

# 60% Design – Contractor Outreach

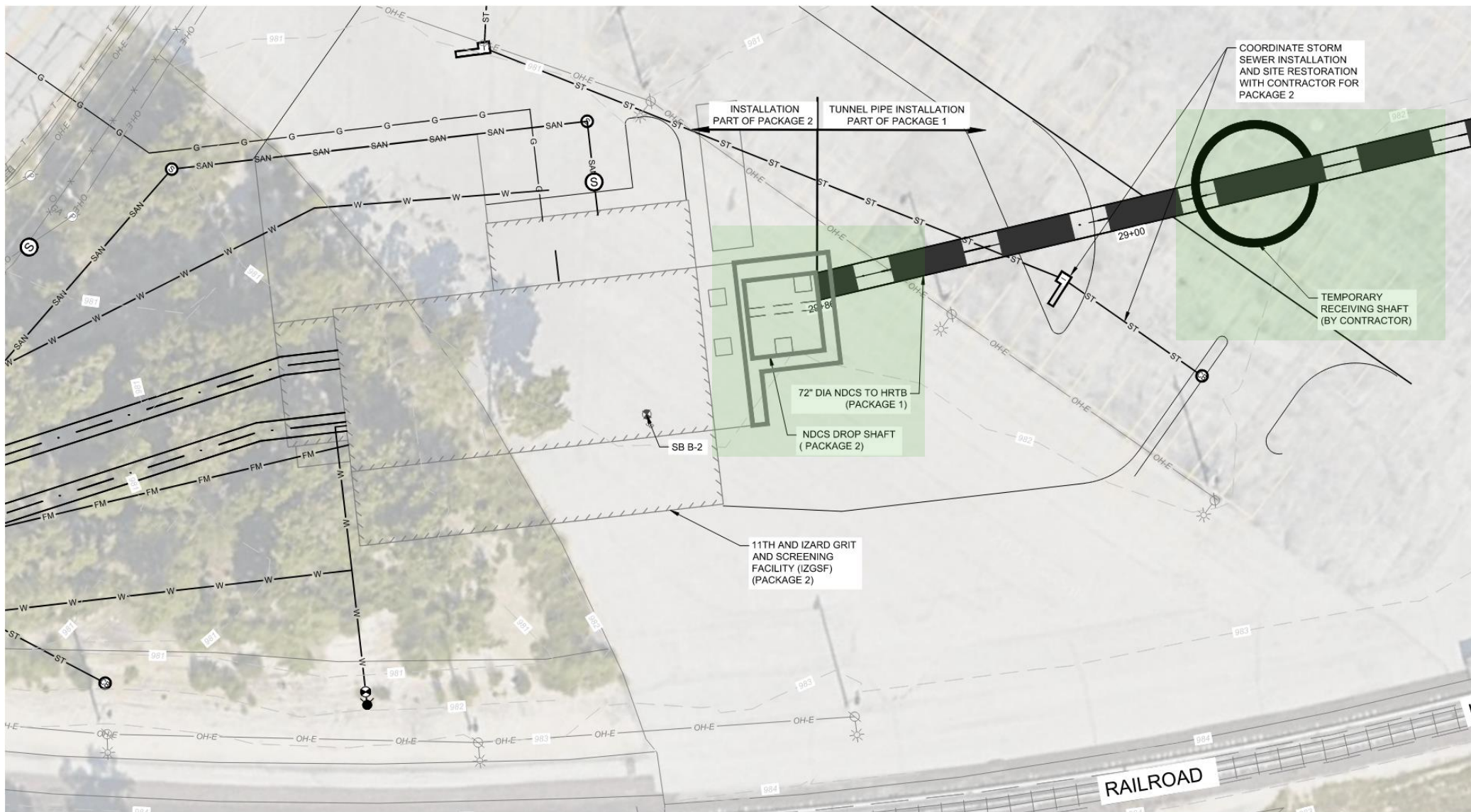
June 1<sup>st</sup> thru 10<sup>th</sup>, 2026

# AGENDA

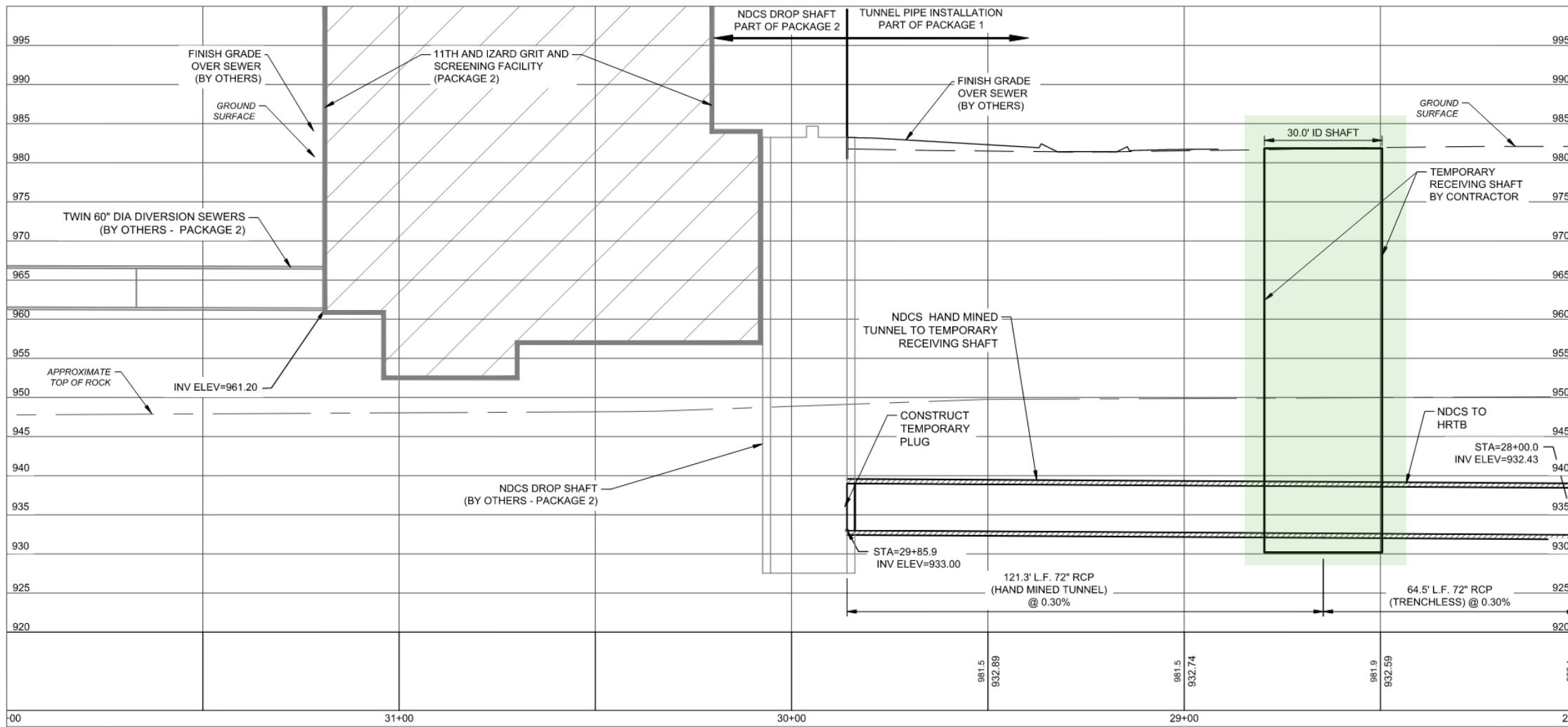
- Package 1 and 2 – changes from 30% to 60%
- Liquidated Damages / Milestones and Completion dates
- SB/SEB's requirements
- E-bid system

# Package 1 – North Downtown Conveyance Sewer (NDCS)

# Package 1 - Temporary Receiving Shaft (TRS)

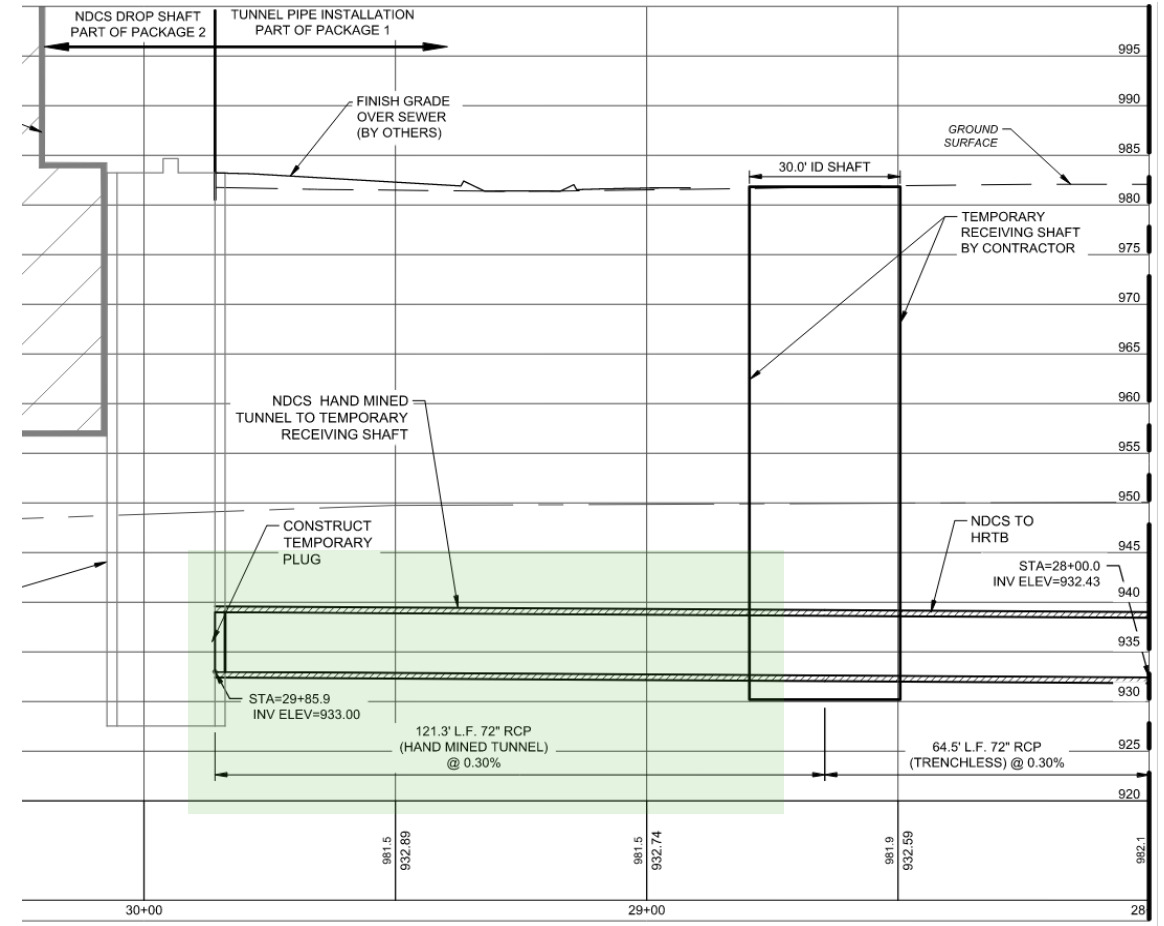


# Package 1 - Temporary Receiving Shaft (TRS)



# Package 1 – Hand Mined Tunnel

- ~100-ft long hand-mined tunnel between TRS and NDCS DS
- Contractor delegated design
- 8'x8' to 10'x12' horseshoe excavated by drill and blast
- Initial rock support consists of steel ribs and shotcrete



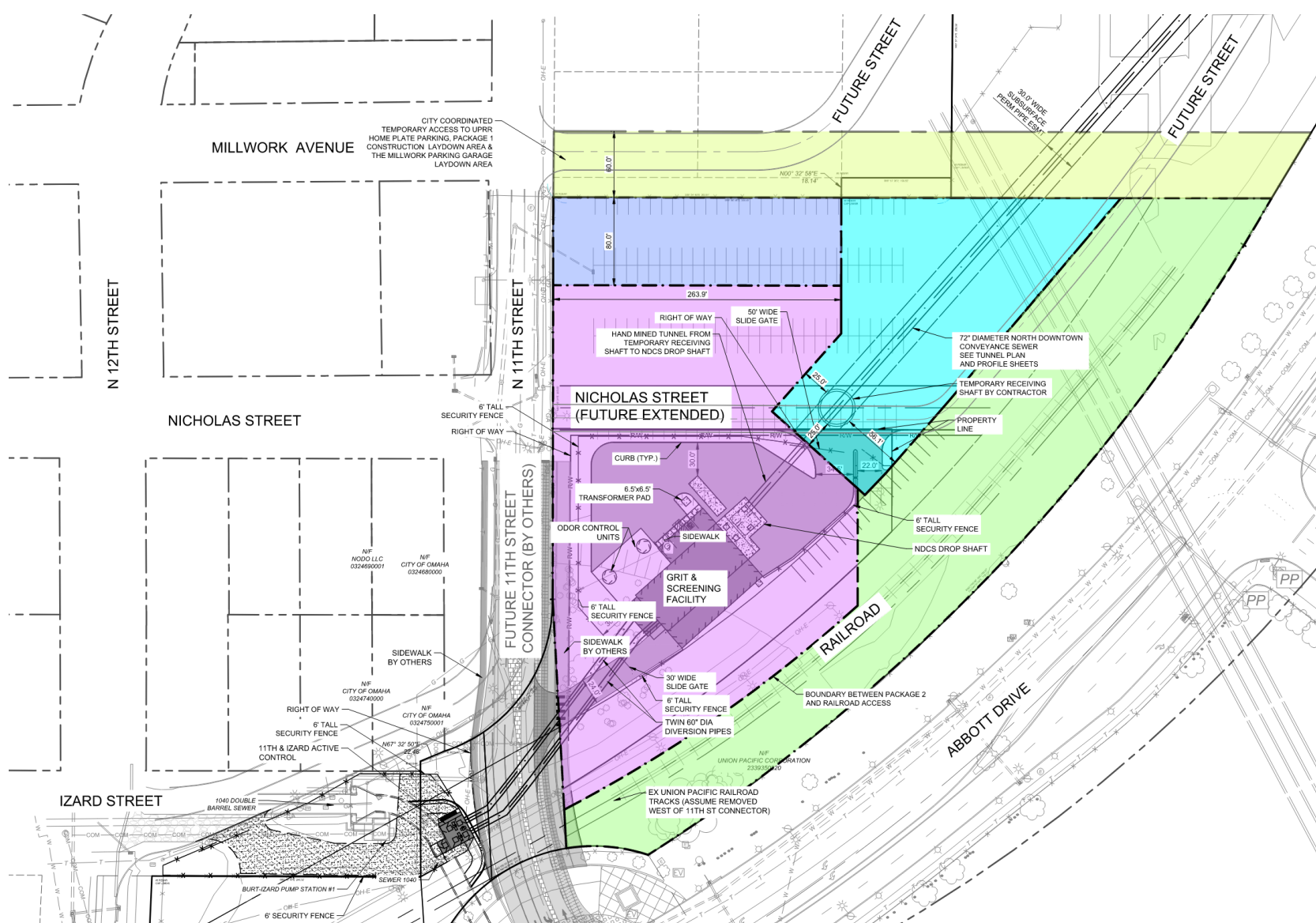
# Package 1 – Tunneling Requirements

- Closed face slurry MTBM required
- 24/7 tunneling required within railroad right-of-way (approximately 740-ft)



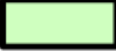



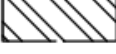








# Package 1 – Receiving Shaft Laydown Area & Access Road

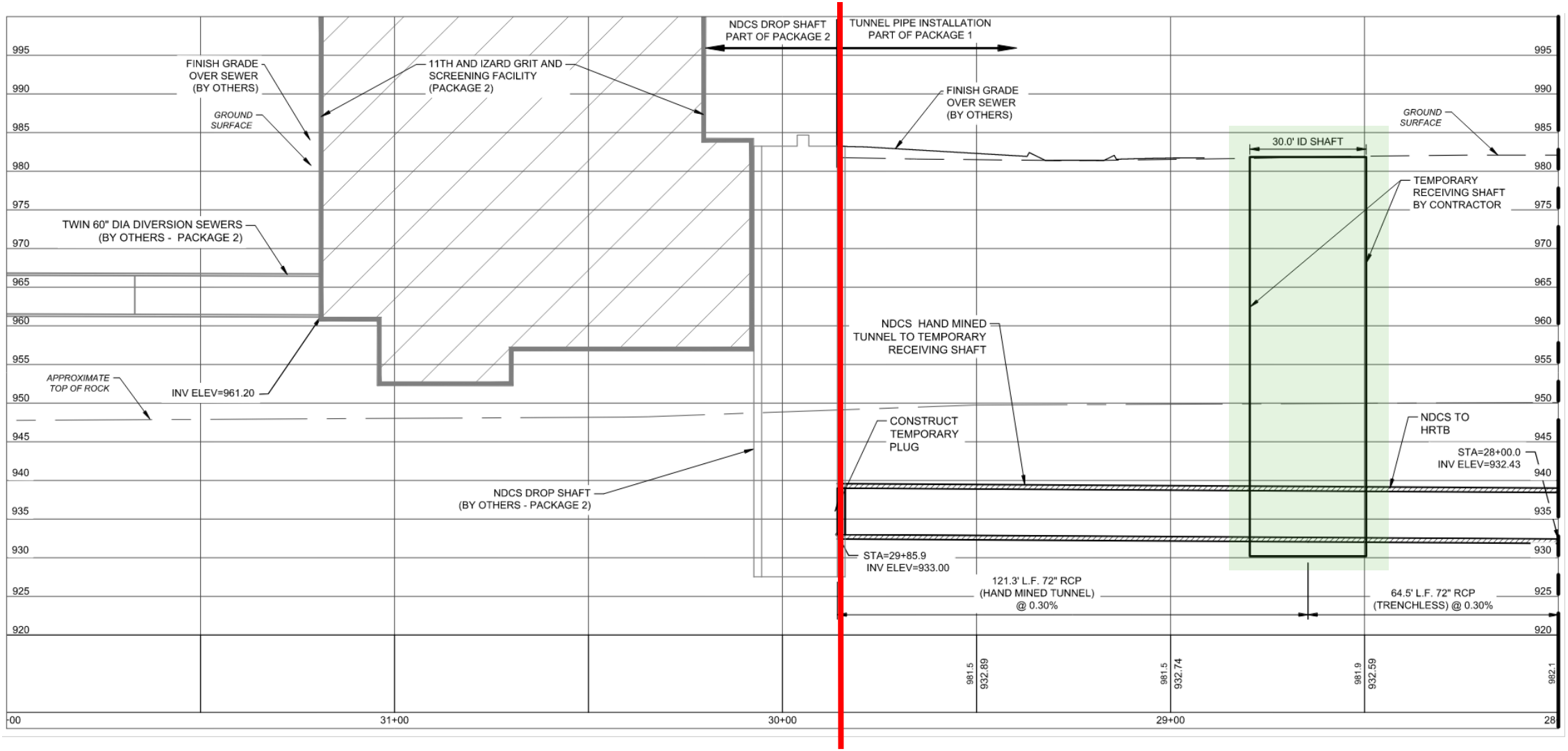


## LEGEND

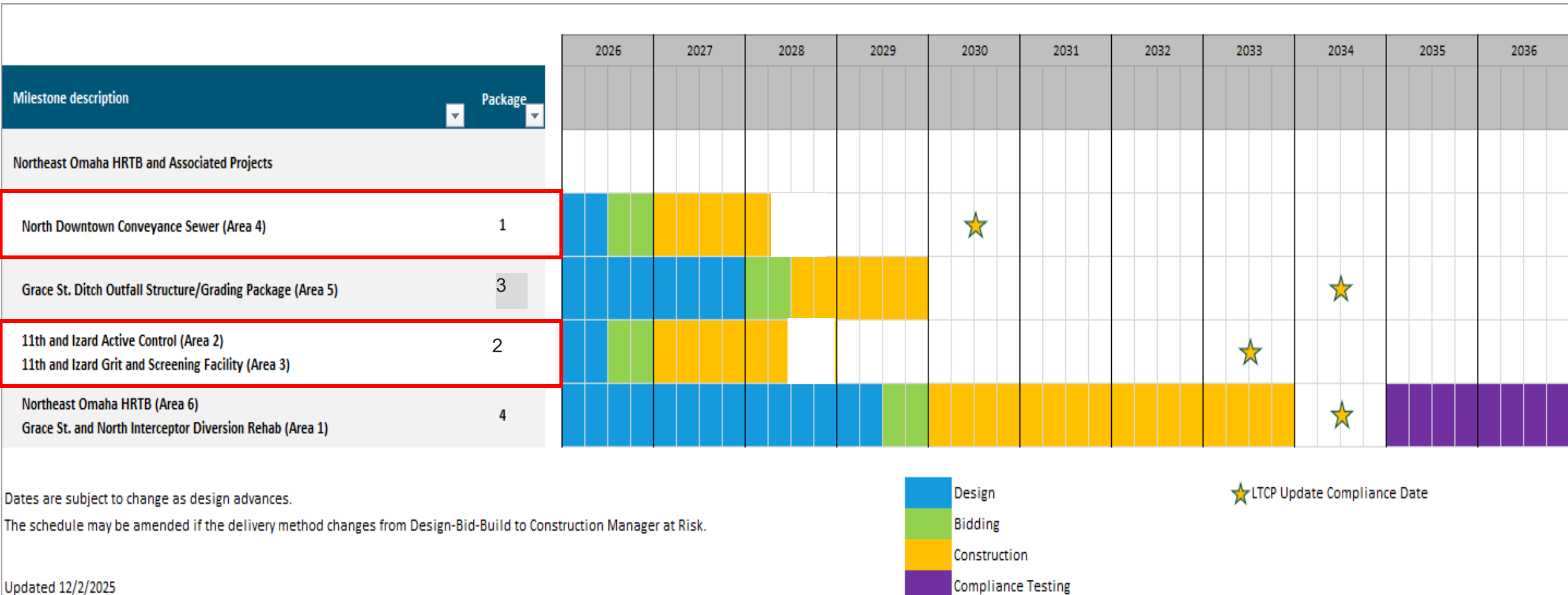
-  CITY COORDINATED SHARED ACCDSS DURING CONSTRUCTION (.93 ACRES)
-  MILLWORK PARKING GARAGE LAYDOWN UNTIL JUNE 2027 (.48 ACRES)
-  UPRR HOME RUN TRAIN ACCESS DURING CONSTRUCTION (1.91 ACRES)
-  PACKAGE 1 CONSTRUCTION LAYDOWN AND STAGING AREA (.96 ACRES)
-  PACKAGE 2 CONSTRUCTION LAYDOWN AND STAGING AREA (2.36 ACRES)
-  PARCEL TO BE RETAINED BY THE CITY
-  TEMPORARY CONSTRUCTION EASEMENT
-  PERMANENT PIPELINE EASEMENT
-  WORKING AREA FOR PIPE AND STRUCTURE INSTALLATION
-  OUTLINE OF EASEMENTS PLANNED TO BE RETAINED BY UNION PACIFIC RAILROAD
-  SURVEYED PROPERTY LINES

# Package 1 & 2 Coordination & Site Phasing

# Package 1 - Temporary Receiving Shaft (TRS)



# 11th and Izard - Project Schedule



# Design & Bidding Schedule (Package 1 and 2)

- **Bid Submittal Date:**
  - Package 1: 7/29/26 - 9/9/26
  - Package 2: 8/12/26 - 9/23/26
- **Pre-Bid Meetings (Tentative): 2 weeks following Bid Advertisement**
  - Package 1: 8/12/26
  - Package 2: 8/26/26
- **Notice of Award:**
  - Package 1: 9/24/26
  - Package 2: 10/9/26
- **Contractor NTP:**
  - Package 1: 12/08/26
  - Package 2: 12/23/26

# Construction Schedule – Package 1: NDCS

ID	Task	Task Name	Duration	Start	Finish	Qtr 3, 2026	Qtr 4, 2026	Qtr 1, 2027	Qtr 2, 2027	Qtr 3, 2027	Qtr 4, 2027	Qtr 1, 2028	Qtr 2, 2028
1	?	<b>Construction Package 1</b>											
2		<b>(NDCS) North Downtown Conveyance Sewer</b>	396 days	Wed 7/29/26	Wed 2/2/28								
3		<b>Bid and Award</b>	95 days	Wed 7/29/26	Tue 12/8/26								
4		Notice to Bidders	1 day	Wed 7/29/26	Wed 7/29/26								
5		Pre-Bid Meeting	1 day	Wed 8/12/26	Wed 8/12/26								
6		Bid Date - Opening	1 day	Thu 9/10/26	Thu 9/10/26								
7		Notice of Award	11 days	Thu 9/10/26	Thu 9/24/26								
8		Execute Agreement	24 days	Thu 9/24/26	Tue 10/27/26								
9		City Council/Mayor	21 days	Tue 10/27/26	Tue 11/24/26								
10		Notice to Proceed	10 days	Wed 11/25/26	Tue 12/8/26								
11		<b>Pre-Construction</b>	78 days	Tue 12/8/26	Thu 3/25/27								
12		Instrumentation & Baseline	21 days	Tue 12/8/26	Tue 1/5/27								
13		Submittal Review	130 days	Fri 9/25/26	Thu 3/25/27								
14		<b>Tunnel Shafts Construction</b>	198 days	Tue 1/5/27	Thu 10/7/27								
15		<b>Temp Receiving Shaft (TRS) Construction</b>	67 days	Tue 1/5/27	Wed 4/7/27								
16		Shaft Contractor Mobilization	5 days	Tue 1/5/27	Mon 1/11/27								
17		Site Grading	5 days	Tue 1/5/27	Mon 1/11/27								
18		Secant Pile installation	30 days	Mon 1/11/27	Fri 2/19/27								
19		Shaft Contractor Demob	5 days	Mon 2/22/27	Fri 2/26/27								
20		Overburden excavation	10 days	Mon 3/1/27	Fri 3/12/27								
21		Rock Excavation	15 days	Mon 3/15/27	Fri 4/2/27								
22		Mud Mat Installation	3 days	Mon 4/5/27	Wed 4/7/27								
23		<b>NDCS DS and TRS Mud Mat complete - begin hand-mined tunnel</b>	0 days	Mon 4/19/27	Mon 4/19/27								
24		<b>Hand-Mined Tunnel</b>	75 days	Mon 4/19/27	Fri 7/30/27								
25		Hand-Mined Tunnel Excavation	60 days	Mon 4/19/27	Fri 7/9/27								
26		Hand-Mined Tunnel Pipe Installation & Backfill Grout	15 days	Mon 7/12/27	Fri 7/30/27								
27		<b>NDCS connection to NDCS DS complete and DS construction may proceed</b>	0 days	Fri 7/30/27	Fri 7/30/27								
28		<b>10th St Connector - ROW clear</b>	0 days	Mon 8/2/27	Mon 8/2/27								

Package 1 and Package 2 Contractor Coordination

Milestones: 10<sup>th</sup> Street Connector - 8/2/2027, Union Omaha pedestrian ROW - 3/31/2028



# Construction Schedule – Package 1: NDCS

ID	Task	Task Name	Duration	Start	Finish	Qtr 3, 2027	Qtr 4, 2027	Qtr 1, 2028	Qtr 2, 2028	Qtr 3, 2028	Qtr 4, 2028	Qtr 1, 2029	Qtr 2, 2029
29	🚀	<b>Launch Shaft Construction (GNI)</b>	<b>88 days</b>	<b>Thu 3/11/27</b>	<b>Mon 7/12/27</b>								
30	🚀	Site Grading	5 days	Thu 3/11/27	Wed 3/17/27								
31	🚀	Shaft Contractor Move to Launch Shaft (GNI)	5 days	Thu 3/18/27	Wed 3/24/27								
32	🚀	Secant Pile installation	40 days	Thu 3/25/27	Wed 5/19/27								
33	🚀	Shaft Contractor Demob	5 days	Thu 5/20/27	Wed 5/26/27								
34	🚀	Overburden excavation	10 days	Thu 5/27/27	Wed 6/9/27								
35	🚀	Rock excavation	20 days	Thu 6/10/27	Wed 7/7/27								
36	🚀	Mud Mat Installation	3 days	Thu 7/8/27	Mon 7/12/27								
37	🚀	<b>TBM Tunnel Construction</b>	<b>163 days</b>	<b>Mon 6/21/27</b>	<b>Wed 2/2/28</b>								
38	🚀	Tunnel Contractor Mobilization	15 days	Mon 6/21/27	Fri 7/9/27								
39	🚀	TBM Setup & Testing	5 days	Mon 7/12/27	Fri 7/16/27								
40	🚀	Tunneling	60 days	Mon 7/19/27	Fri 10/8/27								
41	🚀	<b>TBM removal</b>	<b>3 days</b>	<b>Mon 10/11/27</b>	<b>Wed 10/13/27</b>								
42	🚀	Contact Grouting	10 days	Thu 10/14/27	Wed 10/27/27								
43	🚀	<b>Pipe Collar Construction</b>	<b>7 days</b>	<b>Thu 10/28/27</b>	<b>Fri 11/5/27</b>								
44	🚀	<b>TRS Backfill</b>	<b>5 days</b>	<b>Mon 11/8/27</b>	<b>Fri 11/12/27</b>								
45	🚀	Joint Testing	5 days	Mon 11/15/27	Fri 11/19/27								
46	🚀	Temporary Bulkhead Construction (GNI)	5 days	Mon 11/22/27	Fri 11/26/27								
47	🚀	<b>TRS Secant Pile Demo, Site Restoration</b>	<b>3 days</b>	<b>Mon 11/22/27</b>	<b>Wed 11/24/27</b>								
48	🚀	Flood Launch Shaft	1 day	Mon 11/29/27	Mon 11/29/27								
49	🚀	<b>Tunnel Contractor Demob from IZARD Site</b>	<b>3 days</b>	<b>Thu 11/25/27</b>	<b>Mon 11/29/27</b>								
50	🚀	<b>Package 1 done at IZARD</b>	0 days	Mon 11/29/27	Mon 11/29/27								
51	🚀	Secure Launch Shaft and Site	5 days	Tue 11/30/27	Mon 12/6/27								
52	🚀	Tunnel Contractor Demob from GNI site	5 days	Mon 12/6/27	Fri 12/10/27								
53	🚀	Substantial Completion	1 day	Thu 12/30/27	Thu 12/30/27								
54	🚀	Final Completion	1 day	Wed 2/2/28	Wed 2/2/28								
55	🚀	<b>Union Omaha - ROW clear for pedestrians</b>	0 days	Fri 3/31/28	Fri 3/31/28								

Package 1 and Package 2 Contractor Coordination

Milestones: 10<sup>th</sup> Street Connector - 8/2/2027, Union Omaha pedestrian ROW - 3/31/2028

# Construction Schedule – Package 2: IZAC, IZGSF

ID	Task Mode	Task Name	Duration	Start	Finish	Qtr 3, 2026			Qtr 4, 2026			Qtr 1, 2027			Qtr 2, 2027			Qtr 3, 2027			Qtr 4, 2027			Qtr 1, 2028			Qtr 2, 2028			Qtr 3		
						Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul		
1	➤	<b>Construction Package 2</b>	508 days	Wed 8/12/26	Fri 7/21/28	[Gantt bar spanning from start to finish]																										
2	➤	<b>IZAC/IZ GSF</b>	440 days	Mon 11/16/26	Fri 7/21/28	[Gantt bar spanning from start to finish]																										
3	➤	<b>Bid and Award</b>	101 days?	Wed 8/12/26	Wed 12/30/26	[Gantt bar spanning from start to finish]																										
4	➤	Notice to Bidders	1 day	Wed 8/12/26	Wed 8/12/26	[Gantt bar spanning from start to finish]																										
5	➤	Pre-Bid Meeting	1 day	Wed 8/26/26	Wed 8/26/26	[Gantt bar spanning from start to finish]																										
6	➤	Bid Date - Opening	1 day	Thu 9/24/26	Thu 9/24/26	[Gantt bar spanning from start to finish]																										
7	➤	Notice of Award	12 days	Thu 9/24/26	Fri 10/9/26	[Gantt bar spanning from start to finish]																										
8	➤	Execute Agreement	22 days	Fri 10/9/26	Mon 11/9/26	[Gantt bar spanning from start to finish]																										
9	➤	City Council/Mayor	21 days	Tue 11/10/26	Tue 12/8/26	[Gantt bar spanning from start to finish]																										
10	➤	Notice to Proceed	11 days	Wed 12/9/26	Wed 12/23/26	[Gantt bar spanning from start to finish]																										
11	➤	<b>Pre-Construction</b>	29 days	Mon 1/4/27	Thu 2/11/27	[Gantt bar spanning from start to finish]																										
12	➤	Instrumentation & Baseline	20 days	Mon 1/4/27	Fri 1/29/27	[Gantt bar spanning from start to finish]																										
13	➤	Submittal Review	90 days	Fri 10/9/26	Thu 2/11/27	[Gantt bar spanning from start to finish]																										
14	➤	<b>IZAC</b>	186 days	Mon 1/4/27	Mon 9/20/27	[Gantt bar spanning from start to finish]																										
15	➤	<b>SOE - Excavation/Internal Bracing</b>	75 days	Mon 1/4/27	Fri 4/16/27	[Gantt bar spanning from start to finish]																										
16	➤	Contractor Mobilization	5 days	Mon 1/4/27	Fri 1/8/27	[Gantt bar spanning from start to finish]																										
17	➤	Secant Pile Installation	40 days	Mon 1/11/27	Fri 3/5/27	[Gantt bar spanning from start to finish]																										
18	➤	1040 Ground Improvements	5 days	Mon 3/8/27	Fri 3/12/27	[Gantt bar spanning from start to finish]																										
19	➤	Excavate/Install Brace Level 1	10 days	Mon 3/15/27	Fri 3/26/27	[Gantt bar spanning from start to finish]																										
20	➤	Excavate/Install Brace Level 2	10 days	Mon 3/29/27	Fri 4/9/27	[Gantt bar spanning from start to finish]																										
21	➤	Complete Excavation	5 days	Mon 4/12/27	Fri 4/16/27	[Gantt bar spanning from start to finish]																										
22	➤	Diversion Sewers w/pile supports	50 days	Mon 4/19/27	Fri 6/25/27	[Gantt bar spanning from start to finish]																										
23	➤	Utilities - Electrical Duct Bank, Sewer, Water	50 days	Mon 4/19/27	Fri 6/25/27	[Gantt bar spanning from start to finish]																										
24	➤	Structure Pile Supports	15 days	Mon 4/19/27	Fri 5/7/27	[Gantt bar spanning from start to finish]																										
25	➤	Concrete	50 days	Mon 5/10/27	Fri 7/16/27	[Gantt bar spanning from start to finish]																										
26	➤	DWF channel, gate	15 days	Mon 5/24/27	Fri 6/11/27	[Gantt bar spanning from start to finish]																										
27	➤	WWF channel, gates	25 days	Mon 6/14/27	Fri 7/16/27	[Gantt bar spanning from start to finish]																										
28	➤?	Weirs in existing 1040 (deferred)				[Gantt bar spanning from start to finish]																										
29	➤?	Cut in WWF slots and plate (deferred)				[Gantt bar spanning from start to finish]																										
30	➤	Structure - Civil	30 days	Mon 6/28/27	Fri 8/6/27	[Gantt bar spanning from start to finish]																										
31	➤	Site Finish - Security, Fencing	10 days	Mon 7/19/27	Fri 7/30/27	[Gantt bar spanning from start to finish]																										
32	➤	<b>10th Street Connector - ROW clear</b>	<b>0 days</b>	<b>Mon 8/2/27</b>	<b>Mon 8/2/27</b>	[Gantt bar spanning from start to finish]																										
33	➤	Access - Hatches, Gates, Stairs	10 days	Mon 8/9/27	Fri 8/20/27	[Gantt bar spanning from start to finish]																										
34	➤	Substantial Completion	1 day	Mon 8/23/27	Mon 8/23/27	[Gantt bar spanning from start to finish]																										

Package 1 and Package 2 Contractor Coordination

Milestones: 10<sup>th</sup> Street Connector - 8/2/2027, Union Omaha pedestrian ROW - 3/31/2028





# Liquidated Damages (LDs)

- Purpose of LDs: Encourage timely completion of Combined Sewer Overflow (CSO) work and minimize impacts to the public, environment, and meet regulatory commitments.
- When LDs Apply: Assessed when the Contractor exceeds the contractually defined Milestones, Substantial Completion and/or Final Completion dates.
- Projects in the 11<sup>th</sup> and Iazard Area that have milestones requirements.
  - Development (Union Omaha Soccer Stadium) and
  - 10<sup>th</sup> St Extension projects
  - IZGSF drop shaft and NDCS hand mined tunnel connection point milestone – Contractor coordination.
- Fixed dollar amount assessed per calendar day of delay, as defined in the bid and contract documents. LDs applied to account for additional construction management efforts (CM, RPR) required to complete the work – recoup additional charges to the City.
- Common Triggers: Delays to sewer activation, surface restoration, traffic control completion, or system commissioning
- Key Contractor Responsibility: Proactively manage schedule, sequencing, utility coordination, and weather impacts to avoid LD exposure

# SB/SEB requirements

## SB/SEB Participation Purpose

The City of Omaha promotes economic inclusion and growth of local small businesses and small emerging businesses through SB/SEB participation requirements in bidding.

**Participation Percentage and Planning** - requiring early planning to identify suitable subcontracting opportunities.

- Package 1 – NDCS - Approximately 2.8% of contract value is aimed for SB/SEB participation
- Package 2 – IZAC/IZGSF - Approximately 3.5% of contract value is aimed for SB/SEB participation

## Typical SB/SEB Work Activities

Activities like excavation backfill and hauling of soils, asphalt removal/placement, fencing removal/placement, SWPPP items, erosion/sediment control measurement, concrete – curb and gutter, sidewalk, are common tasks assigned to SB/SEB firms without impacting quality or schedule.

## Contractor Responsibilities

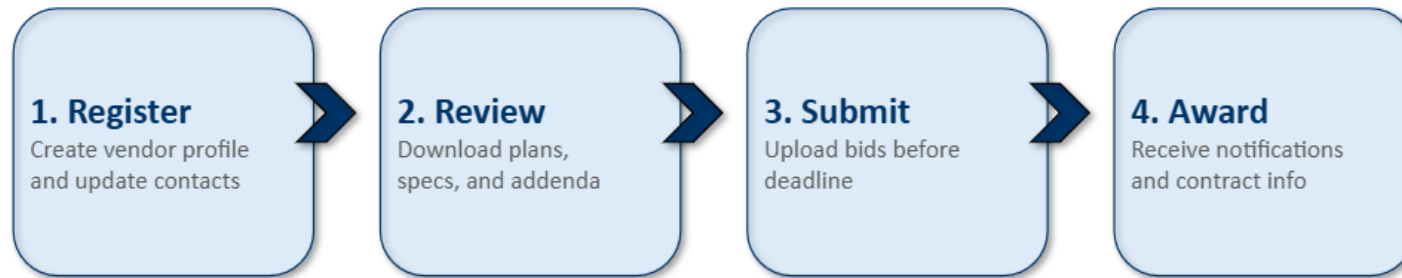
Prime contractors must make good-faith efforts to engage SB/SEB firms and document outreach and utilization per bid requirements.



# E-bidding requirements

## City of Omaha eBid Process

How contractors engage with the City's electronic bidding system



**Goal: Provide a transparent, efficient, and consistent bidding process for all contractors.**

[Bids & Requests for Proposals \(RFP\) - Public works](#)

# E-bidding requirements

## Best Practices for Contractor Participation

### Successful eBid Participation

- Register early and keep contact information current
- Review all bid documents and addenda carefully
- Attend pre-bid meetings when offered
- Submit bids well before the deadline
- Verify upload confirmation and required attachments

### Common Issues to Avoid

- Late bid submissions
- Missing bonding or insurance documents
- Failure to acknowledge addenda
- Incorrect file uploads or incomplete forms
- Waiting until the final minutes to submit

**Strong contractor engagement improves competition, schedule reliability, and project delivery.**

# Thank you

- We appreciate your time
- Bids will be coming out in the next couple of months, July 29th
- If you have any questions or need additional information, please contact us at any time