

# CAPITAL PROJECTS UPDATE

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Fairfax Town Council Meeting

September 1, 2021



# Capital Projects Update

Jonathon Goldman - Interim Public Works Director

## RECOMMENDATIONS:

- Receive report and presentation.
- Note, hear public comment, discuss, provide direction and file.

# Capital Projects – Background

- Resolution No. 21-27 adopted July 7, 2021 approved the Capital Improvement Budget and appropriated funds for progress or completion of those projects in the fiscal year beginning July 1, 2021 and ending June 30, 2022.
- Since beginning work on August 2<sup>nd</sup>, the interim Public Works Director has:
  - established the status of and provided direction to design consultants on several of these projects; and
  - identified a number of urgent (before it rains) projects, including repairs to the upper end of Bay Road recommended by the Town's consulting engineer, Miller-Pacific; repairs to underground storm drainage piping that have resulted in sinkholes or voids in two locations, and several others.

# Capital Projects – Discussion

- As another example of interim actions, due to the water shortage emergency, Staff has acquired water storage tanks and a pump to allow the Town to receive and store reclaimed water from the recycled water project managed by the Marin Municipal Water District (MMWD) (<https://www.marinwater.org/recycledwater>) and transport and use that recycled water for irrigation and other uses. These include irrigation of the Redwoods and other trees near Town Hall, Pavilion and nearby parks; as well as the street trees along the Parkade and elsewhere. Staff has identified a leak in the irrigation system that was installed to nourish the trees along the Parkade and hopes to both repair the leak and ultimately use reclaimed water rather than potable water there more permanently.

# Capital Projects – Discussion

- Other Key project updates include:
  - **Street Paving** – in addition to the urgent repairs identified as necessary before the rainy season, Staff plans to retain project delivery consulting help to prepare bid documents to allow the Scenic Road and other projects included on the Town's current SB-1 to be issued for either informal or formal bids in conformance with the Town's adopted code for procurement of public works projects.

To the extent that specific road segments can be repaired at project costs of \$60,000 or less, the Town Manager has the authority to negotiate such a contract. To the extent practicable, Staff will attempt to deliver several smaller paving projects before the rainy season. Once the construction season wanes, Staff will develop bid packages for formal bidding of projects within the adopted budget in early January in order to have Council award contracts and authorize issuance of notice to proceed in February, 2022.

# Capital Projects – Discussion

## Street Paving (continued)

- The priorities for road segments to be paved (or receive other maintenance) are identified in the Town's most recent Pavement Management Report document.
- However, the pavement condition criteria that are used by all of the Bay Area Metropolitan Transportation Commission agencies do not (in the Interim Public Works Director's opinion) give adequate consideration to bicycle or pedestrian uses of the pavements or the adjacent sidewalks and other paths of travel used for non-motorized travel.
- Staff will provide Council with recommendations as to road segment paving priorities once more familiarity with the most recent Pavement Management Report and development of a more holistic sense of priorities from more tenured Town Staff, consultants and Council can be developed.

# Capital Projects – Discussion

- **Bridges**
  - Azalea Avenue, Meadow Way, Creek Road and Spruce, Marin, and Canyon Bridges have all been in the design and project delivery process for some time. Project delivery continues to utilize a mixture of funding sources for repair or replacement as indicated in the adopted budget. It is anticipated that more details regarding the schedules for all of the Bridge Projects will be presented to Council during the course of regular October or November 2021 meetings.
  - Meadow Way – This Bridge Replacement project, having already cleared National Environmental Policy Act (NEPA) and California Environmental Quality Act (CEQA), is in its right-of-way (ROW) and final design phase.
    - The lead project delivery consultant, Nader Tamannaie, P.E. (of California Infrastructure Consultancy, Inc., [www.califstructure.com](http://www.califstructure.com)) is preparing a preliminary right-of-way package for presentation to Council in closed session (real property acquisition) in October.

# Capital Projects – Discussion

## Bridges -- Meadow Way (continued)

- It is anticipated that (depending on successful negotiations with the affected property owners; as well as utility companies designs for temporary and permanent relocation of their own facilities; and Caltrans approval and certification of ROW), utility relocations and the bid package for procurement in compliance with Town code and Caltrans requirements Meadow Way Bridge project may be ready to advertise in December, 2021 with bids to be opened after the New Year.
- Given the multitude of the moving parts involved, the Town's project delivery team may push this bid schedule into 2022, followed by utility relocations and installation of a temporary bridge in the same year, followed by bridge replacement in 2023. The alternative approach may be to advertise the project in 2022 and do the entire construction in 2023 to disturb the neighborhood least.



# Capital Projects – Discussion

## Bridges -- Meadow Way (continued)

- Staff is making every reasonable effort to accomplish construction of any facilities possible under the project umbrella to either allow for easier future undergrounding of overhead utilities or accomplish some undergrounding as part of the work.

# Capital Projects – Discussion

- **Azalea Avenue/Sir Francis Drake Intersection Pedestrian Safety/Safe Pathways to School Project** – the adopted budget also includes a project funded at \$250,000 for installation of path-of-pedestrian travel improvements and a rectangular, rapid-flash beacon crossing for this intersection adjacent to the Fairfax Market.
  - Initial topographic surveying has been performed, but the limits of the public right-of-way were not included when that work was completed. Those limits are necessary to ensure that public improvements are not constructed on private property without the necessary easements and other permissions.

# Capital Projects – Discussion

- **Azalea Avenue/Sir Francis Drake Intersection Pedestrian Safety/Safe Pathways to School Project (continued)**
  - The need to ensure that the path of pedestrian travel for persons with impaired mobility or sight (or both) from the public transit stops on the roadway formerly known as Sir Francis Drake near Broadway may pose challenges for this project. Staff and consultants are also confirming whether Caltrans has any permitting jurisdiction over the work. Staff will provide more detailed updates during the course of Council's October and November meetings.

# Capital Projects – Discussion

- **Park & Pedestrian Trail Improvements** -- appropriations in the current adopted budget total \$114,272 from Measure A Park & Measure F funding to continue park improvement projects including reimbursement of costs for Peri Park Playground equipment; pedestrian trail repairs; Peri Park Exercise equipment; Peri Park Swing replacement; and Bicycle Pump Track construction.
  - Staff has acquired a quotation for the Peri Park Swing Replacement equipment. Additional expenses are likely for fence relocation, fall-surface provisions and accessibility improvements.
  - Staff is proceeding with procurement and installation of the swing set and will continue to keep Council apprised of progress on these improvements. A more detailed update will be provided during the course of Council's October and November regular meetings.

# Capital Projects – Discussion

- **Pavilion Project** -- A summary of the history of the project is provided on the Town's website here:  
<https://www.townoffairfax.org/pavilion-retrofit-project/>.
- On the basis of two coordination meetings held with the project's consulting team and the Interim Public Works Director, Staff intends to provide a more detailed presentation on the status of the project to Council and the Community in an October or November regular meeting.
- Staff is pursuing a short-term project delivery plan intended to deliver the foundation, structural improvements and certain accessibility improvements with invitations to bidders in December, 2021 in conformance with FEMA funding agreements.

# Capital Projects – Discussion

- **Pavilion Project (continued)**
  - Staff intends to deliver all of the FEMA-funded (including Town match) portions of the work should Council award a contract on the basis of those December, 2021 bids.
  - Subsequent phases of work, including work authorized with appropriations of Town funds in the adopted budget in excess of those necessary to match FEMA's funding, will be delivered under separate contracts once the fundamental structural and accessibility improvements have been completed and accepted.

# Capital Projects – Discussion

- **Other projects and additional details**

- Storm Drain - Broadway – identified as an urgent (before it rains) item, contractor finalizing mobilization plans and scope details with Staff
- Capital Improvements to meet state requirements – details in development with MCSTOPPP
- Generator installation - Bennett House – Staff checking on cost and appropriations
- Downtown Sidewalks – Staff will prioritize hazards and barriers to accessibility. Program will require development.
- Parkletts/streeteries - Staff will utilize direction from Council on separate item this meeting to collaborate with other jurisdictions to develop permanent design codes. Enforcement of existing temporary permit conditions will require time from existing Staff with limited capacity.



# Capital Projects Status Update

## Recommendations

- Receive report and presentation
- Questions of Staff
- Public comment
- Discussion and direction to staff