



Bermello Ajamil & Partners, Inc.

February 4th 2016

Jim Bouquet, City Engineer
City of Key West
3140 Flagler Avenue
Key West, FL 33040

Architecture

Engineering

Planning

Interior Design

Landscape Architecture

sent via e-mail / PDF file

Re: Scope and Fee Proposal –Bathroom Pavilion @ Smathers Beach, Key West

Dear Jim:

As requested, the following is our professional services for the transplanting of the bathroom pavilion at Truman Waterfront Park to be located at Smathers Beach.

A. PROJECT DESCRIPTION

The following scope and fee proposal is for professional services of the current design of the Truman Waterfront Park “Bathroom Pavilion” to be transplanted to Smathers Beach. The overall design of the bathroom will not change; access, pathways, utility connection / civil related issues specific to the proposed site location at Smathers Beach will be engineered. The scope also includes a new pump station across the street for the new bathroom. Once the geo-technical / soils report is completed, it will be confirmed if the current foundation design does not need major changes or be re-engineered. For purposes of this scope and fee proposal, it is assumed no major foundation changes are required.

The bathroom pavilion is +/- 894 square foot and includes (1) one toilet and (2) urinals plus two sinks for men’s and (3) three toilets and (2) two sinks for women; of which one shall is ADA handicap compliant for each. The Pavilion includes a janitor’s closet and small electrical closet. The bathroom is naturally ventilated and includes an (ADA compliant) drinking fountain at the entry vestibule. The entry opening has an overhead coiling gate (above) to lock-up the facility during closing beach hours. Based on the current information provided by the city, it is our understanding that the location of the bathroom pavilion is beyond the minimum 50’-0” setback from the Mean Low Water line.



B. SCOPE OF WORK / Phase

The scope of work for the bathroom pavilion shall include the following disciplines broken down into (1) one phase; Phase 1 – Construction Documents:

Architecture

- Signing and sealing Arch drawings for the new site
- Coordination with subs based on the new site conditions specific to Smathers Beach
- Project management with the city and design team

Structural Engineering

- Signing and sealing Structural Engineering drawings for the new site
- Coordination with subs based on the new site conditions specific to Smathers Beach

Mechanical Electrical and Plumbing Engineering

- Signing and sealing MEP Engineering drawings for the new site
- Coordination with subs based on the new site conditions specific to Smathers Beach
- Power / electrical coordination and required connections per site conditions
- Water and Sewer coordination and required connections per site conditions

Civil Engineering

- Signing and sealing Civil Engineering drawings for the new site
- Utility design and hook-up per existing conditions and requirements for bathroom
- New Sanitary pump station design and new water service / meter
- Coordination with FDOT for work on Roosevelt Boulevard
- Coordination with subs based on new site condition specific to Smathers Beach

Soils Engineering

- One Standard Penetration Test (SPT) boring in general accordance with ASTM D-1586 specifications to a depth of 35 feet at each location; (1) one at the proposed bathroom site and (1) one at the proposed a pump station site.
- Soil samples will yield an engineering report including a description of our findings and general site preparation and foundation design recommendations for support of the proposed construction. Tests may be performed to determine natural water content, organic content, and sieve analysis on representative soil samples collected from the site.
- The engineering report will include graphic logs of the test borings and a test boring location plan.

Phase 1 – CONSTRUCTION DOCUMENTS & SPECIFICATIONS

The current drawings shall be modified to accommodate the new location at Smathers Beach. The Construction documents shall be prepared as required for the building department approval / building permit and construction (in the standard practice of drawings and specifications).

C. DELIVERABLES

The following is a summary of the deliverables to be provided to the city:

- Soils Report
- Contract Documents for Permit and Construction
- Specifications

D. COMPENSATION

B&A will be compensated for the work outlined in this proposal on a lump sum basis for Phase 1, as per the terms and conditions Pursuant to Agreement between the City of Key West and B&A. The total lump sum cost for performing Phase 1 outlined in the Scope of Work above is \$27,480. The cost breakdown per discipline is as follows:

SMATHERS BEACH BATHROOM PAVILION City of Key West, Florida		B&A Architecture & Project Management										DDA	HNGS	PEREZ ENGINEERING	NUTTING ENGINEERING	TOTALS		
PHASES		Principal		Project Manager		Senior Architect		Senior CAD Technician		Clerical		B&A TOTAL Hours and Fees		Structural	MEP	Civil	Soils / Geo-Technical	TOTALS
		HRS	RATE/HR	HRS	RATE/HR	HRS	RATE/HR	HRS	RATE/HR	HRS	RATE/HR	HOURS	FEE	Lump Sum Fee	Lump Sum Fee	Lump Sum Fee	Lump Sum Fee	Fee By Phase
PHASE 1	CD's	0	\$0	16	\$3,200	16	\$2,800	16	\$1,360	0	\$0	48	\$7,360	\$4,000	\$1,850	\$10,620	\$3,650	\$27,480
BASE SCOPE OF SERVICES SUBTOTAL (does not include expenses)		0	\$0	16	\$3,200	16	\$2,800	16	\$1,360	0	\$0	48	\$7,360	\$4,000	\$1,850	\$10,620	\$3,650	\$27,480

E. ESTIMATED SCHEDULE

B&A will start begin immediately after receiving the notice to proceed from the City. The breakdown of estimated time required for B&A is as follows:

Phase 1

2 months

F. EXCLUSIONS

The following is not included in this scope and fee proposal:

- Any design changes beyond the current Truman Waterfront Park Bathroom Pavilion Design
- All "Out of Pocket" Reimbursable & travel expenses
- Any design related approvals board, committee, etc. with the City of Key West beyond the Key West Building Department for Permit.
- Any work beyond the preparation of the phase 1 work as defined above
- Landscape Design, Architecture, plantings and any hardscapes beyond a single pathway to bathroom entry from existing adjacent ramp and stairs
- Boundary / Site Survey (to be provided by the city)
- Cost estimating
- Construction Administration Services
- LEED / Green Building Design Certification (project not applicable)
- Additional Soils Engineering related work (if needed although not expected)
 - Pile monitoring - \$65.00/hour
 - Proctors - \$100.00/test
 - Density tests - \$25.00/test (5 min/trip)
 - Concrete cylinders - \$75.00/set
 - Trip charge - \$50.00/ea. (if required)
 - Bearing capacity completion letter - \$125.00

- Clerical/Admin. - \$40.00/hour
- Principal Engineer - \$125.00/hour

The entire design team looks forward to the continued collaboration with you and City Staff. We very much appreciate the opportunity to provide Design, Architecture and Engineering services to you and the City of Key West.

Warmest personal regards,



SCOTT A BAKOS

Partner | Design | Architecture

900 SE 3rd Avenue, Suite 203

Fort Lauderdale, FL 33316

305.989.9953 – iPhone

954.627.5109 – Direct Office

www.bermelloajamil.com