

Three Creeks Parkway Restoration Project: Questions and Answers

Please note the following:

Addendum 1 amends some of the language in the Planting Specifications, Part 1.09 Maintenance (A and K).

Addendum 2 amends the Bid Schedule with numeric changes to the number of plants to be included in the project that now aligns exactly with those listed in the Drawings and amends the Bid Schedule by adding a column for the portion of each bid item price that is considered profit. For example, if an item cost is listed as \$100 each and the real cost to the applicant is \$75, then the amount to be listed in the 'Cost' column would be \$100 and the amount to be listed in the 'Profit' column would be \$25.

Additional information in the form of the Civil Drawings, specifications and other bid documents for the on-going civil work are now available at the <https://www.americanrivers.org/3cpproject/> website, under Key documents, "Civil Bid Materials Distributed by FCD".

Answers to the questions submitted or asked during the Pre-proposal meeting are provided below in red.

LEGAL AND PROCESS QUESTIONS

1. Will American Rivers employ the services of a third party labor compliance company to monitor prevailing wages? If so, can you let the bidding contractors know who that is. **No, we are not employing a 3rd party labor compliance company.**
2. Is there a project labor agreement (PLA) for this project? **No there is not.**
3. Will Railroad Insurance Be Required for this project? **No**
4. On the 'Applicant's Questionnaire' form, it states that responses to Questions 1, 3, and 4 can be submitted as a separate attachment. Can response to Question 2 also be submitted as a separate attachment? The font size formatting on Question 2 appears to be awkward on the 'Fillable RFP' form. **Yes**
5. Section 6.6.4 (page 81) mentions good faith efforts. Will the lowest responsive bidder be required to turn in good faith effort documents? Need more information. **As stated in the Introduction (section 2.1), this is not a lowest responsive bidder process. Instead this is a request for proposals and the selection will be for the most responsive, qualified and highest scoring applicant based on the scoring criteria summarized in section 4.2. Yes, records documenting good faith efforts will be required should the selected prime contractor award subcontract(s); however, no specific percentages must be met. Documentation could include emails or a written narrative describing steps taken to contact, engage, and work with DBE's. Thank you for pointing out the need for this clarification.**
6. SIMILAR: Given this project is located in Contra Costa County, the county has an affirmative action outreach program that references specific points to achieve in utilizing MBE/WBE/LBE/OBE/DVBE subs, suppliers, truckers for projects. Will bidding contractors be held to the County's outreach program? **No, we are not holding bidders to the County's outreach program. We are looking for efforts that align with those standards described in the website referenced in the RFP. Certified disadvantaged, women, or minority business enterprise participation, and demonstrated commitment of the firm(s) to principles of diversity, equity, and inclusion – per this website: <https://dot.ca.gov/programs/civil-rights/dbe-certification-information>**

7. Can the QAL portion be sub-contracted out or does the C-27 contractor have to also have the QAL to bid on the landscaping portion of this bid? **We need to have the lead hold the C-27 license and it is okay if you sub to someone with a QAL, as long as you have a letter indicating they are willing to participate in the project and that includes their license number.**
8. I would like to confirm that applicants to the Three Creeks Parkway Restoration Project RFP do not need to be pre-qualified or on a bidders list with American Rivers for their proposals to be eligible for consideration. **That is correct. No need to be pre-qualified or on a bidders list.**
9. Project proponents anticipate that existing regulatory compliance permits cover work described in the landscape designs through 2023. We will notify bidders if our understanding changes. If additional compliance permits or amendment are necessary, American Rivers and the District will be responsible for obtaining permits or amendments.
10. Contractors will need to obtain an encroachment permit from the East Bay Regional Park District and the City of Brentwood. Both of these permits should be no-fee permits. American Rivers can help negotiate ensure there are no fees, if necessary.

SOIL QUESTIONS

1. Are there specifications on soil compaction from the civil work? SIMILAR TO Does the civil contractor have maximum compaction specifications within proposed planting areas (e.g., no more than 85% compaction)? **Please see specifications for information on requirements for decompaction in the Civil Plan and Specification Documents. These are now posted on the Three Creeks Project Website. These plans clarify the work that will be done by the Civil Contractor prior to the initiation of the Landscape work.** For example, section 19-2.03G (p. 55) states: "Roughen embankment slopes to receive erosion control materials by either track-walking or rolling with a sheepsfoot roller. Track-walk slopes by running track-mounted equipment perpendicular to the slope contours. Roughen excavation slopes and flat surfaces to receive erosion control materials by scarifying to a depth of 6 inches." Similarly, the landscape contractor is required to rototill and/or hand rake the soil in areas that have become over compacted in preparation of seeding areas (see 3.04 of 3CP 7. Soil Bioengineering Specifications).
2. My understanding from the plans is all rough grading +\ - 1 degree will be complete before the start of this project? This includes all rip rap? **Yes, that is correct.**
3. Will the civil contractor be salvaging any topsoil to place back on final grading? **No, the existing topsoil is thin and is a source of non-native and invasive weedy species. All patches and container plants will receive 4-inch layer of woody mulch to condition the soil.**

SITE ACCESS QUESTIONS

1. Do we have unlimited access to walk the entire project prior to June 30 at will or does it need to be scheduled with you or someone else? **The site is currently closed due to on-going civil construction. However, there are several good viewing areas from which most or all the site can be observed. These include the Central Blvd bridge over Marsh Creek, the pedestrian bridge by Sungold Park, and the trail between Monarch Park and Kestrel Park in the Palmilla housing development, which can be accessed from Island Palm Way.**
2. Will the staging area be available throughout the 3-year term of the contract and can temporary fencing be placed to secure plant and other materials? **The staging areas at Central Blvd shown on the plan will be available on an as-needed basis. We anticipate the Marsh Creek Staging Area at Central Blvd will be re-opened to the public once the first-year planting is substantially complete, and staging for maintenance and year 2 and 3 planting can remain at the northern end of the Marsh Creek Staging Area at Central Blvd.**

3. Are there any access constraints (e.g., paved trails, fencing, etc.) for larger equipment (i.e., excavator) to install the 1 and 2.5 ton boulders for Additives 3 and 4. Constraints are limited to preserving and protecting the existing facilities, including trails that are not built to withstand loading beyond the occasional maintenance vehicle. Means for protecting these facilities is up to the Contractor and may involve avoidance and/or physical protection (i.e. covering).

FENCING AND AMENITIES QUESTIONS

1. Does the biological exclusion fence stay for the entire project? Is that the work area boundary set by the survey company? The exclusion fencing will be removed prior to the start of the Landscape Set work. Only permanent BMP's will remain in place.
2. The linear footage of restoration fence is specified for Additive 3. Is there an approximate linear footage for restoration fence in the Base Bid under Task 2 – Site Improvements? The approximate length is 227-ft and is shown on sheet L-2.8. The bid sheet has been updated.
3. Are there requirements specs for any amenities or all items must be submitted for approval before procurement? See Site Furnishing Specification for specifications on amenities and submittal and mock-up requirements.

IRRIGATION QUESTIONS

1. Is the "Non-Potable Water In Use" signs to be furnished and installed by the restoration contractor or will these already be installed during the existing construction contract? These will be installed by the Civil Set Contractor.
2. Will all water used to irrigate plants be paid for by the owner? SIMILAR: Will the revegetation contractor coordinate directly with the City for payment of water fees? Landscape Contractor pays for the restoration irrigation water. Irrigation for Sungold Park and Dainty Triangle connect to existing City park irrigation and this water is not the responsibility of the Contractor.
3. What is the Pressure (PSI) and Flows (GPM) of the main line at the point of connection (POC)? The Civil Contractor will verify the as-built pressures once installed. In the meantime, this is the information provided to the Civil Contractor on sheet C-4.1 of the Civil Set. Non-potable: "Pressure and flow requirements: this irrigation design is based upon a static mainline pressure of 80-120 psi at the P.O.C.'s, 75 psi after the water meters, approx 25-100 psi at the quick couplers, and a max volume of 50 GPM at each P.O.C. The contractor shall set pressure regulators to 75 psi. Contractor shall verify static pressures and flow rates at point of connections and inform the O.R. of any discrepancies." Potable: "This irrigation design is based upon a static mainline pressure of 60 psi at the P.O.C., 15-60 psi at the quick couplers, and a max volume of 50 GPM at the P.O.C. Contractor shall verify these pressures at quick coupler valves and inform the O.R. of any discrepancies.
4. What size are the quick couplers that are already installed? And can we have more detailed description on the quick coupling assembly under irrigation note number 10 of sheet C-4.1 of the civil set? Quick Couplers are 1". See C-4.2 of the Civil Set for details of the quick coupler assembly.
5. What are the irrigation demands in gallons per event per plant sizes and how many events per week. Please provide further details on the irrigation demands over the course of the three year watering period. The Contractor shall determine the estimated water use. The specifications provide average evapotranspiration rates to assist in this calculation.
6. Will a temporary on grade irrigation system be allowed for irrigating the restoration plants? Yes. The Contractor will be responsible for maintenance of the system during the project period and removal upon project completion.

7. Can portions of the irrigation mainline (after the meter) be modified for a more efficient irrigation design? **Yes, with prior approval of the O.R.**
8. The supply lines for the irrigation. are they going to be run down both sides of the canal the entire lengths park to park? **See the Civil Set sheet C-4.1 for the location of the mainline.**
9. Is that a sleeve that I can use for electrical for irrigation or do I need to run a sleeve along both sides of the canal for that? **All sleeving under the pavement will be 4" PVC. There is no sleeve running parallel to the creek with the mainline.**

VEGETATION & MAINTENANCE QUESTIONS

1. Plantings will happen when there is a likelihood of rain. is that a flood control canal? How high will the water rise? I know there is no way of forecasting however if it does happen will work be ordered to stop? **Marsh Creek is owned and maintained by the Contra Costa County Flood Control and Water Conservation District as a flood control channel, but Marsh Creek is a natural creek and flow levels cannot be managed within the channel. The lower bench is a floodplain that can be expected to be wet or flooded a few days a year on a normal year. With that said there is significant year to year variability that can result in zero days of inundation or multiple weeks. Scheduling of work will need to respond to the site conditions.**
2. Is the civil contractor responsible for all seeding, with the exception of reseeding areas that the revegetation contractor disturbs? **Yes.**
3. If there is a discrepancy in the total number of plants (or species, container sizes, or number of willow/cottonwood poles) between the 'Base Schedule' and 'Landscape Plan Set', which number should we assume is accurate? **The number on the plans prevails, but we have resolved hopefully all discrepancies with Addendum 2.**
4. Are there any known pest that may chew through irrigation components? SIMILAR TO: What types of herbivory (e.g., deer, beaver, voles, etc.) can be expected at the Project site? Is the revegetation contractor responsible for herbivory protection in the original scope/bid base? **Yes, we expect rodents to be on-site. The project plans call for root protection for 5 and 15 gal trees. If the contractor recommends additional strategies this will be considered as part of the overall proposal. Contractor should consider rodents in their overall irrigation strategy. LS contractor is responsible for herbivory protection.**