

ARCHITECTURAL & ENGINEERING SERVICES



REQUEST FOR QUALIFICATIONS 202214 AQUATICS FACILITY



Ohlson Lavoie Corporation

June 23, 2022

BE WELL GET WELL STAY WELL LIVE WELL

June 23, 2022

Village of Wellington
Clerk's Office
12300 Forest Hill Boulevard
Wellington, FL 33414

FIRSTLY

THANK YOU
FOR CONSIDERING US

RE: RFQ # 202214 Architectural and Engineering Services for the Construction of an Aquatics Facility

Dear Ms. Zembruski and Members of the Selection Committee:

Serving 50-60 lap swimmers per day, 180 club team swimmers, 15 club team divers, 50-100 recreational swimmers, and up to 300 summer camp users, the Wellington Aquatics Complex is a beloved community resource. It is the Village of Wellington's fixture of competition swimming, diving, and recreational aquatics. After over 40 years of use, the time has come to usher in a new era of aquatics for the Village of Wellington with an upgraded, state-of-the-art facility to serve future generations.

To accomplish this, the OLC team will strive to come to a deep understanding of your community's needs. We believe this understanding is the heart of great public architecture.

Experience has taught us that without the input of your stakeholders, the Village Council, and staff, it would be difficult to reach a solid and final recommendation of where and what amenities to be included within the allocated budget. The more we know about your project, patrons, and community, the better we're able to serve the collective vision. OLC will put you at the center of the design process. Our focus is to create beautiful spaces that are extremely functional, ridiculously efficient, and specifically targeted to capture the spirit of your community.

We are Team OLC – an unprecedented assembly of industry experts poised to make your vision for your new Aquatics Facility a reality. We are here to guide you through the design and construction process with minimal stress. We have worked for Palm Beach County on other projects and understand the county's codes, resolutions and ordinances.

We have reviewed the study performed by Counsilman Hunsaker and have included them on our team. We will analyze the different proposed options included in the RFQ based on our knowledge and assessment of each option/ site; we will summarize the pros and cons of each option and give you our recommendation. However, this will ultimately change as we listen to your needs and desires.

As one of the nation's leading consultants in Recreation Architecture, Feasibility, and Regional Aquatic Design, we are aware of the issues and trends that the aquatics industry is experiencing today. As an example, we just installed a new NinjaCross system in a recent renovation. This program and others can be incorporated to provide alternative uses of the competition pool for leisure and exercise, appealing to different age groups.

Our most senior aquatics people will be on board from day one. As Principal-in-Charge, I will lead the team and be your Primary Point of Contact and Contract Manager. OLC Senior Principal Maged Elsheikh will act as Project Manager, and we have also included Project Architect, Michael St. John and Senior Interior Designer, Brenda Amsberry. Together we will make sure the design is beautiful, functional, on budget, and delivered on time.

We have reviewed the scope of work thoroughly and validate the following qualifications to be true to the best of our knowledge. It is our sincere pleasure to submit this proposal. It is our intent to provide the services requested in the RFQ. We hope to have the opportunity to demonstrate to you in person, how our team will ensure the success of this project. Thank you for your consideration; we look forward to hearing from you soon.

Sincerely,



Sam Elsheikh, CFO
Senior Principal | Principal-in-Charge/Contract Manager
OLC Architecture, Interiors and Aquatics
2295 S. Hiawasse Road, Suite 310 | Orlando, FL 32835
P: 407.992.0470 | E: selsheikh@olcdesigns.com

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OLC and Councilman are currently collaborating successfully on projects across the country including the Laramie County School District No. 1 East High School Pool in Cheyenne, WY; the Margaret Carpenter Recreation Center Renovation in Thornton, CO; Town Park in Berthoud, CO; and EPIC Water Park in Fargo, ND.



**SECTION 4
FORMS****RFQ # 202214
ACKNOWLEDGEMENT (TAB# 1)**

To: Wellington
12300 Forest Hill Blvd
Wellington, FL 33414

OLC (Ohlson Lavoie Corporation)

(Professional Consultant)

agrees to provide PROFESSIONAL CONSULTING SERVICES as defined in this Request for Qualifications document and in accordance with the requirements of the specifications and related work authorizations/contract documents.

The undersigned Qualifier/Consultant has carefully examined the RFQ requirements and related contract documents and is familiar with the nature and extent of the work and any local conditions that may in any manner affect the work to be done.

The undersigned agrees to provide the PROFESSIONAL CONSULTING SERVICES called for by the RFQ documents, in the manner prescribed therein and to the standards of quality and performance established by Wellington for the quality of service quoted.

The undersigned agrees to the right of Wellington to hold the Request for Qualifications submittals and guarantees the future related proposals for a period not to exceed one hundred and twenty (120) days from the effective date of the contract term.

The undersigned accepts the invoicing and payment policies specified in the RFQ.

Upon award of this RFQ, Wellington and Qualifier/Consultant each binds himself, itself, or herself, its partners, successors, assigns, and legal representatives to the other party hereto in respect to all covenants, agreements, and obligations contained in the RFQ Documents.

The RFQ Document constitutes the entire agreement between Wellington and Qualifier/Consultant and may only be altered, amended, or repealed by a Change Order or a written amendment.

The Qualifier/Consultant, by signing these RFQ Submittal pages, acknowledges and agrees to abide by all the terms, conditions, and specifications contained in this RFQ Document.

Dated this _____ day of _____, _____
(Month) (Year)

INDIVIDUAL, FIRM, CORPORATION, LIMITED LIABILITY, PARTNERSHIP, OR OTHER FORM OF ENTITY

By: _____ / _____
(Signature) (Print name)

Address: _____

Telephone: (____) _____ Fax: (____) _____

Social Security Number (OR) Taxpayer Identification Number (TIN): _____

CORPORATION

By:  / Sam Elsheikh
(Signature) (Print name)

Address: 2295 S Hiawassee Rd. #310 Orlando, FL 32835

Telephone: (407) 992-0470 Fax: (303) 294-9440

Taxpayer Identification Number (TIN/EIN): 84-0674977

State Under Which Corporation Was Chartered: Colorado

Corporate President: Hervey Lavoie
(Print Name)

Corporate Secretary: Donaldo Visani
(Print Name)

Corporate Treasurer: Sam Elsheikh
(Print Name)

CORPORATE SEAL

Attest By: Donaldo H Visani
Secretary

Signature:  Date: 6/3/2022

**Council**

Anne Gerwig, Mayor
Michael Drahos, Vice Mayor
John T. McGovern, Councilman
Michael J. Napoleone, Councilman
Tanya Siskind, Councilwoman

Manager
Jim Barnes

RFQ No. 202214

Title: Architectural and Engineering Services for the Construction of an Aquatics Facility

NEW RFQ OPENING DATE: June 23, 2022 at 9:00am

Addendum Date: May 12, 2022

ADDENDUM NO. ONE

PURPOSE: The purpose of this Addendum/NOTICE is to make changes, additions, deletions, revisions, and clarifications to the (RFP) Request for Proposals documents for the Architectural and Engineering Services for the Construction of an Aquatics Facility. Proposers shall review the Addendum requirements in detail and incorporate any effects the Addendum may have in their proposal price

1. **The following dates have been changed:**

- **RFQ Submittal Deadline/Opening:** June 23, 2022 at 9:00 AM
- **Evaluation/Short-list Committee Review:** July 13, 2022 at 9:00 AM
- **Presentations and Oral Interviews:** July 27, 2022 starting at 8:30 AM

2. Question: It's difficult to determine from the RFQ what the scope of the project is. The Scope of Work indicates City is looking for A/E firm to provide design and construction phase services for the development and construction of an Aquatics Facility. The Study included in the RFQ (completed in March 2021) illustrates several options. Has a program for the project been developed and approved?

Response: A program for the project has not been developed or approved. The study was provided for informational purposes only.

3. Question: Will Councilman-Hunsaker be precluded from pursuing this project?

Response: No.

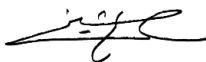
4. Question: From all of the options that were provided in the Feasibility Study, which option is the preferred one from the Village? Is it to renovate the pool and add a new leisure pool? Have the aquatics center in the same location or move it to a different one?

Response: No decisions have been made at this time.

5. Question: Is there a total budget approved by the Village for this project?

Response: There is currently \$1,500,000 budgeted for the design of this project.

ACKNOWLEDGEMENT: Proposers must acknowledge receipt of any and all Addenda. Failure to do so may result in rejection of the Proposal. All requirements of the proposal documents remain unchanged except as cited herein.



Signature of Proposer Acknowledging Receipt of
Addendum No. (1) One to be attached in front of submittal

Council

Anne Gerwig, Mayor
Michael Drahos, Vice Mayor
John T. McGovern, Councilman
Michael J. Napoleone, Councilman
Tanya Siskind, Councilwoman

Manager

Jim Barnes

RFQ No. 202214

Title: Architectural and Engineering Services for the Construction of an Aquatics Facility

RFQ OPENING DATE: June 23, 2022 at 9:00am

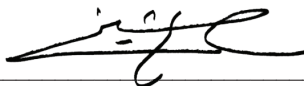
Addendum Date: May 27, 2022

ADDENDUM NO. TWO

PURPOSE: The purpose of this Addendum/NOTICE is to make changes, additions, deletions, revisions, and clarifications to the (RFP) Request for Proposals documents for the Architectural and Engineering Services for the Construction of an Aquatics Facility. Proposers shall review the Addendum requirements in detail and incorporate any effects the Addendum may have in their proposal price

1. Question: Will Traffic Studies be required?
Response: A traffic study will not be required at this time.
2. Question: Regarding RFQ #202214 Architectural and Engineering Services for the Construction of an Aquatics Facility, is the team project manager able to be a registered engineer or landscape architect in the State of Florida, or must they be a registered architect?
Response: The team project manager must be a registered architect.
3. Question: Regarding the above referenced RFQ, should we include an aquatic engineer as a subconsultant? In the RFQ the disciplines noted were mechanical, electrical, plumbing, fire protection, landscape architecture, civil engineering, and structural engineering.
Response: All members/subconsultants of the proposer's team shall be listed in the submittal.
4. Question: Does the Village plan to use a geothermal heating system for the new pool?
Response: A decision has not been made at this time.
5. Question: Has a decision been made for the pool to remain at the current location or be moved to a different Village site?
Response: No, a decision has not been made. As part of your submittal, please include your firm's recommendation in Tab #11. Due to the additional information requested, the page limit for Tab #11 has been increased to 8 double-sided pages.

ACKNOWLEDGEMENT: Proposers must acknowledge receipt of any and all Addenda. Failure to do so may result in rejection of the Proposal. All requirements of the proposal documents remain unchanged except as cited herein.



Signature of Proposer Acknowledging Receipt of
Addendum No. (2) Two to be attached in front of submittal



DRUG-FREE WORKPLACE (TAB #2)

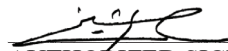
Preference may be given to businesses with drug-free workplace programs. Whenever two or more Bids which are equal with respect to price, quality, and service are received by the Owner for the procurement of commodities or contractual services, a Bid received from a business that certifies that it has implemented a drug-free workplace program may be given preference in the award process. Established procedures for processing tie Bids will be followed if none of the tied vendors have a drug-free workplace program. In order to have a drug-free workplace program, a business must attest to the following:

1. We publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.
2. We inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.
3. We give each employee engaged in providing the commodities or contractual services that are under Bid a copy of the statement specified in subsection (1).
4. We, in the statement specified in subsection (1), notify the employees that, as a condition of working on the commodities or contractual services that are under Bid, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contendere to, any violation of Chapter 893 or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than five (5) days after such conviction.
5. We impose a sanction on, or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community, by any employee who is so convicted.
6. We make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

As the person authorized to sign the statement, I certify that this firm complies fully with the above requirements.

OLC (Ohlson Lavoie Corporation)

COMPANY NAME



AUTHORIZED SIGNATURE

Sam Elsheikh

NAME (PRINT OR TYPE)

CFO/Senior Principal

TITLE



CONFLICT OF INTEREST STATEMENT (TAB# 3)

This Proposal/Agreement (whichever is applicable) is subject to the conflict of interest provisions of the policies and Code of Ordinances of WELLINGTON, the Palm Beach County Code of Ethics, and the Florida Statutes. During the term of this Agreement and any renewals or extensions thereof, the VENDOR shall disclose to WELLINGTON any possible conflicts of interests. The VENDOR's duty to disclose is of a continuing nature and any conflict of interest shall be immediately brought to the attention of WELLINGTON. The terms below shall be defined in accordance with the policies and Code of Ordinances of WELLINGTON, the Palm Beach County Code of Ethics, and Ch. 112, Part III, Florida Statutes.

CHECK ALL THAT APPLY.**NO CONFLICT:**

☒ To the best of our knowledge, the undersigned business has no potential conflict of interest for this Agreement due to any other clients, contracts, or property interests.

☒ To the best of our knowledge, the undersigned business has no employment or other contractual relationship with any WELLINGTON employee, elected official or appointed official.

☒ To the best of our knowledge, the undersigned business has no officer, director, partner or proprietor that is a WELLINGTON purchasing agent, other employee, elected official or appointed official. The term "purchasing agent", "elected official" or "appointed official", as used in this paragraph, shall include the respective individual's spouse or child, as defined in Ch. 112, Part III, Florida Statutes.

☒ To the best of our knowledge, no WELLINGTON employee, elected official or appointed official has a material or ownership interest (5% ownership) in our business. The term "employee", "elected official" and "appointed official", as used in this paragraph, shall include such respective individual's relatives and household members as described and defined in the Palm Beach County Code of Ethics.

☒ To the best of our knowledge, the undersigned business has no current clients that are presently subject to the jurisdiction of WELLINGTON's Planning, Zoning and Building Department.

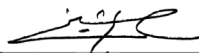
POTENTIAL CONFLICT:

☐ The undersigned business, by attachment to this form, submits information which may be a potential conflict of interest due to any of the above listed reasons or otherwise.

THE UNDERSIGNED UNDERSTANDS AND AGREES THAT THE FAILURE TO CHECK THE APPROPRIATE BLOCKS ABOVE OR TO ATTACH THE DOCUMENTATION OF ANY POSSIBLE CONFLICTS OF INTEREST MAY RESULT IN DISQUALIFICATION OF YOUR BID/PROPOSAL OR IN THE IMMEDIATE CANCELLATION OF YOUR AGREEMENT, WHICHEVER IS APPLICABLE.

OLC (Ohlson Lavoie Corporation)

COMPANY NAME



AUTHORIZED SIGNATURE

Sam Elsheikh

NAME (PRINT OR TYPE)

CFO/Senior Principal

TITLE



NON-COLLUSION AFFIDAVIT (TAB# 4)

State of FloridaCounty of Orange

Being duly sworn deposes and says:

That he/she is an officer of the parties making the forgoing bid submittal, that such bid submittal is genuine and not collusive or sham, that said Bidder has not colluded, conspired, connived or agreed, directly or indirectly with any bidder or person, to put in a sham bid or to refrain from bidding and has not in any manner, directly, or indirectly, sought by agreement of collusion or communication or conference with any person, to fix the price of affiant or any other bidder, or to fix any overhead, profit of cost element of said price, or that of any other bidder, or to secure any advantage against the authority, of any person interested in the proposed contract and that all statements in said bid is true.

OLC (Ohlson Lawrie Corporation)
Name of Bidder

Sam Elsheikh
Print name of designated signatory

[Signature]
Signature

CFO
Title

On this 13 day of June, 2022, before me appeared Sam Elsheikh personally known to me to be the person described in and who executed this _____ and acknowledged that (she/he) signed the name freely and voluntarily for the uses and purposes therein described.
In witness thereof, I have hereunto set my hand and affixed seal the day and year last written above.

Victoria Greiner
Signature

Notary Public in and for the State of Florida

(Affix Seal Here)



Victoria Greiner
(Name Printed)

Residing at Orlando, FL

My commission expires 2/15/2026

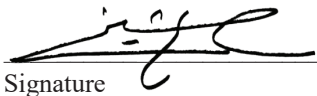


CERTIFICATION PURSUANT TO FLORIDA STATUTE § 215.4725 (TAB# 5)

I, Sam Elsheikh, on behalf of OLC (Ohlson Lavoie Corporation), certifies
Print Name Company Name

that OLC (Ohlson Lavoie Corporation) does not:
Company Name

1. Participate in a boycott of Israel; and
2. Is not on the Scrutinized Companies that Boycott Israel list; and
3. Is not on the Scrutinized Companies with Activities in Sudan List; and
4. Is not on the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List; and
5. Has not engaged in business operations in Cuba or Syria.


Signature

CFO/Senior Principal
Title

06/03/2022
Date



QUESTIONNAIRE (TAB#6)

PROJECT: Architectural and Engineering Services for Aquatics Facility.
OWNER: Village of Wellington
CONSULTANT:

INSTRUCTIONS

- A. All questions are to be answered in full, without exception. If copies of other documents will answer the question completely, they may be attached and clearly labeled. If additional space is needed, additional pages may be attached and clearly labeled.
- B. The Village of Wellington shall be entitled to contact each and every person/company listed in response to this questionnaire. The proposer, by completing this questionnaire, expressly agrees that any information concerning the proposer in possession of said entities may be made available to the Village.
- C. Only complete and accurate information shall be provided by the proposer. The proposer hereby warrants that, to the best of its knowledge and belief, the responses contained herein are true, accurate, and complete. The proposer also acknowledges that the Village is relying on the truth and accuracy of the responses contained herein. If it is later discovered that any material information given in response to a question was provided by the proposer, knowing it was false, it shall constitute grounds for immediate disqualification, termination, or rescission by the Village of any subsequent agreement between the Village and the proposer.
- C. If there are any questions concerning the completion of this form, the proposer is encouraged to contact Danielle Zembrzuski- 561-791-4107- dzembrzuski@wellingtonfl.gov.

Proposer's Name: OLC (Ohlson Lavoie Corporation)

Principal Office Address: 2295 S Hiawasse Rd. #310

Orlando, FL 32835

Official Representative: Sam Elsheikh

Individual

Partnership (Circle One)

Corporation

If a Corporation, answer this:

When Incorporated: 1961

In what State: Colorado

If Foreign Corporation:

Date of Registration with
Florida Secretary of State: June 13, 2005

Name of Resident Agent: Sameh Elsheikh

Address of Resident Agent: 2295 S. Hiawasse Road, Suite 310, Orlando, FL 32835

President's Name: Hervey Lavoie

QUESTIONNAIRE

Vice President's Name: Dan Potter

Treasurer's Name: Sam Elsheikh

Members of Board of Directors: Robert McDonald, CEO

Maged Elsheikh, Director

Donaldo Visani, Secretary

Brian Beckler, Director

If a Partnership: David Sprague, Director

Date of Organization: _____

General or Limited Partnership*: _____

Name and Address of Each Partner:

Name

Address

1. _____

2. _____

3. _____

*Designate general partners in Limited Partnership

1. Number of years of relevant experience in operating similar business: 40

2. Have any similar agreements held by proposer for a similar project to the proposed project ever been canceled?

Yes ()

No (X)

If yes, give details on a separate sheet.

3. Has the proposer or any principals of the applicant organization failed to qualify as a responsible proposer, refused to enter into a contract after an award has been made, failed to complete a contract during the past five (5) years, or been declared to be in default in any contract in the last five (5) years? No

If yes, please explain:

4. Has the proposer or any of its principals ever been declared bankrupt or reorganized under Chapter 11 or put into receivership? No

If yes, give date, court jurisdiction, action taken, and any other explanation deemed necessary.

5. Person or persons interested in the proposal and Questionnaire Form _____ (have) X (have not) been convicted by a Federal, State, County or Municipal Court of any violation of law, other than traffic violations. To include stockholders over ten percent (10%). (Strike out inappropriate words).

Explain any convictions on a separate sheet.

QUESTIONNAIRE

6. Lawsuits (any) pending or completed involving the corporation, partnership or individuals with more than ten percent (10%) interest (**NOTE: the response to this question may be “Refer to Tab#8 of the proposal”**):

A. List all pending lawsuits

N/A

B. List all judgments from lawsuits in the last five years:

N/A

C. List any criminal violations and/or convictions of the proposer and/or any of its principals:

N/A

7. Conflicts of Interest. The following relationships are the only potential, actual or perceived conflicts of interest in connection with this proposal: (If none, so state). Please also include a list of any clients within the boundaries of the Village of Wellington that the proposer or its firm has had within the last five (5) years.

The OLC team has no conflicts of interest.

The proposer understands that information contained in this Questionnaire will be relied upon by Wellington in awarding the proposed Agreement and such information is warranted by the proposer to be true. The undersigned proposer agrees to furnish such additional information, prior to acceptance of any proposal relating to the qualifications of the proposer, as may be required by the Village Manager.

The proposer further understands that the information contained in this questionnaire may be confirmed through a background investigation conducted by the Palm Beach Sheriff's Department. By submitting this questionnaire, the proposer agrees to cooperate with this investigation, including but not necessarily limited to fingerprinting and providing information for credit check.

I certify that the information and responses provided on this Questionnaire are true, accurate and complete. The Owner of the Project or its representatives may contact any entity or reference listed in this Questionnaire. Each entity or reference may make any information concerning the Contractor available to the Owner.

Signature of Authorized Representative



Dated June 3, 2022





EVIDENCE OF INSURANCE CERTIFICATION

Client#: 1760722

OHLSOLAV

ACORD™

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
6/06/2022

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer any rights to the certificate holder in lieu of such endorsement(s).

PRODUCER USI Insurance Services, LLC P.O. Box 7050 Englewood, CO 80155 800 873-8500		CONTACT NAME: Jenifer Clemens PHONE (A/C, No, Ext): 800 873-8500 FAX (A/C, No): E-MAIL ADDRESS: den.certificate@usi.com															
INSURED Ohlson Lavoie Corporation 400 Santa Fe Dr Denver, CO 80204-5024		<table border="1"> <thead> <tr> <th>INSURER(S) AFFORDING COVERAGE</th> <th>NAIC #</th> </tr> </thead> <tbody> <tr> <td>INSURER A : Sentinel Insurance Company Ltd.</td> <td>11000</td> </tr> <tr> <td>INSURER B : Hartford - WC Multiple Issuing Cos</td> <td>00914</td> </tr> <tr> <td>INSURER C : Berkley Insurance Company</td> <td>32603</td> </tr> <tr> <td>INSURER D :</td> <td></td> </tr> <tr> <td>INSURER E :</td> <td></td> </tr> <tr> <td>INSURER F :</td> <td></td> </tr> </tbody> </table>		INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER A : Sentinel Insurance Company Ltd.	11000	INSURER B : Hartford - WC Multiple Issuing Cos	00914	INSURER C : Berkley Insurance Company	32603	INSURER D :		INSURER E :		INSURER F :	
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INSURER D :																	
INSURER E :																	
INSURER F :																	

COVERAGES		CERTIFICATE NUMBER:		REVISION NUMBER:			
THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.							
INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:	X	X	34SBAAB8906	01/01/2022	01/01/2023	EACH OCCURRENCE \$1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$1,000,000 MED EXP (Any one person) \$10,000 PERSONAL & ADV INJURY \$1,000,000 GENERAL AGGREGATE \$2,000,000 PRODUCTS - COMP/OP AGG \$2,000,000 \$
A	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS ONLY <input checked="" type="checkbox"/> NON-OWNED AUTOS ONLY	X	X	34SBAAB8906	01/01/2022	01/01/2023	COMBINED SINGLE LIMIT (Ea accident) \$1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> DED <input checked="" type="checkbox"/> RETENTION \$10,000	X	X	34SBAAB8906	01/01/2022	01/01/2023	EACH OCCURRENCE \$5,000,000 AGGREGATE \$5,000,000 \$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? <input checked="" type="checkbox"/> Y <input checked="" type="checkbox"/> N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below		X	34WECAE3SFT	01/01/2022	01/01/2023	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$1,000,000 E.L. DISEASE - EA EMPLOYEE \$1,000,000 E.L. DISEASE - POLICY LIMIT \$1,000,000
C	Professional Liability Claims Made			AEC905139202	01/01/2022	01/01/2023	\$5,000,000 per claim \$5,000,000 annl aggr.

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

As required by written contract or written agreement, the following provisions apply subject to the policy terms, conditions, limitations and exclusions: The Certificate Holder and owner are included as Automatic Additional Insured's for ongoing and completed operations under General Liability; Designated Insured under Automobile Liability; and Additional Insureds under Umbrella / Excess Liability but only with respect to liability arising out of the Named Insured work performed on behalf of the certificate holder and owner. (See Attached Descriptions)

CERTIFICATE HOLDER Village of Wellington Clerk's Office 12300 Forest Hill Boulevard Wellington, FL 33414	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
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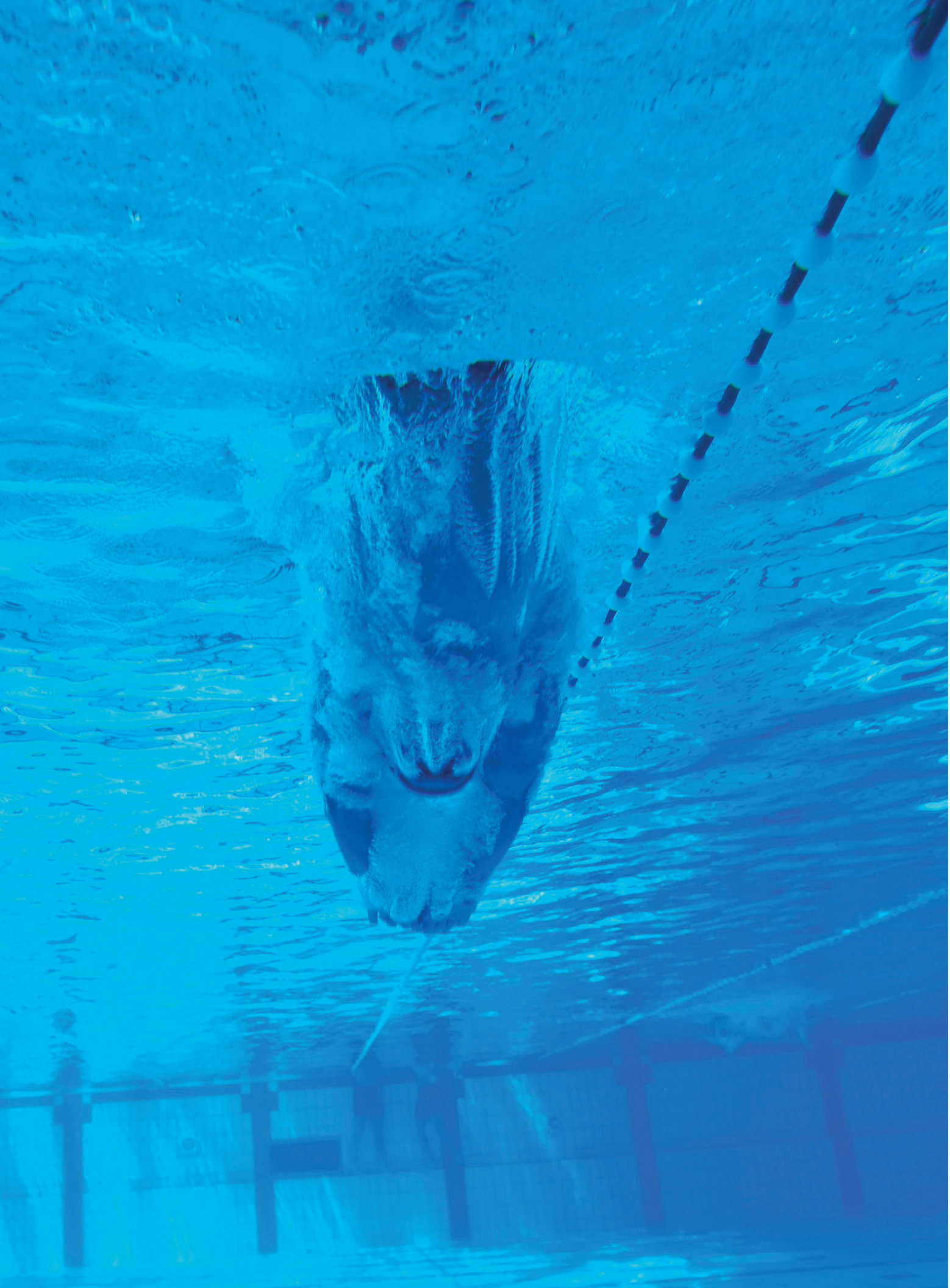
ACORD 25 (2016/03) 1 of 2 The ACORD name and logo are registered marks of ACORD
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BDKZP



RFQ #202214 - A&E Services for the Construction of an Aquatics Facility

E-VERIFY MEMORANDUM OF UNDERSTANDING





Company ID Number: 390586

Approved by:

Employer Ohlson Lavoie Corporation	
Name (Please Type or Print) Linda M. Hoffert	Title Controller
Signature Electronically Signed	Date 02/07/2011
Department of Homeland Security – Verification Division	
Name (Please Type or Print) USCIS Verification Division	Title
Signature Electronically Signed	Date 02/07/2011





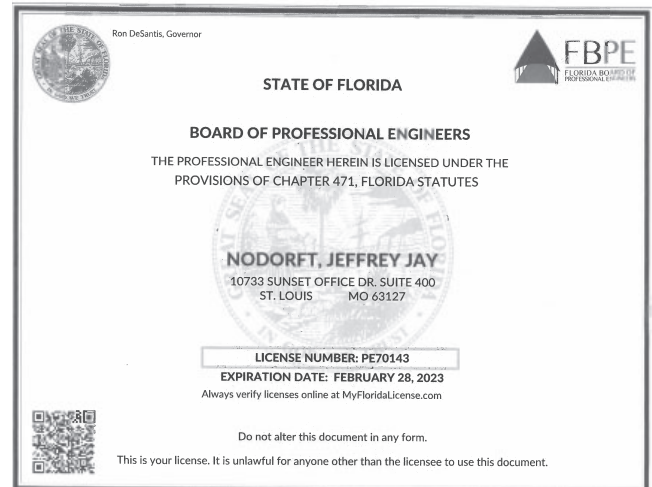
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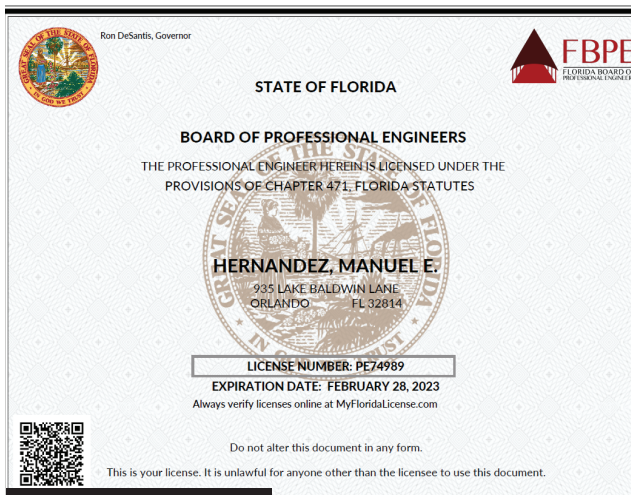
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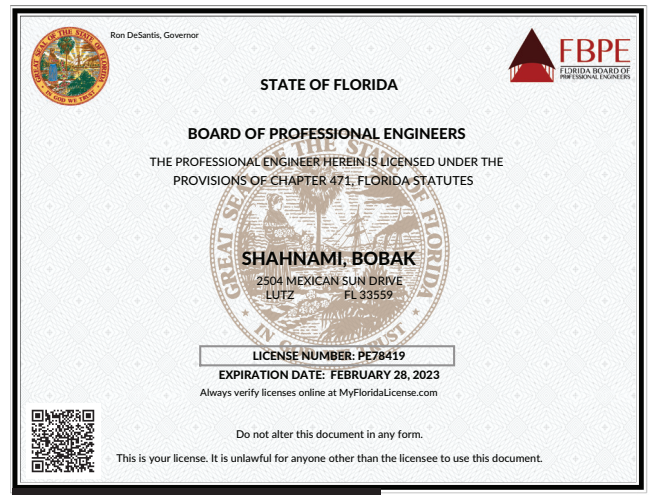
OLC



Councilman- Hunsaker

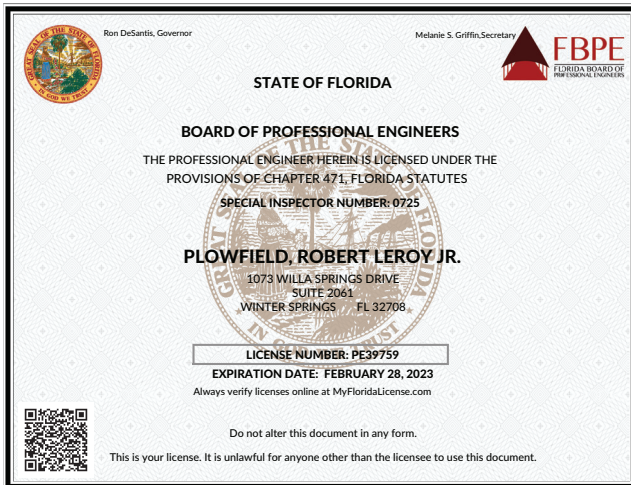


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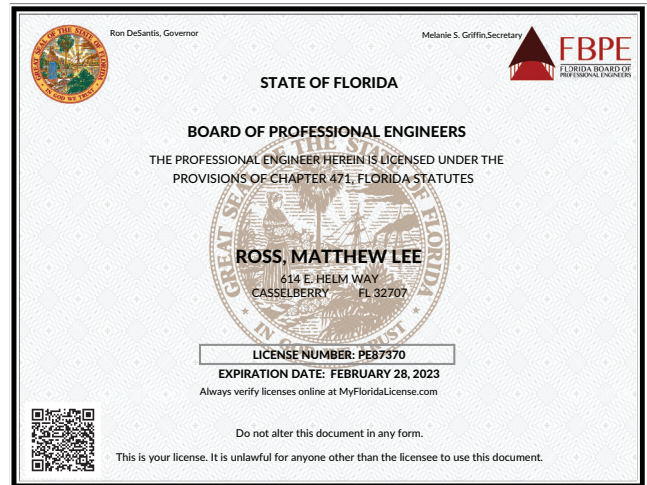


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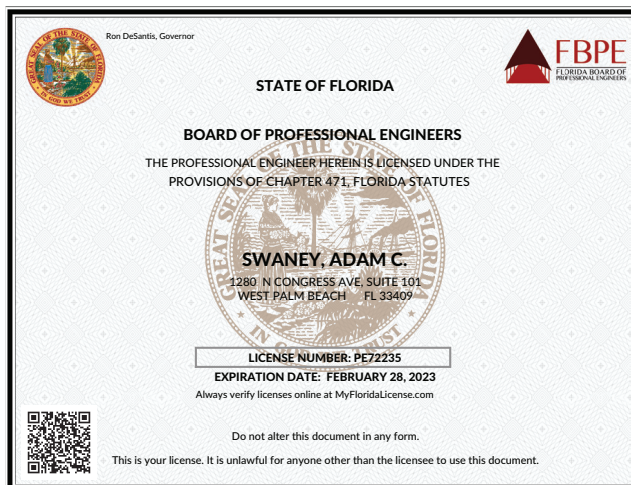
LICENSES/CERTIFICATES OF AUTHORIZATION/REGISTRATIONS



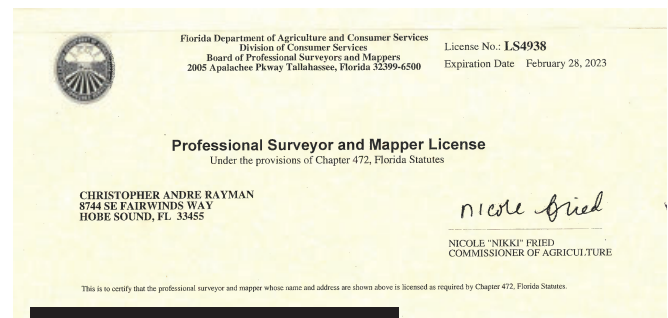
R.L. Plowfield



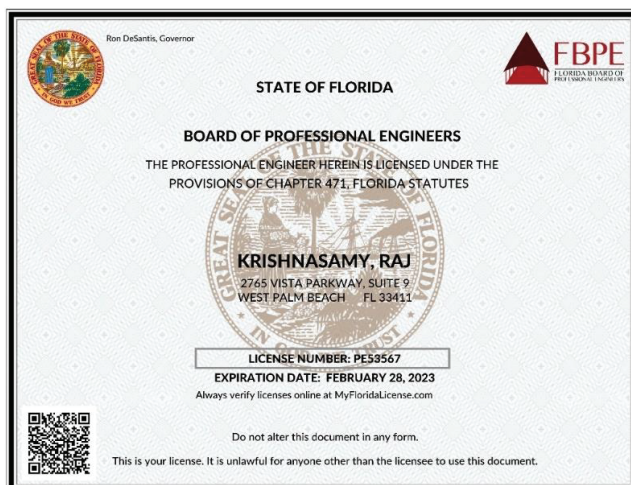
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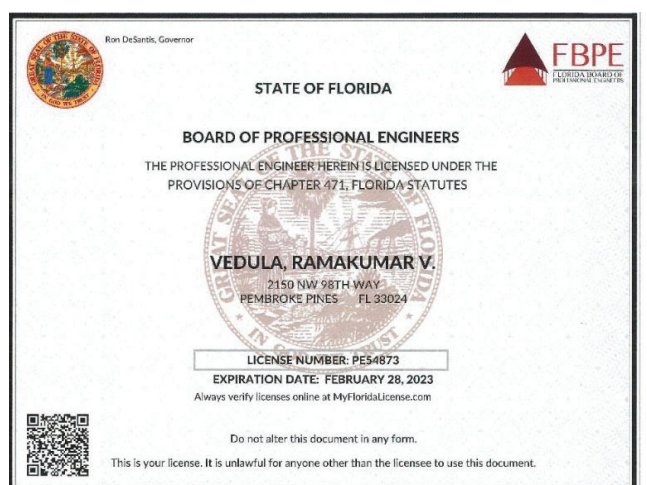
Engenuity



Engenuity



TSFGeo

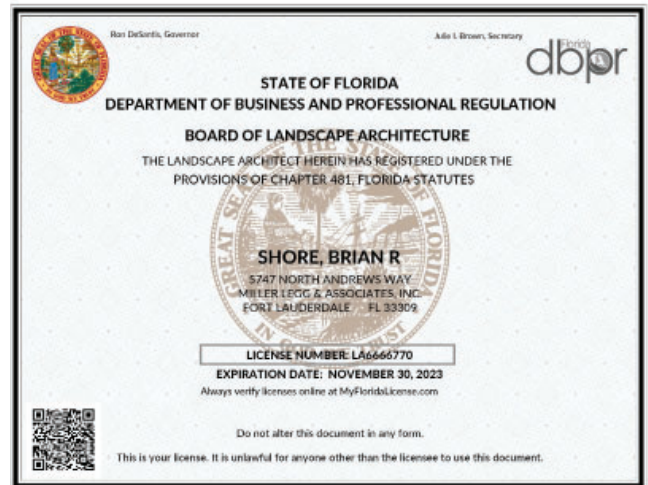


TSFGeo

LICENSES/CERTIFICATES OF AUTHORIZATION/REGISTRATIONS



Miller Legg



Miller Legg



OLC provided architecture services for our \$4 million renovation of the Oviedo YMCA. We are very pleased with the level of service we received. OLC listened to our needs and were able to quickly and efficiently translate them to a plan that accomplished all of our goals and objectives.



Their constant availability and lightning quick response to questions, clarifications, and changes has been very much appreciated. We highly recommend them and look forward to working with them on future YMCA of Central Florida projects.

Nicole G. Micheli, Director of Planning
YMCA Oviedo, Florida





OLC is committed, enthusiastic and driven to deliver stellar architecture, interior design and aquatic design for our clients. For the past 37 years, OLC has focused on municipal aquatic and recreation facilities; athletic, fitness and wellness facilities, including athletic/sports clubs and ice arenas; commercial fitness centers, medically-based wellness centers, recreation centers, and spas.

With an inspiring resume of more than **500 AQUATIC FACILITIES**, it is no surprise that our team uses innovative design solutions and top notch technical skills to surpass client expectations. Whether the project is an exercise, therapy or recreation pool, municipal splash pad, commercial water park, fountain or resort amenity, our aquatics team works seamlessly to address all opportunities and challenges in each phase of design and construction. Our approach is to listen to your needs before thoughtfully programming and creatively planning the aquatic attraction to fully realize your ambitions.

Our design process is enriched by collaborative spirit, creative commitment and a client-centered attitude. We partner clients' business goals and strategic insights with our aesthetic vision, deep experience, and problem solving skills to create superior outcomes and a successful design project. Everyone at OLC is committed to truly understanding each client's unique needs. Our team is dedicated to adding value through design by delivering maximum impact for each dollar invested. Value-conscious, client-centered, custom-fitted design is a strategic investment for every owner. We apply principles of smart design to honor that investment and produce measurable returns.

The secret to the design success experienced by our clients is easily explained. Treat each new assignment as a fresh challenge. Listen to our client's agenda. Respect their priorities. Focus on enrichment of the member experience. Stay abreast of thought leaders in the industry. Most of all, believe in the power of design to change lives for the better. We hope to work with the Village of Wellington on the design and construction of an aquatics facility. We currently have the availability and staffing.

PROJECT OFFICE LOCATION

OLC (Ohlson Lavoie Corporation)
2295 S. Hiawassee Road #310
Orlando, Florida 32835
P: 407.992.0470
www.olcdesigns.com

CORPORATE HEADQUARTERS

400 Santa Fe Drive
Denver, Colorado 80204
P: 303.294.9244

61 
**YEARS
IN
BUSINESS**

26 
**CREATIVE
CLIENT
FOCUSED
EMPLOYEES**

500+ 
**AQUATIC
FACILITIES**

\$150M 
**PER YEAR IN
VALUE BUILT**



SAM ELSHEIKH, AIA, NCARB, LEED AP

CFO | PIC/CONTRACT MANAGER



EDUCATION

University of Colorado
Masters of Business Administration

Clemson University
Master of Construction Science and Management

Alexandria University, Egypt
Bachelor of Architecture

REGISTRATIONS/AFFILIATIONS

Licensed Architect - FL, LA, GA, PA, NH, MD
IN, DE
USGBC LEED® AP

CONTACT INFORMATION

2295 S. Hiawassee Road, Suite 310
Orlando, FL 32836
P: 407.992.0470
E: selsheikh@olcdesigns.com

Sam is the Principal-in-Charge for OLC's Orlando, Florida office. He has over 30 years of experience in planning and designing a wide variety of project types including municipal recreation and aquatics, resorts, athletic facilities and medically-based wellness centers throughout the United States.

Sam manages projects in the southern and eastern United States, to which he has applied his expertise in architectural design and a keen understanding of construction management. Sam brings a detailed level of attention to projects small or large, remodeled or new, simple or complex. Along with managing architectural projects, Sam acts as OLC's CFO. In this role, he promotes fiscal responsibility to ensure the firm's success.

PROJECT EXPERIENCE



Aqua Crest Pool Complex Renovation, Delray Beach, FL
Dr. Ann Murphy Knight S.T.A.R.S. Complex Expansion, Fort Myers, FL
Sailfish Splash Community Aquatic Park, Stuart, FL
Bartow Aquatic Center Feasibility Study, Bartow, FL
Lake Nona Performance Club, Orlando, FL
Robert L. Taylor Recreation Center, Sarasota, FL
Oviedo YMCA Remodel, Oviedo, FL
Pro-Health & Fitness Center - Viera, Melbourne, FL
Mary Sue Rich Community Center at Reed Place, Ocala, FL
Wesley Chapel Wellness Center, Wesley Chapel, FL
Palm Beach Gardens Golf Club House, Palm Beach Gardens, FL
Reilly Opelka Regional Racquet Center Masterplanning, Palm Coast, FL
Palm Beach Gardens On-Call Contract, Palm Beach Gardens, FL
Palm Coast On-Call Contract, Palm Coast, FL
Palm Beach Gardens On-Call Services Contract, Palm Beach Gardens, FL
Palm Beach Gardens Tennis Center Clubhouse, Palm Beach Gardens, FL
Dexter Wellness Center, Dexter, MI
Hancock Gateway Park South Wellness Center & Medical Office Complex, Greenfield, IN
Homeless Resource Center, West Palm Beach, FL
Institute for Healthy Living at Good Shepherd, Longview, TX
Interlocken Athletic Club, Broomfield, CO
LifeWorks of Southwest General, Middleburg Heights, OH
MC Fitness & Health, Lewis Center, OH
MVP Brownwood, The Villages, FL
MVP Sportsplex, Grand Rapids, MI
MVP Sportsplex, Isleworth, FL
Newtown Athletic Club, Newtown, PA
Riverside Health & Fitness Center, Bourbonnais, IL
Roper Emergency Department, Charleston, SC
Sarah Bush Lincoln Wellness Center, Mattoon, IL
Stone Creek Club & Spa, Covington, LA
Sugar Mill Athletic Club, Youngsville, LA
The Atlantic Club, Red Bank, NJ
The Atlantic Club, Wall, NJ
Wellness Village Mixed-Use Development, Baton Rouge, LA



MAGED ELSHEIKH, NCARB

SENIOR PRINCIPAL | PROJECT MANAGER



EDUCATION

Alexandria University, Egypt
Bachelor of Architecture

REGISTRATIONS/AFFILIATIONS

Licensed Architect - CO, FL, NC & NCARB
Engineering Syndicate, Egypt - Architect
Society of Engineers, Dubai, UAE - Architect
Engineering Syndicate, Egypt - Consultant
Architect

CONTACT INFORMATION

2295 S. Hiawasse Road, Suite 310
Orlando, FL 32836
P: 407.992.0470
E: melsheikh@olcdesigns.com

Maged has over 35 years of architectural experience in a wide variety of project types including municipal recreation and aquatics, wellness, athletic/fitness facilities, universities, hospitality and resorts, office buildings, malls, and high-rise housing. Working in Dubai, UAE for over 11 years, Maged acquired extensive insight into the relationship between architecture and Middle Eastern culture. He designed several high-profile projects and dealt directly with members of the ruling family.

Joining OLC, Maged established the Cairo branch office in 1999 and served as OLC's Middle East Director until his move to the United States in 2014. He is now the Director of International Projects for the firm, working from the Orlando, Florida office to develop projects across the globe as well as marketing OLC projects in the USA.

PROJECT EXPERIENCE

Lake Nona Performance Club, Orlando, FL
Hancock Health Gateway Park, New Palestine, IN
Palm Beach Gardens Tennis Center Clubhouse, Palm Beach Gardens, FL
Palm Beach Gardens Golf Clubhouse, Palm Beach Gardens, FL
Oviedo YMCA Remodel, Oviedo, FL
MVP Sportsplex, Islesworth, FL
Disney Polynesian Resort Room Renovations, Orlando, FL
Wesley Chapel Fitness Center, Wesley Chapel, FL
Robert L. Taylor Community Center, Sarasota, FL
Kingwood Country Club, Kingwood, Texas
Piedmont Wellness Center, Atlanta, GA
Homeless Resource Center, Palm Beach County, FL
Cairo Financial Center, Citadel Plaza, Cairo, Egypt
Esmeralda Sports Complex, King Abdullah Economic City, KSA
MVP Sportsplex, Islesworth, FL
Saint Francis Heart Hospital and Cancer Institute, Cape Girardeau, MO
Bronson Hospital Lifestyle Center, Kalamazoo, MI
Chelsea Hospital Wellness Center, Chelsea, MI
Piedmont Wellness Center, Atlanta, GA
CPC Industrial Zone Master Planning & Various Buildings, Cairo, Egypt
Cascade Hotel, Hacienda Bay, North Coast, Egypt
Dream Village Hotel and Resort, Northwest Coast, Egypt
Marina Residence Complex, Marrassi, North Coast, Egypt
The American University in Dubai, Dubai, UAE
Al-Moosa - Hotel, Dubai, UAE
Al-Dhahiri - Hotel/Furnished Apartment, Dubai, UAE
National Bank of Dubai, Dubai, UAE
Dubai Municipality - 45 Villas at Hatta, UAE
Etisalat Telecom Corp. - Business Center at Jabel Ali, Dubai, UAE
H.H. The Ruler of Dubai - Grand Mosque, Dubai, UAE





MICHAEL ST. JOHN, AIA, LEED AP BD+C

PRINCIPAL | PROJECT ARCHITECT



Michael has a wide range of project experience in recreation and aquatics, education, healthcare and civic sectors. As an integral part of any project team, Michael is able to perform many important duties throughout the entirety of the project; such as schematic design, detailed construction documents, and construction administration.

EDUCATION

University at Buffalo, The State University of New York, Master of Architecture; Bachelor of Science in Architecture

REGISTRATIONS/AFFILIATIONS

Licensed Architect - FL
LEED® AP Building Design + Construction

Through his work, it is evident Michael has a passion for sustainability; as he is a certified LEED Accredited Professional and has previous project experience working on LEED Platinum projects.

PROJECT EXPERIENCE



Aqua Crest Pool Complex Renovation, Delray Beach, FL
Disney Polynesian Resort Room Renovations, Orlando, FL
Lake Nona Performance Club, Lake Nona, FL
Mary Sue Rich Community Center at Reed Place, Ocala, FL
Palm Beach Gardens Tennis Center Clubhouse, Palm Beach Gardens, FL
Homeless Resource Center, West Palm Beach, FL
Palm Beach Gardens Golf Club House, Palm Beach Gardens, FL
Palm Coast Racquet Club Masterplanning, Palm Coast, FL
Palm Beach Gardens On-Call Contract, Palm Beach Gardens, FL
Palm Coast On-Call Contract, Palm Coast, FL



BRENDA AMSTERRY

PRINCIPAL | SENIOR INTERIOR DESIGNER



Brenda is a Principal and Senior Interior Designer, responsible for business development, initiating interior design concepts and directing design development and documentation throughout design and construction. Brenda has worked internationally in many markets, including aquatics and recreation, hospitality, healthcare, higher education and dining.

EDUCATION

Colorado State University,
B.A., Interior Environmental Design, minor in
Industrial Construction Management

REGISTRATIONS/AFFILIATIONS

Colorado Hotel Lodging Association, Allied Member
Metro Denver Lodging Association

Brenda's design scope includes; custom lighting, artwork, furnishings, carpet patterns, murals and signage specific for each project and location. Her design expertise is evident in the attention to detail, creative problem solving and fresh approach to all projects.

PROJECT EXPERIENCE



Mary Sue Rich Community Center at Reed Place, Ocala, FL
Lake Nona Performance Club, Lake Nona, FL
Margaret Carpenter Recreation Center Aquatics,
Renovations and Addition, Thornton, CO
LCSD 1 East High Pool Renovation, Cheyenne, WY
Holland Community Aquatic Center, Holland, MI
Laramie Community Recreation Center, Laramie, WY
Colorado Golf Club Pool and Bathhouse, Parker, CO
Commerce City Bath House, Commerce City, CO
Glenwood Hot Springs Lodge Lobby & Corridor Renovation
Glenwood Springs, CO
Glenwood Hot Springs Resort Guestroom and Suite Renovation,
Glenwood Springs, CO

PROJECT SPECIFIC APPROACH AND METHODOLOGY

OUR TEAM

Our team is a collaborative group that understands that every project is unique. We have decades of the exact same experience that is critical for a successful outcome for the Village of Wellington Aquatics Facility project. We are adept at providing solutions for ground-up, renovation, and additions to aquatic facilities across the US. Our role as your design professionals is to engage with the Village Council, the client's project managers, the stakeholders, and the community to truly understand the needs, wishes, budget, and constraints that define the project. Set the proprieties, and work within the budget to balance the needs and wishes to provide maximum value to the project, the Village, and the residents. A facility that everyone will be proud of for years to come.

Our vast and previous proven experience of hundreds of successful projects in the public and private sectors allows us to come to the table with a fresh mindset, listen to our clients, ask the right questions, and propose different alternatives to solve the puzzle. We draw from our experience in the private sector into the public sector on how to make the building efficient and increase the value of each dollar spent.

We are confident that the team we assembled for this project will deliver superior results for the design of The Village of Wellington Aquatic Center. The roles played by our key team members are fundamental to establishing effective lines of communication and coordination. The professionals and sub-consultants selected for your project team were specifically chosen based on their expertise in this project type, experience on the aquatic center project, experience teaming with OLC on similar projects, and their familiarity and understanding of the Central Florida Climate and Construction market.



OUR APPROACH

Our Project Approach for the Village's Aquatic Facility hinges on the 5 Key Principals outlined below:

HIGH PERFORMING TEAMS

For the Aquatic Facility project, we will:

- Lead the process with Principals from project kick-off to close-out.
- Design a durable, efficient, easy-to-maintain Aquatic system that will last for decades and improve the end-user experience.
- Engage the community and staff early in the process and suggest a balanced design and programming solution that best meets all users' needs.
- Engage the CM/GC early on in a spirit of collaboration to provide the maximum cost-efficient facility.
- Engage the Regulatory Agencies early and often to achieve the safest code-compliant facility possible.
- Constantly raise the bar to a higher level of performance for all aspects of the Project.

The advantage is the Team you select will have zero learning curve. We all know our part and will jump in on day one, saving you time and money.



PLANNING & PROGRAMMING DISCOVERY & RESPONSE

The programming and planning of recreation centers and aquatic facilities is what we do. For over two decades, we have been leading the charge for designing and constructing community complexes that harmoniously integrate diverse programs and user groups into a singular entity.

Building Science changes almost daily. Our team stays informed about new products and systems, which we are poised to take advantage of if they make sense for your project.

We will approach the Aquatic Facility project by:

- Review the proposed options provided in the feasibility study and included in the RFQ, the existing building, and program elements, and attend charrettes with the Village council, staff, and stakeholders to learn more about the needs, desires, and expectations of the facility to

serve the Community for the years to come.

- Present alternative planning proposals that improve flow and the overall end-user experience.
- Work with staff to identify a target audience(s) and maximize programming opportunities associated with each.
- Verify the program areas and support area sizes and their relationships to new amenities to assure they are adequate.
- Provide the best end-user experience from a staff and customer standpoint.
- Reconcile the planning solution with the budget early on.
- The same Principals that begin the design process with you will be the same throughout the construction process. That way, we guarantee all the hard work we completed during design will be translated into reality in the field.
- The dollars you invest are distributed in the best way to achieve the highest utilization of your program areas.

The advantage is that the programs you develop will be in response to what the users in the community actually need.

COST CONTROL

Our Team has an impeccable record of on-time and on-budget project delivery. Cost control does not begin and end with value engineering or even the signing of a guaranteed price. It must permeate each and every phase of the process to be effective and complete. We will assure maximum programming capability for each dollar invested by:

- Discovering multi-purpose uses for all areas and amenities that eliminate redundancy.
- Cost-effective structural and mechanical systems without sacrificing quality and maintainability.
- Incremental budget reconciliation as the design evolves.
- Rigorous QC of construction documents minimizing change order requests.
- Scrutinize GC pricing in all phases.
- Scrutinize all change order requests.
- Manage your contingency throughout construction.
- Keep the Village informed and engaged in decisions that could have cost implications.

QUALITY ASSURANCE LEADS TO QUALITY CONTROL

The terms **Quality Assurance** and **Quality Control** are sometimes used interchangeably, but they are different. 'Quality Assurance' is managing the process, while 'Quality Control' is reviewing the product. At OLC, our emphasis is on the Quality Assurance process, thus making the subsequent Quality Control exercises more of a cursory review than a comprehensive re-evaluation.

At OLC, Quality Assurance is a 'state of mind.' It is a continual process resulting from the high level of involvement of the most experienced staff members in developing every project stage. Ensuring complete, accurate, well-thought-out quality design and documentation is everyone's primary goal **from the beginning**, from programming, through design, and carried forward through construction documents.

This conviction guides every thought, every decision, and every action that is made throughout the project's duration. As this standard of care is exercised throughout the entire process, the resulting construction documents will inevitably be high-quality products, and minimal time will be needed near the end of the construction document to fix any issues uncovered by a typical Quality Control-focused effort. This focus on Quality Assurance benefits both the owner and contractor in terms of obtaining accurate and reliable bids and fielding fewer questions during construction.

Several of our QC/QA protocols include:

- Collaboration with local authorities early and often
- Bi-weekly coordination meetings and reports.
- Incremental QC on all submitted documents with one week review and response.
- Transparent communication and project update
- 3rd Party document review
- Ongoing CM/GC constructability review
- Revit/ BIM for centralized engineering coordination
- Long time close working relationships with engineering consultants that know the building type

The advantage is the cost model is reconciled with the design through all phases and is predictable.

EFFECTIVE COMMUNICATION

Our team is composed of effective communicators that are at ease in front of stakeholders or communicating behind the scenes. But, effective communication is not all just public presentations and PowerPoint. It's more about the effective management and dissemination of information by:

- Timely compilation and distribution of meeting notes.
- Implementation of an FTP site.
- Record keeping of all email communication.
- Providing the District access to design files.
- Construction Administration Site that contains all submittal materials.
- Ongoing engagement of Village Staff at all levels.
- Keeping an open-door policy.
- Most important is being responsive.
- Maintaining Principal led process.

The advantage is that every decision that is made has a documented history, and nothing will slip through the cracks.



IN SUMMARY

- It starts with an experienced project manager who understands this building type and will manage the project from start to end.
- Followed by using the most technologically advanced Building Information Modeling (BIM) processes to go beyond delivering 2D drawings to accurate 3D Modeling and coordination.
- Then we go beyond the typical use of BIM model into the next step of full virtual reality. As we design, we share the feel of the space with our clients as if the project is already constructed. This deep involvement reduces the risk of design miscommunication and late changes. It is as simple as what you see is what you will get.
- We conduct periodic meetings with our consultants as a group to review the system design.
- Finally, we conduct a formal Quality Control review at 60% and 90% of the construction documents, including all disciplines' complete documents. The project manager conducts this review. The review includes integrating systems and continuity of building assemblies, adequate drainage, movement joints, and improving dimensions and spelling. Once the comments of the project manager are incorporated, the almost final document is then reviewed by the director of quality assurance before it is issued for bids and permitting.

PROJECT UNDERSTANDING

We carefully reviewed and understand your needs and requirements for this facility. We acknowledge that this understanding is flawed; how could it be complete if we did not have a chance to interact with you, the stakeholders, and the community? We pride ourselves on being great listeners; we do not come with a preconceived solution, we really thrive on this interaction to fully understand your unique needs, and only then we can create a final design. *Though we attempt to show a design in this proposal, Please note that this is not a final design. It only tries to demonstrate how we work and tackle an assignment. If we are honored to be selected as your design team, we will consider this sketch void and start with a clean sheet, ask the right questions and engage with the Community to reach the ultimate goal of a successful project.*

OLC understands that the primary objective is to produce final design and construction documents for the renovation or new facility for the Village of Wellington Aquatic Center. The Aquatic Center has been serving the community for decades and is an active gathering place for residents of all ages to partake in aquatic activities from swim teams, lap swimmers, diving club, toddlers and family activities, to summer camps.

We understand that though the program is detailed within the RFQ and within the feasibility study provided, we feel that such a program is well suited for this type of facility. As we start the design process, we will revisit the program with the stakeholders to confirm applicability and optimal fit.

We understand that the Complex as it stands now requires a substantial upgrade or re-construction of the pools and upgrade of the mechanical systems.



THE DESIGN IDEA

As we considered how we would approach the complex design, the first task would be to create a master plan that addresses all project program components while respecting the site constraints.

From the analysis of the different options provided in the feasibility study, we came to our theoretical recommendation of using the existing site. To be confirmed by the Village officials and stakeholders, we recommend using the area to the West of the project overlooking the lakefront as an addition to the project site. If this option is feasible and agreed upon, it would add a valuable component to the project but as your design team we would work within any constraints to the site we would learn in detail in the future phase.

The proposed sketch design would encompass the following:

- Use the existing pool building as is or upgrade the finishes as required. This would work as the entry/control point that guides and separates the complex's usage into two distinctive areas, which help the different users/ age groups to participate in the complex's activities safely and in an enjoyable manner.
- Athletic Activities
 - ◇ This area would be used mainly by the swim team, lap swimmers, diving club, and learn-to-swim camps.
 - ◇ The area would include 50 meters + two bulkheads that can serve in different configurations, such as:
 - › Eight lanes- 50 meters competition pool
 - › The diving well, 25 yards cross pool, and 25 meters lap pool.
 - › 25 yards- 25 meters 8 lanes competition pools
 - › 23 lanes, 25 yards cross pool.
 - Six lanes 25 yards lap pool for worm up and learn-to-swim activities.
- Family Fun Activities
 - ◇ Users from age 2 to teens who are active and noisy would enjoy the zero entry kids' pool, plunge pool and slides, and leisure parents users can enjoy the three-lane lap pool and ample seating in a lakefront setting.



DESIGN APPROACH

OLC has visited the site and understands the site conditions as well as the difference in levels in the pools area. OLC intends to address these conditions as we have an actual survey and new design. We find that the best way to explain our project approach is by showing you a sketch design of one way the project program, as we understand it today, could be implemented. This design attempts to show how we integrate the needs and best practices into a well-thought-out plan. Saying that this plan is missing the number one ingredient of success, your involvement, the community involvement, and a clear understanding of the program offering desired with each room.

SITE RECOMMENDATIONS

We understand that without the input of the stakeholders, the Village Council, and staff, it would be difficult to reach a solid and final recommendation of where and what amenities to be included within the allocated budget. The more we know about the project, the patrons, and the community, the better we're able to serve their vision. We have you at the center of our process; we create spaces that are beautiful, extremely functional, efficient, and specifically targeted to capture the spirit of a community. We have reviewed the study performed by Counsilman-Hunsaker, and we have a long track record of teaming with them on several projects and have included them on our team.

Stating that, as requested in Addendum 2, we have analyzed the different proposed options included in the RFQ based on our experience and limited knowledge gained through discussion with the Counsilman-Hunsaker team. Again, this will ultimately change, as we listen to your needs and desires.

As with any decision, you can see the pros and cons of each proposed location; we list these for each option, and through in-depth discussion with the team, an obvious solution will emerge as the winning site.

OPTIONS 1, 2, 3 & 5 AS LISTED IN THE RFP

Using the existing site with various options of renovation and expansion.

Pros:

- A well-established location known to the community for years.
- The surrounding area is the hub of the community's activities with adjacency to the recreation center, the amphitheater, event lawn & park, lakefront walkway, piers, the town hall, and offices. This would provide the whole family with a place to enjoy.
- Ample parking available.
- Established and well-maintained pool house, available maintenance building, and established utility connections.
- It is centered between high school and elementary school.

Cons:

There are items that we may not be aware of that can influence the decision-making process, such as:

- Potential for using this site for a different community activity?
- Current parking demands?
- Closing the facility for over a year may or may not be feasible for the swim and diving team unless an alternate location is available?

OPTION 4 & 6

Splitting the Aquatic Center into two sites.

Proposing to locate the lap pool at the high school and the leisure facility near the elementary/ library site would increase the construction cost of having duplicate pool houses, site amenities and mechanical buildings, chemical storage, and overall utilities connections. In addition to the ongoing extra staffing and maintenance.

The Elementary/Library Site.

Providing the leisure facility next to the Elementary school.

Pros:

- Moms with toddlers and pre-school would be near the elementary school for use either after drop-off or before pick-up.

Cons:

- This site is a wetland, it would require mitigation and increased development cost.
- Parking is limited, new parking and site developments cost need to be included.
- In addition to the pools and deck, there is an additional cost of building a new pool house and all the associated utility connection costs.

THE HIGH SCHOOL SITE

To examine providing the lap swimmers in the high school site.

Pros:

- High school swimmers will be in proximity to the pool after school.
- Parking is available in summer and after school, provided security is implemented.

Cons:

- The available land is limited to the detention pond, and thus a substantial amount of parking needs to be used for the pools and pool house.
- With the need for increased security on school premises, it is essential to have a dedicated control point for the school parking separate from the Aquatic facility parking. This would reduce the amount of parking available to students and may force the students to take over the Aquatic center's dedicated spaces.
- Traffic flow will be compromised, especially for the before-work users of the pool competing with not so seasoned high school drivers.
- In addition to the pools and deck, there is an additional cost of building a new pool house and all the associated utility connection costs.

These combined options, though may work, in our opinion, will carry more cost. And hence without external reasons we are not aware of at the moment, we would not recommend splitting the aquatic facility between different sites.

REDEVELOP THE EXISTING AQUATIC CENTER

The existing Aquatic Center seems, from the site, surroundings, and amenities available, lends itself to be a strong candidate that can accommodate different options to align with the budget either by phasing or alternates.

From the above, and unless the cons are an essential no-go, OLC would recommend using the existing aquatic center site. Another option for consideration and if the land is available is expanding the leisure pool in the lakefront area to the West of the pool house. This would allow a separation between the two user groups, the active lap swimmers and the leisure family-oriented and relaxed users. Add more deck space, and provide an activity area for learn-to-swim.

To reach the budget goal, options can be provided such as:

OPTION 7 RENOVATE AND EXPAND

This can be achieved by renovating the existing lap pool, demoing and redoing the diving well, adding a new 6-lane 25-yard lap pool on the swimmer's side. Expand the leisure pool to the West of the pool house to include a zero-entry pool, a plunge pool with slides, and 3-lane lap pool for learn-to-swim and leisure lap swimmers. This would also include upgrading the pool mechanical building and system and covering the exposed to the mechanical yard.

The disadvantage of this option is that the lap pool is still 50 meters with no bulkhead, and 25 meters/ 25 yards would be running across the pool.

OPTION 8 - NEW CONSTRUCTION WITH PHASING

With this option, the lap pool would be demoed to construct a new 50-meter lap pool plus two bulkheads 6-feet each and add the diving boards. On the leisure side, construct the zero entry, plunge pool, and 3-lane lap pool.

Future phases or alternates, if the budget can allow, would include:

- Adding 6-lane 25-yard lap pool and its mechanical system.
- Add slides to the plunge pool.
- Expansion of the pool house to accommodate fitness room, additional toilets and showers.



Pending, Ongoing and Past (last 3 years) Lawsuits and Claims with Clients, Sub Consultants and Vendors.

Project	Nature of Litigation	End Date	Resolution
Tri-City Wellness Center Carlsbad, CA	Plaintiff (owner) sued OLC for indemnification (relating to prior slip and fall case) and breach of contract based on ADA non-compliance. OLC's defenses were based on differences in ADA interpretation and errors caused by the contractor.	June 2019	OLC and plaintiff settled the case.



TECHNICAL CAPABILITIES

Our design team has extensive experience on similar projects, as well as experience with Palm Beach County and multiple municipalities within the County. We have extensive experience with aquatic feasibility and design for new facilities, additions and renovations. Listed below are some examples of projects that we are currently working on or have recently completed that have similar components to the Wellington facility:

- Palm Beach Gardens Burns Road Aquatic Center, Palm Beach Gardens, FL
- Sailfish Splash Park, Stuart, FL
- Palm Beach County Aqua Crest Pool Complex, Delray Beach, FL
- Margaret Carpenter Recreation Center Pool Renovation, Thornton, CO
- Holland Community Aquatic Center, Holland, MI
- Glennon Heights Pool and Bath House, Lakewood, CO
- Estes Valley Recreation Center Aquatics, Estes Park, CO

At OLC, we believe strongly in the continuity of the project team members. By committing to experienced staff involvement throughout, we can ensure no information is lost as one member hands off to another (a common practice in the architectural industry). The Project Principal-in-Charge Sam Elsheikh, Project Manager Maged Elsheikh, Project Architect Michael St. John and Senior Interior Designer Brenda Amsberry will be involved from start to finish. Their roles are simple and straight-forward: they are responsible for the planning, design, and documentation of the project.

We also have 4 LEED APs on staff and have completed 3 LEED Accredited facilities, two of which included aquatic amenities.

A successful project is a skillfully planned and managed project. Our team has developed a multitude of key means and methods over the past 30 years that have proven to be instrumental in assuring an excellent result. Several of the more important attributes that set us apart from other design firms are:

- Hands-on senior principals involved in and directing the work every step of the way.
- Providing accurate and predictable cost modeling and design response.
- Complete and comprehensive understanding of diverse user needs and implementation of an operationally superior planning solution.
- Maximizing facility programming capacities for each dollar invested.

Managing the flow of information is critical during each phase. Even in the beginning, the information quickly becomes voluminous and requires diligent documentation and communication in a user-friendly manner. The following must be done in order to assure successful management of information:

- Compile and distribute all meeting notes.
- Set up an FTP Site to post design documents for consultant, contractor, owner, coordination, and user.
- Maintain records of all e-mail communications.
- Provide the County with access to design files for use in conveying project progress to the public.
- Utilize Revit/BIM for real-time 3D editing and virtual reality simulations during the schematic design phase.



TEAM OLC

OLC will serve as the Prime Architecture Firm and Contract holder for the Village of Wellington Architectural and Engineering Services for the construction of an Aquatics Facility and will provide architectural services. The professionals selected for the Aquatics Facility team were specifically chosen based on their expertise, their **knowledge of the proposed Aquatic Facility**, and their **experience with OLC as a team**.

Subconsultant	Services	Key Team Members	Contact Information
Councilman Hunsaker	Aquatic Design	George Deines Studio Director Jeff Jodorft, PE, LLED AP, BD +C Principal	3400 North Central Expwy, Suite 110 - 230 Richardson, TX 75080 972.370.3740
SGM Engineering	MEP	Bobby Shahnam, PE, CXA, LEED AP BD+C Sr. Mechanical/Plumbing Engineer Manual Hernandez, PE Sr. Electrical Engineer	5805 Blue Lagoon Dr., Suite 285 Miami, Florida 33126 954.421.1944
R.L. Plowfield & Associates	Structural	Robert L Plowfield, PE Principal Jeffery Yeager, PE Principal Matthew Ross, PE Project Engineer Nick Crews, EI Project Engineer	1073 Willa Springs Dr, STE 2061 Winter Springs, FL 32708 407.657.6657
Engenuity	Civil/Survey	Keith B. Jackson, PE Vice President Adam Swaney, PE Project Manager C. Andre Rayman, P.S.M. Project Manager Jenifer C. Malin, P.S.M. Project Surveyor	1280 North Congress Ave, Suite # 101 West Palm Beach, FL 33409 561.655.1151
TSF Geotechnical	Geotechnical	Raj Krishnasamy, PE President, Principal Engineer Kumar Vedula, PE Principal Geotechnical Engineer	2765 Vista Pkwy West Palm Beach, FL 33411 561.687.8536
Miller Legg	Landscape	Michael Kroll, RLA, FASLA Senior Landscape Architect / QA/QC Brian Shore, RLA Senior Landscape Architect	5747 N Andrews Way Fort Lauderdale, FL 33309 954.436.7000
GreenBuilt Solutions	Sustainability	Nathan A. Ritter LEED AP, BD + C, WELL AP Principal	424 E Central Blvd #401 Orlando, FL 32801 407.466.3734
Cumming, LLC	Cost Estimating	Sean McDermott, CPE Regional Director	1 Music Circle S, Suite 430 Nashville, Tennessee 37203 615.610.9750

TECHNICAL CAPABILITIES

Counsilmann-Hunsaker has a strong portfolio of competitive and leisure pool design work in Florida which has allowed us to apply the Florida code, including variances to the code, in support of strong aquatics design. Our depth of knowledge with the code and code officials along with a strong working relationship with the local pool contractors in the state allows us to facilitate the design and construction of the aquatics project protecting the interests of the client.

ROLE ON THE VILLAGE OF WELLINGTON PROJECT

Counsilmann-Hunsaker will be responsible for designing and engineering all pool and pool related components, including plans for:

- Sections of the pools
- Wall details and other architectural related areas of the pool shell and finishes
- Pool piping
- Filtration, pumps, and chemical treatment systems

There are hundreds of design decisions that must be made on a competitive pool venue. This is made up of 274 codes and standards, 4,889 suppliers and 3,025 contractors and a Model Aquatic Health Code which will likely impact this project. To comprehensively evaluate these options, our firm has developed a workbook process that may act as an agenda of discussion topics with the Villages of Wellington's representatives. Each item has a brief narrative with appropriate links for additional resources. This allows the Village to have research on decision-making topics and a history of decision-making criteria. This workbook is used by the Counsilmann - Hunsaker team during the submittal process to confirm that the materials and equipment desired is used on the project. In addition, one of Counsilmann - Hunsaker's staff member's chairs one of the CDC Model Aquatic Health Code Committees, which provides an intimate knowledge of this important work.



Photo courtesy of Counsilmann-Hunsaker.

KEY PERSONNEL

GEORGE DEINES

PROJECT DIRECTOR, AQUATICS



EDUCATION

M.A. Dallas Theological Seminary

LICENSES & CERTIFICATIONS

Certified Pool/Spa Operator - PHTA

George has worked on over 100 aquatic facility projects spanning 34 states in his years with Counsilmann-Hunsaker. When you couple this with his 20+ years of municipal aquatic experience, he understands the need for and operation of municipal aquatic centers, whether they are indoor or outdoor, competitive or leisure. George has used this experience to speak on a variety of topics related to aquatics at national conferences.

JEFF NODORFT

PROJECT MANAGER, AQUATICS



EDUCATION

B.S. Mechanical Engineering
University of Wisconsin

LICENSES & CERTIFICATIONS

PE - FL, GA, CO
LEED AP BD+C

Jeff Nodorft is an award-winning design principal with a wealth of experience in the planning and design of aquatic facilities. Licensed in 17 states, Jeff has completed hundreds of swimming pool projects in his professional career. As a LEED Accredited Professional, Jeff manages the entire project, from the initial concept design, design management and project leadership throughout the construction administration process. Jeff's engineering responsibilities also include the design of all swimming pool mechanical systems. Jeff's expertise and understanding of the aquatic industry provides practical, cost-effective, and efficient designs, along with a unique understanding of aquatic programs and their requirements.

For more on Counsilmann Hunsaker please visit:
www.chh2o.com

TECHNICAL CAPABILITIES

SGM's mechanical engineers have experience in the design of mechanical systems, including (but not limited to) fire protection systems; all types and sizes of HVAC systems; high temperature hot water boilers; piping; fluid systems; chilled water; compressed gas systems; elevators; hoists and cranes; specialized mechanical equipment; direct digital controls (DDC); programmable logic controllers (PLC); as well as a familiarity with the facilities generally used to house the aforementioned mechanical equipment.

SGM's electrical engineers are skilled in the design of medium and low-voltage AC power systems; uninterruptible power systems; computer power conditioning; grounding; lightning protection; lighting; emergency power; hazardous area electrical installations; and control and monitoring systems. Our engineers have also worked on projects that utilized electrical system designs such as security installation to mass public densities; CCTV; CATV; fire alarm and detection systems; voice evacuation; cable tray systems; communications systems; communications premise wiring; electronic security systems (ESS); and intercom systems designed and installed per national and local codes. Additionally, SGM's electrical engineers have experience with implementing provisions established by the Anti-Terrorist Force Protection Act to both new and existing buildings. Unique operations often require secure communication channels, and the skills of our BICSI RCDD credentialed professionals allow them to meet that demand. SGM's designs are crafted with flexibility for growth in mind, utilizing cutting edge technology while facilitating the integration of future technological upgrades. Specialized applications have included integrated security; audio/visual presentation; voice/video/data distribution; public address/sound; intercom; CCTV; broadband distribution; and video tele-presence.

SGM's plumbing engineers are adept with the design of domestic water systems; hot water return systems; equipment and fixture identification; sanitary drainage system; storm drainage piping; liquid propane/natural gas systems; and boilers. Additionally, our areas of expertise extend to fire protection systems, including fire suppression requirements (light, ordinary, and extra hazard classifications); wet, dry, deluge, and pre-action systems; backflow prevention; metering specifications; as well as fire flow tests (static, residual, and flow).

SGM also specializes in commissioning and construction administration with mechanical, electrical, plumbing, and fire protection systems, including projects requiring Building Commissioning and LEED Certified Engineering Design.

KEY PERSONNEL

BOBBY SHAHNAMI, PE, CXA, LEED AP BD+C **SR. MECHANICAL/PLUMBING ENGINEER**



EDUCATION

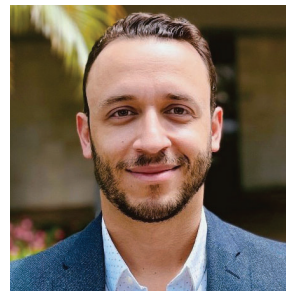
B.S. in Mechanical Engineering
University of Central Florida

LICENSES & CERTIFICATIONS

PE - FL No. 78419
ACG Certified Commissioning
Authority

Bobby Shahnami has 23 years of experience as a leader with SGM in the fields of Mechanical, Plumbing, and Fire Protection Engineering. His office is located in Miami, Florida which allows for responsiveness to project meetings and regional site visits. Bobby is SGM's Project Manager and Point-of-Contact for multiple HVAC focused projects with many local governments across Florida, including, Broward County, Miami Dade County, Orange County, Hillsborough County, Polk County, and more.

MANUEL HERNANDEZ, PE **SR. ELECTRICAL ENGINEER**



EDUCATION

B.S. in Electrical Engineering
University of Puerto Rico

LICENSES & CERTIFICATIONS

PE - FL No. 74989

Manuel Hernandez has 12 years of experience designing generators for government facilities throughout the state of Florida. His electrical experience includes calculating service sizes, feeder sizes, branch circuit sizes, short circuit currents, voltage drop, and performing short-circuit/arc flash/coordination studies and over-current protection device selection using specialized software. He is experienced in the layout of equipment for floor plans, riser diagrams, fire alarm systems, telecommunication systems, HVAC-plumbing fire protection coordination, and survey.

For more on SGM Engineering please visit:
www.sgmengineering.com

TECHNICAL CAPABILITIES

RLP&A has been in the business of providing professional structural engineering services for over 30 years. Our current staff of five engineers have all graduated from universities with accredited engineering programs from Accreditation Board for Engineering and Technology, Inc. Our staff has a combined experience of over 100 years in structural engineering design and structural consulting field. Four of our engineers are licensed with the State of Florida and our company is licensed in the State of Florida.

RLP&A has completed design of projects using several building material types for different structural elements. We have designed reinforced concrete buildings, structural steel buildings, wood-framed buildings, reinforced masonry buildings, and cold-formed steel buildings. Our staff has completed design and construction of several K-12 schools, community centers, and resorts with large open spaces such as aquatic facilities, gymnasiums, and auditoriums. We recently completed the 25-story Citi Tower in downtown Orlando which included reinforced concrete framing for a swimming pool on the 25th story. We continue to design with several building codes such as the Florida Building Code, the International Building Code, the American Society of Civil Engineers' Minimum Design Loads for Buildings, the American Concrete Institute Building Code, and American Institute of Steel Construction Manual as well as many others.

RLP&A utilizes the latest technologically advanced software in our design as well as to produce quality permit and construction documents. We use the RISA suite of products to design building and non-building elements as well as Autodesk products such as REVIT and Autocad to develop construction documents. RLP&A maintains memberships and subscriptions to several professional affiliations to remain on the cutting edge of technological advances in the structural engineering field. We are members of the American Society of Civil Engineers, The Structural Engineering Institute, American Concrete Institute, American Institute of Steel Construction, and the Design Build Institute of America.

KEY PROJECTS

- Lake Highland High School Aquatics Center
- Highland High School Aquatics Center
- Peabody Hotel Pool Buildings
- Roper YMCA Addition & Renovation
- North Charlotte Park Pool Shell
- Lake Howell High School Aquatics Center
- Taino Beach Resort Pool Building

KEY PERSONNEL

ROBERT PLOWFIELD, PE PRINCIPAL, STRUCTURAL



EDUCATION

B.S. Architectural Engineering
(Specialization in Structural Engineering)
The Pennsylvania State University

LICENSES & CERTIFICATIONS PE - FL, MD, TX, SC

Mr. Plowfield brings over 43 years of extensive structural engineering experience to R. L. Plowfield and Associates, a firm he founded in 1992. His project portfolio includes a wide variety of project types, including hospitality, entertainment, multi-family, mixed-use, higher educational facilities, commercial office buildings, municipal facilities, and healthcare facilities. His responsibilities have included structural engineering assignments using all varieties of construction methods and materials, as well as all aspects of business administration, project management, business development, mentoring of young engineers, and quality assurance.

MATTHEW ROSS, PE PROJECT MANAGER, STRUCTURAL



EDUCATION

B.S. Civil Engineering
(Specialization in Structural Engineering)
University of Central Florida

LICENSES & CERTIFICATIONS PE - FL, AZ

Mr. Ross began working for R. L. Plowfield and Associates as a draftsman before graduating UCF. Immediately after graduation he moved over to the engineering department. This has enabled him to develop valuable experience in the structural engineering and project management of several multi-million dollar projects throughout the state of Florida. During this period he gained understanding of many various construction types and engineering practices while also learning to produce a quality set of construction documents. Additionally, he is proficient in Revit; AutoCAD; RISA Product Suite; ETABS; ADAPT

For more on R. L. Plowfield please visit:
www.plowfieldandassociates.com

TECHNICAL CAPABILITIES

Engenuity Group offers a full range of services in Civil Engineering, Surveying, GIS Mapping, and Construction Contract Administration. For 40 years we have been providing professional service to our clients and are dedicated to the development and economic prosperity of the local community, whether they are in the private sector or public sector, whether they are urban land developers or agricultural enterprises.

Engenuity Group project managers are an innovative, resourceful and creative team who possess a sense of urgency and ownership that they bring to each and every project. Our principals and project managers have extensive experience in developing cost effective designs and solving challenging permitting problems. Our use of state of the art electronics in surveying and computer aided design and drafting assures our clients of accurate surveying work and rapid turnaround times.

Some of our areas of expertise include GIS data collection and creation, NPDES reporting, expert witness, condemnation, grant applications, storm water analysis, drainage, wastewater collection and transmission, water distribution, roadways, permitting, construction observation, bidding, construction contract administration, boundary, topographic survey and hydrographic surveys, construction staking, legal descriptions, plat review and preparation, as-built record surveys, mean high water line survey, special purpose survey, and quantity survey.

Engenuity Group is a small business that prides itself on personal client contact. Our employees are dedicated and committed to be the best engineering, surveying and GIS firm in the area. Many of our clients are public agencies who have been with us for many years. Our unique customer service has resulted in numerous repeat clients.

KEY PROJECTS

- Topographic Survey for Rustic Ranches
- Underground Utility Locating and Topographic Survey for Watermain Replacement Project
- Topographic Survey of Greenbriar Blvd
- Topographic and Boundary Survey of Rushy Marsh Farm
- Topographic Survey of Village Park Field 21
- Water Treatment Plant Boundary & Topographic Survey
- WWTP Construction Survey
- Tiger Shark Cove basketball courts Topographic Survey

KEY PERSONNEL

ADAM C. SWANEY, P.E. CIVIL ENGINEERING PROJECT MANAGER



EDUCATION
 BS, Civil Engineering
 University of Florida

LICENSES & CERTIFICATIONS
 PE - FL No. 561-655-1151

Mr. Swaney is a Senior Project Manager who works with both public and private sector clients. He is responsible for water distribution systems, sanitary sewer and stormwater design and modeling, site grading and various agency permitting. Throughout his career, Mr. Swaney has also worked on many roadway improvement projects, most recently designing all new roads on a land development project located across the C-51 Canal from Southern Boulevard that was recently annexed into the Village of Royal Palm Beach.

C. ANDRE RAYMAN, P.S.M. SURVEY PROJECT MANAGER



EDUCATION
 B.S., Surveying and Mapping
 University of Florida

LICENSES & CERTIFICATIONS
 FL - Surveying and Mapping
 LS #4938

Mr. Rayman is a Registered Land Surveyor in the State of Florida and has over 32 years of experience in the surveying field. He is a fourth generation land surveyor and has been with Engenuity Group since 1988. He is an expert in topographic, boundary, and tree surveys as well as basemaps, right-of-way maps and sketch and descriptions. He has 3 decades of experience in data quality control / quality assurance, collection analysis, and has used that knowledge and experience to provide our clients with a service tailored to their needs.

For more on Engenuity please visit:
www.engenuitygroup.com



TECHNICAL CAPABILITIES

Geotechnical Engineering: TSFGeo provides a complete range of geotechnical engineering services. Our organization helps define the construction and long-term performance risks associated with subsurface conditions. TSFGeo will evaluate and then develop recommendations regarding both existing structures and new construction. Whether buildings, airport facilities, transportation systems, landfills, dams, or other civil and private projects, our engineers have the experience and expertise to handle the most technically demanding projects. TSFGeo owns a large, diverse fleet of 8 drill rigs with automatic hammers (truck-mounted, track-mounted, rotary, tripod, ATV, barge) capable of drilling in challenging conditions including remote, soft, marshy, over-water, difficult access or environmentally sensitive areas. We also employ Maintenance of Traffic (MOT) certified staff to safely perform drilling services in high traffic areas.

Construction Materials Testing: TSFGeo offers materials engineering, testing and inspection services applicable to the governmental, construction and manufacturing industries. During construction, monitoring and quality control services will cover every phase of construction and all materials used. TSFGeo owns and operates fully equipped in-house soils, concrete, aggregate, and asphalt testing laboratories certified by Construction Materials Engineering Council (CMEC). TSFGeo labs follow American Society for Testing and Materials (ASTM) and American Association of State Highway and Transportation Officials (AASHTO) standards, and our West Palm Beach laboratory is also validated by Florida Department of Transportation (FDOT) and the United States Army Corp of Engineers (USACE). Our field and laboratory technicians hold industry-recognized certifications (ACI/CTQP/PCI/FPCA) for aggregates, asphalt, concrete, and earthwork testing as well as drilled shaft, augercast pile, and pile driving monitoring.

Building Inspection: TSFGeo provides building inspection services to public and private clients.

KEY PROJECTS

- Wellington Community High School Athletic Facility, Village of Wellington
- International Swimming Hall of Fame, Fort Lauderdale
- Lake Lytal Aquatic Center, Palm Beach County
- Lake Okeeheele Water Park, Palm Beach County
- Green Briar Park Improvement, Village of Wellington
- South Shore Community Park, Village of Wellington

KEY PERSONNEL

RAJ KRISHNASAMY, P.E. PRINCIPAL GEOTECH ENGINEER



EDUCATION

M.S. in Geotechnical Engineering,
University of Memphis
B.S. in Civil Engineering
Christian Brothers University

LICENSES & CERTIFICATIONS

P.E. - FL No. 53567
Water Well Contractor, FL No.11346

Mr. Raj Krishnasamy, P.E., has over 35 years of experience. He oversees the geotechnical engineering, construction materials testing, and inspection services operations. He has successfully completed over 5,000 public and private projects, and serves as Project Manager for continuing contracts with over 20 Florida public agencies. Mr. Krishnasamy's daily involvement with the in-house and field operations of the construction and geotechnical services departments provides him with "hands-on" experience and knowledge of current construction codes and construction practices throughout the State of Florida.

KUMAR VEDULA, P.E. PRINCIPAL GEOTECH ENGINEER



EDUCATION

M.S. in Geotechnical Engineering
University of Memphis
B.E. in Civil Engineering
Andhra University

LICENSES & CERTIFICATIONS

PE - FL No. 54873

Mr. Vedula, has over 26 years of experience providing engineering services for a wide variety of geotechnical projects involving foundation design, slope stability analysis, WEAP analysis and interpreting PDA reports, excavation support, and construction inspection. His extensive experience includes foundation inspections (shallow and deep foundations), soil modification (dynamic compaction, stone columns), preloading, excavations, backfilling, and post construction monitoring. His project experience includes 300+ geotechnical engineering studies for various projects types including parks, piers, shoreline stabilization, dredging, bridges, roadways, utilities, high rise buildings, schools, and government facilities.

For more on TSFGeo please visit:

www.tsfgeo.com

TECHNICAL CAPABILITIES

The firm's landscape architecture services include: planting, hardscape, irrigation, urban design, complete street design, recreational and commercial planning, project theming, signage design, graphic design, contract administration, construction observation services, plan review, horticultural consulting and arboriculture. Certified arborist services include tree species identification and inventories, tree surveys and canopy mapping, destroyed/damaged tree assessments, tree value estimates, tree grading, tree species selection for planting, mangrove trimming oversight and tree permitting. The firm has inventoried more than 40,000 trees ranging from 28 to 20,000 trees per project.

The firm's environmental consulting services include: habitat assessment and restoration planning, wetlands investigations and delineations, management plans, jurisdictional determinations, threatened and endangered species assessments and permitting, environmental due diligence, National Pollution Discharge Elimination System (NPDES) compliance, water quality monitoring and compliance, wildlife surveys, seagrass surveys, mitigation feasibility studies, mitigation design, planning and construction observation, mitigation banking, sovereignty submerged lands lease and easement processing, value ecological engineering, cost evaluation and scheduling, environmental permit processing, mitigation monitoring and compliance, protected upland and tree permitting, mangrove trimming oversight and arborist services, ecosystem analysis, grant writing and floodplain analysis and re-evaluation.

Miller Legg, established in 1965, employs a staff of approximately 43 professionals and technicians and is wholly owned by its employees.

KEY PROJECTS

- John Knox Village Pompano Beach Campus Aquatic Center
- City of Hollywood Charnow Park Water Playground
- City of Margate Calypso Cove Water Park
- City of Fort Lauderdale Joseph C. Carter Park Improvements – Pool Complex
- City of Miami Gardens Rolling Oaks Regional Park – Splash Pad
- Miami-Dade County Parks, Recreation & Open Space (PROS) Debbie Curtin Interactive Park
- City of Fort Lauderdale Joseph C. Carter Park Improvements – Pool Complex

KEY PERSONNEL

MICHAEL KROLL, RLA, FASLA **SR. LANDSCAPE ARCHITECT**



EDUCATION
BLA, University of Florida

LICENSES & CERTIFICATIONS
Registered Landscape Architect
FL No. LA0001336

Mr. Kroll, President of Miller Legg, has been actively involved in projects ranging from large scale habitat restoration to international urban redevelopment projects. His 30+/-year career has concentrated on planning, infrastructure, open space, transportation and redevelopment, principally in South Florida. Mr. Kroll's diverse professional experience has led to projects that successfully integrate environmental, planning and landscape architectural services. Under his leadership, Miller Legg develops project solutions that respond to the natural environment, respect the social fabric and create sustainable aesthetic spaces.

BRIAN SHORE, RLA **SR. LANDSCAPE ARCHITECT**



EDUCATION
B.S., Landscape Architecture
North Carolina A&T State University

LICENSES & CERTIFICATIONS
Registered Landscape Architect
FL No. 6666770

As a Senior Landscape Architect, Mr. Shore has significant experience in landscape architectural design and landscape construction services for a variety of public and private projects. Specialties include landscape, hardscape, and irrigation design services for all aspects of active and passive park design, healthcare campuses, streetscape and roadway projects including the Florida Department of Transportation (FDOT), and environmental wetland habitat creation. Other experience includes various residential and commercial projects. Mr. Shore is a Senior Associate of the firm.

For more on Miller Legg please visit:
www.millerlegg.com

TECHNICAL CAPABILITIES

- Green Construction Practices
- Integrated Design Implantation
- Cost/Value Optimization
- Building Science Implementation
- Quality Management
- Timely Problem Resolution
- Sustainable Design Practices
- Training and Education
- Building Energy Analysis

EXPERIENCE

- Assisted in founding sustainability company
- Collaborate with all clients to develop project green building strategy
- Conducted semi-annual reviews of clients green building strategies continually setting higher goals
- Work with owner and design teams to develop project sustainability goals while staying on budget
- Help clients meet requirements of state QAP programs, HUD Green MIP and Fannie/Freddie Green programs
- Provided green project management and verification services for a wide range of green projects

CUMMING

Building Value Through Expertise

TASKS TO BE PERFORMED

- Review design documents and specifications provided by OLC
- Develop detailed cost estimate based on information received. Estimate assumed to be a mix of detailed quantity take off and cost per SF allowances
- Review estimate with design team
- Update estimate based on design team feedback
- Attend a single owner presentation

KEY PROJECTS

- 40 North, Residential/Multifamily Development Boca Raton, FL
- Hilton Ft. Lauderdale Marina Event Center, Ft. Lauderdale, FL
- Single Family Residential, Kissimmee, FL
- University of Miami Health, ASHRAE Level 2 Energy Audit CUP Study, Miami, FL
- Virgin Hotel, Guestroom Conversion

KEY PERSONNEL

NATHAN A. RITTER, LEED AP BD+C WELL AP PRINCIPAL, SUSTAINABILITY



EDUCATION

M.S., in Construction Management
Drexel University
B.A., Florida Southern College

LICENSES & CERTIFICATIONS

LEED AP BD+C
WELL AP
Florida Green Building Coalition
Enterprise Green Communities
Florida Water Star

Nathan is a green building professional with more than 20 years' experience in sustainable building practices. Familiar with the implementation of many different practical strategies to achieve optimum building best practices, efficiencies, and certifications. He has management experience in all phases of the commercial and residential construction process from concept, estimate, pre-design, construction through completion.

For more on GreenBuilt please visit:

www.grnbuilt.com

COST ESTIMATING

KEY PERSONNEL

SEAN MCDERMOTT LEAD COST ESTIMATOR



EDUCATION

B.S. with Honors, Construction
Economics, Glamorgan University
Cardiff, Wales

LICENSES & CERTIFICATIONS

Certified Professional Estimator,
American Society of Professional
Estimators, No. 1.4-000119-1015

Sean is a qualified cost management professional who has worked in the construction industry since 2001. He is knowledgeable with the various aspects of cost estimation including civil, structural, and architectural disciplines. Sean has performed cost estimating for new, renovation, and tenant improvement projects.

For more on Cumming please visit:

www.cumming-group.com

PALM BEACH GARDENS BURNS ROAD AQUATIC CENTER | Palm Beach Gardens, FL



R.L. Burns, Inc. and OLC are providing Design/Build services. The primary objective for the proposed project is to replace the existing pool house and lifeguard building with a modern and easy to maintain facility that along with the remodeled pools will provide the city the opportunity to expand its aquatic offering and to fulfill resident's needs. The project will have a well-defined entry with check-in area with sufficient control that is segregated from other community center functions. The City will also have the flexibility to operate the ALP swimming and family recreational swimming on different schedules. The admin/ lifeguard area will have a full view of facility entry points and all pools.

SIZE
12,400 sf

COST
\$2 M

COMPLETED
In Progress

FIRM'S ROLE
Architect of Record
Interior Design
Aquatic Design

CLIENT CONTACT
City of Palm Beach Gardens
Angela Brown, Director
of Public Services
561.804.7010
abrown@pbgfi.com



SAILFISH SPLASH PARK | Stuart, FL



The facility has two distinct areas: one area allocated to competitive swimming and the second area designated for a family oriented aquatic park. The competitive swim area serves as the swimming hub for the county and includes a 50-meter lap pool with 25-yard cross lap swimming and a diving well. The competitive swim area accommodates 900 spectators with room to add rentable bleachers. The family oriented aquatic park features a 6,000 sf zero depth entry pool with large play structure and interactive water spray features, benches and shade structures. Connected to the lazy river is a slide plunge with a 40 ft. high slide tower that serve 2 slides.

SIZE
N/A

COST
\$10 M

COMPLETED
2012

FIRM'S ROLE
Design Criteria Architect
Program/Operational
Consultant

CLIENT CONTACT
Martin County
Administrative Center
Kevin Landry, Facilities
Operations Administrator
772.320.3046
klandry@martin.fl.us



PALM BEACH COUNTY AQUA CREST POOL | Delray Beach, FL



OLC worked with the client to propose the complete demolition of the existing pool site and amenities. The new design will include two zones, the first zone for competitive swimmers, that includes an all-new 52-meter, 25-yard-10-lane pool with a separate dive well, and moveable bulkhead with traditional diving. The family destination of the aquatic center will consist of an interactive zero to 2.5' depth play pool and features that feed into a teaching pool. It will also feature three flume slide. The addition of a new building structure will house administration offices, ticketing, guard room, first aid room, weights training, locker rooms and concessions.

SIZE

5000 sf + 52 meters x 25 yard Competition Pool and Diving Well/2000 sf Leisure Pool/2 Slides/Shade Structures

COST

\$12 M

COMPLETED

2021

FIRM'S ROLE

Architect of Record
Interior Design

CLIENT CONTACT

Mr. Fernando DelDago
Director of Capital Improvements
561-233-5276
fdeldago@pbcgov.org



DR. ANN MURPHY KNIGHT S.T.A.R.S. COMPLEX EXPANSION | Fort Myers, FL



Teamed with ADG Architecture, LLC, OLC is leading the design and documentation of the new addition that includes a full-size gym with bleachers, 4,500 sf dividable community room with stage and support spaces, with access to event lawn; fully equipped commercial kitchen; three classrooms and two party rooms; free weights, exercise floor, adult locker rooms, family locker rooms and administrative and support spaces. This facility will also serve as a hurricane shelter for occupancy up to a category 3 hurricane event.

SIZE

28,800 sf New
24,580 sf Renovation

COST

\$17.5 M

COMPLETED

March 2021

FIRM'S ROLE

Design Architect
Interior Designer
Aquatic Designer

CLIENT CONTACT

City of Fort Myers
Graciela Goicoechea
ggoicoechea@cityftmyers.com
239.321.7455



ROBERT L. TAYLOR COMMUNITY CENTER | Sarasota, FL



LEED® Certified Silver

Master planning and full architectural design services for a new recreation center featuring a gymnasium, climbing wall, indoor running track, group exercise rooms, open cardio and fitness area, circuit and free weights, full-service locker rooms and family locker rooms. Several multi-purpose rooms include a community stage/theatre, community rooms, children's and teen wing, senior center, café, and the Florida Center for physical, occupational and speech therapy. This community center also features an outdoor aquatic facility with a 6-lane, 25-yard competition pool, leisure pool with zero-depth entry, lazy river, single flume body water slide, plunge pool, spray arches and geysers.

SIZE
45,000 sf

COST
\$10.7 M

COMPLETED
Phase 1 - 2008/Phase 2 - 2011

FIRM'S ROLE
Architect of Record
Interior Design
Aquatic Design

CLIENT CONTACT
City of Sarasota
Todd A. Kucharski, Deputy
Director
Public Works/Public Services
941.954.4198
Todd.Kucharski@
sarasotagov.com



PARADISE ISLAND AT PIONEER PARK | Commerce City, CO



Paradise Island is a themed municipal outdoor pool project which expands the recreational opportunities at Pioneer Park. Along with a new bathhouse and concession area, there is a zero-depth entry children's pool for toddlers; a larger zero-depth entry pool for families with an aquatic play structure; two sliders with a plunge pool that merges into a lazy river and lap/sport pool; a speed slide with runoff; as well as plenty of shade umbrellas and grassy areas. With limited space within Pioneer Park, the design for this facility utilizes a variety of free-form shapes for the pools and deck space to maximize swimming programs, features, and the guest experience.

SIZE
N/A

COST
\$7.2 M

COMPLETED
2015

FIRM'S ROLE
Architect of Record
Aquatic Design

CLIENT CONTACT
City of Commerce City
Carolyn Keith, Director of
Parks and Recreation
303.289.3691
ckeith@c3gov.com



MARGARET CARPENTER RECREATION CENTER | Thornton, CO



This \$14 M renovation to the Margaret Carpenter Recreation Center updated and improved the pool programming space and provide an accessible pipe galley for maintenance and repairs. The facility's pools, sauna, steam room, family locker room and associated equipment were replaced with state-of-the-art aquatic environments and amenities to capture the needs of this vibrant community. Improvements include a new 6-Lane Lap Pool with adjacent aqua-exercise pool, wave pool with lazy river and bubble pit, activity pool with zero-depth entry, play structure, geysers and sprays, two water slides and 20-person therapeutic hydro-jet spa.

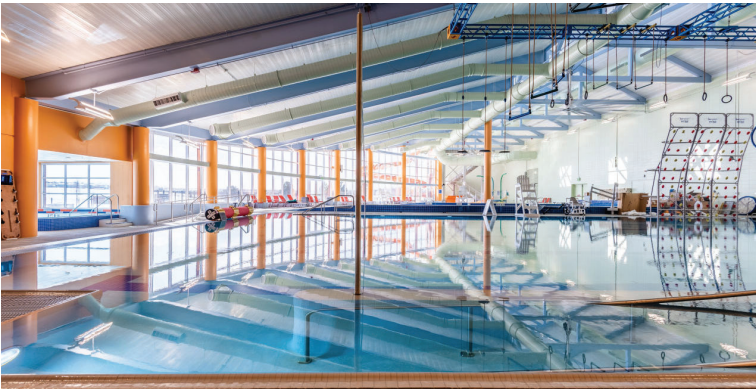
SIZE
20,000 sf Renovation
5,000 sf Addition

FIRM'S ROLE
Architect of Record
Interior Design

COST
\$14 M

CLIENT CONTACT
City of Thornton
Paul Spacese
303.538.7647
Paul.Spacese@cityofthornton.net

COMPLETED
2022



LCSD1 EAST HIGH SCHOOL POOL | Cheyenne, WY



Tobin & Associates joined forces with OLC and Counsilman-Hunsaker to provide architectural design and construction services for the replacement of the existing swimming pool at East High School. The current pool is well over 50 years old, with only six swim lanes and numerous deficiencies in design and condition. The facility is approx. 32,700 gsf, and the new pool will be approximately 75' x 120' stretch with 10 swim lanes and a movable bulkhead; restrooms, shower and locker rooms, mechanical equipment room, pool equipment storage room, spectator seating, and competitor seating areas, and an administrative office and custodial room.

SIZE
32,700 sf

FIRM'S ROLE
Associate Architect

COST
\$16.6 M

CLIENT CONTACT
Laramie County School Dist.
No. 1
Shannon Fertig
307.771.2663
shannon.fertig@laramie1.org

COMPLETED
2021



REFERENCES

COMPANY NAME, ADDRESS, CITY, STATE, ZIP PHONE & FAX NUMBER AND E-MAIL ADDRESS	
Company Name: City of Palm Beach Gardens	
Address: 10500 N Military Trail, Palm Beach Gardens, FL 33410	
Contact Name: Angela Brown, Director of Public Services	
Phone: 561.804.7010	E-mail Address: abrown@pbgfl.com
Company Name: City of Palm Coast	
Address: 160 Lake Avenue, Palm Coast, FL 32164	
Contact Name: Carl Cote, Director of Stormwater & Engineering	
Phone: 386.986.3748	E-mail Address: ccote@palmcoastgov.com
Company Name: City of Ocala	
Address: 110 SE Watula Avenue, Ocala, FL 34471	
Contact Name: Sean Lanier, City Engineer	
Phone: 352.629.8366	E-mail Address: slanier@ocalafl.org
Company Name: Integrated Wellness Partners	
Address: 19 N High St., Akron, OH 44308	
Contact Name: Jim Ellis, Vice President/Managing Director	
Phone: 330.762.9102	E-mail Address: jellis@integrated-wellness-partners.com



DEMONSTRATION OF COST AND QUALITY CONTROL

ACCURACY IN ESTIMATING

Cumming's proactive approach to providing cost and scheduling services assures our clients they are getting the best value for their invested dollar. Cumming provides accurate pricing based upon our local market analysis and an understanding of the national economy. Cumming has a proven process that is timeless and conveys the goals and objectives set by the client.

Our approach to cost management is based on having regular discussion with the design team, both during estimating stages but also, importantly, in periods between design stages. Our philosophy is based on this 'cost management' approach rather than solely an estimating one. Being proactive and accessible to the design team in-between scheduled estimating milestones is the best way to:

- Prevent increases in bottom line estimates as the design evolves.
- Encourage the entire team to reach out to us for cost checks and advice as they develop details, rather than wait for a design milestone pack – which is often too late.
- Allow us to speak up when changes are proposed that alter the agreed to cost plan – this may not be apparent to the design team. It will to us early identification of potential cost issues, which in turn reduces the delays and expenses associated with unnecessary VE exercises and redesign, thereby preserving design.

Project bid results (measured against average bid) are typically within +/-5% of Cumming's estimates. Cumming estimates reflect probable construction costs obtainable in a competitive and stable bidding market. Cumming bases its estimates on a minimum of four (4) competitive bids from qualified general contractors, with bids from a minimum of

three (3) subcontractors per trade. They reflect a "fair market value" for the construction of a project and are not intended to be a prediction of low bid. Experience indicates that a fewer number of bidders may result in a higher bid.

COST CONTROL MEASURES

Managing Cost

Cumming assists the design team in managing cost and scope to meet the owners' goals as well as providing real time cost feedback at any requested time in the design process.

Continuous Cost Management

As significant time can elapse between design milestones in the design process, continually monitoring budget assumptions/goals against the volatile market conditions allows for real time feedback of any adverse or advantageous issue that can affect budget value.

Comparative Cost Analysis

Comparative analysis of the project vs. other similar projects in the marketplace can quickly identify and evaluate any factors driving our client's budget over the industry "norm".

QA/QC FOR COST MANAGEMENT

Cumming provides cost estimating services from programming through final construction documents. We understand the importance of accurate, traceable, and audit-proof cost estimates and we provide a structured and timely approach to develop, review and implement approved estimates into the construction management process. We routinely solicit real-time quotations from trades and manufacturers for integration with our existing library of historical cost data, current project information, and industry recognized cost databases and publications, thereby ensuring that our estimates are current and appropriate with respect to the dynamic nature of the industry. This includes both economic and geographic considerations.



OFFICES IN **ORLANDO** - DENVER - **CAIRO** - TOKYO



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