

**POTOMAC AND RAPPAHANNOCK
TRANSPORTATION COMMISSION**

RESOLUTION

MOTION: _____

**RESOLUTION NO. 09-02-_____
OFFICIAL COMMISSION MEETING
FEBRUARY 11, 2009**

SECOND: _____

**RE: AUTHORIZATION FOR TO ISSUE AN INVITATION FOR BIDS FOR
CONSTRUCTION OF THE NEW COMMUTER LOT**

WHEREAS, a “yard expansion” has been completed, and the commuters have been moved to a temporary commuter lot to make way for employee parking; and

WHEREAS, it is envisioned that a new commuter park-ride lot will be constructed adjacent to the PRTC Transit Center as a replacement for the existing commuter park-ride lot; and

WHEREAS, a design firm was competitively procured to provide the engineering and design of a new commuter lot; and

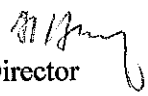
WHEREAS, design is completed and an approved plan is near fruition; and

WHEREAS, funds for the construction of a commuter park and ride lot are included in the FY08 and FY09 budgets.

NOW, THEREFORE, BE IT RESOLVED that the Potomac and Rappahannock Transportation Commission does hereby authorize the Executive Director to issue an Invitation for Bids (IFB) for construction of the commuter park-ride lot.

February 11, 2009

TO: Chairman May and Commissioners

FROM: Alfred Harf 
Executive Director

RE: Authorization for Procurement of Contractor for Construction of New Commuter Lot

Recommendation:

Authorize the Executive Director to issue an invitation for bids (IFB) for construction of a planned new commuter park-ride lot near the PRTC Transit Center.

Background:

To allow for the expansion of the bus yard, what used to be the employee parking lot became part of the bus yard and the commuter park-ride lot had to be converted into a replacement employee parking lot. Commuters were temporarily relocated to unimproved property on the eastern side of Telegraph Road¹ while awaiting the implementation of a new commuter park-ride lot on parcels that the Commission authorized Prince William County to purchase on behalf of PRTC².

The parcels being acquired for the new commuter park-ride lot are in the concluding stages of condemnation, following an unsuccessful effort to acquire them on a voluntary basis. On July 19, 2007, a Certificate of Taking was filed for each property, and in July 2008 Condemnation Petitions were filed for each property and currently all parties are working through the discovery phase.

In parallel with the construction of the expanded yard and the acquisition of the aforementioned property, a contract was authorized and awarded for design services to ready a plan for the new park-ride lot (and construction management services thereafter).

¹ The unimproved property is owned by American Fire (aka "Telegraph Road Properties") and VDOT. The American Fire property is being leased and the VDOT property is being used on a "permitted" basis.

² A 0.597 acre parcel formerly owned by Charles W. and Anna Lee Dean at 14711 Potomac Mills Road (Prince William County PIN 8291-75-2140); and a 0.882 acre parcel formerly owned by Dharmesh M. Desai located at 14715 Potomac Mills Road (Prince William County PIN 8291-75-3529).

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The plan has been completed and submitted to Prince William County for approval, which is expected by early March. Thus it is timely to begin a procurement for the construction of the commuter park and ride lot, which is the subject of this proposed action item. A recommended award for a construction contract will be the subject of a separate Commission action once the procurement has been concluded.

Fiscal Impact:

Funds for the construction of the commuter lot are part of the FY08 and FY09 budgets.