



**MILWAUKEE  
PUBLIC SCHOOLS**

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**VENDOR SELECTION OVERVIEW**  
**PLAYFIELD AND FIELDHOUSE DESIGN SERVICES, RFP #4001**  
**DIVISION I - BURNHAM PLAYFIELD & ALBA SCHOOL**

***1. Description of Project and Proposed Vendor***

Facilities and Maintenance Services (FMS) received proposals on Wednesday, May 31, 2017, to obtain a Design Team to provide landscape architecture, architecture & engineering services for **Playfield And Fieldhouse Design Services** for Division 1 - a synergistic design between the Alba School Playground and Burnham Playfield.,

A total of four (4) firms provided a response and the top three (3) were selected for interviews based on the evaluation team's proposal review. The final rankings after the full evaluation with interviews was as follows:

**1. Site Design Group, LTD.**

**2. Smithgroup JJR**

**3. Terra Engineering, LTD**

**4. Ayers Associates**

*Alba School Playground Scope of Work:*

The proposed scope of work includes a new tot lot and play equipment on the playground with a pedestrian crosswalk connection to create a safe passage for students to and from Burnham Playfield to use amenities not available on the school playground.

*Burnham Playfield Scope of Work:*

The proposed scope of work includes rehabilitation of the existing park with priority improvements to the Neighborhood Zone.. The Neighborhood Zone is the eastern portion of the park and includes the fieldhouse, open space, tot lot, wading pool, playground, basketball courts, community gardens, and a large area of unused asphalt. The proposed improvements address issues related to physical safety and accessibility while supporting the need for unstructured space for picnics and play. Priorities were established by referencing the Milwaukee Recreation's Outdoor Recreation Master Plan along with several listening sessions with residents and user groups.

Scope of the fieldhouse renovation includes: Review of the existing building and make improvement recommendations, prepare construction plans and bid documents for code compliance, aesthetics and daylighting. Improvements may include ADA Accessibility, new windows, code compliance issues, exterior concrete porches and ramps.

The proposed scope of the site development represents a combination of the most desired features from the initial concepts. These concepts include, but are not limited to; walking paths, shade structures, lighting, public art, playground equipment, splash pad and basketball courts, permeable turf field, seating and landscaping.

*Combined Scope of Work:*

As a requirement for green infrastructure improvements based on the successful compliance of the awarded MMSD grant, the playfield redevelopment will incorporate the strategic removal of asphalt and transform the playground through green initiatives. These initiatives include but are not limited to: bioswales, permeable paving, raingardens and permeable basketball courts.

**2. Justification for Selection of Proposed Vendor**

Facilities and Maintenance Services (FMS) solicited proposals for the project and the recommended firm is **Site Design Group, LTD.** The recommended design firm received the highest total rankings demonstrating their ability to provide high quality expertise and experience to meet the scope of work.

Due to the nature of the contract and type of work, the recommended firm is required to provide 10% HUB, 100 Hours of Student Employment, and 10 Hours of Student Engagement Activities for the contract. This RFP submission was publically advertised in accordance with Policy 3.09.

**3. RFP Evaluation Criteria**

30 Overall cost of the Firm's Playfield And Fieldhouse Design Services.

30 The experience and qualifications of the Firm, the specific personnel assigned to the project and any consultants to be utilized..

30 Overall Project Approach & Work Plan and ability to meet the Project Schedule.

10 Recommendations and opinions of previous clients as to the ability to meet deadlines and remain within project budget.

Pass/Fail Respondent meets the minimum amount of Contract Compliance Services Requirements established within this RFP.

**4. Experience in Other Districts and Similar Projects**

- Wadworth Elementary School - Chicago, IL
- Lasalle II Magnet School Playground - Chicago, IL
- Downtown Montessori Academy Nature Play Garden - Milwaukee, Wisconsin
- Ping Tom Memorial Park - Chicago, IL
- Mary Bartelme Park - Chicago, IL
- Rockwell Gardens - Chicago, IL
- Oak Park Parks - Chicago IL
- Chicago Lions Rugby Stadium

This selection criteria was based on cost, experience, similar projects, recommendations, and ability to meet the requirements of the Contract Compliance Services.

**5. Evaluation Plan**

This project required the proposed consultant teams to provide design services for all phases of the project, including design development & construction documents, bidding assistance, construction administration and inspection. Progress review documents are required to be submitted at the 100% design development phase and at 95% and 99% complete construction documents phase. The RFP indicated the level of detail required to be provided in the drawings and specification for each review phase, which will be evaluated by MPS for compliance.

**6. Cost**

The total cost for all required services is **\$173,680**