

County of Santa Clara
Roads & Airports Department
Design & Construction Operations



RA08 050603

DATE: May 6, 2003

TO: Board of Supervisors

FROM: *M. J. Murdter* 
Michael Murdter
Director, Roads & Airports Department

SUBJECT: Consideration of Environmental and Contract Documents for South County
Airport Hangar Project

RECOMMENDED ACTION

Consider recommendations relating to the South County Airport Aircraft Storage Hangars Project. Possible action:

- a. Adopt Resolution making required CEQA findings and adopting the Mitigated Negative Declaration and the Mitigation Monitoring and Reporting Program for the project.
- b. Approve the Project, adopt plans and specifications, and authorize advertisement of Contract Documents for the South County Airport Aircraft Storage Hangars Project.

Opening of Bids:

Thursday, June 5, 2003, at 2:00 p.m., in the Office of the Clerk of the Board of

Supervisors

FISCAL IMPLICATIONS

There is no impact to the County General Fund. Sufficient funds for the project are available in FY 2003 Airport Enterprise Fund account 0061–1921–4100–001, South County Airport Capital Improvement Project, pursuant to the issuance of revenue bonds through the Association of Bay Area Governments (ABAG) authorized by the Board on June 4, 2002.

It is Department's practice to disclose the Engineer's Estimate of construction costs at the time of bid opening.

CONTRACT HISTORY

This is a Type I service contract, subject to the Resolution of Contracting Principles adopted by the Board of Supervisors on October 28, 1997. The Contracting Principles provisions and required Declaration of Contractors are included in the Contract Special Provisions.

REASONS FOR RECOMMENDATION

The project provides for construction of 100 aircraft storage hangars (including nine executive box hangars and 91 "T" hangars of various sizes) in six buildings on 5.2 acres at South County Airport as envisioned in the 1982 Airports Master Plan and the South County Airport Layout Plan (ALP) approved by the Federal Aviation Administration in 1998.

Modification of the southerly airport access road and construction of a new 500,000 gallon water storage tank and pump system necessary to meet Fire Marshal requirements for fire suppression flow rates will be accomplished under a separate construction contract currently being developed because this work is partly funded using federal funds and therefore requires use of federal construction contract clauses.

The project's environmental document, an Initial Study prepared pursuant to the California Environmental Quality Act (CEQA), was updated to more fully address all aspects of the project and to receive wider distribution for public comment than the original draft. Although not required under CEQA, responses to comments received during the April 4 – 25, 2003 public comment period have been included in the document. The Initial Study outlines the project's impacts with respect to aesthetics, agricultural resources, air quality, biological

resources, cultural resources, geology and soils, hazards and hazardous materials, hydrology and water quality, land use and planning, mineral resources, noise, population and housing, public services, recreation, transportation/traffic and utilities and service systems. In each area, the Initial Study classified the project as having either No Impact, Less than Significant Impact or Potentially Significant Impact unless Mitigation Incorporated. Since all potentially significant impacts have been reduced to less than significant levels through incorporation of mitigation measures, staff recommends adoption of a Mitigated Negative Declaration and its associated Mitigation Monitoring Program.

CONSEQUENCES OF NEGATIVE ACTION

The contract documents and environmental document will not be adopted and the project will not proceed.

STEPS FOLLOWING APPROVAL

The Clerk of the board shall take the following actions:

1. Publish the advertisement of the project in a local newspaper at least 21 days prior to the bid opening. The cost to obtain these contract documents is \$150.00 per set and may be purchased at the Plan Counter located at 101 Skyport Drive, San Jose, CA 95110.
2. Set the bid opening date for Thursday, June 5, 2003.
3. Send KEYBOARD notification of completed processing to:
William Lee, Roads and Airports Department, Design and Construction Branch.

ATTACHMENTS

- Location Map (Construction Documents)
- Notice to Bidders (Construction Documents)