

RFQ NO. 24-300
DUE DATE: JULY 09, 2024

Lake Worth Beach - Municipal Beach Complex Development Professional Services



CITY OF LAKE WORTH
Financial Services
Procurement Division
7 North Dixie Highway
Lake Worth Beach, FL 33460



DIGITAL



Suria Yaffar Assoc. AIA, LEED AP
Director of Design
100 Biscayne Blvd., 27th Floor Miami, FL 33132
305.372.5222 <https://www.zyscovich.com>

July 09, 2024

Financial Services
Procurement Division
7 North Dixie Highway
Lake Worth Beach, FL 33460

Re: RFQ No. 24-300 | Lake Worth Beach - Municipal Beach Complex Development Professional Services

Dear Selection Committee:

On behalf of Zyscovich LLC, thank you for the opportunity to submit our qualifications for the **Lake Worth Beach - Municipal Beach Complex Development Professional Services**. Zyscovich is an international master planning, architecture, and interior design firm. We are distinguished by a steadfast commitment to our clients' success. Everything we design, from the innovations we envision to the value we deliver, reflects the priorities of our clients and their opportunities for sustained success.

Our team combines a deep local and regional understanding of planning and development dynamics with a breadth of national expertise in planning, design, and construction of state-of-the-art community facilities. We understand the unique opportunity this project presents in developing a strategic, feasible and sustainable approach for repositioning a city-owned recreational asset and resource for the current and future generations to enjoy.

We are united in our commitment to the art of place-making and offer a focused, creative, and disciplined approach to this assignment. We understand that the opportunity to help lead the City of Lake Worth Beach through the process of planning and implementing the future development for the Casino Complex and pool located at the City of Lake Worth Beach will transform this coastal location into a vibrant community asset expressive of the City's values and goals for the coming years. We will work closely with the City from the initial location feasibility studies and the development of potential options and scenarios through the successful execution of the construction of the new facility.

For over 46 years, Zyscovich has developed unique solutions that have transformed environments for a variety of institutional facilities through thoughtful, purposeful planning and architecture. We bring a comprehensive and coordinated approach to design through our integrated urban planning, architecture, and interior design practice. Our professional reputation is based upon a solid foundation of successful projects and a diversified staff of 160+ professionals who are committed to executing award-winning, innovative concepts.

Synalovski Romanik Saye (SRS), a wholly owned subsidiary of Zyscovich, has earned a distinguished reputation for over 30 years by delivering highly personalized client service and outstanding design talent. Together, our integrated team offers an unparalleled experience in award-winning design, committed to revitalizing cityscapes and building better communities through deep knowledge and longstanding relationships with local leaders.

In response to the Request for Qualifications for Professional Consulting Services, Zyscovich recognizes that this is a multifaceted project requiring a diversity of skill sets and a strong methodology for an inter-disciplinary team to provide creative and innovative ideas to re-envision the Municipal Beach facilities and functions, buildings, uses and property with an eye towards a progressive, cost-effective, safe and welcoming development.

We are united in our commitment to the art of place-making and offer a focused, creative, and disciplined approach to this assignment. We will work closely with the city from the initial location feasibility studies and the development of potential options/scenarios through the successful execution of the construction of the new facility with the goals to transform this coastal area of land into a new vibrant community asset that is expressive of the values of the City for the next years.

We have assembled a multi-disciplinary talented team of professionals with extensive experience and expertise in the planning, design, and construction of next-generation civic and community facilities to provide the best possible service to The City of Lake Worth Beach. Our team has a proven track record, having worked together to successfully complete projects for municipalities and government entities with varying degrees of complexity and scale.

Our team comprises the following firms:

- R. Miller Consulting Group - Public Outreach
- Lambert Advisory - Economic Development, Financial Studies and P3 development.
- Kimley Horn and Associates - Coastal, Parking & Traffic Engineering and Landscape Architecture Services
- TLC Engineering Solutions, Inc - MEPF, Structural Engineering Services
- Engenuity Group - Land surveying services and Geotechnical engineering services - Small Business
- Aquatics H2O, LLC- Pool Consultant

We hope that our submission reflects our genuine interest and conveys our excitement for this exciting opportunity. We look forward to the possibility of working together to realize the future of the Municipal Beach Complex Development.

Thank you for your consideration of our team.

Sincerely,

Zyscovich



Suria Yaffar, Assoc. AIA, LEED AP
Director of Design

Executive Summary

46⁺ Years of Experience

160⁺ Professionals

21⁺ LEED® Accredited Professionals

200⁺ Sustainable & LEED® Projects

Zyscovich is a 160+ person award-winning integrated Architecture, Interior Design, and Urban Design firm headquartered in downtown Miami, Florida with offices in Fort Lauderdale, West Palm Beach, Winter Park, Orlando, Fort Myers, Tampa, and Jacksonville, FL, as well as New York City and Boston, MA. Our firm has garnered a reputation for its expertise in market-based design solutions, as well as for the creative and implementable strategies it brings to complex development and architectural design projects. We have been internationally recognized for our work in architecture, master planning, urban design, interior and branding design, sustainable design, historic preservation, and site analysis.

For 46 years, Zyscovich has been recognized by the industry for both innovation and a practical approach to design. We take pride in successfully delivering projects that fulfill and exceed client goals and aspirations. Our record of performance, including our willingness to meet time and budget requirements, is proven by the fact that most of our clients are repeat clients, not just for a project or two, but year after year because of our commitment to high-quality design and responsive customer service.

Our extensive portfolio includes municipal, retail, government, commercial, mixed-use, healthcare, multifamily residential, educational, hospitality, corporate, parking, financial, entertainment, and transportation facilities throughout the United States, the Caribbean, and South America.

Our team's approach is to rationalize and facilitate the process from a project's inception through its successful completion. We offer a comprehensive scope of services by partnering with clients, consultants, construction managers, and jurisdictional authorities to develop solutions that will be thoroughly integrated with the client's vision. The quality of our staff, coupled with our size and proven expertise, enables us to provide solutions of the highest design quality.

Zyscovich is driven by the need to create environments that contribute to the quality of life. Our designs are intended to reinforce the cultural, socio-economic, and recreational opportunities of the urban fabric. Our planning group has worked with many public entities in creating communities that are distinguished for their reflection of natural, cultural, and historical diversity, their authentic character, and the integration of the natural world and the built environment.

Our shared Zyscovich + Synalovski Romanik Saye portfolio includes thousands of square feet of municipal buildings and branded interiors including municipal complexes and city halls, transit-oriented developments, transportation facilities, cultural centers, performing arts centers, community buildings, parks, schools, fire and police stations, parking garages, and mixed-use, public-private developments, as well as master planning for parks, neighborhoods, municipal facilities, and cities. We pride ourselves on creating designs that are a source of civic pride for the communities we serve, while meeting established construction budgets.



We are experts in assessing client needs and expounding on them, ensuring code compliance, community receptiveness, and cost control. Our site planning and programming experience of civic venues includes thoroughly examining existing conditions and adjacencies to other structures and facilities. It also includes fitting large facilities on challenging sites, coordinating building massing, scale and orientations, zoning regulations, and analyzing site utility locations and other impacts, such as traffic circulation, parking, and environmental impacts.

LEGAL NAME

Zyscovich, LLC

BUSINESS TYPE

Limited Liability Company

YEARS IN BUSINESS

46 Years

LOCATIONS/CONTACT INFO

MIAMI

100 N Biscayne Blvd., 27th Floor
Miami, FL 33132
305.372.5222

WEST PALM BEACH

500 Australian Ave. Suite 634
West Palm Beach, FL 33401
561.214.6087

WINTER PARK

250 S Park Ave., Suite 510
Winter Park, FL 32789
407.674.1959

ORLANDO

820 Irma Avenue • Orlando, FL
32803
407 423 0098 • Fax 407 423 4793

TAMPA

550 N. Reo Street Suite 300
Tampa, FL 33609
813.526.7760

JACKSONVILLE

5011 Gate Parkway
Building 100, Suite 100
Jacksonville, FL 32256
904.489.2204

FIRM OWNERS

ABA Prime 100%

OFFICERS AND PRINCIPALS

Bernard Zyscovich, FAIA
Jose Murguido, AIA, ALEP, NCARB
Anabella Smith, ID
Suria Yaffar, Assoc. AIA, LEED AP
Mario Suarez, Assoc. AIA, LEED AP
Michael McGuinn, AIA, LEED AP
Larry Rosenbloom, AIA
John Cunningham, AIA
Michael Ehrling
C.T. Hsu, FAIA, LEED AP
Merrill Romanik, AIA, LEED AP, IIDA



Festival Fields
REP Services, Inc.

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statement acknowledging receipt of each addendum issued by the City.

2 | ADDENDA

We hereby acknowledge receipt of all addenda issued by the City for RFQ# 24-300. We have reviewed each addendum carefully and confirm that all instructions, modifications, and clarifications contained within have been incorporated into our proposal.

The addenda received are as follows:

Addendum No. 1 June 10, 2024



WALLACE CREEK / US MARINE CORPS FITNESS AND COMMUNITY CENTER



Tab 3

Reference & Material

Organizational Chart



LAKE WORTH BEACH - MUNICIPAL BEACH COMPLEX DEVELOPMENT PROFESSIONAL SERVICES



MARIO SUAREZ AIA | LEED AP
Principal in Charge/ QA/QC



GRACE PERDOMO Assoc. AIA
Project Director



SURIA YAFFAR Assoc. AIA LEED AP
Project Designer / Director of Design



MERRIL ROMANIK
AIA, LEED AP, IIDA
PROJECT ARCHITECT



MARCELA RAMIREZ
Sr. Project Designer



JONATHAN MROZ
Senior Urban Design and Site Plan Studies



Civil- Traffic -Landscape-
Coastal - Parking

BRAD YOUNTS PE
Civil Engineer

MICHAEL SPRUCE PE
Civil Engineer

ADAM KERR PE
Traffic Engineer

CHRISTOPHER HEGGEN PE
Traffic Engineer

KRISTEN ALEXA PLA, ASLA
Landscape Architect

JONATHAN HAIGH PLA, ASLA
Landscape Architect



MEPF-Structural

RALPH BAEZA PE, LEED AP
Sr. Electrical Engineer

HECTOR GONZALEZ PE
LEED AP
Mechanical Engineer

VINCENT MCNISH PE, CxA,
LEED AP, CPD
Sr. Mechanical Engineer

GARY KRUEGER
PE, LEED AP BD+C, CM, GGP
Sr. Structural Engineer

ALEXANDER ANDERSON PE
Structural Engineer



Surveying

JENNIFER C. MALIN PSM
Survey Project Manager

Lambert
ADVISORY

Economic Development

PAUL LAMBERT
Lead Economist

ERIC LIFF
Market Analyst



R. MILLER
CONSULTING GROUP

Community Outreach and
Engagement Work

RENEE MILLER ICMA-CM
Public Outreach



LAKE WORTH BEACH - MUNICIPAL BEACH COMPLEX DEVELOPEMENT
PROFESSIONAL SERVICES RFQ No. 24-300 City of Lake Worth

Key Personnel



MARIO SUAREZ AIA | LEED AP

PRINCIPAL-IN-CHARGE AND QA/QC TECHNICAL REVIEW

Mario Suarez has over 30 years of experience and is responsible for leading several of the firm's major national and international projects, including airport terminals for passengers and cargo, government and corporate offices in South Florida, as well as major mixed-use urban facilities, including hotels, shopping and luxury multi-family housing. Mario is an expert in managing complex phased projects, and has overseen the design and construction of numerous large-scale, urban redevelopment projects.

32 Years Experience

19 Years with Firm

AVAILABILITY

10%

EDUCATION

Master's of Business Administration, Cornell University

Architect 5 Year Professional Degree, Universidad de los Andes Bogotá, Colombia

REGISTRATIONS

Colombia #2570032849CND
LEED Accredited Professional

AFFILIATIONS

RELEVANT EXPERIENCE

- Tampa West River Master Plan
- Tampa Rome Yards Master Plan
- Bal Harbour Village Waterfront Park & Community Center
- Westchester Cultural Arts Center
- Broward College Continuing Services Contract
- Broward County Aviation Department Offices Renovation
- Memorial Regional Hospital Mixed-Use Parking Garage
- FAU Mixed-Use Parking Garage
- Baptist Hospital Main Campus Parking Garage 7
- Bal Harbour Shops Mixed-Use Garage
- Bayside Marketplace Renovation & Addition of Mixed-Use Parking Garage
- Aventura Park Square Mixed-Use Parking Garages
- Gulfstream Hotel & Residences
- Marriott's Hollywood Ocean Village & Resort
- Meliá Santa Fé, Bogotá, Colombia
- Ritz-Carlton Ft. Lauderdale
- Midtown Hotel Miami
- PGA Waterfront Mixed-Use Development
- Hillcrest Golf Club Development
- Presidential Golf Course Residences & Country Club
- Caribbean Resort Master Plan Dominican Republic
- Barra Morgan's Hotel Rio de Janeiro
- Airport City Hotel Miami
- Me By Meliá Hotel Miami
- Six Senses Luxury Beachfront Resort Sayulita, Mexico
- AC Hotel by Marriott Aventura
- ALoft Hotel at Aventura ParkSquare Aventura

Key Personnel



GRACE PERDOMO ASSOCIATE AIA

PROJECT DIRECTOR

Grace is an architectural and urban designer with over 30 years of extensive urban revitalization, master planning, and grant writing experience. She oversees a practice committed to sustainable urbanism and has led a diverse group of projects centered on downtown and historic neighborhoods with a focus on community revitalization and mixed-use infill redevelopment. Grace has assisted numerous public and private sector clients in the design and implementation of sustainable policies, practices, master plans and code rewrites, and design guidelines that improve and integrate density, multi-modal transportation, preservation, land use and development to create livable, walkable, and diverse communities.

32 Years Experience

11 Years with Firm

AVAILABILITY

20%

EDUCATION

Master of Architecture in Urban Design, University of Miami

Bachelor of Science in Architecture, Universidad Nacional Pedro Henriquez Urena, Santo Domingo, Dominican Republic

Associate in Arts, Miami Community College

REGISTRATIONS / AFFILIATIONS

Member of the American Planning Association

Associate Member of the American Institute of Architects (AIA) and Congress for New Urbanism

Board Member, The Underline
Board Member, Transit Alliance Miami

FIU Landscape Architecture Advisory Board and Adjunct Professor

Adjunct Professor, University of Miami's Urban Design and Architecture Studios

RELEVANT EXPERIENCE

- Asbury Park Convention Hall (NJ) Redevelopment Funding of Historic Asbury Park Convention Hall
- Tampa West River Master Plan
- City of Miami Beach Washington Avenue Study Vision and Master Plan
- City of Miami Beach Art Deco Vision Master Plan
- City Village Riverfront District Master Plan and Zoning Recommendations City of Oakland Park Continuing Service
- City Park/Library redesign for City of Oakland Park
- City of Oakland Park Redevelopment Plan / OP3 Design Guidelines
- City of Oakland Park Downtown Urban Planning Services
- Oakland Park Square - Mixed Use Development
- Miami-Dade Transportation & Public Works Architecture Contract
- All Aboard Florida Master Plan, Entitlements & Architecture
- MDC Strategic Miami Area Rapid Transit (SMART) Plan
- Bahama Village Community Redevelopment Area Visioning & Capital Projects Plan
- Hialeah Market Station Transit Oriented Development (TOD) District Master Plan
- New Orleans (Post Katrina) Neighborhood Redevelopment Plans*
- Mana Wynwood Special Area Plan
- Midtown Miami Master Plan, Zoning, Architecture, Entertainment Block & Updates
- Lafayette Parish Comprehensive Plan and Nodal Area Plans
- Creative Village Strategic Planning and Funding Feasibility
- Liberty Square Rising Urban Planning, Visioning and Master Planning
- San Francisco Dumbarton Transportation Planning corridor (Facebook & Plenary Group)

Key Personnel



MERRILROMANIK

AIA, LEED AP, IIDA

PROJECT ARCHITECT

As a principal of the firm, Merrill brings a multitude of talents and significant expertise in architecture, building construction, and interior design. When she joined the firm as an intern in 1992, Merrill soon envisioned an expanded spectrum of services that would offer clients a one-stop shop, and helped launch the firm's Interior Design Studio. Internship soon led to a permanent associate position and later to Principal.

Merrill's integrated approach to project planning and client needs has added a unique dimension to the firm's overall perspective and performance. Moreover, Merrill adheres to the highest standards of aesthetic, technical, and environmental values, which have become the professional criteria and credo for the entire team.

32

Years Experience

32

Years with Firm

AVAILABILITY
20%

EDUCATION

Bachelor of Architecture,
University of Florida

Master of Building Construction,
University of Florida

Master of Architecture,
Georgia Institute of Technology

REGISTRATIONS

Florida # AR0015810 /
ID0003776

American Institute of Architects

International Association of
Chiefs of Police

National Fire Protection
Administration

LEED Accredited Professional

AFFILIATIONS

Florida Green Building Council
Member

Miami Shores Chamber of
Commerce Member

RELEVANT EXPERIENCE

- Ft. Lauderdale Aquatic Center
- Palm Beach Gardens Aquatics Complex Main Pool - SRS
- Ft. Lauderdale L.A. Lee YMCA/Mizell Center
- Rolling Oaks Park Miami Gardens
- Lester Brown Park Miami Gardens
- Dowdy Park Armory Hollywood
- Scott Park - Miami Gardens
- Pine Islands Park, Plantation
- 98th Street Park Bay Harbor Islands
- Ingalls Park/ Community Center Improvements Hallandale Beach
- St. George Community Veteran's Park DCP Lauderhill
- Riverside Park Improvements Coral Springs
- Dania Beach Ocean Park Revitalization Plan Miramar Pineland Park
- Windmill Park Renovation Coconut Creek
- Pembroke Pines SW Pines Soccer Park & Nature Reserve
- Gainesville Alfred A. Ring Park Boardwalk Replacement
- Founders Park Restroom Improvements - Aventura
- Waterways Park Administration and Restroom Building Aventura
- Jim Ward Park Community Center - Plantation Seminole Tribe Public Safety Building Hollywood
- Sunrise Athletic Complex Drainage and Bridge Replacement
- Weston Community Center Weston
- John Mullin Aquatic Facility Lauderhill
- Civic Center Family Pool Volunteer Park Community Center Plantation
- Village Multi-purpose Building Sunrise
- Village Community Center Pembroke Pines, FL
- Sadkin Community Center Interior Design - Lauderhill, FL
- Lauderhill Volunteer Park Community Center
- Southside Cultural Center Fort Lauderdale
- John Mullin Multipurpose Facility Lauderhill
- Behring Community Center Schematic Design
- Emma Lou Olson Community Center Interior Renovation Pompano Beach
- Tamarac Behring Community Center Schematic Design
- Pompano Beach Charlotte Burrie Civic Center

Key Personnel



SURIA YAFFAR ASSOCIATE AIA | LEED AP

PROJECT DESIGNER / DIRECTOR OF DESIGN

Suria has vast experience in community and master planning as well as creating distinctive architectural solutions for public and private clients throughout the United States. She is experienced in all phases of the design process including community outreach, consensus building, strategic planning and urban design for downtowns, and land development, as well as all phases of project development. Suria has master planning experience includes the visioning and master planning of the MDC Strategic Miami Area Rapid Transit (SMART) Plan- North-East and Beach Corridors, FEC Corridor, Midtown Miami, and is currently working on the Dumbarton Transportation Corridor in California and Plan Z Miami. As a key leader, Suria manages the design and planning teams and consistently brings innovative and efficient solutions that weave community, the natural environment, and building program into meaningful places. She is also highly experienced in all phases of the architectural design process, including site analysis, strategic planning/programming, site feasibility studies, master planning, and the design of mixed-use buildings.

31 Years Experience

25 Years with Firm

AVAILABILITY
15%

EDUCATION

Master of Architecture,
Princeton University

Bachelor of Architecture University
of Miami

REGISTRATIONS / AFFILIATIONS

LEED Accredited Professional

Associate Member of the American
Institute of Architects

Member of the Urban Land Institute

Board Member, ULI

Member of the American Planning
Association

RELEVANT EXPERIENCE

- Tampa West River Master Plan
- Bal Harbour Waterfront Community Center / Park
- Tampa Rome Yards Master Plan
- City Of Oakland Park Redevelopment Plan / OP3 Design Guidelines
- Oakland Park Downtown Urban Planning Design
- City of Oakland Park Sky Building
- Little Haiti Cultural Campus & Soccer Park
- Jose Marti Community Gymnasium and Park
- Gibson Park Planning Study & Design Guidelines
- Moore Park Master Plan & Design Criteria Package
- Arthur E. Teele Community Center
- Museum Park Metromover Station Rehabilitation
- Plan Z For Miami Rickenbacker Park
- Miami DDA Downtown Master Plan Study
- Miami Beach Convention Center District Redevelopment Plan & Update
- Washington Ave. Study Vision & Master Plan / Evaluation of Code & Massing Exercises
- Midtown Miami Master Plan, Zoning, Architecture, Entertainment Block & Updates
- Downtown Hollywood (Young Circle) CRA Master Plan Update
- Downtown West Palm Beach Zoning and Master Plan Update
- New Orleans (Post Katrina) Neighborhood Redevelopment Plans
- Peary Court, Key West Master Plan & Architecture
- Hollywood Beach CRA Vision and Master Plan
- Hollywood Block 57 Development Young Circle

Key Personnel



32

Years Experience

11

Years with Firm

AVAILABILITY

50%

EDUCATION

Bachelor of Architecture
International study: Rome
Cornell University

MARCELA RAMIREZ

SENIOR PROJECT DESIGNER

Marcela Has over 13 years of experience as an Architectural Designer at Zyscovich using her design expertise to support project teams with effective programming and space planning, clear visual communication, and personalized client service. At Zyscovich, Marcela has worked on projects of multiple scales—from large mixed-use projects to urban planning developments to commercial building design. She has led a range of projects including the façade concept design of Oakland Park’s Fire Station 9, Public Work’s Building, and City Park concession stand, among others. Marcela earned her Bachelor of Architecture from Cornell University. Her design sensibility focuses on storytelling through design and creating inviting and refined spaces. She is currently working on several mixed-use development projects in the South Florida area.

RELEVANT EXPERIENCE

- Bal Harbour Waterfront Community Center / Park
- City of Oakland Park Continuing Service
- City Park/Library redesign for City of Oakland Park
- City of Oakland Park CS-Phase 2
- Oakland Park City Hall Spatial Planning
- Oakland Park Downtown Urban Planning and Design Services
- City of Homestead Redevelopment
- Mixed-Use Building Design District
- Intracoastal Mall, North Miami Beach
- Mana Wynwood Master Plan
- 14th Street Mixed-Use Residential
- Apartment-Hotel Development Domus One
- Apartment-Hotel Development Brickell II - Domus Two
- Bal Harbour Shops Expansion

Key Personnel



9

Years Experience

7

Years with Firm

JONATHAN MROZ

SENIOR URBAN DESIGN AND SITE PLAN STUDIES

Jonathan has over 7 years of experience as an Architectural Designer at Zyscovich using his design expertise to support project teams with effective master planning, Architecture design and clear visual communication, and personalized client service. At Zyscovich, Jonathan has worked on projects of multiple scales—from strategic master planning developments to commercial and community building design. He has led a range of projects including the development of Rome Yards, in Tampa, the City of Oakland Park Central Park Master Plan and City Park Concessions Project, and The Rainbow Village Master Plan and Development, a mixed-use community. Jonathan earned his master's degree of Architecture from FIU. He is currently working on several community projects in the South Florida area and the Caribbean.

AVAILABILITY

75%

EDUCATION

Master of Architecture,
Florida International University

Associates of Arts in Architecture,
Miami Dade College

RELEVANT EXPERIENCE

- Tampa West River Master Plan
- Bal Harbour Waterfront Community Center / Park
- City of Oakland Park Continuing Service
- Tampa Rome Yards Master Plan
- City Park/Library redesign for City of Oakland Park
- City of Oakland Park CS-Phase 2
- Oakland Park City Hall Spatial Planning
- Oakland Park Downtown Urban Planning and Design Services
- Mixed-Use Building Design District
- San Francisco Dumbarton Transportation Planning corridor (Facebook & Plenary Group)
- Intracoastal Mall, North Miami Beach
- Broward Joint Government Center
- New Church by the Sea Replacement
- UM Centennial Village

Key Personnel

Paul Lambert

LEAD ECONOMIST, LAMBERT ADVISORY

Paul Lambert founded Lambert Advisory in 1995 and is engaged by clients to provide expert market, financial, and strategic guidance associated with real estate and economic development efforts. Paul's clients have included Samsung Corporation, The Queen Emma Foundation, University of Pennsylvania, Harvard University, Port of Miami, as well as the cities of New York, New Orleans and Tampa. Between 2005 and 2007, Paul managed the post-Hurricane Katrina neighborhood rebuilding planning process ('Lambert Plans') on behalf of the City of New Orleans. Paul is recognized nationally as an affordable housing specialist having served as project manager on numerous engagements throughout the US, including lead consultant on the Harvard University Public Housing Cost Study.

Primary areas of focus include market and financial feasibility analysis, economic development, joint venture and partner identification and public/private venture structuring for public and private sector clients.

RELEVANT EXPERIENCE

Asbury Park Convention Hall (NJ)

Redevelopment Funding of Historic Asbury Park Convention Hall

Downtown West Palm Beach Zoning and Master Plan Update West Palm Beach, FL

Hollywood Waterfront Master Plan, Economic/Financial Analysis, Hollywood, FL

Miami DDA – Economic Benefit Analysis for the Baywalk Improvement Plan Miami, FL

Miami Parking Authority – Downtown Garage #3 & Little Havana/Dominoe Park Miami, FL

Miami DDA Boundary Expansion Fiscal Analysis (Friends of the Underline)

Downtown Miami Resident, Visitor and Worker Research Miami, FL



30 Years Experience

30 Years with Lambert

EDUCATION

Masters City Planning, Massachusetts Institute of Technology

Bachelor of Arts, Urban & Regional Planning, Miami University

Beaver Fellow at the London School of Economics

Eric Liff

MARKET ANALYST, LAMBERT ADVISORY

Eric Liff brings 25 years of experience providing economic and financial advisory services to both the private and public sectors. He has worked with numerous national and international corporations providing economic, strategic and investment guidance in real estate acquisition, development planning and asset repositioning. His advising work also includes mixed-use and resort development throughout the U.S., Central America and the Caribbean. Over the course of his career, Eric has served as project manager to more than fifty municipal and governmental agencies on initiatives ranging from economic development and neighborhood revitalization to complex financial and partnership structuring.

RELEVANT EXPERIENCE

Downtown West Palm Beach Zoning and Master Plan Update West Palm Beach, FL

Hollywood Waterfront Master Plan – Economic/Financial Analysis (sub-consultant to EDSA) Hollywood, FL

Miami DDA – Economic Benefit Analysis for the Baywalk Improvement Plan Miami, FL

Miami Parking Authority – Downtown Garage #3 & Little Havana/Dominoe Park Miami, FL

Miami DDA Boundary Expansion Fiscal Analysis (Friends of the Underline)

Downtown Miami Resident, Visitor and Worker Research Miami, FL

Downtown Miami Business Research and Focus Group Study



25 Years Experience

25 Years with Lambert

EDUCATION

Bachelor of Science, Real Estate Management & Development; University of Southern California

Key Personnel

Brad Younts PE

CIVIL ENGINEER

Brad has dedicated the past 7 years at Kimley-Horn to delivering exceptional civil design and project management for a diverse range of land development projects. His expertise spans industrial distribution and warehousing, mixed-use developments, office spaces, retail centers, and multi-family residential properties. Brad takes pride in serving clients with a commitment to quality and innovation in every project.



8 Years Experience

8 Years with Kimley-Horn

EDUCATION

Bachelor of Science, Civil Engineering, Texas A&M University

REGISTRATIONS

Florida # 91991

RELEVANT EXPERIENCE

The Ranch (FKA Calusa Creek), Palm City, FL
Confidential E-Commerce Distribution and Fulfillment Facility, Port St. Lucie, FL
Amazon Distribution and Fulfillment Facility, Lake Nona, FL
Crossroads Commerce Park, Hillsborough County, FL
Polk County Charter School, Lakeland, FL
Bridgewater Business Park, Lakeland, FL
Posner Village Shopping Center, Davenport, FL
County Line Farms Mixed Use Development, Plant City, FL

Michael Spruce PE

CIVIL ENGINEER

Michael is a lead engineer in the firm's Boca-Delray office with more than 32 years of experience specializing in municipal infrastructure, redevelopment, and drainage projects. His experience includes stormwater management systems, drainage, hydraulic modeling, hydrologic evaluations, and construction phase services. As a project manager, his experience includes leading multidisciplinary teams for small and large municipal infrastructure, neighborhood improvement, and recreational facility projects. Michael has been a key team member for Kimley-Horn's involvement with the City of Delray Beach, the CRA's improvements to USI, Boynton Beach's Seacrest Boulevard project, and the redevelopment of Lake Worth Beach.



33 Years Experience

32 Years with Kimley-Horn

EDUCATION

Masters of Agricultural Engineering, Auburn University

Bachelor of Science, Agricultural Engineering, University of Florida

REGISTRATIONS

Florida PE # 52776

RELEVANT EXPERIENCE

Lake Worth Beach Redevelopment, Lake Worth, FL
Palm Garden Apartments, Lake Worth, FL
South Shore Boulevard Design, Phase II from Lake Worth Road to Pierson Road, Wellington, FL
Lake Worth Neighborhood Road Program Year 1, Year 2, and Year 3, Lake Worth, FL
Lake Cove, Lake Worth, FL
Wilson Community Center, Pool, and ParkComplex, Boynton Beach, FL
Rybovich Marina Redevelopment, West Palm Beach, FL
Delray Beach General Engineering Consulting Services 2011, Delray Beach, FL
Rybovich Riviera Beach Facility, Riviera Beach, FL

Key Personnel

Brad Younts PE TRAFFIC ENGINEER

Adam is a transportation engineer with 23 years of experience in a variety of transportation planning and traffic engineering projects in South Florida. Adam's experience includes preparation of major developments of regional impact (DRIs), FDOT action plan analyses, data collection coordination, and computer modeling. He has prepared traffic studies, signal warrant analyses, and traffic signal designs throughout Palm Beach County and South Florida. Adam has significant project experience in the Town of Jupiter. He has also served as the City Traffic Engineer for the City of Greenacres and has provided traffic and planning consulting services for the Town of Jupiter and City of Boca Raton. Adam is the vice president of the Palm Beach Planning Congress and a member of the Congress for the New Urbanism. He is also a registered Professional Engineer in Florida and Alabama.



23 Years Experience

22 Years with Kimley-Horn

EDUCATION

Bachelor of Science in Civil Engineering, Clemson University

REGISTRATIONS

Florida PE #64773

RELEVANT EXPERIENCE

Lake Worth Beach Redevelopment, Lake Worth, FL

Lake Worth Comprehensive Plan Transportation Element Update, Lake Worth, FL

Lake Worth Neighborhood Road Program Year 1, Year 2, and Year 3, Lake Worth, FL

North J Street Design and Reconstruction, Lake Worth, FL

State Road A1A Complete Streets Design, Hollywood, FL

Hillcrest Country Club Redevelopment, Hollywood, FL

Boynton Beach Boulevard Design from East of I-95 to US 1, Boynton Beach, FL

Christopher Heggen PE

TRAFFIC ENGINEER

Chris is a transportation engineer with 27 years of experience evaluating traffic impacts for a wide variety of projects, including large-scale public facilities and institutional sites such as hospitals and schools. Additionally, he has experience with large-scale urban projects with large parking facilities and extensive on-site circulation roadways, including mixed-use projects and large retail centers. Several of these projects have involved the identification of alternative transportation mitigation strategies, particularly in areas that are constrained by the lack of additional roadway right-of-way or because surrounding transportation facilities are already built out. Some of these projects have included the integration of transit and circulator shuttles and facilities into site design and the provision of amenities for pedestrian and bicycle patrons. Chris is a registered Professional Engineer in Florida and is a member of the Institute of Transportation Engineers (ITE).



27 Years Experience

25 Years with Kimley-Horn

EDUCATION

Masters of Civil Engineering, Georgia Institute of Technology

Bachelor of Science, Civil Engineering, Georgia Institute of Technology

REGISTRATIONS

Florida PE #58636

RELEVANT EXPERIENCE

Lake Worth Beach Redevelopment, Lake Worth, FL

Lake Cove, Lake Worth, FL

State Road A1A Complete Streets Design, Hollywood, FL

Hollywood Streetscape Phase 4 Stage 2, Hollywood, FL

Hollywood U.S. 1 Corridor Study, Hollywood, FL

Icon Marina Village FKA TRG North Flagler, West Palm Beach, FL

Flagler Forte Residential, West Palm Beach, FL

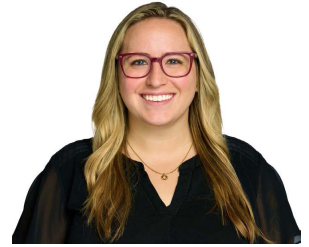
Master Development Plan for TRG North Flagler Venture, West Palm Beach, FL

Key Personnel

Kristen Alexa PLA, ALSA

LANDSCAPE ARCHITECT

Kristen is a landscape architect with more than five years of experience working with both public-private-sector clients. Her skill set includes developing design concepts, technical drawings, and graphics for complex landscape architectural projects. Her project background consists of landscape design, streetscape design improvements, irrigation, and decorative crosswalks and intersections. She is proficient in AutoCAD, Adobe Creative Suite, SketchUp, and MicroStation.



9 Years Experience

7 Years with Kimley-Horn

EDUCATION

Bachelor of Landscape Architecture, Ball State University

REGISTRATIONS

Florida LA #6667555

RELEVANT EXPERIENCE

Lake Cove, Lake Worth, FL

SR A1A Complete Streets Design, Hollywood, FL

Fort Lauderdale Breakers Avenue Streetscape Improvements Project, Ft. Lauderdale, Jupiter Community Park Master Plan, Jupiter, FL

Town of Jupiter Municipal Complex and New Police Station, Jupiter, FL

Florida Department of Military Affairs Building, West Palm Beach, FL

City of Pompano Beach, Atlantic Boulevard Bascule Bridge Improvements including Decorative Sails and Lighting, Pompano Beach, FL

Hollywood Streetscape Phase 4 Stage 2, Hollywood, FL

Jonathan Haigh PLA, ASLA

LANDSCAPE ARCHITECT

Jonathan is a native of Palm Beach County and has 29 years of experience as a practicing professional landscape architect. He is a skilled designer, with park-related project experience throughout the southeast United States: eight community parks of 60 acres and greater, more than 20 passive parks of varying size, and more than 50 miles of dedicated greenways. He has contributed, managed, and / or produced seven comprehensive recreation master plans in five states. Implementing these plans and others, he has directed the preparation of park-related construction drawings, detailing, and specifications. His experience is strongest in applying a practical and budget-friendly, yet creative, design approach to each project. He has thoroughly embraced the application of sustainable principles in project design and incorporating the design of Florida-friendly landscapes and water-efficient irrigation systems.



29 Years Experience

19 Years with Kimley-Horn

EDUCATION

Bachelor of Landscape Architecture, University of Arkansas, Fayetteville

REGISTRATIONS

Florida LA # 6666795

RELEVANT EXPERIENCE

Lake Worth Beach Redevelopment, Lake Worth, FL

Florida's Turnpike/Lake Worth Interchange Reconstruction, Lake Worth, FL

Lake Worth Streetscape Design-Build (includes 10th Avenue North/6th Avenue South Enhancement Project), Lake Worth, FL

Miramar Historic Downtown Revitalization, Miramar, FL

5th Avenue South Bikeway and Pedestrian Trail (aka The Royal Poinciana Trail at 5th Avenue South, Lake Worth, FL

Key Personnel

Ralph Baeza PE, LEED, AP

SENIOR ELECTRICAL ENGINEER

Ralph is a registered professional engineer with over 35 years of experience, in all aspects of electrical engineering and project management. His background with engineering systems encompasses high, medium and low voltage power, normal and emergency power, lighting, fire alarm, telephone, television, public address, security, lighting protection, environmental control and building management for residential, commercial, institutional and industrial buildings. As a Senior Electrical Engineer and Project Manager Ralph leads a team of engineers and designers. He is an astute troubleshooter and problem solver with the vision to develop and implement successful action plans and has earned a track record of successfully designed and managed projects.



42 Years Experience

17 Years with TLC Engineering

EDUCATION

B.S., Electrical and Industrial Engineering Degree, University Honduras Degree, University, Year

REGISTRATIONS

Florida PE 42641

RELEVANT EXPERIENCE

Sunrise Municipal Complex, Sunrise, FL
Coral Springs Municipal Complex, Coral Springs, FL
City of Miami Gardens Bunche Park, Miami, FL
City of Miami Gardens Betty T. Ferguson Park, Miami Gardens, FL
Miramar Public Safety Building, Miramar, FL
Pleasant City Community Center, West Palm Beach, FL
Howard Park Community Center, West Palm Beach, FL

Hector Gonzalez PE, LEED AP

MECHANICAL ENGINEER

Erick has extensive engineering management experience and specializes in the design of complex HVAC systems, including controls, plumbing and fire protection systems. As a LEED AP, he is a specialist in integrated building practices and designing systems that deliver quality indoor environments. Erick excels in providing environmentally friendly, innovative and cost effective solutions for high-performance HVAC designs.



29 Years Experience

13 Years with TLC Engineering

EDUCATION

M.S., Engineering-Construction Management, Florida International University

B.S., Mechanical Engineering, University of Havana

REGISTRATIONS

Florida PE # 53848

RELEVANT EXPERIENCE

City of Riviera Beach Marina District South Redevelopment, Riviera Beach, FL
Sunrise Municipal Complex, Sunrise, FL
Coral Springs Municipal Complex, Coral Springs, FL
City of Hallandale-Sunrise Park, Hallandale, FL
City of Miramar Police Headquarters Building, Miramar, FL
Deerfield Community Center, Deerfield Beach, FL

Key Personnel

Vincent McNish PE, CxA, LEED AP, CPD

SENIOR MECHANICAL ENGINEER

Vincent has 22 years of experience in all phases of mechanical engineering analysis and design for HVAC systems for all building types including educational, commercial and industrial facilities. His areas of expertise are various types HVAC systems, central cooling and heating plants, building pressure and thermal load analysis, building energy conservation related to HVAC systems. Plumbing experience involves commercial and residential building configurations, systems design and code compliance studies. Fire Protection designs include wet, dry and pre-action systems experience. Several types of hazard occupancies include low and medium high-rise commercial and residential buildings. His project management skills allow him to coordinate successfully with the mechanical team to make sure your requirements are met throughout the project.

RELEVANT EXPERIENCE

- Sunrise Municipal Complex, Sunrise, FL
- Coral Springs Municipal Complex, Coral Springs, FL
- City of Miami Gardens Bunche Park, Miami, FL
- City of Miami Gardens Betty T. Ferguson Park, Miami Gardens, FL
- Miramar Public Safety Building, Miramar, FL
- Pleasant City Community Center, West Palm Beach, FL
- Howard Park Community Center, West Palm Beach, FL



33 Years Experience

25 Years with TLC Engineering

EDUCATION

M.S., Mechanical Engineering, Florida International University

B.S., Mechanical Engineering, University of West Indies

REGISTRATIONS

Florida PE #53287

Gary Krueger PE, LEED AP BD+C, CM, GGP

SENIOR STRUCTURAL ENGINEER

Gary is among TLC's most senior and experienced structural engineers with expertise in structural analysis and design, 3-D computer modeling, structural system evaluation, and building and threshold inspections. Gary focuses on providing up-to-date, code compliant and sustainable design solutions for new and renovation projects specifically for local, state, and Federal governments. Gary has a wide array of structural design experience and is particularly well versed in addressing salt corrosion, excessive humidity conditions, and wind loads requirements.

RELEVANT EXPERIENCE

- Broward Center for the Performing Arts, Ft. Lauderdale, FL
- City of Melbourne Eau Gallie Civic Center Concrete Aluminum and Repair, Melbourne, FL
- City of Cape Canaveral Community Center, Cape Canaveral, FL
- Amador Convention Center, Panama City, FL
- Banyan Creek Golfclub Avenir Clubhouse, Palm Beach Gardens, FL
- Banyan Cay Resort and Clubhouse, West Palm Beach, FL



42 Years Experience

36 Years with TLC

EDUCATION

M.S., Structural Engineering, Michigan State University

REGISTRATIONS

Florida PE # 40788

Key Personnel

Jennifer C. Malin P.S.M.

SURVEY PROJECT MANAGER

Jennifer is a Registered Land Surveyor in the State of Florida with over 19 years of experience in the field. She has been working at Engenuity Group, Inc. since 2003 and has a superior understanding of surveying and mapping concerns in South Florida. She is a seasoned AutoCAD Drafter who always produces the highest quality deliverables in a timely manner. Ms. Malin is the Director of our survey department, overseeing every aspect of daily operations.



40 Years Experience

36 Years with Engenuity Group

EDUCATION

Bachelor of Science, Surveying and Mapping, University of Florida,

REGISTRATIONS

Florida SL #8481

Qualified Stormwater Management Inspector

RELEVANT EXPERIENCE

City of Lake Worth Beach, FL

Topographic Survey District 4 Neighborhood Roads Rehabilitation Program (46,600 LF)

Topographic Survey of all Storm Structures (1,180 structures)

Lake Worth Beach New Public Works Fleet Maintenance Facility

Record Drawings of a Watermain on North N Street and North O Street

Casting Elevation of Monitoring Well 9

Location Survey in Latitude and Longitude of PB 693 at 16th Ave South and Palmway

Stake and Grade Manhole at Boutwell Rd N and 10th Ave N

Topographic Survey of Alley Way from Lake Ave to 3rd Ave South

Lake Osbourne Presbyterian Church Sketch & Descriptions

Rene Miller ICMA-CM

PUBLIC OUTREACH

Renee Miller is the Founder and President of R. Miller Consulting Group, LLC. Renee has over 24 years of experience in local government management and has worked as a professional administrator at all levels of municipal and county government, spending most of her career in the areas of Planning, Government Relations, Community and Economic Development, Community Redevelopment, and Senior Government Administration. Renee's experience as a senior municipal executive includes holding the position of City Manager of an urban area coastal city with a population of over 39,000 residents and an annual combined operating budget of \$150 Million dollars.



24 Years Experience

24 Years with R. Miller Consulting

EDUCATION

B.S. in Political Science
Florida State University

M.S. in Public Administration, Florida Atlantic University

RELEVANT EXPERIENCE

Village of Pinecrest | Inspire Pinecrest Community Conversations, Pinecrest, FL

City of Wilton Manors | Economic Development, Wilton Manors, FL

City of Oakland Park | Community Redevelopment Agency, Oakland Park, FL

WMODA Mixed Use Cultural Arts Campus | United Management, Hollywood, FL



Tab4

Similar Projects & Approach

ART DECO CULTURAL DISTRICT VISION MASTER PLAN

CITY OF MIAMI BEACH, FL

HIGHLIGHTED EXPERIENCE

RELEVANCE

- Feasibility Analysis
- Multiple phases of Design and Development
- Community Planning and Urban design
- Community Outreach
- Stakeholder Groups Coordination- Including residents, developers and business groups
- Presentation to the City Commission and Community

CLIENT

Jonathan Plutzik
Chairman at Mayoral Panel on
Art Deco Cultural District
917.414.8200
jonathanplutzik@gmail.com

SIZE

29.7 Acres

COMPLETED

2022

COST

N/A For a Planning Effort

The City of Miami Beach engaged with Zyscovich to conduct a Land Use, Mobility, and Economic Development study, for which the main goal is to create a District-Wide Urban Design and Mobility Framework Plan, Vision, and Strategic Action Plan for the City's Culture, Art, and Mixed-Use Entertainment District (MXE District). Zyscovich and its multidisciplinary team worked with the Art Deco Cultural District (ADCD) Panel and with members of City staff to develop a vision concept plan for the area. A comprehensive land use, mobility, and economic development study pursuant to City Commission Resolution No. 2020-31388. There has been over 20 ADCD Panel meetings and more than 40 City staff meetings (each with robust public comment and participation, ensuring that the Panel fostered community engagement in the development of the ADCD Vision Plan) where concepts of street life & programming for Ocean Drive, Collins Avenue, Lummus Park, and Washington Avenue; and preliminary concept plans on urban design, open space, mobility, and transit concepts for the overall District were explored.

Prior to ADCD, Zyscovich was commissioned to do a conceptual master planning study to examine the current development guidelines for the Washington Avenue corridor between Fifth Street and Lincoln Road. Zyscovich studied potential changes to the guidelines that will encourage appropriate, context-sensitive redevelopment and made recommendations intended to enhance the vitality of the corridor. The scope of work included massing studies and perspective studies at various key locations, particularly where significant historic structures are located and where the tallest building heights are proposed. The study depicted the current development potential of the Washington Avenue corridor and the proposed development potential. Various scenarios were represented, with increased FAR and height, and with reduced parking along the corridor.

WESTCHESTER CULTURAL ARTS CENTER

MIAMI-DADE COUNTY DEPARTMENT OF CULTURAL AFFAIRS, FL

HIGHLIGHTED EXPERIENCE

RELEVANCE

- Community Facility Feasibility Analysis
- Multiple phases of Design and Construction
- Community Outreach
- CMR- Contract negotiation Process
- A/E Services from Design to Construction Administration
- Work with Miami Dade County Cultural Facility Department
- Community Presentation

CLIENT

Michael Spring
111 NW 1st St Suite 625
Miami, FL 33128
305.375.3671
ms4@miamidade.gov

SIZE

20,000 SF

COMPLETED

2021

COST

\$8,000,000

CULTURAL ARTS CE

Zyscovich programmed, master planned, and designed the new Westchester Cultural Arts Center. The new facility includes an entry gallery reception, multipurpose black box performance auditorium, flex classrooms, art and wet labs and administrative office and support areas. The new cultural center is located in the County's Tropical Park in Miami-Dade's Westchester neighborhood, and celebrates the community it is in. The building is approximately 20,000 SF with over 33,000 SF of open plazas in support of creating a new iconic entry to the park from famed Bird Road.

The new center was constructed as a phased project so as to allow for funding commitments to be developed for the construction of enhanced site features and infrastructure improvements. This included a new outdoor performance and gathering yard so as to successfully integrate the facility into the existing park and facilitate a variety of community functions and uses. The design team's mission was to design a state-of-the-art facility that represents the culture, history and uniqueness of the Westchester community, while enabling daily functions for programs along with special events.

CITY OF OAKLAND PARK DOWNTOWN CRA - STRATEGIC REDEVELOPMENT PLANNING AND P-3 DEVELOPMENT-SKY BUILDING

CITY OF OAKLAND PARK

HIGHLIGHTED EXPERIENCE



RELEVANCE

- Land Development Code Conceptual Design
- Community Outreach
- Project Budgetary Cost Estimates
- Preparation of Design Criteria Packages
- Assist in the analysis of relocation of existing facilities in downtown and evaluation of program opportunities in City Owned Properties in Downtown

CLIENT

Jennifer Frastai
3650 NE 12th Avenue
Oakland Park, FL 33334
954.630.4218
jenniferf@oaklandparkfl.gov

SIZE

19.7 acres

COMPLETED

Ongoing

COST

\$321,820 (Fee)

The City of Oakland Park's Downtown Urban Planning and Design project is a P3 pedestrian-oriented, mixed-use redevelopment project featuring retail, commercial, live/work residences, traditional multi-family residential units, a new City Hall, public realm improvements and parking.

The City partnered with Zyscovich to create a uniform architectural aesthetic vision with conceptual planning of all City facilities and sites as part of a voter-approved \$40 million in General Obligation Bonds for the renovation and/or new construction of City Facilities. Zyscovich is providing community outreach, conceptual design, project budgetary cost estimates, preparation of design criteria packages and related materials for inclusion in future RFP/RFQ solicitations for City buildings. Zyscovich is also assisting the City with update its Comprehensive Plan and Land Development Code that will serve as a catalyst to future redevelopment.

Included in this project are Visioning, Planning and Park Design services for the City's Collins Central Park, a 19.7 acres park comprised of several playfields and municipal buildings including, the Collins Community Center, Fire Station No. 9, and the Public Works Operations Center.

Lambert Advisory

CRA completed months of private partner outreach prior to issuing an official Solicitation. Conducted due diligence related to infrastructure and market prior to engaging private partners.

BAL HARBOUR VILLAGE WATERFRONT PARK & COMMUNITY CENTER

BAL HARBOUR VILLAGE, FL

HIGHLIGHTED EXPERIENCE

RELEVANCE

- Feasibility Analysis
- Multiple phases of Design and Development
- Community Facility
- Community Outreach
- A/E Services From project design to Construction Administration
- Work with Village Representatives
- Presentation to Village of Bal Harbour
- Worked with Multiple Agencies- Local, County and State

CLIENT

Matilde Reyes, RA Capital Program Manager
655 96th St.
Bal Harbour, FL 33154
305.866.4633
mreyes@balharbourfl.gov

SIZE

67,017 SF

COMPLETED

2023

COST

\$14,000,000



The design of the Village Park and Community Center proposed at 701 96th St. & Bal Bay Drive, Bal Harbour, Florida, includes a Bayfront community park and an iconic 3-story community center for the gathering of Bal Harbour residents.

The project program is a result of a series of community meetings with the residents and includes opportunities for social, educational, fitness and recreational activities. The design provides for diverse and flexible uses within indoor and outdoor spaces that allow for multipurpose activities for all the Bal Harbour residents.

The outdoor park includes passive areas, a new sea wall and promenade, ample space for different play areas and also a state-of-the-art play structure and feature shade tree that will be a delight for children to explore. There is also a protected toddler play area outside of the children's play area on the ground floor. Parking and covered walkways will connect the drop-off to the building.

The multi-purpose community center is designed to be a striking architectural piece that allows the users to interact for social, educational and fitness activities and also to provide opportunities for venue rentals in the rooms and at the observation floor on the covered rooftop garden.

TAMPA WEST RIVER DISTRICT MASTER PLAN AND UPDATE

CITY OF TAMPA AND TAMPA HOUSING AUTHORITY

HIGHLIGHTED EXPERIENCE



- RELEVANCE**
- Zoning Recommendations
 - Community and Stakeholder Involvement
 - Infrastructure Assessment
 - Open Parks & Spaces
 - Redevelopment
 - Urban Design & Planning

CLIENT
Tampa Housing Authority
Leroy Moore, Vice President
T. 813-253-0551

SIZE
150 Acres

COMPLETED
2021

COST
\$750,000,000

The primary goal of Tampa’s West River District Master Plan is to address existing economic and social barriers that have stood in the way of the resurgence of West Tampa, one of the oldest neighborhoods in the City of Tampa located along the banks of the Hillsborough River and a short walk/bike trip to Downtown, and its ability to support existing and new residents and investments. While the neighborhood known as West Tampa covers over 479 acres including a historic commercial corridor, at the core of this District Plan is the area known as West River, 150+ acres of contiguous land located along the banks of the Hillsborough River and almost entirely owned by four public entities.

Together, the City of Tampa, Hillsborough County, Hillsborough County Public Schools (HCPS), and the Tampa Housing Authority have jointly committed to re-imagine their holdings in West River and allow them to be redeveloped as part of this Master Plan.

Zyscovich is currently working on the Master Plan Updates and providing architectural services for some portions of this plan.

PALM BEACH GARDENS AQUATIC COMPLEX

CITY OF PALM BEACH GARDENS

HIGHLIGHTED EXPERIENCE



RELEVANCE

- Aquatic Amenities
- Splash Pads
- Sports Lighting
- Parking lot
- ADA Compliant

CLIENT
City of Palm Beach Gardens
Daniel Prieto
Deputy Leisure Services Administrator
T: (561) 630-1117
E: dprieto@pbgfl.com

COMPLETED
2023

COST
\$196,000.00

The Palm Beach Gardens Aquatic Complex offers a diverse array of leisure activities, including a playground, exercise equipment, picnic tables, a splash pool, a splash playground, and a major aquatics complex. After more than two decades of use, the original swim facility has been replaced with a newly designed and reconfigured swim setting, shaped by modern technology, ingenuity, and efficient sustainability.

Water flows seamlessly from one section of the multi-phased pool to another. The shallow end of the guitar-shaped recreational and wellness area begins with a zero-depth, gently sloped "beach" entry, providing easy access for guests with disabilities, children, and the elderly. Gradually deepening to 12 feet, the recreational pool transitions into a 45-by-75-foot lap pool suitable for competitive and individual practice. The water continues into a 30-by-30-foot diving well and features two uniquely shaped water slides. Decorative planters, a rock climbing wall, and canopied lounge seating enhance the poolside experience with added charm, comfort, and socializing opportunities.



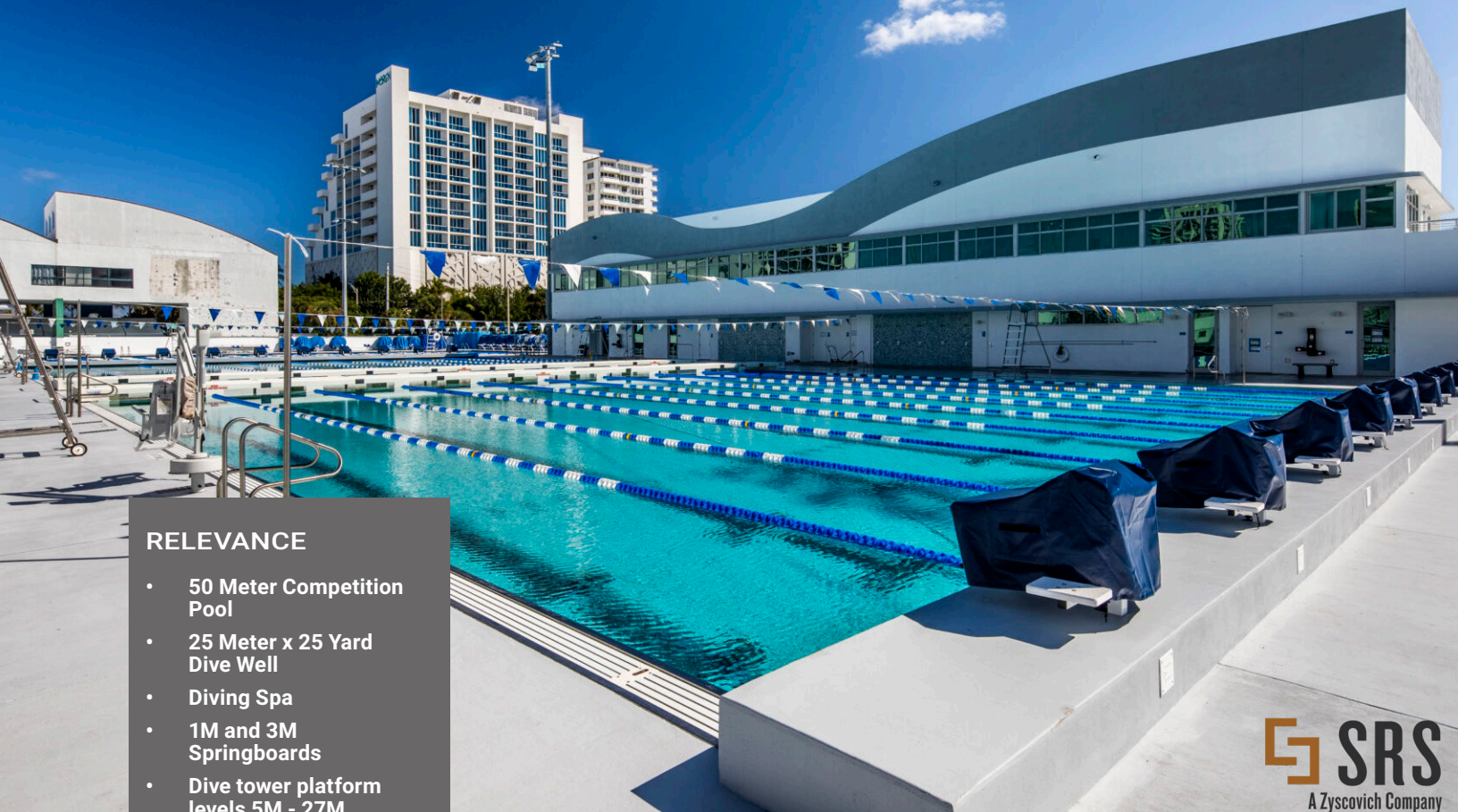
Project completed by SRS, a wholly owned subsidiary of Zyscovich



FORT. LAUDERDALE AQUATIC CENTER

CITY OF FORT LAUDERDALE - PARKS & RECREATION

HIGHLIGHTED EXPERIENCE



- RELEVANCE**
- 50 Meter Competition Pool
 - 25 Meter x 25 Yard Dive Well
 - Diving Spa
 - 1M and 3M Springboards
 - Dive tower platform levels 5M - 27M
 - Bleachers
 - Restrooms/Showers
 - Aquatics Team Administrative Areas

CLIENT
City of Fort Lauderdale - Parks & Recreation
T: (954) 828-4580
E: lvoet@fortlauderdale.gov

COMPLETED
2023

COST
\$18.20,000

The Design Criteria Package for Fort Lauderdale Aquatic Complex improvements involves a \$18.2 million budget. Improvements include removal of the existing Main Competition Pool, and replacement with an expanded and fully FINA-compliant [Fédération Internationale de Natation] pool with two movable stainless bulkheads. The existing Diving Pool and underground observation room will be removed and replaced with a new fully FINA-compliant pool with a dive tower of five platform levels and one-meter and three-meter springboards. Metal bleachers for 550+/- spectators will be added to the west side of the Diving Pool. The existing Divers Spa will be replaced with a new larger spa. Other improvements include new surfacing and gutters for the existing Training Pool; new surfacing for the existing Instructional Pool; and raising the pool deck to allow for increased pool depth competition levels. A new grandstand building and bleachers will replace the existing north side facility, providing a fabric shade canopy, new restrooms, concessions, ticket office, and metal bleachers for 1500+/- spectators.

Project completed by SRS, a wholly owned subsidiary of Zyscovich



ROME YARDS DEVELOPMENT

RELATED GROUP, TAMPA, FL

HIGHLIGHTED EXPERIENCE

- **RELEVANCE**
- Approach included the creation of different site Options/ feasibility Analysis
- Multiple Phases of Design and Development
- Private and public Facility Planning
- Extensive Community Outreach
- Multi-disciplinary coordination Effort
- Work with Developers and Commercial entities
- Presentation To City of Tampa and Community Infrastructure assessment

CLIENT

Related Urban- The Related Group
Peter Van Warner, Sr.
Development Manager
T. (813) 244-1928

COMPLETED

Master Plan Completed in 2023



The Rome Yards Master Plan development represents just what the city of Tampa rightly called for — a transformational urbanmixed-use neighborhood of both affordable and market-rate housing, retail, “micro” space for local startups including many community-centric features, such as a workforce training center, a great lawn, and other amenities that define an urban lifestyle, including the extension of the public Riverwalk for enjoyment of the entire community of West Tampa. The 18-acre Rome Yards development is a joint venture between the Tampa Housing Authority, the City of Tampa, and Related Urban Development Group.

Once completed, the community will be a catalyst for the continued revitalization of West Tampa with over 945+ new residential units. It will be comprised of a mix of apartments, live/work units, condo style townhomes and supported by commercial services-oriented spaces, approx. 17,000 sq. ft. of commercial space, a job training center, and over 30,000 sq. ft. of amenity spaces, making it an ideal relocation option for existing organizations or a new home for business. The Rome Yard Master Plan capitalizes on the cultural assets of the area with the participation of local historians and artists to create a unique design and character of placemaking.



HIGHLIGHTED EXPERIENCE

ASBURY PARK CONVENTION HALL (NJ) REDEVELOPMENT FUNDING OF HISTORIC ASBURY PARK CONVENTION HALL

RELATED GROUP, TAMPA, FL

CLIENT

Tom Gilmore Madison Marquette Managing Director
Thomas.gilmore@madisonmarquette.com
T.323-602-5311

COMPLETED

Project started in 2023 -to be completed in 2025

Lambert Advisory, as advisor to the Asbury Park Boardwalk Developer Madison Marquette, has been working since early 2023 structuring the financing and public private tax credit funding for the restoration/modernization of The Asbury Convention Hall Music & Performance Venues. The project is being developed within the footprint of one of the most important historic multi-purpose venues in New Jersey. The original Asbury Convention Hall, developed during the pre-Great Depression, opened in 1929.

- Working with Developer to structure the financing and public private tax credit funding for the restoration/modernization of The Asbury Convention Hall Music & Performance Venues.
- Multiple phases of Restoration to transform facility into the most robust concentrated modern music and event destination stretching from the Mid-Atlantic to New England. Restoration/Modernization of a facility registered in the National Register of Historic Places
- Catalytic project to transform the Boardwalk and spur the revitalization of the City's commercial, entertainment, and visitor districts over the past 15 year.
- The venues are connected by a 32,000 square foot arcade which span over the City's Boardwalk and will include enhanced ancillary food and retail outlets to serve guests of the newly rehabilitated venue.

L.A. LEE YMCA/MIZELL CENTER

YMCA OF SOUTH FLORIDA

HIGHLIGHTED EXPERIENCE

RELEVANCE

- Architectural Design
- Master Planning
- Construction Documents
- Interior Design
- Permitting
- Contract Administration

CLIENT

YMCA of South Florida
Sheryl Woods
T: (407) 832-0050

COMPLETED

2022

COST

Fee: \$850,000

As long-time advocates and supporters of the YMCA legacy and community model, SRS has been involved with the South Florida organization for nearly two decades, from architecture to master planning to construction oversight, as well as pro bono work on an as-needed basis. For the first of three new proposed YMCA projects, SRS is designing the new L.A. Lee YMCA Mizell Community Center located in the heart of Fort Lauderdale's African-American community. The iconic project expands outreach and provides a network of new services, spaces, and resources to address evolving community needs.

The four-story, 70,000 SF structure offers preschool programming and child care; two floors dedicated to wellness and fitness activities; a black box theater, youth zone, and rooftop terrace; and a fourth floor dedicated to educational goals presented by Broward College. Intriguingly, the ground floor level provides space for emerging entrepreneurs; eight retail bays to be leased for local businesses; a pharmacy and nurse-staffed clinic managed by Holy Cross Hospital; and a food hub offering fresh fruit and vegetables.

The crowning jewel is a 25-meter, five-lane outdoor swimming pool, the first such public pool in the neighborhood, featuring much-desired swimming programs for water skills, exercise, and water safety training for all ages.

Project completed by SRS, a wholly owned subsidiary of Zyscovich

4

Using the reference form provided, Respondents shall identify successful past performance for similar projects within the past five (5) years. Respondents shall provide a minimum of three (3) references on the form provided demonstrating their successful past performance.

References



#1 REFERENCE

Name of Client: City of Palm Beach Gardens

Address: 10500 N Military Trail Palm Beach Gardens, FL 33410

Phone No.: (561) 630-1117

Fax: ldprietto@pbgfl.com

Contact Person Name: Daniel Prieto

Title: Deputy Leisure Services Administrator

Description of services: SRS was the Architect of Record for the Palm Beach Gardens Aquatics Complex main pool replacement. The guitar-shaped recreational and wellness pool starts with a zero-depth, gently sloped "beach" entry for easy access for guests with disabilities as well as for children and the elderly. Then the pool gradually deepening to 12 feet and morphs into a 45-by-75-foot lap pool for competitive and individual practice. Water continues to course through into a 30-by-30-foot Diving Well and two uniquely shaped water slides, rock climbing wall, interactive water jets and Canopied Lounge Seating round out the amenities of this multi-functional City pool.

Project Location: City of Palm Beach Gardens

Completed on time: Yes No (explain: _____).

Completed within budget: Yes No (explain: _____).



**CITY OF PALM BEACH GARDENS AQUATICS COMPLEX
PROJECT COMPLETED BY SRS, A WHOLLY OWNED SUBSIDIARY OF ZYSCOVICH**

4

Using the reference form provided, Respondents shall identify successful past performance for similar projects within the past five (5) years. Respondents shall provide a minimum of three (3) references on the form provided demonstrating their successful past performance.

References

• #2 REFERENCE

Name of Client: City of Oakland Park

Address: 5399 N Dixie Highway, Oakland Park, FL 33334

Phone No.: (954) 630-4273

Fax: anaa@oaklandparkfl.gov

Contact Person Name: Ana Alvarez

Title: Chief Planning Officer

Description of services: _____

Downtown Master Planning, Zoning and Design Guidelines, City Hall Facility as part of a P3 partnership- Sky Building

Mixed use development, and Facility Programming and Planning.

Project Location: City of Oakland Park.

Completed on time: Yes No (explain: _____).

Completed within budget: Yes No (explain: _____).



CITY OF OAKLAND PARK REDEVELOPMENT

4

Using the reference form provided, Respondents shall identify successful past performance for similar projects within the past five (5) years. Respondents shall provide a minimum of three (3) references on the form provided demonstrating their successful past performance.

References

• #2 REFERENCE

Name of Client: Related Urban- The Related Group

Address: 1800 N. Rome Avenue Tampa, Florida 33607

Phone No.: (813) 244-1928

Fax: peter.vanwarner@relatedgroup.com

Contact Person Name: Peter Van Warner

Title: Sr. Development Manager

Description of services: _____

Master Planning development of a Mixed use Development in the City of tampa, City of Tampa Approvals, Urban

designers and Architects

Project Location: Rome Yards, West Tampa, Florida

Completed on time: Yes No (explain: _____).

Completed within budget: Yes No (explain: _____).



ROME YARDS TAMPA, FL

4

Using the reference form provided, Respondents shall identify successful past performance for similar projects within the past five (5) years. Respondents shall provide a minimum of three (3) references on the form provided demonstrating their successful past performance.

References



• #4 REFERENCE

Name of Client: Fort Lauderdale CRA

Address: 501 Seabreeze Blvd. Fort Lauderdale, FL 33316

Phone No.: (954) 828-4580

Fax: lvoet@fortlauderdale.gov

Contact Person Name: Laura Voet

Title: Aquatics Complex Manager

Description of services: SRS was the Design Criteria Professional for Fort Lauderdale Aquatic Complex including an expanded and FINA-compliant pool with two movable stainless bulkheads and a dive tower with five platform levels from 5m-27m (the tallest dive tower in the Western Hemisphere) and one-meter and three-meter springboards, bleachers for 550+/- spectators to the west side of the Diving Pool. concessions, ticket office, and metal bleachers for 1500+/- spectators.

Project Location: Fort Lauderdale, FL

Completed on time: Yes No (explain: _____).

Completed within budget: Yes No (explain: _____).



FORT LAUDERDALE AQUATIC COMPLEX
PROJECT COMPLETED BY SRS, A WHOLLY OWNED SUBSIDIARY OF ZYSCOVICH

4

Respondents shall provide a comprehensive proposed project approach addressing all the required services as provided in this solicitation. The proposal shall clearly provide methodology and approach for the recommended steps of the project that will be completed, proposed deliverables and timelines. The emphasis will be given to proposals that provide detailed and innovative strategies and that demonstrate knowledge of the project and capability to meet the project requirements.

Approach

#33

TOP 100 K-12 ARCHITECTURE FIRMS NATIONWIDE

40

GOVERNMENTAL CLIENTS

500+

PHASED RENOVATIONS ON OCCUPIED FACILITIES

380+

MUNICIPAL PROJECTS

1B+

SQUARE FEET CONSTRUCTED IN MUNICIPAL SPACES ALONE

PROPOSED APPROACH

Our previous successes in the public sector are based upon a solid foundation of executing award-winning, innovative concepts that enhance the character of the surrounding environment and a history of exceeding our clients' expectations. From our depth of experience working with public entities to our expertise in all the various planning disciplines, we understand the need to apply all available tools of planning management to realize a project. Despite our wide experience, we approach every program individually, taking into consideration the client's specific needs—not with a cookie-cutter or template solution in mind.

Our goal will be to work as an extension of the City staff and will use our expertise and design capabilities to facilitate each undertaking as it progresses from establishing program, and public outreach to the final design and construction phases. our specific objectives for this contract will be as follows:

- Determine and understand the needs of the City and the ultimate users of the proposed projects, as well as site constraints, code compliance issues, and required schedules.
- Provide professional staff, experienced in local government procedures, to assist the City in preparing and executing its projects in an economical and expeditious manner.
- Development of Site and Buildings assessment studies, financial feasibility studies, and estimates of potential

revenue streams.

- Development of approachable and informative community engagement process to help build consensus. We have had success in building consensus by listening to the community and presenting ideas which motivate residents to embrace a comprehensive vision.
- Be reliable, responsive, and quality-oriented in providing predesign, design, and construction administration services in support of the City's staff as well as solicitation management and contract negotiation activities, and other P3 related services.
- Provide all services with a sense of urgency while maintaining consistency with the City's policies and procedures.

PARTNERING WITH THE CITY

Our team will work collaboratively with the city and stakeholder team to define a road map for project delivery early in the project, dovetailing our professional resources with your requirements. By defining and scheduling all identified tasks, the entire development team will productively engage in interrelated activities to expedite project delivery that will result in a better overall project that serves the community.

This approach is not new to Zyscovich. In 2019, we helped guide community outreach efforts in support of City staff to define the visioning and new Design Guidelines for the OP3D for the Downtown District, which defined a strategic framework for the redevelopment of Public-Private initiatives in the Downtown area, we created the

Façade Concept Design Book for the City's

Facilities, conducted in coordination with the city several community outreach efforts to define the program elements for the Central Park Area Site Plan, and provided support in various mobility studies to present the city assets to secure a new Commuter train station stop in the downtown Area. Zyscovich is excited to present our team's expertise to assist the city leadership to provide world-class services and quality of life community assets to the City's population.

Communication, focus, goal setting, team building and being on-time / on-budget are key elements of the Zyscovich approach to project delivery.

PROJECT DEVELOPMENT WITHIN TARGETED BUDGET AND SCHEDULE

The City's program, site and budget will be the major factors that will shape each project. As part of the scoping process, we will define project objectives and expected successful outcome(s). Clearly defined objectives and expectations will allow us to develop cost effective strategies to resolve any issues.

Working with the City, we will establish parameters and schedules as applicable for phased delivery, advanced ordering of long lead items, and early construction start. The City's project budget and life cycle operation will both be satisfied by the Zyscovich Team's system of cost control and value management, which are continuous throughout the design process in addition to quality control, schedule control and systems integration.

Our team will work collaboratively with the City's staff to define a road map for project delivery early in the project, dovetailing

our professional resources with your requirements.

By defining and scheduling all identified tasks, the entire development team will productively engage in interrelated activities to expedite project delivery.

- **Team organization**
- **Logical sequence of work**
- **Agency & utility coordination**
- **Private sector interface**
- **Public involvement**
- **Quality control**
- **Value engineering**
- **Schedule & budget management**
- **Construction management**
- **Critical project phases**

Full-service management is the hallmark of a Zyscovich-led design.

AQUATIC FACILITY EXPERIENCE

Our portfolio of Parks, Recreation, Splash Pads, Sports & Aquatic Complexes and various type of Park Amenities is vast. Our Master Planning expertise has proudly served efficiently in the design and planning of parks for neighborhoods, municipal facilities, and cities within the State of Florida.

Zyscovich understands the design and permitting complexities associated with complex projects as demonstrated in the recent completion for the federal government of two large recreational facilities including state-of-arts competition pools and sports facilities. In terms of discovering alternative solutions to meet budget constraints, Aquatic H2O Consultants brings to our team decades of experience applying cost-saving methods and innovative thinking in pool technology, equipment and constructability. Aquatic H2O's Team has experience in the design of recreational pool park facilities, competition pools and water parks. They were part of the our design team for the Fort Lauderdale Aquatic Center.

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- **Agency & utility coordination**

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- **Public involvement**
- **Quality control**
- **Value engineering**
- **Schedule & budget management**
- **Construction management**
- **Critical project phases**

Full-service management is the hallmark of a Zyscovich-led design.

TECHNOLOGICAL TOOLS

Our up-to-date technology capabilities are a key part of our approach to management and execution of this project. Innovative design, production, and operation techniques, as well as innovative solutions to technical problems and issues, will be generated using sophisticated software that has the capability of shortening schedules, monitoring design and construction costs, and improving the overall quality of design. We will use the latest versions of AutoCAD and REVIT building information modeling to assemble base data from a multitude of sources to generate quantity information while working with Construction Managers for the purposes of cost analysis. Our technical and graphics professionals will utilize the most up-to-date 3D graphics and illustration programs to create powerfully communicative and informational graphics and visual simulations, to help arrive at the best design solutions.

METHODOLOGY

The outlined approach represents our initial thoughts on the appropriate methodology for the delivery of the project based on successful past experiences.

Our firm has developed a big picture design process for Site Planning/Data Gathering, Community Building and Facility planning.

It is critical to determine the agencies that have jurisdiction and identify items that need to be coordinated at an early stage of the project in order to establish concurrence and in ensuring conformance of a project with all applicable code requirements.

Building massing and orientations, zoning regulations and other facility impacts, traffic circulation and parking, and other environmental impacts are layers that will be comprehensively analyzed. Extensive site documentation and analysis will validate our approach and help achieve consensus. However, other aspects of project such as coordination between City departments, and external agencies are critical to the success of this project.

PROJECT START-UP

The first step of the proposed process allows our team to collect and review pertinent background materials, confirm a process and data collection methodology, and meet with the City staff and city department liaisons. The first phase is intended to provide mutual understanding of the process and desired outcomes and ensure that all expectations are aligned.

TEAM ORGANIZATION

The core project leaders will complete general project start-up activities, including the identification and commitment of other individuals from the Consultant team and the City. During this phase, the following will be communicated:

- Zyscovich Project Team roles and responsibilities
- City's Project Team – the City's working team who has primary responsibility for the project, including the City's primary point of contact
- City's Steering Committee – the departmental liaisons with whom Zyscovich will conduct working sessions throughout the project as well as from whom we can collect and qualify macro level data.

DATA COLLECTION

BACKGROUND MATERIALS COLLECTION

Working with the City's Project Team, Zyscovich will collect relevant background materials and critical data for review and

use throughout the project. Methodologies for acquiring requested data not immediately at hand will be discussed at the Kick-Off Meeting.

The materials to be reviewed will include, but may not be limited to:

- Current Zoning information and County Land Use Plan
- Previous master plans or studies including the Lake Worth Beach Complex- The Art of Florida Living New Pool Complex Conceptual package, dated August 14, 2019, as provided in the RFQ document.
- Geotech, Environmental & Civil Engineering
- Site utilities and infrastructure information including sewer, water, gas, electric, phone, site drainage Existing traffic reports
- Operating costs of existing City owned facilities
- Documentation of existing parking facilities in close proximity to the site
- Any site assessment information

KICK-OFF MEETING

Zyscovich will conduct one overall project Kickoff Meeting covering all major work efforts. This meeting will provide the opportunity for the broader Zyscovich project design team to meet the City's Project Team and any other parties important to the project as defined by City staff. The session is intended to be an introduction to and confirmation of the process, as well as a facilitated discussion on the principal goals of the project.

Specific activities include reviewing and confirming the following:

- Consensus on project goals, conditions, and priority issues
- Project team roles and responsibilities
- Project management review meeting schedule (e.g., bi-weekly meetings) and quality assurance tasks
- Scope and reach of the major work efforts

- Communication channels
- Key project deadlines and milestones
- Project deliverables
- Community engagement including stakeholders audit and community outreach approach and process
- City of Lake Worth Beach Stakeholders: Department representatives including planning and zoning, public works, parks department, facility planning and capital improvement division, and others that City would define important reviewers of submittals.
- Baseline planning assumptions

OUR PLANNING PROCESS

Our Work Plan outlined in the schedule incorporates all of the tasks identified in the RFQ and is consistent with our overall Design Process/Approach and Philosophy organized as distinct phases of the creative process.

DATA COLLECTION SURVEYING, CIVIL AND COASTAL ENGINEERING

Based on the preliminary review of the background information available from the City and direction obtained at the Kick-Off meeting, the Zyscovich team will begin preparation for several parallel data collection efforts.

Our experience in previous facility planning projects dictates the necessity of thoroughly examining existing site conditions. Engenuity Group Engineers and Surveyors will be called upon to provide information that accurately reflects utility locations and sizes. The preparation of surveys, preparation of sketches and legal descriptions, mapping, calculations, and others like boundary, tree and topographic surveys, horizontal and vertical geodetic control surveys, right-of-way mapping, right-of-way surveys, parcel and right-of-way stakeout, digital terrain models (DTM), are critical in defining the unique resiliency, coastal issues and storm water management solutions for this project.

The landscape architect Kimley -Horn will conduct an arborist report of the existing landscape on site.

TRAFFIC STUDIES

Prior to initiating the traffic study, the Consultant will discuss the project with the City's Transportation Department. The purpose of these discussions is to outline the requirements of the traffic impact study including the intersections and peak periods to be evaluated. A methodology memorandum will be submitted to the Transportation Department, in order to verify the traffic impact study requirements and establish concurrence.

SITE RESILIENCY

The development of the Municipal Beach Complex Development would be developed as a Model for The City of Lake Worth Beach.

To achieve that, our design process in collaboration with Kimley Horn will evaluate and identify vulnerabilities specific to site and place, coastal issues, and improved public health. Ecological and spatial vulnerabilities are assessed in this proposal through the development of our resilient strategies, which incorporate built, green, and natural infrastructure, as well as sustainable lighting and paving materials.

This project presents an excellent opportunity to apply the team's systems approach experience in green infrastructure to develop long term sustainable solutions. This includes assistance with water management, salt-water intrusion and sea-level rise.

MARKET STUDIES

Existing Market Trends and Conditions. Lambert Advisory will conduct the analysis and evaluation of existing market conditions and trends which will help guide the master plan of the site. The objectives of this include identifying:

- the locations from which space users and visitors for the potential uses can

- be expected to be attracted.
- the locations with which land uses or building space will compete.
- prevailing rents, occupancy rates, and land prices for varying types of land uses, along with appealing land uses or real estate product types that are responsive to market demand.

PUBLIC ENGAGEMENT

The Zyscovich Team, together with Miller Consulting, our community outreach lead, will develop a broad community outreach which is representative of the diverse and changing population of the city, understands and supports the plan in advancing the vision over the next 5 to 10 years. To do so, the recommendations must reflect and incorporate community ideas and desires.

The goals of the Community Engagement Strategy for this project shall also include public outreach and stakeholder input from the overall community. Beyond surveys and other stakeholder input methods, we propose, public meetings: a kickoff meeting, and a final deliverables meeting.

This strategy is designed to be dynamic, with the flexibility to adapt to new challenges and opportunities as they arise. The engagement process will be characterized by its transparency, inclusivity, and a genuine commitment to listening to and acting upon the feedback from all sectors of the community. This approach will help to ensure that the final outcome not only reflects the current needs and aspirations of its residents and businesses but also lays a strong foundation for future generations.

PRE-DESIGN: DATA REVIEW AND PROGRAM VALIDATION

This Phase is the most inter-disciplinary effort of the advanced planning process and the most critical in that it will set the foundation for the programming and design decisions.

During this initial phase, we will verify and refine the program defined in the RFQ, that will conclude with studies illustrating test plans diagrams, site concept options with detailed space program, building systems, initial sustainability strategies, and project budget framework. Together with City staff and stakeholders, we will narrow the options that will be presented to the community in the outreach effort at the conclusion of this phase.

DATA REVIEW

The team will review existing information and physical constraints of the site area consisting of:

- Previously prepared program studies, budgets and current development initiatives affecting the site area, included The Lake Worth Beach Complex- The Art of Florida Living New Pool Complex Conceptual package, dated August 14, 2019, as provided in the RFQ document.
- Context Analysis- General location, boundaries and orientation of the site area in relationship to program element
- Overall area analysis and evaluation identifying site constraints i.e: storm water management strategies.
- Existing tree location and arborist report, flood map and coastal evaluation and physical characteristics of the site
- Regulatory and code compliance review

STRATEGIC SITE AND BUILDING OPTIONS

During this task, the design team will illustrate a range of planning options based on the findings of needs and budget with the goal to create actionable physical strategies that build consensus, ensuring that key issues are resolved, and agreement is reached before proceeding to the next stage of work.

During this step, the project team will prepare options that demonstrate various ways of achieving the vision and addressing

facilities and site requirements. The various options may address issues of alternative program areas, site access and resiliency options to promote an active dialogue between the Zyscovich team and the City about the pros and cons of each alternative. At the conclusion of this task, we will together narrow the list of options to be presented at a community workshop.

Specific illustrations and data to be presented at a Community Workshop would be:

- Planning diagrams alternatives, defining site and building location and massing analysis, Access and circulation (vehicular, bike, pedestrian, service), alternative parking solutions, Landscape and open space, environmental conditions, program areas and adjacencies and synergies with the context.
- Sustainable strategies- Initial LEED score card and Resiliency goals
- Project diagrams -3D and illustrative plans and sketches
- Program matrix, defining pros and cons of each option with initial budgets.
- Confirm Community Outreach approach and define tentative dates of for outreach.

DESIGN STEPS

SCHEMATIC DESIGN

During this design phase, we will further develop and test the approved program from the validation phase. We will explore several design alternatives, and will engage the team to test various products, systems and solutions as they pertain to performance and budget. The result will be a concept design package, including basic site plans, "single line" building floor plans, diagrammatic building sections and exterior elevations, preliminary architectural and engineering narratives, illustrative drawings to help understand the character of the design and a cost estimate.

During this phase there will be bi-weekly

meetings with staff and stakeholders' groups, as well as preliminary meetings with agencies to define projects goals. City staff and stakeholders will have time to review and approve the work prior to proceeding to the next phase.

DESIGN DEVELOPMENT

During this design phase, we will refine the selected solution from the schematic design phase and incorporate agreed-upon changes. The team will utilize Revit as a production platform for the project, and will place the working models on BIM 360, which facilitates permanent real time coordination of the entire team by giving all constant 3-D visibility of the work progress of the entire team.

The 50% Design Development will include site plans and details, detailed building floor plans, building wall sections and exterior elevations, draft architectural and engineering specifications, illustrative drawings to help understand the character of the design. This set will be used to submit for zoning staff and to start the design review process.

This will be further developed at 100% Design Development set that will include develop building details and an understanding of specific products, materials, and systems consistent with performance and budget goals established in the SD phase. The engineering team will be engaged to determine optimal space allocations for building support functions and equipment. Updated sustainable strategies and a revised cost estimate will be provided at the end of this phase. City staff and stakeholders will have time to review and approve the work prior to proceeding to the next phase.

100% Civil Utility Package will be initiated during this phase.

IMPLEMENTATION

CONSTRUCTION DOCUMENTS

During this phase, we will refine the

approved design development documents and incorporate accepted value engineering changes. We will develop two sets of submittals: one at 50% CD's that will include any agreed-upon alternates, allowances, and/or unit prices intended to provide a cushion for market fluctuations. A final coordinated architectural and engineering set a 100% CD's will include the drawings and specifications provide a revised cost estimate for the Construction Management team to use to initiate their GMP report or Bidding effort to be completed at the time of completion of City of City of Lake Worth Beach Permitting.

There is a heavy amount of coordination with engineers and other consultants during this phase. The production process is managed in an environment of continuous "real-time" coordination on the BIM 360 platform. The design team will process the drawing packages through the various regulatory agencies, including the building department, public works, traffic, the health district, and any other agencies necessary for appropriate permits to construct the building. The Design Team will promptly respond to any comments from those agencies until a Building Permit is obtained.

City staff and stakeholders will have time to review and approve the work prior to proceeding to the city permitting phase.

BIDDING AND NEGOTIATIONS (OPTIONAL)

Depending on the delivery method the City selects for the project, the Design Team will cooperate in the bidding, selection and negotiation of a contract amount and schedule with a qualified General Contractor. Zyscovich can assist by providing the forms, drawings and specifications that will be bid on. A pre-bid meeting typically takes place to describe the bidding process. Requests for Information (RFIs) are also answered by the architect to the bidding contractors to clarify any additional information needed. Zyscovich will help the client review the bids and make sure they are making "apples to apples" comparisons and assist in making the final contractor selection.

CONSTRUCTION ADMINISTRATIVE SERVICES

During this phase, Zyscovich will provide several different services, with the overall intent of making sure the building is being constructed per the drawings and specifications. Our team will review contractor shop drawings, submittals, answer RFI's, review contractor pay applications and any change orders, as well as providing a punch list at the end of the project for the contractor to address any unresolved or unfinished items.

Zyscovich will also provide regular site visits and progress meetings to monitor overall project progress.

POST OCCUPANCY

During this phase, Zyscovich will provide a record set of drawings to the client and ensure the proper operations and maintenance manuals have been provided by the contractor. If the building is LEED certified, there will also be several tests and reports to be done after the building is occupied to get certified.



Relevant Experience

Aventura, FL

- Founders Park Restroom Improvements
- Founders Park Splash Pool Pump House
- Waterways Park Administration & Restroom Building

Boca Raton, FL

- ADA Transition Plan at Four City Parks
- Meadows Park Pool Chemical Storage

Bay Harbor Islands, FL

- Officer Scott A. Winters Park

Broward County, FL

- Miramar Pineland Park
- Miramar Pineland Park Nature Center
- Boulevard Gardens Park Community Center Improvements
- T.Y. Park Restroom Building Renovations
- C.B. Smith Aquatic Staff Building
- Parks Administration Building Analysis / Recommendation
- Quiet Waters Restroom Building Renovations
- Broward County Parks & Rec. Admin. Building Due Diligence
- Park Administration Building
- Holiday Everglades Park Finish and Site Amenities Package
- Broward College
- Broward County Public Schools
- Broward Government Center

Coconut Creek, FL

- Donaldson Park Master Plan
- Cypress Creek Restroom Building
- Park Services Building at the Recreation Complex
- Windmill Park / Ted Thomas Center Site Planning
- Winston Park Restroom Building
- Windmill Park Improvements

Cooper City, FL

- Cooper City Sports Complex Restroom Building

Coral Springs, FL

- Riverside Park Dock Replacement
- Cypress Hammock Park Improvements

Dania Beach, FL

- Dania Beach Ocean Park Phase 1 Improvements

Davie, FL

- Pine Island Park Restroom | Concession Buildings
- Falcon's Lea Park

Fort Lauderdale, FL

- Fort Lauderdale Aquatics Center Design Criteria

Gainesville, FL

- Alfred A. Ring Park Boardwalk Replacement

Hallandale Beach, FL

- Hallandale Beach, FL
- Ingalls Park / Community Center Renovation
- North City Beach Park Community Center Building
- Assessment

Hialeah, FL

- North City Beach Park Community Center Assessment

Hollywood, FL

- Oak Lake Community Center Renovation
- David Park Tennis Center Re-Roof and Interior
- Improvements
- Dowdy Park Armory Renovation
- Hollywood Ocean Village Resort

Lauderhill, FL

- John E. Mullin Community Center & Pool Schematics
- Sadkin Community Center Renovation Interior Design
- John E. Mullin Park Interior Design
- Lauderhill Park Restroom Renovations
- James Bradley Park Amphitheater Wall
- Veteran's Park Improvements Design Criteria Professional
- St. George Park Improvements
- Westwind Park Finishes

Miami Beach, FL

- Miramar Regional Park Corporate Center Facility
- Miramar Amphitheater Back of House Addition
- Miami Beach Urban revitalization
- Washington Avenue Study Vision & Master Plan
- Washington Avenue Study Evaluation of Code and Massing
- Historic Restoration of Miami Beach City Hall
- North Beach Neighborhood Greenways
- Normandy Isles Streetscape Improvements

Zyscovich looks forward to adding the City of Lake Worth Beach to this lengthy list of satisfied clients.

An aerial photograph of the Tampa skyline. In the foreground, a yellow taxi boat with 'TAXI' written on its roof is moving across the water, leaving a white wake. A multi-lane highway bridge spans the water in the middle ground. The background is filled with various skyscrapers, including a prominent one with a green-tinted top and another with a 'WELLS FARGO' sign. The sky is blue with scattered white clouds.

Tab 5 Client Management

Client Management

EXPERIENCED PERSONNEL

The quality of our staff, coupled with our size and proven expertise, enables us to provide quality, cutting-edge solutions in an expeditious manner with exceptional customer service to keep projects on time and on budget. Our record of performance, including our willingness to meet time and budget requirements, is proven by the fact that a vast majority of our clients are repeat clients, not just for a project or two, but year after year because of our commitment to high quality design and responsive customer service. Zyscovich has extensive experience in the design of projects of different sizes, scopes, and complexities as the projects and/or studies and analyses which may be required by the City of Lake Worth Beach. We are highly experienced conducting Strategic Planning and feasibility analysis, existing facility assessments and site assessments, programming new facilities and reprogramming existing facilities, and modernizing or adding to existing facilities.

The individual architects and designers assigned to this City of Lake Worth Beach-Municipal Beach Complex Development for Professional Services to include: **site planning; site investigations and mobility assessments; feasibility studies; evaluation of existing conditions; evaluation of land use and zoning regulations; development of site planning scenarios, documentation of existing facilities; preparation and review of value engineering and constructability studies; design of renovations, alterations, and additions to existing facilities on occupied sites; construction administration; preparation of presentation drawings; review of budgets and cost estimates; permitting; preparation of as-builts for existing facilities; estimates of probable construction costs, project management and evaluation of Public-Private (P3)**

Development opportunities ; and public community outreach .

OUR TEAM

The leadership team we proposed is as follows:

- Mario Suarez , Principal-in Charge QA/QC
- Grace Perdomo, Project Director
- Merrill Romanik, Project Architect
- Suria Yaffar, Design Director
- Marcela Ramirez, Senior Designer
- Jonathan Mroz, Senior Urban Design and Site Plan Studies

SUB- CONSULTANT TEAM

We are excited about the opportunity to work with The City of Lake Worth and an outstanding multidisciplinary team of local, regional sub-consultants and national experts to develop a project that reflects your mission, vision, and values.

Our team comprises the following firms:

- R. Miller Consulting Group - Public Outreach
- Lambert Advisory- Economic Development, Financial Studies and P3 Development.
- Kimley-Horn and Associates -Coastal, Parking & Traffic Engineering and Landscape Architecture Services
- Engenuity Group- Land surveying services and Geotechnical engineering services
- TLC Engineering Solutions - Structural Engineering Services MEPF
- Aquatics H2O- Pool Consultant

5

Location and convenience to the City of Lake Worth Beach to support the projects will also be considered.

5 | LOCATION

Managing Office

MIAMI

New World Tower
100 N. Biscayne Boulevard, 27th Floor
Miami, FL 33132
305.372.5222



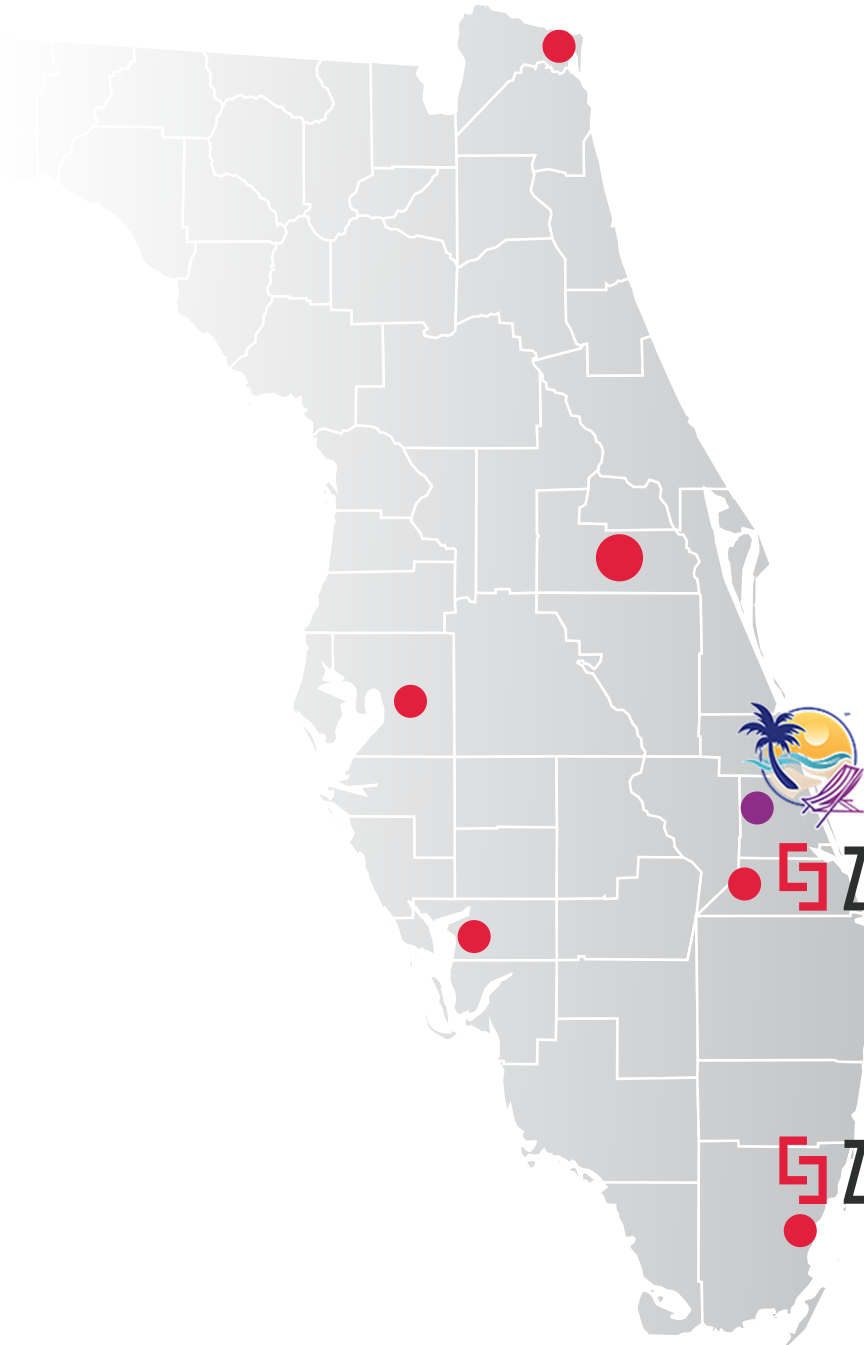
Supporting Offices

FORT. LAUDERDALE

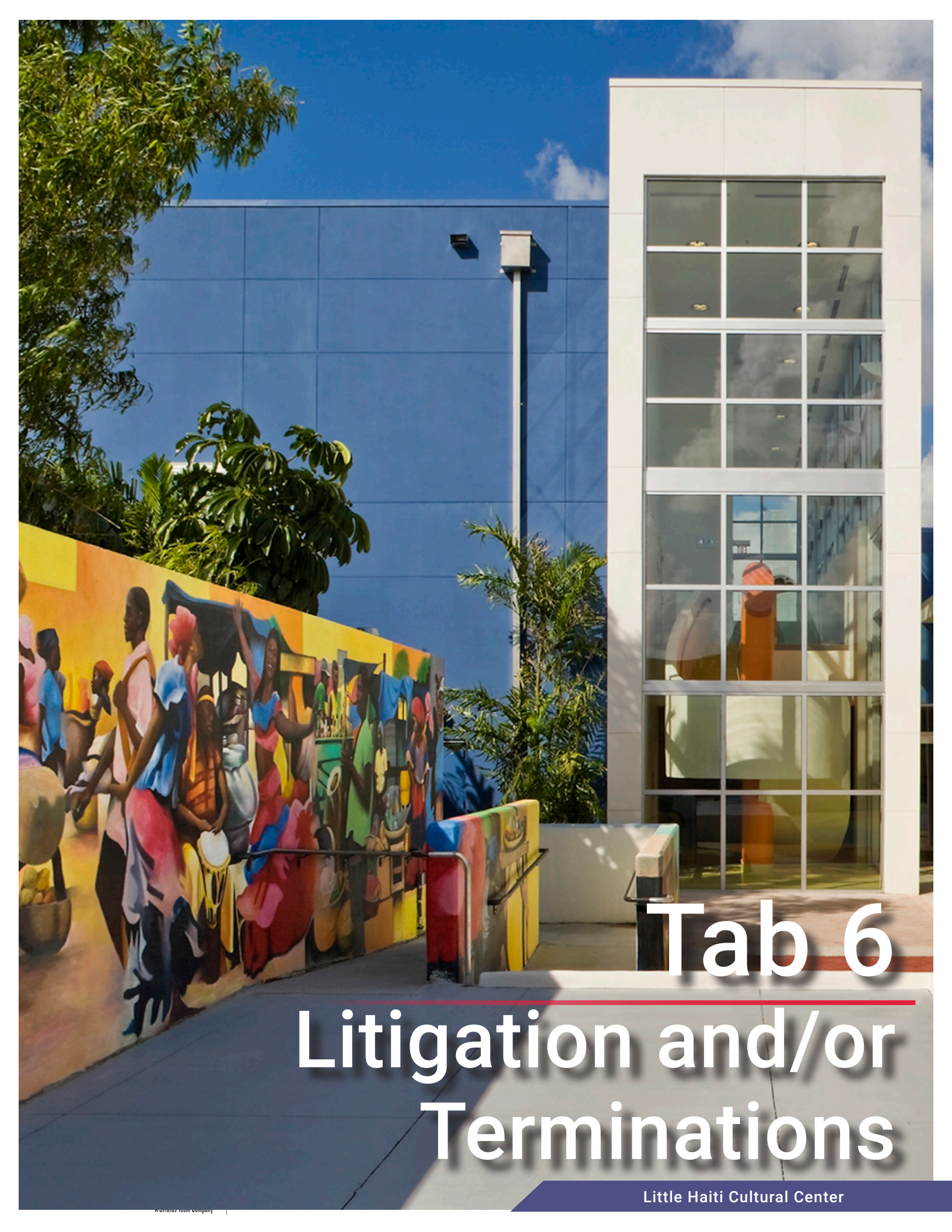
1800 Eller Dr # 500,
Fort Lauderdale, FL 33316
813.526.7760

WEST PALM BEACH

500 Australian Avenue
Suite 634, West Palm Beach, FL 33401
561.802.4109



Access to **160+**
design professionals



Tab 6

Litigation and/or Terminations

LITIGATION AND/OR TERMINATION

AVENTURA PARK SQUARE (COMMERCIAL) V. ZYSCOVICH INC.

Suit Filed: December 19, 2021 Status: CASE OPEN

This is a condominium defects claim by the commercial units association. The association claims against Zyscovich are fairly minor. However, the developer has filed a cross claim against Zyscovich for MEP alleged defects. The MEP engineer consultant was Steven Feller PE, who is in bankruptcy. The alleged MEP defects are more serious and it is expected that we will need to retain an MEP expert to defend those developer crossclaim issues. The case is in the early stages of discovery.

AVENTURA PARK SQUARE (RESIDENTIAL) V. ZYSCOVICH INC.

Noticed: October 22, 2021 Status: Claim Open

This is a FS 558 Notice of Claim for condominium defects in the residential portion of a high rise condominium project. The claimed architectural design defects are minor. However, Zyscovich's MEP consultant: Steven feller PE, is in bankruptcy and Zyscovich is exposed to a potential crossclaim by the developer if this matter is not settled before suit is filed. The MEP issues are more serious. If suit is filed, we will need to retain an expert, and defend the MEP issues also.

SCHECK HILLEL COMMUNITY SCHOOL

Suit filed: February, 2019 Status: CASE OPEN

This matter is a suit relating to roof leaks for a newly constructed Gymnasium at Scheck Hillel Community School. The contractor, Butters Construction, is also a party.

The Gymnasium roofing system design called for a metal deck, which would then have a lightweight concrete cover and a modified bituminous membrane on top of the concrete cover.

The drawings do not depict vents in the roof. However, Sections 03 5216 and 07 7100 of the Specifications prepared by Zyscovich require the installation of roof vents through the lightweight concrete. The Contractor, Butters Construction, and its sub-contractor, Al Duran Roofing, submitted a shop drawing for the roofing system. The shop drawing specified that an "OlyVent" be installed every 1,000 square feet. This vent would allow for air pressure and moisture to escape.

The vents were never installed, and the Owner has been complaining about water leaks in the Gymnasium. The Owner hired Jay Ammon Architect, Inc. to investigate the causes of the water intrusion. According to Mr. Ammon, it is likely that rain contacted the lightweight concrete before the membrane was installed, and that the moisture was trapped because of the lack of venting.

The water then drained out of the joints in the metal deck. In addition, Mr. Ammon noted the following defective conditions:

- Membrane Scratches/Scrapes • Rust Stains • Insufficient Roof Slope
- Insufficient Equipment Curb Height • Improper Pipe Penetration Seal • Unsealed Wire Penetration • Conduit on Unprotected Membrane • Unsealed Scuppers • Unsealed Counter Flashings

Based on Mr. Ammon's finding, it appears that the water leaks were caused by construction defects. The Contractor attempted some repairs, but the Gymnasium roof continues to leak.

On March 19, 2018, Mr. Ammon issued a supplemental report. Mr. Ammon's updated report concludes that water intrusion was occurring through unsealed conditions and moisture trapped in the lightweight concrete due to the contractor's failure to timely cover the lightweight concrete during the original construction. Mr. Ammon's further conclusions do not implicate the design prepared by Zyscovich.

The litigation has not been active. Presently, the school is doing some additional testing on the roof.

BURKE CONSTRUCTION V. ADORN V. ZYSCOVICH

Suit filed - May 15, 2021 Status - OPEN

The litigation has not been active. Presently, the school is doing some additional testing on the roof.

This is an action commenced by Burke Construction against the Archdiocese of Miami (ADOM) relating to non-payment of retainage by ADOM on a project for new artificial turf athletic fields and a parking lot at St. Brendan's high school in Miami. ADOM had held back \$1,000,000 in retainage to cover the cost of repairs to the new fields due to drainage issues. ADOM recently joined Zyscovich, and its civil consultant who designed the drainage: Schwebke Shiskin.

The litigation is in the depositions phase. Our expert report is due soon and will state that the Zyscovich synthetic field design was appropriate and within the Standard of Care. The plaintiff has shifted their focus away from Zyscovich and is now focused on the alleged acceptance of the field "infill material" by St. Brendan's. It appears from an expert analysis, that the field drainage was adversely impacted by a breakdown in materials used by "First Form" Company, a subcontractor to Burke, as the fill for the artificial turf. Schwebke Shiskin allegedly was negligent by not including a French drain around the perimeter of the football field. Zyscovich was allegedly negligent by not making their specs clear that the 15" per hour drainage spec was a "performance spec", and that they approved the 8" per hour drainage spec submitted by First Form. However, the actual drainage on the fields is much less than even the 8" the First Form specs claim. Discovery is continuing.

WOODEN V. ZYSCOVICH

Suit Filed: February 24, 2019 Status: Open

This is a personal injury case involving a child that fell off the 6th floor recreation deck at the Seventh Avenue Transit Village building. He received significant injuries to his legs. The claim is that the “tot lot” on that level did not have sufficient barriers to prohibit the possibility of children from accessing the parapet wall around the deck. Wooden, who was 8 at the time, was playing “Parkour”, a game in which kids jump from one obstacle to another. He jumped up on the parapet wall, then lost his balance and fell to the ground. The plaintiff has asserted the attractive nuisance doctrine, saying the plaintiff was too young to appreciate the risks involved with jumping up on the parapet wall. Our expert has opined that Zyscovich’s design met the standard of care for tot lot design.

MIAMI-DADE COUNTY PUBLIC SCHOOLS (COCONUT GROVE ELEMENTARY)

Noticed. January 28, 2020 Status: Closed

This matter started with a “Notice of Claim” letter from MDCPS regarding a claim related to site flooding at the Coconut Grove Elementary School. Zyscovich was retained on February 17, 2017 to design a new classroom building on the existing campus of the school. During the course of the project, in October, 2019, MDCPS requested that Zyscovich and its civil engineer Ross Engineering Inc. provide additional services to provide a drainage study for the property due to a concern of existing slopes and elevations adjacent to the new building. The drainage study was performed and recommended civil site work be performed to re-direct rain water runoff away from the new structure. This recommendation was not adopted based on budgetary restrictions.

Following completion of the new building, excess rainwater runoff flowed down from the athletic field into the new building. The MDCPS notice letter blamed Zyscovich for this preexisting condition despite their rejection of the Zyscovich recommended drainage work. We have placed Ross Engineering on notice of this claim. This matter has been closed after no response to our initial response letter in February, 2020.

AMERICAN ARBITRATION ASSOCIATION MATTERS

MICHAEL-ANN RUSSELL JEWISH COMMUNITY CENTER {MARJCC}

Noticed: January 22, 2018 Status: CASE CLOSED.

This AAA matter concerns delays in the construction of additions and improvements at MARJCC. On January 22, 2018, Zyscovich received an email from the owner requesting that Zyscovich reimburse the owner for additional premiums paid for an extension of their builders risk insurance policy due to the delays on the project. Zyscovich denied this request.

As one of the delays related to a fire damper issues and disputes, we joined Zyscovich's MEP sub consultant, Steve Feller PE, to this arbitration. We also joined our structural consultant, Bliss and Nyitray, as there was delay associated with the roof design.

We are presently engaged in the discovery process. Depositions will be set shortly. The parties have been exchanging project files. We have retained Contech (Dennis Kakol) as our delay expert, and Martin Diaz-Yabor AIA as our standard of care expert. Preliminarily, it would appear that any delays caused by the design team were those of our sub-consultants, who have insurance, and are defending those claims. Additionally, Dennis Kakol has identified substantial delays associated with owner changes during construction.

Zyscovich had filed a counter claim against MARJCC for extended additional services in the amount of \$430,525.

The case settled at mediation. Zyscovich recovered \$50,000 for additional services.

OHL V. BCPS V. ZYSCOVICH

Suit Filed: June 15, 2022

Status: CASE OPEN

Case No. CACE -22-008804 (02)

This is a suit involving Falcone middle school. OHL brought a delay claim against Broward schools. Broward filed a third-party complaint against Zyscovich. The delays complained of actually relate to Zyscovich's sub-consultants, SGM Engineering and Flynn Engineering. The case is in its infancy. Broward schools is contemplating joining the sub-consultants into the suit. The Zyscovich exposure appears to be vicarious for now. There is a pre-discovery mediation scheduled in December.

FLA. STAT. § 558 NOTICES OF POTENTIAL CLAIMS:

OCEAN REEF CHAPEL V. ZYSCOVICH

Noticed: February 22, 2023

Status: CLOSED

Claim Number: SOMPO – AW 2023005099

This matter relates to a demand letter from counsel for Ocean Reef Chapel relating to an air conditioning issue. Zyscovich's sub-consultant MEP, "Fine Line Engineering" is responding to the claim. After some repairs, the system is now operating efficiently. However, the plaintiff is still seeking \$100,000 in cash, and also wants some additional warranty concessions. Zyscovich has indicated to the plaintiff that they have contributed all they wish to contribute, which consisted of a A/C unit replacement by our MEP consultant "out of pocket". We are waiting for the plaintiff to indicate if they are satisfied, or intend to file suit.



Tab 7

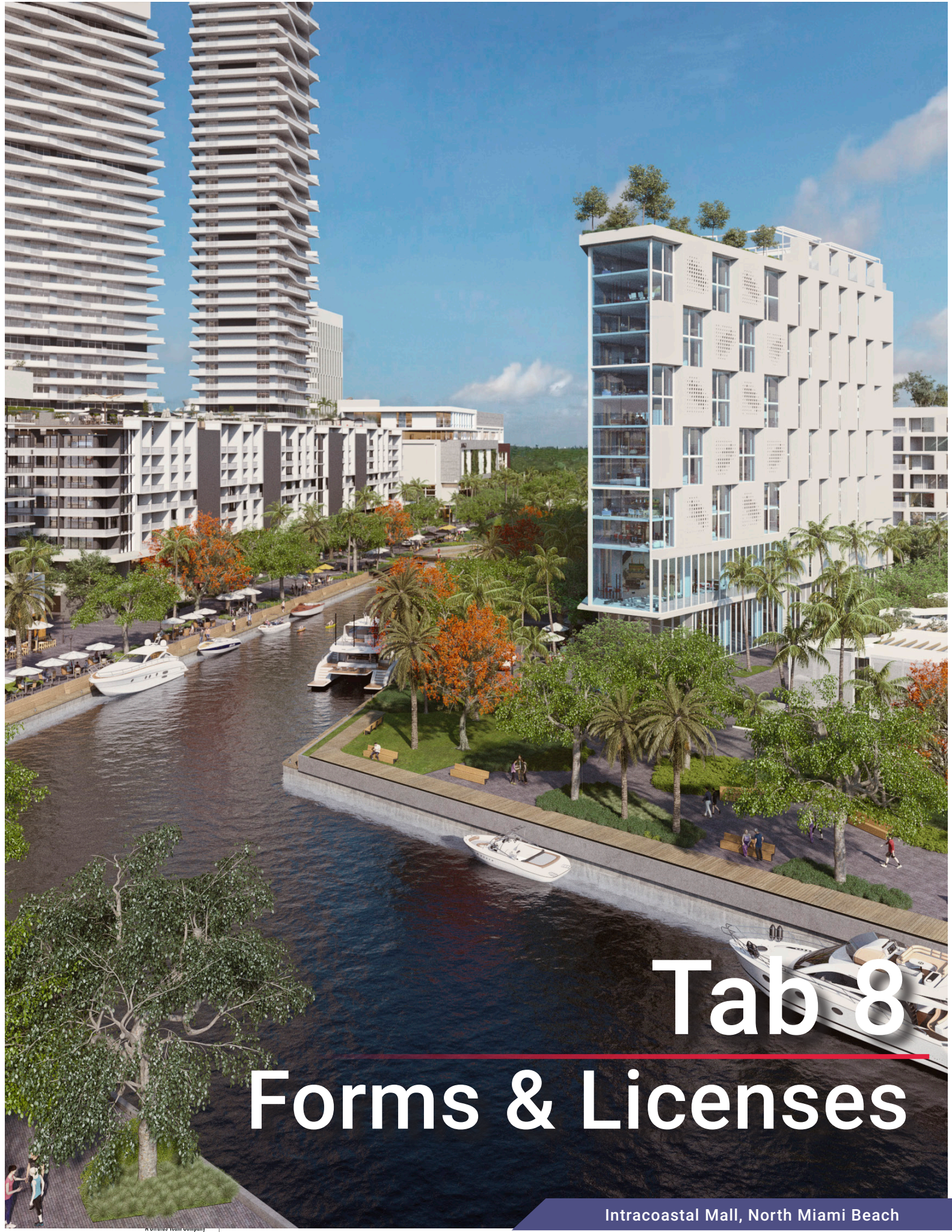
Evidence of VBE, SB, Local Preference

7 | EVIDENCE OF VBE, SBE, AND LOCAL BUSINESS PREFERENCE

SUBHEADER

While Zyscovich is not certified as an SBE or VBE firm, we prioritize fostering relationships with SBE and VBE firms. Our collaborations are driven not just by compliance requirements but by our recognition of their importance. For the City of Lake Worth Beach project, our sub-consultant Engenuity Group is SBE certified. Zyscovich is committed to identifying and actively engaging local community-based organizations for the development of the Lake Worth Municipal Beach Complex.





Tab 8

Forms & Licenses

EXHIBIT B

**REQUEST FOR QUALIFICATIONS RFQ #24-300
Lake Worth Beach - Municipal Beach Complex Development Professional Services**

RESPONDENT INFORMATION PAGE

Company Name: Zyscovich, LLC

Authorized Signature:  Suria Yaffar
Print Name

Title: Director of Design

Physical Address: 100 N Biscayne Blvd 27th floor
Street

Miami Florida 33132
City State Zip Code

Telephone: (305) 372-5222 Fax: N/A

Email Address: zyscovich@zyscovich.com

Web Site (if applicable): https://www.zyscovich.com

Federal Identification Number: 59-2754852

This is a requirement of every Respondent.

EXHIBIT C

**REQUEST FOR QUALIFICATIONS RFQ # 24-300
Lake Worth Beach - Municipal Beach Complex Development Professional Services**

CONFIRMATION OF DRUG-FREE WORKPLACE

In accordance with Section 287.087, Florida Statutes, whenever two or more Qualifications are equal with respect to price, quality, and service which are received by any political subdivision for the procurement of commodities or contractual services, a proposal received from a business that certifies that it has implemented a drug-free workplace program shall be given preference in the award process. In order to have a drug-free workplace program, a business shall:

(1) Publish a statement notifying employees that the unlawful manufacture, distribution, dispensing, possession, or use of a controlled substance is prohibited in the workplace and specifying the actions that will be taken against employees for violations of such prohibition.

(2) Inform employees about the dangers of drug abuse in the workplace, the business's policy of maintaining a drug-free workplace, any available drug counseling, rehabilitation, and employee assistance programs, and the penalties that may be imposed upon employees for drug abuse violations.


(3) Give each employee engaged in providing the commodities or contractual services that are under proposal a copy of the statement specified in subsection (1).

(4) In the statement specified in subsection (1), notify the employees that, as a condition of working on the commodities or contractual services that are under proposal, the employee will abide by the terms of the statement and will notify the employer of any conviction of, or plea of guilty or nolo contendere to, any violation of chapter 893 or of any controlled substance law of the United States or any state, for a violation occurring in the workplace no later than 5 days after such conviction.

(5) Impose a sanction on, or require the satisfactory participation in a drug abuse assistance or rehabilitation program if such is available in the employee's community by, any employee who is so convicted.

(6) Make a good faith effort to continue to maintain a drug-free workplace through implementation of this section.

As the person authorized to sign this statement on behalf of Zyscovich, LLC, I certify that Zyscovich, LLC complies fully with the above requirements.

 07/10/2024
Authorized Representative's Signature Date

Suria Yaffar Director of Design
Name: Position:

EXHIBIT E

**REQUEST FOR QUALIFICATIONS RFQ # 24-300
Lake Worth Beach - Municipal Beach Complex Development Professional Services**

CAMPAIGN CONTRIBUTION STATEMENT

This RFQ is subject to Section 2-101 of the City of Lake Worth Beach Code of Ordinances regarding campaign contributions which provides:

Sec. 2-101. - Additional and supplemental disclosures requirements.

- (a) Any elected official of the City of Lake Worth, who is a current sitting member of the city commission and has accepted an election campaign contribution in an amount that is more than one hundred dollars (\$100.00) from an individual or business entity having an interest in a matter before the city commission in which the city commission will take action, must publically disclose, both verbally and in writing, such contribution prior to any discussion or vote on the matter. The written disclosure must be submitted to the city clerk.
- (b) Any applicant coming before the city commission for an award of a contract with the city and who has made an election campaign contribution in an amount that is more than one hundred dollars (\$100.00) to any elected official of the city commission, who is a current sitting member of the commission, must disclose such election campaign contribution, verbally and in writing, during the application or bidding process and before the award of the contract.

Vendor to complete: Check which statement applies, fill in the requested information, if applicable, and sign below.

Neither the undersigned business nor any of its owners or officers contributed more than \$100.00 to the campaign of a sitting City Commission member. [If you checked this statement, you are done and may sign below.]

The undersigned business or one or more of its owners or officers contributed more than \$100.00 to the campaign of a sitting City Commission member. All such contributions are listed below and on the attached sheet of paper (if more room is needed). [If you checked this statement, please fill in the information requested below and sign below.]

1. _____ contributed a total of \$_____ to the campaign of City Commission member _____.
2. _____ contributed a total of \$_____ to the campaign of City Commission member _____.
3. _____ contributed a total of \$_____ to the campaign of City Commission member _____.
4. _____ contributed a total of \$_____ to the campaign of City Commission member _____.

Signature:

I hereby certify that the above statements are true and correct to the best of my knowledge and I understand that a false or inaccurate statement may result in the rejection of this bid/proposal/submittal or the immediate termination of any resulting agreement with the City of Lake Worth.

By:  _____

REQUEST FOR QUALIFICATIONS RFQ # 24-300
Lake Worth Beach - Municipal Beach Complex Development Professional Services

SCRUTINIZED COMPANIES CERTIFICATION FORM

By execution below, I, Suria Yaffar, on behalf of Zyscovich, LLC (hereinafter, the "Contractor"), hereby swear or affirm to the following certifications:

The following certifications apply to all procurements:

- 1. The Consultant has reviewed section 215.4725, Florida Statutes, section 215.473, Florida Statutes and section 287.135, Florida Statutes, and understands the same.
2. The Consultant is not on the Scrutinized Companies that Boycott Israel List nor is the Consultant engaged in a boycott of Israel.
3. If awarded a contract, the Consultant agrees to require these certifications for applicable subcontracts entered into for the performance of work/services under this procurement.
4. If awarded a contract, the Consultant agrees that the certifications in this section shall be effective and relied upon by the City for the entire term of the contract, including any and all renewals.

If the contract awarded hereunder is for one million dollars or more, the following additional certifications apply:

- 1. The Consultant is not on the Scrutinized Companies with Activities in Sudan List.
2. The Consultant is not on the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List.
3. The Consultant is not engaged in business operations in Cuba or Syria.
5. If awarded a contract, the Consultant agrees to require these certifications for applicable subcontracts entered into for the performance of work/services under this procurement.
6. If awarded a contract, the Consultant agrees that the certifications in this section shall be effective and relied upon by the City for the entire term of the contract, including any and all renewals.

CONTRACTOR:

By: [Signature]

Name: Suria Yaffar

Title: Director of Design

Date: 07/10/2024

STATE OF Florida

COUNTY OF Miami-Dade

THE FOREGOING instrument was acknowledged before me by means of physical presence or online notarization on this 08 day of July 2024, by Suria Yaffar as the Director of Design [title] of Zyscovich, LLC [vendor's name], a [corporate description], who is personally known to me or who has produced as identification, and who did take an oath that he or she is duly authorized to execute the foregoing instrument and bind the CONTRACTOR to the same.

[Signature]
Notary Public Signature

ANGELA R. DAVIDSON
Notary Public
State of Florida
Comm# HH195251
Expires 1/28/2026



EXHIBIT G

**REQUEST FOR QUALIFICATIONS RFQ # 24-300
Lake Worth Beach - Municipal Beach Complex Development Professional Services
Veteran Business Enterprise, Small Business and/or Local Business Preference Form**

Section 2-117 of the City's Code of Ordinances shall govern the application of a Veteran Business Enterprise, Small Business and/or Local Business preference for this RFQ.

The undersigned Respondent, hereby claims the following preference:

- N/A Veteran Business Enterprise
- N/A Small Business
- N/A Local Business

Documentation to support a Respondent as a Veteran Business Enterprise, Small Business and/or Local Business must be submitted with a bid in response to the RFQ and attached to this form. Documentation submitted after the RFQ deadline will be rejected.

Signature:

I hereby certify that the above statements are true and correct to the best of my knowledge and I understand that a false or inaccurate statement may result in the rejection of this bid/proposal/submittal or the immediate termination of any resulting agreement with the City of Lake Worth Beach.

By: 

Print Name: Suria Yaffar

Print Title: Director of Design

Print Name of Business: Zyscovich, LLC



State of Florida Department of State

I certify from the records of this office that ZYSCOVICH, LLC is a limited liability company organized under the laws of the State of Florida, filed on June 6, 2022, effective October 30, 1986.

The document number of this limited liability company is L22000248603.

I further certify that said limited liability company has paid all fees due this office through December 31, 2024, that its most recent annual report was filed on February 6, 2024, and that its status is active.

Given under my hand and the Great Seal of the State of Florida at Tallahassee, the Capital, this the Sixth day of February, 2024

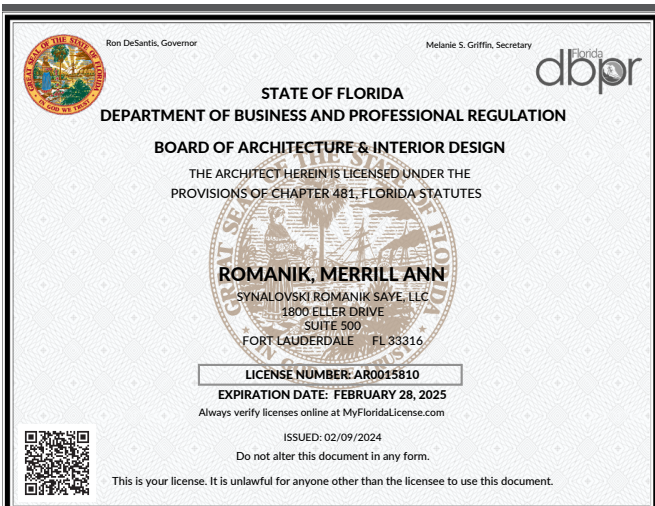


[Signature]
Secretary of State

Tracking Number: 6227057887CC

To authenticate this certificate, visit the following site, enter this number, and then follow the instructions displayed.

<https://services.sunbiz.org/Filings/CertificateOfStatus/CertificateAuthentication>




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June 30, 2009


Based on 10% location (50% / 10% per criterion (then with weighted based rule).

Ron DeSantis, Governor
Melanie S. Griffin, Secretary

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

BOARD OF LANDSCAPE ARCHITECTURE
THE LANDSCAPE ARCHITECT HEREIN HAS REGISTERED UNDER THE PROVISIONS OF CHAPTER 481, FLORIDA STATUTES

HAIGH, JONATHAN DAVID
477 SOUTH ROSEMARY AVE
STE 215
WEST PALM BEACH, FL 33401

LICENSE NUMBER: LA6666795
EXPIRATION DATE: NOVEMBER 30, 2025
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Melanie S. Griffin, Secretary



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HEGGEN, CHRISTOPHER W.
3001 WASHINGTON RD
WEST PALM BEACH, FL 33405

LICENSE NUMBER: PE58636
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KERR, ADAM B
1 LAWRENCE LAKE DRIVE
BOYNTON BEACH, FL 33436

LICENSE NUMBER: PE64773
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SPRUCE, MICHAEL DAVID
9620 PHIPPS LANE
WELLINGTON, FL 33414

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ALEXA, KRISTEN ELIZABETH
805 NORTH OLIVE AVENUE APT 822
WEST PALM BEACH, FL 33401

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BAEZA, RALPH
980 OPAL TERRACE
WESTON FL 33326

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GONZALEZ, HECTOR E
2808 SW 143 PLACE
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MCNISH, VINCENT LEON
1941 SW 102 TERR.
MIRAMAR FL 33025

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SPECIAL INSPECTOR NUMBER: 1069

KRUEGER, GARY CARL
5715 JOSEPH CT
MERRITT ISLAND FL 329537419

LICENSE NUMBER: PE40788
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ANDERSON, ALEXANDER RAY
354 LOFTS DRIVE
MELBOURNE FL 32940

LICENSE NUMBER: PE95429
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Florida Department of Agriculture and Consumer Services
Division of Consumer Services
Board of Professional Surveyors and Mappers
2005 Apalachee Pkwy Tallahassee, Florida 32399-6500
800HELPLA(435-7352) or (850) 488-2221

December 28, 2022

ENGENUITY GROUP INC
1280 N CONGRESS AVE STE 101
WEST PALM BEACH, FL 33409-6377

SUBJECT: Professional Surveyor and Mapper Business Certificate # LB6603


Your application / renewal as a professional surveyor and mapper business as required by Chapter 472, Florida Statutes, has been received and processed.

The license appears below and is valid through February 28, 2025.

You are required to keep your information with the Board current. Please visit our website at www.800helplfa.com/psm to create your online account. If you have already created your online account, you can use the website to maintain your license. You can also find other valuable information on the website.

If you have any questions, please do not hesitate to call the Division of Consumer Services, Board of Professional Surveyors and Mappers at 800-435-7352 or 850-488-2221.

Detach Here

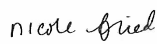


Florida Department of Agriculture and Consumer Services
Division of Consumer Services
Board of Professional Surveyors and Mappers
2005 Apalachee Pkwy Tallahassee, Florida 32399-6500

License No.: **LB6603**
Expiration Date February 28, 2025


Professional Surveyor and Mapper Business License
Under the provisions of Chapter 472, Florida Statutes

ENGENUITY GROUP INC
1280 N CONGRESS AVE STE 101
WEST PALM BEACH, FL 33409-6377



NICOLE "NIKKI" FRIED
COMMISSIONER OF AGRICULTURE

This is to certify that the professional surveyor and mapper whose name and address are shown above is licensed as required by Chapter 472, Florida Statutes.



Florida Department of Agriculture and Consumer Services
Division of Consumer Services
Board of Professional Surveyors and Mappers
2005 Apalachee Pkwy Tallahassee, Florida 32399-6500
800HELPLA(435-7352) or (850) 488-2221

January 21, 2023

JENNIFER C MALIN
1280 N CONGRESS AVE STE 101
WEST PALM BEACH, FL 33409-

SUBJECT: Professional Surveyor and Mapper License # LS6667


Your application / renewal as a professional surveyor and mapper as required by Chapter 472, Florida Statutes, has been received and processed.

The license appears below and is valid through February 28, 2025.

You are required to keep your information with the Board current. Please visit our website at www.800helplfa.com/psm to create your online account. If you have already created your online account, you can use the website to maintain your license. You can also find other valuable information on the website.

If you have any questions, please do not hesitate to call the Division of Consumer Services, Board of Professional Surveyors and Mappers at 800-435-7352 or 850-488-2221.

Detach Here




Florida Department of Agriculture and Consumer Services
Division of Consumer Services
Board of Professional Surveyors and Mappers
2005 Apalachee Pkwy Tallahassee, Florida 32399-6500

License No.: **LS6667**
Expiration Date February 28, 2025

Professional Surveyor and Mapper License
Under the provisions of Chapter 472, Florida Statutes

JENNIFER C MALIN
1280 N CONGRESS AVE STE 101
WEST PALM BEACH, FL 33409-



WILTON SIMPSON
COMMISSIONER OF AGRICULTURE

This is to certify that the professional surveyor and mapper whose name and address are shown above is licensed as required by Chapter 472, Florida Statutes.



WE MAKE **PEOPLE PLACES.**



Suria Yaffar Assoc. AIA, LEED AP
Director of Design
100 Biscayne Blvd., 27th Floor Miami, FL 33132
305.372.5222 <https://www.zyscovich.com>