



## Legislation Text

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**File #: 110198., Version: 0**

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### **Approval of Consultant Rankings - RFP # PLAN - 110050-FB Land Development Code Update (B)**

**This item is a request for the City Commission to approve consultant rankings for RFP # PLAN - 110050-FB regarding the Land Development Code Update.**

On May 2, 2011, the City of Gainesville Purchasing Division issued a Request for Proposals (RFP) for consultant services associated with an update of the City of Gainesville Land Development Code.

On May 12, 2011, a mandatory pre-proposal conference was held to review the RFP. Five (5) proposals were submitted on the May 26, 2011 due date. A review Committee made up of Planning and Development Services staff reviewed and evaluated the written component of the proposals and the five submitting firms were invited to provide an oral presentation regarding their response to the RFP and firm credentials on June 29 and June 30, 2011.

The top three firms as determined by the review Committee utilizing the City's established evaluation system are as follows:

- 1) LittleJohn Engineering Associates
- 2) Planning Works, LLC
- 3) AECOM

Staff will be approaching the update to the Land Development Code by stressing a final deliverable that offers transparency, predictability and consistency in form and process as it relates to development and development review. In order to achieve this outcome, staff will be stressing the following:

- a form based approach to development that is appropriate to certain areas of the City;
- clarity built into the Code regarding linkages between the Land Development Code and Comprehensive Plan in order to address any outstanding inconsistencies;
- a review of regulatory tools that are inefficient or potentially outdated such as Special Area Plans and SIC codes;
- providing for a Code that is easier to navigate and transparent to the end user; and
- review of current administrative procedures to ensure that they are in sync with development objectives.

Staff will be stressing an inclusive process not only with the public at large and the development community but internally with all areas of the City that are impacted by, and play a role in, the development review process (Public Works, CRA, GRU, City Attorney's Office, Parks and Recreation, etc.).

Finally, it is anticipated that the Land Development Code Update process will entail an effort lasting approximately eighteen (18) months.

Funding associated with these consultant services was approved by the City Commission during the FY 2011 budget discussions in the amount of \$200,000. The bid award amount is \$187,645.

The City Commission: 1) authorize the City Manager or designee and City Attorney to initiate contract negotiations with the number one ranked firm, Little John Engineering Associates for consultant services associated with the Land Development Code update. Staff shall clarify the Scope of Services to: a) direct the Consultant regarding those areas of the City subject to application of a form based code through provision of a map; (b) identify and direct the Consultant to those areas of the City that are conducive to elimination of special area plans through Code amendments; and, (c) direct the Consultant regarding those existing sections of the Land Development Code with which Code amendments must be integrated (i.e. the Public Works Design Manual, the Landscape

Ordinance, Gainesville Regional Utility Infrastructure Design Standards, Subdivisions); 2) direct the City Manager and City Attorney to review the contract documents and other necessary documents with the City Commission prior to contract execution; and, 3) if negotiations are unsuccessful with the number one ranked firm, return to the City Commission for further direction.