

Napa County

1195 THIRD STREET
SUITE 310
NAPA, CA 94559



Agenda

Tuesday, August 18, 2026

9:00 AM

**Board of Supervisors Chambers
1195 Third Street, Third Floor**

Flood Control and Water Conservation District

Scott Sedgley, City of Napa (Chairperson)
Joelle Gallagher, District 1 (Vice Chairperson)
Liz Alessio, District 2
Anne Cottrell, District 3
Christopher DeNatale, City of Napa
Paul Dohring, City of St. Helena
Lisa Gift, City of Calistoga
Amber Manfree, District 4
Marjorie Mohler, Town of Yountville
Belia Ramos, District 5
Pierre Washington, City of American Canyon

GENERAL INFORMATION

The Napa County Flood Control and Water Conservation District meets as specified in its adopted annual calendar in regular session at 1195 Third Street, Suite 305, Napa, California 94559. The meeting room is wheelchair accessible. Assistive listening devices and interpreters are available through the Clerk of the Board of the Napa County Board of Supervisors. Requests for disability related modifications or accommodations, aids or services may be made to the Clerk of the Board's office no less than 72 hours prior to the meeting date by contacting (707) 253-4580.

The agenda is divided into three sections:

CONSENT ITEMS - These matters may include routine financial or administrative actions, as well as the final adoption of two-reading ordinances and are approved by a single vote.

PUBLIC HEARINGS - These items are noticed public hearings pursuant to government code.

ADMINISTRATIVE ITEMS - These items include significant policy and administrative actions and are classified by program areas.

All materials relating to an agenda item for an open session of a regular meeting of the Napa County Flood Control and Water Conservation District which are delivered to the Clerk and are provided to a majority or all of the Directors of the Board, staff or the public within 72 hours of but prior to the meeting will be available for public inspection, at the time of such distribution, in the office of the District Secretary, 1195 Third Street, Suite 305, Napa, California 94559, Monday through Friday, between the hours of 8:00 a.m. and 5:00 p.m., except for County holidays. Materials distributed to a majority or all of the members of the Board at the meeting will be available for public inspection at the public meeting if prepared by the members of the Board or County staff and after the public meeting if prepared by some other person. Availability of materials related to agenda items for public inspection does not include materials which are exempt from public disclosure under Government Code sections 6253.5, 6254, 6254.3, 6254.7, 6254.15, 6254.16, or 6254.22.

ANY MEMBER OF THE AUDIENCE DESIRING TO ADDRESS THE BOARD ON A MATTER ON THE AGENDA please proceed to the podium and, after receiving recognition from the Chairperson, give your name and your comments or questions. In order that all interested parties have an opportunity to speak, please be brief and limit your comments to the specific subject under discussion. Time limitations shall be at the discretion of the Chairperson or Board.

AGENDA AVAILABLE ONLINE AT

<https://www.napacounty.gov/1403/Flood-Control-Water-Conservation-District>

How to Watch or Listen to the Napa County Flood Control and Water Conservation District Meetings

The Napa County Flood Control and Water Conservation District will continue to meet pursuant to the adopted 2024 calendar available at the following link: <https://www.napacounty.gov/1429/Meetings-Agendas-Calendars>

The District realizes that not all County residents have the same ways to stay engaged, so several alternatives are offered. Please watch or listen to the Napa County Flood Control and Water Conservation District meeting in one of the following ways:

1. Attend in-person at the Board of Supervisors Chambers, 1195 Third Street, Napa, CA 94559.
2. Watch on Zoom via www.zoom.us/join and enter Meeting ID 827-699-932-82 or listen on Zoom by calling 1-669-444-9171 then enter Meeting ID 827 6999 3282.
3. Watch via the Internet – view the Live Stream via Granicus by going to the following link:
http://napa.granicus.com/ViewPublisher.php?view_id=5
4. You may submit public comment for any item that appears on the agenda, or general public comment for any item or issue that does not appear on the agenda, as follows:
Via email: send your comment to the following email address:
publiccomment@countyofnapa.org. EMAILS WILL NOT BE READ ALOUD.

If you have any questions, contact us via telephone at (707) 253-4580 or email clerkoftheboard@countyofnapa.org.

1. CALL TO ORDER; ROLL CALL

2. PLEDGE OF ALLEGIANCE

3. PRESENTATIONS AND COMMENDATIONS

4. CONSENT ITEMS

- A. Approve minutes from the August 4, 2026 meeting.

[26-137](#)

Attachments: [August 4, 2026](#)

- B. Approve and authorize Agreement No. 270133B (FC) with Blackburn Consulting for professional services for the Napa River/Napa Creek Flood Protection Project Safety Assurance Review (SAR) for a maximum compensation of \$160,000 per fiscal year. (Fiscal Impact: \$160,000 Expense; Flood Project, Budgeted; Discretionary)

[26-1574](#)

Attachments: [Agreement](#)

5. DISCUSSION OF ITEMS REMOVED FROM THE CONSENT CALENDAR

6. PUBLIC COMMENT

At this time, anyone may address the Board of the Napa County Flood Control and Water Conservation District regarding any subject not on today's agenda over which the Board has jurisdiction. Individuals will be limited to a three-minute presentation. No action will be taken by the Board of the Napa County Flood Control and Water Conservation District as a result of any item presented at this time.

7. ADMINISTRATIVE ITEMS

8. PUBLIC HEARINGS

9. DISTRICT MANAGER'S/ENGINEER'S REPORTS AND ANNOUNCEMENTS

10. BOARD OF DIRECTORS REPORTS AND ANNOUNCEMENTS

11. BOARD OF DIRECTORS FUTURE AGENDA ITEMS

12. CLOSED SESSION

A. CONFERENCE WITH REAL PROPERTY NEGOTIATOR [26-1569](#)
(Government Code Section 54956.8)

Properties: APN 044-220-008

Negotiating Party: Richard Thomasser, Flood District Manager, 505

Lincoln Avenue Napa LLC

Under Negotiation: Price/Terms/Conditions of Payment

CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION

(Government Code section 54956.9(d)(1))

Napa County Flood Control and Water Conservation District v. 505

Lincoln Avenue Napa LLC

Napa Superior Court Case No. 24CV002125

13. ADJOURNMENT

**ADJOURN TO THE NAPA COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT REGULAR MEETING, TUESDAY, SEPTEMBER 22, 2026
AT 9:00 AM.**

I HEREBY CERTIFY THAT THE AGENDA FOR THE ABOVE STATED MEETING WAS POSTED AT A LOCATION FREELY ACCESSIBLE TO MEMBERS OF THE PUBLIC AT THE NAPA COUNTY ADMINISTRATIVE BUILDING, 1195 THIRD STREET, NAPA, CALIFORNIA ON FRIDAY, AUGUST 14, 2026 BY 5:00 P.M. A HARDCOPY SIGNED VERSION OF THE CERTIFICATE IS ON FILE WITH THE DISTRICT SECRETARY AND AVAILABLE FOR PUBLIC INSPECTION.

Neha Hoskins (By e-signature)

NEHA HOSKINS, District Secretary



Napa County

Board Agenda Letter

1195 THIRD STREET
SUITE 310
NAPA, CA 94559
www.napacounty.gov
Main: (707) 253-4580

Flood Control and Water Conservation District **Agenda Date:** 8/18/2026

File ID #: 26-137

TO: Napa County Flood Control and Water Conservation District
FROM: Neha Hoskins - Clerk of the Board/Secretary of the District Board
REPORT BY: Anthony Williams - Senior Deputy Clerk of the Board
SUBJECT: Approval of Minutes

RECOMMENDATION

Approve minutes from the August 4, 2026 meeting.

BACKGROUND

Clerk of the Board/Secretary of the District Board requests approval of minutes from the August 4, 2026 meeting.

FISCAL & STRATEGIC PLAN IMPACT

Is there a Fiscal Impact? No

ENVIRONMENTAL IMPACT

ENVIRONMENTAL DETERMINATION: The proposed action is not a project as defined by 14 California Code of Regulations 15378 (State CEQA Guidelines) and therefore CEQA is not applicable.



Meeting Minutes

Napa County Flood Control and Water Conservation District

Scott Sedgley, City of Napa (Chairperson)
Joelle Gallagher, District 1 (Vice Chairperson)
Liz Alessio, District 2
Anne Cottrell, District 3
Christopher DeNatale, City of Napa
Paul Dohring, City of St. Helena
Lisa Gift, City of Calistoga
Amber Manfree, District 4
Marjorie Mohler, Town of Yountville
Belia Ramos, District 5
Pierre Washington, City of American Canyon

Tuesday, August 4, 2026

9:00 AM

**Board of Supervisors Chambers
1195 Third Street, Third Floor**

****SPECIAL MEETING****

1. CALL TO ORDER; ROLL CALL

Present: Vice-Chairperson Joelle Gallagher, Directors Liz Alessio, Anne Cottrell, Paul Dohring, Jay Kouba, Amber Manfree, Beth Painter, and Pierre Washington. Chairperson Scott Sedgley, Directors Christopher DeNatale, Lisa Gift, and Marjorie Mohler, Belia Ramos were excused. The meeting was called to order by Vice-Chairperson Joelle Gallagher.

2. PLEDGE OF ALLEGIANCE

Vice-Chairperson Joelle Gallagher led the assembly in the Pledge of Allegiance.

3. PRESENTATIONS AND COMMENDATIONS

None

4. CONSENT ITEMS

Motion Text: Approve the Consent Calendar.

Voting Yes: Alessio, Cottrell, Dohring, Kouba, Manfree, Painter, Washington and Gallagher

Voting No: None

Excused: DeNatale, Gift, Mohler, Ramos, and Sedgley

Recusals: None

Result: Passed

A. Approve minutes from the July 14, 2026 meeting.

[26-1527](#)

5. DISCUSSION OF ITEMS REMOVED FROM THE CONSENT CALENDAR

None

6. PUBLIC COMMENT

None

7. ADMINISTRATIVE ITEMS

- A. Discuss the proposed approach for the public review process for the Increment 3 Flood Protection Project design and consider recent feedback received through public participation. (No Fiscal Impact)

[26-1540](#)

District Manager Richard Thomasser made presentation.

Two (2) people spoke during public comment.

Discussion held.

Direction provided to staff.

Motion Text: Approve the creation of an adhoc committee to address the issues of public concern on the Increment 3 Flood Protection Project and appoint Directors Joelle Gallagher, Amber Manfree, and Beth Painter.

Voting Yes: Cottrell, Alessio, Dohring, Kouba, Manfree, Painter, Washington and Gallagher

Voting No: None

Excused: DeNatale, Gift, Mohler, Ramos, and Sedgley

Recusals: None

Result: Passed

8. PUBLIC HEARINGS

None

9. DISTRICT MANAGER'S/ENGINEER'S REPORTS AND ANNOUNCEMENTS

District Manager Richard Thomasser informed the Board that there will be a Flood Control and Water Conservation District regular meeting on August 18, 2026.

10. BOARD OF DIRECTORS REPORTS AND ANNOUNCEMENTS

None

11. BOARD OF DIRECTORS FUTURE AGENDA ITEMS

None

12. CLOSED SESSION

A. CONFERENCE WITH REAL PROPERTY NEGOTIATOR

[26-1490](#)

(Government Code Section 54956.8)

Properties: APN 044-220-008

Negotiating Party: Richard Thomasser, Flood District Manager, 505 Lincoln Avenue Napa LLC

Under Negotiation: Price/Terms/Conditions of Payment

CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION

(Government Code section 54956.9(d)(1))

Napa County Flood Control and Water Conservation District v. 505 Lincoln Avenue Napa LLC

Napa Superior Court Case No. 24CV002125

Closed Session held. No reportable action.

13. ADJOURNMENT

ADJOURN TO THE NAPA COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT REGULAR MEETING, TUESDAY, AUGUST 18, 2026 AT 9:00 AM.

Neha Hoskins (By e-signature)

NEHA HOSKINS, District Secretary



Napa County

Board Agenda Letter

1195 THIRD STREET
SUITE 310
NAPA, CA 94559
www.napacounty.gov
Main: (707) 253-4580

Flood Control and Water Conservation District **Agenda Date:** 8/18/2026

File ID #: 26-1574

TO: Napa County Flood Control and Water Conservation District
FROM: Richard Thomasser - District Manager
REPORT BY: Andrew Butler - District Engineer
SUBJECT: Agreement No. 270133B (FC) with Blackburn Consulting

RECOMMENDATION

Approve and authorize Agreement No. 270133B (FC) with Blackburn Consulting for professional services for the Napa River/Napa Creek Flood Protection Project Safety Assurance Review (SAR) for a maximum compensation of \$160,000 per fiscal year. (Fiscal Impact: \$160,000 Expense; Flood Project, Budgeted; Discretionary)

BACKGROUND

The District is designing floodwalls to protect the city of Napa. The District is under agreement with the US Army Corps of Engineers to design and build Increments 2 and 3 of the Napa River/Napa Creek Flood Protection Project (Project) following the procedures outlined in Section 204 of the Water Resources Development Act (WRDA) of 2020. These procedures require the District to meet USACE design standards and undergo several internal and external reviews to ensure project quality, safety, and operability. One of these is a Safety Assurance Review (SAR) to be completed by a panel of outside engineering experts.

The SAR Panel will be responsible for reviewing the technical documentation prepared by the District consultants to ensure that the design for flood protection improvements meets the intended objective of addressing the flooding issue at the city of Napa. The SAR Panel will also assist in resolving technical issues related to the design of the flood risk reduction features of the Project. The SAR Panel will provide guidance to the design team. In addition, members of the SAR Panel may coordinate with other agencies during the review process.

Requested Actions:

1. Approve and authorize Agreement 270133B (FC) with Blackburn Consulting

FISCAL & STRATEGIC PLAN IMPACT

Is there a Fiscal Impact?	Yes
Is it currently budgeted?	Yes
Where is it budgeted?	Subdivision 8001000
Is it Mandatory or Discretionary?	Discretionary
Discretionary Justification:	The agreement is needed to complete the Safety Assurance Review required for USACE approval of Increment 3
Is the general fund affected?	No
Future fiscal impact:	None
Consequences if not approved:	The District will not be able to obtain approval of the Increment 3 design from USACE.
Strategic Initiative:	Build Healthy, Connected Communities

ENVIRONMENTAL IMPACT

ENVIRONMENTAL DETERMINATION: The proposed action is not a project as defined by 14 California Code of Regulations 15378 (State CEQA Guidelines) and therefore CEQA is not applicable.

**NAPA COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT
AGREEMENT NO. 270133B**

PROFESSIONAL SERVICES AGREEMENT

THIS AGREEMENT is made and entered into in Napa County, California, this 18th day of August, 2027, (“Effective Date”) by and between Napa County Flood Control and Water Conservation District, a special district of the State of California, hereinafter referred to as “District,” and Blackburn Consulting, a California Corporation, whose address is 11521 Blocker Drive, Suite 110, Auburn, CA 95603 hereinafter referred to as “Consultant.”

RECITALS

- A. District wishes to obtain professional services in order provide members to an independent panel of engineers with specialized knowledge and experience in four separate areas of flood control engineering, specifically a Safety Assurance Review (“SAR”) according to the guidelines from the US Army Corps of Engineers.
- B. Consultant was selected to provide professional services after a competitive process conducted pursuant to the RFQ titled “Napa River/Napa Creek Flood Protection Project Floodwalls North of the Bypass Project – Safety Assurance Review (SAR) Consultants”.
- C. For good and valuable consideration, the sufficiency of which is acknowledged, District and Consultant agree as follows:

AGREEMENT

ARTICLE I – SCOPE OF SERVICES

1.1 Scope of Services. Consultant shall provide professional services to District as described in Exhibit A to this Agreement, and in accordance with the Contract Documents. The Contract Documents consist of this Agreement and its Exhibits, the Request for Proposals or Qualifications issued by District (if any), and Consultant’s proposal or statement of qualifications.

1.2 Schedule. Consultant shall perform and complete the scope of services in accordance with the schedule set forth in Exhibit A.

1.3 Standard of Care. Consultant represents that the professional services rendered under this Agreement shall be performed in accordance with the standards customarily adhered to by an experienced and competent professional using the degree of care and skill ordinarily exercised by reputable professionals practicing in the same field of service in the State of California. Consultant shall correct any professional services falling below this standard at its sole cost and

expense, if notified by District within one year after completion of such services. This remedy is in addition to any other remedies that may be available to District in law or equity.

1.4 Correction of Deficient Services. Consultant shall take reasonable steps to commence correction of any services that fail to meet the standard of care within seven days of receipt of written notice from County unless otherwise agreed by the parties. If Consultant fails to commence such steps within the seven day or other agreed-upon period, District may, in addition to any other remedies provided under the Contract Documents, commence correction of such services without further written notice to Consultant. If District takes such corrective action, Consultant shall be responsible for all reasonable costs incurred by District in performing such correction, including but not limited to the cost of District staff time and the amount paid to another consultant to correct the deficient services.

1.5 Other Remedies. This Article applies only to Consultant's obligation to correct services that do not meet the standard of care and is not intended to constitute a period of limitations or waiver of any other rights or remedies District may have regarding the Consultant's other obligations under the Contract Documents or federal or state law.

1.6 Key Personnel. Key personnel identified in Consultant's proposal or statement of qualifications shall be the individuals who will actually perform the services. Changes in key personnel must be reported by Consultant in writing and approved by District.

1.7 Government Code Section 7550. Every document or report prepared by Consultant for or under the direction of District pursuant to this Agreement shall contain the numbers and dollar amounts of all contracts and subcontracts relating to the preparation of the document or written report if the total cost for the work performed by nonemployees of District exceeds five thousand dollars (\$5,000). The contract and subcontract numbers and dollar amounts shall be contained in a separate section of the document or written report. If multiple documents or written reports are the subject or product of this Agreement, the disclosure section may also contain a statement indicating that the total contract amount represents compensation for multiple documents or written reports.

ARTICLE II – DURATION OF AGREEMENT

2.1 Term of the Agreement. The term of this Agreement shall begin on the Effective Date entered on page 1 of this Agreement. This Agreement shall expire three (3) year(s) after the Effective Date unless terminated earlier in accordance with this Article.

2.2 Suspension for Convenience. District may suspend all or any portion of Consultant's performance under this Agreement at its sole option and for its convenience at no cost for a period of time not to exceed 60 days. District must give 10 days prior written notice to Consultant of such suspension. District may rescind the suspension prior to or at 60 days by providing Consultant with written notice of the rescission, at which time Consultant will be required to resume performance in compliance with the terms and provisions of this Agreement.

2.3 Termination for Convenience. District may terminate all or any portion of this Agreement at its sole option and for its convenience, by giving 30 days prior written notice of such termination to Consultant. The termination of the Agreement shall be effective 30 days after receipt of the notice by Consultant. After receipt of notice of termination of all or any portion of the Agreement, Consultant shall immediately discontinue all affected performance (unless the notice directs otherwise) and complete any additional work necessary for the orderly filing of documents and closing of Consultant's affected performance under the Agreement. Consultant shall deliver to District all data, drawings, specifications, reports, estimates, summaries, and such other information and materials created or received by Consultant in performing this Agreement, whether completed or unfinished. Consultant may keep copies for its own records. District shall pay Consultant for services satisfactorily provided before the effective date of termination, and reasonable costs incurred by Consultant in providing District with the data and documents required by this paragraph. Consultant shall not be compensated for lost or anticipated profit or overhead on the terminated portion of this Agreement.

2.4 Termination for Cause. District may terminate this Agreement for default if Consultant fails to satisfactorily perform any material obligation required by this Agreement. Default includes Consultant's failure to timely provide services in accordance with the schedule. If Consultant fails to satisfactorily cure a default within 10 days of receiving written notice from District specifying the nature of the default, District may immediately terminate this Agreement, and terminate each and every right of Consultant, and any person claiming any rights by or through Consultant under this Agreement. The rights and remedies of District enumerated in this paragraph are in addition to and independent of District's rights under any other provision of this Agreement and any right or remedy available to District at law or in equity.

2.4.1 Absence of Default. If after District gives notice of termination for cause, it is determined that Consultant was not in default of a material obligation of this Agreement, the termination shall be deemed to be a termination for the convenience of District under paragraph 2.3.

2.5 Purchasing Agent's Authority. The District Purchasing Agent or their designee is hereby authorized to make all decisions and take all actions required under this Article to suspend or terminate this Agreement.

ARTICLE III – COMPENSATION

3.1 Amount of Compensation. District shall pay Consultant for satisfactory performance of the scope of services, as follows:

3.1.1 Rates. District shall pay Consultant at the unit prices set forth in Exhibit B.

3.1.2 Expenses. Travel or other expenses will only be reimbursed by District if such expenses are specifically identified in Exhibit B. Any travel expenses must comply with

the Napa County Travel Policy found in the Napa County Policy Manual, Part I, Section 43, regardless of anything to the contrary in Exhibit B.

3.1.3 Maximum Amount. Notwithstanding paragraphs 3.1.1 and 3.1.2, the maximum payments under this Agreement shall not exceed a total of one hundred sixty thousand (\$160,000) per fiscal year; provided, however, that such amounts shall not be construed as guaranteed sums, and compensation shall be based upon services actually provided and reimbursable expenses actually incurred.

3.2 Payment Process. Consultant may submit one invoice per calendar month, in arrears for services provided, to the District Engineer who will review the invoice to confirm its contents match the services provided during the period covered by the invoice. If approved, the invoice will be forwarded to the Napa County Auditor no later than 15 days following receipt of the invoice.

3.2.1 Content of Invoices. Invoices shall be in a form acceptable to the Napa County Auditor and include Consultant's name, address, Social Security or Taxpayer Identification Number, and the District Agreement number. If this Agreement provides for payment based on unit prices or tasks completed, invoices shall include itemization of the hours worked, descriptions of the tasks completed during the billing period, the names and positions of person(s) performing the services, and the hourly or task rates. If the Agreement or Exhibit B provides for a fixed or lump sum price and Consultant presents monthly invoices, each invoice must indicate the percentage of work completed (e.g., 50% of design or draft report) or the milestone(s) achieved in Exhibit B, which will allow Consultant to be paid the equivalent percentage of the fixed price.

3.2.2 Expenses. If the Agreement provides for reimbursement of expenses, invoices shall describe the nature and cost of the expense, and the date incurred. Receipts must be included with the invoice.

3.3 Annual Appropriation of Funds. Consultant acknowledges that the term of this Agreement may extend over multiple District fiscal years, and that compensation under this Agreement is contingent on the District Manager appropriating funding for this Agreement for those fiscal years. This Agreement may be terminated at the end of the fiscal year for which sufficient funding is not appropriated and authorized. District is not obligated to pay Consultant, nor is Consultant obligated to provide further services if sufficient funds have not been appropriated and authorized by the District Manager.

3.4 Price Adjustments. After the first contract year, District may increase the unit prices or hourly rates in Exhibit "B" upon approval of Consultant's written request and justification as set forth in this paragraph. Increases may only be made once per contract year in an amount not to exceed the increase in the Consumer Price Index for the San Francisco-Oakland-Hayward area for All Urban Customers (CPI-U) as published by the Bureau of Labor Statistics, or 3.0%, whichever is less, during the preceding one-year term. If the CPI-U is a negative number, then

the unit prices shall not be adjusted for that year (the unit prices will not be decreased). A negative CPI-U shall be counted against any subsequent increases in the CPI-U when calculating the unit prices for later years. Consultant's request and justification must include the amount of the requested adjustment, a description of the nature and magnitude of the increased costs impacting Consultant, explain how the requested adjustment reflects such increased costs, and the proposed effective date of the price adjustment. Consultant must provide such written request and justification no less than sixty days before the proposed effective date of the price adjustment. District may only approve Consultant's request in writing. Increasing the unit prices or hourly rates pursuant to this paragraph does not affect the maximum contract amount in paragraph 3.1.3. This paragraph does not apply where compensation is based on fixed prices or lump sums.

ARTICLE IV – INSURANCE

4.1 Insurance. Prior to commencing the scope of services, Consultant shall obtain and maintain in full force and effect throughout the term of this Agreement, and thereafter as to matters occurring during the term of this Agreement, the insurance coverage set forth in Exhibit C.

4.2 Inclusion in Subcontracts. Consultant shall require its subconsultants and any other entity or person providing services under this Agreement to comply with the Workers Compensation and General Liability insurance requirements set forth in Exhibit C.

ARTICLE V – INDEMNIFICATION

5.1 Indemnification and Hold Harmless. To the fullest extent permitted by law, Consultant shall defend at its own expense, indemnify, and hold harmless District and its officers, agents, employees, volunteers, and representatives from and against any and all liability, claims, actions, proceedings, losses, injuries, damages or expenses of every name, kind, and description, including litigation costs and reasonable attorney's fees incurred in connection therewith, brought for or on account of personal injury (including death) or damage to property, arising from all acts or omissions of Consultant or its officers, agents, employees, volunteers, consultants and subconsultants in providing services under this Agreement, excluding, however, such liability, claims, actions, losses, injuries, damages or expenses to the extent arising from the active or sole negligence or willful misconduct of District. Each party shall notify the other party immediately in writing of any claim or damage related to activities performed under this Agreement. The parties shall cooperate with each other in the investigation and disposition of any claim arising out of the activities under this Agreement.

5.2 Design Professionals. To the extent Consultant is providing the services of a "design professional" as defined in California Civil Code section 2782, District acknowledges that Consultant's obligations under paragraph 5.1 may be limited under Civil Code Section 2782.8.

5.3 Effect of Insurance. The provisions of this Article are not limited by the requirements of Article IV related to insurance.

5.4 Enforcement Costs. Consultant shall reimburse any and all costs District incurs enforcing the indemnity, hold harmless, and defense provisions set forth in this Article.

5.5 Survival. This Article shall survive termination or expiration of this Agreement and continue in effect so long as a viable claim may exist.

ARTICLE VI – MANDATORY DISTRICT PROVISIONS

6.1 Compliance with District Policies. Consultant shall comply, and require its employees and subconsultants to comply, with the following policies, copies of which are available on County’s website at <https://www.countyofnapa.gov/771/Purchasing> and are hereby incorporated by reference:

6.1.1 Napa County “Waste Source Reduction and Recycled Product Content Procurement Policy,” which is found in the Napa County Policy Manual Part I, Section 8D.

6.1.2 Napa County “Discrimination, Harassment and Retaliation Prevention Policy,” which is found in the Napa County Policy Manual Part I, Section 37K.

6.1.3 Napa County “Drug and Alcohol Policy,” which is found in the Napa County Policy Manual Part I, Section 37O.

6.1.4 “Napa County Information Technology Use and Security Policy” which is found in the Napa County Policy Manual Part I, Section 31A.

6.1.5 Napa County “Workplace Violence Policy,” which is found in the Napa County Policy Manual Part I, Section 37U.

6.2 Inducement of District Employees. Consultant shall not permit its officers, agents, or employees to engage in any activities during the performance of any of services under this Agreement that would interfere with compliance or induce violation of these policies by District employees or consultants.

ARTICLE VII – COMPLIANCE WITH LAWS

7.1 Compliance with Controlling Law. Consultant shall comply with all laws, ordinances, regulations, and policies of federal, California, and local governments applicable to this Agreement. Consultant shall comply immediately with all directives issued by District or its authorized representatives under authority of any laws, statutes, ordinances, rules, or regulations.

7.2 Conflict of Interest. Consultant acknowledges that they are aware of the provisions of Government Code sections 1090, et seq., and sections 87100, et seq., relating to conflict of interest of public officers and employees. Consultant hereby covenants that it presently has no interest not disclosed to District and shall not acquire any interest, direct or indirect, which would conflict in any material manner or degree with the performance of the scope of services under this Agreement. Consultant further warrants that it is unaware of any financial or economic interest of any public officer or employee of District relating to this Agreement. Violation of this paragraph by Consultant is a material breach of this Agreement which may result in termination of the Agreement for cause.

7.3 Taxes. Consultant shall file federal and state tax returns or applicable withholding documents and pay all applicable taxes or make all required withholdings on amounts paid pursuant to this Agreement. Consultant shall be solely liable and responsible to make such withholdings and pay such taxes and other obligations including, without limitation, state and federal income and FICA taxes. Consultant shall indemnify and hold District harmless from any liability it may incur to the United States or the State of California if Consultant fails to pay or withhold, when due, all such taxes and obligations. If District is audited for compliance regarding any withholding or other applicable taxes or amounts, Consultant shall furnish District with proof of payment of taxes or withholdings on those earnings within 10 business days after notice from District.

7.4 Prevailing Wage Requirements. The scope of services includes “public works” as defined in the California Labor Code. Consultant shall comply with all State prevailing wage requirements, including but not limited to, those set forth in Exhibit D.

ARTICLE VIII – DISPUTE RESOLUTION

8.1 Mandatory Non-binding Mediation. If a dispute arises out of or relates to this Agreement, or the breach thereof, and if said dispute cannot be settled through normal contract negotiations, the parties agree to attempt to settle the dispute in an amicable manner, using mandatory mediation through Judicial Arbitration and Mediation Services (JAMS) or any other neutral organization agreed to by the parties. To initiate mediation, the initiating party shall send written notice of its request for mediation to the opposing party. Mediation is mandatory before either party may initiate litigation or have recourse in a court of law.

8.2 Mediation Costs. The expenses of witnesses for either side shall be paid by the party producing such witnesses. All other expenses of the mediation, including required traveling and other expenses of the mediator, and the cost of any proofs or expert advice produced at the direct request of the mediator, shall be borne equally by the parties, unless they agree otherwise.

8.3 Selection of Mediator. A single mediator that is acceptable to both parties shall be used to mediate the dispute. The mediator may be selected from lists furnished by JAMS or any other

agreed upon mediator. The parties shall endeavor to agree on a mediator within 10 business days, unless a longer period is mutually agreed to in writing by Consultant and District. If the parties cannot agree on a mediator, JAMS or other neutral organization shall select the mediator.

8.4 Conduct of Mediation Sessions. Mediation hearings will be conducted in an informal manner and discovery will not be allowed. The discussions, statements, or admissions will be confidential to the proceedings and will be subject to Evidence Code section 1152. The parties may agree to exchange any information they deem necessary. Both parties shall have a representative attend the mediation who is authorized to settle the dispute, though District's recommendation of settlement may be subject to the approval of the Napa County Flood Control and Water Conservation District Board of Directors. Either party may have attorney(s), witnesses, or expert(s) present. Either party may request a list of witnesses and notification whether attorney(s) will be present.

8.5 Mediation Results. Any resultant agreements from mediation shall be documented in writing. Mediation results and documentation, by themselves, shall be "non-binding" and inadmissible for any purpose in any legal proceeding, unless such admission into evidence is otherwise agreed to in writing by both parties. Mediators shall not be subject to any subpoena or liability, and their files and actions shall not be subject to discovery.

ARTICLE IX – GENERAL PROVISIONS

9.1 Access to Records/Retention. Consultant shall provide District with access to Consultant's records which are reasonably necessary for District to review or audit Consultant's compliance with the provisions of this Agreement. Consultant shall provide such access within 10 business days after written request by District, either by providing copies of the requested records to District or allowing District to inspect and photocopy the records at Consultant's place of business where the records are kept. Consultant shall maintain all records related to this Agreement for at least four years after expiration or termination of this Agreement.

9.2 Notices. All notices required or authorized by this Agreement shall be in writing and shall be delivered in person or by deposit in the United States mail, by certified mail, postage prepaid, return receipt requested. Any mailed notice, demand, request, consent, approval, or communication that either party desires to give the other party shall be addressed to the other party at the address set forth below. Either party may change its address by notifying the other party of the change of address. Any notice sent by mail in the manner prescribed by this paragraph shall be deemed to have been received on the date noted on the return receipt or five days following the date of deposit, whichever is earlier.

DISTRICT

Andrew Butler, District Engineer
804 First Street,
Napa, CA, 94559

CONTRACTOR

Blackburn Consulting
11521 Block Dr., Suite 110,
Auburn, CA 95603

9.3 Independent Contractors. Consultant and its subconsultants, if any, are independent contractors and not agents of District. Any provisions of this Agreement that may appear to give District any right to direct Consultant concerning the details of performing the scope of services, or to exercise any control over such performance, shall mean only that Consultant shall follow the direction of District concerning the end results of the performance.

9.4 Contract Interpretation. This Agreement and all Contract Documents shall be deemed to be made under, and shall be construed in accordance with and governed by, the laws of the State of California without regard to the conflicts or choice of law provisions thereof. It is the intent of the Contract Documents to completely describe the goods and services to be provided. Any work, materials, or equipment that may reasonably be inferred from the Contract Documents or from prevailing custom or trade usage as being required to produce the intended result shall be supplied whether or not specifically called for or identified in the Contract Documents. When words or phrases which have a well-known technical or industry or trade meaning are used to describe work, materials, equipment, goods, or services such words or phrases shall be interpreted in accordance with that meaning unless a definition has been provided in the Contract Documents. In resolving conflicts resulting from errors or discrepancies in any of the Contract Documents, the order of precedence shall be in descending order as set forth below (the document in paragraph 9.4.1 having the highest precedence). Provisions of the Contract Documents addressing the same subject which are consistent but have different degrees of specificity shall not be considered to be in conflict, and the more specific language shall control. Order of Precedence:

- 9.4.1 This Agreement.
- 9.4.2 The Exhibits to this Agreement.
- 9.4.3 The RFQ or RFP issued by District.
- 9.4.4 Consultant's proposal or statement of qualifications.

9.5 Drafting Ambiguities. The parties acknowledge that they have the right to be advised by legal counsel with respect to the negotiations, terms, and conditions of this Agreement, and the decision of whether to seek advice of legal counsel with respect to this Agreement is the sole responsibility of each party. This Agreement shall not be construed in favor of or against either party by reason of the extent to which each party participated in the drafting of the Agreement.

9.6 Third Party Beneficiaries. Unless expressly set forth in this Agreement, none of the provisions of this Agreement are intended to benefit any third party not specifically referenced herein. No person other than District and Consultant shall have the right to enforce any of the provisions of this Agreement.

9.7 Force Majeure. In the event either party's performance is delayed due to causes which are outside the control of both parties and their subconsultants, contractors and employees, and could not be avoided by the exercise of due care, which may include, but is not limited to, delays by regulating agencies, wars, floods, adverse weather conditions, labor disputes, unusual delay in transportation, epidemics abroad, earthquakes, fires, terrorism, incidence of disease or other

illness that reaches outbreak, epidemic and/or pandemic proportions, unusual delay in deliveries, riots, civil commotion or other unavoidable casualties, and other acts of God, both parties will be entitled to an extension in their time for performance equivalent to the length of delay. Neither party will be entitled to compensation from the other for force majeure events. The party claiming its performance is delayed must demonstrate to the reasonable satisfaction of the other party that a force majeure event is causing the delay; the mere occurrence of a force majeure event is insufficient to extend the time for performance.

9.8 Confidentiality of Services. All services performed by Consultant and any subconsultants, including but not limited to all drafts, data, information, correspondence, proposals, reports of any nature, estimates compiled or composed by Consultant, are for the sole use of District. Neither the documents nor their contents shall be released by Consultant or any subconsultant to any third party without the prior written consent of District. Contractor shall not disclose records or other information provided by District under this Agreement to any third party, except as necessary to perform the scope of services, unless the records or information: (1) were publicly known, or otherwise known to Consultant, at the time it was disclosed to Consultant by District; (2) subsequently become publicly known through no act or omission of Consultant; or (3) otherwise become known to Consultant other than through disclosure by District.

9.9 Insolvency. Consultant shall notify District if Consultant enters into bankruptcy proceedings. This notification shall be furnished within five days of the initiation of the proceedings relating to bankruptcy filing. This notification shall include the date on which the bankruptcy petition was filed, the identity of the court in which the bankruptcy petition was filed, and a listing of District contract numbers and contracting offices for all District contracts against which final payment has not been made. This obligation remains in effect until final payment is made under this Agreement.

9.10 Attorney's Fees. If either party commences legal action of any kind or character to either enforce the provisions of this Agreement or to obtain damages for breach thereof, the prevailing party in such litigation shall be entitled to all costs and reasonable attorney's fees incurred in connection with such action. This paragraph does not apply to attorney's fees or costs incurred during mediation.

9.11 Venue. This Agreement is made and entered into in Napa County, California. Venue for any legal action in state court filed by either party to this Agreement for the purpose of interpreting or enforcing any provision of this Agreement shall be in the Superior Court of California, County of Napa. Venue for any legal action in federal court filed by either party to this Agreement for the purpose of interpreting or enforcing any provision of this Agreement shall be in the Northern District of California.

9.12 Exhibits Incorporated. All Exhibits referenced in this Agreement are hereby incorporated into the Agreement by this reference.

9.13 District Powers. Nothing contained in this Agreement shall be construed as a limitation upon the powers of District as a special district of the State of California. Nothing in this Agreement shall be interpreted as limiting the rights and obligations of District in its governmental or regulatory capacity.

9.14 Survival of Obligations. All indemnifications, warranties, guarantees and other obligations that by their nature involve performance after the early termination or expiration of this Agreement or after completion and acceptance of the scope of services, shall survive the early termination or expiration of this Agreement. Such obligations include, but are not limited to, paragraphs 1.4 (Correction of Deficient Services), 9.1 (Access to Records/Retention), 9.8 (Confidentiality of Services), and Article VIII (Dispute Resolution). Obligations related to insurance or indemnity shall continue in full force and effect after the date of early termination or expiration, but only with regard to acts or omissions that occurred during the term of the Agreement.

9.15 Severability. Should any provision of this Agreement be held invalid or illegal by a court of competent jurisdiction, such invalidity or illegality shall not invalidate the whole of this Agreement, but rather, the Agreement shall be construed as if it did not contain the invalid or illegal provision, and the rights and obligations of the parties shall be construed and enforced accordingly, except to the extent that enforcement of this Agreement without the invalidated provision would materially and adversely impact either or both parties' consideration for entering into this Agreement.

9.16 Amendment/Modification. This Agreement may be modified or amended only in writing and with the prior written consent of both parties. Failure of Consultant to secure such authorization in writing in advance of performing any extra or changed work shall constitute a waiver of any and all rights to adjustment in compensation or contract time.

9.17 No Waivers. Any failure by either party to insist upon the strict performance by the other of any obligation of this Agreement, or any failure to exercise any right or remedy for a breach of any term or condition of this Agreement, shall not constitute a waiver of any such failure to perform or breach of any term or condition. A waiver must be express and in writing. The waiver by either party of any breach or violation of any requirement of this Agreement shall not be deemed to be a waiver of any such breach in the future, or of the breach of any other requirement of this Agreement.

9.18 No Assignments. Consultant may not assign the obligations under this Agreement, nor any monies due or to become due under this Agreement, without District's prior written approval. Any assignment in violation of this paragraph shall constitute a default and is grounds for termination of this Agreement at District's sole discretion. In no event shall any putative assignment create a contractual relationship between District and any putative assignee.

9.19 Successors in Interest. All rights and obligations created by this Agreement shall be in force and effect whether or not any parties to the Agreement have been succeeded by another

entity, and all rights and obligations created by this Agreement shall be vested and binding on any party's successor in interest.

9.20 Entirety of Contract. This Agreement, including any documents expressly incorporated by reference whether or not attached hereto, constitutes the entire agreement between the parties relating to the subject of this Agreement and supersedes all previous agreements, promises, representations, understandings, and negotiations, whether written or oral, among the parties with respect to the subject matter hereof.

9.21 Counterparts. This Agreement may be executed in counterparts, which when taken together, shall constitute a single signed original as though all parties had executed the same page.

[REMAINDER OF PAGE LEFT BLANK INTENTIONALLY]

IN WITNESS WHEREOF, this Agreement is executed by Napa County Flood Control and Water Conservation District, acting by and through the Chair of the Board of Directors, and by Consultant through its duly authorized officer(s).

BLACKBURN CONSULTING, a California Corporation

By 
ROBERT LOKTEFF, Vice President

By 
WENDY SUPINGER, Chief Financial Officer

“Contractor”

NAPA COUNTY FLOOD CONTROL AND WATER
CONSERVATION DISTRICT, a special district of the
State of California

By: _____
SCOTT SEDGLEY,
Chair of the Board of Directors

“District”

APPROVED AS TO FORM Office of District Counsel By: <u>Shana A. Bagley</u> Deputy County Counsel Date: <u>August 3, 2026</u>	APPROVED BY THE BOARD OF DIRECTORS OF THE NAPA COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT Date: _____ Processed By: _____ _____ Deputy Secretary of the District Board	ATTEST: NEHA HOSKINS Secretary of the District Board By: _____
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EXHIBIT A SCOPE OF SERVICES

I. Description of Goods and/or Services

General

Napa County Flood Control and Water Conservation District (District) is designing floodwalls to protect the City of Napa, Napa County, California. NCFCWCD has an agreement with the Army Corp of Engineers following the 204 processes to design and build Increments 2 and 3 as part of the Napa River / Napa Creek Flood Protection Project (Project).

The SAR Panel will be responsible for reviewing the technical documentation prepared by NCFCWCD consultants to ensure that the design for flood protection improvements meets the intended objective of addressing the flooding issue at the City of Napa, CA. The SAR Panel will also assist in resolving technical issues related to the design of the flood risk reduction features of the Project. The SAR Panel will provide guidance to the design team. In addition, members of the SAR Panel may coordinate with other agencies during the review process.

1.0 Task Orders

Work will be assigned on a Task Order basis. The SAR Contractor will not perform any phase of services until the District provides written notice to proceed for that phase. The District may determine not to proceed with any and/or a portion of a safety assurance review, at the District's sole discretion.

2.0 General

NCFCWCD desires a review of the Project to ensure that the improvements achieve the intended objective and meet the USACE SAR standards. The SAR shall include a review of the design and construction activities at the 35%, 65%, 95%, and final backcheck Design milestones, sufficient to inform the NCFCWCD on the adequacy, appropriateness, and acceptability of the design/engineering criteria and construction methods, and assumptions and construction criteria, methods, and processes for the purpose of assuring public health, safety and welfare.

The SAR Panel members shall be expert reviewers and industry leaders in their required field of review and have experience in design and construction of projects similar in scope to earthen levee or flood wall projects. They shall not have any financial or litigation association with any aspect of the Napa River / Napa Creek Flood Protection Project or District. SAR Panel members shall fully disclose any known or potential conflict of interest that may arise from the performance of the work. Areas of conflict may include current employment by the Federal or State governments, participation in developing the subject

Project, a publicly documented statement advocating for or against the subject Project, current or future interests in subject Project or future benefits from the Project and paid or unpaid participation in litigation related to the Project. Prior to the start of any project review, a Confidential Conflict of Interest Disclosure (COI) Form shall be submitted to the District for each SAR Panel team member assigned to the project review for the sole purpose of validating that there is no conflict of interest.

2.1 General Charge Guidance

General Charge Guidance, provided in the SAR Plan, outlines charge questions to be answered considering the purpose of the review and the information and documents which would be available to the SAR panel to perform their review. SAR Panel responsibilities shall include, but not limited to, the following:

- a. Conduct the review for the subject projects in a timely manner in accordance with the review plan and review plan schedule;
- b. Follow the "Charge", but when deemed appropriate by the Panel Lead, request other products relevant to the Projects and the purpose of the review;
- c. Receive from the District/USACE any public written and oral comments provided on the Project;
- d. Provide timely written and oral comments throughout the development of the Project, as requested;
- e. Assure the review avoids replicating an ATR and focuses on the questions in the "Charge", but the SAR Panel can recommend additional questions for consideration. The SAR Panel may recommend to the District additional or alternate questions;
- f. Offer any lessons learned to improve the review process;
- g. Submit reports in accordance with the review plan milestones;

The SAR Panel should focus their review on the "Charge" questions listed in the SAR Plan for each phase of the review but may include observations beyond the scope of the "Charge" to bring important issues to the attention of decision makers, as well as any lessons learned in both the process and/or design and construction. The SAR Panel shall not make a recommendation on whether a particular alternative, feature, or component should be implemented, as ultimately the final decision resides with the District.

The outcome of the Project SAR including recommendations made and issues identified will be considered and incorporated (as necessary) into the Project.

3.0 Composition of the SAR Panel

The SAR Panel shall consist of a four (4) member panel meeting the requirements as outlined below.

Project Manager (SAR Panel Lead): The Project Manager, also known as the SAR Panel Lead, shall be a registered professional engineer with a minimum of 5 years of project management experience related to at least one of the discipline descriptions below. The Project Manager will be the liaison/point of contact for the SAR Panel. The Project Manager shall have extensive knowledge of risk-based levee/floodwall safety analysis, levee/floodwall safety procedures and remedial construction (including risk reduction measures) for projects similar in size and geologic setting. The Project Manager will also serve in one of the four designated SAR Panel positions provided that they meet the desired qualifications for that position.

Geotechnical Engineer: The Geotechnical Engineer panel member shall be a registered professional engineer with a minimum of 15 years of demonstrated experience in the specific field of floodwall engineering in evaluating, designing, and constructing large floodwalls/levee embankments and a minimum B.S. degree in Civil Engineering or Geotechnical Engineering; a Master of Science (MS) degree or higher in engineering is preferred. Geotechnical Engineer panel member experience shall be in earthwork construction; soil mechanics; seepage and piping; slope stability evaluations; bearing capacity and settlement; and foundation inspection and assessment. The Geotechnical Engineer panel member shall have familiarity with preparing plans and specifications for floodwall/levee embankment projects. The Geotechnical Engineer panel member shall also have knowledge of best practices regarding floodwall/levee design and construction procedures and policies. The Geotechnical Engineer panel member shall have recent and relevant experience on projects verifying the constructability of the proposed designs and then verifying that these projects were being constructed per the plans and specifications.

Hydraulics and Hydrology (H&H) Engineer: The H&H Engineer panel member shall be registered professional engineer with a minimum of 15 years of demonstrated experience in conducting and evaluating hydrologic and hydraulic analysis for flood risk management and floodwall/levee safety projects and a minimum B.S. degree in Civil Engineering, or Water Resources Engineering; a Master of Science (MS) degree or higher in engineering is preferred. The H&H Engineer panel member should be experienced in analyzing hydraulics of floodwall/levee systems, using standard hydrology and hydraulic modeling tools.

Civil Engineer: The Civil Engineer panel member shall be a registered professional engineer with a minimum of 15 years of demonstrated experience in design and construction of floodwalls/embankment levees with engineering analysis related to flood risk management and floodwall/levee safety projects and a minimum B.S. degree in Civil Engineering; a Master of Science (MS) degree or higher in engineering is preferred. The Civil Engineer panel member should have experience in the preparation of plans and specifications for the construction of floodwalls/earthen embankment levees.

Structural Engineer: The Structural Engineer panel member shall be registered professional engineer with a minimum of 15 years of demonstrated experience in structural design and construction of floodwall/gate structures with engineering analysis related to flood risk management and levee or floodwall safety projects and a minimum B.S. degree in Civil Engineering or Structural Engineering; a Master of Science (MS) degree or higher in engineering is preferred. The Structural Engineer panel member should have experience in the structural design and analysis of floodwalls/earthen embankment levees. This panel member should also have experience in the preparation of structural plans and specifications for the construction of floodwall/gates or levee earthen dams.

4.0 Scope of Work Tasks

The SAR Panel shall perform reviews in accordance with milestones identified in the designated Project's Review Plan. Milestones for each Project SAR are at the 65%, 95%, final backcheck, and completion of the plans, specifications, and cost estimate.

The following general tasks shall be performed independent of NCFCWCD or the Designer of Record supervision, direction, or control as to fulfill the independence criteria of a SAR Panel:

4.1 Task 1: Kick-Off Meeting

After contracts with the District have been executed, the Panel shall select a Project Manager from within the Panel. The Project Manager will notify the District of the selection in writing. The Project Manager will then schedule a Kick-Off Meeting in coordination with the District. The purpose of this meeting is to discuss the review schedule for the Project, review the SAR process, and address any questions regarding Project details.

Deliverables:

Meeting Minutes

Baseline Review Milestone Schedule for the Project

4.2 Task 2: Project Orientation Briefings

The SAR Panel will participate in a Project-specific orientation briefing conducted by the District and the design team. The orientation briefing will consist of a presentation of the

Project with a question and answer session. The District will provide the 65% Design Phase documents to the SAR Contractor at the orientation briefing, if available.

Deliverables:

Meeting Minutes

4.3 Task 3: Review and Finalization of the SAR Plan

The SAR Panel will review the draft SAR Plan. Panel members will submit comments or questions to the Project Manager. The Project Manager will address comments and/or questions in coordination with NCFCWCD and the design team. The Project Manager will then produce a final SAR Plan and distribute it electronically to the Panel, the NCFCWCD, the USACE, and the rest of the design team.

Deliverables:

SAR Plan Comment and Resolution Tracking Sheet Final SAR Plan

4.4 Task 4: Review of 35%, 65%, 95%, & final backcheck Design Phases

Review of 35%, 65% and 95% & final backcheck Design Phases: Processes shall be consistently utilized by the SAR Contractor to maintain independence and individuality of the expert reviewer's respective discipline, comments, assessment, and reports of design/engineering/construction components pertinent to the panel member's respective discipline to ensure the integrity of the SAR criteria. SAR Panel members shall evaluate/review the Design Phase documents in accordance with the General Charge Guidance in the SAR Plan, and provide their comments in writing after coordination with the SAR Project Manager. The District or the Designer of Record shall respond to the SAR Panel's comments in writing. If needed, a conference call will be held for the purpose of clarifying comments. Timely completion of the Design Phase review and approval is critical to the Project design process and overall Project schedules. Any issues or concerns that may delay the Panel's review should be raised immediately. The SAR Project Manager shall provide a Statement of Completion for the design phase review to signify that the design phase review has been completed. The Statement of Completion shall note whether the design phase review was appropriate to the level of risk and complexity inherent in the project as well as whether written responses to the SAR Panel review comments note concurrence and subsequent action or nonconcurrence with an explanation.

Deliverables:

SAR Panel Comments and Resolution Tracking Sheet Statement of Completion

4.5 Task 5: Prepare Project Design Phase Review Report

The SAR Project Manager shall prepare a Review Report for each Design Phase reviewed for each Project. The final report shall include documentation of the Review of the Design Phase (Task 4). The Project Review Reports shall focus on answering the general questions in the SAR Plan and the SAR Panel shall clearly address these questions in the report. A suggested report outline is:

- Introduction;
- the composition of the review team;
- a summary of the review during design;
- any lessons learned in both the process and/or design;
- appendices with review comments and responses; and,
- appendices for supporting analyses and assessments of the adequacy and acceptability of the methods, models, and analyses used.

All comments in the report will be finalized by the SAR Panel prior to their release to the District or the Designer of Record. The Final Report is intended to provide final documentation of the SAR process for the design phase of the project.

Deliverable:

SAR Project Design Phase Review Report

5.0 Reporting Requirements

The SAR Contractor shall provide all reproduction. The SAR Contractor shall provide one (1) hard copy and one electronic copy of the Reports under Task 5 to the District.

Electronic submittals shall contain all electronic files in both Microsoft Word and Adobe PDF formats. The briefings for the expert reviewers will be furnished in Microsoft PowerPoint or Adobe PDF formats. Reports generated by the SAR Contractor, expert reviewers or their subcontractors shall not be released for publication or dissemination without the District's written approval following coordination. The District shall solely own all reports and information and publish accordingly as governed by USACE criteria.

6.0 Place of Performance

Place of Performance. A majority of the work may be conducted virtually with the exception of the following tasks:

- Task 1: Orientation briefing, conducted at District office and project site Napa, CA
- Task 2: Kick-Off Meetings 35%, 65%, 95%, conducted virtually

II. Schedule

Consultant shall perform the Scope of Services from the Effective Date until the Project is complete.

EXHIBIT B
COMPENSATION AND FEE SCHEDULE

I. BILLING RATES

\$405/hour

II. BUDGET

1. Base SAR Scope Tasks - \$136,000
Billed against for actual time spent at the hourly rates in I above.
2. Expenses - \$4,000
With receipts attached to invoice and billed at a maximum of actual cost plus 5% overhead. Mileage billed at a maximum of the current IRS rate.
3. Optional Project Manager Tasks - \$20,000
Available upon written notice from DISTRICT to the selected Project Manager only.

EXHIBIT C

INSURANCE REQUIREMENTS

C.1 Workers Compensation Insurance. To the extent required by law during the term of this Agreement, Consultant shall provide workers compensation insurance for the performance of any of Consultant's duties under this Agreement as required by the State of California with statutory limits, and employer's liability insurance with a limit of no less than TWO MILLION DOLLARS (\$2,000,000) per accident for bodily injury or disease, all with a waiver of subrogation. Consultant shall provide District with certification of all such coverages upon request by District's Risk Manager.

C.2 Liability Insurance. Consultant shall obtain and maintain in full force and effect during the term of this Agreement the following occurrence-based liability insurance coverages, issued by a company admitted to do business in California and having an A.M. Best rating of A:VII or better, or equivalent self-insurance:

C.2.1 General Liability. Commercial general liability (CGL) insurance coverage (personal injury and property damage) of not less than TWO MILLION DOLLARS (\$2,000,000) combined single limit per occurrence, covering liability or claims for any personal injury, including death, to any person and/or damage to the property of any person arising from the acts or omissions of Consultant or any officer, agent, or employee of Consultant under this Agreement. If the coverage includes an aggregate limit, the aggregate limit shall be no less than twice the per occurrence limit.

C.2.2 Professional Liability/Errors and Omissions. Professional liability (or errors and omissions) insurance for all activities of Consultant arising out of or in connection with this Agreement in an amount not less than TWO MILLION DOLLARS (\$2,000,000) per claim. If the coverage includes an aggregate limit the aggregate limit shall be no less than twice the per occurrence limit.

C.2.3 Comprehensive Automobile Liability Insurance. Comprehensive automobile liability insurance (Bodily Injury and Property Damage) on owned, hired, leased and non-owned vehicles used in conjunction with Consultant's business of not less than ONE MILLION DOLLARS (\$1,000,000) combined single limit per occurrence. Coverage shall be business auto insurance coverage using Insurance Services Office (ISO) form number CA 0001 06 92 including symbol 1 (any Auto) or the exact equivalent. If Consultant owns no vehicles, this requirement may be satisfied by a non-owned auto endorsement to the General Liability Insurance described in paragraph C.2.1, above. If Consultant or Consultant's employees, officers, or agents will use personal automobiles in any way in the performance of this Agreement, Consultant shall provide evidence of personal auto liability coverage for each such person upon request.

C.3 Certificates of Coverage. All insurance coverages referenced in paragraph C.2, above, shall be evidenced by one or more certificates of coverage or, with the consent of District's Risk

Manager, demonstrated by other evidence of coverage acceptable to District's Risk Manager, which shall be filed by Consultant with the District administering this Agreement prior to commencement of the Scope of Services.

C.3.1 Notice of Cancellation. The certificate(s) or other evidence of coverage shall reference this Agreement by its County number or title and department; shall be kept current during the term of this Agreement; shall provide that District shall be given no less than thirty (30) days prior written notice of any non-renewal, cancellation, other termination, or material change, except that only ten (10) days prior written notice shall be required where the cause of non-renewal or cancellation is non-payment of premium.

C.3.2 Multiple Insureds. The certificate(s) shall provide that the inclusion of more than one insured shall not operate to impair the rights of one insured against another insured, the coverage afforded applying as though separate policies had been issued to each insured, but the inclusion of more than one insured shall not operate to increase the limits of the company's liability.

C.3.3 Waiver of Subrogation and Additional Insured Endorsements. For the commercial general liability insurance coverage referenced in subparagraph C.2.1 and, for the comprehensive automobile liability insurance coverage referenced in subparagraph C.2.3 where the vehicles are covered by a commercial policy rather than a personal policy, Consultant shall also file with the evidence of coverage an endorsement from the insurance provider naming Napa County Flood Control and Water Conservation District, its officers, employees, agents, and volunteers as additional insureds and waiving subrogation. For the Workers Compensation insurance coverage, Consultant shall file an endorsement waiving subrogation with the evidence of coverage.

C.3.4 Additional Requirements. The certificate or other evidence of coverage shall provide that if the same policy applies to activities of Consultant not covered by this Agreement, then the limits in the applicable certificate relating to the additional insured coverage of District shall pertain only to liability for activities of Consultant under this Agreement, and that the insurance provided is primary coverage to District with respect to any insurance or self-insurance programs maintained by District. The additional insured endorsements for the general liability coverage shall use Insurance Services Office (ISO) Form No. CG 20 09 11 85 or CG 20 10 11 85, or equivalent, including (if used together) CG 2010 10 01 and CG 2037 10 01; but shall not use the following forms: CG 20 10 10 93 or 03 94.

C.4 Copies of Policies. Upon request by District's Risk Manager, Consultant shall provide or arrange for the insurer to provide within thirty (30) days of the request, certified copies of the actual insurance policies or relevant portions thereof.

C.5 Deductibles/Retentions. Any deductibles or self-insured retentions shall be declared to, and be subject to approval by District's Risk Manager, which approval shall not be denied unless the District's Risk Manager determines that the deductibles or self-insured retentions are

unreasonably large in relation to compensation payable under this Agreement and the risks of liability associated with the activities required of Consultant by this Agreement. At the option of and upon request by District's Risk Manager if the Risk Manager determines that such deductibles or retentions are unreasonably high, either the insurer shall reduce or eliminate such deductibles or self-insurance retentions as respects District, its officers, employees, agents, and volunteers or Consultant shall procure a bond guaranteeing payment of losses and related investigations, claims administration, and defense expenses.

EXHIBIT D

CALIFORNIA PREVAILING WAGE REQUIREMENTS

Pursuant to California Labor Code sections 1720 and 1771, construction, alteration, demolition, installation, repair and maintenance work performed under this Agreement is “public works” subject to State prevailing wage laws. State prevailing wage laws require certain provisions be included in all contracts for public works. Contractor and any subcontractors shall comply with State prevailing wage laws including but not limited to the requirements listed below.

D.1 Payment of Prevailing Wages. Contractor and all subcontractors shall ensure that all workers who perform work under this Agreement are paid not less than the prevailing rate of per diem wages as determined by the Director of the California Department of Industrial Relations (DIR). This includes work performed during the design, site assessment, feasibility study, and other preconstruction phases of construction, including but not limited to inspection and land surveying work, regardless of whether any further construction work is conducted, and work performed during the post-construction phases of construction, including but not limited to all cleanup work at the jobsite.

D.1.1 Copies of such prevailing rate of per diem wages are on file at the District and are available for inspection to any interested party on request. Copies of the prevailing rate of per diem wages also may be found at <http://www.dir.ca.gov/OPRL/DPreWageDetermination.htm>. Contractor and all subcontractors shall post a copy of the prevailing rate of per diem wages determination at each job site and shall make them available to any interested party upon request.

D.1.2 The wage rates determined by the DIR refer to expiration dates. If the published wage rate does not refer to a predetermined wage rate to be paid after the expiration date, then the published rate of wage shall be in effect for the life of this Agreement. If the published wage rate refers to a predetermined wage rate to become effective upon expiration of the published wage rate and the predetermined wage rate is on file with the DIR, such predetermined wage rate shall become effective on the date following the expiration date and shall apply to this Agreement in the same manner as if it had been published in said publication. If the predetermined wage rate refers to one or more additional expiration dates with additional predetermined wage rates, which expiration dates occur during the life of this Agreement, each successive predetermined wage rate shall apply to this Agreement on the date following the expiration date of the previous wage rate. If the last of such predetermined wage rates expires during the life of this Agreement, such wage rate shall apply to the balance of the Agreement.

D.2 Penalties for Violations. Contractor and all subcontractors shall comply with California Labor Code section 1775 in the event a worker is paid less than the prevailing wage rate for the work or craft in which the worker is employed. This is in addition to any other applicable penalties allowed under the California Labor Code.

D.3 Payroll Records. Contractor shall comply with California Labor Code section 1776, which generally requires keeping accurate payroll records, verifying and certifying payroll records, and making them available for inspection. Contractor shall require all subcontractors to also comply with section 1776 to the extent they are performing public works. Contractor and all subcontractors shall furnish records specified in section 1776 on a monthly basis directly to the Labor Commissioner in the manner required by California Labor Code section 1771.4. Contractor and all subcontractors shall also furnish the records to District at District's request. Contractor shall ensure its subconsultants and subcontractors prepare and submit payroll records to the DIR and District as required by this paragraph.

D.3.1 If Contractor and any subcontractors are exempt from the DIR registration requirement pursuant to paragraph D.9.3 below, then Contractor and any subcontractors are not required to furnish payroll records directly to the Labor Commissioner but shall retain the records for at least three years after completion of the work, pursuant to California Labor Code section 1771.4(a)(4).

D.3.2 District may require Contractor and its subcontractors to prepare and submit records specified in section 1776 to District and the Labor Commissioner on a weekly basis, at no additional cost to District.

D.4 Apprentices. Contractor and all subcontractors shall comply with California Labor Code sections 1777.5, 1777.6, and 1777.7 concerning the employment and wages of apprentices on public works projects. Contractor is responsible for compliance for all apprenticeable occupations pursuant to California Labor Code section 1777.5(n), and could be penalized for violations of its subcontractors pursuant to California Labor Code section 1777.7.

D.5 Working Hours. Contractor and all subcontractors shall comply with California Labor Code sections 1810 through 1815. Contractor and all subcontractors shall restrict the time of service of any worker on a public works project to eight hours during any one calendar day and forty hours during any one calendar week, unless all hours worked in excess of 8 hours per day are compensated at not less than 1½ times the basic rate of pay. Violations are subject to penalties of \$25 per worker per day pursuant to California Labor Code section 1813.

D.6 Required Provisions for Subcontracts. Contractor shall include, at a minimum, a copy of the following provisions in any contract they enter into with a subcontractor: California Labor Code sections 1771, 1771.1, 1775, 1776, 1777.5, 1813, and 1815.

D.7 Labor Code Section 1861 Certification. In accordance with California Labor Code section 3700, Contractor is required to secure the payment of compensation of its employees. By signing the Agreement to which this is an exhibit, Contractor certifies that:

“I am aware of the provisions of Section 3700 of the California Labor Code which require every employer to be insured against liability for workers' compensation or to undertake self-insurance in accordance with the provisions of that code, and

I will comply with such provisions before commencing the performance of the work of this contract.”

D.8 Compliance Monitoring and Enforcement. This project is subject to compliance monitoring and enforcement by the DIR. District must withhold contract payments from Contractor as directed by the DIR, pursuant to California Labor Code section 1727.

D.9 Registration Requirements. Contractor and any subcontractors shall not engage in the performance of any contract for public work, unless currently registered and qualified to perform public work pursuant to California Labor Code section 1725.5.

D.9.1 By signing the Agreement to which this is an Exhibit, Contractor is certifying that it has verified that all subcontractors used on this project are registered with the DIR in compliance with California Labor Code sections 1771.1 and 1725.5.

D.9.2 District may ask Contractor for the most current list of subcontractors (regardless of tier), along with their DIR registration numbers, utilized on this project at any time during performance of this Agreement, and Contractor shall provide the list within ten (10) working days of District’s request.

D.9.3 The registration requirement does not apply on a public works project of twenty-five thousand dollars (\$25,000) or less when the project is for construction, alteration, demolition, installation, or repair work, or on a public works project of fifteen thousand dollars (\$15,000) or less when the project is for maintenance work, pursuant to California Labor Code sections 1725.5(f) and 1771.1(n).

D.10 Stop Order. Where a contractor or subcontractor engages in the performance of any public work contract without having been registered in violation of California Labor Code sections 1725.5 or 1771.1, the Labor Commissioner must issue and serve a stop order prohibiting the use of the unregistered contractor or subcontractor on all public works until the unregistered contractor or subcontractor is registered. Failure to observe a stop order is a misdemeanor.



Napa County

Board Agenda Letter

1195 THIRD STREET
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NAPA, CA 94559
www.napacounty.gov
Main: (707) 253-4580

Flood Control and Water Conservation District **Agenda Date:** 8/18/2026

File ID #: 26-1569

TO: Napa County Flood Control and Water Conservation District
FROM: Richard Thomasser - District Manager
REPORT BY: Richard Thomasser - District Manager
SUBJECT: Closed Session

RECOMMENDATION

CONFERENCE WITH REAL PROPERTY NEGOTIATOR

(Government Code Section 54956.8)

Properties: APN 044-220-008

Negotiating Party: Richard Thomasser, Flood District Manager, 505 Lincoln Avenue Napa LLC

Under Negotiation: Price/Terms/Conditions of Payment

CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION

(Government Code section 54956.9(d)(1))

Napa County Flood Control and Water Conservation District v. 505 Lincoln Avenue Napa LLC

Napa Superior Court Case No. 24CV002125