

THIS STAFF REPORT COVERS CALENDAR ITEM NO.: 7.4
FOR THE MEETING OF: February 15, 2007

TRANSBAY JOINT POWERS AUTHORITY

BRIEF DESCRIPTION:

Approve an Intergovernmental Agreement between the Transbay Joint Powers Authority (TJPA) and the City of San Francisco, Department of Public Works (DPW) in the amount of \$410,000 to provide Professional Survey and Mapping Services for the Transbay Transit Center Program (Program).

SUMMARY:

Survey services are critical to real property transactions and to engineering design to be undertaken by the Program. DPW has proposed to provide survey and mapping services, and TJPA staff has determined that DPW is capable of providing the necessary survey and mapping work in a timely and cost effective manner and that the TJPA would benefit from the efficiencies gained by using City survey staff for these services.

The staff recommends that the TJPA enter into an Intergovernmental Agreement with DPW for survey and mapping services. The agreement would be for a maximum of \$410,000 and for a term not to exceed three (3) years, with the option for the TJPA to extend the term for two (2) additional years by mutual agreement of the parties.

REPORT:

The staff recommends that DPW Land Surveyors working under the supervision of the County Surveyor provide the following four survey and mapping services:

1. **ALTA SURVEYS** – TJPA will purchase private properties, receive Caltrans properties, and secure various easements for the Program for which American Land Title Association (ALTA) boundary surveys are required. The DPW ALTA surveys will provide information on improvements, easements, rights-of-way, and other interests affecting the land to be acquired.
2. **DESIGN SURVEYS** – As requested by the design engineers of the Temporary Terminal, Bus Storage, Transit Center and Bus Ramps, DPW will include in the surveys optional elements from ALTA Table A, such as topographic elevations and below-grade utilities.
3. **SUBDIVISION MAPPING** – DPW maintains the official City map in accordance with the Subdivision Map Act to document lot line adjustments, lot mergers and subdivisions, street and easement vacations, and survey benchmarks. DPW is responsible for processing and approving map applications in the City. DPW will prepare TJPA's applications for mapping and will ensure that adequate reference material is included with the application, such as traverse closures, underlying recorded maps, tie notes, deeds and other official records. TJPA's mapping will serve as the basis for further subdivision and construction on these parcels.
4. **MONUMENTATION** – As required by the professional Land Surveyor's Act and the Subdivision Map Act, DPW will retain or replace controlling monuments in their original positions to delineate property, rights-of-way, and easement lines within the Program Area. If construction dislodges these monuments, DPW provides standards by which the responsible contractor will locate and restore them to their proper locations.

The staff has negotiated an Intergovernmental Agreement with DPW, and DPW has signed the Agreement. The agreement would be for a maximum of \$410,000 and for a term not to exceed three (3) years, with the option for the TJPA to extend the term for two (2) additional years by mutual agreement of the parties. Attachment 1 is the proposed agreement.

RECOMMENDATION:

The staff recommends that the TJPA Board authorize the Executive Director to execute the Intergovernmental Agreement in the form attached to this report.

ATTACHMENTS:

1. Intergovernmental Agreement
2. Resolution

**TRANSBAY JOINT POWERS AUTHORITY
BOARD OF DIRECTORS**

Resolution No. _____

WHEREAS, American Land Title Association (ALTA) surveys are required for the conveyance of State-owned parcels to the Transbay Joint Powers Authority (TJPA) and City and County of San Francisco and the TJPA's purchase of other fee interests and easements on or under parcels for the Transbay Transit Center Program (Program); and

WHEREAS, Conveyances of Real Property to the TJPA and the City must comply with the Subdivision Map Act; and

WHEREAS, The professional Land Surveyor's Act and the Subdivision Map Act require the establishment of monuments within the Program area; and

WHEREAS, Boundary, topographic, and site surveys are required to facilitate design of the Temporary Terminal, Bus Storage, Bus Ramps, and Transit Center facilities; and

WHEREAS, The Program requires the creation of a final survey map of all property affected by the Program to serve as the basis for any further subdivision or construction necessary to implement the Program; and

WHEREAS, The Bureau of Street Use and Mapping of the City's Department of Public Works (DPW-BSM) is responsible for subdivision and mapping for the City; and

WHEREAS, DPW-BSM submitted a proposal for ALTA survey, design surveys, subdivision mapping, and monumentation to the TJPA; and

WHEREAS, Staff has reviewed DPW-BSM's proposal and negotiated an Intergovernmental Agreement for Professional Survey and Mapping Services (MOU); and

WHEREAS, Staff recommends that the TJPA Board approve the MOU; now, therefore, be it

RESOLVED, That the TJPA Board authorizes the Executive Director to execute the MOU between the TJPA and DPW-BSM to provide Professional Survey and Mapping Services for a maximum compensation of \$410,000 and for a period not to exceed three years, with the option for the TJPA to extend the term for two additional years by mutual agreement of the parties.

I hereby certify that the foregoing resolution was adopted by the Transbay Joint Powers Authority Board of Directors at its meeting of February 15, 2007.

Secretary, Transbay Joint Powers Authority