

September 28, 2018

GATEWAY PROGRAM UPDATE

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Gateway Program Update



Gateway Development Corporation

- » GDC Financial Advisor
- » Board Actions



Portal North Bridge

- » Advancing Early Work
- » Financial Plan Status



Hudson Tunnel Project

- » Financial Plan Status
- » Industry Sounding: Request for Information (RFI)

Request for Proposals (RFP): Gateway Program Phase I Financial Advisor - Scope

- » GDC's Financial Advisor will help develop optimal procurement, funding, and financing solutions
- » **Expected Tasks:**
 - » Preparation of a financial model & development of the financial plan,
 - » Identify and compare different financing and funding sources, including private capital and other alternative funding sources
 - » Development of technical materials
 - » Risk allocation analysis
 - » Commercial input into contract packaging decisions
 - » Development and comparison of different procurement methodologies (Public Private Partnerships, Design-Build, Design-Build-Maintain, etc.)
 - » Value for money analysis
 - » Procurement
 - » Assistance in development of procurement materials, including RFQ & RFP documents and evaluation criteria, as well as assistance in conducting the procurement(s)

Request for Proposals (RFP): Gateway Program Phase I Financial Advisor - Process

- » June 18, 2018: RFP issued by Port Authority on behalf of and in coordination with GDC, subject to GDC approval
- » July 17, 2018: RFP responses received; strong response from the market
- » August 2018: Selection committee comprised of Project Partners assessed the responses
- » September 2018: Selection committee arrived at recommendation
- » Today: Announcement of selected firm

Portal North – Early Work Construction

» Preparation for Major Construction Can Provide Major Benefits



Project Schedule Improvements



More Efficient Construction Process

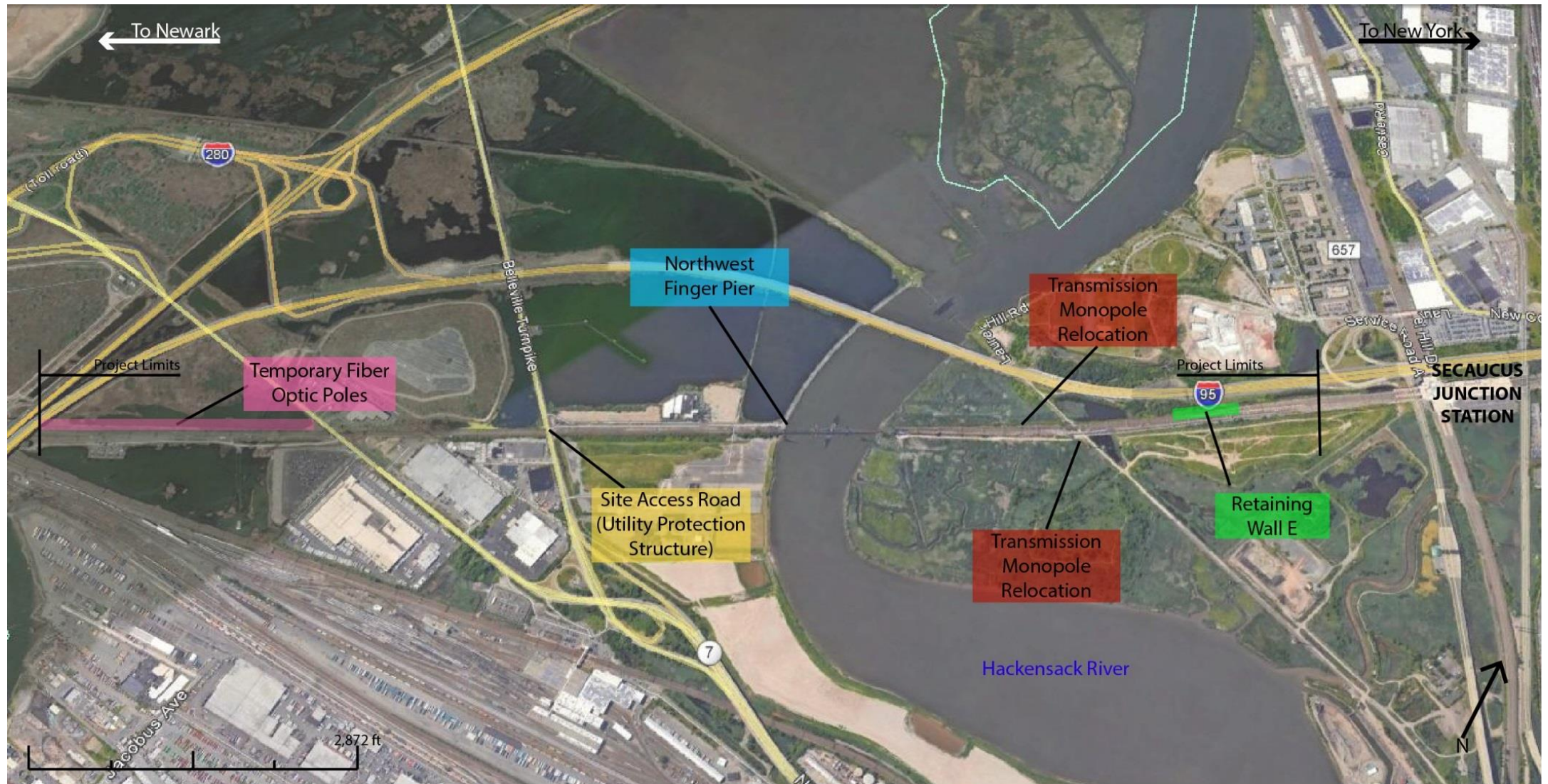


Reduced Project Risk & Unknowns

» Over the past year, significant early construction progress has been made along the Portal North Corridor

Portal North - Early Work Construction

Early Work Activities - Overview



Portal North - Early Work Construction

September 2018 Update

Retaining Wall “E”

65% Complete

- » 560 foot-long wall (the length 2 football fields)
- » New wall will support the new Portal North Approach Track “3”



- » Installed 182 of 206 precast concrete wall panels (left)
- » Began placing pervious cellular concrete fill behind Wall E (right)
- » Expect to begin placement of embankment fill material by the end of October

Portal North - Early Work Construction

September 2018 Update



Transmission Monopole Relocation

65% Complete

- » Carries 138kV transmission lines for the overhead catenary system to power trains on the NEC
- » Existing pole is in the way of the future construction of the Portal North Approach Span
- » Construction of 2 monopoles, 200 feet in height (*over 5 times as tall as a regular telephone poll*)
- » **Foundations supporting the 2 monopoles are complete (left); placement in October 2018**

Temporary Fiber Optics Poles

30% Complete

- » Construction of a new pole line – 2,450 ft. in length – consisting of 10 new poles - for the relocation of fiber optic lines currently attached to Portal Bridge
- » These fiber optic cables are the main lines into NYC and provide data transmission for Wall Street
- » **Began installing timber mat for access (right)**
- » **Expect to drive the pile foundation elements supporting the poles - 1st week of October**



Portal North - Early Work Construction

September 2018 Update

Site Access Road

95% Complete

- » Construction of steel bridge for heavy trucks and equipment entering the site
- » To protect an 1860 cast iron water pipe that provides approximately 60% of Jersey City's water



Utility Protection Structure
steel frame installation



Bridge Structure Completed;
Awaiting Final Paving

Northwest Finger Pier

Completed June 2018

During Major Construction:

- » Provides access via barge to support the receiving of materials & equipment

After Major Construction:

- » Provides waterfront access open to the public



FTA Capital Investment Grant Program Status

Portal North Bridge Project

FTA FY20 Capital Investment Grant Request

Submitted June 2018

FTA Capital Investment Grant – Project Development Phase Extension

Granted by USDOT on July 13, 2018
• 6-month extension to January 31, 2019

Hudson Tunnel Project

FTA FY20 Capital Investment Grant Request

Submitted to FTA September 2018

FTA Capital Investment Grant – Project Development Phase Extension*

Submitted to FTA July 2018

**Hudson Tunnel Project requires FEIS/ROD from USDOT to enter Engineering Phase*

Industry Sounding Update - Request for Information (RFI)

- ✓ July 10, 2018 - RFI published
- ✓ July 31, 2018 - Industry Information Session held
 - » Significant Industry Participation: over 100 registered firms & 200 registered individuals
- ✓ August 21, 2018 – RFI Responses Received
 - » Over 30 responses from individual firms and teams from construction, engineering, finance, & advisory firms
 - » Now through end-2018 – One-on-One meetings with respondents



MOVING GATEWAY *FORWARD*

