Meeting Agenda

PLACE: Civic Center City Council Chambers
1110 West Capitol Avenue
West Sacramento, CA 95691
DATE: Thursday, December 13, 2012
TIME: 10:30 a.m.

1. Agenda Approval

2. Public Comment on Matters Not on the Agenda

3. Approval of November 8, 2012 Minutes

4. Review Monthly/YTD Revenue & Expenses

5. Consideration of Approval of Resolution No. 12-12-01 to Apply for DWR Funding for A Competitive Grant Through the Flood Conservation and Strategy Program

   Comments: The objective of this report is to gain WSAFCA Board of Directors’ approval to submit a final proposal to the California Department of Water Resources (DWR) for a competitive grant through the Flood Conservation and Strategy Program.

6. Consideration of Resolution No. 12-12-02 Authorizing New Offers for Real Property Interests from Certain Residentially-Zoned Parcels within the Rivers EIP Area, and Authorizing and Directing the General Manager to Make Revised Offers

   Comments: The objective of this report is to obtain WSAFCA Board of Director approval to offer payment for property rights on private property required for the Rivers Early Implementation Project.

7. Consideration of the Selection of Kearns & West, Douglas Environmental to Provide Outreach and Environmental Services, Pursuant to DWR Directed Funding for the Lower Sacramento/Delta North Regional Flood Management Plan
Comments: The objective of this report is for the WSAFCA Board of Directors to select Kearns & West and Douglas Environmental to provide outreach and environmental services, respectively, for the Lower Sacramento/Delta North Regional Flood Management Plan.

8. WSAFCA Project Updates

9. Informational Items

10. Adjourn

I, Kenneth A. Ruzich, Secretary, declare under penalty of perjury that the foregoing agenda for the December 13, 2012 regular meeting of the West Sacramento Area Flood Control Agency was posted December 7, 2012 in the office of the City Clerk, 1110 West Capitol Avenue, West Sacramento, CA and in the WSAFCA office, 1420 Merkley Avenue, Suite 4, West Sacramento, CA, and was available for public review.

Kenneth A. Ruzich, Secretary
WSAFCA Cash Position Estimate

<table>
<thead>
<tr>
<th>Fund 870</th>
<th>$10,248,747</th>
<th>as of 10/31/2012</th>
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State Funding (Fund 257)

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<tr>
<th>Design Funding (9916)</th>
<th>Received $8,596,963</th>
<th>Expended $9,480,008</th>
<th>(883,045)</th>
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<td>Construction Funding (9917)</td>
<td>Received $16,352,595</td>
<td>Expended $18,276,323</td>
<td>(1,923,728)</td>
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<tr>
<td><strong>total</strong></td>
<td>(2,806,774)</td>
<td>d=b+c</td>
<td>as of 12/01/2012</td>
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Combined Cash Position (870 & 257)

| $7,441,974 | e=a+d |

Outstanding receiveables

| True up $2,500,000 | Retention $2,800,000 | $5,300,000 | f | estimated |
### 1. FUND BALANCE

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<tr>
<th>Period</th>
<th>12,601,697</th>
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<th>12,523,275</th>
<th>12,407,906</th>
<th>10,522,631</th>
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### 2. CASH RECEIPTS

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<tr>
<th>Description</th>
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<th>Aug 2012</th>
<th>Sep 2012</th>
<th>Oct 2012</th>
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<td>(a) State Revenue</td>
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<td>(a) Assessments</td>
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<tr>
<td>(b) Contributions</td>
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<td>-</td>
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<td>-</td>
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<tr>
<td>(c) Interest</td>
<td>214</td>
<td>172</td>
<td>28</td>
<td>7</td>
<td>7</td>
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<tr>
<td>(d) Misc Rev.</td>
<td>173,907</td>
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<td>-</td>
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### 3. TOTAL CASH RECEIPTS

| Sum 2a thru 2d=3  | 687,930      | 172       | 28       | 173,907   | 513,822   |

### 4. TOTAL CASH AVAILABLE


### 5. CASH PAID OUT

#### (a) Admin Support JPA

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<td>615-9040</td>
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<td>WO 90006 (staff)</td>
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<td>2,925</td>
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<td>Admin O&amp;M</td>
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#### (b) Debt Service

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#### (c) Transfers

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<td>RD 537</td>
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<td>WO 62080 (Tree Mitigation)</td>
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<td>Subtotal (5d)</td>
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#### (d) CIP

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<tr>
<td>Subtotal (5f)</td>
<td>2,076,158</td>
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#### (sum 5a thru 5d) Subtotal

| Year   | 3,040,879 | 78,593    | 115,398  | 2,059,183 | 787,706  |

#### (5e) Other JPA Expenses

| Year   | -         | -         | -        | -         | -         |

### 6. TOTAL CASH PAID OUT

| Sum 5a thru 5e | 3,040,879 | 78,593    | 115,398  | 2,059,183 | 787,706  |

### 7. CASH POSITION

| 4 minus 6 | End of Period | 10,248,747 | 12,523,275 | 12,407,906 | 10,522,631 | 10,248,747 |

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Total YTD: $2,076,158
CONSIDERATION AND APPROVAL OF AGENCY RESOLUTION TO APPLY FOR DWR FUNDING FOR A COMPETITIVE GRANT THROUGH THE FLOOD CONSERVATION AND STRATEGY PROGRAM

OBJECTIVE
The objective of this report is to gain West Sacramento Area Flood Control Agency (WSAFCA) Board of Directors’ approval to submit a final proposal to the California Department of Water Resources (DWR) for a competitive grant through the Flood Conservation and Strategy Program.

RECOMMENDED ACTIONS
Staff respectfully recommends that the WSAFCA Board:
1. Approve Resolution 12-12-01, as required by DWR as part of the final proposal grant application for competitive funding for the Flood Conservation and Strategy Program.
2. Authorize the General Manager or his designee to file the final proposal grant application with DWR on behalf of the WSAFCA Board.

BACKGROUND
The Central Valley Flood Protection Board adopted the 2012 Central Valley Flood Protection Plan (CVFPP) on June 29, 2012. The 2012 CVFPP is a statewide investment approach for flood risk reduction, ecosystem function and economic sustainability that acknowledges the financial challenges faced by government agencies responsible for flood protection services. The Plan was prepared in response to requirements of the Central Valley Flood Protection Act, enacted by Senate Bill 5 in 2007.

The DWR Flood Ecosystem Sustainability (FES) Branch provided support on environmental issues for the development of the 2012 CVFPP. The state’s consideration of ecosystem sustainability in flood protection actions is articulated by the Central Valley Flood System Conservation Framework, which appears as Attachment 2 to Volume 1 of the 2012 CVFPP. The Framework is an integral part of the State’s preferred Systemwide Investment Approach (SSIA) identified in the draft CVFPP. The SSIA integrates Environmental Stewardship to make progress towards meeting the environmental objectives of the Central Valley Flood Protection Act of 2008 (Act) and related legislation throughout the flood management system. The goals addressed within the Framework include:
- Contributing to the recovery and stability of native species populations and overall biotic community diversity;
- Improving and enhancing natural dynamic and geomorphic processes;
- Increasing and improving the quantity, diversity, quality, and connectivity of riverine habitats, including agricultural and ecological values; and
- Integrating wildlife friendly farming practices into conventional agricultural farming operations.

As mandated by the CVFPP, the FES Branch is now focusing on further development of the Central Valley Flood System Conservation Strategy, a long-term effort to create a system wide conservation plan supporting CVFPP implementation.

The FES Branch has bond funding from Proposition 1E to allocate toward projects and activities that meet the intent of the Framework and CVFPP, and has developed Central Valley Flood System Conservation
Framework and Strategy Funding Guidelines to direct that funding. A public review process on the Draft Guidelines was initiated in November 2011. The Guidelines were revised in light of feedback from the public and stakeholder agencies, and approved by the Department Director as Final Guidelines on February 23, 2012. The California Department of Water Resources issued the first Proposal Solicitation Package (PSP) under the Final Central Valley Flood System Conservation Framework and Strategy Guidelines on September 12, 2012. WSAFCA submitted a concept proposal to DWR on October 2, 2012 for construction of terrestrial and aquatic habitats in the Southport Early Implementation Project (EIP) setback levee offset area. DWR screened the concept proposals for consistency with the goals and objectives of the Flood System Conservation Framework and Strategy Funding Guidelines. On November 9, 2012 DWR invited WSAFCA to submit a final proposal for funding consideration by January 7, 2012.

**ANALYSIS**
A grant of state funding under the Flood System Conservation Framework and Strategy would substantially improve the leverage of local funding to complete the Southport EIP. Contingent upon WSAFCA Board approval of the proposed resolution, the Flood Protection staff and consultants will draft the final proposal package for submittal to DWR. As part of the proposal package, DWR requires a Local Agency Resolution that authorizes WSAFCA to apply for grant funds.

If directed by the Board, WSAFCA will submit the final proposal to the State before January 7, 2012. Staff will report back to the Board on the status of the application once DWR has provided feedback on the final proposal.

**Alternatives**
1. Approve Resolution 12-12-01 and authorize the General Manager or his designee to prepare and submit an application to DWR for a competitive grant through the Flood Conservation and Strategy Program to fund the construction of habitat in the Southport EIP setback area.

2. Deny Resolution 12-12-01 and decline to authorize the General Manager or his designee to prepare and submit an application to DWR for a competitive grant through the Flood Conservation and Strategy Program to fund the construction of habitat in the Southport EIP setback area.

Staff respectfully recommends the Board approve the proposed resolution, for which a successful outcome would improve the funding prospects for the Southport EIP. Denying the resolution will preclude access to additional state funding, which will increase the local funding burden of the project.

**Coordination and Review**
This report was coordinated with WSAFCA staff and Flood Protection program management consultants.

**Budget/Cost Impact**
This action may reduce the investment required by WSAFCA to implement the Southport EIP project by securing additional State funds to construct project mitigation. WSAFCA will apply for at least $5 million of State funding under this program.

**ATTACHMENT**
WSAFCA Resolution 12-12-01
Resolution 12-12-01

RESOLUTION OF BOARD OF DIRECTORS OF THE
WEST SACRAMENTO AREA FLOOD CONTROL AGENCY
APPROVING THE APPLICATION FOR GRANT FUNDS FROM THE CENTRAL VALLEY FLOOD
SYSTEM CONSERVATION FRAMEWORK AND STRATEGY PROGRAM UNDER THE DISASTER
PREPAREDNESS AND FLOOD PREVENTION BOND ACT OF 2006 (Proposition 1E)

WHEREAS, the Legislature and Governor of the State of California have provided funds for the program shown above; and

WHEREAS, the Department of Water Resources has been delegated the responsibility for the administration of this grant program, establishing necessary procedures; and

WHEREAS, said procedures established by the Department of Water Resources require a resolution certifying the approval of application(s) by the Applicants governing board before submission of application(s) to the State; and

WHEREAS, the Applicant, if selected, will enter into an agreement with the State of California to carry out the project.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the West Sacramento Area Flood Control Agency.

1. Approves the filing of an application to the Department of Water Resources for grant funding under the Central Valley Flood System Conservation Framework and Strategy Program to fund the construction of habitat in the Southport Sacramento River Early Implementation Project setback area;

2. Certifies that Applicant understands the assurances and certification in the application; and,

3. Certifies that Applicant or title holder will have sufficient funds to operate and maintain the project(s) consistent with the land tenure requirements; or will secure the resources to do so; and,

4. Certifies that it will comply with all provisions of Section 1771.5 of the California Labor Code; and,

5. If applicable, certifies that the project will comply with any laws and regulations including, but not limited to, the California Environmental Quality Act (CEQA), legal requirements for building codes, health and safety codes, disabled access laws, and, that prior to commencement of construction all applicable permits will have been obtained; and,

6. Appoints the General Manager, or designee, as agent to conduct all negotiations, execute and submit all documents including, but not limited to applications, agreements, payment requests and so on, which may be necessary for the completion of the aforementioned project(s).

PASSED AND ADOPTED by the West Sacramento Area Flood Control Agency on this 13th day of December, 2012, by the following vote:
AYES:  
NOES:  
ABSTAIN:  
ABSENT:  

William E. Denton, President

ATTEST:  

APPROVED AS TO FORM:  

Kenneth A. Ruzich, General Manager  

James M. Day, Jr., WSAFCA Attorney
WEST SACRAMENTO AREA FLOOD CONTROL AGENCY

MEETING DATE: December 13, 2012

SUBJECT:
CONSIDERATION OF RESOLUTION NO. 12-12-02 AUTHORIZING NEW OFFERS FOR REAL PROPERTY INTERESTS FROM CERTAIN RESIDENTIALLY-ZONED PARCELS WITHIN THE RIVERS EIP AREA, AND AUTHORIZING AND DIRECTING THE GENERAL MANAGER TO MAKE REVISED OFFERS

INITIATED OR REQUESTED BY: [ ] JPA Board [X] Staff

REPORT COORDINATED OR PREPARED BY: Katie Yancey, Senior Administrative Analyst

[ ] Other

Williams T. Panos, Director of Public Works

ATTACHMENT [ ] Yes [ ] No [ ] Information [ ] Direction [X] Action

OBJECTIVE
The objective of the report is to obtain the West Sacramento Area Flood Control Agency's (WSAFCA) approval to make offers to purchase certain real property rights on two residentially-zoned parcels from private owners within the boundary of the Rivers EIP area, based on appraised value, and to delegate authority to the General Manager to conduct all business appropriate and necessary to acquire the defined real property rights.

RECOMMENDED ACTION
It is respectfully recommended that the WSAFCA Board:

1) Adopt Resolution 12-12-02 (Attachment 1).

BACKGROUND
The Rivers EIP
In the West Sacramento levee improvement program, outlined in WSAFCA’s Draft Alternatives Analysis report dated November 13, 2009, three reaches of the City’s levee system were identified as priorities for immediate improvement. One of those reaches was the south levee of the Sacramento River north of Bryte Park. WSAFCA pursued an Early Implementation Project (EIP) at this reach known as the Rivers EIP. In October of 2010, HDR completed 100% construction drawings for the Rivers EIP.

WSAFCA prepared an environmental impact report (EIR) under CEQA, and an environmental impact statement (EIS) under NEPA for the Rivers EIP, which included evaluation of the project specific impacts of the Rivers EIP Project. The board certified that document on March 10, 2011.

In order to work on the levee structure, WSAFCA needed to obtain a permit from the Central Valley Flood Protection Board (CVFPB) and property rights from the property owners affected by the project. On July 12, 2011, WSAFCA was issued a CVFPB permit to construct the Rivers EIP improvements. A subsequent notice to proceed was issued to the contractor and construction activities were concluded by the end of September 2012. The notice of completion for the project is pending.

The 2011 Offers
WSAFCA made offers in 2011 to the owners of the properties at issue in this Staff Report (the “Campora and Copaciu Property”). The CVFPB permit contained several conditions, including one related to the dedication of permanent levee easement coterminous with the extent of the project as defined by HDR’s 100% construction drawings. The condition stated that “within three years from completion of the construction of the work authorized under this permit, [WSAFCA] shall provide the Sacramento and San Joaquin Drainage District (SSJDD), acting by and through the Central Valley Flood Protection Board of the State of California, a permanent easement and/or a joint use agreement granting all flood control rights upon, over and across the...
property that is or will be occupied by the existing or to-be-constructed levee including the area of the cutoff wall and levee raise and realignment fill areas." HDR identified eight impacted parcels.

At the east of the project’s extent are two vacant residentially-zoned parcels, the Campora and Copaci Property. The parcels are configured for a single family home construction on the water ward side of the levee, per their existing CVFPB permit. The 100% construction documents, referenced above, showed that a permanent levee easement was necessary across the southern boundaries of these two parcels, more specifically where the likely utility connections and access points to River Crest Drive would be. The intended residential use conflicted with the template easement document contained in the Exhibits Binder, dated December 2009, for the State-Federal Flood Control System Modification Program. Upon receipt of the 100% construction drawings, staff worked with DWR and received approval to modify the template easement document to reflect the intended uses on these two parcels and keep the remainder of the parcels developable. As a result, the easement explicitly addresses uses consistent with a residential lot: driveways, landscaping and utilities. The proposed easement language was provided to WSAFCA’s appraiser Bender Rosenthal, Inc. (BRI) to initiate the appraisal process. WSAFCA also included the proposed easement language in the initial offers to the owners.

Following CEQA certification in March 2011, the WSAFCA board approved or authorized various actions designed to acquire the property rights across the two vacant residential parcels for either the construction of the project or the permanent levee easement as required by the project’s Central Valley Flood Protection Board permit. To date those actions are:

- On March 24, 2011 WSAFCA board approved Resolution 11-03-03 authorizing the original offers for a modified permanent levee easement across the two residential parcels. The board set just compensation, based on appraised value of the modified easement, for the Campora Property at $50,000 and for the Copaci Property at $40,000. These offers included substantial payment for damages incurred by the remainder of the parcel, as the easement, even with its modifications, reduced the utility, desirability and marketability of the remainder.
- On April 8, 2011, WSAFCA’s General Manager authorized the board’s right-of-way agent, BRI to make formal written offers on both residential parcels as approved by Resolution 11-03-03.
- On April 8, 2011, BRI mailed a final offer packet to the owner of the Copaci Property (APN 014-690-089). On April 12, 2011, BRI mailed a final offer packet to the owner of the Campora Property (APN 014-690-090). BRI staff contacted the property owners to discuss the offers. The owners of both residential parcels rejected the offers, objecting to the extent of the permanent levee easement.
- On June 9, 2011 the WSAFCA board went into closed session to confer with the board’s real property and reported out into the open session that it would defer consideration of adoption of a resolution of necessity for the Campora and Copaci permanent levee easements. The WSAFCA board continued the public hearing on potential resolutions of necessity until June 30, 2011.
- On June 30, 2011, the WSAFCA board decided to continue the item related to the permanent levee easements until a date uncertain and instead adopted Resolution 11-06-03 authorizing the General Manager to make an offer for a temporary construction easement (TCE) across just the Campora property. The TCE was executed on July 27, 2011 and was valid for seven months. The execution of the TCE allowed construction to proceed in 2011.

**ANALYSIS**

Since June 30, 2011, staff has researched the project extent defined by HDR’s 100% construction drawings on the Campora and Copaci Property to determine if the permanent levee easement extent could be reduced while still meeting WSAFCA’s obligations under the CVFPB permit. Early this year, staff requested and received approval from CVFPB staff to reduce the extent of the permanent flood protection easement. Accordingly, WSAFCA and its consultants engineered, described, and appraised a reduced permanent flood protection easement over the Campora and Copaci Property.
Rivers EIP Revised Offers- Residential Parcels
December 13, 2012
As shown in Attachments 2 and 3, this new and reduced easement results in an increase of the developable area of the Campora parcel by 1,140 square feet, or 20%. The developable area of the Copaciu parcel increases by 1,047 square feet or 19%. Details regarding the establishment of these developable areas are shown in Attachment 4. With such a significant gain for the property owners in developable space, staff ordered new appraisals, using the modified easement language from the first offer but the reduced spatial extent, and as a result was able to completely remove the damage payments to the remainder. The new appraised value for the revised permanent levee easements are $14,200 for the Campora parcel and $6,100 for the Copaciu parcel.

Next Steps
With the adoption of Resolution 12-12-02, the WSAFCA board would set just compensation for the smaller geometry and would authorize the General Manager to re-initiate the offer-and-negotiation process with the properties owners for the reduced easement area. Staff has endeavored to cause the least amount of private injury and anticipates that the reduction in the extent of the easement will be received favorably by the property owners.

Strategic Plan Integration
Strategic flood control planning supports the city strategic planning principles of providing a place where people feel safe and secure, provides for a financially sound city government, and is a top priority of the 2008 through 2012 Policy Agenda.

Alternatives
1. WSAFCA Board adopts Resolution 12-12-02 authorizing the General Manager to proceed with the making offers to the property owners consistent with the summary appraisal reports, to conduct negotiations, execute a right of way contract, close escrow and accept any property interest in the properties.

2. WSAFCA Board may choose to make modifications to the Resolution or its attachments. WSAFCA may direct staff to make those changes in conjunction with legal counsel. This is not recommended. The board has thirty-six (36) months from July 12, 2011 to complete its acquisition of the needed permanent levee easements and transfer those rights to SSJDD. The original offers were not accepted when they were made in 2011. If the acquisition process remains delayed and if any resultant negotiations become non-productive, WSAFCA could fail to meet its obligations under the permit.

3. The WSAFCA may choose not adopt this resolution. This is not recommended because the owners rejected the original offers. The board has thirty-six (36) months from July 12, 2011 to complete its acquisition of the needed permanent levee easements and transfer those rights to SSJDD. Failure to adopt the resolution will prevent WSAFCA from meetings its obligations.

Alternative 1 is the staff recommendation. Staff does not recommend the alternative approaches because they could potentially prevent the board from fulfilling its obligations under the CVFB permit.

Coordination and Review
This report was coordinated with the WSAFCA and legal counsel for WSAFCA and the City.

Budget/Cost Impact
The total value of the offers for the revised proposed permanent easement rights for the subject parcels is $20,300. Appropriations for these acquisitions were included in the current Capital Improvements Project Budget, funded by a combination of property flood assessment revenue, bond proceeds, and the City of West Sacramento. Ninety-five percent of the costs are eligible for reimbursement through the State-Federal Flood Control Systems Modification Program's Land Acquisition Process.

ATTACHMENT
Attachment 1 – Resolution 12-01-02
Attachment 2 – Campora
Attachment 3 – Copaciu
Attachment 4 – Details on Setbacks
ATTACHMENT 1

RESOLUTION 12-12-02

A RESOLUTION OF THE WEST SACRAMENTO AREA FLOOD CONTROL AGENCY ("WSAFCA") CONCERNING THE ACQUISITION OF REAL PROPERTY INTEREST FROM CERTAIN RESIDENTIALLY-ZONED PARCELS WITHIN THE RIVERS EARLY IMPLEMENTATION PROJECT (EIP) AREA, AND AUTHORIZING AND DIRECTING THE GENERAL MANAGER TO MAKE SUCH OFFERS AND ACQUIRE THE PROPERTY RIGHTS FOR THE PROJECT

WHEREAS, WSAFCA is a Joint Powers Authority comprised of the City of West Sacramento, Reclamation District (RD) 900 and RD 537 for the purposes of constructing the improvements necessary to enhance the levee system along the Sacramento River, and

WHEREAS, WSAFCA commissioned a levee study to evaluate the entire West Sacramento Levee System,

WHEREAS, the study determined that substantial improvements to the system must be made to meet the new Federal criteria and protect the lives and livelihoods of those living and working in West Sacramento; and

WHEREAS, in August of 2007, the City Council of the City of West Sacramento approved a contract with HDR Engineering, Inc. for environmental, design and permitting to prepare an EIP to guide the first phase of improvements, selecting the sites based on the primarily on those providing the greatest public safety, with the least negative effects; and

WHEREAS, based on that criterion HDR identified a series of necessary improvements along Reach 2; and

WHEREAS, in October 2010, HDR completed its 100% construction drawings for the levee improvements for a portion of Reach 2, known as the Rivers EIP, which included the geometry for the extent of the real property interest to be acquired in support of the levee improvements, and

WHEREAS, the Glen and Deborah Campora is the fee title owner of parcel, APN 014-690-090 ("the Properties"), within the Rivers EIP, as generally shown on the plat maps attached hereto as Exhibit "A"; and

WHEREAS, the Simona Copaciu is the fee title owner of parcel, APN 014-690-089 ("the Properties"), within the Rivers EIP, as generally shown on the plat maps attached hereto as Exhibit "B"; and

WHEREAS, WSAFCA has certified the environmental impact report (EIR) under CEQA, and an environmental impact statement (EIS) under NEPA, prepared for the Rivers EIP which includes evaluation of the project specific impacts of the Rivers EIP Project; and

WHEREAS, WSAFCA adopted Resolution 11-03-03 on March 24, 2011 approving just compensation for offers on the properties and authorizing the General Manager to make said offers; and

WHEREAS, WSAFCA was issued a Central Valley Flood Protection Board (CVFPB) encroachment permit to construct the Rivers EIP improvements; and
WHEREAS, the CVFPB permit contained several conditions, including one related to the
dedication of permanent levee easement coterminous with the extent of the project as defined
by HDR's 100% construction drawings; and

WHEREAS, the owners of the Properties rejected the offers made in 2011 by WSAFCA
for the original permanent levee easement; and

WHEREAS, staff requested and received approval from staff at the CVFPB to reduce
the extent of the permanent flood protection easement; and

WHEREAS, staff has had the reduced permanent flood protection easement
engineered, legally described, and appraised.

NOW, THEREFORE, BE IT RESOLVED by West Sacramento Area Flood Control
Agency that:

Section 1: WSAFCA hereby finds that the recitals set forth above are true and correct,
and incorporate these recitals herein by reference.

Section 2: WSAFCA's General Manager or his/her designee is hereby authorized to
execute and deliver any and all documents, do any and all things, and take any and all actions
that may be necessary or advisable, in their discretion, in order to make offers to purchase the
necessary real property rights described and depicted on Exhibits "A" and "B." The offers shall
not exceed the appraised fair market value as determined by the summary appraisal reports
prepared by WSAFCA's appraiser Bender Rosenthal, Inc.

Section 3: WSAFCA's General Manager is hereby authorized to take all necessary
actions and to execute any and all agreements, instruments, or other documents in furtherance
of obtaining the permanent easement rights described herein, and is authorized to pay
compensation therefore in the amount set forth herein.

PASSED AND ADOPTED by the West Sacramento Area Flood Control on this 13th day
of December, 2012, by the following vote:

AYES:
NOES:
ABSTAIN:
ABSENT:

William E. Denton, President

ATTEST:

Kerneth A. Ruzich, General Manager

APPROVED AS TO FORM:

James M. Day, Jr., WSAFCA Attorney
Exhibit A
PARCEL GEOMETRY DESCRIPTION
West Sacramento Flood Control Agency EIP Project – The Rivers Project Site
Copaciou Permanent Levee Right-of-Way
Simona Copaciou
APN 014-690-089
(DWR Parcel Number)

That certain real property situated in the City of West Sacramento, Yolo County, State of California, being a portion of Section 27, Township 9 North, Range 4 East, Mount Diablo Baseline and Meridian; being a portion of land described in the grant deed recorded on April 4, 2002, as Document Number 2002-0014231-00, Yolo County Records; also being a portion of Lot 2 as shown on the Plat Map of Subdivision No. 3953, Unit No. A, Lighthouse Marina & Country Club, filed on February 25, 1992, in Map Book 17, at Pages 1 through 18, Yolo County Records; more particularly described as follows:

COMMENCING at the survey control point marked with an aluminum disk and with the National Geodetic Survey designation “HPGN D CA 03 CH” and the National Geodetic Survey PID “AC9220”, thence South 86°33'0" East 13976.16 feet to the survey control point marked with a brass disk and with the National Geodetic Survey designation “Z 585 RESET” and the National Geodetic Survey PID “JS2248”; thence North 11°38'55" East 11716.87 feet to a brass disk in a monument well at the centerline of River Crest Drive south of Lot 18 and at the end of the course labeled ‘N 84°24'53" W 1074.79", said brass disk being stamped “LS 3013”, as shown on said Plat Map of Lighthouse Marina & Country Club filed in Map Book 17, at Pages 1 through 18; thence North 85°53'30" West 1074.77 feet to a brass disk in a monument well at the centerline of the most westerly turn knuckle of River Crest Drive, said brass disk being stamped “LS 3013”, as shown on the said Plat Map of Lighthouse Marina & Country Club, thence North 33°55'22" West 91.85 feet to a point on the north boundary of the herein described permanent levee right-of-way, said point also being the POINT OF BEGINNING; thence in a clockwise direction, easterly along the said north boundary, South 89°08'23" East 33.50 feet, to the east boundary of Lot 2, as shown on said Plat Map of Lighthouse Marina & Country Club; thence leaving the said north boundary of the herein described permanent levee right-of-way, southeasterly along the said east boundary of said Lot 2, South 37°35'33" East 38.25 feet, to the southerly line of said Lot 2, also being the northerly line of River Crest Drive; thence leaving the east boundary of said Lot 2, westerly along the said northerly line of River Crest Drive, being a non-tangent curve to the left, concave southwesterly, an arc length of 30.52 feet, said curve having a radius of 49.00 feet, a central angle of 35°41'18", the radius point from beginning of said curve bearing South 06°05'23" East, to the west boundary of said Lot 2; thence leaving the said southerly boundary of Lot 2 and the said northwesterly line of River Crest Drive, northerly along the said west boundary of Lot 2 North 55°19'28" West 76.46 feet, to a point that bears North 89°08'23" West from the point of beginning; thence leaving the west boundary of Lot 2, easterly along the said northerly boundary of the herein described permanent levee right-of-way, South 89°08'23" East 33.50 feet, to the POINT OF BEGINNING.

Containing 1936 square feet, more or less.

Bearings and distances are based on the California Coordinate System, Zone 2, North American
Datum 1983. Multiply distances shown by 1.00003115 to obtain ground distances. All distances are provided in United States Survey Feet.

All distances in this description are listed in United States Survey Feet.

SUBJECT TO any special assessments, restrictions, reservations, easements, and other encumbrances.

End of Description.

This document was prepared by me, or under my direct supervision.

Landon Blake – PLS 8489
PARCEL GEOMETRY DESCRIPTION
West Sacramento Flood Control Agency EIP Project – The Rivers Project Site
Campora Permanent Levee Right-of-Way
Glen & Deborah Campora
APN 014-690-090

That certain real property situated in the City of West Sacramento, Yolo County, State of
California, being a portion of Section 27, Township 9 North, Range 4 East, Mount Diablo
Baseline and Meridian; being a portion of land described in the grant deed recorded on April 4,
2002, as Document Number 2002-0014232-00, Yolo County Records; also being a portion of
Lot 1 as shown on the Plat Map of Subdivision No. 3953, Unit No. A, Lighthouse Marina &
Country Club, filed on February 25, 1992, in Map Book 17, at Pages 1 through 18, Yolo County
Records; more particularly described as follows:

COMMENCING at the survey control point marked with an aluminum disk and with the
National Geodetic Survey designation “HPGN D CA 03 CH” and the National Geodetic Survey
PID “AC9220”, thence South 86°33′00″ East 13976.16 feet to the survey control point marked
with a brass disk and with the National Geodetic Survey designation “Z 585 RESET” and the
National Geodetic Survey PID “JS2248”; thence North 11°38′55″ East 11716.87 feet to a brass
disk in a monument well at the centerline of River Crest Drive south of Lot 18 and at the end of
the course labeled ‘N 84°24′53″ W 1074.79″, said brass disk being stamped “LS 3013″, as shown
on said Plat Map of Lighthouse Marina & Country Club filed in Map Book 17, at Pages 1 through
18; thence North 85°53′30″ West 1074.77 feet to a brass disk in a monument well at the
centerline of the most westerly turn knuckle of River Crest Drive, said brass disk being stamped
“LS 3013”, as shown on said Plat Map of Lighthouse Marina & Country Club; thence North
58°15′03″ West 146.94 feet to the northerly boundary of the herein described permanent levee
right-of-way, said point also being the POINT OF BEGINNING; thence easterly along the
northerly boundary of the herein described permanent levee right-of-way, South 89°08′23″ East
40.20 feet, to the easterly boundary of said Lot 1; thence leaving the northerly boundary of the
herein described permanent levee right-of-way, southeasterly along the easterly boundary of the
said Lot 1, South 55°19′28″ East 76.46 feet, to the northwesterly boundary of Rivercrest Drive;
thence leaving said easterly boundary of Lot 1 on a non-tangent curve to the left an arc length of
30.52 feet, said curve having a radius of 49.00 feet, and a central angle of 35°41′19″, the radius
point from beginning of said curve bearing South 41°46′41″ East, to the southwesterly boundary
of said Lot 1; thence leaving the northwesterly boundary of Rivercrest Drive, westerly along the
southwesterly boundary of said Lot 1, North 70°29′25″ West 135.32 feet, to the westerly
boundary of said Lot 1; thence leaving the southwesterly boundary of said Lot 1, northerly along
the westerly boundary of said Lot 1, North 1°13′25″ West 25.43 feet, to a point on the northerly
boundary of the herein described permanent levee right-of-way that bears North 89°08′23″ West
from the point of beginning; thence leaving the westerly boundary of said Lot 1, easterly along
the northerly boundary of the herein described permanent levee right-of-way, South 89°08′23″
East 40.20 feet, to the POINT OF BEGINNING.

Containing 5467 square feet, more or less.

Bearings and distances are based on the California Coordinate System, Zone 2, North American

Page 1 of 2
Datum 1983. Multiply distances shown by 1.00003115 to obtain ground distances. All distances are provided in United States Survey Feet.

All distances in this description are listed in United States Survey Feet.

SUBJECT TO any special assessments, restrictions, reservations, easements, and other encumbrances.

End of Description.

This document was prepared by me, or under my direct supervision.

Landon Blake – PLS 8489

2012-05-04
BEING A PORTION OF SECTION 27, TOWNSHIP 9 NORTH, RANGE 4 EAST, MOUNT DIABLO BASELINE AND MERIDIAN, IN THE CITY OF WEST SACRAMENTO, YOLO COUNTY, STATE OF CALIFORNIA.

ABBREVIATIONS:
APN = TAX ASSESSOR PARCEL NUMBER
MB = MAP BOOK
IN = INSTRUMENT NUMBER
DN = DOCUMENT NUMBER
NO. = NUMBER
PM = PARCEL MAP
(R) = RADIAL
● = SURVEY MONUMENT

SEE SHEET #3

BRASS DISK IN MONUMENT WELL STAMPED "LS 3013"
AS SHOWN ON MB 17 PG. 3
NORTHING: 1981686.80
EASTING: 6697210.60

POINT OF BEGINNING

BRASS DISK IN MONUMENT WELL STAMPED "LS 3013"
AS SHOWN ON MB 17 PG. 4
NORTHING: 1981609.80
EASTING: 6698282.61

BEARINGS AND DISTANCES ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM, ZONE 2, NORTH AMERICAN DATUM OF 1983. MULTIPLY GRID DISTANCES BY 1.00003115 TO OBTAIN GROUND DISTANCES.
BEARINGS AND DISTANCES ARE
BASED ON THE CALIFORNIA
COORDINATE SYSTEM, ZONE 2,
NORTH AMERICAN DATUM OF
1983. MULTIPLY GRID
DISTANCES BY 1.00003115 TO
OBTAIN GROUND DISTANCES.
ALL DISTANCES SHOWN ARE IN
US SURVEY FEET.

DN 2002-0014231-00
SIMONA COPACIU
APN 014-690-089

LOT 2
S89'08'23"E
33.50'

POINT OF
BEGINNING
S89'08'23"E
33.50'

LOT 1
DN 2002-014232
GLEN A & DEBORAH J CAMPORA
APN 014-690-090

S57'35'33"E
38.25'

N55'19'28"W
76.46'

PERMANENT LEVEE
RIGHT OF WAY
1936 SQUARE FEET

DN 2004-054549
THE RIVERS COMMUNITY ASSOCIATION
APN 014-690-091

L=30.52'
R=49.00'
Δ=35'41'18"

N33'55'22"W
91.85'

RIVERCREST
DRIVE

1074.77'

N85'53'30"W

BRASS DISK IN MONUMENT
WELL

APN 014-720-002
THE RIVERS COMMUNITY ASSOCIATION
DN 2004-054549

BEING A PORTION OF SECTION
27, TOWNSHIP 9 NORTH,
RANGE 6 EAST, MOUNT DIABLO
BASE AND MERIDIAN, IN THE
CITY OF WEST SACRAMENTO,
YOLO COUNTY, STATE OF
CALIFORNIA.
ABBREVIATIONS:
APN = TAX ASSESSOR PARCEL NUMBER
MB = MAP BOOK
IN = INSTRUMENT NUMBER
DN = DOCUMENT NUMBER
NO. = NUMBER
PM = PARCEL MAP
(R) = RADIAL

BEINGS A PORTION OF
SECTION 27, TOWNSHIP 9
NORTH, RANGE 4 EAST,
MOUNT DIABLO BASE AND
MERIDIAN IN THE CITY OF
WEST SACRAMENTO, YOLO
COUNTY, THE STATE OF
CALIFORNIA.

SEE SHEET #3

POINT OF BEGINNING
N58°15'03"W
146.94'

N85°53'30"W
1074.77'

BRASS DISK IN MONUMENT WELL
STAMPED LS 3013
AS SHOWN ON MB 17 PG. 3
NORTING: 1981686.80
EASTING: 6697210.60

N11°38'55"E
11716.87'

BRASS DISK IN MONUMENT WELL
STAMPED LS 3013
AS SHOWN ON MB 17 PG. 4
NORTING: 1981609.80
EASTING: 6698282.61

BEARINGS AND DISTANCES ARE BASED
ON THE CALIFORNIA COORDINATE
SYSTEM, ZONE 2, NORTH AMERICAN
DATUM OF 1983. MULTIPLY GRID
DISTANCES BY 1.00003115 TO OBTAIN
GROUND DISTANCES. ALL DISTANCES
SHOWN ARE IN US SURVEY FEET.

WEST SACRAMENTO AREA
FLOOD CONTROL AGENCY

THE RIVERS SITE
APN-014-690-090
BEARINGS AND DISTANCES ARE BASED ON THE CALIFORNIA COORDINATE SYSTEM, ZONE 2, NORTH AMERICAN DATUM OF 1983. MULTIPLY GRID DISTANCES BY 1.00003115 TO OBTAIN GROUND DISTANCES. ALL DISTANCES SHOWN ARE IN US SURVEY FEET.

LOT 1
MB 17-001
DN 2002-014232
GLEN A. CAMPORA
& DEBORAH J
APN 014-690-090

LOT 2
DN 2002-14231
SIMONA COPACIU
APN 014-690-089

POINT OF BEGINNING

PERMANENT LEVEE RIGHT OF WAY
5467 SQUARE FEET

LOT 301
THE RIVERS COMMUNITY ASSOCIATION
DN 2004-054549
APN 014-690-091

BRASS DISK IN MONUMENT WELL

THE RIVERS COMMUNITY ASSOCIATION
DN 2004-054549
APN 014-720-002

BEING A PORTION OF
SECTION 27, TOWNSHIP 9
NORTH, RANGE 4 EAST,
MOUNT DIABLO BASE AND
MERIDIAN, IN THE CITY OF
WEST SACRAMENTO, YOLO
COUNTY, STATE OF
CALIFORNIA.

WEST SACRAMENTO AREA
FLOOD CONTROL AGENCY
THE RIVERS SITE
APN-014-690-090

FILE: S:\2044-0060_B3_402\_Sheet\03\_ engineering\_final\_704_Mesh_River\_v3\_final\_03\_draft\_final\_rev\_0300_1104_001_A_Sheet\_01\_1104_001\_Engineering\_Description\_Patrol\_Rev_01.gw
ATTACHMENT 4

The properties are located in Planned Development (PD) 29. PD 29 includes front, rear, and side setbacks among its development standards. The required setback from the front property line is 20’. The required setback from the rear property line is 15’. Each property along River Crest Drive is required to have one 5’ and one 10’ side setback; where a property has a 10’ side setback, the adjacent property’s adjoining setback is also 10’. Where a property has a 5’ side setback, the adjacent property’s adjoining setback is also 5’.

The setbacks shown on these exhibits reflect staff’s interpretation of the Planned Development (PD) 29 development standards. Existing structures on River Crest Drive were considered when plotting the setbacks on these exhibits.

Relation to Zoning Ordinance – where PDs exist, their development standards take precedence over Zoning Ordinance development standards. Where PDs do not exist, or where PDs exist but do not include a particular development standard, the Zoning Ordinance development standards apply.
CONSIDERATION AND SELECTION OF KEARNS & WEST AND DOUGLAS ENVIRONMENTAL TO PROVIDE OUTREACH AND ENVIRONMENTAL SERVICES, PURSUANT TO DWR DIRECTED FUNDING, FOR THE LOWER SACRAMENTO/DELTA NORTH REGIONAL FLOOD MANAGEMENT PLAN

OBJECTIVE
The objective of this report is for the West Sacramento Area Flood Control Agency (WSAFCA) Board of Directors to select Kearns & West and Douglas Environmental to provide outreach and environmental services, respectively, for the Lower Sacramento/Delta North Regional Flood Management Plan.

RECOMMENDED ACTION
Staff respectfully recommends that the WSAFCA Board:
1. Ratify the recommendation and selection made by the Selection Committee, the Joint Administration Committee, and the Plenary Committee of the Lower Sacramento and Delta North regions for: (i) Kearns & West to perform outreach functions, and (ii) Douglas Environmental to perform environmental planning functions, all in support of the regional planning effort for the Lower Sacramento/Delta North Regional Flood Management Plan.
2. Direct the General Manager or his designee to enter into professional services contracts with Kearns & West and Douglas Environmental for them to provide the required services in an amount within his existing contracting authority, but only after a commitment letter for funding is received from the California Department of Water Resources (DWR) which commits funding for these efforts; and
3. Direct the General Manager to return to this Board following receipt of the DWR commitment letter to seek permission to amend the two professional services contracts to increase the total budget consistent with the funding commitment from DWR.

BACKGROUND
The Central Valley Flood Protection Board adopted the 2012 Central Valley Flood Protection Plan (CVFPP) on June 29, 2012.

The 2012 CVFPP is a statewide investment approach for improving public safety, ecosystem conditions and economic sustainability, while recognizing the financial challenges faced by government agencies. The Plan was prepared in response to requirements of the Central Valley Flood Protection Act, enacted by Senate Bill 5 in 2007.

The first step in implementing the 2012 CVFPP will be Regional Flood Management Plans (RFMP). RFMP’s will be developed through a partnership with DWR and local agencies to identify and prioritize proposed flood system improvements and non-structural actions that build upon system-wide and regional flood risk management information in the CVFPP, develop a more detailed regional investment plan, and establish the basis for funding projects and programs under Proposition 1e and Proposition 84 bond acts. This process entails a large commitment of time and resources by local agencies. The DWR will provide directed grant funding to a single local agency in each planning region to offset the cost of preparing each RFMP. The DWR has published guidelines for establishing the process and criteria that it will use to award directed grant funds to a single local lead agency within each of the nine flood planning regions, along with local agency requirements for the content and conclusions of the RFMP.
WSAFCA staff has coordinated with the other local agencies in the region about grant administration and planning process governance. The local agencies have agreed to have WSAFCA designated as the grant applicant for the Lower Sacramento Regional Flood Management Plan area and a joint administration committee of several agencies within the region was established to oversee the grant and development of the Regional Plan. In addition, we have established an east side and a west side coordination committee, and a plenary committee of all representatives in the two regions.

During November the regions made significant progress in advancing the regional plan. First, a final funding proposal was submitted to DWR. Second, the regions issued requests for qualifications for firms to assist with outreach and environmental planning. Proposals were received from multiple teams in response to the solicitation. A selection committee was formed to make a recommendation. That committee recommended Kearns & West and Douglas Environmental. That recommendation was accepted by the joint administration committee, which included WSAFCA representation, and by the plenary committee, which included more than 30 agencies in the two regions.

**ANALYSIS**
We hope to receive a commitment letter from DWR in the next several weeks, allowing us to begin our regional planning efforts using DWR funding. In order to begin our effort quickly, staff believes that the Board should approve the selection of the two teams and allow staff to authorize limited expenditures (limited to existing contract authority) once the commitment letter arrives. A promptly started effort will give our region a potential advantage for competing for funding for future capitol projects.

**Alternatives**
1. Ratify the recommendation and selection made by the Selection Committee, the Joint Administration Committee, and the Plenary Committee of the Lower Sacramento and Delta North regions for: (i) Kearns & West to perform outreach functions, and (ii) Douglas Environmental to perform environmental planning functions, all in support of the regional planning effort for the Lower Sacramento/Delta North Regional Flood Management Plan. Direct the General Manager or his designee to enter into professional services contracts with Kearns & West and Douglas Environmental for them to provide the required services in an amount within his existing contracting authority, but only after a commitment letter for funding is received from the California Department of Water Resources (DWR) which commits funding for these efforts. Direct the General Manager to return to this Board following receipt of the DWR commitment letter to seek permission to amend the two professional services contracts to increase the total budget consistent with the funding commitment from DWR.

2. Ratify the recommendation and selection made by the Selection Committee, the Joint Administration Committee, and the Plenary Committee of the Lower Sacramento and Delta North regions for: (i) Kearns & West to perform outreach functions, and (ii) Douglas Environmental to perform environmental planning functions, all in support of the regional planning effort for the Lower Sacramento/Delta North Regional Flood Management Plan, but not execute any professional services agreements until a future Board meeting following receipt of a DWR commitment letter.

3. Not approve staff’s recommendation. This alternative is not recommended because of unanimous support from the region for the selection of Kearns & West and Douglas Environmental, and because of the necessity to move forward in the plan development process quickly to give our region, and plan, a potential advantage to compete favorably for state funding on future flood risk reduction projects.

**Coordination and Review**
This report was coordinated with WSAFCA staff and program management consultants.

**Budget/Cost Impact**
As all expenditures would be funded through a DWR funding agreement, there would be no local budget impacts.
**FINANCE**

**2012/13 Flood Assessment** - Finance Department mailed out the annual Zero Land Value Flood Assessment invoices the week of November 12th. Invoices totaled $593,813.37. Staff is receiving inquiries on these invoices. If you receive an inquiry on one of these bills, please forward it to the Flood Division.

**PROJECTS**

**2011 EIP the Rivers Phase 1 Site** – Notice of Completion will be signed once City staff has consulted with the design engineer about recreation trail compliance. Piezometer installation is complete. Construction Documentation Report work is ongoing. The Williams property conveyance to WSAFCA has been recorded. Negotiations are continuing with the WUSD on settling title related to Riverbank Road. Determination of The River’s property qualification for Phase I assessment services through the EPA grant is still pending. The Rivers Riparian Mitigation construction is nearing completion.

**2011 EIP the CHP Academy Site** – Project construction complete and Notice of Completion filed. Construction Documentation Report work is ongoing.

**2014 EIP Project – Sacramento River Southport Early Implementation Project** –

*Environmental Documentation:* The Second Administrative Draft EIS/EIR was released to USACE, WSAFCA, DWR, CVFPB, and CA Department of Fish & Wildlife (DFW) on 10/5. Comments have been received and are being reviewed. A meeting with USACE staff to discuss their comments is scheduled for 12/12. The Third Administrative Draft is now scheduled to be submitted to USACE on 12/21.

*Utility Relocation* Nothing new to report during this period.

*Real Estate Services:* Bender Rosenthal Inc. submitted a draft real estate project management and a communications plan that is being reviewed by staff.

*Environmental (hazardous substances) Site Assessment Services* – SCS Engineers collected 489 of 736 soil samples in accordance with the Phase II work plan for soil testing on agricultural properties. Soil analysis has commenced and results will be provided to WSAFCA over the next couple of weeks. Staff has reviewed and approved the Phase II report format. We recently received access rights to Seecon properties and still have a few property (19) owners who we haven’t been able to contact or who haven’t responded to our right of entry request. SCS will be contacting property owners who may have or have had an above-ground or underground storage tank to evaluate for potential environmental hazards related to petroleum products.

*Surveying Services* – Mark Thomas and Company (MTCo) continues working on the base map for the SRSEIP; approximately 97 % complete. MTCo has also commenced mapping recorded easements; approximately 30% complete. Additional follow up field work for the base map will be needed to confirm some utility easement boundaries and staff is working with Placer Title Company to resolve property boundary issues that have arisen out of the surveying work.

*Engineering Design:* The Segment B Value Engineering Study Report is nearly complete. Property owners reached consensus on their preferred replacement driveway access configuration that will be included in the 65% design deliverable. Property owners have also asked the design team to
investigate the financial feasibility of connecting the interim Village Parkway to Gregory Avenue for through public access.

One topic of continuing effort is evaluation of local sources of borrow material for levee and seepage berm construction. Consideration of borrow sources is now a primary critical path item due to the large volume of material needed, high costs/impacts of transporting materials via roadways, potential to impact land development and uses, complexities of synchronizing harvest and delivery of materials with construction phasing, and limited availability of sites that can provide materials suitable for project construction. Other ongoing investigations include interior drainage and conveyance of dry season water supply from a relocated RD 900 intake on the Sacramento River.

65% design development is contingent upon the early concurrence of USACE, DWR and CVFPB regulators on several technical approaches to solve problems associated with the particular circumstances of the Southport EIP. The project design team consultation with regulators will continue as design progresses. The delivery of 65% design documents by the design team is currently scheduled for January of 2013. Staff has started working with design team on review of front end specs and contract documents. A coordination meeting with PG&E has been scheduled for December 19th on the relocation of their facilities for the project.

Public Outreach: Staff continues to experience requests for information from the public and is committed to providing that information in a complete, accurate, and timely manner.

State EIP Funding Agreements – DWR is reviewing WSAFCA’s “creditable expenses” for work performed prior to the funding agreements, 2007-2009. Staff is reviewing invoices and preparing reports for the period which will result in an estimated $1.8 M in additional State funding for the WSLIP.

USACE General Reevaluation Report – Sacramento District staff continue their efforts to implement the recent HQ national planning directive intended to streamline and accelerate the feasibility study process. The District GRR team is evaluating scope adjustments to realign the study with the new feasibility study directive, while continuing work on “no-regrets” components of the study and refine project alternatives. Re-scoping the study will determine the level of detail and format for design (limited basic layouts and cross sections) and cost estimates. District staff has been formulating and evaluating system alternatives for consideration in both the West Sacramento and SAFCA Common Features GRR’s. WSAFCA is coordinating with SAFCA, DWR and CVFPB toward non-Federal sponsor consensus on Federal flood risk reduction planning in the region. The next action needed to reset the GRR scope and schedule is a vertical In Progress Review (IPR) by USACE District, Division and Headquarters. The Sacramento District has tentatively scheduled the 6-hour IPR for January 23rd, pending HQ confirmation. USACE district staff has indicated the tentative draft GRR in August 2013 and completion by the end of 2014.

Sac Bank Setback Levee Project – The new levee was protected from the recent rains by placing visquine secured with sand bags on the patrol road surface. Staff is continuing its efforts to obtain a status report for acceptance of the new Levee. South River Road will remain closed throughout the duration of the project, which is now scheduled to continue through fall 2013. USACE issued a press release about the project delay and has updated construction signs.

South Cross Levee Certification – nothing new to report this period.
PUBLIC RELATIONS

Crocker & Crocker have been working closely with City staff to create strategies, agendas for public meetings, outreach materials for all active projects (construction and design) and numerous media contacts and content releases. C&C has developed a flood insurance information piece that will be distributed in November via utility bills to all residents and property owners in the City.

FLOOD INSURANCE

Community Rating System (CRS) – The City will remain a Class 8 CRS community this year. Staff is meeting with DWR on December 14th to develop a model Levee Failure Warning and Response Plan. DWR wants to develop a model plan for a mid-sized California community that can be replicated statewide. DWR chose West Sacramento as the template for the model plan. Staff estimates the plan will increase the City’s CRS score between 50 and 100 points. 500 points are needed to increase one class.

FLOOD PLAIN ADMINISTRATION

Floodplain Management Ordinance with Levee Protection Area – Nothing new to report this period.

Liberty – Coordination and information sharing between staff and the property owner’s subdivision consultant is continuing. Representives of the property owner have re-evaluated their earlier comments on levee design and proposed configuration for Village Parkway in light of recent geotechnical investigations by BCI, and the material was reviewed by the HDR design team. The design team met with Liberty project representatives on October 15th and have initiated additional geotechnical investigations to determine if the conventional cutoff wall proposed by the Preferred Alternative can be extended upstream to reduce the landward extent of seepage berm.

Bridge District – Nothing new to report this period.

EMERGENCY PREPAREDNESS

DWR Flood Emergency Response Projects Grant – Nothing new to report this period.

Emergency Preparation/Flood Season Coordination – The annual pre wet season flood coordination meeting was held on November 14th at the City’s Emergency Operations Center. Representatives from the City of West Sacramento, RD 900, DWR local maintenance yard, and DWR’s Flood Operations Center attended. DWR provided flood-fight training to West Sacramento personnel on November 27th & 28th. Participants included personnel from the City of West Sacramento staff, RD 900 & RD 537, DWR local maintenance yard, and West Sacramento Community Emergency Response Team members.

COORDINATION WITH OTHER ACTIVITIES

Central Valley Flood Management Planning Program – Staff is working with the California Department of Water Resources (DWR), Sacramento Area Flood Control Agency (SAFCA), Sacramento County, Solano County, Yolo County and Reclamation Districts within the Lower Sacramento and Delta-North regions to finalize the region’s planning area, partnership framework and study scope, and program for engaging local and NGO stakeholders for the Lower Sacramento and Delta North Regional Flood Management Plan (RFMP). The RFMP will be led by local partners to identify and prioritize proposed flood system improvements that build upon
regional flood risk management information published in the 2012 Central Valley Flood Protection Plan and develop more detailed information on particular conditions and needs within the region. WSAFCA has agreed to lead the regional planning effort. WSAFCA and its partners have held a series of meetings in the region over the past several months to develop local and state support for the regional planning process. The funding application was submitted to DWR and included letters of support from the Yolo County Board of Supervisors and Yolo County Water Resources Association, and a combined letter of support signed by twenty representatives of local levee maintaining agencies and stakeholders. Once the State approves the funding application all activities scoped in support of this effort will be 100% State cost shared. DWR has may issue an approval letter in December or early January.

West Side IRWMP – Nothing new to report in this period.

FEMA Remapping – Nothing new to report in this period.


General Plan Update – Nothing new to report in this period.

Yolo County Natural Heritage Program – Staff continues to monitor progress as the Program undergoes administrative and agency transition. Staff attended JPA Board meeting on October 15th and contributed to a technical information memorandum prepared by the Community Development Department for the City Manager. An update on administration and funding to continue the conservation planning process was presented to the City Council on November 7th.

City Efforts to Address Homelessness – Nothing new to report this period.

RESOURCES AND PROJECT STAFFING

With the departure of Dave Shpak and Bill Panos from the City, a set of near and mid-term actions will be implemented to ensure continued, timely advancement and long-term success of the West Sacramento Levee Improvement Program (WSLIP). City staff and Ken Ruzich have determined that the most effective approach will be to expand MBK Engineers and HDR Engineering rolls until Flood Protection Program leadership and staff capacity have been restored. Enhanced consultant support would be provided for 3 to 6 months, depending upon timing of City staff replacement, training and work-flow integration. As transition progresses, consultant responsibilities would return to existing roles.

Southport Implementation – Derek Larsen from MBK Engineers will lead the day to day activities of the team. Ric Reinhardt from MBK Engineers will continue to oversee execution of the work, assist the team with resolving issues and participate in the management and strategy meetings. MBK is also developing a proposed meeting structure that would support management oversight of this effort and change the focus from planning and design to implementation.

Federal/State Initiatives – Scott Shapiro will lead legislative, FEMA and USACE HQ efforts and provide additional guidance to increase staff familiarity with issues, collaborators and stakeholders.

Office Hours at West Sac – Derek Larsen will maintain an office at the Flood Protection Program for three half days per week to direct Southport EIP activities and support program-related efforts. Ric Reinhardt and Scott Shapiro will meet weekly with Greg Fabun and assigned staff to inform
and guide on Flood Program strategy and initiatives, monitor progress and build internal management capacity across all program elements.

**West Sac Executive and WSAFCA Support** – Derek Larsen and Ric Reinhardt will provide staff support to Greg Fabun for the WSAFCA Board. Scott Shapiro and Ric Reinhardt will provide support to Greg in meeting with the Steering Committee and/or City Manager.

**Regional Planning** - Ric and Scott will continue to lead the regional planning effort. Greg will represent WSAFCA in regional planning with support from Ric, Scott, and HDR. Plan development will be led by Sergio Jimenez with general oversight by Greg. The administrative duties associated with regional planning will be led by Mark Zollo with MBK support as needed.

**USACE GRR** – Sergio Jimenez will continue to manage the General Reevaluation Study process, coordination with DWR and USACE. Greg will provide general oversight, with staff support by John Powderly and Kenric Jameson.

**NEXT WEEK - FUTURE**

December 12\textsuperscript{th} – Southport EIP EIS/EIR meeting with USACE
December 14\textsuperscript{th} – DWR CRS Levee Failure Warning and Response Plan