SUMMARY STATEMENT

ITEM NO.    SUBJECT: Contract No. PATCO-38-2009
            PATCO Concourse Improvements

COMMITTEE: Operations and Maintenance

COMMITTEE MEETING DATE: May 20, 2009

BOARD ACTION DATE: June 10, 2009

PROPOSAL: That the Board authorizes the Chair, Vice Chair and Chief Executive Officer to select a contractor to undertake the PATCO Concourse Improvement project and authorizes staff to negotiate a construction contract with the selected firm under which the would renovate PATCO Concourses in two (2) phases. The contract must be approved by Chair, Vice Chair and Chief Executive Officer. This process will permit the project to begin as promptly as possible. Phase I will begin with Camden's City Hall Concourse and Philadelphia's Market Street North and South Concourses. Phase II will include City Hall and Walter Rand Transportation Center Concourses in Camden, New Jersey and the 11th, 13th, and 15th and Locust Street Concourses in Philadelphia.

Amount: Not to Exceed $9.6 Million Dollars ($9,600,000.00)

Contractor: Selection by Chair, Vice Chair and Chief Executive Officer

Engineer’s Estimate: $9,600,000.00

PURPOSE: Renovations to Station Concourses are recommended to enhance the overall service experience for PATCO ridership and to increase PATCO's appeal to potential customers in the region while also retaining existing customers.

Return values, while not quantitative or conclusive were considered. Most notably, retaining a percentage of new ridership following cycle or periodic ridership increases is thought to be one measurable benefit to this project. Additionally, increased frequency of PATCO riders returning for weekend use is a potential consideration.

BACKGROUND: The scope of work includes, typically, the installation of a high end (trowel application) long life Epoxy/Quartz floor, installation of an Epoxy (Paint-on) ceiling and side walls, LED lighting, stainless steel column and light surrounds, artistic etchings, historical streetscape images within tiled wall sections, new lens covers through out and hardware upgrades as needed. In addition to typical improvements, City Hall and Walter Rand Concourses will include new and modifications to existing office configurations. The improvements are consistent with the Authority’s
strategic goal of maintaining and improving its transportation facilities.

This project was developed using the following leading edge technologies. The design and engineering process element includes “Concurrent Engineering” principles which have and will result in significant cost savings for design/engineering and both, construction and maintenance. In keeping the Authority’s Green Initiative, the improved lighting with the use of low energy and very minimal maintenance LED (Light Emitting Diodes) light fixtures are included in the improvements. The fixtures are vandal resistant and are replaced every ten years. As a result of concurrent engineering, typical overall savings are measured to be in a range of 25% based upon prior DRPA engineering estimates from 2003. The Burns Engineering Group prepared the initial design documents for this effort and they, along with Sheward Architects will continue in this project. Their respective fees are included within the total not to exceed dollar amount.

The project will be publicly advertised and bid documents for Phase I will be available on June 30, 2009 with a bid opening date of July 29, 2009. Phase II will be advertised and bid documents will be available on August 20, 2009 with a bid opening date of September 10, 2009. By authorizing Chair, Vice Chair and Chief Executive Officer to act on this matter, the commencement date for actual work can be accelerated. Funding for the project will be contributed by New Jersey and Pennsylvania in equal amounts.

The Chairman, Vice Chairman and the Chief Executive Officer will complete the evaluation of bids and the contract will be awarded to the lowest responsive and responsible bidder qualified to perform the contract work as determined in the sole discretion of the Chair, Vice Chair and Chief Executive Officer.

**SUMMARY:**

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<thead>
<tr>
<th>Amount:</th>
<th>Not to exceed 9.6 Million Dollars</th>
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<tbody>
<tr>
<td>Source of Funds:</td>
<td>1998 Port District Project Bonds Series B [approx. $6.69 Million]</td>
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<tr>
<td></td>
<td>1999 Port District Project Bonds Series B [approx. $2.912 Million]</td>
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<td>Capital Project #:</td>
<td>PD 0914</td>
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<tr>
<td>Operating Budget:</td>
<td>N/A</td>
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<tr>
<td>Master Plan Status:</td>
<td>Pending 2009 Master Plan Update</td>
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<tr>
<td>Other Fund Sources:</td>
<td>N/A</td>
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<td>Duration of Contract:</td>
<td>TBD</td>
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<td>Other Parties Involved:</td>
<td>N/A</td>
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RESOLUTION

RESOLVED: That the Board of Commissioners of the Delaware River Port Authority authorizes the Chair, Vice Chair and Chief Executive Officer to accept the bid(s) which they determine to be the low responsive bidder(s) for Contract No. PATCO-38-2009, PATCO Concourse Improvements; and that the proper Officers of the Authority be and hereby are authorized to negotiate a contract with the selected bidder(s) for the required work in an amount not to exceed $9,600,000.00, as per the attached Summary Statement; and be it further

RESOLVED: The Chairman, Vice Chairman and the Chief Executive Officer must approve and are hereby authorized to approve and execute all necessary agreements, contracts, or other documents on behalf of the DRPA. If such agreements, contracts, or other documents have been approved by the Chairman, Vice Chairman and Chief Executive Officer and if thereafter either the Chairman or Vice Chairman is absent or unavailable, the remaining Officer may execute the said document(s) on behalf of DRPA along with the Chief Executive Officer. If both the Chairman and Vice Chairman are absent or unavailable, and if it is necessary to execute the said document(s) while they are absent or unavailable, then the Chief Executive Officer shall execute such documents on behalf of DRPA.

SUMMARY: Amount: NTE $9.6 million
Source of Funds: 1998 Port District Project Bonds Series B [approx. $6.69 Million]
1999 Port District Project Bonds Series B [approx. $2.912 Million]

Capital Project #: PD 0914
Operating Budget: N/A
Master Plan Status: Pending 2009 Master Plan Update
Other Fund Sources: N/A
Duration of Contract: TBD
Other Parties Involved: N/A