

Preliminary estimate for Professional Services for site development LCCC Albany County Campus, Laramie, Wyoming Draft for Review - 9/23/2004

General assumptions and exclusions

A Key Trihydro personnel:

- 1 Michelle Sell, EIT, Trihydro Project Manager and project Point of Contact
- 2 John Galbreath, PE, Trihydro Senior Project Engineer
- 3 Rich Allen, PE, Trihydro Senior Project Engineer
- 4 Tammy Reed, PE, Trihydro Senior Project Engineer
- 5 Keith Clarey, PG, Trihydro Senior Geologist
- 6 Joel Farber, PE & PG, Trihydro Project Director
- 7 Jack Bedessem, PE and President of Trihydro, Trihydro Principal-in-Charge of this project.

B Estimated duration of Trihydro work:

- 1 Estimated duration of Trihydro participation in City and State of Wyoming permitting and regulatory work and design work is unknown and will be based on the actions of the City and State; estimated time for this work in this proposal is three (3) months.
- 2 Estimated duration of Trihydro work during project construction is five (5) months.
- 3 Current estimated Trihydro project time is eight (8) months - three (3) months for design, permitting, and related work and five (5) months during construction.

C Trihydro invoicing:

- 1 Trihydro will submit monthly invoices to LCCC for work completed between the 26th of the previous month through the 25th of the invoice month.
- 2 Trihydro will invoice for time and materials expended on this project.
- 3 Trihydro invoice format will include documentation of work and expenses in standard Trihydro invoice format.
- 4 This proposal includes and each Trihydro invoice will include a "communication/administration" fee which will replace itemized charges for telephone, FAX, copying, and postage and which will equal 2.5 percent of the total billable work amount shown on each invoice.
- 5 Each Trihydro invoice will include a cover letter signed by the Trihydro Project Manager containing a progress report and budget summary.
- 6 Trihydro costs for the project will be invoiced on the basis of Trihydro's 2004 standard Schedule of Charges, a copy of which is attached; if Trihydro project work extends into year 2006, Trihydro will request a budget adjustment based on 2006 Trihydro rates.
- 7 Trihydro sub-contractor costs will be included and identified in Trihydro invoices at cost plus ten percent (cost + 10%).

D Location(s) of Trihydro work:

- 1 Trihydro work will be completed in Laramie and no travel or per diem costs by and for Trihydro staff will be expended during the project.
- 2 Research, design, and/or construction-related work by Trihydro pertaining to or taking place outside the work site described above will be considered "offsite work" and is not covered by this Trihydro engineering work scope and cost.

E Trihydro and project sub-contractors:

1 Trihydro will retain and administer the work of the following sub-contractor(s) during the project:

registered surveyor
pre-construction soils sampling and testing
construction materials testing (soils, concrete, asphalt, and base materials)
Leadership in Energy & Environmental Design (LEED) Site Selection - endangered species and wetland verification
EDR Environmental Assessment Report

2 Costs in this proposal for surveying, pre-construction soils sampling and testing, construction materials testing, and LEED Site Selection sub-contractors are budgetary estimates and may be revised following determination of more detailed work scopes for these Trihydro sub-contractors.

3 Data and recommendations developed by the design/build contractor and his sub-contractors will be provided to Trihydro in a legible, organized format and in a timely manner.

4 Trihydro will assume that data and information received from the design/build contractor and his subcontractors is correct and accurate;

5 Trihydro will review and approve or return for revisions "shop drawing" submittals prepared by sub-contractors within ten (10) working days after receipt of the documents.

F Trihydro construction documents:

1 Civil site construction will be included as part of the design/build contract (bidding services will not be provided as part of the work scope).

2 The scope of work within this estimate pertains to site work within the LCCC project site property boundaries and adjacent rights-of-way.

3 Owner will provide Trihydro with electronic versions of project drawings by others as needed by Trihydro to complete the work.

4 Trihydro will prepare civil construction drawings using standard Trihydro drawing and formatting practices.

5 Design/build contractor will provide Trihydro, in digital format that is compatible with AutoCAD 2005, one (1) construction drawing template containing a border, title box, and other standard details that are to be included on all Trihydro-generated construction drawings.

6 Trihydro construction drawings will incorporate applicable City of Laramie standard utility construction drawings and City of Laramie and WDEQ design standards.

7 Trihydro technical specifications will include and/or be based upon current Wyoming Public Works technical specifications as modified or approved by the City of Laramie.

G Construction administration services

1 Trihydro's preliminary cost estimate for construction administration services includes near full-time on-site monitoring based on limited project construction knowledge.

2 Trihydro recommends the scope for this task be reviewed and developed near the conclusion of the design phase to provide a more accurate estimate.

Proposed work scope and engineering costs

Task No.	Task Description	Personnel	Unit rate (\$/hr)	Time (hr)	Cost	Notes/comments
1	Project administration and management	Principal	\$128.00	0	\$0.00	
		ProLevel 1	\$110.00	4	\$440.00	
		ProLevel 2	\$96.00	0	\$0.00	
		ProLevel 3	\$82.00	32	\$2,624.00	1 hr/wk x 8 mo x 4 wk/mo
		ProLevel 4	\$65.00	96	\$6,240.00	3 hr/wk x 8 mo x 4 wk/mo
		ProLevel 5	\$56.00	0	\$0.00	
		ProLevel 6	\$40.00	0	\$0.00	
		TechLevel 1	\$65.00	0	\$0.00	
		TechLevel 2	\$56.00	0	\$0.00	
		TechLevel 3	\$47.00	0	\$0.00	
		TechLevel 4	\$36.00	0	\$0.00	
		TechLevel 5	\$28.00	0	\$0.00	
		TechLevel 6	\$21.00	0	\$0.00	
		Clerical	\$39.00	64	\$2,496.00	2 hr/wk x 8 mo x 4 wk/mo
		Expenses	Unit rate	Units	Cost	
		Equipment	varies	0	\$0.00	
		CAD	\$10	0	\$0.00	
		Communication/admin	2.50%	1s	\$295.00	
		Subcontractor(s)				
		Description	Unit rate (\$/hr)	Time	Cost	
		NA	-	0	-	
			Task subtotal:		\$12,095.00	

Task No.	Task Description	Personnel	Unit rate (\$/hr)	Time (hr)	Cost	Notes/comments
2	Project meetings					
	Assumptions:	Principal	\$128.00	0	\$0.00	
		ProLevel 1	\$110.00	0	\$0.00	
	a. One project meeting per week for eight (8) months, in Laramie	ProLevel 2	\$96.00	0	\$0.00	
	b. One consultation meetings in Cheyenne with WDEQ/WQD	ProLevel 3	\$82.00	32	\$2,624.00	1 hr x 8 mo x 4 wk/mo
		ProLevel 4	\$65.00	128	\$8,320.00	4 hr x 8 mo x 4 wk/mo
	Exclusions:	ProLevel 5	\$56.00	0	\$0.00	
	a. No meetings outside Laramie except that with WDEQ/WQD as specified here in	ProLevel 6	\$40.00	0	\$0.00	
		TechLevel 1	\$65.00	0	\$0.00	
		TechLevel 2	\$56.00	0	\$0.00	
	Work products:	TechLevel 3	\$47.00	0	\$0.00	
	a. Meeting agendas for the eight (8) month project duration.	TechLevel 4	\$36.00	0	\$0.00	
	b. Brief meeting notes for the eight (8) month project duration.	TechLevel 5	\$28.00	0	\$0.00	
		TechLevel 6	\$21.00	0	\$0.00	
		Clerical	\$39.00	32	\$1,248.00	1 hr x 8 mo x 4 wk/mo
		Expenses	Unit rate	Units	Cost	
		Equipment	varies	0	\$0.00	
		CAD	\$10	0	\$0.00	
		Communication/admin	2.50%	1s	\$305.00	
		Subcontractors				
		Description	Unit rate (\$/hr)	Time (hr)	Cost	
		NA	-	0	-	
			Task subtotal:		\$12,497.00	

Task No.	Task Description	Personnel	Unit rate (\$/hr)	Time (hr)	Cost	Notes/comments
3	Site development design services to 65% complete					<u>Design, drawing, and spec preparation - engineering</u>
	Assumptions:	Principal	\$128.00	0	\$0.00	Site utility plan - 16 hr
	a. Trihydro work will include design, construction drawings and technical specifications 65% complete regarding:	ProLevel 1	\$110.00	8	\$880.00	Water - 26 hr
	1) Site utility plan,	ProLevel 2	\$96.00	0	\$0.00	Wastewater - 26 hr
	2) Site water line(s) and appurtenances, including fire water lines and service connections to within five feet (5') of each structure footprint and connection(s) to existing water line(s).	ProLevel 3	\$82.00	100	\$8,200.00	Storm water - 40 hr
	3) Site gravity sanitary sewer line(s), manholes, and appurtenances, including service connections to within five feet (5') of each structure footprint and connection(s) to existing City sanitary sewer manhole(s).	ProLevel 4	\$65.00	170	\$11,050.00	Pavement, etc - 26 hr
	4) Site storm water detention facilities, pipelines, channels, intakes, and appurtenances, including connection(s) to existing City storm water management facilities.	ProLevel 5	\$56.00	0	\$0.00	Parking lot, entrance way - 26 hr
	5) Site grading, pavement, curb, gutter, and sidewalks based on an architectural site plan (not including site topography) provided by Owner.	ProLevel 6	\$40.00	0	\$0.00	Gas/comm/elec - 26 hr
	6) During-construction temporary pollution prevention structures as described in the Construction Pollution Prevention Plan.	TechLevel 1 (CAD)	\$65.00	130	\$8,450.00	PPP structures - 26 hr
	7) Entranceway layout based on an architectural site plan provided by Owner.	TechLevel 2	\$56.00	0	\$0.00	Total time: 212 hr
	8) On-site conduits and other appurtenances designed in collaboration with natural gas, communication, and electrical utilities providers, the inclusion of which will be intended to increase the efficiency with which natural gas, communication, and electrical utilities can be provided to site structures; Trihydro layout of these items will terminate a minimum of five feet (5') from each site structure footprint.	TechLevel 3	\$47.00	0	\$0.00	
		TechLevel 4	\$36.00	0	\$0.00	<u>Drawing preparation/finalization - CAD</u>
		TechLevel 5	\$28.00	0	\$0.00	estimate 12 sheets x 16 hr/sheet + revisions
		TechLevel 6	\$21.00	0	\$0.00	<u>Technical specs - 40 hr</u>
		Clerical	\$39.00	16	\$624.00	
		Expenses	Unit rate	Units	Cost	
		Equipment	varies	0	\$0.00	
		CAD	\$10	130	\$1,300.00	
		Communication/admin	2.50%	1s	\$730.00	
		Subcontractor(s)				
		Description	Unit rate (\$/hr)	Time	Cost	
	b. Trihydro will obtain City Engineer approval of proposed conceptual site utility and storm water management designs before proceeding with final site utility and storm water management facility designs and construction drawings.	NA	-	0	-	
			Task subtotal:		\$31,234.00	
	Exclusion(s):					
	a. Boulder Drive extension design and construction engineering is outside this work scope and cost.					
	b. Offsite utility design is outside this work scope and cost.					
	c. Trihydro revisions resulting from changes in the architectural site plan are outside this work scope and cost.					
	Work product(s):					
	a. Ten (10) copies of final, City-accepted preliminary storm water management and utility service design drawings, including					
	1) Sanitary sewer lines, connections, and appurtenances.					
	2) Potable water service lines, connections, and appurtenances.					
	3) Storm water management lines, detention structures, connections, and appurtenances, and					
	4) On-site natural gas, electrical service, and communication service lines, connections and appurtenances not provided by utility providers.					
	b. Ten (10) copies of final pavement and street entrance design drawings, including:					
	1) Sidewalks, curb, and gutter design.					

Task No.	Task Description	Personnel	Unit rate (\$/hr)	Time (hr)	Cost	Notes/comments
4	Reports and permits					Engineering:
	Assumptions:	Principal	\$128.00	0	\$0.00	1) City of Laramie project engineering report - 30 hr
	a. Trihydro will prepare up to one (1) draft and a second revised version incorporating City and/or regulatory comments for a total of up to two (2) versions of each of the following reports:	ProLevel 1	\$110.00	4	\$440.00	2) City of Laramie project storm water management report - 30 hr
		ProLevel 2	\$96.00	0	\$0.00	3) WDEQ/WQD permit-to-construct applications and engineering reports for sanitary sewer and
		ProLevel 3	\$82.00	40	\$3,280.00	potable water services - 40 hr
		ProLevel 4	\$65.00	140	\$9,100.00	4) WDEQ/WQD construction pollution prevention plan - 40 hr
	1) City of Laramie project engineering report,	ProLevel 5	\$56.00	0	\$0.00	Total estimated time: 140 hr
	2) City of Laramie project storm water management report,	ProLevel 6	\$40.00	0	\$0.00	CAD:
	3) WDEQ/WQD permit-to-construct applications and engineering reports for sanitary sewer and potable water services,	TechLevel 1 (CAD)	\$65.00	90	\$5,850.00	1) City of Laramie project engineering report - 17 hr
	4) WDEQ/WQD construction storm water pollution prevention plan,	TechLevel 2	\$56.00	0	\$0.00	2) City of Laramie project storm water management report - 17 hr
	b. Trihydro will obtain Owner signatures on regulatory reports and permit-to-construct applications prior to transmittal of regulatory reports and applications by Trihydro to the appropriate agencies.	TechLevel 3	\$47.00	0	\$0.00	3) WDEQ/WQD permit-to-construct applications and engineering reports for sanitary sewer and
		TechLevel 4	\$36.00	0	\$0.00	potable water services - 24 hr
		TechLevel 5	\$28.00	0	\$0.00	4) WDEQ/WQD construction pollution prevention plan - 32 hr
		TechLevel 6	\$21.00	0	\$0.00	Total estimated time: 90 hr
	c. Owner will pay regulatory and permit application fees.	Clerical	\$39.00	40	\$1,560.00	
		Expenses	Unit rate	Units	Cost	
	Exclusion(s):	Equipment	varies	0	\$0.00	
	a. Preparation by Trihydro of more than two (2) versions of each document specified above is outside this work scope and cost.	CAD	\$10	90	\$900.00	
		Communication/admin	2.50%	1s	\$506.00	
		Subcontractors				
	Work product(s):		Unit rate	Time	Cost	
	a. Up to four (4) copies each of each draft and final regulatory report and permit application document specified under this task, including:	Description	(\$/hr)	Time	Cost	
		NA	-	0	-	
	1) Three (3) each draft document for submittal to the City and WDEQ/WQD, and					
	2) Three (3) each final revised document incorporating City and WDEQ/WQD comments.					
		Task subtotal:			\$21,636.00	

<u>Task No.</u>	<u>Task Description</u>	<u>Personnel</u>	<u>Unit rate</u> <u>(\$/hr)</u>	<u>Time</u> <u>(hr)</u>	<u>Cost</u>	<u>Notes/comments</u>
5	Sub-contractors					
	Assumption(s):	Principal	\$128.00	0	\$0.00	
	a. The survey sub-contractor cost in this proposal is a budgetary estimate based on current limited knowledge of the survey sub-contractor work scope; this cost may be revised based on future Trihydro preparation of a detailed survey sub-contractor work scope. Work will include, but may not be limited to:	ProLevel 1	\$110.00	4	\$440.00	
	1) Pre-design site survey to confirm existing topographic and planimetric surveying. The survey sub-contractor will provide digital survey data to Trihydro, and Trihydro will generate topography and mapping.	ProLevel 2	\$96.00	0	\$0.00	
	2) Pre-construction staking.	ProLevel 3	\$82.00	0	\$0.00	
	3) During construction surveying for preparation of as-constructed drawings.	ProLevel 4	\$65.00	32	\$2,080.00	
	b. The materials testing sub-contractor cost in this proposal is a budgetary estimate based on current limited knowledge of the materials testing sub-contractor work scope; this cost may be revised based on future Trihydro preparation of a detailed materials testing sub-contractor work scope. Work will include, but may not be limited to:	ProLevel 5	\$56.00	0	\$0.00	
	1) Pre-design drilling.	ProLevel 6	\$40.00	0	\$0.00	
	2) Pre-design soil sampling and testing.	TechLevel 1 (CAD)	\$65.00	32	\$2,080.00	Topography and map preparation based on survey data
	3) Geotechnical engineer recommendations.	TechLevel 2	\$56.00	0	\$0.00	
	4) During construction materials testing.	TechLevel 3	\$47.00	0	\$0.00	
	c. The LEED Site Selection sub-contractor cost in this proposal is a budgetary estimate based on current limited knowledge of the LEED certification work scope; this cost may be revised based on future Trihydro preparation of a detailed LEED sub-contractor work scope. Work will include, but may not be limited to:	TechLevel 4	\$36.00	0	\$0.00	
	1) Site assessment of endangered species and wetlands.	TechLevel 5	\$28.00	0	\$0.00	
	2) Report of site assessment and recommendations.	TechLevel 6	\$21.00	0	\$0.00	
	d. Trihydro will prepare and administer work scopes for sub-contractors.	Clerical	\$39.00	16	\$624.00	
	e. Trihydro will utilize existing site survey, topographic, and planimetric data available through the City of Laramie to the extent possible as the basis for planning and minimizing pre-design site surveying.					
		Expenses	Unit rate	Units	Cost	
		Equipment	varies	0	\$0.00	
		CAD	\$10	32	\$320.00	
		Communication/admin	2.50%	1s	\$131.00	
		Subcontractors	Unit rate	Time	Cost	
		Description	(\$/hr)	(hr)	Cost	
		Surveyor - field time	\$140	90	\$12,600.00	
		Surveyor - office time	\$95	85	\$8,075.00	
		Geotechnical - field time	\$200	40	\$8,000.00	Estimate includes drilling rig, mobilization, per diem, and lab testing.
		Geotechnical - office time	\$175	24	\$4,200.00	Estimate includes lab testing.
		LEED Site selection	\$100	6	\$600.00	
		Task subtotal:			\$39,150.00	
	Exclusion(s):					
	a. Trihydro will not retain, direct, or administer the work of sub-contractor(s) other than those specified under this task.					
	Work product(s):					
	a. Site survey work drawings for use by Trihydro, the Contractor, and others as directed by Owner.					
	b. Materials testing data for use by Trihydro, the Contractor, and others as directed by Owner.					
	c. Recommendations from site assessment for endangered species and wetlands.					

<u>Task No.</u>	<u>Task Description</u>	<u>Personnel</u>	<u>Unit rate</u> <u>(\$/hr)</u>	<u>Time</u> <u>(hr)</u>	<u>Cost</u>	<u>Notes/comments</u>
6	Site civil engineering construction documents to 95% complete					<u>Design, drawing, and spec preparation - engineering</u>
	Assumptions:	Principal	\$128.00	0	\$0.00	Site utility plan - 8 hr
	a. This task will include Trihydro site civil design and construction document preparation.	ProLevel 1	\$110.00	16	\$1,760.00	Water - 14 hr
	b. Trihydro work will include design and preparation of construction drawings and technical specifications for:	ProLevel 2	\$96.00	0	\$0.00	Wastewater - 14 hr
	1) Site utility plan,	ProLevel 3	\$82.00	60	\$4,920.00	Storm water - 20 hr
	2) Site water line(s) and appurtenances, including fire water lines and service connections to within five feet (5') of each structure footprint and connection(s) to existing water line(s).	ProLevel 4	\$65.00	100	\$6,500.00	Pavement, etc - 14 hr
	3) Site gravity sanitary sewer line(s), manholes, and appurtenances, including service connections to within five feet (5') of each structure footprint and connection(s) to existing City sanitary sewer manhole(s).	ProLevel 5	\$56.00	0	\$0.00	Parking lot, entrance way - 14 hr
	4) Site storm water detention facilities, pipelines, channels, intakes, and appurtenances, including connection(s) to existing City storm water management facilities.	ProLevel 6	\$40.00	0	\$0.00	Gas/comm/elec - 14 hr
	5) Site grading, pavement, curb, gutter, and sidewalks based on an architectural site plan (not including site topography) provided by Owner.	TechLevel 1 (CAD)	\$65.00	100	\$6,500.00	PPP structures - 14 hr
	6) During-construction temporary pollution prevention structures as described in the Task 4 construction pollution prevention plan,	TechLevel 2	\$56.00	0	\$0.00	Total time: 112 hr
	7) Parking lot layout based on an architectural site plan provided by Owner.	TechLevel 3	\$47.00	0	\$0.00	
	8) Entranceway layout based on an architectural site plan provided by Owner.	TechLevel 4	\$36.00	0	\$0.00	<u>Drawing preparation/finalization - CAD</u>
	9) On-site conduits and other appurtenances designed in collaboration with natural gas, communication, and electrical utilities providers, the inclusion of which will be intended to increase the efficiency with which natural gas, communication, and electrical utilities can be provided to site structures; Trihydro layout of these items will terminate a minimum of five feet (5') from each site structure footprint.	TechLevel 5	\$28.00	0	\$0.00	estimate 12 sheets x 16 hr/sheet + revisions
	10) Trihydro will prepare a tabulation of material quantities for items that are designed by Trihydro for each of the three (3) versions of documents described below.	TechLevel 6	\$21.00	0	\$0.00	<u>Technical specs - 20 hr</u>
		Clerical	\$39.00	40	\$1,560.00	<u>Quantities - 32 hr</u>
		Expenses	Unit rate	Units	Cost	
		Equipment	varies	0	\$0.00	
		CAD	\$10	100	\$1,000.00	
		Communication/admin	2.50%	1s	\$531.00	
		Subcontractors				
		Description	Unit rate	Time	Cost	
		NA	-	0	-	
			Task subtotal:		\$22,771.00	
	Exclusions:					
	a. Engineering estimates of probable construction costs are outside the work scope and cost.					
	b. Construction document revisions beyond those described under task work products below are outside this task work scope and cost.					
	c. Preparation of bid documents for civil site services is outside this work scope and cost.					
	Work products:					
	a. Trihydro will provide up to one (1) draft version, one (1) final draft version, and one (1) bid-ready version (three (3) versions including two (2) revisions, total) of each task construction document specified herein.					
	b. Trihydro will provide up to ten (10) copies of each draft document, up to ten (10) copies of each final draft document, and up to twenty-five (25) copies of each bid-ready document (i.e., the specified number of copies of each of three (3) document revisions/submittals).					

<u>Task No.</u>	<u>Task Description</u>	<u>Personnel</u>	<u>Unit rate (\$/hr)</u>	<u>Time (hr)</u>	<u>Cost</u>	<u>Notes/comments</u>
7	Engineering services during construction					Assumed duration of construction: 5 months/20 weeks
	Assumption(s):	Principal	\$128.00	0	\$0.00	
	a. The assumed duration of construction on which this estimate cost is based is five (5) months or 20 weeks; the assumed average duration of Trihydro construction field work and related engineering work during that time period is 34 hours per week; this during-construction cost is a budgetary estimate and may be revised depending on the actual duration of construction and nature and extent of Trihydro work during construction to be determined based on Trihydro providing certified as-constructed drawings.	ProLevel 1	\$110.00	9	\$990.00	
		ProLevel 2	\$96.00	0	\$0.00	
		ProLevel 3	\$82.00	20	\$1,640.00	Assume 1 hr/week x 20 weeks
		ProLevel 4	\$65.00	480	\$31,200.00	Assume 24 hr/week x 20 weeks
		ProLevel 5	\$56.00	0	\$0.00	
		ProLevel 6	\$40.00	0	\$0.00	
	b. Trihydro will provide on-site construction monitoring and review as deemed necessary by Trihydro to prepare and submit certified as-constructed drawings.	TechLevel 1 (CAD)	\$65.00	60	\$3,900.00	Assume 3 hr/week x 20 weeks modifying drawings
		TechLevel 2	\$56.00	0	\$0.00	
	c. Trihydro will maintain and submit to the Owner daily construction monitoring logs for days during which Trihydro provides construction monitoring.	TechLevel 3	\$47.00	200	\$9,400.00	Assume 10 hr/week x 20 weeks
		TechLevel 4	\$36.00	0	\$0.00	
		TechLevel 5	\$28.00	0	\$0.00	
	d. This task includes review by Trihydro of Contractor shop drawings pertaining to on-site utilities, pavement, and other items that have been designed by Trihydro.	TechLevel 6	\$21.00	0	\$0.00	
	e. This task includes review by Trihydro of Contractor invoices.	Clerical	\$39.00	50	\$1,950.00	
		<u>Expenses</u>	<u>Unit rate</u>	<u>Units</u>	<u>Cost</u>	
	Exclusion(s):	Equipment	varies	0	\$0.00	
	a. Preparation by Trihydro of certified or un-certified as-constructed drawings of any component of the project not designed by Trihydro is outside this work scope and cost.	CAD	\$10	60	\$600.00	
		Communication/admin	2.50%	1s	\$1,227.00	
		<u>Subcontractors</u>				
	Work product(s):	<u>Description</u>	<u>Unit rate (\$/hr)</u>	<u>Time</u>	<u>Cost</u>	
	a. One (1) copy of a daily Trihydro construction monitoring log.	NA	-	0	-	
	b. Revised construction drawings (up to five (5) copies of each revised drawing) if needed during construction.					
	c. Three (3) copies certified as-constructed drawings.					
			<u>Task subtotal:</u>		\$50,907.00	
			<u>2005 Rate (5%)</u>		\$2,545.00	
			<u>Task total:</u>		\$53,452.00	

<u>Task No.</u>	<u>Task Description</u>	<u>Personnel</u>	<u>Unit rate</u> <u>(\$/hr)</u>	<u>Time</u> <u>(hr)</u>	<u>Cost</u>	<u>Notes/comments</u>
8	Leadership in Energy & Environmental Design (LEED) Services					
	Assumption(s):	Principal	\$128.00	0	\$0.00	
		ProLevel 1	\$110.00	0	\$0.00	
	a. The following LEED Services will be certified by Trihydro:	ProLevel 2	\$96.00	0	\$0.00	
	1) Erosion and Sedimentation Control - this task will be completed as part of the storm water pollution prevention plan.	ProLevel 3	\$82.00	20	\$1,640.00	
		ProLevel 4	\$65.00	40	\$2,600.00	
	2) Site Selection	ProLevel 5	\$56.00	0	\$0.00	
	i. Endangered species and wetland review prepared by subcontractor as per Task 6	ProLevel 6	\$40.00	0	\$0.00	
	3) Reduced Site Disturbance: Protect or Restore Open Space - this task will be dependent upon the site plan to determine if area is available to meet requirements.	TechLevel 1 (CAD)	\$65.00	24	\$1,560.00	
		TechLevel 2	\$56.00	0	\$0.00	
	5) Stormwater Management: Rate and Quantity - this task will be completed as part of the storm water pollution prevention plan.	TechLevel 3	\$47.00	0	\$0.00	
		TechLevel 4	\$36.00	0	\$0.00	
		TechLevel 5	\$28.00	0	\$0.00	
		TechLevel 6	\$21.00	0	\$0.00	
	Exclusion(s):	Clerical	\$39.00	0	\$0.00	
	a. Preparation by Trihydro of certified LEED services of any component of the project not provided by Trihydro is outside this work scope.					
		<u>Expenses</u>	<u>Unit rate</u>	<u>Units</u>	<u>Cost</u>	
		Equipment	varies	0	\$0.00	
	Work product(s):	CAD	\$10	24	\$240.00	
	A LEED Letter Template, signed by Trihydro, for each of the LEED requirements satisfied by the project.	Communication/admin	2.50%	1s	\$145.00	
		<u>Subcontractors</u>				
	Note:		<u>Unit rate</u>			
	Trihydro does not currently have a LEED certified representative. It is our understanding that Seth Carson is LEED certified.	NA	<u>(\$/hr)</u>	<u>Time</u>	<u>Cost</u>	
			-	0	-	
			<u>Task subtotal:</u>		\$6,185.00	

<u>Task No.</u>	<u>Task Description</u>	<u>Personnel</u>	<u>Unit rate (\$/hr)</u>	<u>Time (hr)</u>	<u>Cost</u>	<u>Notes/comments</u>
9	Phase I Environmental Site Assessment					
	Assumptions:	Principal	\$128.00	2	\$256.00	
		ProLevel 1	\$110.00	0	\$0.00	
	a. Trihydro will complete the following Phase I ESA, including:	ProLevel 2	\$96.00	3	\$288.00	
	1) Order government database survey.	ProLevel 3	\$82.00	5	\$410.00	
	2) Order aerial photos and historic topographic maps (if available).	ProLevel 4	\$65.00	5	\$325.00	
	3) Conduct walk-through hazardous materials investigation.	ProLevel 5	\$56.00	30	\$1,680.00	
	4) Complete site inspection and area reconnaissance.	ProLevel 6	\$40.00	0	\$0.00	
	5) Review State and Federal databases.	TechLevel 1 (CAD)	\$65.00	0	\$0.00	
	6) Review historic uses of the site and adjoining properties.	TechLevel 2	\$56.00	0	\$0.00	
	7) Review Sanborn maps and aerial photos (if available).	TechLevel 3	\$47.00	0	\$0.00	
	8) Review available records for the site at local oversight agency.	TechLevel 4	\$36.00	0	\$0.00	
	9) Review available records for Federal CERCLIS list, State landfill/solid waste disposal site list, and State UST list for sites located within 1 mile of the subject property.	TechLevel 5	\$28.00	0	\$0.00	
		TechLevel 6	\$21.00	0	\$0.00	
		Clerical	\$39.00	0	\$0.00	
	Exclusion(s):	<u>Expenses</u>	<u>Unit rate</u>	<u>Units</u>	<u>Cost</u>	
	a. No radon testing will be required.	Equipment	varies	0	\$0.00	
	b. No asbestos sampling will be required.	CAD	\$10	0	\$0.00	
	c. No lead-based paint or lead in drinking water sampling will be required.	Communication/admin	2.50%	1s	\$74.00	
	e. No wetland or T&E species evaluation shall be performed.	<u>Subcontractor(s)</u>				
	Work product(s):	<u>Description</u>	<u>Unit rate (\$/hr)</u>	<u>Time</u>	<u>Cost</u>	
	a. Preparation of Phase I ESA Report will include:	EDR	-	1s	\$1,000.00	
	1) Documentation of site activities in general accordance with the Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process, ASTM E 1527-97, 2000.					
	2) Wyoming Registered Professional Engineer signature and seal.					
		<u>Task subtotal:</u>			\$4,033.00	

Preliminary estimate for Professional Services for site development LCCC Albany County Campus, Laramie, Wyoming Draft for Review - 9/23/2004

Task Summary Sheet

<u>Task</u>	<u>Cost estimate</u>
<u>Design Phase</u>	
Task 1 - Project administration and management Preparation of project status reports, invoices.	\$4,592.00
Task 2 - Project meetings One project meeting per week for 12 months	\$4,686.00
Task 3 - Design services to 65% complete Site Layout Plan Site Grading Plan Site Utility Plan Storm water Drainage and Storm water Management	\$31,234.00
Task 4 - Reports and permits City of Laramie project engineering report City of Laramie project storm water management report WDEQ/WQD permit-to-construct application & report WDEQ/WQD storm water pollution prevention plan	\$21,636.00
Task 5 - Sub-contractors Site topographic survey Pre-construction staking Pre-design drilling Pre-design soil sampling & testing Geotechnical engineer recommendations	\$20,600.00
Design Phase Subtotal	\$82,748.00

Construction Document Phase

Task 6 - Site civil engineering documents to 95%	\$22,771.00
Site Layout Plan	
Site Grading Plan	
Site Utility Plan	
Storm water Drainage and Storm water Management	

Construction Documents Subtotal **\$22,771.00**

Construction Administration Phase

Task 1 - Project administration and management	\$7,503.00
Preparation of project status reports, invoices (5 months)	

Task 2 - Project meetings	\$7,811.00
One project meeting per week for 5 months	

Task 5 - Sub-contractors	\$18,550.00
During construction surveying	
During construction materials testing	

Task 7 - Engineering services during construction	\$53,452.00
Construction monitoring	

Construction Admin Phase Subtotal **\$87,316.00**

LEED services

Task 8 - LEED Services	\$6,185.00
Erosion and Sedimentation Control	
Site Selection	
Reduced Site Disturbance	
Stormwater Management	

LEED Services Subtotal **\$6,185.00**

Phase I Environmental Site Assessment

Task 9 - Phase I Environmental Site Assessment	\$4,033.00
Site Assessment	

Phase I ESA Subtotal **\$4,033.00**