



Midpeninsula Regional  
Open Space District

R-22-120  
Meeting 22-25  
October 26, 2022

**AGENDA ITEM 3**

**AGENDA ITEM**

Minor Contract Amendment for Construction Administration Services with Waterways Consulting, Inc., for the Alpine Road Regional Trail Improvement Project

**GENERAL MANAGER'S RECOMMENDATION** *deur*

Authorize a contract amendment in the amount of \$19,500 with Waterways Consulting, Inc., of Santa Cruz, California to provide on-going construction administration and project closeout services for the Alpine Road Regional Trail Improvement Project, bringing the contract to a not-to-exceed total amount of \$321,929.

**SUMMARY**

In October 2018, Waterways Consulting, Inc., (Waterways) was selected to complete design, engineering, permitting, and bidding for the Alpine Road Regional Trail Improvement project (R-18-124). The contract total of \$302,429 included a modest amount of construction oversight with the understanding that a future amendment may be required because at the time, no design work had yet been completed, so the total amount of construction oversight was unknown. Design work was completed in 2020, and the Board of Directors (Board) certified the project CEQA in January 2021 (R-21-04).

In April 2022, the Board authorized the General Manager to enter into a construction contract with Granite Rock Company (GRC) to complete the Alpine Road Regional Trail Improvement Project (Project) (R-22-49). Waterways has provided on-going construction oversight, including full-time geotechnical monitoring at each critical culvert replacement, which exceeded the original estimated level of effort but has been important to the success of the project. Waterways has expended their budgeted hours to accomplish this work and a minor contract amendment is required to complete the remaining construction oversight and project closeout services. The General Manager recommends amending the Waterways contract in the amount of \$19,500 for a total not-to-exceed contract amount of \$321,929. There are sufficient funds in the Fiscal Year 2022-23 (FY23) project budget to cover the recommended action and expenditures.

**BACKGROUND**

Alpine Road Regional Trail is an existing dirt road that lies between the end of paved Alpine Road in the north and Page Mill Road near Skyline Boulevard in the south. It extends approximately 2.3 miles through Coal Creek Open Space Preserve (Preserve) and serves as an important regional connection for cyclists and hikers traveling from Portola Valley to upper Page Mill Road (Attachment 1). San Mateo County (County) has owned Alpine Road Regional Trail since 1894 and closed it to public vehicular traffic in 1979. The County owns fee title on a small

section of trail, as well as a right-of-way easement through Coal Creek Preserve. The District is a partial underlying fee owner of the trail with easement rights to travel over the County easement. The District used the trail for patrol, maintenance, and emergency access until the mid-1990s when a large landslide obstructed through travel.

The lack of ongoing maintenance further degraded the roadbed and drainage features. The Board approved the Upper Alpine Road Trail Repair Project on March 14, 2018 (R-18-19) and authorized the General Manager to enter into a Memorandum of Understanding with the County of San Mateo to repair and negotiate ownership transfer and management of Alpine Road Regional Trail (R-19-19). The District is completing the Project in partnership with the County. The County has granted the District grading exemptions and permit waivers to streamline the project, including issuing a right-of-entry for the District to improve the Trail. The Project is the primary component of *MAA Portfolio #10 - Coal Creek: Reopen Alpine Road for Trail Use*.

## DISCUSSION

The original Waterways agreement provided \$43,875 for Bidding, Construction Administration, and Project Close-out services, \$34,882 in contingency funds for unforeseen conditions, and \$35,000 in allowances for additional technical studies. The contract has been in place since 2018 and was developed without the full knowledge of the required design solutions. Although the design team has provided economical solutions and closely managed their budget, additional project support has been needed throughout the project, drawing down the contingency and allowance budgets as detailed below.

Waterways completed the preliminary project design, including initial findings, alternatives analysis, cost estimates, and impact analysis with minimal usage of the contingency budgets. Minor scope changes during this phase of work included an addition assessment and design of drainage features and an expanded alternatives analysis.

During construction documentation development, staff directed Waterways to prepare separate bid packages based on the type of repair work and location since the repairs were on different permit timelines, required different skill sets, different equipment, and different access and staging areas. This resulted in additional service costs.

During the regulatory permitting phase, the project incurred additional overages, primarily due to multiple required revisions and conditions set forth by the regulatory agencies. This included changing culverts from plastic to metal for fire resiliency, providing revised impact tables, and adapting to changing permit procedures and classifications of waters of the US per the Clean Water Act. They analyzed several iterations of impacts and alternatives as the Federal, State, and regional jurisdictions transitioned to new administrative directives.

While the District, Granite Rock Company, and Waterways have collaborated successfully during the construction phase, additional time has been required from the civil engineer, engineering geologist, and geotechnical engineer to observe and inspect the culvert construction. This has primarily occurred at the largest repair sites, where increased compaction testing and inspection time was necessary beyond what was originally anticipated. Furthermore, California Department of Fish and Wildlife's permitting requirement to change pipe material from plastic to metal resulted in additional inspections and installation challenges that required Waterways' oversight.

Given the additional support from Waterways throughout construction, there are now insufficient funds remaining in the contract to cover on-going construction oversight and project closeout. The remaining construction oversight includes geotechnical monitoring of soil placement and compaction, civil engineering oversight of road shaping and drainage improvements, permit reporting, and project closeout. Project closeout services include punch-list reviews and inspection, final inspection and project site-off, and preparation of as-builts. The General Manager recommends amending the Waterways Consulting, Inc., contract by an amount of \$19,500 to provide additional engineering oversight and allow for project closeout services.

Waterways initiated this amendment request in August 2022. Staff directed Waterways to proceed with the scope of work in this amendment in order to meet the Project construction schedule while the amendment is being processed. Construction is anticipated to be complete in November 2022. Both parties recently reached an agreement on scope and fee and staff is bringing this amendment for Board approval at the earliest available Board meeting.

### FISCAL IMPACT

The FY23 adopted budget includes \$3,377,737 for the Alpine Road Regional Trail, Coal Creek project MAA10-001. There are sufficient funds in the project budget to cover the recommended action and expenditures through the end of the fiscal year.

<b>Alpine Road Regional Trail, Coal Creek MAA10-001</b>	<b>Prior Year Actuals</b>	<b>FY23 Adopted</b>	<b>FY24 Projected</b>	<b>FY25 Projected</b>	<b>Estimated Future Years</b>	<b>TOTAL</b>
District Funded (Fund 30):	\$554,434	\$3,105,526	\$326,282	\$0	\$0	<b>\$3,986,242</b>
Grant Amount:	\$0	\$272,211	\$0	\$0	\$0	<b>\$272,211</b>
<b>Total Budget:</b>	<b>\$554,434</b>	<b>\$3,377,737</b>	<b>\$326,282</b>	<b>\$0</b>	<b>\$0</b>	<b>\$4,258,453</b>
Spent-to-Date (as of 10/05/2022):	(\$554,434)	(\$425,711)	\$0	\$0	\$0	<b>(\$980,145)</b>
Encumbrances:	\$0	(\$982,778)	\$0	\$0	\$0	<b>(\$982,778)</b>
Waterways Consulting, Inc. Contract Amendment:	\$0	(\$19,500)	\$0	\$0	\$0	<b>(\$19,500)</b>
<b>Budget Remaining (Proposed):</b>	<b>\$0</b>	<b>\$1,949,748</b>	<b>\$326,282</b>	<b>\$0</b>	<b>\$0</b>	<b>\$2,276,030</b>

The following table outlines the Measure AA Portfolio 10 Coal Creek: Reopen Alpine Road for Trail Use allocation, costs-to-date, projected future project expenditures and projected portfolio balance remaining.

<b>MAA10 Coal Creek: Reopen Alpine Road for Trail Use Portfolio Allocation:</b>	<b>\$8,017,000</b>
Grant Income (through FY26):	\$272,211
<b>Total Portfolio Allocation:</b>	<b>\$8,289,211</b>
Life-to-Date Spent (as of 10/05/2022):	(\$980,145)
Encumbrances:	(\$982,778)
Remaining FY23 Project Budgets:	(\$1,969,248)
Future MAA10 Project Costs (projected through FY26):	(\$374,267)
<b>Total Portfolio Expenditures:</b>	<b>(\$4,306,438)</b>
<b>Portfolio Balance Remaining (Proposed):</b>	<b>\$3,982,773</b>

The following table outlines the Measure AA Portfolio 10 allocation, projected life of project expenditures and projected portfolio balance remaining.

<b>MAA10 Coal Creek: Reopen Alpine Road for Trail Use Portfolio Allocation:</b>	<b>\$8,017,000</b>
Grant Income (through FY26):	\$272,211
<b>Total Portfolio Allocation:</b>	<b>\$8,289,211</b>
Projected Project Expenditures (life of project):	
10-001 Alpine Road Regional Trail, Coal Creek	(\$4,306,438)
<b>Total Portfolio Expenditures:</b>	<b>(\$4,306,438)</b>
<b>Portfolio Balance Remaining (Proposed):</b>	<b>\$3,982,773</b>

## BOARD AND COMMITTEE REVIEW

This Project previously came before the full Board of Directors at the following public meetings:

- **March 14, 2018:** The Board approved 12-foot road-width repairs of Alpine Road from Page Mill Road to Clouds Rest Trail and 6-foot trail-width repairs from Clouds Rest Trail to Portola Valley. ([R-18-19](#), [meeting minutes](#))
- **October 24, 2018:** The Board approved the Award of Contract with Waterways Consulting, Inc., for design and engineering services, preparation of construction documents, permitting and bidding process support, and construction oversight for the Alpine Road Trail Repair at Coal Creek Open Space Preserve. ([R-18-124](#), [meeting minutes](#))
- **February 13, 2019:** The Board approved the Memorandum of Understanding with the County of San Mateo for the repair and future transfer of ownership and management of the Alpine Road Trail. ([R-19-19](#), [meeting minutes](#))
- **April 6, 2020:** The Board adopted a resolution authorizing the District to apply for Stanford Recreation Mitigation Funding from Santa Clara County and enter into a funding agreement if the application was successful. ([R-20-30](#), [meeting minutes](#))
- **January 13, 2021:** The Board certified the Mitigated Negative Declaration for the Alpine Road Trail Improvements. ([R-21-04](#), [meeting minutes](#)).
- **April 27, 2022:** The Board awarded the construction contract for the Alpine Road Trail Improvements ([R-22-49](#), [meeting minutes](#)) and the contract for associated bio-monitoring and permit compliance ([R-22-51](#), [meeting minutes](#)).

## PUBLIC NOTICE

Public notice was provided as required by the Brown Act.

## CEQA COMPLIANCE

Potential environmental impacts of the construction project were analyzed in the Initial Study/Mitigated Negative Declaration, which was certified by the Board on January 13, 2021 (R-21-04).

**NEXT STEPS**

Pending Board approval, the General Manager will authorize the Waterways contract amendment to provide on-going construction oversight, and project closeout services.

Attachments:

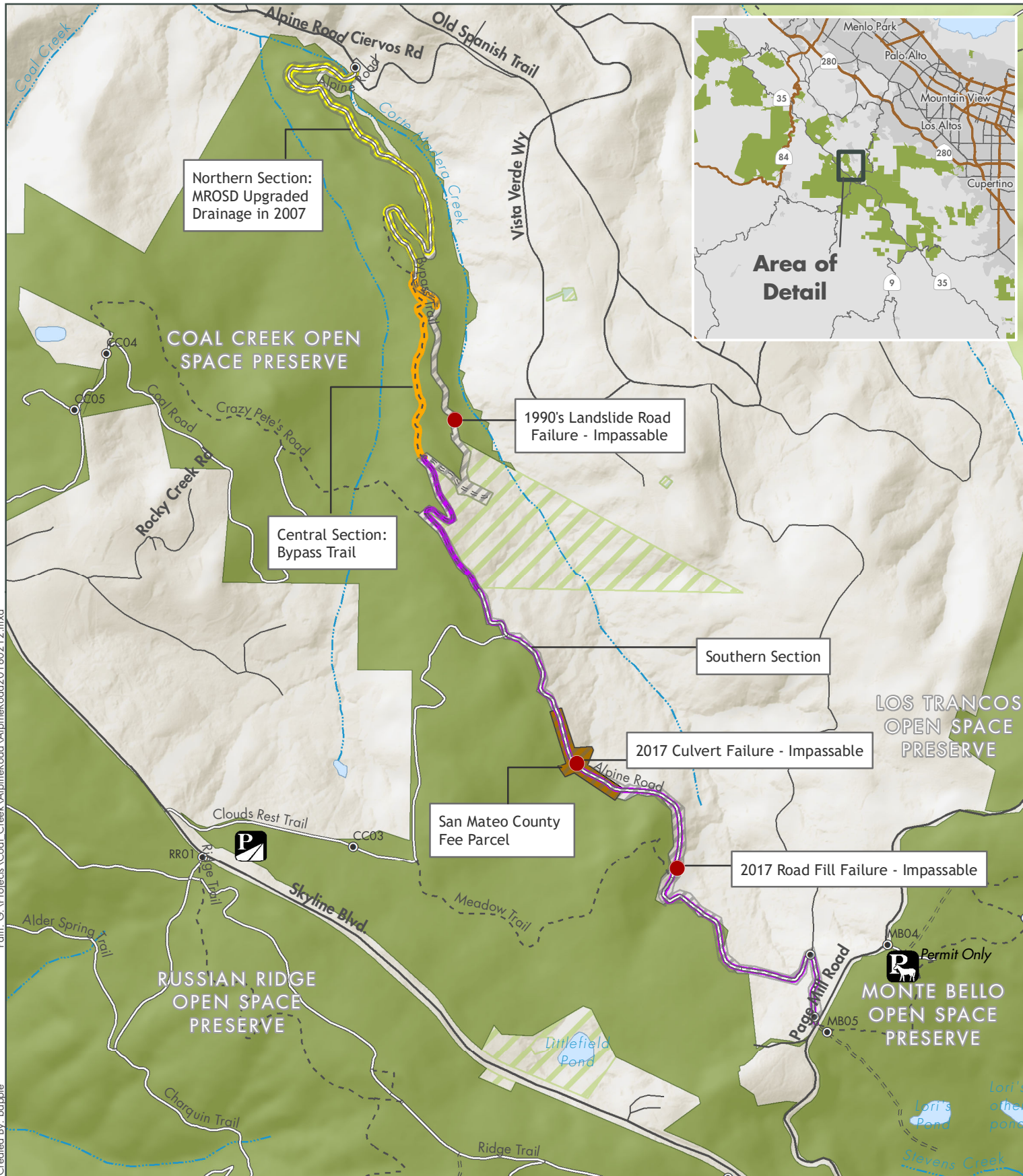
1. Project Site Map

Responsible Department Head:









Jason Lin, PE, Engineering and Construction Department Manager





Prepared by:

Scott Reeves, Senior Capital Project Manager, Engineering and Construction Department



## Attachment 1: Coal Creek - Alpine Road

- |   |   |
|---|---|
|  MROSD Preserves                 |  San Mateo County Fee Parcel |
|  Private Property                |  Northern Section            |
|  Non MROSD Conservation Easement |  Central Section             |
|  San Mateo County Right-of-way   |  Southern Section            |

- |   |  |
|---|--|
|  Road Failure - Impassable |  Minor Unpaved Road |
|  Unmaintained Road Width   |  Trail              |

Midpeninsula Regional  
Open Space District  
(MROSD)  
March 2018



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