

## **RESOLUTION NO. 3566-2012**

### **RESOLUTION OF THE FORT BRAGG CITY COUNCIL APPROVING A PROFESSIONAL SERVICES AGREEMENT WITH GARAVAGLIA ARCHITECTURE INC. FOR THE GUEST HOUSE MUSEUM MASTER PLAN AND AUTHORIZING CITY MANAGER TO EXECUTE CONTRACT (AMOUNT NOT TO EXCEED \$47,500; ACCOUNT NO. 165-4954-0630)**

**WHEREAS**, the City of Fort Bragg released a request for proposals to develop a master plan for the Guest House Museum; and

**WHEREAS**, City staff and Historical Society members reviewed and evaluated the five proposals received, interviewed the top three teams, completed reference checks on the top team, and recommends Garavaglia Architecture, Inc. based on the overall quality and experience of the team, the team's completion of comparable projects, the results of the reference checks, the overall budget and scope of work, and the inclusion of a local team member as a subcontractor; and

**WHEREAS**, Garavaglia Architecture, Inc. will complete the tasks and deliverables of the Guest House Master Plan project as outlined in the Scope of Work, subcontracting to Amy Wynn Coastal Development Permits for community outreach, Circa: Historic Property Development for museum consulting and community development, Terra Cognita Design and Consulting for landscape architecture, Duquette Engineering Inc. for structural engineering, EDesignC Inc. for MEP, and Leland Saylor Associates for cost analysis; and

**WHEREAS**, a contract has been prepared for Garavaglia Architecture, Inc. to perform planning and design services at an amount not to exceed \$47,500; and

**WHEREAS**, the City has obtained a 2010-2011 Planning and Technical Assistance Community Development Block Grant in the amount of \$47,500 for the above purposes and sufficient funds are available for this contract; and

**WHEREAS**, the Guest House Museum master plan, as described in the proposed contract, is a planning study and its development will not commit the City or the Historical Society to undertake any particular project or course of action; and

**WHEREAS**, feasibility and planning studies, such as the Guest House Museum master plan, qualify for a statutory exemption from the California Environmental Quality Act (CEQA) pursuant to Title 14, California Code of Regulations (CEQA Guidelines), Section 15262. A planning study that is undertaken for possible future actions does not require the preparation of an EIR or a Negative Declaration but does require consideration of environmental factors. The historic nature of the structure will be carefully considered as a part of the project; and

**WHEREAS**, based on all the evidence presented, the City Council finds as follows:

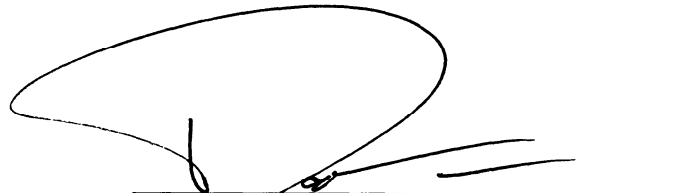
1. All costs associated with the professional services will be billed at a not to exceed basis as defined in the contract.
2. Securing services from Garavaglia Architecture, Inc. will benefit the City by having an updated planning study which can facilitate further discussions for economic development and enhance cultural experiences for locals and visitors.

3. Based on the selection process and reference checks, Garavaglia Architecture, Inc. has been determined to be the appropriate team.

**NOW, THEREFORE, BE IT RESOLVED** that the City Council of the City of Fort Bragg does hereby approve a Professional Services Agreement with Garavaglia Architecture, Inc. for the Guest House Museum Master Plan and authorize City Manager to execute same (Amount not to Exceed: \$47,500; Account No. 165-4954-0630).


The above and foregoing Resolution was introduced by Councilmember Gjerde, seconded by Councilmember Courtney, and passed and adopted at a regular meeting of the City Council of the City of Fort Bragg held on the 27<sup>th</sup> day of August, 2012, by the following vote:

**AYES:** Councilmembers Courtney, Deitz, Gjerde, Hammerstrom, and Mayor Turner.  
**NOES:** None.  
**ABSENT:** None.  
**ABSTAIN:** None.



**DAVE TURNER,**  
Mayor

**ATTEST:**

  
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Cynthia M. VanWormer, CMC  
City Clerk