

SCWEST MASTERPLAN

Scope and Fees

Submitted to:

**The Recreation Centers of
Sun City West Inc.
19803 R. H. Johnson Blvd.
Sun City West, Arizona 85375**

Submitted by:

**Thinking Caps Design
1425 North First Street | Suite 101
Phoenix, Arizona 85004**

Submittal Date:

February 11, 2014

FLOOR
a s s o c i a t e s



THINKING CAPS DESIGN

The project focus for the **Sun City West Recreation Center (SCWEST)** is a development of a longterm masterplan for the primary recreation center along **R. H. Johnson Boulevard**. The intent is to deliver a masterplan that provides a progressive approach, refining new directions for the center while enhancing the existing and new community members experience. The masterplan will occur within a 5 to 10 year build-out and begins with the preliminary phases of **Data Collection, Stakeholder Input and Masterplan phasing strategies detailed as follows.**

Landscape | Architecture | Signage and Graphics

1• DATA COLLECTION and RESEARCH PHASE

\$ 8,000.00

COLLECTION:

- Gathering existing building and site plans from the Owner and scanning them for subsequent use.
- Prepare base information using CAD info provided by the Owner and aerial information resource.
- Gather signage as-builts drawings as references existing signage packages.

RESEARCH:

- Site visit(s) for photo survey and documentation of existing site, building exteriors and signage elements.
- Research trends in local and regional active lifestyles.

COORDINATION:

- Format templates for the project documents and presentation boards (exhibits).
- Prepare "Site Analysis Plan".
- Participate in two (2) design team meetings.

DELIVERABLES:

- Site Analysis Plan** inclusive of Architectural, Landscape Architectural and Signage and Wayfinding conditions. (1 hard copy; 1 electronic (PDF) copy)
- Summary document** inclusive of demonstrating "trends". (3 hard copies bound; 1 electronic (PDF))

DURATION:

4 weeks (April 2014)

2• STAKEHOLDER INPUT PHASE

\$ 10,000.00

INPUT:

- Collection and prepare reference imagery for stakeholder sessions exhibits
- Two (2) sessions with Stakeholders for critical input
- One (1) "filtered" session with Owner representatives
- Preparation by team for input sessions questions and exhibits

COORDINATION:

- Participate in two (2) design team meetings
- Present findings to obtain final project objectives for Owner approval

DELIVERABLES:

- Program** | A written program describing desired objectives and implementation strategies for Architecture, Landscape Architecture and Signage/Wayfinding, inclusive of visuals of the exhibits used during the input process. (3 hard copies bound; 1 electronic (PDF))

DURATION:

5 weeks (September 2014)

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3* MASTERPLAN and PHASING

\$ 17,000.00

MASTERPLAN:

- Prepare two dimensional plans describing proposed exterior site, building and signage improvement strategies for the Architectural, Landscape Architecture and Signage/Wayfinding exhibits.

PHASING:

- Prepare two dimensional plans describing possible phasing strategies for the Architectural, Landscape Architecture and Signage/Wayfinding opportunities.
- Provide images (photographs and/or sketches) as needed to describe nature of proposed improvements/modifications.
- Demonstration of probable costs associated with phases of the work.

COORDINATION:

- Participate in two (2) design team meetings.
- Participate in one (1) presentation to Board/Executive Committee.
- Participate in one (1) presentation to the community.

DELIVERABLES:

- **Masterplan** | A final masterplan document demonstrating visual references, masterplan strategies for phasing and trends for Architecture, Landscape Architecture and Signage/Wayfinding, inclusive of site drawings reflecting the overall site at a 50 or 60 scale, visuals on the exhibits used during the input process. (3 hard copies bound; 1 electronic (PDF))

DURATION:

8-10 weeks (October/November 2014)

TOTAL FEES

\$ 35,000.00

REIMBURSABLE EXPENSES: Approximately 10% of total fees

- Printing, Scanning, Photo Reproduction, Presentation Materials and Project related Mileage

We thank you again for this opportunity to submit our proposal for the Sun City West Recreation Center (SCWEST) masterplan. We promise to develop significant strategies for the overall masterplan that will present your goals in a manner that will capture a positive response from your community. This project will become the launching point for the design, development and implementation of a sustainable masterplan program over a projected five to ten year period.