



Midpeninsula Regional
Open Space District

PROCUREMENT AGENDA ITEM

R-25-30
Meeting 25-08
March 12, 2025

AGENDA ITEM 5

AGENDA ITEM

Award of Contract for Construction Services for the Drilling of an Agricultural Water Well in La Honda Creek Open Space Preserve.

GENERAL MANAGER'S RECOMMENDATIONS

1. Authorize an award of contract to Pitcher Services, LLC., of East Palo Alto, CA for a not-to-exceed base contract amount of \$89,800.
2. Authorize a contingency of 15% in the amount of \$13,470 to be reserved for unanticipated issues, bringing the total not-to-exceed contract to \$103,270.

DISCUSSION

The Driscoll Ranch Well Drilling Project (Project) will provide construction services to drill a water well for agricultural use in the Harrington (former Driscoll Ranch) Conservation Grazing Unit of La Honda Creek Open Space Preserve (Preserve). The Project will drill the well hole, install well casing, well screens, and a concrete pad at the well, and perform initial well development. The well will replace an existing creek diversion in accordance with Midpeninsula Regional Open Space District (District) Board of Directors (Board), which directs staff to explore alternate water sources to replace existing stream diversions. District staff issued a Request for Bids on January 17, 2025 and received three (3) bids on February 5, 2025 with Pitcher Services, LLC., identified as the lowest responsive and responsible bidder. Work is scheduled to be completed in Spring 2025. Following completion of this work, a future construction contract will be solicited for the installation of a well pump and a connection to the existing water distribution system to complete the water system improvements.

BUDGET / FISCAL IMPACT

The current fiscal year budget contains:

- sufficient funds.
- insufficient funds; the next quarterly budget update will include a reallocation of unspent funds from other project budgets to cover for this expenditure.
- insufficient funds; approval of this item requires a fiscal year budget augmentation.
- future fiscal year budgets will include additional funds to complete the contracted work.

Measure AA

- No, this contract is not part of a Measure AA project.
- Yes, this contract is part of a Measure AA project.

PROCUREMENT PROCESS AND SELECTION

A Request for Bids (RFB) was issued on January 17, 2025 via BidNet, legal notices were posted in the newspaper, and a link to the solicitation was posted on the District website. The District opened the bids on February 5, 2025 and announced Pitcher Services, LLC., as the apparent low bidder. The detailed breakdown of bids received is as follows.

Bidder	Location	Total Bid	Percent Difference from Cost Estimate of \$85,000
Pitcher Services, LLC	East Palo Alto, CA	\$89,800	+5.6%
Arsenal Well Drilling Inc.	Visalia, CA	\$125,000	+47%
ABC Liovin Drilling, Inc.	Signal Hill, CA	\$134,500	+58%

PRIOR BOARD ACTION SUPPORTING THE PROJECT

January 8, 2025: District staff issued a prior Request for Bids on October 30, 2024 and received two (2) bids on November 14, 2024. The low bid did not include the bid bonds and was therefore deemed non-responsive. The high bid came in significantly higher and 70% over the engineer's estimate. Given this outcome, the Board rejected all the November 2024 bids with staff subsequently re-soliciting a new Request for Bids ([R-25-04](#), [meeting minutes](#)).

PUBLIC NOTICE

Public notice was provided as required by the Brown Act.

CEQA COMPLIANCE

The proposed Project is categorically exempt from the California Environmental Quality Act (CEQA) under Article 19, Sections 15301 (Existing Facilities), 15303 (New Construction or Conversion of Small Structures), and 15304 (Minor Alterations to Land).

NEXT STEPS

If approved, the General Manager will enter into a contract with Pitcher Services, LLC. Work is scheduled to take place in Spring of 2025 once the ground has dried sufficiently for drilling equipment access. Once the well is installed and sufficient water is verified, a subsequent RFB will be issued for the installation of a well pump and a connection to the existing water distribution system to complete the water system improvements.

Attachment(s)

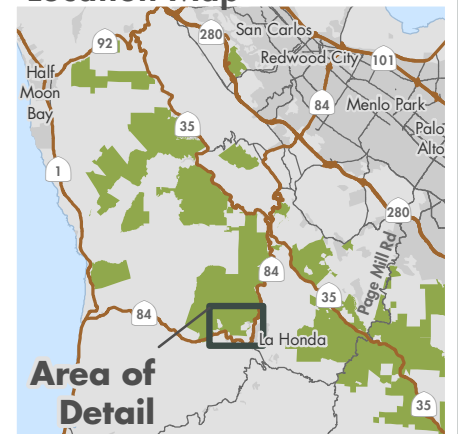
1. Well Location Area Map

Responsible Department Head:
Jason Lin, Engineering and Construction Manager












Prepared by / Contact person:
Leigh Guggemos, Capital Project Manager III, Engineering and Construction Department

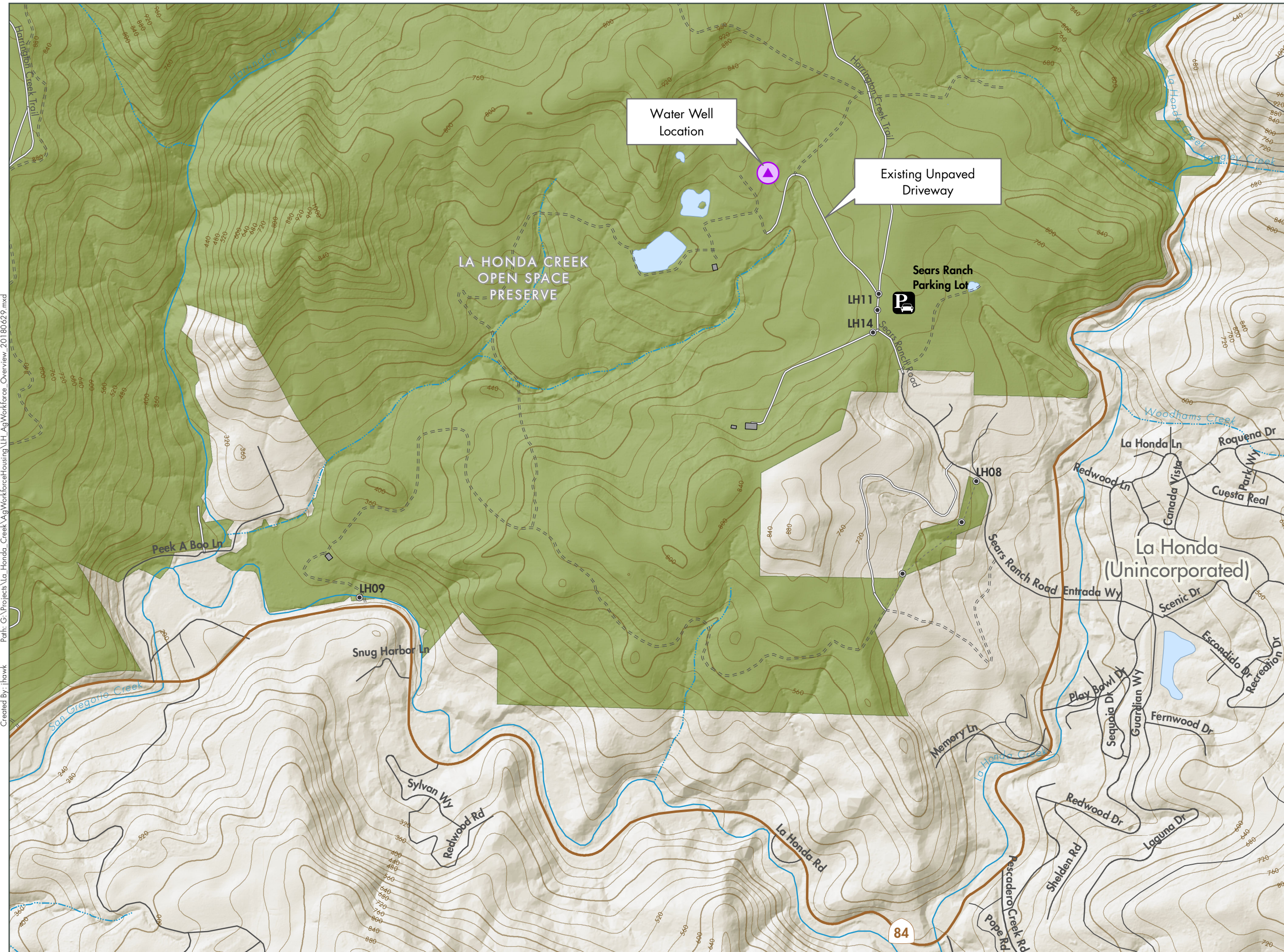


Location Map



Project Location Map

-  MROSD Preserves
-  Private Property
-  Highway or Major Road
-  Minor Paved Road
-  Minor Unpaved Road
-  Unmaintained Road Width
-  Parking Lot
-  Gate (#)
-  200 ft Contour
-  40 ft Contour
-  Proposed Well



Path: G:\Projects\La_Honda_Creek\Ag\WorkforceHousing\LH_AgWorkforce_Overview_20180629.mxd
Created By: jhowk

While the District strives to use the best available digital data, these data do not represent a legal survey and are merely a graphic illustration of geographic features.