



COUNTY OF SONOMA

575 ADMINISTRATION
DRIVE, ROOM 102A
SANTA ROSA, CA 95403

SUMMARY REPORT

Agenda Date: 8/9/2022

To: Sonoma County Board of Supervisors
Department or Agency Name(s): Regional Parks
Staff Name and Phone Number: Mundo Murguia (707) 565-2735
Vote Requirement: 4/5th
Supervisory District(s): First and Third

Title:

Taylor Mountain Phase 2 Trails Project Contract Award

Recommended Action:

- A. Approve the Construction Plans, specifications, forms, and Project Manual (“plans and specifications”) entitled “Taylor Mountain Phase 2 Trails” on file with the Clerk of the Board.
- B. Award the construction contract to Yakima Construction, Inc. for the base bid for a total amount of \$1,224,735.56 and authorize the Chair of the Board to execute the contract.
- C. Adopt a resolution authorizing the Director of Regional Parks to directly negotiate a construction contract subsequent to an open bid process where no bids were received, pursuant to Public Contract Code Section 22038(c)
- D. Authorize the Director of Regional Parks (or their designee) to make as-needed minor changes to the project required by the final conditions, agency approvals and other project conditions so long as the total does not exceed 10% of the total project cost.

Executive Summary:

Taylor Mountain Phase 2 Trails is the largest and most significant trail project in Sonoma County in over a decade, located within easy reach of a broad swath of the county’s population at one of the most popular regional parks. The project will dramatically expand the site’s recreational opportunities by developing 8 miles of new multi-use trails that will open an additional 450 acres of the 1,100-acre Park and Preserve. The proposed improvements include five new trail bridges, one new vehicular bridge, and an accessible trail loop that will improve overall site access for pedestrians, equestrians, and cyclists of all abilities, as well as for emergency vehicles.

Discussion:

The first phase of Taylor Mountain was completed in 2020. Construction included access from Petaluma Hill Road, a staging area, the natural play area, and trail connections to 475 acres of the park and preserve. There are over 5 miles of open trails.

Phase 2 will construct approximately 8 miles of additional multiple-use trails identified in the Taylor Mountain Park and Preserve Master Plan, along with providing 3 new neighborhood walk-in bike-in access points. Combined with Phase 1 work, this will open access to over 75% of the property.

Taylor Mountain Phase 2 Trails was structured with a base bid and one (1) additive alternate. The basis to determine the apparent low bid was based on the Base Bid. Bidding was limited to contractors who were prequalified for backcountry trail construction by a previous solicitation, evaluation, and approval process.

On June 06, 2022, Sonoma County Purchasing Advertised a Notice Inviting Bids for the project. On June 08, 2022, Regional Parks held a pre-bid conference at the project site to provide contractors a chance to view the project site and evaluate conditions for bidding.

On June 23, 2022, at 2:00 PM, bids were opened by the Purchasing Department. The County did not receive any bids within the specified timeframe. The cost estimate for the base bid was \$1 to \$1.2 million.

One of the prequalified contractors, Yakima Construction, Inc., who had intended on bidding the project, was unable to submit the bid on time. No other bidders planned on submitting a bid due to other contract obligations and a lack of resources.

Under Public Contract Code 22038. (c), if no bids are received through the formal or informal bidding procedure, the public agency can negotiate a contract for the work. Having received no bids, Regional Parks negotiated a contract with Yakima Construction, Inc., a qualified trail contractor who has successfully completed two trail projects for the County. The negotiated contract amount of \$1,224,735.56 is within 1% of the construction estimate range.

The entire project, including pre-planning, consultant services, design, engineering, permitting, bidding, and construction are funded by \$1,823,019 in State Parks Grant funding, \$89,000 in Sonoma County Regional Parks Foundation funds, \$110,000 in Parks Mitigation Area 4 funds, \$50,000 Parks Measure M Category 2 Funds.

Pending approval, the contractor will begin construction in August or early September and is expected to complete the work in the late Spring - early Summer of 2023, weather and emergencies permitting. The new facilities are expected to open next Summer.

Strategic Plan:

N/A

Prior Board Actions:

June 13, 2022, received the County of Sonoma Capital Project Plan 2022-2027, including subject Taylor Mountain Phase 2 Trails project.

September 1, 2015 by Reso. No. 15-0354, approved application for Recreational Trails Program in the amount of \$1.6 million.

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February 5, 2013 by Reso. No. 13-0040, approved transfer of the Taylor Mountain Property from the District to the County.

October 9, 2012 by Reso. No. 12-0481, the Board approved the Taylor Mountain Regional Park and Open Space Preserve Master Plan and Mitigated Negative Declaration.

FISCAL SUMMARY

Expenditures	FY 21-22 Adopted	FY22-23 Projected	FY 23-24 Projected
Budgeted Expenses	\$1,224,736		
Additional Appropriation Requested			
Total Expenditures	\$1,224,736		
Funding Sources			
General Fund/WA GF			
State/Federal	\$1,224,736		
Fees/Other			
Use of Fund Balance			
Contingencies			
Total Sources	\$1,224,736		

Narrative Explanation of Fiscal Impacts:

Current year budgeted project funding in the Taylor Trails Phase 2 CIP includes the \$1,224,736 for the construction contract. Total project funding, including design, permitting, and construction management costs, includes \$1,823,019 in State Parks grant funds, \$110,000 in Park Mitigation Fees Area 4, \$89,000 in Sonoma County Regional Parks Foundation funds, and, \$50,000 in Parks Measure M Category 2 funds.

Staffing Impacts:			
Position Title (Payroll Classification)	Monthly Salary Range (A-I Step)	Additions (Number)	Deletions (Number)

Narrative Explanation of Staffing Impacts (If Required):

Increased operational and maintenance costs are anticipated to be offset by additional revenue from the expanded facilities.

Attachments:

Resolution

Related Items "On File" with the Clerk of the Board:

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Project Plan

Project Manual

Contract