

# P3 Update

P3/Alternative Finance Committee

February 17, 2010



# Agenda

- Proposed P3 Rules Changes
- West by Northwest Update
- Environmental Legal Consultant Procurement update



# P3 Rules

# P3 Rules

-Update-

- P3 Rules were approved by both the House and Senate Transportation Committees on January 14, 2010
- Directives were issued by both Committees requesting changes
  - Directed the Department to amend the P3 Rules to state that “the Transportation Board shall approve any changes or adjustments in the guidelines”
  - Directed that “any changes to the rules must come back before the Senate and House Transportation Committees for consideration.”
  - Requested a change in the Rules: Subparagraph 7 page 7 that “the Department shall hold at least one public hearing prior to the expiration of the period for receipt of public comments, which **may shall** be held in **a each** county where the Project, or portion thereof, is located”

# P3 Rules

-Update-

- GDOT staff met with Senator Chip Pearson to discuss SB 323, as an amendment to GA Code 32-2-80, which states “Any final contract awarded under the provisions of this Code section shall designate local contractors as recipients of at least 30 percent of the total value of the contract and shall designate small businesses, as defined in paragraph (2) of Code Section 50-5-121, as recipients of at least 30 percent of the total value of the contract.”
- It was agreed that the proposed Legislation was in conflict with Federal Code and could not be implemented. A change to the P3 Rules was suggested to encourage and promote local participation
- Language was added to the P3 Rules
  - Promote **and encourage** the use of local labor and resources, as well as disadvantaged, minority and small business enterprises, consistent with applicable law, **including requiring a successful private partner who has been awarded a project to establish a local office within the state**

# P3 Rules

-Update-

- The Legislative Transportation Committees requested that the State Transportation Board accept the Rules and adopt a Resolution stating that these directives will be implemented as expeditiously as possible by reopening the official Rule making process
- Timeline/Next steps
  - Jan 21, 2010 - Board approval of the Rules
  - Jan 21, 2010 - Board adopted Resolution requested by the Legislative Transportation Committees
  - Jan 21, 2010 - Post Rules with Secretary of State for 20 days
  - Feb 18, 2010 - Board to re-open the Rule making process with the Legislative Transportation Committee's recommendations
  - Mar 22, 2010 - End of Public Comment Period
  - Mar 23, 2010 - Final revised Rules to the Legislative Transportation Committees
  - April 15, 2010 - Board to approve the Rules



# West by Northwest Update

# West by Northwest

(I-75/I-575 & I-285/I-20W)

-Project Procurement-

- Two projects, one procurement
  - Consisting of (1) a concession to design, construct, finance, operate and maintain an identified first phase of the Project, known as the “Northwest Corridor Segment” project and (2) pre-development activities for the remainder of the Project, known as the “Western Corridor Segment” project
- The P3 procurement will be a 2-step procurement process; Request for Qualifications (RFQ) and Request for Proposals (RFP)
- Preferred bidder will be selected based on the evaluation criteria identified in the Request for Proposals

# West by Northwest

(I-75/I-575)

## -Project Procurement-

- The project includes the addition of reversible managed lanes along I-75 and I-575. Two lanes are proposed on the outside and to the west of the existing General Purpose lanes along I-75 between I-285 and I-575. The lanes will be a mix of at-grade, on walls and elevated. One lane is proposed along I-75 between I-575 and Hickory Grove road and the other along I-575 to Sixes Road. This lane will be at-grade and along the inside of the existing General Purpose lanes.
- A Record of Decision (ROD) for the EIS is targeted for December 2010
- Construction is anticipated to take 36 months

# West by Northwest

(I-285/I-20W)

-Project Procurement-

- The project will be procured as a Project Development Agreement (PDA) and will be bundled with the I-75/I-575 West by Northwest project
- The project includes the addition of at-grade bi-directional managed lanes along I-285 West Wall and I-20 W. Two lanes in each direction are proposed along I-285 between I-75 N and I-20 W and along I-20 W between I-285 and SR 6. The lanes will be located to the inside of the existing General Purpose lanes.
- Anticipated NEPA would begin in 2010, well in advance of the P3 PDA partner taking an active role in the NEPA deliverables
- Construction is anticipated to take 36 months

# West by Northwest

(I-75/I-575 & I-285/I-20W)

-Project Update-

- Procurement strategy has been developed
  - GDOT staff screened and submitted a list of potential projects with the West by Northwest project as one of the top projects which provided opportunity to add value by bundling it with I-285/I-20 W
- Drafts of the RFQ have been developed and circulated
- GDOT staff held various workshops:
  - Develop performance standards and technical requirements for procurement documents
  - Tolling workshop to develop system wide policies
  - Risk workshop to further prepare RFQ documents
- Notice of Intent (NOI) was posted on February 11, 2010

# West by Northwest

(I-75/I-575 & I-285/I-20W)  
-Timeline of key activities-

**29 Oct 2009**

Terminated Development Services Agreement (DSA) with GTP

**23 Nov 2009**

Attorney General's Office finalized and issued an opinion affirming its position that all unsolicited proposals would need to be restarted and procured in accordance with SB 200

**3 Dec 2009**

Presented potential projects and plan to Industry leaders

**10 Feb 2010**

GDOT and SRTA held initial discussions on Tolling technology and Customer Service Centers

**11 Feb 2010**

Posted Notice of Intent to issue the Request for Qualifications (RFQ)

# West by Northwest

(I-75/I-575 & I-285/I-20W)  
-Timeline of key activities-

**19 Feb 2010**

GDOT staff to finalize review of the RFQ with the P3 Steering Committee

**26 Feb 2010**

RFQ to be issued

**11 Mar 2010**

Hold pre-Statement of Qualifications (SOQ) workshop

**5 April 2010**

Deadline for question and requests for clarification regarding the RFQ

**3 May 2010**

Final submittal for SOQ

**4 May – 31 May 2010**

GDOT staff to Evaluate SOQ

# West by Northwest

(I-75/I-575 & I-285/I-20W)  
-Timeline of key activities-

**1 June 2010**

Shortlist selection and notification

**2 June 2010**

Issue draft Request for Proposal (RFP)

**1 Sept 2010**

Issue final RFP

**31 Jan 2011**

Proposals due and begin evaluation

**15 Mar 2011**

Award contract

**01 Jul 2011**

Financial close



# **Environmental Legal Consultant Procurement update**

# Environmental Legal Consultant

## -Procurement Update-

- The P3 division initiated a procurement for an Environmental Legal Consultant to expedite the NEPA and permitting process on P3 projects
- The Chief Engineer recommended that this be a Department wide contract and not be limited to P3 projects
- The Request for Qualifications(RFQ) was developed by the P3 Division with the input of the Division of Engineering, Legal Services, and the Office of Environmental Services
- The RFQ was advertised February 12, 2010
- The RFQ closes on March 1, 2010 and the evaluation process begins