

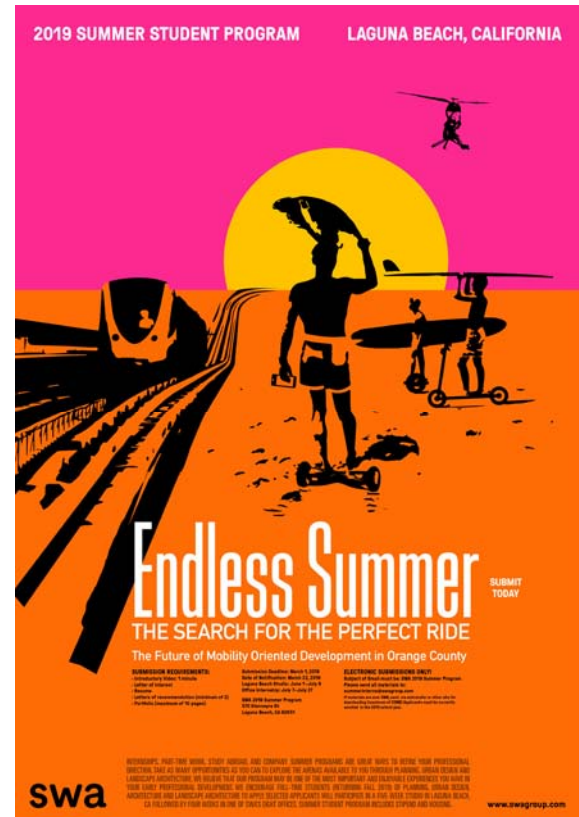
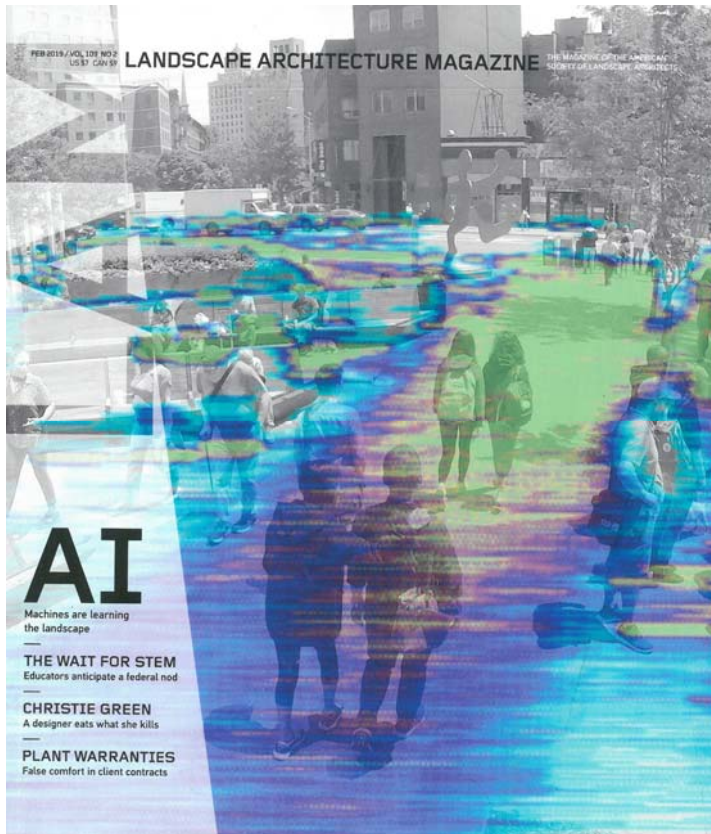
SWA PROPOSAL SUBMITTAL

# Culver City Media Park Revitalization

swa

July 18, 2019





SWA's thought leadership activities (clockwise from top):

1. Landscape Architecture Magazine cover (Spring 2019)
2. Patrick Curran Fellowship - annual scholarship for SWA employees' pursuit of independent research
3. Endless Summer - 2019 internship program at SWA
4. Landscape Infrastructure (Birkhauser, 2012 publication), winner of ASLA National Award for Communication, 2012
5. Metropolis Magazine cover - Buffalo Bayou Park

**SWA** Los Angeles

811 W 7th Street, 8th fl  
Los Angeles, California  
90017  
+1.213.236.9090  
www.swagroup.com

Gerdo P Aquino  
Ying-yu Hung

July 18, 2019

Elaine Gerety Warner  
Economic Development Project Manager  
City of Culver City  
9770 Culver Blvd  
Culver City, CA 90232

**RE: Conceptual Plan Development for Media Park Revitalization**

Dear Elaine,

Enclosed is our proposal for the **Media Park Revitalization** project, an opportunity to rethink this gateway parcel so that it better serves Culver City's residents, businesses, visitors and stakeholders. Our team approach focuses on a creative placemaking strategy where the principles of **mobility, sustainability, and equality** are front and center. Throughout the design process, we will apply the litmus test of the '8-80 rule'; prioritizing the safety and comfort of residents and visitors of all ages from 8 to 80 years old. We believe that public spaces are prime areas for showcasing the unique ethos of Culver City and its long-standing commitments to advocating for walkable & bikable streets, maintaining neighborhood affordability, promoting sustainability, and protecting the urban watershed.

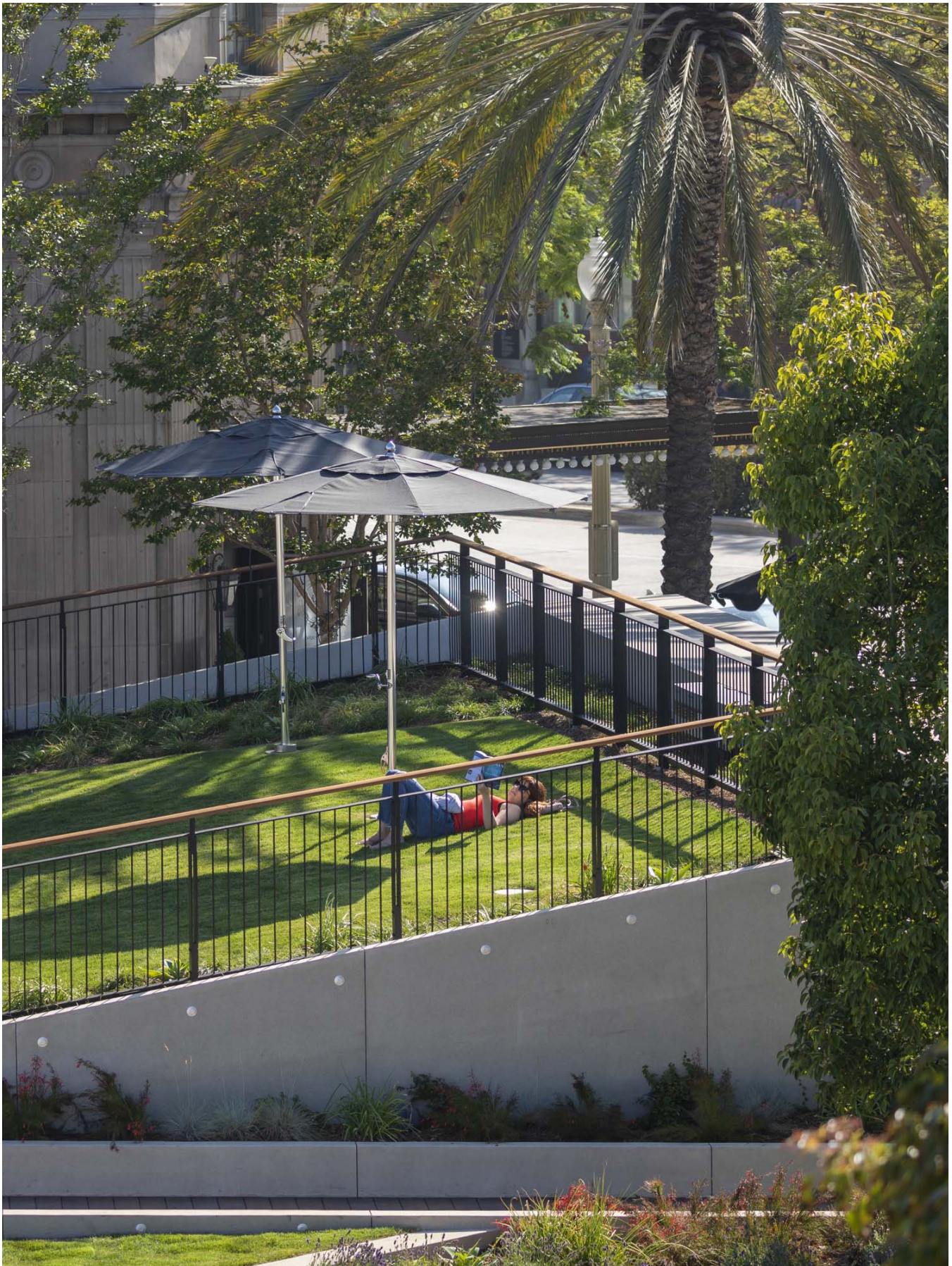
As landscape architects and community advocates, SWA has had the privilege of interacting with the City of Culver City through the soon to be completed **Culver Steps & Main Plaza**, the **Culver Boulevard Median Park** (related to the Realignment & Urban Stormwater Project), and the **Ballona Creek Revitalization Task Force**. We are also currently involved with the design & renovation of existing public spaces such as **Central Park & Paseo (Glendale)**, **West Beach Splash Pad (Santa Barbara)**, and **Bohnett Park (Santa Barbara)**. We recently completed the **Milton Street Park & Green Street** on the Ballona Creek, **Palisades Park** in Santa Monica, and the **Ricardo Lara Linear Park** in Lynwood, both involving water conscious native planting that will help to alleviate the pollutant loads of urban watersheds. With every project, our goal is to serve the city and its residents and stakeholders, questioning how our design can serve the greater social contract of city making.



Gerdo Aquino, RLA, FASLA  
Firmwide CEO / Principal, SWA



Ying-yu Hung, RLA, FASLA  
Managing Principal, SWA



Recently opened lawn at Culver Main Plaza, adjacent to the Culver Hotel.

*Winner of 38th Annual Los Angeles Architectural Award for 'Under Construction' by the Los Angeles Business Council (2018)*

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# Executive Summary



Reed Park Children's Playground, Santa Monica, California.

## Approach

When cities experience an abundance of opportunities and increased interest, certain segments of the population can feel left out by changes in their communities. A truly vibrant community is one in which everyone has a place, including the elderly on fixed income, people with accessibility needs, young children and families, and those who are less fortunate and may be facing a less certain future.

Our team's experience with Culver City proves that its civic leaders are interested in paving a new path towards prosperity, one in which inclusivity and diversity are the focus. Culver Media Park is home to the Actors Gang Theatre, a vibrant downtown business community (including the Culver Hotel, Downtown Business Association, Culver Studios, and Culver Steps), and residents and neighbors who care deeply for maintaining a city that values the arts, expression, and exploring the new frontiers of urban placemaking.

For most of Southern California, of which Culver City is no exception – the issue of development and growth is not a question of *if and when*. The central thesis is how can *rapid growth and change* be a meaningful vehicle for improving everyone's lives, and not just open the doors to the issues associated with gentrification. In Culver City, where real estate value, abundance of downtown amenities, and quality of life have all improved significantly – public spaces should serve as an anchor to maintain a small town identity within the vast metropolis of Los Angeles. Our team is ready to tackle this significant question, and we welcome the feedback of the City's many stakeholders in the process.

## Team Overview

For the Culver City Media Park project, SWA will lead an award-winning team of specialists in creative placemaking within the urban environment. Our team will explore the spectrum of possibilities that can help to bring together lively programmatic uses and green infrastructure together, from ideation to execution. We always strive to be within project schedules and budgets, while delivering design excellence.

The Core Team will be led by **SWA**, supported by award winning firms, including: **LOHA - Lorcan O'Herlihy Architects** (design of cafe kiosk and/or stage),

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**Our award-winning team is experienced in public space activation that incorporates stakeholder feedback while creating commercial and recreational amenities.**

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**Estolano LeSar Associates** (stakeholder outreach with business leaders and financing partners), **Toole Design** (transportation planning), **KPFF** (Civil, Stormwater and Utilities), and **Cumming** (cost estimation). Each team member is experienced in not only *design excellence*, but also skilled in *building consensus* amongst diverse neighborhoods and communities.

Gerdo Aquino, FASLA and Roman Chiu, ASLA will co-lead the outreach and feedback sessions, with lead landscape architect Ying-yu Hung. Roman is active in his community as a ten-year resident of the Arts District neighborhood of Culver City. Gerdo has led community outreach sessions for various public projects in Culver, including the Ballona Creek Revitalization Task Force and the Culver Boulevard Realignment Project.

**All Core Team members are expected to contribute to or be present at the various community and stakeholder meetings.**

Key personnel:

Lead Urban Designer: Gerdo Aquino, SWA

Lead Landscape Architect: Ying-Yu Hung, SWA

Project Manager & Outreach Coordinator: Roman Chiu, SWA

Civil Engineer: Reza Rezaian, PE, KPFF

Architecture: Lorcan O'Herlihy, Lorcan O'Herlihy Architects

Economic Analysis & Funding: Leah Hubbard, Estolano LeSar

Transportation & Mobility: Brent Oltz, Toole Design



# Questionnaire / Response to Scope of Services

## A. Company & General Info

### 1. Company name and address.

SWA Group, Inc.  
811 W 7th Street, 8th Floor  
Los Angeles, CA 90017

### 2. Letter of transmittal signed by an individual authorized to bind the respondent, stating that the respondent has read and will comply with all terms and conditions of the RFP.

See Letter of Transmittal on page 3.

### 3. General information about the primary contact who would be able to answer questions about the proposal. Include name, title, telephone number and email address of the individual.

Gerdo Aquino, FASLA, Associate AIA  
Firmwide CEO, SWA  
gaquino@swagroup.com  
Executive Assistant to Gerdo Aquino:  
213-236-9090  
Eryn Fleming | efleming@swagroup.com

## B. Qualifications and Experience of the Firm

### 1. Describe your firm's history and organizational structure. Include the size of the firm, location of offices, years in business, organizational chart, name(s) of owner(s) and principal parties, and number and position titles of staff.

For more than six decades, SWA has been recognized as one of the world's design leaders in the fields of landscape architecture, planning, and urban design. With nearly 250 firm members, SWA benefits from a highly experienced design team. At the core of our work is a passion for imaginative, solution-oriented design that adds value to land, buildings, cities, regions, and to people's lives.

Originally founded in 1957 as Sasaki Walker & Associates, SWA became one of the first companies on the West Coast to be owned by an Employee Stock Ownership Plan (ESOP) in 1973. This financial model has resulted in the company maintaining 100% employee-ownership and stability for over 60 years.

As one of the nation's leading urban planning, landscape

architecture and design firms. We have embraced the idea that planning and design can shape the environment in fundamental ways. Our practice is a constant search for a better approach, or more interesting and informed response, to the wide array of urban and regional challenges brought to us by our clients. The firm is structured to facilitate the role of planning and design in developing memorable places that have clarity in function, identity and meaning. In addition to bringing strong aesthetic, functional, and social design ideas to each project undertaken by the firm, we are committed to integrating principles of environmental sustainability in all of our designs.

### What is the primary business of the parent company and/or affiliates?

Landscape Architecture - Landscape architecture at SWA involves the design of landscapes at a variety of scales—from large, multi-functional sites to small, intimate spaces. Innovative research into materials, lifestyles and landscape technologies coupled with a deep understanding of how people use outdoor spaces inform our unique design process. SWA's landscape architectural work has received worldwide recognition for its innovative excellence.

Urban Design - Urban design at SWA involves the systematic layering of various cultural and natural systems in order to solve design issues of the city. As with planning, we integrate high-level landscape architecture into our urban design work. Whether it's decaying infrastructure, a prominent urban district, high-density living, a river corridor, heavily used public spaces, or a series of transit stations, urban design requires a sophisticated understanding of integrating nature into dense urban environments. The multi-functional character of urban design is the key to its success. SWA excels in this regard, and our success can be measured by the quality of our implemented projects around the world.

Planning - SWA provides land planning and master planning, and we integrate high-level landscape architecture into our planning work. Our plans make sensitive use of topography, landform, natural resources, vegetation, infrastructure, and buildings, resulting in more livable and sustainable projects. This

approach can nurture new directions for the master planning of communities, campuses, workplaces, civic and commercial districts, transit-oriented developments, waterfronts, recreation, and natural system restoration. As needed, we pull together teams of consultants ranging from engineers to scientists whose collective experience complements our own.

**2. Which office(s) of your organization will have primary responsibility for managing this account? List the members of your team who will be responsible for providing the services and for ongoing support.**

Gerdo Aquino, FASLA, Associate AIA  
Firmwide CEO, SWA  
SWA Group, Inc.  
811 W 7th Street, 8th Floor  
Los Angeles, CA 90017  
gaquino@swagroup.com

**3. What is your firm's experience conducting the services requested? Describe comparable projects performed by your firm in the last five years, including the number of projects, scope of service, and status of projects.**

SWA has provided concept through construction documentation services in landscape architecture for several projects. A brief overview is provided below.

**Culver Steps and Main Plaza (9300 Culver Blvd), across the street from the Media Park site:**

Once a flat parking lot at the city's key crossroads and just a half mile from Metro transit to the beach or downtown, the new 55,000-square-foot public gathering space is now characterized by a gracefully terraced plaza. An extensive green space called "The Hill," was designed to cantilever over a new parking ramp and may be programmed for music, movies, and performances. A sophisticated water drainage system is integrated into the paving and biofilters will collect clean runoff, recharging the groundwater. The Steps operates like a relaxed, outdoor living room, encouraging the creative pursuit of another Southern California tradition: hanging out and people-watching.

**Glendale Central Park (Glendale, CA):**

The long-awaited Armenian American Museum prompted the City of Glendale to reconfigure its Central Park,

one of the few public green spaces in its burgeoning downtown. SWA's master plan compensates for the loss of usable area by transforming an existing parking lot behind the Central Library into green space. SWA also led community outreach sessions and city council presentations to allow the public to participate in the design process.

The master plan envisions connecting to an existing paseo that originates at Brand Boulevard into the park, as well as the addition of a second north-south paseo leading to Colorado Street. The removal of an outmoded utility shed creates additional space for programming. In total, the redesigned park would expand its usable square footage from the existing 76,000 square feet to more than 92,000. A flexible central open space allows Glendale to offer diverse seasonal programming to enhance park activity.

**San Jacinto Plaza (El Paso, TX):**

SWA's redesign of San Jacinto Plaza, a historic gathering place in El Paso's downtown business district provides a state-of-the-art urban open space, while protecting and celebrating the history and culture of the site. The project was the result of an intensive community process involving input from a wide range of constituents. Active programming, environmental and economic sustainability, and great design have become the de facto criteria for catalyzing renewed interest and investment in the types of urban open spaces exemplified by the updated plaza.

Programming for the park was a main priority, as was the community's desire to retain some of its historic identity. In response, SWA integrated the existing formal axial paths with informal paths and bridges that take park users to various destinations, including gaming areas for ping-pong, chess, and washoes (a local favorite similar to horseshoes but with water), a children's splash pad, and a café with colorful seating arrangements. At the park's center, the designers restored Los Lagortos, a beloved sculpture by Luis Jimenez that pays tribute to the live alligators that inhabited the plaza over 45 years ago. Together with Lake Flato Architects, they created a metal structure to help protect the sculpture from the sun and also to provide a shaded area for activities.

#### 4. **Comment on other areas that may make your firm different from your competitors.**

SWA XL LAB – Innovation, Research and Development in Design

In 2016, SWA moved to launch XL: Experiments in Landscape and Urbanism. XL Lab is SWA's firm wide research and innovation home whose objective is to infuse our design projects with knowledge and ideas that result in better projects for our clients, support consequential work, and reinforce design and knowledge leadership.

SWA's work has always been fueled by knowledge, research, and active debate. We advocate new ideas and innovation in design theory and practice. Since 2006, firmwide research programs have embarked on deep dives into topics of concern for the profession.

SWA XL LAB currently operates with a focus on five main efforts: developing and facilitating new research projects, consulting with design teams, curating research and information, disseminating original project findings, and administering the internal Research & Development programs at SWA.

Increasingly, clients engage with us to not only fulfill their design order, but to find new ways to advance their agenda for making places for people. SWA XL LAB is a firm-wide initiative that we hope to integrate into our projects to produce meaningful results about how best to approach our designs in a rapidly changing world.

### C. **Qualifications & Experience of Proposed Project Team**

#### 1. **Describe the qualifications of staff proposed for the assignment, position(s) in the firm, and types and amount of equivalent experience. Be sure to include any municipal agencies they have worked with in the past three years and their level of involvement. A description of how overall supervision will be provided should be included.**

**Gerdo Aquino, FASLA**, will be the Principal-in-Charge of the Culver City Media Park Concept Design process. As a landscape architect for over 25 years, he is well versed in the issues of creating a functional and beautiful public realm, and has been active in Culver City for over 5 years. **Ying-yu Hung, FASLA**, will co-lead the design

process, as an expert in drought tolerant native plants and the intricacies of design detailing in the public realm. Both Gerdo and Ying-yu have been the lead designers and principals in charge of the Culver Steps & Main Plaza, the Culver Blvd Realignment project, and the Ballona Creek Task Force.

For the Culver Steps and Main Plaza, Gerdo envisioned an activated public realm and the importance of a civic gathering space as a place to celebrate the creative capital that resides within Culver City. Civic space as a display of pride, community, and gathering is a strong theme throughout the project. For the Media Park project, Gerdo and Ying-yu will bring equal amounts of passion and attention to detail, and will be involved in all aspects of the project with at least 35% commitment of his time during the duration of the project.

**Roman Chiu, ASLA** will serve as the project manager who will maintain an eye for the schedule, budget, and consultant coordination throughout the project.

#### 2. **Identify and provide the resume(s) of the personnel who will be assigned to this project.**

Please see page 24 for team resumes and roles and responsibilities.

### D. **Questions/Response to Scope of Services**

#### 1. **Each proposer shall include a detailed scope of work and understanding of the process to undertake such projects and complete it in compliance with all applicable rules, regulations, standards and requirements. The scope of work shall indicate the tasks/actions the firm(s) expect the City to take.**

SWA will be responsible for developing a conceptual plan that identifies potential amenities and related infrastructure, and clarifies how The Park can be best utilized.

Items for consideration include, but are not limited to:

- Requirements for a Media Park bike hub with bike repair and bike share facilities;
- Requirements and potential need for a tot lot;
- Outreach with the business community, Downtown businesses and arts community stakeholders to develop arts related programming space and possibly a

performance space;

- Media Park as a potential new location for the Farmer's Market;
- Potential closure of Canfield Avenue in order to expand the size of Media Park;
- Potential opportunities to partner with the Downtown business community and other area stakeholders to finance Media Park's planning and design;
- Potential opportunities to integrate solar power and micro grids into park design.

The improvements will complement the existing downtown streetscape to ensure the best fit between the park and the larger pedestrian environment. The scope also includes exploring the potential closure of Canfield Avenue in order to expand the park area and accommodate the Farmer's Market and other special events.

Proposed services include community outreach, conceptual plan development, project specifications, implementation schedule and cost estimating.

## 1. Pre-Design "Kickoff" Meeting

Discussion of the scope, budget, public outreach and schedule.

Deliverables:

- SWOT analysis of the site.
- Research of site constraints, including but not limited to: utilities & location, relationship to other amenities, relationship to Venice Blvd, Culver Blvd, and Canfield Avenue, funding streams and potential partners, stakeholder assessment, topographical considerations (if any).
- Refined schedule of deliverables and outreach events.
- Meeting Notes.

## 2. Conceptual Layout Development

Conduct two workshops with targeted Downtown stakeholders and neighborhood groups to discuss concept. The following high level issues should be used to guide the conceptual design process:

- Target a broad range of age groups and users, which could include children's play zone if/where appropriate
- Consider tea house/coffee concessions and restrooms facilities

- Explore bicycle and pedestrian circulation in and around the park
- Address accessibility and ADA compliance
- Identify feasible location for Farmer's Market
- Recommend tree removal, replacement and thinning
- Consider options for addressing surface tree roots including decking
- Increase activation of the space
- Modifications to existing landscape

Prepare and present a draft concept plan reflecting stakeholder and City direction. The consultant will use information collected during the community workshops to develop two (2) schematic alternatives (with estimated construction costs) for presentation to the Economic Development Subcommittee. Preliminary concept should include digital renderings and fly-through.

Revise plans per Economic Development Subcommittee input and recommendations.

Obtain City Council approval on the conceptual plan and estimated implementation cost.

### Stakeholder Workshop

Estolano LeSar Advisors (ELA) and SWA will collaborate seamlessly to conduct an inclusive stakeholder approach that will solicit direct input from the various interest groups during the conceptual design process. ELA will provide support in providing a list of key stakeholders, including individuals and neighborhood groups that represent park users (e.g., local residents, businesses, and tourists) to help identify the desired needs, wants, and "don't wants" for the space. ELA will also identify local community groups and organizations that may be interested in offering programs and activities at the space.

Our team is aware that the Westside subregion experienced a significant increase in homelessness from the previous year, and that the Culver City Council and pertinent City departments are hard at work to serve the needs of its current residents. ELA will advise the City in identifying a conscious approach to address the potential problems associated with homelessness in public parks as all members of the community are welcome to use public parks and open spaces.

### Funding and Partnership

ELA will advise the City in identifying community resources, unique opportunities and partners to help finance the planning and design of the project. Cities typically generate revenue from a variety of sources for park infrastructure, maintenance, and programming. Common strategies to fund parks or park systems include Business Improvement or Special Service Districts, programming fees, or sales taxes. Other strategies for park development and maintenance include philanthropic funding or corporate sponsorship. Many park systems manage fundraising through a nonprofit conservancy or foundation such as the Los Angeles Parks Foundation. Corporate sponsors can potentially fund both park infrastructure and programming, sponsoring a facility, an event, or having exclusive product placement.

Friends-of-parks groups are usually smaller, community-led volunteer groups that support and advocate for their local park. Activities of friends-of-parks groups often include cleanups, fundraising events, local programming, and advocating for or publicizing local issues. Additionally, concession services can also generate significant revenue for cities. Some cities choose to contract out to a local vendor on site with a leasing agreement or percent of sales. For example, Grand Park in Downtown Los Angeles works with local vendors to enhance their events and programming. ELA will explore these innovative approaches and determine the feasibility of each one for the City to pursue.

#### **Deliverables:**

- Conceptual Plan (draft & final versions).
- Community Outreach Plan (roles and responsibilities).
- Outreach results / report, reflection of outreach results on the conceptual plan.
- Project management & communication with the Economic Development Subcommittee.
- Meeting Minutes.

### **3. Describe the methods by which the proposer will fulfill the services requested in the scope of work and subsequent sections.**

We believe that communication is the key to a successful project and that project meetings and informal dialogue are especially important to achieving excellence in design. Our collaborative approach extends to our clients with whom we work and to architecture colleagues with whom we explore

new prototypes and new attitudes toward the man-made world. We appreciate working with those who share our goals and who have equally strong points of view. Our stake lies not only with the intricacy or complexity of designing and building a place, but also in discovering the intrinsic qualities of that place. Everything aims toward that accomplishment.

### **4. Provide a statement of the service(s) that differentiate the proposal from other respondents.**

We are an ideas-first firm. Our designers are driven to create and seek out ideas at each step. We thrive on collaboration; we know great ideas come from a multitude of sources. Experience has taught us that great design is rooted in equal parts innovation, sustainability, and stewardship. Our work is fiscally and environmentally responsible from inception. We partner with clients to create vibrant places that are at once ecologically resilient, aesthetically compelling and socially beneficial.

The results are livable, enduring places that are compatible with and considerate of natural ecosystems. We draw on the strengths of both the natural and the human-made environment, and create guidelines to ensure that the attributes that attract people will remain years later.

## **E. Fees**

- 1. Each proposer shall submit a single copy of a fee proposal in a separately marked, sealed envelope. The fee proposal shall indicate the expected total fee for the work described in the services proposal. The total fee shall be itemized by task, including firm(s) staff time and hourly rates, and other direct costs such as printing and travel. The fee proposal shall be signed by an individual authorized to bind the firm(s). Provide fees for the proposed services.**

Please see separately marked fee proposal in a sealed envelope.

- 2. Fee quotes should be detailed by service. Outline billing requirements, timing and method of payment.**

Please see separately marked fee proposal in a sealed envelope.

## F. References

1. **List the name, address and telephone number of references from at least three (3) recent similar projects. Include a brief description of the work provided for each reference. California municipal or county projects are preferred. You may offer more than three recent similar projects if desired. The references should include the start date of the project and the date of completion for each project.**

- **Culver Steps, Culver City, CA**

Full service landscape architecture design for a public plaza and main congregational space in Downtown Culver City.

Ryan Smith

Hackmann Capital

11111 Santa Monica Blvd. Suite 1100

Los Angeles, CA. 90025

(O) 310-473-8900

rsmith@hackmancapital.com

Dates: 2016 - 2019 (almost complete)

- **Culver Blvd Linear Park, Culver City, CA**

Full service landscape architecture design for a linear park and community space along Culver Blvd in Culver City. This effort rebuilds the valued community features of the existing linear park, which needs to be reorganized and moved to make space for the stormwater detention system below grade.

Mate Gaspar, Engineering Services Manager

Lee Torres, Senior Civil Engineer

lee.torres@culvercity.org

City of Culver City

9770 Culver Blvd.

Culver City, CA. 90232

Dates: 2018 - 2019

- **Glendale Central Park, Glendale, CA**

Landscape design and public outreach for the reorganization and programming of an approximately 9 acre park parcel in downtown Glendale. Outreach sessions included businesses and residents of the Glendale area, as well as collaborative workshops with the architecture team of the Armenian American Museum.

Darlene Sanchez

City of Glendale Deputy Director of Community Development

E: dsanchez@glendaleca.gov

Mark Berry

City of Glendale Chief Development Officer

E: mberry@glendaleca.gov

633 E Broadway #201

Glendale, CA 91206

Dates: 2016 - 2019 (Ongoing)

- **San Jacinto Plaza, El Paso, TX**

Javier Reyes, Quality of Life Infrastructure

City of El Paso, Capital Improvement Program Management

218 N. Campbell Street, 2nd floor

El Paso, TX 79901

915.212.1830 | reyesjx3@elpasotexas.gov

Dates: 2008 - 2015

- **Ricardo Lara Linear Park, Lynwood, CA**

Full service landscape architecture design for a public linear park atop a CalTrans Right-of-Way parcel in Lynwood, CA.

Project Manager: Bruno Naulls

Community Development Associate

City of Lynwood, Community Development Department

T: (310) 603-0220, ext. 253 | E: bnaulls@lynwood.ca.us

Dates: 2014 - 2015

- **Bicentennial Park, Hawthorne, CA**

Full service landscape architecture design for a public park that repurposes an underused tennis court in Hawthorne, CA.

Project Manager: Robin Mark

Trust for Public Land

570 W Ave 26 #300

Los Angeles, CA 90065

robin.mark@tpl.org | (323) 223-0441, ext. 14

Dates: 2014 - 2018

## **G. Implementation Schedule**

- 1. Include a detailed implementation schedule with an estimated project start date of August 26, 2019 and note key project milestones and timelines for deliverables. Identify any assumptions used in developing the schedule.**

See Page 19.

## **H. Certificate(s) of Insurance**

- 1. The City will require the successful Respondent (or Proposer) to provide Certificates of Insurance evidencing required coverage types and the minimum limits. See the attached City Draft Standard Agreement for more information on the City's insurance requirements.**

Please see page 20.

## **I. Business Tax Certificate**

- 1. The proposing organization does not require a Culver City Business Tax Certificate to respond to this RFP. However, the successful proposer will be required to acquire a Culver City Business tax certificate during the contracting process and maintain an active certificate throughout the contracted period.**

Please see page 21.

## **J. Standard City Professional Services Agreement**

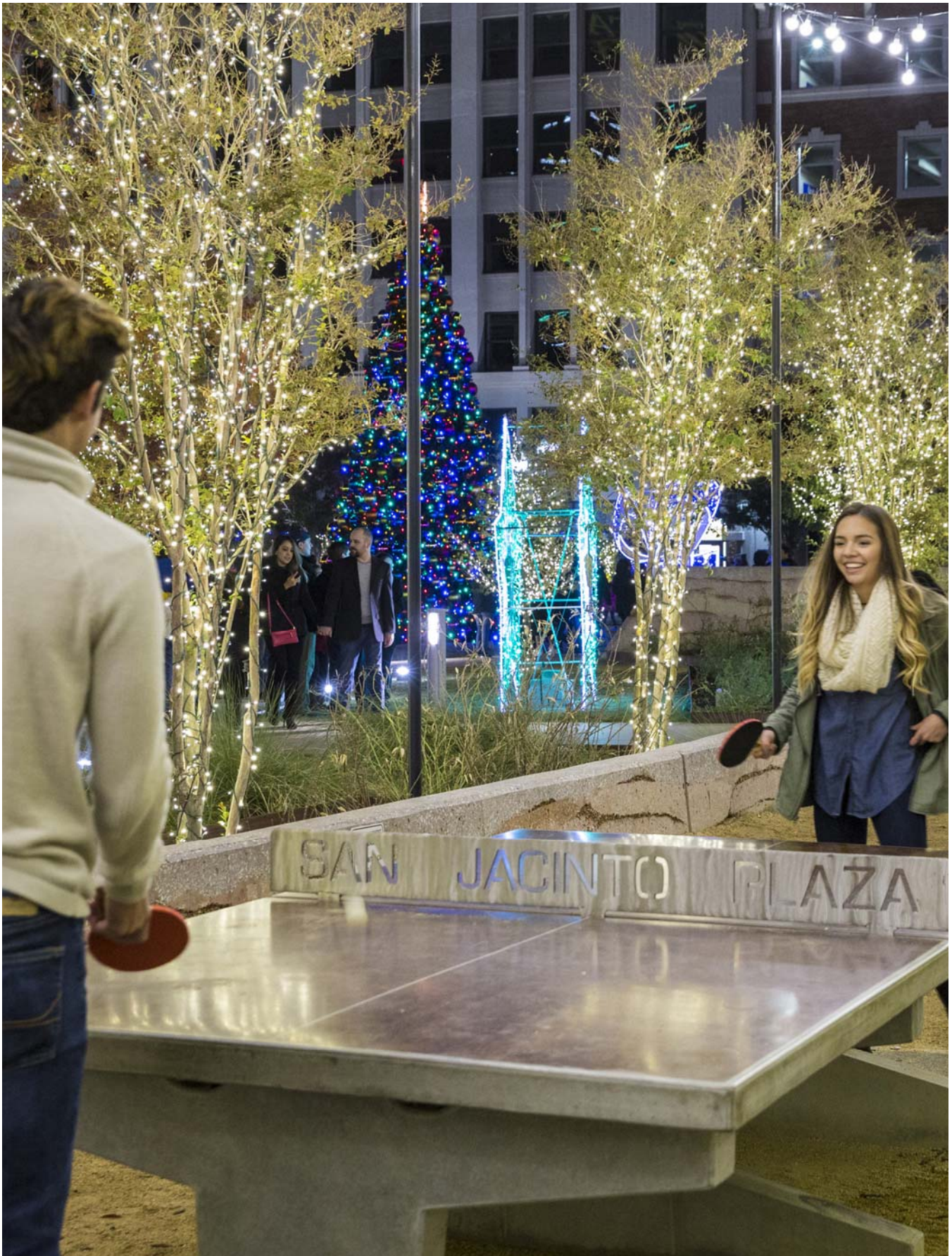
- 1. The City will require the successful company to execute a professional services agreement with the City. Please review the attached draft agreement and identify any questions, changes, or areas of concern in your proposal to the City. Any/all requests for changes to the agreement must be included with the responsive proposal. A company's failure to respond with proposed changes to the draft agreement indicates their concurrence with its terms and conditions.**

Please see Appendix for SWA's comments on the contract.

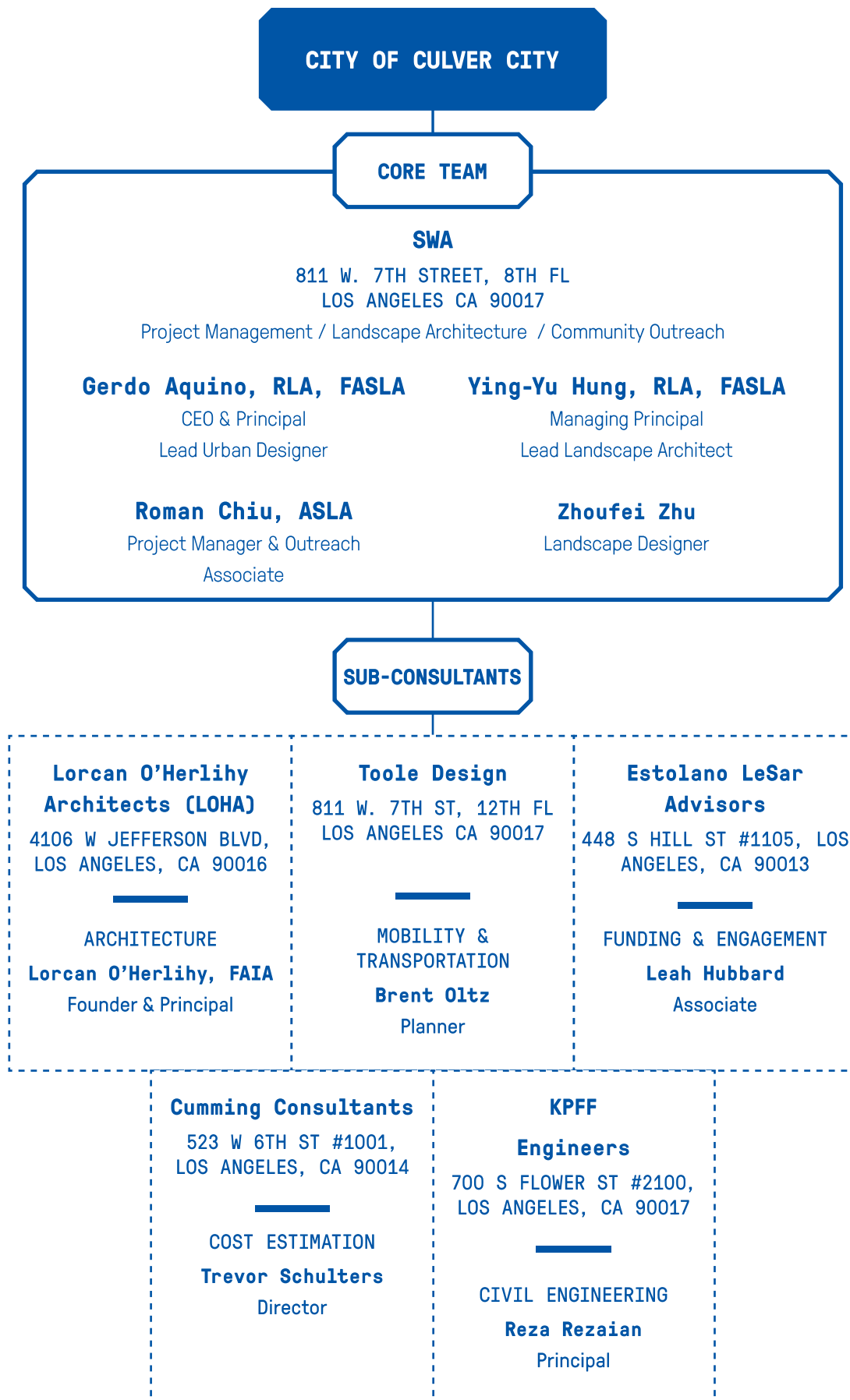
## Implementation Schedule

## Insurance Information

## **Business License - Culver City**



San Jacinto Plaza, El Paso, Texas





## **Gerdo Aquino, PLA, FASLA, Assoc. AIA**

### **CEO & PRINCIPAL, SWA**

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#### **Education**

Master of Landscape Architecture,  
Harvard University Graduate School of  
Design

Bachelor of Landscape Architecture,  
Magna Cum Laude, University of Florida

#### **Registrations**

RLA: #4996, California

#### **Professional Affiliations/ Recognition**

Fellow, American Society of Landscape  
Architects (FASLA)

Associate Member, American Institute of  
Architects (AIA) Los Angeles Chapter

Member, Urban Land Institute

#### **Awards**

ULI Community Impact Award, Ricardo  
Lara Park, Lynwood, CA, Design, 2018.

ASLA Southern California Chapter Merit  
Award, Milton Street Park, Los Angeles,  
CA, Design, 2016.

APA Award of Merit for Planning Best  
Practices, West Hollywood West Overlay  
District and Design Guidelines, CA, 2015.

University of Florida Outstanding  
Alumnus, 2005

As an urban designer and landscape architect with diverse experience in the planning, design and construction of public and private projects throughout California, across the United States, and internationally. With 20 years of professional experience, he has had much success in solving a wide range of environmental landscape design problems for projects where open space, density, and place-making are key issues, and he has gained a thorough understanding of the public review process, which often includes extensive cultural, historical, public art, and public participation components.

## **Representative Projects:**

**Culver Steps, Culver City, California.**

**Culver Boulevard Realignment, Culver City, California.**

**Ballona Creek Task Force, Culver City, California.**

**Culver City Centennial Garden Finalist, Culver City, California.**

**Audacious Project Grant, Culver City, California.**

Milton Street Park & Green Street, Los Angeles, California.

Glendale Central Park Block Improvements, Glendale, California.

Belgrade Waterfront Detailed Masterplan, Belgrade, Serbia.

LA Plaza Cultural Village Residential Mixed-use Project, Los Angeles, California.

Samsung Headquarters, San Jose, California.

San Jacinto Plaza, El Paso, Texas.

Sands Bethworks Redevelopment, Bethlehem, Pennsylvania.

El Paso Pathways Urban Design Project, El Paso, Texas.

Mt San Antonio Community College Facilities Master Plan, Walnut, California.

CSU-Long Beach Campus Landscape Master Planning & Design Implementation  
(more than 20 projects to-date), Long Beach, California.

LA Plaza Cultural Village Residential Mixed-use Project, Los Angeles, California.

West Hollywood West Overlay District and Design Guidelines, Los Angeles, California.

## **Community Outreach Experience:**

**Culver Boulevard Realignment, Culver City, California.**

Glendale Central Park Block Improvements, Glendale, California.

Milton Street Park & Green Street, Los Angeles, California.

San Jacinto Plaza, El Paso, Texas.



## **Ying-yu Hung, PLA, FASLA**

### **MANAGING PRINCIPAL, SWA**

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Public parks in and around Los Angeles are of particular interest to Ms. Hung, as they have a direct impact in improving the quality of life, particularly in growing neighborhoods with young families with children. Through every design project during her 25 years of practice, Ms. Hung investigates the desires and needs of the project's ultimate stakeholders in order to ensure a final outcome that encourages the community to be both users and stewards of the park. A testament to her high-quality designs from her 25 years of experience, many of Ms. Hung's projects have been recognized with prestigious awards including the ASLA Award of Excellence.

#### **Education**

Master of Landscape Architecture,  
Harvard University Graduate School of  
Design

Bachelor of Arts, with honors,  
Architecture; UC Berkeley

#### **Registrations**

RLA: #4374, California

#### **Professional Affiliations/ Recognition**

Fellow, American Society of Landscape  
Architects (FASLA)

#### **Awards**

ULI Community Impact Award, Ricardo  
Lara Park, Lynwood, CA, Design, 2018.

ASLA Southern California Chapter Honor  
Award, Ricardo Lara Park, Lynwood, CA,  
Design, 2018.

ASLA Southern California Chapter Merit  
Award, Bicentennial Park, Hawthorne, CA,  
Design, 2018.

ASLA Southern California Chapter Merit  
Award, Milton Street Park, Los Angeles,  
CA, Design, 2016.

APA Award of Merit for Planning Best  
Practices, West Hollywood West Overlay  
District and Design Guidelines, CA, 2015.

### **Representative Projects:**

#### **Ballona Creek Task Force, Culver City, California.**

Milton Street Park & Green Street, Los Angeles, California.

Bohnett Park Renovation, Santa Barbara, California.

West Beach Splash Playground, Santa Barbara, California.

Bicentennial Park, Hawthorne, California.

Santa Monica North Beach Trail, Santa Monica, California.

San Jacinto Plaza, El Paso, Texas.

Ricardo Lara Linear Park, Lynwood, California.

LA Plaza Interpretive Art Walk, Los Angeles, California.

Glendale Central Park Block Improvements, Glendale, California.

Natural Park at Ramona Gardens, Los Angeles, California.

Canyon Country Community Center, Santa Clarita, California.

Reseda Park Renovation Concept, Los Angeles, California.

City of Thousand Oaks Forestry Master Plan; Thousand Oaks, California.

Oxnard Green Alleys Plan, Oxnard, California.

West Hollywood West Overlay District and Design Guidelines, Los Angeles, California.

### **Community Outreach Experience:**

Milton Street Park & Green Street, Los Angeles, California.

Glendale Central Park Block Improvements, Glendale, California.

Bohnett Park Renovation, Santa Barbara, California.

West Beach Splash Playground, Santa Barbara, California.

Ricardo Lara Park Community Planting Day, Lynwood, California.

Santa Monica North Beach Trail, Santa Monica, California.



## Roman Chiu

### ASSOCIATE

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#### Education

Master of Landscape Architecture,  
University of Pennsylvania Philadelphia,  
2006

Bachelor of Industrial Design Bachelor of  
Fine Arts, Rhode Island School of Design,  
Providence, Rhode Island

#### Professional Affiliations

Member, American Society of Landscape  
Architects (ASLA)

Outreach Member, Culver City Arts  
District Neighborhood Association

#### Recognition

George Madden Boughton Award,  
PennDesign, 2006

ASLA Finalist, PennDesign, 2006

Chair's Merit Scholarship, PennDesign,  
2003-2006

Roman Chiu joined SWA Los Angeles in January 2016. With a diverse background in design and art, Roman strives to bring together the concept driven and technically sound landscape. He received his Bachelors' of Industrial Design from the Rhode Island School of Design and his MLA from the University of Pennsylvania where he received the George M Boughton Prize and was a ASLA Merit Finalist. On his path to landscape architecture, Roman designed interpretive parks for coal mine remediation in Ohio and Western Pennsylvania, where he worked on the Vintondale AMD Remediation Park and still maintains a strong interest. Roman is an active resident of Culver City, participating in his Arts District Neighborhood Association and Culver City outreach. He is always on his bicycle and participates in the local biking community.

Roman has been the project manager of numerous engagements for the City of Culver City, including the Culver Boulevard Realignment, Culver Steps, Culver Centennial Garden, and Culver Studios projects.

## Representative Projects:

**Culver Boulevard Realignment, Culver City, California.**

**The Culver Steps, Culver City, California.**

**Culver City Centennial Garden Finalist, Culver City, California.**

**The Culver Studios, Culver City, California.**

Mt. San Antonio College, Temple Avenue Streetscape Plan, Walnut, California.

Beverly Hilton Open Space Master Plan, Beverly Hills, California.

Beverly Hilton Garden. Beverly Hills, California.

HSI IDC, Gurgaon, India.

The Camellias, Gurgaon, India.

The Address Dubai Opera, Downtown Dubai, U.A.E.

Uptown Cairo, Cairo, Egypt.

Emaar Square - Roads 1-9, Cairo, Egypt.

## Community Outreach Experience:

**Culver Boulevard Realignment Project, Culver City, California.**

**Culver City Centennial Garden Finalist, Culver City, California.**

Beverly Hilton Open Space Master Plan, Beverly Hills, California.



## Zhoufei Zhu

### LANDSCAPE DESIGNER

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Zhoufei joined SWA Los Angeles Office in 2018. She graduated with a master of Landscape Architecture from University of Pennsylvania and a Bachelor of Arts from Tongji University in Shanghai. She was SWA summer program participant in 2017. Upon graduate, Zhoufei received the George Madden Boughton Prize from Upenn, for design excellence and environmental and social consciousness. She is eager to continue learning and expanding her interests in designing the landscape that respond and function according to social impact and environmental needs.

#### Education

Master of Landscape Architecture,  
University of Pennsylvania, 2018

Bachelor of Arts, Environmental design,  
Tongji University, 2014

#### Recognition

George Madden Boughton Prize,  
University of Pennsylvania, 2018

Publication in Penndesign Landscape  
Architecture Process 20, 2016

Outstanding Graduate Student of Tongji  
University, 2014

#### Representative Projects:

Loma Linda University Medical Center, Loma Linda, California

King Salman Park Competition, Riyadh, Saudi Arabia

Savski Square Competition, Belgrade, Serbia

Union Street Mall, Honolulu, Hawaii

Glendale Central Park, Glendale, California

Mall of Emirates, Dubai, United Arab Emirates

#### Selected Previous Experience before SWA

W Tower, Weihai, China

Kensington Urban Actions, Philadelphia, PA



## Khalilha Haynes

ASSOCIATE, FUNDRAISING, ESTOLANO LESAR ADVISORS

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Khalilha is an urban planner committed to social equity and creating thriving, resilient cities where people are empowered to be their best selves. She joined Estolano LeSar Advisors in 2018 and her work includes providing research support on projects related to equitable economic development and workforce development. Prior to joining ELA, she worked with Climate Resolve, advocating for green and equitable regional transportation policies.

### Representative Projects:

#### **Strategic Growth Council: Affordable Housing & Sustainable Communities Technical Assistance Provider (2018 - Present)**

Estolano LeSar Advisors provided technical assistance to applicants throughout California seeking funding under the state's Affordable Housing Sustainable Communities program. We worked with local jurisdictions, transit agencies, and real estate developers to prioritize shovel-ready active transportation, sustainable mobility, and transit projects. We also organized AHSC workshops to provide interested stakeholders more information about the upcoming opportunities. As part of this work, Khalilha helped convene a developer roundtable for the City of Perris and an AHSC planning workshop for the City and County of Napa.

#### **Surdna Foundation: Inclusive Economies Program: Indicators Development (2018 - Present)**

Estolano LeSar Advisors is working with Surdna Foundation to develop indicators and metrics for their Inclusive Economies Program that align with their newly refined program strategy. As part of this work, Khalilha has conducted extensive research on indicators currently being used in the field of inclusive economies and used interviews with Surdna's thought partners to further refine indicator recommendations.

#### **Enterprise Community Partners: LA Regional Open Space and Affordable Housing Collaborative Strategic Plan (2018 - Present)**

Estolano LeSar Advisors is assisting the LA Regional Open Space and Affordable Housing (LA ROSAH) collaborative with the creation of a three-year strategic plan that refines the coalition's vision, mission, values, and goals and produces a governance structure that reflects the coalition's commitment to increasing racial, economic, and social equity throughout Los Angeles.

#### **Education**

Master of Urban and Regional Planning  
University of California, Los Angeles, 2018  
  
Bachelor of Science, Earth and  
Environmental Engineering, Columbia  
University, 2013

#### **Professional Affiliations/ Recognition**

UCLA Planners of Color for Social Equity  
American Planners Association (APA) –  
Planner's Advocacy Network



## Leah Hubbard

### ASSOCIATE, FUNDRAISING, ESTOLANO LESAR ADVISORS

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Leah Hubbard joined Estolano LeSar in January 2016. In her current role as an Associate, she provides a variety of project support, largely focused on equitable community development and housing. Her responsibilities include research and analysis, report preparation, community outreach, and geospatial mapping using ArcGIS. Ms. Hubbard's professional background includes work in the nonprofit, public, and philanthropic sectors, focusing on community development and stakeholder engagement.

#### Education

Master of Public Administration,  
University of Southern California, 2016

Bachelor of Arts, Sociology and Music,  
Loyola Marymount University, 2013

#### Professional Affiliations/ Recognition

Las Fotos Project: Mentor

The Justice Collaborative: Volunteer  
Researcher

## Representative Projects:

### Culver City Seasonal Shelter Feasibility Study (LeSar) (2019 - Present)

LeSar Development Consultants and its sub-consultant, Gonzalez Goodale Architects (GGA), are assisting the City of Culver City with identifying potential sites for development of a 50-bed seasonal shelter. LDC has completed a citywide survey of public parcels and GIS mapping of all feasible sites, as well as preliminary shelter program design recommendations. LDC's work is underway to engage community stakeholders in discussions about the top three potential shelter sites and prepare final site summaries and vicinity maps.

### City of Glendale Tech Cluster Strategy (2016 - Present)

Estolano LeSar Advisors, along with Mount Wilson Ventures and data analysts Madeline Wander and Pamela Stephens, developed a Tech Strategy for the City of Glendale by undertaking the following tasks: 1) defining the term "technology" and its subsectors, 2) understanding factors of success and assessing the economic landscape of Glendale, 3) determining promising tech subsectors for Glendale EDC to pursue, and 4) crafting strategies and initiatives that will create opportunities for business growth. As a part of this research, ELA carried out interviews with local tech leaders and employers in the City of Glendale. Currently, ELA is working with the City to implement the recommendations set forth in the Strategy.

### Park 101 Phase 3 (2015 - 2016)

Estolano LeSar Advisors was part of a team providing the Friends of Park 101, City of Los Angeles and SCAG with comprehensive analysis and advisory services on a project to build a park over a portion of US Highway 101 in downtown Los Angeles. As the prime contractor, ELA managed a team that included CDM Smith, The Robert Group, Emerson & associates, John Kaliski Architects, SWA Group, and Economic & Planning Systems. Project tasks included updating the project study report, conducting outreach to community and public agency stakeholders, creating funding strategies, assessing development potential on adjacent parcels, and identifying critical issues and timelines.



## Lorcan O'Herlihy, FAIA

### FOUNDING PRINCIPAL, LORCAN O'HERLIHY ARCHITECTS (LOHA)

#### Education

Architectural Association

Master of Arts in History and Critical Thinking

Cal Polytechnic University SLO Bachelor of Architecture

#### Registrations

California – C 24245

#### Professional Affiliations/ Recognition

Adjunct Professor, Jon Adams Jerde Chair in Architecture University of Southern California, 2010-Present

Fellow of the American Institute of Architects

Santa Monica Museum of Art Board of Trustees

American Institute of Architects Los Angeles Board of Directors

LAXART Gallery, Board of Advisors

A Place Called Home [APCH] Youth Center, Non-profit design consultation and active member

Venice Community Housing Corporation, Non-profit design consultation and active member

Lorcan O'Herlihy FAIA, founder and principal of LOHA, seeks opportunities to engage the ever-changing complexities of the urban landscape while embracing architecture as a catalyst of change. Since LOHA's inception in 1994, these urban and social concerns have been paired with an interest in artistry. Lorcan spent his formative years working in New York and Paris on the Grand Louvre Museum as a designer at I.M. Pei Partners. Lorcan has also worked as a painter, sculptor, and furniture maker. The methodologies of material exploration and formal inflection, derived from the looseness of abstract art, have played a significant role across all media and are a critical driver of his architecture.

Lorcan's professional practice has run in parallel to his academic and intellectual pursuits since the inception of his office, enriching and heightening both. He has taught and lectured extensively over the last decade, including at the Architectural Association in London, Southern California Institute of Architecture [SCI-Arc], Cranbrook Academy of Art, Columbia University, Carnegie Mellon University, Pratt Institute, and the National Building Museum in Washington D.C. He is currently an Adjunct Professor at the University of Southern California.

In 2004 the Architectural League of New York selected Lorcan O'Herlihy as one of the eight "emerging voices" in the United States. In 2009, Lorcan was elevated to the prestigious College of Fellows of the American Institute of Architects, an honor awarded to members who have made significant contributions to the profession. Lorcan's commitment to design excellence in commercial, educational and residential projects has earned over 85 national and local design awards, including the AIA CC Distinguished Practice Award and the AIA Los Angeles Firm of the Year Award. Lorcan is a licensed architect in California, Michigan, Florida and North Carolina and is a GSA Design Excellence Program Peer.

## Representative Projects:

### Culver City Feasibility Study - Manufactured and Modular Housing, CA

Our Skid Row, Los Angeles, California

Big Blue Bus Stops, Santa Monica, California

Formosa1140, West Hollywood, California

Skid Row Housing Trust, Los Angeles, California

ML1101 Supportive Housing, Los Angeles, California

NW Detroit Neighborhood Study, Detroit, Michigan

Milwaukee Junction Neighborhood Study, Detroit, Michigan

South Saunders Master Plan, Raleigh, North Carolina

LAXART, Los Angeles, California



## Noelle White

### PROJECT MANAGER, LORCAN O'HERLIHY ARCHITECTS (LOHA)

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Noelle joined Lorcan O'Herlihy Architects in 2013, moving to Los Angeles after stints in Milwaukee, Pittsburgh, and New York City. Since joining the firm, Noelle has assumed leadership roles in the design development of projects and competitions including Brush Park, Canyon Drive, Bamiyan Cultural Centre, UCSD Living and Learning Neighborhood, Westgate Santa Monica, and the adaptive reuse of the Lincoln Heights Jail. As an upperclassman Noelle was awarded the Lewis J. Altenhof Memorial Scholarship for design excellence. In 2016 she was awarded second place in the John Stewardson Competition in Architecture.

#### Education

Carnegie Mellon University, Bachelor of Architecture

#### Awards

2nd Place, John Stewardson Competition in Architecture 2016

Lewis J. Altenhof Memorial Scholarship for design excellence, 2012

## Representative Projects:

### Culver City Feasibility Study - Manufactured and Modular Housing, CA

MLK1101 Supportive Housing, Los Angeles, CA

Robertson Landing, Mixed-Use Residential, Los Angeles, CA

Lincoln Heights Jail Adaptive Reuse, Los Angeles, CA

Canyon Dr., Multi-Family Los Angeles, CA

Brush Park, Mixed-Use Residential, Detroit, MI

Baltimore Station, Mixed-Use Residential, Detroit, MI

UCSD Living and Learning Neighborhood, San Diego, CA

UCSB San Joaquin Student Housing, Santa Barbara, CA

Westgate Santa Monica, Mixed-Use, Los Angeles, CA

Urban Hybrid 1, Los Angeles, CA



## **Brent Oltz**

### **PLANNER, TOOLE DESIGN**

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Brent is a project planner in the Los Angeles office with broad experience across the public, private, and civil society sectors. His expertise is in helping leaders use policy and design to build support for safe, human-scaled streets and public spaces. Before joining Toole Design, Brent most recently worked in the City of Culver City, CA, launching an update to the City's General Plan that uses novel engagement and design approaches to move the City toward a future with more mobility choices and greater socioeconomic equity. He has also consulted on neighborhood revitalization and transportation-oriented development plans for districts and cities across North America. His additional experience in planning and development economics, in government affairs, and as a policy strategist have established Brent as a skilled collaborator for tackling complex urban challenges.

#### **Education**

Master of Urban and Regional Planning,  
University of Minnesota, Humphrey School  
of Public Affairs: 2013

Bachelors of Arts, Sociology and  
Geography, University of Wisconsin: 2005

#### **Professional Affiliations/ Recognition**

Member, American Planning Association

## **Representative Projects:**

### **Culver City General Plan Update, Culver City, CA**

Brent served as an advance planner on a forthcoming comprehensive update to Culver City's General Plan, a multi-year public policy process which will set the city on course to achieve sustainable and equitable growth while generating critical public benefits in the coming decades. He coordinated closely with the City Council and internal and external partners to structure a planning process that includes equitable engagement strategies and moves the city toward a more sustainable mobility future.

### **Caltrans District Level Active Transportation Plans**

Brent serves as Project Planner on a statewide series of twelve district-level Active Transportation plans for Caltrans. The plans will include assessments of each district's existing active transportation infrastructure and recommend a project prioritization framework for each district based on locally identified needs and opportunities. Brent is collecting and analyzing local data and coordinating with project managers across the Caltrans system to ensure each plan is tailored to conditions within each district while meeting rigorous statewide quality standards.

### **The Presidio of San Francisco Land Use Study, San Francisco, CA**

Brent served as Analyst for a land use study and plan for the 1,500 acre Presidio of San Francisco, a spectacular mixed-use former military base. The plan identified mobility challenges within the park, disconnects between its key attractions, and the potential of its underperforming sites. Brent recommended public realm investments to improve the visitor experience and support revenue-generating new development within the park.

### **SANDAG iCommute Commuter Services, San Diego, CA**

Brent serves as Project Planner, responsible for assessing and recommending changes to the iCommute bike locker program for the San Diego Association of Governments.



## **Gwen Shaw, EIT**

### **ENGINEER, TOOLE DESIGN**

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Gwen is an engineer with experience in both the public and private sector thinking about and designing for people. Gwen's projects focus on multimodal transportation environments, alternatives analysis, public outreach, and geometric design of pedestrian and bicycle infrastructure. Gwen has developed conceptual crosssections and plan views for corridors and intersections on multiple projects. She also has experience with signal design, parking management, and a vast number of transportation impact studies of various scales. Additionally, she brings background in planning, designing, and implementing temporary demonstration projects for alternative uses of the public space.

#### **Education**

Bachelor of Science, Civil Engineering,  
Portland State University: 2015

#### **Professional Affiliations/ Recognition**

Institute of Transportation Engineers  
Association of Pedestrian and Bicycle  
Professionals Young Professionals in  
Transportation (Membership Chair: 2015-  
2017)

#### **Awards**

Association of Pedestrian and Bicycle  
Professionals: Winner 2018 Young  
Professional of the Year Award

## **Representative Projects:**

### **Los Angeles Bikeshare Site Planning, Los Angeles, CA**

Gwen has helped in both the station permitting and expansion planning processes of the ongoing Los Angeles bikeshare program. She has prepared several detailed station site plans for various agencies in the Los Angeles area. As the county-wide system expands, Gwen has and will continue to help with determining planning level system maps and identifying intersection specific site alternatives in each of the communities. She works both in the field and in the office to implement stations and system expansions smoothly and efficiently.

### **Santa Maria Downtown Streetscape, Santa Maria, CA**

Gwen served as an engineer on this rural downtown streetscape project in southern California. She worked with the project team to develop a set of concept plans with the goal of revitalizing the downtown core, while preserving the function of the two intersecting highways traveling through the town. Starting with conceptual cross-sections, Gwen provided technical input to get the proposed design into a plan view layout that provides both interim and long-term opportunities. She prepared a conceptual striping plan that would incorporate components of the future design into an upcoming road resurfacing and restriping project for an interim treatment.

### **Cupertino Bike Boulevards, Cupertino, CA**

Gwen assisted in preparing schematic designs for a set of proposed Class III Bike Boulevards. As one of the designers, she worked with the team to provide a comprehensive network of low volume, low stress corridors accessible by users of all ages and abilities.

### **Sacramento Bikeshare Site Planning, Sacramento, CA**

Gwen worked with Toole Design staff to plan and implement a 150 hub electric assist bikeshare system in the cities of Sacramento, West Sacramento, and Davis, California.



## **Doug Conlon, PE**

### **ASSOCIATE, CIVIL ENGINEERING, KPFF**

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As an Associate Engineer with the Los Angeles office of KPFF, Doug Conlon is responsible for client contact, establishment of fees and schedules, supervision of engineering and drafting personnel, project design and production, overall project coordination and construction administration. Doug has 35 years of experience as a civil engineer and 12 years at KPFF. Doug is involved in all aspects of civil design including grading, drainage, erosion and site utilities and is often the main contact for the architect and contractor. He is also a CASQA certified Trainer of Record for Qualified Storm Water Pollution Prevention Plans (SWPPP) Developers (QSD) and Qualified SWPPP Practitioners (QSP).

#### **Education**

Gonzaga University, Spokane, WA  
BS, Civil Engineering (1984)

#### **Registrations**

Professional Engineer: CA (C73594)  
Professional Engineer: TX (94896)

#### **Professional Affiliations/ Recognition**

American Society of Civil Engineers

## **Representative Projects:**

**Culver City Centennial Garden Finalist, Culver City, California.**

**C3, Culver City, CA**

**The Culver Studios, Culver City, CA**

**Culver Crossroads, Culver City, CA**

**Harbor Freight Tools, Culver City, CA**

The Getty Center, Los Angeles, CA

The Getty Villa, Los Angeles, CA

Miraloma Park and Community Center, Anaheim, CA

Vista Hermosa Park, Los Angeles, CA

The Broad Museum, Los Angeles, CA

California African American Museum, Los Angeles, CA

Los Angeles County Museum of Art (LACMA) Transformation Projects, Los Angeles, CA

Los Angeles County Museum of Art B-CAM, Los Angeles, CA



## **Reza Rezaian, PE, ENV SP**

**PRINCIPAL, CIVIL ENGINEERING, KPFF**

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Reza Rezaian is an ardent, experienced, and knowledgeable Principal and Project Manager who excels at client service, attention to detail, and a deep commitment to his craft. This is Reza's 19th year as a civil engineer at KPFF, during which time, he has been responsible for civil engineering design and development on projects during design, production, and construction services, as well as for client contact, development of civil engineering concepts and systems, establishment of project fees, budgets, and scheduling, and overall project coordination.

A firm believer that engineering is as much art as it is science, Reza brings creativity, outside-the-box thinking, and a keen eye to each project, ensuring that it is worthy of his clients' trust in KPFF's progressive civil engineering practice.

### **Education**

Loyola Marymount University, Los Angeles

MS, Civil Engineering (2002)

California State Polytechnic University,  
Pomona

BS, Civil Engineering (1998)

### **Registrations**

Professional Engineer: CA (C62048)

Envision Sustainability Professional: ENV  
SP

### **Professional Affiliations/ Recognition**

American Society of Civil Engineers

## **Representative Projects:**

### **Harbor Freight Tools, Culver City, CA**

Virginia Avenue Park, Santa Monica, CA

Santa Monica Parks Renovation Projects, Santa Monica, CA

City of Glendale Central Park, Glendale, CA

Loyola Marymount University Sunken Gardens and Chapel Gardens Site-Work, Los Angeles, CA

Painted Turtle Camp, Lake Hughes, CA

Loyola Marymount University William H. Hannon Library (LEED Gold), Los Angeles, CA

Pasadena Art Center-CWT (LEED Certified), Pasadena, CA

Silver Lake Branch Library (LEED Platinum), Los Angeles, CA

Orange County Museum of Art, Costa Mesa, CA

Los Angeles County Campus Kilpatrick, Malibu, CA

Lawndale Los Angeles County Library, Lawndale, CA



## **Astrid Theeuwes, PE, LEED AP**

**ASSOCIATE, CIVIL ENGINEERING, KPFF**

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Since joining the Los Angeles office of KPFF in 2006, Astrid Theeuwes has enjoyed working on a wide range of projects, from local residential, commercial, educational and streetscape projects to various institutional projects around the world. She is a dynamic, positive and detailed oriented team player, enjoys developing successful relationships and is always excited to explore new ideas. Astrid is passionate about Active Transportation and the transformation it brings to our environment.

As a project manager, Astrid is responsible for client contact, establishment of fees and schedules, supervision of engineering and drafting personnel, project design and production, overall project coordination and construction administration.

### **Education**

University of California, Los Angeles

MS Civil and Environmental Engineering

Ecole Speciale des Travaux Publics, Paris,  
France, MS Civil Engineering

### **Registrations**

Professional Engineer: CA (74437)

LEED AP

### **Professional Affiliations/ Recognition**

American Society of Civil Engineers

## **Representative Projects:**

Park to Playa Trail – from Nature Center to Baldwin Hills Scenic Overview Parking lot, Culver City, CA

Urban Design for North Beach Trail, Santa Monica, CA

Exposition Park Master Plan, Los Angeles, CA

Santa Monica Memorial Park Master Plan, Santa Monica, CA

Third Street Promenade Needs Assessment Study, Santa Monica, CA

Airflyte Plaza Renovation, El Segundo, CA

AVA Hollywood Mixed-Use and Off-Site Improvements, Los Angeles, CA

Campus at Playa Vista, Los Angeles, CA

Village Walk at Tarzana, Los Angeles, CA

California Market Center Renovation, Los Angeles, CA

Crenshaw Villas & Gardens, Los Angeles, CA

Ontario Town Center, Ontario, CA



## Trevor Shulters

DIRECTOR, CUMMING

### Education

Bachelor of Science, Construction Management, University of Nebraska, Lincoln, NE

### Registrations

Former Certified Professional Estimator (CPE), American Society of Professional Estimators, No. 1.4-000984-1214, 2014-2018

### Professional Affiliations/ Recognition

Member, Construction Management Association of America (CMAA)

Member, Southern California Development Forum (SCDF)

Trevor has been involved in the construction industry since 2005, and has worked alongside numerous owners, designers and contractors to manage various cost related aspects of construction developments throughout the Western United States. With a diverse portfolio, he has performed in various sectors including healthcare, education, hospitality, corporate, residential, mixed-use, themed entertainment and culture related ventures. Trevor is well versed in all aspects of design and construction. Based out of the Los Angeles office, he currently coordinates estimating efforts and manages preconstruction services for numerous low and high net worth projects.

## Representative Projects:

Civic Center Feasibility Study, Los Angeles, CA

Barnsdall Art Park, Hollyhock House Historic Renovations, Los Angeles, CA

Barnsdall Art Park, Residence A Historic Renovations, Los Angeles, CA Convention Center Design Competition for Expansion & Renovation, Los Angeles, CA

Reseda Park Pool Replacement Project, Reseda, CA

Whittier Narrows Equestrian Center/ Horseman's Park/Adjacent Recreation Areas Improvements, Whittier, CA

Former Parker Center Office Tower Redevelopment/ Preservation Alternatives, Los Angeles, CA

Rancho Los Amigos South Campus, Site Redevelopment including IDS Bldg.-Probation Bldg.-Infrastructure-Crime Lab-Sports Center Scoping Phase, Downey, CA

Department of Public Social Services Strategic Master Space Plan, Los Angeles, CA

Dept. of Animal Care & Control Master Planning for New Shelter and Admin. Office Spaces, Los Angeles, CA

La Mirada Lake, Shoreline Stabilization/Bulkhead Repair, La Mirada, CA

New San Fernando Valley Family Support Center Cost Assessment/Scoping Documents, Van Nuys, CA

Office Building vs. Mixed-Use Development Cost Studies, Los Angeles, CA

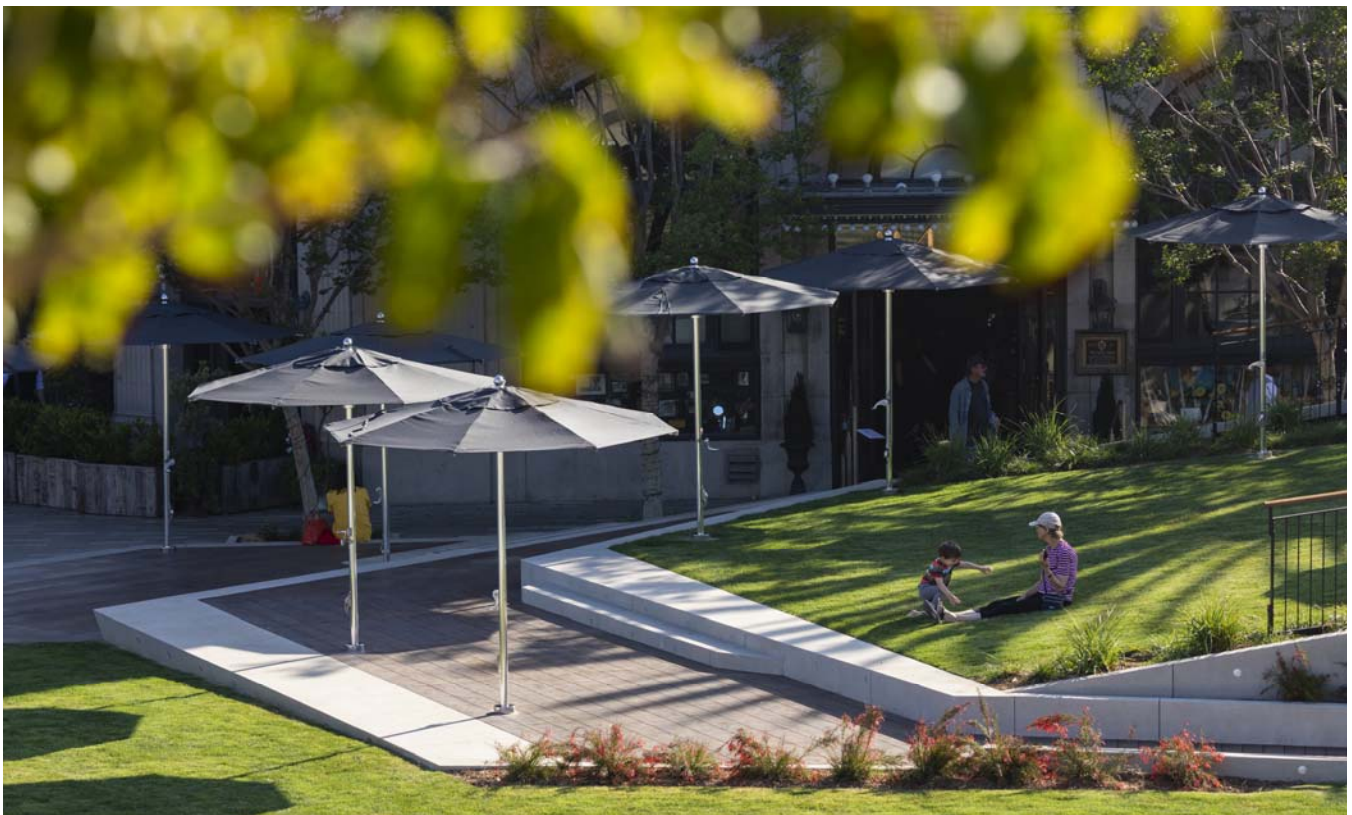
Office Tenant Improvement Project, Los Angeles, CA

Tilt Up Seismic Retrofit, Los Angeles, CA

Los Angeles Civic Center, Adaptive Reuse of Historic U.S. District Courthouse on Spring Street, Los Angeles, CA



Visualization: the iconic steps will be part open space, part performance area.



Under construction: the steps come to life (May 2019)



A plan for public realm activation and placemaking

Making an interactive outdoor plaza that showcases the creative capital of Culver City, and leverages that energy into placemaking.

**Client:** Hackmann Capital & City of Culver City

**Architect:** EYRC - Ehrlich Yanai Rhee Chaney Architects

**Project Size:**

Site: 98,000 sf

Landscape: 55,000 sf

Buildings: 43,000 sf

**Schedule:** 03.2015 - present

**Scope of Work:**

Streetscape

Plaza Design

Iconic Public Space

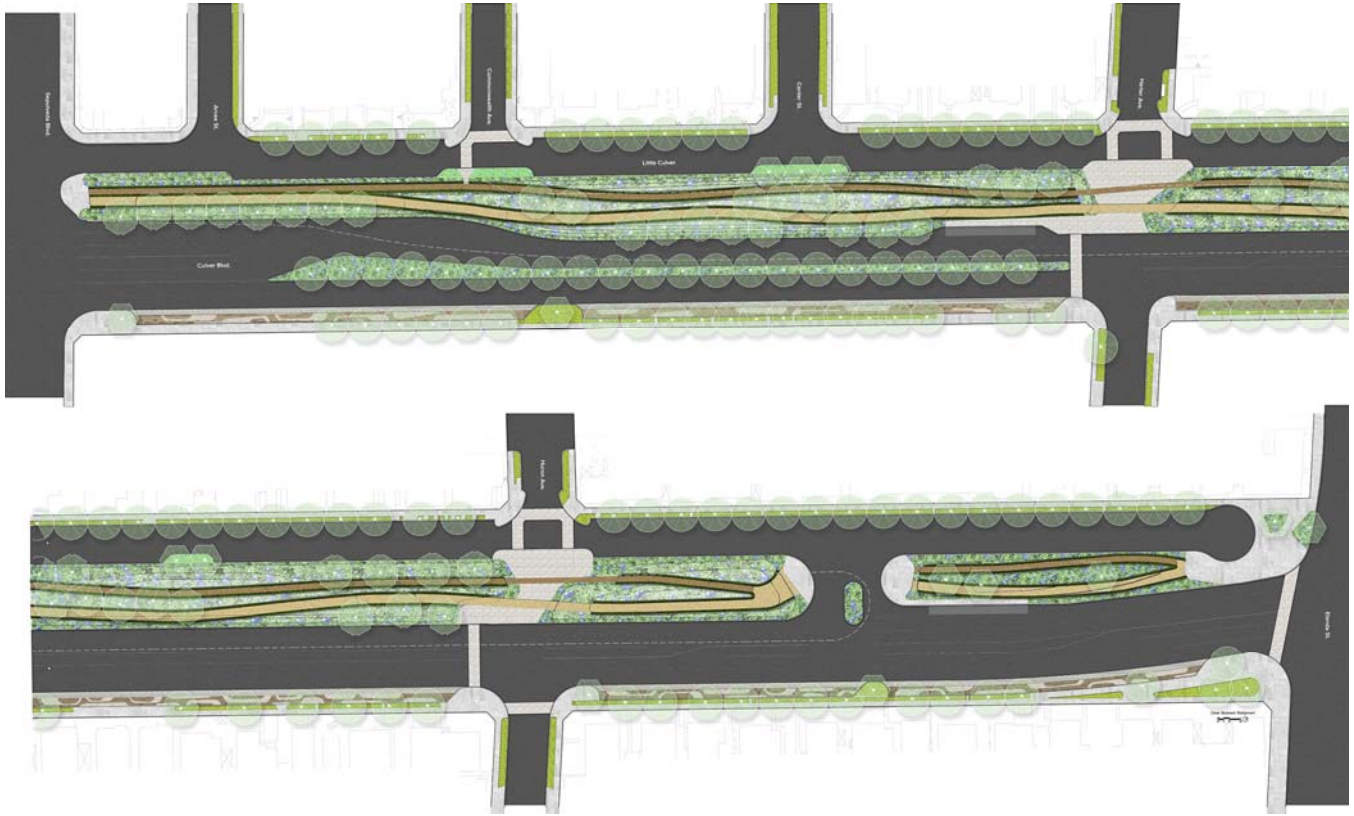
## Culver Steps & Main Plaza (Under Construction)

CULVER CITY, CALIFORNIA; SWA PROJECT

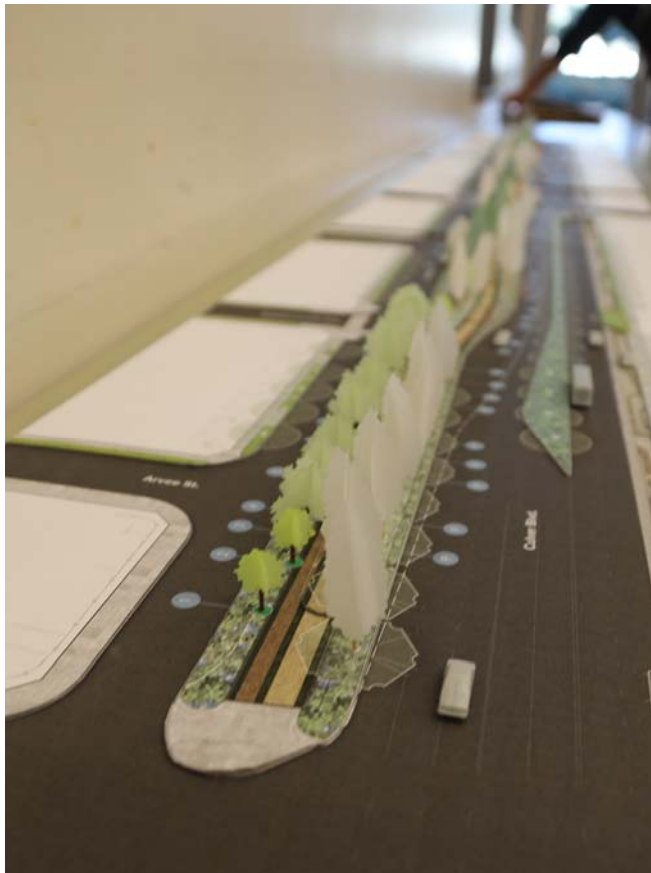
A much anticipated development in Culver City, this project celebrates the unique tradition of 'maker culture' - drawing inspiration from the city's movie studios and restaurants, to further the ongoing revitalization of downtown area.

Culver Steps and the Main Plaza have significant potential of becoming a space both shaped and shared by makers. The project provides a welcoming platform, in which makers around the city could get together, share ideas, and shape the place through making. It would encourage diversity and interaction, and eventually create a strong local identity at the heart of the city.

**In June 2018 the project was awarded the 38th Annual Los Angeles Architectural Award for 'Under Construction' by the Los Angeles Business Council.**



Plan shows how a pedestrian walkway and bike lane can be separated within the park.

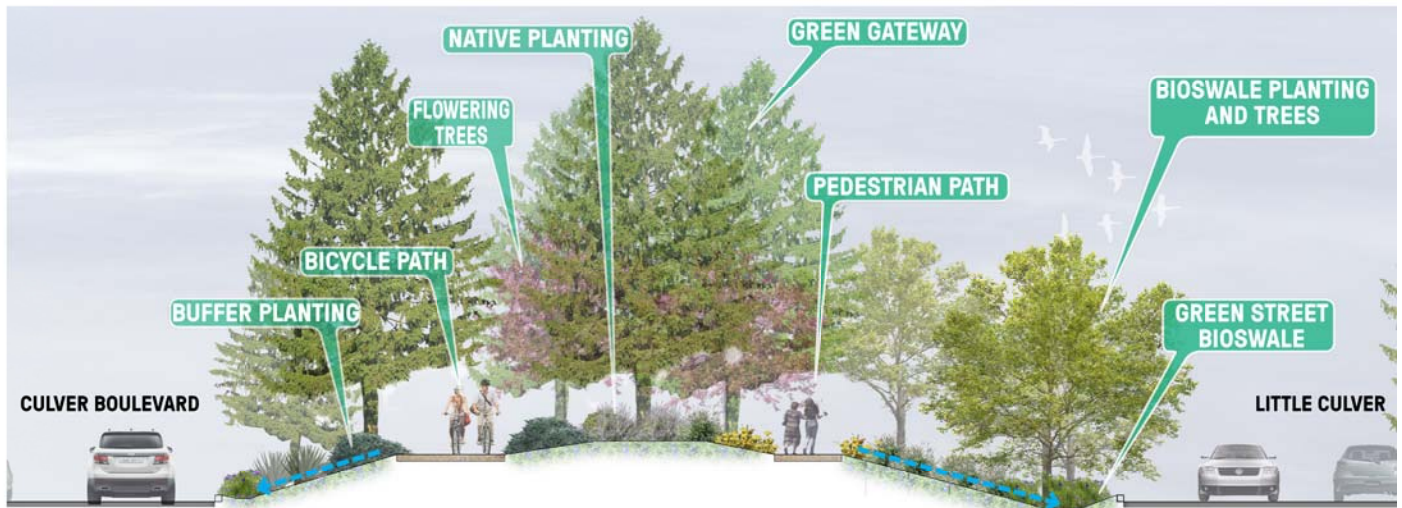


Detail of model for community meeting



Soliciting community feedback

Section @ Center Street



Illustrative section of how the median park will operate in between two vehicular right of ways



Physical model helps the community outline their vision.

## Culver Boulevard Median Park

### CULVER CITY, CALIFORNIA; SWA PROJECT

The Culver Boulevard Median Park has had many faces, from railroad right of way, freeway on ramp, to bike and pedestrian area.

Today, the Median Park is being asked to do more. Introducing stormwater management below grade, SWA is working with the community to design the intricacies of stormwater, biodiversity, traffic, and program. SWA is developing a progressive sustainable, safe and usable green space for this neighborhood.

SWA developed a concept of a gateway of low water landscape, safe pedestrian crossings, cultural nodes and a narrative that tells the story of water. Ongoing with community meetings and input, SWA is working toward a vibrant, multilayered, community park.

**Client:** City of Culver City

**Engineering Partner:** Tetrattech

**Size:** 1 acre

**Schedule:** 2018 - Ongoing

**Scope:**

Landscape Architecture  
Community Outreach  
Bikeway Design

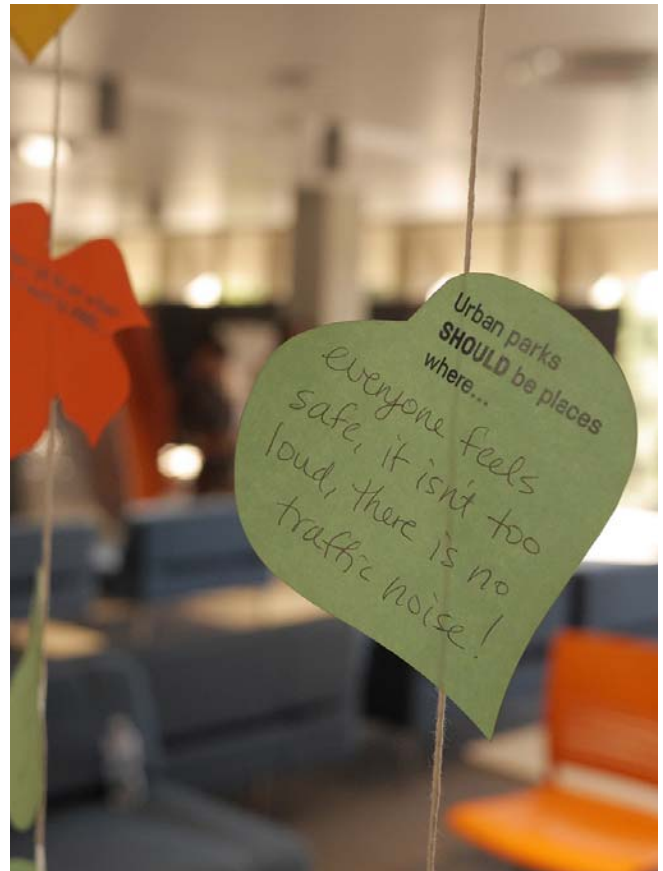
**Team:** Gerdo Aquino and Roman Chiu



The Central Park will serve as a community gathering place.



Residents of all ages participated in the outreach sessions.



Activities encouraged stakeholders to share their values.



Selected concept for Central Park

**Client:** City of Glendale

**Size:** 9 ac

**Schedule:** 2017 - Ongoing

**Scope:**

Landscape Architecture  
Master Planning  
Community Outreach  
Urban Planning  
Urban Design

**Reference:**

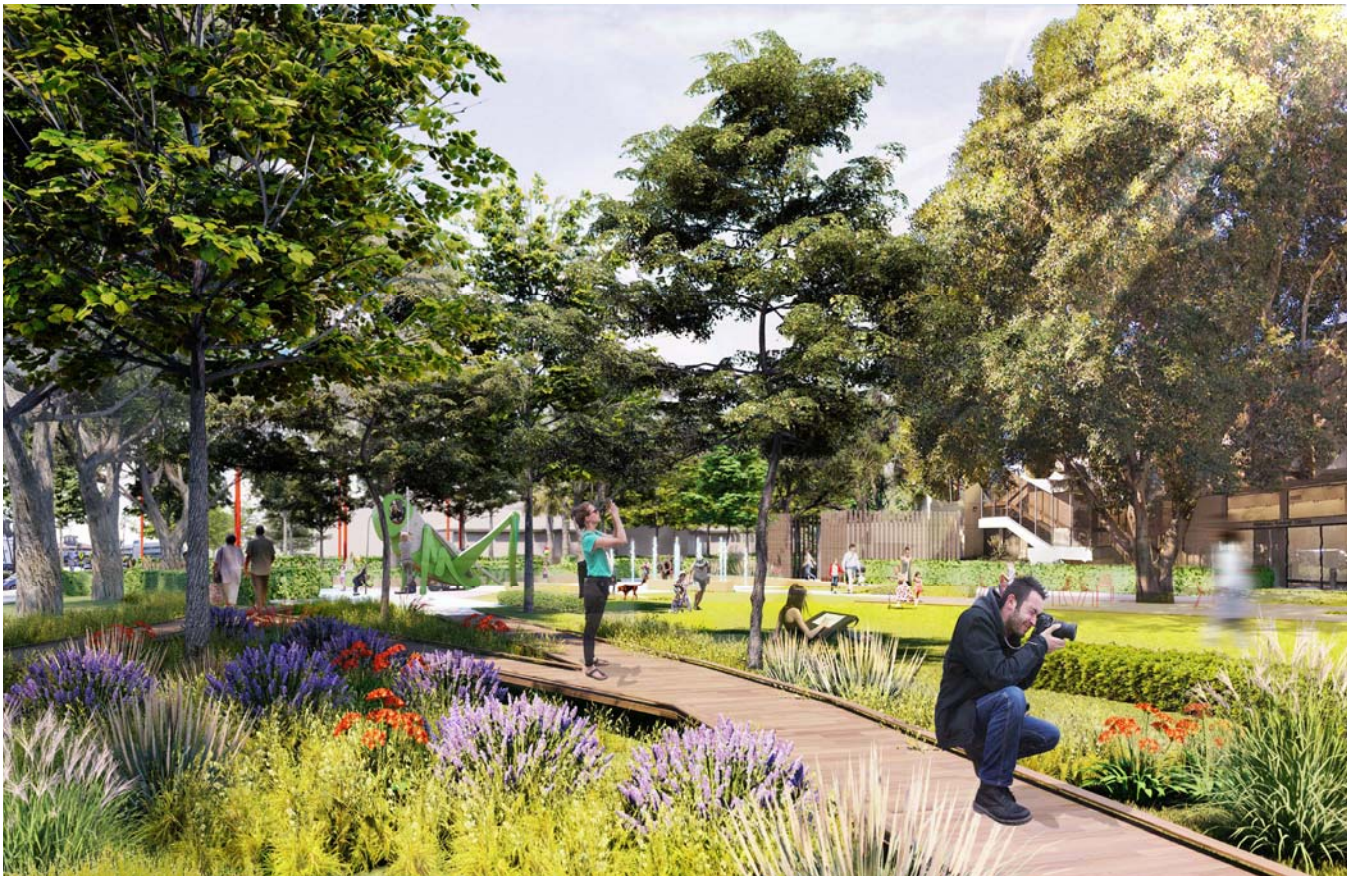
Mark Berry  
Principal Development  
Officer  
City of Glendale  
Community Development  
Department  
(818) 548-2005  
MBerry@Glendaleca.gov  
633 E Broadway #201  
Glendale, CA 91206

## Central Park & Paseo

### GLENDALÉ, CALIFORNIA

The long-awaited Armenian American Museum prompted the City of Glendale to reconfigure its Central Park, one of the few public green spaces in its burgeoning downtown. SWA's master plan compensates for the loss of usable area by transforming an existing parking lot behind the Central Library into green space. SWA also led community outreach sessions and city council presentations to allow the public to participate in the design process.

The master plan envisions connecting to an existing paseo that originates at Brand Boulevard into the park, as well as the addition of a second north-south paseo leading to Colorado Street. The removal of an outmoded utility shed creates additional space for programming. In total, the redesigned park would expand its usable square footage from the existing 76,000 square feet to more than 92,000. A flexible central open space allows Glendale to offer diverse seasonal programming to enhance park activity.



The central Paseo features shade and cafe areas



Glendale residents expressed their desire for a lawn that can host a variety of activities



The outdoor theatre and stage will serve as a cultural gathering spot



Kelp Forest Playground



Night Heron Slide and Dunescape



Diagrammatic Plan of Playful Harbor Elements

**West Beach Splash  
Playground** engages children  
in the dynamic atmosphere  
of Santa Barbara Harbor by  
incorporating local icons with  
wet and dry play.

**Client:** The City of Santa Barbara

**Size:** 86,989 sf

**Schedule:** 04.10.18 - in-progress

**Scope:**

Community Engagement  
Historic Landmark Commission Approvals  
Concept Design  
Schematic Design  
Design Development

## West Beach Splash Playground

SANTA BARBARA, CA

Santa Barbara is a dramatically scenic Southern Californian city positioned in between the Pacific Coast and the Los Padres Mountains. Known for its Spanish Mission architecture, Santa Barbara has a deep seeded maritime history as a fertile harbor town. Santa Barbara Harbor is one of the most picturesque boating locations in Southern California. Built in 1929, this 1143-slip harbor has become a popular destination for recreational boaters, fishermen, and tourists alike.

West Beach Splash Playground is an engaging play-space for children, rooted in the unique harbor characteristics of Santa Barbara. The design of the playground takes a detailed view at quintessential elements of Santa Barbara Harbor, incorporating elements like Life Guard Towers, the local Radon Patrol Boats, and even the local flock of Black Crowned Night Herons, to make for a truly special play experience.



An enhanced picnic area accommodates community gatherings



The open field will be maintained for sports programs and flexible use



Diagrammatic Plan of reconfigured sports fields and play struc-

## A well-loved neighborhood park gets updated to better support community needs.

**Client:** The City of Santa Barbara

**Size:** 69,382 sf

**Schedule:** 04.10.18 - in-progress

**Scope:**

Conceptual Design

Schematic Design

Construction Documentation

## Bohnett Park Renovation

SANTA BARBARA, CA

Bohnett Park is a series of athletic and play fields that host community gatherings and local competitions for a wide range of community members, from young children to adults. Located in the 'Westside' lowlands of Santa Barbara, the inland park plays a key role in fostering friendly neighborhood relationships and healthy lifestyle opportunities. Next-door to the United Boy's and Girl's club, the parkland is currently over-used and worn, and the space provided for sports and picnic activities is in constant high demand.

Working closely with the city of Santa Barbara and through a series of community meetings, the design team devised a rational plan that increases program potentials without compromising native habitat and planting. The site, once in disarray, has the flexibility for hosting organized weekly events and spontaneous community get-togethers.

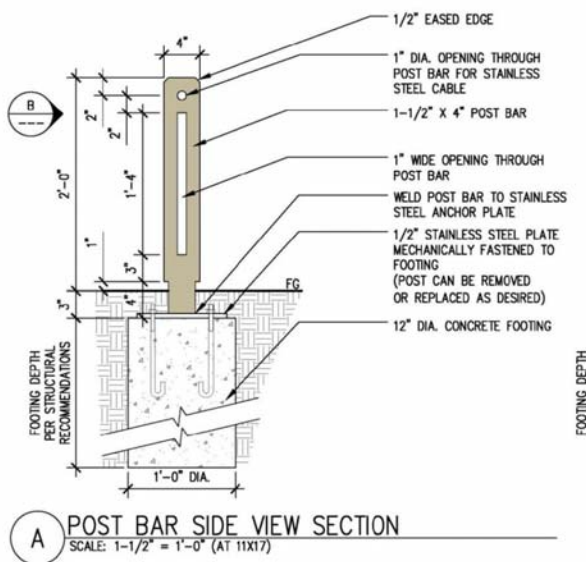




Visitors admire the vista to the ocean from the park



An active site for cyclists and tourists



**Client:** City of Santa Monica

**Project Team:** Ying-yu Hung,  
Jeremy Klemic

**Size:** 1/4 acre

**Schedule:** 2015 - 2016

Completed on budget and  
schedule

**Scope:**

Landscape Architecture  
Sustainability Design  
Urban Design

**Reference:**

Danny Welch  
Architect  
City of Santa Monica  
Architecture Services Division  
1437 Fourth St, Suite 300  
Santa Monica, CA 90401

## Palisades Park

### SANTA MONICA, CALIFORNIA; SWA PROJECT

Santa Monica Palisades Park needed landscape planting and a fencing strategy that would discourage non-permitted gathering and also preserve the park's natural amenities. Three parcels of land near this high-profile location adjacent to the iconic Santa Monica Pier is now planted with agave, aloe, and other drought tolerant species. Apart from the low fencing structure, the point shape of the plants discourage users from treading through the planting area, thereby alleviating the issue of soil compaction.



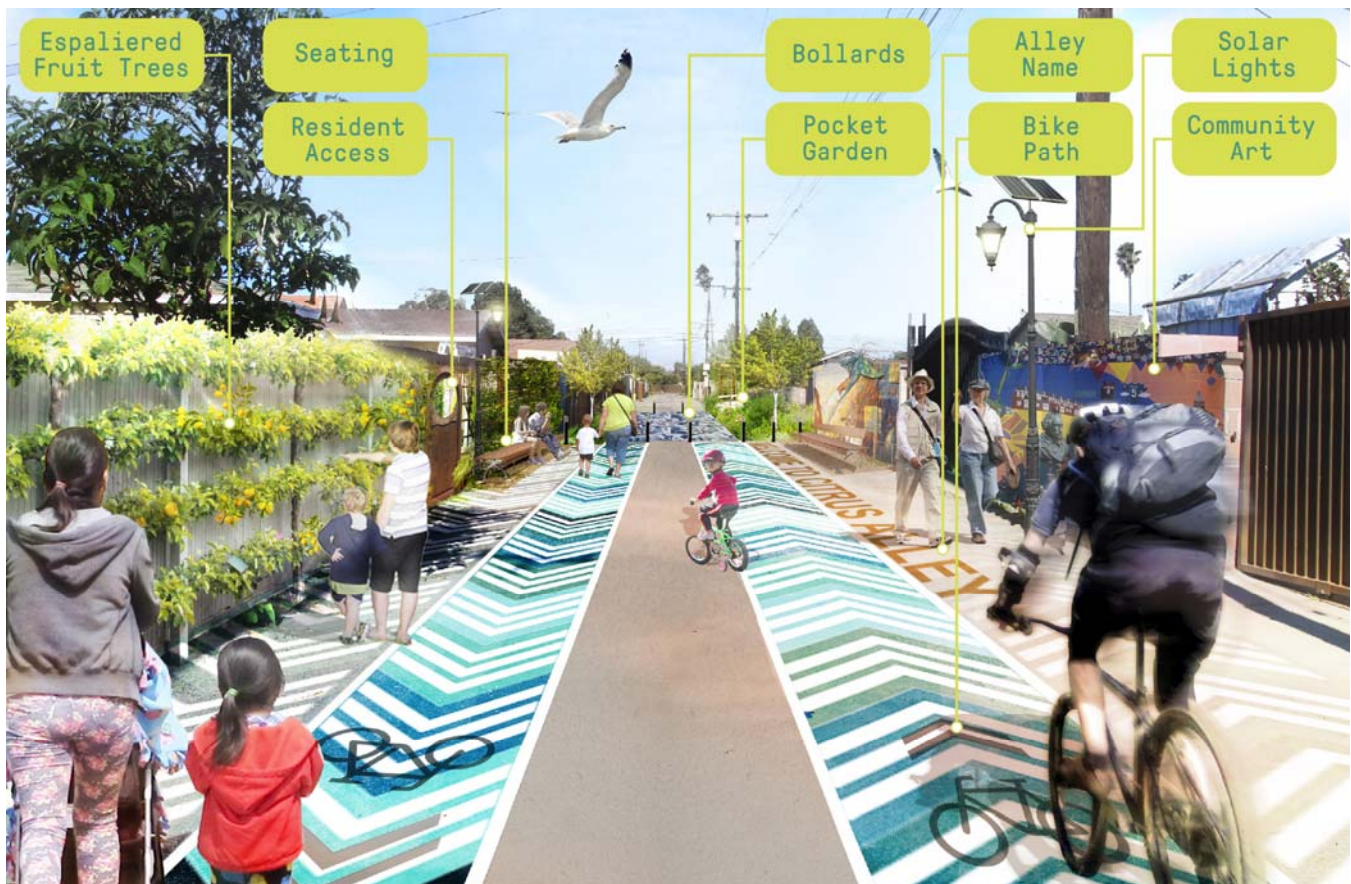
Placemaking strategies and farmers markets enliven alleys



Community members actively participated in providing feedback



SWA led workshops were supported by City Corps



3D rendering detailing community feedback for desired programs

**Green infrastructure funding is transforming how citizens and cities improve their local neighborhoods.**

**Client:** City of Oxnard

**Architect:** Firm Name

**Size:** 86 miles of alleyways

**Schedule:** 2014 - 2015

**Scope:**

Community Outreach  
Planning  
Urban Design

**Sustainability Features**

Stormwater BMP's  
Drought tolerant plants  
High SRI pavement  
Solar lighting

## Oxnard Green Alleys Plan

OXNARD, CALIFORNIA; SWA PROJECT

The Oxnard Green Alleys Plan pushed innovative ideas, built neighborhood support, and uncovered unique funding strategies that had not been explored by the City. Through an examination of 86 miles of underutilized alleys, the planning process resulted in: 1) projects targeting the most underserved neighborhoods, where funding and revitalization will have the greatest positive impact; 2) strategies for using alleys to creatively appropriate open space to better serve the community; and 3) an emerging perspective that alleys are a communal domain where social networking, active transportation, and recreation could occur.

The planning process included a series of working meetings between the SWA and a Green Alleys Planning and Advisory Group, composed of key City staff and concerned stakeholder groups. An early outcome of these sessions was a list of focused objectives. These objectives address the topics of: traffic safety, pedestrian and bike activity, community space and health, personal safety, local economy, efficient maintenance, water quality and conservation, air quality, and stewardship.



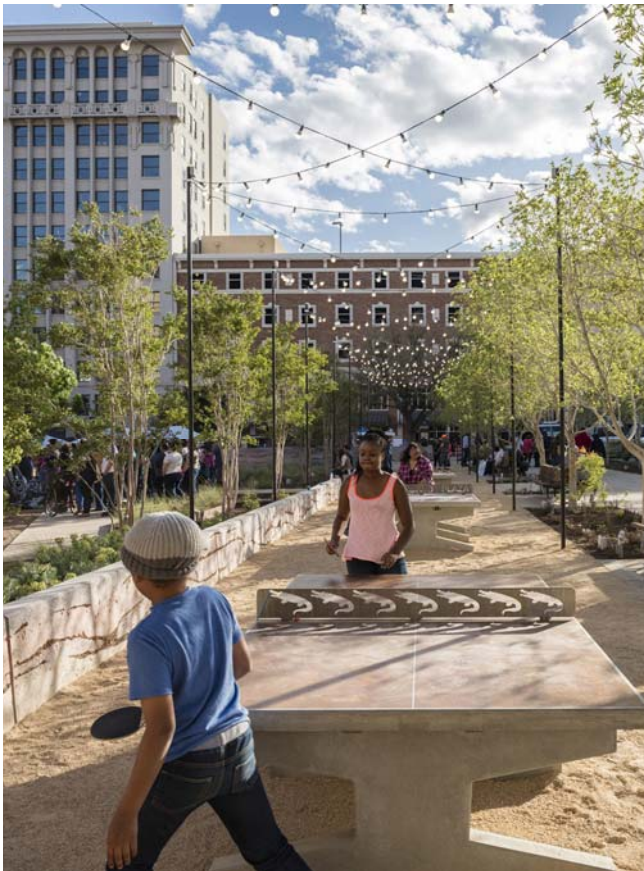
Young families have gravitated towards the park for its activities



A drybed stormwater detention system runs through the park, while providing seasonal interest with native plantings



A restored historic alligator statue enlivens the park at the center



The table tennis quad is a big hit amongst young kids

## San Jacinto Plaza

EL PASO, TEXAS; SWA PROJECT

SWA has provided planning and design services for a number of streetscape and landscape improvements to strengthen pedestrian linkages to notable open spaces in El Paso, including as the City's historic urban park, San Jacinto Plaza. SWA's redesign of the plaza aims to support a diversity of year-round uses, taking advantage of the existing topographic changes, while creating both active and passive spaces.

**Client:** City of El Paso, TX

**Size:** 3.9 acres

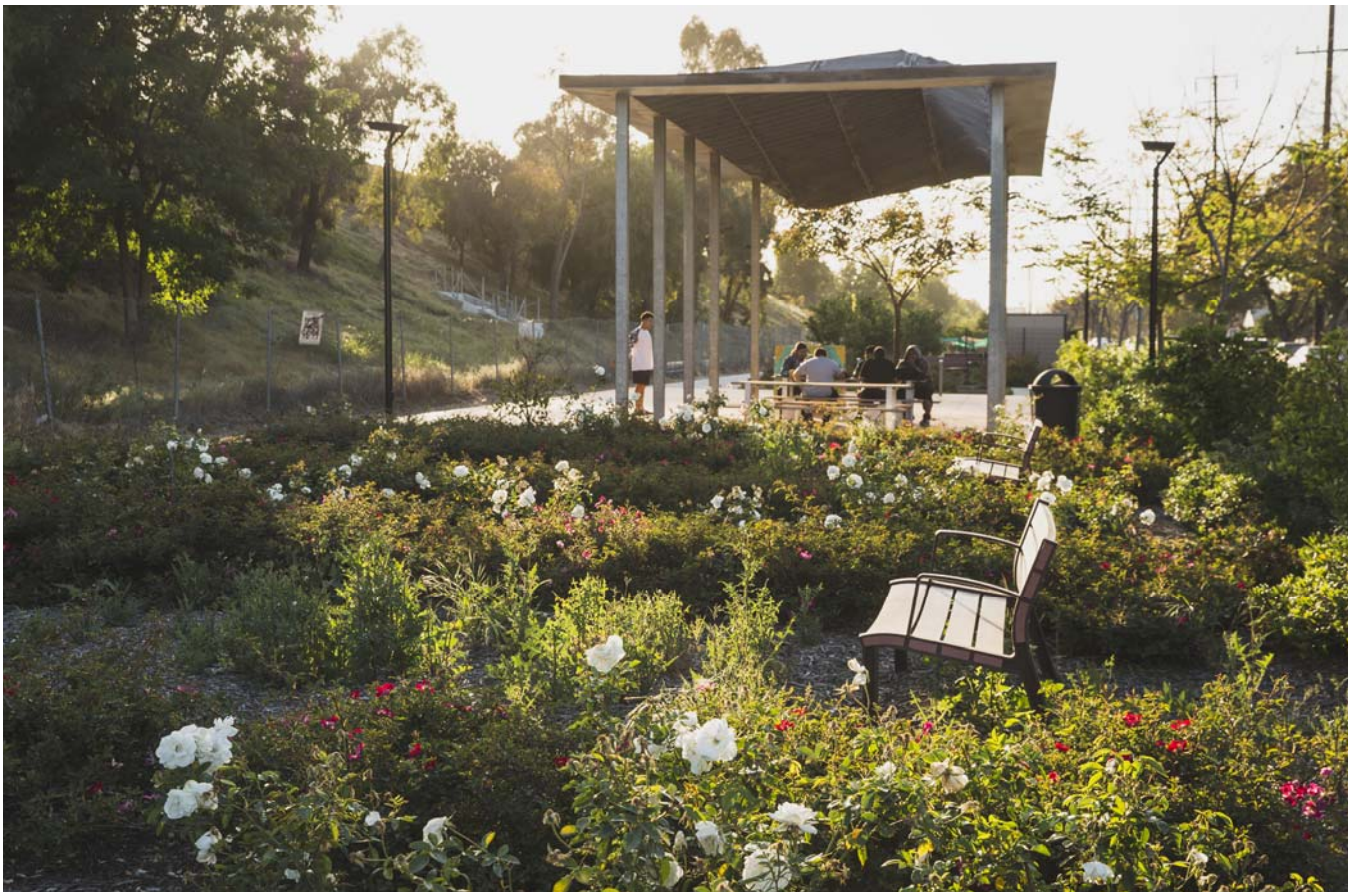
**Completed:** 2016

**Scope:**

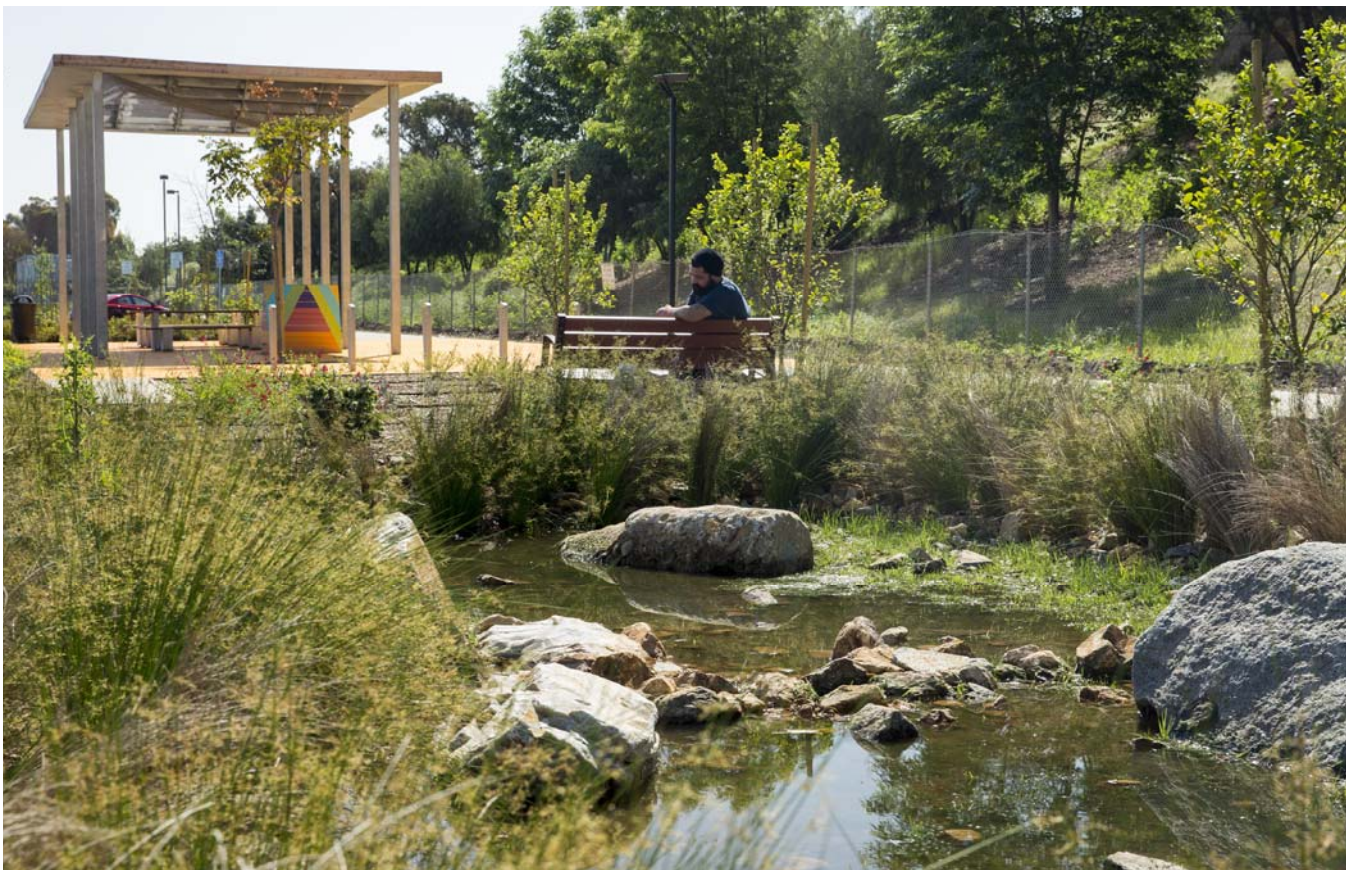
Planning  
Landscape Architecture  
Urban Design

**Reference:**

Javier Reyes, Quality of Life  
Infrastructure  
City of El Paso  
218 N. Campbell Street, 2nd floor  
El Paso, TX 79901  
915.212.1830 | reyesjx3@  
elpasotexas.gov



A custom shade structure is a popular stop over for exercise enthusiasts



The stormwater detention basin provides one of the few opportunities for



The park is directly adjacent to the I-105 freeway in the Los Angeles metropolitan area



The garden is a popular hub for hands-on education

**Client:** City of Lynwood

**Project Team:**

Ying-yu Hung, Jana Wehby

**Size:** 5.25 acres

**Schedule:** 2014 - 2015

**Scope:**

Community Outreach  
Landscape Architecture  
Arts Incorporation  
Sustainability Design  
Recreational Use Programming  
Urban Design

**Reference:**

Project Manager: Bruno Naulls  
Community Development  
Associate  
City of Lynwood, Community  
Development Department  
T: (310) 603-0220, ext. 253  
E: bnaulls@lynwood.ca.us

**Awards:**

ULI Urban Open Spaces  
Community Impact Award, 2018  
ASLA Southern California Honor  
Award, 2018

## Ricardo Lara Linear Park

LYNWOOD, CALIFORNIA; SWA PROJECT

This new 5.25-acre linear park along an abandoned freeway embankment provides numerous amenities, including play structures, a stormwater education garden, and a connection to the LaRio Bike Trail. The park's main goal is to promote healthy lifestyles in support of the city's "Healthy City Initiative."

SWA has been involved with this park through a variety of community outreach events. Before the park design was complete, community design charrettes encouraged residents to create mockups of tile art that playfully portray animals. In May 2017, SWA and the City co-produced a community outreach event encouraging local residents to take an interest in community gardening. The landscape design includes a bioswale to capture stormwater on-site, as well as berms and tree plantings to serve as a buffer to the I-105 freeway.



The park is located atop a levee on the Ballona Creek waterway in Los Angeles



Spring blooms bring seasonal interest to the park



Gabion walls with inset seating protects against graffiti and vandalism



The improvements separate pedestrians and cyclists

## Milton Street Park

LOS ANGELES, CALIFORNIA; SWA PROJECT

Milton Street Park is a 1.2-acre linear urban park alongside the Ballona Creek Bike Trail and adjacent to a middle school on the west side of Los Angeles. This undeveloped parcel was the missing link within previously developed portions of a bike path with active recreational use by walkers, joggers, and cyclists. Early in the design process, community members were invited to voice their opinions on amenities that could benefit their neighborhood.

**Client:** Mountains Recreation and Conservation Authority (MRCA)

**Project Team:** Ying-yu Hung, Gerdo Aquino

**Size:** 1.2 acres

**Schedule:** 2008 - 2016

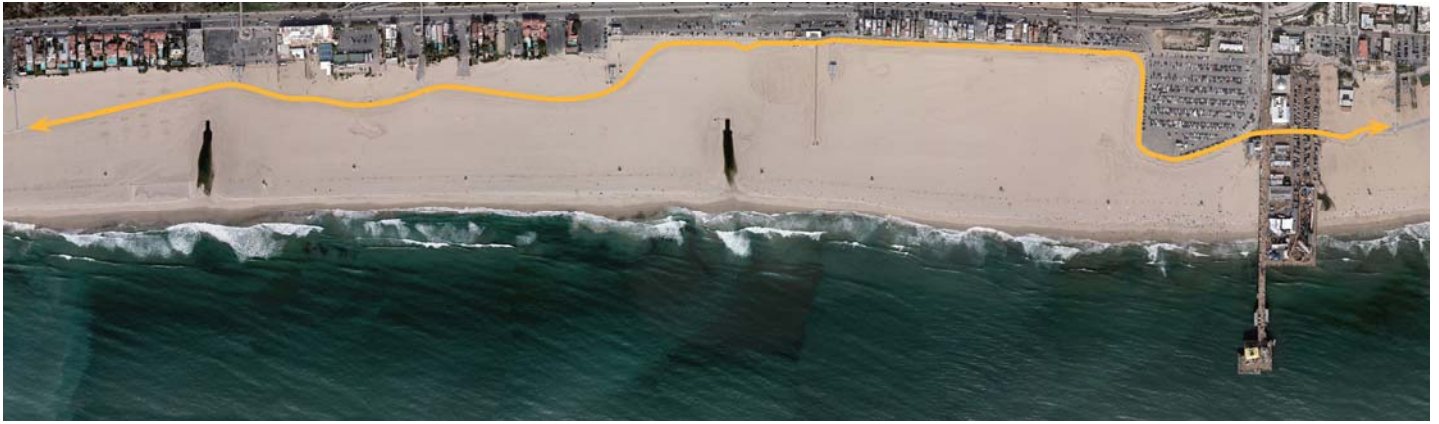
**Scope:**  
Community Outreach  
Landscape Architecture  
Environmental Management  
Arts Incorporation

**Reference:**

MRCA  
Los Angeles River Center & Gardens  
570 W. Avenue 26, Suite 100  
Los Angeles, CA 90065

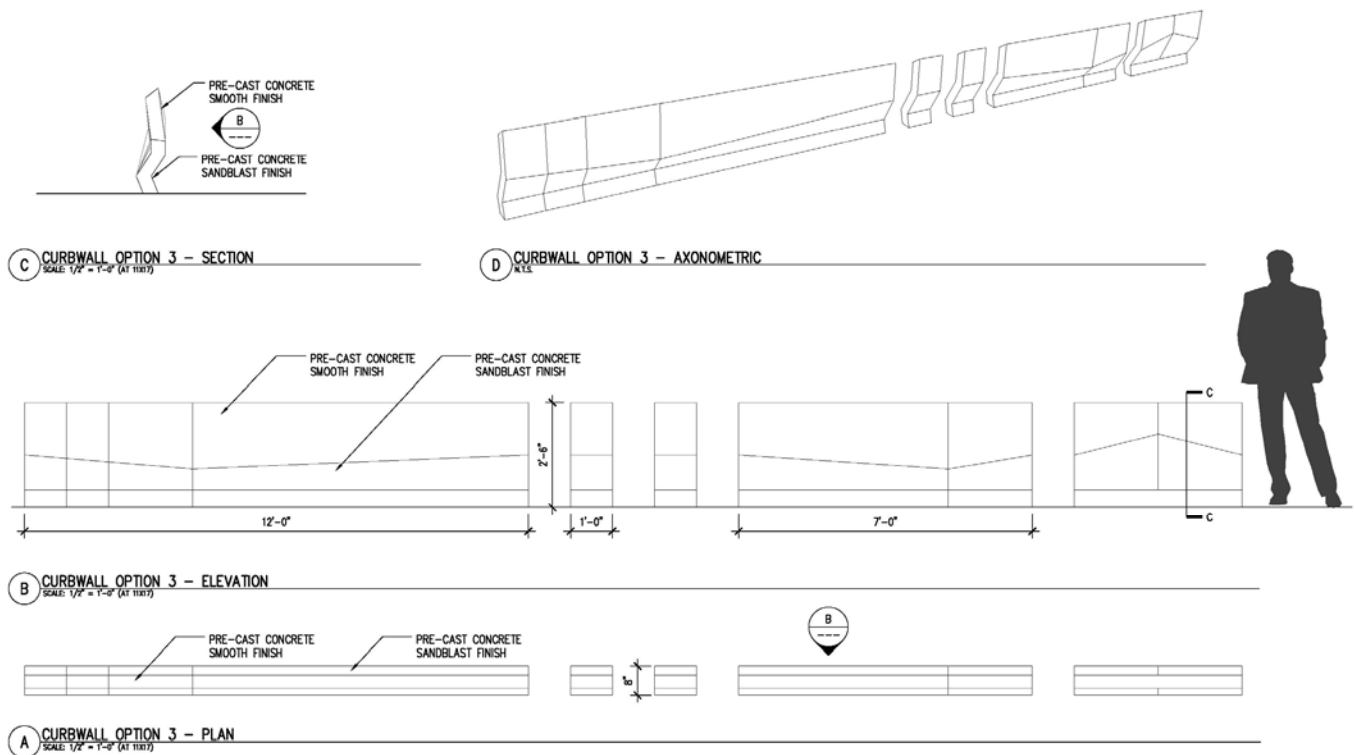
**Awards:**

ASLA Southern California Merit Award, 2016



Study of pedestrian and bicycle wall separation via a custom designed Curb Wall

# OCEAN FRONT WALK - CURBWall OPTION 2 DETAIL



Final Schematic Design - 07/13/17

Sample detail of a curbside design



Outreach at the existing beachfront walk.

**Client:** City of Santa Monica

**Team:** Ying-yu Hung, Jeremy Klemic

**Size:** 3 miles

**Schedule:** 2016 - ongoing

**Scope:**

Landscape Architecture  
Community Outreach  
Sustainability Design  
Urban Design

**Reference:**

Voneelya Simmons,  
LEED AP, ENV SP  
Project Manager  
City of Santa Monica  
Architecture Services Division  
1437 Fourth St, Suite 300  
Santa Monica, CA 90401

## North Beach Trail Improvements SANTA MONICA, CALIFORNIA; SWA PROJECT

The Santa Monica beachfront is more popular than ever, a bustling scene of tourists, cyclists, skate boarders, roller bladers, and pedestrians experiencing the beach at varying speeds. The popularity of the North Beach Trail has raised the issue of safety hazards between beachgoers moving at various speeds, coming into conflict on the narrow walkways and bicycle lanes.

SWA, in partnership with KPFF and ALTA, is assisting the City of Santa Monica through the community outreach, design, and eventual construction of a better organized, safer, and therefore improved landscape experience for this important civic amenity. While this project is still in progress, the idea is to separate circulation paths at critical junctures to promote safety for all users.



The community engaged with the design team on their preference for the mosaic depictions, including the iconic Chicken Boy



Councilmember Gil Cedillo of Los Angeles City Council for District 1 triumphantly cuts the ribbon for the streetscapes



**Client:** LANI – Los Angeles Neighborhood Initiative

**Project Team:**

Ying-yu Hung, Jana Wehby

**Size:** 20 City Blocks

**Schedule:** 2012 – 2014

**Scope:**

Landscape Architecture  
Community Outreach  
Urban Design

**Reference:**

Los Angeles Neighborhood Initiative (LANI)  
800 Figueroa St., Suite 970  
Los Angeles, CA 90017

**Contact | Reference**

Janell Mullen, Program Manager  
janell@lani.org

## Highland Park Streetscapes

LOS ANGELES, CALIFORNIA; SWA PROJECT

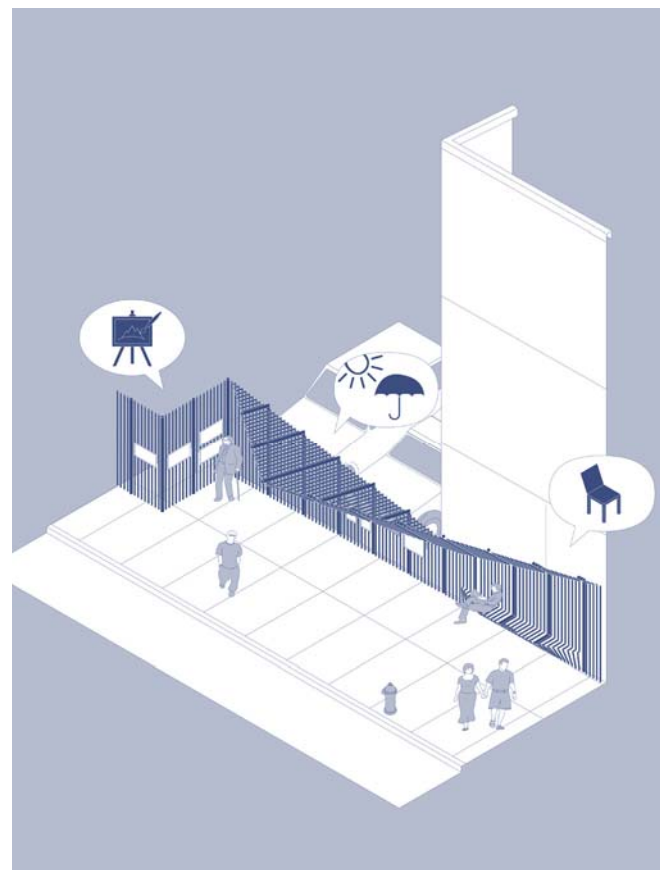
SWA collaborated with LANI and the Highland Park community to implement improvements to the street environment along the commercial corridor of Figueroa Street between Avenue 50 and Avenue 60. This will bring a catalytic revitalization to a vibrant and historically significant business district. Creating an enhanced experience for pedestrians and transit users, the project will provide increased street access to local storefronts, encourage patronage, and attract and retain more small businesses. In working closely with the community and stakeholders, Figueroa Street will have improved crosswalks, attractive gateways and bus shelters, pedestrian lighting and other beautification elements. SWA's design scope has included conceptual designs for more than a dozen 18-sf tile mosaic panels, to be inset at sidewalk crossings to honor local history and culture.



Streetscape design for a safer, more amenable Skid Row



Rethinking the urban design of Skid Row



Collecting ideas for a streetscape that is safe and comfortable



Photographic montage of a resilient community

## Our Skid Row Urban Design Sourcebook

LOS ANGELES, CALIFORNIA - BY LORCAN O'HERLIHY ARCHITECTS

The Our Skid Row Urban Design Sourcebook proposes a modular, kit-of-parts approach to multi-functional street utilities and furniture, providing context-based solutions focused on safety, places of rest, and access to basic services like showers, bathrooms, drinking water, safe storage, seating, shelter, shade, community wayfinding, recycling and trash collection, information and utilities.

Skid Row is a 50 block and 0.4 square mile neighborhood in downtown Los Angeles that has an estimated total population of 10,000 residents. The median household income is just over \$11,000, less than a quarter of the Los Angeles average of \$46,000. Approximately, over one-third of the population is homeless, with over 3500 people living in temporary beds in shelters or on the streets, making Skid Row the site of the highest concentration of homeless individuals in the United States.

Downtown Los Angeles's Skid Row district provides insight to a public crisis that is impacting the health and social equity of cities nationwide. Overwhelming a system already limited in its access to social services, productive public space, and supportive housing, this issue has reached crisis level.

Although historically a transient community, Skid Row has grown into a place of permanence with long-time residents that have created a strong social fabric that supports extensive grassroots organizing efforts to strengthen the neighborhood. The physical infrastructure does not appropriately support the equitable growth of the community, and the perceived narrative of Skid Row does not reflect the culture of resiliency and innovation.



Analysis of the bus stops and their needs in the City of Santa Monica





A unique bus route deserves an iconic bus stop design



Shade is an important equity piece of bus stop design

## Big Blue Bus Stop

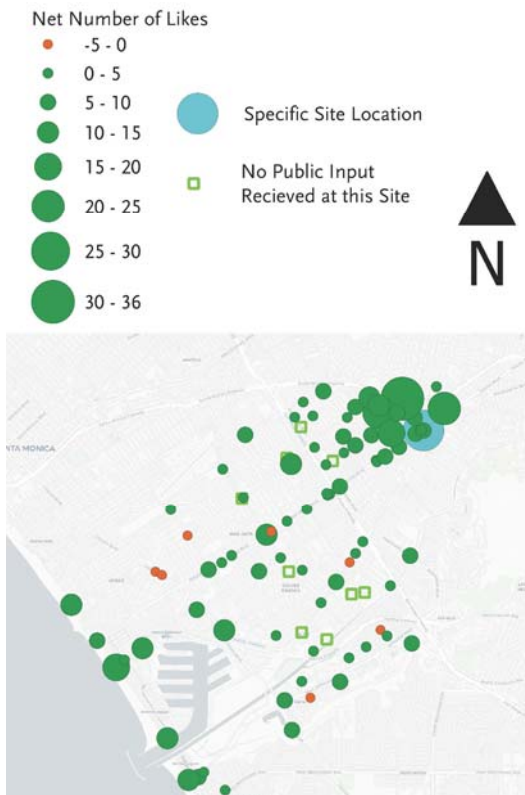
SANTA MONICA, CALIFORNIA

BY LORCAN O'HERLIHY ARCHITECTS

The City of Santa Monica engaged Lorcan O'Herlihy Architects [LOHA] to revamp the Big Blue Bus system's stops, in order to provide a consistent visual identity that would enhance the streetscape and connect with both local residents and international visitors. Integrating research on Southern California climate and public transportation statistics, LOHA analyzed the varying conditions of the 300 existing stops, in terms of each site's scale, rider volume, proximity to significant underground utilities, and adjacent business sight lines.

By distilling the standard bus shelter motif to its most fundamental elements, LOHA designed a highly flexible, modular system of components, which allowed for precise, tailored configurations that easily adapted to each bus stop. The project's staged roll-out and kit-of-parts approach allows for ongoing adjustments and future customization.

## #309A - VENICE BLVD AND HUGHES AVE



# of Likes: 12

# of Dislikes: 2

**Net # of Likes: 10**

### Comments:

Multiple stops needed near Culver City!

I'd prefer this station be at Bagley and Regent. Nothing is in that area.

Farmers market nearby

Other adjacent location is better

All along Venice so we can make better use of the bike lane there!

LA Bike share website



Typical bike share station

## LA Metro Bike Share Expansion

### VARIOUS LOCATIONS, SOUTHERN CALIFORNIA BY TOOLE DESIGN

Toole Design has been a longstanding partner to LA Metro's bikeshare system. The first involvement helped refine the system area and secure station locations and permits for the initial 65 station pilot program in Downtown Los Angeles. Since then Toole has participated in the site planning and design for future expansion areas and has played a major part in the regional feasibility study, which identifies the communities best suited for bike share and helps inform how the program should expand.

Coordinating closely with LADOT and the other participating jurisdictions, Toole has helped to develop detailed design guidelines that specify the requirements of the bike share stations in the public realm. Thus far, Toole has identified, designed, and permitted over 150 stations for the LA Metro bike share system in the City of Los Angeles including in Downtown, USC, Koreatown, MacArthur Park, Venice, and the Westside communities.

PEOPLE  
STREETSINTERSECTION MURALS +  
DECORATIVE CROSSWALKS

LADOT

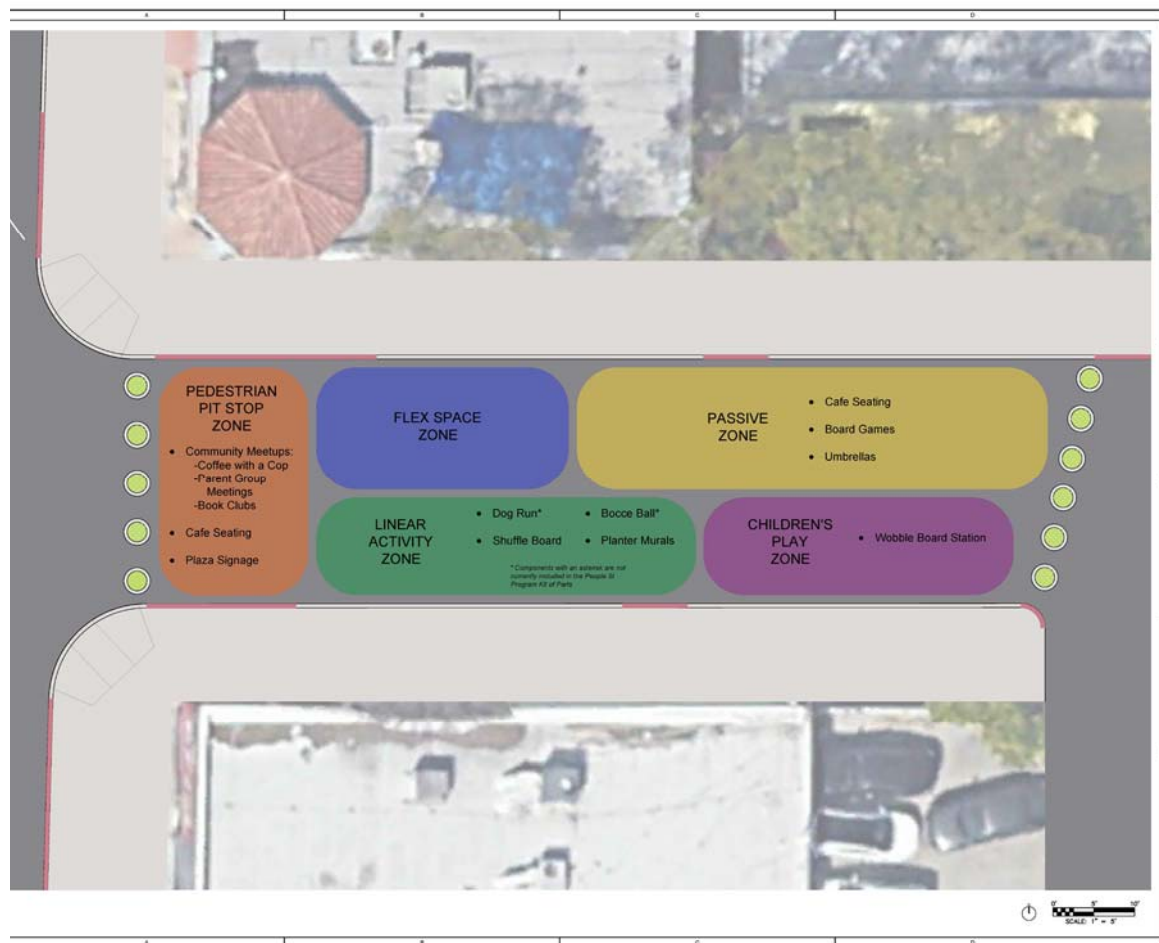
KDI

TOOLE

No.	Date	Description
1	05/09/19	100% CD

CD 5  
PLAZA

Scale	1/8" = 1'-0"
Date	05/09/19
Drawn	SD
Checked	
Project No.	1002



Plan

## LADOT People Street

VARIOUS LOCATIONS, SOUTHERN CALIFORNIA

BY TOOLE DESIGN

LA People Street is a program of the Los Angeles Department of Transportation that transforms underused areas of street rights-of-way into spaces that increase access, activity, and vibrancy of neighborhoods. Projects that can be implemented through this program include intersection murals, painted crosswalks, bike parking corrals, parklets and plazas.

Toole Design provided technical assistance to community-based project sponsors for the current application cycle. Toole Design worked directly with community members to provide design assistance for the more design-intensive project types: the parklet and plaza. Toole Design and community members selected the preferred materials during site visits and Toole Design prepared high-level concepts to further refine the community's vision. Once a design was determined, full construction plans were prepared for the parklet and site plans were prepared for the plaza.

