

PRIME ENGINEERING INCORPORATED®

September 28, 2023

Andrew Parker, P.E.
City Administrator
City of Dalton
300 W. Waugh St
Dalton, GA 30722
aparker@daltonga.gov
706-529-2404

Re: Proposal for Engineering Services
S. Hamilton Residential Infill Infrastructure
300 W. Waugh Street
Dalton, Ga 30720

Dear Mr. Parker:

Prime Engineering, Inc. appreciates the opportunity to submit this proposal for engineering design services for the proposed 40 lot subdivision project to be located at 300 W. Waugh Street Dalton, Ga 30720 (Parcel ID 12-257-07-055, 12-257-07-057, 12-257-07-065, and 12-257-07-064). The approximately 3.19 acre site is bordered by commercial properties on all sides. The proposed concept plan was prepared by Kronberg Urbanists Architects.

Project Understanding

We understand the development will consist of constructing a subdivision which follows the provided concept plan. The following proposal is to assist the Owner in a construction set of civil engineering documents for the roadway and associated infrastructure within the right of way. New roads, utilities (water and sewer) and stormwater conveyance systems within the road rights of way will be designed to develop the engineering plans. Roadways interior to the development will include plan and profiles in the design documents. A cost estimate based off of the engineering plans will be created and provided to the client for grant submittal.

Project Scope

This proposal is for full civil engineering, permitting, and construction administration services to design a new residential development consisting of approximately 40 residential lots as shown in the provided conceptual plan.

Our proposed scope of work includes the following:

- **Schematic Design Submittal (SD):**
 - Confirm concept plan meets AHJ requirements, prepare Schematic design documents and make minor revision as needed based on review comments.

3715 Northside Parkway, NW
Building 300, Suite 200 ▪ Atlanta, GA 30327
main: 404-425-7100 ▪ fax: 404-425-7101 ▪ www.prime-eng.com

- Drawings – Submittals will include drawings developed to a level of detail that is approximately 30% of the Final Construction Documents
- **Construction Document Submittal (CD):**
 - Drawings – Submittals will include drawings developed to a level of detail that is approximately 90% of the Final Construction Documents
 - Revise documents based on review comments.
 - Cost estimate
- Standard estimated reimbursable expenses include mileage, printing, and courier services as may be required for the execution of the project.

Project Assumptions and Clarifications

The following clarifies the Scope of Services:

1. No geotechnical services or reports are included.
2. A hydrology report or studies are not included.
3. No stormwater management systems are included.
4. Environmental reports are not included and will be supplied by owner, if required.
5. No post-construction as-builts provided.
6. Survey in CAD format will be provided by the client.
7. No retaining wall design over 6 ft in height is included.
8. No site lighting or electrical engineering services are included.
9. Engineering design will be based off of the conceptual plan provided by the client.
10. Impact to flood zones, waters of the state or wetlands is not anticipated.
11. GDOT permitting is not anticipated.
12. Dalton Utilities is the utility provider for electrical, water, and sewer systems that would service the proposed development.
13. No rezoning services are included.
14. Permitting of any kind is not included in this proposal.

Professional Fees and Reimbursables and Expenses

Professional Fees	Total
Schematic Design Submittal (30%)	\$5,575
Construction Document Submittal (90%)	\$16,725

Total Professional Fees & Expenses: \$22,300

- Standard Estimated reimbursable expenses include mileage, printing, and courier services may be required for the execution of the project.

The following services can be performed by Prime Engineering as supplemental services and will be subject to our standard hourly rates:

- ✓ Construction Administration Services
- ✓ Construction Site Visits
- ✓ As-builts/record drawings
- ✓ Reimbursable expenses in excess of stated budget
- ✓ Environmental testing, reporting, or consulting services
- ✓ Permit and Review fees

Our Hourly Task Rate Schedule and client provided Conceptual Plan are attached and are considered part of the contract documents. Please contact us with any comments or questions that you may have regarding this information. We thank you again for this opportunity and look forward to working with you.

This proposal will be open for acceptance for a period of sixty (60) days unless changed by us in writing. Thank you for considering Prime Engineering, Inc. for this assignment.

Sincerely,



Christopher Cash, P.E.
Vice President
Prime Engineering, Inc.

HOURLY RATE SCHEDULE

2023 HOURLY RATE SCHEDULE

PRIME
ENGINEERING
INCORPORATED

<u>Employee Classification</u>	<u>Rate Per Hour</u>
1. Principal	300.00
2. Director/Department Head/Vice President/Engineer VIII	250.00
3. Program Manager/Dept. Head/Project Manager III/Engineer VII	225.00
4. Project Manager II/Engineer VI	200.00
5. Project Manager I/Engineer Grade V	185.00
6. Engineer IV	155.00
7. Engineer III	150.00
8. Engineer II	135.00
9. Engineer I	120.00
10. Intern II	100.00
11. Intern I	75.00
12. Architect VIII	250.00
13. Architect VII	225.00
14. Architect VI	200.00
15. Architect V	175.00
16. Architect IV	160.00
17. Architect III	145.00
18. Architectural Designer IV	145.00
19. Architectural Designer III	135.00
20. Architectural Designer II	125.00
21. Architectural Designer I	106.00
22. Construction Manager V	175.00
23. Construction Manager IV	155.00
24. Construction Inspector III	135.00
25. Construction Inspector II	120.00
26. Construction Inspector I	100.00
27. Landscape Architect V	180.00
28. Landscape Designer	130.00
29. Design Coordinator VII	170.00
30. Designer VI	160.00
31. Designer V	150.00
32. Designer IV	135.00
33. Designer III	125.00
34. Designer II	110.00
35. Designer I	90.00
36. Registered landscape Architect	180.00
37. Landscape Designer	130.00
38. Surveyor VIII	250.00
39. Surveyor VII	185.00
40. Surveyor VI	170.00
41. Surveyor V	155.00
42. Surveyor IV	155.00
43. Surveyor III	130.00
44. Surveyor II	115.00
45. Surveyor I	95.00
46. One Person Survey Crew	133.00
47. Two Person Survey Crew	235.00
48. SUE Crew	157.00

January – December 2023

12/16/2022

HOURLY RATE SCHEDULE

49.	Contract Administrator	120.00
50.	Executive Assistant	115.00
51.	Marketing Specialist	140.00
52.	Writer/Editor/Visual Communications Coordinator	125.00
53.	Marketing Communications Assistant	95.00
54.	Office Manager/Clerical	75.00

HOURLY RATES SCHEDULE NOTES:

1. In addition to the hourly fee for services, Prime Engineering will be reimbursed for job related expenses including but not limited to travel, reprographic costs and supplies, interim review document printing, mail and express mail services and printing costs. Job related expenses associated with the tasks performed under this agreement shall be billed as incurred and as provided under the task orders to this contract and each of the respective additional services tasks (if any).

note: only areas within the road Rights of Way is included in this proposal.

PROJECT INFORMATION

LOT AREAS	
NET LOT AREA (NLA):	3.17 ACRES
UNIT TYPES:	
3-BEDS:	
A.1	6
A.2	5
A.3	2
2-BEDS:	
B.1	2
B.2	4
B.22	4
B.3	9
1-BEDS:	
C.1	4
C.2	4
TOTAL UNITS:	40
TOTAL PARKING:	2 PER UNIT
TOTAL GUEST PARKING:	16



1 SITE PLAN
SD-2.1 1" = 50'-0"



SITE
SD-2.1
07/25/2023

902 S HAMILTON
DALTON GA

