

PARKS & RECREATION Administration Division



Sports Complex Design Services

CITY COUNCIL MEETING – April 16, 2024

City Staff Representative: Ryan Smith, Parks Planning, Development, and Grant Manager

1

1

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Sports Complex Design Services

Background

- Location: Intersection of Southern Street and Tower Road
- 34-acre site
- Proximity to other City of Brighton sports complexes
- Parks department owns this parcel



2

2

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Proximity



3

3

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Sports Complex Design Services

Design Services Scope

- Master plan, design, construction documents, cost estimating, and construction oversight
- Site improvements adjacent to the property (such as roadway expansion, water, sewer, stormwater)
- Community engagement
- Site exploration, S.U.E., Geotech
- Multi-use artificial turf fields, parking lot(s), concession stands, restrooms, playground, sports lighting, maintenance building, trail connectivity

4

4

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Former Master Plan - 2015



5

5

FINANCE Procurement Division



Procurement Summary

PROCUREMENT METHOD:
Formal Solicitation, advertised via BidNet, resulting in thirteen (13) responses.

PROPOSALS RECEIVED:

Proposal 1: \$952,554.00	Proposal 8: \$450,000+
Proposal 2: \$513,350.00	Proposal 9: \$39,520.00
Proposal 3: \$1,443,250.00	Proposal 10: \$925,000+
Proposal 4: \$947,800.00	Proposal 11: \$1,170,135.00
Proposal 5: \$1,213,300.00	Proposal 12: \$1,482,490.00
Proposal 6: \$925,000.00	Proposal 13: \$1,267,997.88
Proposal 7: \$932,212.00	

STAFF RECOMMENDATION:
Accept Proposal 7, submitted by DHM Design Corporation, as this Proposal has been deemed the most responsive and responsible of those received. Through the Proposal, the Firm has demonstrated comprehensive understanding of the scope of work and extensive experience with projects of a similar nature in the State of Colorado.



6

6

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Brighton

Sports Complex Design Services

DHM Past Experience

- Lutz Sports Complex, Arvada
- Long Lake Regional Park, Arvada
- Pioneer Park, Commerce City
- Northglenn Northwest Open Space
- Experience in Brighton, Brighton Adult Sports Complex Master Plan
- Been in business for 45+ years




7

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Brighton

Sports Complex Design Services

Construction Timeline

Proposed Schedule

Brighton Sports Complex Design Services

Starts: 10/2023
Ends: 10/2024

Tasks - Overall Schedule of Work

Task	Start	End
Part 1 - PROJECT SCOPING AND BASIC MAP COLLECTION	10/2023	12/2023
Part 2 - SCHEMATIC DESIGN	10/2023	12/2023
Part 3 - DESIGN DEVELOPMENT - VERY IMPORTANT	10/2023	12/2023
Part 4 - CONSTRUCTION DOCUMENTS - VERY IMPORTANT	10/2023	12/2023
Part 5 - CONSTRUCTION DOCUMENT PACKAGE	10/2023	12/2023

1. DHM will make every effort to expedite this schedule further by assigning additional staff when necessary or an effort for early completion.

2. The schedule dates reflect a total of 102 weeks of review time for the City of Brighton Staff. If possible, DHM is available to assist in shortening review times by meeting with staff for review plan examples.

3. Construction schedule is provided due to not knowing the full scope of work at this time.

Gantt Chart

8

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Brighton

Options for City Council

Brighton City Council has the following options in this matter:

- Approve the proposal as presented
- Reject the proposal
- Request staff to look at other options for design

9