

City of Auburndale

REQUEST FOR QUALIFICATIONS

Design Build Services

for

Lake Ariana Park

1.0 INTRODUCTION

- 1.1 The City of Auburndale (City) is interested in receiving qualifications from experienced Design-Build Teams (DBT) for the delivery and furnishing of all necessary materials, labor, equipment, and professional services for the design and construction of “Lake Ariana Park”. The estimated commencement for the project is anticipated to start by summer 2023 and Construction will commence immediately upon agreement on the design and Guaranteed Maximum Price (GMP).
- 1.2 The project information included in this RFQ Submittal is preliminary in nature. There is no work guaranteed as a result of being shortlisted or top-ranked through this solicitation.
- 1.3 All interested Proposers shall be required to comply with Florida Statute 287.055, Design-Build requirements.

2.0 BACKGROUND

- 2.1 The City of Auburndale is preparing to redevelop Lake Ariana Park, which has been identified as the location for a new Civic Center. A Conceptual Master Plan for the Park has been completed that accommodates the development of the Civic Center and the redevelopment of the park, including sufficient parking, outdoor event spaces, a playground, a new dock, a new boat ramp with trailer parking, and new picnic pavilions. The Conceptual Master Plan also includes off-site improvements including a roundabout at the intersection of Ramsgate and Old Dixie Highway, and a few on-street parking spaces on Ramsgate.
- 2.2 The City has opted to use the “Qualifications-Based Selection” Design-Build process for the delivery of design services and construction services for this project. For information, the Design Criteria Package is included with this request.
- 2.3 The City proposes to select a highly qualified DBT for the design and construction of the project. The selected firm must be willing and able to provide reasonable proposals within short time frames and must be prepared to commence and complete the work in accordance with the City’s required schedule.

2.4 Project Location

Lake Ariana Park is located at the intersection of Ramsgate Road and Old Dixie Highway, within Section 03, Township 28 South, Range 25 East, Auburndale, Polk County, Florida on Lake Ariana. The main improvements are anticipated to be made within the park. However, other improvements may be made to surrounding roadways if deemed appropriate.

2.5 Project Description

Lake Ariana Park is a 7-acre lake-front community park that provides public access to Lake Ariana, recreational opportunities, and building rental space. The redevelopment of the park will include demolition of all existing improvements at the park, the construction of a Civic Center, outdoor event spaces, a playground, a new dock, a new boat ramp with trailer parking, other lakefront improvements, new picnic pavilions, and sufficient parking for all activities that take place at the park. The plan also includes a roundabout at the intersection of Ramsgate and Old Dixie Highway, and a few on-street parking spaces on Ramsgate.

The Conceptual Master Plan identifies a 20,000 square foot Civic Center building. Building plans will need to be designed. Programming of the building should include space for event rentals, and also for multi-purpose recreational activities.

The scope of the project includes all survey, engineering, landscape architecture, architecture, permitting, specifications, public involvement, and construction to complete the design elements. Additionally, the City reserves the right to assign inspection and further project management services to the selected team. Primary improvements revolve around the completion of the new Civic Center, parking improvements, lakefront improvements, and parks and recreation amenities.

The construction of the project may be phased to accommodate several of the existing activities at the park such as the boat ramp and building rentals. The decision to phase the construction of the park will be determined during engineering and design phase.

2.6 Project Scope

It will be the contractor's job to perform all work necessary to complete this job. Primary scope involves the following:

- General
 - At a minimum, the Design-Build Team shall include an architect, general contractor, engineering/survey team, and landscape architects. All disciplines including the general contractor should have previous experience with park and civic building construction.

- Public Input: The successful team shall be required to meet throughout the project with project stakeholders, City Staff and possible presentations to the City Commission.
- All demolition; engineering; drawings; cost estimates; permitting; and work. Final plans are expected to be based on the Conceptual Master Plan, attached to this RFQ.
- Site
 - Ground truth existing Master Plan Design.
 - All survey work
 - Contractor team shall be expected to identify all necessary onsite infrastructure upgrades including water, sewer, stormwater, power, fiber, etc. These upgrades and costs shall be incorporated into the overall project.
 - As practical and applicable with the project, the team should take into account appropriate elements of community planning efforts including but not limited to The Old Dixie Trail; etc.
- Civic Center Building
 - The selected DBT will be responsible for designing and building the new Civic Center Building, with guidance from City Staff.
 - Work with City Staff to develop programming and design of a new Civic Center Building. The design of the building should include flexible event space, multi-purpose rooms, catering facilities, storage, outdoor porch that interacts with the outdoor environment and outdoor event spaces.
 - City Staff has visited several Civic Center buildings in Central Florida including the Lake Mary Event Center, the Leesburg Venetian Center, Ocoee's Lakeshore Center, and Lakeland's Lake Crago building.

2.7 Schedule

The City desires for design work to commence mid-year 2023 with construction anticipated to commence in FY 2023/2024. Plan development is expected to be expedited with Conceptual Master Plan update, 30% Design & Estimates, 90% Design & Estimates and Final Plans. All estimates shall include an appropriate percentage contingency when submitted to the City.

3.0 RFQ PROCESS

- 3.1 The selection process will involve a staged proposal review to minimize Proposers' costs in preparing initial qualification proposals and expedite the review process. Interested Proposers will initially submit a written qualifications proposal (in response to this RFQ Submittal) which will be the basis for ranking.
- 3.2 The City will use a Selection Committee for recommendations in the Design-Build selection process. The Committee will consist of the following members:
 - 1) Amy Palmer, Assistant City Manager
 - 2) Brandon Henry, City Clerk
 - 3) Chris Reeder, Finance Director
 - 4) Cody McGhee, Parks and Recreation Director
 - 5) Tim Miller, Building Official
- 3.3 The intent of the qualifications proposal is for respondents to indicate their interest, relevant experience, financial capability, staffing, organizational structure, their understanding of the project, and approach to completing the proposed project.
- 3.4 If determined to be necessary by the Committee, based upon a review of these qualification proposals, a minimum of the top three ranked teams/firms may be requested to make oral presentations to the Committee regarding their qualifications, approach to the project, and ability to furnish the required services. If written submittals and rankings are satisfactory to the Committee, the City reserves the right to make a recommendation for award solely based on the written responses and rankings.
- 3.5 After review of the proposals, rankings and oral presentations if deemed necessary, the Committee will recommend the list of the ranked Proposers and submit its recommendations to the City Manager. The City Manager shall then finalize the ranking and publish same in accordance with applicable City and State procurement requirements. Thereafter as the City Manager deems appropriate, he will submit his recommendation as to the rankings to the City Commission for their review and approval. After City Commission approval of the rankings, the City Manager or his designee will engage in competitive negotiation with the top-ranked firm/team in order to negotiate an Agreement in good faith, (i.e. establish terms of the work, the guaranteed maximum price for the work and the guaranteed dates of substantial and final completion) and then make and submit said Agreement to the City Commission for review and approval.
- 3.6 If in the sole judgment of the City, a contract cannot be successfully negotiated with the City Commission's top-ranked firm, negotiations with that firm will be formally terminated and negotiations shall begin with the City Commission's second-ranked firm. If a contract cannot be successfully negotiated with the City Commission's second-ranked firm, negotiations with that firm will be formally terminated and negotiations shall begin with the City Commission's third-ranked firm. **The City reserves the right to negotiate any element of the proposal and terms in the best interest of the City.**
- 3.7 Firms (including shortlisted firms) will not receive any stipends or compensation for their proposals provided under this solicitation.

4.0 INSTRUCTIONS FOR SUBMISSION OF QUALIFICATION PROPOSALS

4.1 Firms interested in the above project should submit five (5) copies of a Statement of Qualification (SOQ) which includes a cover letter and detailed qualifications for the scope of work of approximately 20 pages in length (excluding resumes). Brevity is encouraged. Resumes for Key team members, organizational chart and City forms should be incorporated as an appendix.

Please be advised that failure to comply with the following criteria will be grounds for disqualification and will be strictly enforced:

- Receipt of submittal by the specified cut-off date and time, January 13, 2023, 2:00 p.m.

5.0 RATING SYSTEM FOR DEVELOPMENT OF SHORT-LIST

For the development of rankings, a rating system will be utilized by the City’s Selection Committee to score and rank each proposal. Proposers are encouraged to keep their SOQ concise and to include a minimum of marketing materials. At a minimum, each SOQ must address the criteria listed below.

	<u>Maximum Points</u>
1. General Information	10 Points
2. Experience and Qualifications of Firm/Team	30 Points
3. Experience of Key Personnel to be assigned to this Project	30 Points
4. Understanding of the Project and Approach to Performing the Required Services	15 Points
5. Organizational Resources	15 Points
<hr/>	
TOTAL POSSIBLE POINTS	100 Points

Each criterion is further described below. Proposers must provide responses and information sufficient for evaluation under the pertinent rating system described below. The City reserves the right to request additional information from Proposers subsequent to the receipt of proposals.

5.1 General Information (10 Points):

- 5.1.1 Provide a general description of the firm and/or team that is proposing to provide design build services. Explain the legal organization of the proposed firm or team.
- 5.1.2 List the Florida professional (Landscape Architect, Engineer, General Contractor, etc.) and applicable licenses held by the firm/team and the key personnel who will be assigned to this project. Each prime consultant/contractor must be listed. All primary members of the DBT including landscape architect, architect, engineer and General Contractor shall have previous experience in park and civic building renovation & construction. Provide the license number and explain if held by an individual or firm.

5.2 Experience and Qualifications of the Firm/Team (30 Points):

- 5.2.1 Identify at least three comparable projects in which the firm served as either Construction Manager at Risk, agency Construction Manager during design and construction phases (without providing construction services), Design Builder or General Contractor. Special consideration will be given to firms that have provided Construction Manager at Risk or Design Build services on similar successful projects. Please note that each primary member of the DBT shall have previous experience in park renovation/construction design, construction document preparation and construction.

For each project identified, provide the following:

- a. Description of project including initial budget and timeline, and whether the project was phased.
- b. Role of firm (specify whether Construction Manager at Risk, Construction Manager, Design-Builder or General Contractor). If Construction Manager at Risk, Design Builder or General Contractor, identify percentage of work self-performed. Also specify services provided during design phase (i.e. cost estimating, scheduling, value engineering, etc.).
- c. Project's final construction cost.
- d. Construction completion date.
- e. Project owner.
- f. Reference information per project (one current contact name and title with telephone number, and e-mail address).

5.3 Experience of key personnel to be assigned to this project (30 points):

- 5.3.1 Provide an organization chart showing key personnel that will be associated with this project. Include a resume for each key person identified.
- 5.3.2 List any proposed Design Builders, including key staff names and the experience and qualifications of these individuals.

5.4 Understanding the project and approach to performing the required services (15 points):

5.4.1 Describe your firm’s project management approach and team organization during design and construction phase services. Describe systems used for planning, scheduling, estimating and managing construction. Describe the firm’s approach to customer communication throughout the project. Briefly describe the firm’s experience on quality control, dispute resolution, and safety management.

5.4.2 Discuss the major challenges your team has identified on this project and how you intend to address those issues.

5.5.1 Organizational resources (15 points):

5.5.1 As part of the evaluation process, the City has the responsibility of taking into account the size and complexity of the project under construction and be assured that the Design Builder has the organizational and financial resources required to successfully deliver this project. Please describe your operational stability, corporate financial resources, bonding capacity and insurance limits. Each ranked proposer will be required to provide a statement from an A- or better surety company describing the Proposer’s bonding capacity.

5.5.2. Identify any contract or subcontract held by the firm or officers of the firm, which has been terminated within the last five years. Identify any claims arising from a contract, which resulted in litigation or arbitration within the last three years. Briefly describe the circumstances and the outcomes.

6.0 RISK

6.1 Proposers responding to this Request for Qualifications do so at their sole expense and risk. Subsequent to the issuance of this Request for Qualifications, the City reserves the right to:

- Make changes to the RFQ;
- Cancel this RFQ;
- Request clarifications;
- Negotiate modifications to proposals;
- Reject any and all proposals for any reason whatsoever; and
- Proceed with alternative project delivery methods if so desired by the City.

No Proposer is guaranteed the award of an Agreement or any work as a result of being selected or ranked for this project.

7.0 CLARIFICATIONS AND ADDITIONAL INFORMATION

7.1 The City reserves the right to request clarifications or additional information from any Proposer. Specific questions may be addressed to each of the Proposers and the Selection Committee may consider any further elaboration by the Proposers of any information previously submitted.

8.0 CONTACT WITH CITY OFFICIALS AND EMPLOYEES

8.1 All firms interested in this project (including the firm's employees, representatives, agents, lobbyists, attorneys, and sub-consultants) will refrain, under penalty of disqualification, from direct or indirect contact for the purpose of influencing the selection or creating bias in the selection process with any person who may play a part in the selection process, including the Selection Committee, the Mayor, Commissioners, City Manager's Office, Department Heads and other staff. This policy is intended to create a level playing field for all potential firms, assure the contract decisions are made in public and to protect the integrity of the selection process.

9.0 LATE SUBMITTALS

9.1 It is the Proposer's responsibility to ensure its Qualifications Proposal is received by the City on or before the time and date advertised in the RFQ. Under no circumstances will qualification proposals received after the delivery time specified be considered.

10.0 PARTNERSHIP / CORPORATIONS / AGENTS

- 10.1 When a Proposer is a partnership or joint venture, the Proposal shall be signed in the name of the partnership or joint venture and by all persons or entities required to do so under the terms of their partnership or joint venture agreement. Any existing written underlying partnership or joint venture agreements shall be included as part of the proposal.
- 10.2 When a Proposer is a corporation, the authorized corporate officer signing the Proposal shall set out the corporate name in full beneath which said officer shall sign his/her name and give title of his/her office. The Proposal shall also bear the seal of the corporation.
- 10.3 Anyone signing the Proposal as officer or other agent must file with it legal evidence of the authority to do so. Proposers who are or include corporations or limited partnerships shall furnish a duly executed certificate of status from the Florida Department of State.
- 10.4 The person(s) signing each Proposal shall certify under oath on the attached Certification form (**Attachment A**) that the information contained in the Proposal is true and accurate. Each Proposer understands, by submitting a Proposal that the Selection will rely in part on such certification in selecting the short-listed firms.
- 10.5 Failure to submit documents requested above with the proposal or within 24 hours of request made by the City may be the basis for rejection of the Proposal. Such documents must be effective as of the date of the proposal.
- 10.6 Short-listed Proposers will be required to show evidence of having filed with the State of Florida for registration of their Design-Build entity within 15 days of announcement of the short list.

11.0 CHANGES IN PROPOSER ENTITY/TEAM

- 11.1 The Proposer is responsible to promptly notify the City as to any change in the information in its submitted proposal. Failure to inform the City within 24 hours of occurrence of a change may result in removal of the Proposer from consideration for the project.
- 11.2 Any changes to a Proposer entity after it has submitted its proposal may result in removal of the Proposer from consideration for the Project. Any additions, deletions or substitutions in a Proposer's team after it has submitted its proposal require a showing of good cause and must be clearly identified by the Proposer; and the reasons for the changes must be provided.
- 11.3 Decreases in scoring may result from the reconsideration of changes in the project team. No increases in scoring will result from the reconsideration of changes in the project team.

12.0 ASSIGNMENT OR TRANSFER

- 12.1 The selected Proposer shall be prohibited from assigning, transferring, conveying, subletting or otherwise disposing of its responsibilities under the Agreement, or its rights, title or interest therein or its power to execute such Agreement to any person, company, corporation or partnership without prior written notice and consent and approval of the City. The City of Auburndale has sole discretion whether or not to consent to any contemplated assignment.

13.0 REQUEST FOR INFORMATION / CLARIFICATION

- 13.1 Any firm requesting additional information and/or clarification relating to this project shall direct such request to:
 - Amy Palmer
 - Assistant City Manager
 - 863-965-5530
 - apalmer@auburndalefl.com

14.0 REQUIRED INDEMNIFICATION

- 14.1 The DBT shall indemnify and hold harmless the City, and its officers and employees, from liabilities, damages, losses, and costs, including, but not limited to, reasonable attorney's fees, to the extent caused by the negligence, recklessness, or intentionally wrongful conduct of the DBT and other persons employed or utilized by the DBT in the performance of the contract.

15.0 PUBLIC RECORDS

- 15.1 Pursuant to F.S. §119.071(1)(b)1.a., sealed responses to this RFQ are exempt from the public inspection and copying requirements of Chapter 119, Florida Statutes until such time as the announcement of a decision based on the qualification proposals or within 30 days after proposal opening date, whichever is earlier.

DESIGN CRITERIA PACKAGE
REQUEST FOR QUALIFICATIONS
Design Build Services
for
Lake Ariana Park

PART 1. PROJECT INFORMATION

A. Design Criteria

- All survey, engineering, architecture and landscape architecture needed
- Renderings and exhibits at concept and final plan progress stages to be utilized for publicity and public involvement purposes
- Site Development
- City of Auburndale Land Development Regulations as applicable
- City of Auburndale Technical Standard Specifications
- Stormwater Management per the City's and SWFWMD rules and regulations as applicable
- FDEP and Polk County Health Department rules and regulations as applicable
- Any rules and regulations from other authorities having jurisdiction
- Successful DBT shall coordinate with City Staff during the design process for specific specialty items including but not limited to irrigation, shade structures, landscaping, site amenities and other project elements as needed

Building Code

- Prevailing Florida State Building Code and Fire Prevention Code
- Polk County Health Department

Notes related to the existing design, stormwater and permitting

- As built drawings will be available to the successful DBT as a reference point, however the DBT shall include any additional survey and design work into the project as deemed necessary
- A Conceptual Master Plan has been developed but will need to be ground truthed and fully designed.
- Stormwater – Drainage elements and design will need to be incorporated into the Plan specific to the parking area and any other support facilities incorporated into the design. These items will also need to be properly permitted as needed and required.

B. Project Cost Estimate and Design and Construction Schedule

The current allocated funds for design and construction of this project are approximately \$16 million. Design is anticipated to commence mid year in 2023 followed by construction in Fiscal Year 2023/2024.

PART 2. DESIGN-BUILDER (DB) RESPONSIBILITIES

A. Design Services

1. General

The DB shall provide design services to accomplish the work contained in this RFQ. This includes providing survey, civil engineering design for all site work and permitting with the Southwest Florida Water Management District (SWFWMD) and the City, providing all Landscape Architecture, Architectural, Mechanical, Electrical, Soil Sciences, and Structural engineering services (drawings and corresponding specifications) and permitting with the City's Construction Services Division as applicable. The DB shall obtain such additional geotechnical and related information that it deems necessary for performance of the work. Additionally, expertise in civic building construction; park renovation; and other applicable standards as associated with park construction and renovations. The DB will also be responsible for demolition.

The DB will be expected to assist with public engagement in a variety of settings. These will include specific user groups & stakeholders to community open houses. The DB is encouraged to list their previous experience in public engagement as it relates to municipal recreation projects. A variety of public engagement approaches may be considered including but not limited to virtual, in person and a hybrid approach.

The DB shall be the single point of contact for all design services.

2. Design Review and Recommendations

The DB shall provide progress review sets at 30%, 60%, 90%, and 100%. The design shall comply with all applicable federal, state, and local (City) codes and requirements. The DB shall make recommendations with respect to the selection of systems and materials and cost reducing alternatives through a Value Engineering process. The DB shall also ensure the constructability of the project during the design and review process. In addition to City reviews, the DB shall submit the plans to the necessary permitting agencies including the City for site plan reviews at the necessary progress intervals. An appropriate contingency shall also be incorporated into the design estimates at the various phases.

3. Permitting

The DB shall prepare all applications, data, and drawings required by permit agencies and shall be responsible for obtaining all necessary permits, including required fees.

B. Construction

1. General

The DB shall be responsible for performing the traditional duties of a General Contractor throughout the performance of the work and warranty periods.

The DB shall coordinate and ensure all work is in accordance with the design documents provided by the designer and as approved by the City. The DB will resolve and be responsible for conflicts between the design and actual on-site conditions.

The DB is to ensure that the project is completed in accordance with the plans and specifications and requirements of the City. The DB shall be responsible to the Parks and Recreation Department Director or their designee for all aspects of the project.

2. Supervision

2.1 The DB shall assign a Project Manager to this job, who shall be responsible for all project activities from design through construction including coordination with the Owner, Regulatory Agencies, other Prime Contractors, etc.

2.2 Design/Builder shall assign an on-site, full-time superintendent solely for this project.

3. Temporary Facilities and Controls

3.1 DB shall provide temporary facilities and controls needed for the Work including but not limited to:

- a. Telephone service for the Design/Builder office trailer.
- b. Portable sanitary facilities located on the site for Design/Builder personnel only.
- c. Field offices/sheds for Design/Builder construction and office personnel.
- d. Temporary electric power and lighting connection to an existing supply within 25' of the site. Metered electricity usage is at Design/Builder's expense.
- e. Temporary construction water connection to an existing supply at the site. Metered water usage is at Design/Builder's expense.

- 3.2 DB shall provide temporary barricades, including but not limited to:
 - a. Safety barricades around major excavations in accordance with OSHA guidelines including warning tape and lighted flashers if required.
 - b. Temporary barricades, traffic barriers, safety lighting, etc., as required.
- 3.3 DB shall provide temporary chain link fencing 6 ft high including construction safety signs and warnings for the site. DB shall remove fencing at project completion.
- 3.4 DB shall coordinate with contractors completing surrounding work as needed. DB shall ensure that work does not interfere with these surrounding projects.

4. Quality Control / Quality Assurance / Inspections

The DB shall be solely responsible for daily inspections of the project. The DB shall develop a quality control/quality assurance program. Final acceptance of the project and quality assurance shall be provided by the City and based on the DB's certification that the project is 100% complete, including, but not limited to all restoration, payment certifications, environmental permit close-out requirements, as-built documentation and all other required close out documents.

5. Testing Services

- 5.1 Testing services shall be performed by an independent agency. DB shall provide all inspection testing, including but not limited to:
 - a. Concrete testing with cylinder breaks for foundations and slabs-on-grade.
 - b. All geotechnical services and soil inspections to verify soil bearing capacity for the site. This includes inspection of excavations and footings prior to placement of concrete.
 - c. Any additional independent testing required by the governing building codes.

6. Project Management Information

- 6.1 The DB shall establish, with the full concurrence of the City, procedures for organizing and accomplishing the management control of the project including safety and traffic control.

6.2 The DB shall design, implement and utilize a Project Management Information System (PMIS) to facilitate the rapid and accurate exchange and monitoring of information between all parties.

a. The PMIS shall include as a minimum the following:

- Narrative reporting, on a monthly basis
- Schedule control, on a monthly basis
- Cost control, and estimating
- Project accounting
- Action reports
- Compliant Log
- Daily Quality Control / Inspection Reports
- Change Order Log

All reports, documents, and data to be provided shall represent an accurate assessment of the current status of the project and of the work remaining to be accomplished. The information provided shall provide a sound basis for identifying variances and problems and shall include recommendations for making management decisions. It shall be prepared and furnished to the City monthly throughout the contract period.

7. Warranty

Where any work is performed by the DB's own forces or by subcontractors under contract with the DB, the DB shall warrant that all materials and equipment included in such work will be of good quality, free from improper workmanship and defective materials and in conformance with the drawings and specifications. In general, the warranty shall be a one-year warranty period from the date of acceptance by the City unless superceded in the scope of work. With respect to the same work, the DB further agrees to correct all work found by the City to be defective in material or workmanship or not in conformance with the drawings or specifications at no expense to the City.

8. Investigations and Litigation

If the DB, the Preliminary Design Professional, or any other member of the DBT with more than a 20% share of the Contract has ever been the subject of an investigation conducted by a regulatory or professional licensing board, give the details of such action. If the same parties outlined above have ever been sued or debarred from working for a public authority as a result of their actions or inaction in the course of the practice of their business or profession, give the details of such a suit or debarment.

PART 3 CITY RESPONSIBILITIES

- A. City shall provide the following Information:
 - 1. Upon request, the City shall provide all known available information regarding the requirements for the project design.
 - 2. The City shall designate a representative who shall be fully acquainted with the project. The representative shall render decisions promptly and furnish information expeditiously.
 - 3. The City shall furnish, as indicated in the Contract Documents, the lands upon which the construction is to be performed, rights-of-way and easements for access thereto, and such other lands which are designated for the use of the DB. The City may request the DB to assist with this effort. The DB shall provide for all additional lands and access thereto that may be required for temporary construction facilities or storage of materials and equipment.

PART 4 SITE WORK BY DESIGN/BUILDER

- A. Site Preparation

Prior to commencing any site preparation work, the DB shall provide all the required erosion and sediment control measures and implement all BMP's to ensure proper control of erosion and sedimentation. The project site SHALL be cleared and graded to subgrade elevation by the Design/Builder. All known underground utilities shall be relocated prior to excavation, if in conflict as determined by the City.
- B. Excavating, Backfilling and Compaction
 - 1. Excavate for retention pond if deemed necessary by SWFWMD.
 - 2. Excavate and backfill foundations as follows:
 - a. All excavating, backfilling and compacting required to facilitate the installation of any/all foundations as shown on the approved engineering drawings.
 - b. Filling and backfilling with on-site materials to restore design rough grade elevations. Backfilling materials free from organic matter and deleterious substances, containing no rock or lumps over 6" in greatest dimension.
 - c. Hauling of excess or unusable excavated material to an off-site disposal area chosen by the City.
- C. Temporary Fencing

DB to provide galvanized chain link fencing at the perimeter of the project site.

PART 5 CONCRETE

A. Concrete Formwork

1. Provide formwork for all cast-in-place concrete foundations within the project footprint. Items included but not limited to:
 - a. Concrete foundations including footings and grade beams.
 - b. Slab on grade.
 - c. Site retaining walls (if applicable).

B. Concrete Reinforcement

1. Shop fabricated non-epoxy coated reinforcing bars including all required accessories for all cast-in-place concrete foundations, retaining walls, grade beams, and supported slabs, in accordance with the applicable codes and specifications.
2. Welded wire fabric (not epoxy coated), in accordance with the applicable codes and specifications.
3. Bolsters, chairs, spacers and other devices for spacing, supporting and fastening reinforcement in place.

C. Cast-In-Place Concrete

1. Reinforced concrete work includes footings and grade beams, slab on grade, and miscellaneous work.
 - a. Standard gray, ready mix concrete for all cast-in-place concrete requirements.
 - b. 3,000 psi concrete or greater to be used for all slabs, foundations, and walls.
 - c. Form finish for all exposed concrete with fins removed, snap tie holes filled and honeycomb repaired.
 - d. All work in accordance with ACI Standards and Procedures.

PART 6 MASONRY (If Applicable)

A. Unit Masonry

1. Conventional concrete masonry units:
 - 1.1 Hollow Units:
 - a. ASTM C 90, normal weight, in accordance with the applicable codes.
 - 1.2 Solid Units:
 - a. ASTM C 145, normal weight, in accordance with the applicable codes.
2. Mortar
 - 2.1 Portland cement: ASTM C 150, in accordance with the applicable codes.
 - 2.2 Masonry cement: ASTM C 91, in accordance with the applicable codes.
3. Clean, sharp, well graded aggregate free from injurious amounts of dust, lumps, shale, alkali, surface coatings, organic matter and complying with ASTM C 144.
4. Masonry walls to be sealed and painted.

PART 7 METALS (If Applicable)

A. Miscellaneous Metals

1. Provide all labor, materials, etc. per Building Code to install any and all miscellaneous metal items including, but not limited to, the following:
 - a. Loose metals lintels, bollards, pipe guards at all leaders, miscellaneous angles and plates and other miscellaneous fasteners, anchors and inserts.

PART 8 THERMAL AND MOISTURE CONTROL

A. Slab on Grade

1. The slab on grade shall be installed over termite treated fill, covered with 6 mil visqueen blanket.

B. Caulking and Sealants

1. Caulk and seal joints to provide a positive barrier against passage of moisture and air shall be applied to:
 - a. Caulking of all frames.
 - b. Standard color for all caulks and sealants.
 - c. Joint filler to be 1/2" thick premold.

PART 9 FINISHES AND LANDSCAPING (If Applicable)

A. Painting

1. All masonry walls and non-galvanized miscellaneous metal specified in Section (7.A) shall be painted with a standard color finish coat to match the color scheme of the park.
 - a. All doors and frames will be painted to match the building color scheme.
 - b. All field applied paint will be single coat epoxy or urethane with a minimum of 3 mils dry film thickness.
2. Provide (1) coat of primer sealer, (1) coat of finished paint to all surfaces of wall panels.

B. Landscaping

1. Provide landscaping, irrigation, and sod restoration in accordance with the approved site plans.

PART 10 MECHANICAL (If Applicable)

A. Plumbing

1. Provide a complete plumbing system including:
 - a. Fixtures as shown on the approved drawings.
 - b. Potable water supply to all fixtures.

PART 11 ELECTRICAL

A. Electrical System and Lighting

1. Provide complete electrical system and lighting as required by design. Service (DB to verify size) to include all conductors, conduits, wiring devices, power, all per code.

**ATTACHMENT A
PROPOSER INFORMATION / CERTIFICATION**

1. Legal Name of Proposer. Indicate is the Proposer is a Corporation, Joint Venture, Partnership, etc.:

2. Name/Title of contact person for the Proposer: _____

3. Local business and mailing address: _____

4. Primary business and mailing address: _____

5. Telephone Number: () _____ Fax: () _____

The above-named Proposer affirms and declares:

- A. That the Proposer understands all requirements for the RFQ and states that as a serious Proposer they will comply with all the stipulations included in the RFQ package.
- B. That the Proposer is of lawful age and that no other person, firm or corporation has any interest in this Proposal or in the contract proposed to be entered into except as expressly stated below.
- C. That this qualification proposal is made without any understanding, agreement, or connection with any other person, firm or corporation making a proposal for the same purpose, and is in all respects fair and without collusion or fraud except as expressly stated below.
- D. That no officer or employee or person whose salary is payable in whole or in part from the City's Treasure is, shall be or become interested, directly or indirectly, surety or otherwise in this Proposal; in the performance of this Contract; in the supplies, materials, equipment and work or labor to which they relate; or in any portion of the profits thereof.
- E. That the Proposer has received and carefully examined all Addenda issued prior to Opening.
- F. All statements made by the Proposer in the Proposal are true and accurate as of the Proposal submittal date.

IN WITNESS WHEREOF, this Proposal is hereby signed and sealed as of the date indicated.

ATTEST:

PROPOSER:

Witness

BY: _____ (SEAL)
(Authorized Signature in Ink)

Witness

(Printed Name of Signer)

CORPORATE SEAL
(Where Appropriate)

(Printed Title of Signer)

(Date)

(ACKNOWLEDGEMENT OF PROPOSER, IF A CORPORATION)

STATE OF _____
COUNTY OF _____

The foregoing instrument was acknowledged before me this ____ day of _____, 20____, by _____, who is personally known to me or who has produced _____ as identification and who did take an oath and who executed the foregoing instrument as _____ of _____, a _____ corporation, and who severally and duly acknowledged the execution of such instrument as such officer aforesaid, for and on behalf of and as the act and deed of said corporation, pursuant to the powers conferred upon said officer by the corporation’s Board of Directors or other appropriate authority of said corporation, and who, having knowledge of the several matters stated in said foregoing instrument, certified the same to be true in all respects.

He/She is personally known to me or has produced _____ as identification.

WITNESS my hand and official seal the date aforesaid.

_____ (Signature of the Person taking Acknowledgment)

_____ (Name of Acknowledger Typed, Printed and Stamped)

_____ (Title or Rank)

_____ (Serial Number if Any)

(ACKNOWLEDGEMENT OF PROPOSER, IF A PARTNERSHIP OR INDIVIDUAL)

STATE OF _____
COUNTY OF _____

The foregoing instrument was acknowledged before me this ____ day of _____, 20____, by _____, who is personally known to me or who has produced _____ as identification and who did take an oath and who executed the foregoing instrument as a member of the firm _____ (if applicable) and acknowledged the execution of same, for and on behalf of and as the act and deed of said firm, for the uses and purposes therein expressed.

He/She is personally known to me or has produced _____ as identification.

WITNESS my hand and official seal the date aforesaid.

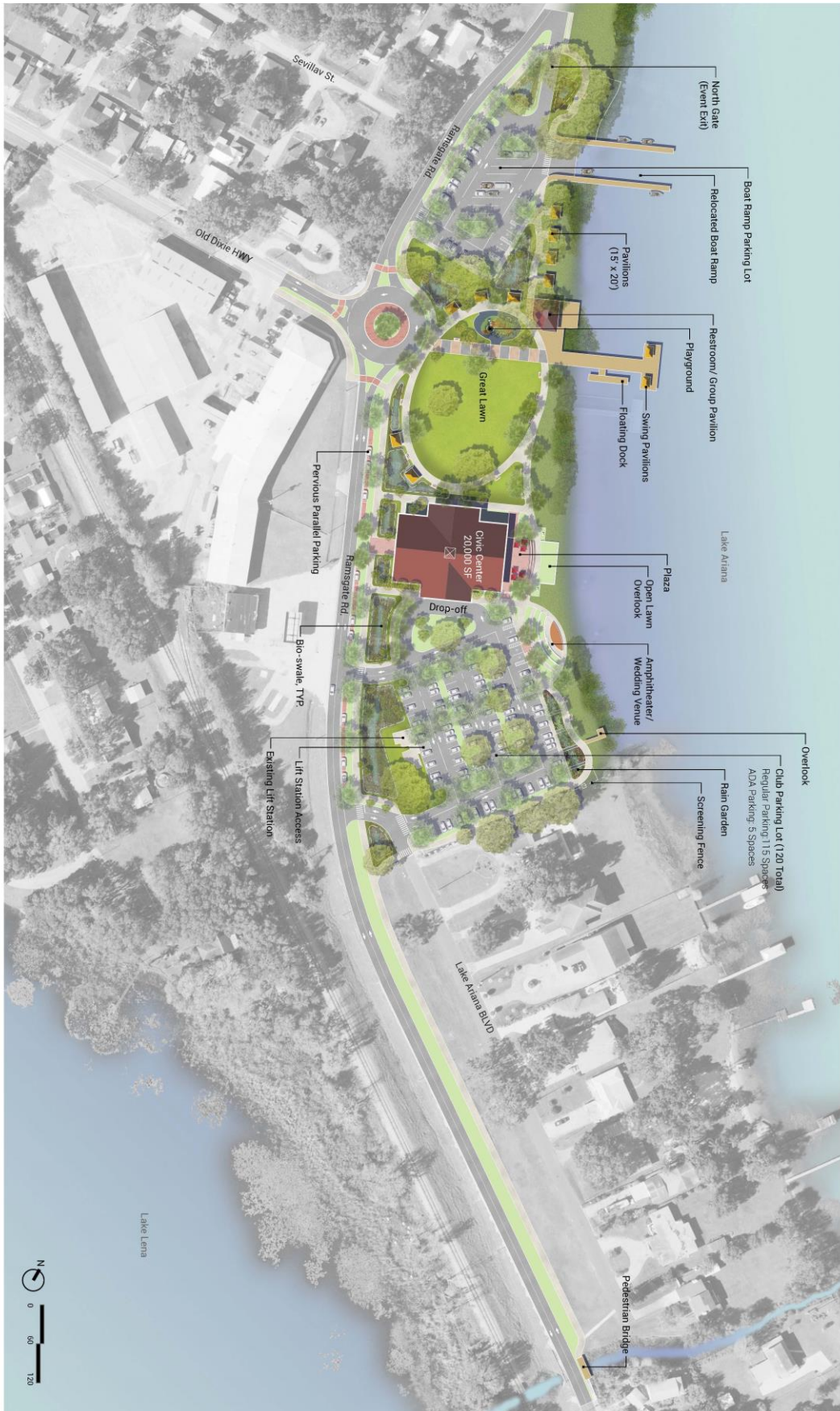
_____ (Signature of the Person taking Acknowledgment)

_____ (Name of Acknowledger Typed, Printed and Stamped)

_____ (Title or Rank)

_____ (Serial Number if Any)

ATTACHMENT B – Lake Ariana Park Conceptual Master Plan



LAKE ARIANA | Conceptual Master Plan
 Author: Dale
 12.14.2021

