

PUBLIC WORKS MEMORANDUM
#25-2022

DATE: June 13, 2022
TO: Honorable Mayor Meredith Leighty and City Council Members
THROUGH: Heather Geyer, City Manager *Hmg*
FROM: Kent Kisselman, PE – Director of Public Works *KHK*
SUBJECT: CR-109 – Facilities Building Design Contract

PURPOSE

To consider CR-109, a resolution approving a contract with Eidos Architects for design services for the Facilities Building project.

BACKGROUND

The existing Facilities/Sign Shop Building at the Maintenance & Operations Facility (M&O) is at end of life. The building no longer provides adequate space nor functionality for current operations. It is obsolete, and renovation/repair is not feasible due to the cost to meet changes in code and construction requirements. A new facility is needed to meet current and future operating needs.

The plan is for the new facility to be located in the northeast portion of M&O. The size and scope depend on the results of a future space needs analysis and working within the projected budget. Staff plans on requesting \$2 million for construction in 2023.

On March 8, 2022, the City issued a Request for Proposals (RFP 2022-015) for Northglenn – M&O Facilities Building Architectural/Engineering Services. A non-mandatory pre-bid meeting was held on March 15, 2022, in which 12 prospective consultants attended. On March 25, 2022, the City accepted proposals from five consultants. Based on the information submitted and past performance in similar projects, staff determined Eidos Architects was the best firm to complete the work.

BUDGET/TIME IMPLICATIONS

Funds in the amount of \$200,000 were budgeted for the Facilities Building in the 2022 Capital Projects Fund.

	Amount
Capital Projects Fund	\$200,000
Eidos Architects contract	(\$153,918)
Contingency (15%)	(\$23,087.70)
Budget Remaining	\$22,994.30

Design would begin shortly after the contract is approved and should be completed by the end of 2022 or early 2023. Construction of the new facility is slated for 2023. Funding for this project

will need to be allocated in the 2023 CIP budget. The 15% contingency is more than the standard 10% contingency because this is a design project.

STAFF RECOMMENDATION

Attached is CR-109, a resolution that if approved would authorize the Mayor to execute a contract between the City and Eidos Architects for design services for the Facilities Building project in an amount not to exceed \$153,918 and authorizes the City Manager, on behalf of the City, to approve minor changes in the scope of services and execute relevant change orders up to the approved expenditure limit of \$177,005.70. Staff recommends approval of CR-109.

STAFF REFERENCE

If Council members have any questions, please contact Kent Kisselman, Director of Public Works, at kkisselman@northglenn.org or 303.450.4005.

ATTACHMENT

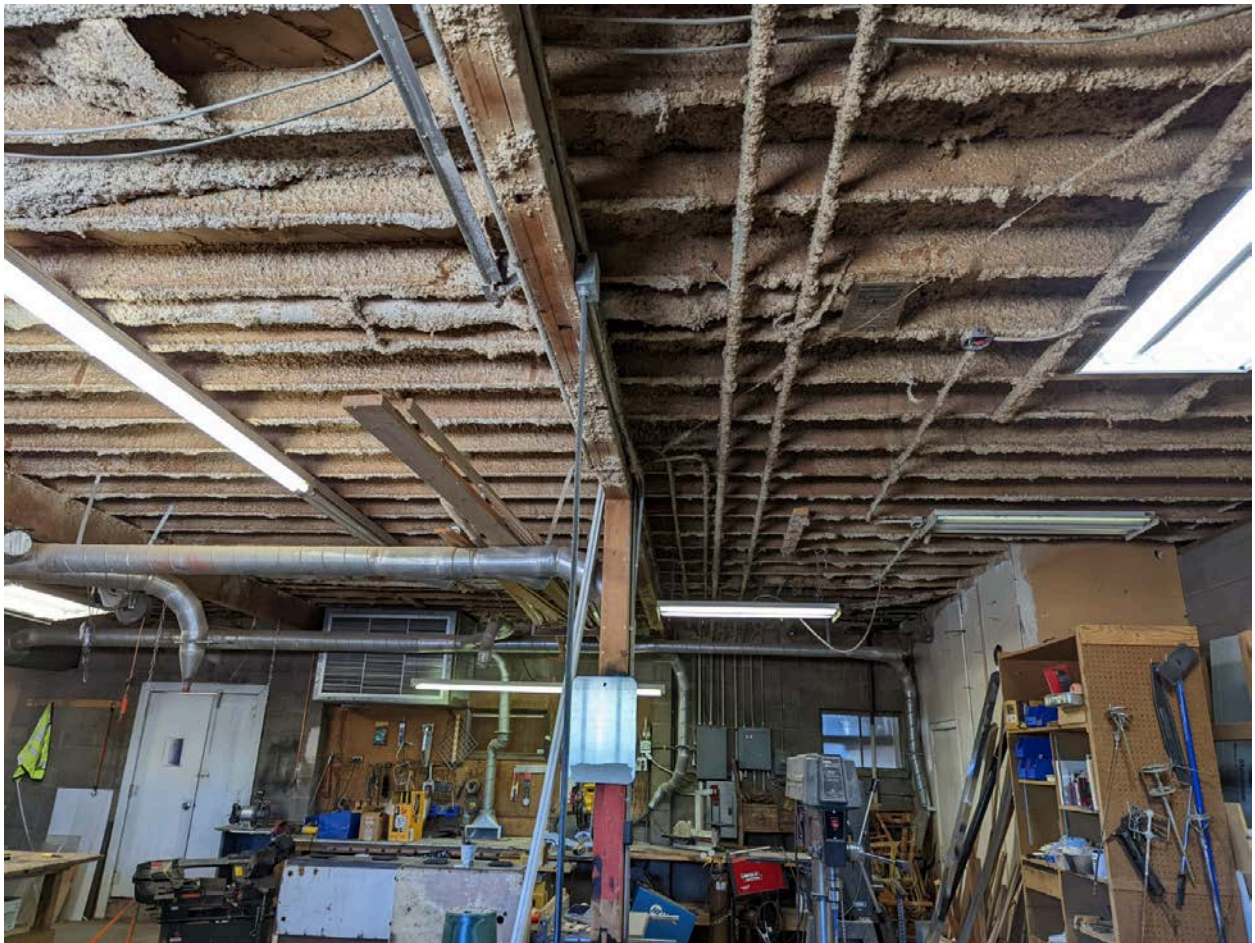
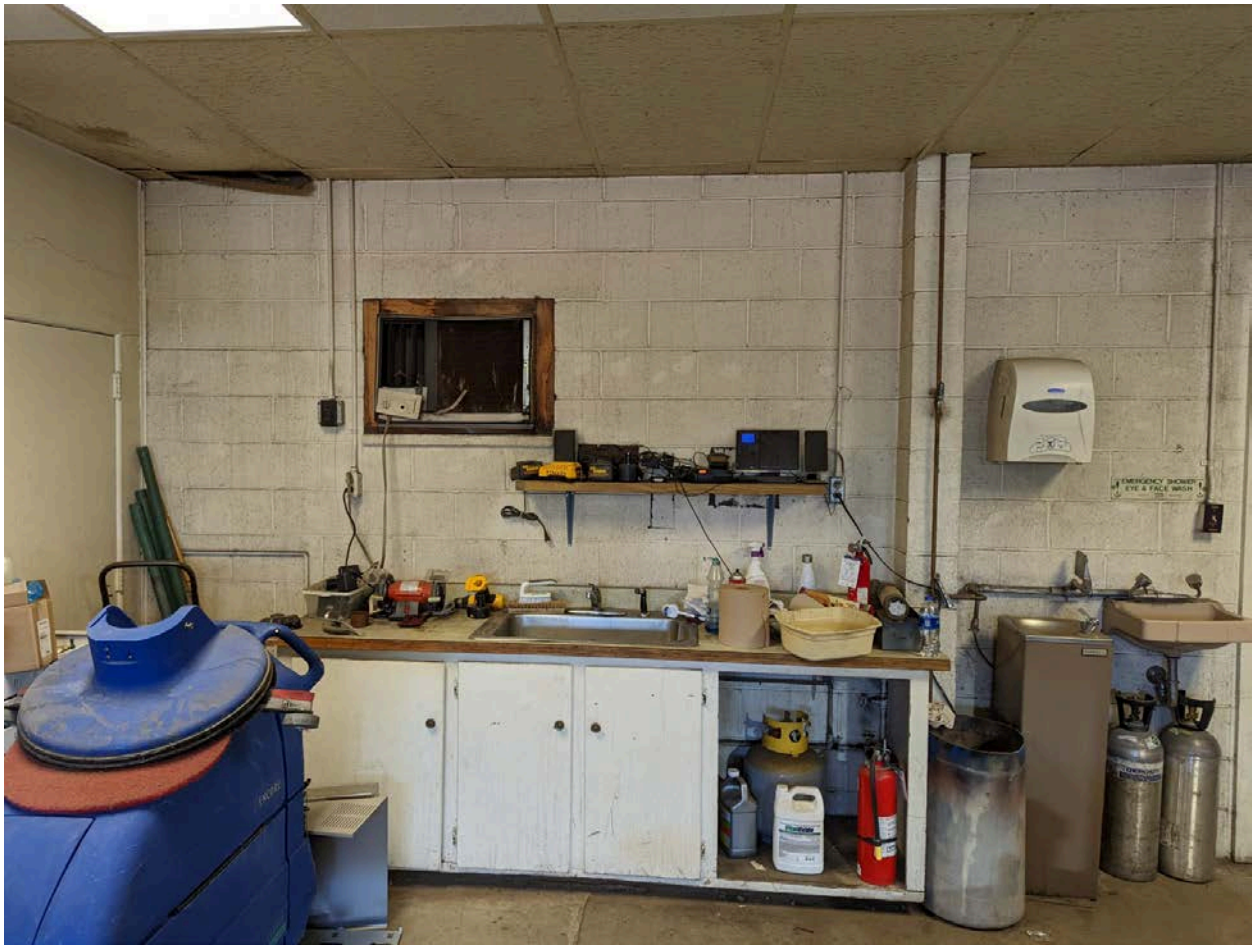
1. Existing Building

CR-109 – Facilities Building Design Contract

Facilities Building Design Contract

Existing Building









SPONSORED BY: MAYOR LEIGHTY

COUNCIL MEMBER'S RESOLUTION

RESOLUTION NO.

No. CR-109
Series of 2022

Series of 2022

A RESOLUTION APPROVING A PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF NORTHGLENN AND EIDOS ARCHITECTS FOR DESIGN SERVICES FOR THE FACILITIES BUILDING PROJECT

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF NORTHGLENN, COLORADO, THAT:

Section 1. The Professional Services Agreement between the City of Northglenn and Eidos Architects, attached hereto, in the amount of \$153,918.00 with a fifteen percent (15%) contingency of \$23,087.70 for a total amount not to exceed \$177,005.70 for design services for the Facilities Building Project is hereby approved and the Mayor is authorized to execute same on behalf of the City of Northglenn.

DATED, at Northglenn, Colorado, this _____ day of _____, 2022.

JENNY WILLFORD
Mayor Pro Tem

ATTEST:

JOHANNA SMALL, CMC
City Clerk

APPROVED AS TO FORM:

COREY Y. HOFFMANN
City Attorney

AGREEMENT FOR PROFESSIONAL SERVICES

THIS AGREEMENT is made and entered into this _____ day of _____ 20_____, by and between the City of Northglenn, State of Colorado (hereinafter referred to as the "City") and Eidos Architects (hereinafter referred to as "Consultant").

RECITALS:

A. The City requires professional services.

B. Consultant has held itself out to the City as having the requisite expertise and experience to perform the required work for the Project.

NOW, THEREFORE, it is hereby agreed for the consideration hereinafter set forth, that Consultant shall provide to the City, professional consulting services for the Project.

I. SCOPE OF SERVICES

Consultant shall furnish all labor and materials to perform the work and services required for the complete and prompt execution and performance of all duties, obligations, and responsibilities for the Project which are described or reasonably implied from **Exhibit A** which is attached hereto and incorporated herein by this reference.

II. THE CITY'S OBLIGATIONS/CONFIDENTIALITY

The City shall provide Consultant with reports and such other data as may be available to the City and reasonably required by Consultant to perform hereunder. No project information shall be disclosed by Consultant to third parties without prior written consent of the City or pursuant to a lawful court order directing such disclosure. All documents provided by the City to Consultant shall be returned to the City. Consultant is authorized by the City to retain copies of such data and materials at Consultant's expense.

III. OWNERSHIP OF WORK PRODUCT

The City acknowledges that the Consultant's work product is an instrument of professional service. Nevertheless, the products prepared under this Agreement shall become the property of the City upon completion of the work.

IV. COMPENSATION

A. In consideration for the completion of the services specified herein by Consultant, the City shall pay Consultant an amount not to exceed one hundred fifty-three thousand nine hundred eighteen dollars (\$153,918). Payment shall be made in accordance with the schedule of charges in **Exhibit B** which is attached hereto and incorporated herein by this reference. Invoices will be itemized and include hourly breakdown for all personnel and other charges. The maximum fee specified herein shall include all fees and expenses incurred by Consultant in performing all services hereunder.

B. Consultant may submit monthly or periodic statements requesting payment. Such request shall be based upon the amount and value of the work and services performed by Consultant under this Agreement except as otherwise supplemented or accompanied by such supporting data as may be required by the City.

1. All invoices, including Consultant's verified payment request, shall be submitted by Consultant to the City no later than the twenty-fourth (24th) day of each month for payment pursuant

to the terms of this Agreement. In the event Consultant fails to submit any invoice on or before the twenty-fourth (24th) day of any given month, Consultant defers its right to payment pursuant to said late invoice until the twenty-fourth (24th) day of the following month.

2. Progress payments may be claimed on a monthly basis for reimbursable costs actually incurred to date as supported by detailed statements, including hourly breakdowns for all personnel and other charges. The amounts of all such monthly payments shall be paid within thirty (30) days after the timely receipt of invoice as provided by this Agreement.

C. The City has the right to ask for clarification on any Consultant invoice after receipt of the invoice by the City.

D. In the event payment for services rendered has not been made within forty-five (45) days from the receipt of the invoice for any uncontested billing, interest will accrue at the legal rate of interest. In the event payment has not been made within ninety (90) days from the receipt of the invoice for any uncontested billing, Consultant may, after giving seven (7) days written notice and without penalty or liability of any nature, suspend all work on all authorized services specified herein. In the event payment in full is not received within thirty (30) days of giving the seven (7) days written notice, Consultant may terminate this Agreement. Upon receipt of payment in full for services rendered, Consultant will continue with all authorized services.

E. Final payment shall be made within sixty (60) calendar days after all data and reports (which are suitable for reproduction and distribution by the City) required by this Agreement have been turned over to and approved by the City and upon receipt by the City of Consultant's certification that services required herein by Consultant have been fully completed in accordance with this Agreement and all data and reports for the Project.

V. COMMENCEMENT AND COMPLETION OF WORK

Within seven (7) days of receipt from the City of a Notice to Proceed, Consultant shall commence work on all its obligations as set forth in the Scope of Services or that portion of such obligations as is specified in said Notice. Except as may be changed in writing by the City, the Project shall be complete, and Consultant shall furnish the City the specified deliverables as provided in **Exhibit A**.

VI. CHANGES IN SCOPE OF SERVICES

A change in the Scope of Services shall constitute any material change or amendment of services or work which is different from or additional to the Scope of Services specified in Section I of this Agreement. No such change, including any additional compensation, shall be effective, or paid unless authorized by written amendment executed by the City. If Consultant proceeds without such written authorization, then Consultant shall be deemed to have waived any claim for additional compensation, including a claim based on the theory of unjust enrichment, quantum meruit or implied contract. Except as expressly provided herein, no agent, employee, or representative of the City shall have the authority to enter into any changes or modifications, either directly or implied by a course of action, relating to the terms and scope of this Agreement.

VII. PROFESSIONAL RESPONSIBILITY

A. Consultant hereby warrants that it is qualified to assume the responsibilities and render the services described herein and has all requisite corporate authority and professional licenses in good standing, required by law.

B. Consultant shall perform its Services in accordance with that degree of care ordinarily exercised by reasonable careful consultants under the same or similar circumstances.

C. Consultant shall be responsible for the professional quality, technical accuracy, timely completion, and the coordination of all designs, drawings, specifications, reports, and other services furnished by Consultant under this Agreement. Consultant shall, without additional compensation, correct or resolve any errors or deficiencies in his designs, drawings, specifications, reports, and other services, which fall below the standard of professional practice, and reimburse the City for lawful damages caused by errors and omissions which fall below the standard of professional practice.

D. Approval by the City of drawings, designs, specifications, reports, and incidental work or materials furnished hereunder shall not in any way relieve Consultant of responsibility for technical adequacy of the work. Neither the City's review, approval or acceptance of, nor payment for, any of the services shall be construed to operate as a waiver of any rights under this Agreement or of any cause of action arising out of the performance of this Agreement, and Consultant shall be and remain responsible for services furnished under this Agreement.

E. The rights and remedies of the City provided for under this Agreement are in addition to any other rights and remedies provided by law.

VIII. WORKER WITHOUT AUTHORIZATION

A. Certification. By entering into this Agreement, Consultant hereby certifies that, at the time of this certification, it does not knowingly employ or contract with a worker without authorization who will perform work under the Agreement and that Consultant will participate in either the E-Verify Program administered by the United States Department of Homeland Security and Social Security Administration or the Department Program administered by the Colorado Department of Labor and Employment in order to confirm the employment eligibility of all employees who are newly hired for employment to perform work under the Agreement.

B. Prohibited Acts. Consultant shall not:

1. Knowingly employ or contract with a worker without authorization to perform work under this Agreement; or

2. Enter into a contract with a subcontractor that fails to certify to Consultant that the subcontractor shall not knowingly employ or contract with a worker without authorization to perform work under this Agreement.

C. Verification.

1. Consultant has confirmed the employment eligibility of all employees who are newly hired for employment to perform work under this Agreement through participation in either the E-Verify Program or the Department Program.

2. Consultant shall not use the E-Verify Program or the Department Program procedures to undertake pre-employment screening of job applicants while this Agreement is being performed.

3. If Consultant obtains actual knowledge that a subcontractor performing work under this Agreement knowingly employs or contracts with a worker without authorization who is performing work under the Agreement, Consultant shall:

a. Notify the subcontractor and the City within three (3) days that Consultant has actual knowledge that the subcontractor is employing or contracting with a worker without authorization who is performing work under the Agreement; and

b. Terminate the subcontract with the subcontractor if within three (3) days of receiving the notice required pursuant to subparagraph (a) hereof, the subcontractor does not stop employing or contracting with the worker without authorization who is performing work under the Agreement; except that Consultant shall not terminate the contract with the subcontractor if during such three (3) days the subcontractor provides information to establish that the subcontractor has not knowingly employed or contracted with a worker without authorization who is performing work under the Agreement.

D. **Duty to Comply with Investigations.** Consultant shall comply with any reasonable request by the Colorado Department of Labor and Employment made in the course of an investigation conducted pursuant to C.R.S. § 8-17.5-102(5)(a) to ensure that Consultant is complying with the terms of this Agreement.

E. If Consultant does not currently employ any employees, Consultant shall sign the NO Employee Affidavit attached hereto.

F. If Consultant wishes to verify the lawful presence of newly hired employees who perform work under the Agreement via the Department Program, Consultant shall sign the Department Program Affidavit attached hereto.

IX. INDEMNIFICATION

A. **INDEMNIFICATION – GENERAL:** The City cannot and by this Agreement does not agree to indemnify, hold harmless, exonerate or assume the defense of the Consultant or any other person or entity whatsoever, for any purpose whatsoever. Provided that the claims, demands, suits, actions or proceedings of any kind are not the result of Consultant's professional services, the Consultant, to the fullest extent permitted by law, shall defend, indemnify and hold harmless the City, its Council members, officials, officers and employees from all claims, demands, suits, actions or proceedings of any kind or nature whatsoever, including worker's compensation claims, caused by Consultant, its employees, agents or subconsultants, or others for whom the Consultant is legally liable, under this Agreement. The Consultant need not indemnify or save harmless the City, its Council members, its officers, agents and employees from damages resulting from the negligence of the Council members, officials, officers, directors, agents and employees.

B. **INDEMNIFICATION FOR PROFESSIONAL SERVICES:** The Consultant shall, to the fullest extent permitted by law, defend, indemnify and hold harmless the City, its Council members, and any of its officials, officers, directors, and employees from and against all lawful damages, but only to the extent caused by or arising out of the negligent acts, errors or omissions of the Consultant, its employees, agents or subconsultants, or others for whom the Consultant is legally liable, in the performance of professional services under this Agreement. The Consultant is not obligated under this subparagraph IX.B. to indemnify the City for the negligent acts of the City, its Council members, or any of its officials, officers, directors, agents and employees.

C. To the extent this Agreement is subject to C.R.S. § 13-50.5-102(8), Contractor's liability under this provision shall be to the fullest extent of, but shall not exceed, that amount represented by the degree or percentage of negligence or fault attributable to Contractor, any subcontractor of Contractor, or any officer, employee, representative, or agent of Contractor or of any subcontractor of Contractor. If Contractor is providing architectural, engineering, surveying or other design services under this Agreement, the extent of Contractor's obligation to defend, indemnify and hold harmless the City may be determined only after Contractor's liability or fault has been determined by adjudication, alternative dispute resolution or otherwise resolved by mutual agreement of the Parties, as provided by C.R.S. § 13-50.5-102(8)(c).

X. INSURANCE

A. Consultant agrees to procure and maintain, at its own cost, a policy or policies of insurance sufficient to insure against all liability, claims, demands, and other obligations assumed by Consultant pursuant to Section IX, above. Such insurance shall be in addition to any other insurance requirements imposed by this Agreement or by law. Consultant shall not be relieved of any liability, claims, demands, or other obligations assumed pursuant to Section IX, above, by reason of its failure to procure or maintain insurance, or by reason of its failure to procure or maintain insurance in sufficient amounts, durations, or types.

B. Consultant shall procure and maintain and shall cause any subcontractor of Consultant to procure and maintain, the minimum insurance coverages listed below. Such coverages shall be procured and maintained with forms and insurers acceptable to the City. All coverages shall be continuously maintained to cover all liability, claims, demands, and other obligations assumed by Consultant pursuant to Section IX, above. In the case of any claims-made policy, the necessary retroactive dates and extended reporting periods shall be procured to maintain such continuous coverage.

1. Worker's Compensation Insurance to cover obligations imposed by applicable laws for any employee engaged in the performance of work under this Contract, and Employer's Liability Insurance with minimum limits of five hundred thousand dollars (\$500,000) each incident, five hundred thousand dollars (\$500,000) disease - policy limit, and five hundred thousand dollars (\$500,000) disease - each employee.

2. Commercial general liability insurance with minimum combined single limits of one million dollars (\$1,000,000) each occurrence and two million dollars (\$2,000,000) general aggregate. The policy shall be applicable to all premises and operations. The policy shall include coverage for bodily injury, broad form property damage (including completed operations), personal injury (including coverage for contractual and employee acts), blanket contractual, products, and completed operations. The policy shall contain a severability of interests provision.

3. Professional liability insurance with minimum limits of six hundred thousand dollars (\$600,000) each claim and one million dollars (\$1,000,000) general aggregate.

C. The policy required by paragraph 2. above shall be endorsed to include the City and the City's officers, employees, and consultants as additional insureds. Every policy required above shall be primary insurance, and any insurance carried by the City, its officers, its employees, or its consultants shall be excess and not contributory insurance to that provided by Consultant. No additional insured endorsement to the policy required by paragraph 1. above shall contain any exclusion for bodily injury or property damage arising from completed operations. Consultant shall be solely responsible for any deductible losses under any policy required above.

D. The certificate of insurance provided for the City shall be completed by Consultant's insurance agent as evidence that policies providing the required coverages, conditions, and minimum limits are in full force and effect, and shall be reviewed and approved by the City prior to commencement of the Agreement. No other form of certificate shall be used. If the City is named as an additional insured on any policy which does not allow for the automatic addition of additional insureds, the Consultant's insurance agent shall also provide a copy of all accompanying endorsements recognizing the City as an additional insured. The certificate shall identify this Agreement and shall provide that the coverages afforded under the policies shall not be cancelled, terminated or materially changed until at least thirty (30) days prior written notice has been given to the City. The completed certificate of insurance shall be sent to:

City of Northglenn
Attn: Kathy Kvasnicka
11701 Community Center Drive
Northglenn, Colorado 80233-8061

E. Failure on the part of Consultant to procure or maintain policies providing the required coverages, conditions, and minimum limits shall constitute a material breach of agreement upon which the City may immediately terminate this Agreement, or at its discretion, the City may procure or renew any such policy or any extended reporting period thereto and may pay any and all premiums in connection therewith, and all monies so paid by the City shall be repaid by Consultant to the City upon demand, or the City may offset the cost of the premiums against any monies due to Consultant from the City.

F. The City reserves the right to request and receive a certified copy of any policy and any endorsement thereto.

G. The parties hereto understand and agree that the City, its officers, and its employees, are relying on, and do not waive or intend to waive by any provision of this Agreement, the monetary limitations (presently three hundred fifty thousand dollars (\$350,000) per person and nine hundred ninety thousand dollars (\$990,000) per occurrence) or any other rights, immunities, and protections provided by the Colorado Governmental Immunity Act, Colo. Rev. Stat., §§ 24-10-101, et seq., as from time to time amended, or otherwise available to the City, its officers, or its employees.

XI. NON-ASSIGNABILITY

Neither this Agreement, nor any of the rights or obligations of the parties hereto, shall be assigned by either party without the written consent of the other.

XII. TERMINATION

This Agreement shall terminate at such time as the work in Section I is completed and the requirements of this Agreement are satisfied, or upon the City's providing Consultant with seven (7) days advance written notice, whichever occurs first. In the event the Agreement is terminated by the City's issuance of said written notice of intent to terminate, the City shall pay Consultant for all work previously authorized and completed prior to the date of termination. If, however, Consultant has substantially or materially breached the standards and terms of this Agreement, the City shall have any remedy or right of set-off available at law and equity. If the Agreement is terminated for any reason other than cause prior to completion of the Project, any use of documents by the City thereafter shall be at the City's sole risk, unless otherwise consented to by Consultant.

XIII. CONFLICT OF INTEREST

The Consultant shall disclose any personal or private interest related to property or business within the City. Upon disclosure of any such personal or private interest, the City shall determine if the interest constitutes a conflict of interest. If the City determines that a conflict of interest exists, the City may treat such conflict of interest as a default and terminate this Agreement.

XIV. VENUE

This Agreement shall be governed by the laws of the State of Colorado, and any legal action concerning the provisions hereof shall be brought in the County of Adams, State of Colorado.

XV. INDEPENDENT CONTRACTOR

Consultant is an independent contractor. Notwithstanding any provision appearing in this Agreement, all personnel assigned by Consultant to perform work under the terms of this Agreement shall be, and remain at all times, employees or agents of Consultant for all purposes. Consultant shall make no representation that it is the employee of the City for any purposes.

XVI. NO WAIVER

Delays in enforcement or the waiver of any one or more defaults or breaches of this Agreement by the City shall not constitute a waiver of any of the other terms or obligation of this Agreement.

XVII. ENTIRE AGREEMENT

This Agreement and the attached **Exhibits A and B** is the entire Agreement between Consultant and the City, superseding all prior oral or written communications. None of the provisions of this Agreement may be amended, modified, or changed, except as specified herein.

XVIII. SUBJECT TO ANNUAL APPROPRIATION

Consistent with Article X, Section 20 of the Colorado Constitution, any financial obligations of the City not to be performed during the current fiscal year are subject to annual appropriation, and thus any obligations of the City hereunder shall extend only to monies currently appropriated.

XIX. NOTICE

Any notice or communication between Consultant and the City which may be required, or which may be given, under the terms of this Agreement shall be in writing, and shall be deemed to have been sufficiently given when directly presented or sent pre-paid, first class United States Mail, addressed as follows:

The City: City of Northglenn
11701 Community Center Drive
Northglenn, Colorado 80233-8061

Consultant: Eidos Architecture
5400 Greenwood Plaza Blvd.
Greenwood Village, CO 80111

IN WITNESS WHEREOF, the parties hereto each herewith subscribe the same in duplicate.

CITY OF NORTHGLENN, COLORADO

By: _____

Meredith Leighty
Print Name

Mayor
Title Date

ATTEST:

Johanna Small, CMC Date
City Clerk

APPROVED AS TO FORM:

Corey Y. Hoffmann Date
City Attorney

CONSULTANT:

By: Paul M. Hanson

Lori Hanson
Print Name

Senior Associate 5/20/22
Title Date

ATTEST:

By: Diane Perri
Diane Perri
Print Name

Office Manager 05.20.2022
Title Date



EIDOS: (Ē -DŌS) NOUN THAT WHICH IS SEEN: FORM, IMAGE, SHAPE...

March 25, 2022

Mr. Nathan Haasis
 City of Northglenn
 11701 Community Center Drive
 Northglenn, Colorado 80233

Re: Northglenn – M&P Facilities Building, RFP #2022-015
 Northglenn, Colorado
 Eidos Prospect No. 22P015

Dear Mr. Haasis:

We are pleased to submit the attached Fee Proposal for the design services outlined in our RFP response for the new City of Northglenn M&O Facilities Building. Our fee is based on our current understanding of the project as presented in the RFP as well as our site visit during the pre-proposal walk and the responses to questions we received as part of Addendum 1. During review of our qualifications and proposal, should Northglenn determine that additional, or fewer services, are required, our fee can be adjusted accordingly at any time. Final negotiations of our fees are welcome as this is a complex facility that has not yet been fully programmed and contains several unknown conditions for which we are making assumptions. The attached hourly rate table is our best assumption of the required number of hours for the design services for the new facility.

Scope and clarifications of fees are as follows:

Architectural

Design services shall include all architectural design for the building as well as architectural site plans and details. Other included items are as follows:

- Interior Design – including selection of constructed elements (casework, finishes, appliances, fixtures, etc) as well as coordination with Northglenn for material and color selections, interior signage and way-finding, painting, etc. Systems furniture design and procurement is not included.
- Site Planning Submittals – we assume this will be a limited administrative review, if required, with Northglenn Planning Division. If more extensive documents are required, we can provide those as additional services.
- Landscaping / Irrigation – We assume these items will not be required based on the proposed scope of work and therefor are not included in this base proposal. If these items are deemed necessary, we can add them to our scope of services.

Civil Engineering

Design includes site engineering, grading and site utilities for the development as well as agency reviews and coordination of the Preliminary Drainage and SWMP Plans. Excluded items include lot line mergers, traffic studies, final drainage/stormwater analysis, floodplain evaluation and site retaining walls.

- Site Survey – Includes topographic design survey and utility locates. Proposed fee is estimated as the final survey area has not been determined. Exclusions include potholing and SUE. These can be added as additional services if required.

Geotechnical Investigation

Geotechnical is to be provided by Owner.

Mr. Nathan Haasis
March 25, 2022
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Structural Engineering

Structural design cannot begin until receipt of the Geotechnical Report. Design assumes foundations as shallow footings with slab on grade floor to accommodate heavy vehicles. Detached site retaining walls, structural floors and shoring are excluded. Design assumes a PEMB type superstructure engineered by the PEMB manufacturer. As this manufacturer will not be on board during design, the engineer will make probable assumptions of reactions for design of the foundations knowing that small deviations will need to be accommodated during construction.

Mechanical/Electrical/Plumbing/Technology/Fire Protection Engineering

- Includes the engineering design of the heating, ventilation and air-conditioning systems; the plumbing systems; the power and lighting systems; the fire suppression and alarm systems by performance specification; and rough-in/raceway services for technology systems, device locations and the rough-in infrastructure (conduit/box and pathway/raceway) necessary to support the technology system.
- Building Commissioning is not included in the scope of work, but coordination with a 3rd party commissioning agent is provided.

General Assumptions

- \$1,200,000 hard construction cost.
- No LEED or other Certifications – sustainable options may require additional engineering not included in this base proposal based on final selected option(s) and requirements.

If you have any questions on our fee proposal, please to not hesitate to contact us. We are thrilled for the opportunity to continue working with the City of Northglenn for your new M&O Facilities Building!

Sincerely,



Lori M. Hanson, AIA
Senior Associate, Primary Project Contact



HOURS BUDGET

City of Northglenn M&O Facilities Building
RFP 2022-015
Northglenn, Colorado

March 25, 2022
Eidos Prospect No. 22P015

Task	Project Manager	Project Architect	Design Associate	Admin
Programming				
Workshops (2)	6 hours	6 hours	--	--
Space Analysis	4 hours	2 hours	--	1 hours
Site Analysis	2 hours	2 hours	2 hours	--
Schematic Design				
Schematic Plans	2 hours	8 hours	24 hours	--
Schematic Elevations	2 hours	8 hours	8 hours	--
Conceptual Cost Opinion	4 hours	2 hours	--	2 hours
Owner Review Meetings (2)	6 hours	6 hours	--	3 hours
Planning Submittal				
Meetings with Planning & Fire (2)	2 hours	4 hours	--	2 hours
Prepare L&E Exhibit	1 hours	2 hours	8 hours	--
Revisions & Responses	1 hours	4 hours	4 hours	2 hours
Design Development				
Field Work	1 hours	8 hours	8 hours	--
Drawings	8 hours	16 hours	48 hours	--
Specifications	4 hours	2 hours	--	4 hours
DD Cost Opinion	6 hours	2 hours	2 hours	2 hours
Owner Review Meetings (2)	6 hours	6 hours	--	2 hours
Construction Documents				
Drawings	8 hours	16 hours	48 hours	--
Specifications	4 hours	2 hours	--	4 hours
CD Cost Opinion	4 hours	2 hours	2 hours	2 hours
Owner Review Meetings (2)	6 hours	6 hours	--	2 hours
Permitting				
Submittals to Northglenn	1 hour	2 hours	4 hours	1 hour
Submittals to North Metro Fire	1 hour	2 hours	4 hours	1 hour
Revisions & Responses	1 hour	4 hours	4 hours	2 hours
Bidding				
Pre-Bid Meeting & Bid Opening	1 hours	4 hours	--	1 hour
Q&A Responses & Addenda	1 hours	4 hours	2 hours	1 hour
Construction Administration				
Review Submittals & Shop Drawings	4 hours	20 hours	4 hours	4 hours
Review RFIs, Change Orders, Pay Apps, Etc.	4 hours	20 hours	4 hours	4 hours
Site Observation Visits (12 total)	8 hours	24 hours	4 hours	4 hours
Punch List (1) & Final Walk (1)	4 hours	6 hours	--	2 hours
Demolition Plans for Existing Buildings	2 hours	4 hours	8 hours	--

Closeout

O&M Review	1 hour	2 hours	--	1 hour
Record Drawings	1 hour	1 hours	4 hours	--

Subtotal Hours	106 hours	197 hours	192 hours	47 hours
Hourly Rate	\$160	\$140	\$85	\$70
Subtotal Cost	\$16,960	\$27,580	\$16,320	\$3,290

Total Architectural Fees **\$64,150**

Reimbursable Expenses

Printing	\$1,600
Mileage	\$1,200

Total Reimbursable Expenses **\$2,800**

Engineering Fees

Civil Engineering	\$41,448
Survey *estimated* (scope unknown)	*\$10,000
Structural Engineering	\$16,080
MEP Engineering	\$19,440

Total Engineering Fees **\$86,968**

Total Architectural and Engineering Fees **\$153,918**

HOURLY RATES BY DISCIPLINE

JOB TITLE	BILLABLE RATE PER HOUR
Principal in Charge	
Jennifer Thong	\$190
Senior Project Manager	
Bob Saas	\$175
Rick Nearman	\$175
Jason Goetsch	\$160
Jon Rosenthal	\$160
Lori Hanson	\$160
Project Manager / Project Architect	
Andrea Nicholl	\$140
Andrew Tschetter	\$140
Matt Stoub	\$140
Matt Walzuck	\$140
Marketing / Graphic Design	
Mae Ann Saas	\$95
Design Associates	
Taliah Weber	\$115
Erin Jones	\$95
Calvin Morey	\$95
Kaitlyn Kravitz	\$95
Steve LaGrange	\$95
Ryan Miller	\$85
Karen Bosma	\$85
Marcos Colon	\$85
Meg Allee	\$85
Michelle Rubio	\$85
Clerical	
Diane Perri	\$70
Svetlana Umanskiy	\$65

PROSPECTIVE CONTRACTOR'S CERTIFICATE REGARDING EMPLOYING OR CONTRACTING WITH A WORKER WITHOUT AUTHORIZATION

FROM: Eidos Architects, PC
(Prospective Contractor)

TO: City of Northglenn
11701 Community Center Drive
Northglenn, Colorado 80233-8061

Project Name Northglenn M+O Facilities Building

Bid Number N/A

Project No. N/A

As a prospective Contractor for the above-identified bid, I (we) do hereby certify that, as of the date of this certification, I (we) do not knowingly employ or contract with a worker without authorization who will perform work under the Agreement and that I (we) will confirm the employment eligibility of all employees who are newly hired for employment to perform work under the Agreement through participation in either the E-Verify Program administered by the United States Department of Homeland Security and Social Security Administration or the Department Program administered by the Colorado Department of Labor and Employment.

Executed this 10th day of May, 2020

Prospective Contractor Eidos Architects

By: Alan M. Nauson

Title: Senior Associate

To be completed if contractor is providing services and has employees.