



# Council Communication

Office of the City Manager

Date

October 26, 2009

Agenda Item No. 6  
Roll Call No. 09-  
Communication No. 09-741  
Submitted by: **Jeb E. Brewer, P.E.**  
City Engineer

## AGENDA HEADING:

Approving Professional Services Agreement with RDG Planning and Design for the Des Moines Skywalk Improvements Study, not to exceed \$135,000.

## SYNOPSIS:

Recommend approval of the Professional Services Agreement with RDG Planning and Design, Davis Sanders, Principal-In-Charge, 301 Grand Avenue, Des Moines, 50309, for a total cost not to exceed \$135,000 based on a lump sum of \$130,000 and reimbursable expenses not to exceed \$5,000, in connection with performing a condition assessment for the Skywalk System, developing new wayfinding signage, and developing preliminary conceptual design for enhanced vertical connections for the Des Moines Skywalk Improvements Study. This study is a joint project with shared funding among the City of Des Moines, Downtown Community Alliance (DCA) and the Skywalk Association.

## FISCAL IMPACT:

Amount: \$84,375 (62.5% of total cost)

Funding Source: 2009-10 CIP, SID094, p. Sidewalk Improvements – 6, Downtown Skywalk System, CP038, ENG990000.

Amount: \$25,312.50 (18.75% of total cost)

Funding Source: Downtown Community Alliance

Amount: \$25,312.50 (18.75% of total cost)

Funding Source: Skywalk Association

## ADDITIONAL INFORMATION:

City staff has been working with representatives of the DCA and the Skywalk Association to develop a comprehensive study of the Skywalk system, with particular concerns being expressed about the outdated signs and directories, lack of adequate temperature control due to HVAC problems, and general conditions for certain sections of the system.

In early May, the City sent out a Request for Proposals (RFP) to qualified firms who might be interested in performing this study. Seven proposals were received and reviewed by a selection committee consisting of representatives from the City, DCA, and the Skywalk Association. Following interviews

with the top three proposers, it is recommended that the firm of RDG Planning and Design be selected for this study.

Staff has negotiated a professional services agreement with RDG to perform this study. Staff has worked with RDG to refine the scope of services and cost for the study from a preliminary cost of \$165,000 to the proposed scope and cost of \$135,000. DCA and the Skywalk Association will each contribute 18.75% of the study cost, and the City will fund the remaining 62.5%.

The scope of services consists of four main elements: 1) a condition assessment and report, covering the Skywalk enclosure system, mechanical equipment systems, and the structural condition of Skywalk bridges constructed prior to 1993; 2) evaluation of alternatives, development of conceptual design, creation and evaluation of prototype signs, and a recommended signage and graphics report; 3) preliminary conceptual design concepts for vertical connections and related signage; and 4) project coordination and public involvement. This study is expected to take approximately six months, and is to be completed by May 31, 2010.

**PREVIOUS COUNCIL ACTION(S): NONE**

**BOARD/COMMISSION ACTION(S): NONE**

**ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:**

Present report and findings to City Council.

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