

REGIONAL TRANSIT ISSUE PAPER

Agenda Item No.	Board Meeting Date	Open/Closed Session	Information/Action Item	Issue Date
17	09/14/09	Open	Action	09/02/09

Subject: Conditionally Awarding the Design Build Contract for Minimal Operable Segment 1 (MOS 1) for the Downtown Natomas Airport Rail Corridor Project

ISSUE

Whether or not to conditionally award the Design Build Contract for Minimal Operable Segment 1 (MOS 1) for the Downtown Natomas Airport Rail Corridor Project.

RECOMMENDED ACTION

Adopt Resolution No. 09-09-_____, Conditionally Awarding Design Build Contract for Minimal Operable Segment 1 (MOS 1) for the Downtown Natomas Airport Rail Corridor Project to Stacy & Witbeck, Inc.

FISCAL IMPACT

Budgeted:	Yes	This FY:	\$	26,324,888
Budget Source:	Capital	Next FY:	\$	10,000,000
Funding Source:	Measure A	Annualized:	\$	
Cost Cntr/GL Acct(s) or	910800	Total Amount:	\$	36,324,888
Capital Project #:	404.08.01.01			
Total Budget:	\$ 44,444,882			

DNA MOS 1 Budget	\$44,444,882
DNA MOS 1 Contract	\$36,324,888
Option Items	564,000
Contingency	1,000,000
Administration/Construction Management/Supplemental items	4,700,000
Project Development/Procurement Costs	1,855,994
GL 910800 (WBS 404.08.01.01)	

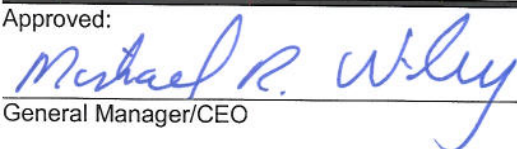
DISCUSSION

The Downtown Natomas Airport (DNA) Minimal Operable Segment 1 (MOS 1) is a project to extend a 1.1-mile segment of single track and construct two light rail stations. The purpose of the project is to bring light rail from downtown Sacramento through the future Railyards Development and the Richards Boulevard Redevelopment Area (Township 9). MOS 1 is the first phase of a project planned to ultimately bring light rail from downtown Sacramento through the Natomas area to the Sacramento International Airport. Revenue service for MOS 1 is anticipated to commence in November 2010.

The construction of MOS 1 is funded solely with local monies.

Approved:

General Manager/CEO



Presented:

Darryl Abansado, Director of Civil and Track Design

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REGIONAL TRANSIT ISSUE PAPER

Agenda Item No.	Board Meeting Date	Open/Closed Session	Information/Action Item	Issue Date
17	09/14/09	Open	Action	09/02/09

Subject: Conditionally Awarding the Design Build Contract for Minimal Operable Segment 1 (MOS 1) for the Downtown Natomas Airport Rail Corridor Project

On February 2, 2009, RT released a Request for Qualifications (RFQ)/Questionnaire to prequalify design-build entities. On March 4, 2009, RT received prequalification questionnaires from seven design-build entities and prequalified the following: Granite Construction, Kiewit Pacific, Stacy & Witbeck, Inc. and Shimmick Construction.

On June 5, 2009, RT released the RFP for a design-build contract for design and construction of MOS 1. Proposals were received on August 4, 2009 from the following prequalified entities:

- 1) Granite Construction
- 2) Shimmick Construction
- 3) Stacy & Witbeck, Inc.

The technical review committee, with the assistance of technical advisors and a process oversight committee, evaluated the three proposals using the evaluation criteria set out in the RFP and determined Stacy & Witbeck, Inc. to be the most qualified firm. The scoring of the proposals included evaluation of technical criteria and pricing with the results as follows:

Rank	Company	Total Price w/allowance & options	Technical Score	Price Score	Total Score
1	Stacy & Witbeck	\$36,888,888	33.17	55.00	88.17
2	Shimmick	\$41,914,000	34.98	48.41	83.39
3	Granite	\$38,789,789	30.79	52.30	83.09

Total price listed above includes \$1,400,000 for allowance items. Allowance items provide for potential payment of items of work (e.g. hazardous materials, cultural resources, etc.) that have not been identified through the current level of design. The price for option items includes the modification of existing station platforms that may be necessary to accommodate a low-floor vehicle and the construction of a traffic signal at the intersection of 7th and F Streets. The combined bid amounts for the optional items are: Stacy & Witbeck \$564,000; Shimmick \$550,000; and Granite \$445,000.

The contract price does not include a traction power substation. RT will have a substation originally procured for the Northeast Corridor Project available for MOS 1 and \$1,000,000 has been included in the project budget to pay for the needed traction power substation.

The award will be conditioned upon the availability of funding for the project, which RT is working to secure as quickly as possible.

Staff recommends conditional award of the Design Build Contract to Stacy & Witbeck, Inc. for an amount not to exceed \$36,324,888.

RESOLUTION NO. 09-09-_____

Adopted by the Board of Directors of the Sacramento Regional Transit District on this date:

September 14, 2009

**CONDITIONALLY AWARDING THE DESIGN BUILD CONTRACT TO
STACY & WITBECK, INC. FOR MINIMAL OPERABLE SEGMENT 1 FOR THE
DOWNTOWN NATOMAS AIRPORT RAIL CORRIDOR PROJECT**

WHEREAS, on February 2, 2009, Sacramento Regional Transit District (RT) released a Request for Qualifications (RFQ) to pre-qualify design-build entities for design and construction of the Minimal Operable Segment 1 (MOS 1) for the Downtown Natomas Airport Rail Corridor Project (RFQ) pursuant to the authority granted in Public Contract Code Section 20209.7

WHEREAS, on April 13, 2009, the Board of Directors determined, in Resolution 09-04-0059, that use of the design-build contracting method would allow RT to complete the project five months sooner than a traditional design-bid-build contract.

WHEREAS, on June 5, 2009, RT released a Request for Proposals for a design-build contract for design and construction of the Minimal Operable Segment 1 (MOS 1) for the Downtown Natomas Airport Rail Corridor Project (RFP) to four pre-qualified design-build entities, again pursuant to the authority granted in Public Contract Code Section 20209.7; and

WHEREAS, the RFP established the criteria RT would use to evaluate the responses to the foregoing RFP, including: price (55%), project work plan (13%), project understanding, staff and experience (10%), utility work plan (8%), acceptable safety program (5%), quality plan (5%) and skilled labor force availability (1%); and

WHEREAS, on August 4, 2009, RT received three responsive proposals to the RFP from Granite Construction, Shimmick Construction, and Stacy & Witbeck, Inc.; and

WHEREAS, RT evaluated the proposals using the criteria set forth in the RFP, evaluating the technical components first and then opening the sealed price proposals;

WHEREAS, upon completion of the evaluations, Stacy & Witbeck, Inc. was determined to have the highest score based on the evaluation criteria set out in the RFP.

NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE BOARD OF DIRECTORS OF THE SACRAMENTO REGIONAL TRANSIT DISTRICT AS FOLLOWS:

THAT, Stacy & Witbeck, Inc. offers the "best value" to RT for design and construction of Minimal Operable Segment (MOS 1) for the Downtown-Natomas-Airport Rail.

THAT, the Contract between the Sacramento Regional Transit District, therein referred to as "RT," and Stacy & Witbeck, Inc, therein referred to as "Contractor," whereby Contractor agrees to design and build Minimal Operable Segment 1 (MOS 1) for the Downtown Natomas Airport Rail Corridor Project, as specified, for an amount not to exceed \$36,324,888, is hereby approved on the condition that funding is available for the base proposal price and allowance items.

THAT, the Chair and General Manager/CEO are hereby authorized and directed to execute said Contract, upon satisfaction of the foregoing contingency.

THAT, notwithstanding any limitations set forth in the Procurement Ordinance, the General Manager/CEO is hereby authorized to execute Contract Change Orders for allowance items identified in the Contract up to \$1,400,000.

THAT, notwithstanding any limitations set forth in the Procurement Ordinance, the General Manager/CEO is hereby authorized to exercise the two options set forth in the Contract and execute contract amendments necessary to exercise the options in amount not to exceed \$564,000.

STEVE COHN, Chair

A T T E S T:

MICHAEL R. WILEY, Secretary

By: _____
Cindy Brooks, Assistant Secretary

REGIONAL TRANSIT ISSUE PAPER

Agenda Item No.	Board Meeting Date	Open/Closed Session	Information/Action Item	Issue Date
18	09/14/09	Open	Action	09/03/09

Subject: Conditionally Approving the First Amendment to the GCMSS – 2007 Contract with 4LEAF, Inc.; and Conditionally Approving Work Order No. 09 of the GCMSS Contract with 4LEAF, Inc., for Construction Management Support Services for the DNA MOS-1 Project.

ISSUE

Whether or not to conditionally approve the First Amendment to the General Construction Management Support Services (GCMSS) - 2007 Contract with 4LEAF, Inc.; and Whether or not to conditionally approve Work Order No. 09 of the GCMSS Contract with 4LEAF, Inc., for Construction Management Support Services for the Downtown Natomas Airport (DNA) MOS-1 Project.

RECOMMENDED ACTION

Adopt Resolution No. 09-09-_____, Conditionally Approving the First Amendment to the General Construction Management Support Services – 2007 (GCMSS) Contract with 4LEAF, Inc., and Conditionally Approving Work Order No. 09 to the GCMSS Contract for Construction Management Support Services for the DNA MOS-1 Project.

FISCAL IMPACT

Budgeted:	Yes	This FY:	\$	786,339
Budget Source:	Measure A	Next FY:	\$	400,000
Funding Source:	Measure A	Annualized:	\$	
Cost Cntr/GL Acct(s) or Capital Project #:	404	Total Amount:	\$	1,186,339

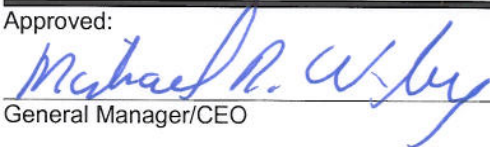
DISCUSSION

On August 27, 2007, the Board awarded a contract to 4LEAF, Inc., for General Construction Management Support Services (GCMSS) on an on-call basis for an amount not to exceed \$1,000,000.00. In April 2009, 4LEAF, Inc., was selected to provide Construction Management Support services for the MOS-1 Green Line to the River District project during the pre-proposal, proposal, and design/build phases of the project. To date, work orders have been issued to 4LEAF, Inc., for the pre-proposal, and proposal phases and now, with the receipt of Design/Build proposals, execution of contracts, and the Notice to Proceed, it is necessary to execute a work order for the design/build phase of the project, which includes the following work:

- Civil and Track design review support
- Systems/Communications design review support
- Traction Power design review support

Approved:

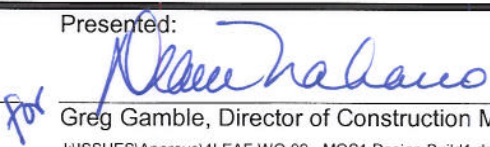
General Manager/CEO



Presented:

Greg Gamble, Director of Construction Management

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REGIONAL TRANSIT ISSUE PAPER

Agenda Item No.	Board Meeting Date	Open/Closed Session	Information/Action Item	Issue Date
18	09/14/09	Open	Action	09/03/09

Subject: Conditionally Approving the First Amendment to the GCMSS – 2007 Contract with 4LEAF, Inc.; and Conditionally Approving Work Order No. 09 of the GCMSS Contract with 4LEAF, Inc., for Construction Management Support Services for the DNA MOS-1 Project.

- Traffic Integration design review support
- Construction Management
- Project Controls
- Project Administration
- Integrated Testing Support
- Safety Certification Support
- Construction Safety Oversight
- Quality Assurance Oversight

If approved, the work described in, Work Order No. 09 will be for a not-to-exceed amount of \$1,186,339.

The amount of this work order will exceed the \$1,000,000.00 existing contract amount with 4LEAF, Inc., as such, Staff requests that the Board approve the First Amendment to the GCMSS-2007 Contract to increase the consideration to a not to exceed amount of \$2,500,000.00.

RT Staff is currently working to secure funding to complete the DNA MOS-1 Project. Because all funding for the DNA MOS-1 Project is not in place, RT Staff is asking the Board to conditionally award the DNA MOS-1 Design-Build Contract contingent upon finalization of a funding plan for the project. Once funding plan is finalized, RT will be able to enter into a contract with the selected design-builder. Staff recommends that the Board approve the First Amendment to the GCMSS – 2007 Contract with 4LEAF, Inc., and Work Order No. 09 to the GCMSS – 2007 Contract with 4LEAF, Inc., contingent upon execution of the Design-Build Contract.

RESOLUTION NO. 09-09-_____

Adopted by the Board of Directors of the Sacramento Regional Transit District on this date:

September 14, 2009

**CONDITIONALLY APPROVING THE FIRST AMENDMENT TO THE GENERAL
CONSTRUCTION MANAGEMENT SUPPORT SERVICES – 2007 (GCMSS)
CONTRACT WITH 4LEAF, INC., AND CONDITIONALLY APPROVING WORK
ORDER NO. 09 TO THE GCMSS CONTRACT FOR CONSTRUCTION
MANAGEMENT SUPPORT SERVICES FOR THE DNA MOS-1 PROJECT**

BE IT HEREBY RESOLVED BY THE BOARD OF DIRECTORS OF THE
SACRAMENTO REGIONAL TRANSIT DISTRICT AS FOLLOWS:

THAT, the First Amendment to the GCMSS – 2007 Contract with 4LEAF, Inc., wherein the total consideration is increased by \$1,500,000 to a not-to-exceed amount of \$2,500,000.00, is hereby approved contingent upon the execution of the Design-Build Contract.

THAT, Work Order No. 09 to the GCMSS – 2007 Contract with 4LEAF, Inc., whereby 4LEAF, Inc. is to provide Construction Management Support Services for the DNA MOS-1 Project for an amount not to exceed \$1,186,339, is hereby approved contingent upon the execution of the Design-Build Contract.

THAT, upon satisfaction of the foregoing contingency the General Manager/CEO is hereby authorized and directed to execute both Work Order No. 09 and the First Amendment to the GCMSS – 2007 Contract.

STEVE COHN, Chair

A T T E S T:

MICHAEL R. WILEY, Secretary

By: _____
Cindy Brooks, Assistant Secretary

REGIONAL TRANSIT ISSUE PAPER

Agenda Item No.	Board Meeting Date	Open/Closed Session	Information/Action Item	Issue Date
19	09/14/09	Open	Action	08/26/09

Subject: Approving the Project Agreement for the Minimal Operable Segment (MOS 1) for the Downtown Natomas Airport Rail Corridor Project with the City of Sacramento

ISSUE

Whether or not to approve the Project Agreement for the Minimal Operable Segment (MOS1) for the Downtown Natomas Airport Rail Corridor Project with the City of Sacramento.

RECOMMENDED ACTION

Adopt Resolution No. 09-09-___, Approving the Project Agreement for the Minimal Operable Segment (MOS1) for the Downtown Natomas Airport Rail Corridor Project with the City of Sacramento.

FISCAL IMPACT

None

DISCUSSION

The Minimal Operable Segment (MOS1) of the Downtown Natomas Airport Rail Corridor Project is within the City of Sacramento. Construction of light rail facilities within or across city streets, relocation of and connection to city utilities, and temporary modifications of traffic flow require RT to execute an agreement with the City of Sacramento authorizing the construction.

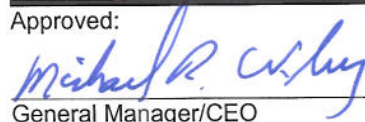
The agreement provides for City review of the design plans, construction inspection overview, modification of city facilities where necessary, and reimbursement of certain City costs. Insurance and indemnification are also addressed in the agreement. Project agreements were executed with the City for the Starter Line, subsequent double tracking projects, the South Sacramento Corridor and the Amtrak/Folsom Corridor Project. The agreement for MOS-1 is modeled on the agreement for the Amtrak/Folsom Corridor Project.

In lieu of obtaining tree removal permits, RT will have to comply with the requirements of the City Arborist. RT will not be required to obtain driveway closure permits but will defend and indemnify the City for any impairment of access claims.

Operations and maintenance of the light rail system is covered in a separate operating agreement with the City of Sacramento.

Staff recommends approval of this agreement.

Approved:



General Manager/CEO

Presented:



Darryl Abansado, Director of Civil and Track Design

RESOLUTION NO. 09-09-_____

Adopted by the Board of Directors of the Sacramento Regional Transit District on this date:

September 14, 2009

**APPROVING THE PROJECT AGREEMENT FOR THE MINIMAL OPERABLE
SEGMENT (MOS1) FOR THE DOWNTOWN NATOMAS AIRPORT RAIL CORRIDOR
PROJECT WITH THE CITY OF SACRAMENTO**

BE IT HEREBY RESOLVED BY THE BOARD OF DIRECTORS OF THE
SACRAMENTO REGIONAL TRANSIT DISTRICT AS FOLLOWS:

THAT, the Project Agreement between the Sacramento Regional Transit District, therein referred to as "RT," and the City of Sacramento, therein referred to as "City," authorizing RT to construct the Minimal Operable Segment (MOS1) for the Downtown Natomas Airport Rail Corridor Project within the City right of way under the conditions set forth therein, is hereby approved.

THAT, the Chair and General Manager/CEO are hereby authorized and directed to execute said agreement.

STEVE COHN, Chair

A T T E S T:

MICHAEL R. WILEY, Secretary

By: _____
Cindy Brooks, Assistant Secretary

REGIONAL TRANSIT ISSUE PAPER

Agenda Item No.	Board Meeting Date	Open/Closed Session	Information/Action Item	Issue Date
20	09/14/09	Open	Action	08/20/09

Subject: Delegating Authority to the General Manager/CEO to execute Utility Agreements for MOS-1

ISSUE

Whether or not to delegate authority to the General Manager/CEO to execute utility agreements for the Downtown Natomas Airport Minimal Operable Segment (MOS 1) Project.

RECOMMENDED ACTION

Adopt Resolution No. 09-09-____ Delegating Authority to the General Manager/CEO to Execute Utility Agreements for the Downtown Natomas Airport Minimal Operable Segment (MOS 1) Project.

FISCAL IMPACT

Budgeted:	YES	This FY:	\$	2,000,000
Budget Source:	Capital	Next FY:	\$	N/A
Funding Source:	Local Measure A	Annualized:	\$	N/A
Cost Cntr/GL Acct(s) or Capital Project #:		Total Amount:	\$	2,000,000
Total Budget:	\$ 2,000,000.00			

DISCUSSION

The Downtown-Natomas-Airport (DNA) Minimal Operable Segment, Phase 1 (MOS 1) is a project to extend a 1.1 mile segment of single track and construct two light rail stations. The purpose of the project is to bring light rail from downtown Sacramento through the future Railyards Development and the Richards Boulevard Redevelopment Area (Township 9). MOS 1 is the first of three project phases planned to ultimately bring light rail from downtown Sacramento through the Natomas area to the Sacramento International Airport. Revenue service for MOS 1 is anticipated to commence in November 2010.

SMUD, PG&E, Kinder Morgan, AT&T, Comcast, Integra Telecom, Verizon, Level 3 and Qwest have facilities located in or adjacent to the MOS 1 right of way. Each of the identified utilities may require protection or relocation to construct the MOS 1. The details of the protection or relocation are still undefined and will be confirmed during the detailed design determined by the selected Design-Builder.

The Design-Build contract requires the Design-Builder to coordinate all utility relocation work with the affected utilities and also provides for the Design-Builder to undertake certain utility relocation

Approved:


General Manager/CEO

Presented:


Director, Civil and Track Design

REGIONAL TRANSIT ISSUE PAPER

Agenda Item No.	Board Meeting Date	Open/Closed Session	Information/Action Item	Issue Date
20	09/14/09	Open	Action	08/20/09

Subject: Delegating Authority to the General Manager/CEO to execute Utility Agreements for MOS-1

work. However, based on feedback from the utility companies during the Design-Build RFP process, RT retains responsibility to compensate utilities for "self-performed" work. The extent of the self-performed work varies from utility to utility and will also be affected by the design chosen by the Design-Builder. Staff is currently in discussions with the affected utilities and will be moving as quickly as possible to finalize utility agreements. Due to the aggressive project schedule and uncertainties with respect to the final design, Staff is requesting that the Board delegate authority to the General Manager/CEO to execute utility relocation agreements for the MOS 1 project, contingent upon execution of the Design-Build contract and limited to an aggregate amount of \$2 million.

Staff recommends the Board delegate authority to the General Manager/CEO to execute Utility Agreements for the MOS-1 project.

RESOLUTION NO. 09-09-_____

Adopted by the Board of Directors of the Sacramento Regional Transit District on this date:

September 14, 2009

**DELEGATING AUTHORITY TO THE GENERAL MANAGER/CEO TO EXECUTE
UTILITY AGREEMENTS FOR THE DOWNTOWN NATOMAS AIRPORT MINIMAL
OPERABLE SEGMENT (MOS 1) PROJECT**

BE IT HEREBY RESOLVED BY THE BOARD OF DIRECTORS OF THE
SACRAMENTO REGIONAL TRANSIT DISTRICT AS FOLLOWS:

THAT, contingent upon execution of a contract with a Design-Builder to construct the Downtown-Natomas-Airport Minimal Operable Segment (MOS 1) Project (the "Project"), the General Manager/CEO is hereby authorized to execute utility agreements to compensate utilities for self-performed work to relocate or protect in place utilities to the extent necessary to construct the Project, provided that the aggregate total amount to be paid under all such utility relocation agreements may not exceed \$2 million.

STEVE COHN, Chair

A T T E S T:

MICHAEL R. WILEY, Secretary

By: _____
Cindy Brooks, Assistant Secretary