

**RFQ QUESTION RESPONSES**  
**LOS CERRITOS WETLANDS AUTHORITY**

**REQUEST FOR PROPOSAL (RFQ) – BID NO. 2025-003**  
**AS NEEDED HAZMAT SERVICES FOR THE SOUTHERN LOS CERRITOS WETLANDS**  
**RESTORATION PROJECT**

As stated in the RFP released on February 26, 2026, questions regarding this RFQ must be received no later than 5:00pm on March 4, 2026.

Similar questions have been compiled as one question, and questions may have been paraphrased by the WCA for clarity. It is the responsibility of the Proposer to access the LCWA website for any changes or addenda that may be posted.

**Q1. Is there an incumbent, and if so, who is it?**

A1. There is no incumbent currently providing these services. The intent of this RFQ is to establish a Qualified Consultant Pool to be ready to provide on-call services, should testing or remediation be required, as described in Section 1 of the RFQ.

**Q2. Will you also be requesting soil sampling for hazardous materials, and if so, at what level of depth will you be requiring testing?**

A2. It is unknown at this time if additional soil sampling will be required, this will depend on the nature of any suspected hazardous materials discovered (if any). The intent of this RFQ is to establish a Qualified Consultant Pool, to be ready to provide on-call services should testing of suspect materials, and if necessary, remediation/removal are required.

**Q3. Besides SCAQMD, what other regulatory agencies will be involved in our services?**

A3. At this time, the SCAQMD is the primary regulatory agency anticipated to be involved in relation to asbestos related testing or abatement services under this RFQ.

Depending on the nature of materials encountered during construction, additional regulatory requirements or agencies could become relevant. These may include, but are not limited to:

- California Division of Occupational Safety and Health (Cal/OSHA)
- California Department of Toxic Substances Control
- Orange County Health Care Agency

The need to coordinate with any of the above agencies will depend on site conditions and the specific materials encountered. The scope of services primarily anticipates compliance with applicable SCAQMD regulations, with coordination with other regulatory agencies occurring only if required.

**Q4. What is the selection criteria, as the RFP does not request fees?**

A4. Selection criteria are outlined in the RFQ under Section 5: Selection Criteria.

*“Responding firms must demonstrate:*

- 1. At least five (5) years of experience providing hazardous materials testing and asbestos related services on active construction sites.*
- 2. Experience with public agency projects in California.*
- 3. Demonstrated knowledge of SCAQMD Rule 1403 and Procedure 5.*
- 4. Appropriate licenses, certifications, and accreditations required under federal, state, and local law for hazardous materials testing, handling, and abatement.*
- 5. Ability to mobilize quickly in response to construction discoveries.”*

Firms will be evaluated and for inclusion in the Qualified Consultant Pool discussed in Section 1 Introduction and Overview. Of specific note:

*“Because all firms in the Qualified Consultant Pool will have been determined to be qualified through this RFQ process, the LCWA may award individual task orders to the firm submitting the lowest responsive and responsible cost proposal, provided the proposal meets all scope, schedule, and regulatory requirements.*

*The LCWA reserves the right to consider factors other than cost when awarding a task order, including but not limited to:*

- Demonstrated ability to meet emergency or expedited response timelines.*
- Availability of appropriately certified personnel.*
- Regulatory compliance considerations, including SCAQMD requirements.”*

**Q5. How many existing buildings are on the property, or can you describe the site conditions?**

A5. There are currently no standing buildings on the site other than a temporary construction office/trailer. The 103.5 acre LCW Southern Area is a remnant of the once 2,400 acre Los Cerritos Wetlands Complex. Historically the project location was used as an oil field, and informally as a landfill over many decades. Despite this the site maintained a muted tidal connection through its culvert linking it to the San Gabriel River, allowing for a coastal wetland habitat to be maintained. The site is currently undergoing an active restoration, and activities include demolition of existing infrastructure; clearing and grubbing; earthwork to create natural habitat features like tidal channels and upland slopes; construction of flood control berms; hydrological improvements including culvert extensions, replacements, and removal; dewatering; utility trenching and conduit installation; water line rerouting; contaminated soil testing and remediation; topsoil harvesting, stockpiling, placement and testing. It is anticipated

that the General Contractor's activities will be completed in December of 2026, with the Landscape Contractor completing activities by mid to late summer 2027.

**Q6. Have any Phase I assessments been completed for the acquired property, and are those documents available?**

A6. A Phase 1 and a Phase 2 Environmental Site assessment have been performed. Those documents will be available for selected qualified contractors to review when and if the LCWA requests services. At this point we are requesting qualifications to establish a Qualified Consultant Pool, to be ready to provide on-call services should testing of suspect materials, and if necessary, remediation/removal are required.

**Q7. Will additional Phase I assessments be required as more property is acquired, and would that work fall within the scope?**

A7. No.

All other terms and conditions set forth in the Request for Proposal shall remain in full force and effect.

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