

MONTEREY PENINSULA REGIONAL PARK DISTRICT  
BOARD OF DIRECTORS MEETING

**DATE:** November 13, 2019  
**TO:** Board of Directors  
**FROM:** Kelly McCullough, Finance Manager  
**REVIEWED BY:** Rafael Payan, General Manager  
**SUBJECT:** Consider Approval of Contract Amendment of the Professional Services Agreement with Page & Turnbull for Cost Analysis of all Program Components for Project B

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**RECOMMENDED ACTION**

Staff respectfully recommends the Board approve a contract amendment with Page & Turnbull for Cost Analysis for all Program Components within Project B in substantially the form submitted and authorize staff to execute the Professional Services Agreement Amendment 002 (**ATTACHMENT 1**).

**FISCAL IMPACT:**

\$25,000 – original contract, plus,  
\$27,000 – amended scope 001, board approved 8/7/19  
\$10,000 – amended scope 002, before you tonight for approval

**FUNDING SOURCE:**

6966 – Palo Corona Improvements

**FUNDING BALANCE:**

\$2,313,101 as of the writing of this report

**DISCUSSION:**

In August 2018, the Board adopted as a preferred project for CEQA review, the Palo Corona Regional Park General Development Plan (GDP), which included a “Preferred Alternative for the Rancho Canada Unit of the Palo Corona Regional Park”, focusing on restoration of the former golf course and addressing user needs based on an extensive public outreach process. The restoration effort was separated into three primary projects for the Rancho Canada Unit centering on user needs, safety, and inclusiveness. Project B consists of design services for a prefabricated restroom building, special event and group staging area, outdoor classroom, play structure, site and parking lot improvements.

Page & Turnbull has been prequalified to provide design services for the District based on a competitive request for qualifications selection process. As a prequalified consulting design firm, Page & Turnbull exhibited the expertise required to provide the professional design services required for this project.

In April 2019, the District entered into contract with Page & Turnbull (**ATTACHMENT 2**) to

provide programming refinement services of the park gateway and define the function, performance and service needs of each program element in preparation for design and construction phases. The program phase scope of work was contracted for a cost not to exceed \$25,000.

Page & Turnbull has completed the research, evaluation, and established adjacencies of the program elements amongst existing and proposed new features.

A contract amendment was also approved in August 2019 in the amount of \$27,000 for Page & Turnbull to provide design services for an event pad to accommodate a large tent with utilities and water; surrounding landscaping and ADA accessible paths (**ATTACHMENT 3**). This specific amenity is considered in the program plan and was to be further defined during the schematic phase, however the timeline for design and construction of this specific element preceded the next design phase.

The attached scope for a cost analysis will provide the District with a “rough magnitude of costs” of construction for each element and create an opportunity early in the design phase to review design intent, costs, and budget (**ATTACHMENT 4**). The District will have an opportunity to consider design adjustments and strategically phase the project in relation to District Capital Projects based on the cost analysis. This scope of work will result in a cohesive plan for future design and construction phases.

Staff recommends approval of the Professional Services Agreement Amendment 002 (**ATTACHMENT 1**).

**ATTACHMENTS:**

1. [Draft Amendment 002 for Professional Services](#)
2. [Design Professional Service Agreement for Project B](#)
3. [Professional Services Agreement Amendment 001](#)
4. [Page & Turnbull Additional Services Request – Cost Analysis for All Program Components](#)