



**Request for Proposal (RFP) for Ted Scheske Playground
Remodel for The Town of Mt. Crested Butte, Colorado**

Date of Issuance: 1/19/2025

[Mt. Crested Butte, CO](http://Mt.CrestedButte.CO)

Proposal Deadline: 3/24/2025

Contact Information:

Addison Ives

Parks Supervisor

The Town of Mt. Crested Butte

Office: (970) 349-6632 Ext. 115

Aives@mtcb.colorado.gov

Introduction: The Town of Mt. Crested Butte is seeking proposals from qualified contractors/ vendors for the design and construction of a new playground at the Ted Scheske Town Park. The objective is to create a safe, inclusive, and engaging environment for children of all abilities to play, learn, and interact. The new playground will enhance the community space and provide a valuable recreational area for visitors and families. This is currently the only playground area in the town of Mt. Crested Butte.

Project Overview:

- **Project Title:** Ted Scheske Playground Remodel at Ted Scheske Park.
- **Project Budget:** \$50,000 - \$75,000
- **Completion Deadline:** November 15th, 2025
- **Open Time Frame to Complete:** October 13th, 2025 – November 15th, 2025. May have more time depending on weather.

- **Location:**

911 Gothic Road

Mt. Crested Butte, CO. 81225

The playground is located to the West of the Town Hall building on the property.

Scope of Work: The selected contractors/vendors will be responsible for the following tasks:

1. Design:

- Develop an innovative playground design that includes age-appropriate (ages 5 to 12 years old) equipment features, and accessible play spaces.
 - Would desire multiple slides, additional swing set for young children (bucket swings), etc.
- Ensure that the design meets all federal, state and local safety regulations, ADA compliance and environmental considerations.
 - All products shall bear the certificate seal of IPEMA and shall meet or exceed.
 - ADA Accessibility Guidelines for Play Areas.
 - All equipment shall conform to current playground-related ASTM and CPSC technical standards including, but not limited to:
 - ASTM F1487 (Playground Equipment)
 - ASTM F1292 & ASTM F3313 (Impact Attenuation of Playground Surfaces)
 - CPSC Publication 325: Public Playground Safety Handbook
- Incorporate themes or elements that reflect the local culture or community. (i.e. mountain culture, and local wildlife)
- Provide visual renderings, 3D models, and site plans for review and approval.
 - Note: Final decision to lie with the Town.

2. Demolition and Site Preparation:

- Remove any existing structures, equipment, or debris from the designated playground area.
 - Note: The Town may be able to accomplish this beforehand but would still like a quote on the cost.
- Prepare the site, ensuring it is properly graded and leveled for the installation of new equipment.

- Note: The Town may be able to accomplish this beforehand but would still like a quote on the cost.

3. Construction and Installation:

- Install playground equipment, including slides, swings, climbing structures, and other play features.
- Ensure all equipment is installed according to manufacturer specifications and safety standards.
- Install safety surfacing materials (e.g., engineered mulch, rubber mulch, poured-in-place rubber, synthetic turf).
 - Note: The Town to do after completion of installation, but a cost estimate for engineered mulch is still welcome.
- Ensure proper drainage.
 - The Town receives over 200” of snow annually, proper drainage is imperative.

Please note that due to other events there is a specific timeframe of when the playground can be erected, October 13th, 2025 – November 15th, 2025. There may be additional time on the back end, this is weather dependent. The site prep work cannot start until October 5th, 2025, at the earliest due to event calendar.

- Vendors and their contractor(s) must be prepared to comply with all state, federal and local requirements for play structure equipment. Vendors are responsible for verifying site conditions. No allowances will be made if a Vendor fails to adequately examine a location before submitting a Proposal. All equipment shall be installed by a factory trained, insured, and certified installer. Following installation, a full and thorough audit of all newly installed play equipment will be performed by an independent Certified Playground Safety Inspector (CPSI) hired by the Town. Vendor(s) will be required to address and resolve any identified deficiencies within seven (7) days of notification of the deficiencies by the Town.

4. Safety and Accessibility:

- Ensure that all equipment and site elements meet all federal, state and local safety regulations, ADA compliance and environmental considerations.
 - All products shall bear the certificate seal of IPEMA and shall meet or exceed.

- ADA Accessibility Guidelines for Play Areas.
- All equipment shall conform to current playground-related ASTM and CPSC technical standards including, but not limited to:
 - ASTM F1487 (Playground Equipment)
 - ASTM F1292 & ASTM F3313 (Impact Attenuation of Playground Surfaces)
 - CPSC Publication 325: Public Playground Safety Handbook
- Incorporate inclusive play features to accommodate children with disabilities. (i.e. wheelchair ramp, accessible swings, etc.)

5. Ongoing Maintenance and Warranty:

- Provide maintenance and warranty details for all equipment and materials.
- Outline any ongoing maintenance requirements and provide options for long-term service and ability to send needed replacement parts.

Proposal Requirements: All interested contractors/vendors must submit the following documents with their proposal:

- 1. Company Profile:** Provide a brief overview of your company, including years in business, relevant experience, and expertise in playground construction, work experience in high alpine areas will be highly sought after.
- 2. Proposed Design:** Include preliminary designs or concepts, along with a description of the proposed play equipment and materials.
- 3. Timeline:** Provide a detailed project timeline from design approval to completion, including key milestones.
- 4. Lead Time:** Provide the lead time needed in order to have materials ready for installation.
- 5. Cost Estimate:** Provide a detailed cost breakdown, including design, materials, labor, equipment, and other associated costs. Include options for alternative materials or design modifications.
- 6. References:** Provide at least three references from previous playground projects, including contact information and brief project descriptions.

7. **Licenses and Insurance:** The selected Bidder (Contractor) shall obtain and maintain, and ensure that each Subcontractor shall obtain and maintain, insurance as specified in this section for the duration of the term of this Contract. All insurance policies required by this Contract shall be issued by insurance companies as approved by the State.
 1. **Workers' Compensation:** Workers' compensation insurance as required by state statute, and employers' liability insurance covering all Contractor or Subcontractor employees acting within the course and scope of their employment.
 2. **General Liability:** Commercial general liability insurance covering premises operations, fire damage, independent contractors, products and completed operations, blanket contractual liability, personal injury, and advertising liability with minimum limits as follows:
 3. \$1,195,000 each occurrence.
 4. \$1,195,000 general aggregate.
 5. \$1,195,000 products and completed operations aggregate.
 6. Proof of bonding; and
 7. **Automobile Liability:** Automobile liability insurance covering any auto (including owned, hired, and non-owned autos) with a minimum limit of \$1,195,000 for each accident combined single limit.
 8. **Additional Insured:** The Town shall be named as additional insured on all commercial general liability policies (leases and construction contracts require additional insured coverage for completed operations) required of Contractor and Subcontractors.
 9. **Primacy of Coverage:** Coverage required of Contractor and each Subcontractor shall be primary over any insurance or self-insurance program carried by Contractor or the Town.
 10. **Cancellation:** The above insurance policies shall include provisions preventing cancellation or non-renewal, except for cancellation based on nonpayment of premiums, without at least 30 days prior notice to Contractor and Contractor shall forward such notice to the Town in accordance with §14 within seven days of Contractor's receipt of such notice.

11. **Subrogation Waiver:** All insurance policies secured or maintained by Contractor or its Subcontractors in relation to this Contract shall include clauses stating that each carrier shall waive all rights of recovery under subrogation or otherwise against Contractor or the Town, its agencies, institutions, organizations, officers, agents, employees, and volunteers.
12. **Certificates:** Contractor shall provide to the State certificates evidencing Contractor's insurance coverage required in this Contract within seven Business Days following the Effective Date. Contractor shall provide to the State certificates evidencing Subcontractor insurance coverage required under this Contract within seven Business Days following the Effective Date, except that, if Contractor's subcontract is not in effect as of the Effective Date, Contractor shall provide to the State certificates showing Subcontractor insurance coverage required under this Contract within seven Business Days following Contractor's execution of the subcontract. No later than 15 days before the expiration date of Contractor's or any Subcontractor's coverage, Contractor shall deliver to the State certificates of insurance evidencing renewals of coverage. At any other time during the term of this Contract, upon request by the State, Contractor shall, within seven Business Days following the request by the Town, supply to the Town evidence satisfactory to the Town of compliance with the provisions of this section.

Evaluation Criteria: Proposals will be evaluated based on the following criteria:

1. All submissions shall be initially reviewed to determine if they are responsive to the submission requirements. Those not meeting the minimum requirements set forth herein will be deemed non-responsive and will not be subject to further review.
2. The responsive submissions shall be evaluated on the following factors which are considered critical in the evaluation of the Request for Proposal prepared in response to this announcement:
 - Responsiveness to the RFP and the criteria = 20 points
 - Proposed site equipment designs and concepts = 20 points
 - Originality and creativity = 10 points
 - Safety = 20 points
 - Accessibility (focus on access and play for all abilities) = 20 points

3. Overall play value of the proposed design and equipment
4. Durability and ease of maintenance of the proposed equipment
5. Ability to meet established budgets.
6. Ability to put together a design and construction plan to perform all aspects of the project, possess appropriate certifications, licenses, and meet insurance requirements.
7. Demonstrated capability of the firm(s) to perform all the work elements, review of comparable work and references, timely mobilization of staff and equipment, schedule for completion of services will be considered.

Proposals will be reviewed by the Evaluation Committee and a selection made based upon the most qualified competitor, subject to negotiation of fair and reasonable compensation. If efforts to negotiate a fair and reasonable fee are unsuccessful with the most qualified proposer(s), negotiations will cease with that firm and begin with the second ranked firm. If the Town is unable to negotiate a satisfactory agreement with either of the proposers, the Town will select additional proposers in order of their competence and qualifications and continue negotiations until a satisfactory agreement and a Contract for Services ("Contract") has been reached, approved by the Town and executed by the parties.

Site Visit: Site visits will be held for any interested Vendor. Vendors are encouraged to review site conditions to familiarize themselves with the park and playground area. Vendors may visit the site independently or call the Town Office to schedule a visit.

Addison Ives
Parks Director/Supervisor
The Town of Mt. Crested Butte

aives@mtcb.colorado.gov
Office: 970-349-6632, ext. 115

Mobile: 970-596-1339

Proposal Submission Instructions: All proposals must be in digital format and submitted by March 24th, 2024, at 5:00 P.M. (MST) to:

Addison Ives
Parks Director/Supervisor
The Town of Mt. Crested Butte
911 Gothic Road

Mt. Crested Butte, CO. 81225
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Mobile: 970-596-1339

Please submit your proposal electronically to aives@mtcb.colorado.gov. Late submissions will not be considered.

Questions: Any questions regarding the RFP must be submitted by 3/1/2024 to Addison Ives. Responses to questions will be provided by 3/15/2024.

Conclusion: The Town of Mt. Crested Butte looks forward to receiving your proposal for this exciting community project. The selected contractor will play a key role in creating a safe and fun environment for children in our community. Thank you for your interest in this project.

Sincerely,

Addison Ives

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