

2006/07

Project: 6- Single Vaulted Restrooms
Unit: Oceano Dunes SRVA
Estimate: \$130,000
Project Type: Code Compliance

PROJECT DESCRIPTION

This project will provide (6) additional single vault pump-out restroom buildings in the camping areas along the beach. The new restrooms will be located next to the existing restrooms at six locations and will double the capacity for each area. The buildings are located in areas where the vast majority of the park visitors' camp or stage for day use activities. The new restrooms will also reduce the number of chemical toilets required along the beach. Each single vault pump-out restroom is fully contained and temporary to the extent that they can be easily removed and relocated if necessary.

PROJECT JUSTIFICATION

The annual attendance at Oceano Dunes has increased from 1.2 million in 2001 to over 2 million in 2005, with holiday visitation reaching as high as 75,000. The increased use has resulted in the need for additional portable chemical toilets to meet demand. Installing the new vaulted restrooms will reduce the frequent servicing required with chemical toilets. The vaulted restrooms will only need pumping once or twice a year thus providing a long- term savings. Vaulted restrooms are generally odor free compared with chemical toilets. Replacing the chemical toilets with vaulted restrooms will also reduce the risk of sewage spill by vandals pushing the chemical toilets over. The new restrooms will meet the requirements of the Americans with Disabilities Act (ADA), Title 24 of California's Uniform Building Code.

In the past, the existing single vault pump-out restroom buildings were installed along the beach and in the back dune area through a Coastal Development Permit/Minor Use Permit through the County of San Luis Obispo, which has an approved Local Coastal Plan (LCP). The County permit involves public review and is subject to approval by the County Department of Building and Planning. Should the project be appealed during this process, the project would be referred to the California Coastal Commission for permit review, and approval. It is not anticipated that the project will create an issue that would require review by the California Coastal Commission.

Alternatives: Take no action and continue to provide chemical toilets that can be easily vandalized and add additional cost to the district for pumping and servicing. By not replacing these chemical toilets with vaulted toilets the Division is in violation of the Americans with Disabilities Act (ADA), Title 24.