



KC WATER

FACILITIES & PLANTS ENGINEERING

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DATE: March 26, 2020

TO: Terry Leeds, Director of Water Services

CC: Matt Bond, P.E., Deputy Director

FROM: Debra L. Smith, AIA, Project Manager

SUBJECT: Design Professional Contract recommendation for WSD Lab Modifications and Renovations Project No. 8000229, Contract No. 9522

On Tuesday, July 23, 2019, WSD advertised a request for proposals from design professionals to assist in the updating of the WSD Lab Modifications and Renovations. Work will result in a Preliminary Design Report, Schematic Design (30%), Construction Phasing Recommendation and Probable Estimate of Construction Cost and Total Project Cost.

A pre-proposal meeting was held on Thursday, July 25, 2019. Proposals were received on Tuesday, August 13, 2019.

Project Description:

The Design Consultant team will develop the project to 30% completion at which time WSD can assess the direction to proceed that best meets the needs of the Department.

The Scope of Services include a Space Planning Study; Assessment of Existing Building Systems; Lighting Study to assess the benefits of converting to LED; ADA Compliance; Building Improvements; IT Improvements; Preliminary Cost Estimates and Schematic Design to include three (3) alternatives.

Task series listing to be included in the Basic Scope of Services is organized as follows:

1. Task Series 100 – Project Management and Administration
2. Task Series 200 – Site Investigation
3. Task Series 300 - Preliminary Design/ Programming Report (15%)
4. Task Series 400 – LEED Design
5. Task Series 500 - Schematic Design(30%)

Proposals Received from the Following Firms:

1. Davidson Architects
2. Finkle + Williams Architecture

3. Piper Wind Architects
4. The Clark Enersen Partners
5. Wellner Architects, Inc.

The WSD Selection Recommendation Committee reviewed the proposals and recommended the firm of Finkle + Williams Architecture with the firm of The Clark Enersen Partners as the alternative selection. The Selection process also involved several members of the Selection Recommendation Committee visiting several recent, local projects by these two (2) firms.

The Selection Recommendation Committee presented their recommendation to the Selection Committee for their consideration on Dec. 24, 2019. The Selection Committee made their decision the same day.

Selection Type and Committee Members:

1. Selection Type: Departmental Selection
2. Selection Method: Reviewed Proposals, recommendation made by the Project Selection Recommendation Committee
3. KC Water Department Selection Committee Members:
 - a. Terry Leeds, Director, KC Water
 - b. Sean Hennessy, Chief Financial Officer, KC Water
 - c. D. Matt Bond, Chief Engineering Officer, KC Water

The following WSD associates supported the selection committee:

Jeff Martin, P.E., Facilities and Plant Operations, Division Manager
Aurora Shields, WSD Lab, Manager
Brian Stapleton, WSD Lab
Debra Smith, AIA, Facilities Engineering, Project Manager

Design Professional Firm Selection:

Selected Consultant: Finkle + Williams Architecture
Alternate Consultant: The Clark Enersen Partners

MBE/WBE Utilization and HRD Approval: MBE: 15% WBE: 13%

Negotiated Fee: \$362,157.00

This fee \$12,000 for travel and reimbursibles and \$30,000 for optional services.

Permission is requested to proceed with ordinance authorization Contract #9522 for WSD Lab Modifications and Renovations.

Approved:

Jeffrey Martin

DocuSigned by:
Jeff Martin
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~~4/30/2020~~
3/27/20

Jeff Martin, P.E., Acting Chief Engineering Officer
Water Services Department

Date

Approved:

DocuSigned by:
D Matt Bond
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4/30/2020

D. Matt Bond, P.E., Deputy Director
Water Services Department

Date

Approved:

Terry Leeds, Director
Water Services Department

Date

cc: Leona Walton, Contract Administrator
Debra L. Smith, AIA, Project Manager
Contract File 9522

BWA