



DATE: March 7, 2023

TO: Mayor and City Council

FROM: Assistant City Manager

SUBJECT: Adopt a Resolution Authorizing the City Manager to Negotiate and Execute an Amendment to the Agreement with AEI Consultants for Environmental Investigation Services to Support the Stack Center Project by Increasing the Not-to-Exceed Amount of the Agreement from \$59,950 to \$200,000

RECOMMENDATION

That Council adopts a resolution (Attachment II) authorizing the City Manager to negotiate and execute an amendment to the agreement with AEI Consultants for environmental investigation services to support the Stack Center project by increasing the not-to-exceed amount of the agreement from \$59,950 to \$200,000.

SUMMARY

The City is making progress toward Phase 1 construction of the Stack Center Project. As part of the design and construction process, environmental studies, such as soil testing, need to be completed. During this investigation, it was determined that soil needed further investigation to alleviate environmental concerns. Staff previously worked with AEI Consultants (AEI) in the first phase of the environmental study. Staff is now recommending an amendment to the existing agreement with AEI that increases the total not-to-exceed amount of the contract from \$59,950 to \$200,000 for continued testing and to provide mitigation response.

BACKGROUND AND DISCUSSION

On July 28, 2021, AEI prepared a Phase I Environmental Assessment that did not identify evidence of a recognized environmental condition at the project site. However, during discussions with Alameda County Department of Environmental Health (ACDEH), due to a nearby site with impacted soil, soil gas, and groundwater, ACDEH requested a sub-slab soil gas sampling. In August 2022, the City executed an agreement with AEI to conduct the necessary subsurface environmental investigations and sampling in the amount of \$59,950. The soil results came back within the allowable limit for commercial properties but above the allowable limit for residential properties. Since this building is a community center, the

County is taking a cautious approach and has asked the City to work with AEI to design some mitigation measures to ensure that vapor is not an issue at the updated center.

Staff recommends amending the agreement with AEI to provide continuing and additional environmental investigation services including completing needed tests, possible future tests, and proposing and implementing mitigation solutions. To account for the continued and additional scope of work, staff recommends increasing the not-to-exceed amount of the agreement from \$59,950 to \$200,000.

ECONOMIC IMPACT

This item will provide a positive economic impact by ensuring public health and safety through completing environmental studies and implementing mitigation strategies.

FISCAL IMPACT

The Adopted FY 2023 CIP Budget appropriated sufficient funds in the STACK Center Project, Project No. 06960. There will be no impact to the General Fund.

STRATEGIC ROADMAP

This agenda item supports the City's Strategic Roadmap Priority "Invest in Infrastructure:"
N13: Oversee the rebuilding of the South Hayward Youth and Family Center (the Stack)

PUBLIC CONTACT

This item requires no public contact.

NEXT STEPS

If Council approves this item, the City Manager will execute an amendment to the agreement with AEI for continued and additional environmental services to support the Stack Center Project.

Prepared by: Irene Perez, Management Analyst I

Recommended by: Regina Youngblood, Assistant City Manager

Approved by:



Kelly McAdoo, City Manager