

# ***Diridon Station Redevelopment Project Environmental Phase Services***

**JPB AMP Committee  
August 27, 2025**



# Staff Request of AMP Committee

- **Recommend that the Board:**
  - **Award a contract to ICF Jones & Stokes, Inc.** of Reston, Virginia to provide the Services for the Project for a total not-to-exceed amount of **\$21,101,357 for a three-year base term**, with up to **two additional one-year option terms for up to \$1 million per option year**.
  - **Authorize the Executive Director** or designee to **execute a contract** with ICF in full conformity with the terms and conditions of the solicitation documents and negotiated agreements, and in a form approved by legal counsel.
  - **Authorize the Executive Director** or designee, to **exercise up to two additional one-year option terms**, if deemed in the best interest of the JPB.

# Project Background



**2020**  
*Vision*

**2021-2022**  
*Momentum*

- Station Area Plan and Google Downtown West Development
- HSR Environmental Clearance

**2023-2024**  
*Alternatives Development*

- Engineering feasibility and cost containment
- Minimize land use impact
- Continued community engagement

# May 2025 Steering Committee Actions

## Diridon Steering Committee Approval:

- FY2025-2028 project budget (\$41,000,000)
- Diridon program of projects and the At-Grade Station Alternative to move into environmental review
- Caltrain to be the lead agency for the environmental phase

# Approved Workplan

Work Program	FY25-26	FY26-27	FY27-28
<b>Environmental Review, Public Outreach</b>	<ul style="list-style-type: none"> <li>Alternatives Analysis Report</li> <li>Additional Engineering</li> <li>Project description</li> <li>Technical studies</li> </ul>	<ul style="list-style-type: none"> <li>Year 1 continued</li> <li>Notice of Intent / Notice of Preparation</li> </ul>	<ul style="list-style-type: none"> <li>Administrative Draft EIS/EIR</li> <li>Comments and Final EIS/EIR</li> <li>Certification / Record of Decision</li> </ul>
<b>Long-Term Governance</b>	<ul style="list-style-type: none"> <li>Partner Agency agreement terms</li> <li>Approve enabling legislation</li> <li>Advocacy</li> </ul>	<ul style="list-style-type: none"> <li>Develop and execute Agreements</li> <li>Operationalization plan</li> </ul>	<ul style="list-style-type: none"> <li>Set up organization</li> </ul>
<b>Funding</b>	<ul style="list-style-type: none"> <li>Capital funding plan</li> <li>O/M funding plan</li> <li>Advocacy</li> </ul>	<ul style="list-style-type: none"> <li>Update and Implement</li> <li>Advocacy</li> </ul>	<ul style="list-style-type: none"> <li>Update and Implement</li> <li>Advocacy</li> </ul>

# Environmental Phase Funding Estimate

Scope of Work	Responsible Agency	Estimated Budget	Funding Source
Community Outreach/Staff Support	City of San Jose	\$2,378,632	City of San Jose General Fund and Regional Measure 3
Governance Funding/Advocacy	VTA	\$2,602,791	Regional Measure 3
Program Management, NEPA/CEQA Documentation and associated technical studies/engineering	Caltrain	\$27,659,616	Regional Measure 3
		\$6,000,000	Measure B*  *funds allocated for Caltrain Corridor Capacity Improvements
Contingency		\$2,358,961	Regional Measure 3
<b>ENVIRONMENTAL PHASE TOTAL</b>		<b>\$41,000,000</b>	

# Scope of Services

- Prepare Alternatives Analysis Report (summarization of the Alternatives Development)
- Share designs with 3rd parties and obtain comments
- Develop Project Description
- Prepare needed engineering/ design/ required technical studies
- Conduct public participation and community engagement
- Issue Notice of Intent / Notice to Proceed
- Prepare and circulate Admin Draft, Draft EIS/EIR
- Prepare Response to comments and Final EIS/EIR and circulate
- Obtain Certification and Record of Decision



# Solicitation Process

- RFP released January 29, 2025, on PlanetBids (eProcurement Website)
- Outreached to DBEs and SBEs
- Pre-Proposal Conference: February 13, 2025
- Three consultants and 12 subconsultants attended the Pre-Proposal Conference
- Received two proposals
- Staff determined both proposals are responsive to the RFP requirements



**PRE-PROPOSAL MEETING**  
**RFP 25-J-P-061**  
**ENVIRONMENTAL SERVICES FOR DIRIDON**  
**STATION REDEVELOPMENT PROJECT**





# Solicitation Process (Cont.)

- Selection Committee: JPB Planning Department, California High Speed Rail Authority (CHSRA), City of San Jose, Metropolitan Transportation Commission (MTC), and Santa Clara Valley Transportation Authority (VTA)
- The Committee reviewed, evaluated, and scored both proposals, and determined that the proposal from ICF Jones & Stokes, Inc. of Reston, Virginia was the highest ranked
- Following the interview, the Committee determined that ICF possesses the requisite experience and qualifications required for the successful performance of the scope of services as defined in the solicitation documents

# Price Analysis

Staff conducted a price analysis and determined the negotiated prices to be fair, reasonable, and consistent with the prices currently paid by the JPB and other public agencies in the Bay Area for similar services

# Budget by Task

Scope by Task	Expected Budget
TASK 1: Project Management and Administration	\$2,090,000
TASK 2: Project Kickoff and Finalization of Scope of Services	\$207,370
TASK 3: Alternatives Analysis Summary	\$481,355
TASK 4: Finalize Project Description and Action	\$185,412
TASK 5: Public Participation/Engagement	\$653,773
TASK 6: Engineering and Design Services	\$10,944,162
TASK 7: Prepare Supporting Methodologies/Technical Studies	\$2,481,288
TASK 8: Prepare Joint EIS/EIR Documents	\$723,859
TASK 9: Prepare Final EIR and RTC	\$1,032,291
Contingency/Escalation	\$2,301,846
<b>Total</b>	<b>\$21,101,356</b>

# Budget Impact

- As per May 2025 Steering Committee approval, contract is funded by allocation from MTC's Regional Measure 3 and VTA's Measure B (Caltrain Core Capacity Improvement)
- Approval of Funding Agreements are expected in September and October 2025

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# Next Steps

- JPB Board award of contract with ICF in September
- Approval of Funding Agreements in September and October
- Kick-off planned in September

# *Questions?*

FOR MORE INFORMATION

[WWW.CALTRAIN.COM](http://WWW.CALTRAIN.COM)

