



**Contra
Costa
County**

To: Board of Supervisors
From: Brian M. Balbas, Public Works Director/Chief Engineer
Date: February 9, 2021

Subject: APPROVE and AUTHORIZE payment to Architectural Resources Group and Schaf Photo for services provided in connection to the Oak Park Properties Project.

RECOMMENDATION(S):

APPROVE and AUTHORIZE the Auditor-Controller, or designee, to make a payment in an amount not to exceed \$3,000 to Architectural Resources Group (ARG) for mileage, reproduction, and photography consultant mark-up costs related to preparation of a Historic American Building Survey Report for the former Pleasant Hill library.

APPROVE and AUTHORIZE the Auditor-Controller, or designee, to make a payment in an amount not to exceed \$6,000 to Schaf Photo (Schafer) for photographic services related to the preparation of a Historic American Building Survey Report for the former Pleasant Hill library.

FISCAL IMPACT:

100% General Fund. (0928-W0113B) The costs incurred by the County will be paid from the County's General Fund. The General Fund will be reimbursed from proceeds realized from the 2020 sale of 1750 Oak Park Boulevard to Davidon Homes.

☒ APPROVE

☐ OTHER

☒ RECOMMENDATION OF CNTY ADMINISTRATOR

☐ RECOMMENDATION OF BOARD COMMITTEE

Action of Board On: **02/09/2021** ☒ APPROVED AS RECOMMENDED ☐ OTHER

Clerks Notes:

VOTE OF SUPERVISORS

AYE: John Gioia, District I Supervisor
Candace Andersen, District II Supervisor
Diane Burgis, District III Supervisor
Karen Mitchoff, 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 9, 2021

Monica Nino, County Administrator and Clerk of the Board of Supervisors

By: June McHuen, Deputy

Contact: Jewel Lopez, 925.
957-2485

cc:

BACKGROUND:

In the fall of 2020, the County completed the sale of its 5-acre property located at 1750 Oak Park Boulevard (Property) to Davidon Homes for approximately \$13.8 million. The Property was the site of the former Pleasant Hill library. In advance of the sale of the Property, the County secured land-use approval for a 34-unit residential project with seven accessory dwelling units from the City of Pleasant Hill. The land use approvals included the preparation of an Environmental Impact Report (EIR) pursuant to the California Environmental Quality Act (CEQA). Among the determinations of the EIR was that the implementation of the project would result in a substantial adverse change of a historical resource – the former Pleasant Hill library.

To mitigate the impact, the EIR included Mitigation Measure MM CUL-1a which required the County to prepare a Historical American Building Survey (HABS) Report recording the building through photographs, drawings, and written description prior to its demolition. The Pleasant Hill City Council included the requirements in the Mitigation Monitoring and Reporting Program as part of its May 11, 2020, approval of the project and certification of the EIR.

The HABS Report was prepared over the summer and fall of 2020. ARG was retained by County's contractor Bates Stringer, LLC, to prepare the HABS Report. Schafer was retained to document the building through photos that were included in the HABS Report. Currently, the contract with Bates Stringer, LLC, does not permit the County to pay for ARG's mileage, reproduction, and photography consultant mark-up costs and Schafer's services. The recommended actions will permit the consultants to be reimbursed for their costs and services.

CONSEQUENCE OF NEGATIVE ACTION:

The County will not be able to pay ARG and Schafer for costs and services already rendered for the HABS Report.