



Development Proposal

# Takoma Park Recreation Center

HCD#2017-03-21

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**BRANDSTETTER  
CARROLL INC**  
ARCHITECTS . ENGINEERS . PLANNERS

May 22, 2017

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TX 75252  
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Ms. Sara Anne Daines  
Housing & Community Development Director  
City of Takoma Park  
7500 Maple Avenue  
Takoma Park, Maryland 20912

Re: RFP #HCD 2017-03-21

Dear Ms. Daines:

Brandstetter Carroll Inc. (BCI) has examined the RFP, attended an information session and has spoken to other possible providers for the requested services. After much research, we have concluded that the current strategy as envisioned by the City of Takoma Park has limited chances for success because there are too many variables. With an active constituency, the elected officials anticipate vigorous participation by the public, which will most likely lead to grid lock. In addition, by implication, the City offers that the successful bidder will receive development rights for the land parcel. Since the City would only be negotiating with a singular developer, its position would be weak, and the taxpayers might be compromised.

The greatest challenge to this project will be developing consensus among the key constituencies. Elected officials will be hesitant to endorse any proposal which might cause conflict or dissent. We believe that the City should spend its limited resources on developing a consensus among citizens, stakeholders and elected officials. It needs to have a specific plan and course of action in written form that can be used as the basis for securing development proposals. Such a plan and development document might include:

1. A description of the proposed development including use, type, size (square feet), building massing, parking, public recreational amenities and infrastructure.
2. A clear description of city owned facilities and developer owned facilities.
3. Special requirements of the City such as prevailing wage, affordable housing goals, affirmative action, minority set asides and variances.
4. Joint financing strategies which make the best use of resources.

This document contains a Scope of Services in Section I with the objective of creating consensus around a plan that will attract development proposals and provide a feasible strategy by which city owned improvements (i.e. recreational amenities and infrastructure) can be realized. It will be "Citizen Driven", recognizing the unique diversity and values of the Takoma Park community.

Our goal in this submission is to have the opportunity to present our unique approach to the selection committee in an interview format. We look forward to your consideration.

Very truly yours,  
Brandstetter Carroll Inc.

  
Lawrence W. Brandstetter, P.E.  
Chairman

# I. SCOPE OF SERVICES

## A. Plan Analysis and Delineation-The Consultant will:

1. Meet with the City to confirm the objectives of the Study; create a schedule of meetings which provides specific dates as well as proposed agendas for each meeting.
2. Identify the specific Citizen Engagement plan which would include the inclusion of stakeholder groups, elected officials, adjacent land owners, residents and recreational users; discuss possible public meetings, presentations, events and appropriate information gathering techniques.
3. Identify possible recreational partners such as non-profits or other local public groups.
4. Review existing studies and related documents as previously prepared by/for the City.
5. Analyze the alternative land uses study as provided under the title "Zoning Analysis and Concept Plans", 2015.
  - a. For each alternative, provide a financial pro-forma based upon rates and costs germane to the Takoma Park area; provide market analyses as required.
  - b. Analyze the Traffic Impact of each alternative; analyze additional impacts including open space, land use, utilities, storm runoff and plant material.
  - c. Examine the compatibility of each alternative land use with recreational and infrastructure improvements by the City.
6. Based upon the analysis, meet with the City and recommend the most appropriate land use; prepare a final operating pro-forma for the private development portion of the project.
7. Prepare a building program and cost estimate for the City provided portion of the project; prepare a concept plan of the entire project depicting the integration of privately owned and publicly owned facilities.
8. Prepare an estimate of operating costs and revenues for all City owned facilities including, but not limited to a recreation center, parking facilities or other income producing amenities.

## B. Citizen Engagement Plan-The Consultant will:

1. In conjunction with the City, identify local stakeholders who might be:
  - a. Adjacent property owners/residents
  - b. Recreation Center users
  - c. Members of local advocacy groups, service clubs or churches
  - d. Recognized community leaders
2. Create a meeting schedule (perhaps 4 meetings) for stakeholders at significant stages in the schedule; conduct meetings.
3. Create a meeting schedule (perhaps 2 meetings) and an agenda for neighborhood during the schedule; conduct meetings. The first meeting might include discussion items as:
  - a. What do you like about the existing site and neighborhood?
  - b. What do you not like about the existing site and neighborhood?

- c. What recreational improvements would you like to see?
  - d. What land uses would be most appropriate (i.e. multi-family, office, retail)?
4. Discuss and possibly implement appropriate social media such as a special web site, MySidewalk or Facebook site.
5. Attend 2 meetings of Takoma Park City Council to provide progress updates, discussing the general response and direction of the citizens.

**C. Financing Plan-The Consultant will:**

1. Provide a final financial pro-forma of the privately owned portions of the development.
2. Identify and discuss with the City possible financial interface between City and developer.
3. Identify possible financing alternatives for the City's portion of the project including:
  - a. City Capital Improvement funds
  - b. Voter approved Bond Issue
  - c. Tax Increment Financing
  - d. Grants and Gifts
4. Prepare a final Financing Plan which will be a consensus document representing the City's commitment to the project.

**D. Developer's Proposal Document-The Consultant will:**

1. Based upon the consensus reached by the citizens and the City leadership, prepare a Developer's Proposal Document that will be used as part of a public procurement process; document to include:
  - a. A concept plan showing the development as anticipated by the City.
  - b. A building program depicting the scope of the private development (square feet of floor space, number of residential units, parking spaces etc.).
  - c. A building program for the publicly supported development (square feet of floor space, parking spaces, open space etc.).
  - d. Property description, appropriate previous studies, zoning analysis, soil tests.
  - e. Financial pro-formas and cost estimates
  - f. City Financing Plan and City Incentives (if any).
  - g. Additional information as required generated from this study.
2. Assist the City in soliciting, receiving and analyzing developer proposals which includes a pre-proposal meeting, analysis, and Council presentation; recommend the most appropriate developer proposal.

## II. PROFESSIONAL QUALIFICATIONS OF PROJECT TEAM

Brandstetter Carroll Inc. (BCI) was founded in 1979 in Lexington Kentucky with the purpose of providing Architectural, Engineering and Planning services to units of local government in Kentucky, Ohio and adjacent states. Since that time, the firm has grown to include a staff of nearly 60 people with offices in Lexington, Cincinnati, Cleveland and Dallas. Clients in 16 states have been developed over the past 38 years, and several specialties have emerged, including public recreation. Since founding, the firm has designed over 35 recreation centers, 120 Aquatic Centers, 300 Parks, plus numerous trail systems, nature centers and passive areas.

While the majority of the firm's clients are political subdivisions, the firm has also completed nearly \$1 billion in private sector assignments. In addition, senior management began to develop commercial real estate in 1986 as a means of providing long term financial stability for owners and employees. Starting out small (8,000 sf) the firm owned projects have now evolved into a substantial portfolio.

BCI has a nationwide reputation in the field of Park System Planning and recreational facilities. The Park System Planning experience has allowed the firm to develop techniques for Citizen Engagement to the point where BCI enjoys a national reach in the recreation industry. This capability was significantly enhanced by the inclusion of Kathleen Grove Prasser of Grove Consulting Inc. Her Maryland based business will be a great addition to our team, and her unique skills will help to form consensus in the Takoma Park community. BCI has been working with Ms. Prasser since 2010 on planning assignments for Fairfax, Virginia, Grand Prairie, Texas, Lexington, Kentucky, and Colleyville Texas.

The Project Team brings together a unique combination of the education, talent and experience necessary to bring this Project to reality. The Project Team will be led by Lawrence W. Brandstetter whose unique background includes the co-founding of an Architectural, Engineering and Planning firm with a national reach, along with active political experience as a former Kentucky State Legislator. With strong leadership skills, he will guide the Project Team and the City through a series of consensus building steps resulting in a "Citizen Driven Plan" that will attract the development community to participate. The responsibilities of the Project Team members are as follows:



### **Lawrence W. Brandstetter, AIA, Project Manager**

Mr. Brandstetter will lead the Project Team and be the primary contact with the City. He will organize and assist Ms. Prasser (see below) in the formulation of the Citizen Engagement Plan, attend most citizen meetings, assist in the planning and programming for the buildings, participate in the preparation of financial pro-formas and guide the City in decision making.

Under Mr. Brandstetter's leadership, BCI has served units of local government since 1979, and he understands the opportunities and constraints of that client. He has also led the firm in developing commercial real estate including office and multi-family projects. In this capacity, he has prepared pro-formas for lenders and has secured financing for projects.



### **Kathleen M. Prasser, Citizen Engagement Specialist**

Ms. Prasser is the President of Grove Consulting Inc. located in Hanover, Maryland. Her primary responsibility will be to understand the Takoma Park community and build consensus around a physical plan. She will develop the Citizen Engagement Plan and lead the majority of public meetings.

Ms. Prasser has a background in public recreation that includes positions with the City of Manassas Virginia, the Fairfax County Park Commission and the National Recreation and Park Association where she served as CEO prior to starting her consulting firm in 2009. In addition, she spent 15 years in the financial services industry in Human Resources and Organizational Development. As a consultant to BCI, she has participated in Citizen Engagement for Recreation System Plans for the cities of Fairfax Virginia, Lexington Kentucky, Grand Prairie Texas and Colleyville Texas.

### **Nancy K. Nozik, AIA, Architect / Planner**



Ms. Nozik will lead her staff in the BCI Cleveland office in building programming and concept design. This includes the generation of alternative site plans, floor plans and other graphic representations of the project. She will work with Mr. Brandstetter in preparing cost estimates and work with Ms. Prasser in preparing graphic materials for meetings and presentations.

Ms. Nozik has over 25 years' experience as a practicing Architect, and was recently promoted to Division Principal in the firm's Cleveland office. She has a strong resume in local government and public recreation, and has recently led similar planning projects for public facilities in the Ohio cities of Kent, North Ridgeville, Akron, North Royalton, Barberton and Lakewood. Currently she is working with Somerset County New Jersey in a major study that includes programming, design and site selection for a comprehensive indoor center, a Family Aquatic Center and a Field House.

### **Michael J. Dinn, CRE-Dinn Focused Marketing Inc. (DFM), Real Estate Market Analyst**

Mr. Dinn will lead the market analysis of potential commercial uses for the site. It will begin by examining the recommended uses as identified in the Zoning and Concept Plan, and then providing a more detailed study of the specific market possibilities. This would include area rents, vacancy rates, absorption rates and amenities. It would also include a demographic characteristics forecast, indicating the direction of Takoma Park as well as the immediate area of the project.

Mr. Dinn is a 1978 engineering graduate of the US Naval Academy and he received his MBA from the University of Washington. He began his career in Southern California as a Project Manager in housing development. Ten years later he relocated to Cincinnati, and after several years with a major developer, started DFM which is now part of a national network focusing on market research, tactical market diagnostics and counseling. His clients include Hines Interests in Dallas, Madison/Marquette and the National Housing Council in Washington DC and Wachovia Wells Fargo in Charlotte NC.

## **III. DEVELOPMENT EXPERIENCE**

The following BCI projects have been developed by partnerships specifically formed to develop specific properties. All of the projects were managed by Mr. Brandstetter, who served as General Partner, being responsible for land acquisition, design, financing, construction and leasing. The properties have been managed by BCI staff, especially Executive Assistant Jackie Olney and Chief Financial Officer David Beck.

### **Cheapside Apartments and Parking Garage**

Cincinnati, Ohio

The project is located in downtown Cincinnati in an emerging "Live, Work and Play" zone on Eighth Street. Like many larger cities, Cincinnati is experiencing an in-migration of young professionals who want a "neighborhood" in the CBD. The building will house 98 apartments, 85 parking spaces plus limited retail. Included in the 100,00 sf program is a community room and roof top terrace.

Towne Properties is the development partner providing equity, financing and building management. Construction Documents are complete on this \$23 m project, and permitting is in progress. The land has been acquired and a late 2017 construction is expected.



### **Yorkshire Offices**

Lexington Kentucky

This site was purchased by BCI in 2005 and is adjacent to the Valvoline World Headquarters and Xerox Company. The 30,000 square foot building is near St. Joseph East Hospital, and it will focus on the needs of the medical community. A 2018 construction is planned.



### **308 East Eighth Street**

Cincinnati, Ohio

BCI purchased this 1890's building in 2009 and immediately began to make much needed improvements. BCI renovated the 5,000 sf 2nd floor for their Cincinnati office. Since that time, 5 of the 6 floors have either been completely renovated, or seen major upgrades. On the exterior, the windows and brick masonry have been repaired, and the Owners look toward the completion of the last few items. Of the 30,000 sf in the building, approximately 27,000 sf is currently under lease.



### **2801 Palumbo**

Lexington, Kentucky

The site was purchased in 1999 by the firm and it is located on the fast growing Man-O-War Boulevard corridor in Lexington. This 22,000 sf building has housed corporate tenants such as Northrop Grumman, Pitney Bowes and Commonwealth Research Associates, plus several medical professionals. In 2005 a drive thru canopy and windows were added to accommodate the needs of a local bank.



### **One Alumni Offices**

Lexington, Kentucky

One Alumni was constructed in 1988 as a 14,000 building on Alumni Drive. This is the main corridor connecting I-75 and the University of Kentucky. Initially, it housed a variety of local corporate tenants who were attracted to the location and its visibility. In 1991, It became the headquarters of BCI, who now occupy over 10,000 sf of space. The firm completed a total renovation in 2015.



## **IV. MAJOR DEVELOPMENT PROJECTS**

Identified below are major projects as completed by BCI.

### **Med Pace Office/Hotel/Housing Development**

Cincinnati, Ohio

Med Pace is consolidating their facilities on Madison Road in the Madisonville area of Cincinnati. A former manufacturing site, the \$85 m development will include a 400,000 sf office tower, apartments and a boutique hotel. Construction is in progress, anticipating a 2018 completion.

## **Newport on the Levee**

Newport Kentucky

Newport on the Levee (NOL) was first conceived in 1994 as a major commercial and entertainment facility on the Ohio River directly across from downtown Cincinnati. The initial phase was made possible by innovative legislation as passed by the Kentucky General Assembly encouraging the development of tourist attractions in the state. The first phase was completed in 1999 with retail space and the Newport Aquarium. The second phase is nearly complete including apartments, parking garage and a national hotel chain (A-Loft). Total project cost exceeds \$300 m.

## **Newport Pavilion**

Newport Kentucky

The City of Newport creatively assembled land parcels in a blighted area of the city because an influx of new residents created shopping demand for retail stores. The project was anchored by a Kroger store and a Target, surrounded by smaller shops and out buildings. National retailers like Dick's Sporting Goods and Chic-Filet soon followed and completed a most successful development. On opening day, Kroger set a new record for first day sales.

## **University of Kentucky Private Student Housing**

Lexington Kentucky

In 2009, BCI began development of two major off campus student housing projects. The first is known as 525 Angliana and consists of 363 units that were completed in 2011 at an estimated cost of \$45 m. Greer Development of Orlando was the prime developer. The second is known as The Wyatt and was completed by Trinitas Development of Indianapolis Indiana. This project contained 278 units and was completed in 2014 at a cost of \$35 m.

## **Cargo Hub and Office Building-DHL Airways Inc.**

Cincinnati Ohio

BCI began working for DHL at Cincinnati/Northern Kentucky Airport in 1992 providing Architectural and Engineering services for aviation related facilities. In 1998, the firm assisted in major planning for a new hub facility that was completed in 2003 at a cost of \$250m. Project included a 100,000 sf office building, a 300,000 sf sortation building, a trucking hub plus parking for 75 large cargo aircraft including B747, A300, B727, and B767 and other site improvements.



## V. RECREATION/COMMUNITY/SENIOR CENTERS

- 2017 **Westlake Senior Center**  
*Westlake, Ohio*
- 2016 **Northside YMCA Addition**  
*Lexington, Kentucky*
- 2016 **Hamburg Pavilion YMCA**  
*Lexington, Kentucky*
- 2016 **Jessamine County YMCA**  
*Nicholasville, Kentucky*
- 2016 **Munday Senior Center**  
*Owensboro, Kentucky*
- 2014 **Recreation Center Study**  
*Granville, Ohio*
- 2012 **North Royalton YMCA**  
*North Royalton, Ohio*
- 2010 **Greater Dayton Rec Plex**  
*Dayton, Ohio*
- 2008 **Recreation Center Renovation**  
*Winchester, Kentucky*
- 2008 **Salvation Army Ray and Joan Kroc  
Community Center**  
*Ashland, Ohio*
- 2006 **Moraine Indoor Natatorium Addition**  
*Moraine, Ohio*
- 2006 **Don Umerley Civic  
Center Addition**  
*Rocky River, Ohio*
- 2006 **East Liverpool YMCA**  
*East Liverpool, Ohio*
- 2005 **SELREC Recreation Center Feasibility  
Study**  
*South Euclid, Ohio*
- 2005 **Community Center Alignment Study**  
*Canton, Ohio*
- 2005 **Mt. Washington Community Center**  
*Cincinnati, Ohio*
- 2003 **Groveport Aquatic and Recreation  
Center**  
*Groveport, Ohio*
- 2003 **Seven Hills Community/Recreation  
Center**  
*Seven Hills, Ohio*
- 2002 **Recreation Center Feasibility Study**  
*Barberton, Ohio*
- 2002 **Recreation Center Feasibility Study**  
*Boardman, Ohio*



**QUALIFICATION AND CERTIFICATION STATEMENT**

**NAME OF ENTITY** Brandstetter Carroll Inc.

Business Address: 2360 Chauvin Drive, Lexington, Kentucky 40517

Telephone Number 859-268-1933

Fax: 859-268-3341

Web Site: brandstettercarroll.com

**AUTHORIZED REPRESENTATIVE**

Name: Benjamin E. Brandstetter

Title: President

Telephone Number (office and cell): 859-268-1933, 859-533-4256

E-Mail: lbrandstetter@bciaep.com

**ORGANIZATIONAL STRUCTURE**

Identify the legal structure of the entity responding to the Request for Proposals and include requested information with this submission.

A.1. A corporation incorporated under the laws of the State of Maryland, and in good standing to do business in the State of Maryland.

A.2. List the name of the corporation and the names and titles of the corporation's directors and officers:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

B.1. A corporation incorporated under the laws (insert jurisdiction) Kentucky

B.2. The foreign corporation is registered or qualified and in good standing to do business in the State of Maryland.

B.3. List the name of the corporation and the names and titles of the corporation's directors and officers:  
Benjamin E. Brandstetter, President  
Michael E. Carroll, Secretary  
Lawrence W. Brandstetter, Chairman

C. A sole proprietor doing business under his/her individual name. Individual name: \_\_\_\_\_

D. A sole proprietor doing business under a trade or business name (for example, John Doe t/a Doe Masonry). List individual name and the trade or business name: \_\_\_\_\_

E. A partnership. List the type of partnership and the names of all general

partners:

\_\_\_\_\_

\_\_\_ F.1. A limited liability company organized under the laws of the State of Maryland and authorized and in good standing to do business in the State of Maryland.

\_\_\_ F.2 List the limited liability company name and the names of all members:

\_\_\_\_\_  
\_\_\_\_\_

\_\_\_ G.1 A limited liability company organized under the laws of \_\_\_\_\_  
(insert jurisdiction name).

\_\_\_ G.2. The foreign limited liability company is authorized and in good standing to do business in the State of Maryland.

\_\_\_ G.3. List the foreign limited liability company name and the names of all members:

\_\_\_\_\_

\_\_\_ H. Other (explain):

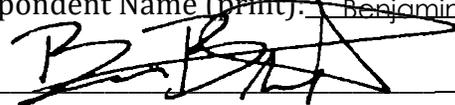
\_\_\_\_\_  
\_\_\_\_\_

### **CERTIFICATION**

The undersigned proposes to furnish and deliver all labor, supplies, material, equipment, or services in accordance with specifications and stipulations contained in the Invitation for Bids or the Request for Proposals for the prices listed on the enclosed Price Proposal Sheet, if any, and/or upon the terms and conditions set forth in the proposal.

The undersigned certifies that this bid/proposal is made without any previous understanding, agreement or connection with any person, firm, or corporation submitting a bid or proposal for the same labor, supplies, material, equipment, or services and is, in all respects fair and without collusion or fraud. The undersigned further certifies that he/she is authorized to sign for the Respondent.

Respondent Name (print): Benjamin E. Brandstetter

By:  \_\_\_\_\_  
Signature

May 22, 2017  
Date

Print Name Benjamin E. Brandstetter

Title: President

CITY OF TAKOMA PARK, MARYLAND  
CERTIFICATION OF NON-INVOLVEMENT IN THE  
NUCLEAR WEAPONS INDUSTRY

KNOW ALL PERSONS BY THESE PRESENTS:

Pursuant to the requirements of Chapter 14.04 of the Takoma Park Code, the Takoma Park Nuclear Free Zone Act, the undersigned person, firm, corporation, limited liability company or entity hereby certifies that he/she/it is not knowingly or intentionally a nuclear weapons producer.

Note: The following definitions apply to this certification per Section 14.04.090:

“Nuclear weapons producer” is any person, firm, corporation, facility, parent or subsidiary thereof or agency of the federal government engaged in the production of nuclear weapons or its components.

“Production of nuclear weapons” includes the knowing or intentional research, design, development, testing, manufacture, evaluation, maintenance, storage, transportation or disposal of nuclear weapons or their components.

“Nuclear weapon” is any device the sole purpose of which is the destruction of human life and property by an explosion resulting from the energy released by a fission or fusion reaction involving atomic nuclei.

“Component of a nuclear weapon” is any device, radioactive substance or nonradioactive substance designed knowingly and intentionally to contribute to the operation, launch, guidance, delivery or detonation of a nuclear weapon.

IN WITNESS WHEREOF, the undersigned has signed this Certification this 19 day of May, 2017.

Contractor Name: Brandstetter Carroll Inc.

By: [Signature] (SEAL)  
Signature

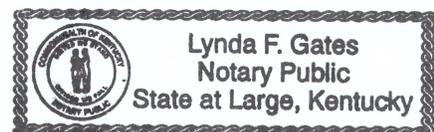
Benjamin E. Brandstetter, President  
Print Name & Title

State of KY, County of Fayette:

Subscribed and sworn to before me this 19 day of May, 2017.

Lynda F. Gates  
Notary Public

My commission expires: 8/9/2020



**LIVING WAGE REQUIREMENTS CERTIFICATION**  
**(Takoma Park Code, section 7.08.200.B)**

Business Name: Brandstetter Carroll Inc.  
 Address: 2360 Chauvin Drive  
 City, State, Zip Code: Lexington, Kentucky 40517  
 Phone Number: 859-268-1933 Fax Number: 859-268-3341  
 E-Mail: lbrandstetter@bciaep.com

Please specify the contact name and information of the individual designated by your business to monitor your compliance with the City’s living wage requirements, unless exempt under Section 7.08.190 (see item B below):

Contact Name: Benjamin E. Brandstetter  
 Title: President  
 Phone Number: 859-268-1933 Fax Number: 859-268-3341  
 E-Mail: lbrandstetter@bciaep.com

**CHECK ALL APPROPRIATE LINES BELOW THAT APPLY IN THE EVENT THAT YOU ARE AWARDED THE CONTRACT AND BECOME A CONTRACTOR.**

**A. Living Wage Requirements Compliance**

This Contractor as a “covered employer” will comply with the requirements of the City of Takoma Park Living Wage Law (*Takoma Park Code, Section 7.08.180 et. seq.*, amended by Ordinance No. 2013-26). Contractor and its subcontractors will pay all employees who are not exempt from the wage requirements and who perform measurable work for the City related to any contract for services with the City, the living wage requirements in effect at the time of the City contract. The bid price submitted under this procurement solicitation includes sufficient funds to meet the living wage requirements.

**B. Exemption Status (if applicable)**

This Contractor is exempt from the living wage requirements because it is:

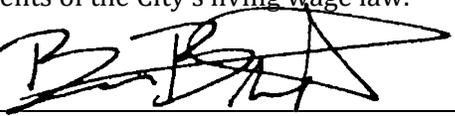
- The total value of the contract for services (based on the bid or proposal being submitted under this procurement solicitation) is less than \$20,000.00.
- A public entity.
- A nonprofit organization that has qualified for an exemption from federal income taxes under Section 501c(3) of the Internal Revenue Code.
- A contract procured through an emergency procurement, sole source procurement, or cooperative procurement.
- A contract for electricity, telephone, cable television, water, sewer or similar service delivered by a regulated public utility.

- \_\_\_\_\_ A contract for the purchase or lease of goods, equipment or vehicles.
- \_\_\_\_\_ A contractor who is prohibited from complying with the City's living wage requirements by the terms of an applicable federal or state program, contract, or grant requirement. **(Must specify the law and/or furnish a copy of the contract or grant.)**
- C. Living Wage Requirements Reduction.
  - \_\_\_\_\_ This Contractor provides health insurance to the employees who will provide services to the City under the City contract and it desires to reduce its hourly rate paid under the living wage requirements by an amount equal to, or less than, the per employee hourly cost of the employer's share of the health insurance premium. This Contractor certifies that the per employee hourly cost of the employer's share of the premium for that health insurance is \$\_\_\_\_.

**(Must submit supporting documentation showing the employee labor category of all employee(s) who will perform measurable work under the City contract, the hourly wage the Contractor pays for that employee labor category, the name of the health insurance provider and plan name, and the employer's share of the monthly health insurance premium.)**

**Contractor Certification and Signature**

Contractor submits this certification in accordance with *Takoma Park Code* section 7.08.200.B. Contractor certifies, under penalties of perjury, that all of the statements and representations made in this Living Wage Requirements Certification are true and correct. Contractor and any of its subcontractors that perform services under the resultant contract with the City of Takoma Park will comply with all applicable requirements of the City's living wage law.

Authorized corporate, partner, member or proprietor signature:  \_\_\_\_\_

Print name: Benjamin E. Brandstetter

Title of authorized person: President

Date: May 19, 2017

**Metropolitan Washington Council of Governments  
Rider Clause**

**USE OF CONTRACT(S) BY MEMBERS COMPRISING THE METROPOLITAN WASHINGTON COUNCIL OF GOVERNMENTS PURCHASING OFFICERS COMMITTEE.**

- A. If authorized by the Bidder(s), resultant contract(s) will be extended to any or all of the listed members as designated by the Bidder to purchase at contract prices in accordance with contract terms.
- B. Any member utilizing such contracts) will place its own order(s) directly with the successful Contractor. There shall be no obligation on the part of any participating member to utilize the contract(s).
- C. A negative reply will not adversely affect consideration of our bid/proposal.
- D. It is the awarded vendor's responsibility to notify the members shown below of the availability of the Contract(s).
- E. Each participating jurisdiction has the option of executing a separate contract with-the awardee. Contracts entered into with a participating jurisdiction may contain general terms and conditions unique to that jurisdiction including, by way of illustration and not limitation, clauses covering minority participation, non-discrimination, indemnification, naming the jurisdiction as an additional insured under any required Comprehensive General Liability policies, and venue. If, when preparing such a contract, the general terms and conditions of a-jurisdiction are unacceptable to the awardee, the awardee may withdraw its extension of the award to that jurisdiction
- F. The issuing jurisdiction shall not be held liable for any costs or damages, incurred by another jurisdiction as a result of any award extended to that jurisdiction by the awardee.

In pricing section of contract:

**BIDDER'S AUTHORIZATION TO EXTEND CONTRACT:**

<u>YES</u>	<u>NO</u>	<u>JURISDICTION</u>
<u>x</u>	___	Alexandria, Virginia
<u>x</u>	___	Alexandria Public Schools
<u>x</u>	___	Arlington County, Virginia
<u>x</u>	___	Arlington County Public Schools
<u>x</u>	___	Bowie, Maryland
<u>x</u>	___	College Park, Maryland
<u>x</u>	___	Culpepper County, Virginia
<u>x</u>	___	District of Columbia
<u>x</u>	___	District of Columbia Public Schools
<u>x</u>	___	District of Columbia Water & Sewer Authority
<u>x</u>	___	Fairfax, Virginia
<u>x</u>	___	Fairfax County, Virginia
<u>x</u>	___	Fairfax County Water Authority
<u>x</u>	___	Falls Church, Virginia
<u>x</u>	___	Fauquier County Schools & Government, Virginia

<u>x</u>	___	Frederick County, Maryland
<u>x</u>	___	Frederick County Public Schools
<u>x</u>	___	Gaithersburg, Maryland
<u>x</u>	___	Greenbelt, Maryland
<u>x</u>	___	Herndon, Virginia
<u>x</u>	___	Loudoun County, Virginia
<u>x</u>	___	Manassas, Virginia
<u>x</u>	___	Maryland-National Capital Park & Planning Commission
<u>x</u>	___	Metropolitan Washington Airports Authority
<u>x</u>	___	Metropolitan Washington Council of Governments
<u>x</u>	___	Montgomery College
<u>x</u>	___	Montgomery County, Maryland
<u>x</u>	___	Montgomery County Public Schools
<u>x</u>	___	Prince George's County, Maryland
<u>x</u>	___	Prince George's County Public Schools
<u>x</u>	___	Prince William County, Virginia
<u>x</u>	___	Prince William County Public Schools
<u>x</u>	___	Prince William County Service Authority
<u>x</u>	___	Rockville, Maryland
<u>x</u>	___	Stafford County, Virginia
<u>x</u>	___	Takoma Park, Maryland
<u>x</u>	___	Vienna, Virginia
<u>x</u>	___	Washington Metropolitan Area Transit Authority
<u>x</u>	___	Washington Suburban Sanitary Commission