

CONTRACT APPROVAL FORM

(Contract Management Use only)

CONTRACT
TRACKING NO.

CM2569-A1

CONTRACTOR INFORMATION

Name: VHB

Address: 255 E. Robinson St. Ste 300, Landmark Center Two, Orlando, FL 32801

City

State

Zip

Contractor's Administrator Name: Paul Yeargain Title: Managing Director

Tel#: (407) 839-4006 Fax: (407) 839-4008 Email: pyeargain@vhb.com

CONTRACT INFORMATION

Contract Name: William Burgess District Signage & Lighting Concepts Contract Value: \$25,500.00

Brief Description: VHB will assist the Planning Dept. with creating conceptual signage and lighting design components for the William Burgess Overlay District. Estimated completion is 3 months. Amendment #1 together with original services will create a full packet.

Contract Dates : From: Apprv/NTP to: TBD Status: ☒ New ☐ Renew ☐ Amend# ☐ WA/Task Order

How Procured: ☐ Sole Source ☐ Single Source ☐ ITB ☐ RFP ☐ RFQ ☐ Coop. ☒ Other ☐ Professional Services

If Processing an Amendment:

Contract #: CM2569 Increase Amount of Existing Contract: \$24,000.00

New Contract Dates: Apprv/NTP to TBD TOTAL OR AMENDMENT AMOUNT: \$49,500.00

APPROVALS PURSUANT TO NASSAU COUNTY PURCHASING POLICY, SECTION 6

1.	<u>[Signature]</u>	<u>9/26/18</u>	<u>Planning & Economic Opportunity</u>
	Department Head Signature	Date	Submitting Department
2.	<u>[Signature]</u>	<u>9/26/18</u>	<u>04247515-531025</u>
	Contract Management	Date	Funding Source/Acct #
3.	<u>[Signature]</u>	<u>10/11/18</u>	
	Office of Management & Budget	Date	
4.	<u>[Signature]</u>	<u>10/3/18</u>	
	County Attorney (approved as to form only)	Date	

Comments: _____

COUNTY MANAGER - FINAL SIGNATURE APPROVAL

[Signature]
Michael Mullin

10/3/18
Date

RETURN ORIGINAL(S) TO CONTRACT MANAGEMENT FOR DISTRIBUTION AS FOLLOWS:

Original: Clerk's Services; Contractor (original or certified copy)
Copy: Department
Office of Management & Budget
Contract Management
Clerk Finance

RECD COUNTY HQ
26 SEP '18 PM 4:09



Phone: 407.839.4006
Fax: 407.839.4008
www.vhb.com

Engineers | Scientists | Planners | Designers

Vanasse Hangen Brustlin, Inc.
Landmark Center Two
Suite 300
225 E. Robinson Street
Orlando, Florida 32801

Client Authorization

☐ New Contract

Date September 21, 2018

☒ Amendment No. 1

Project No. 63294.01

Project Name William Burgess District Expanded Signage and Lighting Planning and Conceptual Plans

To:	Cost Estimate	Amendment	Contract Total
Mr. Taco E. Pope, AICP Director-Nassau County Dept. of Planning & Economic Opportunity 96161 Nassau Place Yulee, FL 32097	Fixed Fee		\$24,000

☒ Fixed Fee ☐ Time & Expenses
☐ Cost + Fixed Fee ☐ Other

PURPOSE AND INTENT – NASSAU COUNTY

Nassau County is currently engaged in numerous planning and design initiatives in eastern Nassau County. Among others, those initiatives include an update to the County's mobility plan and fee, recreation impact fee study and creation of new LOS metrics, public school siting (in conjunction with the School District Staff) and the SR200/A1A Corridor Design Study - an 18 month project that will analyze a 13 mile segment of the corridor stretching from Police Lodge Road west of I-95 to the Amelia River (ICW).

The William Burgess corridor from US17 to SR200 is a critical component to the long-term viability of Eastern Nassau County. The Corridor is also under extreme growth pressure. The initiatives defined above, along with others, must be addressed in a timely and comprehensive manner. As such, and consistent with direction from the Planning and Zoning Board and the County Manager's office, Nassau County's Planning and Economic Opportunity Staff are currently studying the William Burgess Corridor. The study is titled, The William Burgess Context and Connectivity Blueprint (WB-CCB). The land area associated with the WB-CCB is defined as: South of SR200/A1A, west of US17, east of I-95 and north of the Nassau River. The study includes analyzing land-uses, potential intensity/density capacities, accessibility to goods, services and public facilities, transportation/mobility connectivity and typology, floodplain management, public recreation, social engagement, sense of place, and design consistencies.

The existing contract with VHB is being amended to expand the study area VHB will analyze as part of their current work program within the William Burgess Corridor. The expansion of the VHB study area is intended to provide for consistency with Nassau County PEO staff's study area. Given current work load and expanding staff responsibilities, Nassau County PEO staff requires additional technical support in order to meet directives.

VHB has prepared the following project description and scope of services to assist Nassau County in its stated Purpose and Intent.

Two originals of this Authorization need to be executed. One original needs to be forwarded to Accounting Contract Files.

PROJECT DESCRIPTION

In July 2018, Nassau County engaged VHB to create conceptual signage and lighting design components for the existing William Burgess Overlay District (WBD). This amendment expands the study area of the original Signage and Lighting Concepts scope (County Contract Tracking Number CM2569). VHB will also assist the Nassau County Department of Planning & Economic Opportunity with conceptual planning for three activity nodes within the expanded WBD. The additional scope of services for this amendment is described below. The services will be accomplished in accordance with the conditions of the original agreement.

SCOPE OF SERVICES

1.0 Signage and Lighting Design Concepts – Expanded Area

VHB will utilize the signage and lighting design concepts from the original WBD Signage and Lighting Scope (County Contract Tracking Number CM2569). The conceptual designs will be applied to the expanded area for overall conceptual location plan deliverable described in the original WBD Signage and Lighting Scope, which will show primary entry features to the district, as well as the use of roundabouts identified by County Staff.

The expanded William Burgess District study area generally includes the area north of the Nassau River, east of I-95, south of SR A1A, and west of US 17, as well as the existing William Burgess District.

- This amendment does not include additional conceptual designs for signage and lighting.
- The final delivery of the overall conceptual program shall be in PDF format.
- Native files, and those for renderings, graphic design, art work, elevations, imagery or others, created for or used in the study shall be provided to Nassau County at the completion of the project. Nassau County will have the right to use, amend and modify native files as deemed necessary.

2.0 Design Guidelines

VHB will create Design Guidelines for the following three (3) prospective activity nodes within the William Burgess District, using the existing WBD as a template. The proposed Design Guidelines will focus on building form and placement to achieve a more urban environment in the future. The activity nodes are as follows (see attached exhibit):

- The Crossing (WBD) VC – Intersection of William Burgess Boulevard and US 17;
- Civic Center VC – William Burgess Boulevard and east of the Betty P. Cook Nassau Center;
- River Village VC – Southern portion of the William Burgess District study area, south of the Betty P. Cook Nassau Center, and east of the East Nassau Community Planning Area (ENCPA) Southern Planning Area.

These Design Guidelines will contain graphics detailing the intent of the proposed design guidelines. Typical building setbacks and elevation details will be provided. VHB will prepare conceptual graphics for building placement, parking standards, and landscaping to visualize the proposed Design Guidelines.

VHB will also prepare a conceptual layout for one (1) activity node, as identified by the Client, to depict how these design guidelines may be applied. This conceptual layout will show a mixture of land uses, building placement, parking, pedestrian connectivity, trails (if applicable), stormwater, and public open space. This conceptual plan will also contain identification of the conceptual development program and acreages.

Deliverables:

- Draft design guidelines for each, three (3), proposed activity node
- VHB will prepare one set of revisions for each, three (3), draft guidelines

Two originals of this Authorization need to be executed. One original needs to be forwarded to Accounting Contract Files.

- Final design guidelines for each proposed activity node
- One (1) Conceptual Layout for an activity node identified by Client
- Native files, and those for renderings, graphic design, art work, elevations, imagery or others, created for or used in the study shall be provided to Nassau County at the completion of the project. Nassau County will have the right to use, amend and modify native files as deemed necessary.

3.0 Regulating Plan

Consistent with the work executed by Nassau County's PEO staff as part of the William Burgess Overlay District, it is necessary to create a regulating plan that implements the design guidelines, unified signage and lighting plan, transportation/mobility connectivity, floodplain management initiatives and provision of public facilities and services. The regulating expands upon the work already performed by Nassau County and will result in the regulatory framework necessary for implementation.

VHB will attend a Design Guideline Kickoff Meeting in Nassau County with the Client to review the County's previous guidelines and work related to the future development of the William Burgess District. At this meeting, VHB will confirm the location and extents of the activity nodes and the proposed uses and intensities in each proposed activity node. It is also estimated VHB will attend up to two (2) teleconference project review meetings with the Client during the conceptual design process. The Client and County staff will communicate as necessary via email throughout the process.

VHB will communicate with the County to determine locations and sizes for activity nodes and areas intended for increased development potential within the expanded William Burgess District study area. VHB will create a Regulating Plan for the expanded William Burgess District area, described in Task 1.0. The Regulating Plan will build from the work already executed by Nassau County and will contain proposed streets, street types, transects, land uses, based on the existing Williams Burgess Mixed-Use Activity Center Overlay Regulating Plan.

Deliverables:

- One (1) Draft Regulating Plan
- VHB will prepare one set of revisions for the Regulating Plan based on Client comments
- One (1) Final Regulating Plan
- Native files, and those for renderings, graphic design, art work, elevations, imagery or others, created for or used in the study shall be provided to Nassau County at the completion of the project. Nassau County will have the right to use, amend and modify native files as deemed necessary.

ASSUMPTIONS

It is understood that VHB will perform services under the sole direction of the Client. In the performance of these services, VHB will communicate its efforts with those of other project team members as required. The following assumptions are made:

- It is assumed that the Client is responsible for providing background project data as outlined above.
- Development of comprehensive construction cost opinion is not included in this agreement.
- Client will provide information necessary to complete the services outline above, including potential roundabout locations, as available.

SERVICES NOT INCLUDED

The following services are not anticipated and, therefore, not included in this Agreement at this time:

- Landscape Architectural or Engineering Construction Documents
- Traffic Counts and data collection

Two originals of this Authorization need to be executed. One original needs to be forwarded to Accounting Contract Files.

- Civil engineering

Should work be required in these areas, or areas not previously described, VHB will prepare a proposal or amendment, at the Client's request, that contains the Scope of Services, fee, and schedule required to complete the additional work items.

CLIENT FURNISHED INFORMATION

VHB will rely upon the accuracy and completeness of any Client-furnished information in connection with the performance of services under this Agreement. Client shall provide VHB with project-related technical data as available.

SCHEDULE

VHB will begin performance of the above services on the date written authorization to proceed is received. The schedule is also subject to timely delivery of information promised by the Client and is exclusive of Client and local review of interim products.

The overall schedule from the initial notice to proceed until the final deliverables is estimated to be three (3) months.

COMPENSATION

VHB will perform the Scope of Services contained in this Agreement for a lump sum fee of \$24,000, including reimbursable expenses.

Prepared By: T. Johnson

Department Approval: P. Yeargain

Please execute this Client Authorization for VHB to proceed with the above scope of services at the stated estimated costs. No services will be provided until it is signed and returned to VHB.

☐ Subject to attached terms & conditions.

☒ Subject to terms & conditions in our original agreement dated 7/10/18

Vanasse Hangen Brustlin, Inc. Authorization

By


Paul W. Yeargain, P.E.

Title Managing Director, Orlando

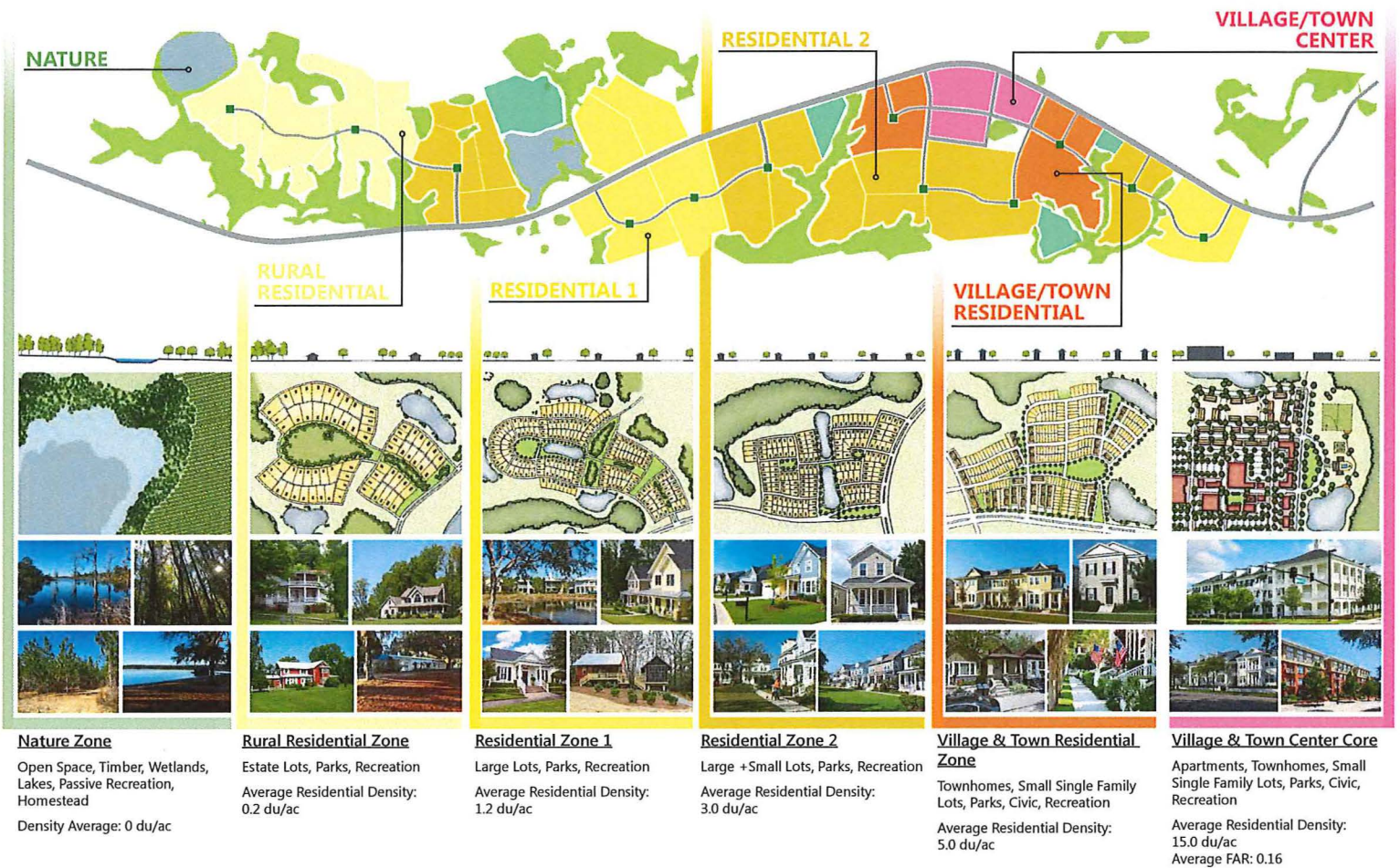
Date September 21, 2018

Client Authorization (Please sign original and return)

By


Title

Date



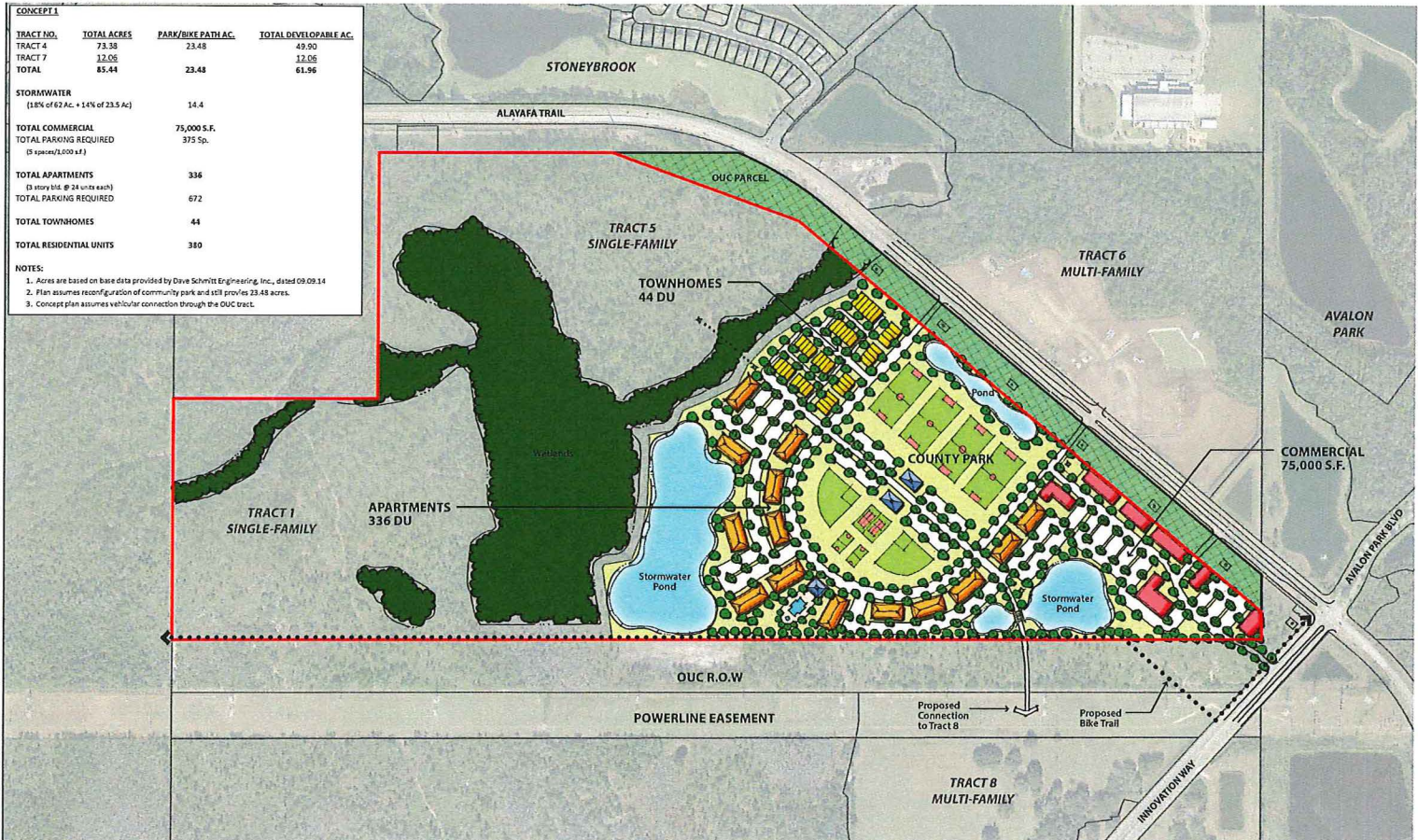


Oxford Road Long Range Redevelopment Plan

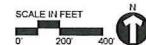
Client: Seminole County, FL

Description of Services Provided: The Seminole County Community Redevelopment Agency (CRA) commissioned VHB to prepare a corridor revitalization study examining the existing conditions such as land use, transportation, open space, and environmental framework. The CRA also asked VHB to complete a market study and facilitate a business owner engagement program to frame the redevelopment strategy for this important regional corridor. One of the most important outcomes of the U. S. 17-92 Corridor Redevelopment Plan identified key “catalyst” sites where investing CRA funds could stimulate redevelopment and reinvestment by the private sector. VHB identified the Oxford Road Area as one of the most important catalyst sites along the corridor because of its regional attraction to the marketplace, its pivotal position on the transportation network, and its unique opportunity to capitalize on a public/private partnership between Seminole County, the City of Casselberry, the U.S. 17-92 CRA, MetroPlan, and private development. Creating a Complete Street concept to promote pedestrian and bicycle safety and mobility on Oxford Road was a key component of the redevelopment plan. Under our Seminole County continuing services contract, VHB prepared an action plan to advance redevelopment of this corridor as an important component of economic development, a critical transportation network link, and a gateway to the various communities along the corridor. The County envisioned the redeveloped Oxford Road become a “Main Street” for the surrounding neighborhoods. VHB also prepared an overlay zoning district to establish the development standards to ensure that the new road is an economic development engine, not simply a thoroughfare.

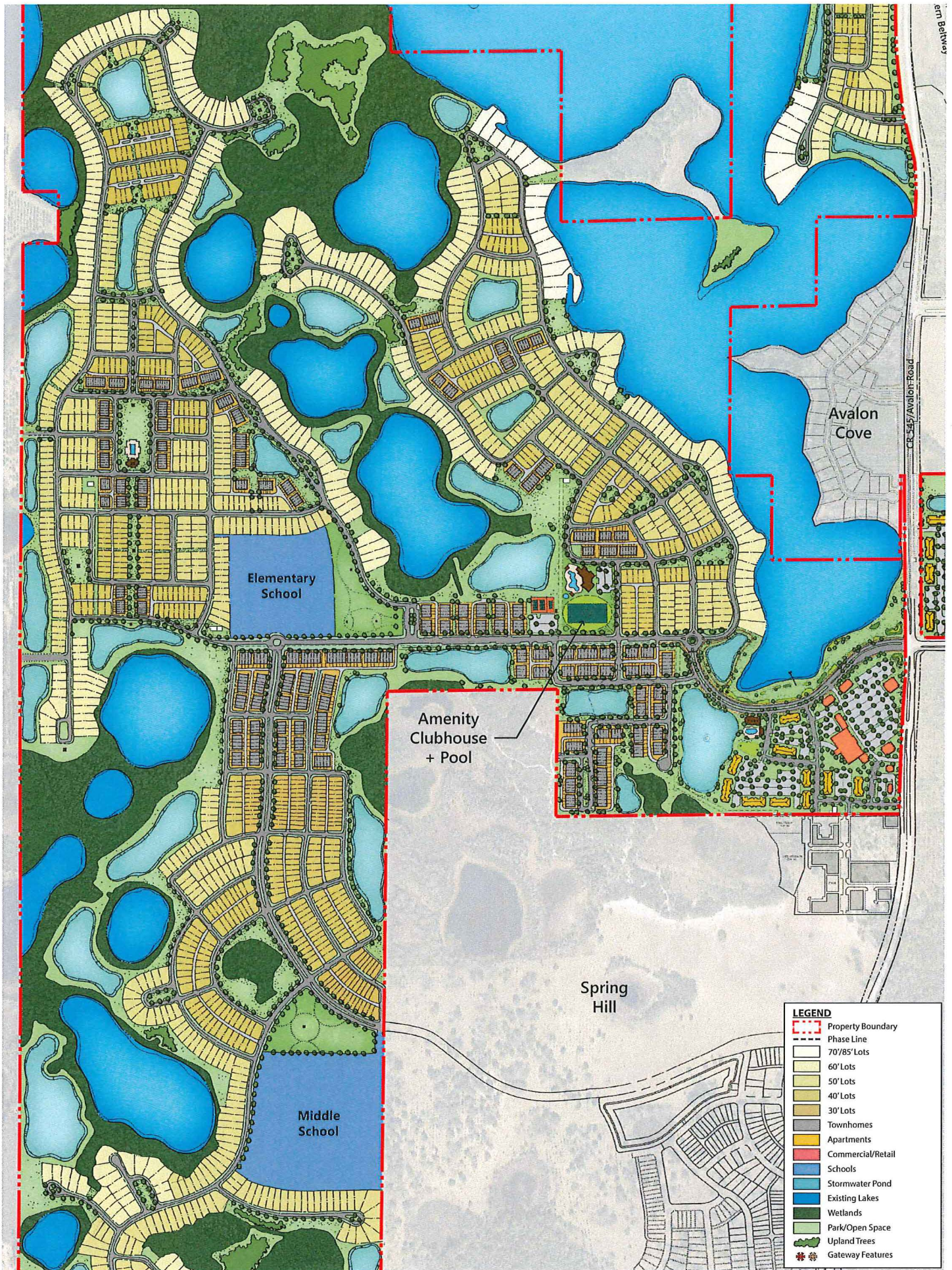
CONCEPT 1			
TRACT NO.	TOTAL ACRES	PARK/BIKE PATH AC.	TOTAL DEVELOPABLE AC.
TRACT 4	73.38	23.48	49.90
TRACT 7	12.06		12.06
TOTAL	85.44	23.48	61.96
STORMWATER (18% of 62 Ac. + 14% of 23.5 Ac.)			
		14.4	
TOTAL COMMERCIAL			
		75,000 S.F.	
TOTAL PARKING REQUIRED (5 spaces/2,000 S.F.)			
		375 Sp.	
TOTAL APARTMENTS			
		336	
TOTAL PARKING REQUIRED (3 entry bld. @ 24 units each)			
		672	
TOTAL TOWNHOMES			
		44	
TOTAL RESIDENTIAL UNITS			
		380	
NOTES:			
1. Acres are based on base data provided by Dave Schmitt Engineering, Inc., dated 09/09/14			
2. Plan assumes reconfiguration of community park and still provides 23.48 acres.			
3. Concept plan assumes vehicular connection through the OUC tract.			



PROJECT NUMBER: 61954.00
 FILE PATH: W:\Florida\projects\61954.00 Reserve at Alafaya\graphics\BOARDS\Concept Plan 11-12-14
 NOTE: THE INFORMATION HEREON IS THE PROPERTY OF VHB AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, WITHOUT THE WRITTEN PERMISSION OF VHB.



CONCEPT PLAN 1
RESERVE AT ALAFAYA
 ORANGE COUNTY • FLORIDA
 DATE: December 23, 2014



LEGEND

- Property Boundary (Red dashed line)
- Phase Line (Black dashed line)
- 70'/85' Lots (Light yellow)
- 60' Lots (Yellow)
- 50' Lots (Light green)
- 40' Lots (Green)
- 30' Lots (Dark green)
- Townhomes (Grey)
- Apartments (Orange)
- Commercial/Retail (Red)
- Schools (Blue)
- Stormwater Pond (Light blue)
- Existing Lakes (Dark blue)
- Wetlands (Dark green)
- Park/Open Space (Light green)
- Upland Trees (Green)
- Gateway Features (Red star)

01-9100

