



BOARD OF SUPERVISORS
AGENDA LETTER

Agenda Number:

Clerk of the Board of Supervisors
105 E. Anapamu Street, Suite 407
Santa Barbara, CA 93101
(805) 568-2240

Department Name: Community Services
Department No.: 057
For Agenda Of: January 10, 2012
Placement: Administrative
Estimated Tme: N/A
Continued Item: No
If Yes, date from:
Vote Required: 4/5^{ths}

TO: Board of Supervisors
FROM: Department Herman D. Parker, Community Services Director (805) 568-2467
Director(s)
Contact Info: Juan M. Beltranena, Capital Projects Manager (805) 568-2470
SUBJECT: Award the Construction of Guadalupe Dunes Emergency Road Restoration – with amendments

County Counsel Concurrence

As to form: Yes

Auditor-Controller Concurrence

As to form: Yes

Other Concurrence: Risk Management

As to form: Yes

Recommended Actions:

That the Board of Supervisors:

- a) Approve the plans and specifications for the Guadalupe Dunes Road Restoration project;
- b) Authorize additional budget appropriation of \$358,000 for the Guadalupe Dunes Road Restoration project, recognizing \$200,000 from the Coastal Resource Enhancement Fund (CREF) grant, \$119,000 of unanticipated funds from the Rancho Guadalupe Dunes County Park endowment fund, and transferring \$39,000 from the Development Fee Fund (1408).
- c) Award the construction contract in the amount of \$215,013.20 to the lowest responsible bidder, SOUZA CONSTRUCTION, INC., subject to the provisions of documents and certifications, as set forth in the plans and specification applicable to the project and as required by law;
- d) Approve and authorize the Chair to execute the construction contract upon return of the contractor's executed contract documents, and the review and approval of the County Counsel, Auditor-Controller and Risk Manager or their authorized representatives;
- e) Approve 10% project contingency in the amount of \$21,501.32 for the construction of the Guadalupe Dunes Road; Project No.8638; and
- f) Determine that the project to restore the existing access road to the Rancho Guadalupe Dunes Preserve beach parking lot is statutorily exempt from the California Environmental Quality Act

pursuant to CEQA Guidelines Section 15269(d), and authorize County Staff to file the attached Notice of Exemption.

Summary Text:

The proposed project is for the restoration of an approximately ~~2,300~~ 3,250 foot long road segment that would re-connect the Rancho Guadalupe Dunes County Park entrance road to the Guadalupe Dunes public parking lot. The road would be approximately 18 feet wide with shoulders and would be paved with asphalt on top of compacted soil cement base. The road would include approximately 1,612 cubic yards of road base fill and approximately 576 cubic yards of on-site cut and 1568 cubic yards of fill for road contouring (to be balanced on-site). Restoration of the road would occur between October 1st and the last day of February in order to avoid the breeding season for California Least Tern and Western Snowy Plover. Surveys for California Least Tern and Western Snowy Plover would be conducted by a USFWS-approved biologist prior to construction. The biologist would monitor all phases of construction and conduct training for construction staff. No removal of sensitive plants is anticipated. No vegetation will be removed. Staging for the road restoration will occur on existing paved areas within the Park. The road will be aligned within areas least used by sensitive bird species and will avoid impacts to archeological resources. The proposed road is located in AP No. 113-020-021, located at 6530 Main Street, in the Guadalupe Area, Third Supervisorial District.

Background:

Rancho Guadalupe Dunes Preserve is a 488 acre parcel and is located in North County, adjacent to the City of Guadalupe. As such it is one of only two beach parks accessible to North County residents. Due to severe erosion caused by the river flows the past two winters, the access road to the park was washed away. Funding is required to re-construct the road to continue to provide access to the beach parking lot and prevent impacts to beach habitat. The road is also very important for emergency vehicular access.

Rancho Guadalupe Dunes is a protected area for several environmentally sensitive species, notably among them is the Snowy Plover. The Snowy Plover nests in the area between March and October, precluding use of the nesting areas in the Park. There is also Steelhead, the Tidewater Goby and Least Tern in the Park.

This property is adjacent to the community of Guadalupe. This community is mainly rural and agricultural in nature, and has few opportunities for recreation and beach access. This project would restore public access by again providing for access to a beach parking lot and viewing area.

The community of Guadalupe is one of the impacted communities regarding the presence of offshore facilities along the coast. Several areas of the beach within this community have been and will continue to be periodically impacted due to well head and other past oil development remnants. This project will mitigate offshore impacts by re-opening this coastal view-shed and beach access area. Existing interpretive panels at the parking lot will again educate the visitors to this open space of the community's history which included oil development.

~~Approval of the restoration will not occur until the bidding process is complete and a coastal development permit (CDP) has been issued. The CDP application is scheduled to be heard in a public hearing by the zoning administrator on December 19th.~~

~~A CREF grant was approved by the Board at their December 6th, 2012 hearing to provide funds for the restoration of a connecting road segment to again provide access to the beach. The CDP permit was approved at a public hearing by the Zoning Administrator on December 19th.~~

The bid process has been completed and the Coastal Development Permit (CDP) has been issued. On December 6, 2011, the Board allocated \$250,000 of CREF funding for the project and appropriated \$50,000 to begin the design process. This action appropriates the remaining \$200,000 of CREF funding for the project to allow construction to begin.

CEQA:

CEQA Section 15269(d) exempts, *“Projects undertaken, carried out, or approved by a public agency to maintain, repair, or restore an existing highway damaged by fire, flood, storm, earthquake, land subsidence, gradual earth movement, or landslide, provided that the project is within the existing right of way of that highway and is initiated within one year of the damage occurring. This exemption does not apply to highways designated as official state scenic highways, nor any project undertaken, carried out, or approved by a public agency to expand or widen a highway damaged by fire, flood, storm, earthquake, land subsidence, gradual earth movement, or landslide.”* The proposed project meets these criteria because it would involve construction of a road segment to replace a section of an existing road which failed due to flooding and land subsidence less than a year ago during the winter storms of March 2011. The project would be undertaken and approved by the County of Santa Barbara and construction of the road would occur under the direction of the County of Santa Barbara. The road segment would be located entirely on County-owned property south of the failed portion of the road in an area with no designated road right-of-way. The new road segment would be located as close as possible and no more than 200 feet from the original alignment of the washed out road, while avoiding both sensitive resources and the area subject to erosion from the Santa Maria River. The project is proposed solely for the purposes of replacing the failed road segment and is not a widening or expansion project. The failed road segment was approximately 20 feet wide including road shoulders and the new road segment would be approximately 18 feet wide with 3 foot shoulders. The road is not a designated state scenic highway. Therefore, the project is exempt under Section 15269(d).

~~The California Coastal Commission (CCC) requested that a condition for the removal of the washed out portion of the remnant road be removed within 26 months after approval of the CDP. Currently, this work is not part of this project or budget. Costs and funding alternatives for this post project removal work will be determined in the future.~~

During the CDP process, the California Coastal Commission required the removal of the remaining remnant road to the extent feasible within the next 26 months. Community Services maintenance staff will remove the remnant road to the extent feasible. These costs will be absorbed through the existing Community Services operating budget.

Fiscal and Facilities Impacts:

This action restores an existing road that allows coastal access to beach parking and restrooms. Therefore, no additional operating costs will be encountered.

Fiscal Analysis:

<u>Funding Sources</u>	<u>Current FY Cost:</u>	<u>Total One-Time Project Cost</u>
CREF 12/6/2011	\$ 50,000.00	\$ 50,000.00
CREF 1/10/2012	\$ 200,000.00	\$ 200,000.00
GD Endowment Fund	\$ 119,000.00	\$ 119,000.00
Development Fee Fund (1408)	\$ 39,000.00	\$ 39,000.00
Total	\$ 408,000.00	\$ 408,000.00

This project is currently estimated to cost a total of \$408,000. The Board ~~recognized~~ approved an expenditure of \$50,000 of the total \$250,000 CREF grant that the Board awarded on December 6, 2011. CREF funding at their December 6, 2011 meeting. The January 10, 2012 recommended actions would recognize an additional \$200,000 for a total CREF award of \$250,000. This action authorizes an additional \$200,000 appropriation and expenditure of CREF for a total of \$250,000. On February 1, 2010, the Board ended the Park Management Agreement with the Center for Natural Lands Management and the remaining endowment funds that funded that agreement revert back to the current manager of the park, the County. Therefore, CNLM is sending the remaining balance of \$119,000, which may be used for this project. In order to fully fund the remaining estimated project cost, the Development Fee Fund (1408) will be used, for construction per County Code Section 21-122.2 and 21-122.9, which currently has a balance of \$54,400. ~~If bids come in any lower than current estimates or the project costs are lower than current estimates the draw on the Development Fee Fund (1408) would be reduced as appropriate.~~

Special Instructions:

Clerk of the Board to provide a copy of the minute order to County Parks, Attn. Jessica Rauch

Attachments:

- Attachment 1 – Notice to Bidders, Drawings, Proposal and Contract
- Attachment 2 – Budget Revision Request
- Attachment 3 – Draft Construction Contract
- Attachment 4 - Notice of Exemption

Authored by:

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