



SAWPA Building Improvements

Item 6.A.

September 3, 2019

Recommendation

- Receive an update on the Building Renovation effort and approve an additional transfer of \$40,862.00 from Building Reserves.

| | Authorized | Adjustment | Notes |
|------------------------------------|------------------|------------------|--------------------------|
| Board Room/OWOW Electrical Outlets | \$10,000 | - | Pending |
| Board Room Monitors/Stands | \$20,000 | - | Complete |
| Window re-sealing | \$8,500 | - | Complete |
| Door Handle Replacement | \$4,000 | - | Complete |
| Emergency Generators | \$5,000 | - | Pending |
| Carpet | \$20,000 | \$15,000 | Complete |
| Board Room Table/Furniture | \$8,800 | \$12,200 | Pending |
| Restroom renovations | \$42,000 | \$8,000 | Complete |
| Parking Lot | \$30,000 | Pending | Pending bidding process. |
| Paint | - | \$31,000 | Complete |
| Chairs | - | \$21,800 | Complete |
| Front Door | - | \$10,000 | Pending |
| Electrical work | - | \$10,000 | Complete |
| Library Improvements | - | \$30,000 | Complete |
| Lunch Room Improvements | - | \$20,000 | Complete |
| OWOW Room Improvements | - | \$30,000 | Complete |
| TOTAL | \$148,300 | \$188,000 | |

Building Improvements

- Most items are installed. Pending:
 - Pattern tiles
 - Table for Board Room monitor stand
 - Board Room table/credenza protective glass
 - Parking lot improvements
 - Emergency generators



| Item | Amount |
|--|-----------------|
| Two (2) credenzas for Board Room and small table for OWOW Room | \$8,978 |
| Additional cost for automatic front door | \$1,797 |
| Awning replacement for front door | \$5,000 |
| Change Orders for restroom vinyl tile | \$371 |
| Change Order for installation of vinyl tile outside downstairs restrooms | \$225 |
| Flooring installation in elevator | \$481 |
| Flooring installation in upstairs kitchen | \$634 |
| Additional partition laminate for future use | \$670 |
| Emergency generators | \$2,000 |
| Countertop for recycling bin/refrigerator | \$5,000 |
| Kitchen cabinet re-laminate (upstairs/downstairs) | \$5,397 |
| Window shades for upstairs offices | \$6,989 |
| Storage cabinets (3) for upstairs | \$3,320 |
| Parking Lot Improvements | TBD |
| TOTAL | \$40,862 |

Parking lot status

- La Sierra Project impacts
- MOU approved by SAWPA Commission (6/4/19) and pending approval by WMWD Board (expected mid-October)
- Work originally to be performed under change order by WA Rasic (pipeline contractor), then under Pacific Hydrotech's subcontractor.
- Due to excessive financial liability to WMWD, the contract will not be performed under Pacific Hydrotech.
- WMWD to prepare bid documents, bid, manage, construct. Construction likely early 2020.

Recommendation

- Receive an update on the Building Renovation effort and approve an additional transfer of \$40,862.00 from Building Reserves.



Questions??

Inland Empire Brine Line Discharger Lease Agreement

September 3, 2019

Discharger Lease Agreement

Recommendation to Commission:

Approve and Authorize the General Manager to execute a Discharger Lease Agreement with the CDA to lease 0.4 MGD of brine line pipeline and treatment and disposal capacity right from the Lease Capacity Pool for a period of 6 months with the possibility of extending the period for an additional 6 months, subject to adequate commitment to the lease capacity pool.

Lease Capacity Pool

- Option to Industrial Customers to lease rather than purchase pipeline capacity and treatment and disposal rights
- Benefits
 - Provides some certainty
 - Easier to obtain
 - Less of a financial challenge to smaller customers
 - Additional revenues for SAWPA and Member Agencies

Lease Capacity Pool

- Member Agencies own some Capacity that is not utilized
- Member Agencies contribute small quantity to capacity pool
- Individual Discharger Lease Agreements
- Discharger obtain permit to discharge
- Discharger pay brine rates, permit fees and lease rate
- Member Agencies receive proportionate share of lease revenues

Lease Discharge Agreement

- 0.4 MGD of capacity right at a wastewater strength of 250 mg/l BOD and 250 mg/l TSS
- A discharge permit is required to use the leased capacity
- Effective date of the lease is October 1, 2019
- Monthly lease charge is \$30,781.67/month (per SAWPA Resolution 2019-05)
- CDA will pay regular brine line rates for flow, BOD, TSS, Fixed Pipe and Fixed Treatment
- 6 months Term, ability to extend for 1 additional 6 month period

Discharger Lease Agreement

Recommendation to Commission:

Approve and Authorize the General Manager to execute a Discharger Lease Agreement with the CDA to lease 0.4 MGD of brine line pipeline and treatment and disposal capacity right from the Lease Capacity Pool for a period of 6 months with the possibility of extending the time period for an additional 6 months, subject to adequate commitment to the lease capacity pool.

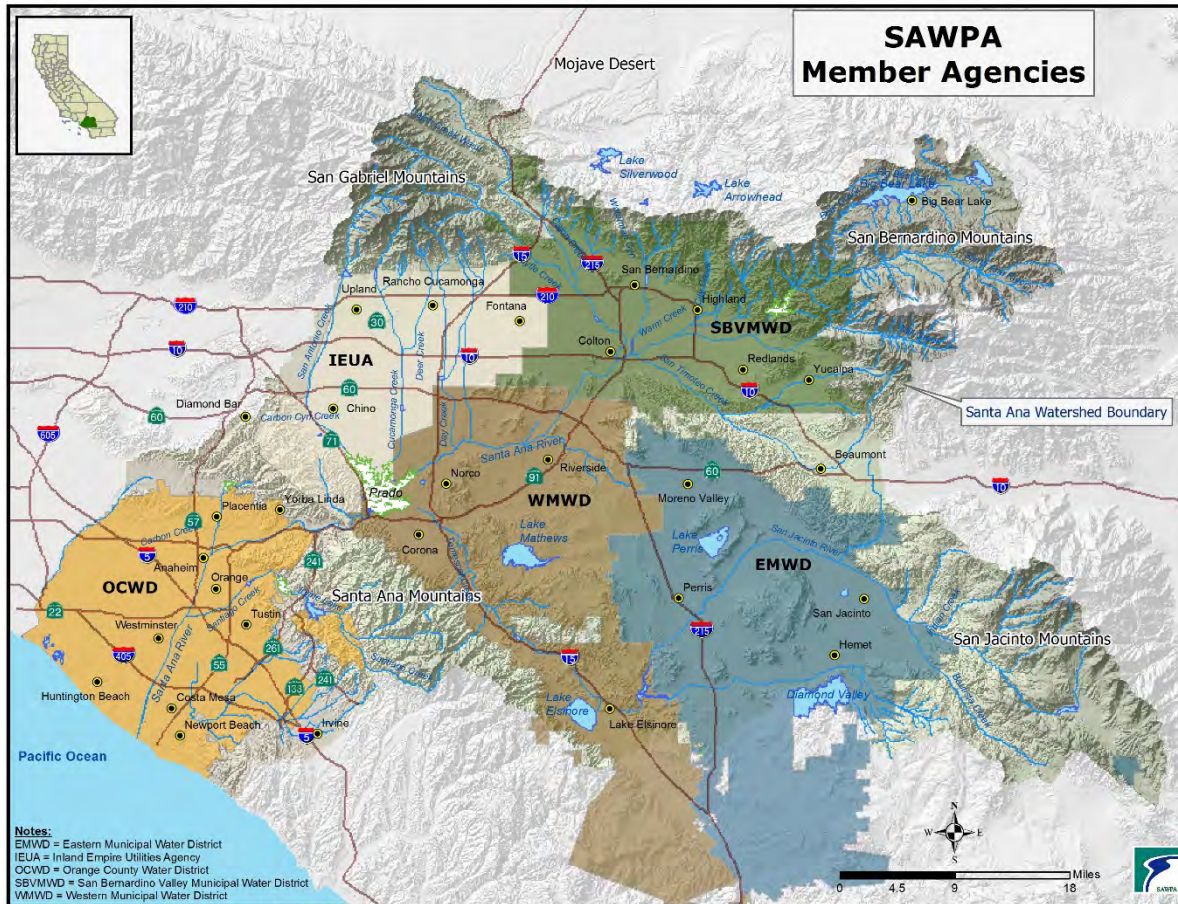
QUESTIONS?

Grant Agreement Amendment to the SARCCUP Water Use Efficiency Component



Ian Achimore
Senior Watershed Manager
Santa Ana Watershed Project Authority
September 3, 2019

Santa Ana River Conservation and Conjunctive Use Program

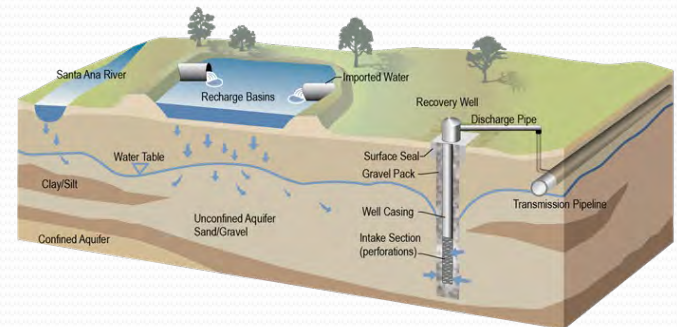


P:\projects\standard_maps\Member_Agencies_1_A.mxd SW-1152



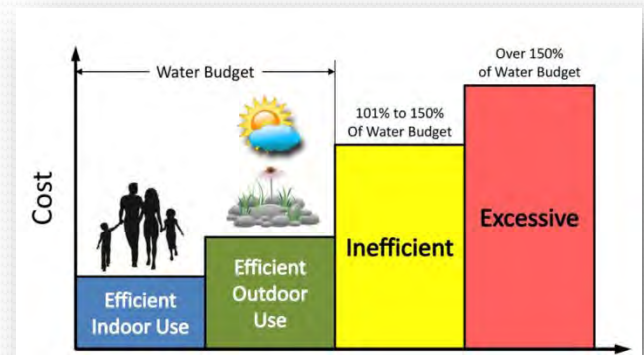
SARCCUP Components

- **Habitat Improvement:** Arundo Removal & fish habitat restoration
- **Water Use Efficiency:** Conservation-Based Rates, Smartscape Landscaping Design and Support
- **Groundwater Banking:** “Put and Take” Conjunctive Use Facilities



SARCCUP Water Use Efficiency

- ▶ Conservation-Based Water Rates* Program
 - ▶ 5 retail agencies study and adopt the rate structure
- ▶ Smartscape Program (Coastkeeper)
 - ▶ Landscape design
 - ▶ Irrigation audits
 - ▶ Irrigation tune-ups



*Also known as budget-based water rates.

Conservation-Based Rates

- SAWPA has led outreach effort
- Several retail water agencies initially interested
- No agency interest currently due to:
 - Billing system upgrades
 - Perception that drought is over
 - Other priorities such as well maintenance and PFAS*

*PFAS: Per- and polyfluoroalkyl substances (PFAS)

SARCCUP Water Use Efficiency Budget*

| | Grant | Match | Total |
|--------------------------|------------------|--------------------|--------------------|
| Conservation-Based Rates | \$370,507 | \$844,093 | \$1,214,600 |
| Smartscape | \$133,426 | \$303,974 | \$ 437,400 |
| Total | \$503,933 | \$1,148,067 | \$1,652,000 |

*Per Amended Department of Water Resources Grant Agreement

Purpose of Replacement SARCCUP Task

1. Use existing **SARCCUP \$1.2 Million** funding;
2. **Help agencies comply** with State regulations (Senate Bill 606 and Assembly Bill 1668);
3. Provide agencies with tools to **implement water use efficiency programs.**



New Water Use Efficiency Regulations

Require the following data to calculate agency-wide water budgets:

- A. Indoor residential.
- B. Outdoor residential.
- C. Outdoor dedicated irrigation meters.
- D. Water losses (pipe leaks).
- E. Approved variances (water use by horse corrals).



Water System Customer Classes*



- Residential: Dedicated to indoor/outdoor



- Multi-family: Dedicated to indoor/outdoor



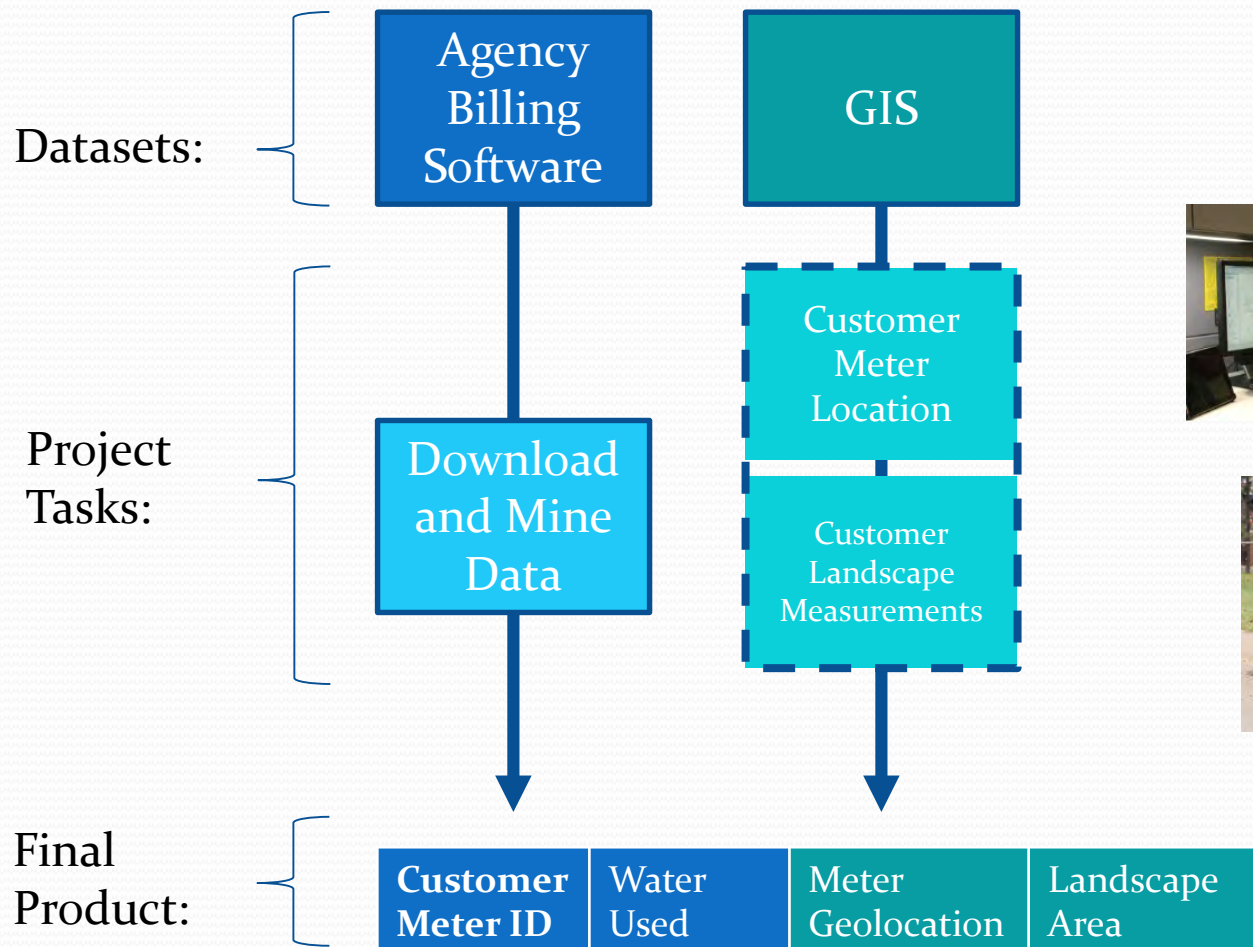
- Commercial: Dedicated to indoor/outdoor



- Irrigation: Dedicated to outdoor irrigation

*Used by some retail water agencies

New SARCCUP Task: Scope of Work



Note: Tasks to completed by consultants

New SARCCUP Task: Scope of Work

- Two consultants likely needed (RFPs would be issued by SAWPA)
- GIS/Data Mining Consultant Tasks:
 - Data mining to determine dedicated irrigation customers and their usage
 - Geolocate meters
 - Create landscape area boundaries
 - Create/maintain online tool
- Field Work Consultant Tasks:
 - Schedule site visits with customers
 - Observe/calculate landscape measurements in field



New SARCCUP Task: Budget

| Cost Item | Amount |
|------------------------------------|------------------|
| Landscape Area Creation Costs | \$703,200 |
| Data Management and Analysis Costs | \$150,000 |
| SAWPA Project Management | \$182,190 |
| Grand Total | 1,035,390 |
| <i>Contingency</i> | <i>\$179,210</i> |

Note: Grand Total and Contingency amounts sum to \$1,214,600.

Next Steps

- September 3, 2019: Commission Meeting
- September 2019: Send DWR Grant Agreement Amendment
- Fall/Winter 2019: Issue RFPs and begin recruiting water agency partners
- Winter 2020: DWR Approves Amendment
- Winter 2020: Begin Work

Recommendation

Approve transfer of approximately \$1.2 Million in SARCCUP funding from the SARCCUP Conservation-Based Rates program to fund a new program, SARCCUP Water Use Efficiency Budget Assistance, and authorize the SAWPA General Manager to execute associated amendments to the DWR SARCCUP Grant Agreement and agreements with the implementing agencies.



LEGAL SERVICES

Rich Haller, General Manager
September 3, 2019
Item 6.E.

Recommendation to Commission

- Receive presentation on RFQ process
- Consider costs/benefits of consultant provided versus in-house legal services
- Consider staff recommendation for consultant provided legal services, inclusive of SAWPA General Counsel role (Option 1)
- Authorize the GM to execute an agreement with the most qualified firm (\$75,000)

RFQ Process

- Commission authorized RFQ 6/4/19
- RFQ Released 6/7/19
- 14 Responses Received 6/27/19
- 5 firms interviewed 7/9/19
- 3 firms interviewed by Commission 7/16/19

RFQ Process

Results of Interviews (staff panel, July 9, 2019)

Rank Firm

1 Lagerlof Senecal Gosney & Kruse LLP

2 Aleshire & Wynder LLP

3 Lozano Smith, LLP

Scope of Work

- Brown Act
- Public Records Requests
- Public Works Projects – process, contracts, claims
- Right-of-Way
- Agreements, Ordinances, Policies
- Industrial Pretreatment Program
- Human Resources

RFQ Process

Evaluation Criteria

- Qualifications & experience
- References
- Office location
- Hourly rates, payment terms
- Exceptions proposed to standard agreement
- Quality of submittal and presentation

Why Consultant?

- Available when needed
- Charges based on work performed
- Expertise of entire firm available
- Wide variety of experience
- Proven policy & contract templates, employee handbook, etc.
- Legal reference materials available at no additional cost
- Work and Recommendations Insured
- Statement of Work can be easily augmented or changed
- Hourly rate higher than in-house rate but total consultant hours worked significantly less (annual average 2003 – 2011 vs. 2011 – 2018)

Options

- Option 1 (Staff Recommendation)
 - Consultant provided legal services, inclusive of the role of SAWPA General Counsel (all legal services)
- Option 2
 - In-House General Counsel augmented by consultant legal services

Agreement

General Services Agreement and Initial Task Order

- Consultant to act as General Counsel to SAWPA
- Consultant to report to Commission
- Performance review after 6 months, annually thereafter
- Annual estimate of services
- Task Order No 1: \$75,000 for general activities, agreements, Brine Line Pretreatment Program, assess existing documents

Budget

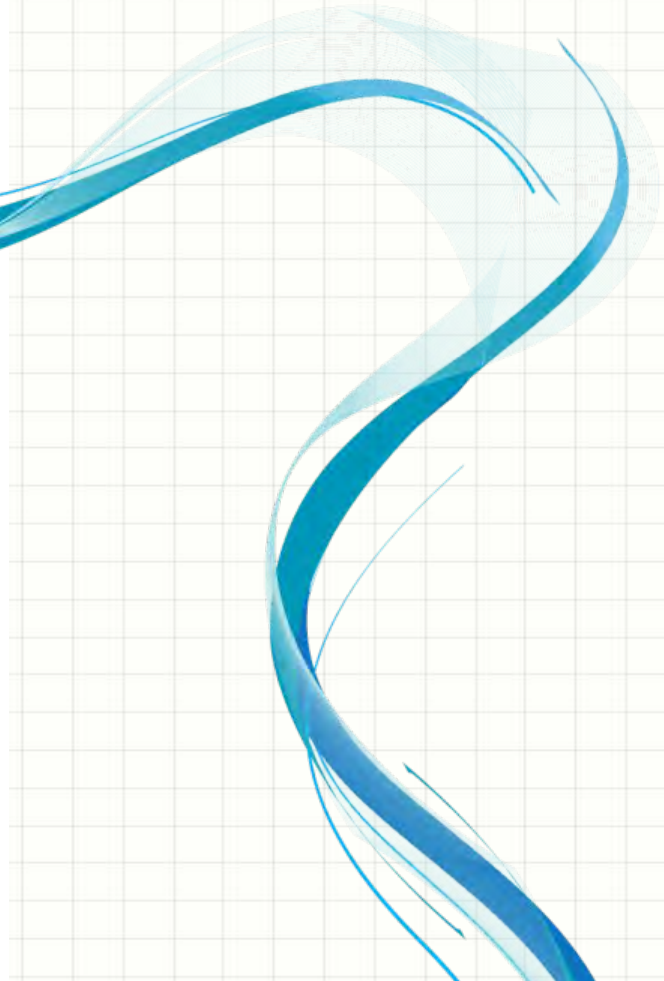
Fiscal Year 2020 & 2021

- Fund 100 General \$100,000
 - Fund 240 Brine Line \$ 25,000
- \$125,000

Recommendation to Commission

- Receive presentation on RFQ process
- Consider costs/benefits of consultant provided versus in-house legal services
- Consider staff recommendation for consultant provided legal services, inclusive of role of SAWPA General Counsel (Option 1)
- Authorize the GM to execute an agreement with the most qualified firm (\$75,000)

| Rank | Firm |
|------|-------------------------------------|
| 1 | Lagerlof Senecal Gosney & Kruse LLP |
| 2 | Aleshire & Wynder LLP |
| 3 | Lozano Smith, LLP |



Questions