



Contra  
Costa  
County

To: Board of Supervisors  
From: Keith Freitas, Airports Director  
Date: February 24, 2009

Subject: Approve twelve month contract extension with Barnard Dunkelberg & Company for Buchanan Master Plan and FAR Part 150 Noise Study Project

### **RECOMMENDATION(S):**

APPROVE and AUTHORIZE the Director of Airports, or designee, to execute an amendment to the consultant services agreement with Barnard Dunkelberg & Company, who have met the requirements of the County's Disadvantage Business Enterprise Program, to increase contract payment limit by \$46,544, to a new contract payment limit of \$1,067,200, and to extend the term from December 31, 2008 to December 31, 2009, to continue to provide consulting services for the Buchanan Field Master Plan and Federal Aviation Regulation (FAR) Part 150 Noise Study, Buchanan Field Airport's Airport Improvement Program (AIP) Project No. 3-06-0050-13 and 3-06-0050-14, Pacheco Area (District IV).

### **FISCAL IMPACT:**

There is no impact on the General Fund. The total contract cost for the Master Plan, including this amendment for \$46,544, is \$1,067,200, of which \$84,400 is from the Airport Enterprise Fund, \$46,800 from CALTRANS, and \$936,000 from FAA Airport Improvement Program. The additional costs of \$46,544 will come 100% from the Airport Enterprise Fund (\$12,344 in Fiscal Year 2008-2009 and \$34,200 in Fiscal Year 2009-2010).

☒ APPROVE

☐ OTHER

☒ RECOMMENDATION OF CNTY ADMINISTRATOR

☐ RECOMMENDATION OF BOARD COMMITTEE

Action of Board On: **02/24/2009** ☒ APPROVED AS RECOMMENDED ☐ OTHER

Clerks Notes:

### **VOTE OF SUPERVISORS**

AYE: John Gioia, District I Supervisor  
Gayle B. Uilkema, District II Supervisor  
Mary N. Piepho, District III Supervisor  
Susan A. Bonilla, District IV Supervisor  
Federal D. Glover, District V Supervisor

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Supervisors on the date shown.

ATTESTED: February 24, 2009

David Twa, County Administrator and Clerk of the Board of Supervisors

By: Emy L. Sharp, Deputy

Contact: Beth Lee (925)  
646-5722

## BACKGROUND:

On October 9, 2001, and reaffirmed in a subsequent action on February 25, 2003, the Board of Supervisors authorized the submission of grant applications to the Federal Aviation Administration and CALTRANS to perform the Buchanan Field Airport Master Plan, Business Plan, and Federal Aviation Regulation Part 150 Noise Study. On August 12, 2003, the Board accepted the FAA and CALTRANS grants for the Buchanan Field Airport Master Plan and FAR Part 150 study.

On April 1, 2003, the Airport Division (Airport) of the Contra Costa County Public Works Department issued a Request for Proposals (RFP) for a consultant to perform the Buchanan Field Airport Master Plan, Business Plan, and FAR Part 150 Study. The RFP required interested consultants to provide responses by June 1, 2004.

The Airport received only two RFP submittals for consideration. Barnard Dunkelberg & Company and Leigh Fisher Associates were the prime consultants for the two teams. Working with a ten-person RFP Subcommittee comprised of airport businesses, pilots, County staff, and local business/resident representatives, the RFP submittals were reviewed and ranked and then both consultant teams were interviewed. The Barnard Dunkelberg & Company team emerged as the preferred consultant for the Buchanan Field Airport Master Plan process.

Airport staff reconvened the Buchanan Master Plan Steering Committee to discuss the RFP process and consultant preference. The Steering Committee has over fifty members who represent the community and business interests both on the airport and in the surrounding communities. The Steering Committee accepted the recommendation of the RFP Subcommittee.

Airport staff worked with Barnard Dunkelberg & Company to refine their scope of work and associated project costs and forwarded the information to the FAA for their consideration on November 23, 2004. On December 14, 2004, the FAA confirmed the selection of Barnard Dunkelberg & Company to perform consulting services for the Buchanan Field Airport Master Plan and FAR Part 150 Noise Study.

The total original project amount was \$1,040,000 inclusive of the Federal Aviation Administration (FAA) grant and local match funds, of which \$1,020,656 was the contract amount for Barnard Dunkelberg & Company. The master plan, noise study and other associated components were expected to take around three (3) years to complete. To maximize public participation, the process included a three-tiered approach, a County staff working committee, a Master Plan Steering Committee and nine larger, general public meetings throughout the development process.

County staff ensured that County policies, plans, and standards are incorporated in the process. The Steering Committee provided external policy direction for the process and included representatives from neighboring jurisdictions, businesses, pilots, economic

development/environmental/community serving organizations, Municipal Advisory Committees, elected officials, and the like. The broader public meetings provided an on-going opportunity to make sure that plans and policy direction are consistent with residents of the greater area.

On January 4, 2005, the Board authorized Airport staff to enter into a Consulting Services Agreement (Agreement) with Barnard Dunkelberg & Company. The Agreement had a three year term which ended on December 31, 2008. During project development it became necessary to undertake a General Plan Amendment in order to implement the master plan when it was completed. The General Plan Amendment took approximately ten months to complete and, as a result, the project completion was delayed. The added time also caused us to re-evaluate the baseline data that was used for the FAR Part 150 Noise Study as the trends in the aviation industry were rapidly changing during this same time. Thus, additional funds were necessary to complete an executive summary and environmental review for the master plan and the additional \$34,200 in added funding for FY 2009-2010 is necessary to complete the data for the FAR Part 150 Noise Study. As a result, the Agreement needs to be extended by twelve (12) months, or until December 31, 2009, to provide sufficient time to complete the FAR Part 150 Noise Study.

#### CONSEQUENCE OF NEGATIVE ACTION:

If the consultant contract agreement with Barnard Dunkelberg & Company is not approved, the Buchanan Field Airport FAR Part 150 Noise Study will not be completed as required by the FAA grant.

#### ATTACHMENTS

BD Consult Contract Extension-MasterPlan/Part 150 Noise  
Signed Agreement