



August 30, 2021

City of Coconut Creek
 Attn: Mr. Brian Rosen
 4800 West Copans Road
 Coconut Creek, Florida 33063

Re: Coconut Creek Lakeside Park Improvements

Dear Mr. Rosen:

As requested, we are pleased to offer the following fee proposal to provide Architectural Design Services for the above referenced project.

SCOPE

We will provide design services for the improvements to Lakeside Park, located at 5555 Regency Lakes Boulevard, Coconut Creek, FL 33073.

The selected firm shall develop a conceptual design in addition to two to three alternative designs, followed by a staff meeting and a public input meeting. The firm shall also provide all associated services necessary to bring the project to a successful completion including but not limited to:

- Park design including but not limited to site planning and design; zoning; building programming; plans and elevations; renderings; written specifications; construction cost estimating; and preparation of signed and sealed construction documents.
 - The Schematic Design phase portion of this project was combined with Design Development phase in order to achieve a reduced fee. This limits our ability to provide multiple alternative architectural design styles. Our firm will provide two alternative design styles for review and have included one revision to one of the designs based on staff and public input. Any additional design changes that exceed revisions mentioned above will be billed hourly per rates stated below.
- All necessary civil, electrical, mechanical, plumbing, structural and architectural design.
- Landscape architecture including all landscaping and irrigation.
- Permitting services as required by South Florida Water Management District, Broward County Health Department, Broward County Environmental Protection Department, Florida Department of Environmental Protection, the City of Coconut Creek and any other agencies having jurisdiction including but not limited to, completion of permit applications/forms, addressing comments, and updating plans and specifications as necessary.
- Process the request to remove the NVAL from the survey in the area of the proposed food truck lane.
- Bid Services to include review of bid package, addressing requests for information, and issuing addenda as necessary.
- Attendance at meetings to include but not limited to, Planning and Zoning Board, Parks

CPZ ARCHITECTS, INC.

4316 WEST BROWARD BOULEVARD, PLANTATION, FLORIDA 33317
 200 N. EL MAR DRIVE, SUITE 200, JENSEN BEACH, FLORIDA 34957
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and Recreation Board, City Commission meetings/workshops, and public outreach meetings as necessary.

- Construction administration for the entire duration of the construction phase to include conducting biweekly construction meetings including preparation of meeting agendas and minutes; review, response to and/or approval of requests for information, payment requests, and change order requests; make corrections and adjustments to plans and specifications as necessary; provide civil, mechanical, and structural inspections; review of required product/material submittals, and construction schedules and critical paths; prepare final punch list; review of final as-built drawings. ***For the purpose of this proposal, construction time is estimated at 6 months.***

The new/existing park includes:

- Parking for approximately 50 vehicles and all required support systems and facilities
- Eight (8) foot paved multi-purpose ADA and AAB-compliant walkways with LED lighting. Dog waste stations throughout. (Tie this new parcel walkway to the existing walkway in Lakeside Park)
- Elevated bandshell with no less than a 30’x30’ stage including steps and ADA ramp, solid shade covering/roof, LED lights, electrical outlets, open on three sides with a solid wall or “green wall” on the backside. ***Audio visual systems and design is not included in our proposal.***
- Multi-purpose athletic field approximately 260’x435’ with LED lighting
- Restroom facility
- Outdoor fitness exercise equipment
- Drinking fountains
- Park benches
- Bicycle racks
- Trash cans
- Shade trees/structure(s)
- Fencing enclosing entire park (including existing and new parcel)
- Food truck pull off area. Electrical service design is not included.
- Irrigation system
- Water retention area as and if required by permitting agencies.

The new/existing park shall include:

- Picnic pavilion with picnic tables and a grill, approximately 20’x20’. The pavilion will be a pre-engineered and per-fabricated steel pavilion.
- Sand volleyball court(s) with LED lighting (minimum of one)
- 2 half-court basketball courts with LED lighting
- Public art (Butterfly related)
- Game area including concrete table games
- Native butterfly plantings/landscaping
- Extend walking path (at least 6’ wide) around existing park (playground, baseball field, etc.)

The above items as outlined and shown on the attached conceptual site plan.

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COMPENSATION:

1. Compensation for architectural services shall be on a stipulated basis and in accordance with CPZ Architects, Inc. continuing services contract, as follows:

	CPZ	Chen	Chen	MUEngineers	Delta G	CMS	PSL	Terracon	
	Architecture	Civil	Landscape	Structural	MEP	Cost Est	Survey	Geotech	
Design Development	\$ 48,000.00	\$ 17,000.00	\$ 14,000.00	\$ 11,730.00	\$ 14,810.00	\$ 15,090.00	\$ 19,570.00	\$ 12,401.00	\$ 152,601.00
Site Planning DRC	\$ 15,000.00	\$ 3,300.00	\$ 4,140.00				\$ 3,400.00		\$ 25,840.00
Construction Documents	\$ 74,010.00	\$ 33,910.00	\$ 32,500.00	\$ 17,380.00	\$ 8,495.00	\$ 10,020.00			\$ 176,315.00
Permitting	\$ 9,480.00	\$ 9,750.00	\$ 4,000.00	\$ 1,210.00	\$ 1,570.00				\$ 26,010.00
Bidding	\$ 6,510.00	\$ 2,000.00	\$ 1,250.00	\$ 1,030.00	\$ 1,570.00				\$ 12,360.00
Construction Admin	\$ 24,000.00	\$ 19,000.00	\$ 4,500.00	\$ 5,090.00	\$ 4,950.00				\$ 57,540.00
Site Meetings	\$ 11,400.00			\$ 5,265.00	\$ 3,915.00				\$ 20,580.00
	(12 Mtgs)	Included	Included	(8 Mtgs)	(6 Mtgs)				
TOTAL	\$ 188,400.00	\$ 84,960.00	\$ 60,390.00	\$ 41,705.00	\$ 35,310.00	\$ 25,110.00	\$ 22,970.00	\$ 12,401.00	\$ 471,246.00
							Reimbursable Allowance		\$ 1,000.00
								TOTAL	\$ 472,246.00

2. Reimbursable Expenses
 - a. Reproductions and Prints
 - b. Fees paid to municipalities.
3. Additional Services not included in the estimate above:
 - a. Environmental Services
 - b. CSI Full Book Specifications. All specifications will be on the drawings.
4. Compensation for additional architectural/engineering Services not included in above, shall be computed on a per hour basis as follows:
 - a. Project Principal \$225
 - b. Senior Project Manager \$195
 - c. Project Manager \$150
 - d. Architectural Associate \$125
 - e. Administrative Support \$ 95
 - f. Consultants (Civil, Landscape, Structural, Mechanical, Electrical Engineers, etc.) to be reimbursed at cost billed to Architect.

EXCLUSIONS

The following items are excluded from this proposal:

1. Overall site three dimensional renderings.
2. Three-dimension renderings.

We thank you for the opportunity to offer you these services. If you have any questions, please contact me at 954-792-8525.

Respectfully,

CPZ ARCHITECTS, INC.

Chris P. Zimmerman AIA
President

CPZ ARCHITECTS, INC.

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	Design Development		Site Planning/ DRC		Construction Drawings		Permitting		Bidding		Construction Admin.		Site Meetings		Sub-Total
	Hours	Sub-total	Hours	Sub-total	Hours	Sub-total	Hours	Sub-total	Hours	Sub-total	Hours	Sub-total	Hours	Sub-total	
CPZ Architects															
Principle Arch	\$ 195.00	20 \$ 3,900.00	10 \$ 1,950.00		38 \$ 7,410.00	6 \$ 1,170.00	8 \$ 1,560.00	0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -	
Architect	\$ 150.00	177 \$ 26,550.00	69 \$ 10,350.00		189 \$ 28,350.00	50 \$ 7,500.00	33 \$ 4,950.00	34 \$ 5,100.00	40 \$ 6,000.00						
Project Manager	\$ 135.00	130 \$ 17,550.00	20 \$ 2,700.00		210 \$ 28,350.00	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Technician	\$ 90.00	0 \$ -	0 \$ -		110 \$ 9,900.00	9 \$ 810.00	0 \$ -	0 \$ -	0 \$ -						
Construc PM	\$ 135.00	0 \$ -	0 \$ -		0 \$ -	0 \$ -	0 \$ -	140 \$ 18,900.00	40 \$ 5,400.00						
Sub-Total		\$ 48,000.00	\$ 15,000.00		\$ 74,010.00	\$ 9,480.00	\$ 6,510.00	\$ 24,000.00	\$ 11,400.00						\$ 188,400.00
Chen - Civil															
Principle Eng. PE	\$ 195.00	10 \$ 1,950.00	2 \$ 390.00		22 \$ 4,290.00	8 \$ 1,560.00	1 \$ 195.00	3 \$ 585.00							
Senior Eng. PE	\$ 155.00	20 \$ 3,100.00	4 \$ 620.00		36 \$ 5,580.00	10 \$ 1,550.00	3 \$ 465.00	5 \$ 775.00							
Engineer	\$ 120.00	57 \$ 6,840.00	10 \$ 1,200.00		96 \$ 11,520.00	40 \$ 4,800.00	5 \$ 600.00	12 \$ 1,440.00							
Technician	\$ 90.00	23 \$ 2,070.00	5 \$ 450.00		60 \$ 5,400.00	8 \$ 720.00	2 \$ 180.00	0 \$ -							
Drafter / GIS	\$ 80.00	38 \$ 3,040.00	8 \$ 640.00		89 \$ 7,120.00	14 \$ 1,120.00	7 \$ 560.00	0 \$ -							
Construc PM	\$ 135.00	0 \$ -	0 \$ -		0 \$ -	0 \$ -	0 \$ -	120 \$ 16,200.00							
Sub-Total		\$ 17,000.00	\$ 3,300.00		\$ 33,910.00	\$ 9,750.00	\$ 2,000.00	\$ 19,000.00	\$ -						\$ 84,960.00
Chen - Landscape															
Princ Landscape Arch	\$ 125.00	18 \$ 2,250.00	6 \$ 750.00		16 \$ 2,000.00	10 \$ 1,250.00	2 \$ 250.00	6 \$ 750.00							
Landscape Designer	\$ 110.00	70 \$ 7,700.00	17 \$ 1,870.00		130 \$ 14,300.00	25 \$ 2,750.00	5 \$ 550.00	30 \$ 3,300.00							
Technician	\$ 90.00	45 \$ 4,050.00	8 \$ 720.00		180 \$ 16,200.00	0 \$ -	5 \$ 450.00	5 \$ 450.00							
Arborist	\$ 100.00	0 \$ -	8 \$ 800.00		0 \$ -	0 \$ -	0 \$ -	0 \$ -							
Sub-Total		\$ 14,000.00	\$ 4,140.00		\$ 32,500.00	\$ 4,000.00	\$ 1,250.00	\$ 4,500.00	\$ -						\$ 60,390.00
MU Engineers - Structural															
Principle Engineer, PE	\$ 195.00	4 \$ 780.00	0 \$ -		8 \$ 1,560.00	0 \$ -	0 \$ -	2 \$ 390.00	0 \$ -						
SR Engineer, PE	\$ 155.00	18 \$ 2,790.00	0 \$ -		20 \$ 3,100.00	2 \$ 310.00	2 \$ 310.00	4 \$ 620.00	0 \$ -						
Engineer	\$ 120.00	26 \$ 3,120.00	0 \$ -		40 \$ 4,800.00	0 \$ -	6 \$ 720.00	22 \$ 2,640.00	0 \$ -						
Technician	\$ 90.00	56 \$ 5,040.00	0 \$ -		88 \$ 7,920.00	10 \$ 900.00	0 \$ -	16 \$ 1,440.00	0 \$ -						
Construc PM	\$ 135.00	0 \$ -	0 \$ -		0 \$ -	0 \$ -	0 \$ -	39 \$ 5,265.00							
Sub-Total		\$ 11,730.00	\$ -		\$ 17,380.00	\$ 1,210.00	\$ 1,030.00	\$ 5,090.00	\$ 5,265.00						\$ 41,705.00
Delta G - MEP Engineer															
Principle Engineer, PE	\$ 195.00	8 \$ 1,560.00	0 \$ -		2 \$ 390.00	0 \$ -	0 \$ -	2 \$ 390.00	0 \$ -						
SR Engineer, PE	\$ 155.00	16 \$ 2,480.00	0 \$ -		10 \$ 1,550.00	2 \$ 310.00	2 \$ 310.00	6 \$ 930.00	0 \$ -						
Engineer	\$ 120.00	80 \$ 9,600.00	0 \$ -		40 \$ 4,800.00	9 \$ 1,080.00	9 \$ 1,080.00	28 \$ 3,360.00	0 \$ -						
Technician	\$ 90.00	10 \$ 900.00	0 \$ -		12 \$ 1,080.00	2 \$ 180.00	2 \$ 180.00	0 \$ -	0 \$ -						
Construc PM	\$ 135.00	2 \$ 270.00	0 \$ -		5 \$ 675.00	0 \$ -	0 \$ -	29 \$ 3,915.00							
Sub-Total		\$ 14,810.00	\$ -		\$ 8,495.00	\$ 1,570.00	\$ 1,570.00	\$ 4,950.00	\$ 3,915.00						\$ 35,310.00
CMS - Cost Estimators															
Principle Engineer, PE	\$ 195.00	8 \$ 1,560.00	0 \$ -		2 \$ 390.00	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
SR Engineer, PE	\$ 155.00	18 \$ 2,790.00	0 \$ -		12 \$ 1,860.00	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Engineer	\$ 120.00	79 \$ 9,480.00	0 \$ -		40 \$ 4,800.00	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Technician	\$ 90.00	11 \$ 990.00	0 \$ -		21 \$ 1,890.00	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Construc PM	\$ 135.00	2 \$ 270.00	0 \$ -		8 \$ 1,080.00	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Sub-Total		\$ 15,090.00	\$ -		\$ 10,020.00	\$ -	\$ -	\$ -	\$ -						\$ 25,110.00
Geotechnical															
Principle Engineer, PE	\$ 195.00	4 \$ 780.00	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
SR Engineer, PE	\$ 155.00	6 \$ 930.00	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Engineer	\$ 120.00	10 \$ 1,200.00	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Environmental Scientist	\$ 120.00	0 \$ -	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Technician	\$ 90.00	13 \$ 1,170.00	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Sub-Total		\$ 4,080.00	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -					\$ 8,321.00	\$ 12,401.00
NVAL Removal															
Principle Engineer, PE	\$ 195.00	6 \$ 1,170.00	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Survey Crew (2 men)	\$ 125.00	\$ -	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Survey Crew (3 Men)	\$ 160.00	\$ -	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Technician	\$ 90.00	14 \$ 1,260.00	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Drafter / GIS	\$ 80.00	12.13 \$ 970.00	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
		\$ 3,400.00													\$ 3,400.00
Survey															
Principle Engineer, PE	\$ 195.00	8 \$ 1,560.00	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Survey Crew (2 men)	\$ 125.00	0 \$ -	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Survey Crew (3 Men)	\$ 160.00	16 \$ 2,560.00	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Technician	\$ 90.00	81 \$ 7,290.00	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Drafter / GIS	\$ 80.00	102 \$ 8,160.00	0 \$ -		0 \$ -	0 \$ -	0 \$ -	0 \$ -	0 \$ -						
Sub-Total		\$ 19,570.00	\$ -		\$ -	\$ -	\$ -	\$ -	\$ -						\$ 19,570.00
Reimbursable Allowance															\$ 1,000.00
GRAND TOTAL															\$ 472,246.00

GRAND TOTAL **\$ 472,246.00**