

December 6, 2023

Franconia-Springfield Bypass Procurement



Prior 2023 Board Meetings

- **August 30, 2023** – Franconia-Springfield Bypass CM/GC
 - Geoff Pelletier & Jeremy Latimer
 - Review project details, delivery method, funding, and schedule
 - Confirmed VPRA staff would bring contract to Board for award in December 2023
- **November 16, 2023** – Board Workshop
 - Closed session briefing on procurement outcomes and agreement contents



Presentation from August 30 Board Meeting

Franconia-Springfield Bypass

Key Scope Items

- New rail bridge
- New retaining walls
- Railroad crash walls
- Embankment fills
- Track installation
- Stormwater management facilities
- Erosion & sediment controls
- Early & enabling work

Requirements

- Maintenance of railroad traffic (70 trains/day)
- Coordinate with VRE F-S Station Project
- Coordinate with VPRA/CSXT 3rd Track Project
- CSXT to perform utility relocations
- CSXT to install signals
- Substantial completion by December 2026
- Small business utilization
- Comply with stakeholder agreements/permits



Bypass South end, view
facing North



Bypass Procurement Process

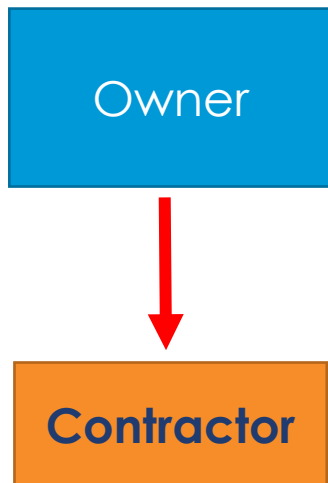
- Procurement milestones for Franconia-Springfield Bypass CM/GC
 - Release Draft RFP – June 30, 2023
 - Industry Day – July 20, 2023
 - Release Final RFP – August 4, 2023
 - Proposals due – September 11, 2023
 - Interviews with firms – October 16-17, 2023
 - Board workshop – November 16, 2023
 - Notice to Award – Following Board approval
 - Notice to Proceed – Following Board approval
- Five-person review team with significant support from VPRA Procurement and Legal Teams.



Site of future Franconia-Springfield Bypass

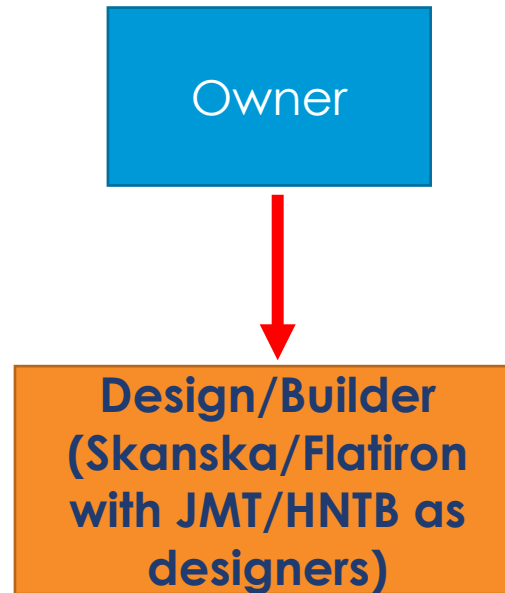
Project Delivery Methods

Design-Build



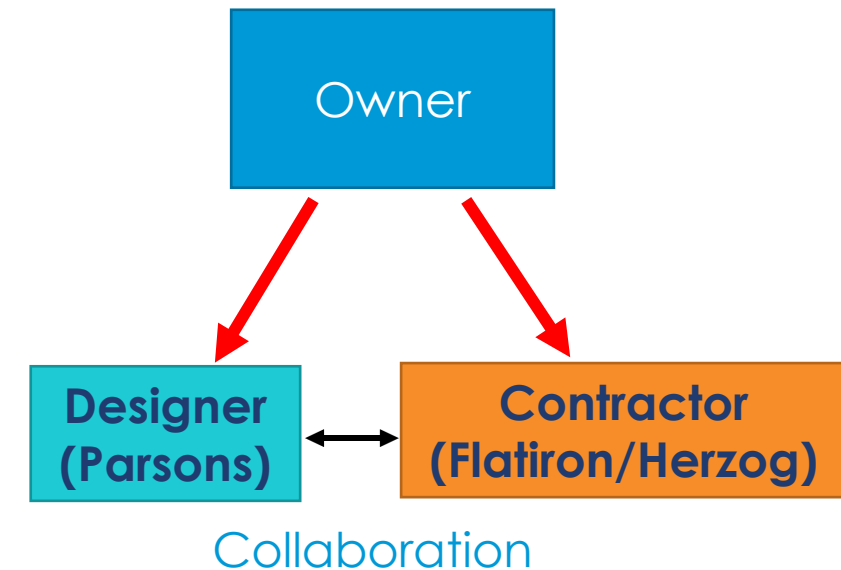
Long Bridge South

Progressive Design-Build



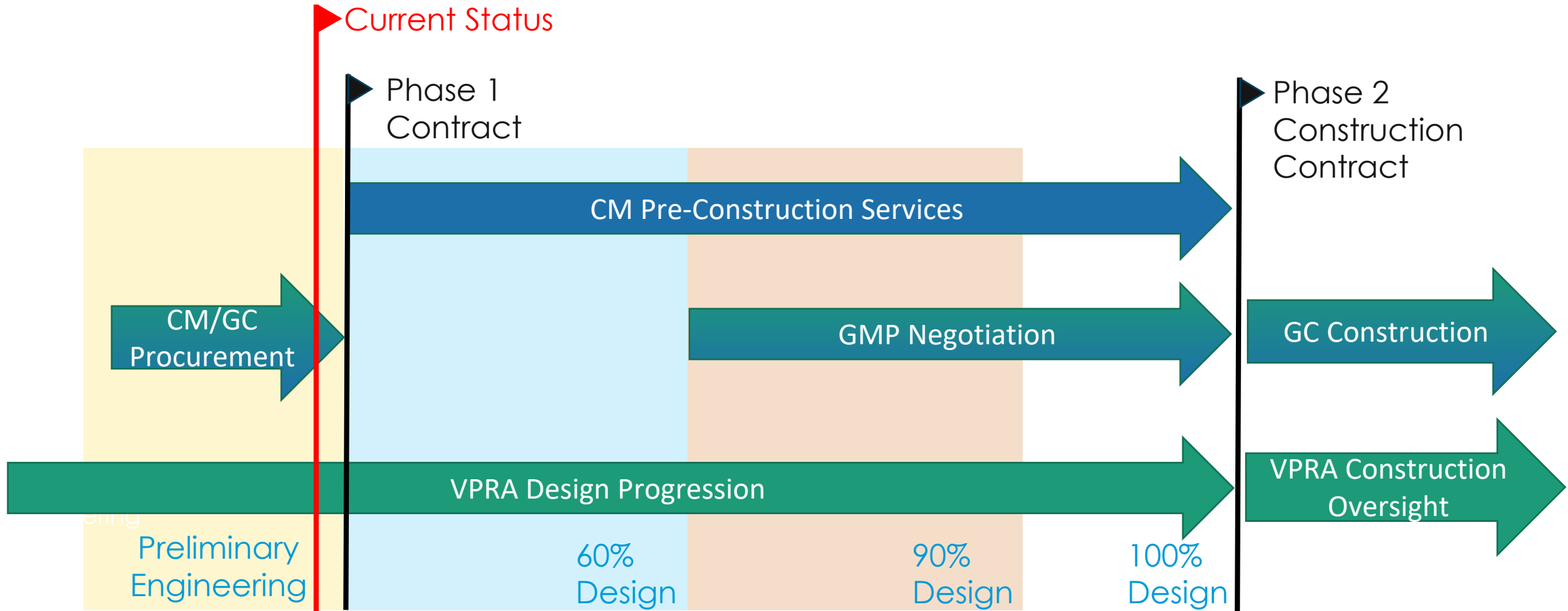
Long Bridge North

Construction Manager/ General Contractor



Franconia-Springfield Bypass

CM/GC Project Phases



Bypass CM/GC Contract

- Compensation
 - Phase 1: Design, Pre-construction, Early Works
 - Cap of ~\$4.8M
 - Actual compensation based on hours incurred
 - Phase 2: Construction
 - Guaranteed maximum price (GMP) negotiated between 60% and 90% design and sufficient de-risking achieved
 - Savings split 50/50
- Price Negotiations
 - Opinion of probable construction cost within 90 days after NTP
 - Binding price proposal between 60% and 90% design
 - Open Book reconciliation
 - Independent Cost Estimator (ICE)



CM/GC Contract

- Project Security Package
- Liquidated Damages
- Limited Relief Events
- Construction Warranties



Next Steps

- Board consideration of CM/GC agreement
- VPRA Executive Director to execute CM/GC agreement; staff to issue notice to proceed once conditions satisfied
- Site clearing/early works to start by end of March 2024; full construction to begin in 2024
- Substantial Completion of Construction in 2026



Questions?

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