

**Metropolitan Transportation Commission
Programming and Allocations Committee**

June 8, 2011

Item Number 2e

Resolution No. 3819, Revised

Subject: Proposed allocation of \$2 million in RM2 capital funds.

Background: **RM2 Capital Allocation:**
Vallejo Station Intermodal Facility: The City of Vallejo requests an allocation of \$2 million in RM2 funds for construction activities for the Vallejo Station Intermodal Facility project. The funds would be used to remove hazardous materials and add drainage to the Vallejo Station Parking Structure. Environmental clearance was completed in 2007. The project has previously received \$15 million in allocations from RM2 for design, right of way, and construction of the facility. Construction started in 2009.

Issues: None.

Recommendation: Refer Resolution No. 3819, Revised, to the Commission for approval.

Attachments: Resolution No. 3819, Revised.

Date: June 27, 2007
W.I.: 1255
Referred by: PAC
Revised: 09/24/08-C 05/27/09-C
11/18/09-C 07/28/10-C
10/27/10-C 05/25/11-DA
06/22/11-C

ABSTRACT

MTC Resolution No. 3819, Revised

This resolution approves the allocation of Regional Measure 2 funds for the Vallejo Station Intermodal Facility project sponsored and implemented by the City of Vallejo Transportation Program.

This resolution includes the following attachments:

Attachment A - Allocation Summary Sheet

Attachment B - Project Specific Conditions for Allocation Approval

Attachment C - MTC staff's review of City of Vallejo's Initial Project Report (IPR) for this project

Attachment D - RM2 Complementary Funding Plan for RM2 Allocated Funds

This resolution was revised on September 24, 2008 to allocate \$ 3.6 million towards ROW/Acquisition & Relocation costs for the Post Office and My Café restaurant parcels in the vicinity of the Vallejo Station Intermodal Facility.

This resolution was revised on May 27, 2009 to allocate \$4.4 million towards the construction of the Vallejo Transit Center and associated construction management services.

This resolution was revised on November 18, 2009 to allocate approximately \$15.7 million towards the construction of Phase A of the Vallejo Station Parking Structure and associated construction, project, and financial management services.

This resolution was revised on July 28, 2010, to add a condition on to a prior allocation of \$3.6 million for ROW/Acquisition & Relocation costs approved on September 24, 2008.

This resolution was revised on October 27, 2010, to rescind approximately \$11.5 million from previous right-of-way and construction allocations owing to: 1) a revised appraisal of property

and use of an alternate funding source on the prior ROW allocation; 2) bid savings and use of an alternate funding source on the prior construction allocations.

This resolution was revised on May 25, 2011 through Delegated Authority action to allocate \$460,000 for design activities on Phase A of the Vallejo Station Parking Structure, including the development of a parking management plan, geotechnical studies, and design services during construction.

This resolution was revised on June 22, 2011 by Commission action to allocate \$2 million for construction activities in Phase A of the Vallejo Station Parking Structure, including the removal of hazardous materials and addition of drainage.

Additional discussion of this allocation is contained in the Executive Director's memoranda to the MTC Programming and Allocations Committee memorandum dated June 13, 2007 and PAC Summary Page dated September 10, 2008, May 13, 2009, November 4, 2009, July 14, 2010, October 13, 2010 and June 8, 2011.

REGIONAL MEASURE 2 PROGRAM Allocation of Funds

Project Title: Vallejo Station Intermodal Facility
Sponsor: City of Vallejo
Project Number: 5.1

Allocation No. 5.1-1 - Vallejo Station Intermodal Facility					
Activities to be funded with Allocation #1:					
1. Final Design for Parcel L3 (1,200 space parking garage)					
2. Existing bus stop improvements (Mare Island Way)					
3. Existing Parking lot improvements (Kiss and Ride)					
4. York Street Paseo Streetscape improvements					
5. Other design specifications related to staging public-private elements and support of the overall project.					
6. Project Management Services					
7. ROW Appraisal and negotiations					
Allocation Instruction No.	Approval Date	Amount	Phase	Reimbursement Year	Cumulative Total To Date
08381901	27-Jun-07	\$ 2,350,268	PSE	FY 2007-08	\$ 2,350,268
08381902	27-Jun-07	\$ 433,632	ROW	FY 2007-08	\$ 2,783,900

Allocation No. 5.1-2 - Vallejo Station Intermodal Facility					
Activities to be funded with Allocation #2:					
Property Acquisition, Relocation, Furniture, Fixtures & Equipment Costs & Incentives for the My Café & Post Office Parcels.					
Allocation Instruction No.	Approval Date	Amount	Phase	Reimbursement Year	Cumulative Total To Date
09381903	24-Sep-08	\$ 3,567,000	ROW	FY 2008-09	\$ 6,350,900
09381903	27-Oct-10	\$ (2,708,487)	ROW	FY 2010-11	\$ 3,642,413

Allocation No. 5.1-3 - Vallejo Station Intermodal Facility					
Activities to be funded with Allocation #3:					
1. Vallejo Transit Center construction including the following:					
• 12 bus bays					
• Pedestrian walkways					
• Public parking					
• Bus shelter shade structures with a center rotunda					
• 4,440 SF two-story transportation office building					
• Permit fees					
• Demolition of My Café building					
2. Construction management services to be provided by City staff, CM services consultants and special inspection consultants.					
Allocation Instruction No.	Approval Date	Amount	Phase	Reimbursement Year	Cumulative Total To Date
09381904	27-May-09	\$ 4,394,131	CON	FY 2008-09	\$ 8,036,544
09381904	27-Oct-10	\$ (746,386)	CON	FY 2010-11	\$ 7,290,158

Allocation No. 5.1-4 - Vallejo Station Intermodal Facility

Activities to be funded with Allocation #4:

1. Direct Construction

The Vallejo Station Parking Structure Phase A Construction includes:

- 700 Stall Ferry Patron's Parking Garage
- Landscaped Pedestrian Paseo linking the Vallejo Transit Center and Ferry Terminal
- Roadway Improvements on Mare Island Way and Santa Clara Street
- Parking Garage Intersection and Entrance
- Permit and Utility Fees
- Interim Surface Parking on Parcels L1 and L2

2. Construction management services to be provided by City staff and Special Inspection Consultants.

3. Project and Financial Management Services to be provided by consultant staff.

Allocation Instruction No.	Approval Date	Amount	Phase	Reimbursement Year	Cumulative Total To Date
10381905	18-Nov-09	\$ 15,700,306	CON	FY 2009-10	\$ 22,990,464
10381905	27-Oct-10	\$ (8,091,110)	CON	FY 2010-11	\$ 14,899,354

Allocation No. 5.1-5 - Vallejo Station Intermodal Facility

Activities to be funded with Allocation #5:

1. Development of Parking Management Plan (PMP) includes, but is not limited to, the following:

- Study area: Document existing downtown conditions and determine relationship between parking supply and utilization
- Develop a list of parking guiding principles.
- Recommend a parking pricing strategy.
- Recommend cost effective methodology and technology for a Parking Access Revenue Collection System (compatible with Clipper).
- Recommend an enforcement strategy and mitigate impacts of parking program on surrounding properties.
- Recommend options for directing ferry riders to open parking spaces.
- Develop Parking Access and Revenue Collection System Plan (PARC).

2. Design services during construction.

3. Geotechnical and Environmental Services includes:

- Obtain, analyze and classify soil samples
- Provide a volume estimate of the classified materials
- Present a written report to the City with an estimate of the cost to remove the existing soil.

Allocation Instruction No.	Approval Date	Amount	Phase	Reimbursement Year	Cumulative Total To Date
11381906	25-May-11	\$ 460,000	PSE	FY 2010-11	\$ 15,359,354

Allocation No. 5.1-6 - Vallejo Station Intermodal Facility

Activities to be funded with Allocation #6:

- Excavation and removal of contaminated Class 1 and 2 materials from the site.
- Addition of under slab drainage to the parking structure.

Allocation Instruction No.	Approval Date	Amount	Phase	Reimbursement Year	Cumulative Total To Date
11381907	22-Jun-11	\$ 2,000,000	CON	FY 2011-12	\$ 17,359,354

REGIONAL MEASURE 2 PROGRAM Project Specific Conditions

Project Title: Vallejo Station Intermodal Facility
Sponsor: City of Vallejo
Implementing Ager City of Vallejo
Project Number: 5.1

The allocation and reimbursement of RM2 funds for the above project are conditioned upon the

1. The City of Vallejo's approval of the IPR and RM2 Resolution of Support
2. The City of Vallejo may invoice MTC for eligible expenses as frequently as monthly, in accordance with the cash flow plan.

On July 28, 2010, the Commission approved the following conditions pertaining specifically to Allocation No. 2:

3. Any reimbursement of funds for the Post Office parcels, including but not limited to the property acquisition, relocation, incentives, furniture, fixtures & equipment costs related to the Post Office, are conditioned on the execution of a funding agreement between MTC and the City of Vallejo.

On May 25, 2011, the Commission approved the following condition pertaining specifically to Allocation No. 5:

4. Allocation and reimbursement of RM2 funds for the above project are conditioned upon the City of Vallejo's approval of the IPR and RM2 Resolution of Support.

On June 22, 2011, the Commission approved the following condition pertaining specifically to Allocation No. 6:

5. Allocation and reimbursement of RM2 funds for the above project are conditioned upon the City of Vallejo's approval of the IPR and RM2 Resolution of Support.

RM2 Project Number: 5.1 Vallejo Station Intermodal Facility

Lead Sponsor City of Vallejo Transportation Program	Other Sponsors(s)	Implementing Agency (if applicable)
Legislated Project Description Construct intermodal transportation hub for bus and ferry service, including parking structure, at site of Vallejo's current ferry terminal.		
RM2 Funding (in \$1,000) \$28,000	Total Estimated Project Cost (in \$1,000) \$76,145	
Project Purpose and Description The Vallejo Station Project is a multimodal transportation facility within the City's Waterfront Plan associated with privately funded transit-oriented residential and commercial improvements nearby. The Vallejo Station Project will improve pedestrian, automobile, and public transportation access to the Vallejo Ferry Terminal, Vallejo Bus Transit Center, and Vallejo downtown areas. The focus of the project is to provide pedestrian access between the Ferry Terminal, the proposed Vallejo Station Ferry Parking Garage (1,200 spaces), the proposed local Bus Transfer Center, the regional bus turnouts on Mare Island Way, and the downtown area. The Vallejo Station Project also includes public open spaces and pedestrian walkway enhancements. Overall, the Vallejo Station Project will provide Multimodal bus and ferry connections, with a pedestrian connection to Downtown and the Waterfront to the north and south.		
Funding Description Committed Funds: The project is funded by RM2 funds, federal earmarks, local redevelopment funds, local funds, STIP, federal transit, CMAQ funds and ARRA funds. Uncommitted Funds: The project needs an additional \$17 million to construct Phase B of the Ferry Parking Garage. Operating Capacity: Upon project completion, the City of Vallejo will be responsible for operating and maintaining all components of the Vallejo Station Intermodal Facility.		

Phase		Start (A)	End (A)	Cost (\$1,000)		Start (B)	End (B)	Cost (\$1,000)	
				(A)	(A)			(B)	(B)
1	Environmental	1/2004	4/2007	\$1,351		1/2004	4/2007		
2	Designs, Plans, Specs, & Estimates	6/2007	10/2009	\$6,531		6/2007	4/2012		
3	Right-of-Way Acquisition	2/2007	3/2013	\$5,816		N/A	N/A		
4	Construction	10/2009	6/2013	\$35,228		5/2013	6/2015	\$27,219	
				Total:	\$48,926			Total:	\$27,219

Total Project Funding Plan: Committed and Uncommitted Sources

(Amounts Escalated in Thousands)

Project Title	Vallejo Station Intermodal Facility							Project No.		5.1		
Lead Sponsor	City of Vallejo Transportation Program											
Fund Source	Phase	Prior	2005-06	2006-07	2007-08	2008-09	2009-10	2010-11	2011-12	2012-13	Future	Total
Committed												
FTA - X685	ENV/PA&ED	182										182
VALLEJO - City of Vallejo Funds	ENV/PA&ED	1095										1,095
STIP Funds	ENV/PA&ED	75										75
RM2 - RM2 Funds	PS&E			2,350				460				2,810
STIP2576 - STIP 025-076 PSE	PS&E		1,200									1,200
TEA21F02 - FTA Ferryboat FY02	PS&E		2,000									2,000
TLC C - TLC (CMAQ) Y414	PS&E			108								108
RM2 - RM2 Funds	ROW				434	859				3,822		5,115
VALLEJO - City of Vallejo Funds	ROW	695										695
FTA115 - FTA Section 115 Const	CON			1,250								1,250
FTA5309A - FTA 5309 Con	CON			1,214								1,214
FTA5309B - FTA 5309 Con	CON			841								841
TEA21F03 - FTA Ferryboat FY03	CON		993									993
RM2 - RM2 Funds	CON					3,648	7,609	2,000	6,818			20,075
TLC C - TLC (CMAQ) X018	CON			1,716								1,716
TLC C - TLC (CMAQ) Y414	CON			247								247
STIP2006 - STIP 2006 Const	CON						13,128					13,128
Prop 1B Security	CON							135				
ARRA Funding	CON						2,449					2,449
VALLEJO - City of Vallejo Funds	CON	3,000										3,000
Sub Total:		5,047	4,193	7,726	434	4,507	23,186	2,595	10,640	0	0	58,328
Uncommitted												
Sub Total:							0	0	0	0	0	0
Funding Source TBD												
RDA/DVP - RDA/Developer Funds	CON								6,000			6,000
TBD FUND - Unidentified Funding Source	CON								8,818			8,818
STIP Fund Transfer from Ferry	CON								3,000			3,000
Sub Total:							0	0	17,818			17,818
Total Project Committed and Uncommitted												
Total:		5,047	4,193	7,726	434	4,507	23,186	2,595	28,458	0	0	76,146

REGIONAL MEASURE 2 PROGRAM

Project Complementary Funding Plan for RM2 Allocated Funds

Project: Vallejo Station Intermodal Facility

Sponsor: City of Vallejo

RM2 Project Number: 5.1

	PRIOR	FY 2006-07	FY 2007-08	FY 2008-09	FY 2009-10	FY 2010-11	TOTAL
RM2 Funds Total		433,632	2,350,268	4,506,258	7,609,196	2,460,000	17,359,354
Environmental (ENV)	1,277,000	0	0	0	0	0	1,277,000
FTA	182,000						182,000
City of Vallejo	1,095,000						1,095,000
Final Design (PS&E)	3,275,000	108,000	2,350,268	0	0	460,000	6,193,268
RM2			2,350,268			460,000	2,810,268
STIP2576 - STIP 025-076 PSE	1,275,000						1,275,000
TEA21F02 - FTA Ferryboat FY02	2,000,000						2,000,000
TLC C - TLC (CMAQ)		108,000					108,000
ROW	695,000	433,632	0	858,513	0	0	1,987,145
RM2		433,632		858,513			1,292,145
City of Vallejo	695,000						695,000
CON	3,993,000	5,268,000	0	3,647,745	23,186,196	2,135,000	38,229,941
RM2				3,647,745	7,609,196	2,000,000	13,256,941
FTA115 - FTA Section 115 Const		1,250,000					1,250,000
FTA5309A - FTA 5309 Con		1,214,000					1,214,000
FTA5309B - FTA 5309 Con		841,000					841,000
TEA21F03 - FTA Ferryboat FY03	993,000						993,000
TLC C - TLC (CMAC) X018		1,716,000					1,716,000
TLC C - TLC (CMAC) Y414		247,000					247,000
STIP 2006					13,128,000		13,128,000
ARRA					2,449,000		2,449,000
Prop 1B Security						135,000	135,000
VALLEJO - City of Vallejo Funds	3,000,000						3,000,000
PROJECT TOTAL	9,240,000	5,809,632	2,350,268	4,506,258	23,186,196	2,595,000	47,687,354