

City of Molalla
Contract Modification
S. Leroy Avenue and S. Lowe Road Partition Plat
Scope of Services

SCOPE OF SERVICES

The City of Molalla (City) has requested that The Dyer Partnership Engineers & Planners (Dyer) provide surveying services to complete a Partition Plat for the future intersection area of S. Leroy Avenue and S. Lowe Road.

BACKGROUND

To accommodate the future extension of S. Leroy Avenue to S. Lowe Road, the City is working with current property owners in the area to establish a 60-foot right-of-way dedication for the south end of S. Leroy Avenue. A Partition Plat will be required for this dedication. The Partition Plat will also include a 10-foot and 5-foot Public Utility Easements (PUE) on S. Leroy Avenue and a 5-foot PUE on S. Lowe Road.

The work itemized below describes the major items required for completion of the services.

Task 1 – Survey and Partition Plat

- Coordination and survey research.
- Field marking for locate limits.
- Partition Plat encroachment survey.
- Boundary monument ties.
- Partition Plat map.
- Partition Plat map checklist.
- Setting of final property pins.

PROPOSED FEE

Services will be performed and billed on a time and materials basis. The fee for the additional services is a not-to-exceed maximum of \$12,900 including all professional services and reimbursable expenses.

The total cost of services breakdown for Task 1 is provided with Attachment A - Estimate of Man-Hours and Costs.

PAYMENT METHOD

Monthly progress payments based on work completed.

WORK PRODUCT

One hard copy and one electronic copy (PDF) of the Partition Plat application map. One hard copy and one electronic copy of the record Partition Plat map.

SERVICES NOT INCLUDED

- Site improvement design.
- Topographic survey of S. Leroy Avenue (existing improvements and new ROW area).
- County application and filing fee.

City of Molalla

The Dyer Partnership
Engineers & Planners, Inc.

Dan Huff, City Manager

Ryan Quigley, PE,
Senior Vice President

Date: _____

Date: 12-8-2022

**ATTACHMENT A
ESTIMATE OF MAN HOURS AND COSTS**

DATE: 12-08-22 PROJECT: City of Molalla Phase 1: Survey & Partition Plat
S. Leroy Ave. & S. Lowe Rd. Partition Plat

TASK	MAN HOURS									
	PRINC. MGR	PROJ MGR	PROJ ENG	ENG/SUR TECH	CONST. OBSERV.	PROF SUR	SUR CREW	DFTR	CLER	
1: Coordination and Research	2			4		8				
2: Locate Limits Marking				2						
3: Partition Plat Encroachment Survey							10			
4: Boundary Monument Ties							20			
5: Partition Plat Map				16		8				
6: Note Reduction				4						
7: Partition Plat Map Checklist				2		1				
8: Final Pin Setting							8			
9: Deliverables						2		2		
TOTAL ESTIMATED HOURS	2	0	0	28	0	19	38	2	0	

MATERIAL & EQUIPMENT COSTS	QTY	UNIT	UNIT COST	TOTAL COST
REPORT				
PHOTOGRAPHS				
COST ESTIMATE				
PLANS AND SPECIFICATIONS				
ROBOTIC TOTAL STATION	3	Days	\$ 50	\$150
GPS EQUIPMENT	3	Days	\$ 100	\$300
TOTAL MATERIAL & EQUIPMENT COSTS -----				\$450

TRAVEL AND PER DIEM	QTY	UNIT	UNIT COST	TOTAL COST
MILEAGE	650	Miles	\$0.625	\$406
COMMERCIAL PER DIEM	4	Days	\$56.00	\$224
LOCAL TRANSPORTATION LODGING	3	Each	\$120.00	\$360
TOTAL TRAVEL AND PER DIEM -----				\$990

OTHER SIGNIFICANT COSTS	DETAIL	TOTAL COST
TOTAL OTHER SIGNIFICANT COSTS -----		\$0

**ATTACHMENT A
ESTIMATE OF MAN HOURS AND COSTS
SUMMARY**

DATE: 12-08-22 PROJECT: City of Molalla
S. Leroy Ave. & S. Lowe Rd. Partition Plat

	LABOR RATE \$/HR.	PHASE 1	
		Task No.	Amount
DIRECT LABOR COSTS:			
PRINCIPLE MANAGER	\$145	1	\$1,790
PROJECT MANAGER	\$135	2	\$210
PROJECT ENGINEER	\$125	3	\$1,400
ENGINEERING TECH	\$105	4	\$2,800
CONSTRUCTION OBSERVATION	\$90	5	\$2,760
PROFESSIONAL LAND SURVEYOR	\$135	6	\$420
SURVEY CREW	\$140	7	\$345
DRAFTER	\$85	8	\$1,120
CLERICAL	\$52	9	\$440
TOTAL TASK COSTS:			\$11,285

DIRECT PROJECT EXPENSES			
A. MATERIAL COSTS (BREAKDOWN ATTACHED)			\$450
B. TRAVEL & PER DIEM (BREAKDOWN ATTACHED)			\$990
C. OTHER SIGNIFICANT COSTS (BREAKDN ATTACHED)			\$0
D. ADMINISTRATIVE FEE	10 % OF A,B,&C		\$144
TOTAL OF: A THROUGH D			\$1,584

TOTAL FEE (ROUNDED)	\$12,900
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PREPARED BY: RHQ