

EXHIBIT 3-A



Left: Installation of a round-about at CSUMB.

// Right: Restoration of Monterey Municipal Airport

RESPONSE TO:

**REQUEST FOR PROPOSALS FOR LANDSCAPE AND OUTREACH DESIGN SERVICES
IN SUPPORT OF THE SANTA MARGARITA ASR FACILITY**

THURSDAY, JUNE 10, 2021



Monterey Peninsula Water Management District
5 Harris Court Building G
Monterey, CA 93940
(831)658-5600
www.mpwmd.net



Ecological Concerns Incorporated
609 Pacific Avenue
Santa Cruz, CA 96060
(831) 459-0656
www.ecologicalconcerns.com

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June 10, 2021

Monterey Peninsula Water Management District
5 Harris Court Building G
Monterey, CA 93940

Re: REQUEST FOR PROPOSALS FOR LANDSCAPE AND OUTREACH DESIGN SERVICES IN SUPPORT OF THE SANTA MARGARITA ASR FACILITY

Dear Ms. Hamilton & Selection Committee,

Ecological Concerns Incorporated (ECI) is pleased to provide a Proposal and Qualifications Package in response to the Monterey Peninsula Water Management District's call for request for proposal for Landscape and Outreach Design Services in support of the Santa Margarita ASR Facility.

ECI is a design-grow-build firm established in 1992, located in Santa Cruz, California. ECI has a 29-year track record of successfully designing and implementing sustainable landscape and habitat restoration projects for commercial, private and public markets throughout the Monterey Bay and San Francisco Bay areas. As a full-service design-build team, we design, implement and manage Landscape Architecture projects, ecological restoration plans, vegetation management plans, public works and utilities facilities, public parks, and large commercial landscapes.

ECI's staff includes an experienced Landscape Architecture team, professional ecologists, certified ecological restoration practitioners and a horticultural services team. We have in-depth experience preparing and implementing site-specific plans for Water Districts throughout the Monterey and San Francisco Bay areas with an excellent government and commercial performance record. We excel at meeting stringent, permit-driven, success criteria on time and on budget for clients throughout our territory.

As the Principal of ECI, I hereby declare that I have authority to execute agreements and amendments with the Monterey Peninsula Water Management District..

Please contact me with any questions, and we look forward to the opportunity to work with you on this project.

Sincerely,

Josh Fodor

By: 

Principal
jtfodor@ecologicalconcerns.com
831-459-0656 x700



Ecological Concerns Inc

TECHNICAL PROPOSAL – PART 1

IMMEDIATE LANDSCAPING BID PACKAGE CRITERIA

PHASE 1.0 CONSTRUCTION DOCUMENTS (CD)*

1.1 PROJECT START UP

- a. Coordination as necessary between ECI, and Client for project start up. Assume “Client” is the Monterey Peninsula Water Management District (MPWMD).
- b. Meeting 1-Site Visit: Attend on-site meeting (with Client preferred) for orientation to site, understanding of the Client vision and pertinent issues. Photograph site conditions and include a review of:
 - Natural drainage patterns.
 - Existing vegetation.
 - Existing gravel inside of fence.
 - Water purge outlet.
 - Other existing utilities (assuming not existing irrigation system).

1.2 RESEARCH, DATA GATHERING, SITE ASSESSMENT

- a. Review applicable City/State codes and regulations. Review existing drawings/documents including topographical data, past concepts, aerial images, etc., provided by Client. (Assume topographic & utility survey is available in AutoCAD format for base map preparation.)
- b. Identify and prioritize preliminary site opportunities and constraints.
- c. Qualified ecologist to provide an ecological assessment (including one (1) site visit) which includes the confirmation of Deer Grass being native to the Former Fort Ord area. Final assessment will be given to MPWMD in memo form.

1.3 CONSTRUCTION DOCUMENTS

- a. Based on site visit/meeting with Client and research/site assessment information, provide 50% CD Plans which serve as the “Basis of Design” for Client review. Submittal to include the sheets below indicating deer grass planting layout, rock layout, and irrigation.
 - L-0.0 Cover Sheet
 - L-1.0 Existing Conditions Plan
 - L-2.0 Overall Site Plan
 - L-3.0 Demolition Plan and Protection Details (if required): Include removal of existing vegetation not desired and weed abatement strategy with no plant poisons.
 - L-4.0 Irrigation Plan: Subsurface irrigation to be utilized.
 - L-5.0 Planting Plan: Including plant specifications, quantities, character and specification of organic planting soils, organic fertilizers, mulch, and other landscape materials such as permeable, biodegradable weed mat, gravels, purge water harvesting barrel, etc.
 - L-6.0 Irrigation Details and Notes: Including integration of purge water harvesting barrel,



plant establishment watering plan and irrigation commissioning for verification of no runoff or overspray and other system requirements are met.

- L-7.0 Planting Details: Including finish grade details.
- b. Assume sheet specifications.
- c. Meeting 2 - Virtual: Present and discuss 50% CD Plan set with Client.
- d. Based on Client feedback/comments, revise CD set to a 90% CD Plan set. Develop draft Construction Cost Estimate.
- e. Meeting 3 - Virtual: Present and discuss 90% CD Plan set with Client.
- f. Based on Client feedback/comments, revise CD set to a 100% CD Plan set for Bidding and develop final Construction Cost Estimate.

1.4 DELIVERABLES

- a. Memo regarding Deer Grass as a native species to Fort Ord by qualified ecologist.
- b. 50% CD Plans set "Basis of Design" for Client Review: black & white, 24x36 sheet format, sheet specifications.
- c. 90% CD/BID SET Plans for final review: black & white, 24x36 sheet format, sheet specifications.
Including a draft Construction Cost Estimate.
- d. 100% CD/BID SET Plans: black & white, 24x36 sheet format, sheet specifications.
Including a Construction Cost Estimate.

EXCLUSIONS

The following items are specifically excluded from the Scope of Work:

1. Public right-of-way or streetscape improvements.
2. Obtaining and paying for all permits.
3. Grading and drainage plan.
4. Vehicular or pedestrian hardscape design.
5. Soils and geological reports.
6. Civil engineering testing, design, and calculations.
7. Structural engineering testing, design, and calculations, including retaining wall reinforcement.
8. Electrical and domestic water supply plans.
9. ADAAG (accessible route) and signage plans.
10. Graphic renderings and 3D models.
11. Additional meetings with the County, Permitting Agencies, or other stakeholder groups.
12. Preparation of as-built drawings.
13. Book Specifications.

*** CONCEPT DEVELOPMENT, SCHEMATIC DESIGN, AND DESIGN DEVELOPMENT PHASES ARE NOT INCLUDED – ALREADY DEVELOPED BY MPWMD.**



TECHNICAL PROPOSAL – PART 2

FUTURE PUBLIC OUTREACH INSTALLATION CRITERIA

PHASE 2.0 CONCEPT DEVELOPMENT

2.1 PROJECT START UP

- a. Coordination as necessary between Landscape Designer, and Client for project start up. Assume “Client” is the Monterey Peninsula Water Management District (MPWMD).
- b. Meeting 1-Site Visit: Attend on-site meeting (with Client preferred) for orientation to site, understanding of the Client vision and pertinent issues. Photograph site conditions and include a review of:
 - New landscape installation layout (assuming Part 1 installed) or existing conditions and proposed new landscape installation layout.
 - Other existing utilities.

2.2 RESEARCH, DATA GATHERING, SITE ASSESSMENT

- a. Review applicable City/County codes and regulations pertaining to signage.
- b. Identify and prioritize preliminary site opportunities and constraints in terms of educational installation placement.
- c. Qualified ecologist to provide an ecological assessment which includes subjects such as: water conservation, Carmel River Health, threatened Steelhead Trout, threatened red-legged frog species, native plants to Fort Ord, and other possible topics. Final assessment will be given to MPWMD in memo form.
 - Consult with Client to understand the existing ARS system for educational opportunities.

2.3 CONCEPT DEVELOPMENT

- a. Based on the ecological assessment which provides options for educational topics for the installation, provide three (3) Concept Design Options that explore subject matter and design. Concept designs to be color, 11x17 format, including a brief description, associated imagery, possible layouts, including size and character.
- b. Meeting 2 - Virtual: Present and discuss three (3) Concept Designs Client.
- c. Based on Client feedback/comments, revise the three (3) Concept Designs to a 90% level and include elevations for each concept.
- d. Meeting 3 - Virtual: Present and discuss 90% three (3) Concept Designs.
- e. Based on Client feedback/comments, revise the three (3) Concept Designs to a 100% level, update elevations, and develop Construction Cost Estimates for each concept.

2.4 DELIVERABLES

- a. Memo regarding subject matter topics for the educational installation by qualified ecologist and landscape designer.
- b. Three (3) Concept Design Options “Basis of Design” for Client review. To be 11x17 format, including brief description, layout, and associated imagery.



- c. 90% Conceptual Development of three (3) Concept Designs for final review.
Refinement of preferred concept design, including elevations.
- d. 100% Conceptual Development of three (3) Concept Designs for final review.
Refinement of preferred concept design, including elevations and construction cost estimate.

EXCLUSIONS

The following items are specifically excluded from the Scope of Work:

1. Additional concept and/or revisions.
2. Additional meetings with the County, Permitting Agencies, or other stakeholder groups.
3. Construction or Permit Documents.



FIRM PROFILE:

Firm Name: Ecological Concerns Incorporated
Mailing Address: 125 Walk Circle
Nursery Location: 336 Golf Club Drive
Office Address: 609 Pacific Avenue, Suite 101
Santa Cruz, California 95060
Phone: 831.459.0656
Fax: 831.459.0656
Web: www.ecologicalconcerns.com

FED ID No: 77-0530713
CA SBE Vendor: 00023829

FIRM CERTIFICATIONS & LICENCES:

California Contractor License No. 778397
Certified Landscape Architect License No. 5726
Certified Ecological Restoration Practitioner Nos: 0055, 0056, 0078
Certified Natural Resource Professionals Nos. 936548, 385346
Certified Professional in Erosion & Sediment Control Nos. 5000, 8143
QSP/QSD Certificate Nos. 00523, 25487
SA Certified Arborist No. WE-11535a
Qualified Applicators Licenses 118387 (B & C), 138279 (B, C, & F)
California Nursery License B2893.001
CLCA Water Management Certified
NALP Certified Irrigation Technician
NALP Certified Hardscape Technician
IA Certified Landscape Irrigation Auditor - No. 128157
LEED AP - BD&C
ARCSA Accredited Professional



QUALIFICATIONS AND EXPERIENCE

ECI is an ecologically based Landscape Design-Build firm specializing in sustainable landscapes and the ecological restoration of native habitats of the Monterey Bay and San Francisco Bay areas. We have extensive experience in the region, having designed, installed, and maintained ecological landscape and habitat restoration projects at locations such as the former Fort Ord, the Monterey Airport, and CSUMB. Our knowledge of the native plants of this unique region is informed by our staff's extensive experience in the region. The Fort Ord area where the Santa Margarita reservoir is located has many unique qualities, including sandy soils, notable endangered species and windy and arid conditions.

Our project team is a capable and experienced group of landscape architects, irrigation designers, restoration ecologists, arborists and horticulturists. We have spent years collaborating to produce many successful public works and ecologically driven landscape projects. By having a small and well coordinated staff we eliminate excessive hours spent on delegating out tasks and are able to efficiently produce quality work with less overhead than our competitors. As a small business (SBE) we also place a high value on maintaining attentive and open communication with our clients. We believe that a personalized touch, mindful listening and attention to detail ensures the utmost satisfaction for our customers.

Our multidisciplinary approach to our projects combines a design and ecological consulting team, a nursery grow operation, and a skilled construction team vertically integrated under one roof. These integrated services allow us all to learn from one another's experiences and expertise. By sharing our experiences and combining our skill-sets we all become stronger and more valuable team players. We see this being to the benefit of MPWMD's projects at the Santa Margarita facility because we can make realistic and viable planting suggestions, design effective irrigation systems, develop realistic bid-packages and cost estimates for the project. In large part due to the experience of our build division informing our designs, ECI has an exceptional track record of creating Construction Documents and bid sets that are truly constructable and abide by local and state-wide code regulations.

As a testament to the way we successfully integrate all divisions into our design plans, ECI worked with the Santa Cruz Water Department in the creation of permit driven plans for the restoration of the Loch Lomond Recreation Area. For this plan, our designers and construction superintendent worked together to create realistic solutions which ensured the success of the project's installation and saved the Department money. In order to employ such an integrative approach ECI has developed a robust design process with stringent QA/QC protocols, attentive project management, organized data collection and investigation, accurate cost estimates and concise construction specifications. Our easy to follow, yet detailed construction documents sets can be seen in projects such as Hartnell Gulch Riparian Restoration Plan in Monterey and the



Coastal Havens non-profit housing landscape plan in Santa Cruz.

In addition to our robust knowledge of local ecosystems and viable landscape solutions to the Seaside environment, ECI has worked with various municipalities, such as the City of Monterey and the City of Pacific Grove, on public outreach projects both before and during the recent COVID-19 pandemic lockdown. We have a team of designers who specialize in exceptional visual content, making it easy for stakeholders to comprehend our design objectives and direction. We also highly value open, honest and conscientious communications with our clientele and their community. As an example, pre-pandemic ECI was contracted to create a revegetation plan for the City of Pacific Grove which revamped their beloved Perkin's Park. This park is one of the biggest tourist attractions to the city, as people from around the world flock to Pacific Grove to view the pink "magic carpet" coastline when in bloom. For this project, public outreach and opinions were crucial for the final outcome for the park's design. As the pandemic turned into a full lockdown, ECI created public outreach protocols which allowed the public to still be heard and for the project to continue despite the uncertainty of the pandemic. Instead of conducting the public hearings as originally planned, ECI developed zoom procedures for public meetings, social media outreach plans, computerized public surveys, downloadable park design options, and a website to accommodate for the lack of in-person interaction. Our efforts allowed approximately 300+ people's opinions and concerns to be tallied and heard by local officials and our design team. A success that reached, arguably, more people than a typical public hearing in this community. While we understand that MPWMD's public outreach needs are of a relatively smaller scale on this project, we believe ECI's experience in this category will be of great utility in the design of a public outreach installation that will serve its intended purpose of connecting to stakeholders.

ECI has diverse experience integrating with other design professionals to ensure their plans include provisions for proper closeout and site preparation for success. A recent example of this was ECI's collaboration with PG&E's civil engineers to devise a strategy for accomplishing revegetation of a planned rock slope, which was a requirement by the City of Oakland for permitting this work on their property. ECI specifies a soil backfill technique to fill the voids between the riprap with soil in lifts in order to create suitable planting pockets with deep soil channels to support vegetation. ECI subsequently collaborated in the field with the installation contractor to ensure the soil was properly installed, and the site is now ready for revegetation this winter. ECI is ready and willing to apply this type of problem solving approach to this project as needed.

Additionally, ECI owns and manages Central Coast Wilds Nursery, a wholesale native plant nursery that specializes in growing watershed specific native plants for habitat restoration and ecological landscape projects. We grow native plants that are indigenous to watersheds throughout the Monterey and San Francisco bay areas. Our plants are produced under Best Management Practices (BMPs) that provide disease-free stock for restoration projects being carried out by clients such as the Santa Clara Valley Water District, The US Army Corps of Engineers, The San Francisco Public Utilities Commission, and the East Bay Regional Park District. The horticultural knowledge of our nursery staff informs our design work and though it



we know what plants are native to the project region, what plant species are easily propagated in a nursery and landscape setting, and what soil and water conditions these plants require to survive and thrive.



RELEVANT EXPERIENCE

Project List:

Perkins Park - City of Pacific Grove Public Works Department

Loch Lomond Recreation Area - Santa Cruz Water District

Hartnell Gulch - City of Monterey

Monterey Presidio Barracks - City of Monterey





*Concept Rendering: Perkins Park Entry with preserved *Drosanthemum forlibundum* & native CA bluff gardens*

Perkins Park Revitalization

CONCEPTUAL DESIGN THROUGH CONSTRUCTION DOCUMENTATION PACIFIC GROVE, CA

Project Location: Pacific Grove, CA

Project Size: 0.8 miles

Budget: \$78,000.00

Personnel:

Jon Laslett - QA/QC

Rita Manna - Project Manager & Designer

Spencer Dillon - Irrigation Designer

Andrew Baklaich - Draftsperson

Mike Dillon - PLA consultant

Project Description: Perkins Park is a 0.8 mile long stretch of coastline in the Monterey Bay in Pacific Grove, CA. This park, originally designed by Henry Hays Perkins, paid a 1960s homage to his beloved South African botanic

plants. The park has been featured on the cover of Life Magazine and Natural Geographic three times over the last 30 years and is a treasured landmark in Pacific Grove.

After years of drought and lack of upkeep, the city was in need for a vegetation renovation and historic preservation plan for the park.

ECI spearheaded an integrative design process that involved community feedback & surveys, stakeholder interviews, and community presentations. In the wake of COVID-19 quarantine mid-design, ECI had to navigate the community outreach process in a now virtual world. We created Zoom meeting protocols and employed virtual stakeholder

interactions which were adapted by the City-wide processes.

Deliverable products include:

(1) Local Business feedback report

(1) Stakeholder Survey Report

(2) Stakeholder Presentation & Boards

(1) City Council Presentation

(3) Conceptual Design Options

(6) Conceptual Renderings &

Section Drawings

(1) Construction Documents Set

(2) Landscape Management Plan

(1) Existing Conditions Report

(2) Engineers Estimates

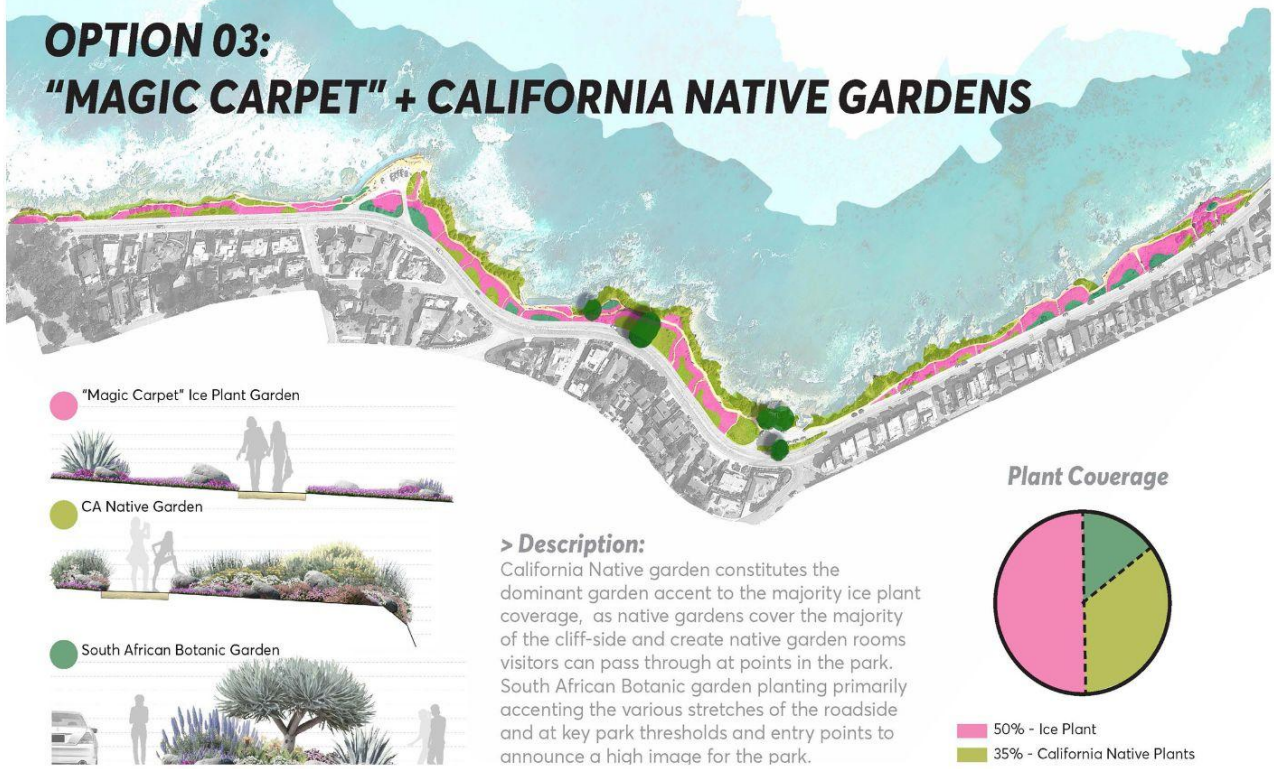
(1) Website

(1) Zoom Protocols

(1) Community Survey



OPTION 03: "MAGIC CARPET" + CALIFORNIA NATIVE GARDENS



Above: Rendered Schematic Site Plan and Garden Section Drawings. Below: Existing Conditions Board, used for Community Outreach

CURRENT CONDITIONS: A VISUAL OVERVIEW

PLANT SPECIES FROM SOUTH AFRICA DOMINATE THE PARK. NATIVE PLANTS ARE FAR AND FEW BETWEEN. HABITAT FOR NATIVE CALIFORNIA ANIMALS IS NOT EVIDENT.

EROSION IS A PROBLEM THROUGHOUT THE PARK WHERE GARDENS DO NOT CAPTURE RAINWATER.

VERTICAL INTEREST IS LIMITED TO A FEW SPECIES OF PLANTS.

GARDENS BECOME PATCHY ALONG PATHWAYS DUE TO TRAMPLING OF ICE PLANT.

LARGE EXOTIC ALOES BLOCK VIEWS, INCREASE EROSION POTENTIAL, CREATE SAFE HAVENS FOR GROUND SQUIRRELS AND CREATE FALSE HABITAT FOR MONARCH BUTTERFLIES, WHICH INHIBITS MIGRATION.

ICE PLANT DOMINATES IN CERTAIN AREAS OF THE PARK, BUT CONTAINS WEEDS IN MANY AREAS.

photo: James Dougherty via <https://lowncrafting.blogspot.com/>

GARDENS EXPERIENCE SIGNIFICANT SALT SPRAY

EROSION IS A DANGEROUS PROBLEM.

MAINTAINING ICE PLANT MONOCULTURE IS DIFFICULT. ATTRACTS WEEDS.

IRRIGATION SYSTEM IS INEFFICIENT & DAMAGED





Above: Image of Loch Lomond Reservoir pre-construction.

Loch Lomond Recreation Area Revegetation

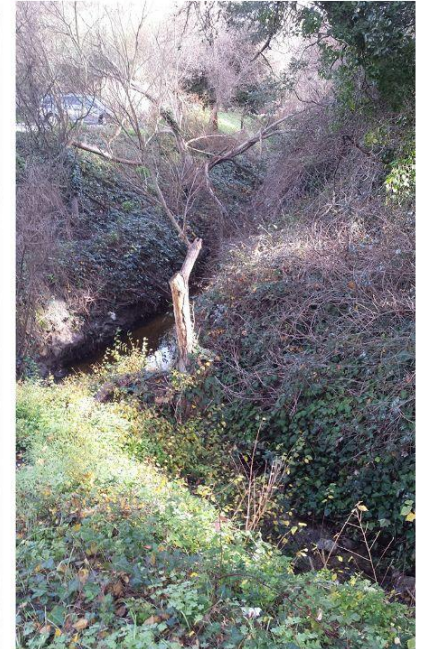
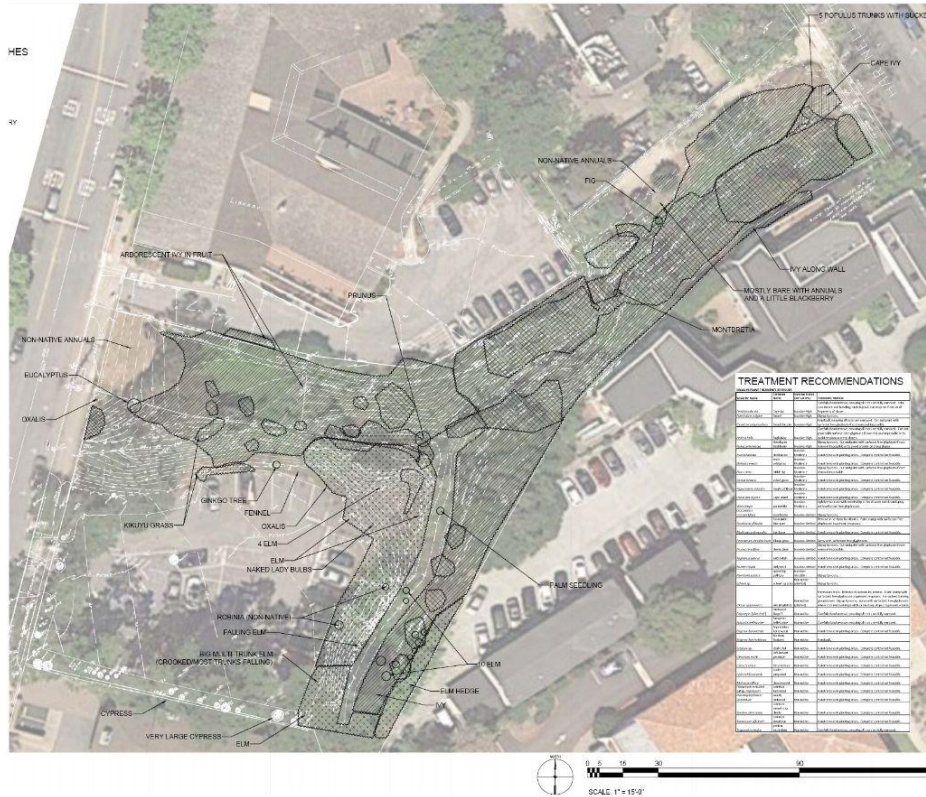
RESTORATION PLAN, SEED COLLECTION, CONTRACT GROW PUBLIC OUTREACH & CONSTRUCTION DOCUMENTS FELTON, CA

Project Location: Felton, CA
Client: Santa Cruz Water District
Project Size: 10 acres
Budget: \$108,000.00
Personnel:
Jon Laslett - Project Manager QA/QC
Rita Manna - Senior Landscape Designer
Spencer Dillon - Irrigation Designer
Daniel Blair - Draftsperson
Oona Johnsen - PLA consultant

Project Description: For this project, ECI provided a multitude of Design-Build services for the restoration of the Loch Lomond Recreation Area. This space has been impeded by tourists and park-goers and was in need of revegetation. ECI implemented On-Call Revegetation consultation and design services, provided data driven site reports, conducted seed consultation, is supplying contract-grow High BMP plants, permitting assistance, and full Landscape Architecture services.

Working directly with the Santa Cruz Water District, engineers and parks crew, ECI and team are responsible for the design, construction and maintenance of new plantings and irrigation systems throughout the park. While keeping in mind community connectivity, native habitat and plain sight beautification, the enhancement of the native habitat to bring back nature and give the public a view of wild and lush native plants and animals.





Hartnell Gulch Restoration

MONTEREY, CA

Project Location: Monterey, CA

Project Size: .5 miles

Budget: \$34,000

Client: City of Monterey

Project Coordinator: ECI
**Environmental Planner &
 Landscape Architect** ECI

Services

Restoration Design, Including Invasive Plant Removal, Planting, and Irrigation, Stakeholder Coordination Surveys and Meetings, Detailed Budgeting and Grant Writing Support for Implementation, Development of Permit and CEQA strategy, Community Outreach

Project Goals

The project was undertaken to satisfy citizen requests for restoration of a section of Hartnell Gulch adjacent to

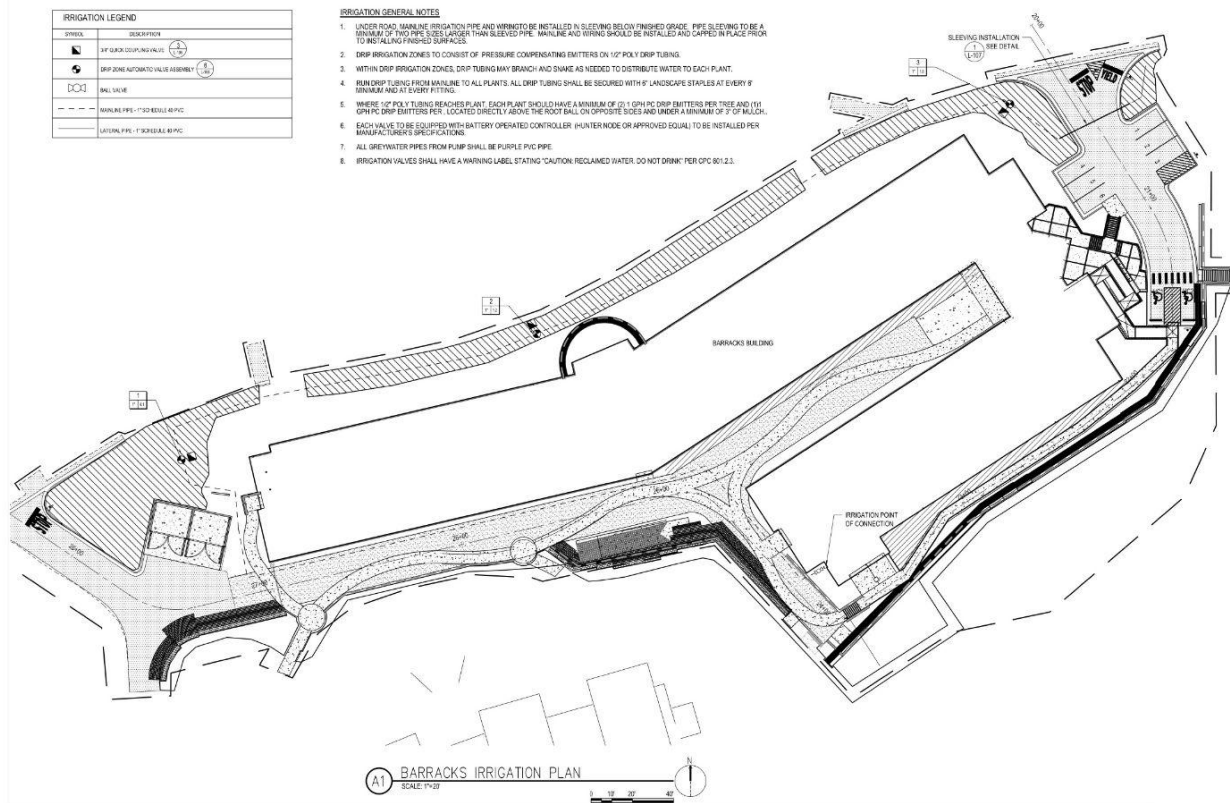
the City Library that serves as a major thoroughfare for pedestrians in the downtown area. The project was funded through hotel tax set asides earmarked for community projects.

Project Description

ECI was selected by the City of Monterey to prepare a restoration design for a section of Hartnell gulch in the heart of Downtown Monterey, adjacent to the City Library and near City Hall. The reach includes a confluence of two incised drainages, and is heavily impacted with invasive species. The process began with an inventory of native and invasive species on site, as well as a reference site investigation to inform the restoration planting palette. Subsequently, ECI's team prepared a stakeholder survey and circulated it to the community with the

assistance of the City. ECI compiled responses and developed a set of draft plans incorporating the results, then lead a community meeting at City Hall to present the survey results and draft plan, and explain how one had informed the other. Based on City and community feedback from the meeting, ECI prepared final plans, while concurrently developing CEQA and permitting strategy and a cost analysis for the City to use in procuring funding. The final plans included detailed provisions for invasive plant removal including a phased removal plan for large trees (including eucalyptus), a detailed planting plan based on nearby reference sites that included site specific plant propagation specifications, Erosion control plans to deal with the steep banks, and a Phase 2 conceptual site analysis and non-restoration improvement plan that incorporated stakeholder input not directly related to habitat restoration. The project is on hold awaiting some civil work to the culverts on either side of the reach, but is anticipated to be funded and implemented in the coming years, and ECI continues to collaborate with the City on planning and scheduling for items such as restoration plant propagation.





Monterey Presidio Barracks

MONTEREY, CA

Project Location: Monterey, CA
 Project Size: 3 acres
 Budget: \$25,000.00

Project Services:

Restoration Design, Parking Lot Design, Bioswale & WaterPlanting Design, Stream bank Restoration and Stabilization, Invasive Species Identification and Removal, Permitting, Tree removal,

Client:

Army Corps Of Engineers

Project Contractor:

Ecological Concerns Incorporated

Environmental Planner & Landscape Architect:

Ecological Concerns Incorporated

Project Goals:

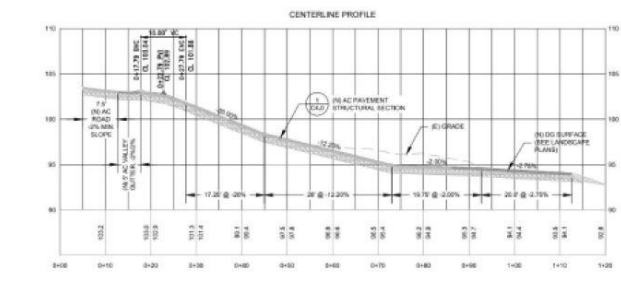
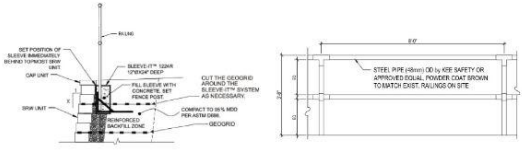
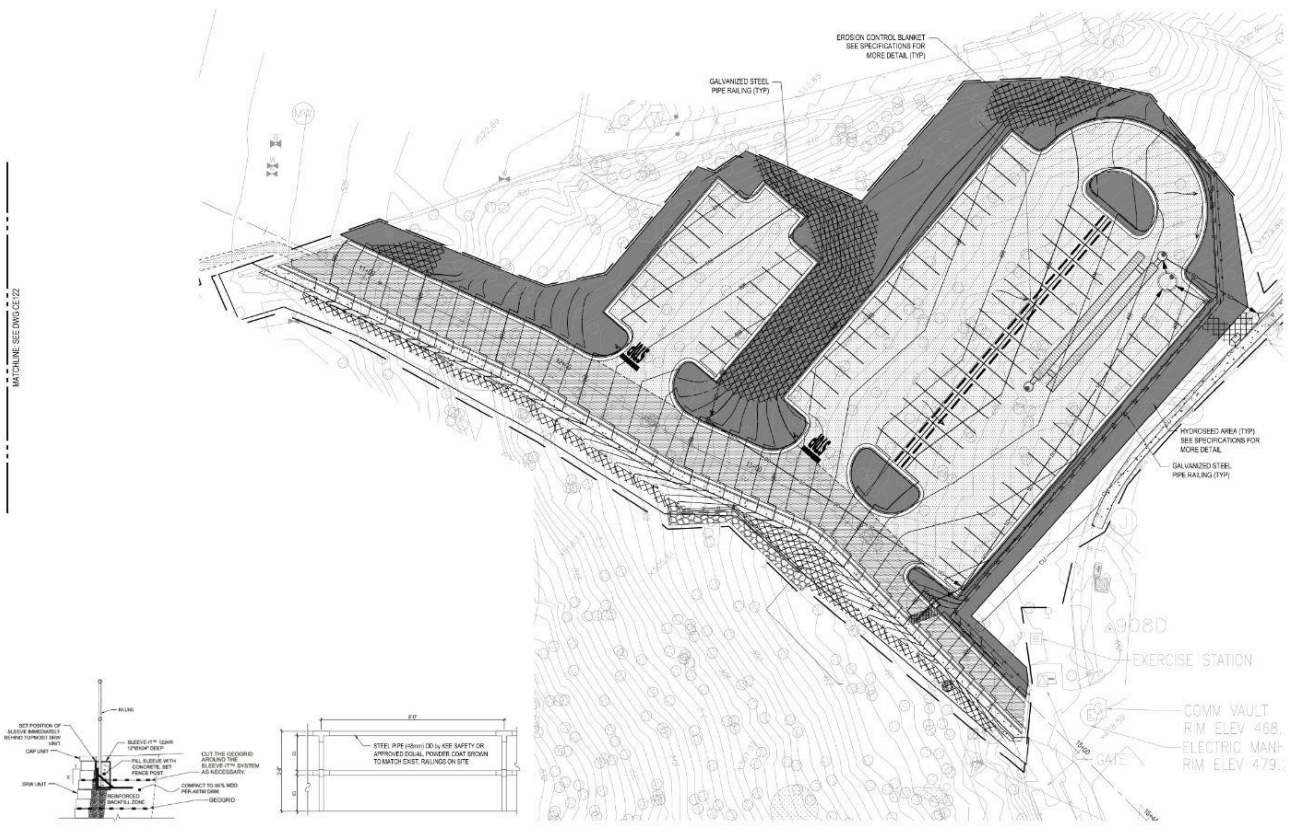
Improve Native Plant Diversity; mitigation monitoring plan; Protect Channel from Erosion; Provide Public Outreach and Education; Removal of Invasive Species

Project Description:

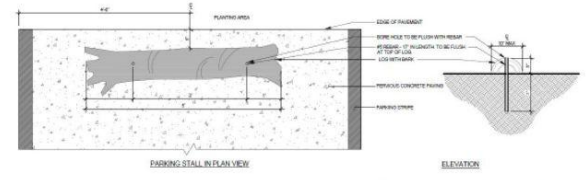
ECI was hired for a design-build project for new advanced training barracks for the Army Corps of Engineers as a subcontractor to Sundt. Our landscape architecture team designed a retaining wall, an erosion

control plan, an irrigation plan, and a planting plan with a native plant palette and hydro-seeding. Our team also coordinated a custom plant growing contract through our nursery, Central Coast Wilds, in order to meet site specific requirements for the project.



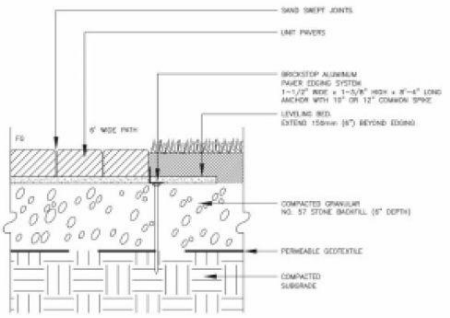


2 GRADING PROFILE
SCALE: 1" = 1'-0"

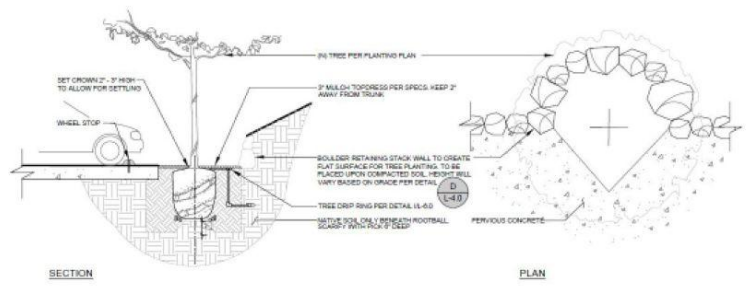


E LOG WHEEL STOP
SCALE: 1" = 1'-0"

- 1. LOG WHEEL STOP SHALL BE PLACED 6" FROM THE TOP OF THE PARKING STRIP AND 6" FROM THE TOP OF THE PAVEMENT.
- 2. TOP SURFACE SHALL BE FINISHED.



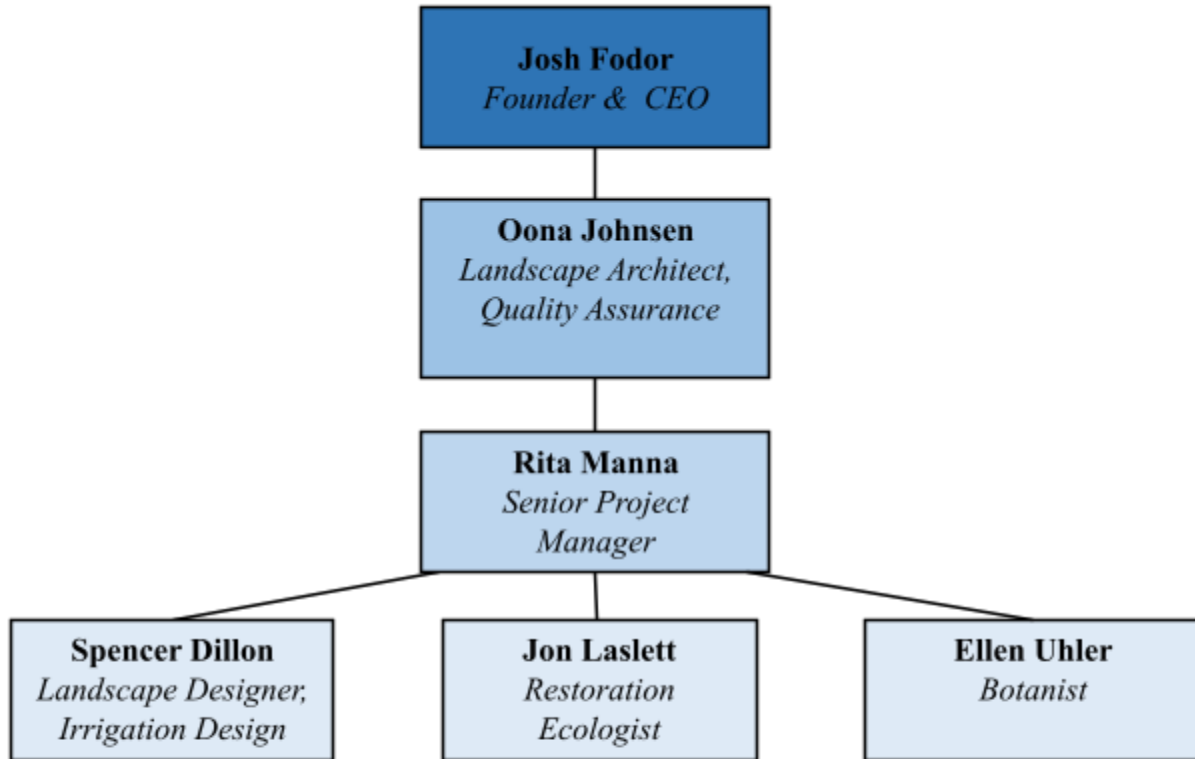
A2 PEDESTRIAN PAVEMENT SECTION
NTS



D TREE PLANTING ON A SLOPE
SCALE: 1/4" = 1'-0"



COMPANY ORGANIZATION CHART



JOSHUA T. FODOR
Project Principal
CERP, CPESC, CNRP

Mr. Fodor is the President and founder of Ecological Concerns Incorporated, an ecological consulting firm, habitat restoration contractor, and California native plant nursery. He has written and implemented restoration plans, vegetation management plans, mitigation and monitoring plans, and habitat conservation plans throughout California, particularly in the San Francisco and Monterey Bay areas. Mr. Fodor oversees all aspects of project implementation, including erosion control, soil and plant salvage, exotic pest plant removal, maintenance, reporting, site-specific seed collection, plant propagation, and planting operations.

PROFESSIONAL EXPERIENCE

1992-present President, Ecological Concerns Inc. & Central Coast Wilds Nursery

EDUCATION

1990 BA Biology (Plant Ecology), U.C. Santa Cruz

1993 BA Environmental Studies (Restoration Ecology), U.C. Santa Cruz

PROFESSIONAL LICENSES & CERTIFICATIONS

California Landscape Contractor License No. 778397

California Nursery Stock Certificate. B2893.001

Certificate in California Water Management and Ecosystem Restoration, UCB Extension

Certified Natural Resource Professional, CNRP 936548

Certified Ecological Restoration Professional (CERP) No. 0056, Society for Ecological Restoration

Certified Professional in Erosion and Sediment Control, CPESC No. 5000

Certificate in California Water Management and Ecosystem Restoration, U.C. Berkeley Ext.

Qualified Applicators License, QAL 118387

Army Corps Construction Quality Management Certificate SW9-02-14-00460

SELECTED PROFESSIONAL TRAINING

2019 Construction StormWater Compliance

2018 Bioretention Modeling Workshop, Forrester University

2017 Design Revegetation and Erosion Control Specifications, IECA

2016 Designing Effective Sediment Control Basins, Forrester University

2015 Maximizing Erosion Control with Proper Material Selection, Forrester University

2014 Rainfall Infiltration of Soils Under Annual vs Perennial Grasses in California, CNGA

2012 An Economic Analysis of Vegetative Buffer Strip Implementation, Coastal Management Training

2011 Arc GIS Training, Elkhorn Slough Coastal Training Program / UCSC - CISR

2010 Biology and Conservation of the California Red Legged Frog, ESCTP

2009 Right of Way Weed Management, Continuing Education, CA-DPR

2008 IPM Wildland Weed Management, Continuing Education, CA-DPR



JON LASLETT
Director of Operations
Ecologist, CERP, CPESC, CNRP

Jon Laslett, is a restoration ecologist with specialty training in amphibian biology and conservation. He manages multiple ongoing MMP implementation projects for ECI, and has brought multiple others to successful completion. He is also a certified irrigation technician and landscape irrigation auditor with extensive experience in irrigation water management for large-scale restoration projects. Mr. Laslett is highly experienced in the management and implementation of habitat restoration projects and he will oversee the day-to-day operations of project scheduling and implementation.

EDUCATION

2003 BS Ecology and Evolutionary Biology, U.C. Santa Cruz
2003 BS Marine Biology, U.C. Santa Cruz

PROFESSIONAL EXPERIENCE

2006 Present – Sr. Project Manager, Ecological Concerns Inc.
2005 Biological Technician, Oregon State University
2004 Oceanographic Technician – Monterey Bay Aquarium Research Institute
2003-4 Bioassay Technician – Toxscan Inc.
2003 Biological Technician – US Fish and Wildlife Service
2001 Restoration Technician – Moss Landing Marine Labs

PROFESSIONAL TRAINING

2019 Construction Storm Water Compliance, SWRCB
2018 Bioretention Modeling Workshop, Forrester University
2018 Measuring Economic Benefits and Cost Effectiveness of Coastal Wetlands and Ecosystems, ASWM
2017 Sediment Basin Design, IECA
2017 Design Revegetation and Erosion Control Specifications, IECA
2016 Phytophthora Training for Nursery Growers, Oregon State University
2013 Native Grass Identification, California Native Grassland Association
2011-2014 Arc GIS Training, Elkhorn Slough Coastal Training Program / UCSC - CISR
2010 Biology and Conservation of the California Red Legged Frog, ESCTP
2009 Biology and Conservation of the Santa Cruz Long-Toed Salamander, ESCTP
2009 Biology and Conservation of the Tiger Salamander, ESCTP
2009 Landscape Irrigation Auditor, Irrigation Association
2008 Certified Irrigation Technician, Ewing Educational Services



OONA JOHNSEN
Licensed Landscape Architect

Oona Johnsen is a licensed landscape architect in Florida and California with 19 years of experience in the field of landscape architecture. A leader in promoting sustainable and ecological approaches to site and landscape design, her specialties include LEED projects, public projects, low impact development strategies, and projects that incorporate stakeholder and/or community input during the design process.

PROFESSIONAL EXPERIENCE

2021 - Present: Landscape Architect, Ecological Concerns Inc.
2011 - Present: Principal/Landscape Architect, Oona Johnsen Landscape Architecture (OJLA)
2018 - 2020: Senior Landscape Architect, Stantec
2009 - 2011: Senior Project Manager/Landscape Architect, Rana Creek
2006 - 2009: Project Manager, Bellinger Foster Steinmetz Landscape

EDUCATION

2000 Bachelor of Science, Landscape Architecture, *University of Washington, Seattle, Washington.*

PROFESSIONAL LICENSES & CERTIFICATIONS

2010 Registered Landscape Architect #5726, State of California

PROFESSIONAL AFFILIATIONS

ASLA: American Society of Landscape Architects (Florida)
LEED AP: United States Green Building Council, Tampa Bay Branch
ARCSAAP: American Rainwater Catchment System Association Member, Tampa Bay Section,
Member, Florida Native Plant Society, Suncoast Chapter
Member, Preserve the Berg, St Petersburg

AWARDS & ACCOLADES

Fulbright Scholarship, 2004 - 2005
Outstanding Achievement Award, ASLA, Maple Valley Library
Merit Award, Washington State ASLA, Swedish Hospital Rooftop Garden Design
Merit Award, Washington State ASLA, Research Paper: The Restoration of a Forest Ecosystem to Recreate 2nd Growth with Old-Growth Characteristics and Aesthetic Qualities
Faculty Award, UW Landscape Architecture Department
Madison Street Park: Hillsborough County Planning Commission, Award of Excellence in Entertainment & Redevelopment Categories, October 2020
Met West Office Building 3: National Association of Industrial and Office Parks (NAIOP), Best Office Project Award, January 2020

RELEVANT PROJECT EXPERIENCE

PUBLIC WORKS:

Lovers Point Coastal Access & Park, Pacific Grove, CA
Madison Street Park, Tampa, Florida
Laurel Elementary School, San Mateo, CA



RITA C. MANNA
Senior Project Manager
Landscape Designer

Rita Manna is a designer who specializes in both the Landscape Architecture and Graphic Design professions. She has achieved a Bachelor of Fine Arts degree with a concentration in Graphic Design from the University of Connecticut, a Masters of Landscape Architecture degree which concentrated in Environmental Justice and Ecological Restoration from Colorado State University. With this diverse skill set, Rita understands how to create an impact beyond the screen and into our living world. Over the last 13 years, she has worked with teams both large and small to create landscapes which are restorative, memorable, functional, and rejuvenating. Her wide range of design experience allows her to relate to our clients to create meaningful, applicable & heartfelt designs of all sizes.

PROFESSIONAL EXPERIENCE

2018 - Present: Senior Project Manager, Landscape Designer- **Ecological Concerns Inc.**
2016 - 2018: Landscape Designer, **SSA Landscape Architects, Inc**
2016: Landscape Design Intern, **Design Workshop, Inc**
2015: Landscape Design Intern, **PWP Landscape Architects, Inc**
2008 - 2015: Founder & Landscape Designer, **Reet's Garden & Design, LLC**
2006 - 2007: Graphic Designer & Marketing Strategist, **US Department of Defense; AFRC**

EDUCATION

2016 Master Of Landscape Architecture, Concentration In Ecological Restoration & Community Development, *Colorado State University.*
2005 Bachelor of Fine Arts, Concentration in Communication Design, *University of Connecticut*
2003 Communication Design & Illustration, *Syracuse University*

PROFESSIONAL LICENSES & CERTIFICATIONS

2021 LARE (Landscape Architect Registration Examination) PLA Certification, (in progress)
2018 - 2021 Certified Ecological Restoration Practitioner, CERP (in progress.)
2012 Permaculture Design Certification, Sunrise River Ranch

PROFESSIONAL AFFILIATIONS

American Society of Landscape Architects (ASLA)
Society of Ecological Restoration (SER)

RELEVANT PROJECT EXPERIENCE

- Perkins Park: Revitalization of 1 mile of historic coastline - *Pacific Grove, CA*
- Loch Lomond Recreation Area Restoration - *Santa Cruz, CA*
- Bay View Elementary School: Rainwater Harvesting, Bioswales, & Irrigation Design - *Santa Cruz, CA*
- Red Morton Park: Redesign of public play space in association with Magical Bridge Association - *Redwood City, CA*
- Jack Lyle Park: Recreation space and dog park facilities - *Menlo Park, CA*
- Stevens Creek at McClellan Ranch: Ecologically mindful overflow parking & stream bank preservation - *Cupertino, CA*
- Santa Cruz Juvenile Hall: Recreation space, education areas, parking & entry renovations - *SC, CA*
- Mid-Penninsula Housing: Wetland Restoration - *Watsonville, CA*
- Trout Creek Riparian Corridor Restoration: - *Truckee, CA*
- PG&E Oakland Hills: Streambank and Hillside stabilization & reforestation - *Oakland, CA*



ELLEN UHLER
Project Assistant
Sr. Horticulturist

PROFESSIONAL EXPERIENCE

1996-present – Senior Horticulturist, Botanist, Projects Manager, Central Coast Wilds

RECENT PROJECT EXPERIENCE

2013- 2021 Graniterock Quail Hollow Quarry – project management, restoration planning, seed collection, propagation, installation, invasive species control, erosion control and monitoring

2018-2021 San Mateo County- Colma Creek salt marsh restoration- restoration design, site specific propagule collection, plant production, volunteer planting coordination, maintenance, and monitoring

2017-2021 ACoE Upper Berryessa Creek Tree Mitigation Project- site specific propagule collection and production of plants using CalPhytos BMPs.

2017-2021 Valley Water Stream Maintenance Projects- plant palette consultation, site specific propagule collection and production of habitat restoration plants using CalPhytos BMPs

2020-2021 City of Santa Cruz Water Department Laguna Creek Diversion- restoration planning, CalPhytos BMP seed collection and contract plant propagation

2020-2021 City of Santa Cruz Water Department Canham Meadow Wetland Restoration Project- restoration planning, CalPhytos BMP seed collection and contract plant propagation

2020-2021 City of Santa Cruz Water Department Newell Creek Dam Project- mitigation planning, CalPhytos BMP seed collection and contract plant propagation

2020-2021 Golden Gate Bridge, Highway and Transportation District, Corte Madera Tidal Marsh Restoration- CalPhytos BMP protocol seed collection and propagation of 17,000 salt marsh plants

2020-2021 Bollinger Wetland Mitigation Project/Lennar Homes of California Inc.- site specific propagule collection and plant production

2018-2020 Coastal Watershed Council Santa Cruz levee projects plant palette consultation and Year 1 production of 1900 site specific plants

2012-2020 St Helena Flood Control/ Waterways Consulting Inc. - project monitoring

2019 City of Santa Cruz Water Department Newell Creek Dam Project- pre-construction rare plant survey

2016-2019 PG&E Crazy Horse Canyon Switching Station- wetland mitigation monitoring

PROFESSIONAL TRAINING AND CERTIFICATIONS

2020 California Endangered Species Act Plant Voucher Collecting Permit No. 2081(a)-20-015-V

2020 CNPS: Protecting California's Diversity: Genetic Considerations for Native Planting and Restoration

2020 e-RailSafe Background Verification

2020 Phytophthoras in Native Habitats Work Group meeting

2019 Sudden Oak Death Seventh Science and Management Symposium, UC Division of Agriculture and Natural Resources

2019 Measuring and Monitoring Plant Populations- California Native Plant Society, Cal Poly SLO

2018 NORS-DUC Field Day with a focus on *Phytophthora* in restoration nurseries

2018 Arborist, Tree Care Specialist, and Urban Forester Spring Sudden Oak Death Training Session; Matteo Garbelotto, SOD Arborist Training Exam 2018 Certified, UC Berkeley

2017 Weed Management Training for Volunteers/Calflora Observer Pro, Cal-IPC/Calflora staff

2017 Identification of Grasses, Arnold Tiehm, The University of Nevada Reno

2017 *Compositae*, Bruce Baldwin, John L. Strother, UC Berkeley Jepson Herbarium

2016 Botanical Collecting & Field Documentation, California Native Plant Society

2016 Forest Diseases, Matteo Garbelotto, UC Berkeley

2015 Project Design and Evaluation, NOAA Office for Coastal Management

2015 Identifying Lichens to Genus, Friends of the Chico State Herbarium

2014 Definitions and Methods for Identifying and Delineating California Wetlands, Terry Huffman, UC Berkeley Jepson Herbarium

2013 Navigating the Environmental Compliance Process in Coastal California, Elkhorn Slough Coastal Training Program



Spencer Dillon
Irrigation Designer
LEED AP BD&C

EDUCATION

2019 - CLCA Water Manager
2018 - CLIA Landscape Irrigation Auditor
2017 - NALP Hardscape Installation Technician
2017 - NALP Irrigation Technician
2016 - ARCOSA AP
2015 - Monterey Bay Friendly Green Gardener Certified
2012 - LEED AP BD+C
2009 - Bachelor of Science Construction Management Degree, Northern Michigan University - College of Technology and Occupational Science
-Alternative Energies Minor
-Business Administration Minor

PROFESSIONAL EXPERIENCE

2014-Present Assistant Project Manager - Ecological Concerns Incorporated
2010-2014 Project Engineer/LEED AP BD&C - Barry Swenson Builder dba Green Valley Corporation

DESIGN SOFTWARE

Office: Documents, Presentations, Spreadsheets
Estimating: Primavera P3 project analysis software, On-screen take-off
Design: AutoCAD, LandFX

PROFESSIONAL HIGHLIGHTS

- Large Stream and Wetland Mitigation Installation San Ramon, CA
- San Francisquito Creek Mitigation Planting Los Altos, CA
- Commercial Landscape Install City of Mountain View - Mountain View, CA
- Guadalupe River Mitigation - Almaden, CA
- Commercial Landscape Install Stevenson Campus UCSC – Santa Cruz, CA
- Commercial Landscape Install City of Marina - Marina, CA
- Commercial Landscape Install Heritage Park - Mountain View, CA
- Tim Lewis Homes BioSwale and Planting – Fremont, CA
- Invasive Removal/Habitat Restoration Wetland PGE Mitigation - Prunedale, CA
- Custom Residential Rain Water Catchment Installation - Los Gatos Hills, CA
- Custom Residential Rain Water Catchment Installation - Los Altos, CA
- Custom Residential Rain Water Catchment Installation - Moss Beach, CA
- Custom Residential Rain Water Catchment Installation - Monte Sereno, CA
- Bio Swale and Infiltration Pond – Almaden, CA
- Custom Residential Rain Water Catchment Installation - Scotts Valley, CA
- Crazy Horse Canyon PGE Mitigation - Prunedale, CA
- Invasive Removal/Habitat Restoration Purisima Creek - Los Altos, CA
- Rosicrucian Egyptian Museum Custom Labyrinth Installation - San Jose, CA

PROFESSIONAL ASSOCIATIONS

- Landscape Auditor (CLIA)
- Landscape Technician Certified (NALP)
- Landscape Technician Certified (CLCA)
- Monterey Bay Friendly Green Gardener
- American Rainwater Catchment Systems Association (ARCOSA)
- U.S. Green Building Council/ Leadership in Energy and Environmental Design (USGBC / LEED)
License GBCI #10588629



LITIGATION HISTORY

ECI has not been involved with any litigation within the last 5 years.



MPWMD REQUEST FOR LANDSAPE & OUTREACH DESIGN SERVICES – SANTA MARGARITA ASR FACILITY

**Ecologist:
JON LASLETT**

**Landscape
Architect/Quality
Assurance
OONA JOHNSEN**

**Project Manager/
Landscape
Designer:
RITA MANNA**

**Irrigaiton
Designer/Auditor:
SPENCER DILLON**

**Horticulturalist:
ELLEN UHLER**

Total Hrs	Total Fee
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**FEE BREAKDOWN – PART 1
IMMEDIATE LANDSCAPING BID PACKAGE CRITERIA**

PHASE 1.0 CONSTRUCTION DOCUMENTS

1.1 PROJECT START UP													
a	Coordination ECI & Client	1	\$150		\$0		\$0		\$0		\$0	1	\$150
b	Meeting 1 - Site Visit	4.5	\$675		\$0	4.5	\$608	4.5	\$608		\$0	14	\$1,890
1.2 RESEARCH, DATA GATHERING, SITE ASSESSMENT													
a	Review code/regulations and existing drawings/documents		\$0		\$0		\$0	2	\$270		\$0	2	\$270
b	Identify site opportunities and constraints	2	\$300		\$0		\$0	2	\$270		\$0	4	\$570
c	Ecological Assessment; 1 site visit; memo	6	\$900		\$0		\$0		\$0	6	\$660	12	\$1,560
1.3 CONSTRUCITON DOCUMENTS													
a	Prepare base sheets and develop 50% CD plans		\$0	0.5	\$75	8	\$1,080	8	\$1,080		\$0	17	\$2,235
b	Sheet Specifications		\$0		\$0	1	\$135	1	\$135		\$0	2	\$270
c	Meeting 2 - Virtual		\$0		\$0	2	\$270	2	\$270		\$0	4	\$540
d	Revise set to 90% CD; Draft Construction Estimate		\$0		\$0	3	\$405	6	\$810		\$0	9	\$1,215
e	Meeting 3 - Virtual		\$0		\$0	1	\$135	3	\$405		\$0	4	\$540
f	Revise set to 100% CD/Bid Docs; Final Construction Cost Estimate		\$0	1	\$150	1	\$135	3	\$405		\$0	5	\$690
TOTALS:		13.5	\$ 2,025	1.5	\$ 225	20.5	\$ 2,768	31.5	\$ 4,253	6	\$ 660	73	\$9,930

Ecologist:
JON LASLETT

Landscape
Architect/Quality
Assurance
OONA JOHNSEN

Project Manager/
Landscape
Designer:
RITA MANNA

Irrigation
Designer/Auditor:
SPENCER DILLON

Botanist:
ELLEN UHLER

Total Hrs	Total Fee
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**FEE BREAKDOWN – PART 2
FUTURE PUBLIC OUTREACH INSTALLATION CRITERIA**

PHASE 2.0 CONCEPT DEVELOPMENT

2.1 PROJECT START UP													
a	Coordination ECI & Client	1	\$150		\$0		\$0		\$0		\$0	1	\$150
b	Meeting 1 - Site Visit		\$0		\$0	3	\$405	3	\$405	3	\$330	9	\$1,140
2.2 RESEARCH, DATA GATHERING, SITE ASSESSMENT													
a	Review code/regulations		\$0		\$0		\$0	2	\$270		\$0	2	\$270
b	Identify site opportunities and constraints		\$0		\$0	1	\$135	1	\$135		\$0	2	\$270
c	Ecological Assessment for educational topics - memo	4	\$600		\$0	1	\$135	1	\$135	6	\$660	12	\$1,530
2.3 CONCEPT DEVELOPMENT													
a	3 Concept Design Options		\$0	1	\$150	6	\$810	8	\$1,080		\$0	15	\$2,040
b	Meeting 2 - Virtual	2	\$300		\$0	2	\$270	2	\$270	2	\$220	8	\$1,060
c	Revise Concepts to 90% level		\$0		\$0	3	\$405	5	\$675		\$0	8	\$1,080
d	Meeting 3 - Virtual		\$0		\$0	2	\$270	2	\$270		\$0	4	\$540
e	Revise Concepts to 100% level; Construction Cost Estimate	1	\$150	1	\$150	2	\$270	4	\$540		\$0	8	\$1,110
TOTALS:		8	\$ 1,200	2	\$ 300	20	\$ 2,700	28	\$ 3,780	11	\$ 1,210	69	\$9,190

BILLING RATE SCHEDULE:

Professional Staff	Rate
Landscape Architect	\$150
Ecologist	\$150
PM/Landscape Designer	\$135
Horticulturalist	\$135
Irrigation Designer/Auditor	\$110

