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## *Memorandum*

TO: BATA Oversight Committee

DATE: October 3, 2012

FR: Executive Director

W. I. 1251

RE: Contract Amendment - Gateway Park Update and Preparation of Project Approval/Environmental Documentation: TY Lin International (\$4,000,000)

This item would authorize the Executive Director or his designee to negotiate and enter into a contract amendment with TY Lin International for on-call design consultant services to prepare the Gateway Park Project Approval/Environmental Document (PA/ED) in an amount not to exceed \$4,000,000.

### **Background**

BATA's objective is to complete PA/ED for the Gateway Park Project to construct a new park at the eastern touch down of the San Francisco-Oakland Bay Bridge. BATA has recently completed a Project Concept Report (PCR) that examined alternatives in regard to land uses, park activities, environmental impacts, and access in order to define a project scope, schedule, and cost estimate for the development of the Gateway Park Area. The development of the PCR included community and stakeholder input and resulted in a project scope that is compatible with the goals of and achieved consensus among regional and local communities and jurisdictions.

With the PCR, BATA has secured \$30 million in Federal Transportation Alternatives Funds for the project in the 2012 STIP. In order to access the funding, the PA/ED must be completed for the project. Final design of the park would be completed following the PA/ED to allow for phased construction of the park as parcels are made available. The PA/ED will utilize as much as possible material already developed by the PCR while allowing for maximum flexibility in the follow-on project development and park programming process.

### **Consultant Selection Process**

In January 2011, after a competitive procurement, the BATA Oversight Committee authorized the Executive Director to enter into contracts with eleven firms to provide on-call construction management and project design services. The Request for Qualifications (RFQ) that governed the selection specified that BATA could directly assign work to a particular firm based on the nature of the work, expertise and availability of the firm(s) and staff of those firm(s) or could conduct informal proposal solicitations among qualified firms to assist in assigning work.

On August 9, 2012, BATA staff solicited proposals for design services from four of the six firms available to assist with design services under the BATA on-call panel. Staff received proposals on August 27, 2012 from two firms: TY Lin International and HDR.

BATA staff reviewed the proposals considering three factors, in descending order of importance:

- (1) Demonstrated understanding of the project and soundness of the proposed approach;
- (2) Qualifications of the firm and proposed staff; and
- (3) Approach to project management and quality control.

The TY Lin International (37% utilization of their proposed budget) team included the following as primary sub-consultants: ICF International (ICF) (21%), Perkins and Will (15%), and EINWILLERKUEHL (EKI) (7%). In their proposal, TY Lin would lead the project management and project approval efforts, while ICF would lead the environmental documentation effort with Perkins and Will and EKI providing design and programming support. In their proposal, HDR was taking the primary lead on the project with Peter Walker Landscape Architecture (PWP) providing design and programming support. Both proposals featured staff that had previously worked on the earlier PCR document.

After reviewing the proposals, TY Lin International team was scored as the top ranked team on the two most important criteria: (1) project approach and (2) qualifications. The TY Lin International team is highly qualified and has outlined an approach that demonstrates an insightful understanding of the project and identifies project risks and processes to mitigate these risks. With regard to criteria (3), TY Lin International's approach to project management and quality control was ranked slightly behind the HDR proposal. A matrix with rankings assigned per factor follows below.

<b>Criteria (in order of importance)</b>	<b>TY Lin International</b>	<b>HDR</b>
1. Demonstrated understanding of the project and soundness of the proposed approach weighted at 50%	1	2
2. Qualifications of the firm and proposed staff weighted at 30%	1	2
3. Approach to project management and quality control weighted at 20%	2	1

### **Recommendation**

Staff recommends that the Committee authorize the Executive Director or his designee to negotiate and enter into a contract amendment with TY Lin International for on-call design services to prepare the PA/ED in an amount not to exceed \$4,000,000.

  
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Steve Heminger

SH:sb

**REQUEST FOR COMMITTEE APPROVAL**  
**Summary of Proposed Contract Amendment**

Work Item No.: 1251

Vendor: TY Lin International  
Oakland, CA

Work Project Title: On-Call Project Design Services: Gateway Park PA/ED Preparation

Purpose of Project: To prepare the project approval and environmental documentation (PA/ED) report for the Gateway Park Project.

Brief Scope of Work: Consultant shall prepare a project approval and environmental documentation report for the Gateway Park Project in accordance with applicable Caltrans processes and procedures.

Project Cost Not to Exceed: This Amendment \$4,000,000 (Current contract - \$110,000; maximum contract amount after this amendment - \$4,110,000).

Funding Source: \$4,000,000 – Toll Bridge Rehabilitation Funds

Fiscal Impact: Funds are included in the Toll Bridge Rehabilitation program budget

Motion by Committee: That the Executive Director or his designee is authorized to negotiate and enter into a contract amendment with TY Lin International prepare the project approval and environmental documentation report for the Gateway Park Project, and the Chief Financial Officer is directed to set aside funds in an amount up to \$4,000,000 for such contract amendment.

BATA Oversight Chair:

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Bill Dodd

Approved:

Date: October 10, 2012