

PLACER COUNTY
REDEVELOPMENT AGENCY

MEMORANDUM

TO: Honorable Members of the Redevelopment Agency Board
FROM: Thomas M. Miller, Director
James LoBue, Deputy Director *James J. LoBue*
DATE: April 12, 2011
SUBJECT: Bidding Authorization for Contaminated Soil Excavation at 8784 North Lake Boulevard, Kings Beach

ACTION REQUESTED

Adopt a resolution to approve specifications and authorize staff to solicit bids on Project Number 200168 to excavate contaminated soil on Redevelopment Agency-owned property located at 8784 North Lake Boulevard, Kings Beach.

BACKGROUND

The Placer County Redevelopment Agency (Agency) purchased 8784 North Lake Boulevard, Kings Beach on April 23, 2007. The property was historically developed as a Chevron gasoline service station. A single structure, several underground storage tanks, and a pump island with fuel dispensers were previously located on the site. Remediation at the property consisted of underground storage tank removal performed by Chevron in 1974 and removal of a waste oil underground storage tank and limited soil excavation by Environmental Control Associates in 2005. After purchase of the site, the Agency demolished the buildings and removed a sump.

Additional remediation efforts have been required by Lahontan Regional Water Quality Control Board (Lahontan) to address remaining contamination. A Corrective Action Plan (CAP) was prepared by Kleinfelder West, Inc. and submitted to Lahontan for approval. The CAP called for the removal of 1,500 cubic yards of contaminated soil on the property near the former fuel dispenser area. The CAP was approved by Lahontan on December 22, 2010. The Agency anticipates soil removal work to be completed in late Spring or early Summer 2011. In a separate item on this Board's Agenda, the Agency is seeking authority to increase Kleinfelder West, Inc.'s contract to provide oversight and soil sampling services for the soil excavation project.

ENVIRONMENTAL STATUS

The proposed action is an action taken in furtherance of the goals and policies of the North Lake Tahoe Redevelopment Plan for which an environmental impact report was prepared and certified in 1996 in compliance with the California Environmental Quality Act (CEQA) Guidelines. The proposed project is exempt from CEQA Guidelines pursuant to Section 15330(b)(5).

FISCAL IMPACT

The Agency's Fiscal Year 2010-2011 North Lake Tahoe Redevelopment Project Area budget has sufficient funds available to cover the estimated cost of the proposed action. There is no impact to the County General Fund. The estimate for the soil removal contract is \$144,250.00.

Attachment Resolution
 Bid Specifications

Bid Specifications For
Review Only at the Clerk
of the Board

**Before the Placer County
Redevelopment Agency Board of Directors
State of California**

In the matter of:

Approving specifications and authorizing staff to solicit bids on Project Number 200168 to excavate contaminated soil on Redevelopment Agency-owned property located at 8784 North Lake Boulevard, Kings Beach

Resol. No:.....

Ord. No:.....

First Reading:

The following Resolution was duly passed by the Redevelopment Agency Board of the County of Placer at a regular meeting held _____,

by the following vote on roll call:

Ayes:

Noes:

Absent:

Signed and approved by me after its passage.

**Attest:
Clerk of said Board**

Chair, Agency Board

WHEREAS, the Redevelopment Agency of Placer County (Agency) has adopted the Redevelopment Plan for the North Lake Tahoe Redevelopment Project Area (Project Area) and the Implementation Plan for the Project Area (collectively, the Project Area and Plans);

WHEREAS, the Agency is vested with responsibility pursuant to the Community Redevelopment Law (Part I of Division 24 of the Health and Safety Code of the State of California) to implement the Plan in the Project Area;

WHEREAS, the Agency proposes to undertake site remediation activities within the Project Area and has prepared bid specifications to conduct soil removal activities in furtherance of the Corrective Action Plan approved by the Lahontan Regional Water Quality Control Board on December 22, 2010;

WHEREAS, the Agency adopted the County of Placer's Procurement Procedures in 1991, resolution no. 91-329;

WHEREAS, the proposed action is taken in furtherance of the goals and policies of the Plan for which an environmental impact report was prepared and certified in compliance with California Environmental Quality Act (CEQA) Guidelines in 1996. The proposed project is exempt pursuant to CEQA Guidelines Section 15330 (b)(5); and

WHEREAS, the Agency has sufficient available funds within the current Project Area budget to cover the estimated cost of the contract.

NOW, THEREFORE, BE IT RESOLVED by the Agency Board of Directors that the specifications to excavate contaminated soil at 8784 North Lake Boulevard, Kings Beach are approved and staff is authorized to solicit bids for the project.

BE IT FURTHER RESOLVED that this Resolution shall take immediate effect from and after its passage and approval.