



# STEGE SANITARY DISTRICT STAFF REPORT

Board of Directors Meeting Date: 7/2/2026

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**TO:** Honorable Board of Directors  
**FROM:** Paul Soo, Senior Engineer  
**SUBJECT:** Engineer's Reports

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## RECOMMENDATION

It is recommended that the Board of Directors Receive and File the Superintendent's Reports.

## BACKGROUND AND DISCUSSION

Staff provides several monthly reports related to the District's operations. For the month of May 2026, the following reports have been included:

- Verbal Engineering Report
- Consent Decree Progress Report
- Monthly Replacement and Repair Summary
- SPASPA Status Report

## FISCAL IMPACT

There is no fiscal impact to receiving and filing the reports.



# STEGER SANITARY DISTRICT

Report Date: 6/2/2026

% FY Remain: 8.33%

## BOARD OF DIRECTORS CONSENT DECREE PROGRESS REPORT

FY Start Date 7/1/2025 FY End Date 6/30/2026

CD Start Date 9/22/2014 FY "Effective" Date 7/1/2013

CIP PROJECT	25201	COMPLETED	GOAL	PERCENTAGE
REPLACED since FY start		15,134 /	12,738	LF Yearly Objective Rate 119%
REPLACED since FY "Effective" Date		173,854 /	141,282	LF Cumulative Requirement 123%
CLEANED since FY start		846,156 /	211,200	LF Minimum Requirement 401%
HOTSPOTS since FY start		233,306 /	100,000	LF Minimum Requirement 233%
CCTV since FY start		161,327 /	77,616	LF Yearly Objective Rate 208%
CCTV since CD start		2,459,248 /	970,200	LF Cumulative Requirement 253%
ROOT FOAMING this FY		0 /	0	LF Minimum Requirement

### IMPORTANT CONSENT DECREE DATES:

July 15, annually	Provide any available Flow and Rainfall data to EBMUD
Nov 15, annually	Comments on Regional Technical Support Plan (RTSP) update by EBMUD
Sept 30, annually	Annual Report for prior Fiscal Year
May 1, 2022	Provide data to EBMUD for Flow Monitoring Calibration Plan
September 30, 2022	First Mid-course Check-in Output Test
June 30, 2026	Review of Regional Standards Report
December 15, 2028	Compliance WWF Output Test for San Antonio Creek
May 1, 2030	Provide data to EBMUD for Flow Monitoring Calibration Plan
September 30, 2030	Second Mid-course Check-in Output Test
June 30, 2031	Review of Regional Standards Report
December 15, 2034	Compliance WWF Output Test for Pt. Isabel
June 30, 2036	Review of Regional Standards Report
December 15, 2036	Compliance WWF Output Test for Oakport



**STEGE SANITARY DISTRICT  
MONTHLY REPLACEMENT AND REPAIR SUMMARY  
May 2026**

III CANON PUMP STATION UPGRADE - FY 2025-2026			
A. BUDGET ALLOCATION			\$500,000
B. PRIOR BUDGET EXPENDED (WITH RETENTION)			\$453,559
C. CANON PUMPSTATION UPGRADES PAID THIS MONTH (NO RETENTION)			
SUBTOTAL FOR THIS MONTH			\$0
D. TOTAL BUDGET EXPENDED (NO RETENTION)	86.18%		\$430,881
E. TOTAL 5% RETENTION HELD	5.00%		\$22,678
F. BUDGET REMAINING	9.29%		\$46,441
G. PERCENTAGE OF FISCAL YEAR REMAINING	8.33%		
H. TOTAL CANON FOOTAGE PAID TO DATE (NOT APPLICABLE)		( \$	-

# STEGE SANITARY DISTRICT

Last Revised: 1/2/2026

## BOARD OF DIRECTORS SAN PABLO AVENUE SPECIFIC PLAN STATUS REPORT

### PAID PROPERTIES

Date	Property Owner	#	Street	SPASP Fee (-Credits)	Units
11/15/2017	Mr. Pickles	10810	SAN PABLO AVE.	\$ 653.67	Comm.
1/2/2018	24 Hour Fitness	10794	SAN PABLO AVE.	\$ 16,668.58	Comm.
1/29/2018	Na Na Dessert	10172	SAN PABLO AVE.	\$ 3,922.02	Comm.
2/1/2018	Burgerim	170	EL CERRITO PLAZA	\$ 11,983.95	Comm.
2/8/2018	Budget Inn (Joseph)	10621	SAN PABLO AVE.	\$ 1,089.45	Toilet addn.
2/14/2018	Safeway Shop (Tom)	11450	SAN PABLO AVE.	\$ 1,089.45	Toilet addn.
4/24/2018	Temp Senior Center	10940	SAN PABLO AVE.	\$ 2,840.58	Comm.
7/17/2018	Wang Brothers Invstmt. (Playland Cerrito Vista)	10963	SAN PABLO AVE.	\$ 129,644.55	51
8/20/2018	El Cerrito Apt.	10300	SAN PABLO AVE.	\$ 142,717.95	32
1/22/2019	Li's America Investments	10281	SAN PABLO AVE.	\$ 1,089.45	Comm.
2/6/2019	CINQUE TERRE (KEN & RONG MOU)	10530	SAN PABLO AVE.	\$ 18,738.54	5
3/22/2019	KYOTO RAMEN	3050	EL CERRITO PLAZA	\$ 7,489.17	
12/18/2019	MAYFAIR APTS.	11600	SAN PABLO AVE.	\$ 644,503.60	156
11/20/2020	PETCO - EL CERRITO	420	EL CERRITO PLAZA	\$ 2,902.08	Comm.
3/11/2021	FOOT LOCKER	430	EL CERRITO PLAZA	\$ 2,055.64	Comm.
10/12/2021	SUPER SLICE PIZZA	10180	SAN PABLO AVE.	\$ 774.80	Comm.
3/1/2022	BANTER WINES	10368	SAN PABLO AVE.	\$ 273.04	Comm.
4/19/2022	PRE-SCHOOL	729	KEARNEY ST.	\$ 14,644.26	Comm.
8/9/2022	CERRITO VISTA	10963	SAN PABLO AVE.	\$ 16,301.40	4
2/24/2023	VILLAGE TOWN CTR	6530	SCHMIDT LN.	\$ 8,135.70	2
2/24/2023	VILLAGE TOWN CTR	6530	SCHMIDT LN.	\$ 4,067.85	1
2/24/2023	VILLAGE TOWN CTR	6420	SCHMIDT LN.	\$ 8,135.70	2
2/24/2023	VILLAGE TOWN CTR	6415	SCHMIDT LN.	\$ 28,474.95	7
2/24/2023	VILLAGE TOWN CTR	10810	SAN PABLO AVE.	\$ 16,271.40	4
6/7/2023	IKE'S SANDWICHES	350	EL CERRITO PLAZA	\$ 2,440.71	Comm.
9/15/2023	MARSHALLS	6000	EL CERRITO PLAZA	\$ 271.19	Comm.
2/28/2024	MAYFAIR MARKET	11600	SAN PABLO AVE.	\$ 8,673.28	Comm.
6/6/2024	MAYFAIR AFFORDABLE	11600	SAN PABLO AVE.	\$ 260,342.40	Comm.
7/17/2024	Margaret Kanchong	11670	SAN PABLO AVE.	\$ 13,318.31	Comm.
9/17/2024	AUTOZONE (prev. CVS)	10650	SAN PABLO AVE.	\$ 419.72	Comm.
1/9/2025	PRESCHOOL	729	KEARNEY ST.	\$ 8,406.89	Comm.
2/20/2025	New India Supermarket	10289	SAN PABLO AVE.	\$ 813.57	Comm.
6/26/2025	PEET'S COFFEE	9895	SAN PABLO AVE.	\$ 1,627.14	Comm.
11/24/2025	ECP PARCEL A SOUTH HOUSING PARTNERS	515	RICHMOND ST.	\$ 250,443.97	70
12/8/2025	FRED DORTORT	444	KEARNEY ST.	\$ 2,199.25	1
12/9/2025	TACO BELL	11575	SAN PABLO AVE.	\$ 6,902.41	Comm.

**\$ 1,640,326.62**

**SPASPA CONSTRUCTION SPENT \$ 842,889.00**  
**BUDGET REMAINING \$ 797,437.62**

**PLAN CHECK PROPERTIES (WAITING PAYMENT)**

Date	Property Owner	#	Street	Balance Due	Units
7/26/2023	THE CIVIC (BRIAN BANIQUEU)	10290	SAN PABLO AVE.	\$ 229,155.55	54
5/30/2022	PLAYLAND 2 (ABBY WHITMAN)	10919	SAN PABLO AVE.	\$ 360,140.32	90
	Charlie Oewell	921	Kearney St.	no plans yet	78
	Charlie Oewell (Near Burger King)	10167	San Pablo Ave.	no plans yet	83
	Charlie Oewell (Near Home Depot)	11950	San Pablo Ave.	no plans yet	146
				\$ 589,295.87	

**SAN PABLO AVENUE SPECIFIC PLAN REVIEW PROCEDURE**

1. City of El Cerrito Community Development Department Planning Division sends preliminary plans to Stege, for Request for Comment.
2. Stege reviews preliminary plans, determines if the project is located within the SPASP area.
3. The SPASP study allocates a set number of units/commercial space per parcel.  
Stege determines if the parcel has enough "allocation" for the proposed project.  
Stege keeps a running total of proposed projects and "encumbers/reserves" units for a parcel.  
Pre-encumbering prevents two competing projects from "double counting" on allocations.
4. Developer submits plans to Stege for Plan Check. Stege reviews plans and provides fee estimate. Separate fee estimates are provided for Standard connection (based on units connected or fixture), and SPASP Fee (based on fixture units).
5. Stege stamps plans only upon payment of all fees.