

South Davis Recreation District

Board Meeting

August 31th, 2020

4:30 p.m.

REVISE NOTICE OF AND AGENDA FOR the South Davis Recreation District Board meeting to be held at 550 N 200 W at the South Davis Recreation Center and via electronic means at the date and time given above to help those who prefer not to attend in person. Social distancing measures will be in place. The public is invited to join electronically and can do so by emailing mary@southdavisrecreation.com to ask for the information on joining the meeting.

AGENDA

1. Welcome
2. Citizen Matters
3. Discussion and Approval of Architectural Firm for Leisure Pool Roof Project
4. Discussion on Deferment of Passes
5. Other Matters
6. Next Board Meeting – **September 21st, 2020**
7. Adjourn

South Davis Recreation District
Request for Proposals for Architectural Services for the
Repair and Replacement of the Leisure Pool Roof Decking, Interior Panels and Pool Air Handlers

1.0 INTRODUCTION/PROJECT OVERVIEW

The South Davis Recreation District (the District) intends to hire a qualified architectural firm to provide design services for the repair and replacement for the facility's leisure pool roof decking, interior paneling and the leisure and lap pool air handlers. The District is issuing this Request for Proposals (RFP) in order to select the team for this work. The Project is located at 550 North 200 West Bountiful, Utah. Because the repairs and equipment replacement will affect both the leisure and lap pools, these areas will be required to be closed for a period of time during the construction timeframe of this project.

The roof decking, interior paneling and exterior soffit in the leisure pool has failed and has issues with rusting, corrosion, and poor barrier to airflow from inside the facility to the outside causing structural damage to the decking and exterior soffit. The leisure and lap pool air handlers do not function as they should for their designated spaces and are in need of replacement. The District expects that the repair and replacement for the facility's leisure pool roof decking, paneling and the pool air handlers will provide a longer lasting solution for the pool roof decking, and improve the humid structural damaging conditions that exist in that pool space. The repairs and air handlers should reflect superior design consistent with commercial indoor pool environment standards, future energy savings and cost consciousness as well as taking into account the amount of time to complete the project. The District requires a design that provides longevity and direction to construct a solution that has an extended lifespan. The leisure pool area is used daily for recreational use, aquatic fitness classes, lifeguard trainings, and swim lessons. The leisure pool space is approximately 15,000 sq.ft. in size.

To a lesser extent, the lap pool suffers from the same design flaws as the leisure pool, but has not incurred the same level of damage to the pool roof decking as well as slightly less corrosion and structural damage. While these issues are present in the lap pool and will eventually need to be repaired, at this time, the RFP includes the replacement of the lap and leisure pool air handlers, and the leisure pool repairs outlined previously. The lap pool space is approximately 19,000 sq. ft in size.

The District has allocated \$1.6M for the project. This amount will include all leisure pool repairs, equipment replacements, both lap and leisure pool air handler , soft costs (architectural and consultant fees), actual construction costs, etc.

The District anticipates using a Construction Manager / General Contractor for the Project. The architect will work closely with District Staff and the CM/GC during all phases of design and construction.

The selected firm will work closely with District Staff during all phases of design and construction. A Master Plan including the analysis of this area and its deficiencies has taken place. CAD drawings for this area of the facility can be provided.

2.0 GENERAL PROPOSAL INSTRUCTIONS AND REQUIREMENTS

2.1 Proposed Schedule:

RFP Solicitation on State U3P purchasing site:	July 29 2020
Notification published in Davis County Clipper:	July 30, 2020
Mandatory Pre-submittal meeting:	August 5, 2020 @ 10:00 AM
Last Day to Submit Questions/Request Explanations:	August 10, 2020 @ 12:00 PM
Proposals Due:	August 14, 2020 @ 12:00 PM
Committee Review of Proposals:	August 17-21, 2020
Shortlist Interviews/Presentations:	August 26, 2020
Selection of Architect at District Board Meeting:	August 31, 2020
Begin Programming and Design Process:	September 1, 2020
Select CM/GC (approx. Date):	September 2020
Estimated Start of Construction:	September 2020
Estimated Completion of Construction:	November 2020

2.2 A MANDATORY pre-submittal meeting will be held on Wednesday, August 5, 2020 at 10:00 a.m. The meeting will be held at the South Davis Recreation Center. The address is 550 North 200 West, Bountiful, UT. A representative from each interested firm is required to attend. During the meeting, a presentation will be made to describe the overall scope of work and intended schedule. A walk through of the proposed project area will also take place. Interested firms may ask questions and request clarification about the project and the procurement process. THE ABSENCE OF A TEAM FROM THE PRESUBMITTAL MEETING AND/OR FAILURE TO REGISTER PRECLUDES PARTICIPATION AS A SUBMITTING FIRM ON THIS PROJECT. Other sub-consultants are invited to attend, but it is not mandatory for them.

- 2.3 Proposers must submit 5 copies of their proposals.
PROPOSALS WILL BE LIMITED TO 25 PAGES, TOTAL.
Page count includes all pages, including covers.
- 2.4 Proposers shall submit ONE copy of the proposed fee schedule for the project in a separate, sealed envelope.
- 2.5 All proposals and required submittals must be turned in to or mailed to the South Davis Recreation District at the South Davis Recreation Center. The mailing address is:

Attn: Tif Miller

South Davis Recreation District

550 North 200 West, Bountiful, UT 84010

Submittals can be received at the facility's front Desk. Faxed or emailed proposals will not be accepted.

- 2.6 The legal status of the proposer, whether a corporation, partnership, limited liability company or individual, shall be stated in the proposal. A corporation shall execute its proposal by its duly authorized officers in accordance with its corporate by-laws and shall indicate the State in which it is incorporated. A partnership shall give full names and addresses of all partners. Partnerships and individual proposers shall be required to state in the proposal the names of all persons interested therein. A limited liability company shall execute the proposal by its members or authorized manager.
- 2.7 If the proposer is a joint venture consisting of a combination of any or all of the above entities, each joint venture party shall execute the proposal. Anyone signing a proposal as an agent of another or others shall submit with his or her proposal, legal evidence of his or her authority to do so. The place of residence of each proposer, or the office address in the case of a firm or company, telephone number and fax number, shall be given after his/her signature.
- 2.8 All proposers must be properly licensed to conduct business in the State of Utah. Proof of all applicable professional licenses is required, but need not be included in the proposal.
- 2.9 The selected firm will be required to enter into a written contract with the District in order to provide the services required in the RFP and in AIA Standard Form B101-2007 Standard Form of Agreement between Owner and Design Build firm.

3.0 COMMUNICATION, ADDENDA AND EXPLANATIONS

- 3.1 All questions and requests for explanations must be submitted in writing, or by email no later than August 10, 2020 at 12:00 pm. Questions may be submitted to:

Tif Miller, Executive Director, South Davis Recreation District

South Davis Recreation Center

550 North 200 West

Bountiful, UT 84010

tmiller@southdavisrecreation.com

- 3.2 Responses to requests for explanations shall be made in the form of an Addendum, a copy of which shall be available on the Districts U3P notification site. Proposers will be responsible to check the U3P site to obtain addenda.
- 3.3 Addenda issued to proposers shall become part of the Contract Documents, and all proposals shall include the work described in the Addenda.
- 3.4 Any other information and/or supplemental instructions shall be in the form of a written addendum, posted on the U3P notification site.

4.0 ARCHITECTURAL SERVICES

- 4.1 Generally, the architect will be required to provide the basic services identified in AIA B01-2007 Article 3. Under these basic services, the selected architect shall provide a concept design, schematic design, construction documents, coordinate with the eventual CM/GC, and project oversight and inspection for the Project, which includes site improvements. Scope of work shall include the following:
1. Coordination with District-appointed Project Management Team in all phases of the project, according to the approved Project Approach and Project Schedule submitted by the firm.
 2. Preparation of a Schematic Design for the project, including preliminary construction plans, sections and elevations, perspective sketches, electronic modeling, etc. The Architect will present the Schematic Design to the District representatives for input.
 3. Presentation of final design concept to the District Board.

4. Coordination with the CM/GC. Coordination will include review of fixed limited budget, construction materials and methods, cost estimating, project phasing, etc.
 5. Preparation of Construction Documents. Documentation will include drawings and specifications that establish in detail the quality, quantity and levels of materials and systems required for construction of the project. Presentation of 50%, 85%, 95% and 100% construction documents will be provided. Documents will be in sufficient detail at 85% for the CM/GC to produce a preliminary Guaranteed Maximum Price to perform construction. Construction Documents at 100% will be used by the General Contractor/Construction Manager to present to and negotiate with the District a final Guaranteed Maximum Price. Architect will provide a review of the proposed Guaranteed Maximum Price on behalf of the District.
 7. Coordination of all permitting and other similar requirements.
 8. Continued coordination with the CM/GC throughout the bidding and construction process for the project. This coordination will include regular updates to the District regarding project progress.
 9. Coordination with CM/GC in project inspection and closeout, including all closeout documentation, maintenance and operation manuals, warranties, as-built drawings, systems testing, quality assurance, etc.
- 4.2 The architect will be required to furnish the following services, in addition to the Basic Services outlined in Article 3 of AIA B101-2007:
1. As-Constructed Record Drawings
- 4.3 The architect will be required to coordinate with the following services provided by the District:
1. Facility Maintenance
 2. Aquatics Department

5.0 REQUIRED PROPOSAL SUBMITTALS

Each proposal shall include the following:

- 5.1 Summary Statement – Provide a brief statement that summarizes the unique qualifications of the proposer in relation to the unique and general requirements of this project. Boiler-plate summary statements will not be looked upon favorably.

- 5.2 Proposed Project Team Organization and Qualifications – Provide a chart that identifies the roles of each of the key individuals involved in each phase of the project. Provide resumes for all key individuals on the proposed project team. Provide a matrix that indicates past project collaborations carried out by the proposed team.
- 5.3 Proposed Project Team Performance on Past Projects – Provide information for at least five projects that demonstrate the proposer’s ability to accomplish this project. For each project identified, provide the following information: Owner, Description, Photo, Square Footage, Cost, Change Order History, Special Features, and Project Team Members’ Involvement.
- 5.4 References – Provide a reference for each project listed above who may be contacted for further information regarding the performance of the proposer’s Project Team.
- 5.5 Team Roles and Responsibilities – Provide a description of the roles and responsibilities of the proposer’s Project Team members and how the Team will work together to achieve the objectives of the project.
- 5.6 Proposed Project Schedule – Provide a schedule that includes individual phases as applicable. The proposed project schedule shall list important dates, times and locations of meetings and submittals. The schedule will be used as a basis of performance to be included in the contract with the District. The schedule should represent realistic time requirements for all phases of programming and design and also reflect the ability of the architect and sub-consultants to meet the proposed schedule.
- 5.7 Proposed Project Approach — Outline the tasks, any special approaches, and the plan for completion. Innovation and alternatives to the proposed project scope are welcome to be included in this section.
- 5.8 Public Outreach —Not Used.
- 5.9 Local Knowledge — Describe your knowledge of our local area and criteria to be considered in the building design and project execution. Provide examples of your experience in the area.
- 5.10 Public Project Experience — Discuss your experience in designing public projects, which are funded by public monies.
- 5.11 Fixed Limit Project Cost Experience -- Discuss your experience in designing to a fixed limit project cost including soft costs and construction costs.
- 5.12 Evidence of current professional licensing in the State of Utah.
- 5.13 Furnish one copy of the proposed Fee Schedule in a separate, sealed envelope. Provide the following information on the outside of the envelope: Proposer’s name; address;

and the phrase “Proposed Fee Schedule – South Davis Recreation District Leisure Pool Roof and Air Handler Project”.

The fee schedule should reflect all the services outlined and required in this RFP that specifically reference the following areas of the project:

Interior Ceiling Decking

1. Repair or Replace
2. Painting
3. Other necessary updates and changes

Interior Wall & Ceiling Paneling

1. Replace
2. Long lasting materials suited for the pool environment
3. Other necessary updates and changes

Outdoor Roof Decking & Soffit

1. Repair or Replace
2. Painting
3. Paint stained poles connected to decking
4. Fix air flow issues between inside and outside
5. Fix corrosion and moisture issues between interior pool areas and all other areas.
6. Other necessary updates and changes

Air Handler Units

1. Replace both in leisure and competition pools
2. Units must provide necessary air flow and efficiency
3. Reflect possible energy savings
4. Utilizes an accessible remote monitoring, data-logging, and controller system
5. Other necessary updates and changes

Interior Leisure pool vents

1. Verify vents and ducts work with new air handlers
2. Repair and Replace if necessary
3. Other necessary updates and changes

Pool Fire Suppression Systems

1. Evaluate need relating to current fire code
2. Eliminate, cap, or repair as needed

3. Other necessary updates and changes

6.0 SELECTION PROCESS

6.1 Proposals will be evaluated in three stages, according to the Request for Proposals Schedule. At Stage One, a review committee composed of representatives from the District will review proposals according to the criteria established in this RFP. Stage Two of the selection process will be interviews/presentations with proposers who score high enough to meet the criteria in section 6.2. Those who proceed to Stage Two will be invited to an interview/presentation before the Selection Committee. Stage Three will then evaluate the costs from those who participated in the interviews/presentations. After the interviews and cost evaluation, the preferred candidate will be presented to the District Board for approval.

6.2 Proposals shall be evaluated according to the following criteria:

Stage One (65% Total Score)

1. Responsiveness to the Request for Proposals. Proposals should contain each submittal item outlined in Section 5.0, in the order the items are listed. Proposals should not be “boiler plate” proposals and should reflect familiarity with the project and the District. 15%
2. Experience as a team with similar projects. Experience with projects incorporating energy efficiency in design. Experience in working with the Construction Management/General Contractor method of project delivery will also be taken into consideration. References will be part of the assessment of the Project Team. 20 %
3. Ability of proposer to meet the requirements of the work to be performed. 15%
4. Extent to which proposer conveys understanding of vision and unique demands of the work. 10%

Stage Two (20% Total Score)

1. In person or Zoom meeting Interviews/Presentations for those firms who scored at least 50% out of the criteria listed in Stage One.

Stage Three (15% Total Score)

1. Those who participated in Stage Two will have their cost of service, which was provided in separate fee schedule, evaluated with the lowest cost from those interviewed receiving the full amount of points.
 2. *The District will use the following cost formula: The points assigned to each offerors cost proposal will be based on the lowest proposal price. The offeror with the lowest Proposed Price will receive 100% of the price points. All other offerors will receive a portion of the total cost points based on what percentage higher their Proposed Price is than the Lowest Proposed Price. An offeror whose Proposed Price is more than double (200%) the Lowest Proposed Price will receive no points. The formula to compute the points is: Cost Points x (2-Proposed Price/Lowest Proposed Price).*
- 6.3 The District may consider as incomplete any proposal not prepared and submitted in accordance with the provisions herein and may waive any informalities or reject such proposal for lack of formality.
- 6.4 Interviews/Presentations will be held by the Selection Committee with the purpose of allowing the invited firms to present qualifications, past performance, management plans, and project schedules. The interview will also provide an opportunity for the Selection Committee to ask questions of the firm. The method of presentation will be determined by the firm, and should be limited to 30 minutes, followed by a 15 minute question and answer period (45 minutes, total). Primary project personnel should be in attendance. Attendance and participation of sub-consultants is optional. Upon a final recommendation by the selection committee, the District Board will approve the selection of the architect, and authorize the contract for architectural services at the District's board meeting on August 31, 2020.

7.0 CONTRACT AND PROPOSAL INFORMATION

Submitting a proposal acknowledges your firm has read, understands, and agrees to be bound and fulfill the requirements and terms and conditions of this solicitation.

- 7.1 *Firm Pricing:* All prices, quotes, or proposals are to remain firm for the duration of the project from submittal of RFP to final contract. Any proposal, which does not offer to remain firm for the required period, may be considered to be non-responsive.
- 7.2 *Laws of the State of Utah:* All contracts pursuant to acceptance of the Offeror's proposal will be interpreted, construed, and given effect according to the laws of the State of Utah and the Ordinances of Davis County. No contract will be assigned, in whole or in part, without the written consent of the District.
- 7.3 *Licensing:* All applicable federal, state, and local licenses must be acquired before the

contract is entered into. Licenses must be maintained throughout the entire contract period.

- 7.4 Persons doing business as an Individual, Association, Partnership, Corporation, or otherwise, shall be registered with the Utah State Division of Corporations and Commercial Code. NOTE: Forms and information on registration may be obtained by calling (801) 530-4849, or toll free at 877-526-3994 or by accessing: www.commerce.utah.gov.
- 7.5 *Public Domain:* Offerors are advised that Utah law and County ordinances provide that, upon full execution of a contract subsequent to an RFP, the contents of the awarded proposal received pursuant to said request may be placed in the public domain and become public records subject to examination by any interested parties in accordance to the Government Records Access Management Act (GRAMA), Utah Code Ann. 63G-2-101 et seq. and County ordinance. Please refer to Section I above for specific details regarding the protection of certain information.
- 7.6 *Cover Letter:* The proposal will have a cover letter indicating the firm's willingness to enter into an agreement with the South Davis Recreation District. An officer of the company who has the authority to commit their firm to the proposed project must sign this letter. Proposals will include the full name, legal status (corporation, state of incorporation, partnership, proprietorship, etc.), and a business address of the Offeror and telephone number. Please include one or two e-mail addresses where you could be notified of an interview. The proposal will be signed, in ink, by a principal of the business who is authorized to execute the contract. The name of the principal and his/her business title will be included in the signature element in either type or print. Penciled signatures or notations will not be accepted.
- 7.7 *Changes or Modifications:* Any changes or modification to the Request for Proposal will be accomplished in writing by addendum. Addendums will be issued on www.southdavisrecreation.com. An Offeror submitting a proposal based on any information other than that which is contained in the RFP, or any addenda thereto, do so at their own risk.
- 7.8 *Receiving Proposals:* The Purchasing Director will administer receipt of all proposals. Proposals will be held, unopened, by the Department in the same condition as received if delivered prior to the date and closing time designated in the RFP. After the closing time, only the identity of each Offeror will be made public. If only one proposal is received, the Purchasing Director, may recommend an award of a contract to the single Offeror if the proposal is responsive. Alternatively, if time permits, the SDRD may re-solicit for the purpose of obtaining additional proposals. Offerors are advised that no

contract will be formed with the County until a proposal is accepted by the District Board, and the contract is signed by all parties.

- 7.9 *Modifying or Withdrawing Proposals:* Offerors may modify or withdraw their proposals at any time prior to the proposal due date. Offerors may withdraw their offer if the SDRD and Offeror cannot agree on contract terms.
- 7.10 *Rejection of Proposals:* The SDRD reserves the right to reject any or all proposals, to accept any proposal in total or in part unless the Offeror clearly states in its proposal that acceptance must be on an "all or none" basis, to waive any minor irregularity or technical error in the form of proposals or in compliance with the instructions to proposers, and to stop the selection process at any time it is considered to be in the best interests of the SDRD. Any proposal containing significant deviations, as defined by the SDRD, from the specifications of the RFPs will be rejected as non-responsive. Offerors claiming minor irregularities or technical errors must assume the burden of identifying them and justifying them to the SDRD in order for the proposal to receive consideration.
- 7.11 *Independent Contractors:* Offeror agrees that if they enter into a contract with the South Davis Recreation District they are independent contractors and have no authority, express or implied, to bind the SDRD to any agreements, settlements, liability, or understanding whatsoever with any third party.
- 7.12 *Free and Competitive Bidding:* Any agreement or collusion among prospective Offerors to fix a price or limit competition shall render the proposal void and such conduct shall be unlawful and subject to criminal sanction.
- 7.13 *Insurance:* If awarded the contract, Offerors will, at their sole cost and expense, secure and maintain during the term of the contract, including all renewal or additional terms, insurance coverage in the following minimum amounts:
- a. General Liability Insurance as follows: Occurrence from commercial general liability and contractual liability with the following minimum limits:
 - Each Occurrence - \$1,000,000.00
 - General Aggregate - \$2,000,000.00
 - Automobile Liability Insurance as follows: Statutory minimum amounts
 - Workers Compensation and Employers' Liability as follows: Statutory minimum amounts
- 7.14 *Indemnification:* Offerors agree to indemnify, defend, and hold harmless the SDRD, its officers, agents and employees from and against any and all losses, damages, injuries,

liabilities, and claims arising from activities related to this Project, which do not arise from the sole negligence of the SDRD. No term of condition of the contract, including insurance required under this section, shall limit or waive any liability the Offeror may have as a result of its own negligence, or in relation to its obligations under the terms of the indemnification provisions of the contract.

- 7.15 *Infringement:* An Offeror shall not infringe on patents, copyrights, trademarks, or intellectual property rights. The consequences for such a violation, including costs of defending a claim and indemnification from an action or claim by a third party, shall be borne by the Offeror.



SOUTH DAVIS RECREATION DISTRICT LEISURE POOL ROOF

RESPONSE TO REQUEST FOR PROPOSALS FOR ARCHITECTURAL SERVICES | AUGUST 14, 2020

SUBMITTED BY:

Think Architecture, Inc.

7927 South High Point Parkway, STE300
Sandy, UT 84094

thinkaec.com

801.269.0055



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1. SUMMARY STATEMENT

5.1 Provide a brief statement that summarizes the unique qualifications of the proposer in relation to the unique and general requirements of this project.

Think Architecture has assembled a team having more than 25 years of experience with recreation. We have done several assessments, remodels, and additions to recreation and fitness centers over the years, particularly as it relates to pools. As you are aware, mechanical systems and material finishes are key to a long-lasting project. We have enlisted Engineering Systems Solutions (ES²) as our structural, mechanical, and electrical consultant. Think has extensive history with this firm and their ability to provide these services in house will provide expertise, reliability, and efficiency.

Think advocates a team approach with the South Davis Recreation District, our internal team, our consultants, and the CM/GC. This will ensure a solution, which will be better than we could accomplish individually. To accomplish this, we will work closely with you and the selected CM/GC through all stages of the process from assessment to construction.

We will provide leadership and coordination with other professionals and contractors in meeting the project requirements. Our goal is to expedite and improve the efficiency of the construction process through professional planning and execution based on your scope, budget, quality, and time requirements. There are many moving pieces on this project that will need to be documented and coordinated, from air movement to specified materials to keeping the schedule. We have reviewed the requirements of this proposal and are committed to repairing and replacing the leisure pool roof in a timely manner and delivering a solution that lasts for years to come.

Sincerely,



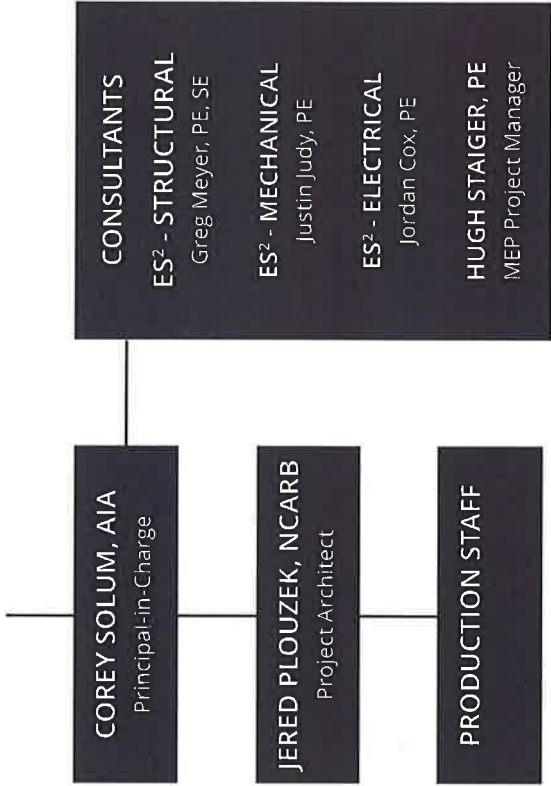
Jered Plouzek
Associate Principal Architect
Think Architecture, Inc.
801.455.2533

2. TEAM ORGANIZATION AND QUALIFICATIONS

5.2 Provide a chart that identifies the roles of each of the key individuals involved in each phase of the project. Provide resumes for all key individuals on the proposed project team.

ORGANIZATION OF TEAM

SOUTH DAVIS RECREATION DISTRICT



TEAM ORGANIZATION AND QUALIFICATIONS (CONT.)

5.2 Provide a matrix that indicates past project collaborations carried out by the project team.

PAST COLLABORATIONS

	Murray Recreation Center	24 Hour Fitness Haystack Gardens	24 Hour Fitness Nicklee	24 Hour Fitness (And Looking Currently in Design)	The Villas at Brö	Hotel Ascant	MODA Union Apartments	La Vida at Sennal Hills Apartments
<div> <div> </div> <div> Corey R. Solum, AIA Principal in Charge </div> </div>								
<div> <div> </div> <div> Jered Plouzek, NCARB Project Architect </div> </div>								
<div> <div> </div> <div> Greg Meyer, PE, SE Structural Engineer </div> </div>								
<div> <div> </div> <div> Justin Judy, PE Mechanical Engineer </div> </div>								
<div> <div> </div> <div> Jordan Cox, PE Electrical Engineer </div> </div>								
<div> <div> </div> <div> Hugh Staiger, PE MEP Project Manager </div> </div>								

RESUMES

COREY R. SOLUM, AIA | PRINCIPAL-IN-CHARGE

JERED PLOUZEK, NCARB | PROJECT ARCHITECT

EDUCATION/CERTIFICATIONS

Master of Architecture
University of Utah
B.S. Architectural Studies
University of Utah
Utah License #312767-0301



EDUCATION/CERTIFICATIONS

Master of Architecture
Montana State University
B.A. Environmental Design
Montana State University



With over 25 years of experience, and as a Principal of Think Architecture, Corey is responsible for not only management of multiple architectural projects, but is also the CEO of Think Architecture as he manages the financial responsibilities of the firm. He specializes in government/municipal projects.

RELATED EXPERIENCE

- + Murray Recreation Center - Murray, UT
- + Farmington Crossing Townhomes w/Pool - Farmington, UT
- + Foxboro Terrace Apartments w/Pool - North Salt Lake City, UT
- + Clinton City Recreation Office - Clinton, UT
- + Clinton City Scorekeepers Building - Clinton, UT
- + Idaho Falls Recreation Center - Idaho Falls, ID
- + Fruit Heights City Hall Master Plan - Fruit Heights, UT
- + Centerville City Hall - Centerville, UT
- + North Salt Lake City Hall - North Salt Lake, UT
- + CenterPointe Legacy Theater - Centerville, UT
- + Bountiful Public Works Building - Bountiful, UT

25+ POOLS
COMPLETED

Jered brings over 25 years of experience to the firm, he is responsible for projects from briefing and concept design through documentation and contract administration. Jered specializes in recreation, fitness, municipal, office and restaurant.

RELATED EXPERIENCE

- + Orem Recreation Center Leisure Pool Addition - Orem, UT
- + Cedar City Aquatic Center - Cedar City, UT
- + Washington Recreation Center - Washington, UT
- + Western Ada Recreation District Pool Remodel - Meridian, ID
- + 24 Hour Fitness - Hawaiian Gardens, CA
- + 24 Hour Fitness - North Hollywood, CA
- + 24 Hour Fitness - Brentwood, CA
- + 24 Hour Fitness - Denver, CO
- + 24 Hour Fitness - Parker, CO
- + 24 Hour Fitness - Greeley, CO
- + Truckee Donner Aquatic Center - Truckee, CA

20+ POOLS
COMPLETED

RESUMES (CONT.)

GREG MEYER, PE, SE | STRUCTURAL ENGINEER

EDUCATION/CERTIFICATIONS

Masters Structural Engineering
Brigham Young University
B.S. Structural Engineering
Brigham Young University
Utah License #323926-2203



Mr. Meyer has worked in the field of structural engineering since 1997. He has been the structural engineer of record for multiple public sector commercial projects. Mr. Meyer is responsible for the day to day operations of the engineering performed at ES² and works closely with project managers and design staff in successfully completing design and construction projects.

RELATED EXPERIENCE

- + Murray Recreation Center - Murray, UT
- + 24 Hour Fitness - Hawaiian Gardens, CA
- + 24 Hour Fitness - Multiple Locations, CA
- + 24 Hour Fitness - Multiple Locations, CO
- + 24 Hour Fitness - Multiple Locations, NV
- + Parkdale Community Center - Las Vegas, NV
- + Energy Innovations Lab - Idaho Falls, ID
- + Marriott TownPlace Suites - Twin Falls, ID
- + ASU Stadium Renovation - Tempe, AZ

JUSTIN JUDY, PE, CxA | MECHANICAL ENGINEER

EDUCATION/CERTIFICATIONS

Masters Mechanical Engineering
Brigham Young University
B.S. Mechanical Engineering
Brigham Young University
Utah License #375243-2202



Mr. Judy has worked in the field of mechanical engineering since 2000. He has been involved in building systems commissioning since 2008. He works closely with project managers and design staff in successfully completing design, construction, and commissioning of projects.

RELATED EXPERIENCE

- + Murray Recreation Center - Murray, UT
- + 24 Hour Fitness - Hawaiian Gardens, CA
- + 24 Hour Fitness - Multiple Locations, CA
- + 24 Hour Fitness - Multiple Locations, CO
- + 24 Hour Fitness - Multiple Locations, NV
- + South Jordan Recreation Center - South Jordan, UT
- + Energy Innovations Lab - Idaho Falls, ID
- + Marriott Residence Inn - Idaho Falls, ID

RESUMES (CONT.)

JORDAN COX, PE | STRUCTURAL ENGINEER

EDUCATION/CERTIFICATIONS

Masters Mechanical Engineering
Brigham Young University
B.S. Mechanical Engineering
Brigham Young University
Utah License #10450580-2202



Mr. Cox has worked in the field of electrical engineering since 2014. He has been involved in the electrical systems design and has been the engineer of record for multiple private and public sector commercial and residential projects. He is a Project Engineer for Engineering System Solutions and works closely with design staff and project managers in successfully completing design and construction projects.

RELATED EXPERIENCE

- + 24 Hour Fitness - Hawaiian Gardens, CA
- + 24 Hour Fitness - Multiple Locations, CA
- + 24 Hour Fitness - Multiple Locations, CO
- + 24 Hour Fitness - Multiple Locations, NV
- + Marriott Fairfield Inn & Suites - Midvale, UT
- + Marriott Residence Inn - Boise, ID
- + BYU Operation HVAC Upgrade - Rexburg, ID
- + Marriott TownPlace Suites - Twin Falls, ID

HUGH STAIGER, PE | MEP PROJECT MANAGER

EDUCATION/CERTIFICATIONS

B.S. Mechanical Engineering
Brigham Young University
License #M37119
License #P-14049



Mr. Staiger has worked in the field of mechanical engineering since 2004. He has been the project manager for multiple public and private sector commercial and residential projects. Mr. Staiger has also served as liaison for structural and electrical consulting services performed in-house and in conjunction with the mechanical engineering services.

RELATED EXPERIENCE

- + 24 Hour Fitness - Hawaiian Gardens, CA
- + 24 Hour Fitness - Multiple Locations, CA
- + 24 Hour Fitness - Multiple Locations, CO
- + 24 Hour Fitness - Multiple Locations, NV
- + Marriott Fairfield Inn & Suites - Midvale, UT
- + Chabad Community Center - Roseville, CA
- + Marriott Residence Inn - Boise, ID
- + Energy Innovations Lab - Idaho Falls, ID
- + Lexington-Trapper Inn - Jackson Hole, WY

3. PAST PROJECTS AND REFERENCES

5.3 / 5.4 Provide information for at least five projects that demonstrate the proposer's ability to accomplish this project. Provide a reference for each project listed above.

MURRAY RECREATION CENTER



- RECREATION CENTER
 - LEISURE POOL
 - PUBLIC PROJECT
 - THINK & ES² PROJECT
 - REFERENCE
- Doug Hill
Public Services Director
801.264.2601

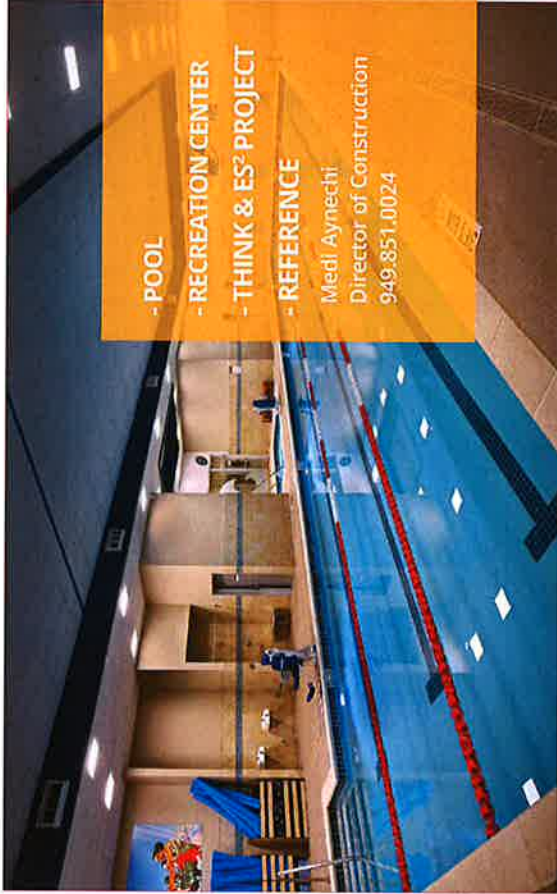
Location:	Murray, UT	Owner:	Murray City
Cost:	\$7.5M	Size:	65,000 SF
Change Orders:	None		

Think provided master planning, needs assessment, programming, architecture, and landscape architecture for Murray City's recreation center. The facility includes leisure pool, competition pool, courts, gym, daycare, and office space.



PAST PROJECTS AND REFERENCES (CONT.)

24 HOUR FITNESS HAWAIIAN GARDENS



- POOL
- RECREATION CENTER
- THINK & ES² PROJECT
- REFERENCE
Medi Aynechi
Director of Construction
949.851.0024

Location: Hawaiian Gardens, CA Owner: 24 Hour Fitness
Cost: \$3.5M Size: 43,000 SF
Change Orders: \$43K (owner initiated changes)

Think provided complete architectural services to 24 Hour Fitness for their Hawaiian Gardens, California location with pool, spa, locker rooms, showers, group fitness, cycling, personal training, basketball court, and strength training.



IDAHO FALLS RECREATION CENTER



- RECREATION CENTER
- LEISURE POOL
- PUBLIC PROJECT
- REFERENCE
David Christensen
Idaho Falls City Corp.
208.529.1482

Location: Idaho Falls, ID Owner: Idaho Falls
Cost: \$5.5M Size: 70,000 SF
Change Orders: N/A

Think provided master planning, needs assessment, and programming for a new recreation center for the city of Idaho Falls. The project includes a comprehensive recreation, event, and community center on the site. The recreation center includes pools, gym, daycare, and offices.



24 HOUR FITNESS PARKER



Location: Parker, CO

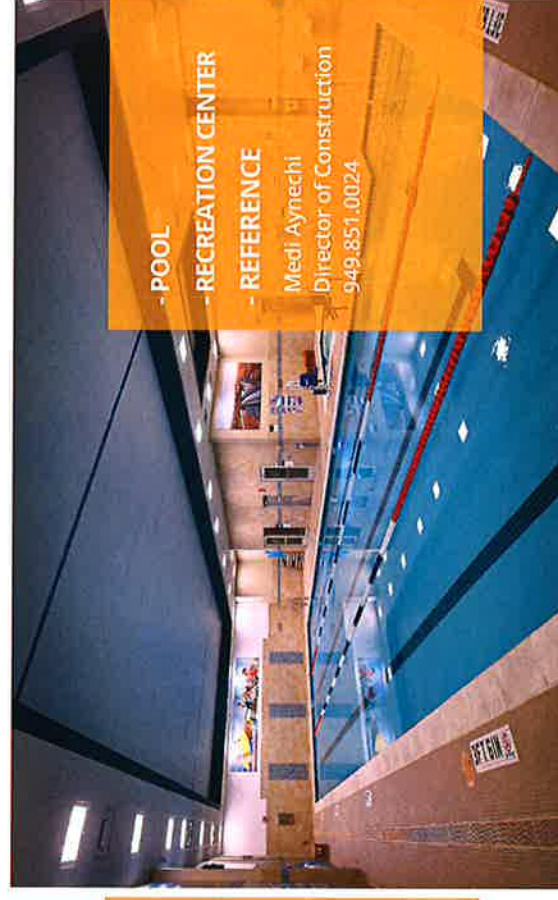
Cost: \$3.1M

Change Orders: \$159K (owner initiated changes)

Think provided complete architectural services to 24 Hour Fitness for their Parker, Colorado location with pool, spa, locker rooms, showers, group fitness, cycling, personal training, basketball court, and strength training.



24 HOUR FITNESS MCKEE



Location:

Cost: \$3.1M

Change Orders: \$159K (owner initiated changes)

Think provided complete architectural services to 24 Hour Fitness for their McKee Road location in San Jose, California with pool, spa, locker rooms, showers, group fitness, cycling, personal training, basketball court, and strength training.



4. TEAM ROLES AND RESPONSIBILITIES

5.5 Provide a description of the roles and responsibilities of the proposer's Project Team members and how the Team will work together to achieve the objectives of the project.



Corey R. Solum, AIA
Principal in Charge

Firm: Think Architecture

Responsibilities: As principal in charge, Corey will be responsible for the design and commit company resources to the project. Additionally, he will ensure all deadlines are met and overall services are delivered.



Jared Plouzek, NCARB
Project Architect

Firm: Think Architecture

Responsibilities: As project architect, Jared will oversee all phases of design and will be the single point of contact for the District. He will ensure the project schedule is met and work closely with the consultants.



Greg Meyer, PE, SE
Structural Engineer
Firm: ES²

Responsibilities: As principal structural engineer, Greg will oversee the structural design and production of the contract bid documents, coordinate drawings, lead engineer reviews, and oversee the budget.



Justin Judy, PE
Mechanical Engineer
Firm: ES²

Responsibilities: Justin will serve as principal mechanical engineer providing mechanical and plumbing requirements of the project and ensure all expectations are met around performance, efficiency, and budget.



Jordan Cox, PE
Electrical Engineer
Firm: ES²

Responsibilities: Jordan will serve as electrical engineer for the project and provide all design and oversight for the electrical systems focused on performance, budget, and constructability.



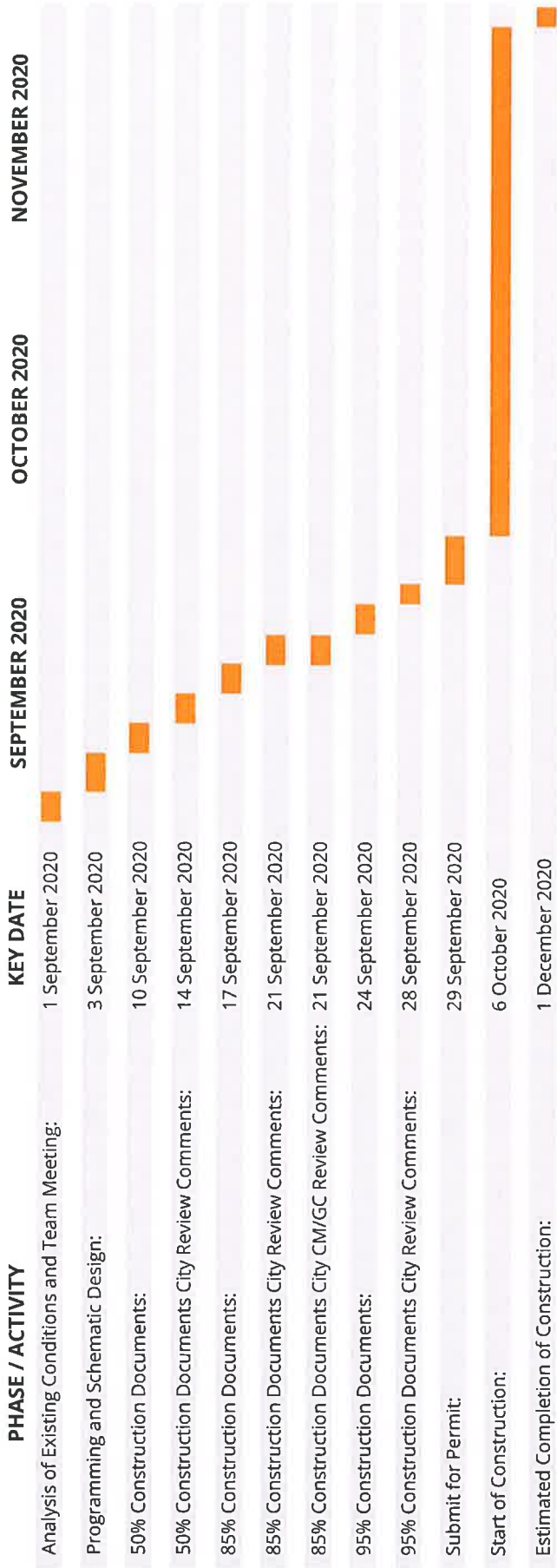
Hugh Staiger, PE
MEP Project Manager
Firm: ES²

Responsibilities: Hugh will serve as project manager for the overall coordination and commissioning of the mechanical systems with the design and construction team. Additionally, he'll serve as liaison for structural and electrical engineering services.

5. PROPOSED PROJECT SCHEDULE

5.6 Provide a schedule that includes individual phases as applicable.

As shown below, we have identified the individual phases and key dates. This is an approximate timetable of activities based on our current project understanding. Upon award, Think will work closely with the District and our consultants to solidify major milestones.



6. PROPOSED PROJECT APPROACH

5.7 Outline the tasks, any special approaches, and the plan for completion. Innovation and alternatives to the proposed project scope are welcome to be included in this section.

As we consider how to best accomplish your goals as a facility, one of the biggest concerns with this project is the amount of vapor drive from inside to outside of the natatorium space.

Mineral residue around the perimeter is a big indication of this problem. This can occur because of multiple reasons. We have found that the best solution to this problem is air movement where you want it and stopping it where you don't.

Having exhaust fans tied to humidistats and pulling the return air to the pool units from elsewhere inside the facility can help with this problem. We will need to evaluate where air leakage is occurring and also if the space is properly maintained under negative pressure.

We will also need to replace or repair all the affected areas the humidity and chloramines have damaged. This will require some selective demolition to ensure we discover all damaged materials. Surprises are one thing we want to avoid as construction begins and affected areas are being worked on. We also recognize you may have other ideas of how to accomplish this and look forward to working closer with you on a comprehensive approach.

7. LOCAL KNOWLEDGE

5.9 Describe your knowledge of our local area and criteria to be considered in the building design and project execution. Provide examples of your experience in the area.

Think has worked in Davis County for over two decades. We have knowledge and relationships with a variety of the local stakeholders and understand the local climate, building codes and permit review process to help ensure the project successfully moves forward. Additionally, we have completed several projects in the area.

Local Climate

Like most cities on the Wasatch Front, Bountiful sees extremes in temperature from cold, dry winters to hot, dry summers. This large swing in dry temperatures requires the building envelope to be energy efficient with both insulation and air and vapor mitigation. It is imperative to seal the envelope to ensure a successful project.

Local Building Codes

Bountiful has adopted the 2018 International Building Codes with Utah amendments, of which Think has extensive experience with.

Permit Review

Since we are not changing the exterior of the building, there are no design review, planning commission or city council meetings. The plans will be submitted to the building department for review.

Local Experience

Our experience includes a variety of design and master planning for both public and private projects in the area. Specifically, our experience includes the projects below.



Bountiful Public Works

Centerville City Hall - Centerville, UT
Clinton City Hall - Clinton, UT
Layton City Hall - Layton, UT
North Salt Lake City Hall - North Salt Lake, UT
CenterPoint Legacy Theater - Centerville, UT
Clinton Recreation Admin Building - Clinton, UT
Kaysville City Library Design - Kaysville, UT
Clinton Fire Station - Clinton, UT
Layton Fire Station 51 - Layton, UT
Layton Fire Station 52 - Layton, UT
Layton Fire Station 54 - Layton, UT
Centerville Law Enforcement - Centerville, UT
Clinton Police Station - Clinton, UT

Layton City Police & Justice Court - Layton, UT
North Salt Lake Police - North Salt Lake, UT
Bountiful Public Works Water Complex - Bountiful, UT
Clearfield Public Works Master Plan - Clearfield, UT
Layton Public Works - Layton, UT
North Davis Sewer District Building - Syracuse, UT
Woods Cross Public Works - Woods Cross, UT
Fruit Heights City Hall Master Plan - Fruit Heights, UT
Foxboro Terrace Apartments - North Salt Lake, UT
Eaglewood Village Apartments - North Salt Lake, UT
Park Lane Village Apartments - Farmington, UT
Farmington Crossing Townhomes - Farmington, UT
Kaysville Professional Building 2 - Kaysville, UT

8. PUBLIC PROJECT EXPERIENCE

5.10 Discuss your experience in designing public projects, which are funded by public monies.

Think has extensive experience and knowledge of designing public projects. Our experience includes designing recreation centers, city offices / city halls, performing arts centers, public works facilities, and police / fire / emergency operations facilities. We will initiate design quickly and offer savings and added-value throughout the project. We bring transparency, multiple stakeholder coordination, and stewardship of public funds on every public project engagement.

RELEVANT PUBLIC PROJECT EXPERIENCE



Murray Recreation Center



Clinton City Recreation Office



Idaho Falls Recreation Center



Clinton City Score Keeper Building



Murray City Fire Station 81



Holladay City Fire Station 104



Layton City Fire Station 54



West Jordan Fire Station 54



Bountiful Public Works Warehouse



North Salt Lake City Hall



Woods Cross Public Works Warehouse



CenterPoint Legacy Theater

9. FIXED LIMIT PROJECT COST EXPERIENCE

5.11 Discuss your experience in designing to a fixed limit project cost including soft costs and construction costs.

Managing the budget is critical from the beginning of design through closing-out the project. It is the entire team's responsibility to evaluate each decision with the budget in mind. Think will work closely with the selected CM/GC to ensure the design is within budget.

Think is experienced in designing to and maintaining a budget. We understand the importance of adhering to a budget and the added scrutiny and visibility on public projects. We understand the limited budget on the District Leisure Pool Roof project and will ensure this investment provides an optimal solution to the facility for years to come.

Designing the right solutions and specifying quality products that fit your budget and needs is critical. Think is well versed in researching and delivering each project's unique needs.

10. EVIDENCE OF LICENSING

5.12 Evidence of current professional licensing in the State of Utah.

As shown below, both Corey and Jared are currently licensed and active with the Utah Division of Occupational and Professional Licensing. A verified report for each of them is available upon request.

Details for Corey Robert Solum

License Information

Name:	Corey Robert Solum
City, State, Zip, Country:	SALT LAKE CITY, UT 84143, United States
Profession:	Architect
License Type:	Architect
License Number:	312797-0201
Obtained By:	Unknown
License Status:	Active
Original Issue Date:	07/28/1997
Expiration Date:	08/31/2022
Agency and Disciplinary Action:	NO DISCIPLINARY ACTIONS OR NO DISCIPLINARY ACTIONS WITHIN THE TIME FRAME ESTABLISHED IN UTAH CODE 86C-4-108 AND 107
Doctor Number:	N/A
Education:	N/A

Going Mobile?
Get License info on Your Mobile
Visit this site with your mobile device

Department of Commerce
Licensing
• Utah Division of Occupational & Professional Licensing
• Contact Us
• Public Meetings

Data Request
• Request Address List of Licenses
• Request other fees
For technical assistance, please call: 801.530.0202

For Informational assistance, please call: 801.530.0202

State Construction Registry

LEARN HOW TO PROTECT YOUR LIEN RIGHTS

Feedback
We'd like to hear from you

*NOTE: The disciplinary documents linked to this website include final orders issued by DOPL, with the exception of citations. Click [here](#) for citations.

Details for Jared Michael Plouzek

License Information

Name:	Jared Michael Plouzek
City, State, Zip, Country:	SALT LAKE CITY, UT 84143, United States
Profession:	Architect
License Type:	Architect
License Number:	8382942-1301
Obtained By:	Application
License Status:	Active
Original Issue Date:	11/17/2008
Expiration Date:	08/31/2022
Agency and Disciplinary Action:	NO DISCIPLINARY ACTIONS OR NO DISCIPLINARY ACTIONS WITHIN THE TIME FRAME ESTABLISHED IN UTAH CODE 86C-4-108 AND 107
Doctor Number:	N/A

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Department of Commerce
Licensing
• Utah Division of Occupational & Professional Licensing
• Contact Us
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Data Request
• Request Address List of Licenses
• Request other fees
For technical assistance, please call: 801.530.0202

For Informational assistance, please call: 801.530.0202

State Construction Registry

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We'd like to hear from you

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LEISURE POOL ROOF & AIR HANDLER PROJECT

Architectural Design Services
for South Davis Recreation District
August 14, 2020



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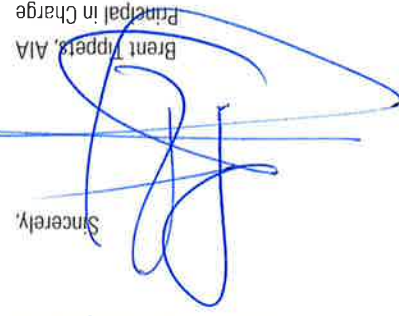
Summary Statement

As is known, VCBO Architecture was the original architect on the South Davis Recreation Center. Nathan Leavitt, Joseph Voitehovich and myself are all personally invested in, and have a thorough understanding of, the South Davis Recreation Center. The issues identified in this scope of work date back to the original project and **it is our sincere desire to address these issues and extend the life and usability of the center!**

Since the opening of the center in 2007, this same team has completed over 300 aquatic and recreation centers throughout the Western United States. We have obtained an extensive knowledge base in that time frame that we can apply to the center, not only addressing but also enhancing the pool areas.

The South Davis Recreation Center was built in a time of construction cost escalation and the cost reductions that were implemented to address these costs had a direct influence on the issues that have arisen in the pool areas. For years, we have advocated for the need to correct these issues and we are glad that we have come to a point where they now can be addressed. **We have partnered with the best engineering talent in the State to assure the outcome will meet the District's expectations. We look forward to further discussing our qualifications for this important project.**

Sincerely,


Brent Pippert, AIA
Principal in Charge

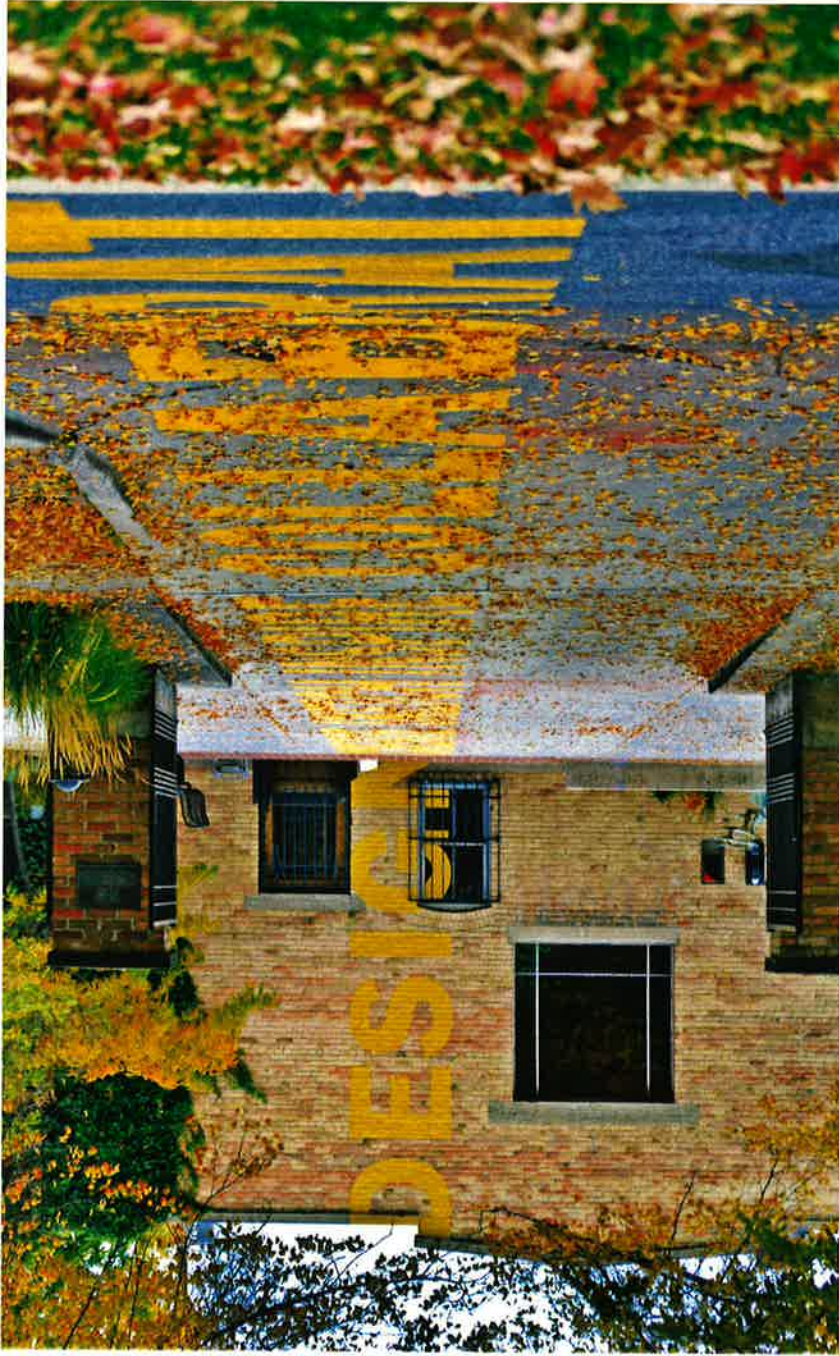
Firm Name
VCBO Architecture

Legal Status
Partnership

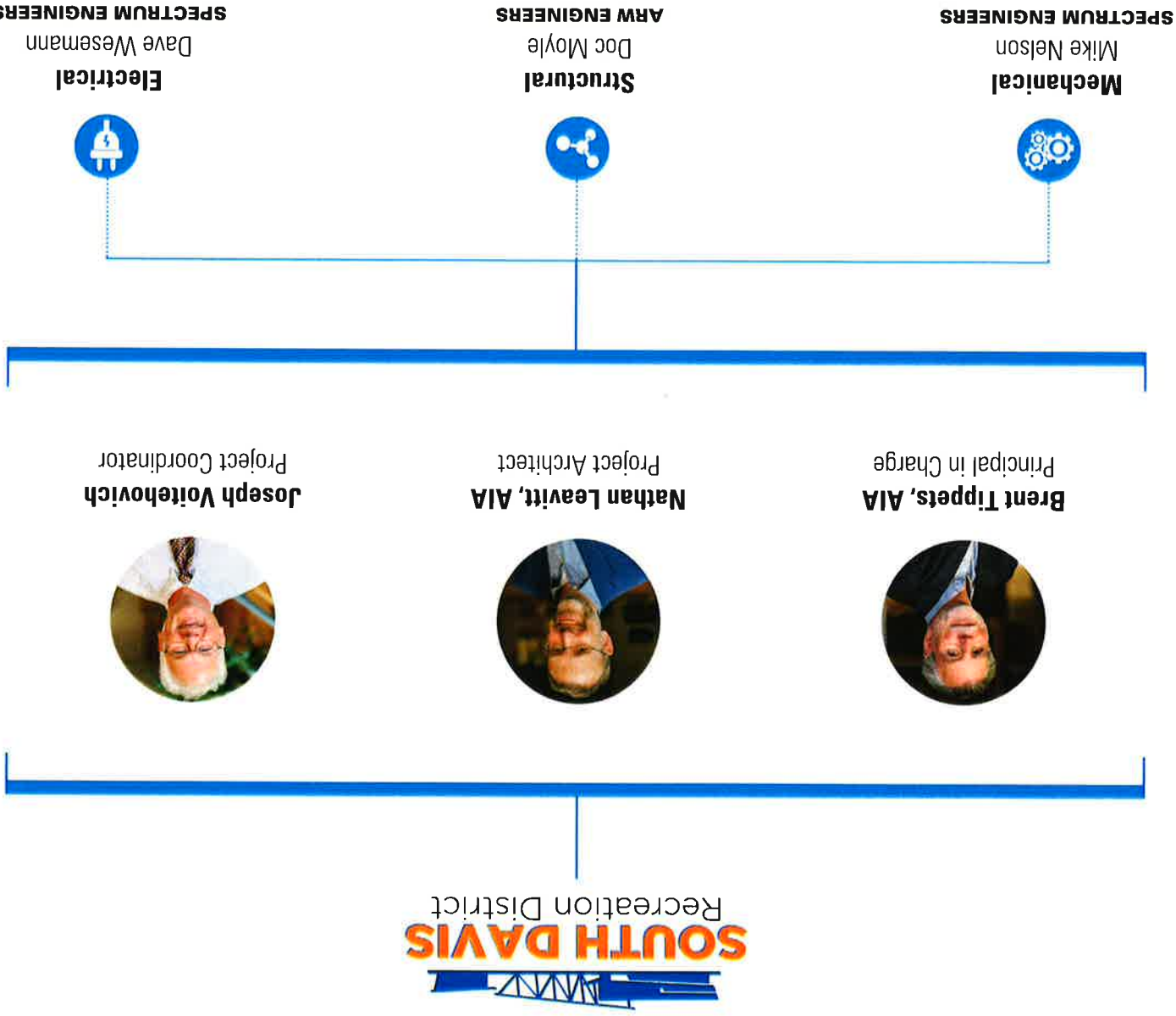
Business Address
524 South 600 East
Salt Lake City, UT 84102

Telephone Number
801 575 8800

Email Addresses
btipperts@vcbo.com
nleavitt@vcbo.com



Proposed Project Team





Brent Tippetts, AIA

PRINCIPAL IN CHARGE

BRENT TIPPETTS is a seasoned architect with nearly 40 years of experience in the profession (35 of those years being with VCB0 Architecture). Brent is recognized as a thought leader in recreation design, resulting in stunning projects such as the South Davis Recreation Center and the Provo Community Center. Brent's dynamic aptitude enables him guide both design and construction processes to the satisfaction of clients! Through planning and designing countless successful projects, the quality of Brent's work is eminent throughout the Western United States.

Education & Licenses

Architectural Study University of Utah
Architecture UT, WY, AZ, CO, TX, WY

Selected Experience

South Davis Recreation Center Bountiful, UT
Apache Junction Recreation Center Apache Junction, AZ
Austin Aquatics & Sports Complex Austin, TX
Casper Aquatics & Recreation Center Casper, WY
Clyde Recreation Center Feasibility Study Springville, UT
Cottonwood Heights Recreation Center Remodel & Addition Cottonwood Heights, UT
Park City MARC Park City, UT
Provo Community Recreation Center Provo, UT



Nathan Leavitt, AIA

PROJECT ARCHITECT

NATHAN LEAVITT, a principal at VCB0, has focused on designing civic architecture since 1998. His work has included facilities for sports and recreation, community centers, justice, law enforcement and buildings for city government. The experience and attention to detail he delivers to the most complicated of projects has become highly sought after by VCB0's many repeat clients. Nathan is passionate about great civic design and believes that it can greatly increase the health and happiness of our communities.

Education & Licenses

B. Arch Southern Polytechnic State University
Architecture UT

Selected Experience

South Davis Recreation Center Bountiful, UT
BYU Richards Building Competition Pools Provo, UT
Carson City Recreation Center Carson City, NV
Clyde Recreation Center Springville, UT
Foothills Recreation and Aquatics Center Glendale, AZ
Ganado Aquatic Center Ganado, AZ
Payson City Pool Payson, UT
Pinedale Aquatic Center Pinedale, WY
Provo Recreation Center Provo, UT
Provo Recreation Center Feasibility Study Provo, UT



Joseph Voitehovich

PROJECT COORDINATOR

JOSEPH VOITEHOVICH has been with VCB0 Architecture since 2001 and is currently an associate with the firm. He has over 30 years of professional experience in nearly all project types, especially civic, justice, education, residential and recreation. He has worked on landmark projects in the community including the Utah State Capitol Renovations, the Provo Fourth District Courthouse and the South Davis Recreation Center. Joseph is an expert designer and project coordinator who continues to bring excellence to his company, clients and the community.

Education & Licenses

Bachelor of Architecture Belarusian Polytechnical University
International Assoc. AIA

Selected Experience

South Davis Recreation Center Bountiful, UT
Foothills Recreation and Aquatics Center Glendale, AZ
Cottonwood Heights Recreation Center Remodel & Addition Cottonwood Heights, UT
Ganado Aquatic Center Ganado, AZ
Pinedale Aquatic Center Pinedale, WY
Provo Recreation Center Provo, UT



Mike Nelson, PE

MECHANICAL ENGINEERING

MIKE NELSON possesses strengths in determining optimal systems and developing strong working relationships with maintenance staff and clientele. His goal for each project is to gather and interpret client expectations on performance, efficiency, longevity and budget and incorporate them into the design. He is accustomed to coordinating mechanical designs with other disciplines, architects and site staff for new and existing buildings. He understands project deadlines and scheduling milestones.

Education

BS Mechanical Engineering Boise State University

Professional Licenses & Affiliations

Professional Mechanical Engineer UT, CA

Selected Experience

Bountiful City Plaza Bountiful, UT

Davis Behavioral Health Roof Drainage Bountiful, UT

Emery County Recreation Complex Renovation

Huntington, UT

Granite School District Skyline High School Re-roof

SLC, UT

Marriott Element Hotel Milpitas, CA

Wasatch County School District Aquatic Center Heber, UT



Doc Moyle, SE

STRUCTURAL ENGINEERING

DOC MOYLE has engaged in structural consulting including design and analysis of new structures, structural investigations and upgrade designs of existing structures for more than 20 years. His knowledge, experience and attention to detail will help ensure that your project will be a success.

Education

BS Civil Engineering Utah State University

MS Structural Engineering Utah State University

Professional Licenses & Affiliations

Professional Structural Engineer UT

Member ACES Small Firms Council Steering Committee

Delegate SEAU NCSEA

Codes Committee Chairman SEAU

Member SEAU

Member PCI

Selected Experience

South Davis Recreation Center Bountiful, UT

Lavell Edwards Stadium Renovation Provo, UT

Real Salt Lake Training Facility Herriman, UT

Wasatch Aquatic Center Heber City, UT

Youth Impact Center Addition Ogden, UT



Dave Wesemann, PE, LEED^{AP}, ATD

ELECTRICAL ENGINEER

DAVE WESEMANN has a vast project history involving industrial, mission critical, education, commercial, medical and government facilities for a wide range of clients across the United States and at various places throughout the world. His project leadership, attention to detail and schedules, and ability to coordinate various services with the electrical design are hallmarks of his work.

Education

BS Electrical Engineering University of Utah

Professional Licenses & Affiliations

Registered Professional Engineer UT

Member Institute of Electrical and Electronics Engineers, Inc.

Member Illuminating Engineering Society

Member United States Green Building Council

Member Building Industry Consulting Services International

Member American Council of Engineering Companies

Selected Experience

Bountiful City Plaza Bountiful, UT

Logan Courthouse Security Upgrade Logan, UT

Provo 4th District Courthouse Provo, UT

Wasatch County School District Aquatic Center Heber, UT

Project Team Performance

South Davis Recreation Center Bountiful City BOUNTIFUL, UT

The South Davis Recreation Center provides a multitude of state-of-the-art recreation amenities including indoor and outdoor pools, gymnasiums and an ice arena. One unique feature in the center is the bouldering cave, which offers an alternative approach for those with a climbing interest. The multi-purpose activity court provides space for diverse activities including football leagues, in-line hockey, basketball and soccer.

The building's exterior reflects the shapes of the mountain backdrop. This rhythm is repeated throughout the facility, in the views of the Wasatch Range from the ice rink and running track, to the soaring angles and lines of the building.



size

180,000 sf

construction cost

\$20 million

special features

new aquatic & recreation facility

project team

Brent Tippetts

Nathan Leavitt

Joseph Voitehovich

Doc Moyle

Swenson Pool Renovation Weber State University

OGDEN, UT

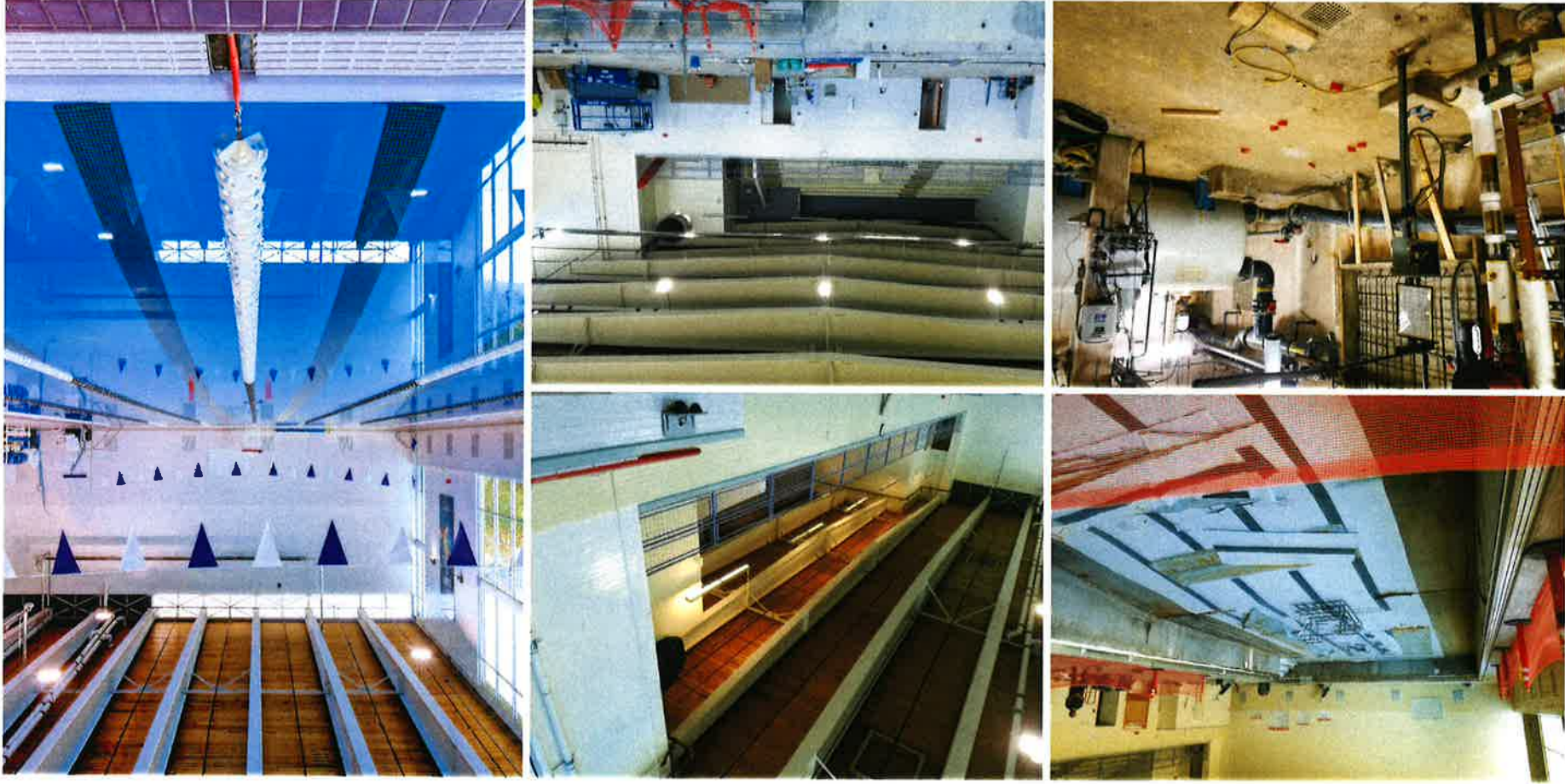
In 2017, VCBO Architecture planned, designed and provided construction oversight for a total pool and pool equipment replacement. The project consisted of demolition of the existing pool and gutter systems and replacement with a state of the art PVC Clad Stainless Steel pool as well as new pool piping, filtration and heating system. The project also included replacement of the tile pool deck, window and interior finishes. Substantial upgrades and improvements to the locker and spectator seating areas were also performed.

size
6 lane x 25 yards

construction cost
\$600,000

project team
Brent Tippetts
Doc Moyle

special features
pool & pool equipment replacement
pool area mechanical upgrades & improvements
refurbished steel elements within natatorium



Cottonwood Heights Recreation Center City of Cottonwood Heights COTTONWOOD HEIGHTS, UT

VCBO Architecture was challenged to transform this aged and failing recreation facility built in the 1970s into a vibrant and relevant community recreation Center. To accomplish this it was necessary to remove the corroded roof and replace it with a more substantial, long-lasting structure.

Other big improvements were made including relocating the entry, which created more programmed space for recreation activities, bringing non-ADA-compliant locker facilities into full compliance and updating the appearance of the facility inside and out. Fresh, exciting wayfinding was another part of the solution. Changes included upgrades to the mechanical, electrical and lighting systems, which deliver a tremendous improvement in energy use and overall building performance. The end result is a facility that looks and performs as if it were brand new.

size

varies

construction cost

\$3.5 million

project team

Brent Tippetts

Nathan Leavitt

Joseph Voitehovich

special features

demolition of pool roof and structure and replaced with new roof and structure

replaced update existing mechanical system

at pool area

refurbished steel elements within natatorium

addressed corrosion issues and high humidity



Pinedale Fitness Center **Sublette County School District #1** PINEDALE, WY

This complete recreational and aquatic facility includes recreational components selected to accommodate all of the Pinedale community's needs. The Aquatic section of the center is designed for both the competitive and leisure swimmer and features an 8 lane by 25 yard competition pool, diving pool, movable bulk head, recreation pool with zero depth entry, play components including a current channel and slide, hot tub and spectator seating. The Recreation section includes a gymnasium, climbing wall, racquetball court, fitness / cardio area, walking / jogging track, team locker rooms, family changing rooms and a child care center.

size
 76,000 sf

construction cost
 \$17.2 million

special features

replacement of existing pool

mechanical system upgrades and improvements

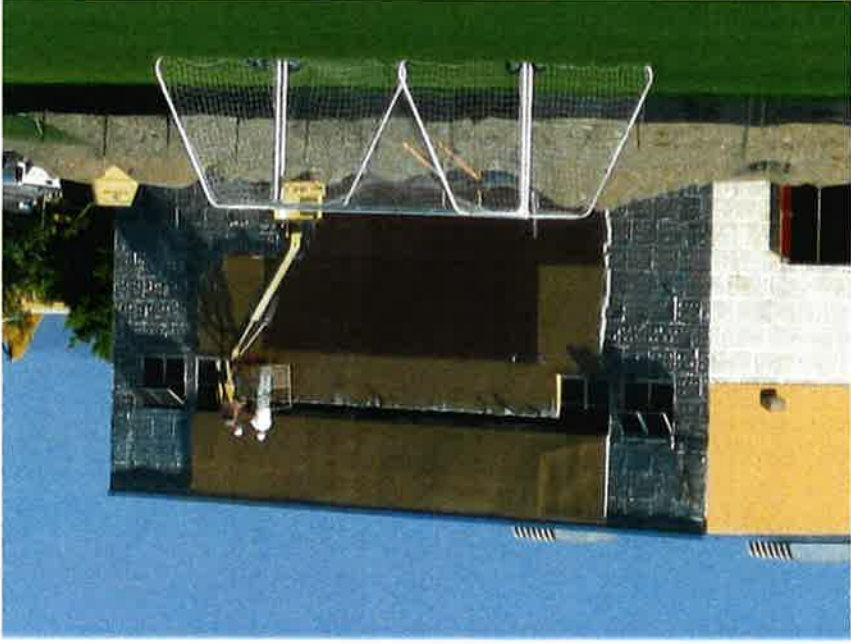
project team

Brent Tippetts

Nathan Leavitt

Joseph Voitehovich
Doc Moyle





Box Elder High School Pool Renovation

BOX ELDER, UT

size

197,000 sf

construction cost

\$3.7 million

special features

updated mechanical and electrical system

addressed corrosion issues and high humidity



Bear River High School Pool Remodel

BEAR RIVER, UT

size

176,000 sf

construction cost

\$3.4 million

special features

updated mechanical and electrical system

addressed corrosion issues and high humidity



Provo Community Recreation Center | Provo, UT

References

Provo Community Recreation Center

Scott Henderson
Director of Parks & Recreation

351 West Center Street
POB 1849
Provo, UT 84603

801 369 0267
shenderson@provo.utah.gov

WSU Swenson Pool Renovation

Mark Halverson
Director

2601 University Circle
Ogden, UT 84408

801 381 8269
markhalverson@webber.edu

Cottonwood Heights Recreation Center

Ben Hill
Director

7500 South 2700 East
Salt Lake City, UT 84121

801 943 3190
bhill@cottonwoodheights.com

Team Roles and Responsibilities

As the Principal in Charge, Brent will leverage his extensive history with South Davis Recreation District while he oversees the effort of the design team as follows:

He will make sure the design aligns with all South Davis Recreation District standards, goals and programmatic requirements.

He will additionally ensure that the design effort is well organized, user friendly and incorporates the input of the District.

He will ensure the project is staffed appropriately to meet all project deadlines and budgets.

He will coordinate with the Owner to ensure all appropriate district staff are involved in the design process.

He will manage the development of the facility security planning effort to ensure the most current and effective security measures are implemented into the design.

During the bidding phase, Brent will be heavily involved in the review of bids to ensure adequate sub coverage and reliability of the sub contractors to perform their scopes of work.

During construction, Brent will be on-site weekly to oversee progress and ensure conformance to the budget and schedule.



Swenson Pool Renovation | Weber State University

As the Project Coordinator, Joseph will work closely with the design team to ensure the following:

He will ensure that all codes, standards and best practices are implemented in the design.

Joseph will be responsible for overseeing all consultant coordination. He will ensure all regulatory agencies are properly coordinated with during the design process.

During the bidding phase, Joseph will work closely with CM / GC to make sure any questions are addressed promptly and bidders have all necessary information to complete the bid process.

During construction, he will coordinate with the design team on a weekly basis to ensure the C/A process remains focused on submittals and RFI's so workflow can be maintained on site.

As the Project Architect, Nathan will be responsible for following:

He will oversee the daily production of the design documents.

Nathan will ensure code compliance at all levels of the design process.

He will coordinate with regulatory agencies.

He will ensure thorough detailing of the construction documents.

He will conduct weekly construction administration site visits.

He will oversee daily management of the construction administration process.

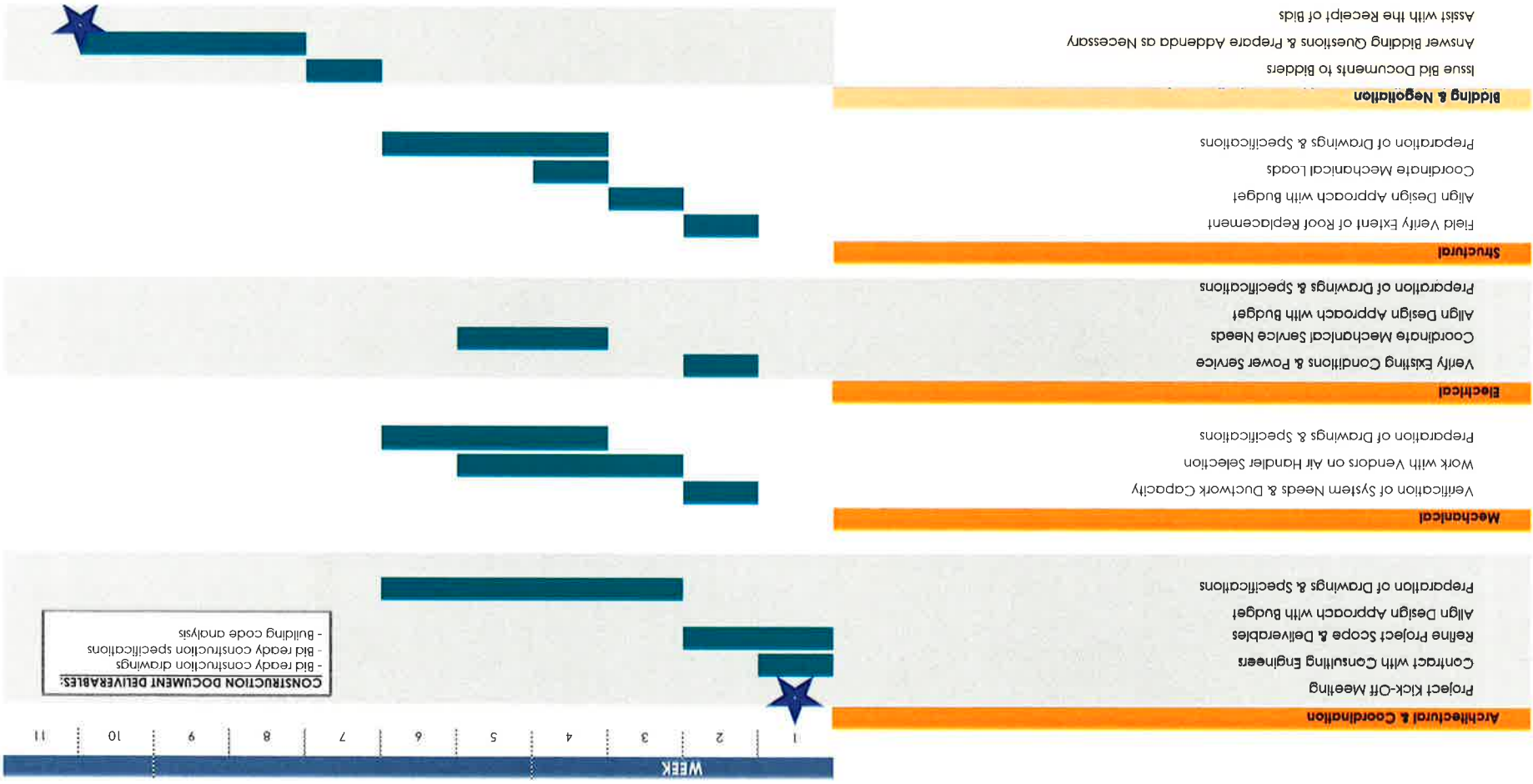
Nathan will oversee the development of the REVIT model and 3D visualization development for the design process.

He will communicate with all consultants to make sure the contract documents are cohesive and thorough.

He will manage all transmission and distribution of project related information.

He will assist Joseph in responding to RFI's and submittals during the construction process.

Proposed Project Schedule



Proposed Project Approach

Since we completed the South Davis Recreation Center in 2007, we have grown in knowledge and experience as to what determines a successful project. **Our approach is not complex or challenging; we simply listen to our clients, communicate well, work together as a team and provide superior service.**

Information Gathering

To start the project, we will begin with a kick-off meeting where we will meet with the steering committee, stakeholders and staff to gain a clear understanding of the project objectives and goals. We will concurrently assemble all the pertinent drawings, reports and data (most of which we already have) to gain a full understanding of the task. Field verification will likely also be required during this first phase.

Cost Estimating

We understand that a CM / GC will be contracted during design to provide cost estimating and constructability consultation. 80% of the projects that VCB0 engages in are through the CM / GC process and we can be a valuable partner in helping them through the various cost estimates that will be developed at different stages of the project.

Correspondence

Keeping the project stakeholders informed and up-to-date is an essential management task. Therefore, VCB0 maintains a project website, allowing stakeholders to conveniently review the latest correspondence, meeting minutes or drawings at any given time. Real-time updates are necessary for ensuring the entire process remains efficient, accurate and informative.

3-Dimensional Visioning Tools

We will conduct all of our design studies and final construction drawings through 3D tools. This dynamic process will bring the spaces and systems to life and allow the CM / GC to better respond to the design. This approach also allows you as the owner to visualize the finalized design.



Cottonwood Heights Recreation Center | Cottonwood Heights, UT

Local Knowledge

As the original architects, for the South Davis Recreation Center, VCBO's hand-picked team is hands-down the most knowledgeable team to address the issues associated with the structural and mechanical improvements. This knowledge will be invaluable in not only addressing the best solutions, but also in avoiding unforeseen conditions that could create change orders. VCBO Architecture also has the computer CAD files that will allow us to streamline the construction process instead of spending weeks trying to document and verify the existing conditions.

In addition to our very specific knowledge of the South Davis Recreation Center, since completing the original facility in 2007, we have gained 13 years of specialized aquatic and recreation experience and completed over 30 additional facilities. This translates to better information relating to building envelope, air circulation, structural detailing and tried and tested design.

Lastly, and most importantly, we want to emphasize that we have a deeply personal interest in addressing the corrosion and air quality issues associated with the facility. The cost reductions and lack of commissioning during the original construction was immediately manifested in the Leisure Pool area. We desire and intend to see these issues through to full resolution!



left & right: South Davis Recreation Center | Bountiful, UT



Public Project Experience

Many of our projects are public projects. We specialize in working for state and local municipalities, where the public interest is of consideration. We understand the complexity of designing facilities that are noble in their cause and function yet humble in their expense. Differentiators in our designs include creating spaces that provide clear wayfinding, safety, privacy and durability. Sustainability and energy efficiency are paramount; natural daylighting along with user comfort are integral to the public project undertaking.

Our selected public projects include:

Apache Junction Multi-Generational / Recreation Center | AZ

B.E.A.R. Center | UT

Bear River High Natatorium Renovation | UT

Box Elder High Natatorium Renovation | UT

Carson City Recreation Center | NV

Casper Aquatics Center | WY

Clyde Recreation Center | UT

Cottonwood Heights Recreation Center | UT

County Ice Center | UT

Dimple Dell Recreation Center | UT

Farmington Gymnasium & Playfields | UT

Foothills Recreation Center | AZ

Freestone Recreation Center, Gilbert | AZ

Ganado Aquatic Center | AZ

Glendale Recreation Center Expansion | UT

Leigh Pratt Aquatic | UT

Lindon City Pool | UT

Mesquite Recreation Center | NV

Monticello Indoor Pool | UT

Oquirrh Park Fitness Center | UT

Park City Municipal Athletic & Recreation Center (MARC) | UT

Paul Stock Aquatics & Rec. Center | WY

Payson City Pool | UT

Pinedale Aquatic & Recreation Center | WY

Provo City Community Recreation Center | UT

Richfield Recreation Feasibility Study | UT

Sorenson Unity Center | UT

South Davis Recreation Center | UT

South Summit Aquatic & Fitness Center | UT

South Weber Recreation Center | UT

Tumbleweed Recreation Center | AZ

Wasatch Aquatic Center | UT

West Jordan Recreation Center | UT

West Valley Accord Ice Center | UT

West Valley Family Fitness & Recreation Center | UT



Provo City Power Facilities | Provo City



Swenson Pool Renovation | Weber State University

Fixed Limit

Project Cost Experience

Summarized below, we highlight the ways in which we will work to meet the construction budget for the project:

Early cost estimating

Pre bid cost estimate

Develop bid alternatives

Research optional solutions

Work closely with the Construction

Management team

From large complex projects to humble minimal cost projects, VCB0 has successfully delivered our projects on-budget. Our approach for achieving this objective is multi-faceted. This approach includes working closely with contractors, subcontractors, vendors and trades people, as well as developing alternate cost options that can float with ups and downs in the construction market.

We will work closely with the CM / GC during design to ensure that we are looking at the best options that fit within the construction budget.

Professional Licensing

Notice: this certificate must be posted in a conspicuous place

SALT LAKE CITY CORPORATION

(54131)

This is to certify that the herein name, having complied with the ordinance in force, related to licenses, is hereby licensed to transact the business of:

ARCHITECTURAL SERVICES

COMMERCIAL LICENSE

EMPLOYEES - FULL TIME

MISC SERVICES

FREIGHT PARKING PERMIT

1

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86

Within Salt Lake City, Utah at the address indicated below:

VALENTINER CRANE BRUNJES ONYON

524 S 600 E
Salt Lake, UT 84102-2710

In Testimony Whereof, I have hereunto set my hand:

Attest:



This License is Not Transferable

RESOLUTION NO. 2020-5

**A RESOLUTION OF THE BOARD OF TRUSTEES OF THE SOUTH
DAVIS RECREATION DISTRICT APPROVING AN AGREEMENT
WITH VCBO ARCHITECTURE FOR ARCHITECTURAL SERVICES**

WHEREAS, the District desires to obtain architectural services at the South Davis Recreation Center, as specified in the Request for Proposals for Architectural Services for the Repair and Replacement of the Leisure Pool Roof Decking, Interior Panels and Pool Air Handlers (the “RFP”); and

WHEREAS, the District has solicited out for proposals and now desires to enter into an Agreement with VCBO Architecture for the provision of architectural services relating to Leisure Pool area upgrades and repairs; and

WHEREAS, the Evaluation Team has reviewed the proposals, selected VCBO Architecture and now desires the Board to approve the entry of the Agreement for the contemplated services;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE SOUTH DAVIS RECREATION DISTRICT AS FOLLOWS:

Section 1. Agreement Approved. The Board of Trustees hereby approves the Agreement with VCBO Architecture attached hereto as Exhibit A and incorporated herein by reference.

Section 2. Executive Director Authorized to Execute. The Executive Director of the District is authorized to sign and execute the attached Agreement and any other documents necessary to implement the Agreement.

Section 3. Severability. If any section, part or provision of this Resolution is held invalid or unenforceable, such invalidity or unenforceability shall not affect any other portion of this Resolution, and all sections, parts and provisions of this Resolution shall be severable.

Section 4. Effective Date. This Resolution shall become effective immediately upon its passage.

**PASSED AND ADOPTED BY THE BOARD OF TRUSTEES OF THE SOUTH
DAVIS RECREATION DISTRICT ON THIS 31st DAY OF AUGUST, 2020.**

SOUTH DAVIS RECREATION DISTRICT

ATTEST:

Tyson Beck, District Clerk

By: _____
Tami Fillmore, Board Chair