

CITY OF YUBA CITY
STAFF REPORT

Date: December 18, 2018
To: Honorable Mayor & Members of the City Council
From: Public Works Department
Presentation by: Benjamin K. Moody, Deputy Public Works Director – Engineering

Summary

Subject: Groundwater Well Abandonment Phase I Project (Plans & Specifications)
Recommendation: Adopt a Resolution approving the plans and specifications for the Groundwater Well Abandonment Phase I Project, and authorizing advertisement for bids on the project.
Fiscal Impact: Engineer's Estimate: \$370,000 - Account No. 971145-65501 (Groundwater Well Abandonments)

Purpose:

Destroy and abandon former Hillcrest Water Company (HWC) Ground Water Well Sites and facilities.

Background:

The City of Yuba City purchased sixteen former HWC well sites in 2001 for water supply purposes. All HWC wells have been deactivated and areas that were previously supplied by the groundwater wells have been connected to surface water.

Former HWC wells range in age from 31 years to 68 years. Rehabilitating and reactivating these aging wells would be an extensive and costly undertaking. Well condition, casing integrity, and sanitary seal depths are among the issues that will need to be addressed and corrected for reactivation and permitting by the State Division of Drinking Water (DDW). Additionally, well sites contain contaminated soils and storage structures with asbestos and lead content that must be removed to prevent potential contamination of the surrounding environment and groundwater aquifers. Wells 2, 14, and 21 were abandoned in 2016.

Analysis:

The City's current Water Master Plan update provides an analysis of the former HWC wells and recommends the abandonment of seven wells located on six sites due to well quality, age, and costs to rehabilitate. The wells identified in the subject project are numbers 13, 16, 17, 18, 19, 20, and 22. A table of all HWC well sites is included below:

- Well Site 2 (Abandoned 2016)
- Well Site 3 (Future Phase II)
- Well Site 4 (Future Phase II)
- Well Site 5 (Future Emergency and Storage Use)
- Well Site 7 (Future Phase II)
- Well Site 8 (Future Emergency and Storage Use)
- Well Site 9 (Future Emergency and Storage Use)
- **Well Site 13 (Phase I)**
- Well Site 14 (Abandoned 2016)
- **Well Site 16 (Phase I)**
- **Well Site 17 (Phase I)**
- **Well Site 18 (Phase I)**
- **Well Site 19 (Phase I)**
- **Well Site 20 (Phase I)**
- Well Site 21 (Abandoned 2016)
- **Well Site 22 (Phase I)**

Each well site contains supporting infrastructure and storage tanks that will be demolished and removed.

Due to estimated costs, well sites 3, 4, and 7 are being evaluated for abandonment through a future Phase II project. These wells contain considerable site facilities and storage tanks that will require extensive demolition of steel structures that is not included in the scope of Phase I.

The City plans to sell Phase I well sites at the same time as the parcels abandoned in Phase II.

Public Works has prepared the project plans, specifications, and cost estimate for the Groundwater Well Abandonment Phase I Project. With Council approval of the plans and specifications and authorization to advertise for bids, staff proposes the following schedule:

Advertise for bid:	Winter 2019
Open bids:	Winter 2019
Award contract:	Spring 2019
Start of construction:	Spring 2019
Complete construction:	Summer 2019

The plans and specifications for the project are on file in the Public Works Department for review. The City's Public Works Department will perform construction management and inspection.

Fiscal Impact:

The estimated total project cost is \$370,000. This estimate includes contingency and construction management costs. CIP Account No. 971145-65501 (Groundwater Well Abandonments) has funding programmed for this project.

This project includes multiple sites with differing characteristics, sizes, and locations. After site clearing, staff will return to Council with proposed actions and direction to divest sites. Five of the six sites will be suitable for future residential parcels. The estimated value of the five well sites is \$30,000 to \$70,000 per finished lot.

Alternatives:

Delay or modify the recommended action to approve the plans and specifications.

Recommendation:

Adopt a resolution approving the plans and specifications for Groundwater Well Abandonment Phase I Project and authorizing advertisement for bids on the project.

Attachments:

1. Resolution
2. Exhibit A – Location Map

Prepared by:

/s/ Nick Menezes
Nick Menezes
Assistant Civil Engineer

Reviewed by:

Department Head

Finance

City Attorney

Submitted by:

/s/ Steven C. Kroeger
Steven C. Kroeger
City Manager

DL

RB

SLC via email

ATTACHMENT 1

RESOLUTION NO. _____

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF YUBA CITY
APPROVING THE PLANS AND SPECIFICATIONS FOR THE GROUND
WATER WELL ABANDONMENT PHASE I PROJECT AND AUTHORIZE
ADVERTISEMENT FOR BIDS ON THE PROJECT**

BE IT RESOLVED AND ORDERED by the City Council of the City of Yuba City that the plans and specifications for the Ground Water Well Abandonment Phase I Project be approved.

BE IT FURTHER RESOLVED AND ORDERED by the City Council of the City of Yuba City that the Public Works Department is hereby authorized and directed to advertise for bids for the Ground Water Well Abandonment Phase I Project.

The foregoing resolution was duly and regularly introduced, passed, and adopted by the City Council of the City of Yuba City at a regular meeting thereof held on the 18th day of December 2018.

AYES:

NOES:

ABSENT:

ATTEST:

Shon Harris, Mayor

Patricia Buckland, City Clerk

APPROVED AS TO FORM
COUNSEL FOR YUBA CITY

Shannon Chaffin, City Attorney
Aleshire & Wynder, LLP

ATTACHMENT 2

EXHIBIT A - HILLCREST WELL SITE VICINITY MAP

NTS

- WELLS ABANDONED IN 2016
- WELLS FOR FUTURE EMERGENCY AND STORAGE USE
- WELLS TO BE ABANDONED WITH PROPOSED PHASE I PROJECT
- WELLS TO BE ABANDONED IN FUTURE PHASE II PROJECT

