



City of Rochester Hills
AGENDA SUMMARY
FINANCIAL ITEMS

1000 Rochester Hills Dr.
Rochester Hills, MI 48309
248.656.4630
www.rochesterhills.org

Legislative File No: 2025-0054

TO: Mayor and City Council Members

FROM: Ken Elwert, CPRE, Director, Parks and Natural Resources

DATE: February 10, 2025

SUBJECT: Architectural/Engineering Services for Nowicki Park Development

REQUEST:

City Council is requested to authorize a contract/blanket purchase order to provide Architectural/Engineering Services for the Nowicki Park Development to A3C, Ann Arbor, Michigan in the amount not-to-exceed \$159,305.00 and further authorizes the Procurement Manager to execute an agreement on behalf of the City.

REASON FOR PURCHASE:

In 2023, as part of the implementation of the Parks and Natural Resources (PNR) Master Plan, significant public input was gathered on development of Nowicki Park. Concept plans were prepared based on this input, along with team recommendations and input at the Joint Planning Commission and City Council meeting. This parcel is approximately 40 acres, and will include many unique features, including a service building, pavilion shelter, dog park, pond, walking trails, and playground. This proposal covers the architectural and engineering services for the service building and pavilion shelter.

A3C is one of the City's three (3) on-call architectural/engineering firms selected through an RFP process to provide on-call services. A3C has been a great partner for the City in working through projects we have had, and were selected to provide the needed services for Nowicki Park due to their past experience with similar projects and their expertise in sustainable design, as well as their capacity to perform the needed services.

The details of this project, and scope of services that A3C will provide will be for: (1) The design of a service building, with approximately 2,450 square feet with various functions, including restrooms, offices, community room, and storage and (2) 600 square feet pavilion shelter for covered gatherings. A3C has provided an optional proposal for consideration to provide a design for a sustainable design with LEED Certification which is not being recommended as part of approval of this purchase.

The design portion of this project is expected to take most of 2025, with review by the Planning Commission in late 2025, and consideration of received construction proposals by City Council in early 2026, construction in 2026 and anticipated park opening is targeted for early 2027.

PROCESS:

Vendor Name and Address:

A3C Collaborative Architecture
115 ½ E. Liberty Street
Ann Arbor, MI 48104

Reason for Selection:

Qualifications Based Selection

Method of Purchase:

Blanket Purchase Order/Contract

BUDGET:

Funding is included in the FY 2025 Adopted Budget

Fund Name	Department Account No	Account No. Description	Budget Amount	Cost	Remaining Budget
Facilities	631.974000	PK-14: Nowicki Park Development PE	\$1,000,000	\$159,305	\$840,695

RECOMMENDATION:

It is recommended that City Council authorize a contract/blanket purchase order to provide Architectural/Engineering Services for the Nowicki Park Development to A3C, Ann Arbor, Michigan in the amount not-to-exceed \$159,305.00 and further authorizes the Procurement Manager to execute an agreement on behalf of the City.

APPROVALS:	SIGNATURE	DATE
Department Review		
Department Director		
Budget Content: Chief Financial Officer		
Purchasing Process: Procurement Manager		
Mayor		
City Clerk		

Contract Reviewed by City Attorney Yes N/A