

Baton Rouge Riverfront Master Plan

Reconnecting to the River

SCOPE OF SERVICES

A. Hargreaves Associates shall provide the following professional services:

1. An integrated Conceptual Design, encompassing both public and private sectors, in a unified, long-term vision focused on the River Center portion of the riverfront, for consolidating public open space and coordinating public/private investment and development.
2. Public participation, in the form of public workshops and presentations, soliciting public input and comment on evolving work. Public participation will afford an opportunity to discuss alternate models of development and how they dovetail with preceding, projected and ongoing parallel projects underway.
3. The Conceptual Design will include preliminary economic feasibility advice, with comment reflecting existing data and information. The Hargreaves Associates-led team will prioritize objectives and suggest appropriate phasing.
4. Coordination with the USACE-MVN (Corps. of Engineers) to integrate development of engineering scope parallel to the design concept.

B. Hargreaves Associates shall address the following and present evolving concepts according to the Project Schedule

1. Review and integration of valid preceding initiatives, including the New River District, Downtown Visitor's Amenity Plan, Plan Baton Rouge, and the Riverfront Master Plan (1990).
2. Connectivity of surrounding riverfront assets.
3. Relationships and adjacencies of potential physical riverfront amenities.
4. Consideration of limiting factors, including anticipated maintenance, river fluctuations, and universal pedestrian and vehicular access.

5. Describe location(s) for major civic events.
6. Concept design for North Boulevard Town Square.

C. Hargreaves Associates shall provide the following deliverables:

1. Annotated, illustrative, consensus plan.
2. Recommended phasing strategy.
3. Concept Summary document compiling selected analytical studies, public input summary, and recommendations based on the analysis of items listed under Section B, above. This Concept Summary document will be coordinated with production of the companion USACE-MVN (Corps of Engineers) technical document to provide an integrated record document of the effort.

D. Hargreaves Associates will retain and direct the services of registered professional consultants for:

1. Urban Design (Eskew + Dumez + Ripple).
2. Public Facilitation (Remson Haley Herpin Architects).
3. Ecology (Robert Thomas), including knowledge of local flora, fauna and cultural/natural impacts.

E. Hargreaves Associates will retain and direct the services of registered professional consultants for secondary review and comment on combined Hargreaves Associates and MVN (Corps of Engineers) concepts:

1. Marine Engineering (Moffatt & Nichol), limited to floodway concepts.
2. Economics (Economics Research Associates), review and comment on MVN economics data based on experience with current and anticipated market trends gleaned from ongoing work in the Baton Rouge-New Orleans area, and pertinent comparables.
3. Civil & Utility Engineering (CSRS Architects/Engineers), limited to provision of comment relative to local traffic, infrastructure, utility issues, constraints and concepts.

PROCEDURE

Concept Design

Duration: 5 months from date of written authorization Hargreaves Associates shall prepare drawings indicating the general concept of site development and budgetary construction cost estimate based upon concept.

A. The City of Baton Rouge will provide the following services and information, per the August 2005 Request For Qualifications:

1. Site aerials, survey information (on CD) providing, but not limited to, topography, infrastructure, utilities, right of ways, and jurisdictions.
2. River-related conditions related to project area, including but not limited to flood data and river traffic.
3. Large workspace adequate for work sessions and interviews.
4. Coordination of downtown stakeholders and local agencies.
5. Assistance in organizing and scheduling meetings.

B. The Corps of Engineers will provide:

1. Engineering and economics as described in the USACE-MVN document entitled, "U.S. Army Corps of Engineers, New Orleans District Proposal of Work For East Baton Rouge Parish, LA, Technical Support for Riverfront Development," approved by City-Parish agreement.