



Town of Moraga

PUBLIC WORKS/ENGINEERING
DEPARTMENT

QUESTIONS & ANSWERS #2

Laguna Creek Restoration and Flood Protection Project

Q2.1 Regarding the Sample Professional Services Agreement mentioned in Appendix E of the RFP/Q, we are not in receipt of the Town's agreement as there were no attachments to this Appendix. Can you forward a copy of the Town's Sample Professional Services Agreement, or direct where we can obtain a copy in order to fulfill RFP/Q specific requirements?

A2.1 The Professional Services Agreement is under review by the Town Attorney and will be forthcoming.

Q2.2 Does the City have a formal historic record form for the Pavilion?

A2.2 The property at the Hacienda (including the pavilion) does not have an official historic designation. The property does have significant historic relevance to the Moraga community.

Some history provided by our Parks and Recreation Department:

The Hacienda de las Flores property is a nine acre site located in the Town of Moraga. It was originally a 26 acre site, which was purchased by Gertrude Mallette and Alberta Higgins. The two women intended to construct a home for orphaned children; however the State of California rejected the operating permit. Instead, the women proceeded to design and build the Hacienda de las Flores. Over the course of time, Donald Rheem, the son of William S. Rheem who founded the Standard Oil Company of California, purchased the property and continued to make significant additions to both the primary structure and the grounds. Rheem then sold the property to the Christian Brothers of St. Mary's College in 1961. In the early 1970's, the property was sold once again to the Moraga Parks and Recreation Authority and has been in the Town's land holdings since 1977. The Hacienda de las Flores continues to be a community center for recreation and cultural events, and maintains one of the most beautiful public garden settings and environments in the East Bay.

Q2.3 Is the proposed bridge going to need to be designed for vehicular loading? The RFPs infers it will be a pedestrian bridge, but on the walk it sounded like some maintenance vehicles would use it as well.

A2.3 The RFP/Q states: "Additionally, a natural-bottom culvert will be installed to maintain existing vehicular access patterns..." In addition to maintenance vehicles, we anticipate this will require Fire Department access in accordance with Moraga-Orinda Fire District (MOFD).

Q2.4 Is the budget for the project limited to the monies described in the RFP? Or would the town consider adding additional funding to make the project more aesthetically pleasing?

A2.4 The Town will be seeking additional funding sources but is currently bound by the scope and funding outlined in the RFP/Q and existing Grants.

Q2.5 Is there any concern about the erosion that is occurring at the culvert outfall downstream of the Hacienda?

A2.5 Yes. We will be looking to the consultants to propose solutions that mitigate this problem.

Q2.6 Is removal of all of the trees on the slope opposite the Hacienda possible? Or does the Town consider these to be off-limits for environmental reasons?

A2.6 It is anticipated that some of the trees on the slope opposite the Hacienda will need to be removed and replanted if possible.

Q2.7 What are the Environmental and Design Services Budgets for Phase 1 and Phase 2, please confirm.

A2.7 The Town has received three grants, as discussed in the RFP/Q, and will be seeking additional funding. The Town will post all the grant documents for consultants to review. Please be familiar with the provisions of the grants.

Q2.8 What are the Project upstream and downstream limits?

A2.8 The project is to daylight the existing culvert. The project limits will depend on how the Consultant proposes to transition into and out of the new channel section, provide vehicular access, and to prevent downstream erosion or instability.

Q2.9 Does Town want to Save and Protect the relatively new long upstream concrete wingwall?

A2.9 Portions of the wall can stay or not depending on how the Consultant

proposes to transition into the new channel and vehicular crossing. The Town is interested in maintaining bank stability and the land available for use by the venue.

Q2.10 Has the Town updated budget estimates for the project since the FEMA grant application given the Phased approach? If yes, are the new budget estimates available for review?

A2.10 See #7 above.

Q2.11 Does the Town have specific minimum requirements for the upstream and downstream limits of the Project?

A2.11 There are no specific minimum requirements other than the requirements discussed in the RFP/Q and answers #8 and #9 above.

Q2.12 Is the Town interested in protecting and using the upstream concrete wingwall as part of the preferred design?

A2.12 See #9 above.

Q2.13 Have any of the grant funding agencies expressed specific requirements for their involvement in the planning and design process?

A2.13 Per #7 above, we will be uploading all the grant documents for your review. Other than what is included in the grant documents, we have not received any specific requests.

Q2.14 Information about key project team members is duplicated between the Project Management & Team Summary and the Staffing Plan and Experience/Project Team sections. Can we assume the Town is interested in this information being presented only once in one of the respective sections?

A2.14 Please follow the RFP/Q direction even if it appears to be duplicated. Please bear in mind that the Project Management & Team Summary is a summary of the project management structure, such as Org Chart, summary of relevant team members and project management skillsets, and brief description/reasoning of project management structure. The experience/project team section is to provide more detail about availability, competencies, experience and expertise as it relates to specific staff members and their technical roles on the Project team; this section should include resumes, references, company experience, etc.

Q2.15 Does the Town anticipate the CEQA effort for the project to be an IS/MND or a full EIR?

A2.15 The Town is looking to the Consultant to provide the expertise in advising the Town in the appropriate approach, dependent upon conditions and design.

Q2.16 Biological surveys and construction monitoring will likely be required before and during construction. Does the Town intend to include these services as part of this RFP or will these be covered by the contractor or in a separate RFP?

A2.16 Additional required biological surveys and monitoring after bid advertisement and during construction should be included under "Construction Support" in Phase 2. Such activities during design phase, prior to Bid Advertisement, should be included as part of the design phase activities.

Q2.17 Annual mitigation monitoring and reporting may be required after the project is built. Does the Town intend to procure these services as part of this RFP or a separate RFP?

A2.17 Post construction monitoring is not included in this RFP/Q. The Town may secure this through a separate RFP or may amend the Consultant contract to include these services as needed.

Q2.18 Will the storage shed on top of the culvert need to be relocated onsite or transported to an offsite location?

A2.18 It is anticipated that the storage shed in question may need, depending upon design, to be demolished and reconstructed or be relocated (if feasible) onsite.

Q2.19 Are the sub consultants required to provide hours for each team members availability?

A2.19 Yes, with the exception of specific members of a land surveying crew or drill rig crew, in which case just the crew hours should be considered.

Q2.20 Can the Town please provide attachments for the Sample Terms (Appendix E) and Insurance/FEMA requirements (Appendix F)?

A2.20 See #1 above.

Q2.21 Can the Town please provide a map of the project site?

A2.21 There is a map of the site located here: <https://haciendadelasfloresmoraga.com/>.
The Consultant will be responsible for the surveying and mapping the site.

Q2.22 Due to the current COVID restrictions, will the Town still require hardcopies/USB in person delivery of the final proposal?

A2.22 The Town is still exploring various options for delivery of proposals and interviews. We will be sure to follow strict guidelines for social distancing in accordance with State and County guidelines.

Q2.23 Does the City have an alignment for the proposed trail? If not, can the City state which bank it will be on and approximately how long it will be?

A2.23 The Town does not have a specific alignment. The Consultant will be responsible for the design.

Q2.24 Is the Town planning to coordinate with any required permitting agencies?

A2.24 No. The consultant shall be responsible to coordinate with all required permitting agencies including, but not limited to, Contra Costa County Building, Fire District, Utilities, and resource agencies.

Q2.25 Will the topographic survey portion be subject to prevailing wage requirements?

A2.25 This project is subject to prevailing wage law where applicable.

Q2.26 Has an overall construction budget for the project been established?

A2.26 Preliminary estimates were established in the grant applications. However, these may be subject to change following agency review at the 65 percent design.

Q2.27 Would removing fence, such as at the Pavilion Courtyard, be considered?

A2.27 The functional or aesthetic design elements, such as the fence, bridge or other, shall be considered during the design, and should be discussed in the proposal where relevant or applicable. Many of these questions will be addressed through the presentations and feedback received at the 15 and 30 percent design phases.