BART Agreement Number: 6M8187 **Approval Date: 10/20/2026**

Work Plan A.06-01 49GH008 - CONSOR - CBTC Construction Management Oversight Services

Scope:

Summary of Work

This Work Plan is being submitted to continue CONSOR Construction and Project Management Oversight Services for the construction of District Contract 49GH-110 for the Design-Build of a Communication Based Train Control System for the District's Transbay Corridor Core Capacity Program (TCCCP) for a period between October 26, 2026, through October 31, 2027. CONSOR to access to staff with expertise in the following engineering disciplines to complete the tasks below: Civil, Structural, Electrical, Communication, Train Control Software and Hardware, Safety and Transit Vehicle.

Specific tasks are listed below.

Task 01: Inspection of Contractor's Work

Provide inspection services on every shift the Contractor performs Work. Inspectors shall confirm Work performed is done in accordance with the accepted Issued for Construction (IFC) Drawings and Specifications. CONSOR shall provide the following:

1. Prepare Inspector Daily Reports (IDRs) documenting the activities performed by the Contractor on the shift inspection services are provided. IDRs are to be prepared using software supplied by the District. IDRs shall document/include:
   a. Progress of Work categorized by Bid Item.
   b. List of BART Operations Liaison Employees in Charge working the shift inspected.
   c. List of Contractor Equipment performing the work.
   d. List of Contractor Employees performing the work.
   e. Photos documenting progress of work.

2. Prepare Non-Conformance Reports (NCRs) and ensure that non-conforming work is brought into compliance with the Contract Documents.

3. Monitor work performed on a Force Account basis. Sign Daily Extra Work Reports (DEWRs) that list materials, equipment, and labor associated with Force Account work.

Task 02: Review Contractor's Testing and Commissioning Activities

Review Contractor's Testing and Commissioning (TAC) Procedures for CBTC equipment for conformance to Contract Documents. Ensure factory, integrated, site acceptance, and site

integration test procedures and pass/fail criteria appropriately demonstrate functionality of CBTC systems. Confirm that appropriate metrics to demonstrate functionality are incorporated into test report forms. Distribute test procedures to appropriate District personnel for review and concurrence. Facilitate discussion between Contractor and CBTC District project and external stakeholders to ensure test procedures deliver intended design functionality and interface with existing system with no disruption to normal revenue service. Evaluate TAC activity sequence to ensure every stage of TAC test or activity avoids disruption to normal revenue service.

Witness Factory Acceptance Tests (FATs), Integrated Factory Acceptance Tests (iFAT), Site Acceptance Testing (SAT), and Site Integration Testing (SIT). Ensure Contractor accurately records test results. Assist Contractor in troubleshooting CBTC equipment for failed tests. Secure appropriate District personnel to witness off and onsite TAC activities.

Manage and schedule TAC resources to ensure appropriate project Subject Matter Experts (SMEs) (Consultant and District) are available to witness off and onsite TAC activities. Coordinate with System Access to secure appropriate BART maintenance personnel to support TAC activities.

Task 03: Receive, Distribute, Review, and Respond to Contractor Submittals and Request for Information (RFIs)

Receive, distribute, review, and respond to Contractor's Submittals and RFIs. Archive responses on Project's Document Management System (DMS). Specific tasks for Submittals and RFIs are listed below.

Submittals

Confirm Design Contract Data Requirement List Submittals (CDRLs) conform to the Contract Technical Requirements. Review Migration Design Review (MDR) CDRLs confirming their constructability in relationship to the constraints working under the District's Operating Rules and Procedures. MDR CDRLs become Issued for Construction (IFC) Plans and Specifications. Distribute CDRLs and IFC Submittals to appropriate Project Team Subject Matter Experts (SMEs). Consolidate multiple reviewer comments into one master comment resolution forms. Facilitate discussion between multiple discipline reviewers to resolve conflicting comments.

RFIs

Review and distribute RFIs to appropriate SMEs for technical response. Once technical response is received, review and determine if technical response initiates a change to the Contract. If response does initiate change, confer with technical staff if change is necessary or if another means exists to address RFI that avoids a change to Contract.

Task 04: Construction Contract Change Management

Determine merit and respond to Contractor's request for additional compensation and Notice of Potential Claims.

Prepare Change Notices and Change Orders in conformance with BART's Design Build Oversight Management Manual.

and coordinate material and equipment management and request for District maintenance support for District performed Enabling Works supporting CBTC scope.

Task 06: Review Contractor Schedule Updates / Time Impact Evaluations (TIEs)
Review Contractor Schedule Updates to determine Critical Path on monthly basis. Identify deficiencies in Contractor's actual progress compared to planned progress. Determine if deficiencies are due to due to owner, contractor, or differing site condition. Review Contractor's Time Impact Evaluations and determine if Contractor's request for extension in Contract Time is correct in magnitude, excusable or not excusable, and compensable or non-compensable.

Task 07: Review/Prepare, and Process Contractor's Progress Pay Application
Determine appropriate level of progress per month per Bid Item based on IDRs and SME input. Use determination of progress to prepare monthly Progress Pay Application. Maintain log of monthly expenditure per Bid Item and Schedule of Values.

Task 08: Disputes Review Board (DRB) Support / Claims Mitigation
Maintain and update exhibits for DRB project status reports. Provide District guidance and recommendation on best approach to address/resolve Contractor Notice of Potential Claims (NOPCs). Prepare position papers and exhibits supporting District disposition regarding NOPCs if brought to DRB for a hearing.

Task 09: Project Controls
Develop and maintain Project Estimate at Completion (EAC). Gather, evaluate Project cost data monthly and update EAC accordingly. Accrue Consultant billings and incorporate into EAC monthly updates. Develop a project controls dashboard that can convey EAC trends to external project stakeholders such as the Assistant General Manager (AGM) of Office of Infrastructure Delivery (OID) and Federal Transit Administration's (FTA's) Project Management Oversight Consultant (PMOC). Notify District management team of trends that indicate an increase in budget or a need to secure additional funding.

Task 10: Document Control
Receive, categorize, and post onto DMS all project correspondence from Contractor. Categorize and release all District Correspondence to the Contractor via DMS. Provide weekly updates on project correspondence status, indicating what documents are under review and when response is due back to Contractor.

Task 11: Risk Management
Maintain Project Risk Register on monthly basis. Provide status updates on identified risks. Insert new risks as identified by project Work Group Leads. Assign score to each risk based on FTA guidelines. Assist Work Group Leaders in developing appropriate and actionable risk mitigation measures. Monitor risk mitigations and measure their efficacy. Recommend corrections to ineffective risk mitigations. Quantify risk to determine how it influences the EAC.

Task 12: Quality Assurance / On-Site Acceptance Testing Inspection
Track Contractor adherence to accepted Quality Assurance Program (QAP). Quality Assurance monitoring covers both Contractor design and construction activities. Perform audits evaluating

Contractor's performance on quality initiatives and requirements. Report findings and observations and non-conformance reports to District. Request Corrective Action Plans (CAPs) from contractor as needed to address audit findings. Maintain log of non-conformance reports and confirm when corrective actions are complete.

Task 13: WorkPlan Management

Manage Construction and Project Management staff resources. Monitor quality of services and personnel and adjust/improve as necessary. Provide staff as requested by BART. Prepare monthly reports for Construction and Project Management Services listing activities and services performed and completed in the reporting period. Monthly report should indicate monthly expenditure trend and provide a forecast when workplan will be exhausted.

Prime: Consor North America, Inc.

Subconsultant	Amount
STV, Inc.	$ 448,147
Sharalian Management Group, Inc.	$ 46,671
AECOM	$ 301,861
Quality Engineering, Inc.	$ 355,243
VSCE, Inc.	$ 481,564
Saylor Consulting, Inc.	--
Tarjuna Systems, Inc.	--

Total Work Plan Value: $ 5,498,212