

Washington Metropolitan Area Transit Authority
Board Action/Information Summary

<input checked="" type="radio"/> Action <input type="radio"/> Information	MEAD Number: 100186	Resolution: <input type="radio"/> Yes <input checked="" type="radio"/> No
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TITLE:

Brentwood Yard Modifications

PURPOSE:

To obtain approval from the Board of Directors to modify Contract FN5147, Metro Matters Yards, Brentwood Yard.

DESCRIPTION:

Metro Matters Contract FN5147 was awarded in July 2005 in the amount of \$43,100,000 to Clark Design Build for work at the Brentwood rail yard. Final completion was attained in May 2008 and the new and renovated facilities are operating satisfactorily. Several change orders have been resolved and modifications are in need of Board approval. The modifications are:

MOD-06 Machine Shop

The Request For Proposal include the relocation of the Brentwood machine shop functions to the new annex building constructed at the Greenbelt Rail Yard. However, after award, it was decided to instead maintain the machine shop functions at the Brentwood shop. To accomplish this, a portion of the existing machine shop had to be relocated to another area of the building. This modification reimburses the contractor for the costs associated with installing the power and compressed air utilities to accommodate the relocated machines. The total amount for this modification is an increase of \$298,000.

MOD-09 Access Delays

The changes to the Brentwood Yard rail building included the addition of three new rail tracks passing through the center of the building. To accommodate these tracks the existing shop functions had to be relocated to a new annex building constructed at the Greenbelt Rail Yard. The annex was approximately one month late in completion and the relocation lasted for several weeks after that. In the final analysis the contractor at Brentwood Yard was delayed access to the building for a total of 93 calendar days. This modification reimburses the contractor for the costs associated with the delay. The total amount for this modification is an increase of \$1,268,042, subject to the completion of an audit.

MOD-12 Relocation of Track #10

The contract included a new section of track for the parking of rail maintenance equipment. The original location was determined by shop personnel to be too restrictive for vehicular traffic for a section of the rail yard. To accommodate their needs the track was relocated to another portion of the yard. This modification reimburses the contractor for the costs associated with this relocation. The total amount for this modification is an increase of \$289,000.

MOD-35 Deductions from the Bid Schedule

Cost reduction reflects savings for three bid items where costs were not incurred for Partnering, Spare Parts and Environmental Mitigation. A third item is for the deletion of the requirement for the supply of spare parts that will be procured through other means. The total amount for this modification is a credit of \$828,737.

MOD-36 Purchase of Extra Cable

The wire and cable WMATA uses in its rail facilities can only be purchased in bulk quantities. Another unique aspect of the wire and cable is that it has very little use in commercial or residential construction. The quantities required for the Brentwood Yard contract resulted in a large excess of wire and cable that, in the absence of new WMATA work that the electrical subcontractor would win, would sit unused and likely go to waste. Through the IRPG program and general maintenance activities WMATA is regularly replacing wire and cable throughout the system. This modification would result in WMATA obtaining approximately 35,600 linear feet of various sized wire and cable at rates lower than purchasing new in today's market. The total amount for this modification is an increase of \$430,000.

MOD-37 Miscellaneous Items

Additional costs were incurred for the following items in the performance of the work at the yard:

Stinger System

The Overhead Crane defined in the contract was scheduled to be removed. However, subsequent to award of the contract, CMNT requested that the overhead crane remain in place. This resulted in a reconfiguration and relocation of the Stinger System for the three new tracks in the building. The costs associated with the revision to the stinger system total \$185,000.

Permit Costs

During the procurement phase of the contract an RFI was submitted asking for clarification regarding whether permits would be required for the work. WMATA's response stated that "Since this construction will take place by WMATA solely on WMATA property, building permits and use and occupancy permits are not

required." After the contract was awarded the District of Columbia required permits for the work in the yard. The costs associated with obtaining the necessary permits total \$177,747.

TeleData Sytem

This change addressed the design and installation of an updated telephone and data system in the areas reconfigured as part of the contract. Instead of upgrading the system as was required by the Request For Proposal (RFP), the existing system had be completely replaced. After award, the existing system was exposed to reveal that many of the lines were abandoned. It was also discovered that several lines were improperly (did not meet the Program Criteria of the Specifications) added over the years. It then became apparent that the existing system was incapable of expansion. A new system was therefore designed and approved. Additionally, after approval of the design, WMATA requested that the system be further expanded to include 55 additional telephone and Data lines. The costs associated with this change total \$183,700.

The sum of these three miscellaneous items equals \$546,447 for this modification.

FUNDING IMPACT:

Capital Improvement Program
Project: Metro Matters Yards Project
Budget: \$178,169,668
This Action: 2,164,105
Prior Approval: 164,793,829
Remaining Budget: \$ 11,241,734
Remarks: This action excludes previously issued \$100,000 MOD-06 part I.

Operating Budget Impact: None due to this action.

Program: Capital Improvement Program
Project: Metro Matters Trac. Pow. Pro.
Budget: \$161,900,836
This Action: 430,000
Prior Approval: 153,507,719
Remaining Budget: \$ 7,963,117
Remarks: None.

Operating Budget Impact: None due to this action.

RECOMMENDATION:

That the Board of Directors approve the modifications to Contract FN5147, Metro Matters Yards, Brentwood Yard contract.