

MEETING OF THE SAN DIEGO METROPOLITAN TRANSIT SYSTEM
EXECUTIVE COMMITTEE
1255 Imperial Avenue, Suite 1000
San Diego, CA 92101

March 5, 2020

MINUTES

[Clerk's note: Except where noted, public, staff and board member comments are paraphrased].

A. ROLL CALL

Chair Fletcher called the Executive Committee meeting to order at 9:04 a.m. A roll call sheet listing Executive Committee member attendance is attached.

B. APPROVAL OF MINUTES

Ms. Salas moved for approval of the minutes of the January 9, 2020, MTS Executive Committee meeting. Ms. Sotelo-Solis seconded the motion, and the vote was 5 to 0 in favor.

C. COMMITTEE DISCUSSION ITEMS

1. Quarterly Mid-Coast Corridor Transit Project Update (John Dorow of SANDAG)

John Dorow of SANDAG provided a presentation on the Quarterly Mid-Coast Corridor Transit Project Update. He reviewed the project alignment; construction progress; Disadvantaged Business Enterprise (DBE) utilization; and construction schedule. Mr. Dorow provided a construction update and presented photos of ongoing construction. He reviewed the Light Rail Vehicle purchase status; public involvement details; accomplishments from the last quarter; and next steps going forward.

Chair Fletcher noted that the VA Medical Station has undergone some design changes. He stated that staff has worked with Veterans Affairs to come up with a new design, and the new updates will be provided to the Executive Committee for review at a future meeting.

Ms. Montgomery asked if the VA Station would have additional Americans with Disabilities Act (ADA) features or standard features. Mr. Dorow stated that the ADA features will be standard at this station. He also noted that the station is at grade with the VA Hospital, so it will be easier to access the station and the building for all visitors.

Action Taken

No action taken. Informational item only.

2. Minibus and Americans with Disabilities Act (ADA) Paratransit Fixed Route Services – Contract Award (Sam Elmer, Jay Washburn, and Larry Marinesi)

Jay Washburn, Manager of Paratransit and Minibus; Sam Elmer, Manager of Procurement; and Larry Marinesi, Chief Financial Officer, provided a presentation on the

Minibus and ADA Paratransit Fixed Route Services Contract Award. Mr. Washburn provided a brief background on MTS's paratransit bus service and minibus operations. He reviewed the current contract details with First Transit, and the current contract highlights. Mr. Washburn discussed the new contract enhancement details. Mr. Elmer continued the presentation and reviewed the procurement process for the new contract. Mr. Marinesi reviewed the cost analysis and details of the cost proposal for the contract.

Vice Chair Sotelo-Solis noted that she is the Chair of the MTS Accessible Services Advisory Committee (ASAC) and asked about the feedback process from ASAC regarding the operations of these services. Mr. Washburn replied that staff consistently checks in with ASAC members and riders regarding these services. Vice Chair Sotelo-Solis stated that she would like to have the ASAC members review the contract before final Board approval.

Ms. Salas commented that this type of procurement approval is for the purchase of assets, rather than the type of service the contractor provides. She stated that the approval could still move forward without input from ASAC members as the service and interaction policies could be addressed during the contract itself.

Vice Chair Sotelo-Solis stated that she would still prefer to have the ASAC members review the contract before final Board approval.

The Executive Committee directed staff to hold this item until April, in order for ASAC to review the contract.

Action Taken

No action taken.

3. Palm Avenue Trolley Station Transit Oriented Development (Tim Allison and Sharon Cooney)

Tim Allison, Manager of Real Estate Assets, provided a presentation on the Palm Avenue Trolley Station Transit Oriented Development (TOD). He introduced the representatives from National CORE and Malick Infill Corporation. Mr. Allison reviewed the details of the Palm Avenue Station site and regional proximity information. He noted that National CORE and Malick Infill Corporation were granted an exclusive negotiating agreement in August 2019 for this site. The representatives from National CORE and Malick Infill Corporation continued the presentation. They reviewed details of their original development proposal compared to the revised development proposal. The revised proposal for the site will have a 163% increase in density compared to the original proposal. They also reviewed the project details related to parking and entitlement processes. Lastly, Mr. Allison noted the next steps which include discussing land-use issues with the City and Council District 8; conducting a financial and best-use analysis; and continuing briefing the Executive Committee on the project status.

Ms. Salas commented that she is concerned with the lack of recreational activities offered for the children living at this site. The developers stated that the development will have multiple recreation options for children including community rooms, after school activities, tot lots, outdoor activity green spaces, and a childcare facility.

Ms. Cooney noted that staff will bring back the proposal to the Executive Committee once pricing information and potential grant information has been identified.

Vice Chair Sotelo-Solis asked if this development would have an ongoing revenue source for MTS. Ms. Cooney replied that we do not have that information yet, but staff will provide pricing proposals and revenue proposals once available.

The Executive Committee directed for this item to be brought to the full Board for further discussion at a future meeting.

Action Taken

No action taken.

4. El Cajon Transit Center Transit Oriented Development (Tim Allison and Sharon Cooney)

Mr. Allison provided a presentation on the El Cajon Transit Center Joint Development proposal. Mr. Allison reviewed the details of the El Cajon Transit Center site. He reviewed the memorandum of understanding details for the City of El Cajon and MTS in relation to the site planning and development. Paul Marra, with Keyser Marston Associates, continued the presentation and discussed the development feasibility study for this site. He discussed the different project options and descriptions; residual land value; cost assumptions; market rent projections; and achievable ground rent. Mr. Allison asked for questions and feedback from the Executive Committee.

Chair Fletcher stated that he wants to ensure MTS riders will still have access to parking spots at this station. He noted that there are many MTS customers who drive to the El Cajon Station and will require parking options.

Ms. Salas asked if the two separate portions of the site would be included in the Request for Proposals for development. Mr. Allison stated that the intent is to include both portions of the site.

Ms. Montgomery stated that she likes the idea of developing inclusionary housing at this site. She said that the purpose of affordable housing is to provide families the opportunities to thrive.

Action Taken

No action taken.

D. REVIEW OF DRAFT March 19, 2020 BOARD AGENDA

Recommended Consent Items

6. Property Insurance Renewal

7. Middletown – Switch 9 and 11 Construction Management Services – Work Order
Action would authorize the Chief Executive Officer (CEO) to execute Work Order No. WOA2017-CM05 to MTS Doc. No. G2017.0-17 with Jacobs Engineering Group, Inc. for the Middletown - Switch 9 and 11 Construction Management Services.
8. Douglas Fir Railroad Wood Ties – Contract Award
Action would authorize the Chief Executive Officer (CEO) to execute MTS Doc. No. L1526.0-20, with Gemini Forest Products (“Gemini”), for Douglas Fir Railroad Wood Ties as detailed in the scope of work, in the amount of \$140,893.24, effective April 1, 2020.
9. Task Order Contract Approval to Provide Design Services for South Bay Maintenance Facility (SBMF) Electric Bus Concept Layouts
Action would authorize the Chief Executive Officer (CEO) to execute Work Order WOA2075-AE-50 to MTS Doc. No. G2075.0-18 with Dokken Engineering (Dokken) in the amount of \$328,320.14 to provide design services for the SBMF Electric Bus Concept Layouts.
10. Fare Media Retail Network – Contract Award
Action would authorize the Chief Executive Officer (CEO) to include in MTS Doc No. G2287.0-19, with Ready Credit Corporation (RCC), items from their original proposal that were not previously presented to the Board of Directors. The total amount of these items will not exceed \$196,000 for the design and integration services and \$3,962,000 for the card fees, over a 20 year term.
11. Hill Street Slope Repair Construction Services – Change Orders 1 – 9
Action would: (1) Ratify Construction Change Orders 1 - 6 to MTS Doc. No. PWL246.0-18 for \$18,555.78, which was previously issued under the Chief Executive Officer’s (CEO) authority, for the Hill Street Slope Repair adjacent to Hill Street in El Cajon along the MTS’s Orange Line; and (2) Authorize the CEO to approve Change Orders to MTS Document No. PWL246.0-18 - Change Orders 7 - 9, with Hazard Construction Company for \$251,543.69
12. Fire Extinguisher Maintenance and As-Needed Repairs – Contract Award
Action would authorize the Chief Executive Officer (CEO) to execute MTS Doc. No. PWG308.0-20, to Fire Service Corp, for the provision of fire extinguisher maintenance and as-needed repair services for a period of five years in the amount of \$184,758.01.

E. REVIEW OF SANDAG TRANSPORTATION COMMITTEE AGENDA

Sharon Cooney commented that the SANDAG Transportation Committee will have an item that discusses ferry operations. She noted that we fund ferry service with Transportation Development Act (TDA) funds. Ms. Cooney noted that the ferry contracts its operations with Flagship to operate the service. She stated that we provide about \$277,000 of funding per year for this service.

F. COMMITTEE MEMBER COMMUNICATIONS AND OTHER BUSINESS

There were no Committee Member Communications.

Executive Committee Meeting – MINUTES

March 5, 2020

Page 5 of 5

G. PUBLIC COMMENTS

There were no Public Comments.

H. NEXT MEETING DATE

The next Executive Committee meeting is scheduled for April 2, 2020 at 9:00 a.m.

I. ADJOURNMENT

Chair Fletcher adjourned the meeting at 10:24 a.m.

/s/ Nathan Fletcher

Chairperson

Attachment: Roll Call Sheet

EXECUTIVE COMMITTEE
SAN DIEGO METROPOLITAN TRANSIT SYSTEM

ROLL CALL

MEETING OF (DATE) March 5, 2020

CALL TO ORDER (TIME) 9:04 a.m.

RECESS _____

RECONVENE _____

CLOSED SESSION _____

RECONVENE _____

ADJOURN 10:24 a.m.

BOARD MEMBER	(Alternate)	PRESENT (TIME ARRIVED)	ABSENT (TIME LEFT)
ARAMBULA	<input checked="" type="checkbox"/> (Hall) <input type="checkbox"/>	9:00 a.m.	10:24 a.m.
FLETCHER (Chair)	<input checked="" type="checkbox"/> (Cox) <input type="checkbox"/>	9:04 a.m.	10:24 a.m.
SALAS	<input checked="" type="checkbox"/> (Sandke) <input type="checkbox"/>	9:00 a.m.	10:24 a.m.
SOTELO-SOLIS	<input checked="" type="checkbox"/> (Vice Chair – no alternate)	9:00 a.m.	10:24 a.m.
WARD	<input type="checkbox"/> (Montgomery) <input checked="" type="checkbox"/>	9:00 a.m.	10:24 a.m.

SIGNED BY THE CLERK OF THE BOARD: Julia Turner

CONFIRMED BY THE GENERAL COUNSEL: Patricia