

DOWNTOWN TUNNEL / MIDTOWN TUNNEL / MLK EXTENSION
Solicitation for Proposals, May 2008
VDOT Responses to Offeror Questions
August 28, 2008

No.	Issue	SFP Section	Question / Comment
1.	Toll Feasibility Study	Industry Briefing	<p>At the Industry Briefing held 4/27/2007 a Toll Feasibility Study was being prepared for release in May, 2007. Please furnish the full report as part of the reference documents.</p> <p><i>VDOT is currently determining the status of the Toll Feasibility Study and will provide more information regarding its status on the official Project Webpage.</i></p>
2.	Forms	General	<p>Would VDOT consider making word version of all forms part of this SFP available to interested parties by publishing them in the official Project Webpage?</p> <p><i>Yes. The forms will be posted on the official Project Webpage.</i></p>
3.	Existing conditions reports	General	<p>Please release all available existing conditions reports and maintenance records for the Downtown Tunnel and the Midtown Tunnel.</p> <p><i>VDOT will provide these reports and records to firms complying with Section 4.5 of the SFP.</i></p>
4.	Authority Having Jurisdiction	2.4, page 8	<p>With respect to fire and life safety issues in all of the tunnel tubes, please identify the “Authority Having Jurisdiction” (AHJ).</p> <p><i>The AHJ is VDOT’s Chief Engineer, who has authority pertaining to the scope of the proposed modifications.</i></p>
5.	Environmental Studies	2.6, page 9	<p>Status of new Environmental assessment for MLK Freeway Extension?</p> <p><i>The status is as follows:</i></p> <ul style="list-style-type: none"> <i>• The Environmental Assessment (EA) and Draft Section 4(f) Evaluation signed by FHWA April 7, 2008</i> <i>• Commonwealth Transportation Board (CTB) meeting anticipated September 2008</i> <i>• Revised EA and final Section 4(f) Evaluation submitted to FHWA anticipated October 2008</i> <i>• Finding of No Significant Impact (FONSI) issued by FHWA anticipated November 2008</i>
6.	Toll Agreement	2.6, page 10	<p>Status of the Tolling and Pricing Opportunities Expression of Interest to FHWA?</p> <p><i>Submitted to and acknowledged by FHWA. Tolling authority is anticipated to be pursued under the Value Pricing Pilot program.</i></p>

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7.	Date to apply tolls	2.6, page 10	<p>Please clarify the date allowed or the criteria to be satisfied before tolls can be collected on each of the following: Downtown Tunnel, Midtown Tunnel, MLK Extension.</p> <p><i>This information will be provided as part of the Request for Detailed Proposals; Phase Four of the procurement process.</i></p>
8.	Tunnel Minimum Height	3.1.1, page 11	<p>Please confirm that 18'-0" is the minimum clear height for the entire tunnel; or please clarify the term "Tunnel Opening" and the location where the 18'-0" applies, if at all.</p> <p><i>Yes, the 18'-0" is the minimum clear height for the entire tunnel.</i></p>
9.	Bidirectional traffic	3.1.1, page 11	<p>Please clarify the term "bidirectional traffic". Is the intention to reverse traffic flow for emergency (hurricane) evacuation; or to achieve the flexibility to run the new tunnel with two-way traffic?</p> <p><i>Yes, the term bidirectional traffic is for the reverse traffic flow for emergency (hurricane) evacuation and to achieve the flexibility to run the new tunnel with two-way traffic.</i></p>
10.	Existing Tunnel Rehab	3.1.1 & 3.1.3, pages 11 & 13	<p>Please release the detailed scopes of work and the cost estimation documents for the rehabilitation work to be performed on the three existing tubes.</p> <p><i>VDOT will provide the detailed scopes of work as referenced above, with the exception of the cost estimation documents, to firms complying with Section 4.5 of the SFP.</i></p>
11.	Elevated Ventilation System	3.1.1, page 11	<p>Does the 100-year storm criteria account for any global warming and a rising elevation of sea levels over the life of the expected Concession Agreement?</p> <p><i>No.</i></p> <p>Similar question regarding the minimum portal invert elevation and any protective seawalls surrounding the portals.</p> <p><i>No.</i></p>

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12.	Tolling	3.1.5, page 13	<p>Can you please provide a comprehensive catalogue of the services that VDOT could potentially offer in terms of Violation Enforcement and Electronic Toll Collection, as per Section 3.1.5.? Which will be the cost for the Concessionaire for each of those services?</p> <p><i>The Concessionaire will have the option to contract with VDOT's Electronic Toll Collection and Violation Enforcement/Processing System service providers. At this time, these are the only services that VDOT could potentially provide with respect to this section. The Concessionaire would have to pay certain fees associated with the services provided. As noted in the section, if the Concessionaire elects not to use VDOT's providers, electronic toll collection equipment shall be compatible with E-ZPass or any successor network and electronic toll collection system existing at that the time of project commencement.</i></p>
13.	Tolling	3.1.5, page 13	<p>VDOT notes the requirement for toll systems to be "capable of fully electronic toll collection techniques and technologies and employ open road tolling for the Project's main lines." This will necessarily involve toll collections through both transponders and video tolling. We understand that VDOT is currently developing the video tolling system. When will this be available and how much will it cost for private operators? How does VDOT propose to deal with out-of-state toll customers?</p> <p><i>VDOT is not developing a video tolling system. Out-of-state toll customers without electronic toll collection and violators can be pursued through using VDOT's Violation Enforcement/Processing System or other options as proposed by the Offeror that are compatible with existing system as set forth in Section 3.1.5 of the SFP.</i></p>
14.	VDOT O&M positions	3.1.6, page 13	<p>Please indicate by means of an organization diagram the 147 VDOT positions that the Concessionaire shall provide consideration of employment.</p> <p><i>The VDOT positions are set forth in Attachment A herein.</i></p>
15.	VDOT O&M positions	3.1.6, page 13	<p>Does VDOT envisage transferring any current personnel to the Concessionaire? If so, can you provide details of current contracts, bargaining agreements, etc.</p> <p><i>No. Refer to Section 3.1.6, which requires Concessionaire to provide consideration of employment to qualified VDOT personnel, who may be displaced as a result of the advancement of this Project.</i></p>
16.	Electronic media	4.7.2, page 19	<p>Is DVD also acceptable for submitting Proposal data electronically?</p> <p><i>Yes.</i></p>

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17.	Proposal copies	4.7.2, page 19	<p>Please indicate the number of additional hard copies of the Proposal that will be required in Phase 2; will any additional originals be required?</p> <p><i>It is anticipated that an additional thirty (30) hard copies of the Conceptual Proposal will be required for evaluation by VDOT and the Independent Review Panel. No additional originals will be required.</i></p>
18.	Single volume	4.8.3, page 19	<p>Please clarify the requirement for all documentation submitted with the Conceptual Proposal to be contained in a single volume. Is it intended that the 150-page Conceptual Proposal be contained in a single binder designated Volume 1, with supporting documentation being contained in a series of appendices in Volume 2, which may comprise several binders?</p> <p><i>VDOT is issuing an Addendum to the SFP to require the following:</i></p> <ul style="list-style-type: none"> <i>• Separate binder for the material requested under Section 4.8.4, excluding financial statements and reports (Volume I)</i> <i>• Separate binder for the financial statements and reports (Volume II)</i> <p><i>The one hundred fifty (150) page limitation still applies to the Conceptual Proposal submission as outlined in Section 4.8.3 of the SFP.</i></p>
19.	Organization of Submission Documents	4.8.3, page 19	<p>In terms of the organization of submission documents, Section 4.8.3 states “Conceptual Proposals shall be placed in a three-ring binder. All documentation submitted with the Conceptual Proposal shall be contained in a single volume”. This statement seems to only allow the Offeror to use one binder. Therefore, please confirm that in the event that submittal documents exceed the capacity of commercially available binders, the Offeror may separate the conceptual proposal materials in two or more binders, as deemed appropriate.</p> <p><i>VDOT is issuing an Addendum to the SFP to require the following:</i></p> <ul style="list-style-type: none"> <i>• Separate binder for the material requested under Section 4.8.4, excluding financial statement and reports (Volume I)</i> <i>• Separate binder for the financial statements and reports (Volume II)</i> <p><i>The one hundred fifty (150) page limitation still applies to the Conceptual Proposal submission as outlined in Section 4.8.3 of the SFP.</i></p>

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20.	Organization of Submission Documents	4.8.4, page 20	<p>In terms of the organization of submission documents, please indicate the specific section where the Resume Form, Appendix H, Appendix I, and Appendix J should be included.</p> <p><i>The forms as referenced above should be included directly after the corresponding sub-subsection of the SFP requesting the forms.</i></p>
21.	Organization of Submission Documents	4.8.4, page 20	<p>With reference to Section 4.8.4, please confirm our understanding that only sections 10.4.1 through 10.4.4 ought to be separated by tabs.</p> <p><i>As referenced in the fourth bullet under Section 4.8.3, each section, subsection, and sub-subsection should be separated by number tabs, for example:</i></p> <ul style="list-style-type: none"> • <i><u>FIRST TIER TABS</u> - "Tab 1" Letter of Submittal, "Tab 2" Executive Summary, and "Tab 3" Table of Contents, and "Tab 4" Responses to Conceptual Proposal Evaluation Criteria...</i> • <i><u>SECOND TIER TABS</u> - "10.4.1" Priority 1 Qualifications Criteria," 10.4.2" Priority 2 Qualifications Criteria, and "10.4.3" Priority 3 Qualifications Criteria...</i> • <i><u>THIRD TIER TABS</u>: ".1" Financial Capacity, ".2" Performance Security Experience and ".3" Financial Experience</i>
22.	Page numbering	4.8.2, page 19	<p>Does the requirement to number all pages in the lower right-hand corner apply to pages that do not count against the page limit? Such as the Risk Register Form, Appendix J.</p> <p><i>The requirement to number all pages in the lower right-hand corner applies to all pages in Volume I. This requirement does not apply to Volume II.</i></p>
23.	Financial Statements	4.8.3, page 19	<p>The financial statements are very voluminous – would it be acceptable to submit the financial statements in a separate binder, electronically, or as individual bound annual reports? We estimate that our submittal (5 years and 5 members) could exceed 10,000 pages of financial documents.</p> <p><i>The financial statements should be submitted in Volume II and provided in both hard copy and electronic format.</i></p>
24.	Certificates	8.4.1, page 26	<p>Is this requirement applicable for the Conceptual Proposal?</p> <p><i>No. This requirement must be satisfied prior to the execution of a Comprehensive Agreement or Interim Agreement.</i></p>

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25.	Certificates	8.4.1, page 26	<p>With reference to Section 8.4.1, please confirm our understanding that this section requires that only the Offeror, and not its team members, must be registered with the Virginia State Corporation Commission. Moreover, must this registration be made prior to the submission of the Conceptual Proposals?</p> <p><i>Section 8.4.1 applies to the Offeror. Note, however, if the Offeror is a joint venture or other enterprise that consists of parties who will be jointly and severally liable for the private entity's obligations (i.e., a partnership), then each of the constituent parties are required to comply with 8.4.1. The Offeror and all such constituent parties must satisfy these requirements prior to execution of a Comprehensive Agreement or Interim Agreement.</i></p>
26.	Accounting	8.4.3, page 19	<p>Is this requirement applicable for the Conceptual Proposal?</p> <p><i>No. This requirement must be satisfied prior to execution of a Comprehensive Agreement or Interim Agreement.</i></p>
27.	Registration with eVA	8.4.7, page 27	<p>With reference to Section 8.4.7, please confirm our understanding that only the Offeror, and not its team members, must be registered on the eVA Business to Government Vendor system. Moreover, must this registration be made prior to the submission of the Conceptual Proposals?</p> <p><i>Only the Offeror must be registered on the eVA Business to Government Vendor system prior to the execution of a Comprehensive or Interim Agreement.</i></p>
28.	Letter of Submittal	10.2, page 30	<p>How is the Offeror defined? (not found in Appendix A – Definitions)</p> <p><i>“Offeror” means that entity which is providing equity investment to the Project and will have full obligations under the Comprehensive Agreement or Interim Agreement.</i></p> <p>Are the lead contractor and the lead designer expected to be part of the Offeror or expected to be part of the Offeror's team?</p> <p><i>This is a business decision for teams' submitting Conceptual Proposals as to who shall constitute the Offeror. See above definition for Offeror.</i></p>

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29.	Letter of Submittal	10.2, page 30	<p>Who must sign the Letter of Submittal? If the lead contractor and the lead engineer must sign the Letter of Submittal, are they joint and severally liable for the equity member's obligations? This is not feasible.</p> <p><i>Pursuant to Section 10.2, the Letter of Submittal must be signed by an Authorized Representative that has obligation authority for the Offeror, which is as defined above.</i></p> <p><i>Only parties who are proposed to be jointly and severally liable for the private entity's obligations must sign the Letter. If the lead contractor and/or designer or equity investors are not proposed to be jointly and severally liable, then their signatures are not required.</i></p>
30.	Letter of Submittal	10.2, page 30	<p>With reference to Section 10.2, please confirm our understanding that the "written commitment of all signators" contemplated in this section is meant to be set forth in the body of the Letter of Submittal and that you are not looking for separate certifications by each signator.</p> <p><i>The written commitment of all signators contemplated by Section 10.2 may be set forth in the Submittal Letter itself, rather than separate certifications.</i></p>
31.	Financial Statements	10.4.1.1, page 32	<p>With reference to Section 10.4.1.1, if an entity of the Offeror that will be providing equity and/or performance security for the initial construction of the Project has been in existence for less than 5 years, are the available financial statements sufficient to demonstrate financial resource and capacity. Alternatively, may the entity provide financial information for affiliate or related companies?</p> <p><i>Provide financial statements for the entity during the time it has been in existence. Also, provide 5-year financial information for affiliate or related companies and fully describe the relationship to the entity.</i></p>
32.	Financial Commitment	10.4.1.1, #4, page 33	<p>Is the information requested in this paragraph required from all team members – or only the team members providing and/or arranging equity commitments?</p> <p><i>Team members providing equity and/or performance security for the initial construction of the Project.</i></p>

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33.	Financial Statements	10.4.1.1, page 32	<p>With reference to Section 10.4.1.1, please confirm our understanding that, in the event that audited financial statements are not available in US dollars, summaries of the balance sheet, profit and loss statements, and statement of changes in financial position converted into US dollars will suffice this requirement.</p> <p><i>This will suffice, however, in addition, please provide CPA or other accountant profession equivalent letter describing assumptions and confirming accuracy of calculations and fair representation results.</i></p>
34.	Third party reference	10.4.1.3 (10), page 34	<p>Is the third party reference required to be the client or a government agency, or can it be an entity other than the client or a government agency?</p> <p><i>The third party reference refers to a person with significant knowledge of the Offeror's financial experience relative to the project provided, e.g. owner representative, consultant, etc. This should be referenced in column "e" of the Work History Form 1, Appendix I.</i></p>
35.	Toll Facility Operations	10.4.1.6, page 36	<p>This information is to be provided on the Work History Form 1, Appendix I. Is this correct – or should it be on Form 2?</p> <p><i>Work History Form 1.</i></p>
36.	Work History	10.4.2.1, page 37	<p>Maximum 10 projects for each firm or for the whole team?</p> <p><i>Maximum of ten (10) projects for the Offeror's proposed team, to include, the Offeror, and the lead team members for design, construction, operations and maintenance.</i></p>
37.	Material Participants	Appendix A	<p>Definition refers to section 10.4.4.5, but there is no such section. Believe that the reference should be to section 10.4.4.4</p> <p><i>Correct.</i></p>
38.	Performance Surety	10.4.1.2, page 33	<p>Since no public money is involved, what is the reason and/or justification for performance bonding? The financial and contractual commitments provide far more assurance of completion.</p> <p><i>The reason is to show the Offerors qualification and past experience in gaining and maintaining security at the identified dollar amount. Additionally, the Commonwealth has an interest in performance security (such as performance bonds) to ensure that the Project is timely and properly constructed.</i></p>

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39.	CII / SSI	Appendix F	<p>Are there any additional security issues/blast criteria or other requirements? <i>CII/SSI is a designation to safe guard information. There are no additional security issues/blast criteria or other design requirements in place at this time. Additional information related to technical requirements for the Project will be provided as part of the Request for Detailed Proposals; Phase Four of the procurement process.</i></p>
40.	VDOT Staffing	4.3, page 16	<p>Please describe the VDOT organization and staff to be assigned to this project. <i>As the procurement continues, VDOT will provide more information concerning the roles and responsibilities of VDOT and its staff to further support the Project.</i></p> <p>Will their duties include design review and approval, construction inspection, etc.? <i>Please see response provided above.</i></p> <p>What are the mandated turnaround times for review and approvals? <i>VDOT's current practice for turnaround time for review and approval of design-build projects is twenty-one (21) calendar days.</i></p>
41.	Project Scope	Section 3	<p>This RFP gives both performance requirements and specific, prescribed design criteria. To achieve maximum private sector innovation, which one applies and which one has precedence in case of a conflict - (meeting or exceeding performance or adhering to non-maximizing proscribed criteria)? <i>Additional information related to technical requirements for the Project will be provided as part of the Request for Detailed Proposals; Phase Four of the procurement process.</i></p>
42.	Project Scope	Section 3	<p>Has VDOT developed to any degree a concept of the systems to be installed/ upgraded within the scope of the project? If the answer is positive, can we have access to the corresponding design documents? <i>Additional information related to technical requirements for the Project will be provided as part of the Request for Detailed Proposals; Phase Four of the procurement process.</i></p>

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43.	Environmental Studies	2.6, page 8	<p>We believe that the alignment identified for the Project is infeasible as the new Midtown Tunnel tube would have to be too close to the existing tube to ensure safe and cost efficient construction. Does VDOT anticipate updating the EIS / environmental approvals?</p> <p><i>No, not at this time.</i></p> <p>If so, when?</p> <p><i>Additional consultation with FHWA would be required for any change outside the footprint studied in the NEPA documentation.</i></p>
44.	Site Visits	4.6.2, page 18	<p>When will the Offerors be given the opportunity to schedule in-depth inspections of the existing facilities?</p> <p><i>VDOT anticipates affording short listed Offerors the opportunity to schedule in-depth inspection of the existing facilities during the development of the Request for Detailed Proposals; Phase Four of the procurement process.</i></p>
45.	Project Scope	Section 3	<p>Is there currently an existing control centre for the tunnels? Where is it located? Can you provide drawings and specifications of the systems within this (these) control center(s)? Is (Are) this (these) control center(s) to be transferred to the Concessionaire?</p> <p><i>Each tunnel has its own control center, which are located as follows:</i></p> <ul style="list-style-type: none"> <i>• Downtown Tunnel</i> <i>East Ventilation Building</i> <i>Second Floor</i> <i>414 E. Ligon St.</i> <i>Norfolk, VA 23523</i> <i>• Midtown Tunnel</i> <i>East Ventilation Building</i> <i>Second Floor</i> <i>1188 Onley St.</i> <i>Norfolk, VA 23507</i> <p><i>Existing control centers will be operated and maintained by the Concessionaire. Additional information related to control center(s) and technical requirements for the Project will be provided as part of the Request for Detailed Proposals; Phase Four of the procurement process.</i></p>

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46.	Hazardous Materials	Appendix J, Risk Register 2, 4.3	Please confirm that VDOT will remain the Owner/Generator of Hazardous Materials. <i>Risk allocation will be further defined in the Request for Detailed Proposals. Offerors should complete Appendix J, as set forth in the SFP.</i>
47.	Midtown Tunnel EIS	2.6, page 8	The EIS clearly anticipates, and is based upon, using the Craney Island Dredged Material Management Area for disposal of the dredged material for the Midtown Tunnel tube. Is VDOT actively working to reconcile the EIS with the Corps current stance of non-availability? <i>No. The EIS identified an option for dredge disposal, not a commitment to use Craney Island. Ultimate responsibility for dredge disposal site selection rests with the selected Offeror, in coordination with permitting by the US COE.</i>
48.	Midtown Tunnel EIS	2.6, page 8	The EIS anticipates no ROW acquisitions on the Norfolk end of the Midtown Tunnel. To create access for the new portal, Warrington Avenue (a “paper street”) must be used. Please confirm that this property is still public ROW. <i>Based on information provided by the City of Norfolk, Warrington Avenue is open “public” right of way to the intersection with Orapax Street.</i>
49.	Project Scope	Section 3	Regarding ITS in relation with the tunnels, is there any VDOT specification that needs to be followed, apart from the specifications of NFPA 502? <i>Additional information related to technical requirements for the Project will be provided as part of the Request for Detailed Proposals; Phase Four of the procurement process.</i>
50.	Project Scope	Section 3	Please provide schematics of current, ITS, fire, tunnel, control room systems, conduits, height detection, networking, power systems, conduits, and any other system installed within the scope of the project? <i>Additional information related to technical requirements for the Project will be provided as part of the Request for Detailed Proposals; Phase Four of the procurement process.</i>
51.	Project Scope	Section 3	Please provide system designs for current ITS, fire, tunnel, networking, power, height detection, control room systems, and any other system installed within the scope of the project? <i>Additional information related to technical requirements for the Project will be provided as part of the Request for Detailed Proposals; Phase Four of the procurement process.</i>

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52.	Project Scope	Section 3	<p>Please provide a list of the current hardware and software IT systems? Moreover, and regarding these current systems, can you please provide a list of these assets to be transferred to the Concessionaire?</p> <p><i>Additional information related to technical requirements for the Project will be provided as part of the Request for Detailed Proposals; Phase Four of the procurement process.</i></p>
53.	Project Scope	Section 3	<p>Does VDOT envisage transferring any existing contract relating to the maintenance and operation of any road elements of the project, including ITS systems? If so, can you please provide copies of such contracts?</p> <p><i>Additional information related to the above referenced contracts for the Project will be provided as part of the Request for Detailed Proposals; Phase Four of the procurement process.</i></p>
54.	Project Scope	Section 3	<p>Are there any current existing systems in place to make all lanes of either tunnels operate in one direction?</p> <p><i>There is a system in place for the Downtown Tunnel. There is not a system in place for the Midtown Tunnel.</i></p>
55.	Context Sensitive Design	10.4.3.3, #4, page 41	<p>What is VDOT's definition of Context Sensitive (design) Solutions. We are familiar with CSS, but want to be sure we understand your use of it and answer precisely.</p> <p><i>VDOT's Context Sensitive (design) Solution (CSS) is defined in VDOT's CSS Instructional and Informational Memorandum which may be accessed at</i> http://www.extranet.vdot.state.va.us/locdes/electronic%20pubs/iim/IIM235.pdf</p> <p><i>For more information on CSS access the FHWA website at</i> http://www.fhwa.dot.gov/context/index.cfm</p>

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56.	Definitions	Appendix J	<p>In their respective Risk Registers please provide definitions for “Market Interest” and “User Incident Rate.”</p> <p><i>User Incident Rate, before and after financial close, means the reportable rate at which anyone traversing the transportation facility has an incident that creates traffic stoppage, e.g. out of gas, flat tire, fires, vehicle escorts, inspections, etc.</i></p> <p><i>Market Interest, before financial close, means the number of private firms that are interested in making an offer to develop the project as contemplated by the SFP.</i></p>

VDOT - Elizabeth River Tunnels Organizational Overview (8/25/2008)

(Downtown & Midtown)

