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ASSESSMENT OF SOUND TRANSIT IMPLEMENTATION OF TRIUNITY'S RECOMMENDATIONS

November 10, 2022

Task 1: Review and Assessment of Past Cost Estimates and Trends (April 2021)

Task 2: Estimating Methodology Review and Recommendations (June 2021)

Task 3: Management Methodology Review and Recommendations (September 2021)

Today: Assessment of Sound Transit Implementation of Triunity's Recommendations (November 2022)

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» **What Triunity did:**

» Compile recommendation matrix

» Interview staff

» Review documents

» Assess status

Recommendation Matrix				
No.	Recommendation	Staff Action	Department	Assess Status
1	✓	✓	✓	✓
2	✓	✓	✓	✓
3	✓	✓	✓	✓
...	...	...	...	...
55	✓	✓	✓	✓

Work Status:

» 29 Complete

» 19 In Progress

» 7 Planned

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SUMMARY OF ASSESSMENT

STATUS

- COMPLETED
- IN PROGRESS
- PLANNED
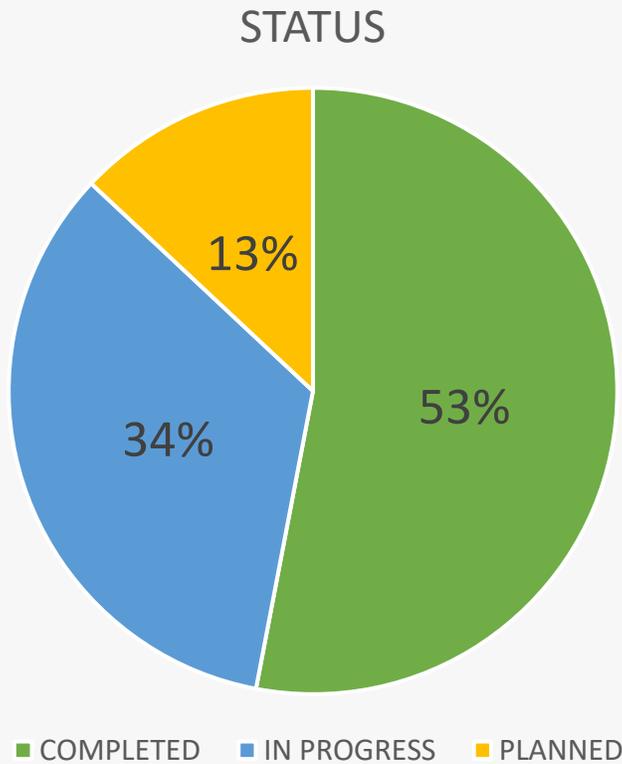
70% (38 of 55) completed by end of 2022

100% completed by end of 2023

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» **Top 3 Themes for recommendations:**

➢ Estimating accuracy

➢ Estimating methodology

➢ Communication

» **Some high impact recommendations:**

1. Ranges vs finite numbers
2. Right-of-way
3. Annual Program Evaluation
4. Dashboard reporting

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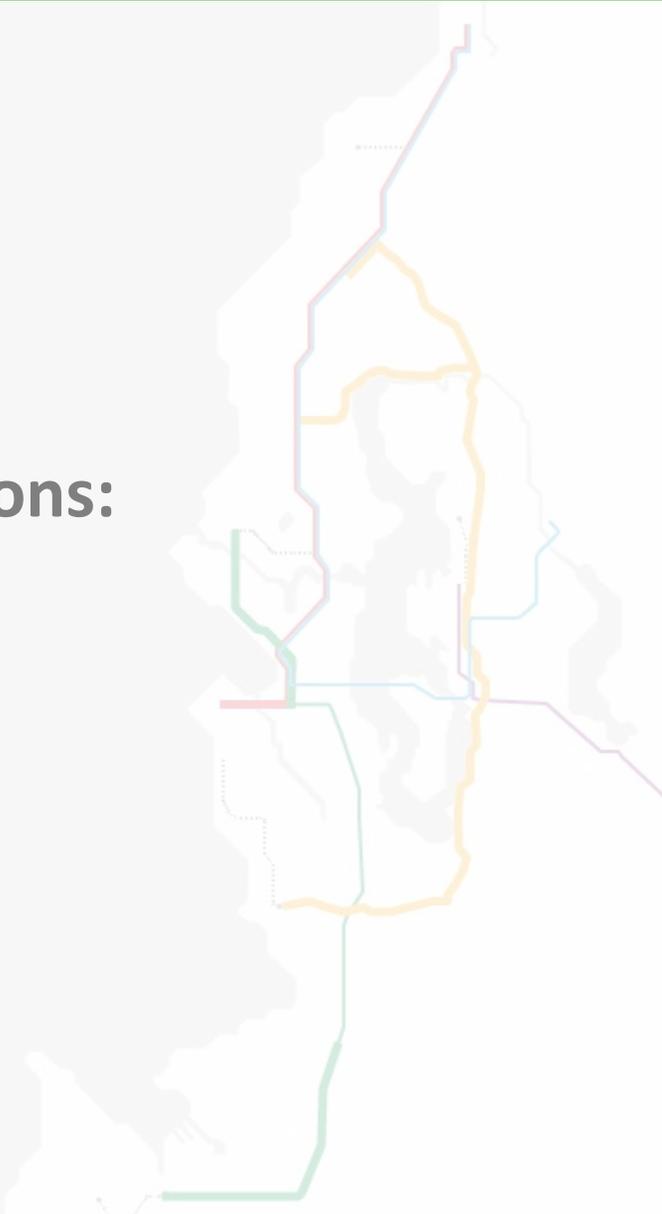
1. Use estimate ranges as communication tool in early planning.

   » Recommendation:

     » Use estimate ranges as communication tool in early planning

   » Staff Action:

     » Ranges will be incorporated into project cost estimates that are developed prior to baseline.

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2. Recommendations relative to Right of Way estimates

» Recommendation:

- Use standard valuation techniques with individual properties in lieu of uniform adjustment factors.

» Staff Action:

- Filling Key positions in the real property group.

- Re-writing of real estate estimating procedures.

- Being at the table with staff in early planning of projects.
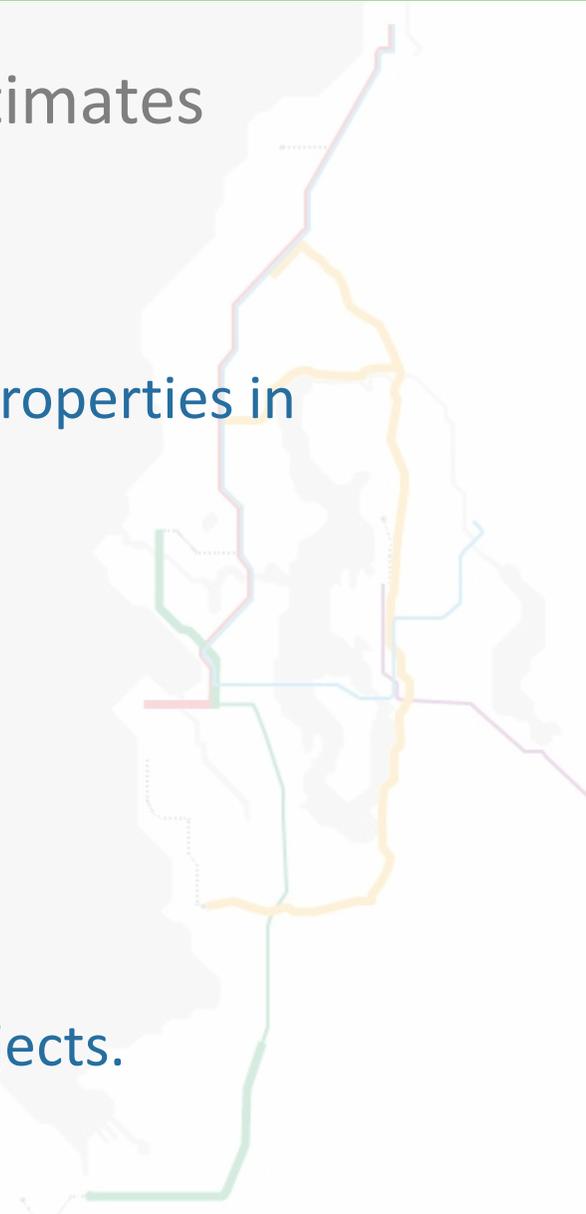
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2. Recommendations relative to Right of Way estimates

» Recommendation:

- Use standard valuation techniques with individual properties in lieu of uniform adjustment factors.

» Staff Action:

- Development of tools to better predict property values.

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3.0 Annual Program Review

» Recommendation:

» Develop standard reporting format for Annual Program Evaluation for communication with leadership and program stakeholders.

» Staff Action

» Develop and execute Annual Program Review to inform Board's decision-making. Similar to Board direction in Resolution 2021-05.

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4. Project Performance Tracker (online dashboard)

» Recommendation:

» Develop dashboard reporting for all ST3 system expansion projects to communicate scope, schedule, budget, and risk with Sound Transit leadership and the Board.

» Staff Action:

» Develop a program performance dashboard that transparently shows program performance against defined metrics.

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» Agency wide commitment to implementing strategic priorities and continuous improvement.

» Sound Transit staff has prioritized and are effectively implementing recommendations.

» **Impact of recommendations:**

  » **Independent cost estimates.**

  » **Early involvement of real property group.**

  » **Clear and more frequent reporting.**

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QUESTIONS?