

DATE ISSUED: January 24, 2001

REPORT NO.: 01-009

ATTENTION: Honorable Mayor and City Council  
Docket of January 30, 2001

SUBJECT: Mid City Transit Gateways Project

SUMMARY

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Issues - Should the City Council 1) Authorize the City Manager to accept Program Supplement Agreement No. 155-M covering Preliminary Engineering for the Mid City Transit Gateways Project; 2) Authorize the reprogramming of funds remaining from CIP 39-209.0 (El Cajon Boulevard Commercial Revitalization: I-805 to 54<sup>th</sup> St.) in the amount of \$80,290 to CIP 39-232.0 (Mid City Transit Gateways Project); 3) Authorize appropriation and expenditure of up to \$700,000 in CIP 39-209.0 (Mid City Transit Gateways Project), \$619,710 from a TEA 21 (Transportation Enhancement Act of the Twenty First Century) grant (Fund No. 38610) and \$80,290 from TransNet (Fund 30300); and 4) Approve the Agreement between the City and KTU+A and authorize expenditure of \$400,000 for design services related to the Mid City Transit Gateways Project (CIP 39- 232.0) from Fund 38610?

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Manager's Recommendation - 1) Authorize the City Manager to accept Program Supplement Agreement No. 155-M covering Preliminary Engineering for the Mid City Transit Gateways Project; 2) Authorize the reprogramming of funds remaining from CIP 39-209.0 (El Cajon Boulevard Commercial Revitalization: I-805 to 54<sup>th</sup> St.) in the amount of \$80,290 to CIP 39-232.0 (Mid City Transit Gateways Project); 3) Authorize appropriation and expenditure of up to \$700,000 in CIP 39-209.0 (Mid City Transit Gateways Project), \$619,710 from a TEA 21 (Transportation Enhancement Act of the Twenty First Century) grant (Fund No. 38610) and \$80,290 from TransNet (Fund 30300); and 4) Approve the Agreement between the City and KTU+A and authorize expenditure of \$400,000 for design services related to the Mid City Transit Gateways Project (CIP 39- 232.0) from Fund 38610.

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Other Recommendations - None

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Fiscal Impact - The City has been awarded a Federal TEA21 grant of \$4,115,000 for the Mid City Transit Gateways Project and must provide a match of \$534,000, for a project total of \$4,649,000. The City is currently in the Preliminary Engineering phase of the project and has been authorized by CalTrans to submit reimbursement claims for up to \$700,000 in Preliminary Engineering costs, of which \$80,290 must be provided by the City. In the Preliminary Engineering phase, up to \$619,710 may be reimbursed to the City by CalTrans, the administrator of the Federal TEA21 grants. Currently, there is \$80,290 available in TransNet dollars remaining in CIP 39-209.0 (El Cajon Boulevard Commercial Revitalization: I-805 to 54<sup>th</sup> St.). Staff is recommending that these funds be reprogrammed to CIP 39-232.0 (Mid City Transit Gateways Project) in order to cover the City's portion of the reimbursement claims. The aforementioned resolutions would

authorize the reprogramming of \$80,290 in TransNet funds and the appropriation and expenditure of \$700,000 for Preliminary Engineering.

## BACKGROUND

A TEA21, Cycle 4, grant application for the Mid City Transit Gateways Project was submitted to SANDAG for funding consideration in November 1999. The grant application was a collaboration between the City and a Mid City community organization known as Mid City Transit Interchanges Project (MCTIP). The application received a number one ranking and was approved by the SANDAG Board of Directors on February 25, 2000. It was subsequently approved by the Federal Highway Administration (FHWA) on March 17, 2000. The City of San Diego is the designated grantee and grant administrator.

The "Authorization to Proceed with Preliminary Engineering" was issued by CalTrans (FHWA's administrator of the TEA21 funds) on April 5, 2000. This means that any Preliminary Engineering expenses incurred after April 5, would qualify for reimbursement at the rate of 88.53%. The Program Supplement Agreement No.155-M to Administering Agency-State Agreement No.11-5004 covering Preliminary Engineering for the project was executed on July 5, 2000.

The Project Manager issued a Request for Qualifications for design services on April 20, 2000. A required pre-submission meeting was held on May 5, 2000, to explain the intent of the project and the selection procedures. Qualifications packages were received from eight design teams on May 19, 2000. These submissions were reviewed and ranked by the Joint County and City of San Diego Consultant Nominating Committee and coordinated by the Contract Services Division of Engineering and Capital Projects.

A nine-member Selection Committee composed of representatives of the City and MCTIP, and chaired by the Deputy Director of Economic Development, interviewed the five top design teams on July 19, 2000. Of the five, three teams were invited back for a second interview on August 10, 2000. The team of KTU+A, a local landscape architecture and urban planning firm, was ranked number one. Contract negotiations began with KTU+A on August 31, 2000, and continued through September 2000.

Negotiations concluded with the Agreement, the Scope of Services and a negotiated fee of \$400,000 being agreed upon by all parties. These were submitted to CalTrans on October 18, 2000, along with a request for a Pre-Award Audit. CalTrans reviewed the request and issued a waiver letter on November 2, 2000. CalTrans staff made several requests in their waiver letter. These requests have been incorporated into the Agreement which is the subject of this Council Action.

## DISCUSSION

The Mid City Transit Gateways Project is a key element in the community's vision for the area surrounding the I-15 corridor in Mid City. In the short term, it will provide for median and sidewalk landscaping between Central Avenue and 43<sup>rd</sup> Street and for enhanced pedestrian and transit facilities on the El Cajon Boulevard and University Avenue bridges over I-15, which have been built with extra wide decks in order to incorporate streetscape improvements and small

retail businesses. In the long term, the project will provide the basis for connections to the commercial nodes on either side of the freeway and two story frame structures for businesses on the bridge decks.

During the design development phase, the design team would have the task of working with the community to elicit visual and design preferences from representatives of the neighborhoods surrounding El Cajon Boulevard and University Avenue at the I-15 freeway. The design team would subsequently produce construction documents so that the enhancements may be competitively bid and constructed with the grant monies. At the conclusion of the design team interviews, the selection committee determined that the KTU+A team demonstrated 1) the most comprehensive understanding of the community's vision, 2) a high level of responsiveness to the issues important to the implementation of the vision, and 3) outstanding qualifications and a high level of previous experience to accomplish the scope of work.

In accordance with the recommendations made by the Selection Committee, staff recommends that the City Council adopt a resolution approving the Agreement with KTU+A and the expenditure of \$400,000 for design services related to the Mid City Transit Gateways Project. In order to facilitate the use of the Federal TEA21 grant during the Preliminary Engineering phase of this project, staff further recommends adopting the aforementioned resolutions to 1) authorize the City Manager to accept the Program Supplement No. 155-M covering Preliminary Engineering for the Mid City Transit Gateways Project, 2) authorize the reprogramming of \$80,290 in TransNet from CIP 39-209.0 (El Cajon Boulevard Commercial Revitalization: I-805 to 54<sup>th</sup> St.) to CIP 39-232.0 (Mid City Transit Gateways Project), and 3) appropriate and authorize expenditure of \$700,00 in CIP 39-232.0, Mid City Transit Gateways Project.

#### ALTERNATIVE

1. Do not adopt the Resolutions.
2. Adopt the Resolutions with modifications.

Respectfully submitted,

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Hank Cunningham  
Director  
Community Development Department

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Approved: Bruce A. Herring  
Deputy City Manager

CUNNINGHAM/SHM

Attachments: 1. Agreement between the City and KTU+A

Note: The Attachment is not available in electronic format. A copy is available for review in the Office of the City Clerk.