



MEMORANDUM

March 17, 2026

TO: AIRPORT COMMISSION
Hon. Malcolm Yeung, President
Hon. Susan Leal, Vice President
Hon. Jose F. Almanza
Hon. Mark Buell
Hon. Nancy Tung

26-0047

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FROM: Airport Director

SUBJECT: Approval of Modification No. 1 to Professional Services Contract No. 12047.41, for Commissioning, Activation, and Simulation Support Services

DIRECTOR'S RECOMMENDATION: APPROVE MODIFICATION NO. 1 TO PROFESSIONAL SERVICES CONTRACT NO. 12047.41, FOR COMMISSIONING, ACTIVATION, AND SIMULATION SUPPORT SERVICES, WITH FAITH GROUP PMCM2 JV, A JOINT VENTURE BETWEEN FAITH GROUP, LLC AND PMCM2, LLC, TO INCREASE THE CONTRACT NOT-TO-EXCEED AMOUNT BY \$9,500,000 FOR A NEW CONTRACT AMOUNT NOT TO EXCEED \$17,000,000, WITH NO CHANGE TO THE CONTRACT DURATION.

Executive Summary

Commissioning, activation, and simulation (CAS) support services are required for the successful startup operations of projects within the Ascent Program – Phase 1.5 and Infrastructure Projects Plan under the Airport's Capital Improvement Plan (CIP). The scope of work for this Contract includes the preparation, planning, and execution of the CAS activities for CIP projects in accordance with the Airport's CAS Standards, including scheduling, preparation of test plans, equipment and systems trials and training, simulation activities, and coordination with project teams and stakeholders. These services ensure new facilities are operationally ready for public use prior to turnover.

Modification No. 1 would increase the Contract not-to-exceed amount by \$9,500,000 for a new Contract amount not to exceed \$17,000,000, with no change to the Contract duration.

Background

On March 19, 2024, by Resolution No. 24-0043, the Airport Commission (Commission) authorized the Airport Director to issue a Request for Proposals for commissioning, activation, and simulation support services.

On November 19, 2024, by Resolution No. 24-0237, the Commission awarded the Contract to Faith Group PMCM2 JV, a joint venture between Faith Group, LLC and PMCM2, LLC, in an amount not to exceed \$7,500,000 for five years of services.

Modification No. 1 would increase the Contract not-to-exceed amount by \$9,500,000 for a new Contract amount not to exceed \$17,000,000, with no change to the Contract duration. The CAS

THIS PRINT COVERS CALENDAR ITEM NO. 2

Members, Airport Commission

-2-

March 17, 2026

services in support of the Airport's Capital Improvement Program (CIP) projects were anticipated. However, as many projects have progressed through the programming phase, advanced in design, and refined their implementation phasing plans, Staff have developed a clearer understanding of the level and extent of CAS services needed. Many of the CIP projects are implemented in operational environments requiring the work to be implemented in phases to reduce impacts to operations and the passenger experience. The CAS services are provided throughout the multi-phased implementation of each project and through completion to ensure successful operational readiness for both interim and final project milestones.

Additionally, the Infrastructure Projects Plan (IPP) under the Airport's CIP was updated and approved in August 2025, by Resolution No. 25-0132, identifying additional projects that require CAS support. Staff and Faith Group PMCM2 JV have reached an agreement on the scope, staffing, and fees for these additional services.

The Contract is funded from the Ascent Program – Phase 1.5 and Infrastructure Projects Plan under the Airport's CIP.

Because the Contract would exceed \$10,000,000 with this modification, pending Commission authorization, the Airport will seek the Board of Supervisors' approval as required by the San Francisco Charter Section 9.118(b) for this modification.

The City's Contract Monitoring Division approved a Local Business Enterprise sub-consulting participation requirement of 14% for the Contract. Faith Group PMCM2 JV has committed to meeting this requirement.

Recommendation

I recommend the Commission approve Modification No. 1 to Professional Services Contract No. 12047.41, for Commissioning, Activation, and Simulation Support Services, with Faith Group PMCM2 JV, a joint venture between Faith Group, LLC and PMCM2, LLC to increase the Contract not-to-exceed amount by \$9,500,000 for a new Contract amount not to exceed \$17,000,000 with no change to the Contract duration and direct the Director of Commission Affairs to seek Board of Supervisors approval of the Modification consistent with San Francisco Charter Section 9.118(b).

Sincerely,

DocuSigned by:
Mike Nakornkhet
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Mike Nakornkhet
Airport Director

Prepared by: Judi Mosqueda
Chief Development Officer
Design & Construction

Attachments