



Date: October 1, 2001

TO: Board Members - Parks and Recreation
FROM: General Manager - Parks and Recreation
SUBJECT: DOWNTOWN SOUTH PARK PHASE 1 - APPOINTMENT OF CONSULTANTS

RECOMMENDATION

THAT the Board appoint Stevenson + Associates Landscape Architects to design and supervise construction of Phase 1 of the development of Downtown South Park for the fee of \$52,800 and disbursements of \$5000.

POLICY

Consultant contracts in excess of \$30,000 are awarded by the Board.

BACKGROUND

Stevenson + Associates were retained in 1997 to develop an overall concept plan for the development of a park in the 1100 Block Seymour Street and the 1100 Block Richards Street between Davie Street and Helmcken Street. The project was initiated in response to the Downtown South Community Plan which Council approved in 1991. The Plan proposed the transformation of the area into a residential neighbourhood. In 1992 an area-specific DCL bylaw was passed to fund community amenities including parks. The concept design of the park was developed in two well attended workshops during 1997/98.

On July 30 and 31, 2001 the Board and Council respectively approved in principle the overall concept design prepared by Stevenson + Associates and Council authorized the Park Board to expend \$1.45 million from the Downtown South Development Cost Levy Reserve for the construction of Phase 1 of the southern park. Construction costs include consultant design fees, City and VPB staff time, demolition of existing buildings, and new landscape construction.

DISCUSSION

The Consultants shall refine the approved conceptual design based on the program requirements which will be further developed with Park Board staff. The design details of the project will be discussed with community groups and staff as a final plan emerges.

They will further develop detailed design and construction drawings and specifications based on the Park Board approved conceptual plan described above. Estimates of construction costs, and a

bid package for tendering will be prepared as well as tender evaluation, construction inspections, and weekly site reports.

Staff have reviewed the attached fee proposal and conclude that it represents fair remuneration for the work involved. The fee proposal is for \$52,800 plus disbursements up to \$5000. This amount is within the guidelines established by the British Columbia Society of Landscape Architects. Stevenson's work on the concept plan was well received by the City and staff. The Consultant also has demonstrated a good performance on design development, contract documentation, tender evaluation and construction supervision on an earlier Park Board project.

CONCLUSION

The consultant team of Stevenson + Associates have developed the approved concept design for the park. The Board's approval of this contract will allow Stevenson + Associates and staff to proceed with refinement of the design, development of detailed construction drawings and a tender package for the first phase of the project.

Prepared by:
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CBL:cl