

 <p style="text-align: center;">Council Communication Office of the City Manager</p>	Date: January 10, 2011
	<p>Agenda Item No. 9</p> <p>Roll Call No. <u>11-0011</u></p> <p>Communication No. <u>11-014</u></p> <p>Submitted by: Pamela S. Cooksey, P.E., Acting City Engineer</p>

AGENDA HEADING:

Approving Supplemental Agreement No. 3 to the Grandview Golf Course Clubhouse Professional Services Agreement with OPN Architects, Inc. to provide additional design and construction administration services, not to exceed \$30,750.

SYNOPSIS:

Recommend approval of Supplemental Agreement No. 3 to the Professional Services Agreement with OPN Architects, Inc., Terry Gebard, Principal, 100 Court Avenue, Suite 100, Des Moines, Iowa, 50309, not to exceed \$30,750, for additional design and construction administration services for the Grandview Golf Course Clubhouse.

FISCAL IMPACT:

Amount: \$30,750

Funding Source: 2010-11 CIP, Page Parks-7, PKS171, First Tee, G.O. Bonds

ADDITIONAL INFORMATION:

On May 23, 2005 by Roll Call Number 05-1289, the City Council entered into a Facility Use Agreement with the Golf Foundation of Iowa to begin a program of teaching youth life skills through the game of golf, called The First Tee. Grandview Golf Course has been identified as the future home of The First Tee of Greater Des Moines which proposes renovations to the golf course and construction of a new clubhouse. On April 24, 2006 by Roll Call Number 06-855, the City Council approved the conceptual master plan for Grandview Golf Course. On May 8, 2006 by Roll Call Number 06-941, the City Council entered into a Donation Agreement with The Bright Foundation whereby the Foundation desires to support the costs associated with the construction of the new clubhouse at Grandview Golf Course. The Foundation’s total charitable donation over a five-year period is \$750,000.

On October 13, 2008, the City Council approved a professional services agreement with OPN Architects, Inc. to provide design and construction phase services for the Grandview Golf Course Clubhouse. On November 22, 2010, the City Council approved a supplemental agreement to provide additional design and rendering services. During the schematic design phase, the stakeholders requested a change to the site plan to include a new parking lot north of the clubhouse. The original intent was leave the existing parking lot to the south and add a small area for accessible parking stalls and golf cart queuing. In response to the stakeholder input, Supplemental Agreement No. 3 provides for the additional design and

construction administration associated with the additional parking lot design including storm water management, golf course modifications, and removal of the existing south parking lot. Also, as a cost saving measure, the basement cart storage was removed from the design but has been added back as an add alternate to the base bid.

The new clubhouse construction is planned to provide a pro-shop, snack shop, office space, and multi-purpose room for The First Tee, which can also be used by the general public as a banquet facility and for meeting room space serving the east side of Des Moines. The clubhouse will be designed and submitted for LEED certification.

PREVIOUS COUNCIL ACTION(S):

Date: December 20, 2010

Roll Call Number: [10-2086](#)

Action: [Amendment](#) to donation agreement with the Bright Foundation for their \$950,000 charitable contribution over five years for the design and construction of a new clubhouse at Grandview Golf Course and renaming the golf course as Bright Grandview Golf Course. ([Council Communication No. 10-754](#)) Moved by Hensley to adopt. Motion Carried 7-0.

Date: November 22, 2010

Roll Call Number: [10-1917](#)

Action: [Approving](#) Supplemental Agreement No. 2 to Grandview Golf Course Clubhouse Professional Services Agreement with OPN Architects, Inc. to provide additional design services, \$9,650.86. ([Council Communication No. 10-692](#)) Moved by Hensley to adopt. Motion Carried 6-1.

Date: October 13, 2008

Roll Call Number: [08-1732](#)

Action: [Approving](#) Professional Services Agreement with OPN Architects, Inc. for design and construction phase services for the Grandview Golf Course Clubhouse, not to exceed \$134,000. ([Council Communication No. 08-599](#)) Moved by Coleman to adopt. Motion Carried 7-0.

Date: May 8, 2006

Roll Call Number: [06-941](#)

Action: [Donation](#) Agreement with The Bright Foundation for use in design and construction of Grandview Golf Course clubhouse, \$750,000 over five years. ([Council Communication No. 06-262](#)) Moved by Mahaffey to adopt. Motion Carried 6-1. Absent: Coleman.

Date: April 24, 2006

Roll Call Number: 06-855

Action: [Conceptual](#) Master Plan for Grandview Golf Course. ([Council Communication No. 06-228](#)) Moved by Mahaffey to adopt. Motion Carried 7-0.

Date: May 23, 2005

Roll Call Number: 05-1289

Action: Facility Use Agreement with Golf Foundation of Iowa for use of Grandview Golf Course to offer The First Tee life skills and instructional program through December 31, 2020. ([Council Communication No. 05-294](#)) Moved by Hensley to adopt. Motion Carried 7-0.

BOARD/COMMISSION ACTION(S):

Board: Access Advisory Board

Date: November 17, 2010

Action: Motion by Oberbroeckling to approve with changes agreed upon with City Eng. Mark Dinges. Seconded by Stanley. Motion Carried

Board: Urban Design Review Board

Date: November 16, 2010

Action: Motion to recommend final design as presented by Garner; seconded by Abler. Motion carried.

Board: Park and Recreation Board

Date: March 28, 2006

Resolution Number: 06-021

Action: Approval of the Grandview Golf Course Master Plan and recommend its approval to the Des Moines City Council.

ANTICIPATED ACTIONS AND FUTURE COMMITMENTS:

Normal Council actions on construction contracts.

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