



July 19, 2023

Lawrenceville Downtown Development Authority  
Barry Mock, Executive Director  
70 South Clayton Street  
Lawrenceville, GA 30046  
770-277-7532 | [barry.mock@lawrencevilleGA.org](mailto:barry.mock@lawrencevilleGA.org)

**Re: Professional Engineering Services for Conceptual Development Plan for the Property located along Collins Industrial Way, east of Treecreek Parkway, Lawrenceville, Gwinnett County, Georgia (Parcel 7010 010 – 17.49 Acres)**

Mr. Mock:

We appreciate the opportunity to submit this proposal for preparation of a conceptual development plan for office or industrial uses on the above referenced tract. The tract is challenging due to the presence of State Waters, potential wetlands, existing sanitary sewer easements, and the Colonial Pipeline crossing. The preparation of a viable development plan for this tract will require advance coordination with Colonial Pipeline to identify any site limitations with regards to access, pavement over the pipeline, and other facilities within the pipeline easement.

The scope of services, estimated fees, and general conditions contained within this proposal are limited to production and submittal of the listed tasks. Precision Planning, Inc. (PPI) shall perform the services herein outlined for the Lawrenceville Downtown Development Authority (Client) in accordance with the following:

- |            |  |   |
|------------|--|---|
| <b>I.</b>  | <b>Colonial Pipeline Coordination</b>  | <b>Hourly, Not to Exceed \$1,508.58</b> |
| <br>       |  |   |
| A.         | PPI will contact Colonial Pipeline to review and discuss relevant regulations, site specific requirements, and applicable permitting procedures.                           |   |
| B.         | PPI will meet with DDA representatives and Colonial Pipeline staff to review preliminary concept plans.  |   |
| <br>       |  |   |
| <b>II.</b> | <b>Conceptual Development Plan</b>   | <b>Hourly, Not to Exceed \$3,563.41</b> |
| <br>       |  |   |
| A.         | PPI will prepare a concept development plan for the project based on buildable area, required buffers, easements, and existing topography.                                 |   |
| B.         | The concept plan shall generally include the delineation of the 100-year floodplain based upon the FEMA FIRM panel. No detailed flood study is anticipated.                |   |
| C.         | PPI will submit a preliminary concept plan for review by the DDA, address applicable comments as requested, and provide a final concept for use in marketing the property. |   |
| D.         | Additional iterations of the concept plan(s) requested by the Client shall be billed at our standard hourly rates.   |   |

#### **EXCLUSIONS**

The following items are not included within this scope of services:

1. Detailed site development design or plans.
2. Rezoning of property
3. Field Survey or environmental assessments
4. Stream or wetland delineation

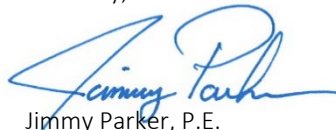
**COMPENSATION**

PPI agrees to perform the services outlined in Items I above on an hourly basis, Not to Exceed \$5,071.99, invoicing the Client based on actual man-hours spent according to the attached Schedule of Hourly Rates. Reimbursable expenses are in addition to the above Not-to-Exceed labor charges and will be invoiced up to a Not-to-Exceed maximum of \$100.00. **The Total Not to Exceed amount for services included with this proposal is \$5,171.99.**

For terms and conditions and approved hourly rates between Precision Planning, Inc. and City of Lawrenceville, refer to the Consultant Contract for Architectural and Engineering Consulting Services on an Annual Contract (RP001-21R2) Notice of Renewal, dated December 15, 2022. The fees quoted remain valid for **ninety (90)** days from the proposal date and are subject to renegotiation unless accepted within that time.

We look forward to your acceptance of this proposal and a continued successful working relationship. Should you find this proposal satisfactory, please sign below, initial each page, and return a copy to our office. If you have any questions, please do not hesitate to call us.

Sincerely,



Jimmy Parker, P.E.  
Senior Vice President

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Attachments:    Standard Hourly Rates  
                      Project Sketch Area

Authorization given this \_\_\_\_\_ day of

\_\_\_\_\_, 2023

By: \_\_\_\_\_

Title: \_\_\_\_\_

**Initials:** \_\_\_\_\_

**HOURLY RATE SCHEDULE**  
**RP001-21R2 LAWRENCEVILLE**  
**(01/08/2023 - 01/07/2024)**

Principal-in-Charge.....	\$192.47/Hour
Project Manager.....	\$156.06/Hour
Engineer, Senior .....	\$140.45/Hour
Engineer .....	\$104.04/Hour
Engineer, Associate .....	\$88.43/Hour
Architect, Senior.....	\$156.06/Hour
Architect.....	\$124.85/Hour
Architect, Associate.....	\$104.04/Hour
Technician .....	\$67.63/Hour
CADD Technician .....	\$88.43/Hour
Administrative Support .....	\$72.83/Hour
Landscape Architect, Senior.....	\$124.85/Hour
Landscape Architect.....	\$83.23/Hour
Principal, Surveyor .....	\$156.06/Hour
Senior Surveyor.....	\$104.04/Hour
Project Surveyor.....	\$83.23/Hour
Survey Crew .....	\$140.45/Hour
Aerial Survey .....	\$1,244.32/Lump Sum
Mobile Scanner .....	\$920.75/Lump Sum
SUE Crew .....	\$151.90/Hour
Vacuum Excavation Crew.....	\$189.35/Hour
Planner, Principal .....	\$135.25/Hour
Planner, Senior.....	\$124.85/Hour
Planner .....	\$78.03/Hour
Scientist, Principal .....	\$150.86/Hour
Scientist, Senior.....	\$124.85/Hour
Structural Engineer, Senior .....	\$145.66/Hour
Structural Engineer, Junior.....	\$124.85/Hour
Mechanical/Plumbing/Fire Protection Engineer, Senior .....	\$145.66/Hour
Mechanical/Plumbing/Fire Protection Engineer, Junior.....	\$124.85/Hour
Electrical Engineer, Senior .....	\$145.66/Hour
Electrical Engineer, Junior .....	\$124.85/Hour
Cost Estimator.....	\$114.44/Hour
Interior Designer .....	\$93.64/Hour

