



Photo Credit:
City of Hermosa Beach Website

Proposal for On-Call Professional Architectural Services RFQ No. 25-003

September 18, 2025

Submitted by:



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IDS GROUP

Solutions Through Integrated Design



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September 18, 2025

Andrew Nguyen
City of Hermosa Beach
Submitted via PlanetBids

SUBJECT: RFQ# 25-003 On-Call Professional Architectural Services

IDS Group, Inc. (IDS) is pleased to present these qualifications for On-Call Professional Architectural Services to the City of Hermosa Beach (City). As an award-winning multi-discipline engineering firm, IDS brings a proven track record interfacing with project stakeholders and code compliance for public agency projects.

IDS has a combined total of six decades of experience covering a wide range of new, expansion, and renovation projects. The breadth of our projects encompass upgrades of existing facility renovations or expansion, new construction design, site analysis, conceptual layouts and space planning, utility master planning, energy analyses and reports, and structural, mechanical, and electrical distribution system retrofit, and move management services. Differentiators that IDS will bring to the City of Hermosa Beach include:

- **Experience and Familiarity:** We have experience working on many projects throughout Los Angeles County in support and alongside the City staff including Architectural, Civil, Mechanical/Plumbing, Electrical Engineering, and Landscape Architectural projects.
- **Team Expertise:** Our award-winning architectural team is staffed with knowledgeable and licensed architects and engineers who are experienced in the design and management of retrofit and renovation projects. Our architectural services include architectural planning and design for new or existing structures, tenant improvements, alternatives analysis, preparation and presentation of models, renderings, and photo simulations, our in-house structural, mechanical, and electrical engineering support, zoning, planning & building approvals, permits, and other entitlements, in-house construction cost estimating and construction support.

IDS' Project Manager, John Silber, brings over 35 years of architectural design, collaborating with municipalities and regional agencies across Southern California. He has overseen teams that provide a similar scope of services to the City.

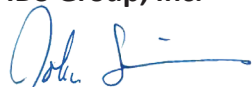
IDS has prepared a proposal response in accordance to the RFP and adheres to the provisions described within it. IDS is in receipt of Addendum 1 issued September 8, 2025.

Dr. Said Hilmy will be the main point-of-contact for negotiating and contractually binding the firm regarding matters pertaining to this proposal. Mr. Hilmy can be reached at said.hilmy@idsgi.com. Our Principal Architect, Mr. John Silber, AIA, will be the Project Manager for Architectural Services. You may contact John at john.silber@idsgi.com. Both can be reached by phone at 949.387.8500 and by fax number 949.387.0800. Please do not hesitate to call should you have any questions.

Thank you for your consideration.

Sincerely,

IDS Group, Inc.

A handwritten signature in blue ink, appearing to read 'John Silber'.

John Silber, AIA
Principal Architect/Project Manager

A handwritten signature in blue ink, appearing to read 'Said Hilmy'.

Said Hilmy, PhD, SE, LEED AP
Principal In Charge



Clark Building

FIRM PROFILE

IDS Group, Inc. (IDS) is a multidisciplinary design firm with roots spanning over 60 years. Our longevity comes from integrating all specialized divisions under one roof giving our clients a premium customer experience by creating a “one-stop-shop” of design professionals. Not only does “IDS” stands for Integrated Design Services, our 90-plus staff brings a mixture of curiosity, technical expertise, building and infrastructure experience to all projects, applying these skills to each project’s unique circumstances, and creating project success.

IDS has offices in Irvine, Los Angeles, Corona and Encinitas, California, ensuring local knowledge and providing our clients with quick response times. As a multidisciplinary engineering and architectural firm, IDS has the practical knowledge, insight, and resources to offer our clients comprehensive services and specialized solutions.

Our corporate infrastructure creates optimum utilization of resources for our staff, maximizing service efficiency. IDS is committed to project excellence, providing turnkey design solutions to the building and infrastructure industries. As an award-winning professional engineering/architectural consulting firm specializing in the design and renovation, evaluation and assessment, and construction administration for a wide range of clients and facilities.

Our project history demonstrates thoroughness and accuracy in our investigation and production of construction documents in accordance with established state procedures and guidelines, as well as having an efficient response time without diminishing the accuracy of the work.

Our services include the following:

- Architectural Design
- Landscape Architecture Design
- Mechanical, Electrical & Plumbing Engineering Design
- LEED Planning/ Certification
- Access Compliance (ADA)
- Energy Assessment
- Building Evaluations and Modifications
- Forensic Investigation
- Risk Assessment and Reduction
- Constructability and Design Review
- Structural Engineering Design
- Civil Engineering Design
- Land Survey
- Cost Estimating

Business Information	
Company Ownership	IDS is a California Corporation
Federal ID	33-0819861
DBA as IDS Group	18 years
Contacts	<p>Rami Elhassan, PhD, PE, SE Principal / Contract Administrator 949.387.8500 x 113 rami.elhassan@idsgi.com</p> <p>John Silber, AIA Principal Architect 949.387.8500 x 154 john.silber@idsgi.com</p>
Location of Company Offices	<p>IDS Group, Inc. (Corporate Office) 1 Peters Canyon Road, Suite 130 Irvine, California 92606 T: 949.387.8500</p> <p>(Additional Offices) Corona Office: 980 Montecito, Suite 205 Corona, CA 92879 T: 619.768.6784</p> <p>Los Angeles Office: 11845 West Olympic Boulevard Ste 715E Los Angeles, California 90061 T: 323.800.6500</p> <p>Encinitas Office: 336 Encinitas Blvd., Suite 110 Encinitas, CA 92024 T: 619.768.6784</p>
Employees	90
Disclosures	Claims or disciplinary action in the past 5 years = NONE

Architectural Services

Our award-winning **Architecture** division provides architecture, design, planning, programming, project management and renovation services to public and private clients throughout California. Our architectural services involve building assessments, alterations, and modifications, accessibility studies, ADA compliance studies and design, fire and life safety assessment and design, code review, space planning, remodeling, repair of damaged and deteriorated structures, and expansions and additions to existing facilities. The project experience of IDS staff encompasses new construction, renovation, re-adaptation, and tenant improvements to a variety of building types.

We manage projects, with proficiency in:

- Interacting with project stakeholders
- Conducting facility needs assessments & master plans
- Providing planning phase duties
- Preparing schematic designs, design development documents, and construction documents
- Developing construction cost estimates

Our architectural team will assure the City an approach that is industry leading, practical, responsive, and affordable. They work closely with our in-house engineering divisions to ensure the ultimate in design coordination. From the initial project programming and preliminary design concept to completion of construction, our work reflects innovative approaches to solving even the most complex space and design problems.

Repair and Rehabilitation of Structures: IDS has successfully completed repair and rehabilitation design for many structures, including buildings and parking structures. We have performed numerous evaluations and studies of existing facilities and have produced reports, rehabilitation documents and cost analyses for many projects.

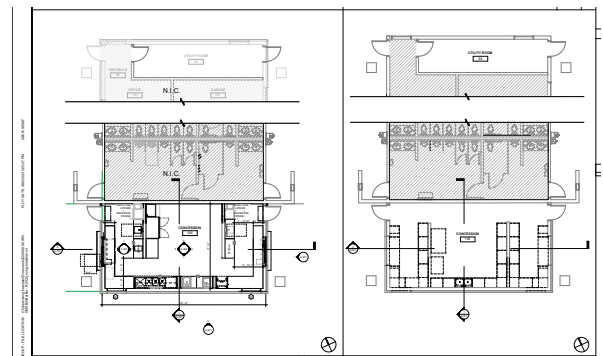
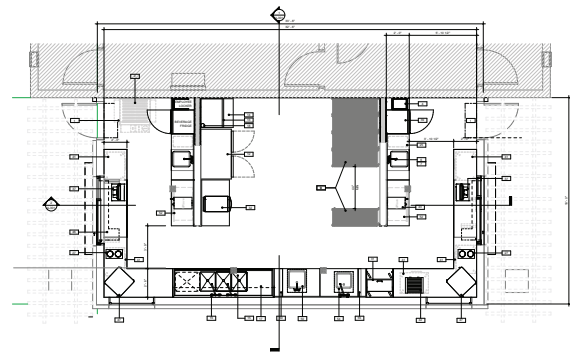
Forensic Investigation and Assessment Experience: IDS performs engineering and architectural assessments of building structures. We have conducted site investigation and testing to determine existing properties and construction details, assessing deterioration and defects, and providing appropriate remediation.

ADA Access Compliance

Our expert ADA (Americans with Disabilities Act) and CASp compliance team offers detailed Path of Travel (PoT) facility surveys and preparation of Transitional Plans, plan reviews,



County of Orange, Brea Library Renovation



*Concession Building and Restroom Improvements
Deanna Manning Stadium at Bill Barber Park*



Accessibly Designed, City of Santa Ana Mariposa Park

training, and product consulting on a regular basis to local government, federal, and state clients, healthcare facilities, large corporations.

Bidding and Construction Administration Support

IDS provides practical, cost effective, fast/efficient solutions; high-quality construction documents and drawings; and significant experience in construction support and on-site construction administration services for public projects. IDS will draw from insights gained through our history of involvement with civic projects. We know firsthand that our ability to adapt to the challenging operational demands is essential to meet project goals. As an example, during the pandemic, IDS worked with several clients, conducting Zoom meetings, Bluebeam QA sessions, and continuous communications via email and phone. IDS has maintained measures to ensure your objectives and goals are efficiently achieved and our team adheres to milestone schedules for successful project completion.

Computer Aided Design and Drafting (CADD) Services, Document Imaging & Record Drawing Digitizing

Our staff is capable and extensively experienced in producing design drawings using CAD and BIM drafting tools, including AutoCAD, MicroStation and Revit, as well as NavisWorks. We are also equipped with the latest versions of the relevant software, capable hardware, and are familiar and adaptive to different CADD standards.

All drawings will be presented to the Park & Recreation's Department in both "hard copy" and in the latest Revit/AutoCAD Release readable formats. All CADD files will be submitted on cd, DVD or other media. We will implement any corrections of translation errors or inconsistency problems to AutoCAD files.

IDS has recently added LiDAR as a resource to our CAD workflow. LiDAR enables designers to create realistic 3D models and conduct virtual walkthroughs. Throughout construction, recurring LiDAR scans provide a timeline of progress, allowing comparison against design models. This Project Management Tool tracks work to ensure it proceeds according to plan and enables the early identification and correction of deviations.

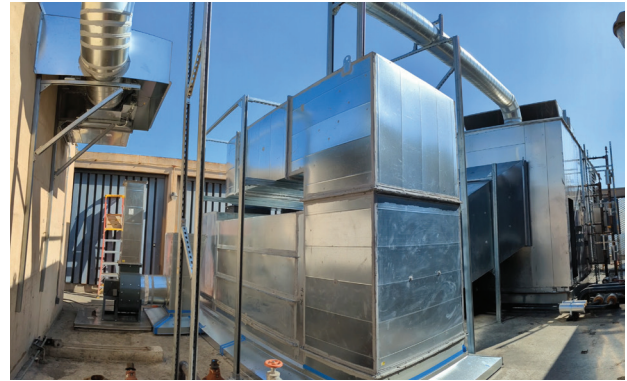
Additional In-House Capabilities

A clear benefit that IDS offers our clients is our interdisciplinary diversified staff that delivers the expertise of seasoned engineers and architects. IDS seamlessly integrates our mechanical, electrical and plumbing design services with in-house design professionals who specialize in architecture, landscape architecture, structural, and civil, engineering, and cost estimating to provide well-rounded design capabilities for our clients as a value-added service.

The IDS **Structural Engineering** division is significantly experienced with providing professional structural engineering consulting services including seismic evaluations and design for projects involving new construction, repair of damaged or deteriorated construction, modification or upgrade, or replacement projects across Southern California. These services span the design of buildings and other structures plus various non-structural components. IDS' principals and staff have been at the forefront of structural engineering design, review, evaluation and earthquake engineering for many years, and have demonstrated excellent technical ability through the successful completion of numerous projects. IDS is a recognized leader in the structural and seismic assessment of buildings in California for various public and private clients.

Our **Mechanical/Plumbing Engineering** division is comprised of professional engineers and designers who are experts in the fields of heating, ventilating, air conditioning, plumbing, piping, and fire protection. We have provided design services for heating, ventilating, air conditioning (HVAC), plumbing, and fire protection systems for countless public projects and facilities. These projects encompass new construction, retrofit, modernization, and expansions of facilities. Our mechanical and plumbing engineering division will work closely providing the expertise of professional engineers who are authorities in the fields of HVAC, plumbing, piping, and fire protection. Our team

has evaluated HVAC systems and needed upgrades in existing buildings as a part of modernization projects and as a primary service. The evaluations identify the physical conditions of the systems' equipment and components; strategic planning for sites; evaluation of system performance; identification of conditions that are at variance with current building codes and standards, including but not limited to: Title 24 Energy Code, CAL Green, Title 5, Field Act and United States Green Building Council guidelines (USGBC); provide an estimate of the remaining service life for equipment, material, and components; identification of necessary maintenance requirements; need of equipment upgrades for enhancing energy savings and indoor air quality; and provide an estimate of the costs of repairs and replacements. Evaluations can include the measuring and recording of air and water flows, pressures, and temperatures. Committed to project excellence, providing turn-key design solutions to the building and infrastructure industries.



California State University, Simpson Tower HVAC Upgrades

Remodel and Modernized: The evaluation of existing buildings being remodeled and modernized includes the allocation of the spaces that are available to accommodate new piping, ductwork, and equipment. The replacement HVAC system components are often larger than the original space requiring innovative solutions on how to proceed without major changes to the building's usable spaces. We have experience in a wide variety of projects preparing engineering studies and analyses, reviewing plans, drawings, and specifications for new construction projects for code compliance, conducting electrical power consumption studies and field investigations, providing construction cost estimates, conceptual studies and reports, and post-construction support for various public and private clients.



*Renovation and Adaptive Reuse
Yale Navigation Center*

Our **Electrical Engineering** division has experience in the preparation of engineering studies and analyses, reviewing plans, drawings, and specifications for new construction projects for electrical code compliance, conducting electrical power consumption studies and field investigations, and providing construction cost estimates, concept studies and reports, and post-construction support for electrical engineering projects. Our electrical project experience includes electrical power consumption studies and field investigations; the review of plans, drawings, and specifications of new construction projects for electrical code compliance and delivering post-construction support; construction cost estimates for electrical wiring infrastructures; and drafting concept studies and reports.



Costa Mesa EV Charging Station

Power Engineering: IDS' electrical engineers have an analytical and in-depth understanding of the process of power generation, utilization, and energy management. Our clients depend on us to deliver detailed and accurate economic analysis and the proper engineering design for a successful and economically viable system operation. Our power and energy division has completed numerous major photovoltaic projects; we have achieved a successful balance of combining engineering challenges, the practicality of construction, and beneficial economic results. We can provide systems commissioning for a variety of facilities, including the support of LEED certification submittals.

LEED Experience: IDS incorporates sustainable, energy-efficient, and environmentally conscious designs as a significant component of each project. We are recognized for our use of water-efficient plant materials, recycled materials, and water-efficient irrigation systems. IDS is a member of the Green Building Council, on design teams for LEED-certified building projects, and employs numerous full-time LEED Accredited Professionals.

The IDS **Civil Engineering** division offers a wide array of expertise in specializing in providing planning and entitlement, civil engineering design, surveying and mapping, construction LEED, sustainable design, and construction administration to public agencies, owners, and developers of retail, commercial, office, industrial, institutional, and residential projects.

Sustainable Engineering

The firm's project approach begins with a complete assessment of project requirements to achieve a LEED certification or provide a sustainable design without certification. To meet the project requirements our team will investigate all sustainability options including photovoltaic solar system, commercial and residential fuel cell systems, geothermal ground source heat pump systems, low energy LED lighting products, water conservation design solutions, day lighting harvesting, low-flow plumbing fixtures and high SEER air conditioning equipment.

IDS provides a dedicated **Landscape Architecture** team that specializes in building healthy places for communities through the practices of landscape architecture and ecological restoration. The team focuses on the relationship between land and people where we are only as healthy as our surroundings. The majority of the team's work lies in municipalities, counties and other California agencies working closely with clients and stakeholder groups to design and build healthy communities and improve quality of life. The projects designed draw from natural and cultural histories of the land and improve the natural ecological systems. Our expertise includes historic preservation, adaptive re-use, cultural landscapes, cultural and natural history interpretation, ecological restoration, sustainable design, drought tolerant planting, low water irrigation systems, and context-integrated design.



*Parking Lot with Solar
Riverside County Coroner Facility*



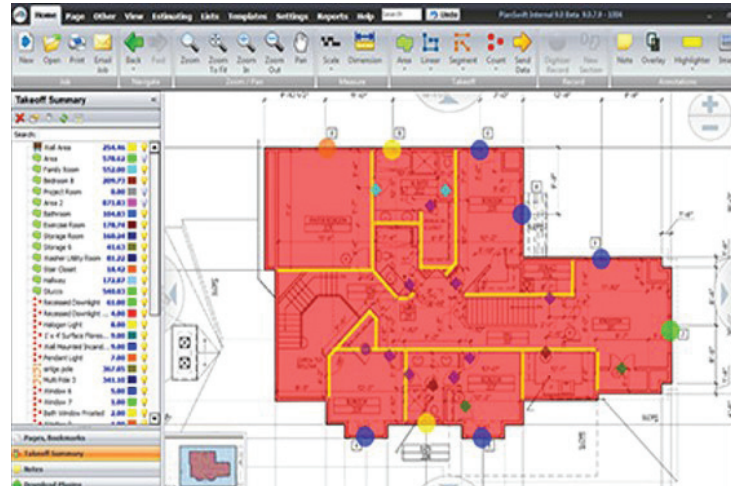
Landscaping, Los Alamitos-Rossmoor Library

Our in-house **Cost Estimation Services** are provided by experienced cost estimators, supporting both new construction and complex renovation projects supplying knowledge for a variety of tenant improvement types. Utilizing the latest in cost control methods, IDS ensures clients' projects are well planned and expertly executed. In the delivery of its cost services, IDS provides reliable, accurate estimates while meeting its client's most critical deadlines.

Building Information Modeling (BIM)

Building on decades of hands-on experience in BIM, IDS is committed to creating value for our clients through innovative and fully integrated design solutions. IDS' BIM platform helps our multi-discipline design and construction teams improve project efficiency by optimizing performance and response-time of visualizations and simulations to create unprecedented data rich models. Our clients are experiencing the benefits of BIM that extend long past the completion of a project - including improved constructability, better-performing buildings and more efficient project delivery as well as construction cost savings, schedule compression and energy reductions.

We have completed numerous BIM projects ranging from large civic projects such as John Wayne Airport Terminal Expansion to K-12 School projects, to private commercial buildings. IDS has assisted with the development of BIM standards for public and private organizations. With the advances of rendering technology, IDS maintains several state-of-the-art rendering programs to provide simulations and effective presentations.



Architecture Rendering, Maywood Teen Center



ORGANIZATION CHART

ORGANIZATION CHART



Said Hilmy, PhD, SE, LEED AP*
 Managing Principal /
 Contract Administrator

John Silber, AIA*
 Principal Architect

*Key Team Members

ARCHITECTURE TEAM

 Shelley Sivak, RA, LEED AP Project Architect	 Aysan Nejad, PhD, AIA, LEED AP, BD+C, WELL AP Senior Project Architect	 Quentin Montrie, LEED AP Senior Project Designer
 Song Brandner, RA, LEED GA Project Architect	 Samuel Piper, RA, LEED AP BD+C, EDAC Project Architect	 Mahsa Javaherian Project Designer

LANDSCAPE ARCHITECTURE

Jill Van Sickle, PLA, ASLA,*
 Lead Landscape Architect

Support Staff

Kristen Gros, PLA, ASLA, LEED AP ND
 Ruoxi Cao, LEED AP ND

STRUCTURAL ENGINEERING

Jaime Rosenbach, PE, SE*
 Lead Structural Engineer

Support Staff

John Van Valkenburg, PE, SE
 Mohsen Kargahi, PhD, PE
 Victor Mercado, PE, SE
 Steve Uthoff, PE, SE
 Ellen Wu, PhD, PE
 Ghazaleh, Laleh, PhD, PE

MECHANICAL/ PLUMBING ENGINEERING

Darren Smith, PE, BEAP*
 Lead Mechanical Engineer

Support Staff

Anthony Zanotti, PE
 Andrew Bussey, PE
 Ronnie Jimenez, LEED BD+C
 Jay Pangilinan
 Kevin Barnes

ELECTRICAL ENGINEERING

Steven Collins, PE, LEED AP*
 Lead Electrical Engineer

Support Staff

Manolito Ocampo, PE
 Bob Kramer
 Michael Reed
 Stuart McKnight

CIVIL ENGINEERING

Adrian Anderson, PE*
 Lead Civil Engineer

Support Staff

Paul Murray, PE
 Jason Wetterich, PE
 Christian Chang, PE
 Silman Ruiz, PE
 Narith Lao, PE, PLS, QSD
 Abbegail Roman-Esperanza

COST ESTIMATION

Faisal Dahkil*
 Lead Cost Estimator

Support Staff

Sheldon Jackson

SUBCONSULTANTS

Associated Soils Engineering, Inc Geotechnical Engineering	SCDS Consulting Design ADA Accessibility and Compliance
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Community Center

BIOS OF KEY STAFF

TEAM INTRODUCTION

The IDS staffing and resource management plan is based on our extensive experience providing A/E services for public agencies. IDS will furnish the most expeditious and efficient response time available, including all key stakeholders, to ensure collaborative success. Our flexible organizational infrastructure allows us to meet any project's technical and schedule challenges by assigning the appropriate members with specific qualifications and experience to match the project scope, budget and schedule requirements. Close internal collaboration and coordination between all disciplines, supported by state-of-the-art technology, provides quality of service and efficiency in production.

The IDS team listed on our Organization Chart in the Team Staffing section above, have worked independently or teamed on projects with similar deliverables and have successfully collaboratively provided architectural and engineering services for numerous on call contracts. Resumes for key staff begin on the following page and include their experience, qualifications, and certifications.



John Silber, AIA

Principal Architect

An award-winning architect with more than three decades of experience working on a wide range of projects both the public and private sectors. John's upfront planning and design efforts are instrumental in creating sites and structures that fit seamlessly with their surroundings, are carefully attuned to their use, and contribute to making lasting and meaningful places. John's projects have ranged in scope from minor facility upgrades to new construction, assessment and renovation projects for various project types including, office buildings, commercial buildings, education, and healthcare.

As Project Manager, John will be responsible for overseeing the technical adequacy and design of all work orders assigned by the City and will monitor the progress of each project to ensure the City's goals and objectives are intertwined within the design.

35+ years of experience

EDUCATION:

Master of Architecture, Southern California Institute of Architecture

PROFESSIONAL REGISTRATION:

Professional Architect:
California #C15573

Relevant Project Experience:

- Riverside County Sheriff's, Tenant Improvements at Various Facilities Various Locations
- City of Irvine Civic Center Public Safety Tenant Improvements | Irvine, CA
- City of Santa Ana City Hall Tenant Improvements | Santa Ana, CA
- City of Fountain Valley, City Hall Improvements | Fountain Valley, CA
- Rincon del Diablo Municipal Water District Office Building Improvements Escondido, CA
- City of Rancho Cucamonga Family Resources Center Rehabilitation Project | Rancho Cucamonga, CA
- County of Orange, Yale Navigation Center | Santa Ana, CA
- City of Perris Senior Center Multipurpose and Nutrition Room Improvements | Perris, CA
- City of Perris Bob Glass Gym Community Program Enhancement Project Perris, CA
- County of Orange Santiago Oaks Park - Parking Lot & Patio Upgrade Orange, CA
- City of Commerce Veterans Memorial Park Recreation Center Commerce, CA
- City of Maywood Teen Center Conversion | Maywood, CA
- City of Industry, New Banquet Hall Expo Center | City of Industry, CA
- City of Irvine Sweet Shade Park Recreation Center | Irvine, CA
- City of Irvine, Deanna Manning Stadium & Bill Barber Improvement Project | Irvine, CA





Shelley Sivak, RA, LEED AP

Project Architect

Ms. Sivak has been involved in architecture and interior design for more than 25 years, shaping space, and bringing life to urban and suburban settings, which create a strong sense of place. Shelley specializes in reviewing the state of the existing building and evaluating its size and layout for the intended use, identifying the need for repair, renovation, and expansion.

Relevant Project Experience:

- Orangewood Children & Family Center Secure Vestibule & Lobby Upgrades | Orange, CA
- County of Orange, Yale Navigation Center | Santa Ana, CA
- City of Irvine Civic Center Public Safety Tenant Improvements | Irvine, CA
- Placentia Library District, Outdoor Library & Loading Dock | Placentia, CA
- Los Angeles County Library Headquarters Tenant Improvements Design Los Angeles, CA
- City of Anaheim West Tower Upgrades and Tenant Improvements Anaheim, CA
- County of Orange, El Toro Library Modernization | Lake Forest, CA

25+ years of experience

EDUCATION:

Master of Architecture, California State Polytechnic University, Pomona

PROFESSIONAL REGISTRATION:

Professional Architect:
California #C33767

LEED Accredited Professional



Samuel Piper, RA, LEED AP: BD+C, EDAC

Project Architect

Mr. Piper has experience working most prominently on healthcare design. Samuel has been involved in the planning and design of major hospitals throughout California with clients such as UCSF and USC. He worked closely with the client and design team at USC Keck's new Medical Office Building in Pasadena outfitted with a full surgical center and SPD. Sam's background in understanding both architecture and medical equipment makes him a valuable asset to future California Healthcare design.

Relevant Project Experience:

- City of Azusa Library Improvements | Azusa, CA
- City of Perris Senior Center Multipurpose and Nutrition Room Improvements | Perris, CA
- City of La Habra Library Refresh | La Habra, CA
- Riverside County Sheriff's Department CJB Lobby Reconfiguration Riverside County, CA
- UC, San Francisco, Peninsula Outpatient Center San Mateo, CA
- USC Keck Pasadena MOB 625 S Fair Oaks Ave #400 | Pasadena, CA

9+ years of experience

EDUCATION:

Bachelor of Architecture, California State Polytechnic University, Pomona

PROFESSIONAL REGISTRATION:

Professional Architect: CA #C39936
LEED Accredited Professional:

- Building Design + Construction
- Evidence-Based Design Accreditation and Certification



Song Brandner, RA, LEED GA

Project Architect

Ms. Brandner specializes in architecture for public and private projects, identifying and leveraging the unique points of difference and contexts to craft tailored, custom designs that challenge assumptions about how spaces should and can be used. Maintaining an unwavering focus on the details, Song creates projects successful, from assessment to design development through construction administration .

25+ years of experience

EDUCATION:

Master of Architecture,
University of Arizona

PROFESSIONAL REGISTRATION:

Licensed Architect: CA #C32814;
LEED Green Associate

Relevant Project Experience:

- City of Norwalk Transportation Center | Norwalk, CA
- City of Orange, Water Division Warehouse Upgrades | Orange, CA
- County of Orange, Yale Navigation Center | Santa Ana, CA
- LA County Development Authority, Kitchen & Bathroom Replacements at Various Locations | Los Angeles
- City of Menifee, Lazy Creek Recreation Center Improvements | Menifee, CA
- City of Rialto City-wide Park Assessment and Improvements | Rialto, CA
- City of Irvine, Great Park Western Sector Restroom Upgrades | Irvine, CA
- City of Irvine Bill Barber Park Improvements | Irvine, CA



Aysan Nejad, PhD, AIA, LEED AP, BD+C, WELL AP

Senior Project Architect/Code Compliance

Aysan has more than 12 years of experience and is licensed to practice architecture in California and New York. With more than twelve years of professional architectural experience in all facets of architecture with a portfolio of mixed-use projects, large shell (and tenant improvement), historic renovation, commercial and retail, residential, science and technology, justice, aviation, and industrial projects. She has been involved with all project phases, from schematics, design development, construction documents, and 3D modeling to marketing material and presentations, client and team coordination, preparation of scope of services, and time schedules.

Relevant Project Experience:

- Department of General Services, Jesse Unruh Design-Build Renovation | Sacramento, CA
- Richmond Parkway Commerce Center, Remodel | Richmond, CA
- Power Plant Site Design | Richmond, CA

12+ years of experience

EDUCATION:

Ph.D of Architecture, Illinois Institute of Technology, Chicago, IL

PROFESSIONAL REGISTRATION:

CA Architectural License #C-37315,
LEED AP, WELL AP, AIA, US



Quentin Montrie, LEED AP

Sr. Project Designer

Quentin has over 25 years of experience as a Senior Design Architect for program-driven, interdisciplinary architecture, master planning, and urban design projects. Quentin's expertise includes comprehensive technical design details and documentation for public agencies and master planning. Quentin is a highly effective presenter and lecturer to government review boards and large community audiences.

Relevant Project Experience:

- Riverside County Sheriff's Department, Palm Desert Sheriff Station Expansion | Palm Desert, CA
- City of Perris Senior Center Multipurpose and Nutrition Room Improvements | Perris, CA
- City of Perris Bob Glass Gym Community Program Enhancement Project Perris, CA
- Riverside County Sheriff's Dept., Larry D. Smith Correctional Facility Kitchen Modernization | Banning, CA
- Sweetwater Union High School District, Interim District Offices Chula Vista, CA
- Sweetwater Union HSD, L Street Facilities Assessment & Development Chula Vista, CA

25+ years of experience

EDUCATION:

BS, Architecture, University of Maryland, College Park

PROFESSIONAL REGISTRATION:

LEED Accredited Professional



Mahsa Javaherian

Project Designer

Ms. Javaherian is a quick-learning multi-tasker who uses a research-based design approach utilizing as-built drawings, building code, and access compliance that factor into project flow, form, and finish materials.

Relevant Project Experience:

- City of Maywood Teen Center Conversion | Maywood, CA
- City of Lancaster, El Dorado Park Revitalization | Lancaster, CA
- City of Lancaster, Mariposa Park Renovation | Lancaster, CA
- City of La Habra, Vista Grande Dog Park | La Habra, CA
- City of San Bernardino, Speicher Memorial Park Ballfield Improvements | San Bernardino, CA
- City of Corona, Veterans Memorial Plaza Enhancement | Corona, CA

10+ years of experience

EDUCATION:

Master of Architecture, Interior Architecture & Design, Florida State University



Jill Van Sickle, PLA, ASLA

Associate Principal Landscape Architecture

Ms. Van Sickle is a senior-level licensed landscape architect with experience in site design, park and master planning, Project Management, and federal government projects. She specializes in the production of creative, sustainable designs using efficient problem-solving skills and design management techniques.

Relevant Project Experience:

- Cantarini Ranch Landscape Master Plan for West Communities | Carlsbad, CA*
- City of La Mirada - Splash Aquatic Center | La Mirada, CA*
- City of San Marcos, Buelow Park | San Marcos, CA*
- City of San Marcos, Sunset Park | San Marcos, CA*
- City of Encinitas, Moonlight State Beach | Encinitas, CA*
- FormLA Landscaping, Inc., Christopher Robin Preschool | Los Angeles, CA*
- FormLA Landscaping, Inc., E Rustic Road Residence | Santa Monica, CA*

* Prior to joining IDS

18+ years of experience

EDUCATION:

Bachelor of Landscape Architecture, cum laude, California State Polytechnic University, Pomona

PROFESSIONAL REGISTRATION:

Professional Landscape Architect:
CA #5804
ASLA National and San Diego Chapters

LANDSCAPE ARCHITECTURE

Kristen Gros, PLA, ASLA, LEED AP ND Landscape Architect

Education: Master of Landscape Architecture, California State Polytechnic University, Pomona

Professional Credentials:

Licensed Landscape Architect:
CA #6288

LEED Accredited Professional Neighborhood Development

- City of Oxnard, Durley Park Revitalization | Oxnard, CA
- City of Azusa, Canyon City Dog Park | Azusa, CA
- Santa Monica 19th Street Community Garden | Santa Monica, CA
- City of Lancaster, El Dorado Park Revitalization | Lancaster, CA
- City of Lancaster, Mariposa Park Renovation | Lancaster, CA
- City of La Habra, Vista Grande Dog Park | La Habra, CA
- City of Downey, Rio San Gabriel Park, Green, Safe & Active Park Improvements | Downey, CA

Ruoxi Cao, PMP, LEED AP ND, SITES AP Landscape Architect Designer

Education: Master of Landscape Architecture, University of Southern California

Professional Credentials:

Project Management Professional, LEED Accredited Professional Neighborhood Development, SITES Accredited Professional

- City of Oxnard, Durley Park Revitalization | Oxnard, CA
- City of Azusa, Canyon City Dog Park | Azusa, CA
- Santa Monica 19th Street Community Garden | Santa Monica, CA
- City of San Bernardino, Speicher Memorial Park Ballfield Improvements | San Bernardino, CA
- Southwest Community College Master Plan Design | Los Angeles, CA



Jaime Rosenbach, PE, SE

Lead Structural Engineer

With over 40 years of experience in structural design, Mr. Rosenbach has been involved with new structures, evaluating and retrofitting existing structures, and remodeling and modernizing existing buildings. In addition, he has conducted and reported numerous forensic seismic investigations. Jaime has field experience, providing construction administration, code compliance review, and plan check services for multiple projects.

40+ years of experience

EDUCATION:

MS, Structural Engineering, California Polytechnic University, Pomona

PROFESSIONAL REGISTRATION:

Professional Structural Engineer:
California #S5186;

Professional Civil Engineer:
California #C42855

Relevant Project Experience:

- City of La Habra Corporate Yard Upgrades and Programming Assessment
- City of Santa Monica Fleet Yard Building Tenant Improvement
- City of Carlsbad Public Safety and Service Center Renovation
- County of Riverside Lamb Canyon Landfill
- Los Angeles County Central Juvenile Hall Wall and Fence Repairs
City of Laguna Hills, Glenneyre Street Parking Structure Rehabilitation
Laguna Hills, CA

STRUCTURAL ENGINEERING

Victor Mercado, PE, SE

Senior Structural Engineer

Education: MS, Civil Engineering, University of California, Irvine

Professional Credentials:

Professional Structural Engineer: CA #S5020; Professional Civil Engineer: CA C65325

- Orangewood Children & Family Center Secure Vestibule & Lobby Upgrades | Orange, CA
- City of Perris Senior Center Multipurpose and Nutrition Room Improvements | Perris, CA
- City of Glendora Corporate Yard Improvements | Glendora, CA
- Riverside County Sheriff's Department Palm Desert Sheriff Station Expansion | Palm Desert, CA

John VanValkenburg, PE, SE |

Structural Engineer

Education: BS, Structural Engineering, University of California, San Diego

Professional Credentials:

Professional Structural Engineer: CA #S5932; Professional Civil Engineer: CA C74939

- City of Glendora Corporate Yard Improvements
- Pomona Fairplex Grandstand Structural Analysis
- Charles Drew University, School of Nursing Building, New Steel Construction
- Rio Hondo College Portable Buildings Redesign of Conduit Supports
- Inland Empire Utilities Agency Central Plant Cooling Tower

Stephan Uthoff PE, SE | Structural Engineer

Education: MS, Structural Engineering, University of Texas at Austin

Professional Credentials:

Professional Structural Engineer: CA #S3733; Professional Civil Engineer: CA #48168

- Los Angeles World Airports Recycling Repair Yard Relocation
- City of Carlsbad, Safety Center Seismic Retrofit and Renovations
- City of Laguna Beach Fire Stations Structural Evaluations
- Los Angeles World Airports, Consolidated Rent-A-Car (ConRAC)
- City of Glendora Corporate Yard Modernization and Expansion



Steven Collins, PE, LEED AP

Lead Electrical Engineer

Mr. Collins brings over 25 years of experience in Electrical Engineering for Building Systems and has expertise in municipal, education, commercial, and healthcare markets. His experience includes field investigation, design, and specifications for electrical service entrance equipment, standard and emergency distribution systems, lighting systems, controls, power-to-utilization equipment and devices, fire alarm systems, and telecommunication and low-voltage raceway systems.

25+ years of experience

EDUCATION:

MS, Electrical Engineering,
Rensselaer Polytechnic Institute

PROFESSIONAL REGISTRATION:

Professional Electrical Engineer:
California #E22805;
LEED Accredited Professional

Relevant Project Experience:

- City of Rancho Cucamonga Family Resources Center Rehabilitation Project | Rancho Cucamonga, CA
- County of Riverside Sheriff Department, Planning and A/E Improvement Projects | Riverside County, CA
- City of Lancaster, Samaritan’s Purse Park (formerly El Dorado Park) & Community Center Revitalization | Lancaster, CA
- City of Industry, New Banquet Hall Expo Center | City of Industry, CA
- Orange County Sheriff’s Department, Central Men’s Jail Lighting Retrofit | Orange, CA

ELECTRICAL ENGINEERING (Support Staff)

Manolito Ocampo, PE | Electrical Engineer

Education: BS, Electrical Engineering, in Holy Angel University in the Philippines

Professional Credentials: Professional Electrical Engineer: CA #E16367

- City of Perris Senior Center Multipurpose and Nutrition Room Improvements
- City of Irvine Police Dept Workspace Relocation & Tenant Improvements
- La Palma City Yard Building Improvements
- Los Angeles World Airports Recycling Repair Yard Relocation

Bob Kramer | Electrical Project Manager

Education: Construction Architectural Engineering Technology, Central New Mexico College

- Orange County Sheriff’s Department Safety & Security Improvements
- Sweetwater Union HSD, L Street Facilities Fleet EVSE Engineering
- City of Irvine, Great Park Electric Vehicle Charging Stations
- City of Orange Water Division Warehouse Replacement & Relocation
- Department of Veteran’s Administration, Air Handler Unit Replacement

Michael Reed | Lighting Project Manager

Education: AA, Computer Science, Catonsville Community College, MD

- County of Riverside Sheriff John J. Benoit Detention Center Shade Structure
- City of Carlsbad, Carlsbad Blvd. Lighting Study | Carlsbad, CA
- City of Santa Ana, Civic Center Perimeter Street Lighting
- City of Victorville, Old Town Street Lighting Study and Design



Darren Smith, PE, BEAP

Lead Mechanical Engineer

Darren Smith is a registered mechanical engineer with over 25 years of experience in design bid build and design-build projects. With experience in designing and managing numerous construction projects, Darren brings cross-communication at various levels of project ownership and the flexibility needed for project task order assignments.

Relevant Project Experience:

- Rincon del Diablo Municipal Water District Office Building Improvements Escondido, CA
- City of Perris Senior Center Multipurpose and Nutrition Room Improvements | Perris, CA
- City of Maywood Teen Center Conversion | Maywood, CA
- Deanna Manning Stadium & Bill Barber Shade Structure Improvements Irvine, CA
- City of Carlsbad, Safety Center Seismic Retrofit and Renovations Carlsbad, CA
- County of Orange, Yale Navigation Center | Santa Ana, CA
- Metropolitan Water District HQ HVAC System Equipment & Chiller Plant Upgrades | Orange, CA

25+ years of experience

EDUCATION:

BS, Mechanical Engineering
Technology, California State
University, Long Beach

PROFESSIONAL REGISTRATION:

Professional Mechanical Engineer,
California #M30841;
ASHRAE (Building Energy Auditing
Professional)

MECHANICAL/PLUMBING ENGINEERING (Support Staff)

Andrew Bussey, PE | Mechanical Engineer

Education: BS, Environmental Engineering Solar Option, California State Polytechnic University, San Luis Obispo

Professional Credentials:

Professional Mechanical Engineer, California #M25330

Anthony Zanotti, PE | Mechanical Engineer

Education: BS, Mechanical Engineering University of Southern California

Professional Credentials: Professional Mechanical Engineer, CA #M36110

Ronnie Jimenez, LEED AP BD+C Mechanical Project Lead

Education: BS, Mechanical Engineering Polytechnic University of Philippines, Manila

Professional Credentials:

LEED Accredited Professional Building Design + Construction

- Rincon del Diablo Municipal Water District Office Building Improvements
- City of Perris Senior Center Multipurpose and Nutrition Room Improvements
- DGS, Department of Veterans Affairs Air Handler Units Replacement
- City of Anaheim West Tower HVAC Rehabilitation & Replacement
- DGS, Atascadero State Hospital New Cogen Plant Scoping Documents
- DGS, Department of Veterans Affairs Air Handler Units Replacement
- Ronald Reagan State Building, Fire Sprinkler Piping & Domestic Water Modernization
- Orange County Sanitation District, Exterior Lighting at Treatment Plants No. 1 & No. 2
- City of Carlsbad Public Safety Center Renovation
- City of Lancaster Mariposa Park
- City of Lancaster Samaritan's Purse Park
- DGS, Department of Veterans Affairs Air Handler Units Replacement
- DGS, Patton Hospital Building 70 Roof and HVAC Replacement
- City of Anaheim West Tower HVAC Rehabilitation & Replacement



Adrian Anderson, PE

Lead Civil Engineer

Adrian has over 25-years of experience with various street improvement projects ranging from new roadway alignment studies, to widening and rehabilitation, ADA access, and active transportation. He leads the civil engineering group at IDS overseeing PS&E tasks, project reports, and other civil documents.

Relevant Project Experience:

- Rincon del Diablo Municipal Water District Office Building Improvements Escondido, CA
- City of Perris Senior Center Multipurpose and Nutrition Room Improvements | Perris, CA
- Orange County Sanitation District Plant Water Piping Replacement at Secondary Classifiers | Fountain Valley, CA
- City of Irvine, Deanna Manning Stadium & Bill Barber Improvement Project | Irvine, CA
- Cal Poly Pomona, Arabian Horse Center Wash & Grooming Station | Pomona, CA
- Riverside County Sheriff Dept., Coroner Facility Parking Lot Improvements and Water Quality | Perris, CA

25+ years of experience

EDUCATION:

BS, Civil Engineering, California State University, Long Beach

PROFESSIONAL REGISTRATION:

Professional Civil Engineer:
California #C60955

CIVIL ENGINEERING (Support Staff)

Silman Ruiz, PE

Civil Engineer/Alternate Civil

Education: BS, Civil Engineering, California State University, Fullerton

Professional Credentials: Professional Civil Engineer: California #C94658

- City of Perris Senior Center Multipurpose and Nutrition Room Improvements | Perris, CA
- City of Corona, Old Police Department Demolition | Corona, CA
- Riverside County Sheriff's Department, Erosion Control and Maintenance | Palm Desert, CA
- Riverside County Sheriff's Department, Redesign Facility Entrance and Security Booth P-1
- Riverside County Sheriff's Department, Palm Desert Station

Paul Murray, PE

Senior Civil Engineer

Education: BS Civil Engineering, University of Southern California

Professional Credentials: Professional Civil Engineer, CA #C74559

- City of La Habra Corporate Yard Upgrades and Programming
- Riverside County Sheriff's Department Palm Desert Sheriff Station Expansion
- City of Carson, Wilmington Ave Street Improvements
- City of Maywood Teen Center Conversion
- Sweetwater Union HSD, L Street Facilities Vacation

Jason Wetterich, PE

Civil Engineer

Education: BS, Civil Engineering, California State University, Long Beach

Professional Credentials: Professional Civil Engineer: California #C94131

- Riverside County Sheriff Dept., Coroner Facility Parking Lot Improvements, Drainage, and Water Quality | Perris, CA
- La Cañada Flintridge, Traffic Signal Modifications | La Cañada Flintridge, CA
- Los Angeles World Airports, Roadways, Utilities & Enabling Projects, Paving & Street Design | Los Angeles, CA
- Los Angeles Community College District, Pierce College Storm Water Implementation | Woodland Hills, CA



Narith Lao, PE, PLS, QSD

Project Manager, Surveying & Mapping

With over 30 years of professional experience, Mr. Lao brings an extensive experience teaming with government agencies on both the city to the federal level as well as many Fortune 500 companies. Specializing in entitlements, Mr. Lao is deeply familiar with legal descriptions, lot line adjustments, lot mergers, parcel and tract maps and is an unmeasured resource to the team. As the Project Manager of the Survey and Mapping division, Mr. Lao will be responsible for overseeing the surveying team, all work orders assigned by the City and monitor the progress of each project to ensure the City's goals and objectives are intertwined within the design.

30+ years of experience

EDUCATION:

BS, Civil Engineering, California State Polytechnic University, Pomona

PROFESSIONAL REGISTRATION:

Professional Civil Engineer:
California #C94131
Professional Land Surveyor: LS-8046

Relevant Project Experience:

- Los Angeles County Department of Parks & Recreation Wellbeing Spaces | Los Angeles County, CA
- Adelanto Rancho Park | Adelanto, CA
- City of Norwalk Parks | Norwalk, CA
- California State University, Dominguez Hills Metro Land Survey & Legal Description | Carson, CA
- TRCMA - Structural Retrofit & Repair Titan Properties | Irvine, CA
- Rancho Santiago Community College Accessibility Route Improvement Project | Santa Ana, CA
- 2-mile corridor on Avenue S from freeway 14 west to Anaverde Project | Palmdale, CA
- ½-mile corridor on Via Princessa starting at freeway 14 south to end of Fair Oaks Project | Santa Clarita, CA
- 2.5-miles of local streets in Northpark subdivision from Sunset Hills Drive to Copperhill Drive | Santa Clarita, CA



SURVEYING & MAPPING SUPPORT STAFF

Victorio Barcarse
Land Survey Technician

Education:
BS, Technological Institute of the Philippines

- Los Angeles County Department of Parks & Recreation Wellbeing Spaces
- Adelanto Rancho Park
- City of Norwalk Parks
- CSU, Dominguez Hills Metro Land Survey & Legal Description
- TRCMA - Structural Retrofit & Repair Titan Properties

Survey Team Members

Charles Crable
Party Chief

Jeff Fisher
Party Chief

Danny Davis
Party Chief

Jonathan Lao
Chainman



Said Hilmy, PhD, SE, LEED AP

Principal In Charge

Dr. Hilmy has over 40 years of experience in structural engineering design and analysis and project management with strong expertise in the design and upgrade of steel, concrete, and wood structures. Recognized for his knowledge of code developments and seismic retrofit, Dr. Hilmy has worked on more than \$3 billion engineering projects and more than 200 seismic assessments and retrofit projects in California.

Mr. Hilmy provides organizational leadership with a focus on quality control in the delivery of construction documents and excellent customer service.

35+ years of experience

EDUCATION:

Doctorate, Structural Engineering,
Cornell University

PROFESSIONAL REGISTRATION:

Professional Structural Engineer:
California #S3680
Professional Civil Engineer:
California #C43988
LEED Accredited Professional

Relevant Project Experience:

- Los Angeles Metro, Tier 1, Tier 2 Parking Condition Studies
- John Wayne Airport, Replacement Parking Structure C | Irvine, CA
- City of San Bernardino, 3 Parking Structures Condition Assessments
- City of Riverside Parking Structures 1 and 2, Seismic Strengthening, Structural Repair, and Façade Enhancement
- City of Manhattan Beach, Parking Lot 3 Seismic Evaluation
- Exposition Park New Underground Parking Structure Budget Package



Faisal Dakhil

Lead Cost Estimator

Mr. Dakhil has over 30 years of pre-construction, construction management, and estimating experience in a broad spectrum of projects ranging in value from \$1 million to more than \$250 million. Faisal has a long track record of successful jobs coming in under budget and on time, resulting in substantial client savings.

Relevant Project Experience:

- Rincon del Diablo Municipal Water District Office Building Improvements Escondido, CA
- City of La Habra Corporate Yard Upgrades and Programming Assessment La Habra, CA
- South Orange County CCD, Saddleback College Single Occupancy All Gender Restroom | Mission Viejo, CA
- City of Perris Senior Center Multipurpose and Nutrition Room Improvements | Perris, CA
- City of Commerce Veterans Memorial Park Recreation Center Commerce, CA
- City of Irvine, Bill Barber Park Shade Structures | Irvine, CA

30+ years of experience

EDUCATION:

MS, Civil Engineering, University of
Southern California;
BS, Civil Engineering, University of
Southern California

SUBCONSULTANTS

IDS will be enhancing the project team's resources with subconsultants who can provide the following complementary services.

ADA Accessibility and Compliance: SCDS Consulting Design | Gardena, CA: Established in 2007, SCDS Consulting Design provides a full range of A&E services including Architecture, Planning, Civil, Structural, Mechanical, Electrical and Plumbing Engineering. SCDS has provided professional services to various facilities requiring Cleanroom and Lab design as well as Security Design for DOD and ICD 705 standards, including Northrop Grumman, Raytheon, JPL and Boeing since their business started in 2007. SCDS provides Code Consulting and CASp Inspection services for Accessibility and ADA concerns with a team of CASp Inspectors available for your project.

GEOTECHNICAL ENGINEERING: Associated Soils Engineering, Inc.: Associated Soils Engineering, Inc. (ASE), headquartered in Signal Hill, California, has been in business for over 45 years providing services to many municipalities, school districts, as well as private industry throughout Southern California. These facilities are considered among the best in Southern California providing testing services for many competitors as well as for the in-house clients. ASE's in-house laboratory has been accepted by the State of California Department of Transportation (Caltrans) and Division of State Architect (DSA) under the Laboratory Evaluation and Acceptance program (LEA 224), as well as AASHTO/CCRL and AMRL (Hot Mix Asphalt, Aggregate, Soil, & Portland Cement Concrete) and the City of Los Angeles. ASE is committed to providing Geotechnical Engineering and soils and materials testing services with a high degree of professional excellence and proficiency.





RELEVANT PROJECT EXPERIENCE AND REFERENCES

IDS Group and our team of professional engineers provide value added multidisciplinary, 'one-stop-shop' design and consulting on-call services for various municipalities. Below is a partial listing of IDS' On-Call contracts within the last five (5) years. A complete listing can be made available upon request.

- City of Carson Engineering On-Call Services
- County of Los Angeles County Structural & Architectural On-Call Services
- Los Angeles County Department of Parks & Recreation As-Needed AE Services
- City of Azusa On-Call Engineering Services
- City of Glendora Civil and Structural On-Call Services
- City of La Canada Flintridge On-Call A/E Services
- City of Corona On-Call Electrical Engineering Services
- City of Ontario, On-Call Architectural, Space Planning and Engineering Design Services
- City of Norco, On-Call Architecture/Landscape Design Services
- City of Corona On-Call Architectural Services
- City of Corona On-Call Landscape Architecture & Irrigation Services
- City of Corona On-Call Structural Engineering Services
- County of Riverside - Economic Development Agency As-Needed AE Services
- City of Riverside As-Needed Civil Engineering
- City of Placentia PSA - On-Call A/E Services
- City of La Habra On-Call A/E Services
- City of Fontana Electrical Design On-Call
- City of Fontana HVAC Mechanical Design On-Call City of Anaheim On-Call Engineering for Convention Center & Arena Division
- City of Fountain Valley As-Needed On-Call Design Services
- City of Irvine A/E and PM/CM Services
- City of Laguna Beach On-Call Agreement
- City of Newport Beach On-Call
- City of Pasadena On-Call
- City of Santa Ana On-Call Engineering Services
- City of Santa Ana Public Works - Space Planning and Architectural Services
- San Bernardino County As-Needed Architectural On-Call
- San Bernardino County As-Needed Structural Engineering On-Call
- San Bernardino County As-Needed Healthcare Mechanical, Electrical & Plumbing On-Call
- San Bernardino City Unified School District Structural Engineering Services

The IDS team understands the issues impacting local government and we are well-versed in the nuances of traditional public and alternative capital delivery methods. Our experts understand that the future prosperity of municipalities and their constituencies will be shaped, in part, by leadership's ability to demonstrate that high quality service can be provided in a cost-effective manner.

Our clients' partner with IDS because of our a focus on procurement, implementation and programming choices that capture the full potential of projects to stakeholders. The IDS team has experience representing and advising public agencies and supporting private bid teams on complex social infrastructure developments. With IDS, our clients receive the right complement of commercial, financial, and technical skills, from a group with a deep understanding of various policy implications.

Orange County, Yale Navigation Center, Adaptive Reuse & Conversion

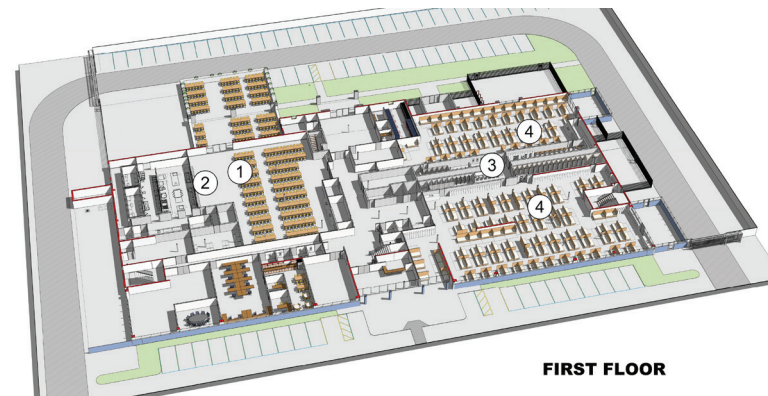
Brief Description

The Yale Navigation Center project included completely gutting an aging and abandoned tilt up industrial building and the addition of 20,000 sq. ft. expanding the already 44,000 sq. ft. building. The 64,000 sq foot building will be utilized for the rehabilitation and transitional programs for up to 425 homeless in Orange County with the goal of preparing them to return to a self-sufficient lifestyle. The facility includes a full commercial kitchen, health care training facilities, and over 40 office spaces for the program administration staff. The expansion/ renovation cost was approximately \$25 M.

Kitchen capacity allows full meal service for the 425 residents. Indoor and outdoor dining areas double as social gathering areas. As the Navigation Center is located in a long-establish industrial park due diligence requires that potable water service size and sewer main service size available in the street be checked against demand before the County could fully commit to target resident population.

The challenges of the accelerated schedule and the drive to achieve a good neighbor design that would be acceptable to the community were addressed through continuous interaction between all IDS Group disciplines, the contractor (who was brought in during the design phase) as well as the user group which included the County officials and facility operators. Frequent communication was a must to address all the design challenges as well as several public outreach workshops with the community and full cooperation from the (a) funding sources (b) facility future operator (c) contractor, and (d) jurisdictions including the County building officials, and City of Santa Ana.

These meetings in conjunction with the implementation of the lessons learned from the operation of other shelters in Southern California were very effective resulting with positive acclamations and feedback from the user groups and the community at large.



Project Relevance

- Architectural planning and design
- Structural Engineering
- Mechanical/Plumbing Engineering
- Electrical engineering
- Construction cost estimating
- Construction support
- Office
- Residential
- Mixed-Use
- Zoning, planning & building approvals, permits and other entitlements
- Tenant improvements
- Alternatives analysis
- HVAC
- Street and area lighting systems
- ADA Compliance

Reference Information

County of Orange
 Mr. Matthew Durbin, Sr. Project Manager
 T: 714.667.1626
 E: matthew.durbin@ocpw.ocgov.com
 Contract Dates: 2020-2022
 Contract Amount: \$25M

Project Team Members

Said Hilmy, PhD, PE, SE | Principal In Charge
 John Silber, RA | Principal Architect / Project Manager
 Shelley Sivak, RA, LEED AP | PA / Interior Design
 Song Brandner, RA, LEED GA | Project Architect
 Jaime Rosenbach, PE, SE | Structural Engineer
 Victor Mercado, PE, SE | Structural Engineer
 Darren Smith, PE | Electrical Engineer
 Bob Kramer | Electrical Project Lead
 Michael Reed | Lighting Design
 Faisal Dakhil | Cost Estimator



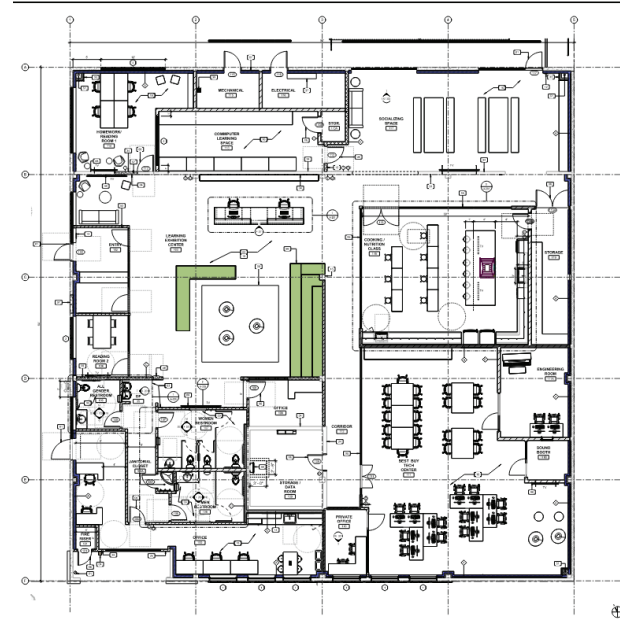
City of Maywood, Maywood Teen Center

Brief Description

The City of Maywood secured funding for revitalizing underused spaces into much-needed community accessible resources. IDS is renovating a former commercial building into a multi-purpose center. The completed space will provide the facility with over 8,000 sf to host educational, recreational, health and wellness, and technology-based programs benefiting youth, young adults, and their families in a historically underserved community.

We have transformed a vacant industrial-style paint shop into a vibrant teen center, bringing new life to both the building and the community through thoughtful revitalization. This adaptive reuse not only dedicates the space to the development and education of the younger generation but also allows the building itself to become a tool for learning. Through the simplicity of the design, we let the architecture speak for itself. Efficiency is prioritized in various aspects of the project. A newly added skylight brings daylight and a view of the sky into the heart of the building, enhancing the atmosphere and supporting psychological well-being.

The circulation throughout the space is smooth and intuitive, guiding visitors naturally through the center. Innovation is at the core of this teen center, with flexible multi-use spaces and integrated technology that adapt to the evolving needs and interests of the youth. The facility will include cooking classrooms, a makerspace, a computer lab, and study rooms providing teens with a diverse range of spaces to learn, create, and grow.



Project Relevance

- Architectural planning and design
- Structural Engineering
- Mechanical/Plumbing Engineering
- Electrical engineering
- Construction cost estimating
- Landscape Architecture
- Construction support
- Office
- Zoning, planning & building approvals, permits and other entitlements
- Tenant improvements
- Alternatives analysis
- HVAC
- ADA Compliance

Reference Information

City of Maywood
 Jennifer Vasquez, City Manager
 T: 323.562.5700
 E: jennifer@cityofmaywood.org
Contract Dates: June 27, 2024-Ongoing
Contract Amount: \$368,682

Project Team Members

Said Hilmy, PhD, PE, SE | Principal In Charge
 John Silber, RA | Principal Architect / Project Manager
 Shelley Sivak, RA, LEED AP | PA / Interior Design
 Architecture | Amit Barghava, Quentin Montrie, Mahsa Javaherian, Kaitlyn Do, Marilou Fancisco
 Structural Engineering | John Van Valkenburg, Victor Mercado
 Mechanical/Plumbing Engineering | Darren Smith, Andrew Bussey, Kevin Barnes, Ron Magno, Ronnie Jimenez
 Electrical Engineering | Steven Collins, Jesus Soriano, Manny Ocampo
 Civil Engineering | Adrian Anderson, Paul Murray, Narith Lao, Jason Wetterich, Gil Iradukunda
 Cost Estimator | Sheldon Jackson



Los Alamitos-Rossmoor Library | Seal Beach, CA

County of Orange Public Works Capital Improvement Division

Project Address:
12700 Montecito Road, Seal Beach, CA 90740

Year Completed:
8/2021 - Under Construction

Client Contact Reference

Orange County Public Works / A&E Project Management
Matt DeHart, Project Manager
714.667.4972, Matthew.DeHart@ocpw.ocgov.com, Contract Value: 424,900

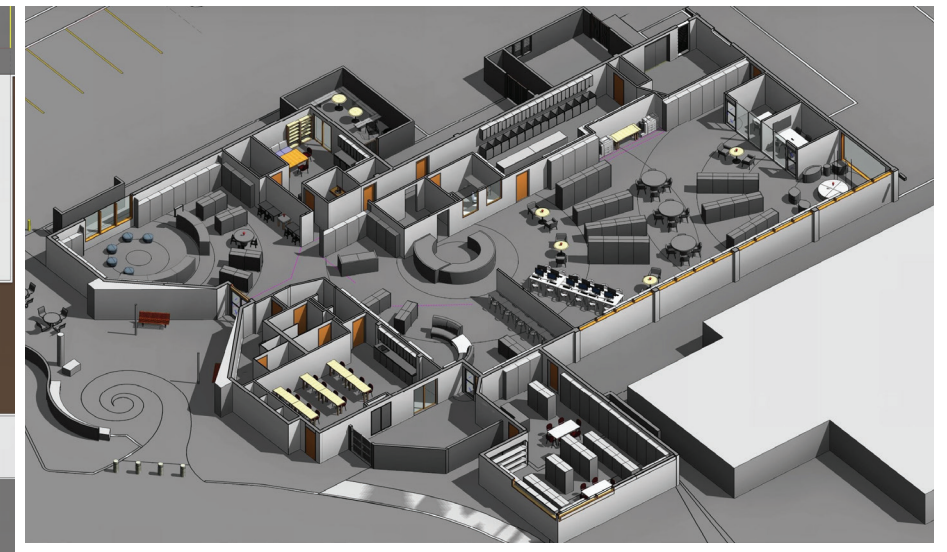
Project Information

The Los Alamitos-Rossmoor Library was one of Orange County's older branches located in a building within a shopping center since 1978. IDS provided architectural and engineering tenant improvements and upgrades to the existing library building. IDS Group, the County Library Group, and Orange County Public Works teamed to create a design package elevating the library into a modern community gathering space and technology hub. This project renovated the 10,489 square feet of existing space that accommodated a special Friends of the Library area and increased the community workspace by 1,188 square feet.



Inspiration for the interior design came from the surrounding area's name, Los Alamitos which translates to "the little cottonwoods". The name is derived from the former local Rancho Los Alamitos, named after the abundant cottonwoods. Using the semblance of tree trunk rings, the floor plan's design entails round, concentric circular shapes and radial star patterns. The open view provides lines of sight to key points throughout the building.

The renovation transitions the library into a brighter community space welcoming its visitors. There are lounge areas, quiet spaces for groups, individual work and shared community spaces for computer use and reading. As part of the interior upgrades, IDS coordinated a new furniture package. Added renovations include building envelope, HVAC, electrical, communications, safety and security, and civil site improvements.



El Toro Library | Lake Forest, CA

County of Orange Public Works Capital Improvement Division



“... please let the others who attended know we at OCCR much appreciate the due diligence that your staff has provided over the past few months. Shelley in particular has made herself available for conference calls, go-to-meetings, and site meetings when called upon so a big hand must be given to her. And (Dr.) Said thank you for doing the 50,000 fly over eye on the design through documentation.”
 OC Parks - OC Community Resources Project Manager

Project Address: 24672 Raymond Way, Lake Forest, CA 92630 **Year Completed:** September 2021

Client Contact Reference

Orange County Facilities Design and Construction / A&E Project Management
 Don Nguyen, Senior Project Manager
 714.667.4929, don.nguyen@ocpw.ocgov.com, Contract Value: \$88,600.00

Project Information

The El Toro Library underwent renovations through a project by the Orange County Public Libraries. IDS' architectural and engineering (A/E) team designed the library to transform it into a modern community space located in Lake Forest.

Utilizing a County of Orange facilities condition assessment report, the IDS team identified and prioritized necessary work tasks to the building envelope, HVAC, electrical, communications, safety and security, and civil site improvements. While these upgrades added no square footage, they provided a rapid return on investment, such as energy and equipment efficiency and ADA compliance.

The renovated library offers a variety of modern amenities and collaborative spaces including lounge areas, study areas, furniture with plug-in technology, public-use computers, and a children's story time room. The renovation included considerations for accessibility features to accommodate all patrons. Mobile furniture was used to allow staff to easily rearrange the space depending on usage. The library features reading zones for children, teens, and adults, plus a multipurpose room. High wood ceilings, blue hues, and a large mountain graphic create an inviting space. A large pillar and sky light in the center of the library act as a focal point in the space.



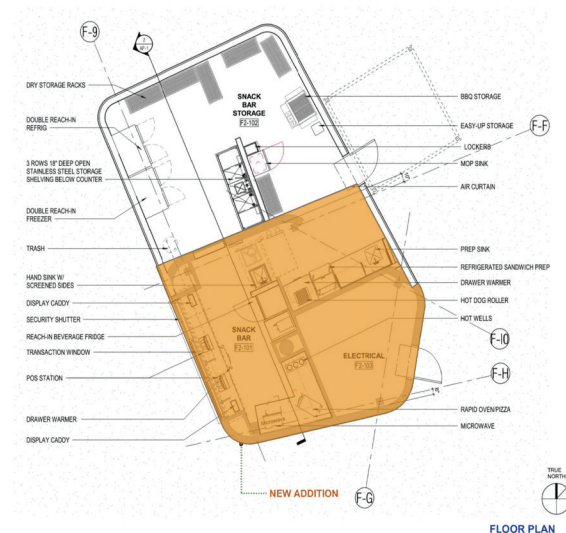
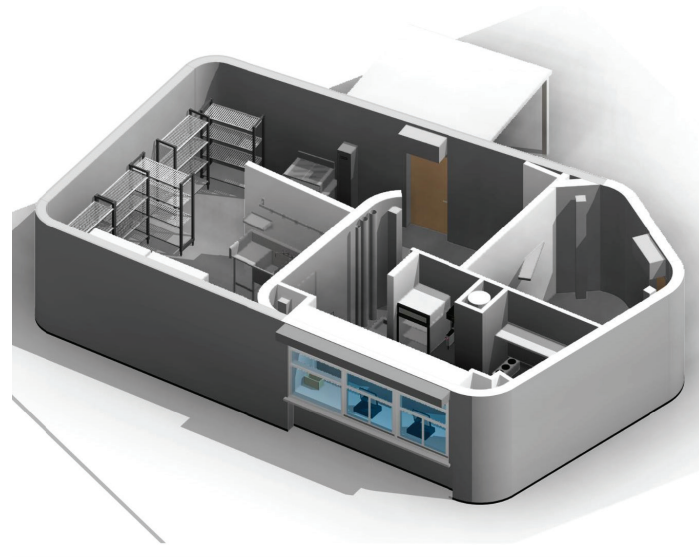
City of Irvine, Great Park Concessions Upgrades

Brief Description

IDS is working with the City of Irvine to upgrade four (4) existing Orange County Great Park Sports Park Concessions Facilities. The project brings the city's concession facilities into accordance with the County of Orange Health Care Agency (HCA). The agency requires facilities where food and beverages for human consumption are prepared and served to obtain a health permit.

The primary objective of the project was to expand the menu that could be prepared will minimizing any expansion of built floor area. In only one case was it necessary to design an addition to a concession stand.

IDS performed interior functional upgrades with a concept design which includes outdoor areas for barbecue pits with architectural shade covers in line with the existing design. Each concession stand requires new kitchen equipment along with mechanical, plumbing, and electrical upgrades. This project was an exercise in coordination and creativity to fit all desired program elements into existing spaces.



Project Relevance

- Architectural planning and design
- Tenant improvements
- Alternatives analysis
- Preparation and presentation of models, renderings, and photo simulations
- Structural Engineering
- Mechanical/Plumbing Engineering
- Electrical engineering
- Zoning, planning & building approvals, permits and other entitlements
- Construction cost estimating
- Construction support

Reference Information

City of Irvine
 Ms. Stacy DeLong, Senior Project Manager
 1 Civic Center Plaza, Irvine, CA 92606
 Phone: 949.473.1237
 Email: SDeLong@cityofirvine.org
 Contract Dates: 8/2020 - 12/2024
 Contract Value: \$259,662.61

Project Team Members

Said Hilmy, PhD, PE, SE | Principal In Charge
 John Silber, RA | Principal Architect
 Bradley Mansfield, AIA | Architect
 Kevin Barnes | Mechanical Designer
 Manny Ocampo, PE | Electrical Engineer
 Bob Kramer | Electrical Project Lead
 Faisal Dakhil | Cost Estimator



County of Riverside Sheriff's Department, Planning and A/E Improvement Projects | Riverside County, CA



The Riverside Sheriff's Department embarked on an ambitious plan to complete several renovation projects on an aggressive time schedule, due to meet funding requirements, with the objective of programming, designing, and constructing various projects within a 6-month timeframe.

The projects are grouped under six categories including:

- **Tenant Improvements**
 - Criminal Justice Building (CJB)
 - Cois Byrd Detention Center (CDBD)
 - Robert Presley Detention Center (RPDC)
 - Larry D. Smith Correctional Facility (SCF)
 - Coroner's Bureau- East & West
 - Blythe Jail
 - Thermal Station
 - Dispatch Center
 - Sheriff's Administration
- **Plumbing/ Showers/ Restroom Improvements**
 - Blythe Jail
 - Cois Byrd Detention Center (CBDC)
 - Larry D. Smith Correctional Facility (SCF)
 - Robert Presley Detention (RPDC)
 - Ben Clark Training Center (BCTC)
- **Re-roofing**
 - Blythe Jail Roof Replacement
- **Overhead Structures**
 - John Benoit Detention Center, Sally Port Project
- **Security Improvements**
 - Criminal Justice Building (CJB)
 - Special Enforcement Bureau (SEB)
 - John Benoit Detention Center (JBDC)
 - Coordinated Custody Management Unit (CCMU)
- **Low Voltage (Cameras & Keycard Access)**
 - Aviation Hemet Ryan Airport
 - CAL-ID, Dispatch East
 - Hemet Station Lake Hemet Substation
 - Palm Desert Station
 - Coroner's Bureau
 - Special Enforcement Bureau (SEB)
 - Special Investigations Bureau (SIB)
 - Southwest Station
 - Thermal Station
 - Criminal Justice Building (CJB)

Additional projects from different funding sources include mechanical and electrical upgrade studies at the Ben Clark Training Center, and the parking lot improvement and expansion at Coroner's Facility in Perris. For the Riverside Orange Street Facility, IDS has provided architectural and engineering design services for tenant improvements to the kitchen, men's and women's locker rooms, public restroom remodel within the lobby area, second floor staff restroom remodel, and office areas.

The IDS scope of work included:

Architectural Scope: The IDS architectural team completed all code assessments and design renovations needed to meet the aggressive time line for each project within the six categories.

Structural Scope: The IDS team provided engineering and structural design for aspects of each project within the six categories which needed structural analysis and design.

Civil Scope: The IDS team prepared construction documents for the site improvements consisting of site utilities, parking lot rehabilitation and hardscape improvements, and exterior ADA Path-of-Travel projects falling within the six categories.

Mechanical, Electrical and Plumbing Scope: IDS provided construction documents for the HVAC equipment, plumbing design, and electrical engineering/design for projects falling within the six categories of project listed above.

Unique Program Requirements & Challenges: The challenges of how to accommodate all code requirements while completing the construction at an accelerated schedule and the drive to achieve a good neighbor design that would be acceptable to the community were addressed through continuous interaction between all IDS Group disciplines, the contractor (who was brought in during the design phase) and the user groups including County officials and facility operators. Frequent communication was a must to address all the design challenges as well as several public outreach workshops with the community and full cooperation from the (a) funding sources (b) facility future operators (c) contractor, and (d) jurisdictions including the County building officials, and the Riverside County Sheriff's Department.

Special or Unique Building Technologies and/or Environmental Considerations: IDS provided all permits and approvals technical support required. This included County of Riverside Building Department and Fire Department approvals. The schedule for these projects were highly compressed due to funding source requirements – they were all funded from one-time moneys as “shovel ready.” Contractors were brought on board using the Job Order Contract (JOC) model. For this reason permitting was accelerated requiring readiness to rapidly respond to plan check corrections.



Community Center

PROJECT MANAGEMENT PLAN

PROJECT UNDERSTANDING

The qualifications included in this Statement of Qualifications will define how IDS can assist the City's Public Works Department as an extension of staff offering services in the planning, design, and implementation of your Capital Improvement Program. IDS has experience working closely with multi-agency stakeholders on both public and private projects. These qualifications will define how IDS can assist the City in the planning, design, and implementation in support of a variety of capital improvement and facility-related projects from your Capital Improvement Program and/or State grant-funded projects. IDS has experience working closely with multi-agency stakeholders on both public and private projects. Our Architecture Team is experienced with building renovations, ADA compliance, and tenant improvements ranging from renovations to new construction. Our project types include outdoor spaces including parks, playgrounds, athletic fields and courts, buildings, pathways and trails, and field lighting.

PROJECT APPROACH

Our success is attributed to a thorough understanding of the required services, a sound work plan, communication, and effective management, as well as excellent engineering design. IDS has successfully served as a professional consultant to numerous public agencies to help meet workload demands and project scheduling commitments in relation to engineering consulting support services. Our team will support the City in fulfilling its critical mission to meet existing and future demands for various projects.

Our general approach to providing our standard services for each project begins with a solid understanding of the project requirements, including budget, schedule, details of scope of services, and deliverable items. Our work plan is based on effective management of resources which will include developing a project schedule, implementing effective communication protocol, monitoring project costs and budget, and implementing quality control measures to ensure quality documents.

Our approach will be to act as the City's engineering and architectural design consultant for all design and approval-related activities. The discussion of scope of work and services below are general and will be modified to suit each specific project assignment. The following contains the basic steps to take a project from conception to bidding. Note that not every project will involve all steps. Projects that consist only of studies or due diligence reports will have different deliverables.

PROJECT MANAGEMENT & PROJECT CONTROLS

IDS has Project Management practices in place for managing task order projects on an on-call contract. These practices help ensure that the right resources are placed on the right tasks and to help increase efficiency in handling one or multiple projects. The following describe the Project Management process.

IDS' project manager will implement project controls including timely and regular client communications, established monitoring to control costs and schedule. Activities under project controls include:

Project Planning: IDS' Project Manager will create project plans, schedules, WBS, and budget to establish a baseline to work with throughout the project. This includes a kick-off meeting to deeply understand all of our client's needs.

Budgeting: IDS' team will provide schedule-phased budgets, a transparent model that will be available to serve as a benchmark throughout the project and as an important cash flow tool for accurate invoicing and project accounting.

Risk Management: Our team will preemptively identify risks, monitor risk continuously, and develop a contingency plan to address and mitigate issues to help reduce impacts to budget and schedule.

Forecasting: IDS' team will perform regular updates to the schedule to ensure faster responses and corrective actions if a project schedule moves off-track.

Project Administration: This involves established processes and systems that can help team members communicate and collaborate. The goal is to track status, action items, capture meeting minutes and lessons learned, and manage workflows seamlessly so teams can focus on efficient execution of project tasks.

Constructability Reviews

To improve project efficiency and constructability, IDS' team leverages Bluebeam Revu®, a PDF-based solution designed for the construction industry, for each phase of the preconstruction process. Revu enables IDS to electronically share project feedback by redlining PDFs with industry-standard markups and takeoffs. In addition, IDS utilizes an online session collaboration feature, which allows multiple discipline-lead reviewers to comment on the same PDF together in real-time, or individually. As a result of this concurrent review, where team members can see comments made by other members, a more comprehensive, easy to understand, and quality list of comments are generated resulting in improved deliverables.

Work Schedule Management

The key to successfully implementing a project schedule is to: first, develop a realistic schedule with sufficient detail to define the critical-path tasks required; second, implement a timely decision-making process that continually moves the project forward in a proactive manner; and finally, to tenaciously adhere to that schedule with a continual sense of urgency. Equally important is to allow sufficient time for the Client's involvement and evaluation of all design issues. The team prides itself on both our ability to build realistic, achievable schedules and to guide the design team, including the owner, through the decision-making process that meets those critical timelines.

Bringing a Project Back on Schedule

We keep projects on track through continuous team communication and anticipating possible schedule delays. Before initiating a major project, the IDS Team will hold a special meeting to discuss work tasking and schedule constraints for each element of the project. Minutes from these meetings are circulated to

all Project Team members for their review and concurrence. Schedules are distributed to all parties via email. Most importantly, the schedule is more than simply a reporting tool. It is an “early warning device” for handling delays and proactively manage activities. Our “percent complete” schedule realistically measures work order progress. With such advance notice, each team leader can respond quickly to avoid task slowdowns and maintain the schedule. IDS typically holds Project Team meetings, which are scheduled bi-monthly or weekly (as deemed necessary) to keep a project on “target” and “on track.”

The Project Manager will present persistent problems to senior management at IDS for assistance in problem resolution to assure that contract performance meets all Agency expectations and standards. The table below summarizes potential problem areas and the management methods IDS’ uses to identify and resolve them at the earliest possible time.

Potential Problem	Method of Identification				Possible Corrective Action
	Discussion with Agency	Communicate to Project Manager by Staff	Team Meetings	Progress Review by Project Manager	
Change in Requirements - Accelerated Delivery - Modification of Scope	✓ ✓				Expand Staff; accelerate schedule. Hold team meeting; revise staffing; revise schedule and budget if necessary.
Slippage in Schedule	✓	✓	✓		Expand staffing; revise schedule in consultation with Agency.
Attrition of Personnel		✓	✓	✓	Execute backup plan for key staff; utilize existing resource pool.
Cost Growth	✓	✓	✓		Absorb cost growth if no change in scope of work.
Quality of Work	✓	✓	✓	✓	Immediate meeting of project Manager and appropriate staff; possible staff changes.
Subcontractor Performance		✓	✓	✓	Immediate discussions between Project Manager and Subcontractor; implement specific corrective action plan.
Delay in Review Process at the Agency	✓				Hold in-person review to expedite review schedule; accelerate the response to comment schedule.

Construction Observation | Administration

Scheduling is a critical component of the design and construction process. A project schedule for each assignment will be developed using the critical-path-method in Microsoft Project and / or Excel. The project schedule will be developed at the start of the project and will include all the phases and milestones that are identified by the City and / or mandated by project requirements. The design schedule will include meetings with the City project manager and its consultants at various milestones and provide status / progress reports. We will update the schedule and work plan regularly based on the actual hours worked that are tracked by our internal accounting system. In this way, we can adjust resources to ensure that the project milestones are completed on schedule. We have an excellent record working on fast-track projects. For these, it is essential for the design team to meet the critical path milestones preceding project completion.

Cost Estimates/ Cost Control

Our standard software, PlanSwift, provides the flexibility to quickly break out the itemized takeoff. This efficiency reduces the number of resources required to complete the takeoff for each project, and the program's area and zone functions allow the estimator to sort the takeoff into multiple breakouts with minimal effort.

As design progresses, the more detailed documents can be virtually overlaid over previous ones, and changes/additions are immediately visible on screen. This ensures that our estimates at logical milestones during design (SD, DD, CD, etc.), can execute the later levels of design faster and more accurately.

When tasked with value engineering on the same project, our team members will go back and modify the original takeoffs to determine the less expensive methods or materials to construct the project. The benefit with PlanSwift is it allows the estimator to select the existing items and easily assign them to new or other existing conditions with the click of a button.

Value Engineering, Life Cycle Cost Analysis, and Bid Alternate Designation

IDS performs in-house cost estimates to identify opportunities for alternate bids that will provide flexibility for our clients as they balance the project scope for construction and the cost of construction.

The first path to value engineering savings is constructability. Our construction cost estimator provides an internal constructability review, which will allow the design team to eliminate scope that will later prove to be impractical to build and therefore costly.

The second path to value engineering is the search for alternates that provide nearly equal performance at less initial cost. When considering these initial cost savings, IDS provides a life cycle cost analysis of the alternatives so that our clients can make informed choices.

The listing below addresses the key services listed in the RFP for Architectural Services. The IDS Architecture Team is qualified to perform the following services.

I. Concept Design Development

Field Review/Code Compliance: Research project scope thorough field review and interviews with City and key stakeholders. The findings of the field review and interviews will be compared to the details of the conceptual design to ensure all project needs were addressed and no problems are posed by existing conditions.

Schematic Design: Develop conceptual designs and associated cost estimates for the project. The conceptual designs will form the basis of initial presentation and review. The conceptual designs will also be utilized to develop environmental technical studies and subsequent environmental documents.

Incorporate Plans with Agency's Standards: Address all City's input and fully assess the original project scope in a final report. Conceptual design completion will consist of a written project scope, cost estimate, and conceptual plan, including all anticipated regulatory compliance aspects and any proposed deviations.

Design Development

Experienced Team: Mobilize a team of experts suited to the project scope, immediately following the approval of the conceptual design and authorization of a design contract. The team will be led by the project manager with oversight from the supervising principal.

Kick-off Meeting: Assemble the project team with City’s representatives for a project kick-off meeting during which the conceptual design will be reviewed, and a timeline for the design development phase and construction document phase will be established.

Meeting with Stakeholders: Meet with all project stakeholders and review agencies to update all project scope aspects and to establish a sequence for the project review and approval, such that all reviews proceed in a logical fashion to minimize conflicting review comments and schedule impacts.

Progress Meetings: Maintain a regular schedule of progress meetings throughout the design progress. A schedule of milestone progress submittals (e.g. 30%, 60%, etc.) will also be established based upon the scope and the most logical sequence to fast-track the design process.

Milestone Review: Hold milestone reviews. All milestones will conform to the approved schedule and will conclude with a team meeting to solidify the direction of the design.

2. Construction Documents Preparation

CD Development: Proceed with preparation of construction documents upon authorization from City after completion of design development.

Construction Documents: Delivered documents will be as set forth in the scope of work and will include required building permit review/responses and permit ready documents.

Pre-construction Review: Execute a comprehensive pre-construction review of the project to avoid any conflicting design issues, or specification misinterpretations or plan ambiguities. The extensive construction experience of the IDS staff will be particularly beneficial in this respect.

Cost Estimate: Issue a final construction cost estimate and schedule along with the completed construction documents including specifications.

3. Federal Documentation for Federally Funded Projects

Federal Compliance: IDS can support the preparation of documentation for federally funded projects. We understand that architectural and engineering designs for federally funded projects require strict adherence to compliance standards. IDS remains up-to-date with current legislation with regulations impacting safety, accessibility, and sustainability. Our designs meet federal regulations, such as the Americans with Disabilities Act (ADA) and environmental guidelines. As a multidisciplinary firm, IDS collaborates, utilizes advanced technologies, and conducts thorough reviews to facilitate the delivery of innovative, compliant solutions to ensure your projects remain in compliance.

4. Plan Check and Peer Review

Plan Check: IDS’ engineering staff perform plan checking to analyze various aspects of the plans, such as structural designs, site plans, and energy calculations, to determine their adherence to applicable standards. Our resources review and evaluate of construction plans and documents to ensure they comply with relevant codes, regulations, and local ordinances. Our licensed engineers are available to review submitted plans and designs to ensure compliance with City of Eastvale standards, detailing specifications, and applicable codes. We can conduct a thorough check to confirm that design elements such as geometry, utilities, drainage, and accessibility meet or exceed all requirements.

Peer Review: IDS has licensed Civil, Structural, Mechanical, and Electrical Engineers who can provide independent evaluations on the adequacy and application of engineering principles, standards, and judgment to ensure designs meet performance objectives. IDS has provided peer review services on complex

projects, ensuring designs are consistent with best practices in civil engineering, addressing potential risks, and providing constructive feedback to enhance design quality.

5. Project Drawings in CAD

CAD Drawings: IDS utilizes CAD software including Autodesk AutoCAD, Revit, and for 3D, Lumion to create drawings for various stages of the design process. Drawings are used for all design and construction drawings for visual representations for plans specifications, and construction cost estimates. IDS can provide plans that are clear, fully dimensioned, and represent the final design in accordance with City standards. Our drawings will include all necessary details such as topography, drainage, utilities, and streetscapes.

IDS has recently added LiDAR as a resource to our CAD workflow. LiDAR enables designers to create realistic 3D models and conduct virtual walkthroughs. Throughout construction, recurring LiDAR scans provide a timeline of progress, allowing comparison against design models. This Project Management Tool tracks work to ensure it proceeds according to plan and enables the early identification and correction of deviations.

6. Constructability Review

Constructability Assessment: IDS evaluates the project's design and specifications to identify potential construction issues and optimize the building process. The goal is to limit the number of unexpected issues during construction that can lead to delays or increased expenses.

Constructability Review: IDS can provide a constructability review of the design documents, ensuring that the proposed designs are practical and feasible within the context of available resources and construction methodologies. Identify potential challenges and recommend solutions to mitigate risks during construction.

7. Construction Services

Construction Support: Offer support during the construction phase, including providing clarifications to contractors, reviewing submittals and change orders, conducting site visits, and ensuring the work complies with the approved design and specifications.

Field Inspections: Perform periodic site inspections to monitor progress and compliance with design documents, construction standards, and quality control measures.

Project Close-Out: Assist with project close-out by verifying that the completed project meets all contractual requirements and by preparing as-built drawings and other documentation required for final acceptance.

CITY OF
HERMOSA BEACH

REQUIRED FORMS



City of Hermosa Beach


Civic Center, 1315 Valley Drive, Hermosa Beach, California 90254-3885

ACKNOWLEDGEMENT OF ADDENDUM No. 1

On-Call Professional Architectural Services RFQ No. 25-003

Complete and sign this acknowledgement form. Submit and enclose the acknowledgement in your proposal. Failure to do so may result in disqualification of your firm's proposal.

The undersigned acknowledges receipt of **Addendum No. 1** dated September 8, 2025.

ATTEST: 
Principal: Said Hilmy, PhD, SE, LEED AP
Address: 1 Peters Canyon Road, Suite 130, Irvine, CA 92606
By: IDS Group, Inc.
Title: Principal

6.2.1 Certification of Qualifications

RFQ #: 25-003

The undersigned hereby submits its statement of qualifications and agrees to be bound by the terms and conditions of this Request for Qualifications (RFQ).

1. Proposer declares and warrants that no elected or appointed official, officer or employee of the City has been or shall be compensated, directly or indirectly, in connection with this statement of qualifications or any work connected with this statement of qualifications. Should any agreement be approved in connection with this Request for Qualifications, Proposer declares and warrants that no elected or appointed official, officer or employee of the City, during the term of his/her service with the City shall have any direct interest in that agreement, or obtain any present, anticipated or future material benefit arising therefrom.
2. By submitting the response to this request, Proposer agrees, if selected to furnish services to the City in accordance with this RFQ.
3. Proposer has carefully reviewed its statement of qualifications and understands and agrees that the City is not responsible for any errors or omissions on the part of the Proposer and that the Proposer is responsible for them.
4. It is understood and agreed that the City reserves the right to accept or reject any or all statement of qualifications and to waive any informality or irregularity in any statement of qualifications received by the City.
5. The statement of qualifications response includes all of the commentary, figures and data required by the Request for Qualifications.
6. The statement of qualifications shall be valid for 90 days from the date of submittal.
7. Proposer acknowledges that the City may issue addendums related to this RFQ and that the proposer has reviewed the following addendums which have been issued:
Addendum: 1 September 8, 2025
Addendum: _____
Addendum: _____
Addendum: _____
8. Proposer further acknowledges the provisions of any addendums issued have been incorporated into their statement of qualifications.

Signature of Authorized Representative:



Said Hilmy, PhD, SE, LEED AP, Principal
Printed Name and Title:


6.2.2 Non-Collusion Affidavit

RFQ #: 25-003

The undersigned declares states and certifies that:

1. This statement of qualifications is not made in the interest of or on behalf of any undisclosed person, partnership, company, association, organization or corporation.
2. This statement of qualifications is genuine and not collusive or sham.
3. I have not directly or indirectly induced or solicited any other Proposer to put in a false or sham statement of qualifications and I have not directly or indirectly colluded, conspired, connived, or agreed with any other Proposer or anyone else to put in a sham statement of qualifications or to refrain from submitting to this RFQ.
4. I have not in any manner, directly or indirectly, sought by agreement, communication, or conference with anyone to fix the rate schedule price or to fix any overhead, profit or cost element of the rate schedule price or to secure any advantage against the City of Hermosa Beach or of anyone interested in the proposed contract.
5. All statements contained in the statement of qualifications and related documents are true.
6. I have not directly or indirectly submitted the rate schedule price or any breakdown thereof, or the contents thereof, or divulged information or data relative thereto, or paid, and will not pay, any fee to any person, corporation, partnership, company, association, organization, RFQ depository, or to any member or agent thereof, to effectuate a collusive or sham statement of qualifications.
7. I have not entered into any arrangement or agreement with any City of Hermosa Beach public officer in connection with this statement of qualifications .
8. I understand collusive bidding is a violation of State and Federal law and can result in fines, prison sentences, and civil damage awards.

Signature of Authorized Representative:



Printed Name and Title:

Said Hilmy, PhD, SE, LEED AP, Principal

6.2.3 Compliance with Insurance Requirements


RFQ #: 25-003

The selected consultant will be expected to comply with the City's insurance requirements contained within this RFQ.

The undersigned declares states and certifies that:

1. Proposer agrees, acknowledges and is fully aware of the insurance requirements as specified in the Request for Qualifications.
2. If selected, proposer agrees to accept all conditions and requirements as contained therein.

Signature of Authorized Representative:



Printed Name and Title:

Said Hilmy, PhD, SE, LEED AP, Principal

6.2.4 Acknowledgement of Professional Services Agreement


RFQ #: 25-003

The selected consultant will be expected to comply with and sign the City's Professional Services Agreement. Proposers should identify and/or indicate any exceptions to the Sample Professional Services Agreement included in Section 6.2. The City Attorney or their designee retains the discretion to accept or reject proposed exceptions or modifications to the City's Professional Services Agreement.

1. Proposer agrees, acknowledges and is fully aware of the conditions specified in the City's Sample Professional Services Agreement.
2. Proposer agrees to accept all conditions and requirements as contained therein with exceptions noted as follows:

IDS has no exceptions or additions

Signature of Authorized Representative:



Printed Name and Title:

Said Hilmy, PhD, SE, LEED AP, Principal



CITY HALL
CITY OF HERMOSA BEACH
615 VALLEY DRIVE

RATE SCHEDULE

IDS has provided Standard Rate Schedules as a separate document as instructed in the RFP.



Photo Credit:
KianskiPhotography

 **IDS GROUP**

1 Peters Canyon Road, Suite 130, Irvine, CA 92606
T: 949.387.8500 ▲ F: 949.387.0800 ▲ www.idsgi.com



Photo Credit:
City of Hermosa Beach Website

Cost Proposal for On-Call Professional Architectural Services RFQ No. 25-003

October 20, 2025

Submitted by:



1 Peters Canyon Road, Suite 130, Irvine, CA 92606
T: 949.387.8500 ▲ F: 949.387.0800 ▲ www.idsgi.com



CITY HALL
CITY OF HERMOSA BEACH
65 VALLEY DRIVE

RATE SCHEDULE

IDS has provided Standard Rate Schedules as a separate document as instructed in the RFP.

IDS GROUP 2025-2028 Rate Sheet

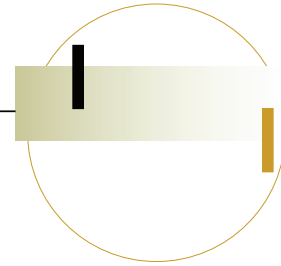
ARCHITECTURE		ENGINEERING	
Title	Hourly Rate	Title	Hourly Rate
Principal	\$249.00	Principal	\$249.00
Associate Principal	\$239.00	Associate Principal	\$236.00
Senior Project Manager	\$228.00	Senior Project Manager	\$228.00
Project Manager	\$212.00	Project Manager	\$212.00
Senior Architect (RA)	\$207.00	Senior Project Engineer (SE)	\$207.00
Architect (RA)	\$186.00	Senior Project Engineer (PE)	\$201.00
Senior Designer	\$180.00	Engineer (SE)	\$201.00
Designer	\$170.00	Engineer (PE)	\$186.00
Job Captain	\$148.00	Senior Designer	\$180.00
BIM Designer	\$147.00	Designer	\$170.00
CAD Drafting	\$127.00	BIM Designer	\$147.00
Senior Planner	\$224.00	CAD Drafting	\$127.00
Planner	\$186.00	QA/QC Manager	\$227.00
Sr. Landscape Architect (PLA)	\$159.00	Senior Office Administration	\$80.00
Landscape Architect (PLA)	\$133.00	Administration & Accounting	\$74.00
QA/QC Manager	\$227.00		
Senior Office Administration	\$80.00		
Administration & Accounting	\$74.00		

SURVEYING		PRECONSTRUCTION/COST ESTIMATION	
Title	Hourly Rate	Title	Hourly Rate
Two-Person Survey Crew	\$329.00	Senior Cost Estimator	\$186.00
Senior Surveyor (In House)	\$212.00	Cost Estimator	\$180.00
Lead Surveyor (In House)	\$117.00		

The rates shall remain valid for the three-year contract term. For contract extensions following 2028, rates will be subject to adjustment in accordance with the change in the Consumer Price Index (CPI).

SCDS Consulting design

Eduardo SantaCruz, architect A.I.A. C-33103
 Certified Access Specialist CAsp-729
 2518 West 157th St, Gardena, CA 90249
 310.612.4574 310.868.2708 fx
 edward@santacruzcad.net



January 7, 2024

RE: **Architectural and CAsp Services – Labor Rates 2025**

Hourly Rate Schedule

Principal Architect	\$162.00
CAsp Inspector	\$155.00
Staff Architect	\$152.00
Interior Designer	\$148.00
Designer/ PM	\$105.00
Senior CAD tech-1	\$ 90.00
CAD Tech-2	\$ 78.00
Clerical	\$ 60.00
Civil Engineer	\$195.00
Structural Engineer	\$195.00
Mechanical Engineer	\$195.00

The attached 2025 Rates are Valid for the duration of the 3 year term. Additional 1-year extensions will be adjusted at in accordance with the change in the Consumer Price Index.

Thank You for considering us for your project. We look forward to serving your design requirements.

Regards



Eduardo SantaCruz, Principal Architect A.I.A.



Photo Credit:
KianskiPhotography

 **IDS GROUP**

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