

EXHIBIT B

1. KCI TECHNOLOGIES PROPOSAL

2. PROJECT SCOPE OF WORK

3. PROJECT SCHEDULE

4. DELIVERABLE SCHEDULE

5. FIRM BILLING RATE SHEET



AVENUE E CORRIDOR STREETScape STUDY PROJECT SCOPE

1-1 SCOPE OF SERVICES

The corridor limits extend from W 10th Street (south terminus) to Blue Heron Blvd. (north terminus), and includes all adjacent properties lining the east and west side of the corridor. The Study area is approximately 0.86 miles long. The project scope of services is outlined herein:

1. RECIPIENT RESPONSIBILITIES:

- A. Deliverable 1: Recipient to prepare an *Existing Conditions Report* on the transportation infrastructure currently in-place (and the functionality of existing infrastructure) and on the current uses, zoning and future land use for properties lining the entire length of the corridor.
1. Recipient shall provide a map identifying the location of the right-of-way and recorded access easements and utility easements, including any recorded electric utility, cable, phone, drainage easements, driveway cuts, curbing and sidewalks within the Avenue E corridor study area.
 2. Recipient shall collect and compile relevant plans, maps, studies, surveys and projections from the City of Riviera Beach, Palm Beach County and the Florida Department of Transportation within the Avenue E Corridor project area. The map data shall be provided in Geographical Information System ("GIS") shapefile format
 3. Recipient shall identify relevant standards from the Palm Beach County Metropolitan Planning Organization ("MPO"), the Florida Department of Transportation ("FDOT") Greenbook, Treasure Coast Regional Planning Council ("TCRPC") studies pertaining to upgrading/modernizing the streetscape (including adjacent buildings) within the study area.
 4. Recipient shall conduct a visual assessment of the corridor to determine the presence of- and physical condition of existing infrastructure along and within the Avenue E corridor, including paving, curbs, gutters, driveway cuts, sidewalks, crosswalks, parking, transit stops, and provide an inventory and assessment of the existing infrastructure.

5. Recipient shall provide an inventory of existing zoning and land uses and uses along the Avenue E corridor (utilizing the Palm Beach County Property use code and existing City of Riviera Beach and CRA future land use and zoning maps). The inventory shall be provided in a tabular and map format.
 6. Recipient shall provide an analysis on recent development, redevelopment and new business openings within the Avenue E corridor.
 7. Recipient shall provide an assessment of how commercial properties/businesses are accessed by various modes of travel, including motor vehicle, bicycle, walking and public transit.
 8. Recipient shall prepare an assessment of the building inventory lining the Avenue E corridor that includes the following characteristics; median/mean lot size by block, block length, structural mass, structure height, structure age, distance structure is setback from Avenue E right-of-way and from curb, presence/absence of a driveway connection to the adjacent parcel. The Assessment shall be presented in the form of narrative text and maps and corridor section views, plan views, figure grounds, tables and charts. A Structural condition analysis shall accompany the building inventory assessment of the existing building stock.
 9. Recipient shall provide a Traffic Analysis and final report that includes the following:
 - a. Existing crash data on Avenue E at all cross-street intersections commencing at W 10th Street and terminating at Blue Heron Boulevard.
 - b. Vehicular volumes within the corridor and the location of high traffic intersections to low traffic intersections commencing at W 10th Street and terminating at Blue Heron Boulevard.
 - c. Projected traffic volume increases where infill development of specific uses is proposed within the corridor.
- B. Deliverable 2: Regulatory Assessment. Recipient shall prepare a narrative summary of the existing CRA Plan, existing future land use and existing zoning regulations in the following manner:
1. Recipient shall provide a regulatory assessment of the CRAs Master Plan, land uses and zoning regulations to examine how each regulatory element has impacted or will continue to impact development and redevelopment along the Avenue E corridor. The regulatory assessment should also examine if and how the existing regulations support or dissuade the development of an enhanced streetscape and builtscapes program for the Avenue E corridor.
 - a. Analysis of Avenue E within the CRAs Master Plan.

- b. Analysis of the CRAs Master Plan goals and objectives relevant to the Avenue E corridor.
 - c. Evaluation of CRA incentives and programs (current and/or proposed) available within the Avenue E corridor.
 - d. Evaluation of the CRAs development regulations and design standards effect on physical and economic development along the Avenue E corridor.
- C. Deliverable 3: Recipient shall conduct Stakeholder meetings
- 1. Recipient shall conduct public outreach meetings with various stakeholders and stakeholder groups as identified in a participation plan strategizing the most comprehensive way(s) to encourage input from the surrounding community.
 - 2. Recipient shall conduct a two-part charrette with Stakeholders to identify community preferences for both streetscape and building design programs utilizing visual preference surveys with sample images.
 - 3. Recipient shall provide a summary report of all public outreach and charrette findings and draft minutes from the two-part charrette. The report shall present information using narrative text, maps and may include corridor section maps, architectural renderings and building massing studies, plan view renderings, figure grounds, tables and charts.
- D. Deliverable 4: Development of a Draft Recommendations Report with Streetscape Design and Building Design program. Recipient shall prepare and transmit a summary report for review by the CRA Board that includes a comprehensive analysis of existing conditions, proposed recommendations, a draft streetscape plan and building design program based on Stakeholder feedback, successful redevelopment plans and strategies implemented in other areas, and feedback from City and CRA Staff. The summary report shall include the following components:
- 1. An analysis of: the extent to which the existing streetscape has hindered redevelopment along the Avenue E corridor; the extent to which existing uses create barriers to new investment; and the extent to which the CRAs zoning overlay and design regulations help or hinder development within the Avenue E corridor.
 - 2. Recommendations regarding: Design and functional modifications to the Avenue E Streetscape and built environment; suggestions for new land use typologies to encourage and foster economic development along the corridor; recommendations for modifications to design and zoning regulations; recommendations for modifications / updates to existing or new incentives, programs and projects.

3. An analysis of: significant points of interest or destinations away from the corridor in which potential links /connections should be strengthened or developed to further strengthen the attractiveness and viability of the Avenue E corridor.
4. A Streetscape Plan
5. An Architectural Design Standards Manual
6. Recipient shall present the findings and recommendations and the draft Streetscape Plan and Architectural Design Standards Manual and make necessary revisions to the document(s) as appropriate based on feedback, in accordance with the following:
 - a. Meet with City of Riviera Beach Planning and Zoning Department and Engineering Department Staff
 - b. Meet with CRA Board of Commissioners to review findings and recommendations of the draft study and obtain feedback
 - c. Based on feedback obtained from the various Stakeholders listed above, finalize the recommendations and study (Streetscape and Built Environment) and develop a guide for the implementation of the accepted recommendations and study findings, including recommendations for: prioritization of actions and improvements, phasing of improvements; identify potential quick fix items; potential sources of funding to implement the study; potential modifications of design and zoning regulations that would further facilitate implementation of the recommendations and design study.
7. Recipient shall present the findings of the study to the CRA Board of Commissioners.



ISO 9001:2015 CERTIFIED

ENGINEERS • PLANNERS • SCIENTISTS • CONSTRUCTION MANAGERS

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Avenue E Corridor Streetscape Study (RFP NO. 2019-02)

Hourly Billing Rates

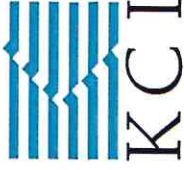
Project Assistant	\$70.00
Planner Public Involvement Assistant	\$100.00
Urban Designer Streetscape Designer	\$120.00
Senior Planner	\$140.00
Public Relations Leader	\$150.00
Planning Manager Streetscape Manager Roadway / Traffic Engineer	\$180.00
Director (Project Manager)	\$200.00
Principal in Charge	\$225.00



AVENUE E CORRIDOR STREETScape STUDY (RFP NO. 2019-02)

Project Schedule

Based on a July 1, 2019 Notice to Proceed



TASK	Time					
	July 2019	August 2019	September 2019	October 2019	November 2019	
KICKOFF MEETING AND PROJECT COORDINATION	Blue	Blue	Blue	Blue	Blue	Blue
EXISTING CONDITIONS ANALYSIS	Green	Green				
REGULATORY ASSESSMENT	Blue	Blue				
STAKEHOLDER MEETINGS		Green		Green		
DRAFT RECOMMENDATIONS/STREETScape/ARCHITECTURAL DESIGN PROGRAM		Blue	Blue	Blue		
PRESENTATION TO CRA BOARD OF COMMISSIONERS						Green



Florida's Dynamic Waterfront Community



AVENUE E CORRIDOR STREETScape STUDY (RFP NO. 2019-02)

**Deliverables Schedule
Based on a July 1, 2019 Notice to Proceed**

Deliverables & Tasks	Scope of Work	Deliverable Due Date
<p>Deliverable 1: Existing Conditions Analysis</p>	<p>Completion of Deliverable 1 as evidenced by submission of ALL of the following items:</p> <ol style="list-style-type: none"> 1. Map or map series described in Section 1.A.1. 2. Copy of data collected as described Section 1.A.2. 3. Copy of identified relevant standards as described in Section 1.A.3 4. Copy of narrative summary of the assessments, analyses, inventory, and surveys described in Section 1.A.4 – 9 <p>Recipient shall submit copies of all required documentation in paper format and electronic format (PDFs), and all maps on CD in PDF format with accompanying ArcGIS compatible shapefiles.</p>	<p>August 30, 2019</p>
<p>Deliverable 2: Regulatory Assessment</p>	<p>Completion of Deliverable 2 as evidenced by submission of ALL of the following:</p> <ol style="list-style-type: none"> 1. Written narrative/summary with (map series and/or associated graphics) outlining the results of the regulatory assessment as outlined in Section 1.B.1.a-d above. <p>Recipient shall submit copies of all required documentation in paper format and electronic format (PDFs), and all maps on CD in PDF format with accompanying ArcGIS compatible shapefiles (if applicable)</p>	<p>August 30, 2019</p>

<p>Deliverable 3: Stakeholder Meetings</p>	<p>Completion of Deliverable 3 as evidenced by submission of ALL of the following:</p> <ol style="list-style-type: none"> 1. Summary of the public participation plan and list of identified stakeholders as described in Section 1.C.1. above. 2. Copy of notice(s) and agenda(s) for the two-part charrette described in Section 1.C.2. above 3. Summary of findings from the two-part charrette as described in Section 1.C.3. above <p>Recipient shall submit copies of all required documentation in paper or electronic format (PDFs)</p>	<p>August 30, 2019 & October 31, 2019</p>
<p>Deliverable 4: Draft Recommendations/ Streetscape/ Architectural Design Program/ Presentation</p>	<p>Completion of Deliverable 4 as evidenced by submission of ALL of the following items:</p> <ol style="list-style-type: none"> 1. A summary report as described in Section 1.D.1-5 above 2. Documentation for the meetings as described in Section 1.D.6a-c 3. Present final study to the Community Redevelopment Board; present public notice for presentation of the final study; the agenda item; a copy of the presentation to the Board of Commissioners as described in section 1.D.7. above <p>Recipient shall submit copies of all required documentation in paper format and electronic format (PDFs), and all maps on CD in PDF format</p>	<p>November 30, 2019</p>