

## Staff Report

**Subject:** Approval of Scope, Schedule, and Fee Proposal for Goshen Road Widening Project

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**Department:** Procurement, Project Management, Public Works

**Meeting Date:** January 21, 2025

**Item Description:** Consideration for approval of the Scope, Schedule, and Fee Proposal submitted by Johnson, Mirmiran & Thompson, Inc. (JMT) for the Goshen Road Widening project from CR 140/Hodgeville Road to SR 21.

**Summary Recommendation:** Staff recommends approval of the proposal from JMT to provide valuation and acquisition services for the Goshen Road Widening project at a total cost of \$395,500.

### Executive Summary/Background:

Effingham County is undertaking the Goshen Road Widening project to address traffic flow and safety concerns. JMT has submitted a detailed proposal to perform right-of-way (ROW) valuation and acquisition services for the project, covering an estimated 113 parcels.

### Scope of Work:

1. **Pre-Acquisition (6 months):**
  - Prepare and review ROW cost estimates.
  - Conduct appraisals and prepare specialty reports.
2. **Acquisition (14 months):**
  - Prepare offer packages and conduct negotiations with property owners.
  - Provide recommendations for amicable settlements or condemnation if necessary.

**Proposed Schedule:** 20 months from Notice to Proceed (NTP).

### Fee Breakdown:

- Right of Way Cost Estimate: \$8,500
- Appraisals and Specialty Reports: \$117,500
- Negotiations (including easements): \$269,500
- **Total Fee:** \$395,500

This proposal is based on 60% project plans, with adjustments anticipated as plans are finalized.

### Alternatives for Commission to Consider

1. Approve the Scope, Schedule, and Fee Proposal as presented.
2. Take no action

**Recommended Alternative:** 1

**Other Alternatives:** 2

**Department Review:** Procurement, Project Management

**Funding Source:** 2025 Capital Improvement Budget

**Attachments:** Scope, Schedule, and Fee Proposal from JMT