



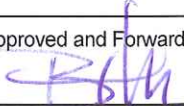
STAFF REPORT

Date: Tuesday, October 25, 2016
To: Bryan H. Montgomery, City Manager

From: Lindsey Bruno, Recreation Manager
Kevin Rohani, P.E. Public Works Director/City Engineer

Subject: **Agreement with Gates and Associates for Design Services Associated with CIP Project Number 194 – Oakley Recreation Center Project**

Approved and Forwarded to City Council:


Bryan H. Montgomery, City Manager

Background and Analysis

The City's adopted FY 2016/17 Capital Improvement Program (CIP) Budget designates funding for various infrastructure repair and replacement projects. This is consistent with the City's goals to improve the quality of the City's public infrastructure and to enhance the quality of life for our residents.

The "Moura" property located at 1250 O'Hara Ave was dedicated to the County by the Moura family for "parks, recreation and related public purposes" prior to the incorporation of the City. Upon Incorporation in 1999, the property was transferred to the City with a vision that it would be a potential site for community-like amenities and other park and recreation activities.

The Parks and Recreation Master Plan identifies the property as a future park and recreation facility that could include park areas, trail connections, and recreational buildings and facilities.

Five temporary portable buildings were placed on the site over ten years ago and are the City's only Recreation building facility. As these buildings continue to age and deteriorate, the City is looking to construct a new Recreation Center to house recreation class, after-school programs, summer camps, classes, rentals; and, to build a multi-sport field to accommodate sports classes, camps and league usage. The property totals 6.22 acres with the current temporary buildings totaling 8,012 square feet. The buildings are nearing the end of their useful life and should be completely replaced within the next five years.

Initial

The new Oakley Recreation Center project will be designed and constructed in phases as funding becomes available. The initial scope of work to be completed and that is budgeted includes: site grading, construction of new parking lots and sidewalks, a multi-purpose sport field, landscaping and irrigation, a new traffic signal design for entrance to the site on O'Hara Avenue at the Chianti Way cross street, median island modifications on O'Hara Avenue, utility coordination, geotechnical investigation, hydrology and hydraulic studies, and other related civil engineering work are also included as part of the project.

(The existing temporary buildings will be kept operational during this initial scope of work. If funding is available, at least one portion of the new Recreation Center building would be added under a subsequent design agreement and gradually the temporary buildings would be removed).

Staff prepared a formal Request for Proposal (RFP) for selection of a design consultant to perform the necessary design and construction documents for this initial scope of work. A total of six (6) proposals were received.. A team of Engineering, Recreation, and Planning staff performed an extensive review of the proposals and qualifications of the consultants who participated in this process. At the conclusion of this process, Gates and Associates was identified with the highest rank and the most qualified firm to undertake this design project.

Staff has negotiated an agreement and design scope that is best suited for this phase of project, as well as at a very competitive cost. Gates and Associates is a premiere landscape architect firm in the Bay area with in-depth expertise in design and development of multi-use park improvement projects for a wide range of municipalities, including work in Oakley

Fiscal Impact

Approval of the resolution will authorize the City Manager to execute an agreement with Gates and Associates for a cost not to exceed \$189,829. This cost proposal was negotiated by staff to insure the design needs for this initial scope of work are accommodated. The 2016/17 Fiscal Year Capital Improvement Program budgeted funds for this project including approximately \$200,000 from the Housing Related Park grant.

Staff Recommendation

Staff recommends that the City Council adopt the resolution approving the proposal with Gates and Associates for design services associated with Project Number 194 – Oakley Recreation Center Project and authorizing the City Manager to enter into the agreement.

Attachments

1. Gates and Associates Proposal
2. Resolution

COVER LETTER

October 5, 2016

Lindsey Bruno
Recreation Manager
City of Oakley
Recreation Department
3231 Main Street, Oakley, CA 94561

RE: City of Oakley CIP No. 194 – OAKLEY RECREATION CENTER PROJECT

Dear Lindsey,

On behalf of Gates + Associates, thank you for the opportunity to provide you with this proposal for work. We are excited for the opportunity to expand upon our existing working relationship with the City of Oakley; and would be delighted to further assist the City in creating a vibrant, enjoyable communal space.

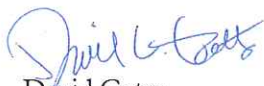
Gates + Associates has been a forerunner in park design since our early years when our award-winning Chinese Playground in San Francisco received a national recognition in Time Magazine. This emphasis on creating unique and memorable outdoor spaces remains our hallmark today.

To us, parks should be more than a collection of ball fields, picnic tables and play equipment - they should be interactive spaces that express community character and where the whole community can feel comfortable. Seniors and teens, as well as children and parents should be considered in any park design.

Our expertise in park and recreation planning ranges in scope and scale from overall recreational needs, assessments and master planning, to individual park programming and design, to construction documentation and construction administration. This communal space expertise combined with an extensive book of streetscape designs makes us the perfect match for this project. We have a thorough understanding of streetscape design issues (conflicts with utilities, sightlines, plant palette, ensuring proper irrigation) and are also committed to adapting the streetscape plan to fit the specifics of the setting. For example, the standard street and parking lot tree pattern needs to respond to adjacent uses, signal trail connectivity, celebrate special topographic features, as well as highlight elements directing the right-of-way.

We very much look forward to collaborating with you again on this project. If you have any questions, please feel free to contact us!

Sincerely,



David Gates
Partner
Gates + Associates
(925) 925-8176

Oakley Recreation Center
 CIP No. 194
 FEE SCHEDULE

	GATES Landscape			BKF Civil							BSK Geotechnical				Subtotal	
	Principal \$185	Project Management \$155	Associate \$110	Associate \$194	Project Manager \$184	Survey/Engr III \$157	Survey/Engr II \$138	Survey/Engr I \$120	Drafter IV \$119	Field Surveyer \$159	Principal Professional \$215	Senior Professional \$190	Staff Professional II \$125	Laboratory Testing \$1,155		
TASK 1 - DATA COLLECTION																
Subtask 1.1	Project Initiation	4	4		4	12		2	4							
Subtask 1.2	Existing Landscape Assessment	4	16	24												
Subtask 1.3	Master File Structure and Schedule	2	8													
Subtask 1.4	Collecting Base Information		8	8		4		2	4		10	2	21	1		
Subtask 1.5	Sustainable Opportunities Summary	4	12	16												
Subtask 1.6	Topographic Survey					14		40					30			
Subtotal Hours		14	48	48	4	30	40	4	8	0	10	2	21	1		
Subtotal Fee		\$ 2,590.00	\$ 7,440.00	\$ 5,280.00	\$ 776.00	\$ 5,520.00	\$ 6,280.00	\$ 552.00	\$ 960.00	\$ 0.00	\$ 2,150.00	\$ 380.00	\$ 2,625.00	\$ 1,155.00	\$ 40,478.00	
TASK 2 - CONCEPTUAL																
Subtask 2.1	Concept Design	4	16	8	3	8	4	4	12	2						
Subtask 2.2	Project Meeting	4	4		2	4										
Subtask 2.3	Finalize Design	2	8	16	3	8	3	2	8	1						
Subtotal Hours		10	28	24	8	20	7	6	20	3						
Subtotal Fee		\$ 1,850.00	\$ 4,340.00	\$ 2,640.00	\$ 1,552	\$ 3,680	\$ 1,099	\$ 828	\$ 2,400	\$ 357	\$ -	\$ -	\$ -	\$ -	\$ 18,746.00	
TASK 3 - DESIGN DEVELOPMENT																
Subtask 3.1	Base		16	24		4		8	8							
Subtask 3.2	35% Design Development	4	40	40	4	20	20		36	4						
Subtask 3.3	Review Meeting	4	8		6	6										
Subtotal Hours		8	64	64	10	30	20	8	44	4						
Subtotal Fee		\$ 1,480.00	\$ 9,920.00	\$ 7,040.00	\$ 1,940	\$ 5,520	\$ 3,140	\$ 1,104	\$ 5,280	\$ 476	\$ -	\$ -	\$ -	\$ -	\$ 35,900.00	
TASK 4 - CONSTRUCTION DOCUMENTATION																
Subtask 4.1	City Comment Review		16	24	4	4	4	4	4							
Subtask 4.2	65% Construction Documents	4	32	40	12	20	12	12	40	4						
Subtask 4.3	90% Construction Documents	2	16	40	12	28	24	12	48	9						
Subtask 4.3A	Geotechnical Review of 90% Plans	2	8	24							2	0.5	5			
Subtask 4.4	100% Final Submittal	8			10	32	20	10	40	4						
Subtotal Hours		16	72	128	38	84	60	38	132	17	2	0.5	5			
Subtotal Fee		\$ 2,960.00	\$ 11,160.00	\$ 14,080.00	\$ 7,372.00	\$ 15,456.00	\$ 9,420.00	\$ 5,244.00	\$ 15,840.00	\$ 2,023.00	\$ 430.00	\$ 95	\$ 625	\$ -	\$ 84,705.00	
TOTAL		\$ 8,880.00	\$ 32,860.00	\$ 29,040.00	\$ 11,640.00	\$ 30,176.00	\$ 19,939.00	\$ 7,728.00	\$ 24,480.00	\$ 2,856.00	\$ 4,770.00	\$ 2,580.00	\$ 475.00	\$ 3,250.00	\$ 1,155.00	\$ 179,829.00
Reimbursable Allowance															\$ 10,000.00	

RESOLUTION NO. ___-16

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF OAKLEY APPROVING AN AGREEMENT WITH GATES AND ASSOCIATES FOR DESIGN SERVICES ASSOCIATED WITH OAKLEY RECREATION CENTER PROJECT NUMBER 194 AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREEMENT

WHEREAS, as part of the Fiscal Year 2016/17 Budget, the City of Oakley approved a 5-Year Capital improvement Program (CIP); and

WHEREAS, Project Number 194 is to design the improvements for the Oakley Recreation Center Project; and

WHEREAS, after a formal review and evaluation of the proposals from six (6) design consultants, Gates and Associates was selected as the top qualified firm to perform this design service; and

WHEREAS, Gates and Associates has submitted a proposal to prepare design services for CIP Project Number 194 for an amount not to exceed \$179,829; and

WHEREAS, The FY 2016/17 CIP budget includes \$200,000 for the design of this project; and

NOW, THEREFORE, BE IT RESOLVED AND ORDERED, that the City Council of the City of Oakley hereby approves the proposal with Gates and Associates for the preparation of engineering concept design drawings, and cost estimates for CIP Project Number 194 for an amount not to exceed \$189,829, in the form attached hereto as Exhibit A, and authorizes the City Manager to execute into the agreement.

PASSED AND ADOPTED by the City Council of the City of Oakley at a meeting held on the 25th of October, 2016 by the following vote:

AYES:
NOES:
ABSENT:
ABSTENTIONS:

APPROVED:

ATTEST:

Kevin Romick, Mayor

Libby Vreonis, City Clerk

Date