



EXHIBIT "C"



SALTZ
MICHELSON
ARCHITECTS



AGREEMENT FOR PROFESSIONAL SERVICES

Revised June 6, 2022
May 6, 2022

City of Pembroke Pines | Public Services Department
8300 S. Palm Drive
Pembroke Pines, FL 33025
Attn: Steven P. Buckland
Director of Public Services
Phone: 954.518.9107
Via Email: sbuckland@ppines.com

RE: **Design Services for the Polk Building Renovation – RFP #PSPW-21-08
Located at 8200 South Palm Drive, Pembroke Pines, FL 33025
SMA Proposal #P22145R1 / 2022-133**

Dear Steven,

Thank you for considering SMA as your trusted advisor for this project. We are pleased to submit the revised proposal for professional architectural design services for the renovation of the Polk Building located at 8200 South Palm Drive, Pembroke Pines, FL 33025.

Based upon our conversation, this revised proposal includes the following considerations:

1. SMA will be using the approved layout provided by the City. SMA will complete the site plan elevations and the necessary site plan submission as required as part of the schematic design phase submittal.
2. A new site parking area of approximately 92 spaces will be designed and it includes curb and landscape architecture services.
3. Design Development remains since all engineering work and architecture needs to be provided as part of this concentrated phase of the project
4. Construction Phase Services has been modified to a limited scope of work as no field meeting inspection, certificate of payments or any contract phase service is required. CA Phase services will be limited to shop drawings reviews and response to RFIs.

I. SCOPE OF WORK:

Provide design services for an approximately 25,878 S.F. free standing office building renovation to be designed as an EOC per the attached exhibit including the site modifications to accommodate a new parking lot of approximately 92 cars.

1. Schematic Design & Design Development:

- a. The schematic floor plan provided by the City represents the final interior layout to proceed to design development and construction documents.
- b. The schematic design phase includes the building façade design and new parking lot layout.

2. Construction Documents

The construction drawings shall include architectural, structural, civil, mechanical, electrical, and plumbing engineering drawings required for building permit. Upon completion of construction drawings, we shall issue three (3) signed and sealed sets of drawings for building permit and one (1) set of PDFs for the Contractor's/Client's use. This fee also includes:

- a. Response to Building Department comments, including a narrative for all revisions.
- b. Response to requests for Information (RFIs) during bidding.
- c. Meetings with the Owner up to twelve (12). Any additional meetings will be billed at our hourly rate schedule.

3. Bidding Service

- a. Response to RFIs.
- b. Attendance at meetings and walk through.
- c. Assist Client with review of bids.

4. Construction Phase Services, limited to:

- a. Response to RFIs.
- b. Review and process of shop drawings.

II. ASSUMPTIONS:

1. Our scope of services as outlined in the contract with the City of Pembroke Pines from within the RFP shall be modified per the scope adjustments above.
2. The construction budget for this project is calculated to be approximately 25,878 SF @ \$175 per feet = ± \$4,528,650.00
3. City shall furnish latest survey of project's property. This includes topography, utilities, and tree survey as required for site plan approval through the City.
4. City shall furnish Geotech report if required.
5. City shall furnish all existing drawings and documents of project's site and its existing structures. It is understood that a new roof has been placed on the building. Enhancement of the existing building is included in the project.
6. LEED services are not included in the proposal.
7. Civil works includes a new parking lot and services per the attached exhibit.




III. FEE DISTRIBUTION:

Deliverables as described above:	Fee:
1. Schematic Design	\$ 24,000.00
2. Design Development	\$ 59,200.00
3. Construction Documents	\$ 118,400.00
4. Bidding	\$ 14,800.00
5. Construction Phase Services	\$ 22,500.00
Sub-Total	\$ 238,900.00
6. Civil Engineering (See attached scope)	\$ 29,500.00
7. Landscape Architecture	\$ 8,500.00
Project Total	\$ 276,900.00
Reimbursable Budget	\$ 5,000.00

Steven, we welcome the opportunity of assisting you in this project. If you have any questions with regards to the above information, please do not hesitate to contact our offices.

If you are in agreement with the above proposal, please delineate any scope specific changes within our agreement with the City of Pembroke Pines and send it to us for execution.

We look forward to working with you on this project.


 _____ June 6, 2022
 Saltz Michelson Architects Date

 City of Pembroke Pines Date

Charles A. Michelson, AIA, ACHA, LEED AP
 President

 Print Name & Title

Steven P. Buckland
 Director of Public Services

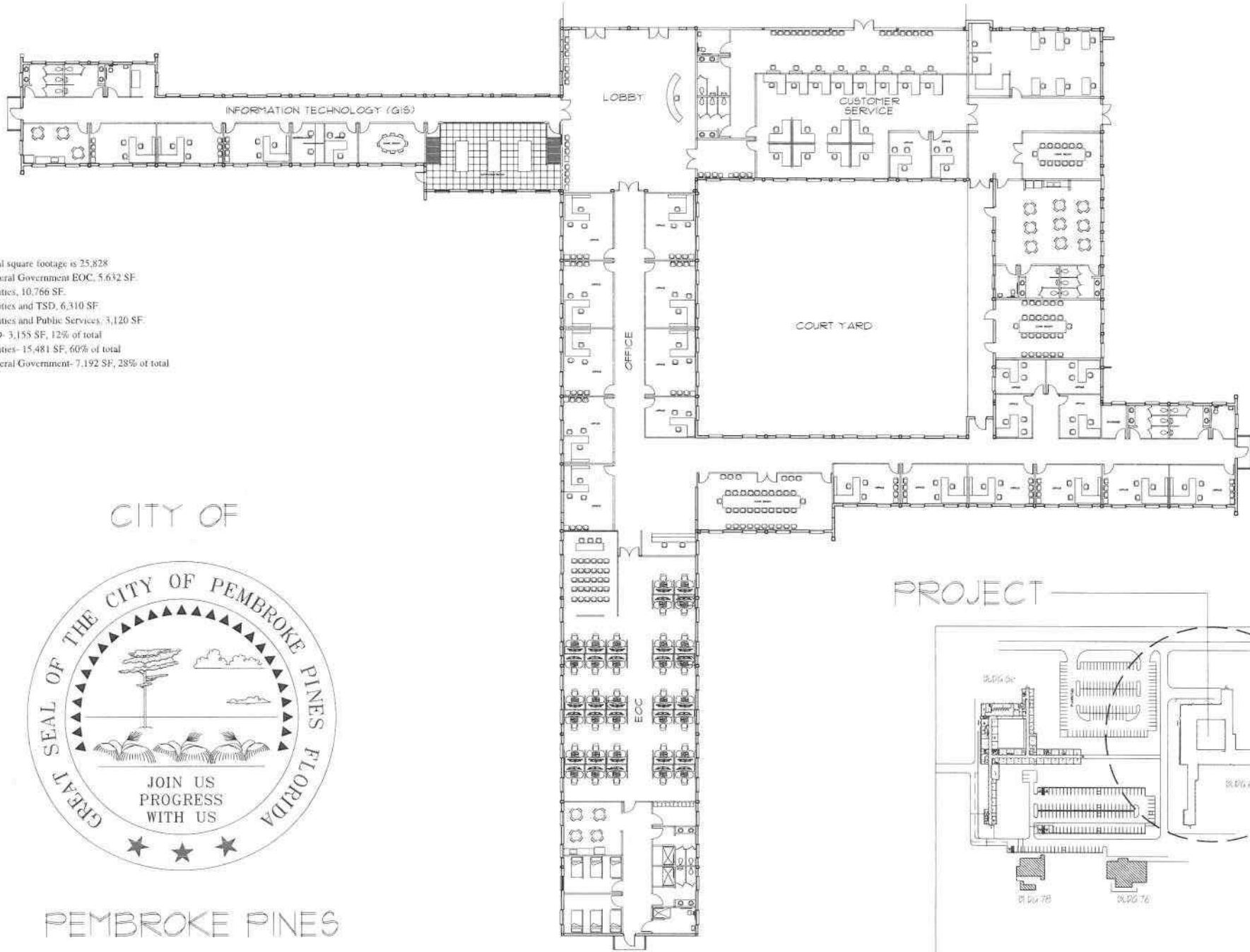
 Print Name & Title

Attachments: General Conditions; 2022 Hourly Rate Schedule; Floor Plan
 CAM:JW: Nc S:\Projects\2022\2022-133\Agreements\Contracts\P22145 CITY OF PEMBROKE PINES (Polk Bldg)\R1

2022 HOURLY RATE SCHEDULE

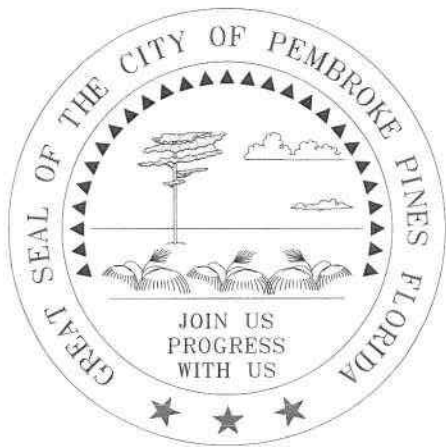
Principal	\$ 325.00
Designer	\$ 195.00
Senior Project Designer	\$ 185.00
Senior Project Manager I	\$ 185.00
Director of Interiors	\$ 165.00
Project Manager	\$ 165.00
BIM Manager	\$ 155.00
Assistant Project Manager	\$ 150.00
Project Specialist III	\$ 145.00
Project Designer	\$ 140.00
Project Specialist II	\$ 140.00
Project Specialist I	\$ 125.00
Administrative Assistant	\$ 95.00





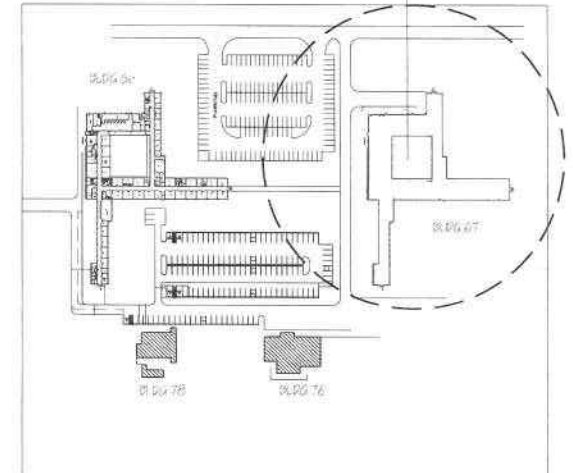
Total square footage is 25,828
 General Government EOC, 5,632 SF.
 Utilities, 10,766 SF.
 Utilities and TSD, 6,310 SF.
 Utilities and Public Services, 3,120 SF.
 TSD- 3,155 SF, 12% of total
 Utilities-15,481 SF, 60% of total
 General Government- 7,192 SF, 28% of total

CITY OF



PEMBROKE PINES

PROJECT





ENGINEERING SERVICES SCOPE OF WORK

1. Civil Engineering Construction Documents

a. Design Plans -

- Coordination with the client on the development of construction documents.
- Preparation of final civil engineering construction documents for the grading, drainage, pavement markings and signage, including all required details.
- Provide plans for a new 92 space parking area located south of the building with drainage, curbing, landscape islands and pavement markings/signage.
- Provide plans for the building improvements with ADA compliant walkways and ramps for access to the building.
- Provide new utility services if required.
- Coordinate all utility connections with the architect and plumbing engineer.
- Provide site civil specifications on the civil drawings, through details and notes.
- Coordinate civil plans with landscape and MEP plans.

b. Assumption Statement/Notes:

- Topographic survey of project area will be required and is not included as a part of this agreement.
- This proposal does not include any environmental services.
- This proposal does not include design for gas, electric or cable services.
- This proposal does not include any fueling or underground fuel tank design.

2. Permitting Process

a. Civil Engineering Permitting -

- Hold meetings and conference calls with Agencies/County officials as needed.
- Submit permit application to South Broward Drainage District
- Respond to permit review comments.
- Provide revisions to plans when needed

3. Construction Administration

a. Civil Engineering Services During Construction -

- Seven (7) visits to the site to observe the progress and quality of the executed work and to determine in general if the work is proceeding in accordance with the contract documents.
- Review of civil shop drawings.
- Review of record documents as prepared by the Surveyor.
- Review of testing results.
- Respond to RFI's from contractor.
- Prepare final certifications.



GLOBAL THINKING, LOCALLY MINDED.

3501 Griffin Road, Fort Lauderdale, FL 33312 · 954.266.2700 · WWW.SALTZMICHELSON.COM