



RiverRenew Stakeholder Advisory Group Meeting Summary

Meeting No. 5 / July 27, 2019

Meeting Attendees:

RiverRenew Stakeholder Advisory Group	Alexandria Renew Enterprises	City of Alexandria
Andy Duncan	John Hill	Erin Bevis-Carver
Dan Bradfield	Bruce Johnson	
Erik Olson	Karen Pallansch	
Geoff Goode	Caitlin Feehan	
Ivy Whitlatch	Sheeva Noshirvan	
Kate MacKenzie	Jim Beall	
Karen Halbrecht	Bill Dickinson	
Liz Birnbaum		
Ron LaFond	Consultants	
Yvonne Callahan	Justin Carl	
	Sarah Gohier	
	Amber Ahles	

The meeting convened at 7:00 p.m. Caitlin Feehan, RiverRenew Program Manager, welcomed the Stakeholder Advisory Group (SAG) and public attendees.

Ms. Feehan asked the SAG members to share their outreach efforts and experiences since the last SAG meeting on June 20, 2019.

Ms. Feehan gave a Program update which included a look-back at the milestones RiverRenew achieved since July 2018.

Ms. Feehan provided a status update on RiverRenew’s Development Special Use Permit (DSUP) for the Tunnel Dewatering Pumping Station.

Ms. Feehan recapped the June Community Listening Sessions and comments submitted to the National Park Service (NPS) in response to the RiverRenew Environmental Assessment.

Justin Carl, RiverRenew Program Advisor, provided a technical update on the RiverRenew Tunnel System Project procurement process.

Mr. Carl explained the differences between design-bid-build and design-build procurement processes for water and wastewater projects.

Mr. Carl discussed the advantages and reasoning for selecting a design-build procurement process for the RiverRenew Tunnel System Project.

Mr. Carl provided an overview of the timeline for the design-build procurement process and the selection criteria required in order to shortlist qualified design-build teams.



Ms. Feehan concluded the presentation with an overview of next steps for the SAG and requested their feedback on the proposed approach for community outreach during the procurement phase.

The following is a summary of the questions asked by the SAG members and the answers provided by the RiverRenew team.

Erik Olson asked if AlexRenew is going to do 20% of the design before the project is put out to bid.

Mr. Carl indicated that a schematic design (20-30% design completion) will be issued for bid in the second phase of the procurement process.

Geoff Goode asked if there are downsides to the design-build approach with the uncertainty of cost.

Mr. Carl noted that the design-build teams are responsible for submitting a fixed-price cost as part of the selection process.

Ivy Whitlatch asked why the design-bid-build approach takes more time than the design-build approach.

Mr. Carl explained the design-build approach allows the designer and contractor to work together. Design and construction can occur concurrently, which saves time.

Mr. Olson asked if incentives or penalties can be built into the design-build approach.

Mr. Carl indicated that both incentives and penalties (liquidated damages) can be used in a design-build contract.

Ron LaFond asked if the process is under City procurement rules.

Mr. Carl confirmed that the design-build procurement process will follow the guidelines established by the Commonwealth of Virginia.

Ms. Whitlatch asked if the design-build approach was the only path chosen from the beginning.

Mr. Carl explained that AlexRenew analyzed various types of delivery methods before making the decision on a design-build approach.

Mr. Olson asked if AlexRenew had already decided on a design-builder.

No. Mr. Carl explained the project is in the Request for Qualifications (RFQ) stage and will receive Statements of Qualifications (SOQs) from various design-build teams in August.

Karen Halbrecht asked if the "best-value" selection includes the technical capability.

Mr. Carl confirmed that both the technical approach and cost are considered when determining "best-value" propositions.

Mr. LaFond asked if the shortlist for the RFQ would have a minimum of two teams.

Mr. Carl stated that AlexRenew anticipates to shortlist up to three design-build teams.

Mr. Olson asked if there were enough tunnels in the U.S. for there to be a large enough pool of candidates with tunnel building experience.

Yes. Mr. Carl indicated that AlexRenew is anticipating that both U.S. and international design-build teams will be attracted to the Tunnel System Project.

Mr. Goode asked who is responsible to operate and maintain the system once construction is complete.

Mr. Carl indicated that AlexRenew will operate and maintain the system once construction is complete. This would follow a commissioning period lead by the design-build team.

Skid Masterson asked AlexRenew enforces the key personnel commitment in the RFQ.

Mr. Carl explained the requirements written in the RFQ and RFP enforce the design-build team to keep the team intact and replace any key personnel with an alternative that meets the same qualifications and experience.

Ann Shack asked why AlexRenew decided against barging the soil.

Ms. Feehan indicated that AlexRenew presented the disadvantages to barging the soil at previous SAG and public meetings which included significant impacts to schedule and cost to the Program.

Raymon Diaz thanked AlexRenew's focus on safety that he'd heard as part of the presentation and stated that he is part of Laborers' International Union of North American (LIUNA)– several of their members worked on the Blue Plains and First Street Tunnels in Washington, DC.

Ms. Callahan asked if the soil exploration near the Robinson Terminal North site revealed any more information on the soil contamination.

Mr. Carl indicated that environmental analysis was ongoing and that information to date was consistent with historic data.

Mr. Olson asked what the process would be for the contractor if soil contamination was found.

Mr. Carl explained that standard contracts typically include a clause for differing site conditions.

Dave Levy asked if AlexRenew was testing soil outside the planned excavation areas.

Mr. Carl explained that AlexRenew is currently conducting an environmental exploration and characterization program to identify and analyze concentrations of potential contaminants in the areas of proposed ground disturbance.

Other discussion points:

The meeting adjourned at 9:00 p.m.

The next SAG meeting will be scheduled and announced on <https://riverrenew.com/sag>.