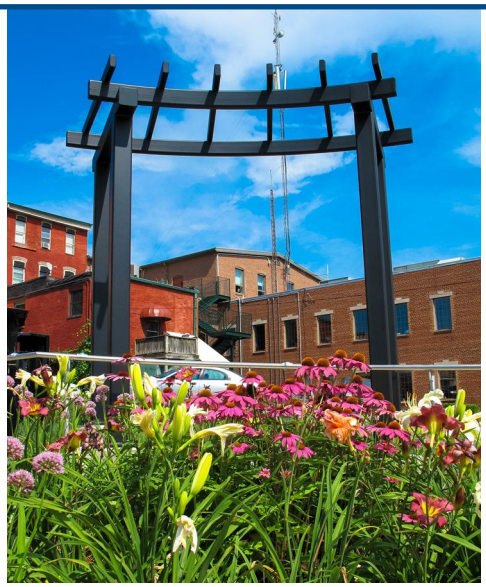


Request for Proposal for
Normandy Oaks & Central Park
Landscape Architectural, Engineering & Construction Services
RFP-SBP-RO-17-034:

City of Royal Oak

May 10, 2017

P12595

FLEIS&VANDENBRINK
DESIGN. BUILD. OPERATE.

FLEIS&VANDENBRINK
DESIGN. BUILD. OPERATE.

May 10, 2017

Jeff McCormick
Purchasing Agent
City of Royal Oak
211 S. Williams
Royal Oak, MI 48067

RE: Request for Proposal Normandy Oaks & Central Park Landscape Architectural, Engineering & Construction Services RFP-SBP-RO-17-034

Dear Mr. McCormick:

The City of Royal Oak has narrowed down its list of consultants to provide landscape architectural, engineering and construction services for the creation of world-class outdoor recreation destinations at Normandy Oaks and Central Park. Fleis & VandenBrink (F&V) is elated to be among your short-listed consultants.

F&V understands that first impressions are important, and the goal in each park would be to create a memorable experience for the visitors of Central and Normandy Oaks Parks. Making each park visually pleasing and a positive experience will create an inspiring sense of community for residents and visitors from Southeast Michigan and beyond.

In past conversations with you, we have begun a dialogue on what "world-class" means to you and your community. Early in our 4-step process, we will continue to explore the elements that will bring that experience to Royal Oak. With our team's collective talents of designing premier park and recreational facilities, and your participation, we will strive together to elevate your expectations on what is possible to a whole new level.

As you're aware from our qualifications, F&V has vast experience with creating world-class parks throughout the state. We are experienced with the process of engaging and involving the public. Our project team of **Landscape Architects, Architects, Civil Engineers, Traffic Engineers** and **Surveyors** has developed a proven 4-step design process which provides creative yet practical solutions that no one discipline could provide on its own. With all these disciplines under one roof, we provide seamless and concise communication which leads to timely decision-making necessary for creative projects which meet milestones, desired time frames and budgets.

Our team works with a **construction manager and design/build philosophy**. We view our construction division as an invaluable resource that provides design input, constructability review and quality assurance from the earliest stages of the project through construction. This allows us to fast-track a project while maintaining overall quality. This is demonstrated by our track record of delivering projects within 1% between as-bid and final construction (less owner requested changes).

We look forward to partnering with you and making your community the best it can be by creating two world-class facilities. Please contact us with any questions or comments.

Sincerely,

Michael J. Labadie, PE
Principal-in-Charge

Rick W. Stout, LEED AP BD+C
Landscape Architect

27725 Stansbury Boulevard, Suite 150
Farmington Hills, MI 48334
P: 248.536.0080
F: 248.536.0079
www.fveng.com

CITY OF ROYAL OAK, MICHIGAN
REQUEST FOR PROPOSAL
NORMANDY OAKS AND CENTRAL PARK LANDSCAPE ARCHITECTURAL, ENGINEERING AND CONSTRUCTION SERVICES
RFP-SBP-RO-17-034

TO: FINANCE DEPARTMENT, CITY OF ROYAL OAK, MI

The undersigned hereby offers to furnish to the City of Royal Oak all materials and/or services at the prices quoted in conformance with the city's specifications described herein:

The firm certifies that this proposal is in complete compliance with all specifications except as specifically listed on the following lines (use additional sheet if necessary):

_____

_____

_____

_____

PROPOSAL FIRM FOR: 90 (LENGTH OF TIME-90 DAYS MINIMUM)

LEGAL IDENTIFICATION

NAME OF COMPANY: Fleis & VandenBrink

COMPANY ADDRESS: 27725 Stansbury Blvd, Suite 150

Farmington Hills, MI 49334

PHONE NO.: 248.536.0080 FAX NO.: 248.536.0079 EMAIL: mlabadie@fveng.com

PROPOSAL PREPARED BY: Michael Labadie, PE (Typed Name of Individual) Principal-in-Charge (Title)

AUTHORIZED SIGNATURE: _____

DATE SUBMITTED: _____

TABLE OF CONTENTS

SUMMARY STATEMENT

A community's quality of life is interdependent on the spaces it creates such as parks and public places. They need to be fun, flexible, vibrant, dynamic and universally accessible to everyone regardless of their ability.

It's great to see the City of Royal Oak create unique, functional and engaging places for their residents to gather, learn and play. By planning and developing the 40-acre Normandy Oaks Park and the 2.6-acre Central Park, the City will be creating diverse, passive and active recreation choices that satisfy the needs of its 57,000 residents and countless visitors, while maintaining the overall goal to offer the residents and visitors of Royal Oak a totally unique and world class experience at both parks.

The challenge for each park will be to define the best choice and arrangement of different elements in relation to each other to offer synergy between uses. Care will be taken to advise and plan adequate and appropriate space for suitable, desired program elements in spaces that are available in each of the respective parks.

We understand that these two sites will create unique park experiences and offer different amenities. Also, since the projects are on different timelines, the scope of services are different.

NORMANDY OAKS

The 40-acre Normandy Oaks will offer an active recreation component. Since this project is slated for construction in 2018, the scope of services will take the project from the design development phase through detailed construction document preparation and bidding. This work will include public meetings, information gathering, topographical survey, soils investigation, master planning, phasing, cost estimates and preparation of detailed construction documents for bidding. A detailed scope of services is provided in the Approach section for Normandy Oaks.

Figure 1 – Normandy Oaks Aerial

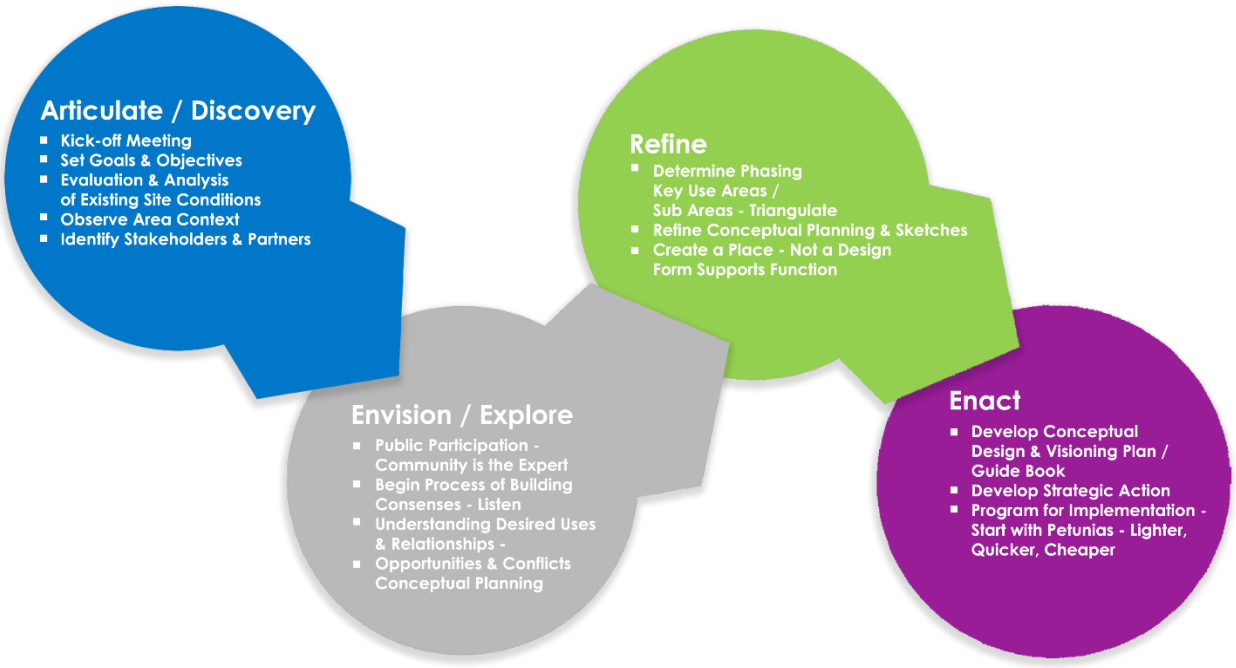
CENTRAL PARK

Central Park is currently identified as a 2.6-acre space which will create an urban park setting in the heart of Downtown Royal Oak. There is much opportunity on this site to create a passive space for social interaction, as well as tying into surrounding streetscapes, hardscapes and urban amenities. The scope of this project will be to take this project through completion of the public engagement stage and develop a completed conceptual design of the site.

Figure 2 - Central Park Aerial

PROJECT APPROACH & SCHEDULE – NORMANDY OAKS

To meet the goals of developing vibrant, sustainable and dynamic public spaces, F&V follows our own 4-step project approach – **Articulate/Discovery; Envision/Explore; Refine; Enact**.



ARTICULATE: PROJECT KICK-OFF, BASE MAP PREPARATION & SITE ASSESSMENT

Team and public input early in the process is crucial prior to the beginning of the design. The first step in this process will be holding a project kick-off meeting and walking tour of the site with members of the Royal Oak Team. Any plan developed for Normandy Oaks must interface with adjacent properties and land uses. The interactions and connections are key to understand as we collectively go forward.

This meeting serves three very special purposes:

- Introduces the Design Team to the Royal Oak Project Team and public participants.
- Allows participants to share issues and concerns with the design team and others.
- Aids in developing solutions which adequately addres the community's needs as well as the needs outlined in the RFP.

We will meet with the Royal Oak Project Team to:

- Review data, past studies, reports and any existing plans and develop a base map of existing conditions, including topography, wetlands, soils, existing vegetation and erosion/drainage issues.
- Identify potential neighborhood connections and barrier-free accessibility.
- Evaluate opportunities to incorporate principles of sustainable practices and energy efficient design.

This will lead to preliminary discussions with the City of Royal Oak Community Development that consists of Building, Engineering and Planning divisions.

The dialogue and information gathered from the kick-off meeting and walking tour will aid in the formulation of a set of guiding principles for the project including overall goals and objectives. This public input will be useful in further defining priorities and develop consensus for the improvements. A simple summary will be provided and include questions pertaining to the following:

- Identifying specific concerns for the project area.
- Identifying existing natural features, primarily existing vegetation, especially those earmarked for preservation.

- Identifying potential recreational uses and park elements that impact a design. Programming needs for recreational uses such as athletic fields, associated restroom buildings, parking, play areas, pavilions, pathways, basketball courts, pickleball courts, frisbee golf and other associated uses needs to be defined early in the process. This is especially critical in large event planning such as full-scale tournament play for athletic fields.
- Gauging importance of connections to the existing adjacent land uses and interface with the adjacent neighborhoods such as the adjacent 10+ acre multi-family residential area planned as part of the original Normandy Oaks Site Redevelopment and Elks Park.
- Incorporating new technologies in areas of storm water pre-treatment and stabilization.
- Identifying utility infrastructure improvement needs and effect on the design.
- Identifying project budgets established with Royal Oak Project Team priorities for project before proceeding.
- Identifying existing traffic patterns and network. We will evaluate the connectivity to and potential impacts on the existing road network including Normandy Road, Delemere Boulevard, Nakota Road, Woodland Avenue, Rosewood Avenue and Massoit Road as well as any interface with Elks Park.

F&V will prepare any topographical data and soil borings necessary (7-8 anticipated) for site within the project area. We may defer borings until a schematic design is formulated to ensure borings are taken at critical locations, such as potential building locations and parking areas. We will also engage a certified arborist to evaluate the condition of the existing trees within the project area, if requested by the Royal Oak Team. A separate line item has been included in our fee schedule in the event this service is required.

ENVISION: WORK SESSION, INVENTORY & ANALYSIS

Data gathered from the “Articulation” phase will be shared at a visioning session, which will include the Royal Oak Project Team and any stakeholders they deem appropriate. These may include City Staff, Planning Commission, City Council, residents and neighborhood representatives. The goal is to define and prioritize preferences for project scope, passive or active recreational uses, character features, plan attributes, design details and use relationships.

With this input from community members, we will begin the process of building a consensus for the project. Every project is unique based on the site and the adjacent land uses it has to interface with. Our approach will follow a process known as Context Sensitive Solutions (CSS) that balances the competing needs of many stakeholders, internal factors and external factors starting in the earliest stages of project development.

Context Sensitive Solutions (CSS) is based on the following common set of principles:

- Balancing safety, mobility, community and environmental goals.
- Involving the public and stakeholders early and continuously.
- Using an interdisciplinary team tailored to project needs.
- Addressing all modes of travel and potential uses.
- Applying flexibility in design standards and guidelines.
- Designing form supported by design function.
- Incorporating aesthetics that are durable and sustainable.
- Identifying low impact design techniques that meet the Royal Oaks goals for greatly reducing storm water discharge with zero discharge being the ultimate goal while balancing the needs for evaluating life-cycles for project elements and maintenance needs. These solutions need to take into actual site conditions, be practical and achievable and not just be an academic exercise.

It is our intent to develop preliminary bubble diagrams for the various desired activity zones that begin the process of meeting the stakeholder needs as well as promote additional dialogue. Our outreach approach is defined in detail in the Community Outreach portion of our proposal. This includes Community Workshops and use of MindMixer, which is a web-based platform to share thoughts and ideas.

Refine: Schematic Design and Preliminary Cost Projections

With priorities and preferences defined in the "Envision" phase, design solutions will be developed based on feedback from the design charrette. The concept plan development will be supported by illustrations, sketches and graphic images to further define the nature of infrastructure and landscape features. Particular attention will be paid to elements which promote universal access and sustainability. Cost projections will be provided and will be presented at the second visioning session to further refine the final recommendations. Schematic Design will focus on the entire Normandy Oaks property with emphasis on identifying a phased approach to meet the available economic resources of the community assuming grant funding will be pursed. Master planning and phasing the site will also be used to plan and budget utilities and spaces to avoid redoing work in future phases.

We will assist the Royal Oak Project Team in sharing information (see Public Outreach) with the respective stakeholders during this Refinement phase. We will complete the following tasks:

- Attend coordination / review meeting with the Royal Oak Project Team to review the developed schematic plan.
- Focus on universal access and safety. The primary goal will be to a logistical and intuitive free flow of movement with the ultimate goal of creating an arrival experience from the adjacent road network.
- Incorporate parking and non-motorized circulation.
- Provide access, educational and stewardship opportunities.
- Review material options for various materials such as synthetic turf versus natural grass.
- Prepare preliminary cost estimates and conceptual plan.
- Perform soil borings at key locations of design elements.

Enact: Construction Documents & Administration

Based on the input of the work sessions, bubble designs, schematic designs and approval of 50% project budgets, we will develop detailed plans and specifications for construction of the project. These documents will include final plans, technical specifications, and cost estimates for all project design elements. The final plans will take into consideration methods for low impact development practices, long-term operations and maintenance, safety and overall functionality all with one eye focused on the community's goals and objectives. The construction documents will focus a first phase with an anticipated construction value of $3 million.

Final Plans will include:

- Athletic field layout and playground(s).
- Pavilions, restroom and maintenance buildings associated with park use.
- Site civil layout parking, drive and fields as well as associated grading and utility plans with emphasis on storm water control.
- Landscape plans and details.
- LED site lighting for parking areas.
- Associated specifications for each of the above.
- Process and submit required site plan approval, permit applications, transmittals, notices, administrative forms and other related items to the approving agencies associated with the final plans and administer the same through the review and approval process.
- Address all plan review comments received from the city departments, approving agencies and other reviews.
- Make plan revisions and resubmissions as may be reasonably necessary.
- Submit final design plans to required utility companies and coordinate with them regarding final requirements for construction.
- Provide services for tracking and expediting the permit and approval phase of the project.
- Final Cost Estimate prior to bidding.

F&V will be part of pre-bid construction meetings and bid analysis. No material testing or contractor staking beyond the described below are provided in our scope of services. These will be incorporated as allowances in a bid document package.

F&V will provide construction administration and on-site services throughout the duration of construction which shall include, but not be limited to:

- Submittal and shop drawing review.
- RFI review and response.
- Change order research and development.
- Construction progress meeting attendance.
- On-site construction representative 20 weeks at an average of 24 hours per week.

Our in-house design/build firm, F&V Construction (FVC), adds another unique element to the design and construction process by giving our design team access to construction management professionals under our roof as we move through the earliest stages of the design process. Whether it be part-time or full-time construction, material testing, grant reporting or material certification, F&V has you covered.

SCHEDULE

Phase / Task	Schedule
Articulate: Project Kick-Off, Base Map Preparation & Site Assessment	June 2017
Envision: Work Sessions, Inventory & Analysis	July – August 2017
Refine: Schematic Design & Preliminary Cost Projections	August-September 2017
Enact: Construction Documents & Administration	September 2017 – Spring 2018 Construction Spring/Summer/Fall of 2018

ALTERNATIVE CONSTRUCTION DELIVERY – CONSTRUCTION MANAGEMENT (CM) APPROACH

F&V's sister company F&V Construction (FVC) provides construction services from project inception through turn-key delivery. As such, F&V can offer an alternative construction delivery through the design/build process.

FVC's approach to construction management is to be a designer-led firm. FVC provides a single-source responsibility for your project from the beginning. Being single-source means the owner has a single point-of-contact, thereby enhancing communication and collaboration throughout the entire project. Since the professional design team is in-house, we can easily resolve problems or issues without effecting the schedule or budget.

When one firm handles it all, the owner can spend more time focusing on their normal daily activities. As the final construction documents are 90% complete, we would be happy to meet with the City and discuss this approach in greater detail.

Our staff is experienced in leading your project into realization, with expertise in:

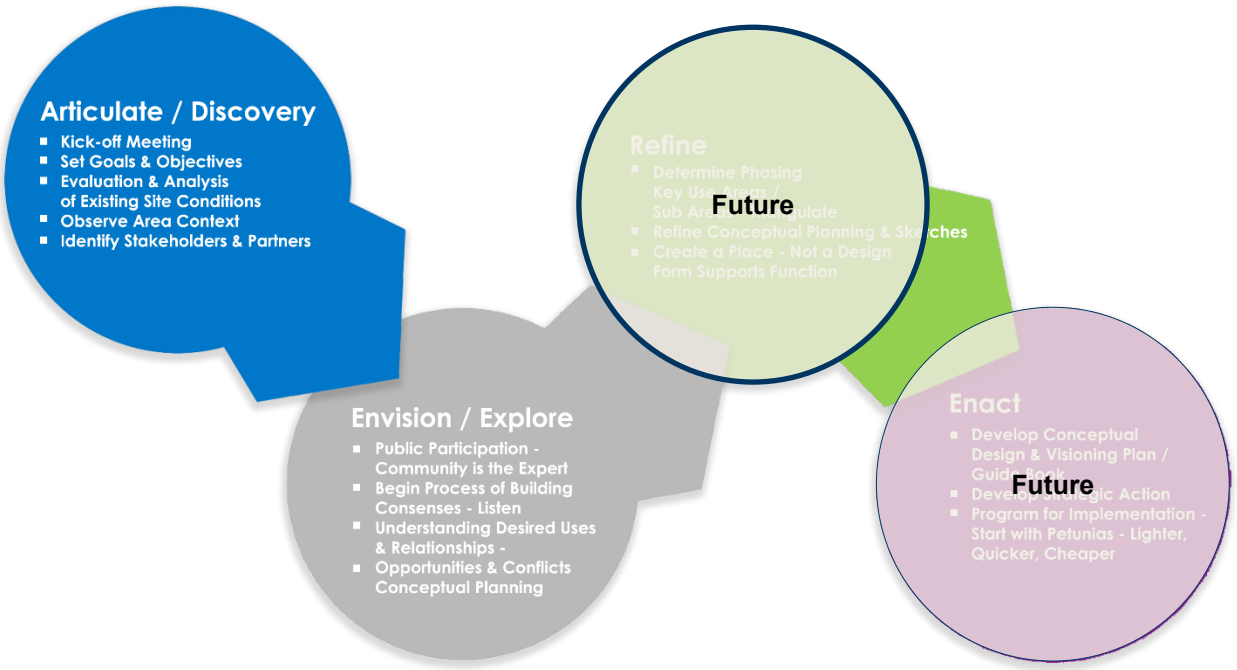
- Construction Management
- Design / Build
- Financing / Budgeting
- Turnkey Construction
- Value Engineering

PROJECT APPROACH & SCHEDULE – CENTRAL PARK

To meet the goal of developing vibrant and dynamic public spaces, F&V follows the "Project for Public Spaces" (PPS) guidelines as the basis for our own 4-step project approach – **Articulate/Discovery; Envision/Explore; Refine; Enact**. The key elements from PPS are:

1. **THE COMMUNITY IS THE EXPERT -** The starting point in developing a concept for any public space is to pick out the needs, aspirations, talents and assets within the City and foster a sense of control from the earliest stages of the project's evolving.
2. **CREATE A PLACE, NOT A DESIGN -** A design will not be enough if it doesn't allow for vibrant and pleasing, interactive uses and experiences that make people welcome and comfortable. The goal is to create a strong sense of place.
3. **YOU CAN'T DO IT ALONE -** Identifying partners in the City is key at the earliest stages since they are invaluable in providing support and getting a project off the ground. We work with partners and stakeholders to refine and implement their revision.
4. **PEOPLE WILL SAY "IT CAN'T BE DONE" -** Creating good public spaces is often encounters obstacles, because no one in either the public or private sectors has the job or responsibility to "create places." Starting with small-scale community-nurturing improvements can show the importance of "places" and help to overcome obstacles.
5. **YOU CAN SEE A LOT JUST BY OBSERVING -** By looking at how people are using (or not using) other public spaces in and around Southeast Michigan and other parts of the country and world, we know what people like and don't like about them.
6. **HAVE A VISION -** The vision has been drawn up but needs to be refined to meet the needs of the City. The space is adequate, appealing and suitably flexible to accommodate all future recreation, exhibits, events and attractions in a safe, appealing manner.
7. **FORM SUPPORTS FUNCTION -** With input from the community and potential partners, the understanding of how other spaces function, the experience, and overcoming the obstacles and naysayers provides the concept for the space that is needed to accomplish the future vision for the gathering place.
8. **TRIANGULATE -** The choice and arrangement of different elements in relation to each other can offer synergy between uses. Care will be taken to advise and allocate adequate and appropriate space for suitable, desired program elements in limited space that is available.
9. **START WITH THE EASY DO'S: LIGHTER, QUICKER, CHEAPER -** The best spaces experiment with short term improvements that can be tested and refined over time. Elements such as seating, public art, music parks, community gardens, murals and temporary exhibits are examples of improvements that can be accomplished in a short time.
10. **YOU ARE NEVER FINISHED -** Being open to change and having the management flexibility to enact that change is what builds great public places.

We will approach the Central Park project by focusing on the first two steps of our 4-step project approach. Understanding the issues, goals and objectives will be the focus of the first step - **Articulate/Discovery**. Determining what is possible for the Schematic Design phase will start in **Envision/Explore**. Step three **Refine** and Step four **Enact** will be performed as future phases once a final determination in the direction of Central Park is agreed upon as a result of the first two steps and as the City deems appropriate.



ARTICULATE: PROJECT KICK-OFF, BASE MAP PREPARATION & SITE ASSESSMENT

Team and public input early in the process is crucial prior to the beginning of the design. The first step in this process will be holding a project kick-off meeting and walking tour of the site with members of the Royal Oak Team. The master plan interface with the Royal Oak Central Park, adjacent buildings and street network as well as adjacent land uses are key to understand as we collectively go forward.

This meeting serves three very special purposes:

- Introduces the Design Team to the Royal Oak Project Team and public participants.
- Allows participants to share issues and concerns with the design team and others.
- Aids in developing solutions which adequately address the community's needs as well as the needs outlined in the RFP.

We will meet with the Royal Oak Project Team to:

- Review data, past studies, reports and any existing plans and develop a base map of existing conditions, including topography, soils, existing vegetation and erosion/drainage issues.
- Identify potential pedestrian and vehicular connections and barrier-free accessibility.
- Evaluate opportunities to incorporate principles of sustainable practices and energy efficient design. This will lead to preliminary discussions with the City of Royal Oak Community Development that consists of Building, Engineering and Planning divisions.

The dialogue and information gathered from the kick-off meeting and walking tour will aid in the formulation of a set of guiding principles for the project inlcuding overall goals and objectives. This public input will be useful in further defining priorities and develop consensus for the improvements. A simple summary will include questions pertaining to the following:

- Identifying specific concerns for the project area.
- Identifying existing natural features especially one's earmarked for preservation.
- Identifying potential recreational uses and park elements that may impact a design.
- Gauging importance of connections to the existing adjacent land uses and interface with the adjacent urban landscape.
- Evaluating adjacent street network and incorporation of any right-of-way into the project fabric. F&V's traffic analysis will study impacts on the adjacent street network to evaluate that area-wide circulation needs are to be addressed and are in line with any developed Conceptual Plan.
- Incorporating innovative technologies in areas of storm water pre-treatment and stabilization.

- Identifying utility infrastructure improvement needs and effect on the design.
- Identify project budgets established with Royal Oak Project Team priorities for project before proceeding.

ENVISION: WORK SESSIONS, INVENTORY & ANALYSIS

Data gathered from the "Articulation" phase will be shared at the first visioning session, which will include the Royal Oak Project Team and any stakeholders they deem appropriate. These may include City staff, residents, Private Development Investors and neighborhood representatives. The goal is to define and prioritize preferences for project scope, character features, plan attributes, design details and use relationships.

With this input from community members, we will begin the process of building a consensus for the project. Our approach will follow a process known as Context Sensitive Solutions (CSS) that balances the competing needs of many stakeholders starting in the earliest stages of project development.

Context Sensitive Solutions (CSS) is based on the following common set of principles:

- Balancing safety, mobility, community and environmental goals.
- Involving the public and stakeholders early and continuously.
- Using an interdisciplinary team tailored to project needs.
- Addressing all modes of travel and potential uses.
- Applying flexibility in design standards and guidelines.
- Designing form supported by design function.
- Incorporating aesthetics that are durable and sustainable.
- Identifying low impact design techniques that meet the City's goals for greatly reducing storm water discharge with zero discharge being the ultimate goal.

It is our intent to develop preliminary bubble diagrams for the various desired activity zones that begin the process of meeting the stakeholder needs as well as promoting additional dialogue. Our outreach approach is defined in detail in the Public Outreach portion of our proposal. This includes Community Workshops and use of MindMixer, which is a web-based platform to share thoughts and ideas.

With priorities and preferences defined in this "Envision" phase, design solutions will be developed as a result of the public workshops. The concept plan development will be supported by illustrations, sketches and graphic images to further define the nature of infrastructure and landscape features. Particular attention will be paid to elements which promote universal access and sustainability. Cost projections will be provided and will be presented at the second visioning session to further refine the final recommendations. These Schematic Bubble Designs and illustrative sketches will focus on the 2.6 acres between East 3rd Street and East 11 Mile Road.

We will assist the Royal Oak Project Team in conducting a work session with the respective stakeholders during this Refinement phase. We will complete the following tasks:

- Attend coordination / review meeting with the Royal Oak Project Team to review the developed schematic plan.
- Focus on universal access and safety. The primary goal will be to a logistical and intuitive free flow of movement with the ultimate goal of creating an arrival experience in the Central Park and the surrounding area.
- Incorporate on-street parking and non-motorized circulation.
- Explore wayfinding placement.
- Provide access, educational and stewardship opportunities.
- Prepare preliminary cost estimates and conceptual plan.

SCHEDULE

Phase / Task	Schedule
Articulate: Project Kick-Off, Base Map Preparation & Site Assessment	July 2017
Envision: Work Sessions, Inventory & Analysis	July – October 2017

PUBLIC OUTREACH

The key starting point in developing a concept for any public space is to identify the needs, aspirations, talents and assets within the City and foster a sense of ownership from the earliest stages of the project's evolution.

To help facilitate public involvement, we suggest that you form a Steering Committee made up of community citizens, public officials, agencies, organizations, religious/educational institutions and other stakeholders to represent the community's interests and provide critical input and guidance. We are proposing to involve individual property owners, stakeholders, and the general public, in a meaningful way through active listening, in personal interviews, presentations and design workshops. This steering committee will serve to guide the process "through the community waters," ensuring that the process stays true to the community needs and offering course corrections to keep us all on track.

Effective public engagement begins with listening carefully and eliciting responses the public to clarify the concerns behind the question of "what can your project be." While some inquiries from the public may not be relevant to the particular project, in nearly every question, idea, or concern expressed there is a kernel of truth which must be addressed in a transparent and respectful way. By making people part of the process and engaging them in the dialogue, the pathway to buy-in and consensus becomes an achievable goal. Without this buy-in, projects can sometimes be delayed or take longer than anticipated since solid public support is essential toward implementation.

The key at the earliest stages is to convey that we have no pre-conceived ideas for the design and content of the project, but we truly want to tailor the project to the community's wants, needs and desires. This "blank slate" approach is necessary to allow the public to engage and feel that their input matters. We seek to promote an environment where the community input drives the process. We design for the community, not for our own sake as designers.

We are realistic that no project is going to get total unanimous support but our goal is to build a broad base of community support. We will create a process that even those portions of the community that may not agree with 100% of the projects direction, believe that their voices have been heard and their opinions valued. We have worked on a great number of projects which have generated both positive and negative response from a community, and our approach of treating all with respect and without condescension, has been key to our success. There are no wrong answers to the questions we will ask but collectively with the community, we will identify the best answers.

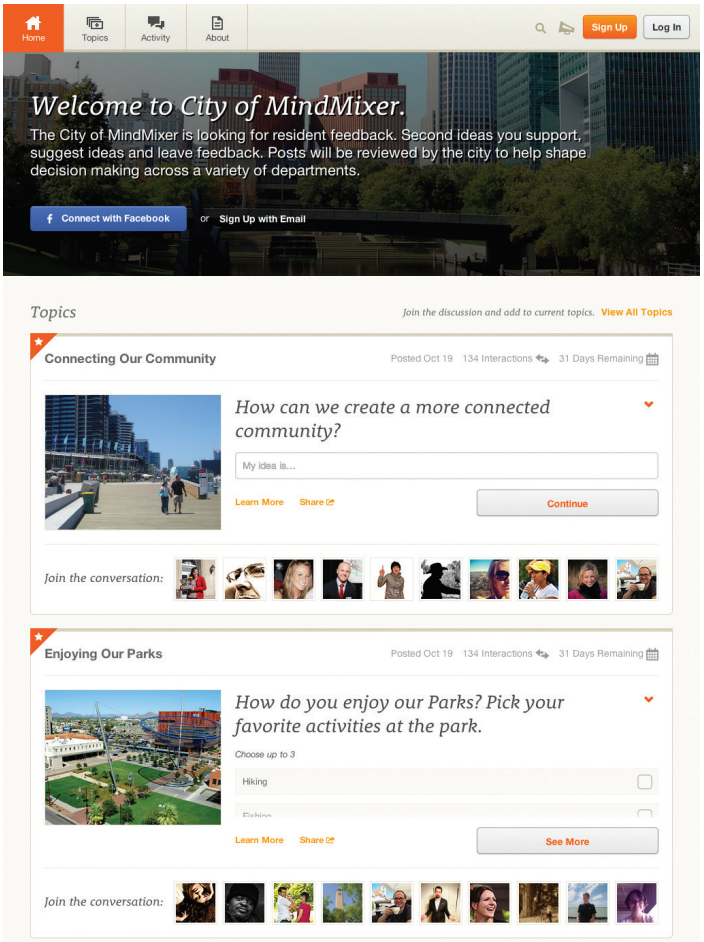
Public engagement must be multifaceted in that both outreach and information must come from various sources. These include:

- Public workshops and design charrettes
- Town Hall meetings
- On-line needs surveys
- Walking tours and visual preference surveys
- One-on-one stakeholder meetings
- Creation of project website, Facebook pages, twitter accounts and other social media outlets
- Partnership with local news media including radio stations and print media
- Direct mailer inserts in community newsletters

- Display of work product at local venues such as library, schools, storefronts or other appropriate community venues
- Placing continually updated materials for viewing at strategic gathering places throughout the City for sustained dialogue and interest promotion

Our team has successfully utilized all of these techniques as somewhat routine procedures. These methodologies are supplemented with oral and graphic response and input techniques for individuals and group participation during the design process for concept development and resolution. Our team would also collaborate with MindMixer, a social media platform built to streamline the dispersal of project information, facilitate community involvement, and sustain engagement and momentum in a project.

> "There are an awful lot of people who care about their community and they don't know how to make their voices heard, so MindMixer is a great way for them to do that."
>
> — *Cynthia Berner Harris, City of Wichita*



Responding to Questions

When comments are received through one of the sources outlined above, the key is responding back to let people know their voices are heard. Their input matters and where appropriate included in the dialogue. How to respond to the less than favorable comments and ideas is important. They must be polite and respectful even in the face of opposing views to the common good. The key in all this public engagement is to share all the information gathered to create a totally transparent environment for all to see. By gathering from the multiple techniques and sources much in the way one peels back the layers of an onion, we will eventually get to the heart of the issues.

> "Alone I can do so little, together we can do so much."
>
> — *Helen Keller*

We will articulate the opportunities, strengths, issues, goals, objectives, by asking questions from members of the community and simply listening... reflecting… asking more questions trying to get a basic understanding of the dynamics at play throughout this phase.

Collectively the techniques above and our process that **Articulates** the issues and needs, **Envisions** and **Explores** what can be, thoroughly **Refines** the thoughts and balances technical and aesthetic alternatives and **Enacts** solutions that carefully consider all aspects of environmental impact, cost, technical accountability, innovation, iconic/attraction significance, economic value and the quality and diversity of the user experience opportunities. All of these elements are thoroughly presented to the community in clear, simple, understandable terms and graphics in a manner that respects their involvement and encourages sustained engagement throughout the design process.

PROJECT BUDGET EXAMPLES

One of F&V's core principles is, "Do what we say we are going to do." Once a scope and fee is decided on for any project that is what we are going to do. The table below shows not only exactly that, but also that we have a track record of being close to spot on with our construction cost estimates.

When it comes to the actual construction, our firm's expansive Quality Assurance/Quality Control (QA/QC) process includes internal plan reviews performed by team members not intimately involved with the design, as well as a constructability review by our in-house general contracting firm. This process allows us to average a less than 1% difference between as-bid and final construction costs, outside of any additional items included after bidding at the owner's request.

Project Name	Original Estimate Cost	Final Cost
Mural Mall & LED Street Lighting Three Rivers	$940,000	$953,800
Alcoa Celebration Square & Splash Pad Muskegon	$300,000	$275,000
YMCA's Camp Copneconic South Center Master Plan & Phase I Site Design Holly Township	$1,500,000	Not constructed
Ada / Cascade Youth Soccer Complex Cascade Township	$2,700,000	Not constructed
Sustainable Park Coldwater	$550,000	$545,000
Third Street Commons Muskegon	$335,000	$305,000
Hart Commons on the Lakefront Hart	$682,600	$540,000
Maxwell Park Rain Garden Design & Sustainable Stormwater Treatment New Castle, IN	$600,000	Not constructed
Thornapple Yacht Club & Pocket Park Grand Rapids	$300,000	Not constructed
Airport Recreation Complex Master Plan Big Rapids	$7,000,00	Not constructed
Downtown Redevelopment Muskegon – Western Avenue	$1,700,000	$1,500,000
Nature Park Saranac	$275,000	$275,000
Demorest Field Belding	$1,000,000	$1,000,000
Upper Macatawa Greenway Non-Motorized Path Ottawa County	$1,670,000	$1,590,000
Topinabee Lakeside Park Mullett Township	$416,000	$475,000
Kelly Lake Park Improvements Burton	$275,000	$273,000
Garland Street Warehouse District Traverse City	$1,500,000	$1,560,000
Harvey Street Woonerf Hudsonville	$842,000	$810,000
Backscapes and Parking Areas Grand Haven	$3,900,000	$3,500,000

PROJECT TEAM

Our team remains the same from the RFI submittal and is provided as a reference.

JENNIFER CHEHAB, PE | PROJECT MANAGER

Our project will be led by Jennifer, who over the course of her 20+ years of design and management of municipal civil engineering experience has led several safety paths and trails to completion. As a recent addition to the F&V team, Jennifer is eager and available to be 100% dedicated to this project. She will serve as your main point-of-contact for the project and lead it to timely completion.

RICK STOUT, LEED AP BD+C | LANDSCAPE ARCHITECT

Rick has 30 years of experience in design development. He has served as landscape architect, providing design on dozens of parks & recreation-related projects, such as 5-year parks & recreation master plans and trails. He frequently works with state and local permitting agencies to meet landscape standards within site's jurisdiction.

He has a background in green / sustainable design and he excels at facilitating an open and non-threatening process to elicit and capture the sentiments of multiple project stakeholders. He seeks out all sides of the issue and then works to build a level of consensus through the project.

KENDALL BECK | QA/QC

Kendall has 20 years of experience as a civil engineer. His experience includes design and project management of site development documents and construction documents for academic, recreation, commercial, industrial, residential, religious, architectural and municipal clients. He will provide quality assurance and control.

JUSTIN ROSE | PROJECT ENGINEER

Justin has over 10 years of experience in civil and municipal engineering. He has experience designing and constructing water main, storm sewer and roadway projects, as well as seawalls and traffic signals. He is very familiar with Congestion Mitigation and Air Quality (CMAQ) and Highway Safety Improvement Program (HSIP) funding and projects. Justin has interacted with both residents and politicians face-to-face to discuss issues concerning projects and programs affecting their community during a project.

HARRY WIERENGA, LLA | FACILITATOR

Harry has 50+ years of experience in the planning, design and construction of numerous complex public and private multi-purpose, pedestrian friendly projects and places. His innovative, yet practical approach has blended existing infrastructure and natural features with educational and functional components, providing the users with stimulating experiences. He excels at facilitating open and non-threatening dialog to elicit and capture sentiments of multiple project stakeholders and special interest groups.

Harry has worked on dozens of project featuring sculptures and art. He also has a unique talent for design refinement and detailing that brings excitement, functionality, accessibility and cost-effective construability from a vision to reality.

MIKE LABADIE, PE | TRAFFIC ENGINEER / PRINCIPAL-IN-CHARGE

Mike has over 35 years of experience in the field of traffic and transportation engineering and serves as the Farmington Hills Office Manager. Mike has directed many traffic engineering projects, including intersection operations studies, corridor studies, citywide traffic studies, signal system studies, roadway design projects, development impact studies, environmental impact statements and traffic safety projects.

JON MOXEY, PE | STRUCTURAL ENGINEER

Jon has his 15+ years of structural engineering experience. He has a range of experience on projects including road and utility design and construction, utility analysis and master planning, bridge inspection, design and construction and streetscape and trail design and construction.

MAX GEORGE, PS | SURVEY GROUP MANAGER AND GIS

Max has over 25 years of surveying experience. His qualifications include management, research, planning, topographic surveys for site design, construction staking surveys. He has served as manager responsible for the planning, design and construction of numerous site improvement projects. His attention to detail and work efficiency has produced high quality construction plans which have reduced potential construction delays and increased construction costs.

DAVE GIBBS, RA | ARCHITECT

Dave has 35+ years of experience in the practice of architecture. Having developed his skills in both the design and technical aspects of architecture, he applies his talent to a wide variety of projects, including mixed-use and public environments, educational (K-12 and universities), retail and healthcare facilities and municipalities. He has worked on projects that inspire the way we live, work and play, including a multi-million dollar renovation of a retail store with interactive features such as animated robotics.

AARON CATLIN | CONSTRUCTION MANAGEMENT GROUP MANAGER

Aaron is the Group Manager for our Architectural, Development and Construction Management Groups. For nearly 40 years, he has been involved in a wide range of projects and has extensive experience assisting communities with state and federally funded projects. He has experience in design, construction management and LEED processes.

STEVE KIMM, CPG | ENVIRONMENTAL ENGINEER

Steve has over 30 years of experience which includes a diverse range of environmental consulting and brownfield redevelopment services. His expertise includes Phase I and II environmental site assessments, Baseline Environmental Assessments, underground storage tank closures, remedial investigations and cleanups, building demolition specification preparation, and demolition management.

Resumes are provided on the following pages.

Experience Summary

Jennifer has over 20 years of municipal experience, specifically in the design and management of municipal utility infrastructure and road projects. Her experience includes project funding acquisition and management from a variety of funding sources, including Local Agency Federal Aid, S2, SRF, CDBG, Transportation Safety, Transportation Alternatives Program, Congestion Mitigation Air Quality, Polling Place Improvements, and infrastructure bonds. Jennifer has also experience in the preparation of engineering plans and specification for sewer, open storm drain, water main, and road reconstruction projects, pathway projects, construction contract administration, and coordination of survey, testing and construction observation services. Having worked directly with over 20 municipal clients, Jennifer has experience making presentations to the public, including municipal council and board meetings and public informational meetings.

Major Areas of Expertise

- Municipal Utilities
- Road projects
- Public Presentations

Project Experience

Trails and Pathways – Troy
Project Engineer responsible for preliminary engineering and route selection of 11 miles of pathway throughout the City of Troy. The project consists of on-street bike lanes, sharrows, and bike paths connecting various City of Troy parks, recreational facilities, and municipal facilities to neighborhoods and ultimately to Big Beaver and the Clinton River Trail. Assisting the City with public informational meetings, pursuing TAP Grant Funding and design for this three-phase project.

14 Mile Road Pedestrian Crossings – Clawson
Assisted the City of Clawson DDA with obtaining Transportation Alternatives Program funding for three mid-block pedestrian refuge islands along 14 Mile Road between Washington and Bellevue. Project Engineer for design of Pedestrian Hybrid Beacon and two Rectangular Rapid Flashing Beacons at the proposed mid-block crossing locations.

Conner Creek Greenway: Warren Extension – Warren, Detroit
Project Engineer responsible for preparation of contract documents and design of on street bike lanes along Van Dyke Avenue from Stephens to Outer Drive, continuing along Outer Drive east with bike route signage to the Conner Creek Trail. The 8 Mile Road and Van Dyke intersection is being upgraded with decorative concrete crosswalks and landscaping in the boulevard east and west of the intersection. The project is a collaborative effort between the City of Warren, the Detroit Eastside Community Collaborative, and the 8 Mile Boulevard Association and is being funded with Transportation Alternatives Program funding.

4th Street Traffic Signals – Royal Oak
Responsible for project management and client contact for design of three traffic signals along 4th Street at Troy Street, Knowles Street and Campbell Road. Traffic signal design was coordinated with the City's streetscape project.

13 Mile Road and Coolidge Traffic Signal – Royal Oak
Performed Local Agency Project Engineer contract administration services for this Highway Safety Improvement Program (HSIP) funded project. The project included the construction of the traffic signal foundations, poles, pedestrian pedestals, ADA ramps, curb and gutter removal and replacement, and controller.

Iron Belle Trail – Brandon Township
Project Engineer responsible for preliminary route assessment and cost estimates for the portion of the Iron Belle Trail through Brandon Township.

JENNIFER CHEHAB, PE
PROJECT MANAGER

Education

Bachelor of Science: Civil Engineering
University of Detroit

Registrations

Registered Engineer
- Michigan (No. 6201043220)

Professional Affiliations

- American Society of Civil Engineers (ASCE)
- South Oakland County Municipal Engineers (SOCME)

Experience Summary

Rick has been involved in the design, preparation of plans and specifications, and construction of site development projects for close to 30 years. He has served as Landscape Designer, Lead Landscape Architect and Project Manager for the study, design and construction of streetscapes, parks trailways, site improvements and residential developments.

Rick has prepared successful grant applications for more than 20 projects involving federal aid. Funding sources include MDOT TEA-21, MEDC CDBG and MDNR MNRTF and LWCF funding programs.

Rick also brings the unique insight from serving five terms as city council member in his community as well as two terms on the zoning board of appeals, two past terms on the zoning board and three terms on the park and recreation advisory board.

Major Areas of Expertise

- MDOT and local agency design and construction of road storm drainage and streetscapes, including the use of decorative concretes.
- MEDC Grant coordination and administration.
- Site landscaping design
- Parks & Recreation

Project Experience

Western Avenue Road Improvements & Roundabout - Muskegon
Landscape Architect for the design Western Avenue, from Third Street to Terrace Street. Western Avenue became the first urban compact roundabout. It was designed artfully and vibrantly to match the City's vision with colorful, outcrops of Chilton limestone. Western Avenue has the soaring stature "Muskegon, Together Rising" in the middle.

Alcoa Celebration Square & Splash Park - Muskegon
Landscape Architect for design engineering services for the Alcoa Celebration Square was designed and built within a challenging 3 month period at the clients request to coincide with Alcoa National Corporate Leaders visit to Muskegon. Square offers a children's fountain, geometric integrally colored concrete blocks for people to sit on and decorative integral colored concrete paving as well as prominently displayed public art that was incorporated into the overall plaza design. The outer perimeter of the square is landscaped with native perennials to reduce water usage as well as the addition of deciduous trees to provide shade for the plaza and reduce the heat island effect. The James Clover "Sculpture with Stars" piece dominates the southern portion of this area.

Mural Mall -Three Rivers
Landscape Architect for design engineering services for the LED street lighting improvements along of 0.3 miles of Main Street in the City of Three Rivers and redevelopment of public gathering space known as the Mural Mall. Aesthetic improvements funded through MEDC will include: LED lights, decorative stamped concrete paving, rain garden, ADA accessible walk through Mural Mall, planter walls, decorative handrail, trash receptacles, metal pergolas, textured skin concrete walks, micro-top decorative concrete, tables, drip irrigation system and perennial plantings.

Hart Commons - Hart
Landscape Architect for the conversion of this one acre lakefront site to a community gathering spot. The accessible park includes a performance area, chess tables, seating shelters, observation deck, capping 12 ground water monitoring wells, concrete retaining walls, decorative concrete paving, decorative arch with sign, amphitheatre style seating, public restrooms, wire cable railing and placing overhead electrical underground to create a site that offers a great view of Hart Lake.

RICK W. STOUT,
LEED AP BD+C
LANDSCAPE ARCHITECT

Education

BS Landscape Architecture
Michigan State University, 1985

Licenses

Landscape Architect
- Michigan (No. 3901001054)
- North Carolina (No. 1561)

CLARB Certified Landscape Architect (Council of Landscape Architectural Registration Boards) 2008

Professional Affiliations

- Member, West Michigan Environmental Action Council
- American Society of Landscape Architects (ASLA)

Certifications/Training

- LEED Certified – New Construction

Experience Summary

Kendall Beck has over 20 years' experience as a civil engineer. He provides design for infrastructures and development & construction documents. Kendall maintains permits and leads the site plan approval process.

Major Areas of Expertise

- Community Workshops & Process Facilitation
- Conceptual Development Plans and Programs
- Consultant Team Management and coordination
- Infrastructure Assessment and Planning
- Land Analysis
- Rezoning, Special Use and Site Plan Approvals
- Street, Drive, Parking and Trail Planning, Design & Construction
- Wetlands and Floodplain Permitting

Project Experience

Gun Lake Casino - Gun Lake Tribe, Bradley
Project Manager for the site design of the Gun Lake Casino. Project consisted layout of site circulation, design of 2,500 parking spaces and coordination of over a dozen site utilities. Coordination included new on-site water and wastewater treatment plants.

National Headquarters - Accident Fund Insurance Company, Lansing
Project Manager for the redevelopment of the Ottawa Street Station by The Christman Company for Accident Fund. The project design was sensitive to the historic nature of the existing building and the surrounding brownfield site while designing the 290,000 square foot of office space, including a 105,000 square foot addition and 900-space parking deck. F&V assisted the design team with site design, permitting and construction. Key tasks included coordinating 10 site utilities, submitting and obtaining MDEQ permits for floodway and 100-year floodplain concerns, hydraulic studies for the Grand River incorporating several bridges and recently constructed projects, and coordination with several City-led projects on adjacent parcels. The project received LEED® Gold Certification.

Spoelhof Fieldhouse Addition - Calvin College, Grand Rapids
Design of Fieldhouse addition, including 175,000 square foot arena, 50 meter pool and indoor track and tennis facility. Tasks include campus master planning, roadway and parking design, layout of recreational facilities and design of campus utilities.

Washington Avenue Streetscape Master Plan - Grand Haven
Prepared the Washington Avenue Streetscape Master Plan and explored the possibilities for the City of Grand Haven's downtown core and addresses the infrastructure and streetscape improvement needs for a five block area along Washington Avenue. The Master Plan serves to blend public and private utility needs with the enhancement efforts for the downtown core, incorporating recently completed public and private projects. The Master Plan explores safer streets (including curb bump-outs and narrower crossings for pedestrians), uniform streetscape amenities (including lighting, signalization, benches, way-finding signage), calm pedestrian spaces, connectivity to businesses and community parks, and improved utilities (including sanitary, storm, water main, snowmelt system). The Master Plan identifies projected project costs, maps out potential Construction Schedules, and identifies potential funding sources. The projected cost for improvements identified under the Master Plan is $4.5 - $6 million.

Newaygo Medical Care Facility - Fremont
Design of new long-term care wing and independent living facility. Tasks include site layout, site grading, drive permit, design of private utility connections including storm sewer, water supply and sanitary sewer. Project included design of reflecting pond and site walking trails.

KENDALL BECK, PE

QA/QC

ASSOCIATE

Education

BS Civil Engineering, Calvin College, 1995

Registrations

Professional Engineer

- Michigan (No. 6201046846)

Certifications/Training

- Troxler Certified Nuclear Density Gauge Operator
- Certified Storm Water Operator for Construction Sites
- Certified Aggregate Technician (MDOT)
- Certified Bituminous Technician – Level I and II (MDOT)

Experience Summary

Justin has over 10 years of experience in civil and municipal engineering. He has experience designing and constructing water main, storm sewer and roadway projects, as well as seawalls and traffic signals. Justin has interacted with both residents and politicians face-to-face to discuss issues concerning projects and programs affecting their community during a project. He is very familiar with Congestion Mitigation and Air Quality (CMAQ) and Highway Safety Improvement Program (HSIP) funding and projects.

Justin was part of the design team for one of the first countywide wireless broadband communication signal systems, eventually connecting over 200 HD CCTV cameras, 700 traffic signals and countless other devices to traffic operations center

Major Areas of Expertise

- Civil and municipal engineering design
- Asset management and capital improvement planning
- Construction management and administration
- Ground-level traffic signal engineering

Project Experience

Elza Street Water Main and Pavement Replacement – Warren
Project Engineer responsible for the design, preparation of contract documents, bidding and construction management for the reconstruction of 300' of water main, 1,200' of city street and numerous storm utility improvements in the City of Warren.

4th Street Traffic Signals – Royal Oak
Responsible for the design and preparation of special provisions of three mast arm traffic signals along 4th Street at Troy Street, Knowles Street and Campbell Road. Traffic signal design was coordinated with the City's streetscape project.

13 Mile Road and Coolidge Traffic Signal – Royal Oak
Responsible for the construction inspection and field design for the modernization of the traffic signal, funded through the Highway Safety Improvement Program (HSIP). The project included the construction of the traffic signal foundations, poles, pedestrian pedestals, ADA ramps, curb and gutter removal and replacement and the installation of a new signal cabinet.

Blossom Heath Park Seawall and Boat Ramp Improvements – St Clair Shores
Responsible for the preliminary engineering, design and permit application process for the replacement of the seawall along the Blossom Heath Park marina and pier, as well as repaving the parking areas and drives. Designed the removal of an unusable beach and conversion to green space and the installation of a new boat ramp. This was part of a larger master plan to completely renovate and modernize the park facilities.

Woodward Avenue Alleyway Design – Pleasant Ridge
Responsible for the design and preparation of specifications and construction documents of an alleyway pavement and storm system reconstruction behind Woodward Avenue frontage. Due to a lack of slope and constraint of space due to the surrounding buildings, pervious concrete pavement was used for a portion of the project.

Congestion Mitigation and Air Quality Grant Applications – Macomb County
Responsible for the application for and acquisition of more than $10 million dollars in 100% federally funded traffic signal modernization and optimization projects on corridors throughout Macomb County.

JUSTIN ROSE
CIVIL ENGINEER

Education

Bachelor of Science: Civil Engineering, Wayne State University

Certifications/Training

- PACP, MACP and LACP trained
- MicroStation and AutoCAD
- Synchro and SimTraffic
- GIS and PYTHON
- Confined Space certified
- Two-year CISCO Networking training

Experience Summary

Harry has gained extensive experience for the past 50 years as a Landscape Architect and Land Planner. He has been instrumental in the successful completion of a wide range of municipal and private projects. These included various-sized parks, waterfront developments, downtown planning and development, mixed-use office parks, residential developments, major retail and shopping centers, adventure golf and family recreation centers, hunting resorts, zoo exhibits and youth camps.

His professional services have included: green/sustainable design, land analysis; conceptual development plans and programs; consultant team management and coordination; infrastructure assessment and planning; rezoning, special use and site plan approvals; community land use planning; street, drive, parking and trail planning, design and construction; community workshops and process facilitation; grant applications and administration, wetlands and floodplain permitting.

Major Areas of Expertise

- Community Land Use Planning
- Community Parks and Recreation Planning
- Master Development Planning
- Preparation and submission of a Grant Applications
- Development of intermodal transit centers
- Waterfront/Resort Development
- Marina Master Planning
- Pre-Development Study and Due Diligence
- Site Plan Review
- Project Planning Design & Construction
- Facilitation of visioning, analysis and planning meetings
- Green/sustainable design

Project Experience

Western Avenue Road Improvements & Roundabout - Muskegon
Lead Designer for the design Western Avenue, from Third Street to Terrace Street. Western Avenue became the first urban compact roundabout. It was designed artfully and vibrantly to match the City's vision with colorful, outcrops of Chilton limestone. Western Avenue has the soaring stature "Muskegon, Together Rising" in the middle.

Alcoa Celebration Square & Splash Park - Muskegon
Lead designer and Client Contact for conceptual design phase and design engineering services for the Alcoa Celebration Square was designed and built within a challenging 3 month period at the clients request to coincide with Alcoa National Corporate Leaders visit to Muskegon in late June of 2011. Square offers a children's fountain, geometric integrally colored concrete blocks for people to sit on and decorative integral colored concrete paving as well as prominently displayed public art that was incorporated into the overall plaza design. The outer perimeter of the square is landscaped with native perennials to reduce water usage as well as the addition of deciduous trees to provide shade for the plaza and reduce the heat island effect.

Third Street Commons - Muskegon
Project Manager for this project that included decorative concrete paving, a performance stage and the Chamber Square Rain Garden as part of the functioning urban gathering space. The rain garden is situated between the end of a 38,000 SF three-story office building and the 6,000 square paved portion of the plaza that contains benches and raised performance stage. The rain garden was conceived as a landscape feature separating the ground level office windows from the active plaza space.

HARRY WIERENGA, LLA
FACILITATOR

Education

BS Landscape Architecture,
Michigan State University, 1963

Licenses:

Landscape Architect
- MI (No. 3901000735)

Professional Affiliations

- MI Association of Landscape Architects, Past Vice President

Public Speaking

- Visiting Lecturer, Grand Rapids Junior College and Muskegon Community College
- Visiting Lecturer, Landscape Design School – Federated Garden Clubs of MI, Inc.
- Lorman Education Services,
- Seminar Faculty, Grand Rapids, MI

Experience Summary

Michael has over 35 years of experience in the field of Transportation Engineering. Michael has directed many traffic and transportation engineering projects, including intersection operations studies, corridor studies, citywide traffic studies, signal system studies, roadway design projects, development impact studies, environmental impact statements, and traffic safety projects.

Michael has served as Transportation Engineering Manager responsible for all traffic engineering and transportation planning work, including planning, design, and implementation of traffic operation improvements for communities and private developments. Michael has provided professional transportation engineering services for projects such as the Comerica Park and Ford Field master plans, redesign of the Detroit Renaissance Center, conceptual plans for the city casinos, and traffic management for the Michigan International Speedway.

Additionally, he served as Rural District Transportation Engineer for the Road Commission for Oakland County and Adjunct Faculty in the Construction Engineering Department at Lawrence Technological University. Michael has completed a variety of transportation and parking engineering projects in and for numerous Michigan communities, including the City of Detroit, City of Birmingham and Bloomfield Township.

Major Areas of Expertise

- Complex Intersection Capacity and Operations
- Corridor & Downtown Street Planning
- Public Approval Processes
- Large Event Traffic Management
- Shared Parking Studies
- Traffic Impact Studies
- Transportation & Community Connections
- Transportation Engineering & Planning

Project Experience

North Old Woodward Corridor Improvements – Birmingham
Project Manager responsible for leading team through conceptual plan design and traffic engineering for 1,400 feet of reconstruction along North Old Woodward Avenue. Improvements included: upgraded roadway design, ADA ramps, added left turn lanes, landscape medians and bulb outlets, pedestrian facilities and traffic channelization.

Little River Casino TIS – Analytical Environmental Services, Muskegon
Project Manager for a Traffic Impact Study (TIS) for a proposed Casino and hotel. Four different development alternatives were evaluated. The study scope included evaluation of 34 study intersections, seven study roadway segments, as well as freeway operations along I-96 and US-31.

Clarkston-Dix Retail Development Traffic Impact Assessment – Independence Township
Project Manager for the Traffic Impact Assessment (TIA) for a proposed Clarkston-Dix plaza retail development center. TIA was needed to address operations and safety concerns of a proposed left-turn lane for southbound traffic. TIA reviewed 2-hour intersection turning movement counts during a typical weekday (Tuesday-Thursday) from 7:00 – 9:00 AM & Saturday from 11:00 AM – 1:00 PM.

MICHAEL LABADIE, PE

TRAFFIC ENGINEER
PRINCIPAL-IN-CHARGE

Education

MS Civil Engineering
Wayne State University, 1978

BS Civil Engineering
Wayne State University, 1975

Registrations

Registered Engineer
- Michigan (No. 6201026598)
- Indiana (No. 11600237)

Professional Affiliations

- Institute of Transportation Engineers

Certifications / Trainings

- National Highway Institute FHWA Road Safety Audits

Experience Summary

With over 15 years of experience, Jon has been involved in a wide variety of projects including the design of roads, bridges, wastewater collection systems, drainage systems, water distribution systems, parking facilities, streetscapes and trails. He is an NHI-certified bridge inspector and has 10 years of experience in bridge inspection, scoping, design and construction engineering. He has also been involved in dam inspection and analysis and construction engineering on a number of civil construction projects. He has worked on a number of municipal utility studies and capital improvements planning projects.

Jon has been involved in the structural design of wastewater treatment facilities, public facilities and other miscellaneous structures as well as various structural inspections and evaluations. He is also the primary contact with our firm for Engineer of Record assignments in the City of Potterville, the Villages of Sand Lake and Constantine and Boston Township.

Major Areas of Expertise

- Structural design of miscellaneous building structures.
- Qualified Team Leader for bridge Inspection and scoping.
- Project Manager and Project Engineer for MDOT funded road and bridge projects.
- Project Manager for design and construction engineering of municipal projects including road, bridge, water main, sanitary sewer, storm sewer, streetscape and trail projects.
- Federal and State Grant application assistance, preparation and administration for municipal infrastructure projects.
- Water and wastewater feasibility studies and user charge systems.
- Analysis of existing water, sanitary sewer and storm water systems.
- Capital improvements planning.
- Structural design of municipal and commercial facilities.
- Plan review for commercial development.

Certifications/Training

- 2010 / INDOT Qualified Team Leader
- 2009 / FHWA-NHI 130078 / Fracture Critical Inspection Techniques for Steel Bridges
- 2008 / FHWA-NHI 130053 / Bridge Inspection Refresher Training
- 2007 / NHI 135047 / Stream Stability & Scour at Highway Bridges
- 2006 / MDEQ Soil Erosion
- 2005 / NHI 130055 / Safety Inspection of In-Service Bridges
- 2002 / MDOT Density Certified
- 2002 / MDOT Bituminous Paving Certified
- 2002 / ACI/MCA Concrete Testing
- 2001 / Troxler Certified

Project Experience

Baldwin Street Bridge over the Muskegon River – Big Rapids
Structural Engineer for the design and construction engineering services to replace the existing five-span structure with a new three-span spread concrete box beam bridge. The bridge was also realigned to improve visibility of approaches. Other improvements included sidewalks, bike lanes, street lighting, and steel railings.

Oval Beach Parking Lot Improvements - Saugatuck
Project Manager for the design engineering and construction engineering services for improvements to Oval Beach Parking Lot. Improvements included crushing, shaping and repaving the entire lot, expanding the park entrance, and increasing the parking space. The project came in 9% under budget.

JON MOXEY, PE
STRUCTURAL ENGINEER
ASSOCIATE

Education

MBA Business Administration
Cornerstone University, 2007

MS Structural Engineering
University of Michigan, 2001

BS Civil Engineering
Calvin College, 1999

Registrations

Professional Engineer
- Michigan (No. 6201051462)
- Indiana (No. PE11011621)

Professional Affiliations

- American Society of Civil Engineers
- American Concrete Institute

Experience Summary

Max leads our survey group and provides assistance with project management, research, planning, drafting and fieldwork. He is an expert in a wide range of survey projects and surveying methods. These include remonumentation of public land corners; ALTA surveys; boundary and topographic surveys for site and road design; land division including plats, PUDS, condominiums and related exhibit documents; construction staking; FEMA elevation certificates and letters of map amendment; ground penetrating radar, 3D scanning and hydrographic surveys.

Major Areas of Expertise

- 3D scanning
- ALTA, Boundary, GIS and Topographic Surveys
- Construction Layout
- Define the boundaries of floodplain elements, including the floodway, floodplain and right/left banks, using coordinate geometry methods
- Description and Easement Preparation
- Hydrographic Surveys
- FEMA Floodplain change requests (LOMA, Elevation Certificates)
- Planning, coordination and supervision of several survey crews.
- Structure Surveys & site monitoring

Project Experience

Kalamazoo Riverbank Stabilization – Allegan
Survey Group Manager for the survey work related to the stabilization of a 70-foot-high bluff that was nearly vertical and abutted the Kalamazoo River. Survey work included utilizing a 3D scanner to show readings at near flood-stage of the river. This project won Eminent Conceptor (1st Place) in the American Council of Engineering Companies' (ACEC) annual contest in the survey category in 2014.

Muskegon River Habitat Survey – West Michigan Shoreline Regional Development Commission (WMSRDC)
Survey Group Manager involved in surveying (topographic, hydrographic and boundary) and mapping over 50 acres of fish and wildlife habitat and wetlands. The deliverable for this project was an autoCAD format (.DWG) map that included the 3D model of the site.

Mercy Health Survey – Mercy Health Partners, Muskegon
Survey Group Manager overseeing surveying services for design purposes on a $271 million, 267-bed medical center after Mercy Health Systems decided to consolidate three in-patient medical facilities into one acute care facility. The surveys – ALTA, boundary, topographic and base flood elevations – covered a larger area including the existing hospital's site, adjacent building sites and wetland areas. Building and tree heights were also surveyed as part of the design for helicopter approach areas.

LBBTOI Mackinaw City Casino – Anthony Esson, Mackinaw City
Survey group Manager overseeing the survey services for the site and civil/schematic design for the full buildout of casino, buildings, infrastructure, parking, landscaping and full service campground. We developed design construction and permit drawings based on owner-approved final site plan and budget limits. Plans were developed to simplify the phasing during construction and allow for future phases as budgets are developed, and everything was worked in coordination with Architect and tribal leaders.

Sand Creek Drainage Study - Ottawa County (with CARDNO JF New)
This nine mile long project consists of mapping the existing creek, including the thalweg, bankful, ordinary high watermark locations in addition to bottom of channel conditions and silt depths. The final deliverable is a set of cross sections with an overall longitudinal profile. While this project is ongoing, the biggest challenge is working through the dense undergrowth to meet project deadlines.

MAX GEORGE, PS, CFM
SURVEY GROUP MANAGER
ASSOCIATE

Education

AAS Civil Engineering Technology
Michigan Technological University

BS Land Surveying
Michigan Technological University, 1989

US Army Engineering Officers Course, 1989

US Army Mapping, Charting & Geodesy Officers Course, 1994

Registrations

Professional Surveyor
- Michigan (No. 4001053443)
- Indiana (No. LS20900166)

Professional Affiliations

- Michigan Society of Professional Surveyors, Vice President SW Michigan Chapter
- Indiana Society of Professional Surveyors
- Member of MSPS Board of Directors

Certifications/Training

- Certified Floodplain Manager
- MSPS Charter Representative to MSPS

Experience Summary

With over 35 years of experience in the architectural field, David brings a wealth of related knowledge to this project. He has been involved in a broad range of building types with the majority of his experience being with K-12 educational (including Grand Rapids Public Schools), universities (Grand Valley State University and Calvin College) and health care projects (Spectrum Health, including both Reed City and Big Rapids Hospitals). Both of these types of projects involve state agency review and complying with owner's design standards. During the first few years and occasionally during his career, he has worked on the design of single and multi-family homes. As one of two principals of an architectural firm, he managed the design and documentation of the projects, including coordination of engineering consultants.

Major Areas of Expertise

- Programming and Schematic Design for:
  - Education (K-12 and University)
  - Health Care
  - Mixed-Use
  - Public
  - Residential

Project Experience

Duck Lake State Park Building Reroof – Duck Lake / Muskegon State Park Department of Natural Resources, Muskegon
Project Architect for the architectural design services for the installation of a wood-framed sloped roof above the existing flat roof of the 1,200 SF maintenance building.

Otisville Garage Salt Storage Building – Genesee County Road Commission
Project Architect for architectural and engineering services of a 7,000 SF salt storage building. Work included 18'-6" high concrete walls, wood trusses, steel roof and lean-to. Building met the Michigan Building Code, Michigan Mechanical Code, National Electrical Code and MDOT 2012 Standard Specifications for Construction.

Grand Haven Business Renovation Center – Terry & Rene, Belding
Project Architect for the renovation and code compliance

Wastewater System Design – Kinross Township
Architect for the design of an anaerobic digestion treatment facility and associated electrical building to house the electrical, instrumentation and process control equipment. The project involved a complex building position between two circular digestion tanks.

Village Hall Building – Suttons Bay
Architect providing design development (including site design and schematic design) and construction documents for a new 3,000 SF village hall and full basement. The wood-framed facility replicates the craftsman style prevalent in the village.

Dial- A- Ride Garage – Hillsale
Project Architect for a new $578K, 8,433 SF bus garage facility that includes off-site storage.

Township Hall Office Expansion – Paw Paw
Project Architect for a $725K; 2700 SF meeting hall addition with renovations to the existing building.

Portland Power and Light Office Expansion and New Garage – Portland
Project Architect for additions to the existing office building and the construction of their new service garage.

DAVID GIBBS, RA
ARCHITECT

Education

Masters of Architecture, University of Michigan, 1984

Bachelor of Science, Architecture, University of Michigan, 1982

Experience Summary

Aaron Catlin has nearly 40 years of design experience for site development, buildings, landscape, public infrastructures and construction administration. His knowledge of local and State agency approval processes concerning site plan development lead him to become the manager of our land development group.

Aaron's vast career has also given him experience in construction inspection and surveying, as well as Engineer of Record.

Major Areas of Expertise

- Architectural Planning.
- Construction Management and Administration.
- Parks and Recreation.
- Public and Private Site Development.
- Transportation Infrastructure.
- Wastewater Collection & Water Supply.

Project Experience

LBBTOI Mackinaw City Casino – Anthony Esson, Mackinaw City
Development Group Manager responsible for overseeing the survey, site and civil/schematic design for the full buildout of casino, buildings, infrastructure, parking, landscaping and full service campground. We developed design construction and permit drawings based on owner-approved final site plan and budget limits. Plans were developed to simplify the phasing during construction and allow for future phases as budgets are developed, and everything was worked in coordination with Architect and tribal leaders.

Kelly Lake Park Improvements – Burton
Development Group Manager responsible for overseeing preparation of a successful MNDR-TF grant application and design and construction engineering services for a boardwalk. The wooden, 375 foot ADA accessible and universal access boardwalk is designed with an overlook/pier on the lake side and intermitted lowered handrails for the enjoyment of visitors of all ages and abilities. Also assisted with the permit application for a joint MDEQ permit to place the boardwalk's timber piles within the lake and wetland. Site design utilized low impact and best management practices of local and state agencies. Other improvements included placement of an HMA pathway from the parking lot to the boardwalk.

Shoreline Restoration – Marysville
F&V performed topographic survey and coordinated vegetative survey with Cardno/JFNew, as well as conducted a geotechnical survey to assess the existing soils and assess their respective stability both landward and riverward of the existing seawall, facilitate meetings with stakeholders to discuss the design alternatives, coordinate with Cardno/JFNew on bioengineering solutions and habitat restoration measures and focus on the structural and civil engineering components that together provided a multi-use pathway with passive and active amenities that will encourage public use. The project was awarded the "2014 James L. Bliskey Quality of Life Project of the Year" award by the Southeast Michigan Branch of the American Society of Civil Engineers.

Waterfall Shoppes Regional Shopping Center - Grand Rapids
Provided QA/QC for design engineering and site planning for the re-development of a 115 acre planned unit development. The development includes Costco Wholesale Warehouse, Target, two restaurant pads and additional retail space with total parking count of approximately 2,600 total spaces. Work included wetland permitting and site layout and design of approximately 400,000 SF of retail. Site improvements included wetland investigation, relocation of a county drain, public utility extensions, paving, grading, and drainage and storm water management for the entire development.

AARON D. CATLIN
CONSTRUCTION MANAGEMENT GROUP MANAGER
ASSOCIATE

Education

Aquinas College

Professional Affiliations

- Construction Management Association of America

Certifications/Training

- Architectural Archway Association, Michigan State University
- Design Build Conference, University of Illinois

Experience Summary

Steve has over 30 years of experience in a diverse range of environmental consulting and Brownfield redevelopment services. He is involved in a wide variety of projects including: Phase I and II environmental site assessments; Baseline Environmental Assessments; underground storage tank closures in accordance with Part 211 of Michigan's Environmental Regulations; remedial investigations and cleanups under Part 213 and Part 201; Oil and Gas site development, investigation and cleanup; and building demolition specification preparation and demolition management.

Steve has specialized experience in assisting local units of government and private developers in the assessment and redevelopment of complex industrial and Brownfield properties. The types of projects include abandoned paper mills, automobile manufacturing plants, pharmaceutical manufacturing facilities and regional convention centers. The projects have involved compliance with numerous State and Federal environmental regulations including: Part 201/213, NESHAPS, CERCLA/Superfund, RCRA, and TSCA. Many of these projects have been conducted under strict confidentiality and have involved working closely with a team of attorneys, regulators, governmental officials and the development community.

Major Areas of Expertise

- Demolition Management
- Brownfield Redevelopment
- Environmental Due Diligence
- Litigation Support
- Hydrogeological Studies
- Remedial Investigations

Project Experience

Demolition Management

Hanchett Manufacturing, Big Rapids
Currently assisting the City in the demolition of an industrial manufacturing facility to allow for road expansion and prepare the 5 acre site for future redevelopment. Services include: conducting a hazardous materials survey, demolition and asbestos abatement bid specification preparation, asbestos abatement supervision, demolition management and supervision, engineering, surveying and reporting.

Persipides Auto, Kalamazoo
Assisted the City of Kalamazoo in the demolition of a former automobile repair facility. Project Manager in charge of completion of hazardous materials surveys, demolition specifications, demolition management, reporting, and surveying. We also conducted environmental due diligence (Phase I ESA, Phase II ESA, BEA and a Due Care Plan) to support the acquisition of the property as well as a redevelopment assessment to determine if the buildings could be reused.

Brownfield Development/Environmental Due Diligence

Arcadia Ales, City of Kalamazoo
Conducted environmental investigations and remediation activities of a former electrical power generating plant, supervising the removal of the buried debris and unsuitable materials to allow construction of a brewery.

Virtue Cider, Fennville
Conducted environmental due diligence including: Phase I ESA, Phase II ESA, BEA and Due Care Plan for a new cider manufacturing facility. Additional services including site planning and surveying were provided to the client.

Steven M. Kimm, CPG

Senior Project Manager

Associate

Education:

MS: Earth Science, Western Michigan University, 1994

BS: Geology, Western Michigan University, 1980

Registrations:

- Professional Geologist (No. 10062)

Professional Affiliations:

- American Institute of Professional Geologists
- Michigan Oil & Gas Association
- Michigan Food processors Association
- National Brownfield Association

Certifications/Training:

- Certified Professional Geologist, American Institute of Professional Geologists
- MDEQ Certified Underground Storage Tank Professional
- OSHA 40-Hour Certification for Hazardous Waste Site Operation
- OSHA 8-Hour HAZWOPER Site Supervisor Certification
- ASTM Remediation by Natural Attenuation Training
- ASTM Risk-Based Corrective Action at Petroleum Release Sites

CITY OF ROYAL OAK, MICHIGAN
REQUEST FOR PROPOSAL
NORMANDY OAKS AND CENTRAL PARK LANDSCAPE ARCHITECTURAL, ENGINEERING AND CONSTRUCTION SERVICES
RFP-SBP-RO-17-034

Cost proposals shall include all anticipated costs for services including, but not limited to external costs (customer surveys, external research, travel, etc.), and shall include a not to exceed fee total for the proposed NORMANDY OAKS LANDSCAPE ARCHITECTURAL, ENGINEERING AND CONSTRUCTION SERVICES.

Please attach a detailed itemization of all costs for services in the scope of work and deliverables.

NOT TO EXCEED FEE TOTAL
FOR NORMANDY OAKS AND CENTRAL PARK LANDSCAPE ARCHITECTURAL, ENGINEERING AND CONSTRUCTION SERVICES:

NORMANDY $ 268,700

CENTRAL PARK $ 39,900

See attached for detailed task, hour, and cost breakdowns, as well as percentage of construction cost by phase. Separate spreadsheets are included for each project. We have also included our hourly billing rate table.

If any additional services are proposed by your company, please outline these and their costs as separate from those services originally requested.

ADDITIONAL PROPOSED SERVICES:

NORMANDY:	Fee for additional public workshops (1 included in above fee)	$1000 / meeting
	Fee for Tree Survey (by arborist), if requested	$6,100
CENTRAL PARK:	Fee for additional public workshops (1 included in above fee)	$1000 / meeting

Normandy Oaks - Landscape Architectural Services

P12595 05/04/17 RWS

Role:	LA	Proj Man	Proj Eng	Proj Arch	Traffic Eng	CAD Tech.	Structural	Enviornmental	Admin Asst	Survey	QA/QC	Expenses
Person Assigned:	Rick S	Jenn C	Justin R	Dave G	Mike L	Karl P	Jon M	Steve K	TBD	Kevin C & Crew	Kendall B	
Billing Rate per Hour:	$128	$162	$104	$129	$179	$85	$144	$160	$60	$150	$144	
Articulation												
Kick-off Meeting	4	4	4	4					2			$50
Data Collection & Meetings w/ RO Team	20	4	12	20	10	4			8	4		$100
Topograhical Survey	1		4			24				80		$1,500
Soil Borings			1									$4,800
Total Hours	25	8	21	24	10	28	0	0	10	84	0	
Labor Services	$3,200	$1,296	$2,184	$3,096	$1,790	$2,380	$0	$0	$600	$12,600	$0	
Total Labor Services	$27,187											
Expenses plus 10%	$7,095											
Total Articulate Fee	**$34,282**											

Role:	LA	Proj Man	Proj Eng	Proj Arch	Traffic Eng	CAD Tech.	Structural	Enviornmental	Admin Asst	Survey	QA/QC	Expenses
Person Assigned:	Rick S	Jenn C	Justin R	Dave G	Mike L	Karl P	Jon M	Steve K	TBD	Kevin C & Crew	Kendall B	
Billing Rate per Hour:	$128	$162	$104	$129	$179	$85	$144	$160	$60	$150	$144	
Envision												
Meetings with RO Staff	18	6	12	8					1			$50
Workshops w/ Public	4	4			4				2			$100
Sustainable Solutions Evaluation	18	4	14	8					8			
Bubble Diagram Design	40	8	12	20					6		4	
30% Cost Projections	4	1	3						2		1	
Total Hours	84	23	41	36	4	0	0	0	19	0	5	
Labor Services	$10,752	$3,726	$4,264	$4,644	$716	$0	$0	$0	$1,140	$0	$720	
Total Labor Services	$25,984											
Expenses plus 10%	$165											
Total Envision Fee	**$26,149**											

Role:	LA	Proj Man	Proj Eng	Proj Arch	Traffic Eng	CAD Tech.	Structural	Enviornmental	Admin Asst	Survey	QA/QC	Expenses
Person Assigned:	Rick S	Jenn C	Justin R	Dave G	Mike L	Karl P	Jon M	Steve K	TBD	Kevin C & Crew	Kendall B	
Billing Rate per Hour:	$128	$162	$101	$129	$179	$85	$144	$160	$60	$150	$144	
Refine												
Meetings with RO Staff	16	4	12	16					1			$100
Schematic Design	140	20	60	80		100	30	8			6	$100
50% Cost Projections	4	1	3	4					2		1	$50
Total Hours	140	25	60	100	0	100	30	8	3	0	7	
Labor Services	$17,920	$4,050	$6,060	$12,900	$0	$8,500	$4,320	$1,280	$180	$0	$1,008	
Total Labor Services	$56,217											
Expenses plus 10%	$275											
Total Refine Fee	**$56,492**											

Role:	LA	Proj Man	Proj Eng	Proj Arch	Traffic Eng	CAD Tech.	Structural	Enviornmental	Admin Asst	Inspector	QA/QC	Expenses
Person Assigned:	Rick S	Jenn C	Justin R	Dave G	Mike L	Karl P	Jon M	Steve K	TBD	Kevin C & Crew	Kendall B	
Billing Rate per Hour:	$128	$162	$101	$129	$179	$85	$144	$160	$60	$95	$144	
Enact												

Meetings with RO Staff	30	10	20	20					1			$200
Final Design Plans & Specs	100	20	40	90		100	30	4	8		6	$800
Permits	8	8	16	20					12		1	
90% Cost Projections	4	1	3	4					2		1	
Construction Adminstration - Office	60	20	70	60					60		8	$600
Field Supervision (20 weeks @24 hrs per week)										480		$8,000
Progress Meetings (Bi-weekly for 16 weeks)	24	6	18	12					12			
Total Hours	226	65	167	206	0	100	30	4	95	480	16	
Labor Services	$28,928	$10,530	$16,867	$26,574	$0	$8,500	$4,320	$640	$5,700	$45,600	$2,304	
Total Labor Services	$150,034											
Expenses plus 10%	$1,760											
Total Enact Fee	**$151,794**											

Fee Summary:	**Fee**	**Expenses**	**Subtotal**	**% of Construction**
Articulate	**$27,187**	**$7,095**	**$34,282**	1.14%
Envision	**$25,984**	**$165**	**$26,149**	0.87%
Refine	**$56,217**	**$275**	**$56,492**	1.88%
Enact	**$150,034**	**$1,760**	**$151,794**	5.06%
Total Fee	**$259,422**	**$9,295**	**$268,717**	**8.96%**

Estimated Construction Cost	**$3,000,000**

Central Park - Landscape Architectural Services

P12595 05/04/17 RWS

Role:	LA	Proj Man	Proj Eng	Traffic Eng	CAD Tech.	Admin Asst	Structural	Survey	QA/QC	Expenses
Person Assigned:	Rick S	Jenn C	Justin R	Mike L	Karl P	TBD	Jon M	Max G & Crew	Kendall B	
Billing Rate per Hour:	$128	$162	$104	$179	$85	$60	$144	$150	$144	
Articulation										
Kick-off Meeting	4	4	4	4		2				$50
Data Collection & Meetings w/ RO Team	20	2	10	12	4	8				
Topograhical Survey										
Soil Borings										
Total Hours	24	6	14	16	4	10	0	0	0	
Labor Services	$3,072	$972	$1,456	$2,864	$340	$600	$0	$0	$0	
Total Labor Services	$9,345									
Expenses plus 10%	$55									
Total Articulate Fee	**$9,400**									

Role:	LA	Proj Man	Proj Eng	Traffic Eng	CAD Tech.	Admin Asst	Structural	Survey	QA/QC	Expenses
Person Assigned:	Rick S	Jenn C	Justin R	Mike L	Karl P	TBD	Jon M	Max G & Crew	Kendall B	
Billing Rate per Hour:	$128	$162	$104	$179	$85	$60	$144	$150	$144	
Envision										
Meetings with RO Staff	18	6	6	3		1				$50
Public Outreach - Mindmixer										$6,000
Workshops w/ Public	4	4				2				$100
Sustainable Solutions Evaluation	22	2	18	8		8	4			
Bubble Diagram Design	40	4	16	4		6			4	
30% Cost Projections	4	1	4			2			1	
Total Hours	88	17	44	15	0	19	4	0	5	
Labor Services	$11,264	$2,754	$4,576	$2,685	$0	$1,140	$576	$0	$720	
Total Labor Services	$23,737									
Expenses plus 10%	$6,765									
Total Envision Fee	**$30,502**									

Fee Summary:	Fee	Expenses	Subtotal	% of Construction
Articulate	**$9,345**	**$55**	**$9,400**	0.16%
Envision	**$23,737**	**$6,765**	**$30,502**	0.51%
Total Fee	**$33,082**	**$6,820**	**$39,902**	**0.67%**
Estimated Construction Cost	**$6,000,000**			

PROFESSIONAL FEES & CONSTRUCTION ESTIMATE

As projects are identified and selected for funding, we propose to provide appropriate project scopes and budgets using the following rates:

Classification	Rate
Sr. Project Manager, Sr. Planner, Principal-In-Charge	$162 - $197
Project Manager, Sr. Engineer, Sr. Architect, Sr. Geologist	$130 - $162
Project Engineer, Professional Surveyor, Sr. Landscape Architect, Architect	$115 - $141
Engineer, Engineer EIT, Geologist, Landscape Architect, Sr. Technician	$86 - $114
Survey Crew Chief, Sr. CAD Technician	$86 - $114
Technician, CAD Technician, Survey Technician	$69 - $100
Project Assistant, Field Assistant	$58 - $86

Rates are typically adjusted annually in April.

Classification	Rate
Survey & Construction Observation Equipment	
Survey Total Station	$30 per day
Leica Global Positioning System (GPS)	$300 per day
Robotic Survey System	$175 per day
Troxler (Nuclear Density)	$60 per day
Concrete Testing	$35 per day
Vehicles	
Trucks (light duty) Construction Observation / Survey	$15 per day + $0.54 per mile $20 per day + $0.54 per mile
Trucks (4x4) Construction Observation / Survey	$25 per day + $0.62 per mile
Autos & Vans	$10 per day + $0.54 per mile

We will be happy to provide you with budgets on individual tasks as they arise to assist you with your planning processes. We will utilize a mix of younger and more experienced staff to provide you with the lowest effective billing rate to efficiently and professionally accomplish your projects.

REFERENCES

PARKS

CITY OF THREE RIVERS
Joe Bippus, City Manager
P: 269.273.1075 x103
E: jbippus@threeriversmi.org

MUSKEGON COUNTY COMMUNITY FOUNDATION
Chris McGuigan, President
P: 231. 722.4538
E: cmcguigan@cffmc.org

COLDWATER TOWNSHIP
Russell Siler, Office Manager
P: 517.279.9388
E: russellsiler@coldwatertownship.com

CITY OF HART
Stan Rickard, Manager
P: 231.873.2488
E: srickard@ci.hart.mi.us

OTTAWA COUNTY
Curt TerHaar, Coordinator of Park Planning & Development
P: 616.738.4656
E: cterhaar@miottawa.org

CITY OF BURTON
Paula Zelnko, Mayor
P: 810.743.1500
E: p.zelenko@burtonmi.gov

ENGINEERING

CITY OF CLAWSON
Harry Drinkwine, Director of Engineering Services
P: 248.288.3222
E: hdrinkwine@cityofclawson.com

CITY OF WARREN
Jim VanHavermaat, City Engineer
P: 586.759.9300
E: jvanhavermaat@cityofwarren.org