



SPECIAL MEETING

**BOARD OF DIRECTORS
MIDPENINSULA REGIONAL OPEN SPACE DISTRICT**

Administrative Office
330 Distel Circle
Los Altos, CA 94022

Wednesday, June 6, 2017

DRAFT MINUTES

SPECIAL MEETING

President Hassett called the special meeting to order at 2:00 p.m.

ROLL CALL

Members Present: Jed Cyr (by teleconference), Nonette Hanko, Cecily Harris, Larry Hassett (by teleconference), Yoriko Kishimoto, Curt Riffle (by teleconference), and Pete Siemens

Members Absent: None

Staff Present: General Manager Steve Abbors, General Counsel Sheryl Schaffner, Assistant General Manager Ana Ruiz, Assistant General Manager Kevin Woodhouse, Chief Financial Officer/ Administrative Services Director Stefan Jaskulak, District Clerk/Assistant to the General Manager Jennifer Woodworth, Engineering & Construction Manager Jay Lin, Area Superintendent – Foothills Michael Jurich, Area Superintendent – Skyline Craig Beckman, Planning Manager Jane Mark, Assistant General Counsel Hilary Stevenson

1. Authorization for an additional \$689,965 for construction of engineered Concrete and Stone Veneered Trail Steps related to the Mount Umunhum Summit Project (Summit Project) (R-17-86)

General Manager Steve Abbors provided introductory comments related the various alternatives for moving forward with the Mount Umunhum Trail.

Assistant General Manager Ana Ruiz described the steep and rough terrain that make up portions of the Mt. Umunhum Trail.

Engineering and Construction Department Manager Jason Lin provided an overview of the project, including structures and features currently under construction and previously completed

at the summit and the location of the proposed trail steps. The project is currently paused to allow the District to complete its due diligence to evaluate the project site, including a proposal to widen the steps area to allow for visitors to hike in both directions. Mr. Lin described work by outside consultants to design the steps and the bid estimate received from D-Line Construction.

Director Riffle inquired if staff had looked at altering the trail alignment to avoid the rough terrain.

Ms. Ruiz explained staff has avoided aligning the trail with Mt. Umunhum Road to avoid having hikers on the road with vehicles driving to and from the summit. Additionally, the steep, rocky nature of the hillside limits the potential locations for the trail.

Director Hanko inquired if information will be provided for visitors that may not be able to navigate the steep nature of the trail.

Ms. Ruiz explained signage would be installed that describes the level of difficulty of the trail. The design of the steps and railing will also make the trail more accessible for visitors.

Director Kishimoto suggested traffic along Mt. Umunhum Road will be limited enough to allow visitors to walk along the road. Director Kishimoto also inquired whether the geology of the slope would be able to withstand the poured concrete steps.

Ms. Ruiz explained the design allows the steps to be anchored into the hillside.

Director Harris reported a member of the public has asked her whether camping would be allowed in the Mt. Umunhum area and suggested the District will need to think about this in the future.

Director Riffle commented on the need to ensure the safety of hikers along the trail, including the steps.

Area Supervisor – Foothills Michael Jurich reported the rest of the trail is complete is similar to trails throughout the District and are fairly easy to climb.

Director Harris suggested additional railings to ensure children are safe on the steps.

Mr. Lin stated staff has discussed including additional railing or wire mesh to increase safety, but aesthetics may be compromised. These issues could be addressed with the contingency funds or retrofitting, if needed. These steps are lower and longer than the previously designed steps and have handrails consistent with the upper and lower staircases already built as part of the summit project.

Public comment opened at 2:38 p.m.

Leonard Marrufo spoke regarding his experience hiking in the area and commented on the amount of money proposed for the project and the natural characteristics of Rancho San Antonio.

Public comment closed at 2:39 p.m.

Director Riffle spoke in favor of the General Manager's recommendation.

Director Kishimoto expressed her opposition to the General Manager's recommendation stating her concerns related to the geology of the hill, the long-term sustainability of the steps, the cost of maintaining steps built on an unstable hillside. Director Kishimoto stated that the limited traffic on Mt. Umunhum Road could allow for hiking along the road and suggested redirecting the trail loop to be along the road. Finally, Director Kishimoto spoke regarding the high cost of the proposed project and its introduction at the late stage of the overall public access project.

Director Siemens spoke in favor of the General Manager's recommendation and the long-term value of the steps.

Director Harris expressed her concerns regarding the cost of the project.

Director Kishimoto expressed concern about completing all of the Measure AA projects with the funds available.

Mr. Abbors commented that Measure AA funds are to complete portfolios of projects, and all potential projects have not been identified or are certain. Additionally, grant funds may be used to help the District get the best value for the Measure AA funds.

Director Kishimoto stated Controller Mike Foster's projections use 2014 dollars, so the Measure AA funds lose their value over the course of 30 years.

Director Hanko inquired if the trail could be completed without the proposed steps.

Mr. Abbors explained that if the motion does not pass, staff would likely restore the hillside to its natural state and have two short unconnected trail segments.

Director Hanko expressed her concerns regarding whether all visitors would be able to hike the trail, but stated many national parks have similarly steep trails.

Motion: Director Siemens moved, and Director Riffle seconded the motion to authorize approval of a contract amendment with D-Line Constructors, Inc., for the Summit Project in the amount of \$599,969 and a separate 15% contingency of \$89,996 for construction of the Mount Umunhum Trail Steps, thus limiting the new, not-to-exceed total contract amount to \$8,813,465.

VOTE: 5-1-1 (Director Kishimoto dissented; Director Harris abstained)

ADJOURNMENT

President Hassett adjourned the regular meeting of the Board of Directors of the Midpeninsula Regional Open Space District at 2:53 p.m.

Jennifer Woodworth, MMC
District Clerk