

Metropolitan Transportation Commission
Administration Committee

September 10, 2025

Agenda Item 4f-25-1071

Contracts - Technical Assistance Services for Planning Grant Awardees with Moore Iacofano Goltsman, (MIG) Inc. (\$2,905,000); Aaron Welch Planning (\$2,420,770); AECOM Technical Services, Inc. (\$2,018,000); Dyett & Bhatia, Urban and Regional Planners (\$2,300,000); Forward City Labs (\$2,150,000); Perkins + Will, Inc. (\$1,215,000); Fehr & Peers (\$1,565,000)

Subject:

Authorization to negotiate and enter into contracts with:

- Moore Iacofano Goltsman, (MIG) Inc., in an amount not to exceed \$2,905,000;
- Aaron Welch Planning, in an amount not to exceed \$2,420,770;
- AECOM Technical Services, Inc., in an amount not to exceed \$2,018,000;
- Dyett & Bhatia, Urban and Regional Planners, in an amount not to exceed \$2,300,000;
- Forward City Labs, in an amount not to exceed \$2,150,000;
- Perkins + Will, Inc., in an amount not to exceed \$1,215,000; and
- Fehr & Peers, in an amount not to exceed \$1,565,000.

Consultants will provide technical assistance to agency recipients of MTC funding through the Transit-Oriented Communities (TOC) Policy Planning Grant Program. These planning projects advance the TOC Policy by helping local governments and agencies develop plans and policies for adoption of the 1) density, 2) station access and circulation, and/or 3) parking management components of the TOC Policy.

Background:

In September 2022, MTC adopted the TOC Policy (MTC Resolution No. 4530) to support the region's transit investments by creating communities around transit stations and along transit corridors that not only enable transit ridership, but also are places where Bay Area residents of all abilities, income levels, and backgrounds can live, work, and access services. The TOC Policy focuses on the core elements of land use density, affordable housing, parking management, and complete streets/multimodal access to implement Plan Bay Area 2050 strategies. The TOC Policy applies to the half-mile area around existing and planned fixed-guideway transit stops and stations (i.e., regional rail, commuter rail, light-rail transit, bus rapid

transit, and ferries). MTC Resolution No. 4530 was revised in October 2023 to clarify the application of the TOC Policy to transit extensions.

In September 2024, MTC released a call for projects for local planning and policy development across all four components to help achieve TOC Policy compliance. To assist the grantees, MTC is procuring consultants to develop the awarded projects, in partnership with the grantees.

Procurement

On April 9, 2025, MTC issued a Request for Proposals (RFP) for firms to provide technical assistance to agency recipients of MTC funding through TOC Policy Planning Grant Program. The 27 agency recipients were grouped by geography in seven projects (“Projects”). One consultant is assigned to each Project to provide assistance with the 1) density, 2) station access and circulation, and/or 3) parking management components of the TOC Policy for all of the agencies within a given group (agencies were awarded one or more of the components based on their applications). On April 16, 2025, MTC hosted a virtual Pre-Submittal Conference that was attended by 78 individuals representing 59 firms. MTC issued Addenda on May 20, 2025, and May 28, 2025, and held a second Pre-Submittal Conference on June 5, 2025, to review the changes detailed in the Addendum. The Conference was attended by 30 individuals representing 13 firms. By the June 23, 2025, deadline, MTC received 17 qualified proposals from firms, each applying to one or more of the Project Groupings. For Project Groups 1/2/3/4/5/6/7, there were 4/6/7/5/5/7/3 proposing firms, respectively.

The proposals were evaluated by a panel of MTC and local jurisdiction staff against the following evaluation criteria:

- 1. Qualifications and Relevant Experience in TOC Policy Components (45%)
- 2. Workplan and Approach (20%)
- 3. Cost Effectiveness (20%)
- 4. Past Performance (10%)
- 5. Presentation (5%)

After a review of the proposals, the evaluation panel recommends the selection of the firms for each Project shown in Table 1, at the not-to-exceed contract amounts listed.

Table 1: Consultant Selection by Project

Project	Participating Agencies	Consultant	Contract Not to Exceed
1	7 Contra Costa County agencies	Moore Iacofano Goltsman, (MIG) Inc.	\$ 2,905,000
2	1 Marin and 3 Sonoma County agencies	Aaron Welch Planning	\$ 2,420,770
3	6 San Mateo County agencies ¹	AECOM Technical Services, Inc.	\$ 2,018,000
4	Alameda County Community Development Agency (1 agency)	Dyett & Bhatia, Urban and Regional Planners	\$ 2,300,000
5	3 Santa Clara County agencies	Forward City Labs	\$ 2,150,000
6	San Jose (1 agency)	Perkins + Will, Inc.	\$ 1,215,000
7	5 Alameda County agencies	Fehr & Peers	\$ 1,565,000

All recommended firms demonstrate expertise and relevant experience in density policies, station access and circulation planning, and parking management policies. They also have the necessary capacities to provide planning assistance to each Project's participating agency concurrently over the contract period.

Issues:

None identified.

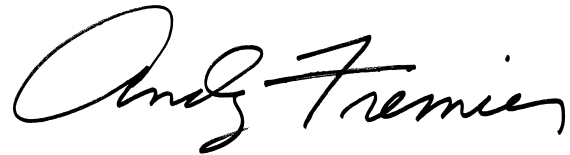
Recommendations:

Staff recommends that the Committee authorize the Executive Director or his designee to negotiate and enter into contracts with the firms listed above for the Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees in the amounts not to exceed those listed in Table 1.

¹ As part of the February 2025 TOC Planning Grant approvals, the award for the City of Millbrae's award was conditional upon the city executing consultant and MTC agreements for existing MTC Priority Development Area grants by September 30, 2025. In consultation with the city, agreements will be executed by November 30, 2025.

Attachments:

- Attachment A: Disadvantaged Business Enterprise and Small Business Enterprise Status
- Requests for Committee Approval – Summaries of Proposed Contracts

A handwritten signature in black ink, reading "Andrew B. Fremier". The signature is written in a cursive, flowing style with a large initial "A".

Andrew B. Fremier

Attachment A

Disadvantaged Business Enterprise and Small Business Enterprise Status

	Firm Name	Role on Project	DBE* Yes / No	If DBE Yes, List #	SBE** Yes / No	If SBE Yes, List #
Project 1						
Prime Contractor	Moore Iacofano Goltsman (MIG), Inc.	Prime	No		No	
Subcontractors	Whitlock and Weinberger Transportation Inc. (W-Trans)	Subconsultant	Yes	26209	Yes	9829
	BAE Urban Economics	Subconsultant	Yes	14806	No	
	Walker Consultants	Subconsultant	No		No	
	Fehr & Peers	Subconsultant	No		No	
Project 2						
Prime Contractor	Aaron Welch Planning	Prime	No		Yes	48-SBE
Subcontractors	Kearstin Dischinger Consulting	Subconsultant	No		No	
	Barry Miller Consulting	Subconsultant	No		No	
	Swan Stream Studios, LLC	Subconsultant	Yes	52702	No	
	Forward City Labs	Subconsultant	Yes	50345	No	
	Urban Field Studio	Subconsultant	Yes	51398	No	2034723
	Urban Planning Partners	Subconsultant	No		Yes	1321

Firm Name	Role on Project	DBE* Yes / No	If DBE Yes, List #	SBE** Yes / No	If SBE Yes, List #
Good City Company	Subconsultant	No		No	
PlaceWorks, Inc.	Subconsultant	No		No	
Perkins Eastman Architecture, DPC	Subconsultant	No		No	
Mithun, Inc.	Subconsultant	No		No	
Raimi + Associates, Inc.	Subconsultant	No		No	
Opticos Design, Inc.	Subconsultant	No		No	
Eleanor Leshner Planning	Subconsultant	Yes	51063	Yes	2026935
LK Planning, LLC	Subconsultant	Yes	46852	No	
TJKM	Subconsultant	Yes	40772	No	
Ann Cheng Consulting, LLC	Subconsultant	Yes	50250	Yes	2021866
Fehr and Peers	Subconsultant	No		No	
Kittelsohn & Associates, Inc.	Subconsultant	No		No	
ARUP	Subconsultant	No		No	
Winter Consulting Group, LLC	Subconsultant	Yes	42874	No	
Circlepoint	Subconsultant	Yes	50993	No	
Plan to Place	Subconsultant	No		No	
BAE Urban Economics	Subconsultant	Yes	14806	No	
Economic & Planning Systems, Inc.	Subconsultant	No		Yes	23554

	Firm Name	Role on Project	DBE* Yes / No	If DBE Yes, List #	SBE** Yes / No	If SBE Yes, List #
Project 3 Prime Contractor Subcontractors	EcoNorthwest	Subconsultant	No		No	
	AECOM Technical Services, Inc.	Prime	No		No	
	Whitlock and Weinberger Transportation Inc. (W-Trans)	Subconsultant	Yes	26209	Yes	9829
	Bargas Environmental Consulting, Inc	Subconsultant	Yes	41165	No	
	Ann Cheng Consulting, LLC	Subconsultant	Yes	50250	Yes	2021866
	Leshner Planning	Subconsultant	Yes	51036	No	
	InterEthnica, Inc.	Subconsultant	Yes	52538	Yes	57042
	Translink Consulting, LLC	Subconsultant	Yes	42776	No	
Project 4 Prime Contractor Subcontractors	Dyett & Bhatia (Prime)	Prime	No		No	14630
	Fehr & Peers	Subconsultant	No		No	
	Kimley-Horn and Associates	Subconsultant	No		No	
	Alta Planning + Design	Subconsultant	No		No	
	Whitlock and Weinberger Transportation Inc. (W-Trans)	Subconsultant	Yes	26209	Yes	9829

	Firm Name	Role on Project	DBE*	If DBE Yes,	SBE**	If SBE Yes,
			Yes / No	List #	Yes / No	List #
	Journey Mobility	Subconsultant	Yes	52397	No	
	CirclePoint	Subconsultant	Yes	50993	Yes	40528
	Forward City Labs	Subconsultant	Yes	50345		
	Van Meter Williams Pollack (VMWP)	Subconsultant	No		No	
	Royston Hanamoto Alley & Abey (RHAA)	Subconsultant	Yes	38428	Yes	18952
	BAE Urban Economics	Subconsultant	Yes	14806	No	
	BKF Engineers	Subconsultant	No		No	
	David J. Powers & Associates	Subconsultant	Yes	38205	No	
	Salter	Subconsultant	No		No	
	Ann Cheng Consulting	Subconsultant	Yes	50250	Yes	2021866
	Rick Williams Consulting	Subconsultant	No		No	
	Archeological/Historical Consultants	Subconsultant	No		No	
Project 5 Prime Contractor Subcontractors	Forward City Labs	Prime	Yes	50345	No	
	Ascent Environmental, Inc.	Subconsultant	No		No	
	Fehr & Peers	Subconsultant	No		No	
	Walker Consultants	Subconsultant	No		No	

Project 6

Prime Contractor

Subcontractors

Firm Name	Role on Project	DBE* Yes / No	If DBE Yes, List #	SBE** Yes / No	If SBE Yes, List #
BAE Urban Economics	Subconsultant	Yes	14806	No	
David J. Powers & Associates, Inc.	Subconsultant	Yes	38205	Yes	38205
Circlepoint	Subconsultant	Yes	50993	Yes	40528
BKF Engineers	Subconsultant	No		No	
Urban Planning Partners	Subconsultant	No		Yes	1321
Journey Mobility LLC	Subconsultant	Yes	52397	No	
LK Planning LLC	Subconsultant	Yes	46852	No	
HMH Engineers	Subconsultant	No		Yes	12-0673
BKF Engineers	Subconsultant	No		No	
Perkins & Will	Prime	No	N/A	No	N/A
BKF	Subconsultant	No	N/A	No	N/A
Circlepoint	Subconsultant	Yes	50993	Yes	40528
Currie & Brown	Subconsultant	No	N/A	No	N/A
David J. Powers & Associates, Inc	Subconsultant	Yes	38205	Yes	38205
HR&A Advisors, Inc.	Subconsultant	No	N/A	No	N/A
Nelson\Nygaard	Subconsultant	No	N/A	No	N/A
Whitlock and Weinberger	Subconsultant	Yes	26209	Yes	9829

Project 7

Prime Contractor

Subcontractors

Firm Name	Role on Project	DBE* Yes / No	If DBE Yes, List #	SBE** Yes / No	If SBE Yes, List #
Transportation Inc. (W-Trans)					
Fehr & Peers	Prime	No		No	
Circlepoint	Subconsultant	Yes	50993	Yes	40528
EinwillerKuehl	Subconsultant	No		Yes	2029398
Journey Mobility	Subconsultant	Yes	52397	No	
Nelson\Nygaard	Subconsultant	No		No	

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

**Denotes certification by the State of California.

Request for Committee Approval

Summary of Proposed Contract for Technical Assistance Services for Planning Grant

Awardees Project 1

Work Item No.: 1413

Consultant: Moore Iacofano Goltsman, (MIG) Inc.

Work Project Title: Transit Oriented Communities (TOC) Planning Grant Awards
Technical Assistance for Awardees Project 1

Purpose of Project: To help grant recipients in Contra Costa County with TOC Policy compliance.

Brief Scope of Work: Provide technical assistance to agency recipients of the TOC Policy Planning Grant Program to develop plans and policies for adoption of the 1) density, 2) station access and circulation, and/or 3) parking management components of the TOC Policy.

Project Cost Not to Exceed: \$2,905,000

Funding Source: FY2025-26 budget: OBAG 3, STBG

Fiscal Impact: \$2,905,000 is available in the FY 2025-26 Agency Budget

Motion by Committee: That the Executive Director or designee is authorized to negotiate and enter into a contract with Moore Iacofano Goltsman, (MIG) Inc. for the Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees described above and in the Administration Committee Summary Sheet dated September 10, 2025, and that the Chief Financial Officer is authorized to set aside an amount not to exceed \$2,905,000 for such contract.

Administration Committee:

Gina Papan, Chair

Approved: September 10, 2025

Request for Committee Approval

Summary of Proposed Contract for Technical Assistance Services for Planning Grant

Awardees Project 2

Work Item No.: 1413

Consultant: Aaron Welch Planning

Work Project Title: Transit Oriented Communities (TOC) Planning Grant Awards
Technical Assistance for Awardees Project 2

Purpose of Project: To help grant recipients in Marin and Sonoma Counties with TOC Policy compliance.

Brief Scope of Work: Provide technical assistance to agency recipients of the TOC Policy Planning Grant Program to develop plans and policies for adoption of the 1) density, 2) station access and circulation, and/or 3) parking management components of the TOC Policy.

Project Cost Not to Exceed: \$2,420,770

Funding Source: FY2025-26 budget: OBAG 3, STBG

Fiscal Impact: \$2,420,770 is available in the FY 2025-26 Agency Budget

Motion by Committee: That the Executive Director or designee is authorized to negotiate and enter into a contract with Aaron Welch Planning for the Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees described above and in the Administration Committee Summary Sheet dated September 10, 2025, and that the Chief Financial Officer is authorized to set aside an amount not to exceed \$2,420,770 for such contract.

Administration Committee:

Gina Papan, Chair

Approved: September 10, 2025

Request for Committee Approval

Summary of Proposed Contract for Technical Assistance Services for Planning Grant

Awardees Project 3

Work Item No.:	1413
Consultant:	AECOM Technical Services, Inc.
Work Project Title:	Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees Project 3
Purpose of Project:	To help grant recipients in San Mateo County with TOC Policy compliance.
Brief Scope of Work:	Provide technical assistance to agency recipients of the TOC Policy Planning Grant Program to develop plans and policies for adoption of the 1) density, 2) station access and circulation, and/or 3) parking management components of the TOC Policy.
Project Cost Not to Exceed:	\$2,018,000
Funding Source:	FY2025-26 budget: OBAG 3, STBG
Fiscal Impact:	\$2,018,000 is available in the FY 2025-26 Agency Budget
Motion by Committee:	That the Executive Director or designee is authorized to negotiate and enter into a contract with AECOM Technical Services, Inc. for the Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees described above and in the Administration Committee Summary Sheet dated September 10, 2025, and that the Chief Financial Officer is authorized to set aside an amount not to exceed \$2,018,000 for such contract.
Administration Committee:	Gina Papan, Chair
Approved:	September 10, 2025

Request for Committee Approval

Summary of Proposed Contract for Technical Assistance Services for Planning Grant

Awardees Project 4

Work Item No.:	1413
Consultant:	Dyett & Bhatia, Urban and Regional Planners
Work Project Title:	Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees Project 4
Purpose of Project:	To help Alameda County Community Development Agency with TOC Policy compliance.
Brief Scope of Work:	Provide technical assistance to recipient of the TOC Policy Planning Grant Program to develop plans and policies for adoption of the 1) density, 2) station access and circulation, and 3) parking management components of the TOC Policy.
Project Cost Not to Exceed:	\$2,300,000
Funding Source:	FY2025-26 budget: OBAG 3, STBG
Fiscal Impact:	\$2,300,000 is available in the FY 2025-26 Agency Budget
Motion by Committee:	That the Executive Director or designee is authorized to negotiate and enter into a contract with Dyett & Bhatia, Urban and Regional Planners for the Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees described above and in the Administration Committee Summary Sheet dated September 10, 2025, and that the Chief Financial Officer is authorized to set aside an amount not to exceed \$2,300,000 for such contract.
Administration Committee:	Gina Papan, Chair
Approved:	September 10, 2025

Request for Committee Approval

Summary of Proposed Contract for Technical Assistance Services for Planning Grant

Awardees Project 5

Work Item No.:	1413
Consultant:	Forward City Labs
Work Project Title:	Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees Project 5
Purpose of Project:	To help grant recipients in Santa Clara County with TOC Policy compliance.
Brief Scope of Work:	Provide technical assistance to agency recipients of the TOC Policy Planning Grant Program to develop plans and policies for adoption of the 1) density, 2) station access and circulation, and/or 3) parking management components of the TOC Policy.
Project Cost Not to Exceed:	\$2,150,000
Funding Source:	FY2025-26 budget: OBAG 3, STBG
Fiscal Impact:	\$2,150,000 is available in the FY 2025-26 Agency Budget
Motion by Committee:	That the Executive Director or designee is authorized to negotiate and enter into a contract with Forward City Labs for the Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees described above and in the Administration Committee Summary Sheet dated September 10, 2025, and that the Chief Financial Officer is authorized to set aside an amount not to exceed \$2,150,000 for such contract.
Administration Committee:	Gina Papan, Chair
Approved:	September 10, 2025

Request for Committee Approval

Summary of Proposed Contract for Technical Assistance Services for Planning Grant

Awardees Project 6

Work Item No.:	1413
Consultant:	Perkins + Will, Inc.
Work Project Title:	Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees Project 6
Purpose of Project:	To help the City of San José with TOC Policy compliance.
Brief Scope of Work:	Provide technical assistance to recipient of the TOC Policy Planning Grant Program to develop plans and policies for adoption of the 1) density, 2) station access and circulation, and 3) parking management components of the TOC Policy.
Project Cost Not to Exceed:	\$1,215,000
Funding Source:	FY2025-26 budget: OBAG 3, STBG
Fiscal Impact:	\$1,215,000 is available in the FY 2025-26 Agency Budget
Motion by Committee:	That the Executive Director or designee is authorized to negotiate and enter into a contract with Perkins + Will, Inc. for the Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees described above and in the Administration Committee Summary Sheet dated September 10, 2025, and that the Chief Financial Officer is authorized to set aside an amount not to exceed \$1,215,000 for such contract.
Administration Committee:	Gina Papan, Chair
Approved:	September 10, 2025

Request for Committee Approval

Summary of Proposed Contract for Technical Assistance Services for Planning Grant

Awardees Project 7

Work Item No.:	1413
Consultant:	Fehr & Peers
Work Project Title:	Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees Project 7
Purpose of Project:	To help grant recipients in Alameda County with TOC Policy compliance.
Brief Scope of Work:	Provide technical assistance to agency recipients of the TOC Policy Planning Grant Program to develop plans and policies for adoption of the 1) station access and circulation and 2) parking management components of the TOC Policy.
Project Cost Not to Exceed:	\$1,565,000
Funding Source:	FY2025-26 budget: OBAG 3, STBG
Fiscal Impact:	\$1,565,000 is available in the FY 2025-26 Agency Budget
Motion by Committee:	That the Executive Director or designee is authorized to negotiate and enter into a contract with Fehr & Peers for the Transit Oriented Communities (TOC) Planning Grant Awards Technical Assistance for Awardees described above and in the Administration Committee Summary Sheet dated September 10, 2025, and that the Chief Financial Officer is authorized to set aside an amount not to exceed \$1,565,000 for such contract.
Administration Committee:	Gina Papan, Chair
Approved:	September 10, 2025