



DB2504 SR 6 Gallatin Pike Safety Project

Project Informational Meeting
August 19, 2025



Agenda

- Welcome
- Project Overview
- Design-Builder Selection Process
- Procurement Schedule
- Q&A

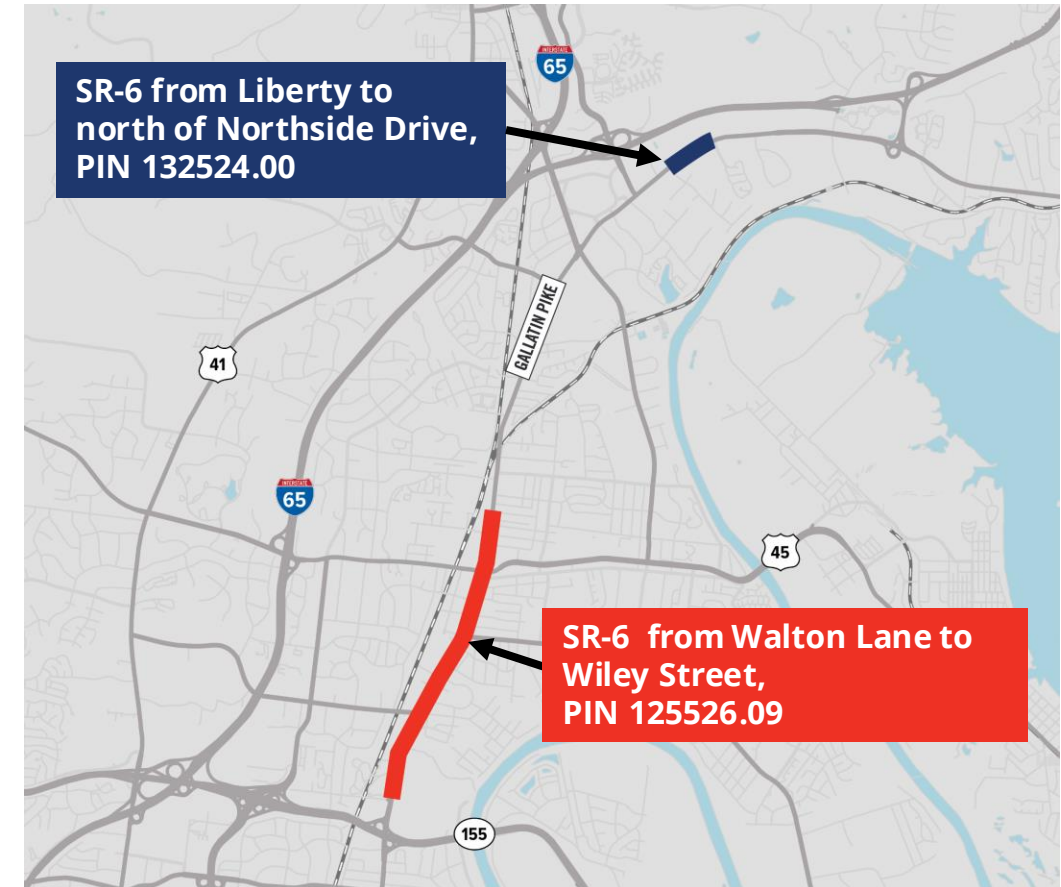
Project Overview

SR-6 Gallatin Pike

Liberty Lane to north of Northside Drive

The design and construction work for the project will consist of:

- Full Traffic Signal Rebuilds
- Curb Ramp Installations
- Additional Street Lighting
- Pedestrian Signal Improvements
- PHB/HAWK (Pedestrian Hybrid Beacon/High Intensity Activated Crosswalk) improvements
- Crosswalk Pavement Markings
- Curb Extensions

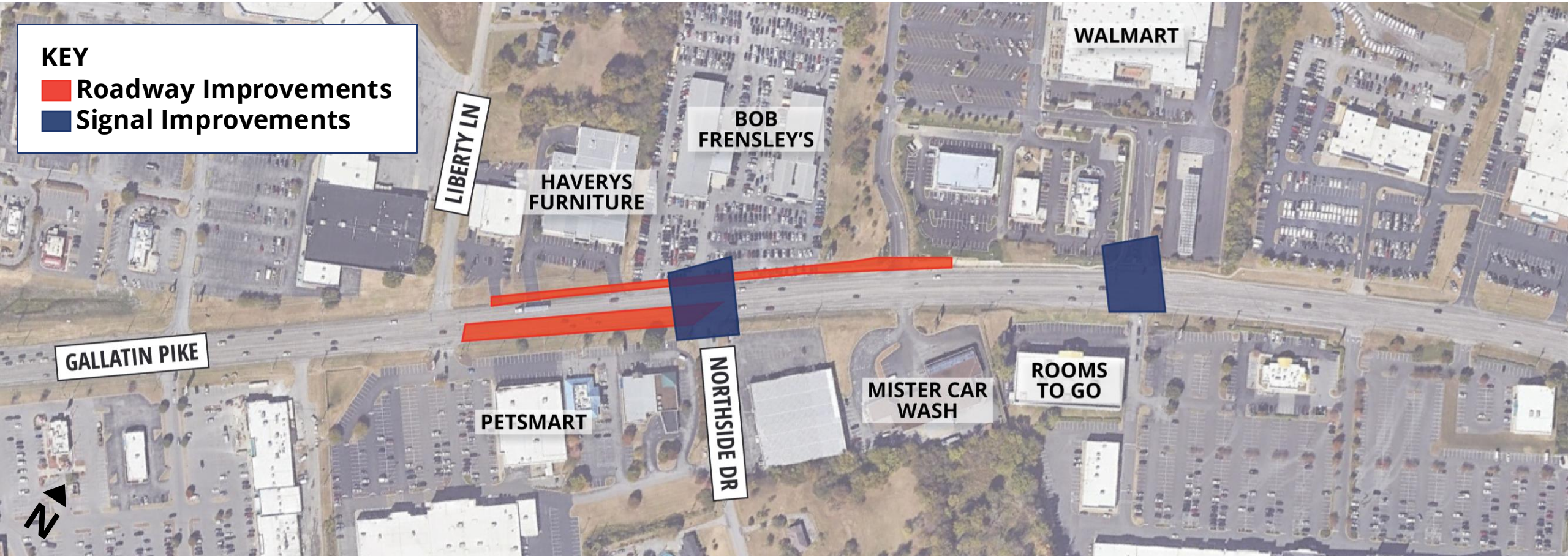


SR-6 Gallatin Pike

Liberty Lane to north of Northside Drive

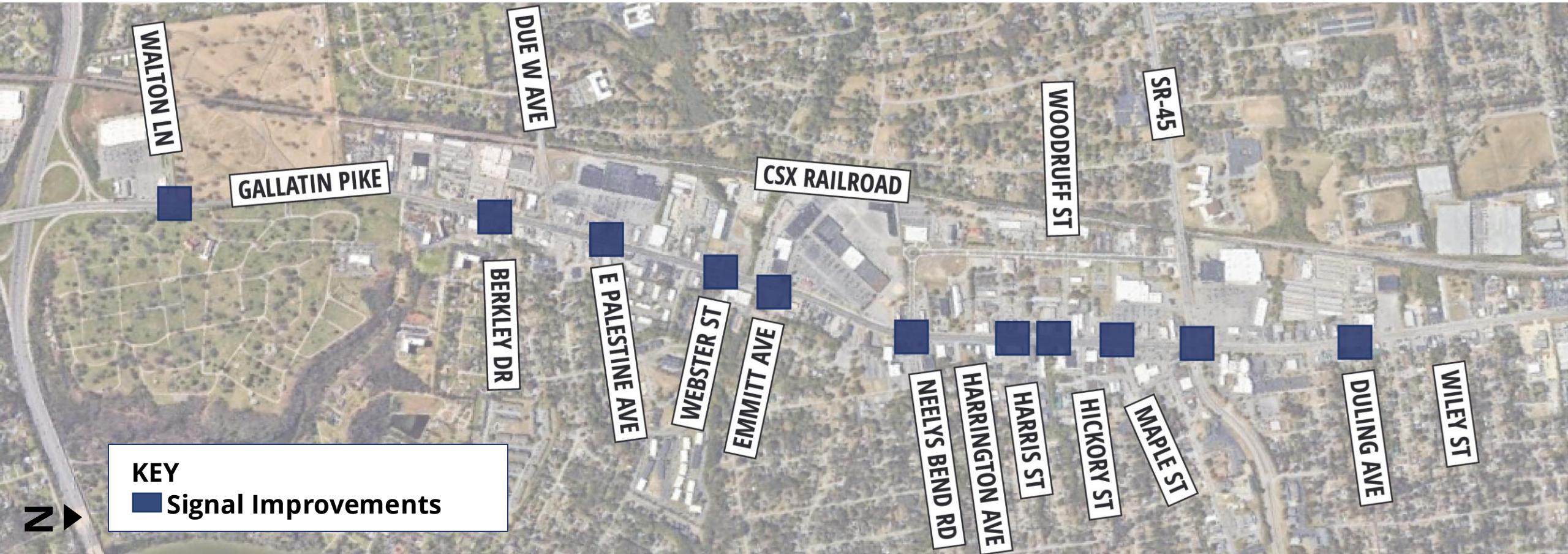
KEY

- Roadway Improvements
- Signal Improvements



SR-6 Gallatin Pike

Walton Lane to Wiley Street

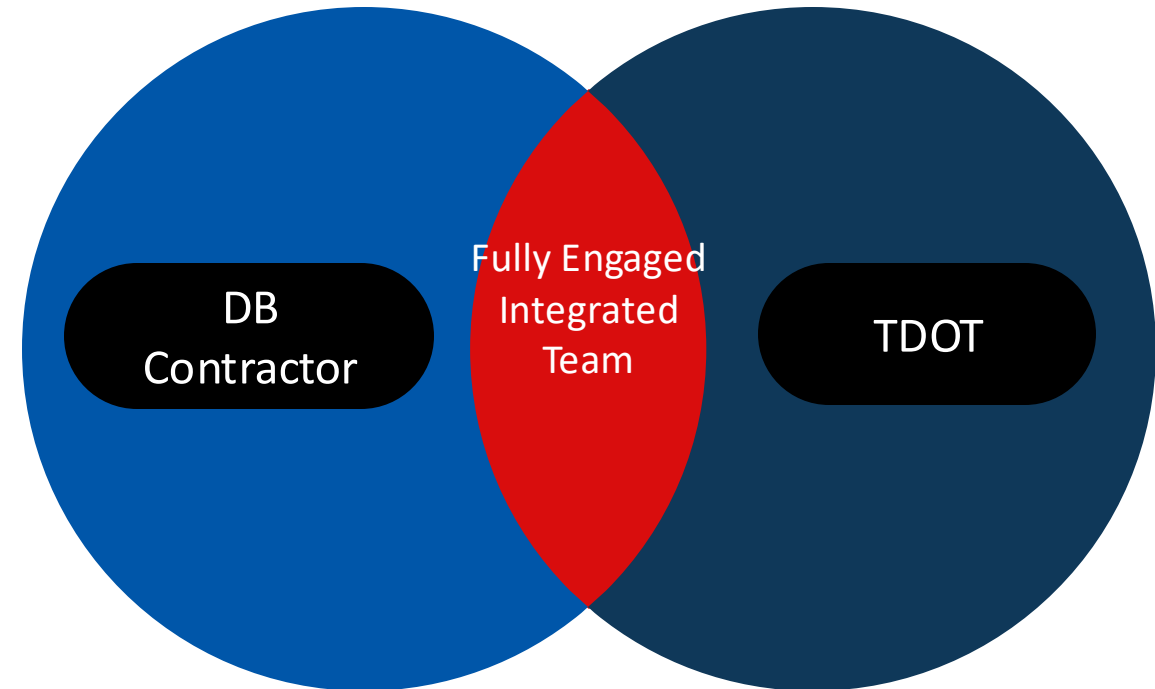


Design-Build Process

Partnering

The Design-Build Partnering mindset & culture is essential to success

- Use **Partnering** to solve challenges quickly in a shared risk environment
- Establish decision-making process and response times
- Establish responsible parties in the decision-making process
- Create the foundation for trust to develop between team members
- Encourage project teams to recognize the goals of all team members



Benefit ~ Expedited Project Delivery

Design-Build Provides Expedited Project Delivery by overlapping design, construction, ROW acquisition* and utility adjustments*

Design-Bid-Build



Planning

Select
Designer



Design

Award
Contractor



Construction

Design-Build



Planning

Select DB
Contractor

*DB Contractor teams are
collaborating earlier in project
development*



Design[†]



Construction

- (*) ROW Acquisition and Utility Adjustments will be performed by TDOT for SR-6
- ([†]) Typically, shorter design duration due to parallel design packages, large design team, and shorter TDOT review times

Benefit - Risk Sharing is Contractual

Risk Sharing



Design-Build Agreements include clauses sharing the time and money cost of delays between DB Contractor and TDOT



In addition to sharing delay costs, indirect costs (markups) are sometimes reduced



Both DB Contractor and TDOT are incentivized to mitigate risk



Added value is created for TDOT with:

- Improved project cost certainty
- Greater schedule assurance
- Reduced construction disputes

Reducing Proposer Effort and Risks

- Simplified DB process and requirements
- Reduced proposal requirements
- TDOT retains all risk for utilities and ROW
- \$50,000 stipend
- Low threshold for DBE goals (and TDOT anticipates no OJT requirements for SR-6)
- 5.5% DBE goal
- Entry into the TDOT design-build market

Request for Proposals (RFP)



- RFP distributed to Industry
 - Instructions to Proposers (ITP)
 - Updated financial, technical, and schedule requirements
- Industry Review
 - Proposers may pose written questions about the RFP
 - Answers are not binding unless included in an addendum
 - Confidential One-on-One meetings may be held
 - Addenda may be issued

Overview of the Books

- **Book 1: Instructions to Proposer (ITP)**

- A description of the Project, general proposal procedures, and the RFP's procurement process;
- Submittal requirements for the Proposer's Technical Proposal, Price Proposal, and other necessary pre-award forms and documents;
- The evaluation criteria used to review and score a Proposer's Technical Proposal and Price Proposal; and
- The post-selection procedures and documents needed to award the Project to the apparent Design-Builder.

- **Book 2: Contract**

- Provides the Terms and Conditions for the Work
- General Standards for Performance of the Work
- Relationship and Roles of the Parties
- Time and Compensation Provisions

- **Book 3: Project Specific Information**

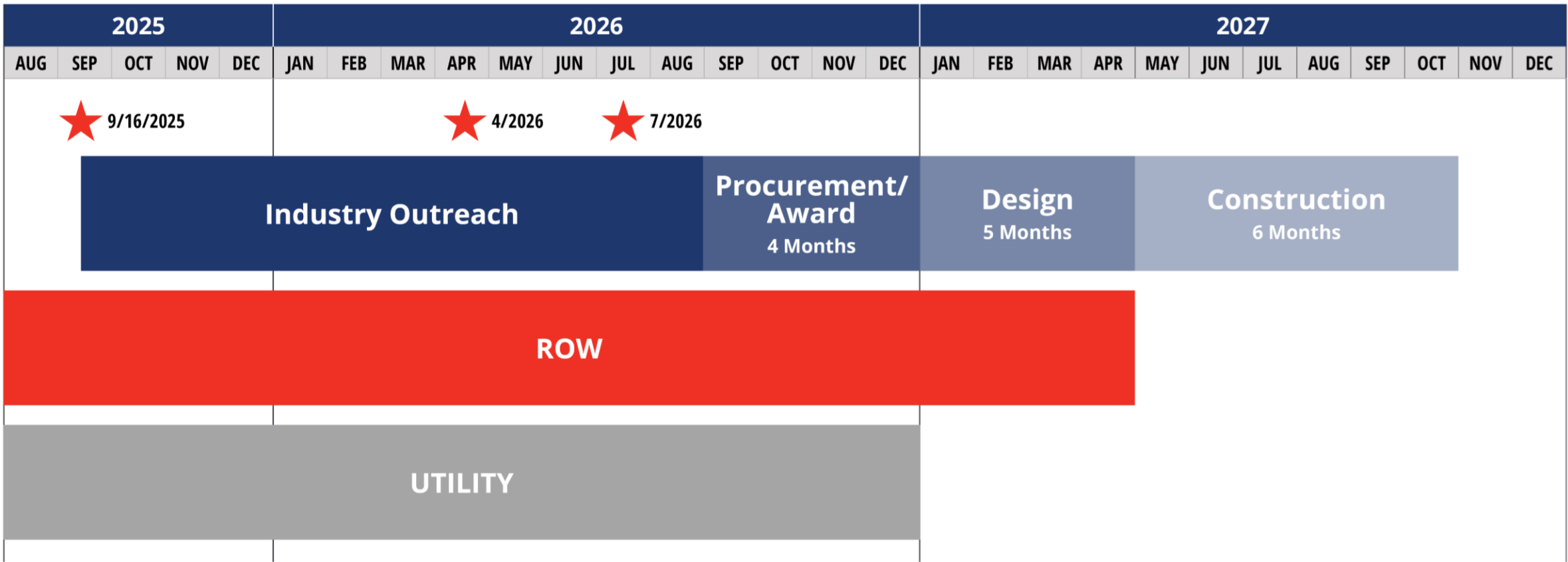
- Project Specific Technical Requirements for the Work
- Key elements of the work

Contractor Resources

- [Alternative Delivery](#) Website
- [DB2504 Gallatin Pike Safety Project](#) Website
 - Draft Functional Design Plans are available at the project website
- [DB Standard Guidance \(4/28/2022\)](#)
- All Contractors are strongly encouraged to complete the prequalification form and submit the form by E-mail to TDOT.Prequals@tn.gov.
- [Design-Build Institute of America](#)

Procurement Schedule

Project Schedule



Anticipated Procurement Schedule

Extending the procurement schedule to reduce proposer risk

Event/Submittal	Date/Time
Issuance of RFP	September 16, 2025
Contractor outreach during TDOT's ROW and Utility mitigation efforts	September 2025 to April 2026
Issuance of final addendum	May 2026 to August 2026
Proposal due date	August 2026
Notice of award	September 2026
Award & NTP for the design-build contract	November 2026
Anticipated design phase	December 2026 to March 2027
Anticipated start of construction (construction NTP)	April 2027

Questions & Answers

THANK YOU FOR YOUR ATTENDANCE