Consultant Evaluation Summary For County Project 43-057

Consultant Services Description:
CP 43-057 includes final engineering design project to complete the County State Aid Highway (CSAH) 43 (Lexington Ave) Final Design project to address a trail gap, and mobility issues and improve access for pedestrians and cyclists along the corridor County Project (CP) 43-057.

Scope of Consultant Services:
The scope of work for CP 43-057 includes public open houses, additional public engagement strategies, agency coordination, field survey, data collection, and conceptual layouts. The project area of this corridor is complex with high traffic volumes, observed speeds exceeding posted limits, and proximity to industrial and residential land use.

Deliverables:
The contract's deliverables include technical reports and conceptual layouts as follows: (1) project management and coordination; (2) public engagement; (3) survey data and mapping; (4) preliminary and final design layouts; (5) parcel sketches for right-of-way acquisition steps; (6) bid package preparation. The contract deliverables will also include agency coordination, permit applications, design documentations and hydraulic evaluation.

Schedule:
The contract schedule is planned from February 2026 to December 2027 (approximately 22 months).

Consultant Selection Summary:
The Request for Proposals (RFP) for the required consultant services was released on December 30, 2025. Five (5) proposals were submitted to the County by the due date of January 19, 2026.

Review Team and Process:
The five (5) proposals were reviewed by staff from Dakota County, including staff representing expertise in traffic engineering, multimodal analysis, and preliminary layout development. Proposals were reviewed and evaluated independently by review team members. The consensus reached by the proposal reviewers supported negotiating a contract with HR Green Inc. with a value of $194,653.

The proposals were evaluated and ranked based on the following 6 criteria:

1. Understanding Scope of Work, Deliverables, and Schedule: Based on completeness of the proposal, and clear understanding of the project scope, complexities, focus areas, deliverables, project decisions, and scheduling of tasks.
2. Project Approach: Based on conceptual and technical approach to delivery priorities and proposed tools or techniques to provide good value and quality.
3. Project Design Team and Expertise of Key Personnel: Based on qualifications and experience of the Project Manager and key staff proposed to work on the project.
4. Quality Control: Based on approaches to proactively manage risks and delivery of quality products on time and budget.
5. Past Performance on Similar Projects: Based on demonstration of projects the firm has successfully delivered that have similar goals and scope to the project.
6. Best Value Cost Proposal: Considered the quality and feasibility of the proposal and services for fee; the cost proposed vs. value to be provided; and the approach to complete the work within budget and schedule

Evaluation Results:

Dakota County staff selected HR Green Inc. based on the detailed work plan provided in the firm's proposal, which presented an exceptional understanding of the project and an integrated approach to delivering all tasks by a qualified team. The HR Green Inc. proposal provided the most complete response to the services needed, considering the project's many design elements and technical complexity. The HR Green Inc. proposal was exceptional in addressing the balance of vehicle safety, multimodal safety, vehicle mobility in their workplan and identifying recent trail gap studies and needs to complete the regional trail gap. The proposal clearly grasped the purpose of the Dakota County and City's study regarding analysis that has already been completed and the appropriate level of effort and detail needed for recommendations and conceptual layouts. HR Green Inc. fully demonstrated the importance of community and business engagement in the development of the corridor study. The project manager, design lead and public engagement lead roles stood out amongst the other consultants' teams.

The key differentiator of the recommended proposal was the level of detail and forethought put into the project challenges, project approach, critical railroad coordination, identifying right-of-way challenges and deliverable schedule. While HR Green's cost per hour ($203.40) was the highest among the proposals, HR Green's total cost ($194,653.80) remained within the available project budget and was competitive compared to other firms. More importantly, HR Green demonstrated the strongest technical approach, most comprehensive understanding of project complexities, and the highest level of expertise among key personnel.

On the other hand, lower-cost proposals did not provide the same depth of analysis, risk management strategies, or innovative solutions for critical challenges such as railroad coordination, right-of-way acquisition, and multimodal safety improvements. These gaps could have resulted in delays, additional costs, or compromised project quality.

The selection team prioritized best value over lowest hourly rate, recognizing that consultant services represent a small fraction of the overall project life-cycle cost but have a significant impact on project success. HR Green's proposal offered the most credible plan to deliver a high-quality design on schedule, minimizing long-term risks and ensuring the County's investment achieves maximum effectiveness.

Summary of Proposed costs:

Consultant	Hours	Proposal Cost	Cost/Hour
MSA PS	629	$109,593.00	$174.37
Moore Engineering	1,203	$169,245.00	$140.69
Sambatek	1,165	$185,530.00	$159.32
HR Green	957	**$194,653.80**	$203.40
Isthmus Engineering	1,443	$265,672.00	$184.11

Recommendation:

Staff recommends the consulting engineering firm HR Green, Inc. be awarded a final design services contract for CP 43-057. Considering the scope and complexities anticipated in the design work, the HR Green, Inc. contract negotiations offered the best combination of complete approach, technical details identified and addressed, and the most credible contract cost from among the five (5) submitted proposals.