



LANDSCAPE ARCHITECTURAL CONSULTANTS FOR CITYWIDE ON-CALL LANDSCAPE ARCHITECTURAL DESIGN FOR THE DEPARTMENT OF PARKS AND RECREATION

CITY OF ALBUQUERQUE

PROJECT NO. 740400

WEDNESDAY APRIL 1, 2020



SITES SOUTHWEST | LANDSCAPE ARCHITECTURE

Wilson & Company | CIVIL ENGINEERING

Irrigation Services | IRRIGATION DESIGN

QA/QC | JILL BROWN, RLA

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Pay Equity Worksheet PE10-249
Agreement & Insurance Certification
Resident Business Certificate



April 1, 2020

City of Albuquerque - Selection Advisory Committee Office
Capital Implementation Program (CIP) Division Office
One Civic Plaza, 7th Floor
Albuquerque, New Mexico 87102

Re: CITY-WIDE ON-CALL LANDSCAPE ARCHITECTURAL SERVICES FOR THE DEPARTMENT OF PARKS AND RECREATION – Project No. 740400

Dear Selection Advisory Committee Members:

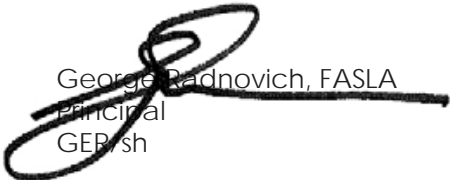
Sites Southwest is honored to submit our proposal for landscape architectural services for the Citywide On-Call for Landscape Architectural Services for the Department of Parks and Recreation. In our 21-year history, our firm has contributed substantially to our city by designing some of Albuquerque's best known and transformative projects. From our continued work at the Albuquerque BioPark to the Sunport's transformation, we have been instrumental in how residents and visitors view our beautiful city. We would love to be a part of the next steps in the transformation of our collective home.

Although we have a long history of working with the City, we are excited to showcase our new talent which includes personnel with international design experience, a water expert in low-impact development, a trails specialist and experts in public involvement. These new faces will offer a fresh approach and, combined with veteran experts we will provide the City with all of the resources needed for the Citywide On-Call Services.

We understand that the projects covered under this contract may vary from small and seemingly insignificant to large and potentially transformative. Our team has experience with projects aligned to the City's goals, they include: nature parks and playgrounds projects, dog parks, APS dual-use facilities like the Zia Elementary School park, trails and trailheads like the Bosque Trail, and we excel at xeric conversions and native landscapes like the Bachechi Open Space Park. We also have provided landscape and irrigation design for small additions to parks like the Los Duranes playground. Our team is prepared to take on challenges small and large. Our current experience includes other on-call contracts with the Cities of Santa Fe, El Paso, Las Cruces as well as ones with Bernalillo County and the New Mexico State Parks Division. We have worked in small communities like Los Lunas and large projects like the Village of Los Ranchos 4th Street Revitalization. A common theme to these projects was working closely with our clients, finding the needs of the public is vital to our respective success. Public engagement provides a unique opportunity to hone in on the needs of a community and provides us direction to focus valuable city dollars. Our public engagement experts are ready for the challenge.

Thank you for the opportunity to be part of our city's transformation. Our team is primed for this opportunity and is equipped to take on the challenge.

Sincerely,



George Radnovich, FASLA
Principal
GER/sh

SITES SOUTHWEST

121 Tijeras NE, Suite 3100 Albuquerque, NM 87102 - phone 505 822 8200 - sites-sw.com

I. General Information

SITES SOUTHWEST FIRM PROFILE / HISTORY

1. ABOUT SSW

Sites Southwest (SSW) is an SBA-certified small business founded in 1997 to provide planning, landscape architecture, urban design, and environmental consulting services to clients in New Mexico and the southwestern United States. We specialize in understanding and respecting the diverse ecosystems, cultures, traditions, and environments of New Mexico.

Sites Southwest, LLC (SSW)
121 Tijeras NE, Suite 3100
Albuquerque, NM 87102
Office: 505.822.8200
Date Established: December 1, 1997
sites-sw.com

2. CURRENT STAFF

17 Professionals

10 Landscape Architecture Design Professionals

George Radnovich, FASLA, Principal-in-Charge and Project Manager
• NM License # 92

Robert Oberdorfer, RLA, Project Manager
• NM License # 167

Deborah Blea Hradek, RLA, Project Manager
• NM License # 516, TX License #3007

7 Landscape Designers
4 Texas Licensed Irrigation Designers
1 US EPA WaterSense Auditor

4 Planning Professionals
3 Administrative Professionals

3. SERVICE LOCATION

All project management services will be conducted locally at our conveniently located Downtown Albuquerque office. In addition to the five local landscape architects and designers, supplementary capacity is available via SSW's El Paso office, which houses five additional landscape architects and designers. Our high-speed server optimizes workflow between these locations.

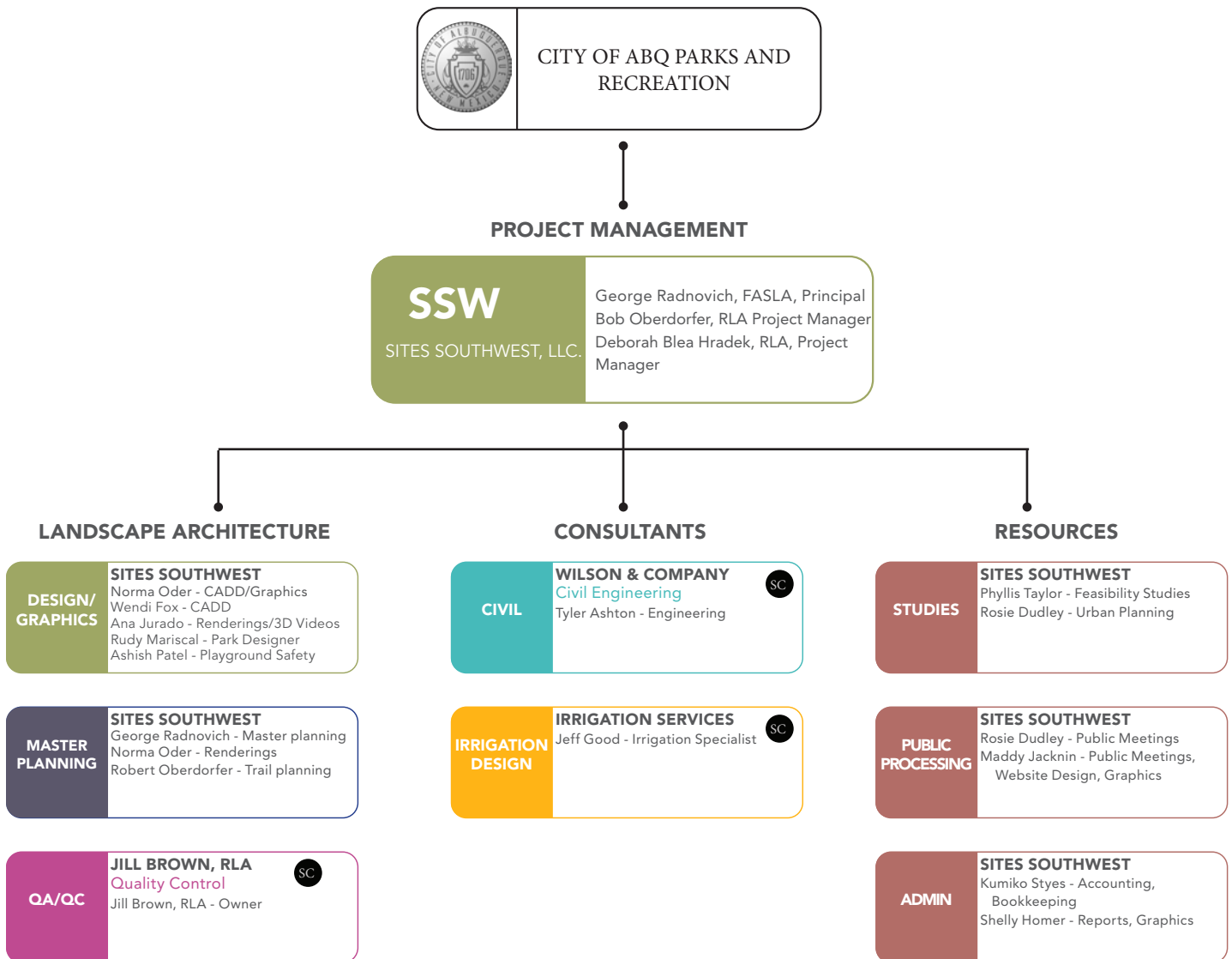


II. Project Team Members

1. ORGANIZATION PLAN / ORGANIZATION CHART

CLIENT
 City of Albuquerque
 Parks & Recreation
 Project Manager
 Christina Sandoval

At Sites Southwest we emphasize the integration of each of our related disciplines into a synergy of skills that serve our clients with great interest and enthusiasm. For this On-Call Landscape Architectural Design Project, Sites Southwest can offer more in the realm of these integrated disciplines because, especially in today's marketplace, we have found that clients often have needs greater than one discipline. The fields of landscape architecture, urban and community planning, and environmental services are merging in many ways. For this On-Call project the group that will be primarily involved is our landscape architecture team, led by George Radnovich. Below is our team organization as it relates to this project:



SC SPECIALTY CONSULTANTS

II. Project Team Members

2. TEAM / CONSULTANTS
3. QUALIFICATIONS / REGISTRATIONS
4. UNIQUE KNOWLEDGE

SSW | SITES SOUTHWEST LLC



GEORGE RADNOVICH, FASLA
PRINCIPAL -IN-CHARGE/
SENIOR LANDSCAPE
ARCHITECT

George Radnovich, principal of Sites Southwest will oversee overall team management. George's familiarity with parks, recreation, streetscape, master planning and urban design projects includes project management and design as well as facility master planning. His experience includes project scoping, contract administration, and project management. George has an intuitive knowledge of resource conservation which he has tirelessly promoted and which will be imparted to this project. George also has extensive knowledge of local and state ordinances and regulations that affect project design and implementation.

REGISTRATION New Mexico Registered Landscape Architect #92

UNIQUE KNOWLEDGE George Radnovich provides the team with more than 30 years of experience on a wide range of public projects designed and built throughout the state. George has managed several on-call contracts in his career and understands the process of task orders and flexibility involved with these contracts. His expertise in the design of edible gardens, site planning can be found in the Bachechi Open Space Park.



**ROBERT OBERDORFER, RLA,
ASLA,**
LANDSCAPE ARCHITECT
PROJECT MANAGER

Bob Oberdorfer is a registered landscape architect and environmental planner with a strong focus on ecologically responsible design practices and inventive, yet practical, problem-solving. His projects have included feasibility studies, design, and construction observation for streetscapes, parks, trails, playgrounds, and other recreational facilities. He will provide design oversight, quality control, and guidance for junior staff members.

REGISTRATION New Mexico Registered Landscape Architect #167

UNIQUE KNOWLEDGE Bob brings more than 30 years of experience to this effort, having managed projects across New Mexico from Farmington to Hobbs. His park projects have included an 80-acre high-altitude training complex in Angel Fire, a 40-acre regional park expansion in Hobbs, and an 11-acre neighborhood park in Las Cruces, as well as an award-winning renovation of Albuquerque's Wells Park. He has also planned and/or designed over 700 miles of recreational trails across the state. He has managed on-call or multi-project services contracts for the City of Albuquerque, Bernalillo County, Albuquerque Public Schools (APS), the University of New Mexico (UNM), and is currently serving in that capacity for the State of New Mexico ENMRD/State Parks Division.



**DEBORAH BLEA HRADEK, B.
ARCH., RLA, CNSU-A**
LANDSCAPE ARCHITECT
PROJECT MANAGER

Deborah Hradek has designed and managed dozens of projects as diverse as parks (new and renovations), master plans, streetscapes, open spaces and trails throughout the southwest. She is a registered landscape architect in New Mexico and Texas, a Texas licensed irrigator and an accredited CNSU professional. Deborah's attention to detail, knowledge of the special needs of landscape and irrigation in an arid climate, combined with her certification as an EPA WaterSense auditor makes her invaluable to any project she leads. Not only does she have extensive park experience, in her 30 years completing landscape design and overseeing construction in the region, Deborah has accomplished master planning, design and construction administration for hundreds of projects.

REGISTRATION Registered Landscape Architect (NM #516; TX#3007); TX Licensed Irrigator (#14746); Certified EPA Watersense Auditor

UNIQUE KNOWLEDGE Under Deborah's guidance, Sites Southwest has been awarded dozens of on-call contracts for the City of El Paso Landscape Architecture Services, El Paso Water Utilities Landscape and Irrigation, TXDOT Landscape & Aesthetics and regional school districts. As the Project Manager and Principal-in-Charge, she has managed multi-disciplinary teams for project budgets ranging from \$4.5M for Joey Barraza and Vito Memorial Park improvements and \$680,000 each for Pollard Park Phases 1 and 2. Completing the City of Albuquerque projects on-time and on-budget will be a priority for Deborah as it has been for past clients. Deborah has traveled extensively to central and southern New Mexico and will travel to Albuquerque to ensure the City's successful outcomes for these on-call projects. Working with staff in both Sites Southwest's offices, Deborah can ensure the City of Albuquerque will receive robust designs, accurate plans, prompt attention and excellent customer service.



NORMA ODER, ASLA
LANDSCAPE ARCHITECT /
PROJECT MANAGER-IN-TRAINING

Norma Oder is a landscape designer and project manager with experience both in the United States and internationally. She has a passion for design and making spaces both functional and beautiful. Her design work includes a museum in West Palm Beach, Florida; a master plan for a spa and resort in Riviera Maya, Mexico; plans for a plaza in Cairo, Egypt; and concepts for a dining hall in Beijing, China. Norma's multitude of talents will benefit clients like the City of Albuquerque in her work at Sites Southwest.

UNIQUE KNOWLEDGE Norma's unique ability to mix existing elements with new, innovative design allows her to maximize budget dollars. Her work at Pioneer Women's Park provided the City of Las Cruces unique design concepts that mixed historic and new features. Her years of park design, master planning and detailed construction documents make her qualified to work on both small, functional projects and large, transformative design. Norma has worked for several cities in New Mexico and can provide functional yet beautiful designs.



WENDI FOX, ASLA
LANDSCAPE DESIGNER

Wendi Fox is a landscape architect in training at Sites Southwest. Her unique perspective on landscape design was honed by the substantial amount of time she has spent exploring the beautiful state of New Mexico, and her passion to work in this field in this diverse region. Wendi is a graduate of the UNM Master of Landscape Architecture program where her thesis there focused on watershed planning, environmental regeneration, and art. At Sites Southwest Wendi utilizes her art background, knowledge of natural systems, and her familiarity with the construction process in her design approach.

UNIQUE KNOWLEDGE Wendi's hyper-focus and amazing attention to detail make her qualified to tackle the most ambitious landscape challenges. Her work on the 4th Street Revitalization in Los Ranchos spanned from master design to the meticulous details in construction drawings. She was instrumental in the Adobe Acres master plan in Bernalillo's South Valley by taking community input, budget challenges and design concepts to provide the community the maximum for the budget.

II. Project Team Members

2. TEAM / CONSULTANTS
3. QUALIFICATIONS / REGISTRATIONS
4. UNIQUE KNOWLEDGE

SSW | SITES SOUTHWEST LLC



ANA JURADO, CNU-A
LANDSCAPE DESIGNER /
GRAPHICS SPECIALIST

Ana Jurado's passion for design, creativity and graphic design helps our projects come to life for our clients. Ana has also worked on several park designs, park improvements and splash pad designs for the City of El Paso Capital Improvement Department. Many of which include the use of water conservation in her design. In addition to her creativity, Ana's experience includes: cost estimating, construction management, 3-D renderings and animation.

REGISTRATION/CERTIFICATIONS Architect – Mexico; Congress For The New Urbanism (CNU) Certified

UNIQUE KNOWLEDGE Ana's ability to design a concept and then bring the concept to life by use of 3D fly-over videos provides our clients the ability to see the concepts come to life. As in her work at Argal Park at Las Palmas in El Paso, our clients could see the paths, connections and view the features as if they were walking through the finished design. Her graphic knowledge and 3D design make her skills unique so that clients and communities can visualize their projects.



RUDY MARSICAL
LANDSCAPE DESIGNER /
IRRIGATION DESIGNER

Rudy Marsical has a strong, international background in design, Rudy melds his talents along with his master's in landscape architecture to transform outdoor spaces. He completed designs, site planning and playground design for the expansion of the Joey Barraza and Vino Memorial Park. He also contributed to the streetscapes for several TXDOT projects in El Paso.

REGISTRATION/CERTIFICATIONS Texas Licensed Irrigation Designer (#23965)

UNIQUE KNOWLEDGE Rudy's creative talent along with his strong use of Auto-CAD, Sketch Up, Adobe Photoshop, Illustrator and InDesign make him uniquely qualified to work on an on-call contract. His bi-lingual abilities connect him with communities to integrate their vision into designs of parks and streetscapes like his work on the Montana Widening project and his design of the Moms on Board conceptual playground in El Paso.



ASHISH PATEL
LANDSCAPE DESIGNER/
PLAYGROUND SAFETY
INSPECTOR

Ashish Patel's careful attention to detail, coupled with his interest in design have made him a valuable team member at Sites Southwest. His rendering for Dowell Elementary School and design for Joey Barraza and Vino Memorial Park showcase his creativity. His careful attention to detail along with his background in fine arts make Ashish a natural fit for this project. Ashish started his career in Chicago and after moving to El Paso, Ashish renewed his interest in design and creating visualizations for outdoor spaces. His desire for design and creating architectural visualizations.

REGISTRATION/CERTIFICATIONS Texas Licensed Irrigation Designer (#23964); Certified Playground Safety Inspector (#44625-0322)

UNIQUE KNOWLEDGE Ashish's creative background, along with his Certified Playground Safety Inspector provides a unique skillset for our municipal clients. His work on elementary schools and park designs provide our clients with both safety and design knowledge. His ability to design in 3D and AutoCAD allows our clients to visualize the final design, much like his work at the all abilities playground concept for the Moms on Board park in El Paso.

QA/QC

JILL BROWN, RLA, BROWN, GREEN AND MORE, LLC

A second generation landscape architect with 20 years of professional experience, Mrs. Brown opened her practice in 2011. After graduating from Louisiana State University, she worked with Sites Southwest in Albuquerque for 11 years, time spent defining her interest in low impact designs and project management. In recent years and as a mother of three, she has since focused on her professional education on how to use simple technology and biological resources to create sustainable landscapes.

REGISTRATION New Mexico Registered Landscape Architect #332

UNIQUE KNOWLEDGE Trained to solve problems, her role as the Landscape Architect is to fully understand the history, landscape functions, community interaction, outdoor living, environmental goals, and existing amenities of a project.



JILL BROWN, ASLA, RLA
LANDSCAPE ARCHITECT/
QA/QC

CIVIL ENGINEER

WILSON AND COMPANY

Mr. Ashton joined Wilson & Company, in spring 1998, shortly after earning his engineering degree at New Mexico State University. As part of our New Mexico operations, he has gained experience in all facets of civil engineering. His primary responsibilities at Wilson & Company have included the design of urban streets, recreational parks storm management systems, hydrology/hydraulic studies, sanitary sewer and water distribution lines.

REGISTRATION/CERTIFICATIONS Professional Civil Engineer, New Mexico #16205; NM Certified Floodplain Manager #NM-17-00408; Project Management Professional #2597940

IRRIGATION DESIGN

IRRIGATION SERVICES LLC

Irrigation Services is highly experienced with City park renovations and the unique challenges that are often associated with older facilities. The City of Albuquerque's Roosevelt Park is a great example of a successful renovation and rejuvenation project that involved a complete replacement of the existing irrigation system. Working around well-aged trees, drainage infrastructure, extreme slopes, and historically protected features were just part of the challenges that were successfully navigated in the design and implementation of the new irrigation system.

UNIQUE KNOWLEDGE Understanding the City's landscape irrigation standards and expectations is a hallmark of Jeff's reputation and planning a cost effective, robust and efficient irrigation system is a cornerstone to ANY park renovation project.



JEFF GOOD
IRRIGATION SPECIALIST

4. SITES SOUTHWEST, Ilc / COA No. 7404003: Citywide On-Call Landscape Architectural Design

III. Respondent Experience

RELEVANT EXPERIENCE

Based on the pre-proposal meeting and the types of projects noted following are specific examples of similar projects worked on by our team. They follow with more detailed project experience with on-call and COA projects relevant to this RFP.



NATURE PLAY AND PLAYGROUNDS

- USFW LINCOLN NATIONAL FOREST CHILDREN'S FOREST, OTERO, COUNTY
- APS SUNSET VIEW ELEMENTARY SCHOOL, ALBUQUERQUE, NM
- RANDALL DAVEY AUDUBON CENTER, ALBUQUERQUE, NM
- HOBBS CITY PARK, HOBBS, NM



APS DUAL-USE FACILITIES

- TIERRA ANTIGUA ELEMENTARY SCHOOL, ALBUQUERQUE, NM
- MCKINLEY MIDDLE SCHOOL, ALBUQUERQUE, NM
- GEORGIA O'KEEFFE SCHOOL PARK, ALBUQUERQUE, NM
- MARIE HUGHES ELEMENTARY , ALBUQUERQUE, NM
- ZIA ELEMENTARY SCHOOL PARK, ALBUQUERQUE, NM



EDIBLE LANDSCAPES AND FOOD FOREST

- VALLE DE ORO NATIONAL WILDLIFE REFUGE, ALBUQUERQUE, NM
- EL PASO COMMUNITY GARDEN, EL PASO, TX
- 4TH STREET REVITALIZATION, VILLAGE OF LOS RANCHOS DE ALBUQUERQUE, NM
- ALBUQUERQUE BIOPARK HERITAGE PARK, ALBUQUERQUE, NM
- MOMS ON BOARD ALL INCLUSIVE PARK, EL PASO, TX
- THE SCHOOL FOR ADVANCED RESEARCH MASTER PLAN, SANTA FE, NM



LID AND GS (GREEN STORMWATER INFRASTRUCTURE)

- HIGH DESERT COMMUNITY PARKS, ALBUQUERQUE, NM
- BACHECHI OPEN SPACE COMMUNITY PARK, ALBUQUERQUE, NM
- FRANKLIN HILLS PARK, EL PASO, TX
- HAHN ARROYO, ALBUQUERQUE, NM



DOG PARKS

- RIO GRANDE DOG PARK, ALBUQUERQUE, NM
- ARGAL PARK, EL PASO, TX
- PAT SMITH PARK, SANTA FE, NM
- JOEY BARRAZA AND VINO MEMORIAL PARK, EL PASO, TX



NEIGHBORHOOD PARKS AND CONNECTIONS

- HIGHLAND COMMUNITY PARK, LAS CRUCES, NM
- TIGUEX PARK, ALBUQUERQUE, NM
- WELLS PARK AND COMMUNITY CENTER RENOVATION, ALBUQUERQUE, NM



SHADE STRUCTURES

Sites Southwest has designed many shade structures in our landscape architectural design projects. Some examples are:

- SOUTH VALLEY GATEWAY, ALBUQUERQUE, NM
- NATIONAL HISPANIC CULTURAL CENTER MEMORIAL PARK , ALBUQUERQUE, NM
- DOWNTOWN LAS CRUCES, LAS CRUCES, NM,

III. Respondent Experience



CITY OF LAS CRUCES ON CALL LANDSCAPE ARCHITECTURAL DESIGN SERVICES Las Cruces, New Mexico

DATES:
2006 to Present

CLIENT/CONTACT:
City of Las Cruces,
Catherine Burr Mathews,
(575) 541-2592

CONSTRUCTION COSTS:
Klein Park - \$950,000

Pioneer Women's Park -
\$797,388 (Phase 1 Only)

Highland Community Park
- \$1,368,931

George Radnovich, Deborah Hradek and Robert Oberdorfer all provided project management services for this on-call contract. Their responsibilities included developing the task order scope of work and fees, public involvement and quality control.

Klein Park - This approximately 1.8 acres park is in the heart of the Mesquite Historic District in Las Cruces and functions as the plaza for the district. The goal of the project was to **work closely with the neighborhood** to create a physical master plan to bring the park up to current standards while respecting its history on El Camino Real. Community partners for this park included Safe Haven- Weed and Seed Program, neighborhood groups, Las Cruces City Councilor and State Representative Jeff Steinborn. Sites Southwest worked to involve all the stakeholders in seven public meetings to produce a plan that City Council and the Parks and Recreation Department complimented and approved.

Personnel: Deborah Hradek was the Project Manager and Wendi Fox was the designer



*Thanks much
for your very
conscientious
work on this
project!*

*Cathy Mathews
City of Las Cruces*

Pioneer Women's Park - This park was one of the first parks in Las Cruces and holds both a historic and sentimental place in the community. This beloved park had been renovated on several occasions throughout the years yet the gazebo, the heart of the park, had fallen into disrepair. The goal of the master plan was to work closely with the neighborhood to create a physical master plan for Pioneer Women's Park that would bring the park into the 21st Century. Sites Southwest worked closely with City staff to develop three concepts, develop the public engagement plan and integrate the improvements into the final design. The final design integrates the original layout with lighting and access upgrades, **a children's garden, elevation of the gazebo, create safer pedestrian crossing to the park, an upgraded picnic area and provide a lush park with green infrastructure improvements.** When completed Pioneer Park will be an example of retaining historical significance, taking input from the community with innovative landscape design.

Personnel: George Radnovich was the PIC and Project Manager and Norma Oder was the designer



Highland Community Park - The project includes two multi-purpose sports fields that will be sited to fit into the surrounding native landscape. Other features include a perimeter walking path, several covered picnic areas, a drinking fountain, and a lighted permeable concrete parking lot. Due to constraints of the surrounding terrain, emergency and maintenance access will share a paved, widened, section of the perimeter trail, and emergency vehicle access onto the fields will be accomplished via a perimeter band of reinforced turf around the upper field. Since the site accommodates runoff from nearby commercial development via an unlined drainage channel, SSW is also developing naturalistic drainage enhancements and erosion protection structures that will **preserve and enhance the existing native landscape.**

Personnel: Robert Oberdorfer was the Project Manager and Norma Oder was the designer



III. Respondent Experience



BERNALILLO COUNTY MULTI-AWARD FOR PROFESSIONAL SERVICES Albuquerque, New Mexico

DATES:
2010 to Present

CLIENT/CONTACT:
Bernalillo County, Clay
Campbell, (505) 468-7309

CONSTRUCTION COSTS:
Sandia Ranch Master Plan
- N/A
Bachechi Open Space
- \$3,341,890

2nd Street North Valley
Greenway Project - N/A

George Radnovich is the Principal-in-Charge and project manager for this on-call contract. His responsibilities include developing the task order scope of work and fees, public involvement and quality control.

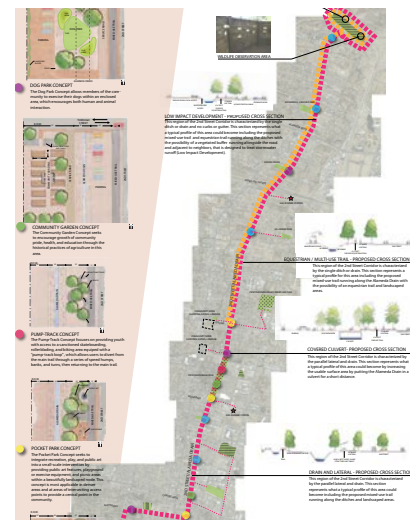
Sandia Ranch Master Plan - Bernalillo County commissioned Sites Southwest to develop a Master Plan and then schematic design plans for the 20 acre Sandia Ranch, the old sanitarium on Edith Boulevard just north of Osuna Road NW. **This agriculturally based project** will include extensive public involvement process and coordination with the MRGCD, site analysis and programming, and schematic design. Programmatically the project includes farm and ranch-based zones for animal husbandry and farming with field seed plots, orchards and vineyards; trails along the Camino Real and the acequia that splits the property, 4H and County Extension Service offices and grounds, an arena with bleachers and pens, and a small **community park and playground**.
Personnel: George Radnovich is the PIC and Project Manager and Norma Oder is the designer



Bachechi Open Space - The Bachechi Open Space Park is perhaps one of Albuquerque's most beloved facilities that is enjoyed by pedestrians, bicyclists, hikers, equestrians and nature lovers. This 27-acre treasure is the northern gateway to 22 miles of Bosque multi-use trail and the Rio Grande Valley State Park. The Bachechi Open Space Park includes a sustainable urban forest of **native plants**, wildlife viewing stations, picnic facilities, a historic pecan orchard and hiking trails. Additionally, roof water from the Environmental Education building drains to above ground cisterns for irrigation to the surrounding landscapes making the space functional, responsible and stunning. The Bachechi Open Space Park also features a wetland boardwalk, a working arboretum and a memorial to the property's original owners. An enormous amount of **collaboration and public input shaped the design** for this beautiful, environmentally responsible park.
Personnel: George Radnovich was the PIC and Project Manager and Norma Oder was the designer



2nd Street North Valley Greenway Project (Alameda Drain Corridor) - Sites Southwest worked with Bernalillo County and other consultants to develop a corridor plan for almost the entire reach of the Alameda Drain Trail. The goal of the project was to create a greenway from the far north valley near the outfall for the North Diversion Channel to I40 near 12th Street at the County's 4H Park. This master plan project explored linkages and loop trails to almost all Bernalillo County facilities in the north valley (proposed and existing) through the use of a multiuse trail that included a linear park, **dog parks, small off-trail respites** for al fresco eating and resting, a pump track concept and pockets parks. The Greenway was planned to emphasize low impact development concepts throughout and use resilient and sustainable thinking for what would become a jewel of the north valley.
Personnel: George Radnovich was the PIC, Project Manager and Landscape Architect



“Your enthusiasm for this project and willingness to work closely with all of the Parks and Recreation Department staff to match our goals and the residents of Bernalillo County has been outstanding!”

*Clay Campbell
Bernalillo County*

III. Respondent Experience



CITY OF EL PASO CITYWIDE ON-CALL LANDSCAPE ARCHITECTURE SERVICES El Paso, Texas

DATES:
2009 to Present

CLIENT/CONTACT:
City of El Paso, Gloria
Venzor, (915) 212-1701

CONSTRUCTION COSTS:
Argal Park at Las Palmas -
\$1.8 Million

Radford Park - \$647,225

Redd Road Streetscapes
- \$1.24M

*Congratulations
to you, Deborah,
for applying
your creativity
to El Paso Parks
and Open
Space!*

*Smejkal, Nanette L
City of El Paso, TX,
Parks Director*

Deborah Blea Hradek provided all project management services for this on-call contract and the following projects. Her responsibilities included developing the task order scope of work and fees, public involvement and quality control.

Argal Park at Las Palmas - Formerly an empty dirt lot, Argal Park in El Paso now combines the natural beauty of the desert with traditional park amenities like a large multipurpose lawn, a **dog park**, public plazas, a covered playground, a restroom and water fountains are integrated in this 23 acre gem. The park, originally slated for industrial development, provides a recreation area for the **neighborhood as well as the larger community** and an extensive walking path provides a cohesive connector. The multiple walking paths run throughout the park and lead the park features. Much of the terrain at Argal Park remains as native desert, giving the park a natural El Paso. This allows users to experience native terrain in the heart of the city. Pedestrian plazas with decorative colored concrete, benches, trees and trash receptacles proved a resting place for residents. A half-acre dog park with divided areas for large and small dogs will draw pet owners from the neighborhood. Parents can bring their children to use the latest model of **playground**, swing set and open lawns. Native plants provide color and kept healthy by use of low impact development techniques that take advantage of storm water.

Personnel: Deborah Hradek was the PIC and Project Manager and Ana Jurado was one of the Project Designers and developed a 3D fly through video of the design to illustrate the design intent to the client and the community.

Radford Park - Sites Southwest led a multi-disciplined team to design a new park just outside the southwest corner of Fort Bliss in El Paso, Texas. Adjacent to an El Paso Water Reclaimed Water Tank, the park's irrigation was designed for reclaimed water use. The Sites Southwest Team was able to provide lighting throughout, protect native areas within the park and include storm water and **LID techniques**, such as water harvesting swales and check dams while providing low-water flora. Residents, families, and groups of friends can spend their free time amidst a variety of amenities such as a lighted plaza, **playground**, sport courts, and picnic tables.

Personnel: Deborah Hradek was the PIC and Project Manager and Project Designer

Redd Road Streetscapes - The landscaping and trees will not only **provide shade** for pedestrians and bicyclists who use Redd Road, but they will also create a safer environment for pedestrians by creating a barrier between pedestrians and vehicles. The creative design will also help minimize the wash out of the medians during rain events and promote green infrastructure within city right-of-way. Other elements for this project include repairs to the existing damaged curbs and installation of street lighting.

Personnel: Deborah Hradek was the PIC and Project Manager and Ana Jurado was the Project Designer.



III. Respondent Experience



APS ON-CALL LANDSCAPE ARCHITECTURE SERVICES Albuquerque, NM

DATES:
2010 to 2018

CLIENT/CONTACT:
APS, Karen Alarid, (505)
848-8818

CONSTRUCTION COSTS:
The Sandia High School
Science Academy - \$763,945

Marie Hughes Elementary
- \$1,279,105
La Cueva High School
- \$390,112

I am writing this letter to thank you for the dedication and hard work that you and your design team have carried out for Albuquerque Public Schools over the years.

*Karen Alarid, AIA
Albuquerque Public
Schools*

George Radnovich is the Principal-in-Charge and project manager for this on-call contract. **Robert Oberdorfer was the Co-Project Manager** and their responsibilities include developing the task order scope of work and fees, public involvement and quality control.

The Sandia High School Science Academy - The Sandia High School Science Academy and Library exemplifies a learning concept that APS has been incorporating into their school designs and rehabilitation. This project included a sports field, a landscaped mall connecting the new buildings to the rest of the campus and an extensive wetland, which is the focal point of the Science Academy. The **sports field design** includes a baseball diamond, **an outdoor gathering area** and connective walkways. The center of the new campus includes seating areas, student gathering points and a landscape that ties into the wetland. The wetland and surrounding landscape functions as a learning laboratory. The landscape incorporates outdoor biological classrooms, reused dimension cut concrete and a cistern to feed the wetland.

Personnel: George Radnovich was the PIC and Project Manager and Wendi Fox was the Landscape Designer

Marie Hughes Elementary - Nestled in Albuquerque's west side, our project at Marie Hughes Elementary helped transform the outdoor spaces into a modern and innovative place for learning about our environment. The design included age appropriate **playgrounds**, a courtyard used for an outdoor classroom, a modern entryway with sleek gabion basket walls using basalt, water harvesting features, a track and pathways to the school. Sites Southwest worked to incorporate the modern building design into the environment by re-using materials, incorporating cutting edge water harvesting and color scheme to make the school the **pride of the neighborhood**.

Personnel: George Radnovich was the PIC and Project Manager, Wendi Fox was the Landscape Designer and Robert Oberdorfer provided QA/QC

La Cueva High School - Our project at La Cueva High School included landscaping around an amphitheater, a special needs playground and an ADA accessible ramp. This simple yet elegant landscape design highlights the **amphitheater into a beautiful outdoor space**. The **playground** uses an existing color scheme so that it seamlessly blends into its surroundings while adhering to the **APS Playground Standards**. The project highlights our ability to problem solve during construction when the architect discovered challenges when building an ADA compliant ramp. Our lead landscape architect, Bob Oberdorfer, and designer, Wendi Fox, were able to troubleshoot and solve the steep grading issues on-site with minimal disruptions to the construction schedule and budget.

Personnel: George Radnovich was the PIC, Wendi Fox was the Landscape Designer and Robert Oberdorfer was Lead Landscape Architect



III. Respondent Experience



CITY OF ALBUQUERQUE ON-CALL LANDSCAPE ARCHITECTURAL AND CITY COUNCIL PLANNING Albuquerque, NM

DATES:
2006 TO Present

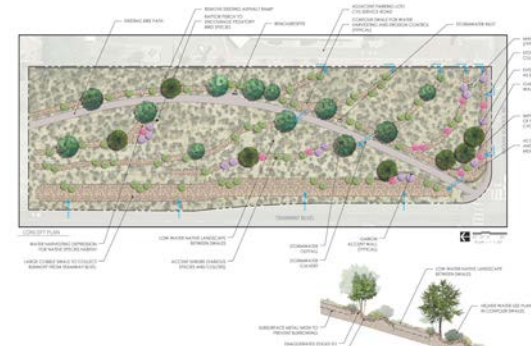
CLIENT/CONTACT:
City of Albuquerque

CONSTRUCTION COSTS:
Various

George Radnovich was the Principal-in-Charge and project manager for several City on-call contracts. His responsibilities include developing the task order scope of work and fees, public involvement and quality control.

Sites Southwest has been involved in a wide variety of projects, geographic areas and ecosystems throughout the City under various departments. They have ranged from small playground additions like Los Duranes Park to a rehabilitation plan for the Northeast corner of Tramway Boulevard and Indian School Road. The list below illustrates the variety of projects that we have provided and our familiarity with the City of Albuquerque processes:

- District 8 medians
- Urban Forest Master Plan
- Rio Grande Triangle Dog Park
- Neon Gateways
- Roadrunner Little League
- Los Duranes Park Playground
- Jack and Jill Park
- Pat Hurley Park
- Paseo del Estrella Park
- COA Neighborhood Signage Prototypes
- Tramway and Indian School Landscape
- Rio Bravo Open Space Trail
- 60th Street Site Plan
- Brown Property Charrette



PROJECT MANAGER'S EXPERIENCE

George Radnovich, Bob Oberdorfer and Deborah Hradek each provide more than 25 years of project management experience with the City of Albuquerque, City of El Paso, City of Las Cruces, Bernalillo County and a multitude of cities and counties across New Mexico and Texas. They have all managed on-call projects with multiple stakeholders, project types and schedules. Both George and Bob have led projects from the City of Albuquerque and are very familiar with the processes and procedures required for successful project completion. They have an understanding of the public involvement processes, staff liaison protocols, and design review procedures, maintaining good working relationships with the various City review departments and the representatives who serve on the Design Review Committee (DRC). Project Manager, Deborah Blea Hradek is currently the project manager for the City of El Paso On-Call Landscape Architectural and El Paso Water Utilities Landscape Architectural projects. Her 20 years of experience working with various agency and parks and recreation departments will help jump start any project in this on call contract.

IV. Technical Approach

1. UNDERSTANDING OF PROJECT SCOPE

The City of Albuquerque encompasses a wide geographic area with strikingly diverse environments, ranging from riparian valley to upland mesas and pinon-juniper foothills. Likewise, the settings for on-call projects will also vary greatly. Potential projects within those diverse areas may include both new designs or renovation of neighborhood parks and playgrounds, dog parks, adventure/nature play areas, community gardens and edible landscapes, and lots of shade. Joint projects with Albuquerque Public Schools are also anticipated.

Yet despite the diversity of potential projects and settings, we understand that the issues and needs of the City are constant. Based on recent economic developments (social distancing, closures of many “non-critical” businesses, loss of oil and gas revenues, among others), public sector projects are required to be more time-efficient and cost-effective than ever, since State funding will be increasingly limited.

At the same time, it is more important than ever to incorporate affordable, practical, and sustainable solutions into all facets of public sector work.

We are aware that on-call projects can be fast-paced, requiring focused commitment from our team. The Sites Southwest team has taken all of these concerns in stride, and for the near term has transitioned to a collaborative and efficient, decentralized, work-at-home model, utilizing remote-desktop and collaborative meeting platforms to make the best of a bad situation. We also realize that the current situation is not permanent, and we are poised to return to full centralized production from our downtown offices as soon as such restrictions are lifted.

We understand that many of the projects will be small with low budgets and short time frames, while at the same time we may be required to provide a larger team to meet the needs of larger projects with simultaneous deadlines. We believe we have assembled a team that is capable of handling multiple projects quickly, yet small enough to give City the personal attention it requires.



IV. Technical Approach

2a. PLAN TO PERFORM THE SERVICES REQUIRED BY THE PROJECT SCOPE

Given the diverse nature of on-call projects and the variety of possible project team arrangements, We at Sites Southwest see ourselves as your agent, ready to respond or manage a project team in whatever capacity is preferable. As previously mentioned, we understand that there is a wide range of potential skills and expertise required to address the diversity of on-call projects. In our experience, to be successful on any project requires the following phases:

PHASE	KEY MEETINGS	KEY TASKS
Initialization	<p>City Team Meeting Define scope of work, fees, schedule</p> <p>Kick-off Meeting - Internal Kick-off Meeting with team</p>	<ul style="list-style-type: none"> • Written Scope of Work, Fees • Develop preliminary Schedule • Selection of Project Manager • Develop list of questions
Analysis and Research	<p>Public Meetings (if necessary)</p> <p>Stakeholder Charrettes (if necessary)</p>	<ul style="list-style-type: none"> • Information Collection and Fieldwork of Site • City Processing • Public Involvement
Master Planning	<p>City Review Meetings</p> <p>Public Meetings (if necessary)</p>	<ul style="list-style-type: none"> • Graphic Master Concept Plan illustrating landscape layout • Plant List • Site Amenities
Design/ Construction Documents	<p>City Review Meetings</p> <p>Public Meetings (if necessary)</p> <p>DRB/DRC Processing</p>	<p>SCHEMATIC DESIGN</p> <ul style="list-style-type: none"> • Site/landscape layout • Project Schedule updates • Review constructibility and maintenance with Owner • Develop Cost estimate <p>DESIGN DEVELOPMENT</p> <ul style="list-style-type: none"> • Revise with code officials. • Material Concepts/ presentation • Outline specifications and table of content • Site/layout and systems verification Budget and Schedule. <p>CONSTRUCTION DOCUMENTS</p> <ol style="list-style-type: none"> 1. 50% CD Turn-in for COA Review 2. 75% CD In House check set 3. 95% CD Turn-in for COA Review <ul style="list-style-type: none"> o Pre 100% CD turn-in 4. 100% CD Turn-in for COA Review
Bidding and Construction	<p>Pre-bid and Pre-construction meetings</p> <p>Periodic job site meetings</p> <p>Final walk-through</p>	Determine key meetings /milestones for specific consultant attendance
Long Term Maintenance	Meet with Maintenance Personnel	Landscape Management Plan

2b. QUALITY CONTROL PLAN

We have learned over time that the best construction documents result from dedicated, face-to-face team reviews, early turn-ins for coordination PRIOR to phase submittals and early consultant participation. Our focus is always on interdisciplinary design - thus we expect active project engagement by our consultant team. We are hands-on with our consultant team and very proactive on all our projects.

We appreciate that public-sector projects are required to be conducted in a time-efficient and cost-effective manner while maintaining technical quality; therefore, we utilize a proven set of procedures, systems, and experience for QA/QC.

In the design disciplines, quality is a word that can be defined in multiple ways. It refers to the quality of the plans that we produce and the accuracy and buildability of the final plan set. We take the quality of our bid documents seriously and have accomplished many projects and repeat design work for Cities, counties, Federal projects, National labs, the GSA, TXDOT, NMDOT, and many other agencies.

IV. Technical Approach

We have performed our work following tight guidelines for QA and QC. For every project we assign our senior employees who possess the most detailed and quality-oriented attributes and expertise in our firm for just this purpose. We use this process of in-house peer review from the on-set of the project including concept and schematic graphics through the design development and construction document phases of work to ensure accuracy from the project's on-set. This extra check and senior staff reviews improves plans, minimizes errors and reduces potential change orders for our projects.

Sites Southwest also looks at quality as it relates to our level of design - the functionality, environmental quality, workability and usability of our projects. Our design work and that of our consultants is first-class and award-winning at both local and national levels.

Our firm maintains a "Process and Procedures" manual to guide staff members through a project that includes checklists and QC procedures to reduce errors, control waste, and meet deadlines. These processes and management tools are instrumental in the successful performance of the firm, are time proven, and are continually evaluated and modified to improve results. Quality service can be best judged by the client, and client satisfaction is the best indicator of project success. A long list of repeat clients serves as a testament to our responsive service, adherence to schedule and budget, and our ability to provide high-quality professional services. The diagram below illustrates our quality management system process.



3. PROBLEM SOLVING

Nature play and playgrounds

Playground design theory has undergone several major shifts over the last several decades. From the mid-1900s, when playground equipment durability was paramount and galvanized steel was the norm, the first shift occurred during the 1970s and '80s, which saw the first wave of themed "adventure play," promoted by the more "enlightened" designers. However, the lack of standards, not to mention accountability, eventually led to the creation of the Consumer Product Safety Commission (CPSC) and its very standardized playground design guidelines – which in turn led to the rise of prefabricated packaged playgrounds, all of which were very safe, but many of which were not much fun after the first few visits. Today, playground design has matured through the benefit of greater hindsight and years of additional research, as well as a growing environmental ethos, which has resulted in a swing (so to speak) back toward the less structured playgrounds of the latter half of the last century, but with better justification to back them up. Today, extensive research has shown that "nature play" in its various forms results in increased play value, higher levels of physical activity – resulting in healthier children, and a greater environmental awareness. Done correctly, nature play can also provide opportunities for both children and parents to participate together and learn from their shared experience. The SSW team will rely on both our past experience and current trends to develop playgrounds that integrate well within the larger landscape, and provide holistic play and learning environments.



IV. Technical Approach

APS Dual-Use Facilities

The SSW team has worked extensively with Albuquerque Public Schools on project ranging from educational wetlands to highly developed special needs play areas, so are very familiar with APS policies and design guidelines. Our familiarity with their staff will enable us to coordinate effectively on any joint-use facilities that the City is planning.

Edible Landscapes/Food Forest Design

Although far from the norm of what is considered appropriate for your average city park, edible landscapes are nonetheless finding favor from several standpoints. Including edible plants and fruiting trees in lieu of, or in addition to, ornamental landscaping can help serve the most vulnerable populations, providing a source of fresh produce in “food deserts,” and providing additional farm-culture learning experiences for urban dwellers. Until recently, edible landscapes in public settings have gotten at best a cool reception – primarily from a maintenance standpoint. Planting fruit trees in urban parks brings up several issues, including whether to spray or not, and how to deal with the mess resulting from dropped fruit, if it is not consumed. The “food forest” concept addresses those issues by promoting a full-blown, non-maintained, forest-like biome of edible plants in a layered configuration that is more or less self-sustaining. While the concept itself may take some getting used to, the fact is that landscapes in general will need to move in this direction as pesticide bans and budget cuts combine to make traditional landscape maintenance impractical. Sites Southwest is currently working with Bernalillo County to develop an Integrated Vegetation Management Plan that will help them deal with the County Commission’s recent glyphosate ban, so we are well equipped to apply these same lessons to the City’s parks and gardens.

Dog Parks

Dog parks have been part of many designs completed by the SSW team, so we are well positioned to deal with the issues surrounding them – from surfacing to separation by sizes, as well as providing common socializing areas, a water source, shaded areas, and a watering system to keep down dust and help infiltrate animal waste residue. SSW will work with local neighbors in each instance to understand their concerns and solicit any new ideas that they might have.

LID and GSI

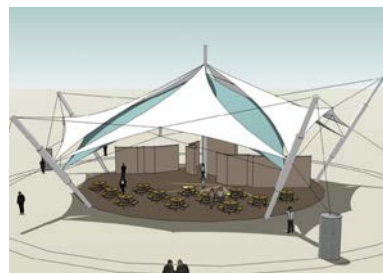
Sites Southwest has been a leader in the use of native plants, green stormwater infrastructure and functional landscape architecture since our inception over 20 years ago and have left a legacy of projects including the Albuquerque Sunport, the High Desert Community, the Natural History museum, and extensive work in the Rio Grande Bosque. We were the first firm in NM to use these methodologies on a large scale.

Shade Structures

Site amenities such as shade structures, gazebos, amphitheaters, kiosks, and signage serve important functions in outdoor settings especially in Albuquerque where they can be used almost year-round. These amenities can be attractive elements that beautify spaces and inspire creativity. We have designed many of these elements for projects throughout the region that add to the natural beauty while adding functionality. For the South Valley Gateway Park in Albuquerque recycled material were used by request of the client.

Expert Irrigation Design & Audits

Based on our understanding of the project scope and our experience with City facilities, irrigation systems need many small upgrades and fixes. To reduce maintenance, we consider irrigation needs from the beginning of a project and plan around them. In addition to the Sites Southwest in-house irrigation knowledge, irrigation expert, Jeff Good of Irrigation Design Services, will provide technical review to our irrigation plans so that we design efficient, maintainable, and durable irrigation systems that meet City codes, standards, and preferences. If needed, we can perform audits or other irrigation services for projects as needed.



V. Cost Control

1. COST CONTROL AND COST ESTIMATING TECHNIQUES

1.A. COST CONTROL OF THE DESIGN PROCESS

Effective Scoping – Having a clear scope of work defined can yield time and money savings by allowing us to develop more precise person-hour estimate spreadsheets. These illustrate costs on a task by task basis. We also consistently look for ways to reduce the steps needed to complete the design.

Accurate Plans Reduce Addendum's and Change Orders – Developing accurate and thorough plans in the design phase aid in our controlling costs during the construction phase as it relies heavily on accurate plans thereby reducing the need for addendum's and change orders. We regularly conduct peer review sessions of plan sets as part of our quality assurance procedures to reduce the need for costly addendums and change orders during construction.

Meetings / Communications with Project Mangers – As the project design proceeds, we conduct regular meetings with our city counterparts not only to review design scenarios, but to update staff regarding project costs and budgets. Sites Southwest also conducts weekly production meetings with our staff to review project needs, budgets, and implementation strategies.

Life Cycle Costing - Beyond accounting processes, Sites Southwest designs landscapes that are intended for resource conservation, in terms of life-cycle costs.

1.B. COST CONTROL OF THE CONSTRUCTION COST

Regular Meetings and Site Visits – Sites Southwest conducts regular construction meetings (typically weekly) so that questions are answered immediately to prevent misunderstandings later. Site visits (scope dependent) allow us to identify issues or potential problems before they arise.

Communication with City Project Manager – If we discover an issue which affects cost, we immediately Communicate with our City Project Manager with recommendations to make decisions and move forward without affecting schedule.

Fieldwork – Regular and periodic observation is key to a project's financial success. At Sites Southwest we visit the site at least once per week (dependent on scope) to ensure that the project is built according to specifications and without cost overruns.

1.C. COST ESTIMATING TECHNIQUES

Contractor Communications - We communicate regularly with contractors regarding pricing and estimating and typically query them through written and verbal inquiry.

Phase Based Cost Estimating – Project costs are typically estimated at the initial planning and feasibility stages, and throughout each design phase (schematic, design development, and construction documentation).

Life Cycle Costs – Beyond estimating, Sites Southwest also designs projects that conserve resources in terms of life-cycle costs.

2. COMPARISON OF BID AWARD AMOUNT TO FINAL COST ESTIMATE

Name of Project	Month/Year of Bid	Number of Bids	Final Cost Estimate	Bid Award Amount	Final Contract Amount including Change Orders
Bernalillo County McGrane Memorial Park	2-2017	3	\$382,465	\$443,048	Not provided
South Valley Pool	12/2017	5	\$1,797,873	\$1,777,000	Pending
Hobbs City Park	6/2017	5	\$3,425,863	\$4,442,430	Not provided
Alto Reservoir/ Eagle Creek Trail, Ruidoso, NM	8/2016	3	\$435,700	\$351,663	\$342,971 (-2%)

Justifications: Hobbs City Park - The local economy of Hobbs is highly dependent on oil success and is therefore subject to frequent fluctuations in costs for construction materials and services. Given the substantial amount of concrete use in this project, most of the price discrepancy is due to the high cost of concrete in this area at the time.

Certifications

City of Albuquerque Capital Implementation Program

Agreement and Insurance Certification

We have reviewed the standard agreement for Engineering or Architectural or Landscape Architectural Services that are required for the project listed below, and hereby certify that we will, if selected for the project, enter into this standard agreement for this project and meet all insurance requirements listed therein.

This Certification is intended for the use of the City of Albuquerque only, in conjunction with the award of the Engineering or Architectural or Landscape Architectural Services Agreement for Project:

Project Name Landscape Architectural Consultants for Citywide On-Call Landscape Architectural Design for the Department of Parks and Recreation

Project Number COA No: 740400

Date April 1, 2020 Firm Name Sites Southwest LLC

Signature 
Title Principal

STATE OF NEW MEXICO)

) ss

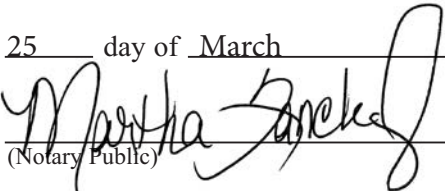
COUNTY OF BERNALILLO)

The above Certification was subscribed before me, the undersigned authority, by:

George Radnovich

who swore upon oath that this Certification was signed of free act and deed, on this

25 day of March, 2020


(Notary Public)

My commission expires: June 30, 2021



Pay Equity Reporting Form

Pay Equity Reporting Form PE10-249

Company name:	Sites Southwest
Mailing address line 1:	121 Tijeras NE, Suite 3100
Mailing address line 2:	0
City, state, zip code:	Albuquerque, NM 87102
Phone:	505-822-8200
E-mail address:	kstyes@sites-sw.com
FEIN number:	85-0448269
EAN number:	0
SHARE vendor number	0
Reporting calendar year:	2018

Job Category	No. Females	No. Males	Gap (Absolute %)
1 - Officers and Managers	1	1	0.09%
2 - Professionals	6	3	8.27%
3 - Technicians	2	1	2.08%
4 - Sales Workers	0	0	N/A
5 - Office and Admin. Support	3	0	N/A
6 - Craft Workers (Skilled)	0	0	N/A
7 - Operatives (Semi-Skilled)	0	0	N/A
8 - Laborers (Unskilled)	0	0	N/A
9 - Service Workers	0	0	N/A

Total # Job Categories With No Employees	5
Total # Female Only Job Categories	1
Total # Male Only Job Categories	0
Total # Females (all categories)	12
Total # Full Time Females	4
Total # Part Time Females	8
Total # Males (all categories)	5
Total # Full Time Males	4
Total # Part Time Males	1
Total # Employees	17
Female % Workforce	70.59%
Male % Workforce	29.41%

Document must be signed by the principal executive of the company:

ITB #: _____ RFP# PROJECT NO. 740400 PO# _____

Phyllis H. Taylor, Principal
Name and title, printed

Phyllis H. Taylor
Signature

April 1, 2020
Date

STATE OF NEW MEXICO

TAXATION AND REVENUE DEPARTMENT

RESIDENT BUSINESS CERTIFICATE

Issued to: **SITES SOUTHWEST LTD CO**

DBA: **SITES SOUTHWEST LTD CO**
121 TIJERAS AVE NE STE 3100
ALBUQUERQUE, NM 87102-3461

Expires: **11-Apr-2021**

Certificate Number:

L1713248048



John Monforte, Acting Cabinet Secretary

THIS CERTIFICATE IS NOT TRANSFERABLE