

Departmental Concurrence

**SUBMITTAL TO THE BOARD OF DIRECTORS
 COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

610



FROM: Regional Park and Open-Space District

SUBMITTAL DATE:
 04/02/2015

SUBJECT: Lake Skinner Recreation Area/Multi-Species Reserve Office/Maintenance Building - Consulting Service Agreement with Integrated Design Services Group, Inc.; CEQA Exempt; District 3; [\$108,000]; Fund 33120 Development Impact Fees

RECOMMENDED MOTION: That the Board of Directors:

1. Finds that the Consulting Service Agreement is exempt from the California Environmental Quality Act ("CEQA") pursuant to CEQA Guidelines Section 15061(b)(3);
2. Approve the Consulting Service Agreement between the Riverside County Regional Park and Open-Space District and Integrated Design Services Group, Inc. ("IDS Group") for services associated with the design and siting of the Lake Skinner Recreation Area/Multi-Species Reserve Office/Maintenance Building and authorize the Chairperson to execute five (5) copies of the Agreement on behalf of the District;

BACKGROUND:

Summary

(continued on page 2)

Keith Herron
 Scott Bangle
 General Manager
 For Scott Bangle

2015-028D

FINANCIAL DATA	Current Fiscal Year	Next Fiscal Year	Total Cost	Ongoing Cost	POLICY/CONSENT (per Exec. Office)
COST	\$ 108,000	\$ 0	\$ 108,000	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	

SOURCE OF FUNDS: Fund 33120 Development Impact Fees
Budget Adjustment: N/A
For Fiscal Year: FY14/15

C.E.O. RECOMMENDATION:

APPROVE

BY: *Alex Gann*
 Alex Gann

County Executive Office Signature

MINUTES OF THE BOARD OF DIRECTORS

On motion of Director Ashley, seconded by Director Benoit and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Jeffries, Tavaglione, Washington, Benoit and Ashley
 Nays: None
 Absent: None
 Date: April 14, 2015
 xc: Parks

Kecia Harper-Ihem
 Clerk of the Board
 By: *[Signature]*
 Deputy

DISTRICT

- A-30
- Positions Added
- 4/5 Vote
- Change Order

**SUBMITTAL TO THE BOARD OF DIRECTORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
FORM 11: Lake Skinner Recreation Area/Multi-Species Reserve Office/Maintenance Building -
Consulting Service Agreement with Integrated Design Services Group, Inc.; CEQA Exempt; District 3
[\$108,000]**

DATE: 04/02/2015

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RECOMMENDED MOTION: (continued)

3. Direct the Clerk of the Board to return (4) copies of the executed Consulting Service Agreement to the Riverside County Regional Park and Open-Space District for processing; and
4. Direct the Clerk of the Board to file the Notice of Exemption with the County Clerk within five (5) days of approval by the Board.

BACKGROUND:

Summary (continued)

A Request for Qualifications to provide design and engineering services for the Lake Skinner Recreation Area/Multi-Species Reserve Office/Maintenance Building was advertised and posted to the Riverside County Regional Park and Open-Space District (District) website. The desired building is a joint effort between the District and the Multi-Species Reserve Management Committee. Four (4) firms submitted proposals. The written proposals were evaluated by a team consisting of: the Bureau Chief of Natural Resources and Planning, Senior Park Planner, and Multi-Species Reserve Manager. Two (2) firms were then interviewed by the same team. The firm of Integrated Design Services Group Inc. (IDS Group), Irvine, California, was unanimously chosen by the team based on experience with similar projects, expertise, qualifications of the assembled design team, understanding and approach to the project, and demonstrated ability to complete the project within budget and on schedule. IDS Group will provide consulting services to the District to perform survey, design and technical services and prepare the requisite documentation to move forward to the next phase. The building will provide offices, meeting, and maintenance facilities for the District Operations and Multi-Species Reserve staff into one central location, thus work and providing park patrons with an easily recognizable site to address park concerns.

California Environmental Quality Act (CEQA):

At this time, the Board is only considering the approval of the Consulting Service Agreement and nothing on the construction of the desired building is to occur. The Consulting Service Agreement is for engineering and design services which will propose possible site locations and a design for a new operations office building. The consulting agreement merely allows for the initial investigation and consideration of the best use, location and design of this desired building. Pursuant to CEQA, the agreement was reviewed and determined to be categorically exempt from CEQA under CEQA Guidelines Section 15061(b)(3) because the proposed consulting agreement will merely start preliminary studies and survey work for a possible site location and design ideas to be conducted by the consultant; therefore, it can be seen with certainty that there is no possibility that the activity in question will have a significant effect on the environment. On May 12, 2009 by Minute Order 13.3, the Board adopted an Environmental Assessment/Negative Declaration ("ND") for the expansion and improvements to the Lake Skinner Recreation Area; however this desired building was not originally included. Once the project parameters have been identified sufficiently, then staff will conduct the appropriate environmental analysis and would bring forth any necessary environmental documents for the Board's consideration.

Impact on Citizens and Businesses

The building when completed will centralize the Reserve Management and Park Operations office and maintenance functions into one central location within the park, thus providing park patrons with an easily recognizable site to address park concerns.

**SUBMITTAL TO THE BOARD OF DIRECTORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
FORM 11: Lake Skinner Recreation Area/Multi-Species Reserve Office/Maintenance Building -
Consulting Service Agreement with Integrated Design Services Group, Inc.; CEQA Exempt; District 3
[\$108,000]**

DATE: 04/02/2015

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Supplemental Fiscal Information

This is the first phase of the proposed project development. It is funded by Development Impact Fees (DIF). The second phase of the project is funded jointly by DIF and funds provided by the Multi-Species Reserve Management Committee. The new structure would replace two obsolete structures with a single energy efficient and up-to-date building. An increase in cost to operate and maintain the new structure is not anticipated, as the energy efficient nature of the new structure has the potential to lead to cost savings.

Contract History and Price Reasonableness

The District originally brought to the Board on October 22, 2013, by Minute Order 13.1, an award of an agreement with a local firm. Prior to the initiation of project work, the selected firm advised the District of reorganization. The original design team left the submitting firm to establish an independent company. After discussions with the original submitting firm and the newly formed company, both firms agreed to release claims to the work. The contract for design services was readvertised. No local firms submitted for the work. The IDS Group scored the highest in the evaluation and interview process. A "Not to Exceed" fee of \$108,000 was agreed upon. The services to be provided include preparation of a full set of final construction documents including cost estimates.

Financial Data

The total cost for the building project is estimated to be \$750,000. Development Impact Fees will fund the \$108,000 for this first phase to be completed during FY14-15. The Multi-Species Reserve Management Committee will contribute \$350,000 towards future phases of the project, and Development Impact Fees will cover the balance.

Attachments

Consulting Service Agreement
Notice of Exemption



SCOTT BANGLE Parks Director/General Manager
 KYLA BROWN Chief - Parks & Recreation
 KEITH HERRON Chief - Resources & Planning
 BRANDE HUNE Chief - Business Operations

Riverside County Regional Park and Open-Space District

NOTICE OF EXEMPTION

TO: County Clerk
 County of Riverside
 4080 Lemon St.
 Riverside, CA 92501

FROM: Riverside County Regional
 Park and Open-Space District
 4600 Crestmore Road
 Jurupa Valley, CA 92509

Original Negative Declaration/Notice of
 Determination was routed to County
 Clerks for posting on.

4/21/15 KB
 Date Initial

March 25, 2015

Project Name: Riverside County Regional Park and Open-Space District: Lake Skinner Recreation Area/Multi-Species Reserve; Operations / Maintenance Building; Consultant Agreement; Winchester Area of Unincorporated Western Riverside County

Project Number: N/A

Project Location: 37701 Warren Road Winchester, California 92596: Multiple Riverside County Assessor's Parcel Numbers located in T7SR2W; Section 1

Description of Project: The Riverside County Regional Park & Open-Space District proposes to site, design and develop construction documents for a new Operation/ Maintenance Building to house District and Multi-Species Reserve staffs within the Lake Skinner Recreation Area and Multi-Species Reserve lands. The activity under consideration is the approval of a Consulting Services Agreement. The agreement merely allows for the investigation and consideration of the best use, location and design for the building. It does not include construction services.

Name of Public Agency Approving Project: Riverside County Regional Park & Open-Space District

Name of Person or Agency Carrying Out Project: Riverside County Regional Park & Open-Space District

Exempt Status: California Environmental Quality Act (CEQA) Guidelines, Section 15061 – Review For Exemption

Reasons Why Project is Exempt: The agreement was reviewed under CEQA and determined to be categorically exempt from CEQA under CEQA Guidelines Section 15061(b) (3) because the proposed consulting agreement will merely start preliminary studies and survey work for a possible site location and design ideas to be conducted by the consultant; therefore, it can be seen with certainty that there is no possibility that the activity in question will have a significant effect on the environment. Once the project parameters have been identified sufficiently, then staff will conduct the appropriate environmental analysis and would submit any necessary environmental documents for review and approval.

APR 14 2015 13-1D

Signed: _____

Scott Bangle, General Manager

Date: 4/21/15

**CONSULTING SERVICE AGREEMENT
BY AND BETWEEN THE
RIVERSIDE COUNTY REGIONAL PARK AND OPEN-SPACE DISTRICT
AND
IDS Group, Inc.**

The Riverside County Regional Park and Open-Space District, herein called "DISTRICT" and, IDS Group, Inc., a California Corporation, herein called "CONSULTANT," mutually agree as follows:

I. DESCRIPTION:

The CONSULTANT shall render services to the DISTRICT as described in this Agreement for the "project" described as follows:

**Lake Skinner Recreation Area and Multi-Species Reserve Office-Maintenance Building Project
Riverside County Regional Park and Open-Space District, Riverside County,
State of California**

The following documents are incorporated into and made part of this Agreement:

Exhibit A: CONSULTANT Fees

Exhibit B: CONSULTANT Proposal

Exhibit C: DISTRICT Request for Qualifications # **PKARC 166** (Not attached)

Exhibit D: Period of Performance

In the event of a conflict between the terms of the documents made part of this Agreement, the following apply: The terms of this Agreement shall take precedence over the Exhibits. Exhibits A, C & D shall take precedence over Exhibit B.

II. CONSULTANT'S SERVICES:

The CONSULTANT shall render the following services and usual related services. Scope of services required of the Consultant and/or Sub-Consultant(s) is agreed upon and shall be as follows:

A. Design and Engineering Services:

The Consultant shall assign a project manager to the project. The same project manager shall manage the project from inception to completion. The work will proceed in the following order:

1. Survey Work and Calculations:

The District will provide the Consultant with the most current topographic survey available through county agencies. The Consultant will review this information and complete additional survey work as necessary.

Consultant shall meet with District and Reserve staff to ascertain their needs for the building. The Consultant may wish to meet with members of the Committee during this time also.

Consultant shall plan to visit the Lake Skinner Recreation Area and the surrounding area as required to do any research. Consultant shall plan at least three (3) meetings with District and Reserve staff during this phase.

2. Design:

a. Program Refinement/Preliminary Site Plan Design:

The Consultant shall create three (3) preliminary site plans for District and Committee review/approval showing potential locations and orientations of the proposed structure.

The District and Committee will approve or ask for revisions to the site plans and respond in writing. The site plan will be revised, as necessary, by the Consultant. The Consultant will present the revised site plan to the Committee a second time for final approval. Final approval and comments will be given to the Consultant by the District in writing.

The Consultant shall prepare a detailed cost estimate for all categories of work. In addition, the Consultant will price out all of the categories of cost that a cost estimation typically does not include such as permitting fees, utility connection fees, and any and all other costs so that the District receives a complete cost estimate.

The Consultant shall conduct a geotechnical study for the location of the structure. The study will need to address what requirements must be met from a geotechnical standpoint for placing the structure at that location.

The Consultant should anticipate five (5) meetings for this portion of the project.

b. Final Site Plan Design and Building Costs:

Upon approval of the preliminary site plan, the Consultant shall develop a final site plan showing the entire area where improvements will be made.

The Consultant shall address the requirements of all applicable construction entities with jurisdiction over the project and utility connections involved in this project. Consultant shall describe, in writing, what steps are involved in getting project approved for construction; including the submittal of project through the Riverside County Economic Development Agency (building permits and inspections), Riverside County Department of Environmental Health, Riverside County Fire Department and any and all other departments or agencies of relevance.

The Consultant shall also prepare an estimated time schedule for the design and construction phases of the project.

The Consultant will present the final site plan, feature plans, and outline specifications, cost estimate, and schedule to the District. Consultant should expect some revisions and to resubmit the documents once. Final approval will be given to the Consultant by the District in writing.

The Consultant should anticipate three (3) meetings for this portion of the project.

3. Construction Documents:

The construction documents shall be prepared to industry standards and State and local codes, and shall include drawings and specifications. They shall contain all required site



plans, utility site plans, plans, profiles, sections and details to describe the work clearly and completely and reference the work to applicable standards and codes.

The contents of the construction documents are to be satisfactory to all governing agencies from which approvals are needed. **Submitting drawings and securing approvals from all governing agencies will be the responsibility of the Consultant.**

Identification of all governing agencies having jurisdiction over the project, and applying to them for permits, will be the responsibility of the Consultant. The Consultant shall communicate with all governing agencies in the early stages of the project so the Consultant can determine all requirements relating to the project. The Consultant will alert the District of the requirement for any lengthy and/or expensive reports and studies, well in advance of the need for their completion, so that the schedule and funding impact may be understood, clearly, by the District early in the project.

Complete construction documents shall have all necessary government agency approvals and will be ready to bid.

Once the construction documents are complete they shall be delivered to the District per "4. Miscellaneous Provisions" below.

4. Miscellaneous Provisions:

The Consultant shall provide four (4) full-sized sets (either 30"x40" or 24"x36" format) of signed, and sealed, bond copies of the 100% complete construction drawings and one (1) electronic copy of the construction drawings on a compact disc in AutoCAD 2010 (or compatible computer-aided drafting software) and PDF Professional to the District. The Consultant shall also supply electronic files of construction drawings to the District designated reproduction company. The District will bear reproduction costs for additional sets for District use thereafter.

Technical specifications shall be provided by the Consultant. A sample of the District's format is in "Exhibit 2." Font style, font size and format of specifications shall conform to District sample.

The District will provide the Consultant with an electronic version of its front-end bid documents and the General Conditions.

Four (4) hard copies of the technical specifications shall be submitted to the District, along with two (2) electronic copies (one each in Microsoft Word 2010 and PDF). The consultant shall supply electronic files of the technical specifications to the District's designated reproduction company. The District will bear reproduction costs thereafter for further copies of specifications for District use.

III. **NOT-TO-EXCEED FEES:**

A not-to-exceed fee is interpreted as the ceiling given on a project where hourly fees will be assessed, but only up to the not-to-exceed amount. If further work is needed or requested by the DISTRICT, written approval to go over the not-to-exceed figure must be given by the DISTRICT. The not-to-exceed figure is the CONSULTANT's best, educated estimate of what a project should cost. It is used by the DISTRICT for budgetary purposes.

Additional fee will be approved only when the CONSULTANT demonstrates that the scope of work for a project has been enlarged beyond what was originally described in the original project scope.

All printing costs and other costs associated with advertising the project for construction bids will be paid by the DISTRICT.

IV. EXTRA WORK:

Extra work shall be performed only when requested or approved by the DISTRICT in advance and in writing. The CONSULTANT will provide an estimated cost of the extra services before agreement is signed by the CONSULTANT and the DISTRICT. Extra work shall include, but not be limited to:

- A. Making special surveys and special analysis of the DISTRICT's needs to clarify requirements of the project when requested by the DISTRICT.
- B. Making measured drawings of existing construction when required for planning additional construction.
- C. Preparing revisions to the documents after approval by the Board of Directors.
- D. Consultation concerning replacement of any work damaged by fire or other cause during construction and furnishing professional services as may be required in connection with the replacement of such work.
- E. Arranging for the work to proceed should the CONSULTANT default due to delinquency or insolvency.

V. CONSULTANT'S COMPENSATION:

A. Determination of Amount

- 1. For the services described above, the DISTRICT shall pay to the CONSULTANT, the fees described in Exhibit A as full payment for all services under this Agreement, including all costs or expenses incurred by the CONSULTANT.
- 2. For extra work performed by the CONSULTANT, the DISTRICT shall pay to the CONSULTANT according to the hourly rates submitted by the CONSULTANT in response to the RFQ Proposal Fee Form, provided that the performance of said extra work has been requested and approved by the DISTRICT in writing, and after receipt of a written estimate from the CONSULTANT.
- 3. The CONSULTANT shall be responsible for all its costs and expenses related to the performance of its service under this Agreement.

B. Payment of:

Not-To-Exceed Fees:

The DISTRICT shall pay the CONSULTANT, upon submission of an invoice, monthly, and per the negotiated fee after the performance of the work. The extent of the services completed by the CONSULTANT will be verified by the DISTRICT prior to processing any payment.

VI. DUTIES OF CONSULTANT:

- A. The CONSULTANT's services shall be performed in such a manner and form that will secure approval of any local, state or federal agency having jurisdiction over the work. The CONSULTANT is responsible to procure all agency approvals. The CONSULTANT shall furnish all engineering information and data necessary to meet the requirements of such agencies and as needed by the DISTRICT to secure financing.



- B. The CONSULTANT shall employ or engage all sub-consultants or other persons necessary to enable the CONSULTANT to perform the services under this Agreement, and the CONSULTANT shall be responsible for their compensation.
- C. The CONSULTANT shall obtain and maintain during the term of performance of this Agreement such Worker's Compensation insurance as required by law.
- D. The CONSULTANT shall obtain and maintain insurance as follows:

Without limiting or diminishing the CONSULTANT'S obligation to indemnify or hold the DISTRICT harmless, CONSULTANT shall procure and maintain or cause to be maintained, at its sole cost and expense, the following insurance coverages during the term of this Agreement.

1. Workers' Compensation:

If the CONSULTANT has employees as defined by the State of California, the CONSULTANT shall maintain statutory Workers' Compensation Insurance (Coverage A) as prescribed by the laws of the State of California. Policy shall include Employers' Liability (Coverage B) including Occupational Disease with limits not less than \$1,000,000 per person per accident. The policy shall be endorsed to waive subrogation in favor of the DISTRICT, and, if applicable, to provide a Borrowed Servant/Alternate Employer Endorsement.

2. Commercial General Liability:

Commercial General Liability insurance coverage including, but not limited to, premises liability, contractual liability, products and completed operations liability, personal and advertising injury, and cross liability coverage, covering claims which may arise from or out of CONSULTANT'S performance of its obligations hereunder. Policy shall name the DISTRICT and the County of Riverside, its Agencies, Districts, Special Districts, and Departments, their respective directors, officers, Board of Supervisors, Board of Directors, employees, elected or appointed officials, agents or representatives as Additional Insureds. Policy's limit of liability shall not be less than \$1,000,000 per occurrence combined single limit. If such insurance contains a general aggregate limit, it shall apply separately to this agreement or be no less than two (2) times the occurrence limit.

3. Vehicle Liability:

If vehicles or mobile equipment are used in the performance of the obligations under this Agreement, then CONSULTANT shall maintain liability insurance for all owned, non-owned or hired vehicles so used in an amount not less than \$1,000,000 per occurrence combined single limit. If such insurance contains a general aggregate limit, it shall apply separately to this agreement or be no less than two (2) times the occurrence limit. Policy shall name the DISTRICT and the County of Riverside, its Agencies, Districts, Special Districts, and Departments, their respective directors, officers, Board of Supervisors, Board of Directors, employees, elected or appointed officials, agents or representatives as Additional Insureds.

4. Professional Liability Insurance:

CONSULTANT shall maintain Professional Liability Insurance providing coverage for the CONSULTANT'S performance of work included within this Agreement, with a limit of liability of not less than \$1,000,000 per occurrence and \$1,000,000 annual aggregate. If CONSULTANT'S Professional Liability Insurance is written on a claims made basis rather than an occurrence basis, such insurance shall continue through the term of this Agreement and CONSULTANT shall



purchase at his sole expense either: 1) an Extended Reporting Endorsement (also known as Tail Coverage); or 2) Prior Dates Coverage from new insurer with a retroactive date back to the date of, or prior to, the inception of this Agreement; or 3) demonstrate through Certificates of Insurance that CONSULTANT has maintained continuous coverage with the same or original insurer. Coverage provided under items; 1), 2) or 3) will continue for a period of five (5) years beyond the termination of this Agreement.

F. General Insurance Provisions – All lines:

1. Any insurance carrier providing insurance coverage hereunder shall be admitted to the State of California and have an A M BEST rating of not less than A: VIII (A:8) unless such requirements are waived, in writing, by the County's Risk Manager. If the County's Risk Manager waives a requirement for a particular insurer such waiver is only valid for that specific insurer and only for one (1) policy term.
2. The CONSULTANT's insurance carrier(s) must declare its insurance self-insured retentions. If such self-insured retentions exceed \$500,000 per occurrence such retentions shall have the prior written consent of the County's Risk Manager before the commencement of operations under this Agreement. Upon notification of self-insured retention unacceptable to the DISTRICT, and at the election of the County's Risk Manager, CONSULTANT's carriers shall either: 1) reduce or eliminate such self-insured retention as respects this Agreement with the DISTRICT; or 2) procure a bond which guarantees payment of losses and related investigations, claims administration, and defense costs and expenses.
3. CONSULTANT shall cause CONSULTANT's insurance carrier(s) to furnish the DISTRICT with either 1) a properly executed original Certificate(s) of Insurance and certified original copies of Endorsements effecting coverage as required herein, and 2) if requested to do so orally or in writing by the County's Risk Manager, provide original Certified copies of policies including all Endorsements and all attachments thereto, showing such insurance is in full force and effect.

Further, said Certificate(s) and policies of insurance shall contain the covenant of the insurance carrier(s) that thirty (30) days written notice shall be given to the DISTRICT prior to any material modification, cancellation, expiration or reduction in coverage of such insurance. In the event of a material modification, cancellation, expiration, or reduction in coverage, this Agreement shall terminate forthwith, unless the DISTRICT receives, prior to such effective date, another properly executed original Certificate of Insurance and original copies of endorsements or certified original policies, including all endorsements and attachments thereto evidencing coverages set forth herein and the insurance required herein is in full force and effect. *CONSULTANT shall not commence operations until the DISTRICT has been furnished original Certificate(s) of Insurance and certified original copies of endorsements and if requested, certified original policies of insurance including all endorsements and any and all other attachments as required in this Section. An individual authorized by the insurance carrier to do so, on its behalf shall sign the original endorsements for each policy and the Certificate of Insurance.*

4. It is understood and agreed to by the parties hereto that the CONSULTANT's insurance shall be construed as primary insurance, and the DISTRICT or the County's insurance and/or deductibles and/or self-insured retention's or self-insured programs shall not be construed as contributory.
5. If, during the term of this Agreement or any extension thereof, there is a material change in the scope of services; or, there is a material change in the equipment to be used in the performance of the scope of work which will add additional exposures (such as the use of aircraft, watercraft,



cranes, etc.); or, the term of this Agreement, including any extensions thereof, exceeds five (5) years the DISTRICT reserves the right to adjust the types of insurance required under this Agreement and the monetary limits of liability for the insurance coverages currently required herein; if, in the County's Risk Manager's reasonable judgment, the amount or type of insurance carried by the CONSULTANT has become inadequate.

6. CONSULTANT shall pass down the insurance obligations contained herein to all tiers of sub-consultants working under this Agreement.
7. The insurance requirements contained in this Agreement may be met with a program(s) of self-insurance acceptable to the DISTRICT.
8. CONSULTANT agrees to notify DISTRICT of any claim by a third party or any incident or event that may give rise to a claim arising from the performance of this Agreement.

VII. DUTIES OF THE DISTRICT:

- A. The DISTRICT shall make available to the CONSULTANT all pertinent information which it has relating to the purpose and use of the project.
- B. The DISTRICT shall furnish the CONSULTANT with the most recent Flood Control generated topographic survey of the property. The CONSULTANT will complete additional survey work as necessary.
- C. The DISTRICT shall promptly consider and act upon written requests or recommendations of the CONSULTANT including requests for information or services needed by the CONSULTANT to proceed with the Work.

VIII. DOCUMENTS:

All completed documents, including but not limited to plans and specifications, prepared by the CONSULTANT shall be the property of the DISTRICT.

The CONSULTANT shall provide documents to the District in the quantities and formats outline in Section II of the agreement.

IX. LIABILITY AND INDEMNIFICATION:

The CONSULTANT agrees to and shall indemnify and hold harmless the DISTRICT, County of Riverside, its Agencies, Departments, Districts and Special Districts, their respective directors, officers, Board of Supervisors, elected and appointed officials, employees, agents and representatives (hereinafter individually and collectively referred to as "Indemnitees") from:

- A. All liability, including, but not limited to loss, suits, claims, demands, actions, or proceedings to the extent caused by any alleged or actual negligence, recklessness, willful misconduct, error or omission of CONSULTANT, its directors, officers, partners, employees, agents or representatives or any person or organization for whom CONSULTANT is responsible, arising out of or from the performance of professional services under this Agreement; and
- B. All liability, including but not limited to, loss, suits, damage, claims and demands, based upon any alleged or actual act, error, omission, or occurrence of CONSULTANT, its directors, officers, partners, employees, agents or representatives or any person or organization for whom CONSULTANT is responsible, arising out of, in connection with, resulting from conditions created by CONSULTANT, caused by the CONSULTANT's performance or failure of performance of any work or services, other than professional services covered under Section 'A' above, under this

Agreement.

As respects each and every indemnification herein CONSULTANT shall defend and pay, at its sole expense, all costs and fees including but not limited to attorney fees, cost of investigation, and defense and settlements or awards against the Indemnities.

With respect to any action or claim subject to indemnification herein by CONSULTANT, CONSULTANT shall, at their sole cost, have the right to use counsel of their own choice and shall have the right to adjust, settle, or compromise any such action or claim without the prior consent of COUNTY; provided, however, that any such adjustment, settlement or compromise in no manner whatsoever limits or circumscribes CONSULTANT's indemnification to Indemnities as set forth herein.

CONSULTANT's obligation hereunder shall be satisfied when CONSULTANT has provided to Indemnities the appropriate form of dismissal relieving Indemnities from any liability for the action or claim involved.

The specified insurance limits required in this Agreement shall in no way limit or circumscribe Contractor's obligations to indemnify and hold harmless Indemnities from third party claims.

In the event there is conflict between this clause and California Civil Code Section 2782, this clause shall be interpreted to comply with Civil Code 2782. Such interpretation shall not relieve the CONSULTANT from indemnifying the DISTRICT or the County to the fullest extent allowed by law.

X. TERMINATION:

Either party may terminate and cancel this Agreement for cause, after fifteen (15) days written notice to the other, for substantial breach of this Agreement or unreasonable delay in the performance of any obligation under this Agreement.

Notwithstanding the foregoing provision, the DISTRICT shall have the right upon completion of any phase of the CONSULTANT's service, or at any time if the DISTRICT decided to suspend or abandon the project, to terminate this Agreement upon written notice to that effect given to the CONSULTANT.

If the termination as herein provided is for other than default or delay of the CONSULTANT, the CONSULTANT shall be paid pursuant to this Agreement for its service on each completed section, and for any section in such proportion as the service actually performed bears to the total service which would be required for the completion of such section and no further compensation shall be paid to the CONSULTANT. If the termination is for default or delay of the CONSULTANT, it shall be paid on a similar basis less actual damages suffered by the DISTRICT as a result.

XI. MISCELLANEOUS PROVISIONS:

A. Section and Sub-Section Approvals: Written approval by the DISTRICT for any phase of the CONSULTANT's services under this Agreement shall be considered as authorization to the CONSULTANT to proceed with the next successive phase, unless the DISTRICT otherwise specifies.

B. Project Segregation: Unless otherwise required by the DISTRICT prior to the commencement of services, the drawings, specifications and other documents shall be prepared so that all of the Work on the project may be executed under a single construction contract.

If the DISTRICT and the CONSULTANT decide to phase the project or have additive or deductive alternates, reasonably segregateable portions of the project will be identified as alternates or for omission from the Work. In that event the CONSULTANT shall not be entitled to any extra compensation for such service.

If the decision to phase the project or have additive or deductive alternates occurs after the commencement of services, the CONSULTANT will be entitled to extra compensation. The amount will be based on the actual amount of work completed when the decision was made and will be agreed to by both the DISTRICT and the CONSULTANT.

In the event that phasing or alternates are used and separate construction contracts will be needed or additional work on the part of the CONSULTANT is needed, the DISTRICT and the CONSULTANT shall, in writing, agree in advance of the performance of this work on the nature and extent thereof and the amount of additional compensation, if any, to be paid to the CONSULTANT.

- C. Assignment: This Agreement shall not be assignable, in full or in part, by the CONSULTANT without prior written consent of the DISTRICT.
- D. DISTRICT's Representative: The General Manager of the DISTRICT, 4600 Crestmore Road, Jurupa Valley, CA 92509, or designee, shall represent the DISTRICT in all discussions and/or conferences with the CONSULTANT and other County departments and agencies not requiring the actions of the DISTRICT's governing body. A written summary of conclusions reached at any such conference may be required of the CONSULTANT by the DISTRICT's representative.
- E. Notices: Any notice or communication under this Agreement shall be transmitted to the parties at the addresses shown under the signature lines of this Agreement.
- F. Mediations: Any claim, dispute or other matter in question arising out of, or related to, this Agreement shall be subject to mediation prior to the institution of legal or equitable proceedings by either party.
- G. Release of Information to the Public: The CONSULTANT shall consider all information regarding the proposed project as confidential information. Any request for information from others shall be directed to the DISTRICT. This provision shall not apply if maintaining confidentiality would violate the law; create the risk of significant harm to the public; prevent the CONSULTANT from establishing or defending a claim.
- H. Time of Completion: The contract duration for design services will be one hundred and twenty(120) calendar days. The CONSULTANT shall commence work within fifteen (15) calendar days after its receipt of the Notice to Proceed. The design duration includes the submission of documents to all agencies and receiving approval from these agencies. CONSULTANT must identify which agencies will be involved, what their concerns are and determine how to address these issues as expeditiously as possible. Completion of this portion of the project is expected in April 2015.

The CONSULTANT acknowledges and accepts the DISTRICT's schedule. The CONSULTANT and the DISTRICT shall establish milestones for all portions of the work. The mutually established dates shall be firmly maintained. The CONSULTANT shall confirm and update schedules as necessary and as described in the RFQ.

- I. Governing Law: This Agreement shall be governed by the laws of the State of California. Any legal action related to the performance or interpretation of this Agreement shall be filed only in the Superior Court for the State of California located in Riverside, California. Should action be brought to enforce or interpret the provisions of the Agreement, the prevailing party shall be entitled to attorney's fees in addition to whatever other relief are granted.
- J. Independent Consultant: The CONSULTANT is, for purposes arising out of this contract, an

independent contractor and shall not be deemed an employee of the DISTRICT. It is expressly understood and agreed that the CONSULTANT shall in no event, as a result of this contract, be entitled to any benefits to which DISTRICT employees are entitled, including but not limited to overtime, any retirement benefits, worker's compensation benefits, and injury leave or other leave benefits. CONSULTANT hereby holds DISTRICT harmless from any and all claims that may be made against DISTRICT based upon any contention by any third party that an employer-employee relationship exists by reason of this agreement. It is further understood and agreed by the parties hereto that CONSULTANT in the performance of its obligation hereunder is subject to the control or direction of DISTRICT merely as to the result to be accomplished by the services hereunder agreed to be rendered and performed and not as to the means and methods for accomplishing the results.

- K. Compliance: The CONSULTANT warrants and certifies that, in the performance of this Agreement, it shall comply with all applicable laws, rules, regulations and orders of the United States, the State of California, and the County of Riverside, including the laws and regulations pertaining to labor, wages, hours and other conditions of employment. The CONSULTANT further warrants and certifies that it shall comply with new, amended, or revised laws, regulations and/or procedures that apply to the performance of this Agreement.
- L. Severability: If any provision in this Agreement is held by a court of competent jurisdiction to be invalid, void or unenforceable, the remaining provisions will nevertheless continue in full force without being impaired or invalidated in any way.

XII. GENERAL:

This Agreement, including any attachments or exhibits, constitutes the entire Agreement of the parties with respect to its subject matter and supersedes all prior and contemporaneous representations, proposals, discussions and communications, whether oral or in writing. This Agreement may be changed or modified only by a written amendment signed by authorized representatives of both parties.

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BOARD OF DIRECTORS

RIVERSIDE COUNTY REGIONAL PARK
AND OPEN-SPACE DISTRICT
4600 Crestmore Road
Jurupa Valley, CA 92509

Signature: 

Print Name: Kevin Jeffries

Title: Chairman, Board of Directors

Dated: APR 14 2015

ATTEST:

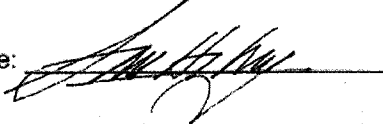
KECIA HARPER-IHEM, Clerk of the Board

By: 
Deputy

Dated: APR 14 2015

CONSULTANT

IDS Group, Inc.
1 Peters Canyon Road Suite 130
Irvine, CA 92606

Signature: 

Print Name: Said Hilmy

Title: President

Dated: _____

APPROVED AS TO FORM:

GREGORY PRIAMOS, County Counsel

by: 
SYNTHIA M. GUNZEL

Dated: 4-2-15



Date: 03/23/2015

Riverside County Regional Park & Open Space District

Re: Authorized Signatories

Dear Sir/Madam:

Please find below IDS Group Inc.'s duly authorized signatories:

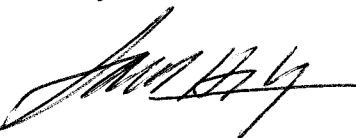
1- Said Hilmy
President



2- Rami Elhassan
Vice President



Sincerely,



Said Hilmy
President

March 24, 2014

To Whom It May Concern:

This letter shall serve as confirmation that IDS Group Inc. is a corporation registered in California and has S status.

Thank you,



Said Hilmy
President

**MINUTES OF SPECIAL
SHAREHOLDERS' MEETING
OF
IDS GROUP INC**

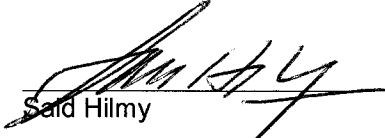
WHEREAS, A special meeting of the shareholders was held on December 24, 2014, pursuant to a request by the Board of Directors for the purpose of identifying the authorized signatories on behalf of the company.


RESOLVED, that the Board of Directors of IDS GROUP, INC. has approved the following officers to have signature authority over any subject related to IDS GROUP INC:

Said Hilmy	51% Shareholder
Rami Elhassan	49% Shareholder

The undersigned hereby certifies that he is the duly elected and qualified Secretary and the custodian of the books and records and seal of IDS GROUP, INC., a corporation duly formed pursuant to the laws of the state of California and that the foregoing is a true record of a resolution duly adopted at a meeting of the Board of Directors and that said meeting was held in accordance with state law and the Bylaws of the above-named Corporation on Decembetr 24, 2014, and that said resolution is now in full force and effect without modification or rescission.

IN WITNESS WHEREOF, I have executed my name as Secretary this 24th day of December, 2014.


Said Hilmy


Rami Elhassan

A0668140



State of California
Secretary of State

I, DEBRA BOWEN, Secretary of State of the State of California, hereby certify:

That the attached transcript of 1 page(s) has been compared with the record on file in this office, of which it purports to be a copy, and that it is full, true and correct.



IN WITNESS WHEREOF, I execute this certificate and affix the Great Seal of the State of California this day of

OCT 24 2007

Debra Bowen

DEBRA BOWEN
Secretary of State

A0668140

ENDORSED - FILED
In the office of the Secretary of State
of the State of California

OCT 22 2007

**CERTIFICATE OF AMENDMENT
OF ARTICLES OF INCORPORATION
OF
INTEGRATED DESIGN SERVICES, INC.**

The undersigned certify that:

1. They are the President and Secretary, respectively, of Integrated Design Services, Inc., a California corporation.
2. Article I of the Articles of Incorporation of this corporation is now amended to read as follows:

"The name of this corporation is "IDS Group, Inc."


3. The foregoing amendment of Articles of Incorporation has been duly approved by the board of directors.
4. The foregoing amendment of Articles of Incorporation has been duly approved by the required vote of shareholders in accordance with Section 902, California Corporations Code. The total number of outstanding shares of the corporation is 10,000. The number of shares voting in favor of the amendment equaled or exceeded the vote required. The percentage vote required was more than 50%.

We further declare under penalty of perjury under the laws of the State of California that the matters set forth in this certificate are true and correct of our own knowledge.

Date: October 19, 2007


Sami I. Hilmy, President

Date: October 19, 2007


Rami Elhassan, Secretary



A0668140



State of California
Secretary of State

I, DEBRA BOWEN, Secretary of State of the State of California, hereby certify:

That the attached transcript of 1 page(s) has been compared with the record on file in this office, of which it purports to be a copy, and that it is full, true and correct.



IN WITNESS WHEREOF, I execute this certificate and affix the Great Seal of the State of California this day of

OCT 24 2007

Debra Bowen

DEBRA BOWEN
Secretary of State

A0668140

ENDORSED - FILED
In the office of the Secretary of State
of the State of California

OCT 22 2007

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OF ARTICLES OF INCORPORATION
OF
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The undersigned certify that:

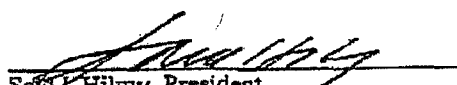
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Date: October 19, 2007


Sami I. Hilmy, President

Date: October 19, 2007


Rami Elhassan, Secretary



EXHIBIT A

Request for Qualifications for Architectural Design Services for
Multi-Species Reserve Office/Maintenance Building Project

PKARC - 166

EXHIBIT 1

Statement of Qualifications Form and Fee Schedule Multi-Species Reserve Office/Maintenance Building Consultant Architectural Design Services Project

Name of Firm submitting this proposal: IDS Group, Inc.

Date: August 14, 2014

The consultant undersigned having carefully read and examined the entire Request for Qualifications document, and any addendum issued, reviewed any reference material available, and having carefully examined the site for the proposed project and related work, hereby proposes and agrees to furnish all design/engineering services, including; labor, material, equipment, transportation, tools and other necessary items to do and complete all the work requested for the project as set forth in the Request for Qualifications for the lump sum price(s) shown on this proposal.

The consultant is advised that this project must be completed with approval by **April, 2015**.

The costs (each of the services to be provided) are to be based on a not-to-exceed lump sum basis, including all applicable taxes.

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PROPOSAL FEE FORM

Item	Proposal Price
A. Design and Engineering Services	
1. Survey Work, Testing and Calculations	\$ <u>21,500.00</u>
2. Design	\$ <u>21,500.00</u>
B. Construction Documents	
1. Drawings	\$ <u>36,000.00</u>
2. Technical Specifications	\$ <u>4,000.00</u>
3. Cost Estimation	\$ <u>11,500.00</u>
C. Bidding & Construction Admin Services	\$ <u>N/A</u>
D. Additional Survey Work (if needed)	\$ <u>4,500.00</u>
E. Geotechnical Work	\$ <u>8,800.00</u>
TOTAL COST FOR THIS PROJECT	\$ <u>107,800.00</u> (In Numbers)

-----One Hundred Seven Thousand and Eight Hundred Dollars
(In Words)

Consultant shall attach an hourly rate sheet to this form for use for extra services, if there is a need.

See Attached "IDS Group, Inc. Hourly Rates (2014)" sheet.



HOURLY RATES (2014)

Principal	\$165/hr
Associate	\$155/hr
Senior Project Manager	\$150/hr
Project Manager	\$145/hr
Senior Architect or Engineer	\$135/hr
Senior Cost Estimator	\$125/hr
Project Architect or Engineer	\$125/hr
Designer Architect or Engineer	\$110/hr
Engineering Designer - BIM	\$95/hr
Architectural Job Captain Designer	\$90/hr
CAD Drafting Engineer Architect	\$80/hr
Support Staff, Office Staff	\$55/hr

EXHIBIT B



August 14, 2014

Riverside County Regional Park and Open-Space District

Ms. Julie Smith-Campbell
4600 Crestmore Road
Jurupa Valley, CA 92509

SUBJECT: Statement of Qualifications to Provide Architectural Design Services for the Lake Skinner Recreation Area/Multi-Species Reserve Office/Maintenance Building Project, PKARC-166

Dear Ms. Smith-Campbell and Members of the Selection Committee:

IDS Group, Inc. (IDS) is pleased to present our statement of qualifications to provide architectural design services for the Lake Skinner Recreation Area/Multi-Species Reserve Office/Maintenance Building Project for the Riverside County Regional Park and Open-Space District (District).

IDS is a **multidisciplinary architectural and engineering consulting** firm with roots spanning over 50 years. Our unique integrated design team provides added value through our specialized divisions - architecture, structural, civil, mechanical, plumbing, and electrical engineering, as well as power and energy and program | construction management - by operating under the same QA|QC principles and seamlessly coordinating the sharing of project data. Our corporate infrastructure creates optimum utilization of resources for our staff of over 70 professionals, maximizing service efficiency.

The IDS team will be led by our **Principal Architect, John Silber, AIA**. With over 35-years' experience. He is an active member of the architecture and urban design of Southern California. His work has covered a broad range of urban projects, including a number in areas of special interest, such as the link public education creates between culture and economic vitality. He has mastered the interface between older buildings and modern code standards for fire/life safety, energy, and accessibility.

Additional key staff include:

- Peter Gambino, PE, PLS, IDS' Project Manager for **Civil Engineering** services has more than 22-years' experience working with public/private clients and developers and is familiar with the discretionary entitlement processes of governmental agencies throughout Southern California.
- For **Structural Engineering** services, IDS team includes Said Hilmy, PhD, SE, LEED AP, has over 29 years of experience in structural engineering design and analysis and project management with strong expertise in the design and upgrade of steel, concrete, and wood structures.
- IDS' **Mechanical/Plumbing Engineer** project manager, Mark Shoukry, PhD, PE, LEED AP, has more than 27-years experience and has extensive design experience. Dr. Shoukry has been project manager for numerous multi-discipline complex-facility projects; some of these projects totaling more than \$500 million in construction costs. Mark has successfully designed and completed the construction of facilities for different applications.
- Abbas Heydari, MS, PE, IDS' project manager for **Electrical Engineer**, has more than 25-years of electrical engineering experience in a variety of projects. As lead electrical engineer, his responsibilities include schematic design, design of construction drawings, load and energy standards (Title 24) calculations.

IDS team integrates the factors that influence each project, communicating with the client throughout the design process to assure the client's goals and ideas are represented. IDS refines the schematic design and identifies, resolves, develops and addresses all the project specific details, systems, governing regulatory codes, preliminary cost estimate and construction criteria required to document the project for construction. Additionally, IDS is experienced in alternative and GREEN technologies, including solar energy and the design of LEED Certified buildings. We thank you and the District for the opportunity to submit our qualifications and look forward to a favorable response. Please do not hesitate to call me at 949.387.8500 should you have any questions.

Sincerely,

IDS Group, Inc.

A handwritten signature in black ink, appearing to read "John Silber".

John Silber, RA, AIA
Principal Architect

EXHIBIT 1

**Statement of Qualifications Form and Fee Schedule
Multi-Species Reserve Office/Maintenance Building
Consultant Architectural Design Services Project**

Name of Firm submitting this proposal: IDS Group, Inc.

Date: August 14, 2014

The consultant undersigned having carefully read and examined the entire Request for Qualifications document, and any addendum issued, reviewed any reference material available, and having carefully examined the site for the proposed project and related work, hereby proposes and agrees to furnish all design/engineering services, including; labor, material, equipment, transportation, tools and other necessary items to do and complete all the work requested for the project as set forth in the Request for Qualifications for the lump sum price(s) shown on this proposal.

The consultant is advised that this project must be completed with approval by **April, 2015**.

The costs (each of the services to be provided) are to be based on a not-to-exceed lump sum basis, including all applicable taxes.

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PROPOSAL FEE FORM

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TOTAL COST FOR THIS PROJECT	\$ <u>107,800.00</u> (In Numbers)

-----One Hundred Seven Thousand and Eight Hundred Dollars
(In Words)

Consultant shall attach an hourly rate sheet to this form for use for extra services, if there is a need.

See Attached "IDS Group, Inc. Hourly Rates (2014)" sheet.



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Designer Architect or Engineer	\$110/hr
Engineering Designer - BIM	\$95/hr
Architectural Job Captain Designer	\$90/hr
CAD Drafting Engineer Architect	\$80/hr
Support Staff, Office Staff	\$55/hr

EXHIBIT D

Exhibit D
Period of Performance

The District's time schedule for completion of each portion of the project is as follows:

PHASE	PERIOD OF PERFORMANCE	WEEKS
Design and Engineering Services	May 4, 2015 to June 29, 2015	1-8
Construction Documents	June 30, 2015 to September 1, 2015	9-17
Agency Review of Documents	September 2, 2015 to October 7, 2015	18-22



EXHIBIT D

Exhibit D
Period of Performance

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Construction Documents	June 30, 2015 to September 1, 2015	9-17
Agency Review of Documents	September 2, 2015 to October 7, 2015	18-22





CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
12/24/2014

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Risk Strategies Company 2040 Main Street, Suite 450 Irvine, CA 92614 www.risk-strategies.com CA DOI License No. 0F06675	CONTACT NAME: Risk Strategies Company PHONE (A/C No. Ext.): 949-242-9240 FAX (A/C No.): E-MAIL ADDRESS: syoung@risk-strategies.com
	INSURER(S) AFFORDING COVERAGE
INSURED IDS Group, Inc. 1 Peters Canyon Rd., Ste 130 Irvine CA 92608	INSURER A: Travelers Indemnity Co. of CT NAC # 25682 INSURER B: Travelers Property Casualty Co. 25674 INSURER C: Continental Casualty Company 20443 INSURER D: INSURER E: INSURER F:

COVERAGES **CERTIFICATE NUMBER:** 22814128 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADOL	SUBR	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	6806B546219	5/1/2014	5/1/2015	EACH OCCURRENCE \$ \$2,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ \$1,000,000 MED EXP (Any one person) \$ \$10,000 PERSONAL & ADV INJURY \$ \$2,000,000 GENERAL AGGREGATE \$ \$4,000,000 PRODUCTS - COMP/OP AGG \$ \$4,000,000 \$
A	<input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS	<input type="checkbox"/>	<input type="checkbox"/>	6806B546219	5/1/2014	5/1/2015	COMBINED SINGLE LIMIT (Ea accident) \$ \$2,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
B	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> DED <input checked="" type="checkbox"/> RETENTION \$0	<input type="checkbox"/>	<input type="checkbox"/>	CUP006B555880	5/1/2014	5/1/2015	EACH OCCURRENCE \$ \$2,000,000 AGGREGATE \$ \$2,000,000 \$
B	<input checked="" type="checkbox"/> WORKERS COMPENSATION AND EMPLOYERS' LIABILITY <input type="checkbox"/> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	<input type="checkbox"/>	<input checked="" type="checkbox"/>	UB34597675	5/1/2014	5/1/2015	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$ \$1,000,000 E.L. DISEASE - EA EMPLOYEE \$ \$1,000,000 E.L. DISEASE - POLICY LIMIT \$ \$1,000,000
C	Professional Liability	<input type="checkbox"/>	<input type="checkbox"/>	AEH288340328	11/12/2014	11/12/2015	Per Claim: \$2,000,000 Aggregate: \$2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

See attached addendum.

The non-owned and hired auto liability limit is subject to the general liability per occurrence limit.

CERTIFICATE HOLDER

Riverside County Regional Park and
 Open-Space District
 4600 Crestmore Rd.
 Jurupa Valley CA 92509

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Mike Christian

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ACORD 25 (2014/01)

The ACORD name and logo are registered marks of ACORD

AGENCY CUSTOMER ID: _____
LOC #: _____



ADDITIONAL REMARKS SCHEDULE

Page ____ of ____

AGENCY Risk Strategies Company		NAMED INSURED IDS Group, Inc. 1 Peters Canyon Rd., Ste 130 Irvine CA 92606	
POLICY NUMBER		EFFECTIVE DATE:	
CARRIER	NAIC CODE		

ADDITIONAL REMARKS

THIS ADDITIONAL REMARKS FORM IS A SCHEDULE TO ACORD FORM,
FORM NUMBER: 25 FORM TITLE: Certificate of Liability (01/14)

CERTIFICATE HOLDER: Riverside County Regional Park and Open-Space District
ADDRESS: 4600 Crestmore Rd. Jurupa Valley CA 92509

Projects as on file with the insured including but not limited to Lake Skinner Recreation Area and Multi-Species Reserve Office-Maintenance Building Project. Riverside County Regional Park and Open-Space District and the County of Riverside, its agencies, districts, special districts, and departments, their respective directors, officers, board of supervisors, board of directors, employees, elected or appointed officials, agents or representatives are named as additional insureds and primary/non-contributory clause applies to the general liability policy and a waiver of subrogation applies to the work comp policy-see attached endorsements. The above policies contain a 30-day notice provision for non-renewal and cancellation, 10-day notice for non-payment of premium.

THIS ENDORSEMENT CHANGES THE POLICY. PLEASE READ IT CAREFULLY.

**BLANKET ADDITIONAL INSURED
(ARCHITECTS, ENGINEERS AND SURVEYORS)**

This endorsement modifies insurance provided under the following:
COMMERCIAL GENERAL LIABILITY COVERAGE PART

A. The following is added to WHO IS AN INSURED (Section II):

Any person or organization that you agree in a "contract or agreement requiring insurance" to include as an additional insured on this Coverage Part, but only with respect to liability for "bodily injury", "property damage" or "personal injury" caused, in whole or in part, by your acts or omissions or the acts or omissions of those acting on your behalf:

- a. In the performance of your ongoing operations;
- b. In connection with premises owned by or rented to you; or
- c. In connection with "your work" and included within the "products-completed operations hazard".

Such person or organization does not qualify as an additional insured for "bodily injury", "property damage" or "personal injury" for which that person or organization has assumed liability in a contract or agreement.

The insurance provided to such additional insured is limited as follows:

- d. This insurance does not apply on any basis to any person or organization for which coverage as an additional insured specifically is added by another endorsement to this Coverage Part.
- e. This insurance does not apply to the rendering of or failure to render any "professional services".
- f. The limits of insurance afforded to the additional insured shall be the limits which you agreed in that "contract or agreement requiring insurance" to provide for that additional insured, or the limits shown in the Declarations for this Coverage Part, whichever are less. This endorsement does not increase the limits of insurance stated in the **LIMITS OF**

INSURANCE (Section III) for this Coverage Part.

B. The following is added to Paragraph a. of 4. Other Insurance in COMMERCIAL GENERAL LIABILITY CONDITIONS (Section IV):

However, if you specifically agree in a "contract or agreement requiring insurance" that the insurance provided to an additional insured under this Coverage Part must apply on a primary basis, or a primary and non-contributory basis, this insurance is primary to other insurance that is available to such additional insured which covers such additional insured as a named insured, and we will not share with the other insurance, provided that:

- (1) The "bodily injury" or "property damage" for which coverage is sought occurs; and
- (2) The "personal injury" for which coverage is sought arises out of an offense committed;

after you have entered into that "contract or agreement requiring insurance". But this insurance still is excess over valid and collectible other insurance, whether primary, excess, contingent or on any other basis, that is available to the insured when the insured is an additional insured under any other insurance.

C. The following is added to Paragraph 8. Transfer Of Rights Of Recovery Against Others To Us in COMMERCIAL GENERAL LIABILITY CONDITIONS (Section IV):

We waive any rights of recovery we may have against any person or organization because of payments we make for "bodily injury", "property damage" or "personal injury" arising out of "your work" performed by you, or on your behalf, under a "contract or agreement requiring insurance" with that person or

organization. We waive these rights only where you have agreed to do so as part of the "contract or agreement requiring insurance" with such person or organization entered into by you before, and in effect when, the "bodily injury" or "property damage" occurs, or the "personal injury" offense is committed.

D. The following definition is added to **DEFINITIONS (Section V)**:

"Contract or agreement requiring insurance" means that part of any contract or agreement under which you are required to include a

person or organization as an additional insured on this Coverage Part, provided that the "bodily injury" and "property damage" occurs, and the "personal injury" is caused by an offense committed:

- a. After you have entered into that contract or agreement;
- b. While that part of the contract or agreement is in effect; and
- c. Before the end of the policy period.



**WORKERS COMPENSATION
AND
EMPLOYERS LIABILITY**

ENDORSEMENT WC 99 03 76 (00)

Insured: IDS Group, Inc.
Policy No.: UB3459T675
Effective Date: 5/1/2014

**WAIVER OF OUR RIGHT TO RECOVER FROM OTHERS
ENDORSEMENT - CALIFORNIA
(BLANKET WAIVER)**

We have the right to recover our payments from anyone liable for an injury covered by this policy. We will not enforce our right against the person or organization named in the Schedule.

You must maintain payroll records accurately segregating the remuneration of your employees while engaged in the work described in the Schedule.

The additional premium for this endorsement shall be 5.000% of the California workers' compensation premium otherwise due on such remuneration.

Schedule

Person or Organization

ANY PERSON OR ORGANIZATION WITH WHOM YOU AGREE IN WRITING TO WAIVE YOUR RIGHT TO RECOVER AGAINST THEM. YOU MUST AGREE TO THIS WAIVER PRIOR TO THE DATE OF LOSS

Job Description:

Projects as on file with the insured.

Authorized Representative

A0668140



**State of California
Secretary of State**

I, DEBRA BOWEN, Secretary of State of the State of California, hereby certify:

That the attached transcript of _____ page(s) has been compared with the record on file in this office, of which it purports to be a copy, and that it is full, true and correct.



IN WITNESS WHEREOF, I execute this certificate and affix the Great Seal of the State of California this day of

Oct 24 2007

Debra Bowen

DEBRA BOWEN
Secretary of State

A0668140

ENDORSED - FILED
In the office of the Secretary of State
of the State of California

OCT 22 2007

CERTIFICATE OF AMENDMENT
OF ARTICLES OF INCORPORATION
OF
INTEGRATED DESIGN SERVICES, INC.

The undersigned certify that:

1. They are the President and Secretary, respectively, of Integrated Design Services, Inc., a California corporation.
2. Article I of the Articles of Incorporation of this corporation is now amended to read as follows:

"The name of this corporation is "IDS Group, Inc."
3. The foregoing amendment of Articles of Incorporation has been duly approved by the board of directors.
4. The foregoing amendment of Articles of Incorporation has been duly approved by the required vote of shareholders in accordance with Section 902, California Corporations Code. The total number of outstanding shares of the corporation is 10,000. The number of shares voting in favor of the amendment equaled or exceeded the vote required. The percentage vote required was more than 50%.

We further declare under penalty of perjury under the laws of the State of California that the matters set forth in this certificate are true and correct of our own knowledge.

Date: October 19, 2007


Sami Y. Hilmy, President

Date: October 19, 2007


Rami Elhassan, Secretary



2091154

ENDORSED - FILED
in the office of the Secretary of State
of the State of California

AUG 4 - 1998

BILL JONES, Secretary of State

ARTICLES OF INCORPORATION
OF
INTEGRATED DESIGN SERVICES, INC.

I

The name of this corporation is:

INTEGRATED DESIGN SERVICES, INC.

II

The purpose of this corporation is to engage in any lawful act or activity for which a corporation may be organized under the General Corporation Law of California other than the banking business, the trust company business or the practice of a profession permitted to be incorporated by the California Corporations Code.

III

The name and address in the State of California of this corporation's initial agent for service of process is:


SAID ABRAHIM HILMY
250 N GOLDEN CIRCLE, SUITE 105
SANTA ANA, CA 92707

IV

This corporation is authorized to issue only one class of stock; and the total number of shares which this corporation is authorized to issue is:

Ten Thousand (10,000) Shares Without Par Value.

Dated: July 29, 1998



Signature of Incorporator
MARC C. ROSENBERG



2091154

State of California

SECRETARY OF STATE



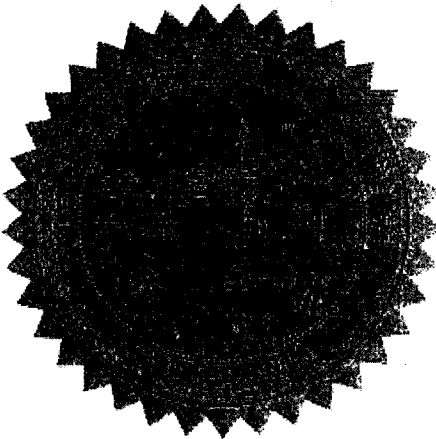
1 Page

I, *BILL JONES*, Secretary of State of the State of California, hereby certify:

That the attached transcript has been compared with the record on file in this office, of which it purports to be a copy, and that it is full, true and correct.

IN WITNESS WHEREOF, I execute this certificate and affix the Great Seal of the State of California this

AUG 5 1998



Bill Jones

Secretary of State

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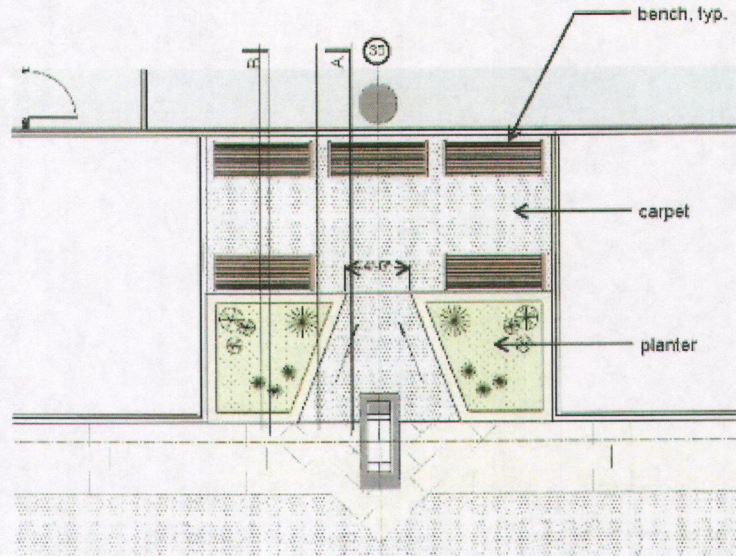
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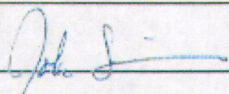
Under Separate Cover



SOQ Cover SheetRequest for Qualifications for Architectural Design Services for
Multi-Species Reserve Office/Maintenance Building Project

PKARC – 166

2.0 STATEMENT OF QUALIFICATIONS COVER SHEET(Fill in **COMPLETELY** and submit with your Statement of Qualifications (SOQ) as the first page)

Firm name:	IDS Group, Inc.
Firm address:	1 Peters Canyon Rd., Ste.130
	Irvine, CA 92606
Phone:	949.387.8500
Fax:	949.502.7640
Email address:	john.silber@idsgi.com
Type of Organization: (i.e. corporation, partnership, etc.)	Corporation
Authorizing Agent:	John Silber, AIA
	(Name Printed)
	Principal Architect
	(Title)
Professional Registration:	Licensed Architect: California (#C-15573)
Expiration Date:	7/31/2015
Signature:	
Date:	August 13, 2014
List Each Addendum Received:	

Project Understanding and Approach

Project Understanding

IDS understands the District is seeking an architectural design firm to design a new office/maintenance building within the Lake Skinner recreate area. The District has identified two (2) site locations and requires three (3) site analysis plans for each site. Furthermore, the building will be shared by the District and the Multi-species Reserve Management staff and will be the center of activity for both groups. The District desires a design that blends into its surroundings and the building will have at least four (4) offices with restrooms, up to three (3) high vehicle maintenance bays, a break room, a conference/community room and restroom with showers included, and will accommodate the County's communication and computer systems.

Project Approach

Survey Work and Calculations

- Our work on the Lake Skinner Multi-Species Reserve Office/Maintenance Building commences with information gathering by the IDS' Project Manager. Our Project Manager will meet with District and Reserve Staffs, and the members of the Committee wishing to provide input at the commencement of the project. Points-of-contact and lines of communications protocols will be established.
- Having gathered and catalogued available background information, including the most current topographic survey received from the District, IDS will hold an in-house project kick-off meeting. At this meeting project objectives will be reviewed from the perspectives of the architecture, civil engineer, structural, and MPE engineering, geotechnical, and landscape architecture.
- A draft Project Brief describing program requirements will be prepared by the project team. This Project Brief will allocate floor area by function, identified spatial qualities required, adjacencies, and structural/MPE building system requirements.
- The IDS Project Manager, Project Architect, and Civil Engineer will meet in the field with District and Reserve Staff. At this meeting the draft Project Brief will be presented and each site will be walked.
- It is anticipated that a total of three (3) meetings will be included over the duration of this phase.

Program Refinement/Preliminary Site Plan Design

- IDS will create three (3) site plans for each site for District and Committee review/approval and present the same in meeting with District and designated Committee Members. These site plan options will indicate potential locations and orientation for the proposed structure.
- Based on comments and directions received we will revise once those schemes deemed viable by the District and Committee. From the second round of site plan(s) submitted IDS anticipates the District and Committee will select a preferred site and site plan, and IDS will make one refinement to this preferred option.
- Geotechnical study will be completed on the preferred site using the preferred option site plan as a guide for soil sampling locations.
- A detailed Statement of Probable Construction Costs will be prepared so that the District receives a complete cost estimate as described in the RFQ.
- During the course of this phase IDS will meet five (5) times with the District and Reserve Management Committee and/or Committee staff.

Final Site Plan Design and Building Costs

- Upon approval of the preliminary site plan, IDS will develop the final site plan meeting the requirements of all applicable construction entities with jurisdiction over the project and utilities for same.
- IDS will prepare an estimated time schedule, a final site plan, features plan, and outline specifications The Statement of Probable Construction Cost will be updated to reflect changes. All deliverables described will

Lake Skinner Recreation Area/Multi-Species Reserve

be presented in draft form for District review and comment and will be revised once and submitted to the District as the Final Site Plan and Building Costs.

- During the course of this phase IDS will participated in three (3) meetings with the District and Reserve Management Committee and/or Committee staff.

Construction Documents

- IDS will prepare the construction drawings and specifications to industry standards and state and local codes. The scope of these drawings and specifications will meet the requirements set forth in the RFQ.
- IDS will submit the drawings and secure approvals from governing agencies on behalf of the District. IDS will submit the construction documents to the District with necessary approvals secured and ready to bid. The form of this submittal will be consistent with the requirements set forth "Miscellaneous Provisions" section found on page 10 of the RFQ. This includes:
 - Four (4) full-sized sets of signed, and sealed, bound copies of 100% complete construction drawings.
 - One (1) electronic copy of the construction drawings in the desired format of the District.
 - Four (4) hard copies of the technical specifications and two (2) electronic copies.
 - Electronic files to the District's designated Reproduction Company.

The District will provide IDS with an electronic version of its front-end bid document and the General Conditions and bear reproduction costs for additional sets, if required.



Firm Qualifications

IDS Group (IDS) is a multidisciplinary architectural and engineering consulting firm with roots spanning over 50 years. Our integrated design team provides added value through our specialized divisions - architecture, structural, civil, mechanical, plumbing, and electrical engineering, as well as power and energy and program | construction management - by operating under the same Quality Assurance | Quality Control (QA | QC) principles and seamlessly coordinating the sharing of project data. Our corporate infrastructure creates optimum utilization of resources for our staff of over 70 professionals, maximizing service efficiency. IDS is committed to project excellence, providing turn-key design solutions to the building and infrastructure industries.

Throughout our 50+ year history, we have been involved in numerous tenant improvement projects for institutional buildings all over Southern California. IDS incorporates sustainable, energy-efficient, and environmentally-conscious designs as a significant component of each project. We are recognized for our use of water-efficient plant materials, recycled materials, and water-efficient irrigation systems. IDS Group is a member of the Green Building Council, on design teams for LEED-certified building projects, and employs numerous full-time LEED Accredited Professionals.

A current example, our most recent project is the design of an addition on the City of Costa Mesa Fire Station No. 4 apparatus bay and detached rescue vehicle storage building. The design of the apparatus bay addition incorporates the classic example of California Mid-Century Modern Architecture. Additionally, the existing bathroom in the training room will be enlarged and reconfigured to meet American with Disabilities Act (ADA).

IDS Group continues to expand with new service capabilities, clients, and an unwavering focus on the core principles of quality, innovation, safety, and sustainability.

Services Provided by IDS

Architecture: IDS provides architecture design, planning, project management and renovation services to public and private clients throughout California. As a full service architectural firm, IDS is experienced in all phases of architecture from pre-design through project closeout. In addition, Our architectural services involve new design, building assessments, alterations, and modifications, accessibility studies, ADA compliance studies and design, fire and life safety assessment and design, code review, space planning, remodeling, repair of damaged and deteriorated structures, and expansions and additions to existing facilities. Project experience of IDS staff encompasses new construction, renovation, re-adaptation and tenant improvements to a variety of building types, including:

- Commercial - offices, industrial and high tech
- Public - offices, community centers and correctional facilities
- Institutional - assisted living and skilled nursing facilities, clinics and hospitals
- Educational - K-12 schools and special needs
- Service - retail, restaurants, snack bars and cafes
- Housing - retirement, affordable and multiple unit
- Airport/Aviation - offices, concessions, retail shops, and support facilities

Civil Engineering: Established in 1991 our civil engineering department offers a wide array of expertise and experience, specializing in providing planning and entitlement, civil engineering, surveying and mapping, construction survey, LEED, sustainable design, construction administration, and traffic engineering services.

Structural Engineering: Our structural engineering division is a recognized leader in the design, assessment, review, and retrofit of buildings. The depth of our work includes the design of new buildings utilizing steel, concrete, and masonry, the assessment and retrofit of numerous buildings of all sizes, the evaluation and repair of distressed structures, peer and plan review, constructability review, and forensic engineering. Our team has been honored by the Structural Engineers Association of Southern California (SEAOSC) with over 20 "Excellence in Structural Engineering" awards for innovative and outstanding design.

Mechanical and Plumbing Engineering: The mechanical engineering division is comprised of professional engineers and designers who are experts in the fields of heating, ventilating, air conditioning, plumbing, piping, and fire protection. We have provided design services for HVAC, plumbing, and fire protection systems for

Lake Skinner Recreation Area/Multi-Species Reserve

countless public projects and facilities. These projects encompass new construction, retrofit, modernization, and expansions of facilities.

Electrical Engineering: The electrical engineering division of IDS has provided quality professional electrical engineering services to public and private clients. Our electrical engineers have extensive experience in a wide variety of projects and in the preparation of engineering studies, analyses, plan reviews, preparation of drawings and specifications for new construction projects; construction cost estimates; field investigations; concept studies; reports, and post-construction support for electrical engineering projects.

Power and Energy Engineering: While solar power generation and energy management is a relatively new topic of world and economic concern, our engineers have vast experience. We have an analytical and in-depth understanding of the process of power generation, utilization, and energy management. This allows us to provide our clients with a detailed and accurate economic analysis and the proper engineering design for a successful and economically-viable system operation. Our power and energy division has completed numerous major photovoltaic projects; we have achieved a successful balance of combining engineering challenges, the practicality of construction, and beneficial economic results. Additionally, we can provide systems commissioning for a variety of facilities, including the support of LEED certification submittals.

Program | Construction Management: IDS Group provides program | construction management (PM|CM) services from initial planning through design and subsequent construction completion for public agencies, private developers, and special districts. Our in-house staff has experience in managing large-scale residential, industrial, and commercial projects throughout California, which has provided us with the experience working with multiple government agencies that may have project jurisdiction.

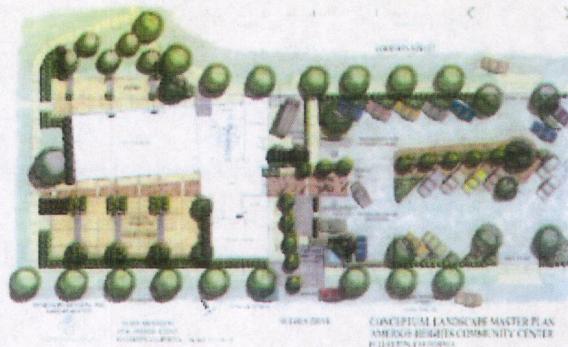


Lake Skinner Recreation Area/Multi-Species Reserve

Proposed Team

Lead Personnel

Our Project Team consists of a Principal Architect, a Project Manager, project leaders for mechanical, electrical, plumbing, and civil engineering, and subconsultant's for geotechnical and landscape architectural. IDS' Principal Architect, Mr. John Silber, AIA, is the primary point-of-contact for the District. Mr. Silber, AIA has over 35-years' experience and is an active member of the architecture and urban design of Southern California. John's work has covered a broad range of urban projects, including a number in areas of special interest, such as the link public education creates between culture and economic vitality. He is currently serving on the Planning Commission of the City of Fullerton.



Mr. Silber will be responsible for the technical adequacy and design. Additionally, John will ensure the project stays on schedule and within budget by managing staffing hours and expenses, comparing these expenditures with the proposed budget and approved work scope- project architects, engineers, and subconsultant's will report directly to John. This chain-of-command allows IDS to maximize effectiveness and efficiency and ensure that assignments are completed on time, within budget, and are of defensible quality.

Our organizational chart, presented on the preceding page, shows the project team, including key and support staff, their project roles, and how all members will work through Mr. Silber to communicate with the District. Resumes for Mr. Silber and other key staff are included within this section.

As Principal Architect, Mr. Silber will establish project responsibilities, organizational structure and clear lines of reporting within the consulting team. Based on our experience in similar projects, we have developed a clear and efficient management procedure for our services. John will:

- Develop the project schedule and monitor the progress of the project through standing team meeting and monitor the review budget at various stages. Provide progress reports and facilitate the review of the work.
- Monitor the technical performance of the project team, ensure quality and consistency (QC), and ensure detection and resolution of project performance issues before they become problems.
- Ensure that the District is clearly informed of the progress and status of the project.
- Enhance working relationships of team members and the District.

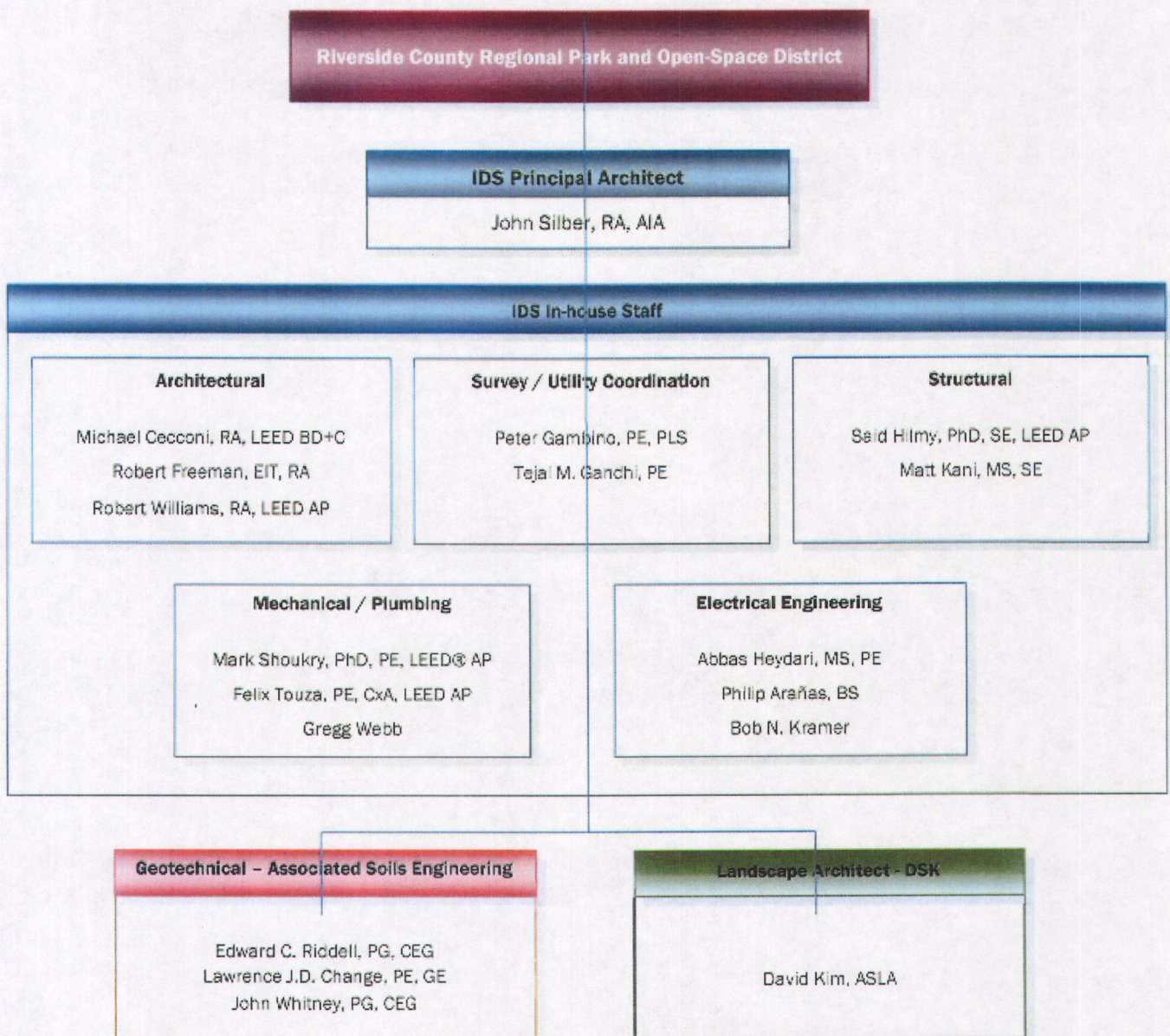
Each project architect or engineer assigned for the required disciplines (civil, mechanical, electrical, etc.) will:

- Have full responsibility for the discipline from start to finish, immersing himself/herself in the project and reporting progress to the Principal Architect through standing meetings scheduled at the start of the project.
- Assume full responsibility and liability for the work performed by assigned staff and bear full responsibilities for the work.
- Attend necessary meetings, perform required site visits to project site(s) and perform project design / design review.

Lake Skinner Recreation Area/Multi-Species Reserve

Organizational Chart

Our flexible organizational infrastructure allows us to meet any project's technical and schedule challenges. We achieve this by assigning the appropriate members with their specific qualifications and experience to match the requirements of the project scope of work and time schedule. Close internal collaboration and coordination between all disciplines, supported by state-of-the-art technology, provides quality of service and efficiency in production. IDS hereby acknowledges that the Key Personnel identified herein will be available to the extent proposed for the duration of the project, and no Key Personnel to the project shall be removed or replaced without the prior written concurrence of the District.



Key Personnel Resumes

John Silber, AIA, RA

Principal Architect

Mr. Silber has been an active member of the architecture and urban design of Southern California for 35 years. His work has covered a broad range of urban projects, including a number in areas of special interest, such as the link public education creates between culture and economic vitality. He has mastered the interface between older buildings and modern code standards for fire/ life safety, energy, and accessibility.

A 19-year resident of Fullerton, CA, Mr. Silber has been a strong proponent of the environmentally sensitive design and community involvement. Mr. Silber has been a community leader who designed numerous local facilities including community centers, parking structures, housing, and urban design. He also serves on the City of Fullerton Planning Commission.



Education

- Master of Architecture, Southern California Institute of Architecture (SCI-ARC)
- Bachelor of Arts, English Literature, University of San Diego

Professional Credentials

- Licensed Architect: California #C-15573

Professional Affiliations

- American Institute of Architects (AIA)
- City of Fullerton Planning Commissioner

Selected Project Experience

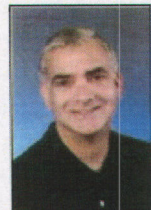
- Lions Field, Hillcrest Park, Fullerton, CA
- Vista Community Clinic at Libby lake Community Center—Oceanside, CA.
- Seniel Ostrow Building—Los Angeles, CA.
- 144-160 Gilbert Street—Modifications of a multi-tenant light industrial building.
- Fisk Automotive—Fullerton, CA: Project is a state of the art new construction auto repair facility.
- Excalibur Extrusions—Placentia, CA: The Excalibur Extrusions Project expands production facilities for a 40-year old manufacturing company.
- Elephant Packing House (EPH)—Fullerton, CA: This 26,000 SF building is a survivor of Orange County's citrus growing days and is on the national Register of Historic Places. Design work for this facility proposed ways to reposition the building for modern specialty fabrication and potential retail use.

Michael Cecconi, AIA, LEED AP

Project Manager

Mr. Cecconi has been an active member of the architecture and urban design of Southern California for 20 years. His work has covered a broad range of urban projects and he brings extensive publicly funded project experience. His interests include the education of future architects, and he has served both as Orange Coast College Adjunct Faculty and as Co-Chair for the AIA Orange County Student Design Competition.

Mr. Cecconi has particular interest in Roman Town Planning. His Masters of Architecture work was set in the City of Florence, Italy, and during the course of those studies Mr. Cecconi had the opportunity to work under the tutelage of architectural notables such as: Cristiano Toraldo di Francia (Superstudio), Gilberto Corretti (Archizoom), Ed Jones (Dixon & Jones), and Giorgio Ciucci.



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Education

- Master of Architecture, Syracuse University
- Bachelor of Architecture, California State Polytechnic University, Pomona
CSU International Programs – one year study abroad in Florence, Italy

Professional Credentials

- Licensed Architect: California (#C-30141)
- LEED Accredited Professional

Professional Affiliations

- American Institute of Architects (AIA)

Selected Project Experience

- La Sirena Grill, restaurant tenant improvement
- Dr. Owl Urgent Care, medical office tenant improvement
- Wine Pavillon, retail tenant improvement
- California Noodle Factory, restaurant tenant improvement

Robert Freeman, EIT

Architect

In his 39 years of professional service, Mr. Freeman has obtained a unique combination of structural and architectural experience. He is a licensed architect in California and Arizona. Mr. Freeman is experienced in building evaluation and design for residential facilities, including public housing projects, school, medical, and building retrofit design projects.



He has provided professional services for two new emergency rooms in Tustin Medical Center and Anaheim Medical Center. Mr. Freeman is the lead architect for a \$13 million on-site electric generation and central plant project at John Wayne Airport. Additionally, his project experience includes numerous residential units, several hospital buildings for SB1953 evaluation, Jackson Isle assisted living apartments, public apartments for battered wives, settlement repair for facilities of the City of Huntington Beach, structural evaluation of facilities at El Toro and Tustin Marine Bases, and various investigation and evaluation of industrial and warehouse buildings for Boeing Corporation in the cities of Anaheim and Compton, CA.

Education

- Bachelor of Science, Architecture, University of Southern California

Professional Credentials

- Licensed Architect: California (#C-9064) (1977), Arizona (#12335)
- E.I.T., California #127875

Professional Affiliations

- American Institute of Steel Construction (AISC)
- American Wood Council (AWC)

Selected Project Experience

- Department of General Services, On-Call Forensic Architectural and Engineering Services
- Chula Vista Veteran's Home Forensic Evaluation and Assessment
- County of Los Angeles, Community Development Commission & Housing Authority

Education

- L.A. Unified School District—Washington Irving Middle School (included roof repairs and investigation of water intrusion)
- L.A. Unified School District—Oxford Street Building (included roof repairs)

Lake Skinner Recreation Area/Multi-Species Reserve

- Whittier Union High School District Buildings—Seismic Assessment and Retrofit of Buildings with Variable Damageability caused by the Northridge Earthquake
- Parking Garage No. 1, San Diego State University, San Diego, California, Seismic Retrofit, 5-level parking structure and bridge, architectural design.
- Anaheim General Hospital Emergency Room Expansion
- Bellflower Medical Center
- Buena Park Hospital
- Cedars-Sinai Medical Center
- Parking Garage No. 1, San Diego State University, San Diego, California, Seismic Retrofit, 5-level parking structure and bridge, architectural design.
- Parking Structures 1 and 2, City of Riverside, Riverside, California
- Washington Mutual Bank Parking Structure, Long Beach, California, Structural damage repair, structural observation

Gene Diep

Designer | Assistant Project Manager

Mr. Diep has in-depth experience in medical office buildings, industrial concrete tilt-up, hotels and athletic facilities, spec office and national retail chains. He is experienced throughout each stage of the building process, from Schematic Design to Construction Administration. Mr. Diep is knowledgeable of various city/ state codes and accessibility requirements and has managed multiple large to small scale projects simultaneously. He has the ability to cost effectively complete multiple small to medium projects both independently and as a valuable team player.



Education

- Bachelor of Science, Architecture, California Polytechnic State University, Pomona

Selected Project Experience

- UC Irvine: Anteater Recreation Center (ARC); 89,000 sq. ft. student fitness gymnasium facility (DD thru CA phases)
- Mesa Commons & Recreation Center; Interior Remodel & ADA accessibility studies (SD & DD phase)
- - CSU Fullerton: Student Union / Library Service Access; Service Access / Circulation Remodel (due to new student fitness gymnasium facility)

Said Hilmy, PhD, SE, LEED AP

Project Manager, Structural

Dr. Hilmy has 29 years of experience in structural engineering design and analysis and project management with strong expertise in the design and upgrade of steel, concrete, and wood structures. Recognized for his knowledge of code developments and seismic retrofit, Dr. Hilmy has worked on more than \$3 billion engineering projects and more than 200 seismic assessments and retrofit projects in California and other states since the 1985 Mexico City earthquake.



Dr. Hilmy holds two patents related to an invention of a cost effective seismic dissipation device for building applications. In addition, he has won over 20 'Excellence in Engineering' awards for seismic design from numerous local and national organizations. Recognition included four in 2012 for building seismic designs from the Structural Engineering Association of California (SEAOC) and Southern California (SEAOSC), American Society of Civil Engineers (ASCE), and Orange County Engineering Council (OCEC).

Education

- Doctorate, Structural Engineering, Cornell University
- Master of Science, Structural Engineering, Cornell University

Lake Skinner Recreation Area/Multi-Species Reserve

- Bachelor of Science, Civil Engineering, Cairo University

Professional Credentials

- Professional Structural Engineer: California (#S-3680)
- Professional Civil Engineer: California (#C-43988), Colorado (#0043538), Hawaii (#11386), and Utah (#8541179-2203)
- LEED Accredited Professional

Professional Affiliations

- American Society of Civil Engineers (ASCE)
- Structural Engineering Association of California (SEAOC)
- Structural Engineers Association of Southern California (SEAOSC), Seismology Committee and Building Response Subcommittee
- National Committee on Seismic Effects (NCSE)
- Earthquake Engineering Research Institute (EERI)
- Orange County Engineering Council (OCEC)
- American Concrete Institute (ACI)
- Sigma XI Honorary Society
- Cornell Alumni Association
- Listed in USA Who's Who in Science and Engineering, 1994-1995

Peter Gambino, PE, PLS

Project Manager, Civil Engineer

Mr. Gambino has a broad background in Civil Engineering, Land Surveying, and Public Works and site development and is responsible for managing the design and production of Civil Improvement Plans.

Mr. Gambino provides technical guidance and mentoring to production staff to better provide TTG clientele with civil engineering solutions that are innovative, cost effective, timely, and consistent with the client's project schedule and budgets.

Also, Mr. Gambino has a tremendous amount of experience working with private developers and is familiar with the discretionary entitlement processes of governmental agencies throughout Southern California. He has a thorough understanding of the Subdivision Map Act, The Land Surveyor's Act, California Planning and Zoning Laws, the California Environmental Quality Act (CEQA), and current Storm Water Pollution treatment requirements as dictated by the Regional Board.



Education

- Bachelor of Science, Civil Engineering, California State University, Long Beach

Professional Credentials

- Professional Civil Engineer: California (#C55577), Hawaii (#C12325)
- Professional Land Surveyor: California (#7687)

Professional Affiliations

- California Land Surveyor's Association (CLSA)
- Orange County Chapter CLSA
- American Public Works Association, (APWA)

Lake Skinner Recreation Area/Multi-Species Reserve

Selected Project Experience

- Cal Tech University, Pasadena, CA
- Montclair High School, Montclair, CA
- City of Anaheim, Anaheim, CA
- Val Mesa Medical Plaza, Fullerton, CA
- Loyola Marymount College, Los Angeles, CA
- Valley Christian High School, Cerritos, CA

Mark Shoukry, PhD, PE, LEED AP, M ASCE

Project Manager, Mechanical/Plumbing

Dr. Shoukry is an experienced Engineering Director who is specialized in development and project planning. Dr. Shoukry is specialized in Mechanical Engineering with a focus on HVAC design, energy analysis and project management of projects with large budget. He has more than twenty years of experience in HVAC, project management for large projects that include multi-disciplines like architectural, structural, mechanical, electrical, plumbing, environmental assessment, civil and cost estimates. He is also a project manager for numerous multi-disciplines complex facility projects; some of these projects totaled more than \$500 Million in construction costs. He has successfully designed and completed the construction of facilities for different applications such as but not limited to recreation, commercial, medical offices, mission critical facility, educational and residential buildings. He has been involved in technical training of mechanical engineers, solving complex engineering problems on site for large projects and personally involved in strategic marketing planning.



Education

- Doctorate, Mechanical and Aerospace Engineering, West Virginia University
- Master of Science, Mechanical Engineering: Material and Manufacturing, American University in Cairo, Egypt
- Bachelor of Science, Mechanical Engineering, Ain Shamss University, Cairo, Egypt

Professional Credentials

- Professional Mechanical Engineer: CA (# 33162), HI, (#13328), WA (#46032), NV (#020119), OH (#68198)

Professional Affiliations

- American Society of Heating, Refrigerating and Air Conditioning Engineers (ASHRAE)
- American Society of Mechanical Engineers (ASME)
- American Society of Civil Engineers (ASCE)

Selected Technical Publications

- "Numerical Simulation Parametric Study of a Two-Stroke Direct Injection Compression Ignition Linear Engine", Presented in SAE Fuel and Lubrication Conference Reno, Nevada, May 2002
- "Metering Two-Phase Air/Water Flow for Different Regimes Using Annubar"

Related Project Experience

- Dr. Ahdoot Medical Suite, Burbank, CA
- Los Angeles Police Department Head Quarters
- Lynwood City Hall, Lynwood, CA
- Theolacy Contact Visiting Area- Non-Contact Visiting Hall, Orange County, CA
- New Camp Pendleton Hospital Utilities Study

Lake Skinner Recreation Area/Multi-Species Reserve

- Old Camp Pendleton Hospital Building Assessment
- PMB Medical Office Suites Buildings, San Diego, CA (More Than 50 MOB including multiple OSHPD 3)

Abbas Heydari, MS, PE

Project Manager, Electrical Engineer

Abbas Heydari is a licensed California Electrical Engineer with over 25 years of electrical engineering experience in a variety of projects. As a lead electrical engineer, he is involved in the design of commercial, educational, government and medical facilities including schematic design, design of construction drawings, load and energy standards (Title 24) calculations, client interface, meetings and presentations, specification writing, review of shop drawings, as well as plan check approvals and other compliances. During the building phase, Abbas responds to field questions and provides construction support. He monitors and performs field inspections throughout all phases of construction.



Education

- Master of Science, Electrical Engineering, California State University, Long Beach
- Bachelor of Science, Electrical Engineering, California State University, Long Beach

Professional Credentials

- Professional Electrical Engineer: California (#E-13411) and Washington (#44104)

Selected Project Experience

- Belmont Village, Encino, CA
- Belmont Village, Oceanside, CA
- Belmont Village, Rancho Palos Verdes, CA
- Covington, Aliso Viejo, CA
- Manhattan Beach Studios, Manhattan Beach, CA
- Museum Square, Los Angeles, CA
- Oceanside Terraces, Oceanside, CA
- Playa Vista, Playa Vista, CA
- Watt Plaza, Los Angeles, CA

Sub-consultants

Geotechnical Engineering: Our team firm of **Associated Soils Engineering, Inc. (ASE)**, a California Corporation, was incorporated in 1974, in the State of California. ASE has been in business for 39 years providing services to many municipalities as well as private industry throughout Southern California. ASE's in-house laboratory has been certified by AASHTO/CCRL and AMRL (Hot Mix Asphalt, Aggregate, Soil, & Portland Cement Concrete) as well as the State of California Department of Transportation (Caltrans) and Division of State Architect (DSA) under the Laboratory Evaluation and Acceptance program (LEA 224), and the City of Los Angeles. Associated Soils Engineering, Inc. has a commitment to provide Geotechnical consulting and soils and materials testing services with a high degree of professional excellence and proficiency. ASE strives to offer our clients individual attention and provide innovative solutions at a competitive cost. ASE has provided geotechnical design, material testing, and construction testing services to municipalities and private industry for nearly four decades in Southern California and can use the vast experience, information and data gathered over the years to provide quick and cost-effective geotechnical solutions to any project.

Lake Skinner Recreation Area/Multi-Species Reserve

Key Personnel

Edward (Ted) Riddell, P.G., C.E.G

Responsibility: Principal Geologist, Client's Point of Contact
Education: B.A., Geological Sciences, University of California, Santa Barbara

Ted Riddell is the President and Principal Geologist of ASE. He has over 28 years' experience in all phases of geotechnical projects. Mr. Riddell manages ASE projects for the private and public sectors including planning, geologic mapping, coordinating, conducting and writing preliminary investigations. His project management skills include supervision, direction of field personnel and site inspections during grading to final drafting and report writing of projects. As the President of the firm, Mr. Riddell is responsible for making quick decisions that enable smooth accomplishments of day to day tasks in the field, laboratory and office.

Landscape Engineer: DSK Landscape Architects (DSK) was established in 1988 and has extensive experience in numerous project types, including military, schools, business and industrial parks, health care facilities, commercial, municipal, institutional, streetscape, and urban design. DSK services includes site planning, contextual analysis, site specific design, construction documents, and construction administration and observation.

DSK provides complete Landscape Architectural services, Site Planning, and Urban Design. The Principal and Staff members have a strong background and extensive experience in site planning, business/industrial parks, recreational development, college campuses, regional shopping malls, country clubs, schools, hotels, churches, public/military projects, housing, and urban design.

Key Personnel

David D. Kim, ASLA

Responsibility: Principal, Landscape Architecture
Education: B.A., Landscape Architecture, UC Berkeley Education:
Registration: Landscape Architect, CA #2831

As Principal of DKS Landscape Architects, David Kim maintains direct involvement with each of the firm's projects. Since its establishment in 1988, Mr. Kim has managed a variety of master planning and site development projects ranging from community parks, transportation facilities, schools, military bases, commercial developments, hospitals, and residential projects. Mr. Kim is affiliated with numerous professional and community organizations in the interest of maintaining excellence in the profession and outreach within the community. He has managed design and production of landscape work for the following selected projects:

- Water Quality Control Plan, Riverside, CA
- Trancas Canyon Water Treatment Plant, Malibu, CA
- Mountain Terrace Community, Valencia, CA
- Woonbook Culture/Leisure Complex, Korea
- DWP Energy Control Center, Sunland, CA
- Parker Canyon Recycled Reservoir, Walnut Valley, CA
- Marine Corp Enlisted Men Housing, Camp Pendalton, CA
- Plaza Vermont, Los Angeles, CA
- Jefferson Elementary School, Los Angeles CA

Lake Skinner Recreation Area/Multi-Species Reserve

Relevant Project Experience

Lions Field, Hillcrest Park

Fullerton, CA

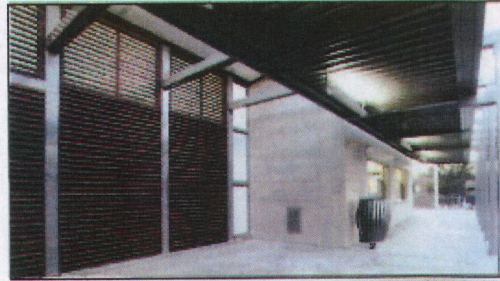
Client: City of Fullerton

The projects consist of a 960-sf sports building, including a clubhouse, concession building, and restrooms, within Lions Field.

Mr. Silber incorporated the indigenous surroundings ensuring architecture and cultural design aesthetics. John fine-tuned the design of what may have been an anonymous looking park into a place that citizens can be proud of. Mr. Silber complete this project while at another firm.

This project was completed on schedule and within budget.

Reference: Hugo Curiel, Director of Parks and Recreation, 714.738.6575

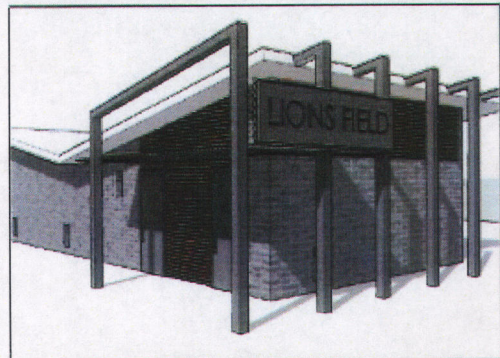


Fisk Automotive

Fullerton, CA

Client: Jack Crowley, Fisk Automotive

Fisk Automotive is a 5,000 SF vehicle repair facility providing 8 service bays, office, reception/public counter, a waiting room, employee locker room, and public restroom. Each service bay is furnished with a vehicle lift. One of the service bays is constructed with a high overhead clearance allowing work to be performed on trucks and recreational vehicles.



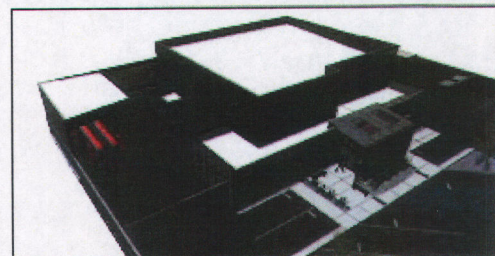
The building is placed in the middle and to the rear of the property with the higher mass of the vehicle services placed to the rear. Vehicle circulation allows drive through movement of vehicles at the service area and along the front of the property for customer parking.

Service areas are constructed with concrete masonry walls with wood frame roof. Skylights reduce the demand for artificial light in the service area. Each service station is equipped with a computer station. Walls and gates along the west side of the property provide a locked vehicle storage area outside the building.

All public and support spaces are placed along a linear band in front of the service areas. Exterior finish materials for this band are painted cement board panels as a contrast to the pattern of the concrete block behind. Translucent panels permit north light to illuminate the spaces and to provide a soft glow of light at night. Doors and windows are aluminum frame dual glazed. Planting selections are drought tolerant so as to minimize the use of irrigation water.

This project was completed on schedule and within budget.

Reference: Jack Crowley, Fisk Automotive, 714.526.3303



Lake Skinner Recreation Area/Multi-Species Reserve

Costa Mesa, Fire Station #4 - Addition of the Existing Station #4 and Construction of a Free-standing Apparatus Building

Orange, California

Client: City of Costa Mesa

IDS Group is designing an addition to Fire Station #4's apparatus bay and a detached rescue vehicle storage building for the City of Costa Mesa. The addition of the apparatus bay will allow for the fire station to accommodate two ME-84 fire engines and one MT-84 ladder truck. The detached rescue vehicle storage building will accommodate two rescue vehicles 26-feet in length and provide additional storage and workshop area.

The existing building is a classic example of California Mid-Century Modern Architecture incorporating glass panels for public view of the apparatus room and providing clerestory day-light of the apparatus room. The design of the apparatus bay addition continues the same architectural strategy with its corresponding openness and day lighting.

The existing apparatus bay is approximately 40-feet wide by 60-feet long and will be extended 20-feet in length providing an additional 800-square feet to the existing building. The construction type for the apparatus bay addition is Type V with wood shear walls as the lateral resisting system. In addition to providing the needed space for the new fire trucks, the new extension will house the SCBA bottle filing station.

There are two options for the detached rescue vehicle storage building being reviewed. The first option continues the use of the same building materials and architectural strategies as the existing station. The second follows the strategy of using "off-the-shelf" metal building construction.

In order to meet the American with Disabilities Act (ADA) requirements, an existing bathroom in the training room will be enlarged and reconfigured, new entry building signage will be added, and new accessible parking will be provided.

Two options for the design of this structure are being reviewed. The first option continues the use of the same building materials and architectural strategies as the existing station. The second follows the strategy of using "off-the-shelf" metal building construction. Placement of the new building creates a walled courtyard between the classroom and the new structure.

This project is currently in progress. Design is at 95% of Construction Documents

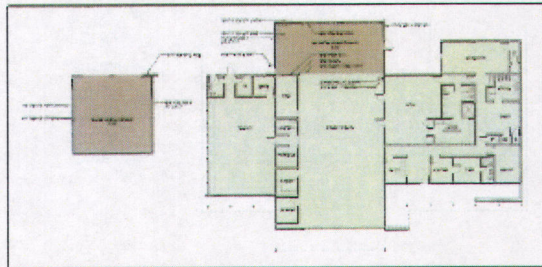
Reference: Tim Vasin, Battalion Chief, City of Costa Mesa Fire Department, 714.754.5000

Orange Fire Department, Fire Station #4

Orange, California

Client: City of Orange

Fire Station #4 is located in the City of Orange, California. It is a 1-story Type V building with a total floor area estimated at 4,130 SF. IDS Group conducted site investigations and reviewed the existing structure, and performed detailed structural analysis. The expansion / upgrade consisted of the demolition of the existing wood-framed apparatus bay and the construction of an expansion in order to provide space for turnout storage, an exercise room and a larger apparatus bay. The existing roof diaphragm was evaluated and retrofitted with new shear transfer and drag connections. The construction documents of the structural modifications and expansion



Lake Skinner Recreation Area/Multi-Species Reserve

also included improvements to the kitchen, bathrooms, sleeping quarters, and site walls and the seismic bracing of non-structural elements.

The design challenge of the project was to re-build the current apparatus bay with a larger as well as a taller apparatus bay by accommodating the 14'-0" x 14'-0" apparatus bay doors.



The other challenge was how to integrate the design of the new apparatus bay into the existing mid-century modern architecture of the existing fire station. This was achieved by having the new addition mimic the architectural language of the public entry.

This project was completed on schedule and within budget.

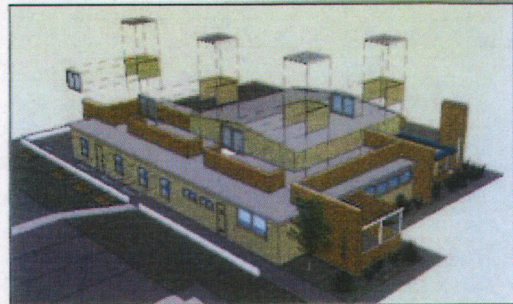
Reference: Mr. Majid A. Farhat, PE, Director of Design and Construction, 714.744.5562

Ventura County Fire Protection District, Fire Station #28

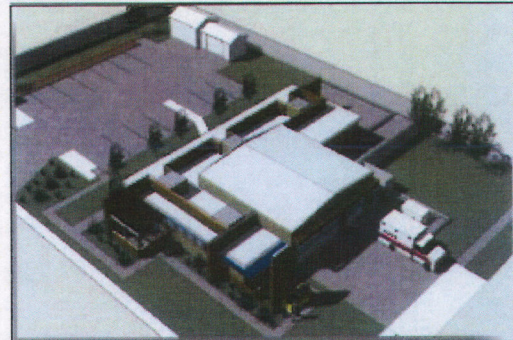
Piru, California

Client: City of Costa Mesa

V.C.F.P.D. Fire Station #28 in Piru, California consists of the remodeling of an existing fire station and a new addition consisting of dorm rooms, turnouts room, work room, laundry room and telecommunications room required to bring the facility up to current building codes.



The design concept for Fire Station #28 was inspired by the ubiquitous stacks of ORANGE CRATES in the sprawling orange groves surrounding the site. The crates are expressed as LIGHT MONITORS inserted into the roof of the existing station, washing natural light into the interior spaces.



The wall elements are conceived as the dismantling of the orange crates and the "RE-WRAPPING" of these elements around the various building forms as an ORDERING DEVICE.

The final gesture is the introduction of a CLOCK TOWER as a historic reference to the traditional HOSE DRYING TOWERS of older fire stations and as a new marker for the newly developed language of this fire station.



This project was completed on schedule and within budget.

Reference: Mr. Abbe Berns, Former Director of Fire Operations (retired), 805.239.3232

Lake Skinner Recreation Area/Multi-Species Reserve

Amerige Heights Community Center: Community Center Design; Fullerton, California

This community center, placed at the heart of the master-planned Amerige Heights neighborhood, will house a variety of classes and activities and provide space for events and neighborhood festivities. Inspired by the center's proximity to a central park, the building forms a courtyard opening to the park and is edged by an arcaded walkway.

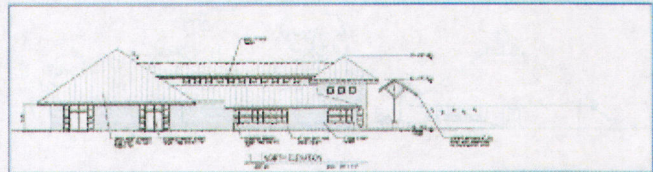


University Park Community Center: Rehabilitation and Expansion; Irvine, California

One of IDS projects for the City of Irvine, California the rehabilitation and expansion of the University Park Community Center in Irvine, California in association with KAZ design team. The new center is approximately 5,625 SF single story building with a shade structure adjacent to the existing 3,750 SF center. The project was designed for LEED Silver Certification.



The primary challenge in preparing a cost-effective structural design was to blend a continuous and structurally efficient gravity and earthquake load carrying system with the architectural statement of exposed wood elements, large open spaces and extensive perimeter windows. This challenge applied to both the new building as well as the first story remodeling and second story addition for the existing facility. We sized and expressed exposed wood framing members and connection details to support and enhance the architectural statement. In addition, IDS used exposed masonry walls as shear walls, and tied discrete sections of plywood shear walls together to form an integrated lateral load resisting system without impacting the architectural layout.



Florence – Firestone: Community Service Center; County of Los Angeles, Community Development Commission, Los Angeles, California

Serving as a local civic center in the Florence-Firestone community, the Florence-Firestone Community Service Center houses county agencies and community-based organizations offering comprehensive services to Los Angeles County Residence.

IDS assisted the CDC architect to design all the needed structural modifications which included: seismic upgrades and renovation of the existing facility, civil engineering services including surveying around the facility to provide ADA access ramps and the needed parking spaces.

