

CITY OF YUBA CITY
STAFF REPORT

Date: May 5, 2020
To: Honorable Mayor & Members of the City Council
From: Public Works Department
Presentation by: Diana Langley, Interim City Manager

Summary

Subject: Groundwater Well Abandonment Phase II Project (Plans & Specifications)
Recommendation: Adopt a Resolution approving the plans and specifications for the Groundwater Well Abandonment Phase II Project and authorizing advertisement for bids on the project.
Fiscal Impact: Engineer's Estimate: \$470,000 – Account No. 971145-65501 (Groundwater Well Abandonments)

Purpose:

Destroy and abandon former Hillcrest Water Company (HWC) groundwater well sites and facilities.

Background:

The City of Yuba City purchased 16 former HWC well sites in 2001 for water supply purposes. All HWC wells have been deactivated and areas that were previously supplied by the groundwater wells have been connected to surface water.

Former HWC wells range in age from 31 years to 68 years. Rehabilitating and reactivating these aging wells would be an extensive and costly undertaking. Well condition, casing integrity, and sanitary seal depths are among the issues that would need to be addressed for reactivation and permitting by the State Division of Drinking Water (DDW). Additionally, well sites contain contaminated soils and storage structures with asbestos and lead content that must be remediated to prevent potential contamination of the surrounding environment and groundwater aquifers. Wells 2, 14, and 21 were abandoned in 2016.

In December 2018, City Council approved the plans and specifications for the Groundwater Well Abandonment Phase I Project and authorized the Public Works Department to advertise the project for bids. Phase I construction commenced in late 2019 and was completed in early 2020 and included the demolition of wells 2, 13, 16, 17, 18, 19, 20, 22.

Due to estimated costs, well sites 3, 4, and 7 were left for abandonment through a future Phase II project. These well sites contain considerable site facilities and storage tanks that require extensive demolition of steel structures that was beyond the scope of Phase I.

Analysis:

The City's current Water Master Plan update provides an analysis of the former HWC wells and recommends the abandonment of seven wells located on six sites due to well quality, age, and costs to rehabilitate. The wells identified in the Phase II Project are numbers 3, 4, and 7. The other wells have been abandoned as part of prior construction projects. A table of all HWC well sites is included below:

- Well Site 2 (Abandoned 2020)
- **Well Site 3 (Phase II)**
- **Well Site 4 (Phase II)**
- Well Site 5 (Future Emergency and Storage Use)
- **Well Site 7 (Phase II)**
- Well Site 8 (Future Emergency and Storage Use)
- Well Site 9 (Future Emergency and Storage Use)
- Well Site 13 (Abandoned 2020)
- Well Site 14 (Abandoned 2016)
- Well Site 16 (Abandoned 2020)
- Well Site 17 (Abandoned 2020)
- Well Site 18 (Abandoned 2020)
- Well Site 19 (Abandoned 2020)
- Well Site 20 (Abandoned 2020)
- Well Site 21 (Abandoned 2016)
- Well Site 22 (Abandoned 2020)

Each well site in Phase II contains supporting infrastructure and storage tanks that will be demolished and removed.

The City will consider selling Phase II well sites in Fall 2020 after demolition activities.

Public Works has prepared the project plans, specifications, and cost estimate for the Groundwater Well Abandonment Phase II Project. With Council approval of the plans and specifications and authorization to advertise for bids, staff proposes the following schedule:

Advertise for bid:	May 2020
Open bids:	June 2020
Award contract:	July 2020
Start of construction:	August 2020
Complete construction:	October 2020

The plans and specifications for the project are on file in the Public Works Department at City Hall and at <http://www.yubacity.net/publicworksplans> for review. The City's Public Works Department will perform construction management and inspection.

Fiscal Impact:

The estimated total project cost is \$470,000. This estimate includes contingency and construction management costs. CIP Account No. 971145-65501 (Groundwater Well Abandonments) has sufficient funding programmed for this project.

This project includes two sites with differing characteristics, sizes, and locations. After site clearing, staff will return to Council with proposed actions and direction to divest sites. Both sites will be suitable for future residential parcels. The estimated value of the both well sites is \$70,000 to \$120,000 per finished lot.

Alternatives:

Do not approve the plans and specifications and delay the project or modify the proposed plans and specifications. Delaying the project may lead to potential contamination of the surrounding environment and groundwater aquifers.

Recommendation:

Adopt a resolution approving the plans and specifications for the Groundwater Well Abandonment Phase II Project and authorizing advertisement for bids on the project.

Attachments:

1. Resolution
2. Exhibit A – Location Map

Prepared by:

/s/ Nick Menezes
Nick Menezes
Assistant Engineer

Submitted by:

/s/ Diana Langley
Diana Langley
Interim City Manager

Reviewed by:

Department Head
Finance
City Attorney

DL
SM
SLC by email

ATTACHMENT 1

RESOLUTION NO. _____

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF YUBA CITY
APPROVING THE PLANS AND SPECIFICATIONS FOR THE GROUND WATER WELL
ABANDONMENT PHASE II PROJECT AND AUTHORIZE ADVERTISEMENT FOR BIDS ON
THE PROJECT**

BE IT RESOLVED AND ORDERED by the City Council of the City of Yuba City that the plans and specifications for the Ground Water Well Abandonment Phase II Project be approved.

BE IT FURTHER RESOLVED AND ORDERED by the City Council of the City of Yuba City that the Public Works Department is hereby authorized and directed to advertise for bids for the Ground Water Well Abandonment Phase II Project.

The foregoing resolution was duly and regularly introduced, passed, and adopted by the City Council of the City of Yuba City at a regular meeting thereof held on the 5th day of May 2020.

AYES:

NOES:

ABSENT:

Shon Harris, Mayor

ATTEST:

Judy Sanchez, Deputy City Clerk

APPROVED AS TO FORM
COUNSEL FOR YUBA CITY:

Shannon Chaffin, City Attorney
Aleshire & Wynder, LLP

ATTACHMENT 2

EXHIBIT A - HILLCREST WELL SITE VICINITY MAP

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