



Engineering, Operations, & Technology Committee

Amend FY 2022/2024 CIP to Include the Webb Tract Multi- Benefit, Mosaic Landscape Project

Item 7-1

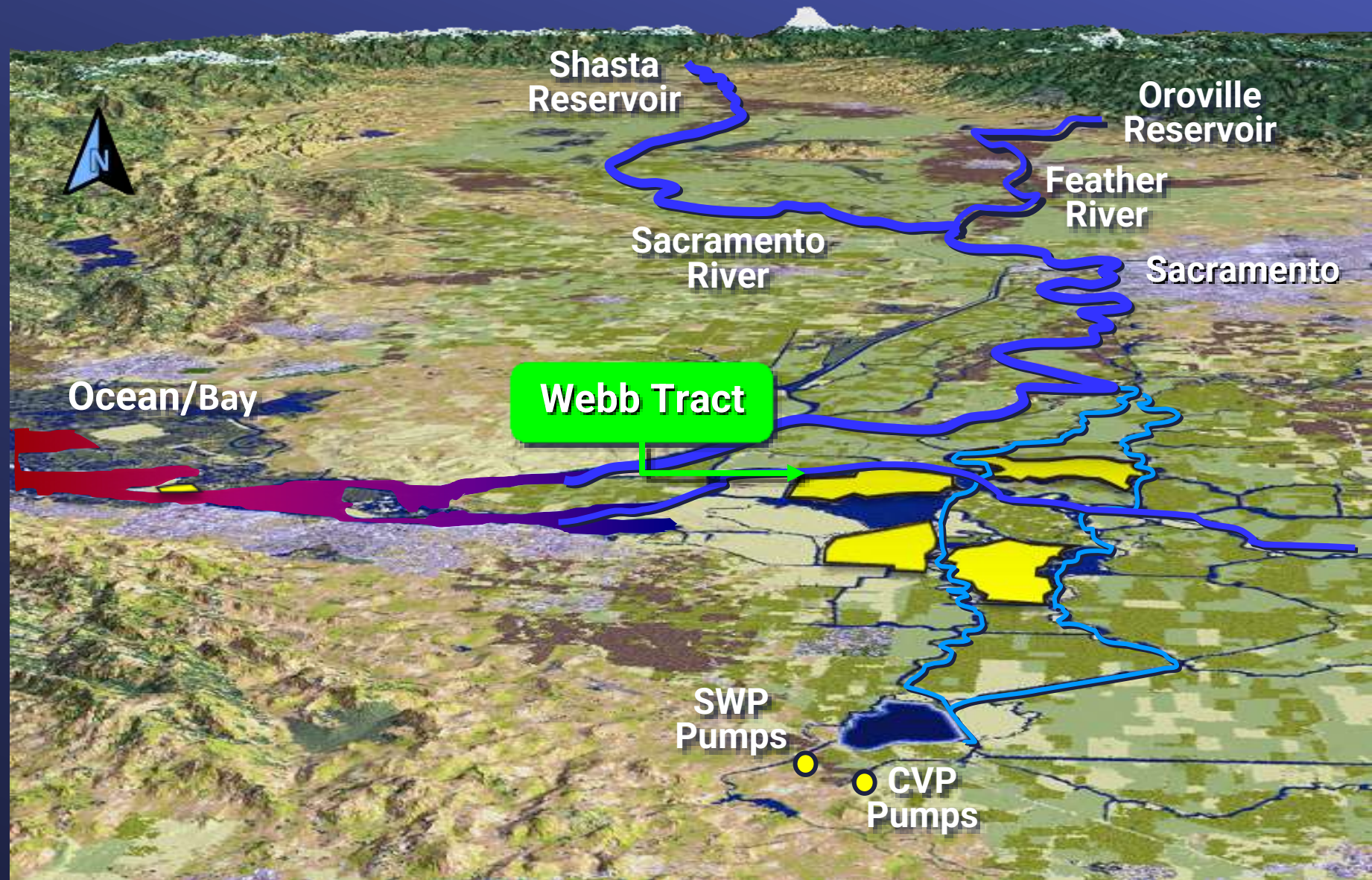
October 9, 2023

Webb Tract CIP Amendment

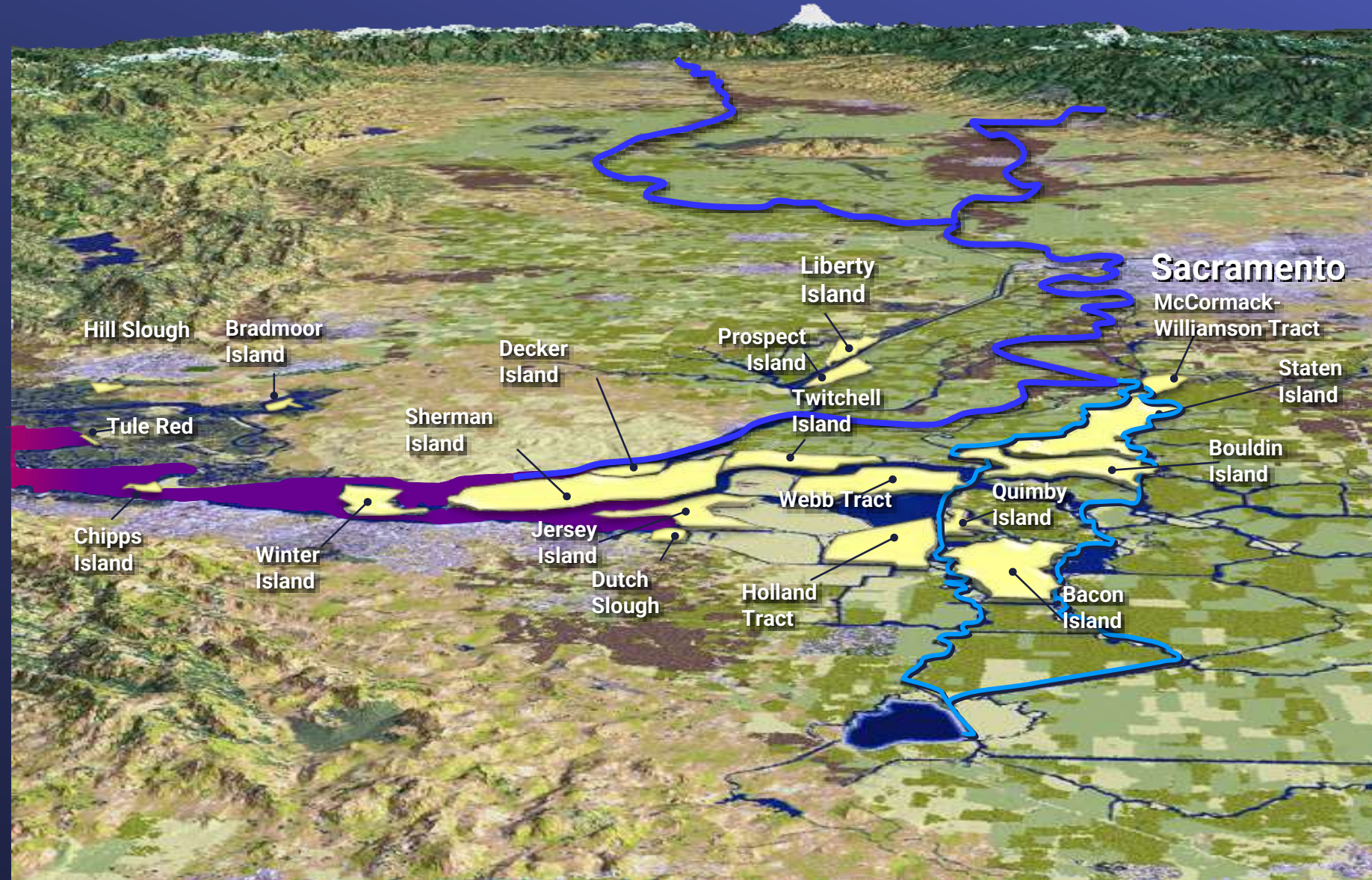
Current Action

- Amend the Capital Investment Plan for fiscal years 2022/23 and 2023/24 to include development of a multi-benefit landscape project on Webb Tract and authorize professional service agreements with:
 - (1) GEI Consultants Inc. in an amount not to exceed \$1.5 million
 - (2) Environmental Science Associates in an amount not to exceed \$980,000

Webb Tract Location Map



Delta Islands Publicly Owned



Webb Tract Project Goals

- Stop and/or reverse subsidence
- Reduce greenhouse gas emissions and generate carbon offsets
 - Metropolitan's Climate Action Plan
 - Income from carbon credits
- Generate increased revenue from rice, etc.
- Investigate sustainable farming and water management
- Augment the Delta pelagic food web

Webb Tract Grant Background

Delta Conservancy Awarded \$20.9 M Grant – May 2023

- Three-year grant funding period
 - Construct up to 3,500 acres wetlands
 - Construct up to 1,500 acres rice
- Two-phased award
 - Phase 1 (Planning): Design, environmental documentation, permit acquisition
 - Phase 2 (Implementation): Construction, scientific monitoring

Webb Tract Grant Agreement

Key Terms

- Operate project for 15 years, post-construction, or Metropolitan must pay back funds plus interest
- Can be used to create revenue-generating activities, if the project purpose is maintained
- Metropolitan may sell the property without the 15-year requirement, but must pay back the funds with interest

Diverse Support



New Agreement Design

GEI Consultants Inc. – New Agreement

- Pre-qualified under Request for Qualifications (RFQ) No. 1291
- Scope of Work
 - Prepare detailed design of the wetlands
 - Develop a vegetation plan
 - Provide technical support
- NTE amount: \$1.5 million
- SBE participation level: 25%

New
Agreement
Environmental
Planning

Environmental Science Associates – New Agreement

- Pre-qualified under Request for Qualifications (RFQ) No. 1265
- Scope of Work
 - Perform technical studies
 - Prepare environmental documentation
 - Prepare permit applications
- NTE amount: \$980,000
- SBE participation level: 25%

Project Funding

- Total project – \$25 million
 - Grant – \$20.9 million
 - Metropolitan share – \$4.1 million
- Phase 1 – \$6.7 million (Design, CEQA, permitting, monitoring equipment)
 - Grant – \$3.2 million
 - Metropolitan share – \$3.5 million
- Phase 2 – \$18.3 million (Construction, monitoring)
 - Grant – \$17.7 million
 - Metropolitan share – \$540,000

Allocation of Funds

Webb Tract Multi-Benefit, Mosaic Landscape Project (Phase 1)

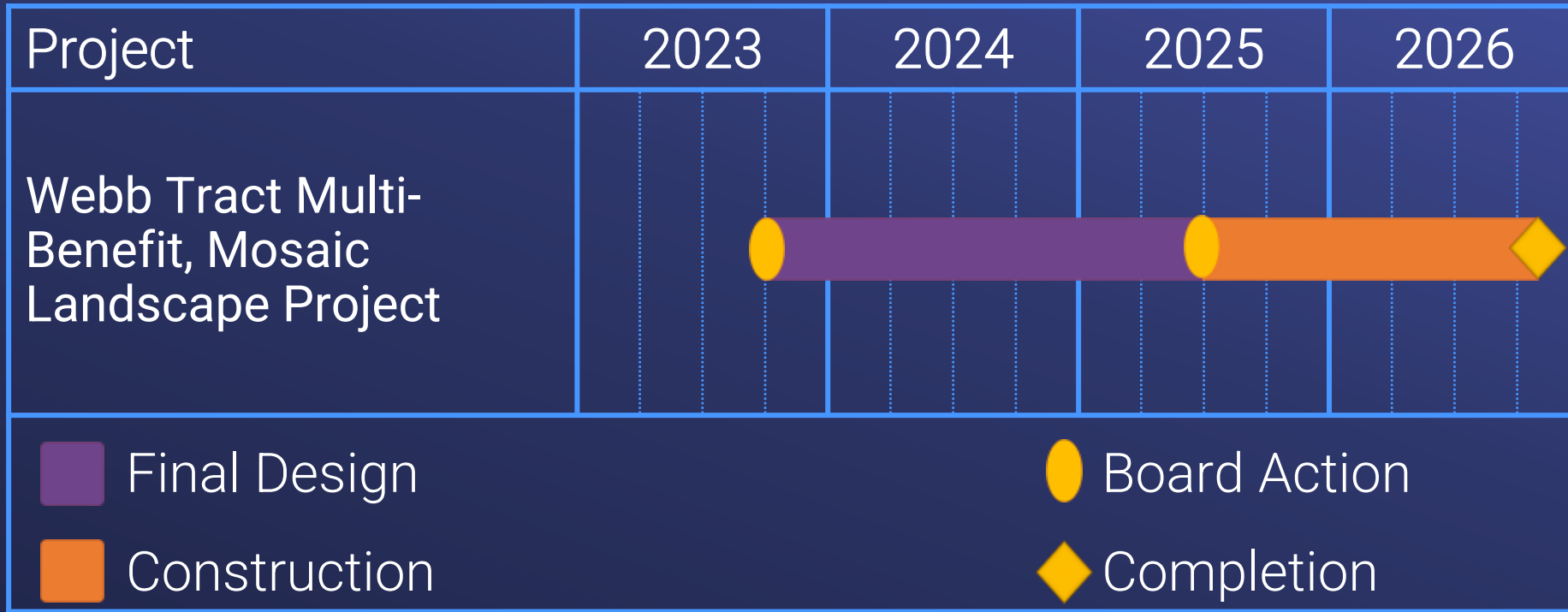
Metropolitan Labor	
Owner Costs (Proj. Mgmt., Contract Admin., Envir. Support)	\$3,176,000
Materials & Incidentals	200,000
Professional/Technical Services	
GEI Consultants (Design)	1,500,000
Environmental Science Associates (CEQA, Permitting)	980,000
Equipment	233,000
Remaining Budget	646,000
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	Total \$6,735,000

Total project cost = approximately \$25 million

Metropolitan's estimated total cost-share of project = \$4.1 million

Grant funding = \$20.9 million

Project Schedule



Board Options

- Option #1

Amend the Capital Investment Plan for fiscal years 2022/23 and 2023/24 to include development of a multi-benefit landscape project on Webb Tract and authorize professional service agreements with: (1) GEI Consultants Inc. in an amount not to exceed \$1.5 million; and (2) Environmental Science Associates in an amount not to exceed \$980,000.

- Option #2

Do not amend the Capital Investment Plan to add a multi-benefit, mosaic landscape project on Webb Tract, and do not proceed with the project at this time.

Staff Recommendation

- Option #1

