

Business Opportunity for Concession Development and Operation at Markley Cove on Scenic Lake Berryessa

The Bureau of Reclamation requests proposals from qualified interested parties for the development, management and operation of long-term commercial services at Lake Berryessa's Markley Cove Recreation Area. Bids will be received for 45 days in spring/summer 2015.

To register at the Federal Business Opportunity website and for information on how to submit a business proposal, please visit <http://www.fbo.gov>. To learn more about this business opportunity, please visit the Markley Cove Prospectus website at <http://www.usbr.gov/mp/cao/berryessa/>.

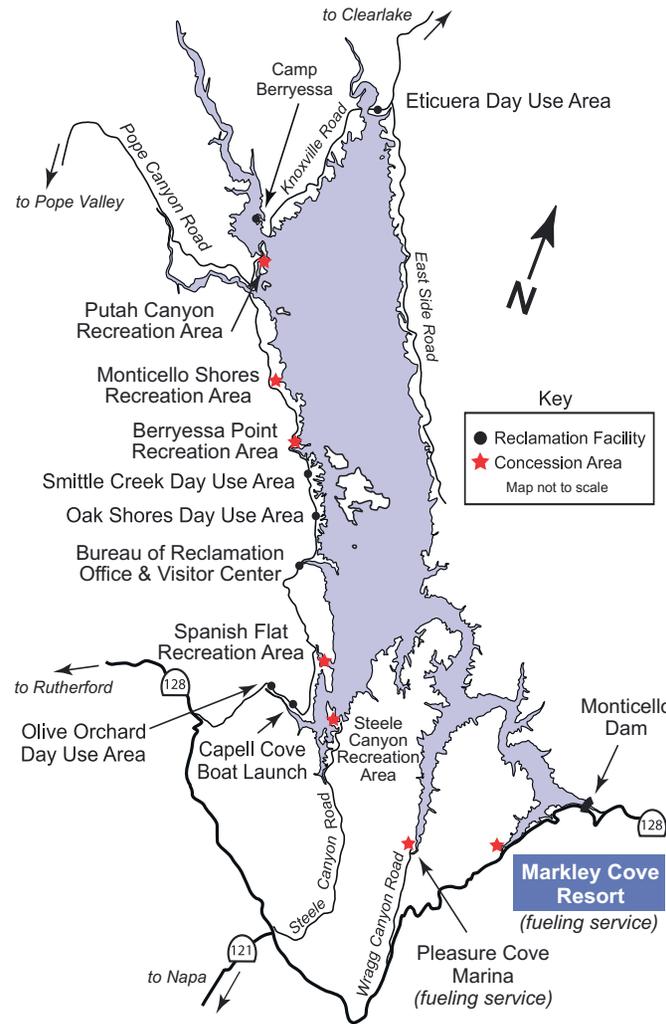
For additional information, please contact Peggi Brooks, Chief, Recreation Resources Division, Central California Area Office, at 916-989-7128 (TTY 800-877-8339), pbrooks@usbr.gov, or fax 916-989-7208.

Lake Berryessa

Lake Berryessa is located in eastern Napa County, California, approximately 20 miles northeast of Napa and 25 miles west of Winters. The lake is a short drive from the renowned Napa Valley wine country, the nearby Lake Solano County Park, the Knoxville Recreation Area and Cedar Roughs Wilderness. It is readily accessible by millions of potential visitors as it is within a 1-3 hour drive of the San Francisco Bay area, Sacramento and many other cities in Northern and Central California.

Set in the beautiful coast range, Lake Berryessa is the second largest reservoir in California, with 165 miles of shoreline and a storage capacity of 1.6 million acre-feet. The mild Mediterranean climate favors water sports such as boating, swimming and fishing as well as camping, picnicking, hiking, biking and wildlife viewing. The lake currently has about 500,000 visitors per year, which is expected to grow substantially within the contract term.

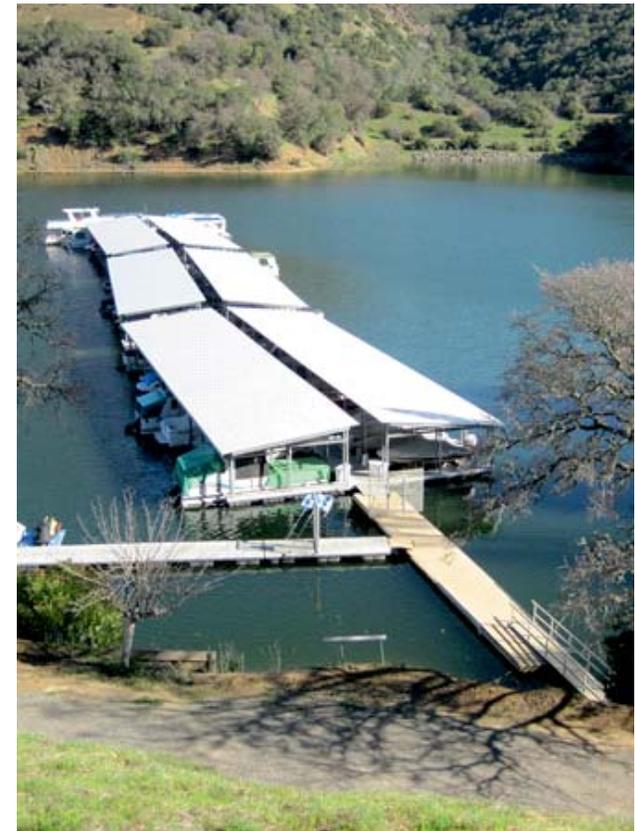
Lake Berryessa Recreation Areas



U.S. Department of the Interior
Bureau of Reclamation
Mid-Pacific Region



Business Opportunity at Markley Cove



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The Markley Cove Concession Prospectus

The Markley Cove Concession Prospectus provides for the development of continued and new commercial recreation services and support facilities for short-term recreation users in a beautiful and convenient location on the shore of Lake Berryessa. Reclamation will provide an opportunity for prospective bidders to tour the recreation areas, see the recreation services location and submit questions regarding this concession business opportunity.



Markley Cove, Lake Berryessa

The concession business will be conducted under the terms and conditions of a long-term concession contract between the successful bidder and Reclamation. The concession operation will provide recreational opportunities including a full-service marina with slips for pleasure craft and houseboats, boat rentals, boat launch ramps, marine fuel, dry boat storage, retail sales, overnight lodging in cabins, and trail connections.



Park model cabins

Required support facilities will include paved and unpaved roads, marina access ramps, parking lots, lighting, restrooms, water and wastewater systems, power and landscaping. Additional services are authorized for development.



Fueling station

Bidders are required to pay Reclamation a minimum franchise fee. The franchise fee, in association with the financial ability to develop and operate required recreation facilities, is one of the criteria by which bids will be evaluated. In recognition of costs to rehabilitate current infrastructure and develop new facilities, Reclamation will allow a “Supplemental Surcharge” to be added to recreation fees collected by the concessionaire.



Retail store

The successful bidder will have the necessary experience and expertise in the hospitality industry and will submit a financially sound business proposal demonstrating the ability to provide high-quality, short-term recreational opportunities in accordance with the Prospectus requirements.



Lake Berryessa near Markley Cove Recreation Area

More information about Lake Berryessa is available at <http://www.usbr.gov/mp/cao/berryessa/>.