

MOTION NO. M2012-24
Contract for the Link Operations and Maintenance Satellite Facility Consulting Services

MEETING:	DATE:	TYPE OF ACTION:	STAFF CONTACT:	PHONE:
Capital Committee	05/10/12	Final Action	Ric Ilgenfritz, Executive Director, Planning, Environment and Project Development Michael Williams, Director, Light Rail Project Development	206-398-5239 206-398-5145

PROPOSED ACTION

Authorizes the chief executive officer to execute a contract with Huitt~Zollars, Inc., to conduct conceptual engineering and environmental review of site locations for a Link Operations and Maintenance Satellite Facility in the amount of \$2,059,916, with a 10% contingency of \$205,992 for a total authorized contract amount not to exceed \$2,265,908.

KEY FEATURES

- Huitt~Zollars will perform site identification, engineering and environmental review which will allow the Sound Transit Board to identify a preferred site for the Link Operations and Maintenance (O&M) Satellite Facility.
- The scope of work includes two phases; the contract includes an option for phase two. The first phase will identify and evaluate potential Link O&M Satellite Facility sites, perform conceptual engineering and conduct an environmental review of the potential sites. This work is expected to be completed in mid-2013.
- The second phase includes preliminary engineering of the preferred site identified by the Sound Transit Board, and completion of environmental review so that the Board can select a final Link O&M Satellite Facility site. Phase two is expected to be completed in late-2014.
- The option for phase two allows Sound Transit to take advantage of efficiencies that could result from the consultant's knowledge gained during the first phase for further project level review and design. Board authorization to exercise the option for phase two would be sought through a future amendment to this contract.

PROJECT DESCRIPTION

The ST2 Plan adopted by the voters in 2008 included a project to locate, design and construct a second Link Light Rail Operations and Maintenance facility to accommodate the future fleet requirements related to the expanded light rail system.

FISCAL INFORMATION

Action Item:

Huitt-Zollars, Inc. contract to provide engineering and environmental review to identify a site to construct a Link Operations and Maintenance Satellite Facility.

Link Light Rail Maintenance and Storage Project

	2012 TIP	Board Approvals	This Action	Board Approved Plus Action	Uncommitted/ (Shortfall)
Agency Administration	3,237	118		118	3,118
Preliminary Engineering	5,710	161	2,266	2,427	3,283
Final Design	0	0		0	0
Third party	385	0		0	385
Right of Way	100	26		26	74
Construction	0	0		0	0
Vehicles	0	0		0	0
Total Current Budget	9,432	306	2,266	2,572	6,860

Preliminary Engineering Phase Detail

AA/EIS/PE	2,570	0	2,266	2,266	304
Other Preliminary Engineering Phase activities	3,141	161	0	161	2,979
Contingency		0	0	0	0
Total Phase	5,710	161	2,266	2,427	3,283

Huitt-Zollars, Inc. Contract detail	Board Approvals to Date	Current Approved Contract Status	Proposed Action	Proposed Total for Board Approval
Contract Amount	0	0	2,060	2,060
Contingency	0	0	206	206
Total	0	0	2,266	2,266
Percent Contingency	0%	0%	10%	10%

Notes:

Amounts are expressed in Year of Expenditure \$000.

Board Approvals to Date includes amounts through March 31st, 2012, plus any pending Board Actions.

Project budget is located on page 33 of the 2012 Transit Improvement Plan.

Board Approvals = Committed to-date + Contingency

SMALL BUSINESS PARTICIPATION

Sound Transit Goal:

Small Business: 10%

DBE: 4%

Commitment:

Small Business: 21.2%

DBE: 6.7%

Subconsultant/Subcontractor	Business Type	% of Work	Dollar Value
Arai Jackson Ellison Murakami	Small Business	2.47%	\$ 50,924
C&N Consultants, Inc.	Small Business	0.62%	\$ 12,702
Heffron Transportation, Inc.	DBE	2.83%	\$ 58,344
Lin & Associates	DBE	0.59%	\$12,145
Maintenance Design Group	Small Business	10.15%	\$209,119
Michael Minor & Associates	DBE	1.69%	\$34,861
Ott Construction Consultants	Small Business	0.47%	\$9,620
Raul Bravo and Associates, Inc.	DBE	1.56%	\$32,171
Transportation Decision Systems	Small Business	0.63%	\$13,065
Weinman Consulting LLC	Small Business	0.17%	\$ 3,500
Total		21.2%	\$436,451

EQUAL EMPLOYMENT WORKFORCE PROFILE

360 employees; 26.1% women; 29.3% minorities

BACKGROUND

Early in 2011 Sound Transit conducted a consultant lead systemwide operations analysis that included the preparation of an operations plan, rail fleet management plan and an initial evaluation of potential locations for a Link O&M Satellite Facility. The fleet plan confirmed the need for a fleet of 180 vehicles to accommodate the planned ST2 Link system expansion. The existing Forest Street OMF has a storage capacity of 104 vehicles, so a second Link O&M Satellite Facility is required to meet the ST2 fleet needs. The study also initiated the process to identify options for a second Link O&M Satellite Facility and considered locations along each of the light rail extensions or expanding the existing Forest Street facility.

The 2012 Sound Transit budget includes the Link Light Rail Maintenance and Storage Project which calls for the review and evaluation of future light rail storage and maintenance requirements to support the development, design and construction of a second light rail operations and maintenance facility to support the proposed ST2 system expansion.

On December 28, 2011 the Federal Transit Administration (FTA) gave approval for the protective acquisition of the International Paper site in the Bel-Red neighborhood of Bellevue because the property was for sale and at risk of being developed in a manner inconsistent with Sound Transit's potential use of the property. On January 26, 2012 the Sound Transit Board authorized the protective acquisition of the site. After completing the appraisal, Sound Transit made an offer on the property in April 2012 and is awaiting a response from the property owner. The acquisition of International Paper site will not limit the identification and evaluation of alternative sites during the course of the Link O&M Satellite Facility project.

Huitt~Zollars, Inc., was selected through a competitive procurement process to conduct the Link O&M Satellite Facility project. A request for qualifications for the entire project development process (site identification, environmental review and preliminary engineering) was issued on January 25, 2011. Six teams submitted statements of qualifications and four were chosen for interviews. Huitt~Zollars, Inc., was ranked highest by the selection team and was invited to negotiate the scope of work and cost for phase one.

ENVIRONMENTAL COMPLIANCE

JI 5/2/2012

PRIOR BOARD/COMMITTEE ACTIONS

Resolution No. R2012-01: Authorized the chief executive officer to acquire, dispose, or lease certain real property by negotiated purchase, by condemnation (including settlement of condemnation litigation), or by entering into administrative settlements, and to pay eligible relocation and re-establishment benefits to affected owners and tenants as necessary in order to secure property required for construction, operation, and maintenance of a potential site for the Link Light Rail Maintenance and Storage Project, and (2) required staff to prepare an amendment to the Adopted 2012 Budget for Board consideration within 60 days of completion of the acquisition.

TIME CONSTRAINTS

A one month delay would not create a significant impact to the project schedule.

PUBLIC INVOLVEMENT

Public involvement for this project will be conducted by the Sound Transit Outreach Division of Design, Engineering and Construction Management with support from the consultant team.

LEGAL REVIEW

JW 5/4/12

MOTION NO. M2012-24

A motion of the Capital Committee of the Central Puget Sound Regional Transit Authority authorizing the chief executive officer to execute a contract with Huitt~Zollars, Inc., to conduct conceptual engineering and environmental review of site locations for a Link Operations and Maintenance Satellite Facility in the amount of \$2,059,916, with a 10% contingency of \$205,992 for a total authorized contract amount not to exceed \$2,265,908.

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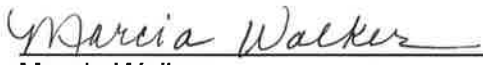
MOTION:

It is hereby moved by the Capital Committee of the Central Puget Sound Regional Transit Authority that the chief executive officer is authorized to execute a contract with Huitt-Zollars, Inc., to conduct conceptual engineering and environmental review of site locations for a Link Operations and Maintenance Satellite Facility in the amount of \$2,059,916, with a 10% contingency of \$205,992 for a total authorized contract amount not to exceed \$2,265,908.

APPROVED by the Capital Committee of the Central Puget Sound Regional Transit Authority at a regular meeting thereof held on May 10, 2012.


Fred Butler
Capital Committee Chair

ATTEST:


Marcia Walker
Board Administrator