

Memorandum

REPORT TO: City Commission

FROM: Jon Henderson - Assistant City Manager
David Arnado - Facilities Superintendent
Shane Miller - Facilities Project Coordinator

SUBJECT: Authorize the City Manager to Sign a Professional Service Agreement with Cushing Terrell for Bogert Pool Renovation Design Services.

MEETING DATE: April 8, 2025

AGENDA ITEM TYPE: Agreement - Vendor/Contract

RECOMMENDATION: Authorize the City Manager to Sign a Professional Service Agreement with Cushing Terrell for Bogert Pool Renovation Design Services.

STRATEGIC PLAN: 4.3 Strategic Infrastructure Choices: Prioritize long-term investment and maintenance for existing and new infrastructure.

BACKGROUND: On November 2nd, 2021, the voters of the City of Bozeman approved a bond to fund the renovation of several public recreation facilities, including the Bogert Outdoor Pool. The pool, located at 303 South Church Avenue, was built in 1938 and designed by Fred F. Willson and was extensively remodeled in the 1970s. Bogert Pool has a 25-yard pool and a shallow pool for children. The deep pool has a climbing wall, zip line, and small slide. The shallow pool has a slide for small children.

The Bogert Pool Renovation project is to include but is not limited to structural repairs to pool, replacement of gutter drain system replacement of pool plaster, replacement of pool coping, replacement of CMU perimeter wall w/ fence, repair of concrete pool deck, repair of underground plumbing, and replacement of pool filter equipment. For this project the City Commission has authorized the use of the General Contractor / Construction Manager delivery method. With this method a General Contractor is selected before the completed design of the project, and will work alongside the project's Architects and Engineers to support assessing and developing construction plans and methods. This results in an alignment between the Architect and General Contractor which often results in fewer change orders or cost deviations, as well as an accelerated construction timeline compared to traditional delivery methods.

On November 6, 2024, the City published a Request for Qualifications for Engineering and Architectural services for this project. Statements of Qualifications received in response to this RFQ were evaluated by the

project's selection committee, and Cushing Terrell was selected as the most qualified respondent. Cushing Terrell was subsequently sent a Request for Proposal for a pre-project Building Assessment. Given the significant age and deteriorated condition of Bogert Pool, this assessment will evaluate project feasibility and evaluate means and methods of renovating the pool in conjunction with our selected General Contractor / Construction Manager, Jackson Contractor Group. Following the completion of the assessment, Cushing Terrell will develop a price proposal for full project design including architectural and engineering services which will be submitted as an amendment to this agreement.

UNRESOLVED ISSUES: None

ALTERNATIVES: As suggested by the City Commission.

FISCAL EFFECTS: Funds are allocated into the approved City of Bozeman Bogert Pool Renovation Budget from the 2021 bond measure. Contract = \$66,700.00

Attachments:

[Bogert Contract with Cushing Terrell Final Draft 3.26.25.pdf](#)

Report compiled on: February 25, 2025