



## COMMUNITY AND ECONOMIC DEVELOPMENT

CITY OF ANGELS PO Box 667, 200 Monte Verda St. Suite B, Angels Camp, CA 95222 P: (209) 736-1346

**DATE:** June 4, 2024  
**TO:** City of Angels City Council  
**FROM:** Amy Augustine, AICP – City Planner  
**RE:** Rural Recreation and Tourism Program - Utica Park Lightner Mine Expansion Project Update

**RECOMMENDATION:**

Acknowledge and accept updates.

**STRATEGIC PLAN ALIGNMENT:**

**A4: Economic Development: Promote a wide variety of economic opportunities consistent with the city's social, cultural, environmental, and aesthetic resources.** The proposed Rural Recreation and Tourism grant park project is intended to increase tourism through park enhancements including a stage, historical (cultural) interpretation trail, and improved pavilion for outdoor events. A new children's playground, adult/teen exercise equipment, bocce courts, hardcourts, improved pavilion and stage are intended to encourage social interactions with local theatre productions, local musical performances, movies in the park and enhanced outdoor spaces for other local events.

**A5: Economic Development: Maintain and enhance the city's economic vitality while conserving the city's social, cultural, environmental, and aesthetic resources.** See above.

**B2 Community Identity: Design new development to be compatible with the natural, scenic, and cultural resources and rural character of Angels Camp.** The Community Stakeholders Design Committee will assist with park design to ensure compatibility with cultural resources and rural character.

**C7: Public Facilities and Services: Maintain or increase the levels of service currently available within Angels Camp for park facilities and infrastructure.** The project will increase the size of Utica Park by 3.8± acres, add or improve numerous park amenities, and upgrade and expand infrastructure increasing the level of park facilities available to all age groups and ability levels for residents and visitors.

**BACKGROUND:**

Consistent with direction from the City Council, attached is an update on the above-captioned project through May 28, 2024.

Design and Build Contract Process

Boyer Construction was selected to design and build the project. A design and build contract is unlike a construction-only contract. Construction-only contracts generally are used to construct a new road, widen an existing road, construct a new bridge, construct a new building. Construction-only contracts are awarded after construction documents are complete (i.e., detailed construction drawings and building plans) and all necessary permits have been reviewed and are issued (e.g., building permits, grading permits). At that point, a Notice to Proceed "NTP" is normally issued under a construction-only contract. The Utica Park/Lightner Mine Expansion Project is NOT one of those projects. It is a design and build project.

As a design and build contract, the park renovation requires a design phase first, followed by the creation of construction documents, followed by construction. As you know, finalizing a site plan for this project was contingent upon completing geotechnical evaluations. The City approved a site plan April 16, 2024. This was followed by finalizing a survey to ensure the approved site plan could move forward. This was accomplished April 30, 2024.



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Boyer has now entered the official “Design” phase of the project. Therefore, a **notice to proceed was issued and became effective on May 14, 2024, for 307 workdays.**

Boyer is currently creating construction documents. These construction documents include grading plans, curbing for the playground, underground/utility plans, building plans for the pavilion, building plans for the bocce courts, building plans for the stage, landscaping plans, etc.

As previously described, park construction will be phased. This means park construction will begin before 100% of all park construction documents are completed. Construction will be consecutive. Construction for each element will commence upon completion of plans for that park element.

Because the site plan for the playground was approved months ago, playground construction requires relatively minimal grading, and all park equipment was ordered in April with an expectation of delivery 12 weeks later (i.e., July). Boyer states that ground preparation for the playground will begin in June and be ready to “turn over” to the SPEC Playground contractors to install playground structures upon equipment arrival in July.

While playground construction is being completed, plans for the next targeted park amenity will be completed so that construction on the next park element can begin...and so on and so on and so on until the park is completed. Following playground construction, it is anticipated, subject to change, that underground work for utilities in the existing park will occur followed by installing the new bathrooms, mine remediation and design of the outdoor stage and pavilion.

### Activity summary:

- June 4, 2024, at 11 a.m. has been set for a ground-breaking ceremony at Utica Park. In addition to the many people who have been involved in getting the park to this point, it is anticipated that family members associated with memorials in the park also will be invited to the event as well as past elected officials and staff that were involved in park planning and funding.
- June 3, 2024, 10 a.m. staff and Boyer are holding a pre-construction meeting with those residents bordering the park. The intent is to ensure that Boyer is aware of their needs, neighbors have met the on-site project manager face-to-face and know how to contact him immediately to address their concerns.
- Geo-con submitted a task order to design mine shaft closures and to do on-site monitoring while shafts are closed. Staff continues working with Boyer, Land and Structure, and Geo-con to refine the cost estimate for mine remediation.
- Staff took input on the proposed location for the Mark Twain Statue at the fair and will take additional input as the statue undergoes rehabilitation at the museum.
- The monument restoration firm rehabilitating the Mark Twain Statue is Lanzini and Sons (<https://lanziniandsons.com/>). Their final quote has been received by Boyer with a contract pending. Lanzini is ready to begin work immediately upon the relocation of the statue to the museum. Staff is working with Dave Sutton to relocate the statue to the Angels Camp Museum—potentially before June 4th. Residents and visitors will be able to watch the refurbishing outside the Carriage House at the museum. The statue base will remain in the park during refurbishing. Based on the children’s playground design and location it is expected that the statue will be relocated north of its current location. The City plans to provide a QR scan code at the museum rehabilitation location to gather public input on preference for precisely where Mark Twain will be most visible in the park.



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- Staff met with PG&E on May 3, 2024, and walked the park site to discuss PG&E's planned donation of trees for landscaping. The local landscape designer was unavailable. An alternate licensed landscape architect is being hired by Boyer.
- The Community Park Planning Committee met 5/15/24 to discuss the ground-breaking ceremony, future uses of the existing cement slab and discuss the tiles on the existing bathroom (the outside of the existing bathrooms are being made to match the new bathroom, the tiles can either be retained in place, or preserved and relocated elsewhere in the park. Tiles will NOT be removed from the park or destroyed).
- Refinements to the conceptual site plan approved by the City Council at its April 16, 2024, were refined on April 30, 2024 in response to the final survey completed in April.
- Playground equipment has been ordered. A walk-through with the playground consultant to refine playground grading limits occurred on May 2, 2024.
- The park's Constant Contact e-mail notification database created for persons interested in park updates, newsletters, status reports includes 198 individuals. Please send an e-mail to [cda@angelscamp.gov](mailto:cda@angelscamp.gov) with a subject line "Utica Park" to receive notifications.
- Wood for the park benches from the walnut trees is at the mill, being milled and dried. Upon completion, the milled wood will be converted into benches.
- Parties interested in sponsoring a memorial tree or a memorial bench are encouraged to submit their name to [cda@angelscamp.gov](mailto:cda@angelscamp.gov). To date, there are eight individuals expressing interest, some for multiple trees or benches. Signing up does not commit individuals to a purchase. Interested persons will be notified once costs are determined.
- Staff is requesting that anyone with a brand from a local ranch contact [planning@angelscamp.gov](mailto:planning@angelscamp.gov). The city would like to incorporate local brands into one or more of the benches being constructed for the park. Staff has three sign-ups for local brands and has reached out to the Cattleman's Association (Nicolas Valente) and Farm Bureau (Toni Ann Fischer) for additional interest.
- The interpretive sign committee met April 30, 2024. The Committee is editing content and selecting photos for 8 interpretive signs. Committee members are Judith Marvin (historian), Tad Folendorf (historian), James G. Respass, Ph.D. (graphic design), Amy Augustine, Rebecca Callen. Interpretive sign language for the Mother Lode Belt, Lightner Mine, Utica Mine, persons associated with the mines, and Nationalities represented in the has been drafted. Overview of a working mine, and supplemental information related to Mark Twain is pending. QR codes are also proposed for various locations and on interpretive signs to provide additional information. The concept sign design was presented to the Community Stakeholders Design Committee 3/20/24. Signage will be brought back to the Stakeholders Design Committee in May (tentatively June 25th).
- Monuments, Dedications, and Relocations. Staff has met with all individuals or organizations associated with each monument to ensure they are handled properly. Surviving relatives of fallen soldiers on the veteran's memorial plaque have been contacted individually and their input will be followed for any potential relocation and rededication. Boyer is aware of all restrictions related to moving and conserving park monuments.
- The "gateway" monumentation (mining equipment) near Napa was reviewed by the City of Angels Planning Commission. The Planning Commission approved relocating the equipment. Interpretive signage for the equipment will be added at its new location.



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### ATTACHMENTS:

- A. Approved Site Layout
- B. Timeline
- C. Budget