

Facility Readiness Update

October 10, 2017



Facility Readiness – Lincoln Tenant Improvements

■ Architect

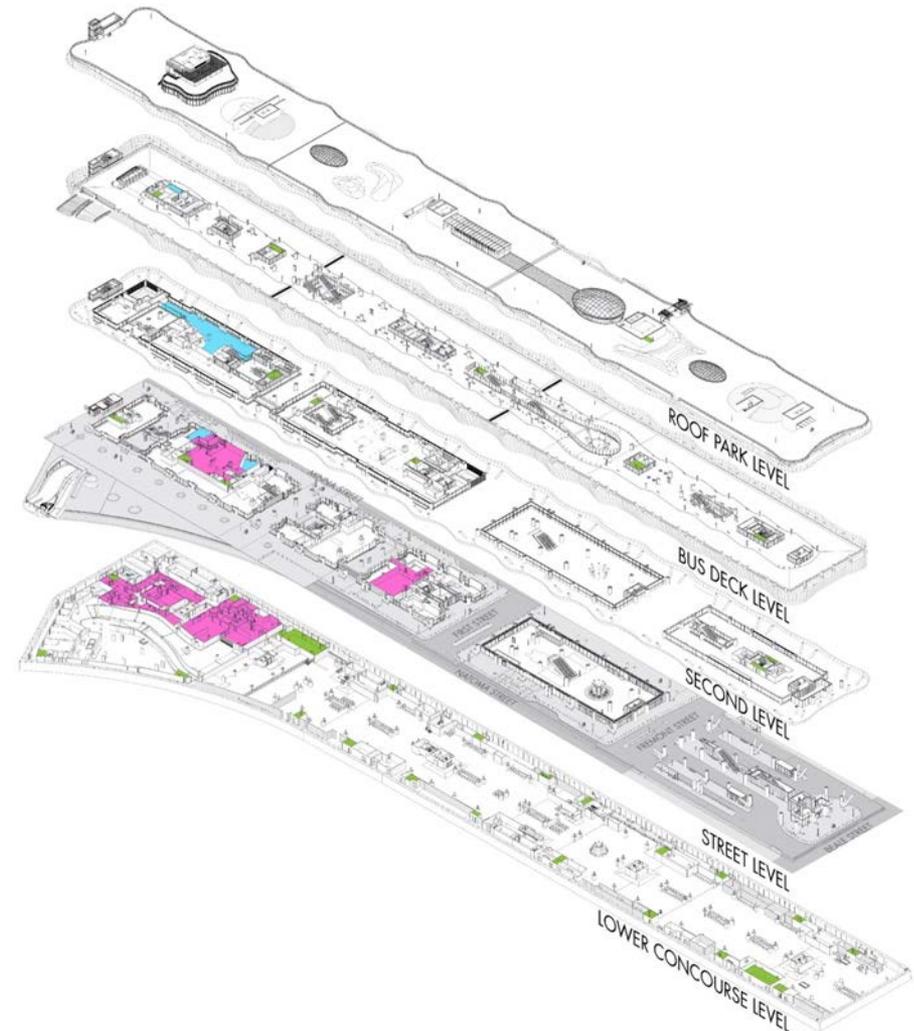
- Greyhound & Amtrak primary focus
- Construction Documents Preparation

■ General Contractor

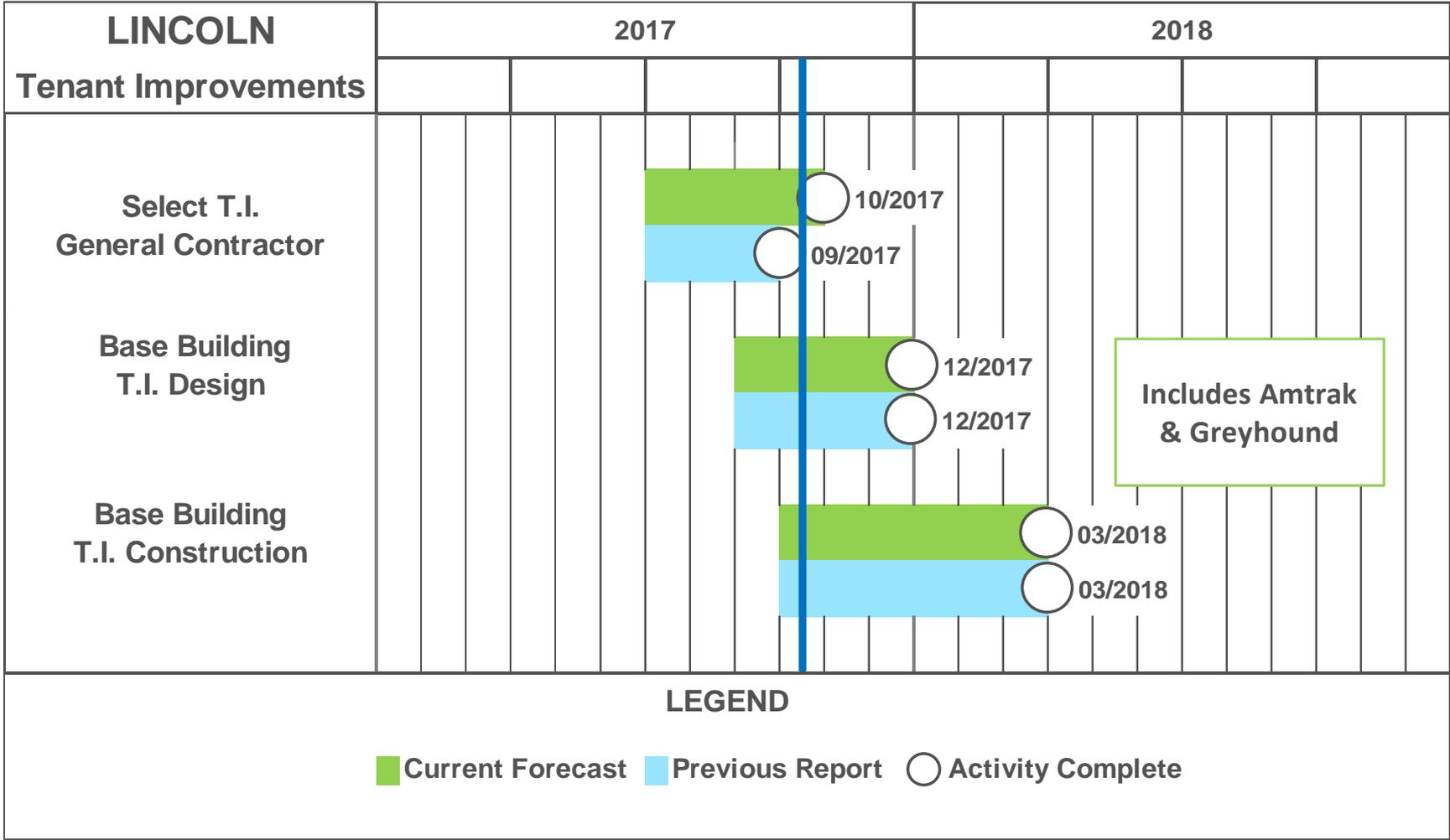
- Selection recommendation

■ Retail Areas

- Access Upon Lincoln Completion Architect & GC Contracts
- Webcor coordination & timing

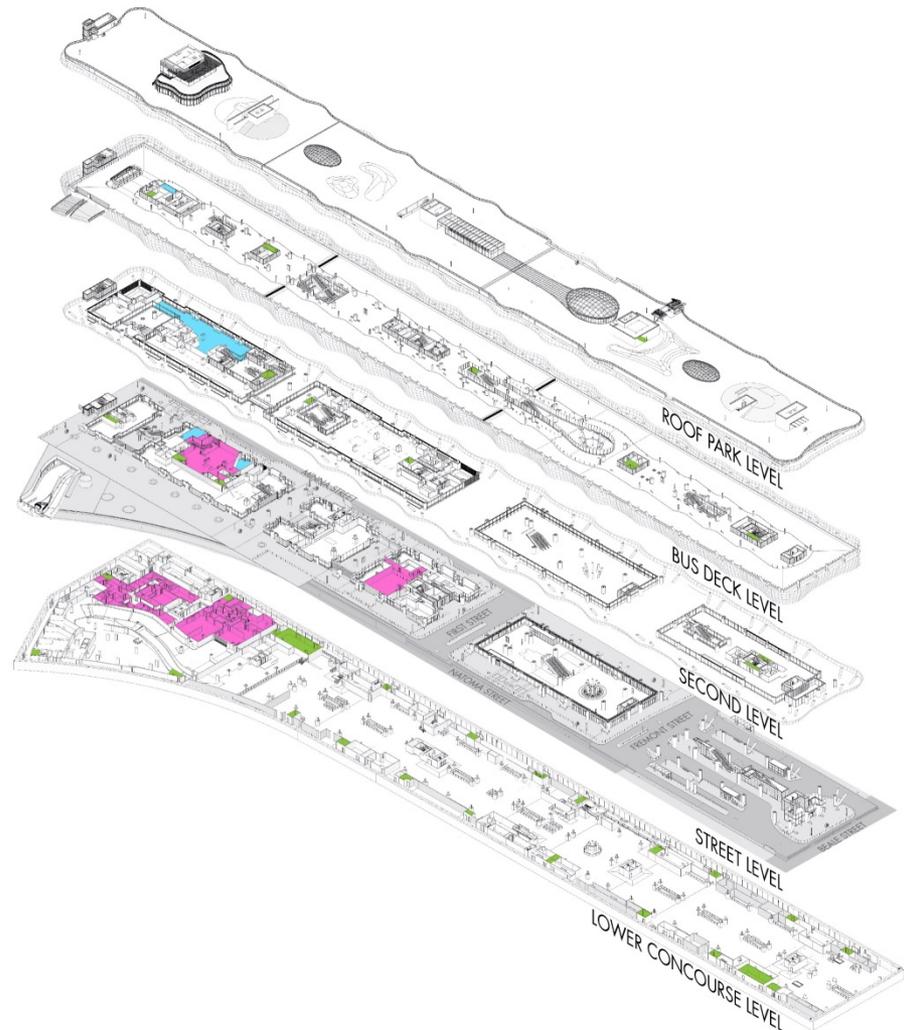


Facility Readiness – Lincoln Tenant Improvements



Facility Readiness – Lincoln Facility Maintenance

- Approximately 50 RFPs to be issued for specialty contractors October through December
- Waste Management Services: Landmark selected
- New Township personnel
- Identifying Equipment; Purchase or Lease
- Work Order System review and selection
- Commissioning Activities
- Closeout Documents from Webcor



Facility Readiness – Lincoln Facility Maintenance

COMPLETED LINCOLN CONTRACTS		
Service Type	Respondents	Bids
Architect	MBH	\$162K
	Studio 111	\$236K
	Gensler	\$279K
	Ware / Malcolm	\$320K
Engineering	Township Engineering	\$700K
	Able	\$741K
	Enovity	\$757K
	ABM	\$762K
Janitorial	Township Building Services	\$740K
	Able	\$772K
	ABM	\$780K

Facility Readiness – Lincoln Facility Maintenance

LINCOLN CONTRACTS IN PROGRESS

Service Type	Respondents
General Contractor	Turner
	Plant
	Rudolph & Sletten
Waste & Recycling	Landmark Industries
	Epax Systems

Facility Readiness – Lincoln Facility Maintenance

Upcoming Lincoln Requests For Proposals (14 of 50)

October - December 2017

Electrical Contractor

HVAC / Mechanical Contractor

Plumbing Contractor

Diesel Fuel Services

Fire Pump Testing Services

Generator Services Contractor

Fire Life Safety Contractor

Fire Sprinkler Services Contractor

MEP Consultant, On-Call as Needed

Consultant for Emergency Response to Earthquake, Etc.

Work Order System Software Providers

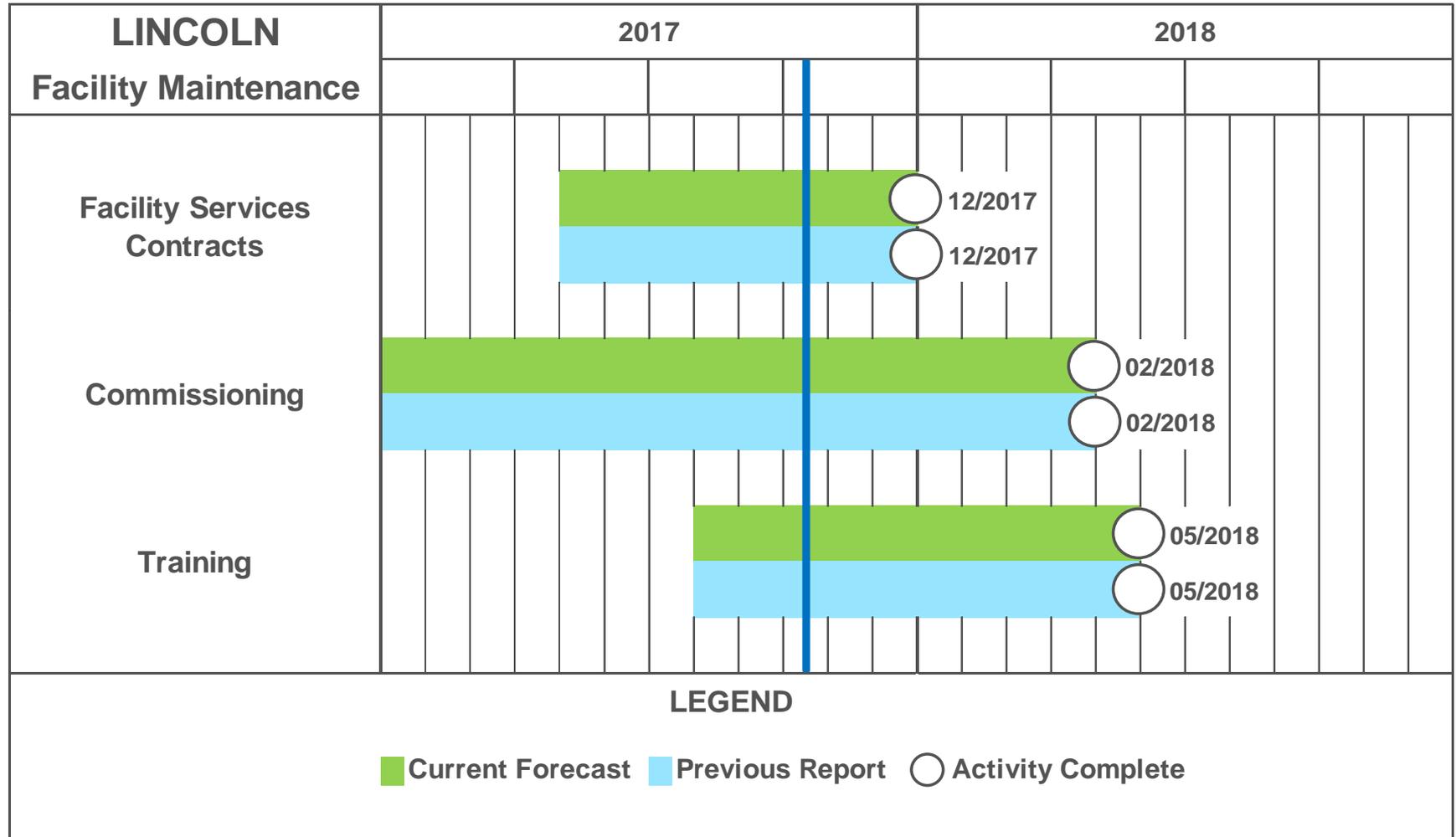
Warranty & Parts Management Software

Traffic Signal Repair Contractor

Water Treatment System Contractor

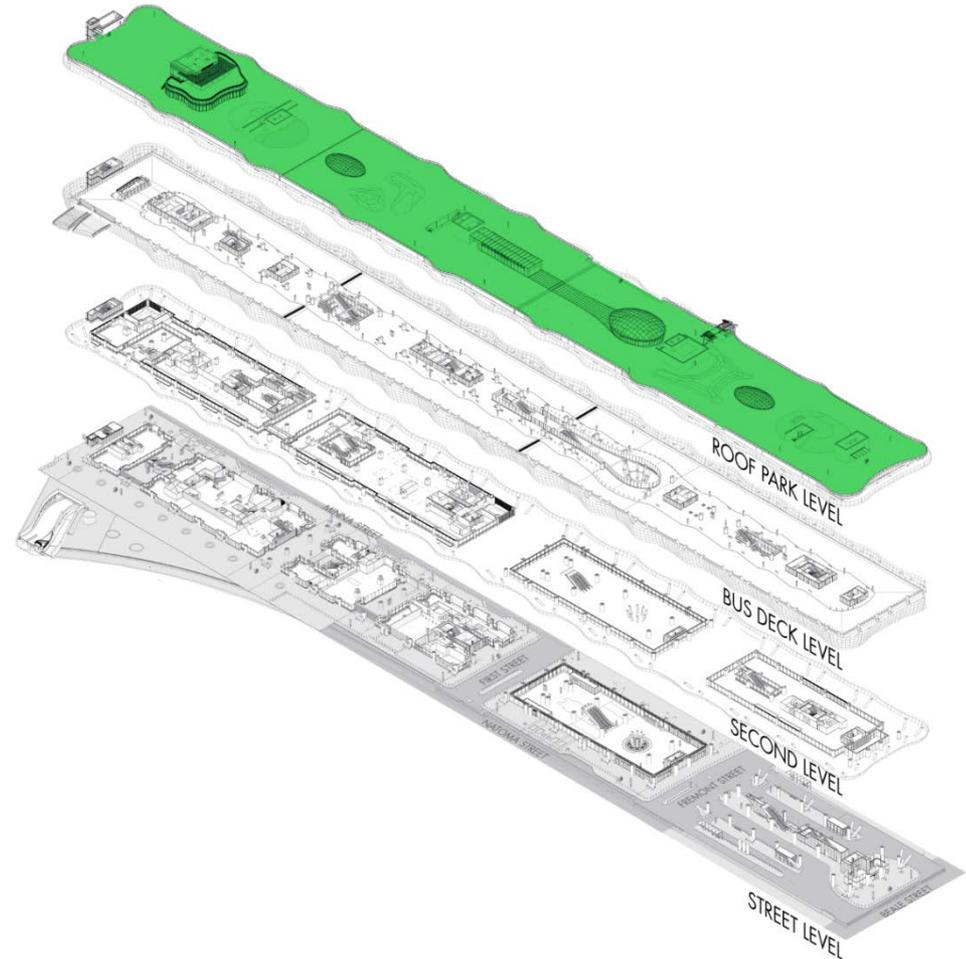
Controls Contractor

Facility Readiness – Lincoln Facility Maintenance

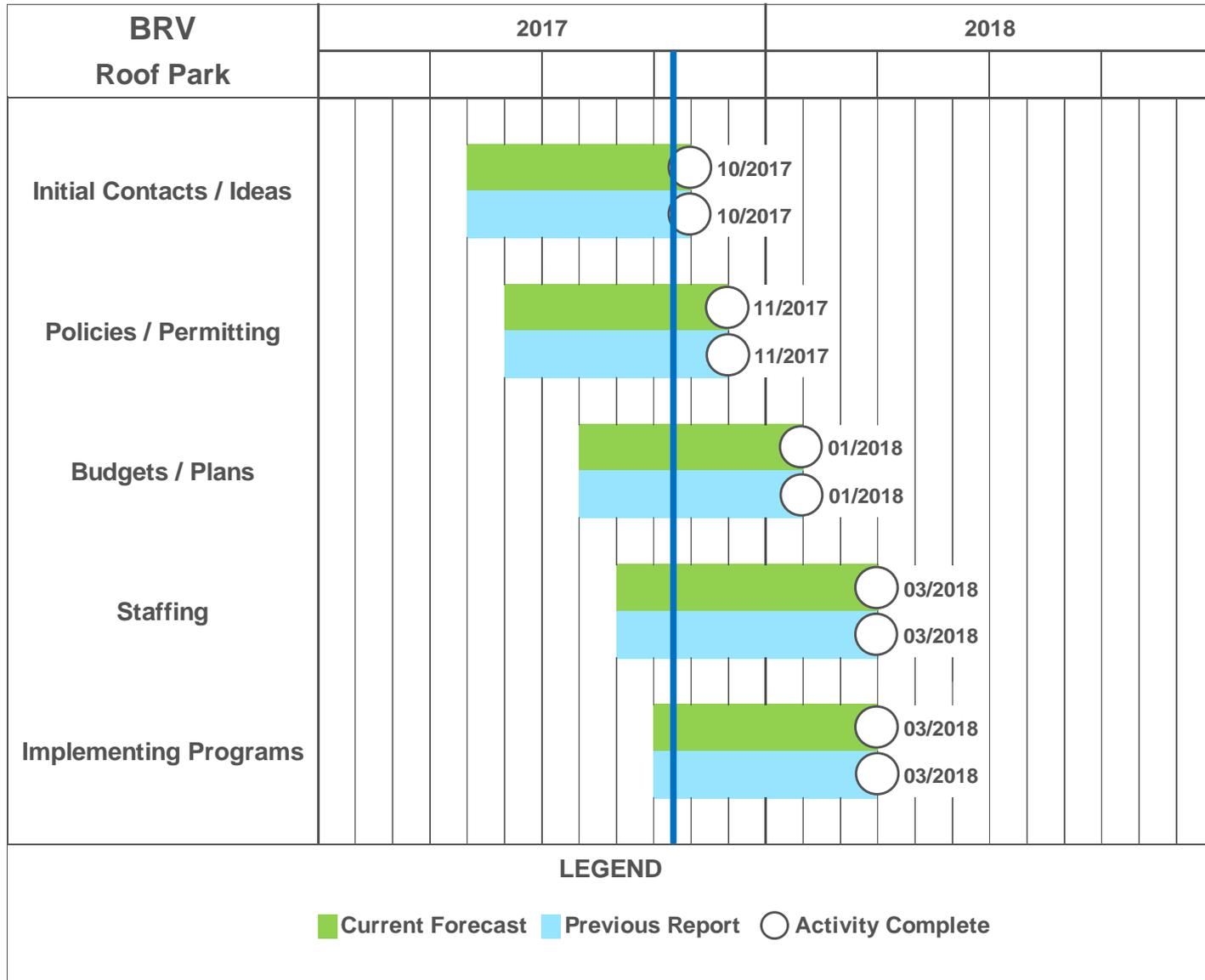


Facility Readiness – BRV Roof Park

- Reaching out to partners & promoters for activation possibilities
- Developing revenue and sponsorship opportunities
- Hosting tours for potential partners
- Developing Programming Plan
- Coordinating Operations & Maintenance
- Applying for Entertainment Facility permit

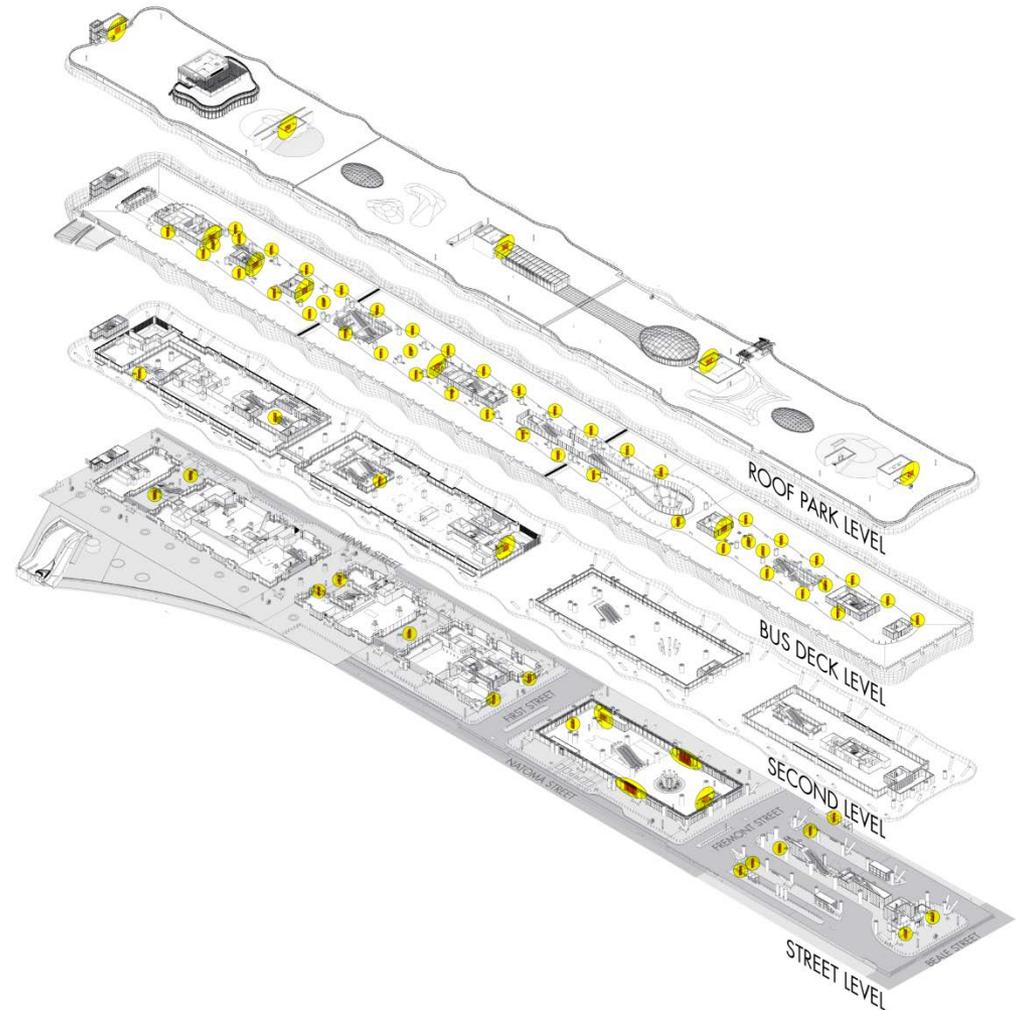


Facility Readiness – BRV Roof Park

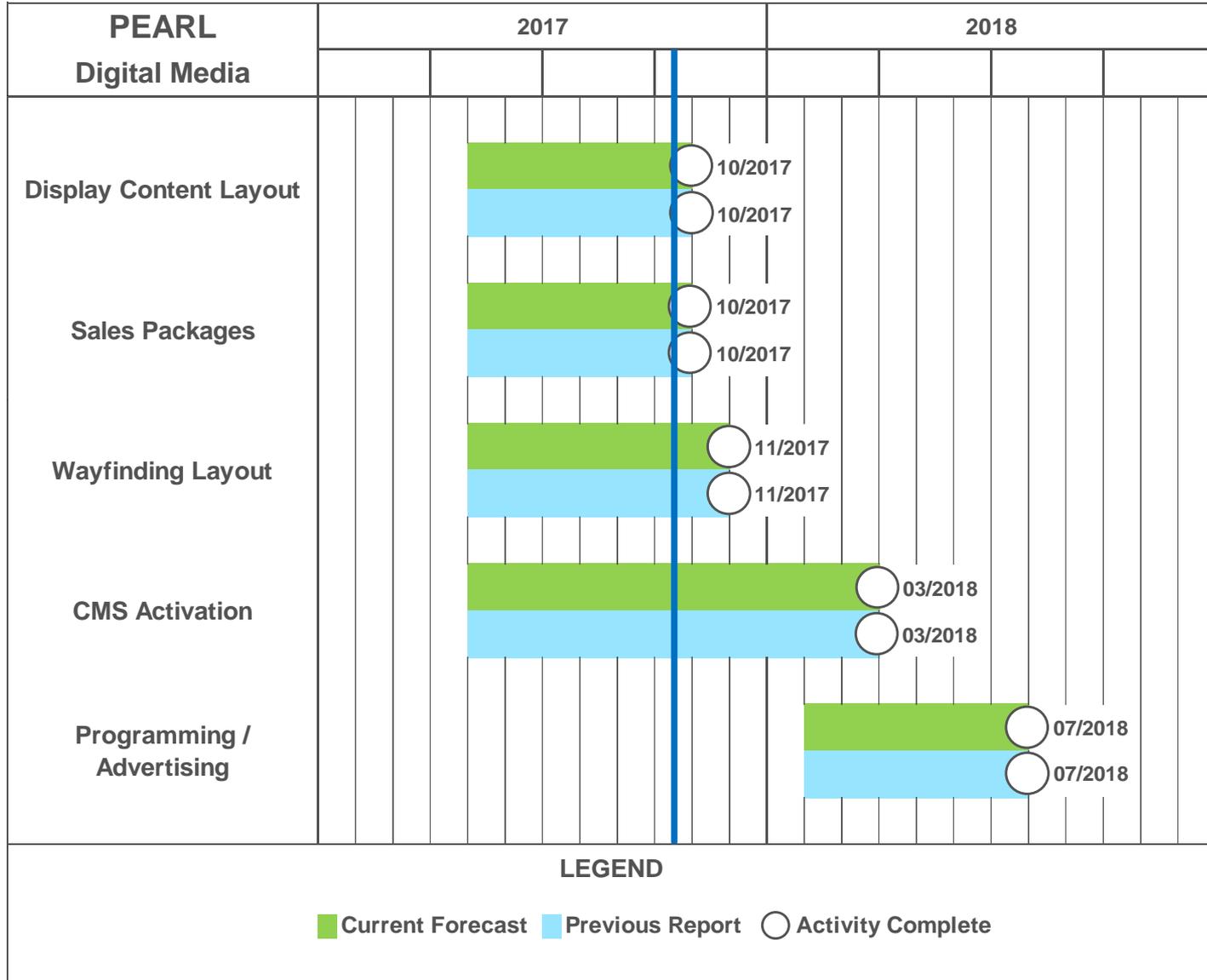


Facility Readiness – Pearl Digital Media

- Coordinating and collaborating with transit operators and MTC for displaying transit information and 511 schedules with consumers in mind
- Creating marketing materials for sponsorship & advertising opportunities
- Developing digital wayfinding information
- Developing revenue generation opportunities



Facility Readiness – Pearl Digital Media



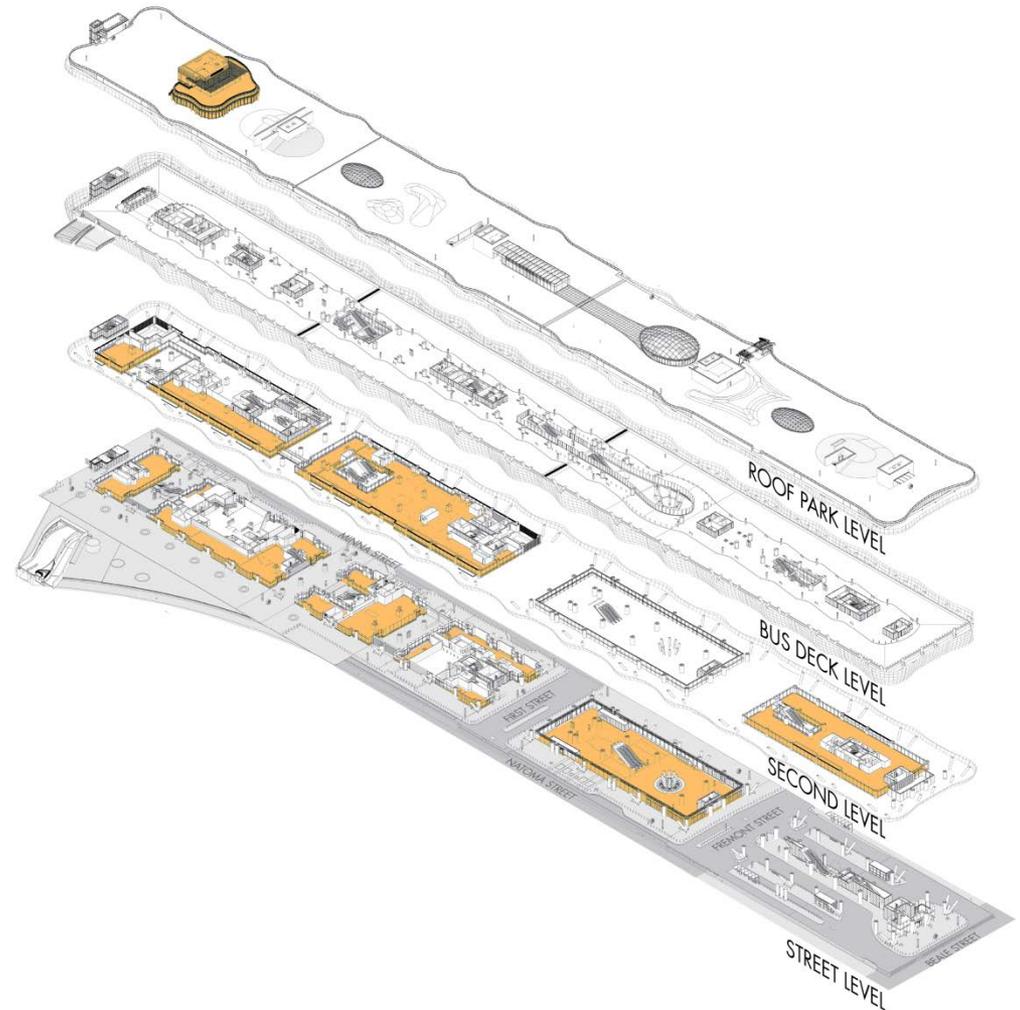
Facility Readiness – Colliers / PRI Retail

Colliers:

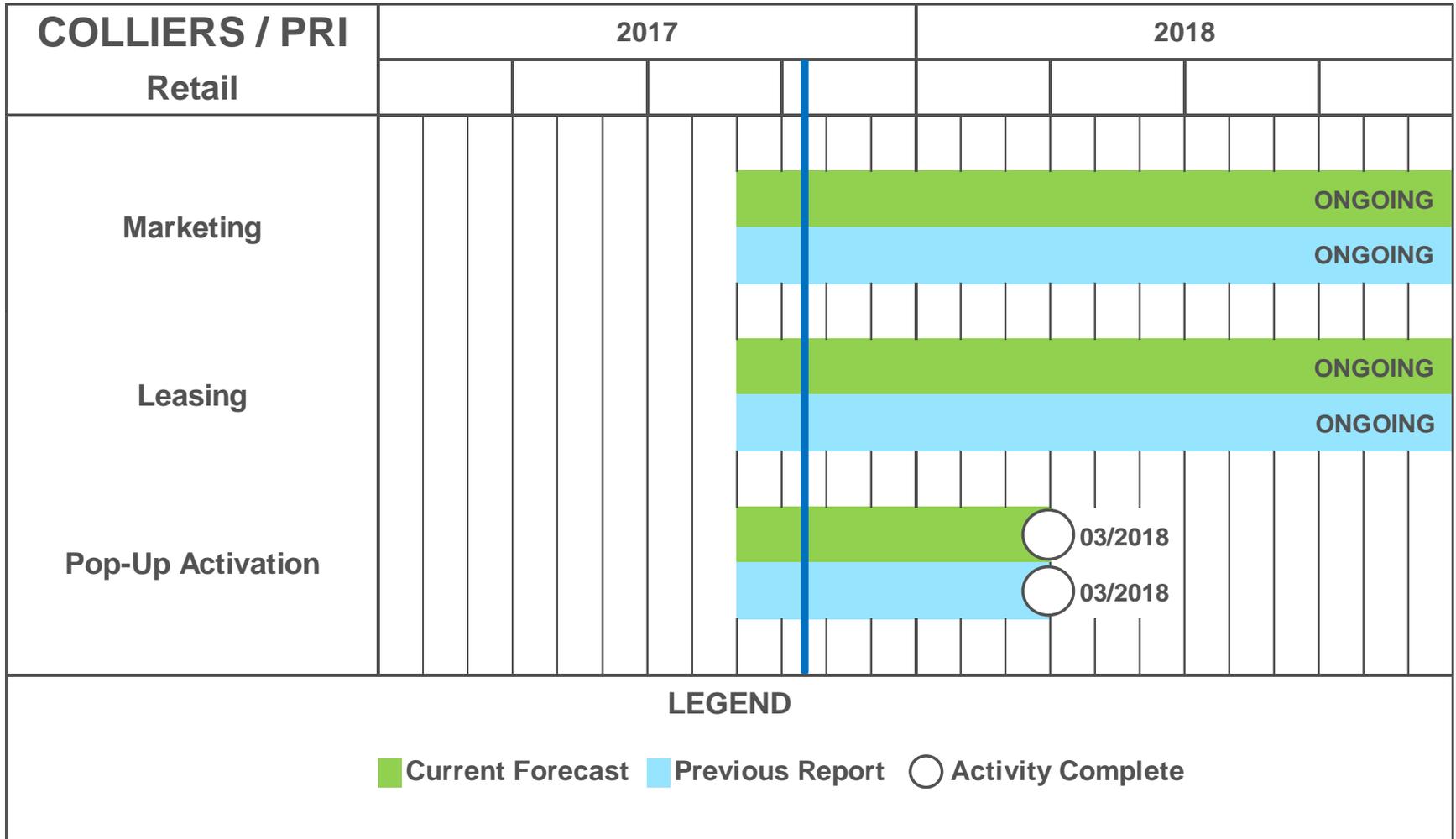
- Retail Leasing Policy
- Proforma Refined
- Web Site Loaded
- Space Templates Finalized
- Inquiries to Date: 81
- VTS Tracking Application

PRI:

- Preparing pop-up business plan

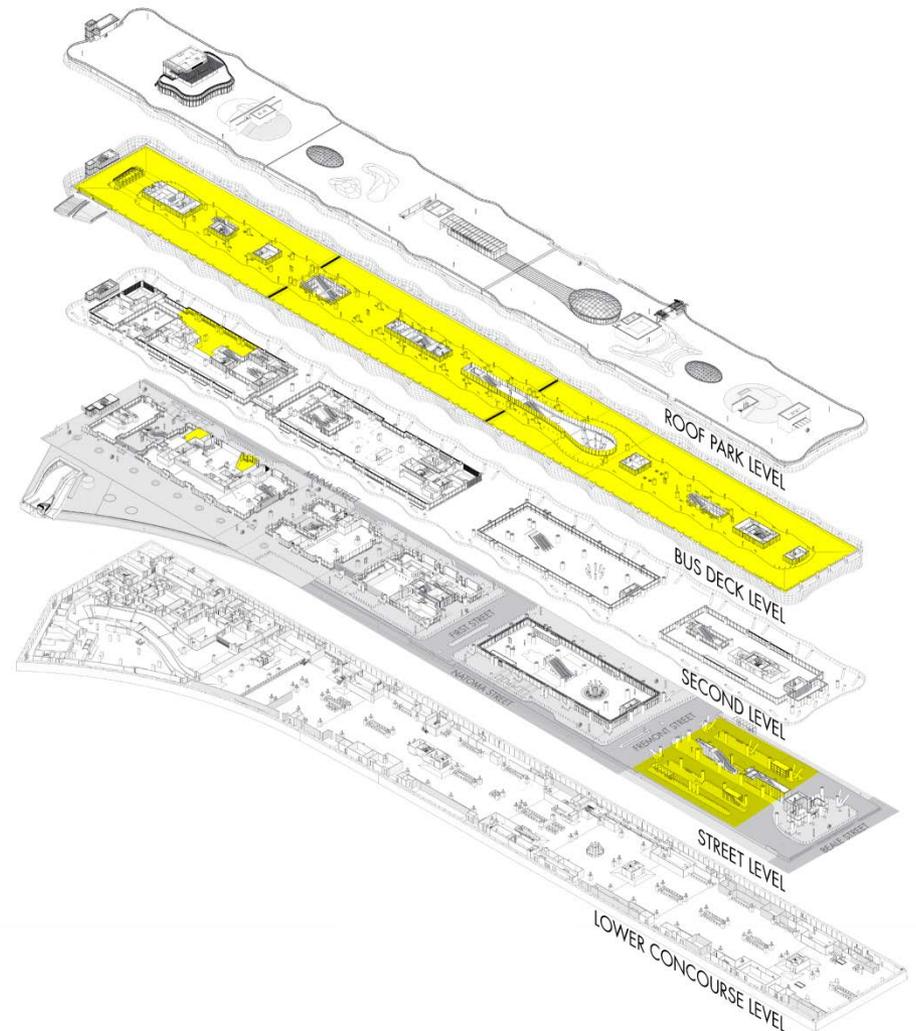


Facility Readiness – Colliers / PRI Retail

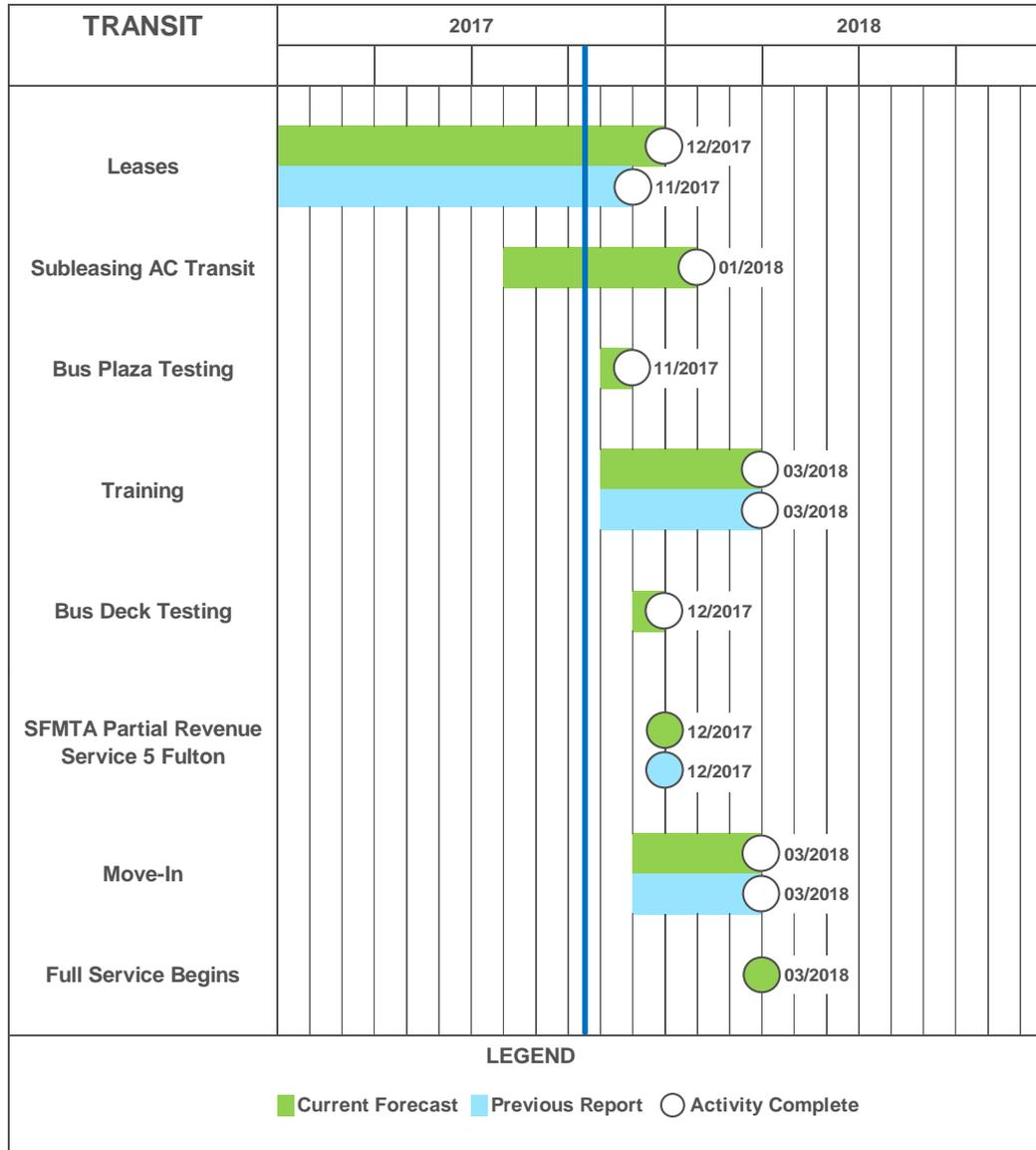


Facility Readiness - Transit

- SFMTA lease for Bus Plaza & Bus Deck in progress
- Greyhound 2nd floor & Package Express lease complete at market rental rate
- Amtrak 2nd floor lease in progress
- AC Transit is drafting and managing the subleases for the Bus Deck
- Transit operator transition to operations activity coordination ongoing

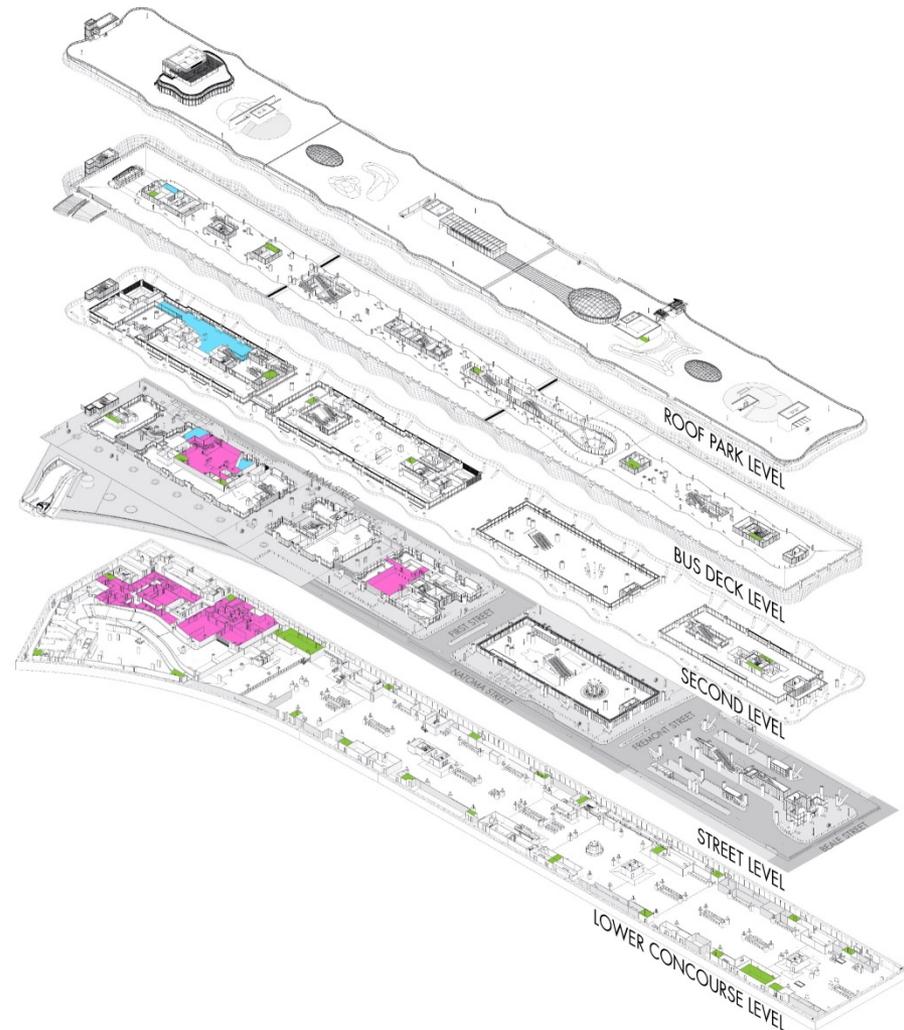


Facility Readiness - Transit



Facility Readiness - Security

- Security Guard RFQ issued; three firms prequalified; Classified RFP issued early September
- MOU with law enforcement is in progress
- Formulation of Transit Center Rules and Regulations is in progress
- Roving Ambassadors RFP to be issued in late September





Questions?

TJPA
TRANSBAY JOINT POWERS AUTHORITY

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