

FLOOD ZONE 9 ADVISORY BOARD MEETING

APRIL 25, 2022

We acknowledge the land we are on today as the traditional territory of the Coast Miwok and the federally recognized tribe the Federated Indians of Graton Rancheria. We thank the Coast Miwok who were the stewards to the land and water here before us and those who are here now for sharing their ancestral homeland with us. For more information: <https://native-land.ca/resources/territory-acknowledgement/>

Item 1. Approval of Meeting Minutes for March 31, 2022

<https://www.marinwatersheds.org/sites/default/files/2022-04/FCZ9%20AB%20DRAFT%20Meeting%20Minutes%2003312022.pdf>

Recommended Action: Approve the minutes.

Item 2. Open Time for Items Not on the Agenda

Comments will be heard for items not on the agenda (limited to three minutes per speaker).

Item 3. San Anselmo Flood Risk Reduction Project

The [San Anselmo Flood Risk Reduction \(SAFRR\) Project](#) consists of three components: (1) design of the Sunnyside Flood Diversion and Storage (FDS) Basin at 3000 Sir Francis Drake Blvd; (2) the removal of a building bridge at 634 San Anselmo Avenue and creek bank stabilization within San Anselmo Creek (BB2); and (3) flood mitigation measures for downstream privately owned structures that may see impacts from the project. This staff report provides an update on the Building Bridge design and construction element. The following is an update of the progress of each of the project elements:

<u>Milestone</u>	<u>Timeline</u>
Permit applications submitted	May 2020
BB2 building demolition completed	June 2020
FDS Part 1 Construction completed	November 2020
90% SAFRR engineering design plans	February 2021
Permit approvals	March 2022
100% design plans for FDS	July 2021
FDS Part 2 Construction bidding and award	Spring/summer 2021
FDS Part 2 Construction	September 2021 to October 2022
100% design plans and specs for BB2 project	Sept/Oct 2022
BB2 construction bidding, award and construction	TBD
BB2 flood mitigation design and construction	TBD

630-636 San Anselmo Avenue (removal of Building Bridge #2)

Following tenant relocation, the existing buildings on top of the deck of the supporting concrete bridge were demolished in the summer of 2020. The concrete slab foundation that spans the creek will remain in place until the Federal Emergency Management Agency (FEMA) no rise certification is approved.

The District's design team is currently preparing 100% design plans, specifications and estimate for the removal of the building bridge. The current project design incorporates a new concrete structure that

is designed to constrict flow (also referred to as a baffle) so that there is no rise in flood water elevation upstream or downstream during a 100-year event. The baffle is recommended to comply with [FEMA's no rise guidelines](#). The BB2 bridge foundation currently spans San Anselmo Creek and is a major obstruction to flow. Because the project is located within a FEMA regulatory floodway, FEMA will not authorize any project that results in a rise in flood waters of 0.00 feet or above during a 100-year flood (1% chance of exceedance in any given year). Any project, even removal of an obstruction to flow, that causes a rise in water surface that touches a structure in the floodway downstream will require mitigation to that structure. To construct the BB2 project in a way that causes no rise, the District is working with their engineering consultants to design a temporary constriction (called a "baffle") to be installed once the older building structure is removed. This concrete constriction structure, or baffle, would remain in place until the District can secure the mitigation needed either by detention upstream or measures downstream or a combination of both. District staff have been working closely with FEMA, the District's engineering consultants, and FEMA's mapping consultants in Washington DC to perform modeling for a baffle design that results in no-rise during a 100-year flow event. The application to FEMA is scheduled to be submitted in May but the timeline for approval may be up to 9 months. The District is applying for an expedited approval process from FEMA.

The District is working closely with The Town of San Anselmo and their consultant RHAA to incorporate the Town's elements of the Reimagine Creek Park (RCP) vision into the SAFRR project design. The elements that are part of the RCP and beyond the scope of the SAFRR project would be constructed and paid by the Town. The District plans will include reconstructing the right bank retaining wall in place to create space for a new pedestrian plaza along San Anselmo Avenue. The release for bid and award is planned in May 2023 but will depend on FEMA authorization of the District's no rise application and project bids coming in within available funding.

The Town of San Anselmo participates in FEMA's [Community Rating System \(CRS\)](#). The CRS is a voluntary program that encourages and rewards communities for going beyond the minimum requirements of FEMA's National Flood Insurance Program. By participating in CRS, the Town earns flood insurance premium reduction for its residents. The CRS efforts funded by the Town can result in reductions in flood insurance rates for those property owners who pay for federal flood insurance. The relocation of the tenants and removal of the buildings located at 630-636 San Anselmo Avenue as part of the SAFRR Project along with other CRS activities has resulted in the Town being credited to a level which translates into a 15% reduction in flood insurance rates within Town limits.

Installation of a new concrete baffle downtown would negate any upstream flood benefits while in place (staff are verifying with FEMA that this would not impact flood insurance rates). This constriction can be removed once all downstream mitigation measures are constructed and signed off by FEMA and the respective Town Floodplain administrators as part of a Conditional Letter of Map Revision. Using FEMA's effective model, up to 20 properties have been identified as impacted downstream in San Anselmo and Ross. Flood mitigation can also be achieved by incorporating detention upstream of BB2 or a combination of these measures. Installation of the baffle would allow the banks of San Anselmo creek to be stabilized, daylighting a small section of the creek. Removal of the aged BB2 would allow the design process for Reimagine Creek Park to continue.

From its inception, the Ross Valley Program proposed detention throughout the watershed to achieve containment of the 100-year flow but to date only one basin is in construction: the FDS site in upper Fairfax at the former Sunnyside Nursery. Hydraulic modeling shows the need to detain at least 480 acre-feet of flood storage throughout the watershed to mitigate the 100-year flow. Preliminary estimates show about 270-acre-feet of detention storage is needed to mitigate any increase in the 100-year flow downstream with the removal of the building bridge 2 alone. Given the absence of detention, the District is recommending the installation of the baffle to mitigate any rise until additional upstream detention and/or flood proofing of commercial and residential structures can be completed downstream of BB2.

Project updates will continue to be provided at future meetings and on the project page:
<https://www.marinwatersheds.org/resources/projects/san-anselmo-flood-risk-reduction-safrr-project>.

Summary:

Given that FEMA stated they would need up to nine months to process the no rise application, the earliest that this project could be constructed is summer 2023. The final design including the removal of the bridge foundation, slope stabilization, re-vegetation and installation of a new concrete baffle should be available in September. Completion of the project would remove the aged building bridge structure, daylight a small section of San Anselmo Creek, stabilize the creek bank slopes and allow the Town to continue with their ReImagine Creek Park project. Following completion of the design, the engineer's cost estimate of \$4.2M will be updated. This cost includes \$200,000 for construction of the baffle. When either upstream flood storage and/or downstream structure mitigation measures are completed, the concrete baffle can be removed.

In addition to the no rise certification from FEMA, the project will require an addendum to the 2018 approved EIR and updates to the State and Federal permits. There are funds available to design and construct the project, but a short-term loan will be needed for cash flow purposes.

Recommended Actions: Authorize staff to continue working with the engineering consultant team to complete the design for removal of building bridge two including the design of a concrete baffle to ensure no rise consistent with FEMA's regulations and to submit the no- rise application to FEMA and continue work on an addendum to the 2018 EIR.

Item 4. Corte Madera Creek Flood Risk Management Project

The Marin County Flood Control and Water Conservation District (District) proposed the Corte Madera Creek Flood Risk Management Project, Phase 1 to reduce the 25-year flood risk along Corte Madera Creek in the Town of Ross and unincorporated Kentfield and to enhance natural stream functions. The project is located in the Corte Madera Creek watershed within the Town of Ross and census-designated place of Kentfield in Marin County. The Project area is divided into three units, as identified from the original construction by the US Army Corps of Engineers, from upstream to downstream: Unit 4, Unit 3, and Unit 2. Corte Madera Creek within the project area is a concrete lined channel in Unit 3 and Unit 2 and currently has a natural bottom in Unit 4. The project area is approximately 1.4 miles

long. The proposed project includes elements that would increase flow conveyance capacity, provide flood protection, and/or enhance habitat within Corte Madera Creek. District staff have been working with the Town of Ross, Friends of Corte Madera Creek, and other stakeholders to continue moving forward with the project design, permitting, and Environmental Impact Report (EIR). The EIR was certified by the District Board of Supervisors on August 17, 2021.

Part 1-Granton Park

The project has funding from a CA Department of Water Resources Grant that expires March 31, 2023, which requires construction of the project to be completed by the end of December 2022. The project will be bid as two contracts as outlined in the **current schedule** (subject to change) below. The District is also pursuing a request to extend the grant timeline to 2024. The plan set for construction of the new stormwater pump station and the maintenance access ramp in the Granton Park neighborhood and a recommendation to open bids on April 19th was approved by the District Board of Supervisors on March 15, 2022. At this meeting the District BOS also authorized the Public Works Director to award a contract to the low bidder. The bid opening was moved to April 21, 2022 to allow staff time to review and respond to contractor’s questions. Plans and Specifications for this project are available to view free of charge on the County’s new online bidding process through Bid Express. <https://www.bidexpress.com/businesses/53528/home>. The District received a low bid of \$4,104,227.00 and will provide an update at the advisory board meeting.

Contract 1: Pump Station/ Ramp Milestones	Timeline	Contract 2: In-channel Improvements Milestones	Timeline
100% Plans & Specs	February 2022	100% Plans & Specs	June 2022
Bidding	April 2022	Bidding	June 2022
Permits	April 2022	Permits/ Agreements	June 2022
Real Estate Easements	May/June 2022	Real Estate Easements	May/Jun 2022
Construction Award	April 2022	Construction Award	July 2022
Construction Starts	May/June 2022	Construction Starts	July 2022
Construction completed	February 2023*	Construction completed	December 2022

*Extended delivery schedule for some electrical parts for the pump station, staff will provide update at the meeting.

Part 2- In-channel improvements

Some of the in-channel improvements do cause a minor rise in water surface elevation within the existing concrete channel, and therefore need to be approved by FEMA and the Town of Ross and the County’s respective floodplain administrators. The projects will follow a Conditional Letter of Map Revision process similar to the SAFRR project which is expected to take from 6 to 9 months and will therefore likely delay the construction of these project components to the 2023 construction season.

These components include removal of the existing wooden fish ladder structure, and replacement of the transition structure between the upstream natural channel and the existing concrete channel plus any work to raise the height of the existing concrete channel walls downstream. Work downstream of the Lagunitas Road bridge which includes widening the channel along the right bank looking downstream and grading of the channel bed is also likely to be postponed until 2023.

The CMC FRM EIR includes the removal of a portion of the concrete channel and restoration that the Friends of CMC have been managing, with funding from a State of CA Coastal Conservancy grant, at the downstream end of the concrete channel next to College of Marin. This project was approved to be included with the existing DWR grant for construction, but unfortunately the existing FEMA model had an error misrepresenting the existing concrete channel width. This error is being corrected but will need review and certification from FEMA to proceed to ensure no rise of 0.00'. This means the project will be delayed into the 2023 construction season. Information on the project can be found on Friends Madera Creek's website: https://friendsofcortemaderacreek.org/new_site/

A County loan of \$5,000,000 for two years is recommended to support cash flow during construction. The interest rate is based on the Prime Rate plus 1%.

Recommended Actions:

- 1) Recommend the District Board of Supervisors increase appropriations in the Zone 9 construction budget by up to \$5,000,000 including contingency.
- 2) Recommend the District Board of Supervisor accept a two-year loan of \$ 5,339,975.55 (including interest) from the County of Marin

Item 5. Proposed Fiscal Year 2022 – 2023 Baseline Budget

The County Administrator's Office requested that the zones recommend a baseline budget for the beginning of each fiscal year that does not include major project expenses. Baseline budgets are intended to be relatively consistent year to year. Major project expenditures will require separate actions from the AB and District BOS to adjust the budget as needed. As usual, the approved budget may always be adjusted as necessary as priorities and cost estimates for projects and studies planned for this coming fiscal year are more clearly identified. The Proposed Flood Zone 9 Baseline Budget for FY 2022-2023 can be viewed at: https://www.marinwatersheds.org/sites/default/files/2022-02/Proposed%20FZ9%20FY23%20Baseline%20Budget_1.pdf.

The requested recommendations for baseline budget apply to the lines with bold outline only (30, 32, 35, 37, 41, 42, 43, 55). Everything else on the baseline budget spreadsheet is for information purposes or is part of a separate action by the advisory board.

Recommended Action: Recommend the District Board of Supervisors adopt the proposed Zone 9 Baseline Budget for FY 2022-23.

Item 6. Next Meeting