



AGENDA REPORT

Meeting Date: August 31, 2010
Item Number: G-11
To: Honorable Mayor & City Council
From: Steven Zoet, Interim Director of Community Services
Alan Schneider, Director of Project Administration
Subject: APPROVAL OF AMENDMENT NO. 1 TO THE AGREEMENT BETWEEN THE CITY OF BEVERLY HILLS AND HIRSCH & ASSOCIATES, INC. FOR CONSULTANT SERVICES RELATED TO THE ROXBURY PARK DEVELOPMENT; AND
APPROVE A CHANGE PURCHASE ORDER IN THE AMOUNT OF \$844,600 TO HIRSCH & ASSOCIATES, INC. FOR THESE SERVICES
Attachments:
1. Agreement
2. Categorical Exemption

RECOMMENDATION

Staff recommends that the City Council move to approve "Amendment No. 1 to the agreement between the City of Beverly Hills and Hirsch & Associates, Inc. for consulting design services related to the Roxbury Park Development Project", and approve a Change Purchase Order in the amount of \$844,600 for the design services. The total compensation for the services under this amendment is comprised of a fee of \$779,600, an amount of \$40,000 for design contingencies, and \$25,000 for reimbursable expenses. The total amount of this agreement including Amendment No. 1 is not to exceed \$1,390,600, which includes the development of the Master Plans for Roxbury Park and La Cienega Park.

INTRODUCTION

On May 6, 2008, the City Council approved the Park Master Plan for Roxbury Park and La Cienega Park. Community outreach efforts included meetings with park neighbors, the community, Roxbury Park stakeholders, and a community-wide survey. In addition, the Recreation and Parks Commission conducted discussions or presentations regarding the Park Master Plan at more than a dozen meetings.

The proposed amendment to the agreement with Hirsch & Associates, Inc. (Hirsch) is to proceed with the design process for Phase One of the Roxbury Park Master Plan.

DISCUSSION

Hirsch was engaged to develop conceptual park designs for the master plan. The master plan process resulted in numerous concept designs encompassing the recommended design elements. The final conceptual park design incorporates a surface parking lot to provide the minimum parking recommendations from the Carl Walker, Inc. parking study. Although the onsite parking increases from 50 cars to 125 cars, the proposed park design actually increases the overall green space.

On August 8, 2008, an agreement was approved with Hirsch to provide consultant services to provide Schematic Design and Design Development documents for the scope of work.

At this time, the Design Development Phase for the entire Roxbury Park and park buildings as indicated in the Roxbury Park Master Plan Concept dated June 2009, is complete, however staff is recommending that only the construction documents for Phase One of the park development project relating to the construction of the Community Center be initiated.

Phase One will consist of a new Community Center and Gymnasium and adjacent courtyards and patios, 125 car parking lot, a basketball court and volleyball court, emergency vehicle access road, and utility improvements. The new Center will meet all City Green Building Ordinance standards, including water conservation measures, water efficiency landscaping, and LEED[®] certification.

The proposed Amendment No. 1 with Hirsch describes the services and responsibilities, including construction documents and construction procurement services for Phase One. The services include all architectural, structural, mechanical, electrical, plumbing, interior design, lighting design, and cost estimating. Also, the services include peer review at two intervals during the construction documents to improve the quality of the construction documents, and upholding City standards for building systems and low maintenance materials.

The fee proposal for the above services is \$779,600. In addition, a contingency of \$40,000 for unforeseen conditions and reimbursable expenses of \$25,000 are included in the proposed agreement. Should the City Council approve a request to proceed with these consultant services, the total compensation for this amendment is not to exceed \$844,600. Future services to provide required construction administration services will be submitted for City Council approval at such time of the award of contract for the project construction.

The agreement stipulates the completion of Phase One services in 46 weeks, which includes 24 weeks for the construction documents and followed by the peer review, Building & Safety plan check. Based on this schedule, it is anticipated that an award of construction contract would be submitted for consideration by the City Council in July 2011. Should the City Council give direction to proceed with construction, the Phase One construction period is estimated at 10 months and the construction budget is expected to be close to \$12,800,000.

The Department of Community Development has reviewed the project for environmental impact and concluded that the project qualifies for a categorical exemption under the

procedures adopted by the City of Beverly Hills, and no further environmental assessment is necessary.

FISCAL IMPACT

Funding for this agreement is allocated in the fiscal year 10-11 Capital Improvement Program (CIP) budget for Park Facilities Renovation – Roxbury Park, project #914, and from the carryover from fiscal year 09-10.

Subject to the City Council's approval of the agreement for the construction documents services, staff will follow-up with a specific finance and schedule prioritization program detailing staff's recommendations for funding and timing of the implementation.



Scott G. Miller
Finance Approval



for David D. Gustavson
Approved By

Attachment 1

Agreement

AMENDMENT NO. 1 TO THE AGREEMENT BETWEEN THE CITY
OF BEVERLY HILLS AND HIRSCH & ASSOCIATES, INC. FOR
CONSULTANT SERVICES RELATED TO THE ROXBURY PARK
DEVELOPMENT

NAME OF CONSULTANT: Hirsch & Associates, Inc.

RESPONSIBLE PRINCIPAL OF CONSULTANT: Patrick L. Hirsch, President

CONSULTANT'S ADDRESS: 2221 East Winston Road, Suite A
Anaheim, CA 92806

CITY'S ADDRESS: City of Beverly Hills
455 N. Rexford Drive
Beverly Hills, CA 90210
Attention: Alan Schneider
Director of Public Works & Transportation

COMMENCEMENT DATE: Upon Receipt of Notice To Proceed

COMPLETION DATE: Upon final acceptance by the City Council
or the City's Designated Representative but
no later than June 30, 2011

COMPENSATION: Original Agreement: Professional fees not to exceed
\$491,000 based on the rates set forth in Exhibit B;
Contingency not to exceed \$30,000 as more fully described
in Exhibit B; Reimbursable expenses not to exceed \$25,000
as described in Exhibit D; Total compensation, including
Professional Fees, Contingency and Reimbursable Expenses,
not to exceed \$546,000

Amendment No. 1: Professional fees not to exceed \$779,600
based on the rates set forth in Exhibit B; Contingency for
additional work not to exceed \$40,000 as more fully
described in Exhibit B; Reimbursable expenses not to exceed
\$25,000 as described in Exhibit D; Total compensation,
including Professional Fees, Contingency and Reimbursable
Expenses, not to exceed \$844,600

Total for Original Agreement and Amendment No. 1 not to
exceed \$1,390,600

AMENDMENT NO. 1 TO THE AGREEMENT BETWEEN THE CITY
OF BEVERLY HILLS AND HIRSCH & ASSOCIATES, INC. FOR
CONSULTANT SERVICES RELATED TO THE ROXBURY PARK
DEVELOPMENT

THIS AMENDMENT NO. 1 is to the Agreement between the City of Beverly Hills (hereinafter called "City"), and Hirsch & Associates, Inc. (hereinafter called "Consultant") dated August 5, 2008 and identified as Contract No. 341-08.

RECITALS

A. CITY entered into a written agreement with CONSULTANT dated August 5, 2008 for consultant services related to development of a two-story Community Center and related site work ("Project") at 471 S. Roxbury Drive.

B. CITY desires to amend the Completion Date of the Agreement, increase the scope of services and increase the Compensation for the additional services.

NOW, THEREFORE, the parties agree as follows:

Section 1. The Completion Date shall be amended as set forth above.

Section 2. The Compensation shall be amended as set forth above.

Section 3. Exhibit A, "Scope of Services", shall be amended as attached hereto and incorporated herein.

Section 4. Schedule 1 to Exhibit A, "Progress Schedule", shall be amended as attached hereto and incorporated herein.

Section 5. Schedule 2 to Exhibit A, "Project Background & Additional Scope", shall be amended as attached hereto and incorporated herein.

Section 6. Exhibit B, "Fee & Payment Terms", shall be amended as attached hereto and incorporated herein.

Section 7. Exhibit B-1, "Hourly Rates", shall be amended as attached hereto and incorporated herein.

Section 8. Exhibit C, "Responsible Personnel", shall be amended as attached hereto and incorporated herein.

Section 9. Exhibit D, "Reimbursable Costs", shall be amended as attached hereto and incorporated herein.

Section 10. Exhibit E, "Consultant's Sub-consultants", shall be amended as attached hereto and incorporated herein.

Section 11. Except as specifically amended by this Amendment No. 1, the Agreement dated August 5, 2008 shall remain in full force and effect.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement the _____ day of _____ 2010, at Beverly Hills, California.

CITY OF BEVERLY HILLS
A Municipal Corporation

JIMMY DELSHAD
Mayor of the City of
Beverly Hills, California

ATTEST:

(SEAL)
BYRON POPE
City Clerk

CONSULTANT: HIRSCH &
ASSOCIATES, INC.,
A California Corporation

PATRICK L. HIRSCH
President

AMELIA HIRSCH
Corporate Secretary

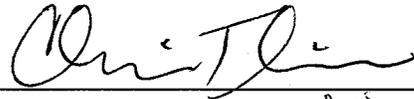
APPROVED TO FORM:

LAURENCE S. WIENER
City Attorney

APPROVED AS TO CONTENT:

JEFFREY KOLIN
City Manager

[Signatures continue]



^{for} DAVID D. GUSTAVSON ^{AMS}
Director of Public Works & Transportation



KARL KIRKMAN
Risk Manager

EXHIBIT A
SCOPE OF SERVICES

ORIGINAL AGREEMENT:

ARTICLE 1.1 GENERAL RESPONSIBILITIES

1.1.1 A schedule for the development and construction of the Project, including a schedule for the performance of Consultant's services, is attached hereto as Schedule 1. Any adjustments to the Consultant's schedule shall be of no force and effect unless such adjustments are agreed to in writing by City or are delays in the Consultant's performance caused for reasons beyond the control of Consultant.

ARTICLE 1.2 CHANGES IN CONSULTANT'S SERVICES

1.2.1 Changes in services of the Consultant, including services required of the Consultant's consultants, may be accomplished after execution of this Agreement, without invalidating the Agreement, provided that changes in the services required of the Consultant are initiated by City, would entitle the Consultant to an adjustment in compensation, and Consultant obtains City's prior written authorization for an adjustment in compensation in each instance. Such adjustment in compensation shall be made by mutual agreement of the parties.

ARTICLE 2.1 PROJECT ADMINISTRATION

2.1.1 The Consultant shall manage the Consultant's services and administer the Project. The Consultant shall consult with the City, research applicable design criteria, attend Project meetings through completion of the Design Development phase, communicate with members of the Project team and issue progress reports. The Consultant shall coordinate the services provided by the Consultant and the Consultant's consultants with those services provided by the City and the City's consultants.

2.1.2 Upon written request of City, the Consultant shall prepare for City's and City's Designated Representative's review and approval, an update of the Consultant's portion of the progress schedule attached hereto as Schedule 1 that shall identify milestone dates for decisions required of the City, design services furnished by the Consultant, and completion of documents provided by the Consultant. Such update schedule shall be consistent with the initial Progress Schedule attached hereto as Schedule 1.

2.1.3 The Consultant shall consider the value of alternative materials, building systems and equipment, together with other considerations based on program, budget and aesthetics in developing the design for the Project.

2.1.4 Upon request of the City, the Consultant shall make a presentation to explain the design of the Project to representatives of the City or as otherwise requested by City.

2.1.5 The Consultant shall submit design documents to the City at intervals appropriate to the design process for purposes of evaluation and approval by the City. The Consultant shall be

entitled to rely on written approvals received from the City in the further development of the design except as limited by Section 4 of the Agreement.

2.1.6 If requested by the City's Designated Representative, the Consultant shall assist the City in connection with the City's responsibility for filing documents required for the approval of governmental authorities having jurisdiction over the Project.

2.1.7 EVALUATION OF BUDGET AND COST OF THE WORK

2.1.7.1 The Consultant shall prepare a preliminary estimate of the cost of the work for the Project (the "Cost of Work"). This estimate may be based on current area, volume or similar conceptual estimating techniques. All estimates of the cost of Work shall be subject to City's review and approval. The Consultant shall advise the City of any adjustments to previous estimates of the Cost of the Work required by changes in Project requirements or general market conditions. If at any time the Consultant's estimate of the Cost of the Work exceeds the City's budget, the Consultant shall make appropriate recommendations to the City to adjust the Project's size, quality or budget.

2.1.7.2 Evaluations of the City's budget for the Project, the preliminary estimate of the Cost of the Work and updated estimates of the Cost of the Work prepared by the Consultant represent only the Consultant's judgment as a design professional familiar with the construction industry. The Consultant does not warrant or represent that bids or negotiated prices will not vary from the City's budget for the Project or from any estimate of the Cost of the Work or evaluation prepared or agreed to by the Consultant.

2.1.7.3 In preparing estimates of the Cost of the Work, the Consultant shall be permitted to include contingencies for design, bidding and price escalation; to reasonably assume (unless known) what materials, equipment, component systems and types of construction are to be included in the Contract Documents; to make reasonable adjustments in the scope of the Project with City's prior written approval and, with City's prior written approval in each instance, to include in the Contract Documents alternate bids as may be necessary to adjust the estimated Cost of the Work to meet the City's budget for the Cost of the Work.

2.1.7.4 Not Used

ARTICLE 2.2 PRELIMINARY EVALUATIONS AND PLANNING SERVICES

2.2.1 The Consultant shall provide a preliminary evaluation of the information furnished by the City under this Agreement, including the City's program and schedule requirements and budget for the Cost of the Work, each in terms of the other. The Consultant shall review such information to ascertain that it is consistent with the requirements of the Project and shall notify the City of any other information or consultant services that may be reasonably needed for the Project.

2.2.2 The Consultant shall provide a preliminary evaluation of the City's site for the Project based on the information provided by the City of site conditions, and the City's program, schedule and budget for the Cost of the Work.

2.2.3 The Consultant shall review the City's proposed method of contracting for construction services and shall notify the City of anticipated impacts that such method may have on the City's program, financial and time requirements, and the scope of the Project.

ARTICLE 2.3 DESIGN SERVICES

2.3.1 A description of the desired Project background and additional scope is attached hereto as Schedule 2. The Consultant's design services shall include design of such Project/building elements and all structural, mechanical and electrical engineering services relating thereto.

2.3.1.1 In addition to the foregoing, design services shall also include all interior architectural services (excluding the retail or office spaces), plumbing, engineering, HVAC engineering, fire alarm and detection systems engineering (including fire sprinklers performance specifications and coordination with the local Fire Department). Title 24 requirements, acoustical engineering, elevators specifications, parking structure design, landscape design, lighting design, design of conduit for customary low voltage electrical systems (e.g., telephone/security/audio-visual and similar systems) roofing/waterproofing design and as required by code, exterior and interior signage services (including graphics) in connection with the complete design of the Project.

2.3.1.2 Consultant shall also (1) engage with City's designated contractors, engineers, designers and consultants, in their "value engineering analysis" of structural, architectural, electrical, mechanical and related design alternatives, and shall, with the written approval of City, incorporate any economy so identified in the design of the Project; (2) conduct periodic meetings with City and City's separate consultants and (3) cooperate and coordinate the Consultant's design services with the services of the City's separate consultants. The coordination services described in clause (4) above shall not make Consultant responsible for the adequacy or timeliness of any plans and specifications prepared by City's consultants; however, if Consultant knows or reasonably suspects that any such plans and specifications are not consistent with sound design or construction practices, Consultant shall immediately notify City in writing.

2.3.1.3 In no event shall Consultant: (1) utilize or replace any consultants or subcontractors in connection with the performance of the services hereunder unless City gives its prior written approval of such consultants or subcontractors (or their replacements, as applicable); (2) prepare "performance" specifications or "design-build" documents as part of Consultant's services hereunder unless Consultant receives City's prior written consent for such "performance" specifications or "design-build" documents (City's approval of any such "performance" specifications or "design-build" documents may result in an appropriate downward adjustment to the Consultant's fee for design services); or (3) prepare design documents that call for "proprietary" equipment or material in which Consultant has a financial or other interest, unless Consultant receives City's prior written approval to prepare design documents that call for such "proprietary" equipment or material. Consultant will not commence work on any phase of design services until Consultant receives a written authorization from City directing Consultant to so proceed. City and Consultant acknowledge that there may be, at times, some reasonable overlapping of the services performed by Consultant in the Design Development and Construction Documents phases (i.e., the City may authorize or instruct the Consultant to proceed into a phase prior to completion of the preceding phase, and that the Consultant may be providing services in more than one phase of the Project concurrently).

2.3.2 DESIGN DOCUMENTS

2.3.2.1 The Consultant shall provide Design Documents based on the mutually agreed-upon program, schedule, and budget for the Cost of the Work. The documents shall establish the conceptual design of the Project illustrating the scale and relationship of the Project components. The Schematic Design Documents shall include a conceptual site plan, and preliminary building plans, sections and elevations. At the Consultant's option, the Schematic Design Documents may include study models, perspective sketches, electronic modeling or combinations of these media. Preliminary selections of major building systems and construction materials shall be noted on the drawings or described in writing.

2.3.2.2 Design Development Documents will include, without limitation, floor plans; site plans; building elevations; typical building sections; and outline description of building systems and materials. The Design Development Documents shall be prepared in sufficient detail for submission of completed applications for approval to all applicable governmental agencies. Consultant shall schedule periodic meetings, consistent with the stage of the Project, necessary for City's review and approval of the Design Documents, which shall be attended by the Consultant at the request of City.

2.3.2.3 Project background and additional scope are indicated in Schedule 2 of Exhibit A.

AMENDMENT NO. 1

In addition to those services described in Articles 1.1-2.3 above, Consultant shall provide the following scope of services in connection with the proposed Roxbury Memorial Park and park buildings as indicated in the Roxbury Park Master Plan Concept dated June 2009.

ARTICLE 2.4 CONSTRUCTION DOCUMENTS

2.4.1 The Consultant shall provide construction documents (the "Construction Documents") based on the approved Design Documents and updated budget for the Cost of the Work. The Construction Documents shall set forth in detail the requirements for construction of the Project. The Construction Documents shall include Drawings and Specifications that establish in detail the quality levels of materials and systems required for the Project.

2.4.2 During the development of the Construction Documents, the Consultant shall assist the City in the development and preparation of: (1) if requested by City, bidding procurement information which describes the time, place and conditions of bidding; bidding or proposal forms; and the form of agreement between the City and the Contractor; and (2) the conditions of the contract for construction (general conditions, supplementary conditions and other conditions). The Consultant also shall compile the Project Manual that includes the conditions of the contract for construction and Specifications and may include bidding requirements and sample forms.

2.4.3 The Consultant shall file with the appropriate regulatory agency all documents required for approval of governmental authorities exercising jurisdiction over the Project. Consultant shall prepare all the documents required pursuant to design services, which are necessary for City or City's contractors to obtain all permits and other approvals of plans, specifications, and construction documents prepared by Consultant from public agencies exercising jurisdiction over the Project whose approval is required or by law or as otherwise customary and reasonable.

2.4.4 Construction Documents will include, without limitation: (i) floor plans of each typical and unique level; (ii) site plan; (iii) enlarged plans and elevations of special areas where necessary; (iv) engineering drawings of building systems included in Project scope; (v) reflected ceiling plans, showing the location of the various types of ceilings and the location of HVAC registers and influenced by the ceiling layout; (vi) outlets plans showing the location of power, telephone and data communications outlets; and (vii) details indicating the design intent of the above.

2.4.5 Omitted

2.4.6 Construction Documents shall specify acceptable manufactures recommended product installation procedures and performance criteria for products. The Contract Documents shall also require Contractor, at the conclusion of the construction of the Project and based upon information kept current by Contractor and reviewed by Consultant as an element necessary for approval of the Contractor's monthly progress payments, to prepare and furnish to City a complete record set of drawings and specifications depicting the Project as constructed.

2.4.7 Construction Documents shall divide the Work into base work and alternatives, if directed by the City. The documents shall make provision for the base work to be constructed by itself or with any or all of the alternatives.

2.4.8 In addition to paper print copies, the Construction Documents shall be provided in electronic disk format in the latest version of AutoCAD.

2.4.8.1 The Construction Documents shall include the requirement that the appropriate City personnel be trained in the maintenance and operation of all equipment and systems at the completion of the project.

ARTICLE 2.5 CONSTRUCTION PROCUREMENT SERVICES

2.5.1 The Consultant shall assist the City in obtaining competitive bids and shall assist the City in awarding and preparing contracts for construction.

2.5.2 The Consultant shall assist the City in establishing a list of prospective bidders or contractors.

2.5.3 The Consultant shall assist the City in bid validation or proposal evaluation and determination of the successful bid or proposal, if any.

2.5.4 Bidding documents shall consist of bidding requirements, proposed contract forms, general conditions and supplementary conditions, specifications and drawings (the "Bidding Documents"). The City shall prepare the boilerplate documents including the Notice Inviting Bids, Instructions To Bidders, Special City Requirements, General Specifications and General Conditions, and required contract forms to be completed by bidders.

2.5.5 If requested by the City, the Consultant shall arrange for procuring the reproduction of Bidding Documents for distribution to prospective bidders. The City shall pay directly for the cost of reproduction.

2.5.6 The City shall distribute the Bidding Documents to prospective bidders and request their return upon completion of the bidding process. The City shall maintain a log of distribution and retrieval, and the amounts of deposits, if any, received from and returned to prospective bidders.

2.5.7 The Consultant shall consider requests for substitutions, if permitted by the Bidding Documents, and shall prepare and distribute to City any addenda identifying approved substitutions for distribution of addenda to prospective bidders.

2.5.8 At the request of City, the Consultant shall participate in or, at the City's direction, shall organize and conduct a pre-bid conference for prospective bidders.

2.5.9 The Consultant shall prepare responses to questions from prospective bidders and provide clarifications and interpretations of the Bidding Documents to all prospective bidders in the form of addenda. The City shall distribute any addenda to prospective bidders.

2.5.10 The Consultant shall participate in, if requested by the City, the opening of the bids.

FUTURE SERVICES

The Consultant shall provide future services consisting of the following phases to be incorporated herein by an amendment to this Agreement:

Construction Administration Phase

**SCHEDULE 1 TO EXHIBIT A
PROGRESS SCHEDULE**

ORIGINAL AGREEMENT

Each phase shall be completed in the time specified. Time gaps, estimated from one to two weeks, between phases are for City review of prior work.

Schematic Design Phase	Ten (10) Weeks
Design Development Phase	Eight (8) Weeks
Final presentations to City Council, Committees And Commissions	Two (2) Weeks
Total	Twenty (20) Weeks

AMENDMENT NO. 1

Consultant shall commence the following work schedule at the discretion of the City:

Commencement of work:	Upon receipt of a notice to proceed.
Construction Documents:	Commence upon receipt of notice to proceed and complete in forty six (46) weeks as outlined below.
	Plans and Specifications 24 weeks
	Peer Review (3) 6 weeks
	Plan Check and Approvals 8 weeks
	Project Bidding 8 weeks

Consultant and sub-consultants shall maintain sufficient staff to provide all services in a prompt and timely manner. A final project schedule will be developed by Consultant and submitted to City for approval within 14 days after receipt of the Notice to Proceed to identify all key stages and timeframes for reviews by City and the peer reviewer.

SCHEDULE 2 TO EXHIBIT A

PROJECT BACKGROUND & ADDITIONAL SCOPE

ORIGINAL AGREEMENT:

Project background

The Park Master Plans and Report for Roxbury Memorial Park has been approved by the Recreation and Parks Commission and the City Council, and the City wishes to proceed with the Design Services for Roxbury Park.

The requirements and recommendations of the Park Master Plan Report for Roxbury Park shall be incorporated into the Design Services for the Roxbury Park Development project per Attachment I to Schedule 2 of Exhibit A, attached hereto and incorporated herein.

The Design Services for the Roxbury Memorial Park Development will consist of two phases, Schematic Design Phase and Design Development Phase.

I. SCHEMATIC DESIGN PHASE

A. Task One

1. Conduct work sessions with city staff and others to refine and define the functions and program of each park element and the programming requirements for each park building. Prepare a written summary of the final programming for the park and park buildings.
2. Work with Mr. Alan Schneider, Director of Project Administration to determine the scope of services for the land surveyor, geotechnical sub-consultants and soil agronomist services.
3. City staff, The Albert Group, and Hirsch & Associates will visit community buildings in other local communities within the Southern California and the Denver, Colorado area that are similar in recreational programming and size to the proposed Roxbury Community Building, and where Green Building design standards and LEED requirements have been successfully implemented into a community park and community building design.
4. Work with city staff and the Fine Arts Commission to determine the appropriate type of artwork and the location and for artwork within the park or community building.

Deliverables

- a) Written Summary of final program for park and building.
- b) Written scope of work for geotechnical engineer, land surveyor and soils agronomist.
- c) Pictures of similar community buildings and parks in digital format.
- d) Plan indicating local of public artwork.

B. Task Two (Buildings)

1. Prepare design options of agreed upon and confirmed program elements in up to three optional layouts for each park building. Options will be based upon objectives for activity groupings, such as seniors and café, separation of teens and gymnasium spaces, inclusion of an entry courtyard, at grade or elevated gymnasium, rock climbing wall, staff offices and visual control of building and park.
2. Develop three-dimensional massing studies showing the size and shape of the options for the park buildings. Each study will be set within a CADD modeling program of the new park design and the context of buildings in the surrounding neighborhood. Studies will be prepared in color and include 'context' photos of the interiors, exteriors of facilities viewed as favorable models for Beverly Hills.
3. Develop schematic architectural building elevations, floor plans and cross sections to an appropriate scale with dimensions of all the park buildings that illustrate the size, character, materials, color, and shape of the buildings. Include suggested furniture arrangements for meeting rooms, food serving, café, offices, classroom use and uses anticipated in the selected program. Indicate fixed casework, gymnasium striping and court layouts. Review exiting and occupancy code with City Building Department.
4. Park buildings are defined as follows:
 - a. The new Community Center building shall be approximately 22,300 SF and conform to the program requirements of the Park Master Plan Report.
 - b. The Park Restroom building shall be approximately 800 SF including an office for park rangers and replicate the architectural style of the other park buildings.
 - c. The existing Clubhouse of about 4,500 SF shall be renovated or, as an option be upgraded and enlarged to approximately 6,000 SF. Final building size shall be determined by building use program. Architectural style shall replicate the other park buildings.
 - d. Baseball Score Booth shall be approximately 400 SF and replicate the architectural style of the other park buildings.
 - e. The Park Maintenance Building shall be renovated to better serve the needs of the park maintenance staff. No additional square footage, structural or exterior modifications to the building is anticipated at this time.
5. Prepare four-sided building elevation in color showing several options for building character for all park buildings.
6. Develop a written summary of the options for the park buildings that addresses the incorporation of the City's Green Building Ordinance, water and energy conservation

measures, Southern California Edison Energy Conservation Program, and appropriate LEED certification requirements into the design of the park and park buildings.

7. Develop design options for the roof of the community center building such as, roof top garden, lawn bowling green, solar power generation, rainwater collector or a combination of features.
8. Develop design options for the location of a café within the Community Center and its relationship to outdoor spaces and exterior patios adjacent to the Community Center.
9. Consult and coordinate the proposed park layout and preferred design option for the park buildings with structural, mechanical, electrical, and plumbing consultants.
10. Prepare a probable construction cost estimate based on the schematic designs for the park buildings to evaluate and compare the current cost with the projected budget as presented in the Park Master Plans and Report for La Cienega Park and Roxbury Park.

C. Task Three (Park)

1. Develop schematic plans with details and sections for the outdoor spaces, courtyard, and exterior patios that are a direct extension of the indoor functions of the park buildings.
2. Develop schematic layout plans that illustrate the location of the Community Center and its relationship to the adjacent park elements and on-site parking.
3. Establish the final location of the Community Center, Park Restroom and Score Booth, and the parking lot layout and walkway circulation surrounding and connecting to the park buildings.
4. Work with the Fine Arts Commission to define the Public Arts program and location within the park or community building.
5. Refine and define of the new park design and site layout with plan views, cross-sections, elevations and drawings that illustrate the size, character, materials, color, and shape, of all the park elements, site furnishings, playground layout and equipment. Prepare colored site plan rendering of park mounted for presentation.
6. Prepare a 3-D CADD fly-by of one or two options for the park buildings within the refined park setting.
7. Present site plan rendering of park and 3-D CADD fly-bys to Council Committee, Commission Liaison Committee, city staff and others as directed. Refine site plan rendering of park and selected building option and prepare final site plan rendering of park and 3-D CADD fly-by for public presentation.

8. Prepare a probable construction cost estimate based on the schematic designs for the park to evaluate and compare the current cost with the projected budget as presented in the Park Master Plans and Report for La Cienega Park and Roxbury Park.

Deliverables

- a) Plan of two design options for park buildings.
- b) Plans of massing studies.
- c) Schematic plans of architectural building elevations, floor plans and cross-sections.
- d) Written summary of LEEDS and SCE energy program.
- e) Roof plan indicating possible uses.
- f) Site plan and section of exterior patios.
- g) Final site plan of the park indicating the final location of the park buildings and the relationship of the buildings to the park elements and patios.
- h) 3-D CADD fly-by of park and park buildings.
- i) Probable construction cost estimate for park buildings and park.

II. DESIGN DEVELOPMENT PHASE

A. Task One (Park Site)

1. Prepare a preliminary site grading and drainage plan, to including storm water run-off calculations, that incorporates the latest city and industry standards for water conservation, and the reuse and/or on-site storage of the storm water run-off.
2. Prepare a preliminary estimate for earthwork quantities.
3. Prepare a preliminary Water Quality Management Plan.
4. Establish the location of catch basins, underground storm drain lines and drainage systems for park and sports fields.
5. Indicate preliminary grade elevation for parking lot, walkways, buildings and all proposed park elements and develop an ADA accessibility plan for the park indicating the relationship of the park buildings to the walkways, exterior patios, playgrounds and parking lots.
6. Prepare a preliminary park landscape plan indicating proposed plant species, size and location of new and transplanted plants and trees.
7. Work with city staff and West Coast Arborist to determine which existing trees are to be protected in-place, which existing trees can be relocated and incorporated into the new park design, and which existing trees cannot be used or relocated due to health issues or trees that will not survive transplantation.
8. Determine the specific re-use for the material from the existing trees that cannot be relocated into the new park layout.

9. Incorporate the Rose Garden into the park design at a prominent location within the park.
10. Develop preliminary layout options with sections for the 'Asian Garden' group picnic and streambed/bio-swale area.
11. Define and illustrate the proposed improvements to the existing maintenance yard.
12. Work with the park maintenance staff on the selection of the park irrigation system equipment and manufacture.
13. Determine the specific location and type of equipment for new electronic reader scoreboards for the sports field, City announcements, park program information and sport league sponsor advertisements.
14. Prepare preliminary site electrical plans for the park indicating location and fixture type for walkway lighting, parking lot lighting, accent lighting, the location of main electrical panel and transformer, the primary power conduit system layout, and the location of secondary electrical panels that will serve the park and park buildings. Exterior lighting fixtures shall comply with Southern California Edison energy conservation and LEED programs, as applicable. The plan shall also indicate a conduit system only for possible future sports lighting at sports fields. City and the electrical engineer shall determine the locations of secondary electrical panel that will serve the park programs.

Deliverables

- a) Preliminary grading and drainage plan with earthwork calculations.
- b) Preliminary Water Quality Management Plan.
- c) ADA accessibility plan.
- d) Preliminary landscape plan.
- e) Arborist report for existing trees.
- f) Report for the possible re-use for the material from the removed trees.
- g) Preliminary plans for Asian Garden and streambed/bioswale.
- h) Preliminary site electrical plan.

B. Task Two (Buildings)

1. Prepare detailed and dimensioned floor plans of park buildings a 1/8" scale and larger of core elements such as toilets elevators, stairs, café and kitchen, dimensioned location of doors, windows, casework and cabinetry.
2. Prepare roof plans indicating rooftop uses, roof slope, and mounting of mechanical equipment with screening and anchorage.
3. Prepare plans, details and sections indicating interior and exterior construction materials, structural framing members' size and shape, size and distribution of mechanical systems,

ductwork, plumbing, draft stops and exhaust, building insulation and below grade waterproofing.

4. Prepare a reflected ceiling plan showing ceiling height, materials and finishes, locations and type of lighting fixtures, mechanical distribution, ceiling access, exit and fire alarm devices.
5. Prepare building floor plans indicating flooring materials.
6. Prepare interior elevations of buildings indicating wall finishes, wall heights, wainscots and lighting.
7. Update code analysis and show fire rated walls and ceiling assemblies for buildings.
8. Prepare detail elevations for all buildings indicating construction materials, glass type and glass opening sizes.
9. Prepare color and material boards for park buildings.
10. Establish base line for Title 24 energy calculations for building envelope, mechanical and electrical systems, and select lighting, plumbing and mechanical systems for all park buildings.

Deliverables

- a) Detailed and dimensioned floor plans of buildings.
- b) Building roof plan.
- c) Details and section of building materials.
- d) Reflected ceiling plan.
- e) Interior elevation of buildings.
- f) Detailed exterior elevations of park buildings.
- g) Color and materials board.
- h) Title 24 base line summary report.

C. Task Three

1. Prepare study plans of the park buildings and park indicating possible locations for surveillance cameras, all camera locations will be determined by city staff.
2. Perform LEED analysis and rating sheets with the objective of achieving a Silver or greater rating. Coordinate the project registration process, commissioning process and rating evaluation procedures. Establish specifications of material and assemblies to conform to the LEED rating sheets.
3. Document compliance with the City's "Green Building" program and if applicable, the Southern California Edison "Saving By Design" program.

4. Prepare Design Development plans and specification package and submit package for a detailed itemized cost estimate.
5. Submit Design Development plans and Specification package, and itemized cost estimate to City staff for review and comment. Revise package and cost estimate per comments received and finalize package and cost estimate for presentation.
6. Prepare Project Summary Report to include all information, renderings, building elevations and cost estimates prepared for the project. Report will be suitable for presentation to the Recreation & Parks Commission and City Council.
7. Present Project Summary Report plus site plan rendering of park, 3-D CADD fly-bys to City staff, committees, Recreation & Parks Commission and City Council as directed.

Deliverables

- a) Surveillance camera location plan.
- b) LEED analysis and rating sheets.
- c) Written report on City's 'Green Building' program compliance.
- d) Design Development Plans and Specification package, and itemized cost estimate.
- e) Project Summary Report.
- f) Final site plan rendering and 3-D CADD fly-bys of park and buildings.

AMENDMENT NO. 1:

Project Understanding

At this time the Design Development Phase for the entire Roxbury Memorial Park and park buildings as indicated in the Roxbury Park Master Plan Concept dated June 2009 is complete and the City wishes to proceed with the construction documents (PS&E) for Phase One of the park development project as identified in the Roxbury Park Master Plan Concept, Phase One dated June 2009. The city's recommendations and comments for the Conceptual Design Phase will be incorporated in the construction documents for Phase One.

Phase One will generally consist of the following elements:

1. Demolition of existing community center and park elements in Phase One.
2. Community Building /Gymnasium.
3. Sand Volleyball Court.
4. Full Court Basketball Court.
5. Courtyards and plazas with low walls, barbeque area, fireplace, shade structures and decorative paving at Community Center/Gymnasium.
6. 10-foot high tennis court wall at south end of the tennis courts.
7. 20-foot wide emergency access drive from the parking lot to the basketball court.
8. Group picnic area with shade structures.
9. Individual picnic tables on concrete slabs.

10. Degenerative granite (DG) walkways.
11. Maintenance building and maintenance yard improvements.
12. 125 car parking lot improvements with low retaining wall along frontage to Roxbury Drive and entry gates.
13. Parking lot and park area lighting for Phase One and interface new lighting with existing park lighting that will remain.
14. New main electrical panel, transformer, electrical meters and main electrical system for the entire park (Phase One and Two). Service connections to existing buildings (Clubhouse, Restroom, Score Booth, Maintenance Building) and miscellaneous park elements.
15. Extension of the city's communication conduit from the existing Clubhouse building to the new Community Center/Gymnasium.
16. Connection of the new Photovoltaic solar system at Community Center/Gymnasium with park and building electrical system.
17. Park security system for Phase One, (conduit and pole location only). The city will provide equipment, wiring, and programs.
18. Grading and drainage improvements for Phase One that interface Phase One improvements with the portion of the existing park that will remain.
19. Connection of Phase One drainage system to existing park drainage system and the preparation of hydrology reports and storm water calculations to support the drainage system designs for Phase One and Phase Two.
20. Subsurface storm water storage tank and infiltration system beneath the parking lot in front of the maintenance building to retain storm water.
21. New irrigation system for Phase One that interfaces with remaining park irrigation system. Upgrade of irrigation controller system and irrigation mainline for the entire park to accommodate Phase One and Phase Two.
22. Landscape planting for Phase One.
23. Site utilities (Gas, Domestic Water and Sewer) for Phase One.

Scope of Work (Phase One)

General Requirements

1. Participate in work sessions with City staff and others as directed.
2. Incorporate the requirements of the City's Planning Department, Building and Safety Department, Community Services Department, Recreation and Parks Commission, Architectural Review Commission and City Council.
3. Establish and maintain a project schedule.
4. Incorporation of minor modifications suggested by the Architectural Commission and City Council.

Peer Reviews

Professional peer reviews shall be incorporated herein to focus on professional performance, with a view to improving the quality of the Construction Documents, upholding City standards and building systems and low maintenance materials. The "Peer Consultant" shall retain the services for the architectural and engineering sub-consultants as necessary to review the

architectural, structural, mechanical, electrical and plumbing disciplines. The scope of the peer review services shall include the following.

1. Peer Consultant, identified in Exhibit E shall possess current State licensing as an architect and registered engineers as appropriate.
2. Peer reviews of the construction plans and specifications shall be conducted at two (2) intervals starting with review of the 50% complete Construction Documents, and 90% complete Construction Documents.
3. Consultant shall integrate the peer reviews into the project schedule for the Construction Documents phase, and maintain the scheduled completion of the documents in accordance with Schedule 1 of Exhibit A.
4. All peer review comments and corrections shall be addressed by the Consultant and all sub-consultants; and shall be incorporated into the Construction Documents as part of the Scope of Services and not as Additional Services. Changes requested by City outside the agreed design shall be considered additional services under the Contingency, if approved by City in writing.

Consultant retains the authority between the Peer Consultant and sub-consultants (architect and engineers) to direct the acceptance and implementation by the sub-consultants of the comments and corrections from the Peer Consultant.

Construction Documents

1. Prepare from the approved design development plans, construction drawings and specifications setting forth in detail all work to be undertaken. Construction documents will be prepared in AutoCAD 2008 format. Construction details shall be per city, APWA, sub-consultant, and Hirsch & Associates standards as applicable.
2. Project specifications will be prepared per CSI format and in Microsoft Word. General Conditions and Special Provisions shall be provided by the City and be per City Standards.
3. City shall prepare the hazardous material survey and removal report for the project. This report will be incorporated into the project specifications.
4. Prepare 50% construction documents illustrating in detail all work to be undertaken. Submit plans to city staff for review. Revise as necessary to receive approval. Prepare probable cost estimate indicating quantities and unit prices.
5. Prepare 90% construction documents illustrating in detail all work to be undertaken. Submit plans to city staff for review. Revise as necessary to receive approval. Revise probable cost estimate.
6. Prepare 100% final plans, specifications, probable cost estimate, bid schedule, and bidding documents in sufficient detail to obtain competitive bids.
7. Prepare all documentation for SWPPP and SUSMP and WQMP, and submit to the City for review and approval.
8. Prepare Title 24 Calculation for Phase One site improvements and Community Center/Gymnasium building.
9. Submit plans, specifications and calculations to city departments and governmental agencies having jurisdiction over the project for plan check.

10. Address or correct plans, specifications and calculations per comments received.
11. Submit plans, specifications and calculations to city departments and governmental agencies having jurisdiction over the project for final plan check and approval.
12. Submit all construction documents, specifications, cost estimates to city in electronic format (PDF)

Construction documents will generally consist of the following:

1. Cover Sheet
2. Building Demolition Plan
3. Site Demolition (Clearing and Grubbing) Plan
4. Grading and Drainage Plans with Details
5. Horizontal and Vertical Control Plans
6. Site Construction Plans and Details
7. ADA Accessibility Plan
8. Erosion Control Plan
9. Site Electrical Plans and Details
10. Site Utility Plans
11. Landscape and Irrigation Plans with Details
12. Community Center /Gymnasium Plans and Details
(Architectural, Structural, Mechanical, Plumbing, and Electrical)

Services not Included in Scope of Work

The following services shall be excluded from the basic services listed above and shall be provided by the City or others at City's expenses.

1. All project construction management and construction administrative services.
2. All geotechnical engineering services that are in addition to the current Preliminary Geotechnical Report.
3. All other services not specifically included within the scope of work.
4. Coordination and design of any off-site wet and/or dry utility extension or up-grades.
5. All work related to investigation, reporting, removal and disposal of asbestos and other hazardous materials currently on the site or in the existing buildings.
6. All work related to locating and documenting existing unknown underground utilities and subterranean structures.
7. Off-site hydraulic and hydrology studies and calculations including existing and proposed storm drain studies.
8. Services related to existing or potential site contamination.
9. Services related to unsuitable soil conditions.
10. Preparation of easements, right-of-ways or land dedication documents.
11. Revisions to completed and/or partially completed plans, studies and construction documents which are in conformance with the approved design development documents and directions previously received from the City or other jurisdictions and agencies have control over the project design, approval and/or permitting.
12. Grading and/or storm drain improvement designs on or through adjoining property.

13. All services related to environmental investigation and mitigation, clean up or permit, such as wetlands, hazardous or toxic materials or substances presently on-site or adjacent to the site and/or below the surface of the site or discovered during project design.
14. All design work and cost estimating services related to the under-grounding or relocation of existing unknown utilities (irrigation water pipes, telephone lines and electrical lines, storm drain lines and sewer lines) that are not shown on the plans provided by the city that run across the property are excluded since the scope of work for these utilities is not currently known and will be determined during the design phase of the project.
15. Payments of all plan check and assessment fees for project approval.
16. Laboratory sample collection and testing.
17. Hazardous water or toxic substance engineering and testing.
18. To Hirsch & Associates knowledge there are no wetlands within or adjacent to the project site and wetland permits are not included in the proposal.
19. Printing, delivery and mailing cost associated with project design and approval.
20. All cost for computer plotting, printing, and computer scans, and photographic reproductions as requested by the City.
21. Preparation and filing of all CEQA and EIR reports and documentation for the project.
22. 3D Perspective renderings and computer generated automated perspective renderings.

City Responsibilities

1. Provide copies to Hirsch & Associates of all existing park plans, documentation and site details including building plans, electrical, storm drains, plumbing, landscape and irrigation plans indicating points of connection for all proposed improvements, if available.
2. Provide all services and pay all cost for subsurface investigation to determine actual location and depth of utility points of connection and other subsurface structures determined to be essential for the preparation of the plans and specifications.
3. Preparation and filing of all CEQA and EIR reports and documentation for the project.
4. Pay all reproduction, delivery and mailing cost for plans and other items requested by city and required for project plan approval.
5. Provide and pay all cost of fees and services of city departments and governmental agencies having jurisdiction over the project for plan check.
6. Provide General Conditions and Special Provisions and other City "boiler plate" in computer format for insertion into project specifications.
7. Provide project administration and project management services for the project.
8. City shall prepare the hazardous material survey and removal report for the project. This report will be incorporated into the Special Provisions project specifications.

Deliverables

1. One complete set of Construction Documents, Probable Cost Estimate and Calculations.
2. One complete set of documents for NOI, SWPPP and SUSMP.
3. One complete set of Title 24 calculation and City's Green Building Ordinance compliance sheet for Phase One of the park and the Community Center/Gymnasium building.
4. Construction documents, specifications, and cost estimates in electronic format (PDF).
5. Project Time Schedule

Project Budget

The project construction budget for the Phase One scope of work described herein shall not exceed \$12,800,000 unless increased by written direction from the City. The budget is based on the following breakdown:

Original Estimate (July 2009)	\$11,518,217
Increase due to Code Changes (2%)	<u>\$239,364</u>
Subtotal	\$11,748,581
General Condition (approx. 9%)	<u>\$1,051,419</u>
Total	\$12,800,000

EXHIBIT B

FEE & PAYMENT TERMS

ORIGINAL AGREEMENT:

A. City shall compensate Consultant for the satisfactory performance of services described in this Agreement an amount not to exceed Four Hundred and Ninety-one Thousand Dollars (\$491,000).

B. Consultant shall provide City with monthly invoices in a form acceptable to the City for services performed. Such invoices shall describe in detail the work performed during the previous month by task, and shall request that payment be made in proportion to the portion of total services required. City shall pay satisfactory invoices within forty-five (45) days.

C. The fee shall be paid in proportion to the percent complete per task. However, in no event shall Consultant be paid more than the following for each completed task:

Schematic Design Phase

Task 1	\$35,000
Task 2	\$130,000
Task 3	\$98,000

Design Development Phase

Task 1	\$105,000
Task 2	\$83,000
Task 3	\$40,000

Total \$491,000

D. In the event the City authorizes in writing Contingency services not included as a part of the services described herein, the payment shall be based on the hourly rates in Exhibit B-1 or a lump sum as may be mutually agreed, but shall not exceed Twenty Thousand Dollars (\$20,000). This amount shall be in addition to that indicated in the previous paragraphs.

E. If City exercises its right to terminate this Agreement other than for cause pursuant to Section 11 of the Agreement, compensation to the Consultant shall be based on the percentage complete of the tasks then in progress and the payment per task provided in the paragraph C of this Exhibit. In no event shall the amount of money and time paid under this Exhibit exceed the amount which would be paid Consultant for the full performance of the services required by this Agreement.

AMENDMENT NO. 1

A. City shall compensate Architect for the satisfactory performance of services described in this Agreement an amount not to exceed Seven Hundred Seventy-Nine Thousand Six Hundred Dollars (\$779,600.00) for professional fees.

B. The fee shall be paid in proportion to the percent complete per task. However, in no event shall Consultant be paid more than the following for each completed task:

Construction Documents	\$763,000.00
Project Bidding	<u>\$16,600.00</u>
Total	\$779,600.00

C. In the event the City authorizes in writing Contingency services not included as a part of the services described herein, the payment shall be based on the hourly rates in Exhibit B-1 or a lump sum as may be mutually agreed, but shall not exceed Forty Thousand Dollars (\$40,000.00). This amount shall be in addition to that indicated in the previous paragraphs.

D. Total not to exceed amount of Agreement and Amendment No. 1 is One Million Three Hundred Ninety Thousand Six Hundred Dollars (\$1,390,600.00).

EXHIBIT B-1
HOURLY RATES

ORIGINAL AGREEMENT

The following rates shall apply to this Project:

Principal	\$200/hour
Landscape Architect	\$175/hour
Engineer	\$190/hour
Architect	\$180/hour
Project Director	\$130/hour
Project Manager	\$100/hour
Senior Designer	\$85/hour
Technical Staff	\$75/hour
Project Management Assistant	\$65/hour

The term Engineer refers to structural, mechanical and electrical engineers

AMENDMENT NO. 1

Executive Project Architect	\$200/hour
<u>Peer Review Consultants</u>	
Architect	\$195/hour
Structural Engineer	\$180/hour
Electrical Engineer	\$175/hour
Mechanical and Plumbing Engineer	\$175/hour

EXHIBIT C
RESPONSIBLE PERSONNEL

The following key personnel shall be dedicated for the duration of the Project:

ORIGINAL AGREEMENT:

Hirsch & Associates, Inc.:

Patrick Hirsch, President

The Albert Group:

Steven Albert

Reedcorp Engineering:

Ronald Reed

Johnson & Nielsen Associates:

Jack Nielsen

Hi-Tech Engineering:

Majid Kimiagar

Cummings Associates:

Phil Mathur

Blue Peak Engineering:

Robert DePrat

AMENDMENT NO. 1

RTK Architects, Inc.

Mandana Motahari, AIA

Brandow & Johnson, Inc

Isao Kawasaki, S.E.

TEK Engineering Group, Inc

Masoud Narimanzadeh, P.E.

SPEC Engineering

Sia Garestani, P.E.

Eldorado Climbing Walls

John McGowan, President

EXHIBIT D
REIMBURSABLE COSTS

ORIGINAL AGREEMENT:

Reimbursable costs in connection with this Agreement and reasonably incurred by the Consultant shall be billed at direct cost and are in addition to the professional fee. Such costs shall not exceed Twenty-five Thousand Dollars (\$25,000) and shall be limited to the following:

1) Preparation of presentation boards (15 @ \$800 ea)	\$12,000
2) Printing of Project Summary Reports	\$6,000
3) Reproduction of plans	\$4,000
4) Travel (inclusive of trip to Colorado, as requested by City)	\$3,000
 Total	 \$25,000

AMENDMENT NO. 1:

Reimbursable costs in connection with this Amendment No. 1 and reasonably incurred by the Consultant shall be billed at direct cost and are in addition to the professional fee. Such costs shall not exceed Twenty-five Thousand Dollars (\$25,000) and shall be limited to the following:

- 1) Reproduction of plans for project coordination and Plan Check

EXHIBIT E
CONSULTANT'S SUB-CONSULTANTS

ORIGINAL AGREEMENT:

Consulting Building Architect:
The Albert Group
3635 Hayden Avenue
Culver City, CA 90232
(310) 837-8863

Electrical Engineering:
Reedcorp Engineering
2061 Business Center Drive, suite 110
Irvine, CA 92612
(949) 752-1278

Consulting Structural Engineer:
Johnson & Nielsen Associates
18009 Sky Park Circle, Suite L
Irvine, CA 92614
(949) 261-1495

Mechanical Engineering:
Hi-Tech Engineering
1431 Ocean Avenue
Santa Monica, CA 90401
(310) 576-1553

Cost Estimator:
Cummings Associates
660 S. Figueroa Street, Suite 1000
Los Angeles, CA 90017
(213) 408-4518

Civil Engineering:
Blue Peak Engineering
646 North Sepulveda Place
Placentia, CA 92870

AMENDMENT NO. 1

Peer Review Consultants:

RTK Architects, Inc.
2020 S. Robertson Bl.
Los Angeles, CA 90034

Brandow & Johnson, Inc.
20301 SW Birch Street
Suite 100
Newport Beach, CA 92660

TEK Engineering Group, Inc.
16830 Ventura Blvd. Suite #266
Encino, CA 91436

Spec Engineering
16830 Ventura Blvd. Suite #266
Encino, CA 91436

Climbing Wall Consultant

Eldorado Climbing Walls
1835 38th Street
Boulder, CO 80301

Attachment 2

Categorical Exemption



www.beverlyhills.org

COMMUNITY DEVELOPMENT DEPARTMENT

455 N. Rexford Drive
Beverly Hills, CA 90210-4817
(310) 285-1123
FAX: (310) 858-5966

CITY OF BEVERLY HILLS

Categorical Exemption

NAME OF PROJECT Roxbury Park Development

LOCATION 471 S. Roxbury Drive, Beverly Hills, California

TYPE OF BUSINESS (IF COMMERCIAL) City Park

PROJECT DESCRIPTION Remodel portions of the existing park facility including the following: upgrade park infrastructure (i.e. irrigation, drainage, grading); athletic fields to accommodate baseball, soccer and lacrosse; new 22,300 SF Community Center to replace existing 19,000 SF center; remodel existing clubhouse building; replace park restroom facility; and expanded on-site parking

APPLICANT'S NAME City of Beverly Hills PHONE 310-285-1188

APPLICANT'S ADDRESS Project Administration 345 Foothill Road

CITY Beverly Hills, CA ZIP 90210

IF DIFFERENT, PROVIDE:

AGENT'S NAME PHONE

AGENT'S ADDRESS

CITY ZIP

The undersigned, having received this project for processing, has reviewed it for environmental impact and concluded that the project qualifies for a categorical exemption under the procedures adopted by the City of Beverly Hills and no further environmental assessment is necessary.

Applicable Exemption Class 1, 2, 3

COMMENTS The project consists of alterations to existing facilities, replacement and reconstruction of existing structures and facilities, and minor land alterations including grading, landscaping, irrigation, and drainage.

REVIEWED BY [Signature] Date 7/22/2008