

AIRPORT COMMISSION

CITY AND COUNTY OF SAN FRANCISCO

RESOLUTION NO. 14 0067

AUTHORIZE MODIFICATION NO. 3 TO THE PROFESSIONAL SERVICES AGREEMENT, CONTRACT NO. 9185.9, TERMINAL 1/BOARDING AREA B REDEVELOPMENT PROGRAM MANAGEMENT SUPPORT SERVICES, WITH T1 PARTNERS, A JOINT VENTURE OF PARSONS, THE ALLEN GROUP, LLC, AND EPC CONSULTANTS, INC., IN AN AMOUNT NOT TO EXCEED \$7,807,579 FOR A NEW CONTRACT AMOUNT NOT TO EXCEED \$12,260,757 FOR SERVICES THROUGH JULY 7, 2015.

WHEREAS, on April 16, 2013, by Resolution No.13-0087, the Commission awarded Contract No. 9185.9, Terminal 1/Boarding Area B Redevelopment Program Management Support Services, to T1 Partners, a Joint Venture of Parsons, The Allen Group, LLC, and EPC Consultants, Inc., (Consultant) in the amount not to exceed \$4,453,178 for the first year of services; and

WHEREAS, on June 11, 2013, by Resolution No. 187-13, the Board of Supervisors approved this professional services contract for a duration of 10 years and a total not to exceed amount of \$32,000,000; and

WHEREAS, Modification Nos. 1 and 2 were for administrative changes; and

WHEREAS, the proposed Modification No. 3 is for Year 2 services; and

WHEREAS, In Year 2, Consultant will continue to provide terminal program planning and construction phasing, program-level cost/schedule controls, RFPs and contracts preparation, multiple alternative project delivery initiatives, program management/construction management coordination, infrastructure sustainability achievement, Baggage Handling System technology optimization and implementation, special security and data systems technologies and integration, building code enforcement, cost estimating, industry and LBE outreach/workshops, visioning sessions, stakeholder collaboration and coordination, document control, program management controls platforms and systems, and other administrative support functions and operations for the Terminal 1/Boarding Area B Redevelopment Program and a few adjoining projects; and

WHEREAS, Staff and Consultant have reached agreement in scope, staffing and fee for Year 2 services; now, therefore be it

RESOLVED, that the Commission authorizes Modification No. 3 for Year 2 services for Contract No. 9185.9, Terminal 1/Boarding Area B Redevelopment Program Management Support Services, with T1 Partners, a Joint Venture of Parsons, The Allen Group, LLC, and EPC Consultants, Inc., in an amount not to exceed \$7,807,579 for a new total contract amount not to exceed \$12,260,757; and, be it further

RESOLVED, that the Commission authorizes Modification No. 3 for Year 2 services through July 7, 2015.

I hereby certify that the foregoing resolution was adopted by the Airport Commission

at its meeting of

APR 22 2014


Secretary

San Francisco International Airport

MEMORANDUM

April 22, 2014

TO: AIRPORT COMMISSION
 Hon. Larry Mazzola, President
 Hon. Linda S. Crayton, Vice President
 Hon. Eleanor Johns
 Hon. Richard J. Guggenlime
 Hon. Peter A. Stern

FROM: Airport Director

SUBJECT: Authorize Modification No. 3 to Contract No. 9185.9, Terminal 1/Boarding Area B Redevelopment Program Management Support Services

14 0067

APR 22 2014

DIRECTOR'S RECOMMENDATION: AUTHORIZE MODIFICATON NO. 3 TO THE PROFESSIONAL SERVICES AGREEMENT, CONTRACT NO. 9185.9, TERMINAL 1/BOARDING AREA B REDEVELOPMENT PROGRAM MANAGEMENT SUPPORT SERVICES, WITH T1 PARTNERS, A JOINT VENTURE OF PARSONS, THE ALLEN GROUP, LLC, AND EPC CONSULTANTS, INC., IN AN AMOUNT NOT TO EXCEED \$7,807,579 FOR A NEW CONTRACT AMOUNT NOT TO EXCEED \$12,260,757.

Executive Summary

On April 16, 2013, by Resolution No.13-0087, the Commission awarded Contract No. 9185.9, Terminal 1/Boarding Area B Redevelopment Program Management Support Services, to T1 Partners, a Joint Venture of Parsons, The Allen Group, LLC, and EPC Consultants, Inc., (Consultant) in the amount not to exceed \$4,453,178 for the first year of the 10 year contract at an estimated total value of \$32,000,000.

Modification No. 1 (Administrative Modification) created additional labor categories and adjusted the hourly rate ranges of two positions. Modification No. 2 (Administrative Modification) provided for two additional consultants. Both modifications resulted in no change to the first year contract amount.

Transmitted herewith for your approval, is a proposed Resolution to authorize Modification No. 3 to Contract No. 9185.9, to increase the not-to-exceed amount by \$7,807,579, for a new contract amount not-to-exceed \$12,260,757. This modification will provide for the continued program management services through the second year of the contract in support of the Terminal 1/Boarding Area B Redevelopment Program.

Background

The Commission awarded Contract No. 9185.9, Terminal 1/Boarding Area B Redevelopment Program Management Support Services to Consultant on April 16, 2013, by Resolution No. 13-0087. The San Francisco Board of Supervisors approved the award on June 11, 2013, by Resolution No. 187-13. The initial award was in an amount not to exceed \$4,453,178, for services through July 07, 2014. The contract is structured as cost-plus-fixed fee.

The Terminal 1/Boarding Area B Redevelopment Program is being implemented in a multi-year, phased approach and will consist of the following significant program elements:

- Demolition of the existing Boarding Area B 18 gate facility and replacement with 24 gate positions in a substantially different, more efficient configuration to accommodate the new modern aircraft requirements, and with the flexibility to serve a wider range of aircraft types.

THIS PRINT COVERS CALENDAR ITEM NO. 1

AIRPORT COMMISSION CITY AND COUNTY OF SAN FRANCISCO

EDWIN M. LEE
MAYORLARRY MAZZOLA
PRESIDENTLINDA S. CRAYTON
VICE PRESIDENT

ELEANOR JOHNS

RICHARD J. GUGGENHIME

PETER A. STERN

JOHN L. MARTIN
AIRPORT DIRECTOR

- A major renovation to Terminal 1, providing for a complete replacement of the architectural building envelope, complete electrical, HVAC and special security and data systems replacements, interior architectural renovation, and facility upgrades including a new consolidated passenger screening checkpoint, new airline ticket counters, and new concessions program, all consistent with the Terminal 2 and Terminal 3/Boarding Area E standards and the Airport's REACH and other Guiding Principles.
- New consolidated common use baggage handling system (BHS) and checked baggage screening system, reducing the number of systems from six to one, and the number of CTX machines from 15 to five, resulting in a much more efficient BHS operation, both in terms of operation and maintenance.
- Renovation of Boarding Area C to bring this facility up to current Airport standards.
- Secure passenger connector corridors between Board Area B, Boarding Area C, and the International Terminal A.
- Various airport, airline and agency related tenant improvements.

Adjoining projects include:

- South Field Improvements including the relocation of the vehicle screening checkpoint and Emergency Rescue Facility #3; the demolition of an aircraft hangar, a food preparation facility, a Ground Transportation Facility, Vehicle Fueling Facility, Vehicle Wash Facility and other ancillary structures so that two aircraft taxi lanes may be realigned and relocated adjacent to this site.
- Plot 700 Improvements to include the construction of a new Ground Transportation Facility and other ancillary structures.

The Consultant scope of work in the second year will consist of assisting Staff in developing a strategy and plan to deliver the 15 projects and 35 Requests for Proposals (RFPs) which comprise the Program in a coordinated and methodical manner. The Consultant will continue to provide terminal program planning and construction phasing, program-level cost/schedule controls, RFPs and contracts preparation, multiple alternative project delivery initiatives, program management/construction management coordination, infrastructure sustainability achievement, BHS technology optimization and implementation, special security and data systems technologies and integration, building code enforcement, cost estimating, industry and LBE outreach/workshops, visioning sessions, stakeholder collaboration and coordination, document control, program management controls platforms and systems, and other administrative support functions and operations.

The Consultant will continue to assist in the development of scoping documents for RFQs and RFPs for design consultants, project management support services consultants, design/build contractors, and construction managers/general contractors.

To accommodate the continuation of the Terminal 1/Boarding Area B Redevelopment Program demands, Staff and Consultant have reached agreement on the cost of the additional scope, and proposes to increase the not-to-exceed amount by \$7,807,579, for a new contract amount not-to-exceed \$12,260,757. With this amendment, Staff forecasts total soft cost performance of \$150,080,000, which continues to be well within the Airport's overall goal of 15% of the \$2,150,000,000 construction cost for this program. The Consultant has committed to 22% LBE sub-consultant participation.

Recommendation

Based on the above, I recommend that the Commission approve this Modification No. 3 to Contract No. 9185.9, Terminal 1/Boarding Area B Redevelopment Program Management Support Services, in an amount not to exceed \$7,807,579, for a new total contract amount not-to-exceed \$12,260,757.



John L. Martin
Airport Director

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Deputy Airport Director
Design & Construction