



Memorandum

TO: HONORABLE MAYOR
AND CITY COUNCIL

FROM: Kerrie Romanow

SUBJECT: SEE BELOW

DATE: May 8, 2019

Approved

Date

5/8/19

SUBJECT: FIRST AMENDMENT TO THE MASTER AGREEMENT WITH GOLDER ASSOCIATES FOR ENVIRONMENTAL SUPPORT SERVICES

RECOMMENDATION

Approve the First Amendment to the Master Agreement with Golder Associates for environmental consulting services, increasing the amount of compensation by \$500,000, for a total agreement not to exceed \$1,000,000. No extension is being recommended on the term of the agreement, which expires on June 30, 2020.

OUTCOME

Approval of the recommendation will provide for continued consultant services including investigation and testing and remediation for potential contamination found at the Fire Training Facility, ongoing operation and maintenance of the landfill gas flare at the former Singleton Landfill, and further contamination investigations at the former Nine Par Landfill.

BACKGROUND

On April 25, 2017, Council awarded a Master Agreement for Consultant Services for environmental consulting services in the amount of \$500,000 to Golder Associates following a competitive procurement. The Environmental Services Department has issued sixteen Service Orders under this agreement, totaling \$428,050 for various projects, including a solvent leak investigation at the former Nine Par Landfill, operation and maintenance activities for a landfill gas flare at the former Singleton Road Landfill, and regulatory support services and investigations for recently discovered environmental contamination at the San Jose Fire Department's Training Facility.

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The City purchased the former Nine Par Landfill in late 1970s after it had been a private landfill from 1938 to 1970. The Regional Wastewater Facility (RWF) used the property for cleaning equipment. In 2011, investigations were performed on the site to formally close the landfill with State regulatory agencies. During the closure investigations, groundwater contaminated with solvents was discovered at the landfill. Golder Associates is assisting the City in environmental testing and potential remediation of environmental concerns raised during the closure activities. The project is under regulatory oversight of the Regional Water Quality Control Board (RWQCB).

The City operated Singleton Road Landfill from 1964 until its closure in 1978. A flare with an underground gas collection system was installed in 1988 to capture the landfill gas for combustion. The gas collection system prevents the landfill gases from creating a potential safety hazard. As the gas flare and collection system ages, it requires increased maintenance and repair to keep it functioning adequately. The City has historically spent about \$100,000 to \$150,000 per year to maintain the gas flare and collection system. Costs have increased in the past few years due to the flare and collection system needing frequent repairs. Golder Associates has been maintaining the system for the past year, as well as performing compliance monitoring and minor repairs. The Bay Area Air Quality Management District (BAAQMD) and CalRecycle are the regulatory oversight agency for Singleton Landfill.

During environmental due diligence by Google for its purchase of the San Jose Fire Department's Fire Training Facility, located at 255 S. Montgomery Street, potential environmental concerns related to the historical use of the site was identified. Golder Associates will assist the City in conducting additional environmental sampling, investigation, and working with the regulators, likely the RWQCB, if necessary. The investigation into contamination is in the early stages and the extent, costs and regulatory requirements are to be determined.

ANALYSIS

As one of the City's on-call environmental consultants for the past two years, Golder Associates has obtained extensive knowledge of the Nine Par Landfill and Singleton Landfill sites' contaminant conditions. Their technical expertise provided to these projects, as well as numerous other environmental-related projects, are commensurate with the expertise necessary to characterize the extent of contamination at the Fire Station Facility property. Increasing the compensation on this Master Agreement will allow Golder Associates to continue to provide environmental consulting services to three critical projects, Nine Par Landfill, Singleton Road Landfill, and San Jose Fire Training Facility:

- Nine Par Landfill: Approximately \$50,000 is needed to perform additional monitoring and contamination investigations in Fiscal Year (FY) 2019-2020.
- Singleton Landfill: Approximately \$150,000 is needed to complete critical repairs of the landfill gas flare in FY 2019-2020.

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- **Fire Training Facility:** Approximately \$300,000 is needed to install monitoring wells both on and off-site, collect data, test for releases and assist with regulatory requirements in FY 2019-2020.

Increasing the maximum total compensation from \$500,000 to \$1,000,000 (with no change in term) of the Golder Associates Master Agreement will allow the City to continue to meet the regulatory requirements and ensure public safety in the most cost effective and timely manner.

EVALUATION AND FOLLOW-UP

No subsequent Council action on this issue is anticipated.

PUBLIC OUTREACH

This memorandum will be posted on the City's website for the Council Agenda of May 21, 2019.

COORDINATION

This memorandum was coordinated with the Public Works Department, the City Attorney's Office, and City Manager's Budget Office. This item is scheduled to be heard at the May 16, 2019 TPAC meeting.

COMMISSION RECOMMENDATION/INPUT

No commission recommendation or input is associated with this action.

COST SUMMARY/IMPLICATIONS

Work related to the Nine Par Landfill and the Singleton Road Landfill is anticipated to occur in FY 2019-2020 from existing ongoing funding sources within San José-Santa Clara Treatment Plant Operating Fund Non-Personal/Equipment appropriation (\$50,000 for the Nine Par Landfill) and the Closed Landfill Compliance City-Wide appropriation in the General Fund (\$150,000 for the Singleton Road Landfill).

Work related to the Fire Training Center is tentatively estimated at \$300,000, approximately \$100,000 for the remainder of FY 2018-2019, and \$200,000 for FY 2019-2020. To ensure that environmental monitoring and testing moves forward, costs will temporarily be funded by the Unanticipated/Emergency Maintenance City-Wide appropriation in the General Fund. As part of the FY 2018-2019 Year-End Clean-up process, the Administration will provide a recommendation to the City Council to reallocate these costs to a new City-Wide appropriation,

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as available resources allow. The Administration has factored the \$200,000 for next fiscal year in the development of the FY 2019-2020 Proposed Budget scheduled for release May 1, 2019. Given the preliminary nature of this estimate, these costs may shift as more is learned about site conditions.

BUDGET REFERENCE

The table below identifies the funds and appropriations to fund the First Amendment to the Master Agreement with Golder Associates in 2018-2019 recommended as part of this memorandum.

Fund #	Appn. #	Appn. Name	Total Appn.	Amt. for Recommendation	2018-2019 Adopted Operating Budget Page	Last Budget Action (Date, Ord. No)
001	5393	Unanticipated / Emergency Maintenance	\$1,456,000	\$100,000	IX-56	10/16/2018 Ord No. 30172

CEQA

Not a Project, File No. PP17-002, Consultant services for design, study, inspection, or other professional services with no commitment to future action.

/s/
KERRIE ROMANOW
Director, Environmental Services

For questions please contact Ken Davies, Environmental Sustainability Manager, Environmental Services Department, at 408-975-2587.