

REGIONAL TRANSIT ISSUE PAPER

Agenda Item No.	Board Meeting Date	Open/Closed Session	Information/Action Item	Issue Date
3	10/25/10	Open	Action	10/13/10

Subject: Awarding Contracts for General Construction Management Support Services 2010 to Psomas and 4LEAF, Inc.

ISSUE

Whether or not to award contracts for General Construction Management Support Services 2010 to Psomas and 4LEAF, Inc.

RECOMMENDED ACTION

- A. Adopt Resolution No. 10-10____, Awarding a Contract for General Construction Management Support Services 2010 to Psomas.
- B. Adopt Resolution No. 10-10____, Awarding a Contract for General Construction Management Support Services 2010 to 4LEAF, Inc.

FISCAL IMPACT

Budgeted:	Yes	This FY:	\$	777,778
Budget Source:	Capital	Next FY:	\$	1,333,333
Funding Source:	Various	Annualized:	\$	N/A
Total Budget:	\$ 4,000,000			

Psomas Contract \$2,000,000

4LEAF, Inc. Contract \$2,000,000

DISCUSSION

On June 28, 2010, the RT Board authorized issuance of a Request for Proposal (RFP) for General Construction Management Support Services 2010 (GCMSS). The GCMSS contract will provide on-call support for various capital construction projects on portions of the light rail system and bus facilities. The scope of work includes a wide variety of Construction Management support activities such as contract administration, inspection, material sampling and testing, survey verification, and community relations support services. Specific services may include acting as RT's representative to construction contractors and the public with respect to activities at the construction site, interpretation of the requirements of the construction contract documents, assessing the acceptability of a contractor's work, scheduling and coordinating material sampling and testing, managing the construction project and evaluating contractor claims. The support services will be contracted over a three-year period for a variety of work tasks done on a Work Order basis.

Approved:

Presented:

FINAL 10/20/10

General Manager/CEO

Greg Gamble, Director, Construction Management

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There is no predetermined scope or dollar amount limit for an individual task. After negotiating the price for a work order, the General Manager/CEO or his designee approves work orders with a price of \$100,000 or less and work orders exceeding \$100,000 require Board approval. As work orders are assigned to the consultant, they are charged against the respective project's budget line item for the task being performed, or the GCMSS budget as funds permit.

When RT requires services of a GCMSS Consultant, RT will endeavor to select a Consultant in RT's best interests and prepare a Work Order consistent with the RFP requirements, Consultant's proposal, and Consultant's contract terms and conditions. The GCMSS contracts will have a 36-month term.

The GCMSS Contract is designated by the FTA Circular 4220.1F as an Architectural and Engineering Service Contract (A&E). As such, RT may only use qualifications-based competitive proposal procedures when contracting for A&E services, as defined in 40 U.S.C. Sections 1101 through 1104 and 49 U.S.C. Section 5325(b)(1). Qualifications-based competitive proposal procedures require that: (1) Proposer's qualifications be evaluated; (2) price be excluded as an evaluation factor; (3) negotiations are first conducted with only the most qualified Proposer(s); and (4) only after failing to agree on a fair and reasonable price may negotiations be conducted with the next most qualified Proposer(s).

On July 28, 2010, the following six firms submitted a proposal: PGH Wong Engineering, Inc.; Systra/Caltrop/Hill Joint Venture (SCH-RT); URS Corporation; 4LEAF, Inc.; Psomas; and MSE Group Corporation. A selection committee, consisting of Greg Gamble, Director, Construction Management; Jenny Niello, Senior Civil Engineer; Craig Norman, Senior Systems Engineer; and Laura Espinoza, Maintenance Superintendent, Light Rail, reviewed the written proposals. The qualifying criteria included Project Understanding, Project Staffing and Experience and Project Approach.

The Selection Committee evaluated and ranked each proposal based on the qualifying criteria. Proposals were ranked based on a maximum of 100 points, using a scoring range of 1 to 10, and weighted in three categories: Project Understanding (20%), Project Staffing and Experience (50%), and Project Approach (30%). Proposers submitting a responsive proposal and whose total weighted score was determined to be in the competitive range, based on composite scoring of the Selection Committee, would be invited to return for oral presentations.

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After review and scoring of the proposals, it was determined that five Proposers were in the competitive range; Psomas, 4LEAF, SCH-RT, PGH Wong, and URS. Scoring was as follows:

<u>Name</u>	<u>Average Weighted Score</u>	<u>Total Average Rank</u>
Psomas	84.88	1.5
4LEAF	83.00	1.75
SCH-RT	79.38	2.75
PGH Wong	78.38	3.5
URS	74.63	4.00
MSE	49.50	6.00

On August 31, 2010, the five Proposers made their oral presentations to the Selection Committee. The RFP designated that up to two consultant teams would be selected. After scoring the oral presentations, it was determined that proposals and presentations from Psomas and 4LEAF, Inc. were the most qualified, most reasonable, logical, appropriate, insightful and advantageous to RT. Scoring was as follows:

<u>Name</u>	<u>Average Weighted Score</u>	<u>Rank Position</u>
4LEAF	84.17	1
Psomas	82.83	2
PGH Wong	70.00	3
SCH-RT	68.00	4
URS	58.00	5

Upon determination of the final ranking, RT commenced contract negotiations with the two highest-ranked firms for the purpose of finalizing a recommendation of award to the RT Board. At this time, all sealed Price Proposal Form 60s were opened. Contract negotiations were limited to Proposer's Pricing Proposal Form 60s (direct labor hourly rates and overhead rates) and, as deemed appropriate by RT, negotiations regarding contract exceptions identified in Part 6 of the Request for Proposal. RT determined that the pricing proposals from Psomas and 4LEAF, Inc. were fair and reasonable. Both Psomas and 4LEAF delivered to RT notices accepting RT's responses to their contract exceptions.

Staff recommends the Board award the contracts for General Construction Management Support Services 2010 to Psomas and 4LEAF, Inc. for an amount not to exceed \$2,000,000 for each contract.

RESOLUTION NO. 10-10-_____

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

October 25, 2010

**AWARDING A CONTRACT FOR GENERAL CONSTRUCTION MANAGEMENT
SUPPORT SERVICES 2010 TO PSOMAS**

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

THAT, the Contract between Sacramento Regional Transit District, therein referred to as "RT," and Psomas, therein referred to as "Consultant," whereby Consultant agrees to provide General Construction Management Support Services 2010, as specified, for an amount not to exceed \$2,000,000, is hereby approved.

THAT, the Chair is hereby authorized and directed to execute said contract.

STEVE MILLER, Chair

A T T E S T:

MICHAEL R. WILEY, Secretary

By: _____
Cindy Brooks, Assistant Secretary

RESOLUTION NO. 10-10-_____

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

October 25, 2010

**AWARDING A CONTRACT FOR GENERAL CONSTRUCTION MANAGEMENT
SUPPORT SERVICES 2010 TO 4LEAF, INC.**

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

THAT, the Contract between Sacramento Regional Transit District, therein referred to as "RT," and 4LEAF, Inc., therein referred to as "Consultant," whereby Consultant agrees to provide General Construction Management Support Services 2010, as specified, for an amount not to exceed \$2,000,000, is hereby approved.

THAT, the Chair is hereby authorized and directed to execute said contract.

STEVE MILLER, Chair

A T T E S T:

MICHAEL R. WILEY, Secretary

By: _____
Cindy Brooks, Assistant Secretary