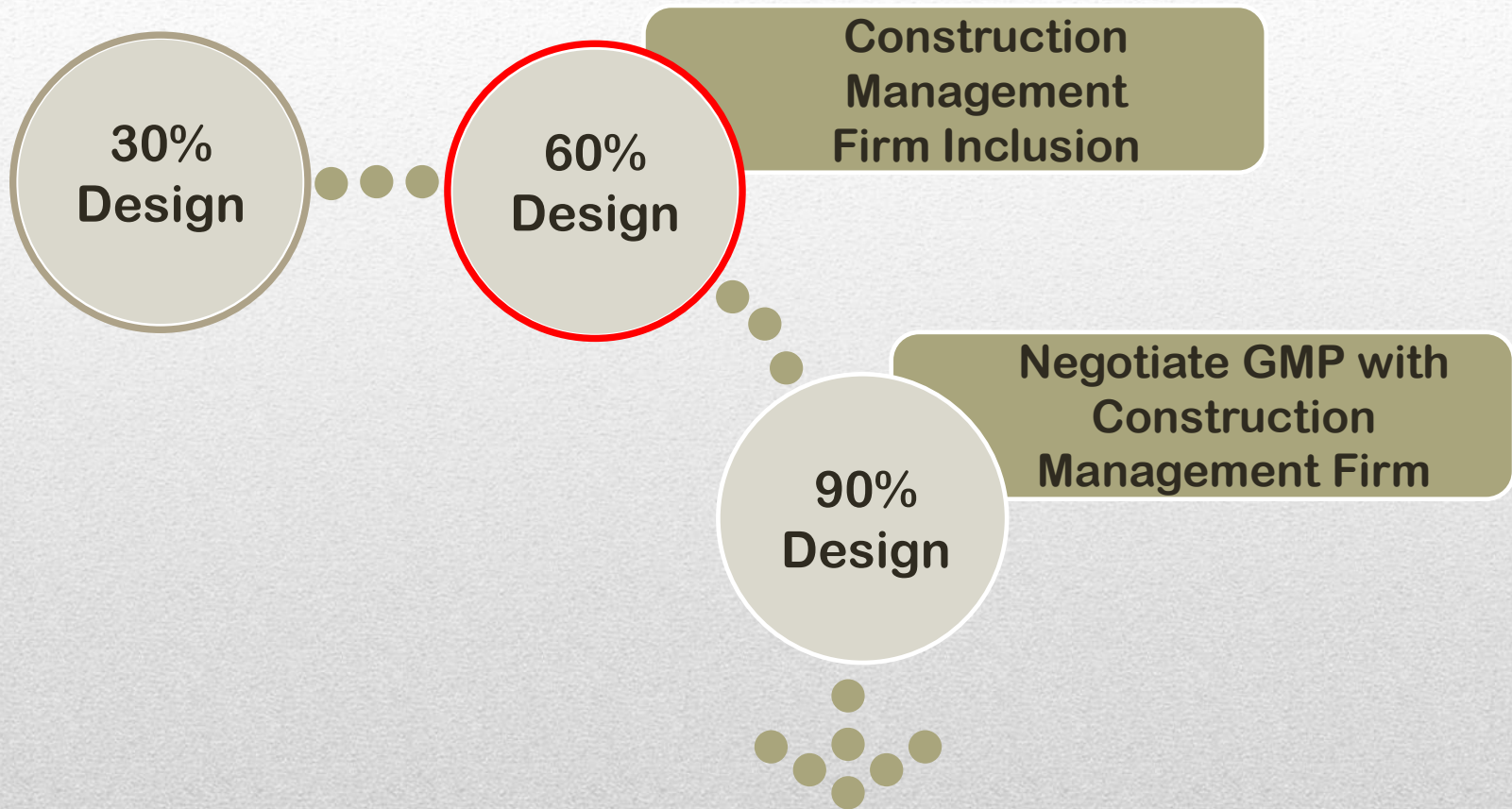




Depot Park

Construction Management Firm Selection

From Design...



To Construction

CRA options for procuring Professional Services:

1. Continuing Services Contracts

- RFQ issued by the City's Purchasing Department
- Projects < \$2 M
- Multiple firms are selected (5 currently)
- Typically a 3-year contract
- Allows for agility

2. Project Specific Solicitation

- RFQ issued by the City's Purchasing Department
- Projects > \$2 M
- Qualifications – based selection (governed by F.S. 287005)
- Firms are ranked; Top ranked firm is awarded contract
- Fees negotiated after selection is approved by CRA Board & City Commission



Depot Park Spending Plan:

Construction of Phase I = \$4.6 M

(*\$3.1 M available now)

- Includes the following park elements
 - Grading & drainage
 - Park infrastructure
 - Entry features
 - Paths & Depot Trail
 - Lawns & Gardens
 - Picnic Pavilion
 - Water's Edge Promenade
 - Children's Play Area
 - Park Restroom
 - Site furnishings
- Includes contingency for contamination
- Includes park equipment start-up fund

***Phase I Park plans to utilize portion of 2015 Bond funds**



Construction Management Services for Depot Park

- April 29, 2014: City Purchasing Department issued RFQ for Construction Management Services for Multi-phase Construction at Depot Park
- May 13, 2014: City Purchasing Department hosted a non-mandatory pre-proposal conference
- May 28, 2014: Proposals due to City Purchasing Department
- June 5, 2014: Evaluation Committee meeting with City Purchasing Department to develop a shortlist for Oral Interviews
- June 19, 2014: City Purchasing Department hosted Oral Interviews and Selection Committee ranked participating firms



Firm Rankings for Construction Management Services for Depot Park Construction:

1. Oelrich Construction
2. Wharton Smith
3. Scherer Construction
4. Charles Perry

* The Selection Committee ranked Oelrich Construction No. 1 as the most responsive and responsible vendor



Evaluation Criteria for Firm Rankings:

1. A minimum of 5 years of experience as a construction manager
2. Experience with 3 projects similar in size, type, and complexity
3. Experience in cost estimating during pre-construction
4. Experience in cost control during construction
5. Experience in project tracking
6. Experience in project reporting
7. Experience with complex environmental site management



Next Steps:

- **Today:** Approve Recommendation (pending)
- **August 7, 2014:** Present this item to the City Commission for approval
- **Future CRA Board Meeting (TBD):** Present the negotiated GMP for Depot Park Phase I Construction for approval



Recommendation:

- 1.) Approve the award to Oelrich Construction for construction management at Depot Park;
- 2.) Authorize CRA staff to move forward with submitting award to the City Commission for final approval; and
- 3.) Upon City Commission approval of Oelrich Construction authorize the Executive Director, on behalf of the CRA, to negotiate and execute a joint Agreement with the City, CRA and Oelrich Construction, subject to approval for form and legality by the City Attorney.