

VASHON PARK DISTRICT  
17130 Vashon Hwy. S.W.  
P.O. Box 1608  
Vashon, WA 98070

## REQUEST FOR QUALIFICATIONS (RFQ)

# Outdoor/Inground Swimming Pool Engineering/Service Report

The Vashon Park District on Vashon Island seeks Statements of Qualifications from swimming pool service technicians and/or engineers for a complete audit of the Vashon Pool's short and long term maintenance, operations, and service needs.

### Background

The Vashon Pool is a seasonal, outdoor community swimming pool located at 9526 S.W. 204<sup>th</sup> Street on Vashon Island. The pool is a "forward thrust" pool built in 1975 by Gunitone Construction.

- It is a six-lane 25 yard lap pool; 75 x 42 feet; minimum depth 3'0", maximum depth 10'6".
- Capacity: 165,000 gallons.
- The filter room is attached to the concrete block building bathhouse; the bathhouse consists of a front entry, office area, showers, toilets, and dressing rooms.
- It has a passive solar system on both sides of the roof that is integrated with the pool's boiler heat system.
- Features: starting blocks on deep end; recreation water slide; one 1-meter diving board; approx. 12 foot deck on three sides and 15 x 75 foot lounge and seating area on remaining side.

### Scope of Services

- 1) Determine the repairs that are necessary to continue to operate the pool as a seasonal (summer only) facility safely, efficiently and reliably.
- 2) Determine the upgrades that are desirable to operate the pool facility in compliance with certain standards, including but not limited to those required by public health code, by public safety code, by the rules of competitive swimming sanctioning authorities, and by commonly applied standards of appearance and cleanliness.

**The selected auditor** will perform at least one site visit to thoroughly survey the facility as it exists today and to meet with pool staff and key stakeholders to discuss areas of concern.

**The selected auditor** will use information from its experience, from thorough research into current pool-facility technology, and from thorough benchmarking of current area facilities as a basis for its recommendations. It will also use the information gained from a 2009 review of the Vashon Pool by Wallover Architects (attached as Exhibit 1).

**The selected auditor** will propose/describe the repairs and upgrades to the pool and supporting equipment and structures that would be required and/or desirable in phases of work as needed or desired.

**The selected auditor** will, for each phase of work, determine the capital cost of the labor and material to be used in conducting the work that they have described for that phase.

**The selected auditor** will, for each phase of work, determine the increased operating costs of the facility (if applicable) resulting from the results of the work that they have described for that phase.

**The selected auditor** will, for each phase of the work, construct a probable time line for that phase, considering such factors as weather, water table elevation and normal scheduled pool activities in their suggested schedules.

**The Vashon Park District** is aware of certain deficiencies that exist now. Others may exist, and are expected to surface during the auditor's review. The known deficiencies are to be included in the auditor's proposed work scopes for each phase as listed above. They are as follows:

1. Acid room electrical and equipment, condemned by fire marshal, to be replaced by pool reopening.
2. Filter room inlet and waste drain valves, broken and leaking.
3. Filter room pipe bottom coupling, corroded badly.
4. Flow control valve, corroded.
5. Balancing valve, corroded.
6. Return valve, corroded, and won't move.
7. Filter room piping, ancient and suspect.
8. Boiler room, expansion tank bladder likely collapsed, must drain every day.
9. Boiler emergency shut-down systems. Boiler inspector approved our boiler operation this spring, but it is a cursory review.
10. Outside security lighting, not working properly.
11. Outside tall lights required for nighttime and early morning operations not working .
12. In pool lights not working.
13. Pool needs outside front and pool security cameras.
14. Pool deck tile needs replacement.
15. Pool deck cracked in several areas.
16. Public Announcement system is inoperable.

**The prospective auditor's report** will take the following form.

Phase 1 – Repairs

- Description of the work
- Capital cost of accomplishing the work
- Increased operating costs (if any) resulting from the work
- Recommended timeline

Phase 2 – Upgrades

- Description of the work
- Capital cost of accomplishing the work
- Increased operating costs (if any) resulting from the upgrades
- Recommended timeline

### **Relevant Dates**

Deadline for RFQ Submission: March 9, 2016 – 5:00 p.m.

Selection Date: March 11, 2016

Project Completion Date: April 1, 2016

### **Proposal Requirements**

- Letter of Interest.
- Summary of qualifications and experience, to include examples of similar projects.
- Adherence to project complete date – explain the ability to meet or beat the project completion date.
- At least three professional references including phone numbers and other contact information.
- Evidence of applicable licenses, registrations, and/or professional certifications to provide such services.

### **Selection Criteria and Process**

All interested individuals are requested to provide a response containing all required elements to the Vashon Park District via the delivery options noted below. Evaluation criteria will be rated as follows:

Qualifications:	30 points
Relevant experience:	30 points
Ability to beat the project completion date:	20 points
References	<u>20 points</u>
Total	100 points

Appointment will occur after approval of a negotiated contract. This RFQ is not an offer of employment. This is a contract position. The Vashon Park District reserves the right to consider applicants who do not meet every qualification and to reject all applicants.

**Instructions to Proposers:** Questions about this RFQ and/or email submittals to Elaine Ott, Executive Director, at 206-463-9602 or [eott@vashonparks.org](mailto:eott@vashonparks.org). Mail to: Vashon Park District, P.O. Box 1608, Vashon, WA 98070. Deliver to: 17130 Vashon Hwy. S.W., Vashon, WA 98070