



4800 Ashford Dunwoody Road
 Dunwoody, Georgia 30338
 dunwoodyga.gov | 678.382.6700

MEMORANDUM

To: Mayor and City Council

From: Brent Walker, Parks and Recreation Director

Date: June 14th, 2021

Subject: Contract Amendment for Design Services of the Park at Perimeter Center East

ITEM DESCRIPTION

Contract Amendment with CHA Consulting for additional design services for the water feature at the park at Perimeter Center East

BACKGROUND

The City solicited informal written quotes from qualified consultants to provide design services and permitting for development of the new community park located at 50 Perimeter Center East. A contract was issued to CHA consulting in the amount not to exceed \$102,000. After initial design approval it was determined that a splash pad water feature should be added to the facility. The additional cost for these design services and a review of the sewer capacity for the park total \$29,360.

At the September 24th Council meeting, Councilman Lambert had questions about the placement of the pump house. Staff confirmed with the consultant that the pump house was placed in the location shown for the following reasons:

1. Eliminate conflict with the proposed electrical transformer location
2. There is an existing sanitary sewer manhole and sewer line in the area west of the restroom building that would make placement of the building in that area a little tight, and
3. The ability to screen the pump house with vegetation in the proposed location

The consultant has revisited the site plan and think that they might be able to fit the pump house next to the restroom if that is the preferred location. They will need to verify that the existing sanitary sewer line is private and does not have an easement and relocate the electrical transformer.



4800 Ashford Dunwoody Road
Dunwoody, Georgia 30338
dunwoodyga.gov | 678.382.6700

FUNDING

Staff recommends funding the project from the Hotel Motel Tax Revenue Fund

RECOMMENDATION

Staff respectfully requests that Council: (1) amend Purchasing Contract - Professional Design Services for the park at Perimeter Center East to CHA Consulting Inc. to not exceed \$132,000, which includes a 10% contingency (2) authorize staff to provide funding for the contracts; and (3) authorize the City Manager to execute the necessary documents following satisfactory review by legal counsel.

Lynn Deutsch Mayor
Eric Linton, ICMA-CM City Manager
Sharon Lowery, CMC City Clerk

Pam Tallmadge City Council Post 1
Jim Riticher City Council Post 2
Tom Lambert City Council Post 3

Stacey Harris City Council Post 4
Joe Seconder City Council Post 5
John Heneghan City Council Post 6

Packet page:...



Date: 4/14/2021

PROJECT No. 041352

Extra Work No. 1

EXTRA WORK AUTHORIZATION

In accordance with the written Contract dated 6/15/2020 between the parties designated below for:

THE PROJECT: The Park at Perimeter Center East

THE CLIENT: City of Dunwoody, Georgia

hereby authorizes the Engineer to proceed with additional services as follows:

SCOPE OF SERVICES:

Task # 1 – Design, permitting, bidding and construction oversight of a splash pad water feature and associated pump equipment and enclosure. See attached Exhibit ‘A’ for a detailed scope of services.

Task # 2 – Completion of a Sewer Capacity Request to/with DeKalb County. See attached Exhibit ‘A’ for a detailed scope of services.

SCHEDULE:

The design tasks detailed in Exhibit ‘A’ will be completed within 4 weeks of a notice to proceed.

FEE

\$29,360.00

Upon return of a fully-executed authorization, this Supplement shall become a part of the Agreement identified above.

APPROVED BY: ENGINEER	APPROVED BY: CLIENT
NAME:	NAME:
SIGNATURE:	SIGNATURE:
TITLE:	TITLE:
DATE:	DATE:

Exhibit 'A'

TASK #1 - SPLASH PAD AND PUMP EQUIPMENT/ENCLOSURE

SCOPE OF WORK:

- Develop Construction Documents (plans and specifications) for a new splash pad and maintenance/pump shed including the following components:
 - 20-ft x 25-ft splash pad with up to eight (8) water features, pumps, piping, drains, and appurtenances
 - 20-ft x 20-ft maintenance/pump house (CMU construction with board and batt siding and split face block skirt to match restroom building)
- Design services will include the following disciplines:
 - Aquatic engineering (splash pad design, water feature details, pumps, piping, drains, and controls)
 - Architectural design (maintenance/pump house floor plans, elevations, and details)
 - Structural engineering (reinforced splash pad design)
 - Electrical (power design for splash pad equipment, control system interlocks, electrical bonding plans, and details)
 - Civil (water service and drainage connections design)
- Permitting of plans through the City of Dunwoody. Includes addressing up to two rounds of review comments.
- Bidding assistance: We have assumed a total of 4 hours for answering contractor Requests for Clarification (RFCs) regarding the splash pad during bidding.
- Construction administration: Includes up to 25 hours for reviewing and responding to RFIs and shop drawings related to the splash pad, spray equipment, pumps, piping and appurtenances.

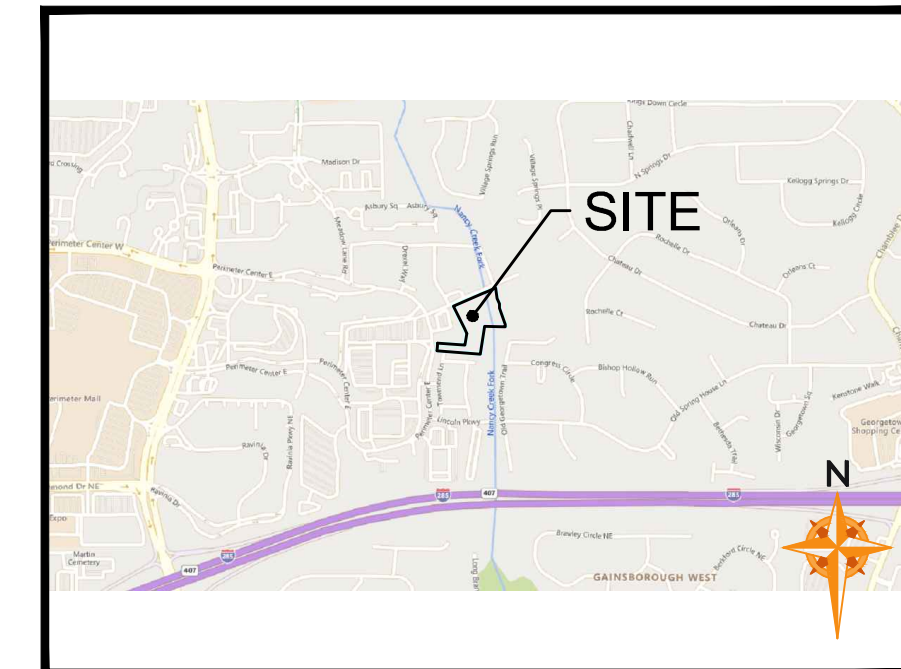
TOTAL TASK #1 FEE (LUMP SUM) - \$28,560

TASK #2 – DEKALB COUNTY SEWER CAPACITY

SCOPE OF WORK:

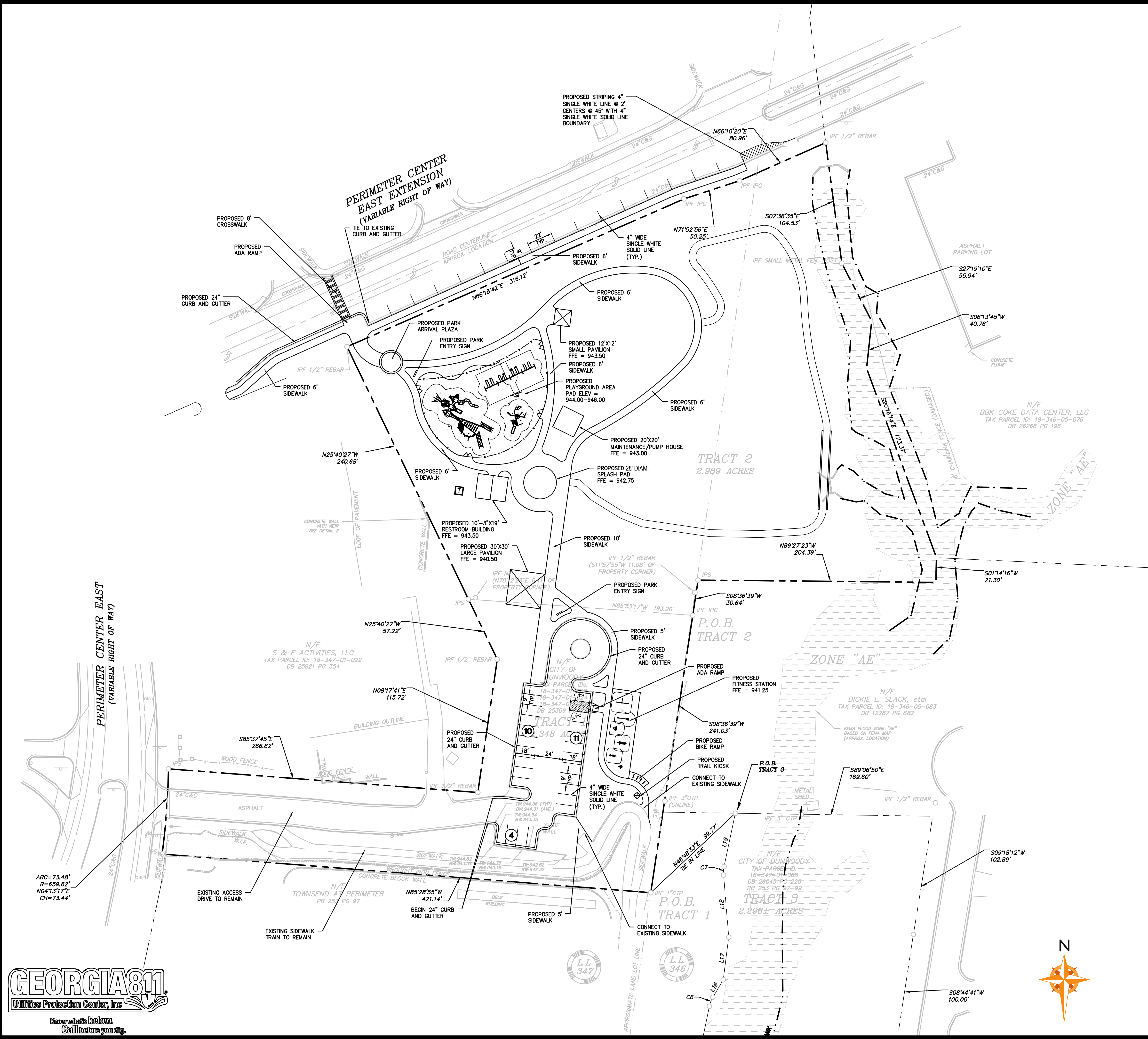
- Complete the required County form and supporting calculations to request sanitary sewer capacity from DeKalb County and submit the documents to the County Watershed Dept. This item assumes the County will approve the request and thus no sewer action plan or additional design services are included in this scope.

TOTAL TASK #2 FEE (LUMP SUM) - \$800

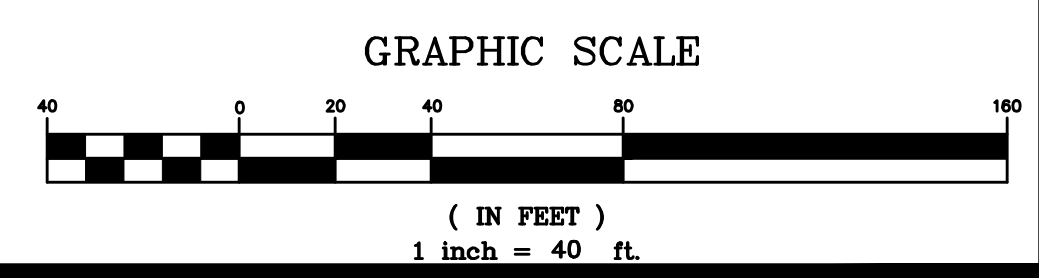


SITE PLAN NOTES

1. ALL WORK AND MATERIALS SHALL COMPLY WITH ALL CITY REGULATIONS AND CODES AND O.S.H.A. STANDARDS.
2. ALL DISTURBED AREAS ARE TO RECEIVE FOUR INCHES OF TOPSOIL, SEED, MULCH AND WATER UNTIL A HEALTHY STAND OF GRASS IS ESTABLISHED.
3. ALL ISLANDS WITH CURB & GUTTER SHALL BE LANDSCAPED. THOSE ISLANDS ARE TO HAVE 18" CURB & GUTTER. ALL REMAINING ISLANDS ARE TO BE STRIPED AS SHOWN.
4. ALL CURBED RADII ARE TO BE 3' UNLESS OTHERWISE NOTED. STRIPED RADII ARE TO BE 3'.
5. ALL DIMENSIONS AND RADII ARE TO THE FACE OF CURB UNLESS OTHERWISE NOTED.
6. EXISTING STRUCTURES WITHIN CONSTRUCTION LIMITS ARE TO BE ABANDONED, REMOVED OR RELOCATED AS NECESSARY. ALL COST SHALL BE INCLUDED IN BASE BID.
7. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL RELOCATIONS, INCLUDING BUT NOT LIMITED TO, ALL UTILITIES, STORM DRAINAGE, SIGNS, TRAFFIC SIGNALS & POLES, ETC. AS REQUIRED. ALL WORK SHALL BE IN ACCORDANCE WITH GOVERNING AUTHORITIES' SPECIFICATIONS AND SHALL BE APPROVED BY SUCH. ALL COST SHALL BE INCLUDED IN BASE BID.
8. TOTAL LAND AREA IS 6.633± ACRES.
9. THE SITE WORK FOR THIS PROJECT SHALL MEET OR EXCEED "THE SITE WORK SPECIFICATIONS".
10. REFER TO ARCHITECTURAL PLANS FOR SITE LIGHTING ELECTRICAL PLAN.
11. ALL BOUNDARY AND TOPOGRAPHICAL INFORMATION SHOWN WAS TAKEN FROM A SURVEY BY PLANNERS AND ENGINEERS COLLABORATIVE DATED 08/21/2020.
12. THIS PROPERTY DOES NOT LIE IN A 100-YEAR FLOODPLAIN OR IN AN IDENTIFIED "FLOOD PRONE AREA", AS DEFINED PURSUANT TO THE FLOOD DISASTER PROTECTION ACT OF 1973, AS AMENDED AS REFLECTED BY FLOOD INSURANCE RATE MAP PANEL 1308920012L DATED 02/16/2013.
13. THE CURRENT ZONING OF ALL PROPERTY SHOWN FOR DEVELOPMENT IS "C-2". ADJACENT PROPERTY ZONED AS SHOWN.
14. ALL GENERAL CONTRACTOR WORK TO BE COMPLETED (EARTHWORK, FINAL UTILITIES, AND FINAL GRADING) BY THE MILESTONE DATE IN PROJECT DOCUMENTS. OUTLOT AREA TO BE KEPT FREE OF JOB TRAILERS AND STORAGE AFTER THE CONTRACT MILESTONE DATE FOR THE OUTLOT. MM GENERAL CONTRACTOR TO PROVIDE CLEAR ACCESS FOR OUTLOT CONTRACTOR TO THE SPECIFIC PARCEL AT ALL TIMES AFTER MILESTONE DATE. PURCHASER OF OUTLOT TO PROVIDE PERMIT DOCUMENTS AND SWPPP REQUIRED BY STATE/LOCAL REQUIREMENTS FOR SPECIFIC OUTLOT.



SITE PLAN



Project Title
PERIMETER CENTER EAST PARK
CITY OF DUNWOODY, GEORGIA
4800 ASHFORD DUNWOOD RD
DUNWOODY, GA 30338

REVISIONS	BY

DRAWN BY **DMN**
 CHECKED BY **CLM**
 DATE: **05/14/2021**
 SCALE: **1" = 40'**
 JOB No. **20-LD-025**
 SHEET NUMBER

C-1



USER: 6674 - May 14, 2021 - 5:08pm
 Z:_Full Project Data\Projects\2020\20-LD-025 Perimeter Center Park, Dunwoody, GA\LD\Production\Production Drawings\20-LD-025 MAIN.dwg - LAYOUT: C-1 VERSION: -----