



# TxDOT Design-Build Program

Alternative Delivery Division (ALD)

ASHE Presentation - Sep. 2023



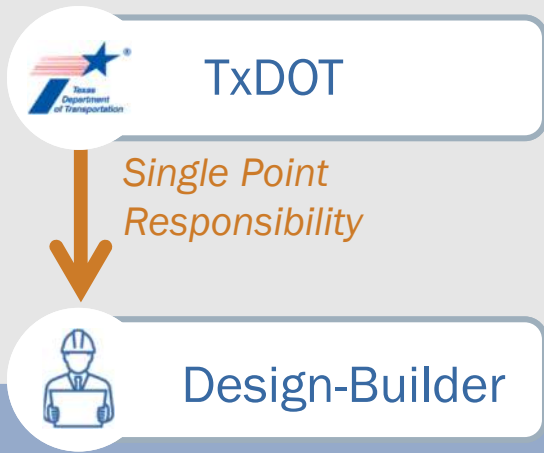
## Design Build Intro


Basics of Design Build projects and history of TxDOT's Design Build program

# Design-Build Basics



## One Contract for Design AND Construction



 Texas Transportation Code limits program to six projects of \$150M+ in value per state fiscal biennium



TxDOT retains oversight authority to ensure design-build contract obligations are met



Design-Builder is contractually required to meet schedule and quality requirements



Selection of Design-Builder is a 2-step best-value approach:

STEP

1

Qualifications and past performance



STEP

2

Price and technical approach

# Key Benefits of Design-Build Delivery



## ***Expedites Delivery***



Overlaps portions of design, construction, and utility relocations



## ***Encourages Innovation***



Saves time and money by encouraging innovation and collaboration between TxDOT and Stakeholders



## ***Balances Risk***



Allocates risk to the party best able to manage the risk

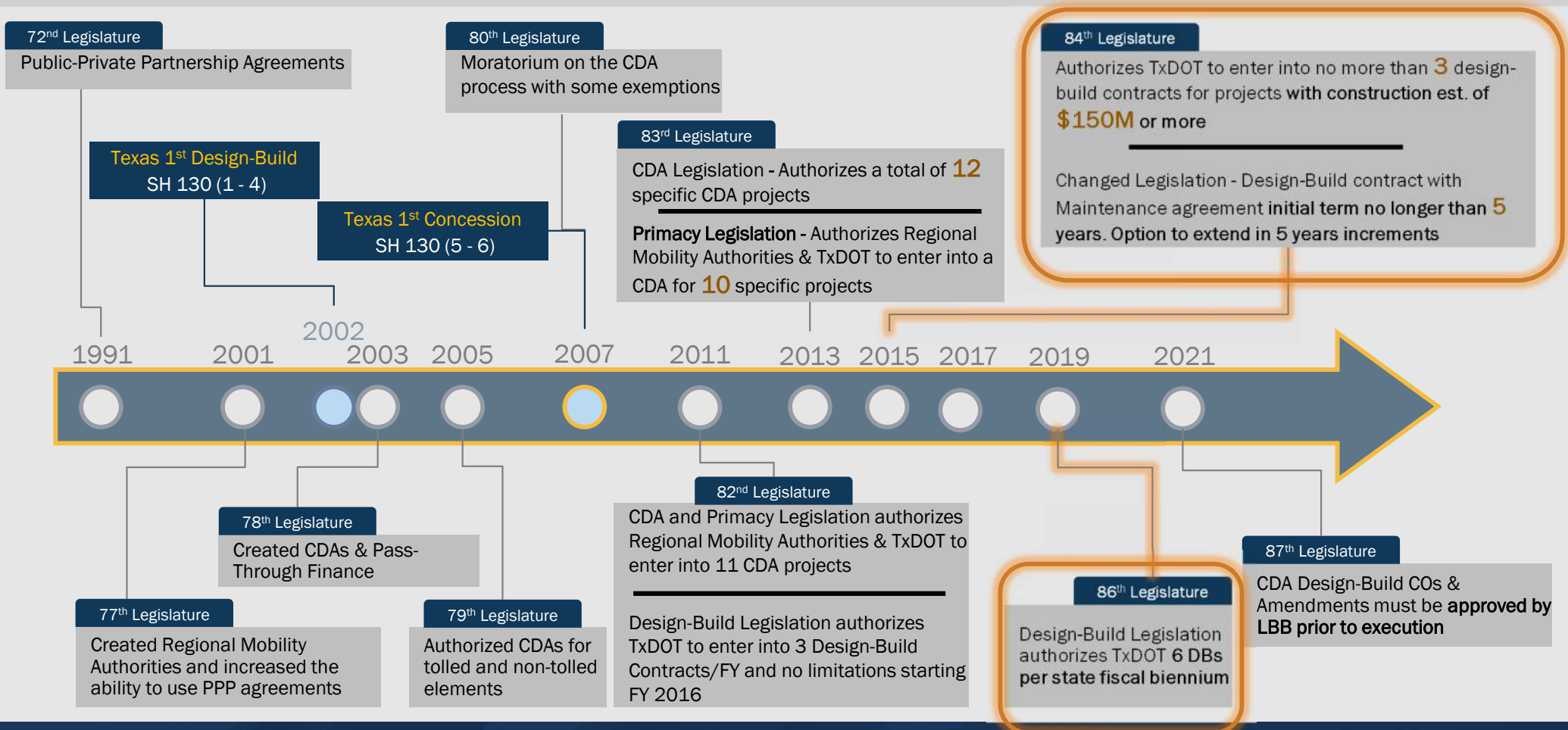


## ***Team Coordination***

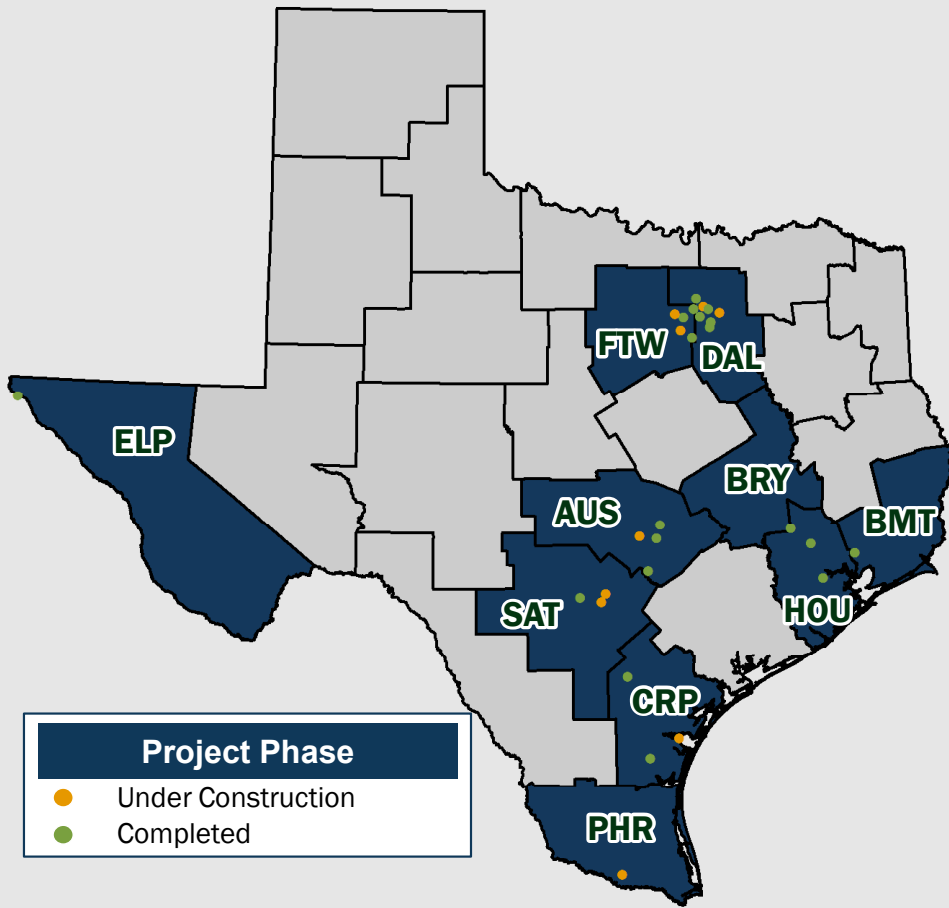


Designer and Builder on the same team promotes innovation and resolves issues faster

# Program History – CDA → CDA-DB → Design-Build



# TxDOT's Design-Build Program – QUICK FACTS





**TxDOT's Alternative Delivery Program has a portfolio of 28 projects\* with a current Project Cost of \$26.4 Billion**


**9 PROJECTS**  
*Under Construction*


**\$10.3 BIL**  
*Project cost*

**1,200+**  
*Total lane miles*


**19 PROJECTS**  
*Completed*


**\$16.1 BIL**  
*Project Cost*

**2,900+**  
*Total lane miles*

\*Includes Public-Private Partnership projects

# TxDOT DESIGN-BUILD PROGRAM - SUCCESS STORIES




## DFW CONNECTOR



### ACCELERATED DELIVERY

*Project opened 9 months ahead of schedule*

 *Delivered six additional funding-based project components as funding became available*

 *Winner of ten awards*

## SH 99 SEGMENTS F&G PROJECT



### EXPEDITED DELIVERY

*1,100 days to design and build a \$1.1B project with over 250 lane miles and 120 bridges (~\$1M/day)*

## SOUTHERN GATEWAY



### COMMUNITY CONNECTIVITY

*Executed pre-planned option to integrate locally-funded deck park to reconnect and enhance communities*

 *2021 Urban Design Award*

# ALD Projects



## Recent and Future Projects

A look at TxDOT's Alternative Delivery Program, including upcoming projects.



# Alternative Delivery Program – Recent and Future Projects



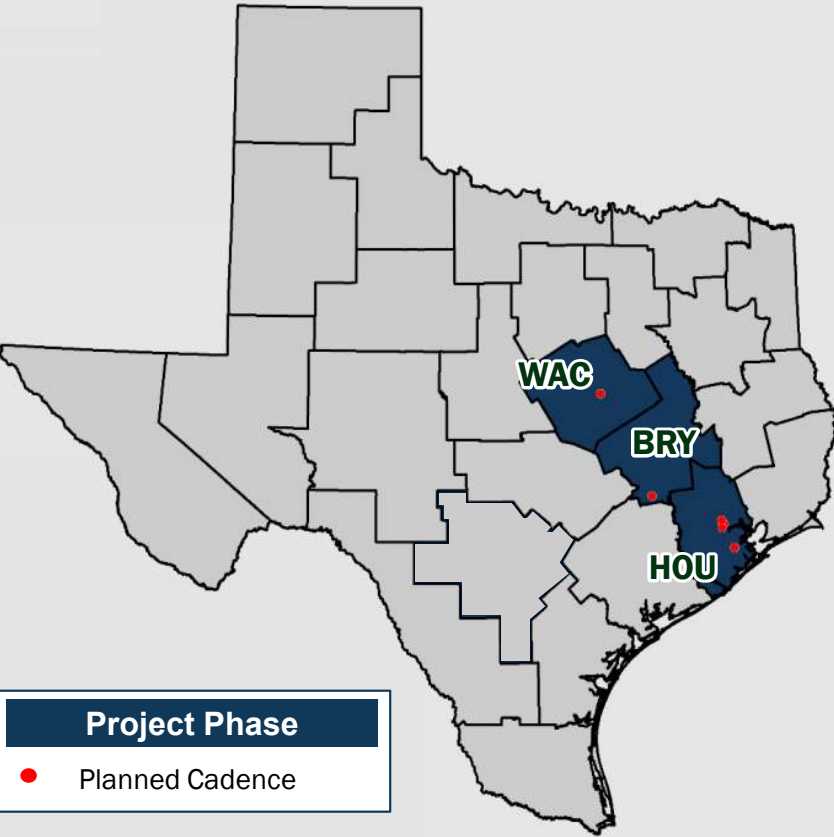
Time Period	TxDOT ALD Design-Build Projects	Total Estimated DB Cost
Previous 2020-2021	Oak Hill Parkway <b>\$677 MIL</b>	<b>\$2.30 BIL</b>
	I-35 NEX Central <b>\$1.62 BIL</b>	
Current 2022-2023	I-35 E (Phase II) <b>\$641 MIL</b>	<b>\$3.49 BIL</b>
	I-35 NEX South <b>\$810 MIL</b>	
Planning Cadence Projects 2024-2025 2026-2027 2028-2029 2030-2031	(None)	<b>\$0</b>
	SH 99 Segment B-1 <b>\$700 MIL</b>	<b>\$1.99 BIL</b>
	(US 290 and/or US 84)	
	NHHIP Segment 3C-1 (I-45/I-10 W) <b>\$1.29 BIL</b>	<b>\$1.43 BIL</b>
	NHHIP Segment 3C-2 (I-69/I-45/I-10 E) <b>\$1.43 BIL</b>	
	NHHIP Segment 3D (I-69 Corridor) <b>\$1.58 BIL</b>	
	I-45 NHHIP Seg 1A & 2 <b>\$1.77 BIL</b>	<b>\$3.35 BIL</b>
<b>Total</b>		<b>\$12.56 BIL</b>

# TxDOT ALD Portfolio of “Future” Projects



**TxDOT’s Alternative Delivery Program has a planning cadence of 7 projects with an estimated DB Cost of \$7.5 Billion**

Biennium	District	Project	Estimated Construction Cost
FY 2024-25	None		\$ 0
FY 2026-27	HOU	SH 99 Segment B-1	\$1.03 B
	BRY	US 290/SH 36 Interchange	\$230 M
	WAC	US 84	\$216.5 M
	HOU	NHHIP Segment 3C-1 (I-45/I-10 W)	\$1.29 B
FY 2028-29	HOU	NHHIP Segment 3C-2 (I-69/I-45/I-10 E)	\$1.43 B
FY 2030-31	HOU	NHHIP Segment 3D (I-69 Corridor)	\$1.58 B
	HOU	I-45 NHHIP Seg 1A & 2	\$1.77 B



# Project Cadence



## Alternative Delivery Program - Discussion Document (Subject to Change)

STATEWIDE  
"Connecting you with Texas"

### D-B Project Planning Cadence\*

Based on planned contract execution dates

	FY 2024 - 2025 Biennium: 3 Projects; \$0M DB Cost Estimate	FY 2026 - 2027 Biennium: 3 Projects; \$2.5B DB Cost Estimate	FY 2028 - 2029 Biennium: 1 Project; \$1.0B DB Cost Estimate	FY 2030 - 2031 Biennium: 2 Projects; \$3.5B DB Cost Estimate
District	Houston	Houston	Bryan	Houston
DB Cost Est.*	\$1.03B	\$1.29B	\$230.0M	\$1.43B
Managed Lanes	Yes	Yes	No	Yes
From	I-45 South	West of Taylor St	2.0 Miles West of SH 36 (CR 49)	Main St
To	North of FM 2403	Main St	1.4 Miles South of BU 290 (FM 389)	Waco St
Environmental Clearance	11/2016	02/2021	03/2024	02/2021
UAIR Approval	TBD	TBD	N/A	TBD

Notes/Abbreviations:  
\*All dates are estimates and subject to change.  
\*Cost estimates are being further refined and are subject to change.  
NNHIP - North Houston Highway Improvement Project.

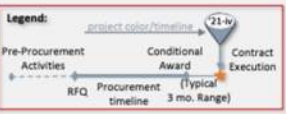
### D-B Project Planning Cadence: Planned Procurement Timeline\*



### Location Maps



Projects - To Be Determined	I-30	I-30	I-30 Seg 2 (Downtown I30)	I-14/I-35	US 84
District	Dallas	Hert Worth	El Paso	Waco	Waco
DB Cost Est.*	\$1.10B	\$1.20B	\$750.5M	\$504.0M	\$216.5M
Managed Lanes	Yes	Yes	No	No	No
From	I-45	East of I-35W	Executive Center Blvd	I-14 (Bellton)	FM 1695
To	I-635	Cooper St	SL 478 (Copa St)	FM 93 East of Temple	Lake Air Drive



CONTACT INFORMATION  
Scott Spradlin, P.E.  
Alternative Delivery  
Division (ALD)  
512-658-8475  
Website: [www.tdot.gov](http://www.tdot.gov)

Texas Department of Transportation

Revised 06/14/2023



[TxDOT.gov](http://TxDOT.gov)  
"Alternative Delivery Projects"

# Recent Focus



## Recent Focus

A look at recent program challenges and improvements, including updates to our most recent procurements.

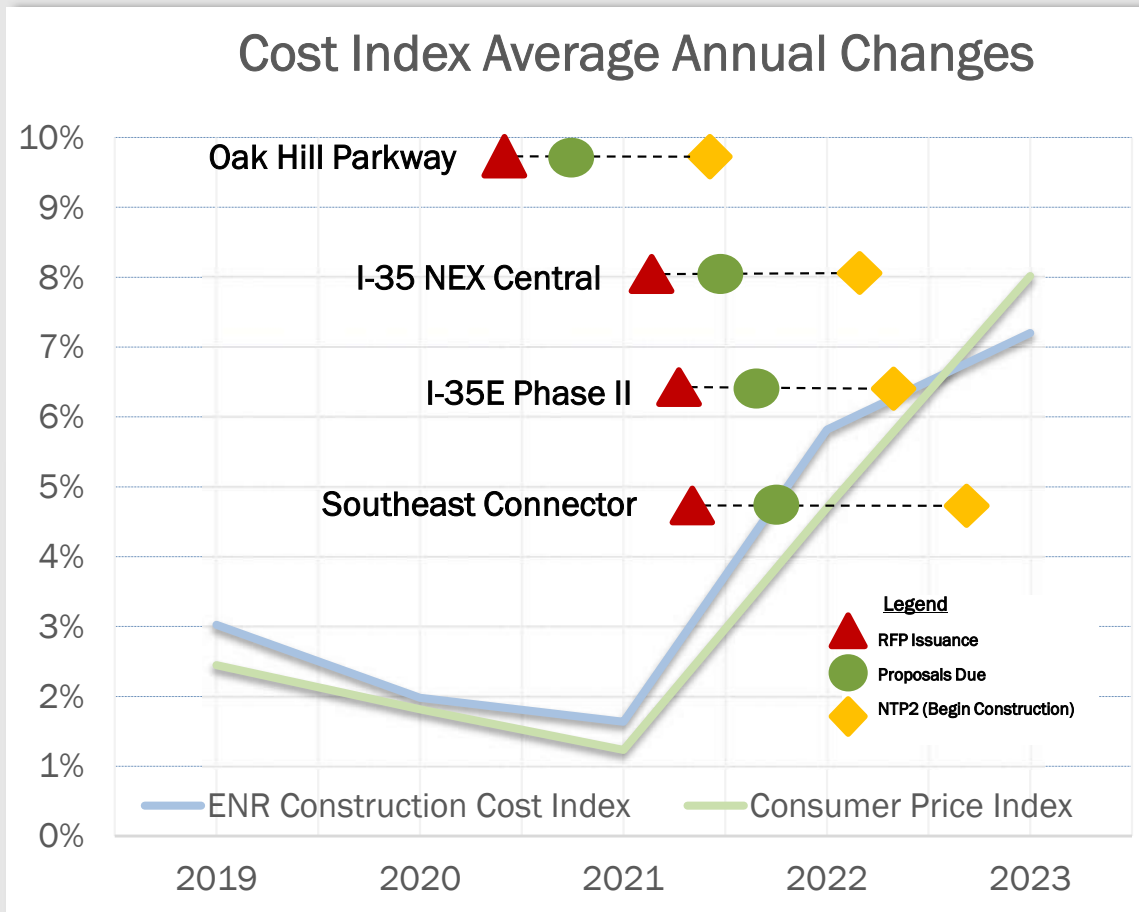
# Small Design-Build Project Initiative



- TxDOT & AGC joint subcommittee recommendation
- Attract new contractors to the Design-Build Program
- Expand Design-Build experience within TxDOT
- Focus on Projects with relatively lower cost and reduced risk profile
- Accelerated procurement
- MAY adjust some contract provisions
- Two initial candidates



# Cost Volatility on Fixed Price Lump Sum Projects



- Inflation Relief (NEX South)
  - Higher-than-expected rise in materials costs
  - Difficult for proposers to lock in long-term material prices
  - Price volatility after proposal submission exposed contractors to additional risk
  - TxDOT provided relief for “extraordinary” increases in material prices

## Recent Program Initiatives



- Design-Build RFQ / RFP Interviews
  - Allows TxDOT to use interviews during evaluations to clarify RFQ/RFP submissions
  - Provides TxDOT an additional benefit of seeing how the Proposal Teams collaborate
  - Improves the information used to determine the Best Value Proposer



# Closing



## Closing

Final comments and questions.





## Closing Thoughts

- Large and diverse alternative delivery program
- Early and frequent Stakeholder engagement
- Constant evaluation of risk allocation
  - Program-wide
  - Project-specific
- Participation opportunities on multiple fronts
  - DB Contractor Teams (Subcontractors and DBE)
  - TxDOT Teams (PcE, GEC, OVTs, etc.)

### Consultant Opportunities

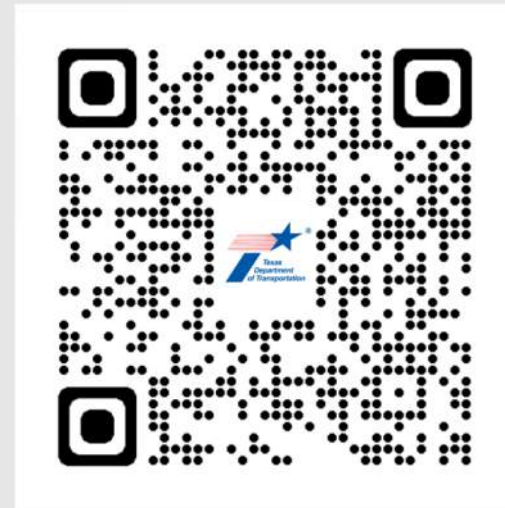


# Alternative Delivery Division is Hiring!



Come Join Our Team -

- Transportation Engineer I-II (Job ID 230315)
- Transportation Engineer III-IV (Job ID 2303111)



<https://www.txdot.gov/about/careers.html>

## Questions



Greg Snider, P.E.  
Alternative Delivery Division, TxDOT  
[Greg.Snider@txdot.gov](mailto:Greg.Snider@txdot.gov)



 TxDOT.gov, Search “Alternative Delivery Projects”



HELP

# #EndTheStreakTX

End the streak of daily deaths on Texas roadways.

[TxDOT.gov](https://www.txdot.gov) (Keyword: #EndTheStreakTX)



#EndTheStreakTX Toolkit

