



MOUNTAINS RECREATION & CONSERVATION AUTHORITY

Los Angeles River Center and Gardens
570 West Avenue Twenty-six, Suite 100
Los Angeles, California 90065
Phone (323) 221-9944 Fax (323) 221-9934

Mountains Recreation and Conservation Authority–Request for Qualifications Natural Park–Compton Creek at Washington Elementary School

Addendum #1 - August 19, 2009

This addendum contains the following items:

- Pre-Proposal Questions and Answers**
- List of Prospective Respondents**



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Pre-Proposal Q&A – August 19, 2009

1. Are there any lighting requirements?
No, at this time lighting in the park is not anticipated.
2. Are there any signage requirements (i.e. interpretive, way finding etc.)?
Yes, but interpretive elements for the park have not yet been determined since design has not begun. Development of the content and graphics for such elements will not be part of the scope of work for the design team.
3. Please elaborate on the small storage/office building. Will this building need water, sewer, electrical etc.?
Yes, probably. The small storage/office building will most likely include a restroom, but since design has not begun no other information is available.
4. Will the site have access to purple pipe for irrigation?
Reclaimed water is not currently available to the site.
5. Does our relevant project experience need to be built projects or can we show projects that we are currently working on and that are not yet in construction?
The relevant project experience examples must be constructed projects. Firms have the option of submitting up to five pages of additional material that would be useful and applicable to this project.
6. Is there a page limit for our submitted RFQ package?
There is no overall page limit, only limits for particular sections. The proposal narrative shall be limited to five pages or fewer. Examples of relevant projects, limited to three pages or fewer per sub-consultant.
7. Who will be maintaining the proposed park? City park maintenance staff?
School maintenance staff?
This has yet to be determined.
8. What would the consultant's role be during the public outreach led by the MRCA?
The consultant will be expected to attend the public meetings. Specific roles have not yet been defined, but it is expected that MRCA will be the lead facilitators.
9. Would the consultant be responsible for providing any materials for the community workshops (e.g. presentation boards, PowerPoint, etc.)?
Yes. Because the workshops have not yet been scheduled or planned in detail, we cannot provide any information about what those materials will be at this time.

10. Will onsite parking also be a part of the project?
This will be determined during Preliminary Design.
11. Do you anticipate including a small parking lot in this project? What is the estimated size?
See answer to #10.
12. Is there a specific contact at MRCA to whom the cover letter should be addressed?
Please address the cover letter to Barbara Romero, Chief of Urban Projects and Watershed Division.
13. Under Section 2: Qualifications and Background, the RFQ asks for photographs of constructed designs to be included under the three examples of relevant projects performed during the past five years. Are we to infer that these three relevant examples are required to be constructed? Are projects where the conceptual or schematic designs are complete but not constructed yet applicable as relevant experience under this section?
See answer to #5.
14. Under Section 2: Qualifications and Background, the RFQ requests the respondents provide information for the lead firm to the extent such documents already exist including samples of the services performed including the scope and cost. Does “samples” refer to sample deliverables for these relevant examples?
This requirement can be fulfilled with photographs of constructed projects or plan images, such as those found on a standard project “one-sheet”.
15. Does Section 3: Project Team refers only to sub-consultants?
The items requested in Section 3: Project Team should be provided for both the lead firm and sub-consultants.
16. Is there interest in the on-site capture, treatment, or infiltration of stormwater from Washington Elementary School?
Yes, there is interest but the feasibility of such systems has not yet been studied.
17. The RFP notes that a community/stakeholder process will be led by the MRCA – to what extent should the design team anticipate to be involved? Would the MRCA welcome involvement by the design team?
See answer to #8.
18. What is the status of the planning for the Washington Elementary School remodel?
No further information about the status is available at this time.

19. Will the design team for the school or staff at the School District participate in the design process from the standpoint of integrating the new layout with the park?
Yes, staff from CUSD will participate.
20. Is there potential for connectivity to Gonzales Park?
A connection is contemplated in the Compton Creek Regional Garden Park Master Plan. Implementation of a connection is beyond the scope of this project.
21. Will there be an on-site ranger or other security officer maintaining a presence at the site?
No.
22. Does the MRCA anticipate including public restrooms, drinking fountain facilities with the maintenance building?
See answer to #3.
23. The MRCA generally doesn't use night-lighting. Will this also be the case at this site?
See answer to #1.
24. Will there be standard construction details and specs provided by the facilities management department, either from the school district or the MRCA?
Some park elements will be MRCA standard, and such details and specs would be provided as needed.
25. The RFP calls for a 3-page limit for sub consultant projects – is this per sub consultant or intended to cover all of them?
The 3-page limit is per sub-consultant.
26. Is there interest in the on-site capture, treatment, or infiltration of stormwater from Washington Elementary School?
See answer to #15.
27. Is the project categorically exempt from CEQA? If no, what level of environmental review is anticipated? Is there any history of hazardous materials related to the site? Has a site history been conducted and will that be available to the design team?
The environmental impacts of the project cannot be analyzed until Preliminary Design is complete, so at this time it is unknown whether an exemption, negative declaration, or full EIR is appropriate. There is no history of hazardous materials related to the site. A Phase I Environmental Site Analysis has not been conducted and none is planned.
28. Are there existing geotechnical reports for the site? For the architectural work, should the design team include a geotechnical study?

There are no existing reports. If such reports are required, MRCA would contract separately for those services once the parameters of such a report could be determined.

29. What is the expected size of the storage/office building?
This has not been determined and will be explored during Preliminary Design.
30. Are there possible uses planned for the existing modular buildings other than the storage/office building?
This hasn't yet been determined by the school district. No further information is available at this time.
31. Would this project consider the possibility for a pedestrian bridge to Gonzales Park for a future phase?
See answer to #18.
32. Is a Joint-Venture Landscape Architect acceptable to lead the team? We would like to inquire as to whether you will accept a JV with two firms for the preliminary community work, schematic work and design development? One of the two firms will be contracted directly and responsible for all legal and contractual obligations.
Yes, this is acceptable.
33. Is a land swap agreement possible between the School and the Recreation Authority to maximize the usability of the site as a whole and give the boundaries some flexibility?
No.
34. What agency is responsible for the maintenance of the park?
See answer to #7.
35. What are the park programs that are provided at Gonzales Park?
Unknown.
36. Are the perimeter fences required to stay on the perimeter of the site?
Fencing needs will be explored as part of the Preliminary Design phase.
37. Is fencing optional along Cressey Street?
See answer to #36.
38. Approximately how many bike riders use the bike trail each day? *Approximately 5,000 trips are made annually to the Bike Path by regional visitors and it is expected that the usage will rise in the next five years. Not all users access the entire length of the trail or pass by the project site.*

39. What are the land-uses at the intersection of N. Wilmington Avenue and W. Cressey Street?
Mixed use; Medium density residential (8.1-17.0 du/ac); Public/Quasi public.
40. Is there an existing topo/digital survey of the site's existing conditions?
No.
If not, will Consultant be responsible for preparing and paying for the survey?
No, MRCA will obtain survey.
41. Will a parking lot be required for the Natural Park? Or will there be a shared parking agreement with the school?
See answer to #10.
42. The RFQ states a current schedule of hourly rates be submitted, will you require a full Fee Proposal for the full proposed scope of work as part of the submittal or are you just asking for qualifications?
We are only asking for qualifications at this time.
43. The RFQ also states that several building features are to be incorporated into the program. Will there be any restroom facilities as part of the program?
Yes. Options for this will be explored as part of Preliminary Design.
44. Is it the intent of the Outreach program that the Consultant be an active participant in the process?
See answer to #8.
45. What level of site lighting/security lighting is anticipated for the site; if any?
See answer to #1.
46. Can you outline the review process and approving agencies beyond the DSA?
MRCA and Compton Unified School District will review and approve.
47. Also, how may I get a copy of the plan holder's list/list of registered firms?
See attached.



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Alphabetical List of Prospective Respondents

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| Adrian Architects Associates | Mark Tessier Landscape Architecture |
| AHBE Landscape Architects | Melinda Taylor & Associates |
| Architerra Design Group, Inc. | Mia Lehrer + Associates |
| ARTECHO | Michael J. Gentile, PE |
| BASE Architecture & Engineering | MIG, Inc. |
| Charles H. Strawter Design Inc. | Nadel Architects |
| Claremont Environmental Design Group | NUVIS |
| Cornerstone Studios, Inc. | Oasis Associates, Inc. |
| Design West Engineering | OBRIAN LA |
| EDAW AECOM | Osborn |
| EPTDESIGN | Pamela Burton & Company |
| Glen Duke Landscape Architect | Penfield & Smith |
| Gruen Associates | RA-DA |
| Hirsch & Associates, Inc. | Restoration Design Group |
| IMA | Rick Engineering Company |
| In-Site Landscape Architecture, Inc. | Rios Clementi Hale Studios |
| Jon D. Cicchetti | RJM Design Group, Inc. |
| Katherine Spitz Associates, Inc. | RRM Design Group |
| KOA Corporation - CBM Consulting | Schmidt Design Group, Inc. |
| Koning Eizenberg | Spurlock Poirier Landscape Architects |
| L. Newman Design Group, Inc. | Summers/Murphy & Partners Inc. |
| Land Images Landscape Architects | SWA Group |
| Landscape Development, Inc. | The Office of Katie O'Reilly Rogers, Inc. |
| Lawrence R. Moss & Associates | Thomas G. Matlock Associates, Inc. |
| Lewis & Associates | Valley Crest Design Group, Comstock Studio |
| Lutsko Associates | Van Atta Associates |
| Meléndrez | |