

Attachment 2

ATTACHMENT 2

Stantec Proposal

October 30, 2020
File: 204281074.012.0002

[Rev. 3]

Ms. Ashton Ellis, CMIT

General Services Department, County of Santa Barbara
1105 Santa Barbara Street
Courthouse East Wing, 2nd Floor
Santa Barbara, CA 93101

Via email: aellis@countyofsb.org

Reference: Topographic & (Optional) Partial Boundary Survey

Santa Barbara County Mental Health Rehabilitation Center
Calle Real Campus, Santa Barbara, California

Dear Ms. Ellis,

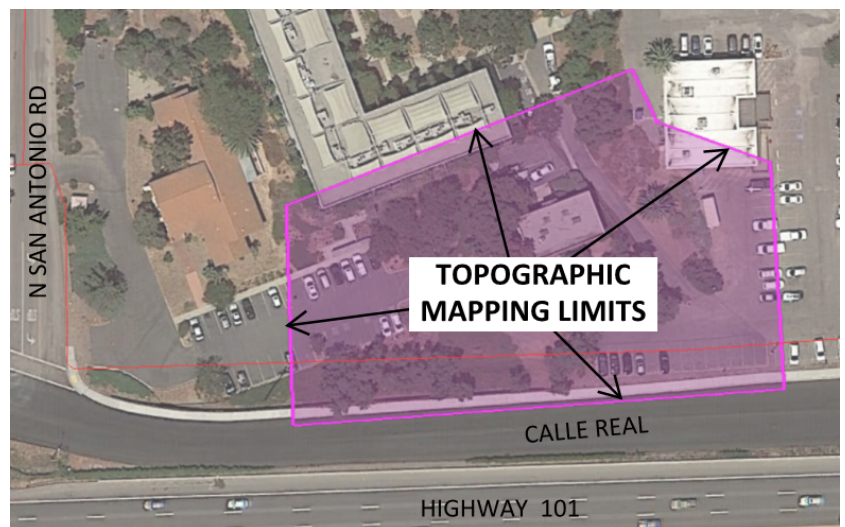
It is our pleasure to provide you with this proposal for land consulting services. We understand you would like to obtain a topographic base map and potentially include a partial property boundary to be utilized as a base map for site development purposes. We also understand you may later require lease area legal description(s) and map exhibit(s) for the site; we have not included the latter scope herein but would be happy to provide to you at a later date as the site improvements/design progresses. See below for a detailed scope of work and fee estimate.

SCOPE OF WORK

Item A: Topographic Mapping

Our topographic mapping will be based on data collected via conventional and GNSS based surveying methods. The base map deliverable will combine all data collected into a sheet set including a high resolution ortho-rectified image (by others) as a faded background for further site reference.

1. Field: Establish project survey control & perform topographic mapping
 - a. Survey control will be tied to the National Spatial Reference System (NSRS) via GNSS ties to National Geodetic Survey's (NGS) Continually Operating Reference Stations (CORS). Coordinates will be based on the North American Datum of 1983 – NAD83(2011), epoch to be determined, projected as





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the California Coordinate System of 1983 (CCS83), Zone 5. Vertically our survey control will be based on the North American Vertical Datum of 1988 (NAVD88).

- b. The field topographic mapping will include mapping of the following fixed works within the topographic mapping limits depicted in the figure hereon:
 - i. Existing walkways, roadways, curb lines, driveways, planter islands, and parking areas, if any
 - ii. Drainage flowlines
 - iii. Walls and fencing
 - iv. High and low points and grade breaks
 - v. Horizontal location (located at ground level) and size of trees greater than 6" diameter measured at breast height
 - vi. Existing building footprint(s) and finished floor elevations at all ground level entries within the mapping limits
 - vii. Location of above ground utility surface features, visible on the days of survey (i.e. power poles, fire hydrants, signal poles, meter pedestals, pull boxes, meter/valve boxes, cleanouts, manholes, etc.)
 - viii. Spot elevations sufficient to generate 1-foot contours across the site
 - ix. Underground utility markings (by others) as observed at the time of the field survey
2. Data Processing

A rigorous least squares adjustment and analysis of all field data will be performed to validate field procedures and generate final coordinate values to be used in our work products.
3. Base Map Preparation & Review

We will prepare the base map in AutoCAD Civil 3D, 2017 version drawing file format (*.DWG). The map will undergo a quality control review by a California Licensed Land Surveyor prior to distribution to the project team.



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Item B: (Optional) Partial Boundary and Record of Survey

Note: Pursuant to State Law (Business & Professions Code, Section 8762) the inclusion of the boundary establishment described below requires the preparation, County Surveyor submittal and review, and ultimately recordation of a Record of Survey.

- Stantec will perform a search of County Maps, Corner Records, Official Records and State Land records, for the subject parcel and adjoiners. These maps and deeds will serve as a basis for a field search for boundary monuments that ultimately control the parcel boundary location.
- Conduct a field search based on available records for monuments. Use ground-based surveying methods to obtain precise locations and descriptions of any monuments recovered in this effort. Observe any visual evidence of occupation along the calculated boundaries. Approximately three (3) field days are proposed for this task.



[Note: if the field search does not recover sufficient boundary monuments in the subject property vicinity to establish the boundary due to destroyed or missing monuments, a more extensive search may be required. If these conditions exist, we will notify you immediately to advise you of the conditions and provide an estimate of the level of effort needed to conduct such a search. This will be considered beyond the scope of this proposal and will require addition fee and your authorization to proceed.]

- Resolve the locations of those portions of the subject property southerly and westerly boundaries (as partially depicted hereon) lying westerly of Camino del Remedio along Calle Real to the intersection of Calle Real with North San Antonio Road, and extending northerly along North San Antonio Road approximately 1,200-feet, more or less, to the southwesterly corner of Map Book 153 page 89, based upon controlling monuments recovered in the field search.
- Set durable monuments with a Licensed Surveyor's tag at the parcel corners or a suitable offset witness point.
- Prepare a Record of Survey map of the established boundary and submit to the County Surveyor. Provide up to two sets of revisions per the County Surveyor's review and submit a final copy for recordation.

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PROJECT ASSUMPTIONS & EXCLUSIONS

1. Access to adjoining properties and/or adjacent project areas shall be provided as required. The site will be clear of debris and immediate access shall be provided upon commencement of field work.
2. The plotting of easements and/or boundary lines beyond those described above is not included herein and will be deemed an extra upon request.
3. Changes to the scope of work as defined herein and accepted by the owner will require negotiation as an extra service.
4. Construction staking is not included with this proposal and shall be deemed an extra service upon request.
5. Governmental and public agency fees, map checking fees (Record of Survey), title fees, cost of bonds and taxes, etc., are not included herein and shall be paid by others.
6. No underground utility research is included in this proposal (mapping of markings only, by others). This will be deemed an extra upon request.
7. In performing its services, Stantec may receive information prepared or compiled by others, including plans, CAD files, and/or other information. Stantec is entitled to rely upon the accuracy and completeness of said information, without independent evaluation or verifications. Stantec will not be held liable for any errors or omissions resulting from the use of plans or data provided by the client or client's agents in completing the scope of work.

The following services and all other services not specifically listed herein are excluded:

- Chain of title searches, official documents, title reports or fees.
- Reimbursable expenses, such as photocopies, postage, shipping / delivery, mileage, prints, maps/documents.
- Construction Staking Services.
- Subdivision Mapping / Lot Line Adjustments / Certificates of Compliance.
- Preparation of legal descriptions and/or map exhibits
- Additional exhibits or documents not specifically outlined herein.

PROPOSED FEE AND METHOD OF PAYMENT

The estimated budget below is a maximum for the work proposed based on the direction and information provided by your office. Work performed will be billed monthly on a time-and-materials basis, payable upon receipt, and due thirty (30) days from the date of the invoice. Retention shall not be withheld from payment. Work will not exceed the budget amount without prior Client authorization. Based on our understanding of your requirements and our experience with similar projects, we estimate that the fee required for our services, will be approximately:

Item A: Topographic Mapping	\$ 9,700
Item B: (Optional) Boundary & Record of Survey	\$15,800 (Initial to include: _____)

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ADDITIONAL SERVICES

Services performed outside the scope of this agreement require written approval prior to performance of the work. Any work requested by Owner/Client that is outside the scope of this agreement will be identified by Stantec as such, and a fixed fee or not-to-exceed amount will be agreed upon prior to the start of the extra service request. Compensation for additional services shall be in accordance with Stantec's Billing Rate Schedule currently in effect.

DELIVERABLES

Item A:

- Topographic base-map provided digitally in AutoCAD 2017 (or newer) file format
- PDF sheet(s) digitally stamped and signed by a California Licensed Land Surveyor of the topographic base-map

Item B:

- Inclusion of scope portions of boundary plotted in Item A deliverables above
- PDF copies of all Record of Survey submittals as well as a PDF version of the final recorded version thereof
- Boundary monuments (or offsets when impossible/impractical) set at all geometry points along the described scope portion of the boundary

AUTHORIZATION

Should you require additional information or wish to discuss this proposal further, please give me a call. My direct line is (805) 252-2012. If the proposal is satisfactory please issue the necessary County agreement for signatures.

Thank you for considering Stantec for this project.

Regards,

STANTEC CONSULTING SERVICES INC.

Daniel B. Eisengart, PLS
Senior Land Surveyor
Phone: (805) 252-2012 (cell)
Fax: (805) 966-9801
Daniel.Eisengart@stantec.com

Jim Wilson, PLS
Senior Land Surveyor
Phone: (805) 308-9157
Fax: (805) 966-9801
Jim.Wilson@stantec.com

Attachment: Schedule of Billing Rates

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SCHEDULE OF BILLING RATES – 2020

Billing Level	Hourly Rate	Description												
3	\$98	Junior Level position <input type="checkbox"/> Independently carries out assignments of limited scope using standard procedures, methods and techniques <input type="checkbox"/> Assists senior staff in carrying out more advanced procedures <input type="checkbox"/> Completed work is reviewed for feasibility and soundness of judgment <input type="checkbox"/> Graduate from an appropriate post-secondary program or equivalent <input type="checkbox"/> Generally, one to three years' experience												
4	\$108													
5	\$123													
6	\$127	Fully Qualified Professional Position <input type="checkbox"/> Carries out assignments requiring general familiarity within a broad field of the respective profession <input type="checkbox"/> Makes decisions by using a combination of standard methods and techniques <input type="checkbox"/> Actively participates in planning to ensure the achievement of objectives <input type="checkbox"/> Works independently to interpret information and resolve difficulties <input type="checkbox"/> Graduate from an appropriate post-secondary program, with credentials or equivalent <input type="checkbox"/> Generally, three to six years' experience												
7	\$132													
8	\$143													
9	\$149	First Level Supervisor or first complete Level of Specialization <input type="checkbox"/> Provides applied professional knowledge and initiative in planning and coordinating work programs <input type="checkbox"/> Adapts established guidelines as necessary to address unusual issues <input type="checkbox"/> Decisions accepted as technically accurate, however may on occasion be reviewed for soundness of judgment <input type="checkbox"/> Graduate from an appropriate post-secondary program, with credentials or equivalent <input type="checkbox"/> Generally, five to nine years' experience												
10	\$154													
11	\$165													
12	\$174	Highly Specialized Technical Professional or Supervisor of groups of professionals <input type="checkbox"/> Provides multi-discipline knowledge to deliver innovative solutions in related field of expertise <input type="checkbox"/> Participates in short and long range planning to ensure the achievement of objectives <input type="checkbox"/> Makes responsible decisions on all matters, including policy recommendations, work methods, and financial controls associated with large expenditures <input type="checkbox"/> Reviews and evaluates technical work <input type="checkbox"/> Graduate from an appropriate post-secondary program, with credentials or equivalent <input type="checkbox"/> Generally, ten to fifteen years' experience with extensive, broad experience												
13	\$183													
14	\$192													
15	\$204	Senior Level Consultant or Management <input type="checkbox"/> Recognized as an authority in a specific field with qualifications of significant value <input type="checkbox"/> Provides multi-discipline knowledge to deliver innovative solutions in related field of expertise <input type="checkbox"/> Independently conceives programs and problems for investigation <input type="checkbox"/> Participates in discussions to ensure the achievement of program and/or project objectives <input type="checkbox"/> Makes responsible decisions on expenditures, including large sums or implementation of major programs and/or projects <input type="checkbox"/> Graduate from an appropriate post-secondary program, with credentials or equivalent <input type="checkbox"/> Generally, more than twelve years' experience with extensive experience												
16	\$225													
17	\$232													
18	\$239	Senior Level Management under review by Vice President or higher <input type="checkbox"/> Recognized as an authority in a specific field with qualifications of significant value <input type="checkbox"/> Responsible for long range planning within a specific area of practice or region <input type="checkbox"/> Makes decisions which are far reaching and limited only by objectives and policies of the organization <input type="checkbox"/> Plans/approves projects requiring significant human resources or capital investment <input type="checkbox"/> Graduate from an appropriate post-secondary program, with credentials or equivalent <input type="checkbox"/> Generally, fifteen years' experience with extensive professional and management experience												
19	\$248													
20	\$258													
21	\$274													
Survey Crews		<table border="1"> <thead> <tr> <th>Crew Size</th> <th>Regular Rate</th> <th>Overtime Rate</th> </tr> </thead> <tbody> <tr> <td>1-Person</td> <td>\$185</td> <td>\$225</td> </tr> <tr> <td>2-Person</td> <td>\$275</td> <td>\$380</td> </tr> <tr> <td>3-Person</td> <td>\$375</td> <td>\$510</td> </tr> </tbody> </table>	Crew Size	Regular Rate	Overtime Rate	1-Person	\$185	\$225	2-Person	\$275	\$380	3-Person	\$375	\$510
Crew Size	Regular Rate	Overtime Rate												
1-Person	\$185	\$225												
2-Person	\$275	\$380												
3-Person	\$375	\$510												

Expert Witness Services carry a 50% premium on labor. Overtime will be charged at 1.5 times the standard billing rate. All labor rates will be subject to annual increase.