

**Bay Area Toll Authority**  
**Oversight Committee**

**June 14, 2023**

**Agenda Item 5a - 23-0715**

**Regional Tolling Infrastructure Maintenance Services:**

**i. Contract – Regional Tolling Infrastructure Maintenance Services: Yunex LLC  
(\$16,500,000); and**

**ii. Cooperative Agreement – Regional Tolling Infrastructure Maintenance Services:  
BAIFA, MTC, MTC SAFE**

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**Subject:**

A request for approval for the following actions related to the Regional Tolling Infrastructure Maintenance Services contract (Contract) for providing comprehensive management and maintenance services for the seven state-owned toll bridge facilities to support toll equipment and for the express lanes highway infrastructure maintained by Bay Area Infrastructure Financing Authority (BAIFA) on a scheduled and as-needed basis:

- (i) Negotiate and enter into a contract with Yunex LLC in an amount not to exceed \$16,500,000 through June 30, 2026, subject to the approval of future BATA and BAIFA budgets.
- (ii) Enter into a Cooperative Agreement with BAIFA, Metropolitan Transportation Commission (MTC), and MTC Service Authority for Freeways and Expressways (MTC SAFE) to delegate authority to BATA for managing the maintenance of certain assets owned and/or operated by BAIFA, MTC, and MTC SAFE, respectively, through this Contract.

**Background:**

Since 2011, BATA has managed the contract that provides routine and as-needed comprehensive maintenance services at the seven ( state-owned toll bridge facilities. Also, since 2017, BAIFA has managed a separate contract for routine and as-needed comprehensive maintenance services on express lanes highway infrastructure, such as civil infrastructure and field elements of the backhaul communications network, on multiple corridors. In December 2021, BAIFA approved an amendment for the express lanes maintenance contract to include similar maintenance work on the San Mateo 101 Express lanes, owned by the San Mateo County Express Lanes Joint Powers Authority (SMCEL-JPA). The work on San Mateo 101 Express Lanes will continue to

be included in this Contract as part of the express lanes maintenance on multiple corridors (“BAIFA Managed Express Lanes”) and performed on a reimbursement basis. Attachment B includes maps that show the locations of BATA Bridge Toll Facilities and BAIFA Managed Express Lanes.

Both of the existing BATA and BAIFA maintenance contracts will expire on August 31, 2023 . Since both BATA and BAIFA maintenance contracts have similar scopes of work and are managed by the same project manager, staff have elected to combine the two contracts into one larger contract for efficiency in oversight and to attract more interest from contractors. The Contract will be managed by BATA.

The following table shows the approximate cost breakdown for scope associated with the BATA Bridge Toll Facilities and BAIFA Managed Express Lanes, based on the selected Contractor’s proposal.

<b>Scope</b>	<b>Cost</b>
BATA Bridge Toll Facilities	\$7,900,000
BAIFA Managed Express Lanes	\$8,600,000
<b>Total =</b>	<b>\$16,500,000</b>

The Contract may later be amended to support future maintenance of tolling infrastructure for BATA’s Open Road Tolling (ORT) project and new BAIFA Express Lanes corridors, such as the Solano County I-80 Express Lanes. The Contract also includes the option to maintain other transportation-related field equipment that is owned, operated and/or maintained by MTC and MTC SAFE, on an as-needed basis; such work will be performed via Contract task order(s). Since this BATA Contract will include maintenance of field equipment for various agencies, a Cooperative Agreement among BATA, BAIFA, MTC, and MTC SAFE is required to (1) delegate authority to BATA for managing the maintenance services of transportation-related field equipment owned, operated and/or maintained by each agency through the Contract; and (2) document the roles, responsibilities, and expectations of each agency for the Contract and reimbursement for maintenance, other work, and related expenses pertaining to their respective assets. The Contract award and future Contract amendments will be brought only to the BATA Oversight Committee for action. However, BAIFA budget and budget amendments for maintenance of express lanes will still be brought to the BAIFA Network and Operations Committee for action. Similarly, MTC and MTC SAFE budget and budget amendments for maintenance of their equipment will be brought to the MTC Operations committee for action.

**Contractor Selection Process:**

On February 10, 2023, BATA issued a Request for Proposal (RFP) to provide comprehensive maintenance services on a routine and as-needed basis for the:

- Seven state-owned toll bridge facilities that support tolling and toll equipment; and
- Express lanes highway infrastructure on BAIFA managed express lanes.

BATA held a proposer’s conference on February 22, 2023. A total of 5,812 firms were notified of the proposal, of which 170 firms (3.4%) visited our websites and 61 firms registered with MTC’s procurement system, Bonfire, and downloaded the RFP.

On March 30, 2023, BATA received two proposals, one from Yunex LLC and the other from Econolite Systems, Inc., who is BATA and BAIFA’s incumbent contractor. Panel members, comprised of staff from BATA, BAIFA and the SMCEL-JPA, reviewed and evaluated the proposal considering the following evaluation factors as described in the RFP:

- (20%): Price.
- (10%): Cost effectiveness.
- (30%): Approach to conducting and completing project, including, but not limited to, understanding of scope, proposed work plan and schedule, ability to provide emergency response, resource availability, and resource allocation.
- (30%): Prime Contractor’s staff expertise, experience, and past performance with similar types of projects.
- (10%): Ability to report and present information clearly.

Discussions with the Proposers were held on April 20 and 21, 2023, and a request for a Best and Final Offer (BAFO) was issued on April 27, 2023. The table below provides the final ranking and score based upon the panel evaluation process:

<b>Ranking</b>	<b>Consultant</b>	<b>Score (out of 100)</b>
1	Yunex LLC	92.25
2	Econolite Systems, Inc.	84.05

After a thorough review of the proposals, discussions, and BAFO, Yunex LLC’s proposal was determined to be the most advantageous based on the evaluation factors. Yunex LLC outlined an approach that demonstrates strong experience and expertise, as their proposed key personnel have intimate knowledge on both the BATA and BAIFA contracts, having previously worked on one or both contracts, including the original project manager for the BATA contract. Their

proposed key personnel also displayed a strong understanding of project needs, such as the high level of effort to safely respond regionally to maintenance issues 24/7, and presented the capability to fully customize their proposed Maintenance On-Line Maintenance System to exceed our needs. Overall, Yunex LLC exhibited their commitment to providing a highly experienced and qualified team, and ability to deliver the Contract within the budgeted amount and at a lower total cost than the other proposal. Attachment A includes a summary of Yunex LLC and its project team's small business and disadvantaged business enterprise status.

**Issues:**

None identified.

**Recommendations:**

Staff recommends that the Committee authorize the Executive Director or designee to:

- (i) Negotiate and enter into a three-year contract with Yunex LLC to provide comprehensive routine and as-needed maintenance services for seven state-owned toll bridge facilities to support BATA toll equipment and for the express lanes highway infrastructure maintained by BAIFA, in an amount not to exceed \$16,500,000 through June 30, 2026, with an option to extend for up to three (3) additional years in increments of BATA's choosing, subject to the approval of future BATA and BAIFA budgets.
- (ii) Enter into a Cooperative Agreement with BAIFA, MTC, and MTC SAFE, to delegate authority to BATA for managing the maintenance services of their respective owned, operated, and/or maintained equipment through this Contract.

**Attachments:**

- Attachment A: Small and Disadvantaged Business Enterprise Status
- Attachment B: Maps of BATA Toll Facilities and BAIFA Express Lanes
- Request for Committee Approval – Summary of Proposed Contract
- Request for Committee Approval – Summary of Proposed Cooperative Agreement



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Andrew B. Fremier

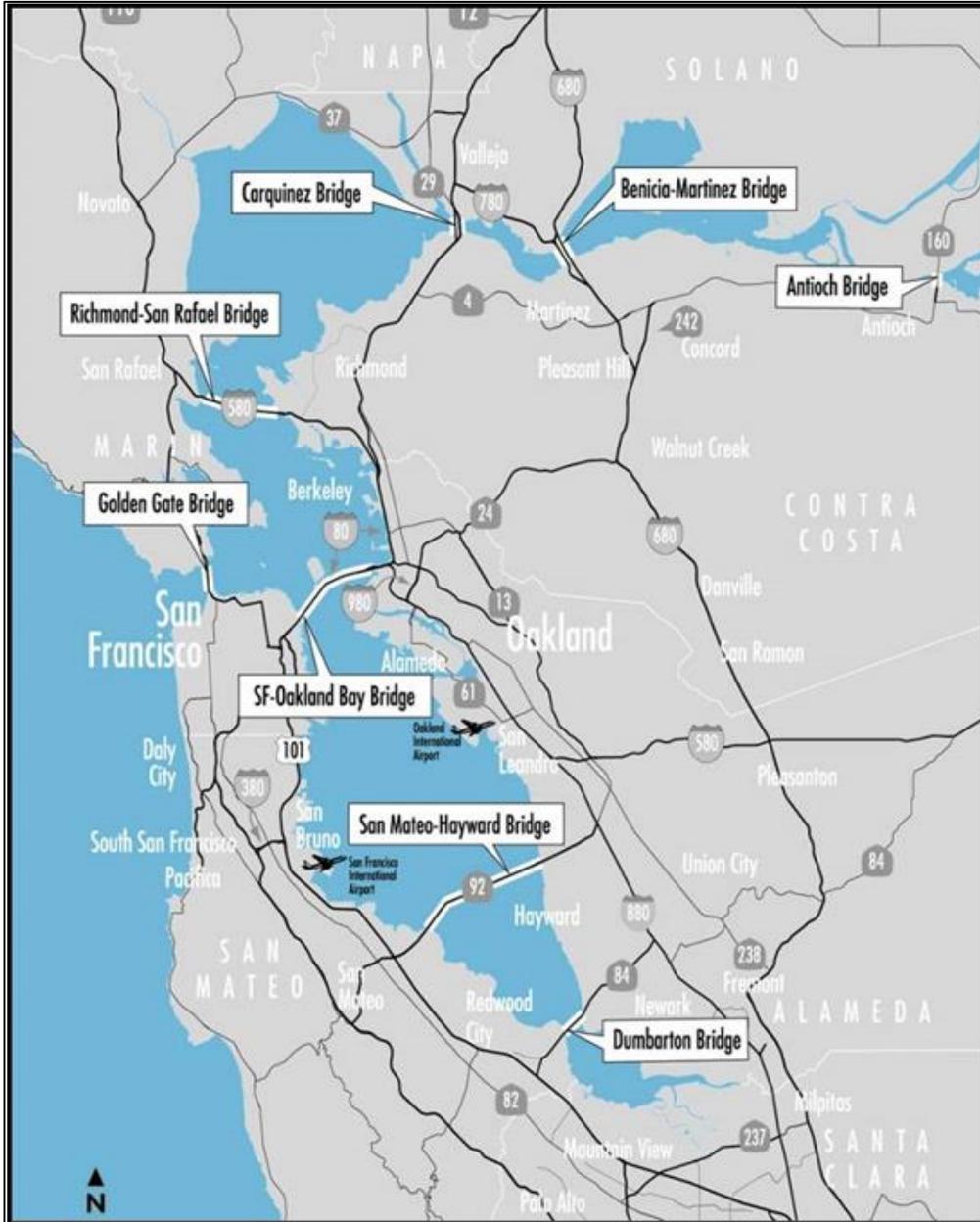
**Attachment A  
Small Business and Disadvantaged Business Enterprise Status**

	<b>Firm Name</b>	<b>Role on Project</b>	<b>DBE* Yes / No</b>	<b>If DBE Yes, List #</b>	<b>SBE** Yes / No</b>	<b>If SBE Yes, List #</b>
Prime Contractor	Yunex LLC	Regional Tolling Infrastructure Maintenance Contractor	No		No	
Subcontractor	Statewide Traffic Safety	Traffic Control	No		No	
Subcontractor	USA Hoist / All American	Elevators	No		No	
Subcontractor	Kone	Elevators	No		No	
Subcontractor	Peterson Power Systems	Generators	No		No	
Subcontractor	Sabah International	Fire Suppression	No		No	
Subcontractor	Brightview Landscape Services	Landscape Maintenance and Tree Care	No		No	
Subcontractor	Sonitrol Security	Keycard Access Systems	No		No	
Subcontractor	Knock Em Out	Pest Control	No		No	
Subcontractor	Carrier	Heating, Ventilation, and Air Conditioning	No		No	
Subcontractor	Schneider Electric	UPS Systems	No		No	
Subcontractor	Pre-Spect	System Assessment	No		No	

\*Denotes certification by the California Unified Certification Program (CUCP).

\*\*Denotes certification by the State of California

**Attachment B**  
**BATA Toll Facilities and BAIFA Managed Express Lanes Map**



**Map of BATA Bridge Toll Facilities**

Note: Golden Gate Bridge is owned and operated by the Golden Gate Bridge Highway and Transportation District



**Request for Committee Approval**

**Summary of Proposed Contract**

Work Item No.: 1251, 6861, 6863, 6864

Consultant: Yunex LLC / Hayward, CA

Work Project Title: Regional Tolling Infrastructure Maintenance Services Contract

Purpose of Project: To provide comprehensive management and maintenance services.

Brief Scope of Work: To provide comprehensive management and maintenance services for the seven state-owned toll bridge facilities to support toll equipment and for the express lanes highway infrastructure maintained by Bay Area Infrastructure Financing Authority (BAIFA) on a scheduled and as-needed basis.

Project Cost Not to Exceed: \$7,900,000 (BATA Bridge Toll Facilities)  
\$8,600,000 (BAIFA Maintained Express Lanes)  
\$16,500,000 (Total)

Funding Source: BATA Toll Bridge Rehabilitation Program and BAIFA Operating Budget

Fiscal Impact: Funding is subject to the adoption of BATA and BAIFA budgets for FY 2023/2024, 2024/2025, and 2025/2026. Funds underutilized during the fiscal year will be rolled over to the following fiscal year.

Motion by Committee: That the Executive Director or designee is authorized to negotiate and enter into a contract with Yunex LLC for maintenance services as described above and in the BATA Oversight Committee Summary Sheet dated June 14, 2023, subject to the approval of future BATA and BAIFA budgets.

Bay Area Toll Authority:

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Federal D. Glover, Chair

Approved: June 14, 2023

**Request for Committee Approval**

**Summary of Proposed Cooperative Agreement**

Work Item No.: 1251, 6861, 6863, 6864, 6031

Agency: BAIFA, MTC, MTC SAFE

Work Project Title: Regional Tolling Infrastructure Maintenance Services

Purpose of Project: Agreement for BATA to manage the maintenance Contract for equipment owned, operated and/or maintained by BAIFA, MTC, and MTC SAFE.

Brief Scope of Work: BATA to manage, through its Regional Tolling Infrastructure Maintenance Services contract, routine and as-needed comprehensive maintenance services and other related expenses for equipment owned, operated and/or maintained by BAIFA, MTC, and MTC SAFE.

Project Cost Not to Exceed: Funds to be included in future BATA Toll Bridge Rehabilitation Program, BAIFA Express Lanes Operating, and MTC and MTC SAFE budgets.

Funding Source: Funds to be included in future BATA Toll Bridge Rehabilitation Program, BAIFA Express Lanes Operating, and MTC and MTC SAFE budgets

Fiscal Impact: Funding is subject to the adoption of BAIFA Operating, MTC, and MTC SAFE budgets for FY 2023/2024, 2024/2025, and 2025/2026.

Motion by Committee: That the Executive Director or designee is authorized to into a Cooperative Agreement with BAIFA, MTC, and MTC SAFE to manage the maintenance services of transportation-related field equipment as described above and in the BATA Oversight Committee Summary Sheet dated June 14, 2023.

Bay Area Toll Authority: \_\_\_\_\_  
Federal D. Glover, Chair

Approved: June 14, 2023