

**SOUND TRANSIT
STAFF REPORT
MOTION NO. M2001-99**

**Contract with O'Brien Kreitzberg for Construction Management Services
for Bellevue Transit Center Stage 2**

Meeting:	Date:	Type of Action:	Staff Contact:	Phone:
Finance Committee	9/20/01	Discussion/Possible Action	Agnes Govern, Director, Regional Express Jim Edwards, Program Manager Jerry Dahl, Construction Manager	(206) 398-5037 (206) 398-5436 (206) 398-5284

OBJECTIVE OF ACTION

- Execute a contract with O'Brien Kreitzberg to administer the contract for construction of the Bellevue Transit Center – Stage 2.

ACTION

- Authorizes the Executive Director to execute a contract with O'Brien Kreitzberg to provide construction management services for the Bellevue Transit Center Project in the amount of \$535,419 plus a 10% contingency of \$53, 542 for a total authorized amount not to exceed \$588,961.

KEY FEATURES

Highlights of Action:

- If approved, this action would authorize the Executive Director to execute a contract with O'Brien Kreitzberg for \$535,419 with a 10% contingency of \$53,542 for an amount not to exceed \$588,961 for construction management services associated with Stage 2 construction of the Bellevue Transit Center Project. Bellevue Transit Center Stage 2 construction is estimated at \$6,605,500, including contingency.

Budget and Financial Impacts

The following table shows the available budget as it relates to expenditures, commitments, and the impact of this action.

Column A	Column B	Column C	Column D	Column E
Total Project Budget	Budget for Construction Phase	Obligated to Date	Total Amount Requested	Budget Remaining (B-[C+D])
\$18,824,000	\$10,376,000	\$2,672,834	\$588,961	\$7,114,205

All figures shown are in year of expenditure (YOES\$).

The project budget contains sufficient funds for this effort and committing these funds does not endanger any other project elements that are to be funded out of the overall project. The budget amounts shown are based on the current Adopted 2001 Budget (reference project number 322, page 197 of budget document). Obligations to date (Column C) include expenditures and commitments through July 31, 2001, excluding this action. The amount requested for construction management (Column D) is based on the negotiated amount plus 10% contingency. The budget remaining (Column E) is reserved for the Stage 2 construction contract and potential Stage 3 construction. The engineer's estimate for Stage 2 construction is \$6,605,500 including contingency.

FINANCIAL IMPACTS

Impact on Current Year Budget: N/A

Impact on Sound Move Budget: Budget and scope of work are within the Sound Move budget.

Impact on Cost-to-Complete: N/A

Impact on Subarea(s) Budget(s): N/A

**History of Prior Board or Committee Actions
and Relevant Board Policies**

Motion/Resolution Number	Summary of Action	Date of Action
R98-18	MOA – City of Bellevue and KCM	5/14/98
M98-39	PE/ED Contract Award	5/7/98
M99-87	Final Design Contract Award	12/2/99
M2001-69	Final Design Contract Increase	7/19/01
	IFB for Construction	8/23/01
	Bid opening - construction	9/13/01

REGIONAL PARTNERSHIP AND COOPERATION

This project has been managed, designed, and permitted with extensive coordination between Sound Transit, King County Metro, and the City of Bellevue. All parties have reviewed all design documents before Sound Transit proceeded with each stage of the project. Stage 1 construction is currently 70% complete. The City of Bellevue is managing it for Sound Transit. Stage 1 is funded by Sound Transit for \$2.5M and includes improvements in and around the Transit Center. This work will be substantially complete by the end of September 2001. Stage 2 construction work, rebuilding, and expanding the transit center platform, improved bus shelters/canopies on the transit center island and related customer amenities will begin in early October when buses are rerouted to enable the transit center island to be closed for reconstruction. This rerouting and Stage 2 construction has been closely coordinated with King County Metro and the City of Bellevue and designed to have the least possible impact on the customer during the construction.

PUBLIC INVOLVEMENT

- A groundbreaking ceremony for Stage 2 construction is planned for the second week of October and will be closely coordinated with King County Metro and the City as well as community members and property owners who have worked with Sound Transit in the design and development of the project.
- Sound Transit will be working in concert with King County Metro during the fall service change to provide flyers and posters to commuters informing them of the interim changes to the Bellevue Transit Center during construction. Sound Transit staff will be on hand to assist commuters in finding the new location of temporary platforms.

LEGAL REVIEW

MLB 8-30-01

**SOUND TRANSIT
MOTION NO. M2001-99**

A motion of the Finance Committee of the Central Puget Sound Regional Transit Authority authorizing the Executive Director to execute a contract with O'Brien Kreitzberg to provide construction management services for Stage 2 of the Bellevue Transit Center project in the amount of \$535,419 plus a 10% contingency of \$53,542 for a total authorized amount not to exceed \$588,961

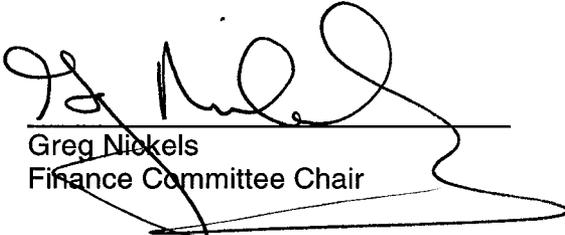
Background:

The construction of the expanded Bellevue Transit Center is being completed in two stages in order to maintain convenient transfers for riders. Stage 1 construction is currently under way and will be completed fall 2001. The work to be managed by O'Brien Kreitzberg as part of Stage 2 construction includes the expansion and reconstruction of the transit island, permanent shelters, bus drives, landscaping, and a field office with driver restrooms. Advertisement for Invitation to Bid for construction of Stage 2 of the Bellevue Transit Center was placed on August 22, 2001. Bid opening is September 13, 2001. The engineer's estimate for construction costs for Stage 2 is \$6.6 million, which includes a 10% contingency.

Motion:

It is hereby moved by the Finance Committee of the Central Puget Sound Regional Transit Authority that the Executive Director is hereby authorized to execute a contract with O'Brien Kreitzberg to provide construction management services for Stage 2 of the Bellevue Transit Center project in the amount of \$535,419 plus a 10% contingency of \$53,542 for a total authorized amount not to exceed \$588,961

APPROVED by the Finance Committee of the Central Puget Sound Regional Transit Authority at a regular meeting thereof held on the 20th day of September, 2001.



Greg Nickels
Finance Committee Chair

ATTEST:



Marcia Walker
Board Administrator

SOUND TRANSIT

ATTACHMENT A

SUPPLEMENT TO STAFF REPORT

Motion No. M2001-99

**Contract with O'Brien Kreitzberg for Construction Management Services
for Bellevue Transit Center Stage 2**

On July 3, 2001 a letter of solicitation was sent to the three construction management firms on the Regional Express On-Call roster to procure services for Construction Management of Stage 2 of the Bellevue Transit Center. These firms were O'Brien Kreitzberg, Kristen Betty & Associates, and Abide International. The bids/proposals were reviewed on July 25, 2001, and the contract was awarded to O'Brien Kreitzberg.