



**Finance and Capital Committee**

**Action Item III-A**

**May 14, 2026**

**Procurement Activity Concurrence**



# Board Document

OVERVIEW			
<b>PRESENTATION NAME</b>	Procurement Activity Concurrence	<b>DOCUMENT NO.</b>	300124
<b>ACTION OR INFORMATION</b>	<input type="checkbox"/> Information <input checked="" type="checkbox"/> Action		
<b>STRATEGIC TRANSFORMATION PLAN GOAL</b>	<input checked="" type="checkbox"/> Service Excellence <input checked="" type="checkbox"/> Talented Teams <input checked="" type="checkbox"/> Financial & Organizational Efficiency		
<b>RESOLUTION</b>	YES		
EXECUTIVE OWNER			
<b>EXECUTIVE TEAM OWNER</b>	Rickard, David B.		
<b>DEPARTMENT</b>	Finance		
<b>DOCUMENT INITIATOR</b>	Kim, Jenny P.		
OTHER INFORMATION			
<b>COMMITTEE</b>	<input type="checkbox"/> Exec/OIG <input type="checkbox"/> Board <input type="checkbox"/> Exec/Non-OIG <input checked="" type="checkbox"/> Finance & Capital <input type="checkbox"/> Safety & Ops <input type="checkbox"/> Board (consent)	<b>COMMITTEE DATE</b>	[5/14/2026]
<b>PURPOSE/KEY HIGHLIGHTS</b>	Finance and Capital Committee concurrence is requested pursuant to Board Resolution M2025-01 for new awards of \$15 million or more, sole source contracts valued at \$500,000 or greater and change orders or modifications to existing contracts where the cumulative total of the current and all prior modifications exceeds \$1 million or 10% of the original contract amount, whichever is greater.		
<b>DISCUSSION</b>	This package includes 2 sole source awards and 4 modification actions. There are no new procurement actions in this package.		



# Board Document

	<p>The following items will come before the Finance and Capital Committee for concurrence pursuant to Resolution M2025-01.</p> <ol style="list-style-type: none"><li>1. A sole source award is proposed for MICC Comms Business Continuity to complete the final development of proprietary Metro Integrated Communications Center (MICC) Communications Section frameworks, roles/responsibilities, and training modules.</li><li>2. A sole source award is proposed for a research subscription to provide subscription-based executive research and advisory services that deliver objective third-party technology insight, supporting informed executive decision-making, risk mitigation, and alignment of enterprise digital initiatives.</li><li>3. A contract modification is proposed for Elevator ADA Shuttle Services to add funding for ADA-compliant shuttle services to address higher-than-anticipated demand driven by planned and unplanned Metrorail elevator outages.</li><li>4. A contract modification is proposed for the Bladensburg Bus Garage Replacement Project to add funding for Phase 1 miscellaneous work items needed to address fire/life safety directives, security concerns, and close-out construction activities.</li><li>5. A contract modification is proposed for Tunnel Leak Mitigation to add funding to complete tunnel leak mitigation work through curtain grouting and to extend contract duration for required access and insurance coverage, addressing water infiltration on the A-Line and B-Line.</li><li>6. A contract modification is proposed for Structural Repairs at Grosvenor and D&amp;G to add funding for three negotiated change notices required to address structural conditions encountered during rehabilitation work.</li></ol>
<b>INTERESTED PARTIES</b>	<ol style="list-style-type: none"><li>1. Jacobs Engineering Group Inc.</li><li>2. Gartner, Inc.</li><li>3. Benons, LLC</li><li>4. Hensel Phelps</li><li>5. Sovereign Hydroseal East, Inc.</li><li>6. W.M. Schlosser Co., Inc.</li></ol>
<b>RECOMMENDATION/NEXT STEPS</b>	Staff recommends Finance and Capital Committee concurrence pursuant to Board Resolution M2025-01 for all procurements included in this package.



# Board Document

<b>FUNDING IMPACT</b>	All related actions were included in the FY2026 approved budget.

Attachments:

1. Procurement Activity Concurrence- May 14, 2026, PPT
2. Procurement Activity Concurrence Package – May 14, 2026

# Procurement Activity Concurrence



**Finance and Capital Committee**

Washington Metropolitan Area Transit Authority

May 14, 2026

# Delivering Your Metro, the Way Forward

## Procurement Activities Supports all of Metro's Strategic Goals



### Service Excellence

Deliver safe, reliable, convenient, accessible, and world-class service that customers can trust across all modes.

#### Objectives of Service Excellence Goal

- **Safety and Security**
- **Reliability**
- **Convenience**



### Talented Teams

Attract, develop, and retain world-class talent where individuals feel valued, supported, and proud of their contribution.

#### Objectives of Talented Teams Goal

- **Recruitment and Retention**
- **Learning and Development**
- **Customer Service Mindset**



### Financial & Organizational Efficiency

Steward public resources and efficiently allocate resources where they drive the most value, to ensure service delivery.

#### Objectives of Financial & Organizational Efficiency Goal

- **Financial Responsibility**
- **Organizational Efficiency**
- **Energy Management**

# Categories of Procurements for Finance and Capital Committee Concurrence

## Procurement Actions for May 14, 2026

**New Procurements**

≥ \$15 Million

**Sole Source**

≥ \$500 K

**Cumulative Modifications**

≥ \$1 M or  
10% of the original award  
whichever is greater

0

2

4



Concurrence Category	Description	Strategic Alignment	Capital Program Plan	Anticipated Amount
<b>Sole Source</b>	<p><b>MICC Comms Business Continuity</b> Final development of proprietary Metro Integrated Communications Center (MICC) Communications Section frameworks, roles and responsibilities, and training modules</p> <p>Ensures continuity of operations, workforce readiness, and compliance with Washington Metrorail Safety Commission (WMSC) requirements.</p>	<p><b>Service Excellence</b></p> <p><b>Talented Teams</b></p>	N/A	<b>\$1,699,953</b>
<b>Sole Source</b>	<p><b>Gartner Research Subscription</b> Provide subscription-based executive research and advisory services that equip WMATA with objective, third-party technology insight.</p> <p>This action supports informed executive decision-making, risk mitigation, and alignment of enterprise digital initiatives.</p>	<b>Service Excellence</b>	N/A	<b>\$1,277,837</b>

Concurrence Category	Description	Strategic Alignment	Capital Program Plan	Anticipated Amount
<b>Modification</b>	<p><b>Elevator ADA Shuttle Services</b> This is the closeout for a contract that has provided American Disabilities Act (ADA) van shuttle service for planned and unplanned Metrorail elevator outages.</p> <p>Metro has evaluated cost efficiencies and will not be exercising Option Year 2. Future ADA van shuttle service for planned/unplanned elevator outages will be provided by MetroAccess.</p>	<p><b>Service Excellence</b></p> <p><b>Financial &amp; Organizational Efficiency</b></p>	<p>✓ Capital Program Part of Elevator Rehabilitation Program, supports program when elevators are out of service to continue service</p>	<b>\$566,078</b>
<b>Modification</b>	<p><b>Bladensburg Bus Garage Replacement Project</b> Phase 1 miscellaneous work items required to address fire life safety directives, security concerns, and close-out construction activities for the Bladensburg Bus Garage Replacement Project Phase 1.</p>	<p><b>Service Excellence</b></p>	<p>✓ Capital Program Supports Bladensburg Bus Garage Replacement Investment</p>	<b>\$149,106</b>
<b>Modification</b>	<p><b>Tunnel Leak Mitigation</b> Adds funding to complete tunnel leak mitigation work on the Metrorail Red Line through curtain grouting and to extend contract duration for required access and insurance coverage.</p>	<p><b>Service Excellence</b></p>	<p>✓ Capital Program Supports Tunnel Water Leak Mitigation Investment</p>	<b>\$3,151,931</b>

Concurrence Category	Description	Strategic Alignment	Capital Program Plan	Anticipated Amount
<b>Modification</b>	<p><b>Structural Repairs at Grosvenor and D&amp;G</b> Add funding for three negotiated change notices required to address structural conditions encountered during rehabilitation work.</p> <p>The consolidated actions support continued safe operations and long-term reliability of critical aerial infrastructure assets.</p>	<b>Service Excellence</b>	<p>✓ Capital Program Supports Aerial Structure Rehabilitation A</p>	<b>\$914,057</b>

# Discussion





# Procurement Summary for Finance and Capital Committee Concurrence

**Board Control Number:**

**Project Highlight:**  
 Sole source award to Jacobs Engineering Group Inc. to complete and conclude development of proprietary Metro Integrated Command & Communications Center (MICC) Communications Section frameworks, roles and responsibilities, and training modules required for safety-critical operational communications.

This action ensures continuity of operations, workforce readiness, and compliance with Washington Metrorail Safety Commission (WMSC) requirements.

SUMMARY INFORMATION							
<b>Vendor Name</b> Jacobs Engineering Group Inc.	<b>Contract No</b> CCSCM266199						
<b>Description</b> WMATA requires continuation and completion of proprietary MICC Communications Section operational architecture, training materials, and in-flight deliverables that were originally developed by Jacobs Engineering Group Inc.							
This action is required to support WMSC regulatory compliance, ensure continuity of operations during ongoing organizational transformation, and mitigate operational, schedule, and financial risks..							
<b>Category</b> <input type="checkbox"/> New Award <input checked="" type="checkbox"/> Sole Source <input type="checkbox"/> Modification <input type="checkbox"/> Other							
<b>Total Amount Details</b>	<b>Total Amount</b> \$1,699,953						
<b>New Award</b> <input type="checkbox"/> \$15M+ <input type="checkbox"/> \$30M+ <input type="checkbox"/> \$50M+ <input type="checkbox"/> \$100M+ <input type="checkbox"/> \$200M+							
<b>Sole Source or Modification</b> <input type="checkbox"/> \$500k+ <input checked="" type="checkbox"/> \$1M+ <input type="checkbox"/> \$5M+ <input type="checkbox"/> \$10M+ <input type="checkbox"/> \$50M+							
<b>Contract Term (including Options, if any)</b> Two (2) years: No Options							
<b>Option(s) included in Total Amount?</b> <input type="checkbox"/> Yes <input type="checkbox"/> No							
Award Details:							
<table border="1"> <thead> <tr> <th>Period</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>Base Period (2) Years</td> <td>\$1,699,952.62</td> </tr> <tr> <td>Total</td> <td>\$1,699,952.62</td> </tr> </tbody> </table>		Period	Amount	Base Period (2) Years	\$1,699,952.62	Total	\$1,699,952.62
Period	Amount						
Base Period (2) Years	\$1,699,952.62						
Total	\$1,699,952.62						
<b>Renewal?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No							
<b>Procurement Type</b> <input type="checkbox"/> Competitive <input checked="" type="checkbox"/> Non-Competitive							
<b>Solicitation Type</b> <input checked="" type="checkbox"/> RFP <input type="checkbox"/> IFB <input type="checkbox"/> COOP <input type="checkbox"/> Other:							
<b>Small Business Program</b> <input type="checkbox"/> DBE <input type="checkbox"/> MBE <input type="checkbox"/> SBE <input checked="" type="checkbox"/> N/A <input type="checkbox"/> ___%							
<b>Funding Source</b> <input checked="" type="checkbox"/> Operating <input type="checkbox"/> Capital (Fed) <input type="checkbox"/> Capital (Non-Fed)							
<b>Note:</b> Funding source may change based on business needs.							

## Alignment to Strategic Transformation Plan (STP)

This action advances Service Excellence by strengthening safety-critical operational communications that directly support reliable service delivery and customer trust across all modes. Completion of standardized communications frameworks, procedures, and training reduces operational risk, improves response consistency, and supports compliance with regulatory safety requirements.

The procurement also supports the Talented Teams pillar by investing in workforce development through finalized training curricula, clearly defined roles and responsibilities, and improved organizational alignment within the MICC Communications Section. These outcomes enhance employee readiness, ensure smoother organizational transitions, and equip personnel to deliver clear, timely, and accurate customer communications.



# Procurement Summary for Finance and Capital Committee Concurrence

## Program Office Summary

The MICC is Metro's primary operations center. Housed in the Eisenhower Building's state-of-the-art facilities, the MICC combines capabilities from Bus, Rail, Infrastructure, Safety, Power, and Critical Desks to help Metro become the region's trusted way to move more people safely and sustainably.

The MICC Communications Section is responsible for monitoring social media and transit operations to deliver timely, accurate and consistent status information on bus and rail systems to our internal and external customers. The Section also monitors and coordinates Metrorail station operations.

In 2024, after standing up the MICC and making some key leadership hires, leadership shifted focused to developing critical training for Communications Agents (existing position) and Public Communications Coordinators (new positions) who are required to have certifications as part of their roles. This training was developed with the assistance of skilled experts, and development of training modules is still underway to refine roles and responsibilities, as well as build out training for managers and the Command Line to foster understanding and continuity. The following is the sole source objective:

- Support Metro's Strategic Transformation Plan pillars with a focus on Service Excellence and Talented Teams.
- Enhance customer experience through improved communication with the customer.
- Optimize CCS organizational structures to better align communications with customer journey touchpoints.
- Invest in workforce development and training to support customer-centric solutions, which is aligned with the future Training Center of Excellence.
- Support technology integration to optimize processes within the MICC.
- Support the Communication Section in responding to organizational changes that impact operational service.

The procurement seeks to deliver the following deliverables:

- Optimize the reporting structure through workshops and assessments,
- Leveraging technology for customer messaging solutions for the Communications Section,
- Service-design roadmap for the offices and teams,
- Evaluate hiring needs for the office to further refine the organizational structure based on maturity as the organization grows,
- Creating and updating guidance documents and manuals like the Metro Alerts guidelines, Public Communications Coordinator manual, Communications Agent manual, Everbridge manual, etc.,
- Establishing performance markers for CCS teams that support operational service,
- Creating transition planning for the teams to take ownership of work products and documentation,
- Investing in training material development and upskilling the workforce,
- Supporting the Communications Section to become self-sufficient and more efficient,



## **Procurement Summary for Finance and Capital Committee Concurrence**

- Preparing a launching pad for the restructuring of the Communications Section to support a maturing MICC organization, by preparing job descriptions, conducting workload assessments, proposing redistribution of functions, updating communications flows, updating the standard operating procedures, updating the training material and job aids, etc., for when the station manager oversight functions transfer to the Station Manager Desk per APTA recommendations.

### **Procurement Process Discussion**

This procurement was conducted as a noncompetitive sole source action pursuant to a Determination & Findings (D&F) approved for legal sufficiency on December 16, 2025. The D&F documents that Jacobs is the only vendor capable of completing the required proprietary work due to its unique institutional knowledge, authorship of all existing MICC communications frameworks, and ownership of in-flight deliverables.

A sole source Request for Proposal (RFP) was issued to Jacobs on February 12, 2026, with proposals due February 26, 2026. Jacobs submitted a proposal in accordance with the solicitation requirements. The Technical Evaluation Team convened on March 17, 2026 and completed evaluations on April 7, 2026, rating Jacobs's technical proposal as exceptional.

PRMT conducted a price analysis and determined the proposed pricing to be fair and reasonable. Jacobs is a responsible vendor with demonstrated technical expertise and familiarity with MICC operational requirements. Pricing will remain subject to post-award review and audit by WMATA's Office of Inspector General in accordance with standard oversight practices.

### **Recommendation for Finance and Capital Concurrence**

Finance and Capital Committee concurrence is requested pursuant to Board Resolution M2025-01 for a sole source contract award valued at \$1,699,952.62, exceeding the \$500,000 FCC concurrence threshold for sole source actions. Recommend concurrence to award Contract No. CCSCM266199 to Jacobs Engineering Group Inc. for MICC Communications training and business continuity services.



# Procurement Summary for Finance and Capital Committee Concurrence

**Board Control Number:**

**Project Highlight:**  
 Sole source award to Gartner, Inc. to provide subscription-based executive research and advisory services that equip the Office of Digital Modernization leadership team with objective, third-party technology insight.

This action supports informed executive decision-making, risk mitigation, and alignment of enterprise digital initiatives including cloud transformation, cybersecurity maturity, ERP modernization, and emerging technologies such as artificial intelligence. Gartner provides a dual-layered subscription model with specialized research services specifically designed to drive strategic leadership, as well as general information service for organizational-wide knowledge sharing.

SUMMARY INFORMATION											
<b>Vendor Name</b> Gartner, Inc.	<b>Contract No</b> CIT01266200										
<b>Description</b> WMATA seeks to procure Gartner Executive Programs research subscriptions for the Chief Digital Officer and the Digital Modernization leadership team. These subscription-based services provide proprietary technology research, executive advisory services, peer benchmarking, and facilitated workshops tailored to complex public-sector digital transformation environments.											
<b>Category</b> <input type="checkbox"/> New Award <input checked="" type="checkbox"/> Sole Source <input type="checkbox"/> Modification <input type="checkbox"/> Other											
<b>Total Amount Details</b> <b>New Award</b> <input type="checkbox"/> \$15M+ <input type="checkbox"/> \$30M+ <input type="checkbox"/> \$50M+ <input type="checkbox"/> \$100M+ <input type="checkbox"/> \$200M+	<b>Total Amount</b> \$1,277,837										
<b>Sole Source or Modification</b> <input type="checkbox"/> \$500k+ <input checked="" type="checkbox"/> \$1M+ <input type="checkbox"/> \$5M+ <input type="checkbox"/> \$10M+ <input type="checkbox"/> \$50M+											
<b>Contract Term (including Options, if any)</b> One (1) year base with two (2) one-year options											
<b>Option(s) included in Total Amount?</b> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No Award Details:											
<table border="1"> <thead> <tr> <th>Period</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>Base Year</td> <td>\$405,341.00</td> </tr> <tr> <td>Option Year 1</td> <td>\$425,605.00</td> </tr> <tr> <td>Option Year 2</td> <td>\$446,891.00</td> </tr> <tr> <td>Total</td> <td>\$1,227,837.00</td> </tr> </tbody> </table>		Period	Amount	Base Year	\$405,341.00	Option Year 1	\$425,605.00	Option Year 2	\$446,891.00	Total	\$1,227,837.00
Period	Amount										
Base Year	\$405,341.00										
Option Year 1	\$425,605.00										
Option Year 2	\$446,891.00										
Total	\$1,227,837.00										
<b>Renewal?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No											
<b>Procurement Type</b> <input type="checkbox"/> Competitive <input checked="" type="checkbox"/> Non-Competitive											
<b>Solicitation Type</b> <input checked="" type="checkbox"/> RFP <input type="checkbox"/> IFB <input type="checkbox"/> COOP <input type="checkbox"/> Other:											
<b>Small Business Program</b> <input type="checkbox"/> DBE <input type="checkbox"/> MBE <input type="checkbox"/> SBE <input checked="" type="checkbox"/> N/A <input type="checkbox"/> ___%											
<b>Funding Source</b> <input type="checkbox"/> Operating <input type="checkbox"/> Capital (Fed) <input checked="" type="checkbox"/> Capital (Non-Fed) <b>Note:</b> Funding source may change based on business needs.											

## Alignment to Strategic Transformation Plan (STP)

This action advances Service Excellence by enabling technology strategies that improve reliability, safety, and customer experience through modernized systems and data-driven decision-making. Gartner research supports objective validation of initiatives that directly affect frontline service outcomes. The procurement supports Talented Teams by providing executive-level coaching, leadership enablement, and best-practice frameworks for IT governance and talent management, strengthening organizational capability to lead complex change. This action also supports Financial & Organizational Efficiency by reducing investment risk, improving lifecycle cost management, and enabling informed prioritization of digital initiatives through independent market intelligence, benchmarking, and peer comparison.



## **Procurement Summary for Finance and Capital Committee Concurrence**

### **Program Office Summary**

This procurement is intended to provide the Chief Digital Officer (CDO) and his leadership team access to Gartner’s technology research, peer benchmarking, and team-based workshops. This will include: Objective, third-party validation of technical strategies. Executive-level coaching to drive organizational change management. Market intelligence on emerging technologies (including AI and Autonomous Systems). Best-practice frameworks for IT governance and talent management. These services will help reduce risk and accelerate decision making while implementing complex initiatives such as Cloud Strategy, Cybersecurity maturity, and Rail Modernization automation in support of WMATA’s Strategic Transformation Plan.

### **Procurement Process Discussion**

This procurement was conducted as a noncompetitive sole source action pursuant to a Determination & Findings approved for legal sufficiency on December 29, 2025. Gartner, Inc. is the exclusive provider of Gartner Executive Programs and associated proprietary research, analyst access, and advisory services. No other vendor can provide equivalent Gartner intellectual property, research methodologies, peer data, or analyst engagement. The procurement utilizes Gartner’s General Services Administration (GSA) Schedule contract, ensuring compliance with WMATA Best Practice Manual requirements while providing streamlined ordering and pricing determined to be fair and reasonable. A sole source notice was posted to GSA eBuy, and a Request for Proposals was issued directly to Gartner. Pricing was evaluated and validated against GSA Schedule rates and historical subscription benchmarks.

### **Recommendation for Finance and Capital Concurrence**

Finance and Capital Committee concurrence is requested pursuant to Board Resolution M2025-01 for a sole source contract award with a total value not-to-exceed \$1,277,837, inclusive of all option periods, exceeding the \$500,000 FCC concurrence threshold for sole source actions. Recommend concurrence to award Contract No. CIT01266200 to Gartner, Inc. for Executive Research and Advisory Subscriptions supporting WMATA’s Digital Modernization program.



# Procurement Summary for Finance and Capital Committee Concurrence

**Board Control Number:**

**Project Highlight:**  
 These are the final modifications and closeout of Contract FBPLN222297-SV that has provided American Disabilities Act (ADA) van shuttle service for planned and unplanned Metrorail elevator outages.

SUMMARY INFORMATION											
<b>Vendor Name</b> Benons, LLC	<b>Contract No</b> FBPLN222297-SV										
<b>Description</b> These are the final modifications and closeout of Contract FBPLN222297-SV that has provided American Disabilities Act (ADA) van shuttle service for planned and unplanned Metrorail elevator outages.											
<b>Category</b> <input type="checkbox"/> New Award <input type="checkbox"/> Sole Source <input checked="" type="checkbox"/> Modification <input type="checkbox"/> Other											
<b>Total Amount Details</b>	<b>Total Amount</b> \$566,078										
<b>New Award</b> <input type="checkbox"/> \$15M+ <input type="checkbox"/> \$30M+ <input type="checkbox"/> \$50M+ <input type="checkbox"/> \$100M+ <input type="checkbox"/> \$200M+											
<b>Sole Source or Modification</b> <input checked="" type="checkbox"/> \$500k+ <input type="checkbox"/> \$1M+ <input type="checkbox"/> \$5M+ <input type="checkbox"/> \$10M+ <input type="checkbox"/> \$50M+											
<b>Contract Term (including Options, if any)</b> Three (3) year base period with two (2) one-year options											
<b>Option(s) included in Total Amount?</b> <input type="checkbox"/> Yes <input type="checkbox"/> No											
Award Details:											
<table border="1"> <thead> <tr> <th>Period</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>Base Period</td> <td>\$639,673.20</td> </tr> <tr> <td>Option Year 1</td> <td>\$226,152.00</td> </tr> <tr> <td>Option Year 2</td> <td>\$232,932.00</td> </tr> <tr> <td>Total</td> <td>\$1,098,748.20</td> </tr> </tbody> </table>		Period	Amount	Base Period	\$639,673.20	Option Year 1	\$226,152.00	Option Year 2	\$232,932.00	Total	\$1,098,748.20
Period	Amount										
Base Period	\$639,673.20										
Option Year 1	\$226,152.00										
Option Year 2	\$232,932.00										
Total	\$1,098,748.20										
<b>Renewal?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No											
<b>Procurement Type</b> <input checked="" type="checkbox"/> Competitive <input type="checkbox"/> Non-Competitive											
<b>Solicitation Type</b> <input type="checkbox"/> RFP <input checked="" type="checkbox"/> IFB <input type="checkbox"/> COOP <input type="checkbox"/> Other:											
<b>Small Business Program</b> <input type="checkbox"/> DBE <input type="checkbox"/> MBE <input type="checkbox"/> SBE <input checked="" type="checkbox"/> N/A <input type="checkbox"/> ___%											
<b>Funding Source</b> <input type="checkbox"/> Operating <input checked="" type="checkbox"/> Capital (Fed) <input type="checkbox"/> Capital (Non-Fed) <b>Note:</b> Funding source may change based on business needs.											

## Alignment to Strategic Transformation Plan (STP)

Service Excellence: Preserves system accessibility and ensures customers with disabilities continue to receive reliable, equitable access to Metrorail service during elevator outages.

## Program Office Summary

These are the final modifications and closeout of contract FBPLN222297-SV that has provided ADA van shuttle service when Metrorail elevators are out of service due to planned replacements, refurbishments, or emergency repairs, to ensure customers with disabilities maintain full access to the system. Metro has evaluated cost efficiencies and will not be exercising Option Year 2. Future ADA van shuttle service for planned/unplanned elevator outages will be provided by MetroAccess.



## **Procurement Summary for Finance and Capital Committee Concurrence**

### **Procurement Process Discussion**

Contract FBPLN222297-SV was competitively awarded to Benons, LLC on October 28, 2022, following the issuance of an Invitation for Bids under full and open competition. One bid was received and, upon review, was determined to be responsive and responsible in accordance with the solicitation requirements.

The base contract term was October 1, 2022 through September 30, 2025, with two (2) one-year option periods. The contract is currently in Option Year 1, ending September 30, 2026. Adding funding for modification 5 and 6 totaling \$566,078.00 is required to closeout this contract. The scope and pricing of these modifications has been reviewed and determined to be fair, reasonable, and consistent with the original competitively awarded contract. Following approval of Modification 5 and 6, the total cumulative contract value will be \$3,391,602.30.

### **Recommendation for Finance and Capital Concurrence**

Finance and Capital Committee concurrence is requested pursuant to Board Resolution M2025-01 for Modifications 5 and 6 to Contract No. FBPLN222297-SV. Recommend concurrence to approve Modifications 5 and 6 in the amount of \$566,078 to Benons, LLC for closeout of this contract.



# Procurement Summary for Finance and Capital Committee Concurrence

**Board Control Number:**

**Project Highlight:**  
 This modification to Contract No. FQ19144B with Hensel Phelps Construction Company consolidates multiple remaining Phase 1 miscellaneous work items required to address fire life safety directives, security concerns, and close-out construction activities for the Bladensburg Bus Garage Replacement Project.

SUMMARY INFORMATION					
<b>Vendor Name</b> Hensel Phelps	<b>Contract No</b> FQ19144B				
<b>Description</b> This action includes one contract modification with multiple-change orders. The change orders consist of miscellaneous items necessary to complete the Phase 1 portion of the work for replacement of the Bladensburg Bus Garage.					
<b>Category</b> <input type="checkbox"/> New Award <input type="checkbox"/> Sole Source <input checked="" type="checkbox"/> Modification <input type="checkbox"/> Other					
<b>Total Amount Details</b>	<b>Total Amount</b> \$149,106				
<b>New Award</b> <input type="checkbox"/> \$15M+ <input type="checkbox"/> \$30M+ <input type="checkbox"/> \$50M+ <input type="checkbox"/> \$100M+ <input type="checkbox"/> \$200M+					
<b>Sole Source or Modification</b> <input checked="" type="checkbox"/> \$500k+ <input type="checkbox"/> \$1M+ <input type="checkbox"/> \$5M+ <input type="checkbox"/> \$10M+ <input type="checkbox"/> \$50M+					
<b>Contract Term (including Options, if any)</b> July 9, 2020 - August 17, 2027 (2,595 Calendar Days)					
<b>Option(s) included in Total Amount?</b> <input type="checkbox"/> Yes <input type="checkbox"/> No					
Award Details:					
	<table border="1"> <thead> <tr> <th>Period</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>Base Period</td> <td>\$6,157,000</td> </tr> </tbody> </table>	Period	Amount	Base Period	\$6,157,000
Period	Amount				
Base Period	\$6,157,000				
<b>Renewal?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					
<b>Procurement Type</b> <input checked="" type="checkbox"/> Competitive <input type="checkbox"/> Non-Competitive					
<b>Solicitation Type</b> <input checked="" type="checkbox"/> RFP <input type="checkbox"/> IFB <input type="checkbox"/> COOP <input type="checkbox"/> Other:					
<b>Small Business Program</b> <input checked="" type="checkbox"/> DBE <input type="checkbox"/> MBE <input type="checkbox"/> SBE <input type="checkbox"/> N/A <input type="checkbox"/> 18.23%					
<b>Funding Source</b> <input type="checkbox"/> Operating <input checked="" type="checkbox"/> Capital (Fed) <input type="checkbox"/> Capital (Non-Fed)					
<b>Note:</b> Funding source may change based on business needs.					

## Alignment to Strategic Transformation Plan (STP)

Service Excellence: Ensures the Bladensburg Bus Garage Project is delivered with fully compliant fire life safety systems, secure facilities, and reliable infrastructure. The resulting improvements directly contribute to reliable service delivery and reinforce WMATA’s commitment to providing safe, high-quality transit service that customers can trust.

## Program Office Summary

This modification to Contract No. FQ19144B incorporates the following remaining miscellaneous items to complete the work under the Phase 1 portion of the contract: 1. Change ceiling from a grid ceiling to a gypsum ceiling in the private bathrooms to mitigate a security concern; 2. Replace two 4-way vertical Fire Department Connections (FDCs) with 6-way horizontal units as directed by the WMATA Fire Marshal; 3. Architectural modifications to demountable partitions; 4. Remove Door 2012A and associated frame at the mezzanine reception area to address life safety concern by WMATA Fire Marshal; 5. Sprinkler pipe painting work due to a WMATA Fire Marshal directive; 6. Furnish and install temporary generator to restore power to the existing guard booth on 26th Street and additional tv brackets at ground level and mezzanine of maintenance building.



## **Procurement Summary for Finance and Capital Committee Concurrence**

### **Procurement Process Discussion**

Contract No. FQ19144B was competitively awarded following a Request for Proposals (RFP) process for the replacement of the Bladensburg Bus Garage, a complex, multi-phase facility incorporating maintenance, parking, and support functions. At award in July 2020, the contract was executed for \$6.16 million for Phase 1 pre-construction services, with subsequent authorization of Phase 2 construction through a Guaranteed Maximum Price (GMP) as design and scope matured.

As the project progressed through design development and construction, the contract was incrementally modified to address scope evolution, regulatory directives, differing site conditions, emerging fire life safety and security requirements, and operational constraints identified during execution, while remaining within the overall intent of delivering a fully functional, code-compliant replacement bus garage. These conditions could not have been fully defined at the time of the initial Phase 1 award. Modifications executed to date have primarily addressed the following recurring drivers:

- Design development and scope refinement, including Battery Electric Bus (BEB) infrastructure, parking garage reconfiguration, stormwater redesign, and structural and architectural adjustments required as design advanced from concept to construction.
- Differing site conditions, including subsurface soil conditions and unforeseen constructability constraints encountered during excavation and foundation work.
- Fire life safety and security directives, including revisions directed by the WMATA Fire Marshal and security stakeholders to ensure code compliance, operational safety, and secure facilities.
- Operational impacts and schedule considerations, including Revenue Service Adjustments (RSAs), time impact analyses, and associated sequencing changes required to safely execute work while maintaining surrounding operations.
- Owner-directed changes and close-out activities, including miscellaneous Phase 1 completion items necessary to close out work and support continued progress toward Phase 2 completion.

These modifications were implemented incrementally as conditions were identified and validated, allowing WMATA to maintain appropriate oversight, confirm scope necessity, and negotiate costs determined to be fair and reasonable in accordance with contract requirements. The incremental approach ensured continued progress of the project while managing risk and preserving alignment with approved funding and governance thresholds.

### **Recommendation for Finance and Capital Concurrence**

Finance and Capital Committee concurrence is requested pursuant to Board Resolution M2025-01 for a modification valued at \$149,106. The cumulative value of all modifications now totals \$304,339,287, which exceeds the greater of \$1,000,000 or 10% of the original contract award of \$6,157,000, triggering FCC concurrence. The total contract value following approval of this modification will be \$310,496,287. Recommend concurrence to execute this modification to Contract FQ19144B with Hensel Phelps



## **Procurement Summary for Finance and Capital Committee Concurrence**

Construction Company for consolidated Phase 1 close-out work addressing fire life safety, security, and remaining miscellaneous construction activities.



# Procurement Summary for Finance and Capital Committee Concurrence

<b>Board Control Number:</b>
<b>Project Highlight:</b> This modification to Contract No. FIRPG211179 with Sovereign Hydroseal East, Inc. provides additional scope, funding, and time to complete tunnel leak mitigation work on the Metrorail Red Line and to maintain required site access and insurance coverage necessary to support construction activities.

SUMMARY INFORMATION					
<b>Vendor Name</b> Sovereign Hydroseal East, Inc.	<b>Contract No</b> FIRPG211179				
<b>Description</b> This modification adds scope and funding to complete tunnel leak mitigation work through chemical curtain grouting and extends the contract duration to maintain required access and insurance coverage.					
<b>Category</b> <input type="checkbox"/> New Award <input type="checkbox"/> Sole Source <input checked="" type="checkbox"/> Modification <input type="checkbox"/> Other					
<b>Total Amount Details</b>	<b>Total Amount</b> \$3,151,931				
<b>New Award</b> <input type="checkbox"/> \$15M+ <input type="checkbox"/> \$30M+ <input type="checkbox"/> \$50M+ <input type="checkbox"/> \$100M+ <input type="checkbox"/> \$200M+					
<b>Sole Source or Modification</b> <input type="checkbox"/> \$500k+ <input checked="" type="checkbox"/> \$1M+ <input type="checkbox"/> \$5M+ <input type="checkbox"/> \$10M+ <input type="checkbox"/> \$50M+					
<b>Contract Term (including Options, if any)</b> January 27, 2022 – July 1, 2026					
<b>Option(s) included in Total Amount?</b> <input type="checkbox"/> Yes <input type="checkbox"/> No					
Award Details:					
	<table border="1"> <thead> <tr> <th>Period</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>Base Period</td> <td>\$16,584,683</td> </tr> </tbody> </table>	Period	Amount	Base Period	\$16,584,683
Period	Amount				
Base Period	\$16,584,683				
<b>Renewal?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					
<b>Procurement Type</b> <input checked="" type="checkbox"/> Competitive <input type="checkbox"/> Non-Competitive					
<b>Solicitation Type</b> <input checked="" type="checkbox"/> RFP <input type="checkbox"/> IFB <input type="checkbox"/> COOP <input type="checkbox"/> Other:					
<b>Small Business Program</b> <input checked="" type="checkbox"/> DBE <input type="checkbox"/> MBE <input type="checkbox"/> SBE <input type="checkbox"/> N/A <input type="checkbox"/> 16.2%					
<b>Funding Source</b> <input type="checkbox"/> Operating <input checked="" type="checkbox"/> Capital (Fed) <input type="checkbox"/> Capital (Non-Fed)					
<b>Note:</b> Funding source may change based on business needs.					

## Alignment to Strategic Transformation Plan (STP)

Service Excellence: Restores and preserves tunnel integrity through effective mitigation of water infiltration, ensuring safe, reliable, and durable infrastructure. Completion of the additional grouting work reduces the risk of future service disruptions and supports long-term asset reliability.

## Program Office Summary

This modification provides additional scope, funding, and time necessary to complete tunnel leak mitigation work and to maintain required site access and insurance coverage. The work supports continued protection of tunnel infrastructure by addressing groundwater infiltration through chemical curtain grouting. This chemical grouting work is for two locations on the Metrorail Red Line: (1) between Tenleytown and Friendship Heights, and (2) between Forest Glen and Silver Spring.

One portion of the modification addresses additional chemical grouting required after a large void was identified behind the tunnel walls within the project limits. The additional work was performed along both operating tracks serving train movements in each direction and was necessary to fully treat the affected areas and achieve the required dryness criteria to support the contract’s five-year warranty.



## **Procurement Summary for Finance and Capital Committee Concurrence**

The modification also includes additional contractor general conditions and insurance coverage associated with extending the contract completion date from November 2, 2025 to July 1, 2026. The extension was required due to limitations on track access and the need to accommodate Revenue Service Adjustments necessary to safely complete drilling and grouting activities within the affected tunnel segments.

### **Procurement Process Discussion**

Contract No. FIRPG211179 was competitively awarded following a Request for Proposals (RFP) process. At award in January 2022, the contract was executed for \$16.6 million based on available information and anticipated site conditions. As construction progressed within active tunnel environments, the contract was incrementally modified to address conditions encountered during performance that could not have been reasonably anticipated at the time of award.

Modification 27 (Metrorail Red Line Chemical Grout): The cost includes the labor, materials, and equipment to drill and inject chemical grout behind the Metrorail Red Line tunnel walls on both tracks between Chain Markers 488+00 and 502+00. The contractor's proposal is in the amount of \$1,036,288.00 while WMATA Independent Cost Estimate (ICE) is in the amount of \$1,420,185.00. Review of the proposal and comparison to the ICE resulted in reductions to contractor proposal based on supporting documentation to arrive at the settlement amount of \$980,000.00.

Modification 28 (Extended General Conditions & Insurance Coverage): The cost includes the contractor general conditions, general insurance, and railroad insurance coverage necessary to extend the contract completion date from November 2, 2025 to July 1, 2026. The contractor's proposal is in the amount of \$3,122,363.71 while WMATA ICE is in the amount of \$3,725,000.00. Review of the proposal & insurance policies and comparison to the ICE and actual payments made for the extended insurance coverage resulted in reductions to contractor proposal based on supporting documentation to arrive at the settlement amount of \$2,171,930.83.

### **Recommendation for Finance and Capital Concurrence**

Finance and Capital Committee concurrence is requested pursuant to Board Resolution M2025-01 for two modifications to Contract No. FIRPG211179 valued at respectively \$980,000.00 and \$2,171,930.83 for a total of \$3,151,930.83. Recommend approval of these modifications to Sovereign Hydroseal East, Inc. in the amount of \$3,151,930.83.



# Procurement Summary for Finance and Capital Committee Concurrence

**Board Control Number:**

**Project Highlight:**

This modification to Contract No. FIRPG211113 with W.M. Schlosser Co., Inc. adds funding and scope to address additional structural repair work identified during construction on the Grosvenor and D&G Aerial Structures.

**SUMMARY INFORMATION**

<b>Vendor Name</b> W.M. Schlosser Co., Inc.	<b>Contract No</b> FIRPG211113				
<b>Description</b> This modification adds funding and scope to address additional structural repair work identified during construction on the Grosvenor and D&G Aerial Structures.					
<b>Category</b> <input type="checkbox"/> New Award <input type="checkbox"/> Sole Source <input checked="" type="checkbox"/> Modification <input type="checkbox"/> Other					
<b>Total Amount Details</b> <b>New Award</b> <input type="checkbox"/> \$15M+ <input type="checkbox"/> \$30M+ <input type="checkbox"/> \$50M+ <input type="checkbox"/> \$100M+ <input type="checkbox"/> \$200M+	<b>Total Amount</b> \$914,057				
<b>Sole Source or Modification</b> <input type="checkbox"/> \$500k+ <input type="checkbox"/> \$1M+ <input type="checkbox"/> \$5M+ <input type="checkbox"/> \$10M+ <input type="checkbox"/> \$50M+					
<b>Contract Term (including Options, if any)</b> April 8, 2021 – December 22, 2022; Extension through December 22, 2025					
<b>Option(s) included in Total Amount?</b> <input type="checkbox"/> Yes <input type="checkbox"/> No Award Details:					
<table border="1"> <thead> <tr> <th>Period</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>Base Period</td> <td>\$49,427,000</td> </tr> </tbody> </table>		Period	Amount	Base Period	\$49,427,000
Period	Amount				
Base Period	\$49,427,000				
<b>Renewal?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No					
<b>Procurement Type</b> <input checked="" type="checkbox"/> Competitive <input type="checkbox"/> Non-Competitive					
<b>Solicitation Type</b> <input checked="" type="checkbox"/> RFP <input type="checkbox"/> IFB <input type="checkbox"/> COOP <input type="checkbox"/> Other:					
<b>Small Business Program</b> <input checked="" type="checkbox"/> DBE <input type="checkbox"/> MBE <input type="checkbox"/> SBE <input type="checkbox"/> N/A <input type="checkbox"/> 22%					
<b>Funding Source</b> <input type="checkbox"/> Operating <input type="checkbox"/> Capital (Fed) <input checked="" type="checkbox"/> Capital (Non-Fed) <b>Note:</b> Funding source may change based on business needs.					

## Alignment to Strategic Transformation Plan (STP)

Service Excellence: Ensures aerial structures are rehabilitated to meet updated structural performance standards, improving long-term safety, reliability, and durability. Completion of these corrective actions reduces future maintenance risk and supports uninterrupted passenger service.

## Program Office Summary

These three modifications 75, 76 and 77 address structural conditions encountered during rehabilitation work on the Grosvenor and D&G Aerial Structures. Modification 75: addresses the additional crack repair at Grosvenor and D&G Aerial Structure piers deemed necessary by WMATA Track Engineers to repair all cracks between 0.012 to 0.024 inches wide. Modification 76: addresses the need to repair existing concrete spall repairs at the expansion joints on the deck of the Grosvenor Aerial Structure. Modification 77: addresses the need to replace existing bridge bearing shim plates at D&G Aerial Structure Pier D2847 that had deteriorated and out lived their life expectancy.



## Procurement Summary for Finance and Capital Committee Concurrence

### Procurement Process Discussion

Contract No. FIRPG211113 was competitively awarded following a Request for Proposals (RFP) process to perform structural rehabilitation work across multiple WMATA aerial structures, including the Grosvenor and D&G Aerial Structures. At award in April 2021, the contract was executed for \$49.4 million based on the information available at the time and anticipated site conditions.

As construction progressed, the contract was incrementally modified to address field-verified structural conditions, design refinements, access constraints, and operational impacts that could not have been fully defined prior to construction, while remaining within the original scope and intent of the contract. These modifications were required to ensure that rehabilitation work met updated structural performance standards and addressed deterioration discovered during invasive inspections and active construction. Prior modifications have principally addressed recurring drivers, including:

- Unanticipated structural conditions, such as additional cracking, spalls, drainage deficiencies, pier repairs, and bearing component deterioration identified during rehabilitation activities.
- Design clarifications and constructability adjustments necessary to safely execute repairs in constrained aerial environments.
- Access limitations and Revenue Service Adjustments (RSAs), which resulted in schedule impacts, work sequencing changes, and associated contractor delays.
- Contract time extensions, including no-cost extensions, necessary to complete work safely while maintaining active rail operations.

Modifications were executed incrementally as conditions were validated in the field, enabling WMATA to maintain appropriate oversight, confirm the necessity of added scope, and negotiate costs determined to be fair and reasonable at each stage. Each modification supported the safe advancement of construction, protection of critical infrastructure, and continued delivery of the rehabilitation program.

For PICO 4724-MOD 75, the contractor proposed \$998,785.82 while WMATA's Independent Cost Estimate (ICE) was \$931,128.00. Review of supporting documentation and comparison to the ICE resulted in negotiated reductions to a fair and reasonable settlement amount of \$873,775.00.

For PICO 4892-MOD 76, work was performed on a time-and-materials basis with detailed project records. Costs were reviewed and determined fair and reasonable, resulting in a settlement amount of \$6,205.00.

For PICO 4893-MOD 77, the contractor proposed \$37,855.00 compared to a WMATA ICE of \$65,000.00. Review and validation of pricing resulted in a negotiated settlement of \$34,077.00.



## **Procurement Summary for Finance and Capital Committee Concurrence**

### **Recommendation for Finance and Capital Concurrence**

Finance and Capital Committee concurrence is requested pursuant to Board Resolution M2025-01 for three consolidated modifications to Contract No. FIRPG211113 with a total value of \$914,057, consisting of PICO 4724-MOD 75 in the amount of \$873,775, PICO 4892-MOD 76 in the amount of \$6,205, and PICO 4893-MOD 77 in the amount of \$34,077. The cumulative value of all modifications now totals \$26,822,583, which exceeds the greater of \$1,000,000 or 10% of the original contract award of \$49,427,000, triggering FCC concurrence. The total contract value following approval of this modification will be \$76,249,583. Recommend concurrence to execute this modification to Contract FIRPG211113 with W.M. Schlosser Co., Inc. for additional aerial structure rehabilitation work at the Grosvenor and D&G Aerial Structures.