

CITY OF YUBA CITY  
STAFF REPORT

**Date:** August 18, 2020  
**To:** Honorable Mayor & Members of the City Council  
**From:** Public Works Department  
**Presentation by:** Diana Langley, Interim City Manager

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**Summary**

**Subject:** Feather River Mill Project Remedial Action Implementation – Geosyntec Consultants Contract Amendment

**Recommendation:** A. Adopt a Resolution to authorize an amendment to the Professional Services Agreement with Geosyntec Consultants, Inc. of Rancho Cordova, CA for remedial action implementation support for the Feather River Mill Project in the amount of \$32,000 to make the total contract amount \$273,747, with the finding that it is in the best interest of the City.

B. Authorize the Finance Director to make a supplemental appropriation of unallocated General Funds in the amount of \$50,000 to Account No. 901221-65502 (Feather River Mills Site Development).

**Fiscal Impact:** \$50,000 – Unallocated General Fund

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**Purpose:**

Remediate the soil and groundwater contamination at 400 Bridge Street, commonly referred to as the Feather River Mills Site, in order to provide for local development.

**Background:**

The City/former Redevelopment Agency purchased several properties located on the east side of Shasta Street between Bridge Street and B Street in 2003, now commonly referred to as the Feather River Mills Site (Site). The parcels have since been merged into one parcel identified as 400 Bridge Street, APN 52-324-023. The properties were former sites for a commercial art and supply store, recycling center, warehouse building, train station, mill and feed store, Diamond Match Company, and Sierra Lumber.

In 2010, an Environmental Site Assessment was conducted which identified 19 recognized environmental conditions (RECs), of which eight (8) were considered to be more likely to have resulted in a release of hazardous substances or petroleum products to the site. In late 2010 and early 2011, a Site Characterization Investigation was completed which revealed elevated concentrations of metals and limited petroleum hydrocarbon impacts in soil and shallow groundwater. Impacted shallow soils will require corrective action prior to redevelopment of the property.

In 2014, tests were conducted to determine the hydrocarbon impacts to the groundwater beneath the Site. In October 2014, the results were sent to the Central Valley Regional Water Quality Control

Board (CVRWQCB), which is the regulatory agency that provides oversight for the remediation of the property, who responded by requiring a plan for remediation.

In 2015, Geosyntec Consultants, Inc. (Geosyntec) was awarded an agreement to prepare a Remedial Action Plan, and has subsequently followed up with the necessary planning with both the City and the developers for the remediation of the Site.

Development of the Site by private entities is the final phase of the project. Prior to this final stage, the remedial actions identified in the plan need to be implemented. Staff acquired a proposal from Geosyntec for oversight of the implementation phase and Council awarded a contract on May 5, 2020, in the amount of \$241,747. The scope of project support includes quality assurance monitoring and sampling and data management and analysis.

### **Analysis:**

Remediation of the Site began in early May. Initial excavation, totaling approximately 10,000 cubic yards, and initial confirmation sampling were completed the week of May 18<sup>th</sup>. Based on initial confirmation results, it was determined that several areas required additional excavation according to the Remedial Design/Remedial Action (RD/RA) Work Plan. Since May 18<sup>th</sup>, additional excavation and sampling has been required to demonstrate to CVRWQCB that the remedial goals were attained.

Staff is requesting a contract amendment in the amount of \$32,000 with Geosyntec because the total volume of soil to be excavated was significantly higher than was originally estimated. This required additional confirmation samples, laboratory expenses, analysis, and coordination with the contractor and CVRWQCB.

### **Fiscal Impact:**

Approval of a \$32,000 amendment will bring the total contract cost to \$273,747. In addition, the City will be required to reimburse the CVRWQCB for their staff's time on the project, which is estimated at \$16,380. With that in mind, staff is requesting a supplemental appropriation of \$50,000 of unallocated General Fund to Account No. 901221 (Feather River Mills Site Development) to cover the total costs of the remedial action implementation support.

### **Alternatives:**

There is not a viable alternative. The work is necessary to obtain clean closure of the Site.

### **Recommendation:**

- A. Adopt a Resolution to authorize an amendment to the Professional Services Agreement with Geosyntec Consultants, Inc. of Rancho Cordova, CA for remedial action implementation support for the Feather River Mill Project in the amount of \$32,000 to make the total contract amount \$273,747, with the finding that it is in the best interest of the City.
- B. Authorize the Finance Director to make a supplemental appropriation of unallocated General Funds in the amount of \$50,000 to Account No. 901221-65502 (Feather River Mills Site Development).

Attachments:

1. Resolution
  - a. Amendment No. 1

Prepared and Submitted by:

*/s/ Diana Langle*

Diana Langle  
Interim City Manager

Reviewed by:

Finance

SM

City Attorney

SLC by email

# ATTACHMENT 1

RESOLUTION NO. \_\_\_\_\_

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF YUBA CITY  
APPROVING AN AMENDMENT TO THE PROFESSIONAL SERVICES  
AGREEMENT WITH GEOSYNTEC CONSULTANTS, INC. FOR REMEDIAL  
ACTION IMPLEMENTATION SUPPORT FOR THE FEATHER RIVER MILL  
PROJECT**

WHEREAS, On May 5, 2020, the City Council awarded a Professional Services Agreement to Geosyntec Consultants, Inc. (Geosyntec), to provide professional services necessary for remedial action implementation support for the Feather River Mill Project (Project); and

WHEREAS, during the course of the remedial action activities, additional excavation, field sampling, and data validation were required; and

WHEREAS, the additional activities were necessary to ultimately obtain Central Valley Regional Water Quality Control Board approval related to the remediation of the site; and,

WHEREAS, the City Council desires to amend the Professional Services Agreement with Geosyntec to include necessary Project scope changes; and,

WHEREAS, such an amendment is in the public interest.

NOW, THEREFORE, the City Council of the City of Yuba City resolves as follows:

1. The City Council of the City of Yuba City authorizes the City Manager to enter into an amendment to the Professional Services Agreement with Geosyntec, substantially in the form of the proposed scope to include additional remedial action implementation support, subject to approval as to form by the City Attorney. The City Council finds that approval of such amendment in the best interest of the City.

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 18<sup>th</sup> day of August, 2020.

AYES:

NOES:

ABSENT:

ATTEST:

\_\_\_\_\_  
Shon Harris, Mayor

\_\_\_\_\_  
Patricia Buckland, City Clerk

APPROVED AS TO FORM  
COUNSEL FOR YUBA CITY:

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Shannon Chaffin, City Attorney  
Aleshire & Wynder, LLP

AMENDMENT NO. 1 TO AGREEMENT FOR PROFESSIONAL SERVICES

This Amendment No. 1 to the Agreement for Professional Services is made and entered into as of August 18, 2020, by and between the City of Yuba City, a municipal corporation (“City”), and Geosyntec Consultants (“Consultant”).

RECITALS

WHEREAS, by Agreement for Professional Services dated May 6, 2020 (“Prime Agreement”), City retained Consultant to provide Remedial Action Implementation Support Services for the Feather River Mills site as described in the Scope of Work of Exhibit A in the Prime Agreement; and

WHEREAS, City wishes to amend the Prime Agreement by increasing the compensation to be paid to the Consultant for additional Support Services During Remediation as described in the attached Scope of Services (Attachment 1).

AGREEMENT

NOW, THEREFORE, for available consideration, the parties agree as follows:

1. Section 3, Compensation, of the Prime Agreement is amended to add the following:

For services rendered by Consultant under this Amendment No. 1 to the Prime Agreement as outlined above, Consultant shall be paid additionally Time and Material, not-to-exceed thirty-two thousand dollars (\$32,000). Including these fees, payment to Consultant shall not exceed ‘two hundred seventy-three thousand seven hundred forty-seven dollars’ (\$273,747) without additional written authorization from the City.

2. Except as amended in this Amendment No. 1, the terms and conditions of the Prime Agreement shall remain the same and shall be in full force and effect.

IN WITNESS WHEREOF, the parties have caused this Amendment No. 1 to the Professional Services Agreement to be made effective on the date first written above.

City of Yuba City

By: \_\_\_\_\_  
Diana Langley, Interim City Manager

\_\_\_\_\_  
Date

Geosyntec Consultants

By: \_\_\_\_\_  
Arthur Forma, Senior Principal

\_\_\_\_\_  
Date