

**SAN JOAQUIN REGIONAL RAIL COMMISSION STATION/FACILITIES
DEVELOPMENT COMMITTEE SPECIAL MEETING**

Friday, August 1, 2025 – 11:00 am

Robert J. Cabral Station
Board Room
949 E. Channel Street
Stockton, CA 95202

Members of the public may attend the meeting at the above address, or may observe the meeting by using the link or dial-in information below:

Join Zoom Meeting

<https://us06web.zoom.us/j/87164946145>

Or Telephone: +1 669 444 9171 US

Persons wishing to address the Station/Facilities Development Committee on any item of interest to the public regarding rail shall state their names and address and make their presentation. The Committee cannot take action on matters not on the agenda unless the action is authorized by Section 54954.2 of the Government Code. Materials related to an item on the Agenda submitted to the Members of the Committee after distribution of the agenda packet are available for public inspection in the Committee Office at 949 E. Channel Street during normal business hours. These documents are also available on the San Joaquin Regional Rail Commission website at <https://www.sjrrc.com/events/> subject to staff's ability to post the documents prior to the meeting. If a member of the public wishes to make a public comment:

- 1. Submit written comments to SJRRC staff via email at clerk@sjrrc.com, in which staff will read the comment aloud during the public comment period.**
- 2. Complete a Request to Speak form (available at the entrance to the Board Room) and give it to the SJRRC Board Clerk before the Item is considered by the Committee.**
- 3. Join from the Zoom meeting link and notify Staff by alerting them via the "Raise hand" or "Chat" function; call +1 669 444 9171, dial *9 to raise your hand when you wish to speak, and dial *6 to unmute when you are requested to speak. Please note that if participating using Zoom, all members of the public will be placed on mute until such times allow for public comments to be made.**

Public comments should be limited to five (5) minutes per comment.

This Agenda shall be made available upon request in alternative formats to persons with a disability, as required by the Americans with Disabilities Act of 1990 (42 U.S.C. § 12132) and the Ralph M. Brown Act (California Government Code § 54954.2). Persons requesting a disability related modification or accommodation in order to participate in the meeting should contact San Joaquin Regional Rail

Commission (SJRRRC) staff, at (209) 944-6220, during regular business hours, at least twenty-four hours prior to the time of the meeting.

All proceedings before the Committee are conducted in English. Anyone wishing to address the Committee is advised to have an interpreter or to contact SJRRRC during regular business hours at least 48 hours prior to the time of the meeting so that SJRRRC can provide an interpreter. Any writings or documents provided to a majority of the Committee regarding any item on this agenda will be made available upon request in both English and Spanish for public inspection at the Office of the Executive Director located at 949 East Channel Street, Stockton, California, 95202 during normal business hours or by calling (209) 944-6220. The Agenda is available on the San Joaquin Regional Rail Commission website: <https://www.sjrrc.com/station-facilities-development-committee/>.

Disclosures: Committee Members shall disclose any agenda item in which they have a conflict of interest under State law and acknowledge whether they will recuse from hearing that item. Among other State laws, the Levine Act (Gov. C. §84308) may require recusal on agenda items involving a contract or entitlement before the Committee where a campaign donor is a participant, and the campaign contribution totals more than \$250 within the 12-month period before the decision on the item.

1. Call to Order and Roll Call **Chair Zuber**

Roll Call: Chiesa, Hume, Vice-Chair Craig-Hensley, Chair Zuber

2. Public Comment

Persons wishing to address the Committee on any item of interest to the public regarding rail shall state their names and addresses and make their presentation. Please limit presentations to five (5) minutes. The Committee cannot take action on matters not on the agenda unless the action is authorized by Section 54954.2 of the Government Code. Materials related to an item on the Agenda submitted to the Committee after distribution of the agenda packet are available for public inspection in the Commission Office at 949 E. Channel Street during normal business hours. These documents are also available on the San Joaquin Regional Rail Commission website at <https://www.sjrrc.com/> subject to staff's ability to post the documents prior to the meeting.

Public comments should be limited to five (5) minutes per comment.

3. Consent Calendar

3.1 Minutes of Committee Meeting May 2, 2025 **ACTION**

4. Adopt a Resolution Approving an Agreement with RailPros Inc. for Project Development Support Services (PDSS) for Sacramento City College Project for an Amount Not-to-Exceed \$1,699,820 and Authorizing the Executive Director or Designee to Negotiate, Award, and Execute Any and All Agreements and Documents Related to the Project including Approving Any and All Amendments thereto within Her Spending Authority **ACTION**
(Christine Inouye/Autumn Gowan)

5. Pedestrian Shelters for the Valley Rail Program Update **INFORMATION**
(David Lipari)

6. Committee Member Comments

7. CLOSED SESSION

Pursuant to Government Code Section 54956.8

Property: Acquisition of Additional Railroad Right-of-Way and Tracks (Trackage Rights) within the Valley Rail Project Corridor, including but not limited to Sacramento Subdivision between El Pinal near Stockton (Mile Post 95) and Natomas (Mile Post 147); Fresno Subdivision Between El Pinal in Stockton (Mile Post 83) and the Lathrop UP Connection (Mile Post 84.5); and Fresno Subdivision Between the Lathrop UP Connection (Mile Post 84.5) and Turlock (Mile Post 129)

Agency Negotiator: Stacey Mortensen, Executive Director

Negotiating Party: Union Pacific Railroad Company, a Delaware corporation

Under negotiation: Price and payment terms

8. Adjournment

The next regular meeting is scheduled for September 5, 2025 at 11:30 am

**SAN JOAQUIN REGIONAL RAIL COMMISSION
STATION/FACILITIES DEVELOPMENT COMMITTEE**
Special Meeting of August 1, 2025

Item 3.1

ACTION

Minutes of Committee Meeting May 2, 2025

The regular meeting of the Station/Facilities Development Committee (Committee) was held at 11:30 am on May 2, 2025. Committee Members attended this meeting via videoconference or in person.

1. Call to Order and Roll Call

Chair Zuber

Chair Zuber called the meeting to order at 11:32 am.

Board Members Present: Hume, Vice-Chair Craig-Hensley, Chair Zuber

Board Members Absent: Chiesa

2. Public Comment

There were no public comments.

3. Consent Calendar

3.1 Approve Minutes of Committee Meeting February 7, 2025

ACTION

There were no comments on this item.

M/S/C (Craig-Hensley/Hume) to approve Item 3.1 of the Consent Calendar.

Passed and Adopted as amended by the San Joaquin Regional Rail Commission Station/Facilities Development Committee on May 2, 2025, by the following vote to wit:

AYES: 3 Hume, Vice-Chair Craig-Hensley, Chair Zuber
NOES: 0
ABSTAIN: 0
ABSENT: 1 Chiesa

4. Adopt a Resolution of the San Joaquin Regional Rail Commission **Station/Facilities Development Committee Approving an Agreement with Mark Thomas Inc. for Plans, Specifications and Estimates (PS&E) for the Sacramento City College Project for an Amount Not-to-Exceed \$3,420,730 and Authorizing the Executive Director to Negotiate, Award, and Execute Any and All Agreements and Documents Related to the Project Including Approving Any and All Amendments thereto within Her Spending Authority**

ACTION

Christine Inouye and Autumn Gowan gave a presentation on this item.

Member Chiesa joined the meeting remotely at 11:38 am.

There were no comments on this item.

M/S/C (Hume/Craig-Hensley) to Approve an Agreement with Mark Thomas Inc. for Plans, Specifications and Estimates (PS&E) for the Sacramento City College Project for an Amount Not-to-Exceed \$3,420,730 and Authorizing the Executive Director to Negotiate, Award, and Execute Any and All Agreements and Documents Related to the Project Including Approving Any and All Amendments thereto within Her Spending Authority.

Passed and Adopted by the San Joaquin Regional Rail Commission Station/Facilities Development Committee on May 2, 2025, by the following vote to wit:

AYES: 4 Chiesa, Hume, Vice-Chair Craig-Hensley, Chair Zuber
NOES: 0
ABSTAIN: 0
ABSENT: 0

- 5. Adopt a Resolution of the San Joaquin Regional Rail Commission Station/Facilities Development Committee Approving Amendment 03 to the Agreement with JMA Civil, Inc. for Plans, Specifications and Estimates (PS&E) for the Ceres to Turlock Double-Track Project Increasing the Compensation Amount by \$257,814 for a New Not-to-Exceed Amount of \$4,101,463 and Authorizing the Executive Director to Negotiate, Award, and Execute Any and All Agreements and Documents Related to the Project including Approving Any and All Amendments thereto within Her Spending Authority**

ACTION

Blake Loftus and Ms. Gowan gave a presentation on this item.

Vice-Chair Craig-Hensley asked if there were any contingencies staff will start including in contracts to anticipate new Union Pacific standards.

Stacey Mortensen stated that there is difficulty in doing that due to the unforeseen standards that will be set in place.

Member Chiesa asked if the tasks being completed with this amendment would be minor or major work.

Mr. Loftus explained the tasks would be minor survey work.

There were no public comments on this item.

M/S/C (Hume/Craig-Hensley) to Approve Amendment 03 to the Agreement with JMA Civil, Inc. for Plans, Specifications and

Estimates (PS&E) for the Ceres to Turlock Double-Track Project Increasing the Compensation Amount by \$257,814 for a New Not-to-Exceed Amount of \$4,101,463 and Authorizing the Executive Director to Negotiate, Award, and Execute Any and All Agreements and Documents Related to the Project including Approving Any and All Amendments thereto within Her Spending Authority.

Passed and Adopted by the San Joaquin Regional Rail Commission Station/Facilities Development Committee on May 2, 2025, by the following vote to wit:

AYES: 4 Chiesa, Hume, Vice-Chair Craig-Hensley, Chair Zuber
NOES: 0
ABSTAIN: 0
ABSENT: 0

6. Adopt a Resolution of the San Joaquin Regional Rail Commission Station/Facilities Development Committee Adopting the Elk Grove Station Elements of Distinction, as Set Forth in Attachment A

ACTION

David Lipari gave a presentation on this item.

Member Hume expressed his enthusiasm for the iconography.

Vice-Chair Craig-Hensley asked about the maintenance needed on the proposed column wraps.

Mr. Lipari stated the wraps will have an anti-graffiti coating and maintenance routines for necessary cleaning(s) will be established accordingly.

M/S/C (Hume/Craig-Hensley) to Adopt the Elk Grove Station Elements of Distinction, as Set Forth in Attachment A.

Passed and Adopted by the San Joaquin Regional Rail Commission Station/Facilities Development Committee on May 2, 2025, by the following vote to wit:

AYES: 4 Chiesa, Hume, Vice-Chair Craig-Hensley, Chair Zuber
NOES: 0
ABSTAIN: 0
ABSENT: 0

7. Adopt a Resolution of the San Joaquin Regional Rail Commission Station/Facilities Development Committee Amending Chapter 15 (Signage and Wayfinding) of the Valley Rail Station Design Criteria

ACTION

Mr. Lipari gave a presentation on this item.

There were no comments on this item.

M/S/C (Hume/Craig-Hensley) to Amend Chapter 15 (Signage and Wayfinding) of the Valley Rail Station Design Criteria.

Passed and Adopted by the San Joaquin Regional Rail Commission Station/Facilities Development Committee on May 2, 2025, by the following vote to wit:

AYES: 4 Chiesa, Hume, Vice-Chair Craig-Hensley, Chair Zuber
NOES: 0
ABSTAIN: 0
ABSENT: 0

8. CLOSED SESSION

Pursuant to Government Code Section 54956.8

Property: Acquisition of Additional Railroad Right-of-Way and Tracks (Trackage Rights) within the Valley Rail Project Corridor, including but not limited to Sacramento Subdivision between El Pinal near Stockton (Mile Post 95) and Natomas (Mile Post 147); Fresno Subdivision Between El Pinal in Stockton (Mile Post 83) and the Lathrop UP Connection (Mile Post 84.5); and Fresno Subdivision Between the Lathrop UP Connection (Mile Post 84.5) and Turlock (Mile Post 129)

Agency Negotiator: Stacey Mortensen, Executive Director

Negotiating Party: Union Pacific Railroad Company, a Delaware corporation

Under negotiation: Price and payment terms

9. Return to Open Session and Disclosure of Action

The Committee returned to the open session at 1:15 pm. Janice D. Magdich announced directions were given by the Committee members to staff, and there were no other reportable actions.

10. Committee Member Comments

There were no comments.

11. Adjournment

Chair Zuber adjourned the meeting at 1:15 pm.

The next regular meeting is scheduled for:
June 6, 2025 – 11:30 am

**SAN JOAQUIN REGIONAL RAIL COMMISSION
STATION/FACILITIES DEVELOPMENT COMMITTEE**
Special Meeting of August 1, 2025

STAFF REPORT

Item 4

ACTION

Adopt a Resolution Approving an Agreement with RailPros Inc. for Project Development Support Services (PDSS) for Sacramento City College Project for an Amount Not-to-Exceed \$1,699,820 and Authorizing the Executive Director or Designee to Negotiate, Award, and Execute Any and All Agreements and Documents Related to the Project including Approving Any and All Amendments thereto within Her Spending Authority

Background:

The Sacramento City College Project (Project) involves the construction of a new station and track extension near the existing SacRT City College Light-Rail Transit (LRT) station, north of Sutterville Road in Sacramento, CA. The project aims to improve connectivity and functionality for passenger rail services, particularly for ACE trains.



Project Area Facing South

The scope of the agreement for the Project Development Support Services (PDSS) phase of the Project includes but is not limited to the following:

- Project management, coordination and oversight
- Design Management
- Stakeholder Coordination
- Procurement and Contract Development
- Oversee the construction budget and ensure Construction Readiness
- Develop and direct project work standards from design through construction
- Plan, organize, and evaluate work of assigned contract staff
- Identify equipment or systems needs on assigned project
- Oversee contractor and consultant contracts; develop scopes of work
- Serve as liaison with other divisions, departments, and outside agencies

Key components of the project include:

- New Passenger Platform
- A 15-foot-wide, 1,000-foot-long at-grade side-loading passenger platform.
- An 8-foot-wide, 300-foot-long extension to facilitate transfers to and from the existing LRT platform.
- Track Construction
- Tracks for ACE trains within the existing station area.
- No additional parking or bus facility expansion is included.
- Crossover Track and Signaling Installation of a crossover track south of the proposed station to allow northbound and southbound passenger trains to pass using the existing track siding.
- Utility Relocations and Signal Infrastructure

Procurement Approach:

On November 27, 2024, the Rail Commission released a Request for Proposals (RFP) via vendor portal PlanetBids. In addition to PlanetBids, a Notice Inviting Proposals was shared with surrounding Chambers of Commerce, certified Disadvantaged Business Enterprise (DBE) firms, and posted on TransitTalent.com, which directed interested proposers to PlanetBids. Sixty-six (66) firms showed interest by registering on PlanetBids and either viewing or downloading the RFP documents.

On the due date of January 14, 2025, five (5) proposals were received from the following firms:

- Auriga Corporation
- Lockwood Andrews & Newman, Inc.
- Pennino Management Group
- RailPros, Inc.
- SSC, Inc.

The proposals received were reviewed for completeness and responsiveness by the Procurement and Contracts Department. All proposals received were deemed responsive in

meeting the RFP requirements and were evaluated by a panel consisting of Rail Commission's Staff.

Following the initial evaluation of the written proposals, four (4) firms were invited for interviews and presentations:

- Lockwood Andrews & Newman, Inc.
- Pennino Management Group
- RailPros, Inc.
- SSC, Inc.

The firms were evaluated on their presentations and responses to the evaluation panel's questions. After combining the scores from the written proposals and interviews, staff deemed SSC, Inc as the most responsive and responsible proposer. The Rail Commission and SSC, Inc. could not agree to an exact scope and price. The Rail Commission terminated negotiations with SSC, Inc.

The Rail Commission entered negotiations with the second most responsive and responsible proposer, RailPros, Inc. The Rail Commission and RailPros, Inc. negotiated and agreed to an exact scope and price.

The agreement will be effective upon execution by both parties. The base contract amount of \$1,699,820 is for five (5) years with the option to renew for up to two (2), one-year periods. The option years are at the sole discretion of the Committee and will be negotiated in advance. If an option year includes additional costs, they will be negotiated in advance and brought to the Committee for approval if over the Executive Director's threshold.

The Notice of Intent to Award was published on July 16, 2025. Pursuant to the approved and adopted protest procedure, the proposal protest period closed on July 31, 2025 at 2:00 P.M. PDT. No Proposal Protests were received.

Fiscal Impact:

Project	Sacramento City College
Capital Project Budget Line Item	ACE Valley Rail
Phase for this Agreement	PS&E
Funding Sources for this Phase	Transit and Intercity Rail Capital Program (TRICP), State Transportation Improvement Program (STIP)
Budget for this Phase	\$6,055,735
Encumbrances for this Phase	\$55,735
Budget Remaining for This Phase	\$6,000,000
Agreement Amount	\$1,699,820
Budget Remaining For this Phase if Approved	\$4,300,180

Recommendation:

Adopt a Resolution Approving an Agreement with RailPros Inc. for Project Development Support Services (PDSS) for Sacramento City College Project for an Amount Not-to-Exceed \$1,699,820 and Authorizing the Executive Director or Designee to Negotiate, Award, and Execute Any and All Agreements and Documents Related to the Project including Approving Any and All Amendments thereto within Her Spending Authority.

**SAN JOAQUIN REGIONAL RAIL COMMISSION STATION/FACILITIES
DEVELOPMENT COMMITTEE RESOLUTION 25/26 –**

RESOLUTION APPROVING AN AGREEMENT WITH RAILPROS INC. FOR PROJECT DEVELOPMENT SUPPORT SERVICES (PDSS) FOR SACRAMENTO CITY COLLEGE PROJECT FOR AN AMOUNT NOT-TO-EXCEED \$1,699,820 AND AUTHORIZING THE EXECUTIVE DIRECTOR OR DESIGNEE TO NEGOTIATE, AWARD, AND EXECUTE ANY AND ALL AGREEMENTS AND DOCUMENTS RELATED TO THE PROJECT INCLUDING APPROVING ANY AND ALL AMENDMENTS THERETO WITHIN HER SPENDING AUTHORITY

WHEREAS, the Sacramento City College Project involves the construction of a new station and track extension near the existing SacRT City College Light-Rail Transit (LRT) station, north of Sutterville Road in Sacramento, CA; and

WHEREAS, the scope of the agreement for the Project Development Support Services (PDSS) phase of the Project includes but is not limited to the following:

1. Project management, coordination and oversight;
2. Design Management;
3. Stakeholder Coordination;
4. Procurement and Contract Development;
5. Oversee the construction budget and ensure Construction Readiness;
6. Develop and direct project work standards from design through construction;
7. Plan, organize, and evaluate work of assigned contract staff;
8. Identify equipment or systems needs on assigned project;
9. Oversee contractor and consultant contracts; develop scopes of work;
10. Serve as liaison with other divisions, departments, and outside agencies; and

WHEREAS, Rail Commission staff deemed SSC, Inc as the most responsive and responsible proposer, however, the parties could not agree to an exact scope and price; and

WHEREAS, the Rail Commission entered into negotiations with the second most responsive and responsible proposer, RailPros, Inc., and negotiated and agreed to an exact scope and price; and

WHEREAS, the agreement will be effective upon execution by both parties; and

WHEREAS, the base contract amount of \$1,699,820 is for five (5) years with the option to renew for up to two (2), one-year periods.

NOW, THEREFORE, BE IT RESOLVED that the San Joaquin Regional Rail Commission Station/Facilities Development Committee hereby Approves an Agreement with RailPros Inc. for Project Development Support Services (PDSS) for Sacramento City College Project for an Amount Not-to-Exceed \$1,699,820 and Authorizing the Executive Director or Designee to Negotiate, Award, and Execute Any and All Agreements and Documents Related to the Project including Approving Any and All Amendments thereto within Her Spending Authority.

PASSED AND ADOPTED, by the San Joaquin Regional Rail Commission Station/Facilities Development Committee this 1st day of August 2025, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

ATTEST:

SAN JOAQUIN REGIONAL RAIL
COMMISSION STATION/FACILITIES
DEVELOPMENT COMMITTEE

STACEY MORTENSEN, Secretary

LEO ZUBER, Chair

**SAN JOAQUIN REGIONAL RAIL COMMISSION
STATION/FACILITIES DEVELOPMENT COMMITTEE**
Special Meeting of August 1, 2025

STAFF REPORT

Item 5

INFORMATION

Pedestrian Shelters for the Valley Rail Program Update

Background:

At the September 2023 Committee meeting, staff presented the procurement methods that will be used for specific elements common at Valley Rail stations. A key feature of many Valley Rail stations will be pedestrian shelters. For clarity, there are four (4) different yet typical shelter configurations throughout the Valley Rail Program. These four (4) types include Center Platform Shelter, Side Platform Shelter, Center Bus Shelter, and Side Bus Shelter. The objective of this agreement is to procure one manufacturer for all station shelters so that the commission will 1) be a benefactor of economy of scale and 2) the station component will be consistent and provide uniformity and maintainability across the Valley Rail Program. Staff will provide an update related to the direction of the Pedestrian Shelters at the August 1, 2025 meeting.

Fiscal Impact:

This is an information item only. There is no fiscal impact.

Recommendation:

This is an information item only. No action is being requested at this time.