

STAFF REPORT

SUBJECT: Operator Restroom Access at Dublin/Pleasanton BART Station: One-Year Agreement with Throne Labs

FROM: Christy Wegener, Executive Director
Mike Tobin, Director of Operations and Planning

DATE: March 2, 2026

Action Requested

Approve Resolution 08-2026, authorizing the Executive Director to execute a one-year agreement with Throne Labs, in a form approved by legal counsel, for the provision of an operator restroom facility at Dublin/Pleasanton BART Station, in an amount not to exceed \$114,439.50.

Background

LAVTA bus operators currently lack adequate restroom access at Dublin/Pleasanton BART, a critical transit hub where multiple routes begin or end service. During peak periods, up to 25 buses per hour arrive or depart from this location. This operating pattern creates a sustained need for reliable, proximate, and dedicated restroom access that aligns with service demands and operator schedules.

The current gap creates operational and workforce impacts, including:

- Service reliability risk when operators must travel off-site to locate facilities, increasing the likelihood of late departures and schedule adherence challenges.
- Operator health, safety, and dignity concerns, particularly during long pulls, split shifts, and tightly scheduled relief points.
- Increased dispatch and road supervision workload as staff manage ad hoc workarounds.
- Increased risk of labor relations issues and reduced operator satisfaction and retention.

Staff is recommending an immediate, near-term solution that can be deployed quickly and maintained to a consistent standard: a dedicated operator restroom facility at Dublin/Pleasanton BART under a one-year agreement. This approach addresses the operational gap now while LAVTA continues to evaluate longer-term, permanent facility options and interagency coordination opportunities.

Discussion

Providing reliable operator restroom access at major hubs is not only an operational necessity, but also a basic quality of life and workforce dignity issue for LAVTA's frontline employees.

Dublin/Pleasanton BART is a high-volume location for LAVTA service, and the frequency of bus activity at this hub amplifies the impact of any missing basic operator support infrastructure such as restrooms. A great deal of operators spend their breaks or have scheduled recovery time at this station, which requires appropriate amenities. On average, operators have 10 minutes of recovery time at Dublin/Pleasanton BART. The walking distance from the mid-point on the bus platform to/from the BART restroom (located inside the faregates) is .3 miles and takes 7-8 minutes, leaving very little time to actually utilize the restroom, especially if there is a line.

When operators must leave the station area to locate restrooms, the result is variability and delay that can cascade into on-time performance issues and service disruptions, particularly during peak periods when headways are tighter and recovery time is limited. Operators will make enroute stops at fast food restaurants or go inside the Stoneridge Mall, for example, which causes delays and degrades on-time performance.

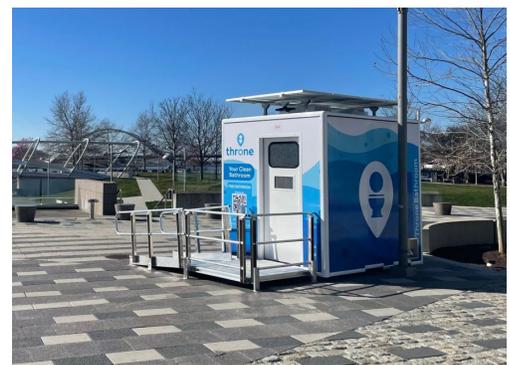
A one-year agreement with Throne Labs allows LAVTA to implement a controlled, dedicated operator restroom solution at Dublin/Pleasanton BART quickly, without having to wait for longer-term capital or facility coordination efforts. The Throne proposal is included as Attachment 1 and is priced on expected bathroom utilization (50 flushes per day). The proposed solution supports:

- Immediate restroom availability in immediate proximity to the bus bays at Dublin/Pleasanton BART, which accommodate over 250 inbound and outbound bus trips per day;
- A consistent standard of cleanliness and uptime through contracted service and maintenance;
- Controlled access and accountability features that support appropriate use and minimize downtime;
- Operational continuity at a critical hub while staff continues to assess permanent options.

This interim approach addresses an immediate operational and workforce need while preserving flexibility as LAVTA assesses longer-term solutions.

Sole Source Procurement

Throne Labs is the sole provider of its patented smart restroom system that integrates portable restroom infrastructure with proprietary software and controlled-access functionality. The smart access and real-time operational features described in the attached justification are not available through standard portable sanitation vendors or fixed restroom solutions. The proprietary and patented nature of Throne's solution, combined with the need for a single, accountable provider to deploy and maintain a reliable operator



restroom at Dublin/Pleasanton BART, justifies a sole source procurement.

Fiscal Impact

The total cost of the one-year agreement is \$114,439.50, not to exceed, for a 12-month term. This equates to approximately \$9,536.63 per month, anticipated to begin after the Throne is delivered in July 2026. This funding will be included in the FY27 operating budget.

To mitigate costs, staff are in active discussion with County Connection to see if they are interested in providing funding in exchange for access as they have multiple routes that serve the BART station, as well as MV Corporate. Additionally, any liquidated damages received from the fixed route contractor will be applied to the cost of the Throne license. The increase in fare revenue expected in FY27 should more than cover the remaining balance. The expected cost is \$4-6 per flush, depending on utilization.

The funding plan for the one-year pilot is as follows:

Revenue Source	Amount
Estimated Liquidated Damages in FY27	\$30,000
Estimated Revenue from Other Sources (MV Corporate, County Connection)	\$15,000
LAVTA Operating Funds	\$69,439.50
Total	\$114,439.50

Next Steps

Upon Board approval, staff will finalize and execute the one-year agreement with Throne Labs in a form approved by legal counsel and will begin the permitting process with BART. Installation is expected in July 2026.

Staff will work with Throne to assess restroom usage data within the first six months of the contract to determine if the current plan tier is appropriate. Staff will also monitor performance during the contract term and use results to inform longer-term restroom access planning and/or continuation of the pilot after the first year.

Recommendation

The Finance and Administration Committee recommend the Board approve Resolution 08-2026, authorizing the Executive Director to execute a one-year agreement with Throne Labs, in a form approved by legal counsel, for the provision of an operator restroom facility at Dublin/Pleasanton BART Station, in an amount not to exceed \$114,439.50.

Strategic Plan Goal

Service Development - Improve the quality of transit service, reliability, on-time performance, and rider experience to meet community needs and grow ridership.

Organizational and Financial Management - Create and implement policies that establish a positive culture and working environment, making LAVTA an employer of choice.

Attachments:

1. Throne Labs Proposal
2. Resolution 08-2026



PREPARED FOR

LAVTA

PREPARED BY

Ben Simons

DATE

01-21-2026

About Throne



Throne Labs is on a mission to meaningfully increase bathroom access. We have developed an innovative and smart public restroom and turnkey service model that is fast, cost-effective and keeps Thrones sparkling clean while taking the entire burden of restroom management off municipal staff.

What we heard:

LAVTA bus operators lack adequate restroom access at the Dublin BART station. During peak periods, up to 25 buses per hour begin or end service at this location, making this a significant operational gap at a critical transit hub.

What we recommend:

Address this gap immediately by securing a contract for a Throne unit at the *Scrub* service tier. Conduct a usage evaluation after six months to determine whether service levels can be reduced to the *Hub* tier while still meeting operator needs.



Cost-effective

Zero upfront capital. Cost breaks-even after 20+ years vs. building and maintaining brick & mortar restrooms.



Turnkey service

Turnkey service model delights users with a clean and enjoyable restroom experience.



Fast & flexible

A bathroom, deployed in a day, not years. No connection to water, sewer or power required.



Tech enabled

Smart entry promotes accountability and enables anti-loitering system.



Data-informed

Real-time usage data, smart sensors and user feedback are monitored 24/7 and inform operations.



Equity in access

Throne is committed to enabling communities to provide access & equity for everyone.

The Throne

All Throne's come with the following features & services:

- Running Water Sink
- Flushing Toilet with vacu-macerator pump
- Climate Control
- Robust Ventilation
- All cleaning & supplies
- All maintenance & repairs
- All consumables
- ADA Accessible
- 24/7 Remote monitoring
- User Support
- Data Usage Reports
- Baby Changing Station
- Graffiti resistant wrap
- Pro-Accountability Access



Customizations for Any Throne:

Custom Graphics Add your logo, feature local artists or use our design services to customize your Throne

Extended Hours of Operation: Keep Throne open up to 24/7

Workplace Access Management: Provide a secure office bathroom anywhere

Security Add-On's: Anti-Graffiti features and an external camera.

Health Add-On's: Sharps Container, Menstrual Products

Throne Relocation: Move seasonally or as needed to optimize use and value



◀ Baby Changing Station

Optional Pad Dispenser ▶



Workforce Throne Service Plans

The Workforce Breeze

\$4,700 /mo

The highly customizable service plan for low traffic sites.

7am-10pm

Operating hours

1 Clean

Per day

Bi-Weekly

Preventative Maintenance

Included:

Anti-Vandalism Package
Toilet Seat Covers

The Workforce Hub

\$6,500 /mo

The most used plan for moderate to high traffic sites.

24/7

Operating hours

2-3 Cleans

Average per day

Weekly

Preventative Maintenance

Included:

Anti-Vandalism Package
Menstrual Products
Workforce Access
Toilet Seat Covers

The Workforce Scrub

\$8,500 /mo

A more diligent service plan for high traffic sites.

24/7

Operating hours

3-4 Cleans

Average per day

Twice Weekly

Preventative Maintenance

Included:

Anti-Vandalism Package
Menstrual Products
Workforce Access
Toilet Seat Covers

The Workforce Scrub Ultra

\$9,500 /mo

The most comprehensive service plan for very high traffic locations.

24/7

Operating hours

4-6 Cleans

Average per day

2+ times per Week

Preventative Maintenance

Included:

Menstrual Products
Workforce Access
Toilet Seat Covers

Customizations

Custom Wrap	\$5,000
Customer Logo	\$500/once
Workplace Access Management	\$250/mo
Anti-Vandalism Package	\$150/mo

External Security Camera	\$150/mo
Sharps Container	\$50/mo
Menstrual Products + Dispenser	\$50/mo
Throne Relocation	\$1,000



Pricing 10 Month Contract Duration

Throne is faster, easier and more cost-effective than brick and mortar bathroom alternatives.

Pricing is derived from the Throne model, the location and the required service levels based upon estimated usage. The customer would be responsible for all permitting.

	Price	Quantity	Contract term	Overall total
Throne Rental with Scrub Service Tier, Workforce Access	\$8,500.00 per month	1	10 month	\$85,000.00
Anti Vandalism Package	\$150.00 per month	1	10 month	\$1,500.00
Extended Hours	\$0.00	1		\$0.00

Pricing good through 2/22/26

Subtotal	\$86,500.00
Monthly Payment	\$8,650.00
Tax @10.25%	\$8,866.25
Total contract value	\$95,366.25

Customizations

Custom Wrap	varied	Sharps Container	\$50/mo
Custom Logo	\$500/once	Menstrual Products	\$50/mo
Anti-Graffiti Package	\$150/mo	Throne Relocation	\$1,000



Pricing 12 Month Contract Duration

Throne is faster, easier and more cost-effective than brick and mortar bathroom alternatives.

Pricing is derived from the Throne model, the location and the required service levels based upon estimated usage. The customer would be responsible for all permitting.

	Price	Quantity	Contract term	Overall total
Throne Rental with Scrub Service Tier, Workforce Access	\$8,500.00 per month	1	12 month	\$102,000.00
Anti Vandalism Package	\$150.00 per month	1	12 month	\$1,800.00
Extended Hours	\$0.00	1		\$0.00

Subtotal \$103,800.00

Monthly Payment \$8,650.00

Tax @10.25% \$10,639.50

Total contract value \$114,439.50

Pricing good through 4/22/26

Customizations

Custom Wrap varied

Custom Logo \$500/once

Anti-Graffiti Package \$150/mo

Sharps Container \$50/mo

Menstrual Products \$50/mo

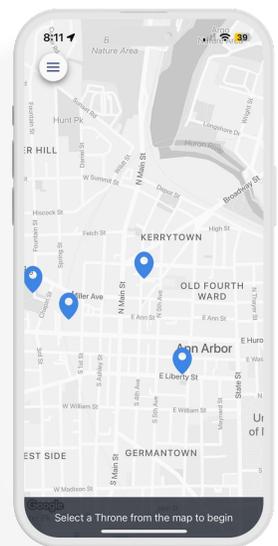
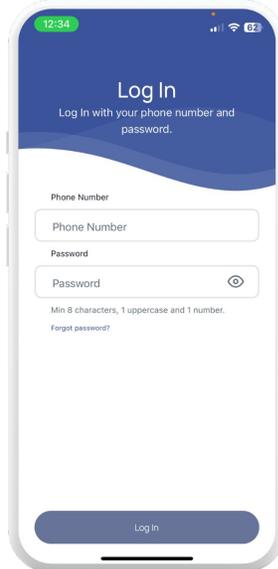
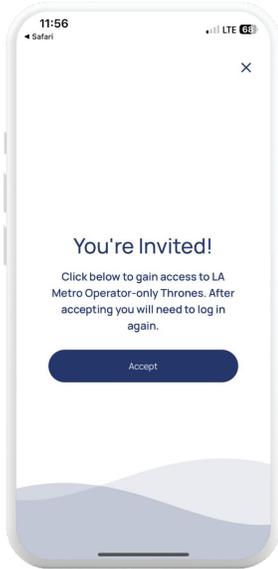
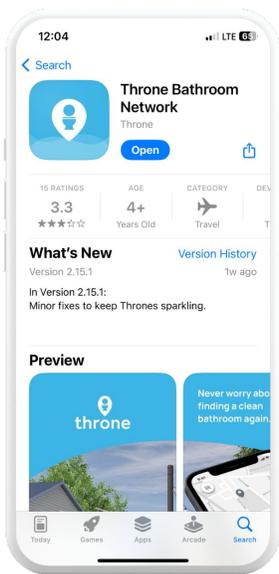
Throne Relocation \$1,000

Annex B: Basic Workforce App Access

Throne. Basic Workforce Access is fast and cost-effective. The Throne App enables designated staff to access Thrones, provide cleanliness ratings and inform Throne Operations of needs, directly.

Workforce Registration Process

1. Download & register for the Throne Bathroom Network App
 2. Click or scan the workforce invitation link provided by employer
 3. Accept invitation and login to the App
- Only registered users invited by *your organization* will see your workforce Throne on the App and be able to access.



Want a Custom Solution?

The App-based workforce access control is the fastest and most cost-effective way to get started providing a secure bathroom to your staff. While this works for most customers, we can create custom solutions that integrate with your existing systems.

Whichever way you go, digital access control allows you to manage access by adding and removing permissions as your workforce changes. **No keys or codes to lose or share.**

RESOLUTION NO. 08-2026

**A RESOLUTION OF THE BOARD OF DIRECTORS
OF THE LIVERMORE AMADOR VALLEY TRANSIT AUTHORITY
AUTHORIZING A ONE-YEAR AGREEMENT FOR AN OPERATOR RESTROOM
FACILITY AT DUBLIN BART STATION**

WHEREAS, the Livermore Amador Valley Transit Authority (LAVTA) operates fixed-route service with multiple routes beginning or ending at Dublin/Pleasanton Station, a critical regional transit hub; and

WHEREAS, LAVTA bus operators currently lack adequate restroom access at Dublin BART, and during peak periods up to 25 buses per hour begin or end service at this location, creating an operational gap that can affect service reliability, schedule adherence, and operator health and safety; and

WHEREAS, LAVTA desires to address this gap immediately by securing a dedicated operator restroom facility at Dublin BART under a one-year agreement; and

WHEREAS, Throne Labs is the sole provider of its patented smart restroom system that integrates portable restroom infrastructure with proprietary software and controlled-access functionality, and staff has determined that a sole source procurement is justified based on the proprietary and patented nature of the solution and the need for a single accountable provider to deploy and maintain the facility; and

WHEREAS, the total contract value for a 12-month term is \$114,439.50, not to exceed, subject to final agreement terms and approval by legal counsel.

THEREFORE, BE IT RESOLVED by the Board of Directors of the Livermore Amador Valley Transit Authority that the Executive Director is authorized to execute a one-year agreement with Throne Labs, in a form approved by legal counsel, for the provision of an operator restroom facility at Dublin/Pleasanton Station, in an amount not to exceed \$114,439.50.

PASSED AND ADOPTED this 2nd day of March 2026.

Julie Testa, Board Chair

ATTEST:

Christy Wegener, Executive Director