



Recreation Center Additions/Renovation Preliminary and Final Design Services

February 6, 2017

Project Scope



Major tasks

- Design Additions and Renovations to the Commerce City Recreation Center incorporating the features and amenities identified during the QCI process and confirmed through public and Council input
- Provide updates to Community Advisory Groups and City Council during the design process
- Coordination with the selected Construction Manager/General Contractor (CM/GC)



Project Budget



Project Element	Est. Cost
Design & Prof. Services	\$1,000,000
Design & Prof. Services Contingency	\$100,00
Construction	\$6,300,000
Construction Contingency	\$630,000
FF&E	\$500,000
Other (Permits, Public Art, etc.)	\$470,000
Project Management	\$500,000
Project Contingency	\$500,000
Total	\$10,000,000



Project Schedule



KEY ACTIVITY	2016		2017				2018			
	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
Facility Assessment										
Design Procurement										
Design										
CM/GC Procurement										
Preconstruction Services										
Phase 1 Construction (Pool & Locker Rooms?)										
Full Facility Available to Public										
Council Engagement / Updates	★ ★		★	★	★	★	★	★	★	★



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CIP CAC & Council Input



- Met with CIP CAC and City Council in November of 2016 to review results of the Facility Condition Assessment
- Each group approved of increasing the project budget to incorporate needed facility maintenance and meet project goals
- Each group established construction phasing goal of optimizing project cost and schedule while minimizing impact to users as practical



Project Design Goals



- Design of additions/renovations to the recreation center as identified in the 2K bond measure and validated through previous public and Council input
- Completing the Project within the established schedule and budget
- Design that incorporates environmentally sustainable design principles and features
- Design of finish materials and systems considers maintenance costs and component replacement
- Design optimizes continuing use of portions of the recreation center during construction and minimizes the duration of any total closure periods



Proposal Summary



- Received three responses to RFP
- Invited the three respondents to interview
- Three City staff members and two CH2M project management team members on selection committee
- Responses were scored on four weighted criteria: Proposal (35%), Interview (40%) and Fee (25%)
- Essenza Architecture selected as the firm with the highest composite score

Firm	RFP Rank	Interview Rank	Fee Rank	Total Rank
Barker Rinker Seacat Architecture	2	3	3	3
Essenza Architecture	1	1	1	1
Ohlson Lavoie Collaborative	3	2	2	2



Design Budget & Contract Amount



Prof. Services Budget	\$1,000,000
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<u>Prof Services Contingency</u>	<u>\$100,000</u>
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Total Budget	\$1,100,000
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Essenza Contract Amount	\$519,650
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<u>Design Contingency</u>	<u>\$180,350</u>
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Total Authorization	\$700,000
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