



Good Life. Great Journey.

DEPARTMENT OF TRANSPORTATION

Request for Qualifications

Professional Services for ACCEL-NE IFAC Asset Scan

August 18, 2026

Statements of Qualifications are due **Wednesday, September 2, 2026, 1:00 P.M.**

GENERAL

In accordance with Nebraska Consultants' Competitive Negotiation Act ([Neb. Rev. Stat. § 81-1702](#)), the Brooks Act ([40 USC 1101](#)), and [23 CFR 172.5](#), the State of Nebraska, Department of Transportation (NDOT), is issuing a Request for Qualifications (RFQ) for expert advisory services to complete the ACCEL-NE IFAC Asset Scan, funded under the U.S. Department of Transportation's Build America Bureau (BAB) Innovative Finance and Asset Concession (IFAC) Grant Program. Qualified consultants are invited to submit a statement of qualifications as outlined below. NDOT's website referred to in this document is located at: <http://www.dot.nebraska.gov/business-center/consultant/>

All consultants interested in providing professional services for NDOT are strongly encouraged to review NDOT's template [Standard Professional Services Agreement](#), [Sample Fees and Payments Exhibit](#), and [Insurance Requirements for Professional Service Providers](#), as well as the IFAC Cooperative Agreement included in Attachment A of this RFQ, prior to responding to this RFQ. By submitting a statement of qualifications in response to this RFQ, Consultant, and all subconsultants, agree to meet the substantive requirements of these documents. These documents can be found on NDOT's website. An agreement will not be executed unless consultant provides a current overhead (indirect cost rate) schedule and proof of meeting the insurance requirements in the form of an [Insurance ACORD](#). Further information regarding insurance, including a [checklist](#) to assist in submitting an acceptable insurance certificate, can be found at <https://dot.nebraska.gov/business-center/consultant/insurance/>.

This RFQ does not commit NDOT to award a contract, to pay any costs incurred in the preparation of a response to this request, or to procure a contract for services. NDOT reserves the right to award contracts to more than one qualified consultant, to accept or reject any or all responses received as a result of this request, to negotiate with any qualified consultant or to modify or cancel in part or in its entirety the RFQ, if it is in the best interest of NDOT to do so.

Nebraska Public Records Act

In accordance with Nebraska Revised Statute [84-712](#) et.seq., Nebraska Public Records Act, documents provided to NDOT are public records subject to disclosure unless consultant requests in writing that documents must be kept confidential and can demonstrate that such records are confidential under federal or state law.

Required Title VI Non-discrimination General Assurance

The Nebraska Department of Transportation, in accordance with the provisions of Title VI of

the Civil Rights Act of 1964 (78 Stat. 252, 42 U.S.C. §§ 2000d to 2000d-4) and the Regulations, hereby notifies all bidders/offerors that it will affirmatively insure {ensure} that any contract entered into pursuant to this advertisement, disadvantaged business enterprises will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, or national origin in consideration for an award.

BAB IFAC Cooperative Agreement Requirements and Certifications

This procurement is funded through a U.S. Department of Transportation BAB IFAC Grant Program Cooperative Agreement. The selected Consultant and all applicable subconsultants shall comply with the terms of the Cooperative Agreement that apply to contractors and consultants, including applicable provisions of 2 CFR part 200 and Appendix II thereto, debarment and suspension requirements, delinquent federal tax liability and federal felony certifications, restrictions on lobbying, text-messaging-while-driving requirements, Title VI and nondiscrimination requirements, access to records, record retention, and other applicable federal provisions. The Consultant shall incorporate all required provisions into applicable subcontracts and lower-tier agreements. Required certifications and contract clauses will be included in or attached to the final professional services agreement.

STANDARD WORK CATEGORIES

Standard Work Categories anticipated on this project are listed below. Consultant/team must be certified in the following Standard Work Categories. Information regarding the [Standard Work Categories](#) can be found on NDOT's website.

- 102 Transportation Planning
- 250 Public Involvement

SCOPE OF SERVICES

Overview of the work

The Nebraska Department of Transportation (NDOT) is seeking a qualified consultant team to provide comprehensive advisory services to complete the ACCEL-NE IFAC Asset Scan, funded through the U.S. Department of Transportation's Build America Bureau (BAB) Innovative Finance and Asset Concession (IFAC) Grant Program. Housed within NDOT's Office of Innovative Finance, this project will systematically identify and prioritize transportation assets in the Omaha-Lincoln metropolitan area best suited for innovative finance mechanisms, including Transportation Infrastructure Finance and Innovation Act (TIFIA) credit assistance and public-private partnerships (P3s).

This project directly extends NDOT's Regional Infrastructure Accelerator (RIA) grant award, which establishes the Accelerating Critical Connections for Elevating Livability in Nebraska (ACCEL-NE) program. While the RIA grant provides programmatic framework and team capacity, the IFAC grant will provide the focused, external expertise needed to analyze ten identified urban and rural transportation assets in the Omaha-Lincoln metropolitan area, collectively representing over \$3 billion in potential infrastructure investment, as a step toward operationalizing ACCEL-NE's mission to transition NDOT from traditional "pay-as-you-go" funding to a more sustainable, diversified approach that includes innovative financing, alternative delivery models, and P3s.

The grant deliverable will be a comprehensive asset scan with preliminary financial viability assessments for all ten selected projects, creating a data-driven framework for building a sustainable pipeline of infrastructure investments suited for P3 delivery and possible TIFIA financing. The ten identified assets are: I-80 (Downtown Omaha to Lincoln); I-680 (I-80 to N-133/Blair High Road); I-480

(I-80 to Harney Street); US 75 (I-80 to N-370); US 6/Dodge Street (N-31 to I-680); N-64/Maple Street (N-31 to I-680); US 275 (US 6 to 13th Street); N-370 (US 6 to US 75); N-31 (N-36 to Pflug Road); and US 75/30th Street (Ames Avenue to I-680).

The Consultant will be procured to support NDOT throughout the 36-month IFAC grant period. This procurement is issued on a subject-to-funding basis; NDOT's obligation to execute a contract, and the scope and terms of any resulting agreement, are contingent upon final grant award execution and the availability of federal funds. NDOT reserves the right to modify, delay, or cancel this procurement if award terms change or funding is not finalized. The work will follow the five-task work plan outlined in NDOT's IFAC grant application, along with the Project Management, Monitoring and Grant Reporting Support Task identified in this Scope of Services:

Project Management, Monitoring and Grant Reporting Support (Months 0-36)

Objective: The Consultant will assist NDOT in satisfying the monitoring, performance, and reporting requirements of the IFAC Cooperative Agreement. NDOT will retain responsibility for official certifications, financial submissions, and transmittal of reports to USDOT. Consultant support shall include preparation and maintenance of the Project Management Plan, project schedule, milestone and deliverable tracker, project risk management plan and risk register, performance-measure tracking, quarterly narrative report drafts, semiannual performance goals report drafts, supporting information for financial reports, participation in BAB meetings (including preparation of materials and minutes), asset-information submissions, responses to site visits and desk reviews, and the draft closeout report.

Work Plan Task 1: Project Screening and Analysis (Months 0-10)

Objective: Establish an evaluation framework and conduct a comprehensive assessment of all ten projects to determine innovative finance potential.

Deliverable: Prioritized ranking of all ten projects with initial screening assessment and recommendation for detailed analysis.

Key duties include:

- **Screening Framework:** Develop a comprehensive screening matrix based on criteria such as project size, scope, revenue potential, and alignment with state and federal goals.
- **Stakeholder Interviews:** Conduct stakeholder interviews with NDOT leadership and staff to identify key priorities and challenges.
- **Project Assessment:** Complete a detailed assessment of all ten Omaha-Lincoln metropolitan area projects, drawing on available planning studies (e.g., the 2019 MTIS conducted by NDOT and MAPA) and current project status.

Work Plan Task 2: Feasibility & Financial Viability Assessment (Months 8-20)

Objective: Conduct a comprehensive financial and technical assessment of all ten projects to determine TIFIA eligibility and private investment potential.

Deliverable: Comprehensive financial viability assessment for all ten projects with detailed TIFIA and P3 readiness analysis.

Key duties include:

- **Financial Modeling:** Perform detailed financial modeling and revenue stream analysis for each project.

- **Investment Potential:** Assess the potential for each project to attract private investment and the suitability for an asset concession or other innovative delivery approach.
- **Risk and Cost-Benefit Analysis:** Conduct preliminary cost-benefit analysis and risk assessment for each project.
- **Delivery Timelines:** Evaluate project delivery timelines and phasing opportunities.
- **Federal Alignment:** Assess alignment with federal credit assistance requirements.

Work Plan Task 3: Funding Alignment and Private Investment Potential (Months 6-26)

Objective: Develop a final prioritized project portfolio with detailed recommendations for innovative finance implementation.

Deliverable: Final prioritized pipeline with detailed project fact sheets and financing recommendations.

Key duties include:

- **Final Prioritization:** Create a final prioritized ranking based on financial viability, strategic importance, and delivery readiness.
- **Project Fact Sheets:** Develop comprehensive fact sheets for all ten projects, including asset descriptions, current uses, potential zoning or permissible uses (where relevant), known environmental, technical, legal and financial issues, market analyses, estimated costs, innovative finance potential, and implementation recommendations.
- **Financing Structures:** Identify optimal financing structures and delivery models for top-priority projects.
- **Findings Presentation:** Present findings and recommendations to NDOT leadership and key stakeholders.

Work Plan Task 4: Public Outreach and Stakeholder Engagement (Months 18-30)

Objective: Build stakeholder support and establish a communication framework for innovative finance initiatives.

Deliverable: Stakeholder engagement report and framework for ongoing communication and coordination.

Key duties include:

- **Engagement Strategy:** Develop a comprehensive public engagement strategy to communicate project goals, progress, and findings.
- **Community Events:** Host community events and stakeholder meetings to present study results and gather feedback.
- **Stakeholder Outreach:** Engage locals, business leaders, and community organizations.
- **Coordination Framework:** Establish a coordination framework with other agencies and stakeholders for streamlined future project delivery.

Work Plan Task 5: Programmatic Implementation (Months 28-36)

Objective: Establish an institutional framework and capacity for ongoing innovative finance utilization.

Deliverable: Comprehensive implementation plan with organizational capacity recommendations and partnership strategy.

Key duties include:

- **Implementation Plan:** Develop a strategic implementation plan for joint development efforts based on asset scan findings.
- **Capacity Building:** Provide organizational capacity-building recommendations for NDOT's innovative finance capabilities.
- **Partnership Identification:** Identify and evaluate potential partnerships with private developers and financial institutions.
- **Monitoring Framework:** Create an ongoing project evaluation and monitoring framework.
- **Knowledge Transfer:** Develop a training and knowledge transfer plan for NDOT staff.

In summary, duties will include project screening and financial feasibility analysis for ten identified transportation assets, development of a prioritized project pipeline and financing recommendations, stakeholder engagement, and establishment of an institutional framework for NDOT's ongoing use of innovative finance tools.

Qualifications, Knowledge and Experience

The Consultant team must demonstrate substantial experience and knowledge in the following areas:

- **Required Experience, Licenses, and/or Certifications:**
 - Demonstrated experience (preferably 10 years or more) in transportation project screening, financial feasibility analysis, and pipeline development for major infrastructure programs.
 - Proven experience assisting public agencies with innovative finance mechanisms, including TIFIA and other Build America Bureau credit assistance programs.
 - Experience evaluating a large portfolio of candidate projects and developing prioritization frameworks based on financial, technical, and strategic criteria.
 - A demonstrated track record of preparing projects for TIFIA credit assistance or P3 procurement, including revenue forecasting and Value for Money (VfM) analysis.
 - Experience designing and leading public and stakeholder engagement processes for transportation infrastructure programs.
- **Required Knowledge of Relevant Manuals, Guidelines, and Regulations:**
 - **Innovative Financing:** Deep understanding of innovative financing mechanisms, including USDOT credit assistance programs such as TIFIA and RRIF, Private Activity Bonds (PABs), value capture, and project bundling.
 - **Federal/State Regulations:** In-depth knowledge of federal, state, and local laws related to project delivery and financing, including statutory and regulatory compliance analyses. Familiarity with federal requirements for grant-funded projects and the National Environmental Policy Act (NEPA) is essential.
 - **Industry Standards & Guidelines:** Expertise in project evaluation methodologies such as cost-benefit analysis, Value for Money (VfM) analysis, qualitative risk assessments, and revenue forecasting. Knowledge of the Build America Bureau's Credit Programs Guide is required.

Software and Equipment Requirements

The Consultant shall be responsible for providing all necessary software, hardware, and equipment to perform the required services. Software must be compatible with NDOT systems. The Consultant should have proficiency in software related to financial modeling, project prioritization and scoring, risk analysis, and Geographic Information Systems (GIS) for transportation planning and analysis.

Expectations for the Deliverables

The Consultant will produce a series of key deliverables corresponding to the five technical work plan tasks, along with the Project Management, Monitoring and Grant Reporting Support Task. NDOT retains the right to review all draft and final work products prior to final submission. All deliverables must be provided in professionally formatted electronic files compatible with NDOT standards.

- **Project Management, Monitoring and Grant Reporting Support Task Deliverables (Months 0-36):**
 - Project Management Plan: Prepared pursuant to the cooperative agreement, including maintenance of a project schedule, project budget, milestone tracker, log of status of deliverables, and a Risk Management Plan.
 - Monthly Consultant Status Summaries: Addressing completed activities, upcoming work, schedule, risks, decisions, budget status, and performance metrics.
 - BAB Meeting Participation, Quarterly Narrative-Report Packages and Preparation of BAB Meeting Materials.
 - Semiannual Performance-Report Packages: Tied to the cooperative agreement's goals and metrics.
 - Closeout Report Support: Including findings, effectiveness, lessons learned, best practices, and next steps.
 - Documentation Support: Including audits, desk reviews, site visits, invoice support documentation, and record retention.
- **Work Plan Task 1 Deliverables (Months 0-10):**
 - Screening matrix and criteria documentation.
 - Prioritized ranking of all ten projects with initial screening assessment.
- **Work Plan Task 2 Deliverables (Months 8-20):**
 - Financial models and revenue stream analyses for each of the ten projects.
 - Comprehensive financial viability assessment with TIFIA and P3 readiness analysis.
- **Work Plan Task 3 Deliverables (Months 6-26):**
 - Project fact sheets for all ten projects, including asset descriptions, current uses, potential zoning or permissible uses (where relevant), known environmental, technical, legal and financial issues, market analyses, cost estimates, financing potential, and implementation recommendations.
 - Final prioritized pipeline report with financing structure recommendations.
- **Work Plan Task 4 Deliverables (Months 18-30):**
 - Public engagement strategy and materials.
 - Stakeholder engagement report summarizing outreach activities, feedback, and a coordination framework.

- **Work Plan Task 5 Deliverables (Months 28-36):**

- Strategic implementation plan with organizational capacity recommendations.
- Partnership strategy identifying potential private-sector, financial-institution, agency, and other implementation partners.
- Ongoing project evaluation/monitoring framework and staff training and knowledge transfer materials.

The work will be completed as arranged and agreed upon by the parties, following the 36-month Work Plan final development. The final work products will be used by NDOT and its partners to build a sustainable pipeline of infrastructure investments suited for TIFIA and P3 financing and to advance the ACCEL-NE program.

DETAILS

It is anticipated that three (3) consultants will be shortlisted for interviews, with one (1) consultant will be awarded the contract for the work. The evaluation criteria to be used for the short-listing and final selection are outlined below. The payment method for the contract may be Lump Sum, Cost Plus Fixed Fee, or Specific Rates of Compensation.

NDOT reserves the right to abandon or terminate any contract at any time and either re-advertise services or utilize its own forces. NDOT also reserves the right to accomplish services for future phases on all projects with the selected consultant, select another consultant, or utilize its own forces.

NDOT will not hold a briefing. All information is contained within this RFQ and on NDOT's website. If additional information is deemed necessary, it will be posted on the same web page as this RFQ and will be labeled as an update. Consultants interested in this RFQ are responsible for checking for updated information.

Interested consultants must be certified by NDOT or have a completed certification form on file with NDOT prior to the deadline identified in the Schedule of Activities. Instructions for completing the NDOT Annual Consultant Certification form is available at: <https://dot.nebraska.gov/media/g1qb344b/cert-instruc-annual-certification.pdf>

Please submit your Drug-Free Workplace Policy (DF Policy) separate from the response to this RFQ ([DF Policy Example](#)). The DF Policy is a one-time submittal to NDOT. Please do not re-submit unless your DF Policy has changed or has not previously submitted a DF Policy. While the DF Policy is not a submittal requirement, all consultants must have an acceptable DF Policy on file prior to the deadline identified in the Schedule of Activities. If necessary, the consultant's DF Policy may be submitted via email to: NDOT.PDAnnualCertification@nebraska.gov

Please do not call or write NDOT staff for information regarding the services in this RFQ. Email all inquiries/questions to NDOT Procurement Engineer, at: ndot.pdRFQinfo@nebraska.gov or call (402) 479-4778.

EVALUATION CRITERIA**Short List (70 pts)****A. QUALIFICATIONS (30 PTS)**

1. Qualifications of the project manager and key team members to perform the work.
2. Qualifications and capability of key subconsultants to perform the work.
3. Applicability and relevance of comparable projects (project screening/prioritization studies, TIFIA/P3 readiness assessments, asset scans or pipeline development for state DOTs or regional agencies) provided by the Consultant and key subconsultants.

B. PERFORMANCE DATA (20 PTS)

1. Performance evaluations by NDOT regarding the past work of the Consultant.
2. Adherence to applicable standards and completeness of previous submittals to NDOT.
3. Project schedule adherence on previous work performed for NDOT.
4. Cooperation with NDOT staff on previous projects.
5. If firm has no experience with NDOT, review information obtained from Consultant's references for Consultant's performance with other states, local governments, or appropriate clients. The team should list a minimum of two (2) references in their proposal.

C. UNDERSTANDING OF THE SERVICES TO BE PROVIDED (20 PTS)

1. Consultant demonstrated they understand the nature and scope of the work to be performed under this agreement.
2. The consultant has recognized and identified special circumstances to be considered, including the scale and diversity of the ten-project portfolio spanning urban and rural assets.
3. Consultant provided a logical approach to complete tasks and resolve issues.

D. DISCUSSION OF FOCUS AREA TOPICS (20 PTS)

1. Consultant's interview presentation was clear and concise.
2. Consultant showed knowledge and understanding of topics.

E. COMMITTEE Q&A SESSION (10 PTS)

1. Consultant answered committee questions logically and thoroughly.

SCHEDULE OF ACTIVITIES	Date (2026)	Time (CST)
RFQ posted	August 11	
Last day questions will be accepted	August 17	4:00 PM
Last day Q&A or updates to RFQ may be posted	August 20	4:00 PM
NDOT Form 497 & Drug-Free Workplace Policy on file at NDOT	September 2	1:00 PM
Statement of Qualifications Due	September 2	1:00 PM
Post Short-List Consultants & Interview Schedule	September 14	4:00 PM
Interview	September 18	1:00pm-4pm
Post Final Selections	September 21	4:00 PM

NOTE – Shortlisted Firms may be asked to provide verification that they and all subconsultants have submitted their indirect cost rates and certifications for their latest fiscal year. Latest fiscal year means the last fiscal year with an end date no more than 6 months in the past.

SUBMITTAL OF QUALIFICATIONS

All information must be received by the deadline identified in the Schedule of Activities. No exceptions to this deadline will be given.

One (1) electronic copy (PDF format) of your firm's statement of qualification (SOQ) must be submitted using the Online [“SOQ Submittal Form”](#) link found on the Consultant Services Business Opportunities page. Please “reduce file size” of PDF before submitting.

Submittals are to include the following in the order given below:

1. Front cover to include the consultant, subconsultants (if applicable), and number and title of the RFQ.
2. A letter of interest not to exceed one (1) page.
3. Organizational Chart not to exceed one (1) page.
4. A narrative responding to the established evaluation factors not to exceed five (5) pages.
5. A maximum of five (5) pages of additional **narrative or** supportive material such as charts, tables, resumes, or photos.
6. [NDOT Form 498, “Architect, Engineer, & Related Services Supplement to Statement of Qualifications” \(MS Word version\)](#) not to exceed six (6) pages for the consultant and six (6) pages for each subconsultant. A separate NDOT Form 498 must be submitted for each subconsultant to be used.

Additional submittal requirements are:

1. All narrative-related material in the submittal must be formatted for 8½ x 11 paper, single or double spaced. Font size for narrative text no smaller than 11 point.
2. Submittal covers and dividers between the sections are allowed and not included in the page limit.

INTERVIEWS

NDOT’s selection committee will conduct interviews with the short-listed consultants via Teams on the date and time specified in the Schedule of Activities. Interviews will be capped at 30 minutes, followed by up to 15 minutes of Q&A. Consultant may contact the Procurement

Engineer to make any special arrangements.

NDOT will make every effort to post the short-listed consultants and interview schedule on NDOT's website prior to the deadline identified in the Schedule of Activities.

Upon completion of scoring and approval of the Deputy Director, NDOT will post the final selections on NDOT's website prior to the deadline identified in the Schedule of Activities, or as soon as possible.

Vicki Kramer, Director
Nebraska Department of Transportation

EQUAL OPPORTUNITY EMPLOYER