

# *Puyallup Station Parking & Access Improvements Project*

*System Expansion Committee*

*April 14, 2022*



## ***Why we are here***

### ***Puyallup Station Parking and Access Improvements Project Update***

#### **Today's Proposed Board Actions**

- R2022-10 - Amend adopted project baseline budget and schedule
- M2022-29 – Contract Modification with HNTB for design build project management services
- M2022-30 – Contract Modification with Hensel Phelps Construction Company design build contract.

# *Today's Presentation*

- Project Overview / Update
- Project Baseline
- Baseline Amendment
- Key Reasons for Change
- Today's Actions



# Puyallup Station Parking & Access Improvements Project

- New parking spaces: 166 new surface and 511 in garage = 1,043 in station area
- Parking at station has recovered to 98% utilization, while ridership remains at 15% pre-pandemic levels
- Design Build Notice to Proceed issued March 2020 – Concurrent with the onset of the Pandemic
- Project includes approx. \$3.2M of City managed access improvements

# Puyallup Station Area





Photo taken  
March 22, 2022



Photo taken  
March 22, 2022

# Project Budget – Financial Snapshot

April 14, 2022

|               | Baseline Budget | Committed to Date (March 2022) | Incurred to Date (March 2022) |
|---------------|-----------------|--------------------------------|-------------------------------|
| Project Total | \$79,100,000    | \$73,175,653 (93%)             | \$65,579,296 (83%)            |

- Project was Baselined in 2019
- 92% complete with overall construction and 97% complete with garage, parking lot and pedestrian bridge.
- Trends and analysis indicate a baseline budget of \$79.1M requires more funding / contingency
- Delays in completion of off-site work will delay Open for Service date



# Proposed Baseline Amendment

March 28, 2022

|                              | Baseline         | Projected       | Increase         | Comment                     |
|------------------------------|------------------|-----------------|------------------|-----------------------------|
| <b>Budget</b>                | <b>\$79.1M</b>   | <b>\$82.35M</b> | <b>\$3.25M</b>   | <b>Includes Contingency</b> |
| <b>Open for Service Date</b> | <b>Feb. 2022</b> | <b>Q4, 2022</b> | <b>10-months</b> | <b>May be earlier</b>       |

- \$3.25m includes approximately \$2.0m in contingencies
- Substantial Completion / Turn-over of on-site scope to Facilities: May 2022
- Off-site work will extend into Q4 2022, and impacts Open for Service date / Acceptance
- Includes budget for possible open for service prior to Q4 2022

## Slide 9

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0 suggest change: Includes potential cost to mitigate traffic before Acceptance  
, 2022-03-20T18:42:56.571

0 0 2nd bullet  
, 2022-03-20T18:43:15.008

# Schedule Information



Possibility of an earlier opening between July and December - project team will keep the Board apprised as a specific Open for Service date is established.

## Slide 10

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- 0** Bar, "prepare for T2O" seems to understate what is currently happening. Since commissioning is still in progress. When does training get finished?
- Add another bar labeled "Commissioning"?
- Suggest pull Safety Cert bar back to start in March since that's already in progress - per BP comments at phase gate.
- Box "Turnover to ST Facilities" understates. Should add Milestone 1. or "Substantial Completion" along with the turnover label.
- Box "Completion of off-site work" should also state "Milestone 2 or Acceptance"  
, 2022-03-20T18:46:33.556
- 1** Could get fancy and put a small photo of the garage under May. And a small photo of the city intersection work or dwg of the new turn lanes or something under November.  
, 2022-03-20T18:47:17.322

# *Key reasons for change*

## Three primary issues

- Traffic signalization and rail crossings improvements required input from the City, the BNSF and ST safety. Results of this effort increased safety, but also increased the complexity, scope and time of the work. Time to construct was then impacted by pandemic related supply chain issues.
- Extended time to complete the project has caused increased overhead costs for the design-builder, the DBPM and Sound Transit administration.
- ROW exceeded baseline budget due to challenging acquisition and expensive relocation costs.

# *Today's Actions*

Amend adopted project baseline budget and schedule  
R2022-10

## Design Build Project Management Contract M2022-29

- Contract Modification with HNTB DBPM Contract RTA/AE 0613-18 by \$609,000 for a new total authorized contract amount not to exceed \$9,505,552.

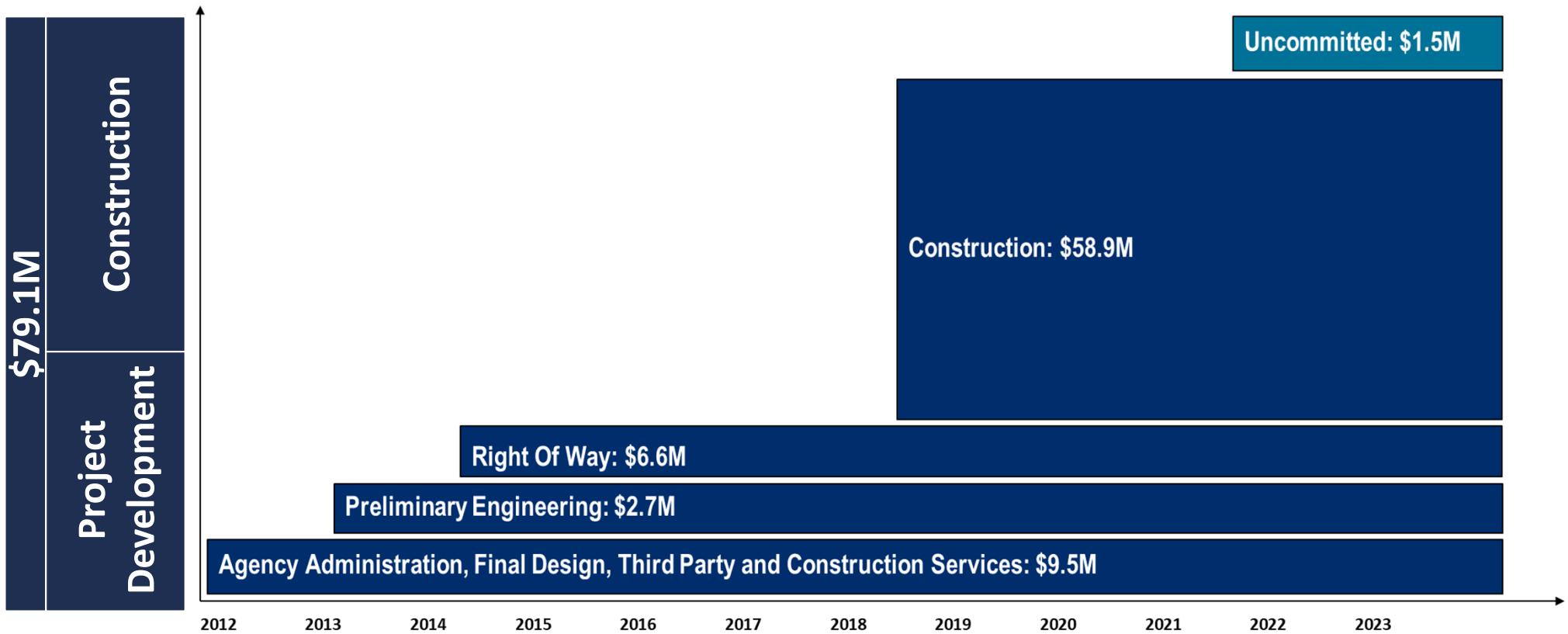
## Design Build Contract M2022-30

- Contract Modification with Hensel Phelps Construction Co. contract RTA/CN 0612-18 by \$2,200,000 or a new total authorized contract amount not to exceed \$52,800,000.

Illustrative - Not to Scale

# Puyallup Station Access Improvement: Authorized Project Allocation: \$79.1M

ALLOCATION \$ COMMITMENTS

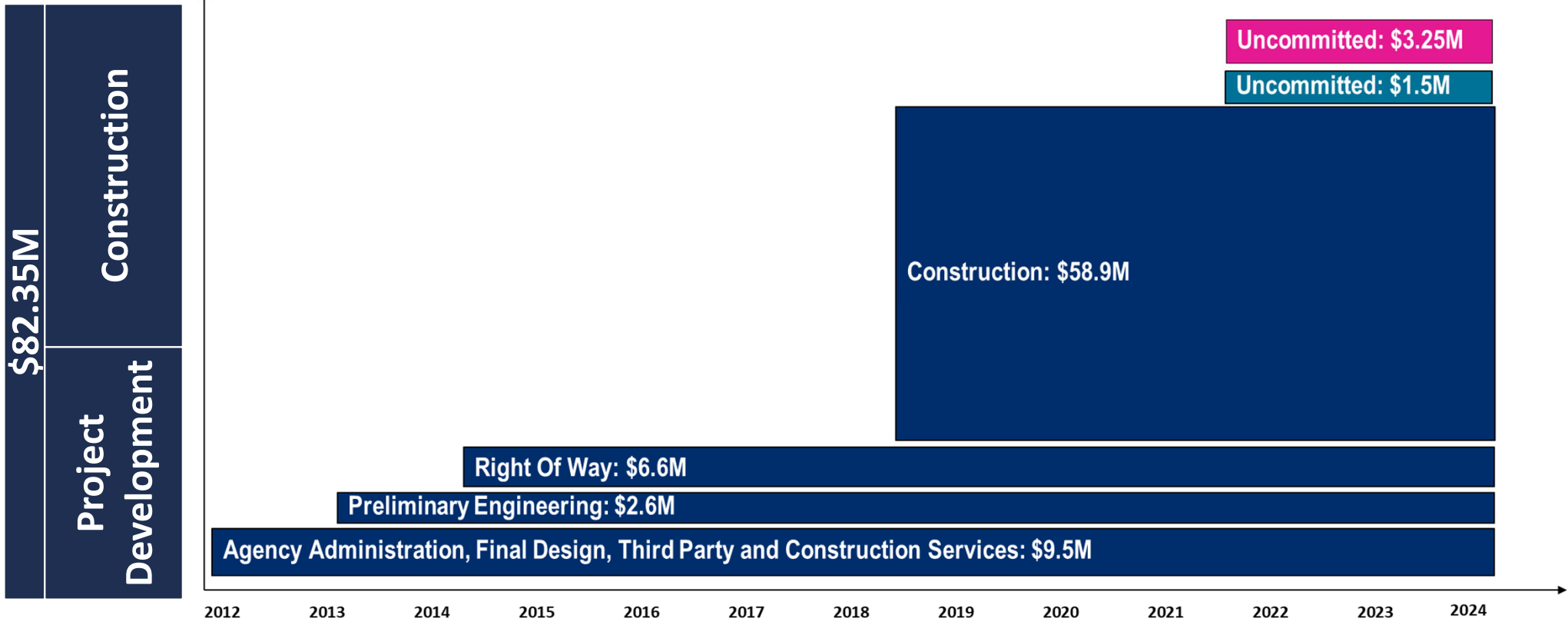


Illustrative - Not to Scale

# Puyallup Station Access Improvement: Board approves \$3.25M for additional authorized project allocation

ALLOCATION \$

COMMITMENTS

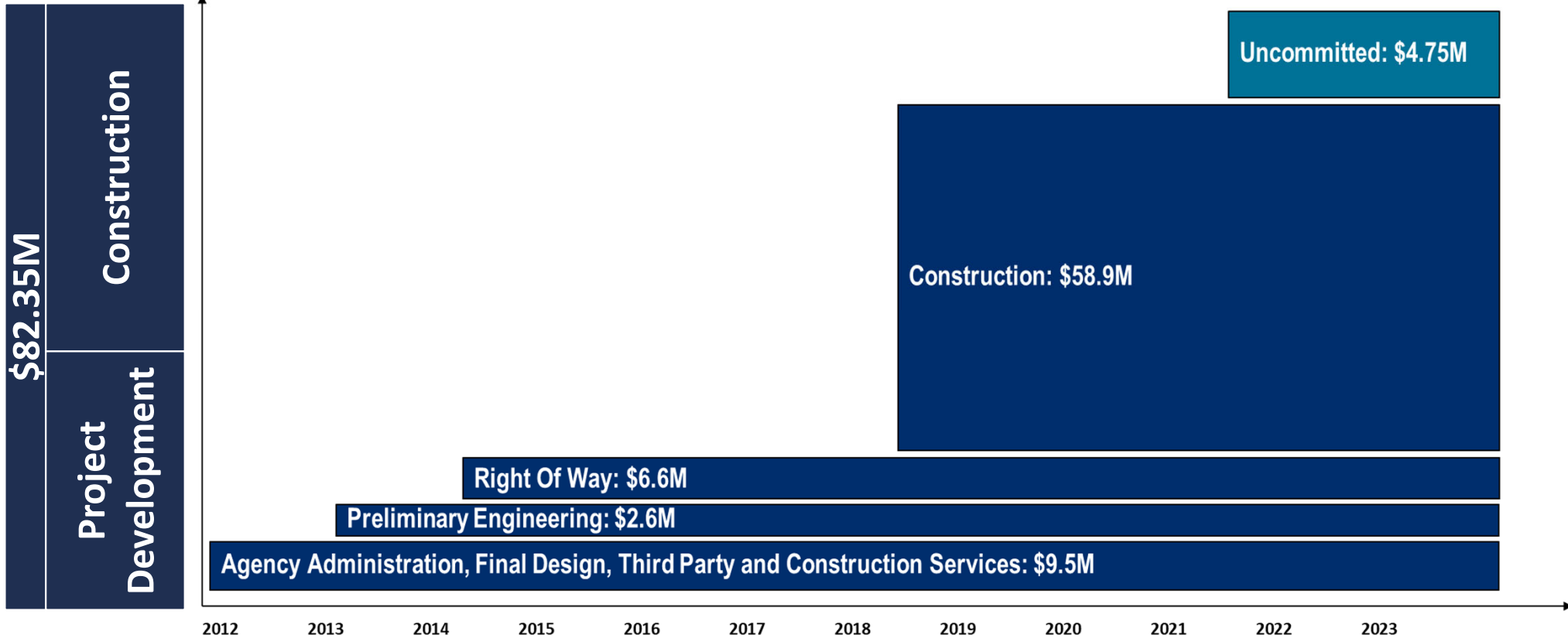




Illustrative - Not to Scale

# Puyallup Station Access Improvement: Authorized Project Allocation: \$82.35M

ALLOCATION \$ COMMITMENTS

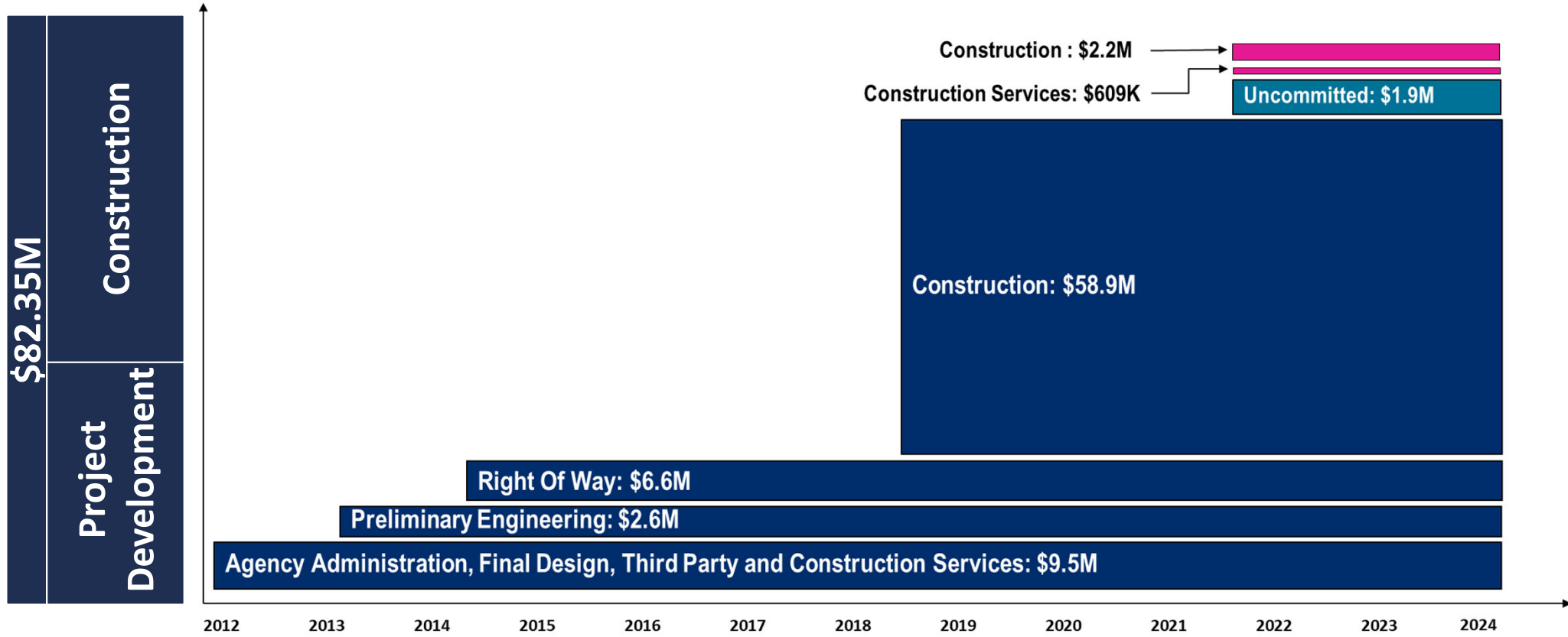


Illustrative - Not to Scale

# Puyallup Station Access Improvement: Board approves \$2.2M for Hensel Phelps and \$609K for HNTB

ALLOCATION \$

COMMITMENTS



Thank you.

*Thank you.*



 [soundtransit.org](https://www.soundtransit.org)



# *Opportunity for Open for Service*

## *Prior to completion of work at the end of Q4 2022*

- NEPA traffic impact mitigations need to be completed to fully open the parking.
- A pre-mitigated opening requires approval by each Sound Transit / Puyallup / FTA.
- Required implementation measures identified to date would cost approximately \$60k / month of early opening.
- Funds to support an opening during this period are included in today's budget request.
- Project team will keep the Board apprised of the specific Open for Service date as it becomes established.

## Ridership / Parking Quantities

| Station  | Avg Daily Sounder Riders (2020) | Avg Daily Sounder Riders (2021) | Existing Stalls | Total Stalls/New Stalls+/- |
|----------|---------------------------------|---------------------------------|-----------------|----------------------------|
| Puyallup | 1,500                           | 302                             | 364             | <b>677</b>                 |
| Sumner   | 1,200                           | 211                             | 302*            | 623 / <b>505</b>           |
| Kent     | 1,900                           | 304                             | 996             | Up to 534 / <b>420</b>     |
| Auburn   | 1,600                           | 272                             | 633             | Up to 675 / <b>555</b>     |

\*Served by ST Express 596 from Bonney Lake Park & Ride 5-miles away (356 stalls +/-)

# Parking Utilization

| Location      | Stall Capacity | April 2019 Count | 2019 Utilization | COVID IMPACT     |                  |                  |                      |
|---------------|----------------|------------------|------------------|------------------|------------------|------------------|----------------------|
|               |                |                  |                  | April 2020 Count | 2020 Utilization | April 2021 Count | September 2021 Count |
| Kent Garage   | 877            | 852              | 97%              | 46               | 5%               | 108              | 217                  |
| Kent Lot      | 119            | 123              | 103%             | 22               | 18%              | 36               | 37                   |
| Auburn Garage | 520            | 517              | 99%              | 44               | 8%               | 113              | 131                  |
| Auburn Lot    | 113            | 112              | 99%              | 11               | 10%              | 31               | 31                   |
| Sumner Lot    | 302            | 294              | 97%              | 43               | 14%              | 121              | 205                  |
| Bonney Lake   | 359            | 327              | 91%              | 25               | 7%               | 38               | 55                   |
| Puyallup      | 348            | 356              | 102%             | 76               | 21%              | 178              | 336                  |