

Request for Proposals

38th & Lancaster Gateway

Construction Documents

The University City District is seeking a consultant to prepare construction documents for proposed improvements to the intersection at 38th Street and Lancaster Avenue in University City. This intersection has been identified as a gateway to University City as part of a larger gateway study. The schematic design of the intersection is included in this RFP.

Project Description

The intersection of 38th Street and Lancaster Avenue is an important gateway for the thousands of commuters who pass through it each day in cars, buses, and trolleys. Moreover, it is an important node on Lancaster Avenue's retail corridor. Addressing the aesthetics of the public space here will help connect the retail zones along Lancaster Avenue and create a positive pedestrian environment that helps draw additional shoppers from nearby neighborhoods, Presbyterian Hospital, the Science Center, and Drexel University. The scale of the streets and buildings at the intersection give it a more intimate, neighborhood feel and reinforcing this is the key to improving the intersection. Recommendations in the gateway study include brick or other textural sidewalk paving, bumpouts to decrease street widths and define parking areas, street trees, pedestrian lighting, and bollards to keep cars from parking on the sidewalks. On the expanse of paving in front of the bank, a free-standing clock on a planter bed pedestal is recommended to form the highly visible gateway feature, with opportunities for locational signage on the planter bed or the clock face. The parking lot behind the bank will need better edge treatment, with improved fences and landscaping, as has been designed in detail in a separate study.

The schematic design that was prepared by Kise Straw & Kolodner has been approved by the Powelton Village Civic Association (see attachment A). A project committee has been formed of area stakeholders to oversee the development of the construction documents and its implementation.

About UCD

Established in 1997, University City District (UCD) is a nonprofit, neighborhood-based 501 (c) 3 special services district dedicated to improving the quality of life in the 2.2 square mile area of West Philadelphia, known as University City. An independent organization, UCD builds effective partnerships to maintain a clean and safe environment and to promote, plan, and advocate for University City's diverse, urban community.

SCOPE OF WORK

A. Design Development

1. Review status of project documents and information to date. Obtain drawings from the Streets Department documenting the existing curb line and utility locations. Meet with Steering Committee to review status and project direction in regard to site design.
2. Design final concept (plan and elevation) based on UCD/community direction. Acquire preliminary approval from UCD.
3. Coordinate with the Streets Department and other utility agencies on the preparation of the final design.
4. Provide an opinion of probable installation and maintenance (if any) costs to UCD.
5. Revise drawings per UCD and Streets Department comments on concept plan and cost, as necessary. Revise opinion of probable costs accordingly.
6. Acquire approval from utilities and SEPTA per Streets Department direction.

B. Construction Documentation:

1. Complete construction documents, including:
 - Bumpout areas and rebuilt sidewalks
 - Granite curbs
 - Pavement markings
 - Design drainage system, including possible “urban rain gardens”
 - Movement of sewer intakes, if necessary
 - Pedestrian lighting
 - Finger post signs fitted for pedestrian lighting
 - Bollards
 - Clock
 - Planting bed
2. Acquire final approval from the Streets Department and UCD.

C. Bidding and Contract Award:

1. Prepare bid package, including construction documents, bid form, bidders qualifications, etc.
2. Add/Alternate for sending out bid package, fielding bidders’ questions, and construction observation/management.

Project Timeframe

As part of the proposal, please submit details on availability. UCD intends to begin work immediately upon entering into an agreement. All work related to the completion of the program outlined in this RFP shall be completed within a two month period.

Project Budget

A proposed budget for the scope of work is a required element of this proposal.

Products:

A set of construction documents will be prepared for the Steering Committee. All documents are to be reviewed and approved by UCD prior to printing the final documents. The work product and all images shall become the property of UCD.

Proposal Requirements

Please submit *seven copies* of the proposal. Complete proposals should include the following:

1. Brief statement of project understanding and identification of important issues.
2. Summary statement describing your firm's proposed project approach and proposed services based on anticipated budgeted fees.
3. Background and historical information on the firm, including the types of projects in which the firm has been involved and special areas of expertise.
4. Description of the project team and resumes of key personnel who would be assigned to and complete the project.
5. Descriptions of relevant projects including client contacts, in particular, those involving streetscape improvement projects.
6. Three (3) references from current or past clients.
7. The fee that you would charge as compensation for the above scope of services.
8. A schedule of personnel by task that indicates hourly rates and hours for the project.

Submission Procedures

Submissions must be received by **Wednesday, December 17 at 5:00 p.m.**

A selection committee will review consultant qualifications and proposals, and will rate proposals according to their responsiveness to the objectives of this RFP. UCD will contact firms that have been

shortlisted for an interview with the selection committee. The committee will then select a firm to carry out the project.

All responses to this request should be submitted to:

Carolyn Blackwell Hewson
University City District
3940 Chestnut Street
Philadelphia, PA 19106

Proposals received after the due date will be returned to the sender unopened. Facsimile or e-mail transmittals of proposals will not be accepted.

Any questions regarding this RFP should be directed to Carolyn Hewson at Carolyn@ucityphila.org or by phone at (215) 243-0555. All questions must be received by Thursday, December 11 at 5:00 p.m.

Proposal Selection Criteria

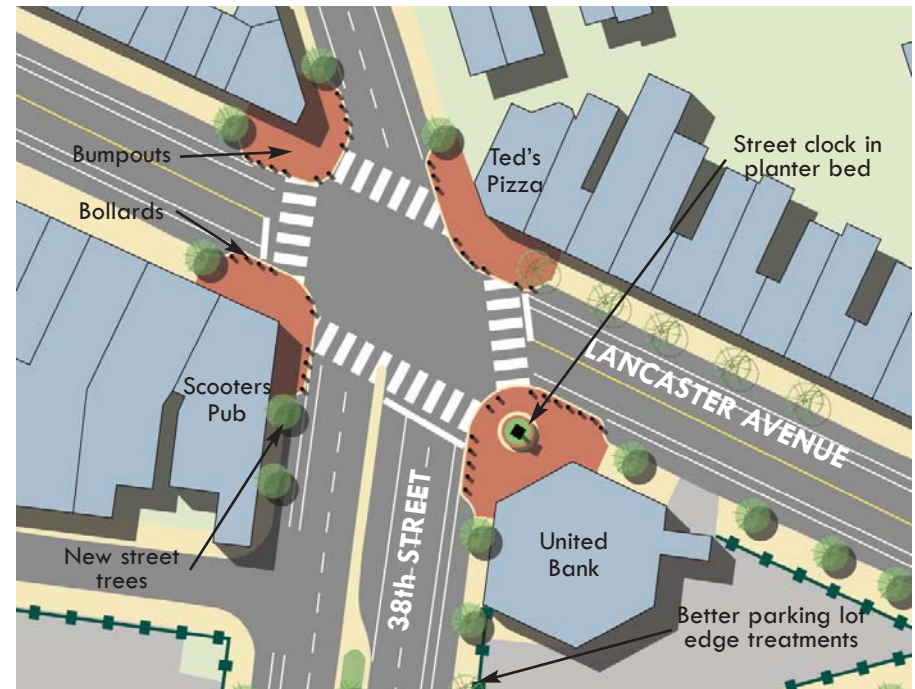
The following criteria will be used to rate the proposals for this project:

- Experience
- Responsiveness to RFP
- Knowledge of relevant issues
- Team Makeup
- Time line of project
- Fee Schedule

38th STREET AND LANCASTER AVENUE

The intersection of 38th Street and Lancaster Avenue is an important gateway for the thousands of commuters who pass through it each day in cars, buses, and trolleys. Moreover, it is an important node on Lancaster Avenue’s retail corridor. Addressing the aesthetics of the public space here will help connect the retail zones along Lancaster Avenue and create a positive pedestrian environment that helps draw additional shoppers from nearby neighborhoods, Presbyterian Hospital, the Science Center, and Drexel University.

The scale of the streets and buildings at the intersection give it a more intimate, neighborhood feel and reinforcing this is the key to improving the intersection. Recommendations include brick or other textural sidewalk paving, bumpouts to decrease street widths and define parking areas, street trees, pedestrian lighting, and bollards to keep cars from parking on the sidewalks. On the expanse of paving in front of the bank, a free-standing clock on a planter bed pedestal forms the highly visible gateway feature, with



ITEM	UNIT PRICE	QUANTITY	COST	RESPONSIBLE PARTY
Bumpout areas and rebuilt sidewalks	\$100 / sq. yd.	537 sq. yd.	\$53,700	UCD / Streets Dept.
Granite curbs	\$80 / linear ft.	347 linear ft.	\$27,760	UCD / Streets Dept.
Movement of sewer intakes	\$7,500 ea.	4	\$30,000	UCD / Streets Dept.
Pedestrian lighting, incl. hookups	\$10,000 ea.	4	\$40,000	UCD / Streets Dept.
Finger posts fitted for ped. lamp	\$5,000 ea.	1	\$5,000	UCD
Banners for street lamps	\$750 ea.	2	\$1,500	UCD
Crosswalk striping	n/a		n/a	Streets Dept.
Bollards	\$1,500 ea.	30	\$45,000	UCD
Clock and installation	\$30,000 ea.	1	\$30,000	UCD / United Bank
Planting bed			\$10,000	UCD / United Bank
SUBTOTAL			\$242,960	
Contingency		15%	\$36,444	
CONSTRUCTION TOTAL			\$279,404	
Design and engineering		10%	\$27,940	
CONSTRUCTION and DESIGN TOTAL			\$307,344	

38th STREET AND LANCASTER AVENUE

Facade improvements

“Brown round” style overhead lamps with UCD banners

Clock in planting bed, possible “University City” signage on planter walls

Pedestrian lighting



Fingerpoint sign system

Bumpouts with granite curbs and special sidewalk texture

Repainted crosswalks

Bollards to prevent sidewalk parking

opportunities for locational signage on the planter bed or the clock face. The parking lot behind the bank will need better edge treatment, with improved fences and landscaping., as has been designed in detail in a separate study.

