



Staff Report

TO: Board of Harbor Commissioners

FROM: John Moren, Director of Operations
THRU: James B. Pruet, General Manager

DATE: October 21, 2020

SUBJECT: Monthly Capital Projects Update

Recommendation/Motion:

Receive Monthly Capital Projects update.

Fiscal Implications/Budget Status:

All Capital Projects are budgeted appropriately.

Capital Projects Update: CIP's Slowed Due To COVID-19 National Emergency

- **PPH Johnson Pier Reconfiguration, H-Dock and Fuel Dock Replacement Project: Initiated Jan. 2017**
 - H-Dock replacement meeting to gain input from public/tenants/stakeholders was held January 23, 2018^{at} the HMBYC.
 - Public input was addressed in a new drawing and sent with an additional questionnaire to all H-Dock tenants on March 21, 2018.
 - Addressed input gathered at first meeting and from questionnaire for H-Dock replacement. Second public meeting held May 15, 2018 at the HMBYC.
 - Terminus reconfiguration preliminary stakeholder/public meetings held on May 29, 2018 and July 17, 2018 to gather input/ideas on needed alterations.
 - Design/engineering consultant M&N provided a project update at the March 20, 2019 Board meeting, along with proposal to combine Johnson Pier Terminus Reconfiguration so that programmatic permitting can be made most cost efficient.
 - Consultant M&N provided Project update presentation at 12/18/19 Board meeting.
 - Design/engineering and permitting efforts have been postponed until grant funding can be established due to COVID-19 income uncertainty.

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- **PPH West Trail Shoreline Protection Project: Initiated May 2015**
 - Geotech testing, core sampling, took place 11/6/17. CCC issued an Incomplete Filing Status on 1/17/18. Consultant currently revising Project plans and addressing CCC concerns.
 - Met with GHD and their sub-consultant at West Trail on 2/15/18 to discuss soil nail wall construction methods for further submittals to CCC.
 - GHD provided update presentation to Public/Board at April 18, 2018 BoC Meeting.
 - Consultant GHD directed to re-look at beach nourishment alternatives with emphasis on Living Shoreline options per CCC Incomplete Filing Status notification letter. GHD working with Program Manager to apply for Coastal Conservancy Grant for funds assist.
 - Project consultants GHD/ESA provided a project update and proposal for Board consideration at the April 17, 2019 Board meeting. Proposal was approved, GHD/ESA Team working on design, engineering and permitting.
 - Draft Project site ecology memo from Dr. Peter Baye being reviewed by team. Rookery survey complete and memo being drafted by GHD. Eelgrass survey complete (no eelgrass within our site). Topo/Bathy survey undergoing QC by ESA team, should be available in next month. Evaluating DWR flood protection grant draft guidelines. Drainage options are being formulated and making our way towards a recommended solution.
 - Still moving forward with design and permitting planning for project construction sometime in the late fall. GHD has prepared 30% design plans and is now working toward 60% plans. Most surveys, studies, etc. have been completed, however there are a few remaining things that are still being worked on that would be of interest to you. GHD is in the final stages of preparing an updated Biological Resources Assessment, an updated Jurisdictional/Wetland delineation, and the sediment analysis report is also being wrapped up. I will forward those to you (and also Monica Oey when available). ESA is working on the CEQA IS/MND but that is probably at least a few weeks away. We are still planning on using the sand stockpiled at HMB Airport and also proposing excavating an additional 5,000 cy or so from the shoal in front of Pillar Point Marsh and/or adjacent to the root of the West Breakwater.
 - GHD/ESA Team provided Project update presentation 11/20/19. Project design/engineering and permitting efforts ongoing.
 - Permitting nearing completion and 95% plans complete, bids will be solicited for construction soon. Project update to Board/public occurred on August 19, 2020.

- **PPH Launch Ramp Dredge Project: Initiated May 2016**
 - Bid Docs 80% complete, awaiting final tech specs CDP submittal. Additional sediment testing was required for use of airport property.
 - Project approved for Disaster Relief Funding by FEMA/CalOES
 - FAA approved staging site within airport boundary.

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- Sediment removed will be beneficially re-used either at Surfers Beach or West Trail.
- Airport ground lease for sediment staging has been approved.
- Additional Wetlands Delineation study was found to be necessary, in progress.
- Project Invitation for Bid advertised March 2019.
- Single bid received is being evaluated by design/engineering team.
- Single bidder revised bid lower, brought to Board for consideration 6/19/19.
- 10/15/19 dredge operation completed, sediment staged at HMB Airport for beneficial re-use, remaining scope to monitor sediment and remove fencing will be ongoing until sediment beneficially re-used.
- **PPH RV Park Restroom Project: Initiated Nov. 2017**
 - Consultant working on survey and initial drawings. Met with City of Half Moon Bay and CCC on June 1st.
 - Discussed project with CCC on October 3, 2018.
 - HMB Study Session held Jan 8, 2019.
 - Met with City of Half Moon Bay and tenant on Jan 25, 2019, discussed public input from Study Session and potential preferred site location.
 - Met with John Mathews Architects April 1, 2019 to put together alternative drawings for later consultation w/ City of HMB.
 - Preferred alternative considered at 6/19/19 Board meeting.
 - CDP approved, RFP for D&E and permitting underway.
 - RFP for design engineering advertised, Pre-Bid Conference held Sept 20, 2019, Proposals due October 7, 2019.
 - RFP proposals evaluated, Board voted on March 15, 2020 to award contract to Questa Engineering. Initial staff design/engineering kick-off meeting was held 5.20.20. First public outreach meeting was held vis Zoom on 10.5.20. Public input being incorporated in design alternatives to be brought back to Board at future public meeting.
- **PPH West Trail Restroom and Pave Parking Lot: Initiated Mar. 2018**
 - Project was on hold due to conflicting adjacent parking lot repair project.
 - Project will progress at Board direction after Master Plan has been vetted.
- **PPH Parking Lot B, C1, C2, C3 Repair Project: Initiated May 2018**
 - Slurry/stripe project schedule pushed out due to conflict with Sidewalk Expansion priority project.
 - IFB will progress at Board direction
- **Surfers Beach Sand Replenishment Pilot Project: Initiated Oct. 2015**
 - Consultant working closely with Sanctuary staff to move forward, clarification request letters sent 11/7/17. Staff attended MBNMS Advisory Council meeting in Monterey December 15, 2017.

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- Staff and consultant hosted combined agency, meeting on site 2/26/18. USACE, Sanctuary, CCC, EPA reps in attendance.
 - Consultant Damitz met with USACE, NOAA and GFNMS on 5/3/18 to discuss monitoring strategy.
 - Consultant Damitz presented Project update at May 23, 2018 Board meeting.
 - DBW Grant approved, Board approved Grant Agreement at May 23, 2018 meeting.
 - Engineering and Sediment Sampling/Analysis RFP submissions opened on 8/14/18. Highest ranked respondents awarded contracts.
 - Technical Advisory Group to meet November 8, 2018.
 - Meeting with regulatory authorities to discuss permitting occurred January 31, 2019.
 - Consultant Damitz provided Board update on April 19, 2019.
 - Tech Specs and permitting in progress. Eel grass survey found established beds in donor areas, mitigation will be necessary.
 - Project update provided to Board on April 15, 2020. Design/engineering/permitting underway.
 - Update presentation planned for Board/public on October 21, 2020.
- **PPH EV Parking Spaces Project: Initiated June 2019**
 - Two EV parking spaces included as requirement in RV Park Restroom CDP/RFP. Grant consulting firm looking into applicable grants for additional EV sites at PPH and OPM.
 - **PPH Habitat Restoration at West Trail Project: Initiated June 2019**
 - Project will progress at Board direction after evaluating prioritization due to negative fiscal impact caused by COVID-19 pandemic. Substantial habitat restoration will occur in conjunction with the West Trail Project.
 - **PPH Coastal Trail Improvement Project: Initiated June 2019**
 - Project will progress at Board direction after evaluating prioritization due to negative fiscal impact caused by COVID-19 pandemic. East portion of the trail near KN RV Park will be renewed as part of the new RV Restroom Project.
 - **PPH Public Restroom Inside, or Adjacent To, Ketch Joanne Restaurant : Initiated February 2019**
 - Project RFP for design/engineering/permitting was advertised 5.27.20.
 - 7 Firms were in attendance for the Pre-Bid Conference, bids due August 19.
 - 3 bids were submitted, Sally Swanson Architects approved by Board September 16th. Initial kick-off site visit with SSA and stakeholders on October 1, 2020.
 - **OPM Dock 12 (13,14) / East Dock Replacement: Initiated March 2018**
 - Project design/engineering RFP has been completed. RFP advertised, bids were due October 1st, proposal evaluation underway.

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- **New Admin Building: Initiated March 2019**
 - At Board direction, Portola property was purchased June 6, 2019.
 - June 19, 2019 Board appointed Ad-Hoc Committee for new Admin Building design/engineering RFP.
 - August 15, 2019 and Sept 30, 2019 District and GCSD Ad-Hoc committees met to discuss potential partnering, still unsure if feasible, as GCSD is considering several alternatives.
 - Project design/engineering RFP has been completed. Five respondent's bids opened September 27, 2019.
 - Project will progress at Board direction after evaluating prioritization due to negative fiscal impact caused by COVID-19 pandemic. RFP for design will be issued upon Board direction.

- **Signage/Wayfinding Program Project: Initiated June 2018**
 - Project will include a programmatic plan for new aesthetically pleasing interpretive signage/wayfinding consistent with ADA guidelines. Project will proceed at Board direction after Master Plan has been vetted.

- **District Master Plan, 2019-05: Initiated July 2019**
 - RFP advertised, proposals were due October 1, 2020, five proposals received, evaluation underway.

- **OPM Nav Aid Replacement Project, 2020-04: Initiated August 2020**
 - RFP for tech specs/permitting advertised, proposals due October 15, 2020.