



Overview

The Mayor's Office of the National Western Center ("NWCO"), a division of the Mayor's Office at the City and County of Denver ("CCD"), is seeking design professional services to further develop and advance the adopted National Western Center ("NWC") campus master plan, which for purposes of this RFQ shall be referred to as the Campus Placemaking Study. The Campus Placemaking Study effort shall be divided into four discreet, but strategically interconnected planning and design exercises that are anticipated to take 18-24 months to complete upon receiving a Notice to Proceed (NTP):

1. Facilities Program Refinement

The Consultant team shall advance the programming details prepared as part of the adopted master plan for the areas within Phases 1 and 2 as identified in the approved RTA Application, which are anticipated to drive a large part of the campus's overall year round event activities. Phase 1 and 2 facilities include:

- **Stockyards, Show Arena & Festival Pavilion**
The "Yards" are anticipated as a 20-acre, 800 temporary pen stockyards during the NWSS, auction hall and arena building, and a large, multi-use festival and event space for the balance of the year.
- **Livestock Center and surrounding public and support areas**
This facility includes a livestock hall and 5,000 seat livestock arena, which is intended to be one of the campus's most flexible facilities for year-round uses.
- **Equestrian Center and surrounding public and support areas**
This premier equine facility includes a 4,500 seat arena, 500 seat arena, a stalling barn for up to 1,000 horses and a series of indoor and outdoor exercise rings. The equestrian center will be attached and/or adjacent to a CSU Equine Sports Medicine and Rehabilitation Center (the CSU facility is funded through HB15-1344, a separate funding source managed by CSU).
- **Riverfront Open Space along the South Platte River**
Programming of the public space along the South Platte River to provide access and active the public spaces to and from the River.
- **Campus Right of Way (ROW) network, including bridges**
Programming of the street ROW and vehicular and pedestrian bridges and catwalks as part of the overall campus connectivity network.
- **Market Analysis to verify final program**
Refinement of master plan and RTA program objectives for building and site year round activation, including but not limited to campus retail, general and premium indoor and outdoor spaces, office/lab spaces, etc.

For more information, visit www.denvergov.org/NationalWestern



2. Public Realm Study

The NWC public realm is envisioned as a network of thoughtfully interconnected spaces that provide an active and attractive setting for campus visitors, office users, vendors, students, residents and the general public. Based on a review and analysis of the adopted Master Plan and RTA application, the consultant will complete a public realm study that includes an analysis of facilities and interconnected public spaces of various scales, character and typologies that will be amenities for daily use as well as being adaptable for a multitude of events to occur throughout the year. The public realm study is intended to address all areas of the campus, both indoors and outdoors, that will be used by the public. This includes lobby spaces, events spaces, plazas, transit facilities, walkways, rights of way and riverfront open space.

The public realm study will incorporate the following concepts into all aspects of the plan for the campus:

- Neighborhood and Stakeholder Integration (adopted plans)
- Net Zero/Regeneration/Sustainability Guidelines
- Campus Infrastructure
- Campus Character
- User Experience
- Historic and Cultural Resources
- Public Art
- Program Baseline Scope, Schedule, and Budget

In addition to the primary public spaces, the study should emphasize and celebrate pedestrian, bicycle mobility and ADA accessibility and the sites relationship to the adjacent neighborhoods, South Platte River, RTD Transit Station and Northside Park/Heller Open Space. As a part of the public realm study, the selected Consultant will refine and detail architectural and public space character areas that reinforce the overall public realm plan, which are based on the character areas described in the adopted Master Plan (pgs. 75-92).

3. Facility and Public Space Design Standards and Guidelines

The consultant shall prepare Facility and Public Space Design Standards and Guidelines for the overall National Western Center campus. The guidelines will address key elements of the facilities and public realm plan including:

- Architecture
- Public Space
- Public Right of Way
- Civic Infrastructure (bridges, catwalks and underpasses)
- Signage and Wayfinding
- Lighting

4. 30% Site Infrastructure Design for Phases 1 and 2

The 30% site infrastructure design is an important component of the overall NWC Program to be able to have a level of documentation to be able to bid construction projects related to the horizontal improvements needed for the campus. The 30% Infrastructure design will include the following elements:

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- Site Grading
- Right of Way/Streets
- Site Utilities
- Stockyards/Events Center (electric, water, pavements)
- Site Bridges and Structures
- Specifications

The NWCO team will develop specific Task Orders for the work identified above to be priced by the selected Campus Placemaking Team.

This is a program of statewide, national and international significance and the engagement of the general public is of critical importance to the founding partners and NWCO. Therefore, the Consultant team shall develop a robust Public Engagement Plan to keep the general public and interested stakeholders (local, regional, national and international) informed of the campus placemaking efforts. The selected team shall produce a variety of visualizations, including but not limited to - renderings, site plans, animations, and an eventual physical model of the campus.

NATIONAL WESTERN CENTER MASTER PLAN

Projected Schedule/*Timeline (Subject to Change)*

A Request for Qualifications is anticipated to be available in early March 2017. Objective is to have team selected in July 2017, with work commencing in August 2017.



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