



STANISLAUS REGIONAL WATER AUTHORITY

156 S. Broadway, Ste. 270, Turlock, CA 95380
(209) 668-5490 (phone) (209) 668-5695 (fax)

Board Meeting Agenda

January 26, 2017 at 10:00 a.m.
156 S. Broadway, Turlock, CA
2nd Floor – Yosemite Conference Room

Chair Gary Soiseth	Vice Chair Chris Vierra	Director Ken Lane	Director Amy Bublak
Interim General Manager Michael Brinton	Board Secretary Tish Foley	Interim General Counsel Phaedra A. Norton	

NOTICE REGARDING NON-ENGLISH SPEAKERS: The Stanislaus Regional Water Authority (SRWA) meetings are conducted in English and translation to other languages is not provided. Please make arrangements for an interpreter if necessary.

EQUAL ACCESS POLICY: If you have a disability which affects your access to public facilities or services, contact the Board Secretary. The Board is committed to taking all reasonable measures to provide access to its facilities and services. Please allow sufficient time for the Board to process and respond to your request.

NOTICE: Pursuant to California Government Code Section 54954.3, any member of the public may directly address the Board on any item appearing on the agenda, including Consent Calendar and Scheduled items, before or during the Board's consideration of the item.

AGENDA PACKETS: Prior to the Stanislaus Regional Water Authority Board meeting, a complete Agenda Packet is available for review on the SRWA's website at www.stanrwa.org and in the Board Secretary's Office at 156 S. Broadway, Suite 270, Turlock, during normal business hours. Materials related to an item on this Agenda submitted to the Board after distribution of the Agenda Packet are also available for public inspection in the Board Secretary's Office. Such documents may be available on the SRWA's website subject to staff's ability to post the documents before the meeting.

1. **A. CALL TO ORDER**
- B. SALUTE TO THE FLAG**
2. **PROCLAMATIONS, RECOGNITIONS, APPOINTMENTS, ANNOUNCEMENTS & PRESENTATIONS:** None
3. **A. SPECIAL BRIEFINGS:** SED Status Update
- B. STAFF UPDATES**
 1. Interim General Manager Updates (*Brinton*)
 2. Finance Director Report (*Lorenzi*)
- C. CONSULTANT UPDATES:**
 1. West Yost Associates will provide the Board with a project status update. (*Nakano*)
- D. PUBLIC PARTICIPATION:** This time is set aside for members of the public to directly address the Board on any item of interest to the public that is within the subject matter jurisdiction of the SRWA and on any item on the agenda, including Consent Calendar items. You will be allowed five (5) minutes for your comments. If you wish to speak regarding an item on the agenda, you may be asked to defer your remarks until the Board addresses the matter. No action or discussion may be undertaken on any item not appearing on the posted agenda, except that the Board may refer the matter to staff or request it be placed on a future agenda.

4. DECLARATION OF CONFLICTS OF INTEREST AND DISQUALIFICATIONS

5. CONSENT CALENDAR

Information concerning the consent items listed hereinbelow has been forwarded to each Board member prior to this meeting for study. Unless the Chair, a Board member or member of the audience has questions concerning the Consent Calendar, the items are approved at one time by the Board. The action taken by the Board in approving the consent items is set forth in the explanation of the individual items.

A. Motion: Accepting minutes of Regular Meeting of January 12, 2017

6. PUBLIC HEARINGS: None.

Challenges in court to any of the items listed below, may be limited to only those issues raised at the public hearing described in this notice, or in written correspondence delivered to the Board at, or prior to, the public hearing.

7. SCHEDULED MATTERS

A. Request to accept the Technical Memorandum dated January 18, 2017 and concur with the recommendation to proceed with limited scope professional land surveying and right-of-way appraisal and acquisition services required for the construction, operation and maintenance of the raw water portion of the Surface Water Supply Project pumping and conveyance pipelines. (*West Yost Program Management Team*)

Recommended Action:

Motion: Accepting the Technical Memorandum dated January 18, 2017 and concur with the recommendation to proceed with limited scope professional land surveying and right-of-way appraisal and acquisition services required for the construction, operation and maintenance of the raw water portion of the Surface Water Supply Project pumping and conveyance pipelines.

B. Request to approve Amendment No.3 to the Agreement for Special Services with West Yost Associates for Limited Land Surveying and Right-of-Way Services Required to Support Design and Construction of Raw Water Pumping Facilities and Raw Water Pipeline and appropriate \$177,206 to account 950-53-522.43060_012 "Contract Services-Program Management Services" to be funded via equal contributions from SRWA participating agencies. (*Brinton*)

Recommended Action:

Motion: Approving Amendment No.3 to the Agreement for Special Services with West Yost Associates for Limited Land Surveying and Right-of-Way Services Required to Support Design and Construction of Raw Water Pumping Facilities and Raw Water Pipeline.

Resolution: Appropriating \$177,206 to account 950-53-522.43060_012 "Contract Services-Program Management Services" to be funded via equal contributions from SRWA participating agencies.

8. MATTERS TOO LATE FOR THE AGENDA: The Brown Act generally prohibits any action or discussion of items not on the posted agenda. However, there are three specific situations in which a legislative body can act on an item not on the agenda:

- 1) When a majority decides there is an "emergency situation" (as defined for emergency meetings).
- 2) When two-thirds of the members present (or all members if less than two-thirds are present) determine there is a need for immediate action and the need to take action "came to the attention of the local agency subsequent to the agenda being posted." This exception requires a degree of urgency. Further, an item cannot be considered under this provision if the legislative body or the staff knew about the need to take immediate action before the agenda was posted. A "new" need does not arise because staff forgot to put an item on the agenda or because an applicant missed a deadline.
- 3) When an item appeared on the agenda of and was continued from a meeting held not more than five days earlier.

A legitimate immediate need can be acted upon even though not on the posted agenda by following a two-step process. First, make two determinations: (a) that there is an immediate need to take action, and (b) that the need arose after the posting of the agenda. The matter is then "placed on the agenda." Second, discuss and act on the added agenda item.

9. BOARD ITEMS FOR FUTURE CONSIDERATION

10. BOARD COMMENTS: Board members may provide a brief report on notable topics of interest. The Brown Act does not allow discussion or action by the legislative body.

11. NEXT MEETING DATE: February 23, 2017 – Regular Meeting.

12. CLOSED SESSION: None.

13. ADJOURNMENT



3.B.1

January 18, 2017

To: SRWA Board
From: Michael Brinton, Interim General Manager
Subject: Interim General Manager Report

The members of the Technical Advisory Committee (TAC) have continued to meet with West Yost Associates and their sub-consultants on various items in preparation of the design of the raw water supply infrastructure, water treatment facility, treated water transmission mains and local distribution systems. The items covered since the last SRWA Board meeting includes the following:

- Submittal of the SRF General Application package.
- Continued development of refined preliminary construction cost estimates
- Continued development of refined soft costs estimates
- Presented Program Management Status Report to Turlock City Council
- Held discussions with Division of Financial Assistance Project Manager for SRWA's SRF application process
- Continued to collect raw water samples
- Discussed water treatment process alternatives based on early raw water quality data at TAC workshop
- Prepared draft wet well preliminary design TM for TAC review
- Developed wet well structural model and continued preparation of 50% design drawings
- Developed limited survey and ROW acquisition scopes of work for Board consideration
- Municipal Financial Services refined the Turlock rate model and developed the Ceres rate model
- Finalized Environmental Notice Of Preparation for Wet Well Project; waiting to publish when AB52 compliance is ready

Mr. Nakano will provide a more in depth review of these items. I will be happy to answer any questions.



STANISLAUS REGIONAL WATER AUTHORITY

156 S. Broadway, Ste. 270, Turlock, CA 95380
(209) 668-5490 (phone) (209) 668-5695 (fax)

January 12, 2017 at 10:00 a.m.
156 S. Broadway, Turlock, CA
2nd Floor – Yosemite Community Room

DRAFT Minutes
Regular Meeting
SRWA Board

- 1. A. CALL TO ORDER: Chair Soiseth called the meeting to order at 10:01 a.m.
PRESENT: Director Bublak, Director Lane, Chair Soiseth
ABSENT: Vice Chair Vierra

B. SALUTE TO THE FLAG

- 2. PROCLAMATIONS, PRESENTATIONS, RECOGNITIONS, ANNOUNCEMENTS & APPOINTMENTS: None

- 3. A. SPECIAL BRIEFINGS: None

B. STAFF UPDATES:

- 1. Interim General Manager Mike Brinton provided an update of items discussed at recent Technical Advisory Committee (TAC) meetings, including status of the SRF application package, review of survey data provided to West Yost by TID, collection of water samples, bench testing, and preliminary cost estimates. Operation and maintenance costs have been provided to MuniFinancial Services for use in preparing an initial rate impact evaluation.
2. Marie Lorenzi reported for Finance Director Kellie Jacobs-Hunter. She provided information on revenue and expenditures for Fiscal Year 2016-17 through January 11, 2017.

C. CONSULTANT UPDATES:

- 1. West Yost Associates Gerry Nakano provided a project status update including the following: Status of survey work, plats and legals; review and revise limited surveying and ROW acquisition services; refining project cost estimates to feed into the impacts on both Cities' average monthly billing rates; and discussions with Department of Fish and Wildlife regarding the process for obtaining access through State lands.

D. PUBLIC PARTICIPATION: None

- 4. DECLARATION OF CONFLICTS OF INTEREST AND DISQUALIFICATIONS: None

5. CONSENT CALENDAR:

Action: Motion by Director Lane, seconded by Director Bublak, to adopt the consent calendar. Motion carried 3/1 by the following vote:

Table with 4 columns: Director Lane, Director Bublak, Vice Chair Vierra, Chair Soiseth. Row 1: Yes, Yes, Absent, Yes.

- A. Motion accepting minutes of Special Meeting of November 10, 2016.

6. **PUBLIC HEARINGS:** None.

7. **SCHEDULED MATTERS:**

A. Interim General Manager Michael Brinton presented the Request to amend the Bylaws of the Stanislaus Regional Water Authority, Article V.3., "Meetings of the Board" to reflect that regular meetings of the Board shall be held monthly on the fourth Thursday of the month, and to adopt the 2017 Stanislaus Regional Water Authority Board Meeting Schedule for 2017.

Discussion: The Board agreed on the new meeting schedule and will make efforts to attend any Special Meetings should the need arise.

Chair Soiseth opened public participation. There being no public response, Chair Soiseth closed public participation.

Action: **Resolution 2017-001** Amending the Bylaws of the Stanislaus Regional Water Authority, Article V.3., "Meetings of the Board" to reflect that regular meetings of the Board shall be held monthly on the fourth Thursday of the month, was introduced by Director Bublak, seconded by Director Lane, and carried 3/1 by the following vote:

Director Lane	Director Bublak	Vice Chair Vierra	Chair Soiseth
Yes	Yes	Absent	Yes

Action: **Motion** adopting the 2017 Stanislaus Regional Water Authority Board Meeting Schedule for 2017.

Director Lane	Director Bublak	Vice Chair Vierra	Chair Soiseth
Yes	Yes	Absent	Yes

8. **MATTERS TOO LATE FOR THE AGENDA:** None

9. **BOARD ITEMS FOR FUTURE CONSIDERATION:** Director Bublak would like to receive an update on the State's regulations over water release. SED Status Update as Special Briefings.

10. **BOARD COMMENTS:** None

11. **NEXT MEETING DATE:** January 26, 2017 – Regular Meeting

12. **CLOSED SESSION:** None

13. **ADJOURNMENT:** Motion by Director Lane, seconded by Director Bublak, to adjourn at 10:10 a.m. Motion carried 3/1.

RESPECTFULLY SUBMITTED

DRAFT

Tish Foley, Board Secretary

From: West Yost Program Management Team

Prepared by: Nancy McWilliams, West Yost Associates

1. ACTION RECOMMENDED:

Motion: Accepting the Technical Memorandum dated January 18, 2017 and concur with the recommendation to proceed with limited scope professional land surveying and right-of-way appraisal and acquisition services required for the construction, operation and maintenance of the raw water portion of the Surface Water Supply Project pumping and conveyance pipelines.

2. DISCUSSION OF ISSUE:

To prepare the preliminary design and acquire the rights of way that are needed for the construction, operations and maintenance of the Surface Water Supply Project pumping and conveyance pipelines, land surveying and right of way appraisal and acquisition services will be required.

Land Surveying Services

Land surveying work includes all work necessary to provide land description packages to support the acquisition of 10 permanent and temporary construction easements, establish survey control, and augment the topographic mapping that was completed in 2006 for the wet well, pump station and raw water pipeline between the pump station and the treatment plant site.

The land survey company being recommended by the TAC and PM Team, GDR Engineering, has the necessary surveying experience, is local to the project (located in Ceres), and brought value in the scope and fee presented. The requested budget for GDR Engineering to complete the surveying work as a subconsultant to West Yost Associates is \$62,546.

West Yost will support the land surveying services by providing easement locations, reviewing title reports and land descriptions packages, and verifying quality of survey work.

Right-of-Way Appraisal and Acquisition Services

Right-of-way appraisal and acquisition services includes all work necessary to acquire permanent and temporary construction easements over six parcels including developing necessary documents, appraising properties including restorative and crop loss costs, negotiating with property owners, and supporting title and escrow services.

The right-of-way appraisal and acquisition company being recommended by the TAC and PM Team, Associated Right of Way Services, has public works right-of-

way experience, is currently on the City of Turlock’s on-call list and presented the most reasonable anticipated level of effort and schedule. The requested budget for Associated Right of Way Services, to complete the appraisal and acquisition work as a subconsultant to West Yost Associates is \$77,660.

West Yost will support the right-of-way appraisal and acquisition services by providing coordinating work between surveyor and appraiser, meeting with critical stakeholders, reviewing appraisals and all written offers, coordinating with the TAC, and assisting with escrow instructions.

3. FISCAL IMPACT / BUDGET AMENDMENT:

A budget augmentation will be presented as a separate Board action item.

The total requested budget amendment for the activities described above is shown in Table 1. These costs were not included in West Yost’s original scope of work/agreement for Program Management because the alignments had not been determined and the easements had not yet been identified.

TABLE 1 - SUMMARY OF COSTS			
Professional Services	West Yost	Subconsultant including markup	Total
Land Surveying – GDR Engineering	\$ 13,380	\$ 62,546	\$ 75,926
Right of Way Acquisition – ARWS	\$ 23,620	\$ 77,660	\$ 101,280
Total Authorization	\$ 37,000	\$ 140,206	\$ 177,206

4. INTERIM GENERAL MANAGER’S COMMENTS:

Supports moving forward with the budget amendment, to be approved under another motion, and the award of subcontracts to GDR Engineering and Associated Right of Way Services.

5. ENVIRONMENTAL DETERMINATION:

N/A

6. ALTERNATIVES:

Delay procurement of surveying and right-of-way acquisition services. A delay in procurement of these services will likely delay the construction of the wet well facility.



STANISLAUS REGIONAL WATER AUTHORITY

156 S. Broadway, Ste. 230, Turlock, CA 95380

MEMORANDUM

DATE: January 18, 2017 Project No.: 693-20-16-01
SENT VIA: EMAIL

TO: SRWA TAC

FROM: Nancy McWilliams, PE, RCE #68331

REVIEWED BY: Gerry Nakano, PE, RCE #29524

SUBJECT: Limited Land Surveying and Right-of-Way Acquisition Services Required to Support Design and Construction of Raw Water Pumping Facilities and Raw Water Pipeline

To prepare the preliminary design and acquire the rights-of-way that are needed for the construction, operations and maintenance of the Surface Water Supply Project (Project) for raw water pumping facilities and the raw water pipeline between the pumping facilities and the Water Treatment Plant, land surveying and right-of-way appraisal and acquisition services will be required.

Surveying is important to any design effort so that the engineer can determine where the proposed facilities will be placed so that they are constructible and maintainable. The survey includes establishing the exact location of the right-of-way lines, and what topographic features exist including their proximity to the right-of-way lines. Once the survey is complete and facility locations are determined, plat maps and legal descriptions must be prepared by a land surveyor to acquire the right-of-way necessary to construct, operate, and maintain the facilities.

It is necessary to obtain right-of-way wherever project facilities cannot be placed in existing public right-of-way. For the wet well and raw water pipeline permanent, temporary construction, and access easements are needed through private properties and state lands. It is important to start right-of-way acquisition early as possible, as it can take a 12 to 18-month process to acquire these rights-of-way.

PROFESSIONAL LAND SURVEYING SERVICES

West Yost Associates (West Yost) solicited proposals from three firms including GDR Engineering (GDR), Hawkins & Associates, and O'Dell Engineering for land surveying services associated with the Project, and received responses from all three.

The proposals were reviewed and ranked based on qualifications prior to review of the cost proposals, with consistent ranking results from all three reviewers. All three were qualified, but GDR was the top ranked candidate for the proposed services. In addition, GDR is located in Ceres,

their project experience appears to reflect what is required for this project, and they provided a detailed scope and fee to demonstrate the value they bring to the Project.

Following discussions with the Board and the TAC, we received some survey information from Turlock Irrigation District (TID) that included aerial topographic mapping around the raw water facilities, water treatment plant, and Hatch Road (as well as other roads (Euclid, Griffin, Faith Home, Roeding, Kinser, and Morgan) that are no longer within the project limits). On December 9, 2016 we received additional topographic files from City of Ceres representatives. Upon review of the files received, we found that both topographic files were identical, based on the same aerial photography performed by Cartwright Engineering for Stantec, and dated December 29, 2006.

It should also be noted that since 2006, Hatch Road has been widened to the north, a new intersection has been constructed, and others have been modified. When it becomes necessary to survey Hatch Road, SRWA should consider re-flying the alignment and mapping so that the survey and aerial image match current conditions.

The currently proposed City of Turlock treated water alignment, which runs mostly down Berkeley Road, is a new alignment that was developed when a tank site was identified. Because the Berkeley Road alignment was not included in the previously completed 2006 Stantec work product, it should also be flown and mapped when predesign of the pipeline commences.

On December 22, 2016 West Yost received PDF copies of several plat maps and legal descriptions from TID related to the raw water facilities. The documents were signed by Michael Halterman, presumably employed by Stantec at the time, in June 2008. We believe that these documents should be used as a base for the current boundary work, but should be updated for this project for the following reasons:

- Statute of liability for professional survey work is 10 years and these documents are currently 8.5-years old.
- There are inconsistencies within the documents related to Assessor's Parcel Numbers, some of the properties have changed ownership, and a couple will need to be modified for coordination/negotiation with the State of California.

At this time, the scope of work that is being recommended to move forward with is limited to confirming, updating, and filling in topographic information and preparing land description packages for areas around the raw water pumping station and raw water pipeline, (not including the proposed raw water pipeline on TID property to connect to the WTP), and a temporary construction easement over the existing park access road, if required. We intend to use all of the previously developed topographic information and supplement only where needed. The surveyor will be responsible for merging the new data with the existing topographic data.

GDR's survey scope of work includes the following:

- Survey in support of boundary confirmation and right-of-way acquisition
 - Obtaining and reviewing title reports (6 total) necessary to resolve boundaries and preparing a boundary base map for the proposed raw water facilities.

- Preparation of appraisal maps, and coordination with appraiser to locate raw water facilities easements in the field;
- Preparation of plat maps and legal descriptions for raw water facilities (10 permanent and temporary construction easements)
- Monument preservation in accordance with Section 8771 of the California Business and Professions Code, including all necessary coordination with Stanislaus County;
- Project management, meetings and QA/QC, and coordination with West Yost
- Topographic Surveying
 - Establishing horizontal and vertical control;
 - Verifying existing topographic information through spot checking;
 - Supplementing existing topographic information using manual survey techniques including survey under the recently reconstructed Geer Road Bridge
 - Combining new survey data with existing mapping.
 - Project management, meetings and QA/QC

West Yost will provide the following services (which are not currently in our approved Phase 1 scope of work):

- Coordinate with and direct survey subconsultant work efforts, including facilitating communication between survey and right-of-way consultant, monitor budgets and schedules;
- Provide locations of proposed easements where not already identified in existing documentation;
- Review title reports;
- Review appraisal maps;
- Review plat maps and legal descriptions;
- Review quality of topographic survey work and update layers and styles as necessary for pre-design work; and
- One (1) day of field verification.

RIGHT-OF-WAY APPRAISAL AND ACQUISITION SERVICES

West Yost also solicited proposals for right-of-way acquisition services from three firms, including Associated Right-of-way Services, Inc. (AR/WS), Bender Rosenthal, and Paragon Partners and received responses from all three.

Each proposal was reviewed and ranked based on qualifications prior to review of the cost proposals, with consistent ranking results from all three reviewers. Overall, the AR/WS proposal ranked higher and the costs are comparable. The AR/WS planned hours and schedule appeared to be the most reasonable. AR/WS is currently on the City of Turlock's right-of-way and acquisition

services on-call list, and have been asked to provide right-of-way acquisition services for the City's tank site off North Quincy Road.

The right-of-way acquisition scope of work for raw water facilities over six parcels involving three owners includes the following:

- Project management and meetings;
- Preparing appraisals including restorative and crop loss costs;
- Developing necessary contracts, conveyance documents, and escrow instructions;
- Reviewing appraisals, title reports, and maps;
- Preparing acquisition documents;
- Meeting with owners;
- Delivering and negotiating offers; and
- Title and escrow support.

West Yost will provide the following services (which are not currently in our approved Phase 1 scope of work):

- Coordinate and direct right-of-way acquisition subconsultant work efforts, including facilitating communication between right-of-way and survey subconsultant; monitor budgets and schedules;
- Meetings with critical stakeholders, including State of California, County of Stanislaus, and Mr. Nazareno;
- Review appraisals;
- Obtain written approval of just compensation from SRWA member agencies;
- Review all written offers;
- Assist with escrow instructions;
- Attend One (1) TAC meeting; and
- Coordinate negotiations with TAC, General Manager, member agencies, and SRWA counsel as necessary.

FISCAL IMPACT

Details related to survey costs are presented in Table 1, and details for right-of-way acquisition costs are presented in Table 2, and details for West Yost's costs are presented in Table 3.

Table 4 provides a summary of the total costs for this scope of work to provide limited survey and right-of-way acquisition services.

It should be noted that the Table 4 summary cost estimate includes effort for acquiring an easement from a private property owner for access to Fox Grove Park. Very recent discussions with this

owner indicate that a public easement may already exist, therefore this particular work task may not be required, which would reduce the overall Project cost.

West Yost's subconsultant mark-up shown in Tables 1 and 2 does not include West Yost labor required to coordinate the work efforts of each sub consultant. The markup cost represents work performed by West Yost's Accounting Department to manage and bill for subconsultant invoices, track insurance, and payment of the subconsultant. It also includes West Yost's risks associated with retaining a subconsultant. Although we do our best to select subconsultants, the risks of retaining subconsultants include relying on information that they provide, having their staff responsible for maintaining our reputation in the field, and relying on their ability to meet budget and schedule obligations.

At this time, we request that the TAC approve our recommendation to move forward with obtaining Board approval for a budget augmentation to engage GDR Engineering and Associated Right-of-way Services for limited survey and acquisition services, as described in this Technical Memorandum.

Table 1. Cost Details for Survey Services			
Right-of-Way		Total Staff Hours	Cost, dollars
Task A	Project Management: Project management, meetings, reviewing existing information	42	5,880
Task B	Boundary Identification: Obtaining title reports and background documents	62	9,120
	Researching R/W widths Preparing basemaps and plotting existing easements		
Task C	Legal Descriptions and Plats: Coordination with client and acquisition agent	91	11,720
	Preparing plats and legals, calculating closures, field locating easements		
Subtotal		195	\$26,720
Topographic Survey		Total Staff Hours	Cost, dollars
Task D	Project Management: Project management, meetings, reviewing existing topo, QA/QC	40	5,600
Task E	Survey Control: Field locating control monuments, monument preservation, record of survey	84	12,030
Task F	Topographic Survey: Coordinate with property owners, 4 days of ground survey, merging info with aerial topo	88	11,010
	Reimbursables:		
Subtotal		212	\$30,140
Total		407	\$56,860
West Yost's Subconsultant Mark-up (10%)			5,686
GRAND TOTAL			\$62,546

Table 2. Cost Details for Appraisal Acquisition Services		
Right-of-way	Total Staff Hours	Cost, dollars
Task A – Project Management	70	9,650
Task B – Appraisal Services (lump sum, hours are for information only)	160	32,000
Task C – Acquisition Services	140	19,300
Task D – Title and Escrow Support	70	9,650
Subtotal	440	70,600
West Yost's Subconsultant Mark-up (10%)		7,060
Total		\$77,660

Table 3. West Yost Cost Details

Survey Support for Raw Water		Hours	Costs, dollars
Task A	Establish easement location	1	
	Review title report	2	
	Review appraisal map	2	
	Subtotal per Parcel	5	
	Subtotal for 6 Separate Parcels	30	\$6,656
Task B	Review appraisal maps, plat maps & legal descriptions (10 plat maps + 10 descriptions)	20	
	Review topo in house	4	
	Field review (one person)	6	
	Coordination	2	
	Subtotal for Task B	32	\$6,724
	Subtotal, Tasks A and B	62	\$13,380
ROW Acquisition Support for Raw Water		Hours	Subtotal Costs, dollars
Task C	Assist with communications	4	
	Review appraisal	4	
	Obtain Just Compensation	2	
	Review 1st Written Offer	2	
	Review and obtain input on counter offers	10	
	Assist with escrow instructions (subordination/subject to)	2	
	Subtotal per Acquisition	24	
	Subtotal for Acquisitions with 3 Property Owners	72	\$15,338
Task D	Review and coordinate approval of forms proposed by acquisition agent	4	
	Meeting with State (1)	4	
	Meeting with County (1)	4	
	Meeting with Mr. Nazzareno (1)	4	
	Meeting with Owner of Access Road	4	
	TAC Meeting (1)	3	
	Coordination	7	
	Subtotal, Task D	30	\$8,282
	Subtotal, Tasks C and D	102	\$23,620
	GRAND TOTAL	164	\$37,000

Table 4. Land Survey and Right-of-Way Acquisition Services, Raw Water Only			
Task 9 – Preliminary Alignment Study Subtask	West Yost Fees, Dollars	Subconsultant Fees, dollars	Subtotal Costs, dollars
9.01 Survey Support Services	13,380		13,380
9.02 ROW Acquisition Support Services	23,620		23,620
9.17 GDR Engineering		62,546	62,546
9.18 Associate R/W Services		77,660	77,660
Totals	\$37,000	\$140,206	\$177,206



From: Michael Brinton, Interim General Manager

Prepared by: Michael Brinton, Interim General Manager

1. ACTION RECOMMENDED:

Motion: Approving Amendment No.3 to the Agreement for Special Services with West Yost Associates for Limited Land Surveying and Right-of-Way Services Required to Support Design and Construction of Raw Water Pumping Facilities and Raw Water Pipeline.

Resolution: Appropriating \$177,206 to account 950-53-522.43060_012 "Contract Services-Program Management Services" to be funded via equal contributions from SRWA participating agencies.

2. DISCUSSION OF ISSUE:

In order to prepare the preliminary design and acquire the rights-of-way that are needed for the construction, operations and maintenance of the Surface Water Supply Project (Project) for raw water pumping facilities and the raw water pipeline between the pumping facilities and the Water Treatment Plant, land surveying and right-of-way appraisal and acquisition services are required. (See attached Technical Memorandum from West Yost)

3. FISCAL IMPACT / BUDGET AMENDMENT:

The total cost of this amendment is \$177,206. This includes:

1. \$13,380 Survey Support Services
2. \$23,620 Acquisition Support Services
3. \$62,546 Survey Services
4. \$77,660 Right of Way Services

This cost will be split evenly between the cities of Ceres and Turlock. This project was not included in the 2016-17 budget; therefore, a budget amendment is necessary. Staff requests the approval of an appropriation of \$177,206 to account number 950-53-522.43060_012 "Contract Services – Program Management Services" to be funded via contributions from the SRWA's current participating agencies (Ceres and Turlock). The additional cost will be split evenly between each agency in accordance with the JPA Agreement.

4. INTERIM GENERAL MANAGER'S COMMENTS:

Recommend approval

5. ENVIRONMENTAL DETERMINATION: N/A

N/A

6. ALTERNATIVES:

The alternative would be to postpone proceeding with the design and construction of the wet well which would eliminate the testing the infiltration system and complicate the design of the treatment plant.



AMENDMENT NO. 3
to the
AGREEMENT FOR SPECIAL SERVICES
between
STANISLAUS REGIONAL WATER AUTHORITY
and
WEST YOST ASSOCIATES
for
PROGRAM MANAGEMENT SERVICES

THIS AMENDMENT, dated January 26, 2017, is entered into by and between the **STANISLAUS REGIONAL WATER AUTHORITY**, a Joint Powers Authority of the State of California, hereinafter referred to as "SRWA" and WEST YOST ASSOCIATES, a Consulting Engineering Firm, hereinafter referred to as "CONSULTANT".

WHEREAS, the parties hereto previously entered into an agreement dated April 13, 2016, whereby CONSULTANT will perform program management services (hereinafter the "Agreement"); and

WHEREAS, the Agreement was amended ("Amendment No. 1") on September 22, 2016, in the amount of One Hundred Five Thousand and No/100 Dollars (\$105,000); and

WHEREAS, the Agreement was amended ("Amendment No. 2") on November 10, 2016, in the amount of Two Hundred Fifty-Five Thousand Two Hundred and Thirty-Two and No/100 Dollars (\$255,232); and

WHEREAS, the parties have identified the need for Limited Land Surveying and Right of Way Services to Support Design and Construction of Raw Water Pumping Facilities and Raw Water Pipeline in an amount not to exceed \$177,206.

NOW, THEREFORE, the parties hereto mutually agree to amend said Agreement as follows:

1. Paragraph 1 of the Agreement is amended to read as follows:

"1. **SCOPE OF SERVICES:** CONSULTANT shall undertake and complete the preparation of the scope of work as set forth and described in the documents attached to the Agreement as Exhibit A, and the additional scope of work as set forth and described in the documents attached to Amendment No. 1 and 2, and the additional scope of work as set forth and described in the documents attached to this Amendment No. 3 as Attachment A. The CONSULTANT shall perform the services as described in Exhibit A attached to the Agreement, Attachment A attached to

Amendment No. 1, Attachment A attached to Amendment No. 2, and attachment A attached to this Amendment No. 3 in a manner compatible with the standards of its profession, and shall produce a fully complete project that is acceptable to the SRWA.”

2. Paragraph 4 of the Agreement is amended to read as follows:

”4. **COMPENSATION:** SRWA agrees to pay CONSULTANT additional compensation in the amount of **One Hundred Seventy-Seven Thousand Two Hundred Six and No/100 Dollars (\$177,206)** in accordance with Attachment B attached hereto and made a part hereof. The compensation for completion of all items of work, as set forth in the Agreement, Amendment No. 1, Amendment No. 2, and Amendment No. 3 shall not exceed **Two Million Five Hundred Forty-Four Thousand Nine Hundred Ten and No/100 Dollars (\$2,544,910)** which includes a ten percent contingency as set forth in the Agreement. Such maximum amount shall be compensation for all of CONSULTANT’s expenses incurred in the performance of the Agreement, Amendment No. 1, Amendment No. 2, and this Amendment No. 3.”

3. Paragraph 5 of the Agreement is amended to read as follows

”5. **TERM:** This Agreement shall become effective April 15, 2016, and end upon satisfactory completion, as determined by the SRWA, of the entire Scope of Work as set forth in the Agreement, Amendment No. 1, Amendment No. 2, and this Amendment No. 3.”

All other terms and conditions of the Agreement shall remain in full force and effect.

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed by and through their respective officers thereunto duly authorized.

**STANISLAUS REGIONAL
WATER AUTHORITY,**
a Joint Powers Authority

WEST YOST ASSOCIATES,
a Consulting Engineering Firm

By _____
Gary Soiseth, Board Chair

By _____

Date: _____

Name _____

APPROVED AS TO FORM:

Title _____
Date _____

By _____
Phaedra A. Norton, Interim General Counsel

Date _____

ATTEST:

By _____
Tish Foley, Board Secretary

Date _____

Attachment “A”

ADDITIONAL SCOPE OF WORK

Land Surveying Services

- Survey in support of boundary confirmation and right-of-way acquisition
- Preparation of appraisal maps
- Preparation of plat maps and legal descriptions
- Monument preservation
- Project management meetings
- Establish horizontal and vertical control
- Verifying existing topographic information
- Supplement existing topographic information
- Combine new survey data with existing mapping

Right-of-Way Appraisal and Acquisition Services

- Project management and meetings
- Preparing appraisals including restorative and crop loss costs
- Develop necessary contracts, conveyance documents and escrow instructions
- Review appraisals, title reports and maps
- Prepare acquisition documents
- Meet with property owners
- Deliver and negotiate offers
- Title and escrow support

Attachment “B”
COMPENSATION

The Land Surveying Company, **GDR Engineering** will complete the surveying work as a subconsultant to West Yost Associates for an amount of \$62,546.

The Right of Way Company, **Associated Right of Way Services** will complete the right-of-way and acquisition services as a subconsultant to West Yost Associates for an amount of 77,660.

Support services will be provided by **West Yost Associates** for an amount of \$13,380 for surveying support and \$23,620 for right-of-way support.



BEFORE THE BOARD OF THE STANISLAUS REGIONAL WATER AUTHORITY

IN THE MATTER OF APPROPRIATING \$177,206 TO ACCOUNT NUMBER 950-53-552.43060_012 "CONTRACT SERVICES – PROGRAM MANAGEMENT SERVICES" TO BE FUNDED VIA EQUAL CONTRIBUTIONS FROM SRWA PARTICIPATING AGENCIES } **RESOLUTION NO. 2017-**

WHEREAS, on March 24, 2016 the SRWA Board selected West Yost Associates as the best qualified consultant to provide Program Management Services for the SRWA; and

WHEREAS, by a separate action, the SRWA Board approved an agreement between the SRWA and West Yost Associates for Program Management Services in an amount not to exceed \$2,007,472; and

WHEREAS, the SRWA Board approved Amendment 1 on September 22, 2016 in the amount of \$105,000; and Amendment 2 on November 10, 2016 in the amount of \$255,232; and

WHEREAS, on January 26, 2017 the SRWA Board approved Amendment 3 to the Program Management Services Agreement for land surveying and right-of-way and acquisition services with associated support services by West Yost Associates for a total of One Hundred Seventy Seven Thousand Two Hundred Six Dollars (\$177,206) to perform this work; and

WHEREAS, this work was not included when the 2016-17 budget was prepared; therefore a budget amendment is now necessary.

NOW, THEREFORE, BE IT RESOLVED by the Board of the Stanislaus Regional Water Authority does hereby appropriate \$177,206 to account number 950-53-552.43060_012 "Contract Services – Program Management Services". The cost for this appropriation will be split evenly 50/50 between the current SRWA participating agencies in accordance with the JPA Agreement.

PASSED AND ADOPTED at a regular meeting of the Board of the Stanislaus Regional Water Authority this 26th day of January, 2017, by the following vote:

AYES:
NOES:
NOT PARTICIPATING:
ABSENT:
ATTEST:

Tish Foley, Board Secretary