



STAFF ANALYSIS

STATE PUBLIC WORKS BOARD

Friday, February 11, 2022 at 10:00 a.m.

This meeting will take place virtually and can be accessed through the following link or phone numbers:*

<https://us06web.zoom.us/j/86211852184?pwd=ejINZjRnWHIwa214aDVWk3pnenFQdz09>

Meeting ID: 862 1185 2184

Passcode: \$w?+6X9Q

Or

Phone: (669) 219 2599**

(669) 900 9128**

(213) 338 8477**

Meeting ID: 862 1185 2184

Passcode: 43896099

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*Pursuant to Government Code Section 11133, and the Governor's Executive Order N-1-22, issued January 5, 2022, the Board meeting will take place virtually. Members of the Board will participate in this meeting remotely via telephonic or video conference. The meeting may be observed through the Zoom link and telephone number identified above. If using the Zoom platform, please install the Zoom application and enter the virtual conference room prior to the 10:00 a.m. meeting start time. Members of the public may participate through telephone, the Zoom platform, or by submitting public comment in advance. If members of the public wish to submit comments in advance, the Board asks members of the public to provide written comments to Kat.Lee@dof.ca.gov prior to the meeting. To the extent possible, all written comments will be distributed to the members of the Board prior to the meeting.

** This phone number IS NOT a toll free number.

Pursuant to section 11125 of the Government Code, notice of all Board meetings will be given at least ten days in advance and such notice must include a copy of the agenda. Members of the public may address the Board prior to it taking action on any matter in the agenda.

This notice and the Board agenda for the current month are available on the State Public Works Board website. [Please click here to view](#). The full Board member briefing package is available upon request. Please send an email to Kat.Lee@dof.ca.gov.

Individuals who need disability-related accommodation, including auxiliary aids for effective participation at this public meeting are invited to make their requests and preferences known to Kat Lee at (916) 445-9694 or e-mail to Kat.lee@dof.ca.gov, five days prior to the meeting.

BOND ITEMS

BOND ITEM—1

**JUDICIAL COUNCIL OF CALIFORNIA (0250)
RENOVATION AND ADDITION TO WILLOWS COURTHOUSE
GLENN COUNTY**

*Authority: Sections 70371.5 and 70371.7 of the Government Code
2013 Budget Act, 0250-301-3138 (1)
2014 Budget Act, 0250-301-0668 (1)
2014 Budget Act, 0250-301-3138 (2), as reappropriated by 2015 and 2016
Budget Acts
2018 Budget Act, 0250-301-0660 (.5)
2020 Budget Act, 0250-301-0660 (2)*

Consider adoption of an amended resolution to:

- 1) Authorize actions to be taken to provide for interim financing and declare the official intent of the Board to reimburse certain capital expenditures from the Public Buildings Construction Fund from the proceeds of the sale of bonds.**
- 2) Authorize the sale of lease revenue bonds.**
- 3) Authorize the amendment of a Project Delivery Agreement between the Judicial Council of California and the Board.**
- 4) Authorize and direct the Executive Director and Deputy Directors to take any and all such actions and to execute and deliver any documents as may be deemed necessary to carry out the purpose of this resolution.**

Total Bond Appropriation \$50,105,000

STAFF ANALYSIS ITEM—1

Judicial Council of California
Renovation and Addition to Willows Courthouse
Glenn County

Action Requested

If approved, the requested action would adopt an amended resolution authorizing actions to be taken to provide for interim financing, authorize the sale of lease revenue bonds, and other related actions.

In May 2020 the Board adopted a resolution authorizing actions to be taken to provide for interim financing in an amount not to exceed \$38,292,000, authorize the sale of lease revenue bonds, and other related actions (2020 Resolution). After adoption of the 2020 Resolution, a supplemental appropriation of \$11,813,000 was included in the 2020 Budget Act for the project. This amended resolution will among other things,

amend and replace the 2020 Resolution in its entirety, increasing the interim financing authority to a maximum amount of \$50,105,000 to account for the supplemental appropriation included in the 2020 Budget Act.

Scope Description

This project is within scope. The authorized scope for this project includes the renovation of the existing one-courtroom, 15,798 building gross square feet (BGSF) historic courthouse and the construction of a new 26,069 program BGSF two-courtroom addition, in the City of Willows, Glenn County. The project will consolidate court operations from two other facilities and will relieve the current space shortfall, increase security, and replace inadequate and obsolete facilities in Glenn County.

Funding and Cost Verification

This project is within cost. The current authorized total project cost is \$58,226,000. The funding source for this project consists of appropriations from Judicial Council's Immediate and Critical Needs Account including acquisition (\$1,361,000), preliminary plans (\$1,964,000), working drawings (\$3,185,000), construction (\$1,611,000), and appropriations from the Public Buildings Construction Fund (\$50,105,000) as authorized in the Budget Act of 2018 (\$38,292,000) and Budget Act of 2020 (\$11,813,000).

\$58,226,000	Total authorized project costs
\$58,226,000	Total estimated project costs
\$58,226,000	Project costs previously allocated: \$1,361,000 for acquisition, \$1,964,000 for preliminary plans, \$3,185,000 for working drawings, and \$51,716,000 for construction (\$42,904,000 contract, \$3,003,000 contingency, \$1,642,000 A&E, and \$4,167,000 other project costs)

CEQA

Judicial Council filed a Notice of Exemption with the State Clearinghouse on December 1, 2010 and the 35-day statute of limitations expired without challenge.

Real Estate Due Diligence

An outside firm, on behalf of the Judicial Council, completed a Summary of Conditions Letter for this project on April 23, 2014 and no issues that would adversely affect the beneficial use and quiet enjoyment of this project were identified.

Project Schedule

Approve preliminary plans	May 2014
Complete working drawings	September 2020
Start construction	December 2020
Complete construction	August 2022

Staff Recommendation: **Adopt a revised resolution.**

BOND ITEM—2

**DEPARTMENT OF FORESTRY AND FIRE PROTECTION (3540)
BAKER FIRE STATION: RELOCATE FACILITY
TEHAMA COUNTY**

*Authority: 2010 Budget Act, 3540-301-0660 (1), as reappropriated by the 2012 and 2016 Budget Acts, and reverted by 2019 Budget Act;
2013 Budget Act, 3540-301-0668 (1), as reappropriated by the 2016 Budget Act;
2014 Budget Act, 3540-301-0660 (10), as reappropriated by the 2016 Budget Act, and reverted by the 2019 Budget Act;
2019 Budget Act, 3540-301-0660 (1), as reappropriated by the 2020 and 2021 Budget Acts*

Consider adoption of a resolution to:

- 1) Authorize actions to be taken to provide for interim financing and declare the official intent of the Board to reimburse certain capital expenditures from the Public Buildings Construction Fund from the proceeds of the sale of bonds.**
- 2) Authorize the sale of lease revenue bonds.**
- 3) Approve the form of and authorize the execution and delivery of a Project Delivery Agreement between the Department of Forestry and Fire Protection and the Board.**
- 4) Authorize and direct Executive Director and Deputy Directors to take any and all such actions and to execute and deliver any documents as may be necessary to carry out the purpose of this resolution.**

Total Bond Appropriations: \$11,187,000

STAFF ANALYSIS ITEM—2

ITEM PULLED

MINUTES

Consider approving the minutes from the January 14, 2022 meeting.

Staff have reviewed the minutes from the January 14, 2022 meeting and recommend approval.

Staff Recommendation: Approve minutes from January 14, 2022 meeting.

CONSENT ITEMS

CONSENT ITEM—1

**OFFICE OF EMERGENCY SERVICES (0690)
SECURITY CHECKPOINT ENHANCEMENTS
SACRAMENTO COUNTY**

Authority: 2021 Budget Act, 0690-301-0001 (3)

Consider approving an augmentation.

\$60,000
(20 percent of total project appropriations)
(20 percent cumulative)

STAFF ANALYSIS ITEM—1

Office of Emergency Services
Security Checkpoint Enhancements
Sacramento County

Action requested

If approved, the requested action will approve an augmentation for \$60,000.

Scope Description

This project is within scope. The project includes security checkpoint upgrades at the main and secondary vehicle entries at the Office of Emergency Services (OES) Headquarters building. This project consists of the removal of existing landscaping, irrigation and lighting, removal of existing gate arms and the installation of anti-ram crash gates with associated power. Installation of security kiosk with HVAC, electrical and data connections, concrete pad and concrete improvements.

Funding and Cost Verification

This project is not within cost. The 2021 Budget Act provided \$300,000 for the project (\$100,000 preliminary plans, and \$200,000 working drawing). It has been determined that the full cost of the preliminary plan development will require \$360,000 to address additional real estate due diligence and environmental activities.

Pursuant to Control Section 3.10 of the 2021 Budget Act, the Department of Finance transferred the \$200,000 working drawings funding to preliminary plans. Approval of an augmentation in the amount of \$60,000 (20 percent of authorized project costs) is needed for the completion of preliminary plans. The requested action will allow the project to complete preliminary plans by August 2022, moving onto working drawings during the 2022-23 fiscal year. The project has an estimated completion date of July 15, 2024.

\$ 300,000	Total authorized project costs
\$ 2,513,000	Total estimated project costs
\$ 300,000	Costs previously allocated: \$100,000 for preliminary plans and \$200,000 for working drawings
\$ 2,153,000	Costs to be allocated: \$351,000 for working drawings and \$1,802,000 for construction (\$1,319,000 contract, \$92,000 contingency, \$149,000 A&E, \$117,000 other project costs, \$125,000 agency retained)
\$ 60,000	Funding approval requested: \$60,000 for preliminary plans

On December 24, 2021, the Department of Finance notified the Chairs of the Joint Legislative Budget Committee and fiscal committees in each house, of its intent to recommend the Board approve the augmentation no sooner than 20 days from that date.

CEQA

CEQA will be completed prior to preliminary plans approval.

Real Estate Due Diligence

The Department of General Services, on behalf of the Office of Emergency Services, will complete a Summary of Conditions Letter prior to preliminary plans approval.

Project Schedule

Approve preliminary plans	August 2022
Complete working drawings	May 2023
Start construction	September 2023
Complete construction	July 2024

Staff Recommendation: **Approve an augmentation.**

ACTION ITEMS

ACTION ITEM—1

**HIGH SPEED RAIL AUTHORITY (2665)
INITIAL OPERATING SEGMENT, SECTION 1
VARIOUS COUNTIES**

*Authority: 2012 Budget Act, 2665-306-0890 (1), as reappropriated by the 2018 and 2022 Budget Acts
2012 Budget Act, 2665-306-6043 (1), as reappropriated by the 2018 Budget Act
2014 Budget Act, 2665-306-3228 (1),
Section 39719(b) (2) of the Health and Safety Code
Section 39719.1 of the Health and Safety Code
Section 15854 of the Government Code*

Consider the adoption of Resolutions of Necessity authorizing the use of eminent domain by the High Speed Rail Authority to acquire the following properties for the High Speed Train System:

- 1. Calaveras Materials Property (Fresno County)
Authority Parcel Number: FB-10-1762-1
Assessor Parcel Number: 458-240-48**
- 2. Craycroft Property (Fresno County)
Authority Parcel Numbers: FB-10-1770-1 and FB-10-1770-2
Assessor Parcel Number: None Assigned**
- 3. Curry Property (Fresno County)
Authority Parcel Numbers: FB-10-0904-1 and FB-10-0904-01-01
Assessor Parcel Number: None Assigned**
- 4. Heirs of Roeding Property (Fresno County)
Authority Parcel Numbers: FB-10-1712-1 and FB-10-1712-2
Assessor Parcel Number: None Assigned**
- 5. Malakan Trust Property (Tulare County)
Authority Parcel Numbers: FB-54-0381-1, FB-54-0381-2, FB-54-0381-3,
FB-54-0381-4, and FB-54-1128-1
Assessor Parcel Numbers: 291-030-043 and 291-020-029**
- 6. Parkwood Mart Property (Fresno County)
Authority Parcel Number: MF-10-1124-1
Assessor Parcel Number: 508-110-52S**
- 7. Roeding/Stephens Property (Fresno County)
Authority Parcel Number: FB-10-1229-1
Assessor Parcel Number: None Assigned**

8. **Roeding/Hansen/Chapin Property (Fresno County)**
Authority Parcel Number: FB-10-1230-1
Assessor Parcel Number: None Assigned

9. **Schuh Farms Property (Fresno County)**
Authority Parcel Number: MF-10-1114-1
Assessor Parcel Number: 510-090-78

10. **Tapia/Tijero Property (Madera County)**
Authority Parcel Number: MF-20-1507-1
Assessor Parcel Number: 037-111-045

11. **Tomerlin Property (Fresno County)**
Authority Parcel Numbers: FB-10-0903-1 and FB-10-0903-01-01
Assessor Parcel Number: None Assigned

12. **Vie-Del Property (Fresno County)**
Authority Parcel Numbers: MF-10-0818-1, MF-10-1110-1, MF-10-1110-2,
MF-10-1111-1, and MF-10-1111-2
Assessor Parcel Number: 508-020-057S

STAFF ANALYSIS ITEM—1

High Speed Rail Authority
Initial Operating Segment, Section 1
Various Counties

Action Requested

Adopt Resolutions of Necessity authorizing the use of eminent domain by the High Speed Rail Authority to acquire properties 1 through 8 and 10 through 12 for the High Speed Train System.

Background

Note: The Schuh Farm Property has been pulled from the agenda.

Under California Eminent Domain Law, the Board is the governing body of the High Speed Rail Authority (Authority) for purposes of adopting Resolutions of Necessity that are required for the Authority to initiate eminent domain proceedings. To adopt a Resolution of Necessity the Board must consider that the following conditions have been met:

- (A) The public interest and necessity require the project;
- (B) The project is planned or located in the manner that will be most compatible with the greatest public good and the least private injury;
- (C) The property sought to be acquired is necessary for the project; and,
- (D) The offer required by Government Code section 7267.2 has been made to the owner or owners of record or the offer has not been made because the owner cannot be located with reasonable diligence.

The properties are within the right of way for the Initial Operating Segment, Section 1, extending from Madera to Shafter, and are within the preferred alignment as previously approved by both the High Speed Rail Authority Board of Directors and the Federal

Railroad Administration. Acquisition of these properties will allow the Authority to move forward with construction of the High Speed Train System (HSTS).

The Authority notified the Board's staff that for Properties 1, 2, 5, 6, 10, and 12, between April 2021 and October 2021, the respective property owners were provided with a first written offer to purchase the subject property, as required by Government Code section 7267.2. The Authority has informed the Board's staff that negotiations to acquire the property are continuing; however, to keep the project on schedule, the adoption of Resolutions of Necessity to authorize the use of eminent domain is required at this time. For Properties 3, 4, 7, 8, and 11, a formal offer to purchase the Property was not mailed due to inability to locate the owner of record or any descendants.

On January 25, 2022, Notices of Intent to adopt a Resolution of Necessity were mailed by Board staff to the owners of Properties 1, 2, 5, 6, 10, and 12. The Notice of Intent for Properties 3, 4, 7, 8, and 11 was posted at the respective property boundaries. These notices were sent in accordance with Code of Civil Procedure section 1245.235.

Property Specific Information:

1. Calaveras Materials Property (Fresno County)

Authority Parcel Number: FB-10-1762-1

Assessor Parcel Number: 458-240-48

Partial Acquisition: Approximately 0.13 acre in easement

The property interest identified by the Authority Parcel Number is needed for the renewal of a temporary construction easement for construction along the High Speed Rail (HSR) corridor just south of North Thorne Avenue.

2. Craycroft Property (Fresno County)

Authority Parcel Numbers: FB-10-1770-1 and FB-10-1770-2

Assessor Parcel Number: None Assigned

Full Acquisition: Approximately 0.32 acre in fee

The property interests identified by the Authority Parcel Numbers are needed for the HSR corridor within South Railroad Avenue at East Jensen Avenue.

3. Curry Property (Fresno County)

Authority Parcel Numbers: FB-10-0904-1 and FB-10-0904-01-01

Assessor Parcel Number: None Assigned

Full Acquisition: Approximately 0.15 acre in fee

The property interests identified by the Authority Parcel Numbers are needed for the proposed relocation of North Golden State Boulevard between North West Avenue and West Olive Avenue.

- 4. Heirs of Roeding Property (Fresno County)**
Authority Parcel Numbers: FB-10-1712-1 and FB-10-1712-2
Assessor Parcel Number: None Assigned
Full Acquisition: Approximately 0.16 acre in fee

The property interests identified by the Authority Parcel Numbers are needed as part of the HSR corridor and as part of a land exchange with the Fresno Metropolitan Flood Control District at East Belmont Avenue.

- 5. Malakan Trust Property (Tulare County)**
Authority Parcel Numbers: FB-54-0381-1, FB-54-0381-2, FB-54-0381-3, FB-54-0381-4, and FB-54-1128-1
Assessor Parcel Numbers: 291-030-043 and 291-020-029
Partial Acquisition: Approximately 0.58 acre in easement

The property interests identified by the Authority Parcel Numbers are needed for utility easements for PG&E and Lower Tule River Irrigation District along the HSR corridor near Highway 43 and Avenue 136.

- 6. Parkwood Mart Property (Fresno County)**
Authority Parcel Number: MF-10-1124-1
Assessor Parcel Number: 508-110-52S
Partial Acquisition: Approximately 0.04 acre in easement

The property interest identified by the Authority Parcel Number is needed for the renewal of a temporary construction easement for the relocation of North Golden State Blvd at North Cornelia Avenue.

- 7. Roeding/Stephens Property (Fresno County)**
Authority Parcel Number: FB-10-1229-1
Assessor Parcel Number: None Assigned
Full Acquisition: Approximately 0.21 acres in fee

The property interest identified by the Authority Parcel Number is for the construction of the HSR corridor along North Golden State Boulevard just south West McKinley Avenue.

- 8. Roeding/Hansen/Chapin Property (Fresno County)**
Authority Parcel Number: FB-10-1230-1
Assessor Parcel Number: None Assigned
Full Acquisition: Approximately 0.47 acre in fee

The property interest identified by the Authority Parcel Number is for the construction of the HSR corridor along North Golden State Boulevard just south of West McKinley Avenue.

- 9. Schuh Farms Property (Fresno County)**
Authority Parcel Number: MF-10-1114-1
Assessor Parcel Number: 510-090-78

Property Pulled

10. Tapia/Tijero Property (Madera County)

Authority Parcel Number: MF-20-1507-1

Assessor Parcel Number: 037-111-045

Partial Acquisition: Approximately 0.03 acre in easement

The property interest identified by the Authority Parcel Number is needed for the renewal of a temporary construction easement for the HSR corridor near Road 28 ¼.

11. Tomerlin Property (Fresno County)

Authority Parcel Numbers: FB-10-0903-1 and FB-10-0903-01-01

Assessor Parcel Number: None Assigned

Full Acquisition: Approximately 0.18 acres in fee

The property interests identified by the Authority Parcel Numbers are needed for the proposed relocation of North Golden State Boulevard between North West Avenue and West Olive Avenue.

12. Vie-Del Property (Fresno County)

Authority Parcel Numbers: MF-10-0818-1, MF-10-1110-1, MF-10-1110-2, MF-10-1111-1 and MF-10-1111-2

Assessor Parcel Number: 508-020-57S

Partial Acquisition: Approximately 0.46 acre (0.06 acre in fee, 0.40 acre in easement)

The property interests identified by the Authority Parcel Numbers are needed for the construction of the HSR corridor, and the renewal of four temporary construction easements for construction purposes along North Golden State Boulevard between Lovett Avenue and West Barstow Avenue.

Staff Recommendation:

Adopt Resolutions of Necessity authorizing the use of eminent domain by the Authority to acquire the above described properties or interests in properties for the HSTS.

OTHER BUSINESS

NONE

GENERAL PUBLIC COMMENT

REPORTABLES

Reportable Items

For the February 11, 2022 Board Meeting

Actions Authorized by Staff from January 4, 2022 through January 31, 2022

As Authorized by Resolution of the Board dated December 13, 2019

Department/Org Code	Project Title	Project Authority	Action	Amount/(Percent)
High Speed Rail Authority (2665)	Initial Operating Segment, Section 1 (Rebuilding American Infrastructure with Sustainability and Equity Grant)	2012 Budget Act, 2665-306- 0890 (1), as reappropriated by the 2018 and 2022 Budget Acts 2012 Budget Act, 2665-306- 6043 (1), as reappropriated by the 2018 Budget Act 2014 Budget Act, 2665-306- 3228 (1), Section 39719(b) (2) of the Health and Safety Code Section 39719.1 of the Health and Safety Code	Approve an augmentation	\$24,000,000 (0.2 percent of total project appropriations) (0.2 percent cumulative)
Department of Parks and Recreation (3790)	Pismo State Beach, Entrance Kiosk Replacement, San Luis Obispo County	2017 Budget Act, 3790-301- 0263 (2), as reappropriated by the 2020 Budget Act; 2018 Budget Act, 3790-301- 0263 (3), as reappropriated by the 2020 and 2021 Budget Acts	Approve preliminary plans	
Department of Developmental Services (4300)	Porterville: Install Fire Sprinkler System, Tulare County	2020 Budget Act, 4300-301- 0001 (2); 2021 Budget Act, 4300-301- 0001 (1)	Approve preliminary plans	

Department/Org Code	Project Title	Project Authority	Action	Amount/(Percent)
Department of Corrections and Rehabilitation (5225)	Folsom State Prison, Medication Improvements Phase II, Sacramento County	2018 Budget Act, 5225-301-0001 (26); 2019 Budget Act, 5225-301-0001 (17); 2020 Budget Act, 5225-301-0001 (12), as reappropriated by the 2021 Budget Act	Approve an augmentation	\$124,000 (9.9 percent of total project appropriations) (9.9 percent cumulative)
Department of Corrections and Rehabilitation (5225)	California Health Care Facility, Medication Distribution Improvements Phase II, San Joaquin County	2018 Budget Act, 5225-301-0001 (16); 2019 Budget Act, 5225-301-0001 (8); 2020 Budget Act, 5225-301-0001 (3), as reappropriated by 2021 Budget Act	Approve an augmentation	\$340,000 (5.5 percent of total project appropriations) (5.5 percent cumulative)
Department of Corrections and Rehabilitation (5225)	Central California Women's Facility, Medication Distribution Improvements Phase II, Madera County	2018 Budget Act, 5225-301-0001 (23); 2019 Budget Act, 5225-301-0001 (14); 2020 Budget Act, 5225-301-0001 (9), as reappropriated by the 2021 Budget Act	Approve an augmentation	\$48,000 (4.9 percent of total project appropriations) (4.9 percent cumulative)
Board of State and Community Corrections (5227)	Adult Local Criminal Justice Facilities Project, Merced County	Sections 15820.93 - 15820.936 of the Government Code	Recognize revised project costs	71,355,000 total authorized project costs Increase \$27,041,000 for local costs and \$1,166,000 for state costs