



RECEIVED NOV - 1 2010

COMMONWEALTH of VIRGINIA

DEPARTMENT OF TRANSPORTATION
1401 EAST BROAD STREET
RICHMOND, 23219-2000

GREGORY A. WHIRLEY
COMMISSIONER

October 28, 2010

Mr. Michael W. Johnson
Southampton County Administrator
P. O. Box 400
Courtland, VA 23837

Re: Public Private Transportation Act – Route 460 Corridor Improvement Project, Review of Conceptual Proposals

Dear Mr. Johnson:

As you may be aware, the Virginia Department of Transportation (VDOT) issued a new Solicitation for Proposals (SFP) on May 5, 2010 and an addendum on July 12, 2010 that included new key assumptions designed to enhance the economic feasibility of the Route 460 Corridor Improvements Project (Project). While the Project's location, approved by the Commonwealth Transportation Board (CTB), and general scope are not expected to change, in the recent solicitation, VDOT requested that industry offer innovative concepts to improve project feasibility.

On September 7, 2010, in response to the solicitation, VDOT received three conceptual proposals and in accordance with current Implementation Guidelines of the Public Private Transportation Act (PPTA), VDOT has completed a quality control review of the proposals. The three conceptual proposals that have been selected to advance to the Independent Review Panel (IRP) phase of procurement are 460 Partners, Inc., Cintra 460, and MultiModal Solutions LLC. As one of the affected jurisdictions for this project, each of these proposers have been requested to provide a copy of their proposal to you for your review and comment.

The next step in the procurement process is for the Secretary of Transportation to appoint members and a Chairperson for the IRP and schedule IRP meetings. Your jurisdiction is requested to review the proposals and submit written comments to me by December 27, 2010. As VDOT's point of contact for this project, I will provide your comments to the IRP for consideration in its recommendation.

Mr. Michael W. Johnson
October 28, 2010
Page 2

RECEIVED NOV - 1 2010

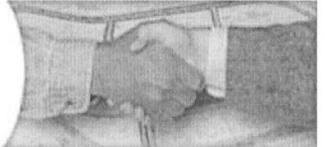
The effective development of the subject Project is a high priority of the Governor and his administration. Your involvement during the project development process is very important to the successful delivery of the Project and your thoughtful review and input to the IRP concerning the conceptual proposals is appreciated. Should you have questions or comments, please contact me at 804.786.9537.

Sincerely,



Margie Ray
Program Manager
Innovative Project Delivery Division

A Virginia Department of Transportation Public-Private Partnership U.S. Route 460 Corridor Improvements Project



Home > About > > Phase Two - Independent Review Panel

Contact Us | Search this site



About

[Who's Involved](#)

[Media Room](#)

[Questions](#)

[Document Library](#)

[Site Map](#)

Independent Review Panel - Phase Two

The Independent Review Panel (IRP) was appointed by Secretary of Transportation Sean T. Connaughton on November 3, 2010. The IRP will be chaired by Mr. Charlie Kilpatrick, P.E., the Virginia Department of Transportation's (VDOT) Chief Deputy Commissioner. The IRP will conduct meetings open to the public to review and evaluate the conceptual proposals submitted by three Offeror teams and will solicit public comment through this Web site and at the public meetings. The IRP will provide advance notice of these meetings to the public.

Other members of the IRP are:

- Mr. Aubrey Lane, Commonwealth Transportation Board (CTB) Member
- Mr. Gerald McCarthy, CTB Member
- Mr. Dwight Farmer, Hampton Roads Planning District Director
- Mr. Dennis Morris, Crater Planning District Director
- Mr. Jeff Florin, P.E., Virginia Port Authority Deputy Director
- Mr. Malcolm Kerley, P.E., VDOT Chief Engineer
- Mr. John Lawson, VDOT Chief Financial Officer
- Ms. Constance Sorrell, VDOT Chief of Systems Operations
- Mr. Dennis Heuer, P.E., VDOT Hampton Roads District Administrator
- Mr. Thomas Hawthorne, P.E., VDOT Richmond District Administrator

The Independent Review Panel will review and evaluate the conceptual proposals based on the evaluation and selection criteria in the Solicitation for Conceptual Proposals. During its deliberations, the IRP will consider public comment, recommendations and comments from impacted local jurisdictions, information from the Offeror teams and their conceptual proposals, and the Solicitation for Conceptual Proposals in the development of its recommendations. It is anticipated that the IRP will present its recommendations to the Commonwealth Transportation Board in early 2011.

Procurement Phases

- 1 [Quality Control](#)
- 2 [Independent Review Panel](#)
- 3 [CTB Recommendation](#)
- 4 [Submission and Selection of Detailed Proposal](#)
- 5 [Negotiations](#)
- 6 [Interim and/or Comprehensive Agreement](#)



Project Milestone

Date

1. SFP Document Available to Offerors	Complete
2. SFP Addendum #1 Available to Offerors	Complete
3. Industry Meeting – Webinar	Complete
4. Proprietary Meetings	Complete
5. Deadline for Questions or Clarifications	Complete
6. VDOT responses to questions or clarifications	Complete
7. SFP Addendum #2 available to offerors	Complete
8. Conceptual Proposal Submission Deadline	Complete
9. Quality Control Report Submitted to Secretary	Complete
10. Secretary Appoints Independent Review Panel	10/28/10 11/3/10
11. Local Comments Due	12/15/10 12/27/10
12. Independent Review Panel Recommendation	01/19/11
13. CTB Resolution	1/19/11
14. Issue Request for Detailed Proposals (if applicable)	1/28/11
15. Detailed Proposal Submission Deadline (if applicable)	06/15/11
16. Presentation of Major Business Points to CTB	09/21/11
17. Comprehensive Agreement (if applicable)	10/17/11

© 2010 Virginia Department of Transportation | WAI Compliance | Freedom of Information Act

This website includes hyperlinks to sites neither controlled nor sponsored by the Virginia Department of Transportation or the Commonwealth of Virginia. Links may open in a new window.

Some resources on this site require the Adobe Reader. If you wish to receive this content in an accessible (federal section 508) format, call 804-786-2801.

3 plans offered for new U.S. 460

They differ sharply on how to pay for 55-mile highway

BY PETER BACQUÉ
Times-Dispatch Staff Writer

Three business groups have come up with sharply differing ways about how to pay for a new U.S. 460 from Petersburg to Suffolk.

The contesting proposals envision project costs running from \$1.5 billion to \$2.7 billion, toll rates charging from about \$6 for cars to up to \$75 for tandem trailer trucks for the entire 55-mile route, and requirements for public subsidies ranging from — at least nominally — nothing to \$782 million or more.

"We have three very different proposals on how to finance the project," said state Transportation Secretary Sean T. Connaughton. "It's going to take us a little time to work our way through it."

Each of the proposals to design, build, finance and run the road would depend on toll revenues collected for 75 years to 99 years.

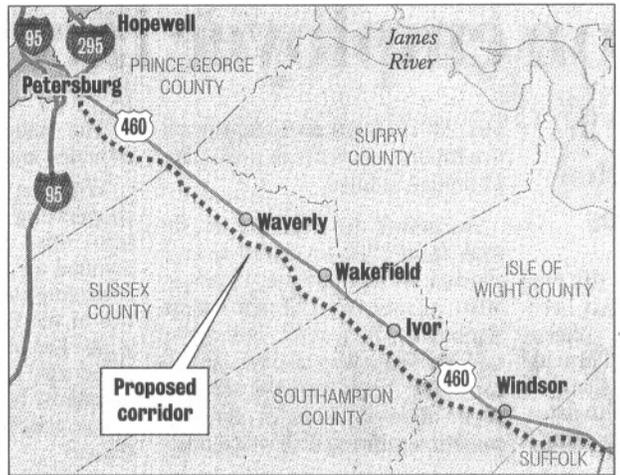
They also indicate the need for federal credit assistance, which is limited, to help finance the work.

However, officials said yesterday, the proposals are likely to change considerably as the state goes through the procurement process with the industry groups.

The conceptual propos-

Route 460 corridor

The state has received three industry proposals to build a new 55-mile, limited-access toll road south of the existing U.S. 460 from Petersburg to Suffolk.



SOURCE: VDOT

TIMES-DISPATCH

See **PLANS**, Page B8

10/30/2010

Plans

From Page B1

als, which the Virginia Department of Transportation released yesterday, call for constructing a four-lane divided, limited-access highway with interchanges, located south of the existing Route 460.

State officials say the project is critical to relieving the press of traffic on overloaded Interstate 64 north of the James River and to accommodate heavy trucks carrying the growing cargo out of the Hampton Roads port.

"We need to have a faster and more direct route to the [Interstate] 95 corridor," Connaughton said. "And this is a way to do it."

Although Virginia now has no state or federal money planned for the project, the three proposals give the state "multiple financing options that could bring this important project to fruition," VDOT spokesman Jeff Cald-

well said.

The three proposals:

■ 460 Partners LLC, made up of Moreland Property Group Inc. of Richmond and Infrastructure Capital Partners LLC of New York.

The 460 Partners plan would cost \$2.72 billion and require VDOT to cover \$210 million in project-oversight costs and \$52 million in upfront money to be repaid at financial close.

Its toll rates would be 20 cents a mile for cars, 40 cents a mile for trucks and a flat rate of \$75 for tandem trailers.

Besides tolls, 460 Partners would finance the project using revenue from a proposed Virginia's Gateway Corridor Economic Development Authority for the Route 460 corridor.

■ Cintra Infraestructuras S.A. of Madrid, Spain.

Cintra's proposal would cost \$1.49 billion and require \$491 million in public subsidy.

It calls for an opening year toll rate of 10.8 cents a mile.

■ MultiModal Solutions LLC; made up of Edgemoor Real Estate Services LLC and Clark Construction Group LLC, both of Bethesda, Md., and Shirley Contracting Co. LLC of Lorton.

MultiModal Solutions's highway would cost \$2.25 billion, with a public subsidy of at least \$500 million.

Toll rates would be 7 cents a mile for motorcycles, 14 cents a mile for cars, with a rate of 21 cents for additional vehicle axles.

Connaughton will appoint a panel to review the proposals with public participation.

The state would like to sign a contract within a year.

"We're going to have some good competition with the three proposals," said state Transportation Commissioner Gregory A. Whirley. "And I'm optimistic that, between the three, we can have a deal done for 460."

• Contact Peter Bacqué at (804) 649-6813 or pbacque@timesdispatch.com.