

City of Fayetteville Staff Review Form

2021-0807

Legistar File ID

11/2/2021

City Council Meeting Date - Agenda Item Only
N/A for Non-Agenda Item

Tim Nyander

10/13/2021

WASTEWATER TREATMENT (730)

Submitted By

Submitted Date

Division / Department

Action Recommendation:

Staff recommends the approval of Amendment No. 8 to the contract with Environmental Consulting Operations, Inc. in the amount of \$65,500.00 for wetlands mitigation site monitoring and management for Woolsey Wet Prairie in 2022.

Budget Impact:

5400.730.5120-5315.00

Water and Sewer

Account Number

Fund

N/A

N/A

Project Number

Project Title

Budgeted Item? Yes

Current Budget \$ 79,100.00

Funds Obligated \$ -

Current Balance **\$ 79,100.00**

Does item have a cost? Yes

Item Cost \$ 65,500.00

Budget Adjustment Attached? No

Budget Adjustment \$ -

Remaining Budget **\$ 13,600.00**

V20210527

Purchase Order Number: _____

Previous Ordinance or Resolution # _____

Change Order Number: _____

Approval Date: _____

Original Contract Number: _____

Comments:



MEETING OF NOVEMBER 2, 2021

TO: Mayor and City Council
THRU: Susan Norton, Chief of Staff
FROM: Tim Nyander, Utilities Director
DATE: October 13, 2021
SUBJECT: **Environmental Consulting Operations, Inc. Amendment No. 8**

RECOMMENDATION:

Staff recommends the approval of Amendment No. 8 to the contract with Environmental Consulting Operations, Inc. in the amount of \$65,500.00 for wetlands mitigation site monitoring and management for Woolsey Wet Prairie in 2022.

BACKGROUND:

Ordinance 5687, which was adopted on May 6, 2014, waived the requirement of formal competitive bidding and authorized a contract with Environmental Consulting Operations, Inc. for wetlands mitigation site monitoring and management for 2014. Section 3.2 of the contract provides that the contract may be renewed for additional one year terms upon mutual agreement of the City and Environmental Consulting Operations, Inc.

ECO, Inc. developed the wetlands and storm water protection best management plans and conducted excellent construction inspection for the WSIP, and was tasked to ensure full compliance with the related regulations and permits. ECO, Inc. also designed the wetlands mitigation site that was required by the Corps of Engineers, which has a mandated seven-year monitoring and reporting period.

DISCUSSION:

The contract covers the following work tasks for 2022:

1. Project Administration and Management
2. Annual Ecological Restoration Monitoring
3. Annual Adaptive Management Strategy
4. Update Credit Tracking Ledger for Surplus Wetland Credits
5. Academic Research Project Guidance

The details of each of these work tasks are outlined within the proposed Amendment No. 8 between the City of Fayetteville and ECO, Inc. Amendment No. 8 has an increase of \$2,500.00 (4%) from Amendment No. 7 in 2021.

BUDGET/STAFF IMPACT:

Funds are available in the Wastewater Treatment Operations Program.

Attachments:

2022 Executive Summary

Cost Justification for 2022 Contract Price Increase

Amendment No. 8

2022 Executive Summary:
Woolsey Wet Prairie Annual Ecological Monitoring and Adaptive Management:
ECO, Inc. Contract Amendment No. 8

Overview & Background

The Woolsey Wet Prairie Sanctuary was established by the City of Fayetteville as part of wetland compensatory mitigation requirements under Section 404 Permit 14207 issued by the U.S. Army Corps of Engineers Little Rock District (Corps). The 43.8-acre mitigation site was constructed to offset the permanent alteration of 7.92 acres of wetlands from construction of the City's Wastewater Systems Improvement Project (WSIP). The Section 404 Permit required 73.57 wetland credits to be generated at the mitigation site to offset wetland losses from the WSIP.

Environmental Consulting Operations, Inc. (ECO, Inc.) developed the WSIP stormwater permitting Best Management Practices Plans, conducted WSIP construction compliance evaluations, and oversaw full compliance with related regulations and environmental permits. Under ECO, Inc.'s oversight, contractors working for the City completed over \$160 million in work without a single environmental permit violation.

ECO, Inc. designed the Corps-required ecological features of the wetland mitigation site and has met all mandated monitoring and reporting requirements, including the required wetland credit ledger to track the use of surplus wetland credits by the City of Fayetteville. Under ECO, Inc.'s management, a total of 94.47 mitigation credits have been generated, producing a surplus of 20.90 credits. After ECO, Inc.'s conferrals with the Corps, the City of Fayetteville received a special one-of-a-kind approval to use the 20.90 surplus wetland credits for City infrastructure projects that require wetland compensatory mitigation within the Illinois River Watershed. To date, surplus wetland credits have been used for the City's Van Asche Drive Extension Project and the Clabber Creek Recreational Trail Project, saving the City thousands of dollars.

Under ECO, Inc.'s adaptive management strategy, the mitigation site has a current plant species list totaling 498 species, a more than ten-fold increase beyond the 47 plant species observed in 2004. Twelve species at the site are tracked by the Arkansas Natural Heritage Commission (ANHC) as species of state conservation concern. Nonetheless, persistent invasive species are present at the site, requiring continued monitoring and adaptive management activities

ECO, Inc. Scope of Work

ECO, Inc.'s May 8, 2014 Agreement for Professional Environmental Consulting Services covered the following work tasks for 2014, and has been amended annually from 2015 through 2022:

ECO, Inc. Scope of Services
Part A - Project Administration & Management
Part B - Annual Ecological Restoration Monitoring
Part C - Annual Adaptive Management Strategy
Part D - Update Surplus Wetland Credit Tracking Ledger
Part E - Academic Research Project Guidance

The details for each of these work tasks are outlined within the proposed 2022 Contract Amendment No. 8 between the City of Fayetteville and ECO, Inc. for Parts A – E.

As shown in the 2021/2022 cost comparison table below, the 2022 "Not to Exceed" cost of **\$65,500.00** represents a 4% increase to the contract amount that was approved by the City of Fayetteville for ECO, Inc.'s 2021 scope of work. The ECO, Inc. hourly billable rates for 2022 will remain the same.

Contract Amendments No. 7 (2021) & No. 8 (2022) Cost Comparison

ECO Scope of Services	2021 Amend. No. 7	2022 Amend. No. 8
Part A - Project Administration & Management	\$4,350	\$4,350
Part B - Annual Ecological Restoration Monitoring	\$28,000	\$28,000
Part C - Annual Adaptive Management Strategy	\$30,050	\$31,650
Part D - Update Surplus Wetland Credit Tracking Ledger	\$0	\$0
Part E - Academia Research Project Guidance	\$600	\$1,500
TOTAL	\$63,000	\$65,500

ECO, Inc. will continue to conduct annual monitoring activities to identify problem areas where specific management controls are warranted. ECO, Inc. will continue to coordinate adaptive management practices to:

- **Develop plant group-specific herbicide application guidance and recommendations for Jacobs,**
- **Review records of herbicide applications made by Jacobs,**
- **Coordinate with Jacobs to maintain an aggressive herbicide program for controlling woody vegetation in an effort to prevent excessive growth of trees that necessitates timber mulching,**
- **Develop prescribed burn specifications for informal bid process of selecting burn contractor,**
- **Review, approve, and oversee conduction of academic research projects in accordance with City's COE Section 404 Permit requirements,**
- **Coordinate/scheduling/oversight of prescribed burn, and**
- **Process/coordinate/update surplus wetland credit ledger should City infrastructure improvement projects arise that require wetland mitigation credits.**

ECO, Inc. possesses the very specialized technical and regulatory expertise and site-specific knowledge to complete these tasks for the purpose of meeting Corps-mandated mitigation performance standards and to maintain the existing surplus wetland credits for use in future City infrastructure improvements that require compensatory wetland mitigation. Having won numerous awards and recognitions, Woolsey Wet Prairie Sanctuary has been a success story under the design and management of ECO, Inc. and is a unique ecological feature for the City of Fayetteville like no other in Arkansas.



Date: September 8, 2021

To: Tim Nyander – City of Fayetteville

From: Bruce Shackelford – ECO, Inc.

Regarding: Justification for 2022 Woolsey Wet Prairie Contract Price Increase

I am providing additional information pertaining to the justification for the price increase in ECO, Inc.'s 2022 Contract Amendment No. 8.

As discussed in the September 8, 2022 Executive Summary for Woolsey Wet Prairie Annual Ecological Monitoring and Adaptive Management:

As shown in the 2021/2022 cost comparison table below, the 2022 "Not to Exceed" cost of \$65,500.00 represents a 4% increase to the contract amount that was approved by the City of Fayetteville for ECO, Inc.'s 2021 scope of work. The ECO, Inc. hourly billable rates for 2022 will remain the same.

As requested by the City, ECO, Inc. has been routinely conferring with Northwest Arkansas Land Trust (NWALT) concerning their adaptive management and monitoring activities at the adjacent Westside Prairie. It is vital for both parties to be fully aware of how their site activities mesh with adjacent site activities to avoid conflicting management strategies, to fully communicate and to develop opportunities for synergies that benefit both unique sites. We have developed a good working relationship with NWALT, have included Jacobs within all communications, and are very pleased with how NWALT is very much on the same page as ECO, Inc. in terms of management and monitoring strategies. There will be a need for continued NWALT conferrals and communications that will slightly increase ECO, Inc.'s 2022 budget under Part C - Annual Adaptive Management Strategy.

ECO, Inc. has experienced increased labor related to an increase in academic research projects, therefore requiring additional time for implementation of the *Guidance for Conducting Scientific Research at Woolsey Wet Prairie Sanctuary* that ECO, Inc. developed in 2018. Therefore, there will be a slight increase in the scope of work under Part E - Academic Research Project Guidance for 2022. From the beginning, we have more than welcomed research projects, but seek to protect the City of Fayetteville by educating researchers that Woolsey is a wetland compensatory mitigation site highly regulated by the Corps of Engineers in perpetuity with strict requirements.

Contract Amendments No. 7 (2021) & No. 8 (2022) Cost Comparison

ECO Scope of Services	2021 Amend. No. 7	2022 Amend. No. 8
Part A - Project Administration & Management	\$4,350	\$4,350
Part B - Annual Ecological Restoration Monitoring	\$28,000	\$28,000
Part C - Annual Adaptive Management Strategy	\$30,050	\$31,650
Part D - Update Surplus Wetland Credit Tracking Ledger	\$0	\$0
Part E - Academic Research Project Guidance	\$600	\$1,500
TOTAL	\$63,000	\$65,500

As a recap, ECO, Inc.'s annual budgets for adaptive management and monitoring at Woolsey Wet Prairie since 2018 have been:

2018 - \$62,862

2019 - \$66,255

2020 - \$66,255

2021 - \$63,000

2022 - \$65,500

ECO, Inc.'s estimated budget for 2022 Woolsey Wet Prairie Adaptive Management and Monitoring scope of work is \$65,500. This figure is 4% above our 2021 budget, and 1% below our individual 2019 and 2020 budgets.

**AMENDMENT NO. 8
TO
AGREEMENT FOR ENVIRONMENTAL CONSULTING SERVICES
BETWEEN CITY OF FAYETTEVILLE, ARKANSAS AND
ENVIRONMENTAL CONSULTING OPERATIONS, INCORPORATED
FOR
WOOLSEY WET PRAIRIE ECOLOGICAL MONITORING AND MANAGEMENT
ENVIRONMENTAL CONSULTING SERVICES**

THIS AMENDMENT NO. 8 to the Agreement For Professional Environmental Consulting Services, dated May 8, 2014 (the “Agreement”), by and between CITY OF FAYETTEVILLE, ARKANSAS (CITY) and ENVIRONMENTAL CONSULTING OPERATIONS, INC. (ECO) for environmental consulting services in connection with monitoring and ecological adaptive management of CITY’s wetland mitigation site (SITE) known as Woolsey Wet Prairie is made and entered into for purposes of continuity of Site wetland habitat status in order to maintain surplus wetland credits generated at Site and due to Corps of Engineers (Corps) regulatory requirements to manage and maintain wetland compensatory mitigation in perpetuity to assure Site continues to meet ecological performance standards.

WHEREAS, this **AMENDMENT NO. 8** is a renewal of the May 8, 2014 Agreement that included a provision for automatic renewal of ECO’s annual Scope of Services beyond 2014 for additional 1-year terms upon mutual agreement by both CITY and ECO. Unless specifically stated, all other terms and conditions of the Agreement shall remain in full force and effect. Neither this Amendment nor the Agreement may be modified except in writing signed by an authorized representative of the CITY and ECO.

NOW THEREFORE, the CITY and ECO agree to amend the Agreement for ECO’s Scope of Services as follows:

1. Part A - Project Administration & Management

- a) General administration and project management activities;
- b) Perform project initiation activities;
- c) Provide environmental regulatory and technical information to CITY, CITY Contractors, Citizens of CITY, and Academia;
- d) Meet with CITY, CITY Contractors, and Academia for information exchange, goal and timeline setting, reviewing management strategies, and action items;
- e) Perform internal project control including budgeting, scheduling, and quality control;
- f) Part A applies to January through December 2022. Renewal of ECO's annual Scope of Services will be reviewed by the City Council and amended upon approval for renewal of Part A services beyond 2022.

2. Part B - Annual Ecological Restoration Monitoring

- a) Conduct qualitative monitoring activities throughout the growing season to maintain cumulative plant species lists, evaluations of seasonal hydrology and associated plant communities, and identification of stands of invasive plant species to be controlled;
- b) Observe and document total plant species richness for each wetland cell and the total mitigation SITE in historical comprehensive plant species lists;
- c) Record locations of concentrated stands of non-native and native invasive plant species and locations of rare Arkansas Natural Heritage Commission (ANHC) tracking plant species on wetland cell maps;
- d) Develop 2022 Woolsey Wet Prairie Adaptive Management Strategy & Monitoring Report No. 16 that is consistent with historical monitoring and management activities at Site in a format to be used for SITE adaptive management purposes;
- e) Part B applies to January through December 2022. Renewal of ECO's annual Scope of Services will be reviewed by the City Council, and amended upon approval for renewal of Part B services beyond 2022.

3. Part C - Annual Adaptive Management Strategy

- a) Continued development and implementation of annual strategy for specific controls of invasive species via selection, coordination, and scheduling of time sensitive hydrology controls, herbicide applications, mowing, hand pulling, and prescribed burning;
- b) Make SITE visits throughout the growing season to make observations of hydrology, vegetation, and effectiveness of invasive vegetation control;
- c) Oversee selection, scheduling, and coordination of SITE adaptive management activities and provide guidance pertaining to Site Deed-Restrictive Covenant restrictions to CITY and CITY's Contractors associated with management of Site;
- d) Provide restoration ecology advisory technical guidance to CITY and CITY's Contractors associated with management of Site for the purpose of implementation of Site management activities that are compliant with Site permanent protection measures and restrictions specified in the CITY's Section 404 permit;
- e) Document and maintain records of adaptive management activities implemented and the date of use;
- f) Make adjustments, as necessary, to timing and type of vegetation management to be implemented including, but not restricted to, hydrology management, mowing, herbicide applications, prescribed burning, and hand pulling of invasive plant species;

- g) Utilize wetland cell aerial photographs showing locations of concentrated stands of invasive and non-native plant species and locations of rare ANHC tracking plant species in order to target and prioritize areas for specific management activities;
- h) Develop herbicide application specifications that include specific types of herbicides to apply to specific invasive plant species by CITY contractors;
- i) Schedule and select type of herbicide, adjuvant, and application rate to be used for specific target non-native and invasive plant species at specific locations and document herbicide effectiveness;
- j) Coordinate, schedule, and observe areas where herbicide applications have been made to evaluate effectiveness for controlling invasive species by CITY contractors;
- k) Develop burn specifications that clearly identify prescribed Burn Contractor responsibilities as a part of CITY's informal bid process that identify: SITE preparation, notifications, and Burn Contractor responsibilities;
- l) Coordinate, schedule, and observe prescribed burn to evaluate Burn Contractor's conformance with state laws, notifications, and specifications;
- m) Coordinate co-existence of planned construction and operation activities at adjacent solar array and NWALT Westside Prairie Preserve with adaptive management activities at the SITE;
- n) Part C applies to January through December 2022. Renewal of ECO's annual Scope of Services will be reviewed by the City Council, and amended upon approval for renewal of Part C services beyond 2022.

4. Part D - Update Credit Tracking Ledger for Surplus Wetland Credits

- a) SITE has generated surplus of wetland credits above those required by CITY's Section 404 permit for wetland compensatory mitigation. CITY has received Corps approval to use wetland credits to mitigate for wetland impacts caused by the CITY's infrastructure improvement projects within Illinois River watershed, HUC 11110103;
- b) Under the 2014 Scope of Services, ECO developed a wetland credit ledger to include surplus credits and credit debits from CITY's Van Asche Extension Project for submittal to Corps;
- c) Under the 2015 Scope of Services, ECO developed a wetland credit ledger to include surplus credits and credit debits from CITY's Clabber Creek Recreational Trail Project for submittal to Corps;
- d) Under the 2016 Scope of Services, CITY did not utilize any surplus wetland credits for City infrastructure improvement projects requiring wetland compensatory mitigation;

- e) Under the 2017 Scope of Services, CITY did not utilize any surplus wetland credits for City infrastructure improvement projects requiring wetland compensatory mitigation;
- f) Under the 2018 Scope of Services, CITY did not utilize any surplus wetland credits for City infrastructure improvement projects requiring wetland compensatory mitigation;
- g) Under the 2019 Scope of Services, CITY did not utilize any surplus wetland credits for City infrastructure improvement projects requiring wetland compensatory mitigation;
- h) Under the 2020 Scope of Services, ECO developed a wetland credit ledger to include surplus credits and credit debits from CITY's Clabber Creek Recreational Trail Project for submittal to Corps;
- i) At the time that this document was developed, under the 2021 Scope of Services, CITY had not utilized any surplus wetland credits for City infrastructure improvement projects requiring wetland compensatory mitigation;
- j) It is unknown at the current time, whether or not Part D services will be necessary for January through December 2022, and will be a function of whether or not surplus credit transactions occur. Should 2022 wetland credit transactions occur, ECO shall update wetland credit ledger accordingly for submittal to Corps at the end of 2022;
- k) Renewal of ECO's annual Scope of Services will be reviewed by the City Council, and amended upon approval for renewal of Part D services beyond 2022.

5. Part E - Academic Research Project Review and Guidance

- a) During 2017, there was an increased interest in the SITE for academic research projects from various departments of the University of Arkansas ranging from herpetology to soil microbiology. While research projects at the site are exciting and encouraged, the need exists for guidance and oversight to ensure that all parties involved are made aware of the various requirements of the CITY's Section 404 permit and Deed Restricted Covenant for the SITE. Failure to manage research project activities at the SITE has the potential to result in the CITY not being in compliance with the terms and conditions of the CITY's Section 404 permit and the Deed Restricted Covenant for the SITE.
- b) ECO, Inc. has developed a research request form and guidance document intended for use by proposed research projects that will provide project-specific relative information to ECO, Inc., Jacobs, and the CITY for review and approval, while also educating the applicant about the SITE Section 404 permit requirements. ECO, Inc. will review academic research project proposals and provide project-specific guidance to parties conducting research at SITE.
- c) Part E applies to January through December 2022. Renewal of ECO's annual Scope of Services will be reviewed by the City Council, and amended upon approval for renewal of Part E services beyond 2022.

6. Compensation

For the amended Scope of Services described herein, CITY agrees to pay ECO the sum specified below on Cost Detail Table. The total payment shall be a lump sum “not to exceed” amount of **SIXTY-FIVE THOUSAND FIVE HUNDRED U.S. DOLLARS (\$65,500.00)**.


Amendment No. 8 - 2022 Cost Detail

Amended ECO Scope of Services	Fee Estimate
Part A - 2022 Project Administration And Management	\$4,350
Part B - 2022 Annual Ecological Restoration Monitoring	\$28,000
Part C - 2022 Annual Adaptive Management Strategy	\$31,650
Part D - 2022 Update Surplus Wetland Credit Tracking Ledger	\$0
Part E - 2022 Academic Research Project Guidance	\$1,500
TOTAL	\$65,500

The CITY and ECO intending to be legally bound, indicate their approval of this **AMENDMENT NO. 8** by their signatures below.

**ENVIRONMENTAL CONSULTING
OPERATIONS, INC.**

CITY OF FAYETTEVILLE

By: 
Bruce Shackleford, President

By: _____
Lioneld Jordan, Mayor

Date: September 8, 2021

Date: _____

ATTEST:

By: _____
Kara Paxton, Deputy City Clerk/Treasurer

Date: _____

End of September 8, 2021 Amendment No. 8 for Environmental Consulting Services

