

**CITY OF FERNDALE – HUMBOLDT COUNTY CALIFORNIA – U.S.A.
AGENDA - SPECIAL CITY COUNCIL MEETING**

Location:	City Hall	Date:	June 25, 2013
	834 Main Street	Time:	5:30 pm
	Ferndale CA 95536	Posted: 6/20/13	

We welcome you to the meeting. Members of the Public may be heard on any business item on this Agenda before or during the City Council consideration of the item. The public may also directly address the City Council on any item of interest to the public that is not on the Agenda during the public comment time; however, the City Council generally cannot take action on an item not on the agenda.

A person addressing the City Council will be limited to five (5) minutes unless the Mayor of the City Council grants a longer period of time. While not required, we would appreciate it if you would identify yourself with your name and address when addressing the Council.

This City endeavors to be ADA compliant. Should you require assistance with written information or access to the facility, or a hearing amplification, please call 786-4224 24 hours prior to the meeting.

TO SPEAK ON ANY ISSUE, BE ACKNOWLEDGED BY THE MAYOR BEFORE PROCEEDING TO THE PODIUM, STATE YOUR NAME AND ADDRESS FOR THE RECORD (optional), AND DIRECT YOUR COMMENTS ONLY TO THE COUNCIL.

1. CALL MEETING TO ORDER – Mayor
2. PLEDGE ALLEGIANCE TO THE FLAG
3. ROLL CALL –City Clerk: John Maxwell; Ken Mierzwa; Stuart Titus; Michael Sweeney; Daniel Brown
4. MODIFICATIONS TO THE AGENDA
5. PUBLIC COMMENT. (This time is for persons who wish to address the Council on any matter not on this agenda and over which the Council has jurisdiction. Items requiring Council action not listed on this agenda may be placed on the next regular agenda for consideration, unless a finding is made by at least 2/3^{rds} of the Council that the item came up after the agenda was posted and is of an urgent nature requiring immediate action. This portion of the meeting will be approximately 30 minutes total for all speakers, with each speaker given no more than five minutes.)..... Page
6. BUSINESS
 - a. Resolution 2013-18 Authorize the City Manager to contract with Blue Rock Environmental, the lowest qualified bidder, for Phase I Environmental Site Analysis of the “Old Nilsen Barn Property” 031-083-002..... Page
7. ADJOURN..... Page

**This notice is posted in compliance with Government Code §54954.2.
The next Regular Meeting of the Ferndale City Council will be held on
MONDAY, July 8, 2013 (per Resolution 2013-02, the first Thursday falls on a National Holiday)
in the Auditorium of City Hall at 7:00pm**

Section 1

Call Meeting to Order

Section 2

Pledge Allegiance

Section 3

Roll Call

Section 4

Modifications to the Agenda

Section 5

Public Comment

This time is for persons who wish to address the Council on any matter not on this agenda and over which the Council has jurisdiction.

Items requiring Council action not listed on this agenda will be placed on the next regular agenda for consideration, unless a finding is made by at least 2/3rd of the Council (three of the five members) that the item came up after the agenda was posted and is of an urgent nature requiring immediate action.

This portion of the meeting will be approximately 30 minutes total for all speakers, with each speaker given no more than five minutes. Please state your name and address for the record. (This is optional.)

Section 6

BUSINESS

Meeting Date:	June 25, 2013	Agenda Item Number	6a
Agenda Item Title:	Resolution 2013-18 Authorize the City Manager to contract with Blue Rock Environmental, the lowest qualified bidder, for Phase I Environmental Site Assessment of the "Old Nilsen Barn Property" 031-083-002		
Presented By:	Jay Parrish, City Manager		
Type of Item:	<input checked="" type="checkbox"/> Action	<input type="checkbox"/> Discussion	<input type="checkbox"/> Information
Action Required:	Approve Resolution 2013-18		

RECOMMENDATION: Approve Resolution 2013-18 Authorize the City Manager to contract with Blue Rock Environmental, the lowest qualified bidder, for Phase I Environmental Site Assessment of the "Old Nilsen Barn Property" 031-083-002.

DISCUSSION:

The owner of property also known as the Old Nilsen Barn property, (031-083-002) has offered to donate the property to the city. In order to do our due diligence, we will need an Environmental Site Assessment, Phase I and Phase II. We have solicited and received three bids for Phase I. The owner did intimate that they would like to have this done as quickly as possible and with that in mind we are asking the City Council to authorize the City Manager to contract with Blue Rock Environmental, the lowest most qualified bidder, and to move into this Phase I Environmental Site Assessment. It is thought that a Phase II will be recommended and we will come back to the City Council with the Phase I results and proposals for Phase II before we proceed any farther.

Phase I involves historic research to identify what potential problems may exist on the property. Phase II involves site reconnaissance and identify the extent of the problems on the site, and what to do to fix those problems. At that time, the council will be able to make an educated assessment of what liabilities are included in obtaining this property.

As you know, this property is adjoining our existing city parking lot and we believe it would be a good acquisition to the city, considering that the owner is donating it. Although we will be paying for the analysis of this property, costs are expected to be approximately \$15,000 for both Phases of the analysis as well as legal and engineering fees.

Should the city obtain the property, the city will then go through a process to decide the highest and best use of the property. Preliminary thoughts on what the city could use this property for would be a parking lot, open space, and/or a small park. Staff recommends that the council at some point formulate an ad hoc committee to analyze and make recommendations for the use of the property.

Proposals:	Cost	Est deliver date
Freshwater Environmental Services	3500.00	Within 2 weeks contract final
SHN Consulting Engineers & Geologists, Inc.	4000.00	Within 60 days
Blue Rock Environmental	3100.00	Within 2 to 3 weeks

FINANCIAL IMPACTS:

Acquisition costs will be approximately \$15,000, including Phases I and II of the Environmental Site Assessment as well as legal and engineering fees. Funding would come from LAIF.

Resolution Number 2013-18

**THE CITY COUNCIL OF THE CITY OF FERNDALE
AUTHORIZING THE CITY MANAGER TO CONTRACT WITH BLUE ROCK ENVIRONMENTAL,
THE LOWEST QUALIFIED BIDDER, FOR PHASE I ENVIRONMENTAL SITE ASSESSMENT OF THE
"OLD NILSEN BARN PROPERTY" 031-083-002**

WHEREAS, The owner of the "Old Nilsen Barn Property" has offered to donate the property to the city; and

WHEREAS, The City, in practicing due diligence, requires a Phase I Environmental Site Assessment; and

WHEREAS, In following the Purchasing Policy, staff obtained three proposals to provide the Phase I Environmental Site Assessment; and

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Ferndale authorizes the City Manager to contract with Blue Rock Environmental to provide the Phase I Environmental Site Assessment for an amount not to exceed \$3100.

PASSED AND ADOPTED on this 25th day of June 2013 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Stuart Titus, Mayor

Attest:

City Clerk / Deputy City Clerk

Section 7

ADJOURN