

APPROVED

REPORT OF GENERAL MANAGER

NOV 07 2008

NO. 08-306

DATE November 7, 2008

~~BOARD OF RECREATION
and PARK COMMISSIONERS~~

C.D. All

BOARD OF RECREATION AND PARK COMMISSIONERS

SUBJECT: ESTABLISH A LIST OF ON CALL SKATE PARK / SKATE PLAZA DESIGN BUILD FIRMS

R. Adams	_____	J. Kolb	_____
H. Fujita	_____	F. Mok	_____
S. Huntley	_____	K. Regan	_____
V. Israel	_____	*M. Shull	_____

on file

[Signature]
General Manager

Approved _____

Disapproved _____

Withdrawn _____

RECOMMENDATION:

That the Board authorize the establishment of a list of on call skate park / skate plaza design build firms described in the body of this report.

BACKGROUND:

On May 7, 2008 the Board of Recreation and Parks Commissioners, through Board Report No. 08-115, authorized staff to release a Request for Qualifications (RFQ) to various skate park / skate plaza design build firms for the purpose of establishing a list of "on call" or "as-needed" contractors. It had been determined that, with the ever increasing popularity of skateboarding and the corresponding demand for skate park/skate plazas, having qualified skate park design firms with the requisite expertise under contract would enable the Department to complete such projects within a reasonable time frame.

The RFQ called for firms to provide their qualifications for design build and installation of skate plazas and parks on a pre-qualified as-needed basis.

The proposed scope of work required for the pre-qualified on call general design build services included but were not limited to the following:

- Final design and site layout of prefabricated skate park and skate plaza components.
- Final design and layout of necessary skate park and skate plaza site amenities.

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- Final design and installation of prefabricated modular skate components made of wood and composite materials.
- Final design and installation of prefabricated modular skate components made of metal and composite materials.
- Final design and installation of prefabricated modular skate components made of pre-cast high strength concrete and other composite materials.
- Final design and layout and construction of all necessary poured in placed concrete to accommodate proposed skate components.
- Final design, layout, and installation of fencing.
- Final design and installation of required signage.
- Other miscellaneous services, including design and construction of parking lots, driveways, curb and gutter, sidewalks and pathways, site grading and drainage, irrigation, electrical, plumbing, mechanical systems, and property line walls.

Actual task orders may include some or all of the above activities and will be included in each contract.

It had been anticipated that up to 10 firms would be placed on the list. The proposed length of contract, to be awarded at a later time, would be for an initial term of five (5) years with three (3) additional one (1) year extensions, for a total maximum length of eight (8) years. Park sites and locations will be based on community need.

It is anticipated that the individual task orders issued under each contract would range from \$50,000 to \$500,000 per project with a \$2.0 million total contract ceiling.

THE EVALUATION PROCESS:

The RFQ was issued on July 1, 2008 with a closing date of August 15, 2008. A notice was published in the National Recreation and Parks Association magazine and on the City's Business Assistance Virtual Network (BAVN).

It was recorded that seventeen (17) firms picked up the RFQ and seven (7) Statements Of Qualifications (SOQ) were submitted. Most of the questions posed by the applicants during the submittal tenure were the ones that dealt mainly with protocol and submittal procedure.

During the submittal period, a Review Committee was formed by RAP to review the forthcoming SOQ's and to develop a protocol for scoring the submittals. The Review Committee consisted of four City professionals:

- Department of Recreation and Parks - Planning and Development Division - Two Landscape Architects.

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- Bureau of Engineering - Architectural Division - One Landscape Architect.
- Bureau of Engineering - Proposition K Project Management Division - One Division Head.

The Review Committee first met to evaluate the SOQ's on September 10, 2008, and finished up the review process with a final review session on October 9, 2008. During the course of the review, the department convened with Senior Assistant City Attorney Mark Brown on issues pertaining to required qualifications.

CONCLUSION:

With all the necessary documentation turned in by the respective teams and with the review committee determination that all of the teams had the necessary experience and possessed all of the require qualifications, the Department staff is recommending to put all seven of the skate park / skate plaza design-build firms onto the as-needed design build list for skate parks/skate plazas.

The firms and their area of expertise are listed below. The order in which the design build firms are listed does not indicate preference.

- Osborn + Majich Bros. / Moss Urban Works JV - Focus is on in-ground style skate parks.
- Grindline - Focus is on in-ground, vertical, transition and street or plaza style skate parks.
- California Skate Parks - Focus is on in-ground, vertical, transition and street or plaza style skate parks.
- Community Works - Focus is on in-ground, vertical and transition style skate parks.
- Arc Ramp - Focus is on prefabricated modular skate park components.
- Spohn Ranch, Inc. - Focus is on prefabricated modular components and in-ground, vertical and transition style skate parks.
- Wally Hollyday - Focus is on in-ground, vertical and transition style skate parks.

FISCAL IMPACT STATEMENT:

There is no impact to the Department's General Fund as funding for the work awarded to each firm will come from the associated project budget.

This report was prepared by Craig A. Raines, Landscape Architectural Associate III, Planning and Development Division.