



**Request for Proposal  
ADA Transition Plan  
RFP # 008-14**

Completed by:  
**Sol-ARCH, Inc.**  
4917 SW 74<sup>th</sup> CT  
Miami, Florida 33155  
(305) 740-0723

June 25, 2014

**"ORIGINAL"**

June 25, 2014

**Key West**

Department of Procurement Management  
Attn: Sue Snider  
3126 Flagler Avenue  
Key West, Florida 33040

**RE: Key West ADA Transition Plan  
RFP # 008-14**

**Sol-ARCH** is pleased to submit its proposal for the Key West ADA Transition Plan – RFQ # 008-14. We are presenting an extremely highly qualified team committed to delivering exceptional results for this project. All of the proposed members of the team are leading companies in their field of expertise and have immense experience with projects of similar size and scope.

The Sol-ARCH team is made up of local and international firms, including: The BetaJones Group, Fraga Engineers, and Curtis & Rogers Design Studio. All of these firms are the best in their fields at using design and architecture to build Brands around the world.

Sol-ARCH acknowledges the City of Key West's contract agreement requirements as described in the Scope of Services of RFP # 008-14. We will obey all rules, commitments, regulations and standards set forth by the City of Key West and acknowledge that there are no possible conflicts of interest for the specified work.

We know that our team best meets the needs of the City of Key West ADA Transition Plan. It would be an honor and pleasure for our team to work with you, your staff, and the community. Please accept this Letter of Interest as our acknowledgement in response to the Submittal Package of RFP # 008-14.

Thank you for the opportunity to present this proposal to you. If you have any comments or concerns about this proposal, please do not hesitate to contact me at your convenience.

Warmest regards,



Primitivo Conde, RA  
Sol-ARCH

## Executive Summary



# EXECUTIVE SUMMARY

**Sol-ARCH** is pleased to submit its qualifications for the City of Key West ADA Transition Plan – RFP # 008-14. We are presenting an extremely highly qualified team committed to delivering exceptional results for this project. All of the proposed members of the team are leading companies in their field of expertise and have immense experience with projects of similar size and scope.

As the Prime Respondent for the team, Sol-ARCH will lead the team in developing a strong working relationship with the Client by providing timely information, analysis, and detail as the project evolves. Our team, throughout the assessment process, will use their expertise and skills to provide a product to the Client that has a clear Vision and demonstrates innovation while maintaining a maximum rate of return for the project.

Below is a brief description of the members of our team and their qualifications. Representative projects are included in TAB 2 of the proposal under Comparable Projects. Additional and more detailed information on our team members can be found in TAB 3.

## **Sol-ARCH, Inc. – Prime Respondent/Architect**

Sol-ARCH is a small South Florida based multi-disciplinary architecture firm of global capacity that has been active for 8 years. Our expertise lies with providing our clients with a turn-key, one-stop shop experience. We provide due diligence, feasibility, master planning, programming, architecture, interiors, sustainable design, construction management, renderings, animations, and scale model services. Our projects cover a wide range of markets including planning, residential, commercial, retail, hospitality, and mixed-use. As the Prime Respondent, Sol-ARCH will be responsible for overseeing the team and providing local knowledge of the area, planning, building codes and municipal guidelines, and requirements.

## **Curtis & Rogers Design Studio, Inc. – Landscape Architect**

Curtis & Rogers is located in South Florida, and has a staff of professionals with diverse experience in the practice of landscape architectural design. Curtis & Rogers' talented and experienced team is committed to sustainability and improvement to the public realm.

## **Fraga Engineers – Mechanical Engineering**

Fraga Engineering is located in South Florida, and has a select staff of professionals with wide and diverse experience in the practice of mechanical and electrical engineering and design. Fraga Engineer's talented, experienced, and innovative engineers take advantage of the latest design and computer technology available for analyzing new and existing buildings.

## **The BetaJones Group – Civil Engineering**

The BetaJones Group provides comprehensive site/civil engineering services during each phase of the project, including planning, design, permitting, and construction oversight. From initial regulatory approvals to final build-out, The BetaJones Group has developed significant technical knowledge from an extensive list and variety of projects. Their full-service team develops engineering and business solutions that are economical, practical, and constructible. The BetaJones Group will bring their expertise in civil engineering to the team.

## Related Projects



# RELATED PROJECTS



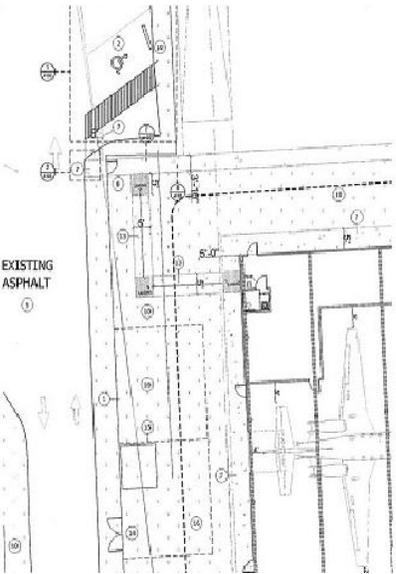
**Ramada Inn ADA Compliance**  
**Albert Serra – (954) 868-3559**  
**Project Duration: 06/2011 – 01/2014**

Sol-ARCH was commissioned as the project architects to convert hotel rooms in the existing Ramada Inn Hotel, located in Hialeah, Florida, to ADA compliant rooms. Scope included assessment and conversion of hotel rooms, lounge, unisex bathrooms in lobby, accessible route, parking, all banners throughout site exit and exit points. Approximately 15 rooms and bathrooms were

remodeled. Approximate cost of construction was \$150,000.00, cost of professional fee was \$28,000.00

**Tamiami Hangars 102 & 109**  
**Jose Luis Rodriguez – (305)876-7127**  
**Project Duration: 04/2012 – 01/2013**

Sol-ARCH was commissioned as the project architects, along with Fraga Engineers as MEP and The BetaJones Group as Civil Engineers, for two new hangars, approximately 12,000 s.f. Approximate cost of construction was \$1,700,000.00, cost of professional fee was \$200,000.00. Scope included the design of two metal hangars for fully loaded planes in conjunction with adjacent office space. The design includes close monitoring of Kendall Tamiami Airport Storm Water Management Plan and all the NFPA required fire suppression systems. In addition, Sol-ARCH produced Construction Documents and provided Construction Management.



## RELATED PROJECTS



### Staples

**Bill Biondi – (305) 284-2211**

**Project Duration: 02/2007 – 10/2008**

Sol-ARCH was commissioned to design and provide Construction Management for a Staples retail store that was approximately 20,300 s.f. and located at 2121 Biscayne Blvd. During the Planning and Design phase, we worked closely with the City of Miami, and Mayor Manny Diaz, as the project would serve as a benchmark for the future City of Miami Projects which now require U.S.B.G.C.

Certifications. Our project received U.S.B.G.C. rating of L.E.E.D. "Gold". The approximate cost of construction was \$2,000,000.00 and cost of professional fees was \$81,552.00.

### Ford of Fort Lauderdale

**Carl Fortney – (416) 269-1957**

**Project Duration: 11/2013 – 03/2014**

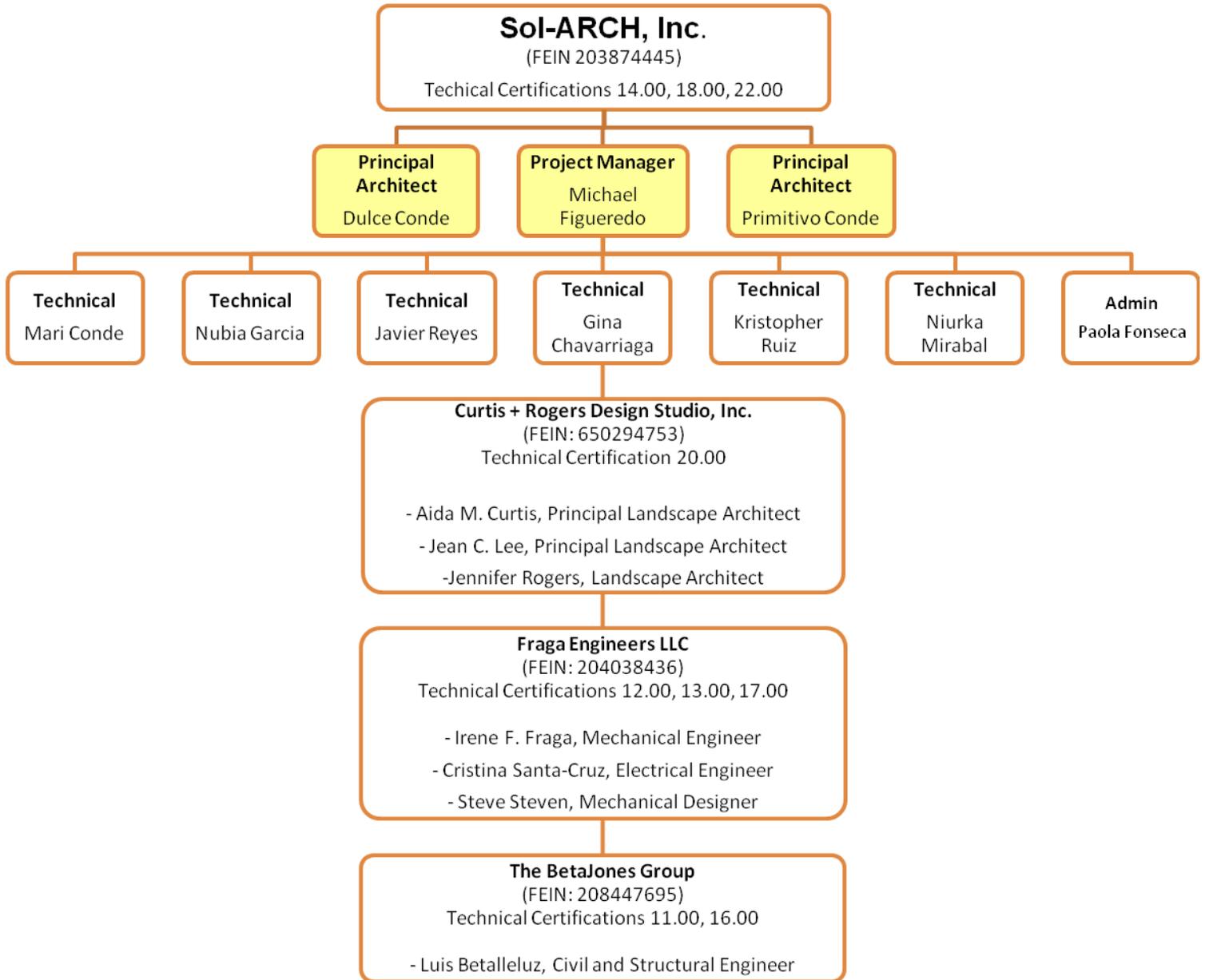
Sol-ARCH was commissioned as the project architects to convert the existing Ford Dealership, located in Fort Lauderdale, Florida, to be ADA Compliant. The scope included assessment and conversion of customer lounge, bathrooms, accessible route, parking, all banners throughout site exit and entrance points, along with planning, design, interior programming, construction documentation and construction management of a 6,937 s.f. image branding of the dealership. Approximate cost of construction was \$1.1 million, cost of professional fees was \$200,000.00.



## Key Personnel



# TEAM ORGANIZATION





#### Professional Design Experience

Mr. Conde has 25 years of experience in architecture leading master planning and design teams for a wide range of multifaceted projects including corporate office and retail/commercial developments, hospitality resorts, cruise terminal structures, residential and multiuse developments and specialty facilities in both domestic and international markets. Projects have included luxury residential and multiuse developments and responsibilities that include complete project oversight, initial due diligence, assistance with project pro-forma and feasibility, consultant selection, contract negotiations, fee structures, in-house construction management and project close-out.

#### EDUCATION

Master of  
Architecture  
University of Florida,  
1987

Bachelor of Design in  
Architecture,  
University of Florida,  
1984

#### PROFESSIONAL REGISTRATION

Registered Architect:  
Florida - AR 0014406  
Maryland - 16525  
Alabama - 6934  
Georgia - A 013118  
Texas - 22556  
New York - 34852  
South Carolina - 8410  
Michigan -  
1301058235  
New Jersey -  
21AI01888300  
Tennessee - 104572

NCARB Certified

#### PUBLICATIONS

Small House Book

Florida Energy House  
Book

#### EXPERIENCE

25 years

#### CORPORATE OFFICE EXPERIENCE

**Allstate Corporate Offices, Tampa, Florida** - Lead designer/project manager on a 3-person team involved in the planning, design, interior design and programming, design-development, construction documentation and construction supervision of two 5-story office buildings of approximately 450,000 s.f. and 1,200 surface parking spaces for

**Military Town Center - Boca Raton, FL** - Lead designer/project manager on a 3-person involved in the planning, design, design-development, construction documentation and construction supervision of a 10-story office building of approximately 210,000 s.f. and a 5-story detached 550 space parking garage and connector bridge. Building was purchased by W.R. Grace as their corporate headquarters and our team was hired to perform the programming design, construction documentation, FF&E selection and construction supervision for their interior tenant fit-out.

**Siemens Corporate Offices - Boca Raton, FL** - Lead designer/project manager on a 3-person team involved in the planning, design, interior design and programming, design-development, construction documentation and construction supervision of a 10-story office buildings of approximately 180,000 s.f., a freestanding 20,000 s.f. cafeteria and 500 surface parking spaces for the corporate headquarters of Siemens Corporation.

**First Union Center - Ft. Lauderdale, FL** - A member of a 4-person design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 23-story office building of approximately 225,500 s.f. and a 7-story attached 600 space parking garage for the corporate headquarters of First Union Bank.

**Esperante - WPB, FL** - A member of a 5-person design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 21-story office building of approximately 246,000 s.f. and a 5-story attached 700 space parking garage.

#### COMMERCIAL/RETAIL EXPERIENCE

**Centro Comercial; La Rosa, Malaga, Spain** - Lead designer/project manager involved in the planning, design, design-development and client relations of a 8,137 m2 retail center, a 2,500-car 2-level subterranean parking garage, and 7,500 m2 office building.

**Centro Comercial; El Brillante, Cordoba, Spain** - Lead designer/project manager involved in the planning, design, design-development and client relations of a 110,736 m2 retail center, a 3,500-car 3-level subterranean parking garage, and 5,500 m2 office/hotel building.

**Centro Comercial; Pluvial, Barcelona, Spain** - Co-designer on a 3-person team for master planning and conceptual design of a 7,837 m2 retail center and a 2,000-car 2-level subterranean parking garage.

**Burdines Department Store - Pembroke Lakes, FL** - Lead designer/co-project manager on a 3-person team involved in the schematic design, design development, construction documentation and construction supervision of a 2-story, 180,000 s.f. anchor department store within a regional mall.

**Hudson Road; Greenville, South Carolina** - Lead designer involved in master planning, programming, and conceptual design of a 80,000 s.f. retail center with partial second-story offices and 400 surface parking spaces for Hughes Development.

**Porto Alegre; Sao Paulo, Brazil** – A member of a 5-person team involved in the initial schematic design, and design development for the mall's interior public/common spaces. Project entailed the design of a 150,000 m2 retail mall development and 250-room hotel.

**SCI-Rio Petro; Sao Jose do Rio Preto, Brazil** – Project manager of a 3-person team involved in the master planning through design development for a new 50,000 m2 GLA 3 level regional shopping center with underground parking. The design included outparcels for commercial office towers.

**SCI-Votorantim; Sao Jose do Rio Preto, Brazil** – Project manager of a 3-person team involved in the master planning through design development for a new 52,000 m2 GLA 3 level regional shopping center with underground parking. The design included outparcels for commercial office towers.

**Rio Piedras; San Pedro Sula, Honduras** – Project manager of a 2-person team involved in the master planning through design development for a new 35,000 m2 GLA mixed use/retail project with underground parking. The project program includes 3.5 levels of underground parking, 2.5 levels of retail, 3 levels of office and 1 residential level and encompasses an entire City block.

**Porto Belo Outlets; Santa Catarina, Brazil** – Project manager of a 2-person team involved in the master planning through design development for a new 20,500 m2 GLA 1 level open –air premium outlet shopping center with surface parking for 1,500 cars. The design included outparcels for restaurants.

#### **MARITIME FACILITY EXPERIENCE**

**Port of Algeciras, Algeciras, Spain** - Co-designer/project manager on a 4-person team involved in planning, design, translation, client contact, and preparation of drawings for implementation of Phase I of the overall master plan for the port that included vehicle staging and circulation and a 10,000 m2 facility for ferry boat, hydrofoil, and possible cruise ship operations.

**Maritime Park Master Plan; Miami, FL** – Co-designer/Project Manager of a 5-person team involved in the master planning and design of four passenger terminals, 3,000-car parking facility and other cultural attractions on one of the most valuable waterfront properties in the state of Florida. The overall concept of the project is to allow the park to be over the top of the structures, maintaining 85% green space.

**Puerto de Calica Terminal Design; Quintana Roo, Mexico** - Co-designer/project manager on a 7-person team involved in the planning, design, and construction documentation for a port facility for national and international ferry boat operations and possible cruise ship operations.

**Port of Miami Terminal 12 Parking Garage; Miami, FL** - Project Manager on a 3-person team involved in the planning, design, construction documentation and construction supervision for a 5-level, 1,000-car parking garage to support the existing terminal facility and RCCL corporate headquarters.

**Port of Miami Terminal 10 Expansion; Miami, FL** - Project Manager on a 5-person team involved in the schematic design, design development, construction documentation, construction supervision of a 90,000-s.f. passenger terminal facility within an existing warehouse building.

**Port of Miami Terminal 1-5 Master Plan; Miami, FL** – Co-designer/project manager on a 3-person team involved in the master planning and the schematic design for the expansion of five existing passenger terminal buildings. The type and amount of vehicular circulation brought an increased demand on the existing roadway and parking system requiring the overall master planning of the area for current and future operational needs.

**Port of Miami Gangways 5-7; Miami, FL** - Project manager on a two-person team involved in the design, construction documentation and construction supervision of 2 new passenger gangways that will accommodate two new ships at the port.

**Port of Miami Terminal 6/7 Expansion; Miami, FL** - Project Manager on a 5-person team involved in the schematic design, design development, construction documentation, construction supervision for the design and expansion of a new 60,000-s.f. passenger terminal/corporate office (Dolphin Cruise Lines) building and 3-level, 1,000-car parking garage.

**Port of Seattle Cruise Ship Terminal; Seattle, WA** - Lead designer/project manager involved in reviewing design of proposed cruise terminal within an existing port building. Provided Port Authority with background information required to establish a home port facility.

**Port of New Orleans Gaming Vessel Terminals; New Orleans, LA** - Co-designer/project manager on a 3-person team planning conceptual design of a 140,000-s.f. terminal for 3 gaming vessels that will cruise the Mississippi River.

**Puerto de Motril; Granada, Espana** - Lead-designer/project manager for the master planning conceptual design of an existing 2,057 m<sup>2</sup> existing warehouse building into a passenger terminal facility for a new Port-of-Call operation. The scope of work also included a project narrative and cost estimate to be presented to the local government for funding approval.

#### HOSPITALITY EXPERIENCE

**Hyatt Place/Summerfield Suites; Miami, FL** - VP of Design and Construction in charge of the consultant team involved in the due diligence, feasibility, marketing, programming, master planning and design of a 10-story, 220 room hotel and 5-story 250 car parking garage designed to house a business hotel with an extended stay component. There is a second parcel of land as part of the overall project designed that is comprised of a 70 unit luxury residential tower of 15-stories including parking garage.

**Crystal Bay Resort and Residences; Valley Church, Antigua** - VP of Design and Construction in charge of the consultant team involved in the due diligence, feasibility, marketing, programming, master planning and design of a 10 ac. resort hotel site with 16, 3-4 –story buildings, comprised of a 144 key hotel and 48 luxury residential units with arrival building, gym/spa, restaurant and amenity buildings.

**Mayaluum Resort; Cancun/Tulum, Mexico** - Lead designer/project manager on a 4-person team providing master planning, programming, and schematic design for a destination resort complex that included 4 hotels (3,500 keys), commercial center, marina and amenities on a 250 ac site. Provided development programming, historic research, and architectural guidelines to help achieve a unique master plan

**Boca Raton Hotel and Club Marina Hotel; Boca Raton, FL** - Lead designer/project manager on a 3-person team involved in the site planning, programming, schematic design, design development, and pricing package of a 279-room hotel that was part of an overall master planning and restoration effort for the existing hotel.

**Center Park Hotel; West Palm Beach, FL** - Lead designer involved in master planning, programming, site planning, and schematic design for a 250-room hotel with small meeting facilities and 450-car parking garage.

**Goodman's Bay Resort; Nassau, Bahamas** - Co-designer on a 2-person team involved in master planning, programming, schematic design, and presentation package for a resort development on a 2.5-acre site for Carnival Cruise Lines that included 3 hotels, 1,200 rooms and amenities.

**Universal Hotel Development; Orlando, FL** - Lead designer involved in master planning, programming, diagramming building layout, and presentation package for a resort development that included 3 hotels amenities, a commercial retail center/office building complex adjacent to the new Universal Studio theme park.

#### RESIDENTIAL/MIXED-USE DEVELOPMENT EXPERIENCE

**Onyx on the Bay; Miami, FL** - VP of Design and Construction in charge of the consultant team involved in the due diligence, feasibility, marketing, programming, master planning, design schematic design, design development, construction documentation, construction supervision and project close-out of a 28-story, 118 unit luxury condominium project with an attached 7-story parking garage.

**Cypress Club; Ft Myers, FL** - VP of Design and Construction in charge of the consultant team involved in the due diligence, feasibility, marketing, programming, master planning, design schematic design, design development, and construction documentation of a 33-story 152 unit luxury condominium project with an attached 6-story parking garage and a 60 slip marina. There is a second phase planned for the project that will contain an identical residential tower.

**Los Altos; Casa de Campo, Dominican Republic** - VP of Design and Construction in charge of the consultant team involved in the due diligence, feasibility, marketing, programming, master planning, design schematic design, design development, construction documentation, construction supervision and project close-out of an 8 ac site with 15, 4-story buildings comprised of 116 flat and loft luxury residential units. The complex also contains a stand-alone gymnasium and 7 clusters of amenity areas that include infinity edge swimming pools.

**Los Altos II; Casa de Campo, Dominican Republic** - VP of Design and Construction in charge of the consultant team involved in the due diligence, feasibility, marketing, programming, master planning, design schematic design, design development, construction documentation, construction supervision and project close-out of a 6 ac site with 13, 2 and 4-story buildings comprised of 90 flats and luxury Villas. The complex also contains 2 clusters of amenity areas that include infinity edge swimming pools and shares the gymnasium built in phase 1.

**Lakeview Center; WPB, FL** - VP of Design and Construction in charge of the consultant team involved in the due diligence, feasibility, marketing, programming, master planning and design of two 50-story mix use towers comprised of a 9-story parking podium with 1,500 cars wrapped with luxury residential units, 57,000 s.f. of ground floor commercial/retail, 300,000 s.f. of offices, 350 luxury residential units and a 250 key business hotel.

**Premiere Towers; Miami, FL** - VP of Design and Construction in charge of the consultant team involved in the due diligence, feasibility, marketing, programming, master planning and design of two 50-story mix use towers comprised of a 7-story parking podium with 1,500 cars wrapped with 67,000 s.f. of flex space, 20,000 s.f. of ground floor commercial/retail, 90,000 s.f. office and 550 luxury flat and loft type residential units.

#### **MEDICAL FACILITY EXPERIENCE**

**Westchester General Hospital; Miami, FL** - Lead designer/project manager of a 3-person team involved in the programming, master planning, schematic design, design development construction documentation, construction supervision of a 4-story, 30 bed patient for the existing hospital. Building was elevated to allow for parking below

**Sunset Out-Patient/Diagnostic Center; Miami, FL** - Lead designer/project manager of a 3-person team involved in the programming, master planning, schematic design, design development construction documentation, construction supervision of a 25,000 s.f. prototype diagnostic center (first prototype building).

**Palmetto General Hospital; Hialeah, FL** - Lead designer/project manager of a 3-person team involved in the programming, master planning, schematic design, design development construction documentation, construction supervision of a 30,000 s.f. prototype diagnostic center. Prototype adjusted to include a second MRI room.

**Palmetto Medical Office Building; Hialeah, FL** - Lead designer/project manager of a 2-person team involved in the programming, master planning, schematic design, design development construction documentation, construction supervision of interior tenant fit-out of all medical offices within a new medical office building. Doctor's office designed included, dentist, plastic surgeon, psychologist, general practice and OBGYN.

#### **AUTOMOTIVE EXPERIENCE**

**AutoNation North; Coconut Creek, FL** - Co-Lead designer/project manager of a 3-person team involved in the programming, master planning, schematic design, design development construction documentation, construction supervision of a 10 ac prototype new/used automotive dealership with service facility for AutoNation Inc. First of 2 initial prototype buildings

**AutoNation South; Miami, FL** - Co-Lead designer/project manager of a 3-person team involved in the programming, master planning, schematic design, design development construction documentation, construction supervision of a 10 ac prototype new/used automotive dealership with service facility for AutoNation Inc. Second prototype included a small off-site body shop.

**AutoNation Director of Design and Construction** - Co-Director of Design and Construction (specializing in Design) for AutoNation interacting with automotive manufacturers in an effort to implement facility

standards to new and existing facilities owned by AutoNation. Lead consultant teams in the programming, design, schematic design, design development, construction documentation, and construction supervision of over 400 new/used car dealerships throughout the United States that included at least one of every foreign and domestic automotive brand with a yearly financial responsibility of \$100,000,000-\$150,000,000 (annual budget for design/construction related projects). Responsible for negotiating contracts with consultants, presenting to local municipalities and assisting in the day to day activities of the department.

**Automotive Dealerships – Throughout the USA** – Lead project manager involved in leading design teams in the programming, design, schematic design, design development, construction documentation, and construction supervision. Scope of work varies from minor renovations to new facilities. Projects include:

- **Bennett Chevrolet – Kingsland, GA**
- **Capitol Chevrolet – Columbia, SC**
- **Coast Cadillac – Sarasota, FL**
- **Crest Cadillac – Venice, FL**
- **Crest Cadillac – Nashville, TN**
- **Greenwood Chevrolet – Fort Meade, FL**
- **Homestead Chevrolet/Cadillac – Homestead, FL**
- **Hudson Subaru – Jersey City, NJ**
- **Massey Cadillac North – Orlando, FL**
- **Massey Cadillac South – Orlando, FL**
- **Massey Cadillac – Plymouth, MI**
- **Mckenzie Buick – Milton, FL**
- **Nalley Buick – Brunswick, GA**
- **Nimnicht Buick GMC – Jacksonville, FL**
- **Nimnicht Chevrolet – Jacksonville, FL**
- **Roger Dean Chevrolet – WPB, FL**
- **Rosner Chevrolet – Melbourne, FL**
- **Sunset Buick GMS – Sarasota, FL**
- **Sunset Chevrolet – Sarasota, FL**
- **Fiat South Miami – Miami, FL**
- **Hollywood Honda – Hollywood, FL**



#### EDUCATION

Bachelor of Architecture  
University of Miami

#### PROFESSIONAL REGISTRATION

Registered Architect  
State of Florida  
No. AR 0015803

NCARB Certified

#### AWARDS

Port of Miami Maritime  
Park  
Award of merit AIA  
Award of excellence,  
SARA

Gables Grand Plaza  
FAME Award  
Architecture Un-built

Community Appearance  
Award - Fort Lauderdale  
Strautman Residence  
Dwors Residence

YWCA Day Care Center  
Honorable Mention, SARA  
Design Excellence City of  
Miami

#### PUBLICATIONS

FLORIDA DESIGN  
Dwors Residence  
Fort Lauderdale, Florida  
6,400 sf residence  
Project Architect & Design

#### HOME AND CONDO

Sachs Residence  
Naples, Florida

#### EXPERIENCE

27 years

#### Professional Design Experience

Mrs. Conde has over 27 years of experience with 10 of those years in private practice. As a registered architect Mrs. Conde has been involved in the design and project management of numerous projects ranging from school facilities to cruise terminals, luxury mixed-use/residential developments and retail facilities within the United States, Europe and South America. Many of these projects have earned design awards from local and national organizations. Her expertise lies in being able to understand her client's needs and translating them into design solutions that have surpassing the client's expectations. Her ten year involvement with the City of Coral Gables Building and Zoning Department provides her knowledge and expertise to resolve project specific issues that come up during the projects approval process.

#### EDUCATIONAL/CHILD CARE

**Ryder Child Development Center, Miami Florida** - Lead designer/project manager involved in the planning, design, design-development and client relations of a 13,000 s.f. remodel of a child care center.

**YWCA Day Care Center, Miami , Florida** -Lead designer/project manager involved in the planning, design, design-development and client relations of a 28,000 s.f. two-story day care building.

**DCPS - Primary Learning Center, Miami, Florida** - Lead designer/project manager involved in the planning, design, design-development and client relations of a programming prototype of a 30,500 s.f. primary learning center building.

**Kidco V and VI, Miami, Florida** - Lead designer/project manager on a team involved in the planning, design, interior design and programming, design-development, construction documentation and construction supervision of two daycares; one 2,400 s.f. and the other 4,200 s.f.

**Kid S.P.O.T., Hollywood, Florida** - Lead designer/project manager on a team involved in the planning, design, interior design and programming, design-development, construction documentation and construction supervision of a 3,296 s.f. daycare.

**State School A, Miami, Florida** -Lead designer/production manager involved in the planning, design, design-development and client relations of a DCPS school prototype.

**University of Miami, Miami, Florida** - Lead designer/project manager involved in the planning, design, design-development and client relations of a Student Union remodel.

**UM Lobby, Miami, Florida** - Project manager for lobby remodeling at Jackson Memorial, Rosenstiel Building.

#### COMMERCIAL/RETAIL EXPERIENCE

**Miami International Airport, Miami, Florida**- Lead designer/project manager involved in the planning, design, design-development and client relations of improvements of FF and E at Miami International Airport.

**Tamiami Airport, Miami, Florida** - Project architect involved in the preparation of documentation for repairs caused by hurricane damage for two new metal hangars, 11,000 s.f. each.

**Opa-Locka Airport, Miami, Florida** - Lead designer/project manager involved in the planning, design, design-development and client relations of a office refurbishment.

**Gables Grand Plaza, Coral Gables, Florida** - Lead designer/project manager involved in the planning, design, design-development and client relations of a 300,000 s.f. mix-use building for the Related Group.

**137 Ave Shopping Center, Miami, Florida** - Project architect for 10,000 s.f. of retail tenant improvement for several doctor offices and retail spaces.

**City of Coral Gables Fire Station #3, Coral Gables Florida** - Lead designer/co-project manager on a 3-person team involved in the schematic design, design development, construction documentation and construction supervision of a fire station.

**Hermida Law Offices, Coral Gables, Florida** - Lead designer/project manager involved in the planning, design, design-development and client relations of a 3,000 s.f. attorney's office.

**Williams Island Marina, Aventura, Florida** - Designer for the interior space planning and design of 4,500 s.f. main dock masters offices for a marina.

**HYVAC, Inc, Deerfield Beach, Florida** - Project manager involved in the legalization of a warehouse in Pompano Beach due to a fire violation.

**FIRC, Coconut Grove, Florida** - Project manager in charge of involved in the planning, design, design-development of a 1,000 s.f. office space located in an office building.

**Lucky 7, LLC, Miami Lakes, Florida** - Project manager in charge of the remodeling of a strip center after a fire (food shop, beauty salon, and hobby store).

**Coconut Grove Hilton, Coconut Grove, Florida** - Project manager involved in the planning, design, design-development for the due diligence work to remodel the hotel into a Hilton brand.

**Ramada Inn, Hialeah, Florida** - Project manager involved in the **ADA** compliance for hotel rooms, lounge and site of this hotel (approximately 15 rooms were remodeled).

**Dance Studio, Miami, Florida** - Project manager in charge of design and working drawings of a 4 studio dance center that was 3,500 s.f.

**Eten Food, Ft. Lauderdale, Florida** - Project manager involved in the planning, design, and design-development providing outdoor dining space to this existing restaurant.

**Red's Popcorn and Candy Shoppe, Plantation, Florida** - Project manager involved in the planning and construction documents of the retail store.

**B&B Restaurant, Mary Brickell Village, Miami, Florida** - Project architect on a team involved in the planning, design, interior design and programming, design-development, construction documentation and construction supervision of a 5,169 s.f. remodeling with addition of a Beer and Burger Joint restaurant.

**Crudo Bar, Miami Beach, Florida** - Project architect involved in the planning, design, design-development of a 1,200 s.f. restaurant and 600 s.f. outdoor dining in Miami Beach.

**Salsa Fiesta, Pembroke Pines, Florida** - Project architect on a team involved in the planning, design, interior design and programming, design-development, construction documentation and construction supervision of a 2,636 s.f. interior build out of a restaurant.

**Salsa Fiesta II, Aventura, Florida** - Project architect on a team involved in the planning, design, interior design and programming, design-development, construction documentation and construction supervision of a 2,175 s.f. interior build out of a restaurant.

**Tallahassee Club and Liquor, Tallahassee, Florida** - Project architect on a team involved in the planning, design, interior design and programming, design-development, construction documentation and construction supervision of a 4,500 s.f. liquor store and 12,000 s.f. night club including private dining and 3 bars.

**RESIDENTIAL EXPERIENCE**

**Kennedy Residence, Plantation, Florida** - Lead designer/project manager involved in the planning, design, and design-development of a 16,000 s.f. residence.

**Duprey Residence, Fort Lauderdale, Florida** - Lead designer/project architect on a team involved in the planning, design, interior design and programming, design-development, construction documentation and construction supervision of a 8,600 s.f. two-story residence remodeling with addition.

**People's Residence, North Miami, Florida** - Lead designer/project manager involved in the planning, design, design-development of a 695 s.f. remodeling and addition.

**Gonzalez Residence, Coral Gables, Florida** - Lead designer/project manager involved in the planning, design, and design-development of a 5,445 s.f. two story addition.

**Crosby Residence, Miami Beach, Florida** - Lead designer/project manager involved in the planning, design, and design-development of a 750 s.f. addition and remodeling to the residence.

**Izquierdo Residence, Coral Gables, Florida** - Lead designer/project manager involved in the planning, design, and design-development of a 7,500 new residence.

**Weiner Residence, Coral Gables, Florida** - Lead designer/project manager involved in the planning, design, and design-development of a 600 s.f. addition.

**Dopazo Residence** - Lead designer/project manager involved in the planning, design, and design-development of an addition and remodeling of 1,200 s.f. to the existing residence.

**Tequesta Residence** - Project manager involved in the planning, design, and design-development of a 3,400 s.f. new residence.

**2575 Lincoln Avenue, Miami, Florida** - Project manager involved in the planning, design, design-development and client relations of a cottage turned into garage and guest house for main house.

**3075 Blaine Street, Miami, Florida** - Project manager involved in the planning, design, and design-development of a residence, interior remodeling, legalization and replat.

**3025 Blaine Street, Miami, Florida** - Project manager involved in the planning, design, and design-development of a 3,600 s.f. residence. House 1<sup>st</sup> floor was remodeled and new second floor was added.

**431 Rivo Alto, Miami Beach, Florida** - Lead designer/project manager involved in the planning, design, and design-development of a remodeling for the residence.

**Miramar House, Miramar, Florida** - Lead designer/project manager involved in the planning, design, and design-development of a 1,300 s.f. new residence for income revenue to the client.

**Palm Beach House, West Palm Beach, Florida** - Lead designer/project manager involved in the planning, design, and design-development of a 1,200 s.f. remodeling and addition to the residence.

**Hollywood Townhouses, Hollywood, Florida** - Lead designer/project manager involved in the planning, design, and design-development of 22,000 s.f./15 unit townhomes.

**Sunset Harbor Townhomes, Miami Beach, Florida** - Lead designer/project manager involved in the planning, design, design-development and client relations of a 120,000 s.f. of town homes and an apartment building.

Senior Architect, Principal

**New French Village, Coral Gables, Florida** - Lead designer/project manager involved in the planning, design, design-development and client relations of a 80,000 s.f. apartment building

**Dwors Residence, Ft. Lauderdale, Florida** - Lead designer/project manager involved in the planning, design, design-development and client relations of a 6,400 s.f. residence

**Strautman Residence, Ft. Lauderdale, Florida** - Lead designer/project manager involved in the planning, design, design-development and client relations of a 4,200 s.f. residence

**Oltarsh Residence, Ft. Lauderdale, Florida** - Lead designer/project manager involved in the planning, design, design-development and client relations of a 4,500 s.f. residence.

#### **AUTOMOTIVE EXPERIENCE**

**Autoway Chevrolet, Clearwater, Florida** - Project architect involved in facility design, manufactured image compliance, and working drawings for image branding and renovation of existing 46,000 s.f. Chevrolet dealership.

**Courtesy Chevrolet Airport, Orlando, Florida** - Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 8,002 s.f. image branding of an existing automotive dealership.

**Courtesy Chevrolet West Colonial, Orlando, Florida** - Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 30,549 s.f. image branding of an existing automotive dealership.

**Maroone Chevrolet, Delray, Florida** - Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 17,725 s.f. image branding of an existing automotive dealership.

**Maroone Chevrolet, Ft. Lauderdale, Florida** - Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 16,620 s.f. image branding of an existing automotive dealership.

**Maroone Chevrolet, Pembroke Pines, Florida** - Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 14,659 s.f. image branding of an existing automotive dealership.

**Maroone Chevrolet of West Dade, Miami, Florida** - Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 27,570 s.f. image branding of an existing automotive dealership.

**Maroone Cadillac, West Palm Beach, Florida** - Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 60,943 s.f. image branding of an existing automotive dealership.

**Maroone Chevrolet, Miami, Florida** - Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 18,859 s.f. image branding of an existing automotive dealership.

**Fox Chevrolet, Timonium, Maryland** - Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 9,672 s.f. image branding of an existing automotive dealership.

**Nimmicht Chevrolet, Jacksonville, Florida** - Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 12,859 s.f. image branding of an existing automotive dealership.

Senior Architect, Principal

**Roger Dean Chevrolet, West Palm Beach, Florida** - Project architect on a team involved in the planning, design, interior design and programming, design-development, construction documentation and construction supervision of a 6,837 s.f. image branding of a automotive dealership.

**Greenwood Chevrolet** - Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 5,717 s.f. image branding of an existing automotive dealership. Dealership was awarded a grant for Green Building for energy efficiency.

**Pembroke Pines Service, Pembroke Pines, Florida** – Project architect of a design team involved in the planning, design, interior programming and design, design-development, construction documentation and construction supervision of a 4,800 s.f. customer service/service write up for the service department.

#### CRUISE TERMINAL EXPERIENCE

**Maritime Park Master Plan, Miami, Florida** – Lead designer/project manager involved in the planning and preliminary design of terminals and a park, also involved in City approval.

**Port of Miami, Miami, Florida** – Lead designer/project manager involved in the planning, design, design-development and client relations of Carnival Cruise line terminals 8 and 9.

**Port of Algeciras, Algeciras, Spain** - Lead designer/project manager involved in the planning, design, design-development and client relations of a Terminal and holding areas.

#### REROOFING EXPERIENCE

**Work Force One, Hollywood, Florida** - Lead designer/project architect involved in the planning, design, design-development, inspections, permitting and calculations, and client relations of a 30,000 s.f. reroof of a Work Force One office building in Hollywood, Florida.

#### SUSTAINABLE DESIGN EXPERIENCE

**Tirado Residence, Boynton Beach, Florida** - Lead designer/project architect on a team involved in the planning, design, interior design and programming, design-development, and construction documentation of a 6,299 s.f. Florida Building Council Green residence.

**Staples, Miami, Florida** – Designer/project manager as well as construction administration, on a 20,300 s.f. new Staples building located at 2121 Biscayne Blvd. The project served as a benchmark for the future City of Miami projects, which now require USGBC Certifications. Our project received USGBC rating of LEED “Gold”.

**Villa Soninha, Miami Beach, Florida** – Lead designer/project architect on a team involved in the planning, design, interior design and programming, design-development, progress and construction documentation of a 1,635 s.f. residence. Our project received USGBC rating of LEED “Platinum”.

**Luis A. Betalleluz, P.E., LEED A.P.**  
*President*

Graduate of the University of Florida's College of Engineering and President of The BetaJones Group, Mr. Betalleluz provides leadership, professional business ethic, as well as technical expertise in managing, designing, permitting, coordinating, inspecting, and reviewing Civil Engineering Projects. He is a former the Chair of the Builders Association of South Florida's Green Building Council and Environmental Code Committees; and a member of the American Society of Civil Engineers, Builders Association of North Central Florida, American Water Resources Association, Environment and Water Resources Institute, and Transportation and Development Institute. In 2009 and 2010 Mr. Betalleluz was selected by the National Home Builders Association to Judge the best communities built in Florida at the Florida Parade of Homes. In his early profession, Mr. Betalleluz worked for the **White House** Advance Team under President William Jefferson Clinton.

Mr. Betalleluz's civil engineering experience expands across the state of Florida and the Caribbean in both the public and private sectors. His areas of expertise include: project management, comprehensive permitting, site planning, stormwater management facility design, utility transmission system design, grading plan design, hydraulic studies, and LEED certification. His experience includes the planning and design of hydrologic restoration, mitigation projects, new development, renovations, commercial, residential, industrial, and municipal sites. He has performed site-civil services on major projects such as: large residential subdivisions, residential condominiums/buildings, site rehabilitation, commercial centers, industrial parks, mixed-use sites, college campus additions, and roadways.

Mr. Betalleluz also brings specialized services such as extensive experience in the FDEP NPDES Program for Industrial and Construction Activities. Additional expertise in erosion & sedimentation control design & inspection, including Stormwater Pollution Prevention Plans (SWPPP), Cost-Benefit analyses, and construction estimates.

### **PROFESSIONAL REGISTRATIONS AND CERTIFICATIONS**

- ■ Florida Registered Professional Engineer # 65892
- ■ LEED Accredited Professional – New Construction – USGBC
- ■ AdICPR Stormwater Modeling - Advanced Training Program Certification
- ■ Certified NPDES Erosion Control Mgmt. Inspector – FDEP
- ■ Certified for Maintenance of Traffic (MOT) Plan Design - ATSSA
- ■ Certified in Sales Engineering – University of Florida

### **EDUCATION**

- ■ B.S. Civil Engineering – University of Florida
- ■ Minor in Business Administration – University of Florida

### **PROFESSIONAL EXPERIENCE**

- ■ **The BetaJones Group, Inc. –Miami, Florida - Present**
  - President
- ■ **Langan Engineering and Environmental Services - Miami, Florida - Past**
  - Site-Civil Engineering Department Manager - Miami Office
- ■ **Water & Air Research, Inc. - Gainesville, Florida - Past**
  - Civil/Land Development Engineer
  - Engineer Technician
- ■ **Peter Kiewit Sons' Inc./ Gilbert Southern Corp. - Ft. Lauderdale, Florida - Past**
  - Civil Engineer

- ■ **Dollar General Franchise Store**
  - Design, modeling, and permitting of site, drainage, and utilities
  - Levy County, Florida
- ■ **Karanda I Village Reserve Study & Engineering Estimates**
  - Engineering Estimates for a 30-Acre Residential Subdivision's master improvement and rehabilitation plan
  - Coconut Creek, Broward, Florida
- ■ **Southern Mills Business Park**
  - NPDES Construction Activity Report
  - Stormwater Pollution Prevention Plan
  - Palm Beach County, Florida
- ■ **Wachovia Center-Tampa-LEED Certification**
  - Production of a Waste Management Master Plan of a 22-story office building with associated parking garage to acquire Gold Certification through the Leadership in Energy and Environmental Design (LEED) Green Building Rating System as set forth by the United States Green Building Council (USGBC)
  - **Gold LEED Certification** – in progress
  - Tampa, Hillsborough County, Florida
- ■ **Deering Bay Country Club (www.dbycc.com)**
  - 70-acre Golf Course Redesign Project and conversion into an Arnold Palmer Signature Course.
  - Coral Gables, Miami-Dade, Florida
- ■ **Alhambra Plaza – LEED Certification**
  - Production of a Waste Management Master Plan of a 14-story office building to acquire Gold Certification through the Leadership in Energy and Environmental Design (LEED) Green Building Rating System as set forth by the United States Green Building Council (USGBC)
  - **Gold LEED Certification** – in progress
  - Coral Gables, Miami-Dade County, Florida
- ■ **Neuhut Commercial Property**
  - Building Additions & Improvement Project
  - Bay Harbor Islands, Miami-Dade, Florida
- ■ **Montclair Oaks Multi-Family Subdivision**
  - Design, modeling, and permitting of site, drainage, and utilities for a 100-Unit Multi-Family Subdivision
  - Lake County, Florida
- ■ **Avila Condominium Capital Improvements**
  - Design, modeling, and permitting of site, parking, drainage, and sewer to rehabilitate a 40-year old, 4, 4-story buildings, 360 unit residential 55+ community on a 10-acre site.
  - Sunny Isles Beach, Miami-Dade, Florida
- ■ **Kanapaha Station**
  - Design, modeling, and permitting of site, drainage, and utilities for a 3-Acre Strip Mall
  - NPDES Construction Activity Report
  - Alachua County, Florida
- ■ **Datran Center 1 and 2 – LEED Certification**
  - Production of a Waste Management Master Plan of 2- 21-story office buildings to acquire Gold Certification through the Leadership in Energy and Environmental Design (LEED) Green Building Rating System as set forth by the United States Green Building Council (USGBC)
  - **Gold LEED Certification** – in progress
  - Miami-Dade County, Florida
- ■ **450 Las Olas Blvd. - LEED Certification**
  - Production of a Water Management Master Plan of an 15-story mix-use office-residential-retail building to acquire Gold Certification through the Leadership in Energy and Environmental Design (LEED) Green Building Rating System as set forth by the United States Green Building Council (USGBC)
  - **Gold LEED Certification**
  - Miami, Miami-Dade County, Florida
- ■ **MIA Midfield Phase III**
  - Worked on the master takeoff which included pavement rehabilitation, construction of utilities (water, sewer, and drainage), demolition of buildings, clearing & grubbing, and removal of miscellaneous items (airport lights, , bldg. equipment, etc). Served as estimating engineer.
  - Miami-Dade County, Florida



## Aida M. Curtis Principal in Charge

Ms. Curtis has over 29 years of experience on a variety of project types including park design, urban design and corporate/commercial design. Ms. Curtis' strong management and technical skills have produced many outstanding projects. She has worked on a number of multidisciplinary teams and has been responsible for producing complex bid packages.

Ms. Curtis specializes in seeking consensus in complex multi-disciplinary projects. Through effective communication skills, Ms. Curtis navigates through complex issues, by illustrating alternatives and addressing specific issues with multiple interested parties. Her ability to present ideas, and analyze multiple solutions has been a key skill in achieving consensus. Her experience in public projects, has provided her with a depth of knowledge, and strategies, that can be utilized during Community Input and Public Involvement sessions.

Ms. Curtis commitment to sustainability and improvement to the public realm is the hallmark of projects developed under her supervision. Her solutions are creative, practical and cost-effective. She prides herself in giving clients personalized attention and direct involvement in their projects. Her technical abilities, strategic decision-making and her continuing growth in current issues are assets to all the projects, the firm undertakes.

### Registration

Registered Landscape  
Architect in the  
State of Florida  
LA 0001330

### Affiliations

Member - The American  
Society of Landscape  
Architects

### Awards

ASLA Certificate for  
Excellence in the Study of  
Landscape Architecture

### Education

Texas A&M University  
Bachelor of Science in  
Landscape Architecture

### Employment

1991-Present  
Curtis + Rogers Design  
Studio Inc

1984-1991  
Sasaki Associates

1983-1984  
Henderson  
Rosenberg Scully

### Civic Experience

American Airlines Arena; Miami, Florida  
Davie Police Fire and EMS Facility; Davie, Florida  
Fort Pierce Courthouse; Fort Pierce, Florida  
Ft. Lauderdale/Hollywood Int'l Airport-Consolidated Rental Car Facility; Hollywood, Florida  
Jackson Memorial Hospital South Campus; Miami, Florida  
Leon Medical Center-Midway Clinic, Flagler Street; Miami, Florida  
Leon Medical Center-Primary Care Clinic, 27th Avenue; Miami, Florida  
Little Haiti Cultural Center; Miami, Florida  
Masfout Hospital; Ajman, UAE  
Miami Beach Streetscape; Miami Beach, Florida  
Miami Design District Streetscapes; Miami, Florida  
Historic Overtown Streetscape-NW 3rd Ave; Miami, Florida  
Miami River Greenway; Miami, Florida  
Normandy Isle Neighborhood Improvements; Miami Beach, Florida  
South Dade Wastewater Reclamation Plant; Miami, Florida  
South Pointe Neighborhood Improvements; Miami Beach, Florida  
Sun Garden Isles Streetscape; Dania Beach, Florida  
U. S. Federal Courthouse; Miami, Florida  
US-1 Conceptual Enhancement Plan; Miami, Florida

### Commercial/Residential Experience

Carnival Cruise Lines; Miami, Florida  
Collier Medical Office Complex; Naples, Florida  
Cypress Park West Office Park and Preserve Restoration; Ft. Lauderdale, Florida  
FPL Conceptual Enhancement Plan; Miami, Florida  
Grand Flamingo; Miami Beach, Florida  
HOPE VI Housing; Miami, Florida  
Interval International; Miami, Florida  
Millecento; Miami, Florida  
NASA - Office Support Complex; Cape Canaveral, Florida  
Sallie-Mae Center; Lynn Haven, Florida  
Seneca Industrial Park; Hallandale, Florida  
Sheraton- Bal Harbour Renovation; Bal Harbour, Florida  
The Venture; Miami, Florida  
University Village @ University of Miami; Coral Gables, Florida  
Walt Disney Contemporary Hotel and Meeting Facility; Orlando, Florida

### Educational Experience Colleges/Universities

Florida Atlantic University Soccer Fields, Boca Raton; Florida  
Florida Atlantic University Student Services Building; Boca Raton, Florida  
Florida International University- Baseball Stadium; Miami, Florida  
Florida International University- Multi-purpose Stadium; Miami, Florida  
Florida International University- Frost Art Museum; Miami, Florida  
Florida International University- Garage II; Miami, Florida  
Florida International University- Marine Biology Building; Miami, Florida  
University of Miami - Cox Science Center



## Aida M. Curtis

### Educational Experience K-12

Ada Merritt Middle School; Miami, Florida  
Del Campo International School; Tegucigalpa, Honduras  
Discovery Key; Palm Beach County, Florida  
Floranada Elementary School; Fort Lauderdale, Florida  
Heritage Elementary School; Palm Beach County, Florida  
Kenwood Elementary School; Miami, Florida  
Lakeside Elementary School; Broward County, Florida  
McArthur High School; Plantation, Florida  
Miami Beach High School; Miami Beach, Florida  
Millenium Middle School; Tamarac, Florida  
Nathan B. Young Elementary School; Miami-Dade County, Florida  
N. Lauderdale Charter School; Broward County, Florida  
Olympic Heights High School; Boca Raton, Florida  
Palmetto Elementary School; Palm Beach, Florida  
SD Spady Elementary School; Delray, Florida  
Silver Palms Elementary School; Broward County, Florida  
Saint Thomas Episcopal School & Church; Coral Gables, Florida  
South Broward High School; Fort Lauderdale, Florida

### Park Experience

American Bankers - Wings of Asia; Metrozoo, Florida  
Amelia Earhart Sportsplex; Miami-Dade County, Florida  
The Mildred & Claude Pepper Bayfront Park; Miami, Florida  
Camp Matecumbe Park; Miami, Florida  
Coconut Grove Waterfront Park; Miami, Florida  
Coral Springs Sportsplex; Coral Springs, Florida  
Cypress Park; Coral Springs, Florida  
Deering Estate at Cutler Master Plan Update; Miami-Dade County, Florida  
Deering Estate South Addition; Miami-Dade County, Florida  
Doral Park; Miami, Florida  
Fundazoo; Tegucigalpa, Honduras  
Gibson Park; Miami, Florida  
Higgs Beach Park; Key West, Florida  
Little Haiti Park; Miami, Florida  
Lummus Park; Miami Beach, Florida  
Master Planning for Bond Program Parks; Miami Beach, Florida  
Moore Park; Miami, Florida  
North Shore Open Space Park; Miami Beach, Florida  
North Shore Park; Miami Beach, Florida  
NW 12 Street Linear Park  
Palmetto Mini Golf Course; Miami, Florida  
Parrot Jungle Island; Miami, Florida  
South Pointe Park; Miami Beach, Florida  
South Pointe Streetscape; Miami, Florida





## Jean C. Lee, RLA, LEED® BD+C Principal

Ms. Lee is celebrating her 15th year at Curtis + Rogers Design Studio. As one of the principals of the firm she is involved with the management of large transportation and civic projects as well as all aspects of design through construction of a variety of private and public projects throughout South Florida. A LEED accredited professional, with a background in horticulture, she thoroughly understands the issues of biological and ecological functionality as well as sustainability through integrated design.

Her passion for the environment shows in her commitment to infuse landscape architectural design with ecological principals. A holistic approach to understanding and solving the challenges of today's world is essential. Creation of landscapes with a sense of place and ties to their heritage and cultural significance are of primary importance.

### Registration

Registered Landscape  
Architect in the  
State of Florida  
LA 0001721

### Awards

ASLA Student Chapter  
Certificate of Honor  
ASLA Student Chapter  
President

### Education

Florida International  
University, Master of  
Landscape Architecture  
University of Florida,  
B. S. in Environmental  
Horticulture

### Employment

1999-Present  
Curtis + Rogers Design  
Studio Inc.

1995-1999  
Bradshaw, Gill &  
Associates Inc.

1993-1995  
Corral/Howard Collaborative

1992-1993  
Savino & Miller Design  
Studio

### Civic Experience

Airport/Seaport Fire Facility; Broward County, Florida  
American Airlines Arena; Miami, Florida  
Broward County Fire Facilities; Broward County, Florida  
Broward Courthouse; Ft. Lauderdale, Florida  
Children's Museum and Reading Center; Broward County, Florida  
College of Policing; Miami, Florida  
Everglades Fire Facility; Broward County, Florida  
Fort Pierce Courthouse; Fort Pierce, Florida  
Masfout Hospital; Ajman, UAE  
Miramar Branch Library; Miramar, Florida  
Miramar Cultural Arts Park; Miramar, Florida  
Miami Children's Museum; Miami, Florida  
Miami-Dade Children's Courthouse; Miami, Florida  
Miami-Dade Fire Training Facility; Miami, Florida  
Pompano Beach Library; Pompano Beach, Florida  
Snyder Park Hazmat Facility; Broward County, Florida  
South District Water Reclamation Facility; Miami, Florida  
Tamarac Branch Library; Tamarac, Florida  
U. S. Federal Courthouse; Miami, Florida  
Weston Branch Library; Weston, Florida

### Commercial/Residential Experience

Grand Flamingo; Miami Beach, Florida  
Grove Enclave; Coconut Grove, Florida  
Grove Garden; Coconut Grove, Florida  
Kendall Town Center; Miami, Florida  
Pirtle Office Building, Davie, Florida  
The Pointe @ Kendall TC; Miami, Florida  
The Professional Center@KTC; Miami Florida

### Educational Experience Colleges/Universities

Broward College/FAU Parking Garage; Davie, Florida  
Broward College Building 6; Davie, Florida  
Florida Atlantic University Computer Center; Boca Raton, Florida  
Florida International University-College of Nursing & Health Sciences; Miami, Florida  
Florida International University-Marine Biology Building; Miami, Florida  
Florida International University Parking Garage 5; Miami, Florida  
Florida International University Parking Garage 6; Miami, Florida  
Miami-Dade College North Aquatic; Miami, Florida  
South Broward High School Aquatic Facility, Broward County, Florida  
University Village @ University of Miami; Coral Gables, Florida

### LEED Experience

Aventura Arts and Cultural Center, Aventura, Florida  
FAU Environmental Educational Community Center; Palm Beach County, Florida  
Ft. Pierce Courthouse; Ft. Pierce, Florida  
Pine Jog Elementary School; Palm Beach County, Florida  
Pirtle Office Building; Davie, Florida  
Miami-Dade Children's Courthouse; Miami-Dade County, Florida



## Jean C. Lee

### Educational Experience

Elementary School A; Sunrise Florida  
Elementary School Z; Parkland, Florida  
K-12 Cypress Run Education Center; Pompano Beach, Florida  
Floranada Elementary School; Fort Lauderdale, Florida  
Linda Lentin Design Criteria School; Miami-Dade County,  
Florida Ojus Elementary; North Miami Beach, Florida  
Palmetto Elementary School; Palm Beach County,  
Florida Palm Lakes Middle School; Miami-Dade County, Florida  
Pine Jog Elementary; Palm Beach County, Florida  
Pompano High School; Pompano Beach, Florida  
Village Academy - Design Build; Palm Beach County, Florida  
Lake Worth Middle School; Lake Worth, Florida

### Park Experience

CB Smith Park; Broward County, Florida  
Higgs Beach Park; Key West, Florida  
Lummas Park; Miami Beach, Florida  
Markham Park; Broward County, Florida  
North Shore Open Space Park; Miami Beach, Florida  
North Shore Park; Miami Beach, Florida  
Pinetree Park; Miami Beach, Florida  
Three Lakes Park; Miami, Florida  
Tradewinds Park; Broward County, Florida  
Tree Tops Park; Broward County, Florida  
Tropical Park Equestrian Facility, Miami, Florida  
TY Park; Hollywood, Florida  
South Dade Planning Charrette; Homestead, Florida

### Transportation Experience

Ft. Lauderdale / Hollywood Airport  
Fort Lauderdale Consolidated Car Rental Facility  
Terminal 4  
Terminal 1, Concourse A  
Port of Miami Entry Roadway; Miami, Florida  
Port Tunnel Landscape Architecture Review; Miami, Florida  
DCAD - Perimeter Bridge, Miami International Airport; Miami, Florida  
FDOT District IV I-595; Broward County, Florida  
FDOT- SR7 NW 7 Ave from NW 131 Street to 118 Street; North Miami, Florida  
Miami International Airport-Central Boulevard Improvements; Miami, Florida  
MIA Toll Collection Plaza; Miami, Florida  
MDX - 83617 Landscape Improvements; Miami-Dade County, Florida  
MDX - Kendall Drive Ramp Improvements - 87407; Miami-Dade County, Florida  
MDX - Killian Parkway Improvements - 87404; Miami-Dade County, Florida  
MIC - Landscape Master Plan; Miami, Florida  
Rental Car Facility-Miami International Airport; Miami, Florida  
South Dade Greenways; Miami-Dade County, Florida





## Jennifer Rogers, LEED® AP Landscape Architect

Ms. Rogers has been working at Curtis + Rogers full time since May of 2007. Prior to that she worked part time at Curtis + Rogers while earning her Master of Landscape Architecture degree from Florida International University. Ms. Rogers has worked on many projects types such as parks/recreation, transportation, civic, educational and commercial and residential. Ms Rogers has also been an adjunct professor at FIU college of Architecture. In addition to her Landscape Architectural experience Ms. Rogers has sixteen years of professional experience teaching Fine Art at a Public High School, where she also held a leadership position and served on public committees. She was the first Art Teacher in Miami-Dade County to earn National Certification, and went on to mentor others to earn this prestigious title. Ms. Rogers has an extensive background in design and has been a practicing fine artist for many years, specializing in landscapes and portraiture. Her paintings have won awards in local shows and her artwork has been sold and exhibited in an art gallery on South Beach.

### Registration

Registered Landscape  
Architect in the  
State of Florida  
LA 6667093

### Affiliations

Member - The American  
Society of  
Landscape Architects

Member-Delta Epsilon  
Iota Honor Society

### Awards

Mackensom Scholarship  
in Landscape  
Architecture 2007

Nationally Certified Art  
Teacher; Florida

### Education

Florida International  
University  
Master of Landscape  
Architecture

Skidmore College  
Master of Art Education  
Bachelor of Science in  
Studio Art

### Employment

2005 – Present  
Curtis + Rogers Design  
Studio, Inc.

1992- 2005  
Miami-Dade Public Schools  
Miami Edison High School  
Art Teacher

Ms. Rogers is proficient in AutoCAD, Photoshop, SketchUp, PowerPoint, Illustrator, Word, Excel, and InDesign and has professional photography experience.

### Civic Experience

Broward County Courthouse; Ft. Lauderdale, Florida  
Broward Children’s Reading Center + Museum; Davie Florida  
Ft. Lauderdale/Hollywood International Airport Terminal 1; Ft. Lauderdale, Florida  
GSA-FBI Federal office Building; Miramar, Florida  
Jackson Memorial Hospital South Expansion; Miami, Florida  
Little Haiti Cultural Center; Miami, Florida  
Pompano Beach Library, Pompano Beach, Florida  
South District Water Reclamation Plant; Miami, Florida  
Masfout Hospital; Ajman, UAE  
University Baptist Church; Miami, Florida

### Commercial/Residential Experience

Strauss-Cochrane Residence, Coral Gables, Florida  
San Giovanni Residence; Miami Beach, Florida  
Dolkart Residence; Miami, Florida  
Habitat for Humanity House 1st Avenue; Miami, Florida  
Leon Primary Care Center; Miami, Florida  
Leon Healthy Aging Center; Hialeah, Florida  
Leon Healthy Aging Center; Miami, Florida  
NCL Cafe Courtyard, Miami, Florida  
Pereira Residence; Coral Gables, Florida  
Tutti Bambini; Coral Gables, Florida  
Seminole HardRock Parking Garage; Hollywood, Florida  
Shula’s Golf Resort; Miami Lakes, Florida  
Valencia Apartments; Coral Gables, Florida

### Colleges/Universities

Cox ScienceCenter University of Miami; Miami, Florida  
Florida International University - Parking Garage 5; Miami, Florida  
Florida International University - Parking Garage 6; Miami, Florida  
Miami-Dade Community College Hialeah; Hialeah, Florida  
UM Frost School of Music; Coral Gables, Florida  
Miami-Dade Community College, Hialeah, Florida

### LEED Projects

Aventura Arts & Cultural Center; Aventura, Florida  
Broward Children’s Reading Center and Museum; Davie, Florida  
GSA-FBI Federal office Building; Miramar, Florida  
Melreese Golf Course Clubhouse and Restaurant; Miami, Florida  
Miami-Dade Community College Hialeah; Hialeah, Florida  
South-Dade Water Reclamation Plant; Miami, Florida  
Everglades Elementary; West Palm Beach, Florida  
Stranahan Senior High School; Ft. Lauderdale, Florida  
UM Frost School of Music; Coral Gables, Florida



# Jennifer Rogers

## Education Experience

Alexander Montessori School; Ludlum Campus, Florida  
Dade School HHH-1; Miami-Dade County, Florida  
Dade State School AA-2; Hialeah, Florida  
Everglades Elementary; Palm Beach, Florida  
Hallandale Adult Center Bus Loop; Hallandale, Florida  
Saint Thomas Episcopal School & Church; Coral Gables, Florida  
Stranahan Senior High School; Ft. Lauderdale, Florida  
Southbend K-8; Port St. Lucie, Florida  
Western Boca Raton Elementary School 05C; Boca Raton, Florida  
Yeshiva Toras Academy; North Miami Beach, Florida

## Park Experience

Camp Matecumbe Park; Miami-Dade, Florida  
Bayfront Park Capital Improvement Plan; Miami, Florida  
Gibson Park; Miami, Florida  
Melreese Golf Course Clubhouse and Restaurant; Miami, Florida

## Transportation Experience

FDOT - HEFT Widening Killian to Bird, Miami, Florida  
City of Miami NE 39th Street Improvements; Miami, Florida  
City of Miami Flager Streetscape; Miami, Florida  
Commodore Trail Pedestrian & Bicycle Bridge; Coral Gables, Florida  
FDOT-I-595; Broward County, Florida  
Martin Luther King Jr. Boulevard Street Enhancement; Miami, Florida  
NW 12 Street Linear Park; Miami, Florida  
NW 3rd Avenue Street Improvements; Miami, Florida



**IRENE F. FRAGA, P.E.**  
**MECHANICAL ENGINEER**

---

### **Academic Background**

Bachelor of Engineering, University of Miami, 1975

### **Professional Registration**

Registered Engineer, State of Florida - Reg. No. 19922  
LEED Accredited Professional BD+C, 2008

### **City and State of Residence**

Miami, Florida

### **Name of Firm**

Fraga Engineers, LLC

### **Experience**

Ms. Fraga has vast knowledge and experience in multi-faceted projects that include major corporate, governmental and institutional clients. Her experience includes multi-use/commercial, banks, air and cruise terminal structures, parking structures, institutional and residential projects. She has additional experience involving specific requirements of all county, state and local governing bodies. She is constantly involved in the construction documentation phases of all projects.

Ms. Fraga is the principal and project manager and performs the mechanical engineering design for most projects. She has extensive experience in ADA barrier removal, including numerous ADA projects for Miami-Dade County Public Schools, Miami-Dade Housing Agency and Miami-Dade County.

### **ADA Project Experience**

- McMillan Middle School – ADA Renovations, Miami, Florida
- Allapattah Middle School - ADA Renovations, Miami, Florida
- Palm Springs Middle School – ADA Renovations, Miami, Florida
- Mae Walters Elementary School - ADA Renovations, Hialeah, Florida
- Kendale Lakes Elementary School - ADA Renovations, Miami, Florida
- Blue Lakes Elementary School - ADA Renovations, Miami, Florida
- Braddock Senior High School - ADA Renovations, Miami, Florida
- Cutler Ridge Middle School - ADA Renovations, Miami, Florida
- Stirrup Plaza – Renovations, Miami, Florida

# FRAGA ENGINEERS

---

**CRISTINA SANTA-CRUZ, P. E. LEED AP  
ELECTRICAL ENGINEER**

---

**Academic Background**

Bachelor of Science in Electrical Engineering, University of Miami, 1999

**City and State of Residence:**

Miami, Florida

**Professional Registration:**

Professional Engineer - Registration No. 59489, 2003

LEED Accredited Professional, 2008

**Name of Firm:**

Fraga Engineers

**Experience and Qualifications:**

Ms. Santa-Cruz has been involved in the electrical design of various housing projects, both affordable and market-rate, for Fraga Engineers. Ms. Santa-Cruz has designed several low and mid-rise apartment buildings.

Ms. Santa-Cruz is currently working on a four-story addition to MAST Academy in Key Biscayne, Florida.

**Relevant Experience**

- **Brisas del Mar Apartments**  
Engineer of Record for MEP design for a 160 unit apartment building for the elderly.
- **Tuscan Place Apartments**  
Engineer of Record for MEP design for a 170 unit, 14-story apartment building.
- **ECA IIIB**  
Engineer of Record for MEP design for a 7-acre low-rise affordable housing development.
- **Eden Gardens**  
Engineer of Record for MEP design for a 13-acre low-rise affordable housing development.
- **Havana Lofts Apartments**  
Engineer of Record for MEP design for a 170 unit, 14-story apartment building.
- **The Atrium at Spring Gardens Apartments**  
Engineer of Record for MEP design for a 5-story apartment building

- **Wellington High School/Veterinary Academy**  
Provided MEP engineering services for the project. The scope of the work involved remodeling of existing auditorium to create science laboratories and Long Distance Learning Lab.
- **Wellington Elementary**  
Engineer of Record for a 76,000 GSF phased replacement of an Elementary School including a new administration building, new 2-story classroom building, new cafeteria building and remodeling of the existing administration building into classrooms.
- **State School YYY-1 Miami, Florida**  
Electrical engineer for a new 240,000 GSF High School. Project obtained LEED for Schools Gold Certification.
- **MIA Mover Station**  
Electrical engineer for Design/Build train station at Miami International Airport. Project is on track for LEED Certification.
- **Miami-Dade Fire Rescue Headquarters, Miami, Florida**  
Replacement/renovation of an existing 80,000 sq. ft. 2 story building into the main Headquarters for Miami-Dade Fire Rescue Department.
- **Miami-Dade Central Senior High Portables, Miami, Florida**  
Electrical design for portables to provide additional classroom space during phased replacement of high school.
- **Port Everglades Security Enhancements, Ft. Lauderdale, Florida**  
Construction of vehicular access security gates within Port Everglades, construction of a two-story, 3,000 square foot expansion to the Port Everglades Public Safety Building to include administrative office space for the Broward Sheriff's Office and implementation of security enhancements to Port Everglades' facilities, including intrusion alarm system.
- **John A. Ferguson Senior High School, State School PPP, Miami, Florida**  
Electrical designer and engineer for a new senior high school.
- **Ronald Reagan Senior High School, State School FFF, Miami, Florida**  
Electrical designer and engineer for a new senior high school.
- **State School SS-1, Miami, Florida**  
Electrical designer and engineer for a new design/build middle school.

# FRAGA ENGINEERS

---

**STEVE STEVEN, EI  
MECHANICAL DESIGNER**

---

**Academic Background**

Bachelor of Science in Radio Engineering, University of Minsk, Belarus

**City and State of Residence:**

Miami, Florida

**Professional Registration:**

Engineering Intern - Registration No. 1100012718, 2008

**Name of Firm:**

Fraga Engineers, LLC

**Experience and Qualifications:**

Mr. Steven has been involved in the mechanical design of various governmental and private projects. He has designed several low and mid-rise apartment buildings.

Mr. Steven is currently involved in the construction administration for the Miami Science Museum and renovations at the Central Chiller Plant East at Miami International Airport.

**Relevant Experience**

- **Miami Science Museum, Miami, Florida**  
The scope of this project includes the design of a new science museum, aquarium and planetarium for the Miami Science Museum. Mr. Steven is responsible for coordination and construction administration of all mechanical systems.
- **Brevard Community College, Building 3 HVAC Modification**  
The scope of this project included the HVAC design for a 110,000 SF college building. Mr. Steven served as Mechanical Designer for this project for HVAC system modifications, ductwork and piping layout.
- **Energy study for OSB II, Kennedy Space Center, FL**  
The scope of this project included the energy study for group of buildings in the Kennedy Space Center area including OSB II, Logistics Facility and others. Mr. Steven served as Mechanical Designer for this project and performed energy modeling with Trane Trace 700 and analysis.
- **Energy study and HVAC modifications for the Agency for Persons with Disabilities**  
The scope of this project included the energy study for a group of more than 100 buildings in APD, Gainesville. Mr. Steven served as Mechanical Engineer for this project and performed energy modeling with Trane Trace 700 and designed chiller plants modification.
- **CuisinArt Resort and Spa Chiller Plant, Anguilla, British West Indies**

## **STEVE STEVEN, EI**

### **Page 2**

The scope of this project included the design of a central chiller plant and chilled water distribution system for CuisinArt Resort and Spa. Mr. Steven served as Mechanical Engineer for this project for chiller plant design and CHW distribution system routing.

- **Hot water system modification for Daytona State College**

The total overall scope of this project included the modification of the hot water system in three campuses of Daytona State College. Mr. Steven served as Mechanical Engineer for this project for boiler plants modification and HW system updates.

## Evidence of Errors Insurance





# TAB 5

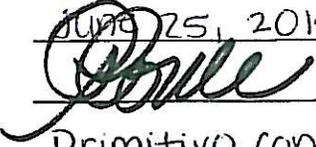
## Fee Proposal



**ATTACHMENT 1**  
**CITY OF KEY WEST**  
**ADA TRANSITION PLAN**  
**Request for Proposals**

**Fee Proposal**

The below listed firm proposes to perform the scope of services as detailed in this Request for Proposals for the fee shown below.

Firm Name: SOL-ARCH, Inc  
 Address: 4917 SW 74th Ct  
Miami Florida 33155  
 Date: JUNE 25, 2014  
 Signature:   
 Print Name: Primitivo Conde

- |                                 |                       |
|---------------------------------|-----------------------|
| 1. Document Survey              | \$ <u>21,420.00</u>   |
| 2. Policy Survey                | \$ <u>14,400.00</u>   |
| 3. Facility Diagrams            | \$ <u>1102,720.00</u> |
| 4. Facility Survey              | \$ <u>244,080.00</u>  |
| 5. Programs/Activities/Services | \$ <u>14,400.00</u>   |
| 6. Reports                      | \$ <u>1102,720.00</u> |
| 7. Transition Plan              | \$ <u>216,960.00</u>  |
| 8. Presentation of Findings     | \$ <u>19,200.00</u>   |

**Total Fee** \$ 855,900.00

1. Attach a fee proposal breakdown showing how the fee was established
2. Attach the proposed project schedule; assume a start date of 1 October 2014
3. Submit this form and all backup material in a sealed envelope marked "ADA Transition Plan, Fee Proposal"

# FEE PROPOSAL BREAKDOWN

**Sol-ARCH** is pleased to submit the breakdown of fees as required by the City of Key West Request for Proposal for ADA Transition Plan.

## 1. Document Survey - \$21,420.00

113 Public buildings, marinas, public parks, properties under lease at \$90/hour – includes overhead profit (average rate) 2 hour average per building, parks, etc. ( $90 \times 2 \times 113 = 20,340$ )

Miscellaneous properties, bus stops, bicycle paths, tennis courts at \$90/hour – 12 hour estimate total ( $90 \times 12 = 1,080$ )

## 2. Policy Survey - \$14,400.00

113 public buildings, marinas, public parks, properties under lease estimated at \$120/hour – includes overhead and profit (task performed by more personnel) estimated 120 hour average total.

( $120 \times 120 = 14,400$ )

## 3. Facility Diagram - \$162,720.00

113 Public buildings, marinas, public parks, properties under lease at \$90/hour. One hour per public building, marina, public park, etc. ( $90 \times 16 \times 113 = 162,720$ ). Price includes miscellaneous bicycle paths, bus stops, etc.

## 4. Facility Survey - \$244,080.00

113 Public buildings, marinas, public parks, properties under lease at \$90/hour, expected 24 hour per building. ( $90 \times 24 \times 113 = 244,080$ ) Price includes miscellaneous bicycle paths, bus stops, etc.

## 5. Programs and Services Survey - \$14,400.00

Survey for 113 public buildings, marinas, public parks, properties under lease at \$120/hour, estimated time of completion at 120 hours ( $120 \times 120 = 14,400$ ) Price includes miscellaneous bicycle paths, bus stops, etc.

## 6. Reports - \$162,720.00

113 Public buildings, marinas, public parks, properties under lease at \$90/hour, estimated 16 hours per building, marina, public parks, etc. ( $90 \times 16 \times 113 = 162,720$ ) Price includes miscellaneous bicycle paths, bus stops, etc.

## 7. Transition Plan - \$216,960.00

113 Public buildings, marinas, public parks, properties under lease at \$120/hour, estimated 16 hours per site ( $120 \times 16 \times 113 = 216,960$ ) Price includes miscellaneous bicycle paths, bus stops, etc.

## 8. Preparation and Presentation of Findings - \$19,200.00

Findings for all surveys and presentation for ADA Transition Plan at \$120/ hour, estimated 160 hour total ( $120 \times 160 = 19,200$ ) Price includes miscellaneous bicycle paths, bus stops, etc.



## Forms



CONE OF SILENCE AFFIDAVIT

STATE OF Florida )

: SS

COUNTY OF Monroe )

I the undersigned hereby duly sworn depose and say that all owner(s), partners, officers, directors, employees and agents representing the firm of SOL-ARCH, INC. have read and understand the limitations and procedures regarding communications concerning City of Key West issued competitive solicitations pursuant to City of Key West Ordinance Section 2-773 Cone of Silence (attached).

Sworn and subscribed before me this

24 day of JUNE, 20 14.

*[Handwritten Signature]*

NOTARY PUBLIC, State of FLORIDA at Large

*Marisela Conde*

My Commission Expires:



Sec. 2-773. Cone of Silence

(a) Definitions. For purposes of this section, reference to one gender shall include the other, use of the plural shall include the singular, and use of the singular shall include the plural. The following definitions apply unless the context in which the word or phrase is used requires a different definition:

- 1) Competitive Solicitation means a formal process by the City of Key West relating to the acquisition of goods or services, which process is intended to provide an equal and open opportunity to qualified persons and entities to be selected to provide the goods or services. Competitive Solicitation shall include request for proposals ("RFP"), request for qualifications ("RFQ"), request for letters of interest ("RFLI"), invitation to bid ("ITB") or any other advertised solicitation.
- 2) Cone of Silence means a period of time during which there is a prohibition on communication regarding a particular Competitive Solicitation.
- 3) Evaluation or Selection Committee means a group of persons appointed or designated by the City to evaluate, rank, select, or make a recommendation regarding a Vendor or the Vendor's response to the Competitive Solicitation. A member of such a committee shall be deemed a City official for the purposes of subsection (c) below.
- 4) Vendor means a person or entity that has entered into or that desires to enter into a contract with the City of Key West or that seeks an award from the City to provide goods, perform a service, render an opinion or advice, or make a recommendation related to a Competitive Solicitation for compensation or other consideration.
- 5) Vendor's Representative means an owner, individual, employee, partner, officer, or member of the board of directors of a Vendor, or a consultant, lobbyist, or actual or potential subcontractor or sub consultant who acts at the behest of a Vendor in communicating regarding a Competitive Solicitation.

(b) Prohibited Communications: A Cone of Silence shall be in effect during the course of a Competitive Solicitation and prohibit:

- 1) Any communication regarding a particular Competitive Solicitation between a potential Vendor or Vendor's Representative and the City's administrative staff including, but not limited to, the City manager and his or her staff;
- 2) Any communication regarding a particular Competitive Solicitation between a potential Vendor or Vendor's Representative and the Mayor, City Commissioners, or their respective staff;
- 3) Any communication regarding a particular Competitive Solicitation between a potential Vendor or Vendor's Representative and any member of a City evaluation and/or selection committee therefore; and
- 4) Any communication regarding a particular Competitive Solicitation between the Mayor, City Commissioners, or their respective staff, and a member of a City evaluation and/or selection committee therefore.

(c) Permitted Communications: Notwithstanding the foregoing, nothing contained herein shall prohibit:

- 1) Communication between members of the public who are not Vendors or a Vendor's representative and any City employee, official or member of the City Commission;
- 2) Communications in writing at any time with any City employee, official or member of the City Commission, unless specifically prohibited by the applicable Competitive Solicitation.

(A) However, any written communication must be filed with the City Clerk. Any City employee, official or member of the City Commission receiving or making any written communication must immediately file it with the City Clerk.

(B) The City Clerk shall include all written communication as part of the agenda item when publishing information related to a particular Competitive Solicitation.

- 3) Oral communications at duly noticed pre-bid conferences;
- 4) Oral presentations before publically noticed evaluation and/or selection committees;
- 5) Contract discussions during any duly noticed public meeting;
- 6) Public presentations made to the City Commission or advisory body thereof during any duly noticed public meeting;
- 7) Contract negotiations with City staff following the award of a Competitive Solicitation by the City Commission; or
- 8) Purchases exempt from the competitive process pursuant to section 2-797 of these Code of Ordinances.

(d) Procedure

1) The Cone of Silence shall be imposed upon each Competitive Solicitation at the time of Public Notice of such solicitation as provided by section 2-826 of this Code. Public notice of the Cone of Silence shall be included in the notice of the Competitive Solicitation. The City manager shall issue a written notice of the release of each Competitive Solicitation to the affected departments, with a copy thereof to each Commission member, and shall include in any public solicitation for goods and services a statement disclosing the requirements of this ordinance.

2) The Cone of Silence shall terminate at the time the City Commission or other authorized body makes final award or gives final approval of a contract, rejects all

bids or responses to the Competitive Solicitation, or takes other action which ends the Competitive Solicitation.

3) Any City employee, official or member of the City Commission that is approached concerning a Competitive Solicitation while the Cone of Silence is in effect shall notify such individual of the prohibitions contained in this section. While the Cone of Silence is in effect, any City employee, official or member of the City Commission who is the recipient of any oral communication by a potential Vendor or Vendor's Representative in violation of this section shall create a written record of the event. The record shall indicate the date of such communication, the persons with whom such communication occurred, and a general summation of the communication.

(e) Violations/penalties and procedures.

1) A sworn complaint alleging a violation of this ordinance may be filed with the City Attorney's office. In each such instance, an initial investigation shall be performed to determine the existence of a violation. If a violation is found to exist, the penalties and process shall be as provided in section 1-15 of this Code.

2) In addition to the penalties described herein and otherwise provided by law, a violation of this ordinance shall render the Competitive Solicitation void at the discretion of the City Commission.

3) Any person who violates a provision of this section shall be prohibited from serving on a City of Key West advisory board, evaluation and/or selection committee.

4) In addition to any other penalty provided by law, violation of any provision of this ordinance by a City of Key West employee shall subject said employee to disciplinary action up to and including dismissal.

5) If a Vendor is determined to have violated the provisions of this section on two more occasions it shall constitute evidence under City Code section 2-834 that the

Vendor is not properly qualified to carry out the obligations or to complete the work contemplated by any new Competitive Solicitation. The City's Purchasing Agent shall also commence any available debarment from City work proceeding that may be available upon a finding of two or more violations by a Vendor of this section.



SWORN STATEMENT PURSUANT TO SECTION 287.133(3)(A)

FLORIDA STATUTES, ON PUBLIC ENTITY CRIMES

THIS FORM MUST BE SIGNED AND SWORN TO IN THE PRESENCE OF A NOTARY PUBLIC OR OTHER OFFICIAL AUTHORIZED TO ADMINISTER OATHS,

1. This sworn statement is submitted to City of Key West  
by Primitivo Conde, Principal

(Print individual's name and title)

for Sol-ARCH, Inc.

(print name of entity submitting sworn statement)

whose business address is 4917 SW 74th Ct, Miami, FL 33155

and (if applicable) its Federal Employer Identification Number (FEIN)  
is 20-3874445

(If the entity has no FEIN, include the Social security Number of the individual signing this sworn statement: NIA)

2. I understand that a "public entity crime" as defined in Paragraph 287.133(1)(g), Florida Statutes, means a violation of any state or federal law by a person with respect to and directly related to the transaction of business with any public entity or with an agency or political subdivision of any other state or of the United States, including, but not limited to, any bid or contract for goods or services to be provided to any public entity or an agency or political subdivision of any other state or of the United States and involving antitrust, fraud, theft, bribery, collusion, racketeering, conspiracy, or material misrepresentation.

3. I understand that "conviction" as defined in Paragraph 287.133(1)(g), Florida Statutes, means a finding of guilt or a conviction of a public entity crime, with or without an adjudication of guilt, in any federal or state trial court of record relating to charges brought by indictment of information after July 01, 1989, as a result of a jury verdict, nonjury trial, or entry of a plea of guilty or nolo contendere.

4. I understand that an "affiliate" as defined in Paragraph 287.133(1)(a), Florida Statutes, means:

1. A predecessor or successor of a person convicted of a public entity crime;  
or
2. An entity under the control of any natural person who is active in the management of the entity and who has been convicted of a public entity crime. the term "affiliate" includes those officers, directors, executives, partners, shareholders, employees, members and agents who are active in the management of an affiliate. The ownership by one person of shares constituting a controlling interest in another person, or a pooling of equipment of income among persons when not for fair market value under an arm's length agreement, shall be a prima facie case that one person controls another person. A person who knowingly enters into a joint venture with a person who has been convicted of a public entity crime in Florida during the preceding 36 months shall be considered an affiliate.

5. I understand that a "person" as defined in Paragraph 287.133(1)(e), Florida Statutes, means any natural person or entity organized under the laws of any state of the United States with the legal power to enter into a binding contract and which bids or applies to bid on contracts for the provision of goods or services let by a public entity, or which otherwise transacts or applies to transact business with a public entity. The term "person" includes those officers, directors, executives, partners, shareholders, employees, members, and agents who are active in management of an entity.

6. Based on information and belief, the statement which I have marked below is true in relation to the entity submitting this sworn statement (indicate which statement applies).

Neither the entity submitting this sworn statement, or any of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, nor any affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July, 1989.

The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 01, 1989.

The entity submitting this sworn statement, or one or more of its officers, directors, executives, partners, shareholders, employees, members, or agents who are active in the management of the entity, or an affiliate of the entity has been charged with and convicted of a public entity crime subsequent to July 01, 1989. However, there has been a subsequent proceeding before a Hearing Officer of the State of Florida, Division of Administrative Hearings and the Final Order entered by the Hearing Officer determined that it was not in the public interest to place the entity submitting this sworn statement on the convicted vendor list. (attach a copy of the final order).

I UNDERSTAND THAT THE SUBMISSION OF THIS FORM TO THE CONTRACTING OFFICER FOR THE PUBLIC ENTITY IDENTIFIED IN PARAGRAPH ONE (1) ABOVE IS FOR THAT PUBLIC ENTITY ONLY AND, THAT THIS FORM IS VALID THROUGH DECEMBER 31 OF THE CALENDAR YEAR IN WHICH IT IS FILED. I ALSO UNDERSTAND THAT I AM REQUIRED TO INFORM THE PUBLIC ENTITY PRIOR TO ENTERING INTO A CONTRACT IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN SECTION 287.017, FLORIDA STATUTES, FOR THE CATEGORY TWO OF ANY CHANGE IN THE INFORMATION CONTAINED IN THIS FORM.

  
\_\_\_\_\_  
(SIGNATURE)

24 JUNE 2014  
\_\_\_\_\_  
(DATE)

STATE OF FLORIDA

COUNTY OF DADE

PERSONALLY APPEARED BEFORE ME, the undersigned  
authority SOL-ARCH who, after first being sworn by me,

(name of individual) PRIMITIVO CONDE

affixed his/her signature in the space provided above on this 24 day of JUNE, 2014



# TAB 7

## Addenda





THE CITY OF KEY WEST

POST OFFICE BOX 1409  
KEY WEST, FLORIDA 33041-1409  
WWW.KEYWESTCITY.COM

ADDENDUM NO. 1  
ADA Transition Plan

To All Proposers:

The following change is hereby made a part of RFP 008 – 14, as fully and as completely as if the same were fully set forth therein:

According to the RFP, there are two different dates for the pre-proposal meeting (pg. 2 and pg. 8). Please clarify the correct date, time and location. **The correct information is June 11, 2014 at 10:00 a.m. Location Old City Hall 510 Greene Street, Key West, FL 33040**

One more question, on page 6 it says to submit a single binder, but then it says 2 copies. We are assuming that you want 2 binders. **Is that correct? Yes, two binders are requested.**

All Proposers shall acknowledge receipt and acceptance of this Addendum No. by acknowledging Addendum in their proposal or by submitting the addendum with the bid package. Bids submitted without acknowledgement or without this Addendum may be considered non-responsive.

  
\_\_\_\_\_  
Signature

Sol-ARCH, Inc.  
\_\_\_\_\_  
Name of Business



## THE CITY OF KEY WEST

POST OFFICE BOX 1409  
KEY WEST, FLORIDA 33041-1409  
WWW.KEYWESTCITY.COM

### ADDENDUM NO. 2 ADA Transition Plan

To All Proposers:

The following change is hereby made a part of RFP 008-14 – ADA Transition Plan, as fully and as completely as if the same were fully set forth therein:

**The following question was presented to the Code Department**

1. Regarding the scope of service, would you confirm the RFP is only for site accessibility, or does it include assessment and remediation of building elements as well?

The final transition plan shall include ALL elements required to be ADA compliant.

All Proposers shall acknowledge receipt and acceptance of this Addendum No. by acknowledging Addendum in their proposal or by submitting the addendum with the bid package. Bids submitted without acknowledgement or without this Addendum may be considered non-responsive.

  
\_\_\_\_\_  
Signature

SOI-ARCH, INC.  
\_\_\_\_\_  
Name of Business

ADDENDUM NO. 3  
ADA Transition Plan

To All Proposers:

The following change is hereby made a part of RFP 008 – 14 ADA Transition Plan, as fully and as completely as if the same were fully set forth therein:

**A non-mandatory pre-submission conference was held at Old City Hall 510 Greene St Key West, FL on 11 June 2014 10:00 am. In attendance were:**

**Asst. City Manager, Sarah Spurlock  
Planning Director, Don Craig  
Code Director, Jim Young  
ADA Coordinator, Peg Corbett**

**Present for the meeting were prospective applicants for proposal:**

**George Huddleston, PE, LEED AP Littlejohn – Orlando Florida  
Ronald Reekes, Regional Manager Wendel – Richmond VA  
L. Steven Hurley, Vice President DDAI – Marathon Florida**

**This meeting was recorded. If you would like a copy of the saved recording please contact the ADA Coordinator via email.**

**A request was made to do a walkthrough of a sampling of properties included in the RFP. The walkthrough is scheduled for the 18<sup>th</sup> of June 2014 beginning at 8:00 am.**

**Key West Botanical Gardens  
Mosquito Control  
Southernmost Beach Cafe  
Bayview Park  
Hockey Skate Rink  
Douglas Gym**

All Proposers shall acknowledge receipt and acceptance of this Addendum No. by acknowledging Addendum in their proposal or by submitting the addendum with the bid package. Bids submitted without acknowledgement or without this Addendum may be considered non-responsive.

  
\_\_\_\_\_  
Signature

SOL-ARCH, Inc.  
\_\_\_\_\_  
Name of Business

ADDENDUM NO. 4  
ADA Transition Plan

To All Proposers:

The following change is hereby made a part of RFP 008 – 14 ADA Transition Plan, as fully and as completely as if the same were fully set forth therein:

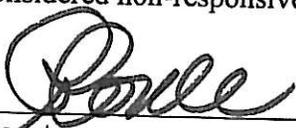
**The following question was asked:**

What is meant to be an inclusive city-wide ADA Transition Plan? Do all of the sidewalks within the city need to be assessed too?

**SusanBoda**  
Marketing Coordinator

Sidewalks and Curb cuts are excluded from this RFP.

All Proposers shall acknowledge receipt and acceptance of this Addendum No. by acknowledging Addendum in their proposal or by submitting the addendum with the bid package. Bids submitted without acknowledgement or without this Addendum may be considered non-responsive.

  
\_\_\_\_\_  
Signature

SOL-ARCH, INC.  
\_\_\_\_\_  
Name of Business



THE CITY OF KEY WEST

POST OFFICE BOX 1409  
KEY WEST, FLORIDA 33041-1409

ADDENDUM NO. 5

ADA Transition Plan

To All Bidders:

The following information is provided in accordance with RFP 008-14 as fully and as completely as if the same were fully set forth therein:

**Question:**

EMG is preparing a proposal in response to the RFP for the ADA Transition Plan of the City's facilities. Can you provide a property list which contains square footages for the buildings and acreage for the parks? This would be helpful in determining our fee proposal.

Thank you,  
Christine H. Mangum | Proposal & Marketing Coordinator  
EMG | 222 Schilling Circle, Suite 275 | Hunt Valley, Maryland 21031

**Answer:**

The City did not provide that information since the City is unsure of what would be required for compliance for each building and park. Each park and building will probably have different requirements.

All Bidders shall acknowledge receipt and acceptance of this Addendum No. by acknowledging Addendum in their proposal or by submitting the addendum with the bid package. Bids submitted without acknowledgement or without this Addendum may be considered non-responsive.

  
\_\_\_\_\_  
Signature

Sol-ARCH, Inc.  
\_\_\_\_\_  
Name of Business