KRH
6/18/15
Item No. 25B

AN ORDINANCE 2015-06-18-0545

AUTHORIZING AN AMENDMENT IN AN AMOUNT NOT TO EXCEED $334,092.00 TO THE PROFESSIONAL SERVICES AGREEMENT WITH TRANSYSTEMS CORPORATION, INC. FOR ADDITIONAL SERVICES, TO INCLUDE ENVIRONMENTAL AND CONSTRUCTION ADMINISTRATION SERVICES, FOR THE CONSOLIDATED RENTAL CAR FACILITY PROJECT AT SAN ANTONIO INTERNATIONAL AIRPORT.

* * * * * *

WHEREAS, in February 2013 the City and TranSystems Corporation, Inc. ("TranSystems") entered into the Architectural Design Services Agreement for the Consolidated Rental Car (CONRAC) Facility at San Antonio International Airport pursuant to Ordinance 2013-02-21-0119 ; and

WHEREAS, the scope of the CONRAC Facility project has increased and it is necessary to increase TranSystem's scope of work to add environmental services and additional construction administration services for the expanded project scope; and

WHEREAS, it is therefore necessary to amend TranSystem's agreement to add additional services and increase the contract amount in an amount not to exceed of $334,092.00; **NOW THEREFORE,**

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO:

SECTION 1. The City Manager, or her designee, is authorized to execute the amendment to the Professional Services Agreement with TranSystems Corporation, Inc. in the amount not to exceed $334,092.00.00, a copy of which in substantially final form is set out in **Exhibit 1**.

SECTION 2. Accounts for the contract previously awarded to TranSystems in the amount of $12,000,000.00 were established in SAP Fund 51099000, Airport Capital Projects, SAP Project Definition 33-00079, Consolidated Rental Car Facility. This Ordinance increases the contract amount by $334,092.00 to a revised contract total of up to $12,334,092.00 and is authorized to be encumbered with a purchase order and made payable to TranSystems, for design, environmental and construction administration services. Payment is limited to the amounts budgeted in the Operating and/or Capital Budget funding sources identified. All expenditures will comply with Operating and/or Capital Budgets for current and future fiscal years.

SECTION 3. The financial allocations in this Ordinance are subject to approval by the Director of Finance, City of San Antonio. The Director of Finance, may, subject to concurrence by the City Manager or the City Manager's designee, correct allocations to specific SAP Fund Numbers, SAP Project Definitions, SAP WBS Elements, SAP Internal Orders, SAP Fund Centers, SAP Cost Centers, SAP Functional Areas, SAP Funds Reservation Document numbers, and SAP GL Accounts as necessary to carry out the purpose of this Ordinance.

KRH
6/18/15
Item No. 25B

SECTION 4. This Ordinance shall be effective immediately upon the receipt of eight affirmative votes; otherwise, it is effective ten days after passage.

PASSED and APPROVED this 18th day of June, 2015.

M A Y O R
Ivy R. Taylor

ATTEST:

Leticia M. Vacek
City Clerk

APPROVED AS TO FORM:

Martha G. Sepeda
Acting City Attorney

Agenda Item:	**25B (in consent vote: 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 19, 20, 21, 22, 24, 25A, 25B, 25C, 25D, 25E, 25F, 25G, 25H, 26, 28, 29, 30, 31, 32, 33, 34, 35A, 35B, 36, 37, 38, 39, 41, 42, 43, 44, 45, 46, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64A, 64B, 65A, 65B, 66A, 66B, 66C, 67A, 67B, 67C, 68A, 68B, 68C, 69A, 69B, 69C, 69D, 70A, 70B, 70C, 70D, 70E)**
Date:	06/18/2015
Time:	10:00:14 AM
Vote Type:	Motion to Approve
Description:	An Ordinance amending the professional services agreement with TranSystems Corporation, Inc. for additional design services in the amount of $334,092.00 to a contract value of $12,334,092.00.
Result:	Passed

Voter	Group	Not Present	Yea	Nay	Abstain	Motion	Second
Ivy R. Taylor	Mayor		x				
Roberto C. Trevino	District 1		x				
Alan Warrick	District 2		x				x
Rebecca Viagran	District 3	x					
Rey Saldaña	District 4		x				
Shirley Gonzales	District 5		x				
Ray Lopez	District 6		x			x	
Cris Medina	District 7		x				
Ron Nirenberg	District 8		x				
Joe Krier	District 9		x				
Michael Gallagher	District 10		x				

Exhibit 1

AMENDMENT 2
TO THE
ARCHITECTURAL DESIGN SERVICES AGREEMENT
FOR THE
CONSOLIDATED RENTAL CAR FACILITY AT
SAN ANTONIO INTERNATIONAL AIRPORT

(PROJECT NUMBER 33-00079)

This Amendment (herein called the "Amendment") to the Architectural Design Services Agreement for the Consolidated Rental Car Facility at San Antonio International Airport is entered into by and between the City of San Antonio (herein called the "City"), a Texas municipal corporation, acting by and through its Aviation Director, and TranSystems Corporation, dba TranSystems Corporation Consultants (herein called "Consultant"), acting by and through its duly authorized corporate representative, as set out below. **WITNESSETH:**

WHEREAS, in February 2013 the City and Consultant entered into the Architectural Design Services Agreement for the Consolidated Rental Car Facility at San Antonio International Airport (herein called the "Agreement") pursuant to Ordinance No. 2013-02-21-0119; and

WHEREAS, the scope of the Consolidated Rental Car Facility project has increased and it is necessary to increase Consultant's scope of work to add environmental services and additional construction administration services for the expanded project scope; and

NOW THEREFORE, in consideration of the terms, covenants, agreements and demises herein contained each to the other given, the sufficiency and receipt of which are hereby acknowledged, the Agreement, as previously amended, entered into by and between the City and the Consultant is amended as follows:

1. **Article XI. Compensation.** The total not-to-exceed contracts sum set out in Article XI Compensation of the Agreement is hereby increased by $334,092.00 for a revised not-to-exceed contract sum of $12,334,092.00.

2. **Exhibit A, Scope/Budget/Reimbursables.** The TranSystems Phase 3 Scope Adjustments Proposal dated May 12, 2015, attached hereto as Attachment 1, and the Proposal for Phase I and II Environmental Site Assessment and UST Excavation Oversight dated March 5 , 2015, attached hereto as Attachment 2, are hereby add to and incorporated into Exhibit A, Scope/Budget/Reimbursables, of the Agreement to the extent that such proposals do not conflict with the terms of the Agreement.

Except as amended hereby, all other provisions of the Agreement are hereby retained in their entirety and remain unchanged.

EXECUTED AND AGREED TO this _____ day of _____, 2015.

CITY OF SAN ANTONIO

By:_____
Ed Belmares
Assistant City Manager

APPROVED:

By:_____
City Attorney

TRANSYSTEMS CORPORATION, DBA TRANSYSTEMS CORPORATION CONSULTANTS

By:_____
Signature

_____
Printed Name &Title

Attachment 1

TranSystems Phase 3 Scope Adjustments Proposal

TranSystems

505 14th Street, Suite 1000
Oakland, CA 94612
Tel 510 835 2761

www.transystems.com

To:	Maria Godina / Brett Van Hazel	**From:**	Jeffrey Jarvis / David Lee
	City of San Antonio		TranSystems Corporation
	Transportation & Capital Improvements (TCI)	**Proj No.:**	P604080064
Date:	12 May 2015	**Project:**	San Antonio International Airport
			SAT ConRAC
Re:	**Add Service Request:** **Phase 3 Scope Adjustments**		

Please find attached revised *Schedule of Values* for TranSystems Design Team fee proposal for Phase 3, Construction Administration Services.

Detailed worksheets/fee proposals from each consultant requesting scope increases are attached. For construction administration scope assumptions, including frequency of on-site field observations by various team members, please refer to attached *Approach to Construction Administration Services and Summary of Special Inspections/Field Observations.*

The following are highlights to the Phase 3 scope for each consultant team (number corresponds to number noted on fee distribution summary):

1. TranSystems' scope was increased to accommodate construction administration of a larger size project.
2. Lopez Salas Architects' scope includes an increase of their staff involvement during construction administration phase and represents a transfer of effort from Fentress Architects' staff, in order to provide additional support from our team's local San Antonio staff.
3. Fentress Architects' scope was increased to accommodate planning and concept design work for Terminal B restroom and baggage office relocation and building exterior redesign as part of value engineering budget reduction. A reduction of their staff involvement during construction administration phase is proposed, in order to increase involvement by Lopez Salas Architects.
4. Dillard Architect Group's scope was increased to accommodate additional field observation for extended construction duration.
5. There is no scope increase for Rialto Studio, landscape architect.
6. Aon's construction administration services include construction submittal reviews, site surveys and witnessing testing for foam suppression system and certain components of the fire alarm system initiating devices.
7. Additional construction administration services for HNTB are proposed for the additional scope items and extension of construction duration by a month.
8. Additional construction administration efforts are anticipated to be required for Bain Medina Bain for the water and gas line relocation.
9. There is no scope increase for Soft Dig during Phase 3.
10. Structural Engineering Associates (SEA)'s structural engineering scope was reduced in Phase 3 as a result of transfer of design work for the Customer Service Center to TranSystems.

11. TTG Goetting's electrical and fire alarm design scope was increased to accommodate the larger size facility and anticipated increase of one month in construction duration.
12. TTG Goetting's commissioning scope was increased to accommodate the larger size facility.
13. CNG/Datacom's mechanical, plumbing, voice and data scope was increased to accommodate the larger size facility and anticipated increase of one month in construction duration.
14. BNP's scope for Phase 3 were eliminated due to change in design direction.
15. There is no scope increase for Stantec, fuel and QTA system engineer.
16. Faithful + Gould's cost estimating scope was increased to accommodate increase to scope with demolition of existing public parking garage and reconstruction of new public parking decks, Terminal B modifications. Additional effort in value engineering of program was also required near the conclusion of Phase 1 and is anticipated to continue through Phase 2 design.
17. Copelan Consulting's scope for Phase 3 was eliminated, as their firm's anticipated RAC programming services will be provided by TranSystems' staff.
18. Additional construction administration effort is required for Lerch Bates as a result of additional elevators at Terminal B.
19. There is no scope increase for Arias, geotechnical engineer.
20. There is no scope increase for Jacobsen Daniels, RAC representative.
21. There is no scope increase for Cardno ATC, for Phase I and II environmental assessment.

The following is a summary of the fee, by phases:

Phase 1 Fee: $ 3,058,788
Phase 2 Fee: $ 5,910,919
Phase 3 Fee: $ 2,083,539 original approved + $294,432 additional proposed = **$2,377,971**
Estimated reimbursable expense budget: $300,000

Total project fee, for all three phases and reimbursable expenses: **$11,647,678**

Owner's Contingency: $657,322
Total: **$12,305,000**

SAN ANTONIO INTERNATIONAL AIRPORT CONSOLIDATED RENTAL CAR CENTER DESIGN FEE DISTRIBUTION

Prepared on: May 12, 2015

		(12 Months)			(11 Months)			(27 Months)						
No.	Firm Name	Phase 1 Total Fee	Phase 1 Additional Fee	Percent Change	Phase 2 Approved Fee	Phase 2 Additional Fee	Percent Change	Phase 3 Approved Fee	Phase 3 Additional Fee	Percent Change	Original Total Contracted Fee	Proposed Total Fee with this Request	Percent of Team Fee	Percent Change
1	**TranSystems** - Architecture/QTA & CSC Structural	$ 965,420	$ 72,850	7.5%	$ 1,704,675	$ 430,000	25.2%	$ 496,340	$ 125,000	25.2%	$ 3,166,435	$ 3,794,285	33.35%	19.8%
2	**Lopez Salas** - Architecture/Permits/Const Admin	$ 103,986		0.0%	$ 207,956	$ 69,998	33.7%	$ 425,000	$ 106,616	25.1%	$ 736,942	$ 913,556	8.03%	24.0%
3	**Fentress** - Arch Skin/Interiors/Signage/LEED	$ 639,200		0.0%	$ 611,752	$ 56,220	9.2%	$ 165,750	$ (11,600)	-7.0%	$ 1,416,702	$ 1,461,322	12.84%	3.1%
4	**Dillard Architect Group** - Alt Energy/Const Admin	$ 18,810		0.0%	$ 37,620	$ -	0.0%	$ 63,570	$ 14,815	23.3%	$ 120,000	$ 134,815	1.19%	12.3%
5	**Rialto Studio** - Landscape Architecture	$ 24,600		0.0%	$ 49,000	$ -	0.0%	$ 24,070	$ -	0.0%	$ 97,670	$ 97,670	0.86%	0.0%
6	**AON** - Code/Fire Protection	$ 62,900		0.0%	$ 50,000	$ 29,937	59.9%	$ -	$ 52,880	New scope	$ 112,900	$ 195,717	1.72%	73.4%
7	**HNTB** - Civil Engineering/Traffic	$ 99,167		0.0%	$ 228,567	$ 150,000	65.6%	$ 118,423	$ 40,036	33.8%	$ 446,157	$ 636,193	5.59%	42.6%
8	**Bain Medina Bain** - Survey/Site Utilities	$ 117,587		0.0%	$ 137,707	$ 82,320	59.8%	$ 6,021	$ 24,100	400.3%	$ 261,315	$ 367,735	3.23%	40.7%
9	**Soft Dig** - Utility Locating	$ 23,400	$ (12,000)	-51.3%	$ 41,400	$ 41,400	100.0%	$ -	$ -	-	$ 64,800	$ 94,200	0.83%	45.4%
10	**SEA** - RAC & PPG Structural	$ 427,700		0.0%	$ 904,750	$ 177,250	19.6%	$ 312,550	$ (32,250)	-10.3%	$ 1,645,000	$ 1,790,000	15.73%	8.8%
11	**TTG Goetting** - Electrical/Fire Alarm	$ 135,370		0.0%	$ 223,700	$ 40,000	17.9%	$ 127,650	$ 14,080	11.0%	$ 486,720	$ 540,800	4.75%	11.1%
12	**TTG Goetting** - Commissioning	$ -		-	$ -	$ -	-	$ 75,400	$ 12,130	16.1%	$ 75,400	$ 87,530	0.77%	16.1%
13	**CNG/Datacom** - Mech/Plumbing/Voice/Data	$ 70,925		0.0%	$ 209,290	$ 37,913	18.1%	$ 91,815	$ 21,540	23.5%	$ 372,030	$ 431,483	3.79%	16.0%
14	**BNP** - Baggage Handling System	$ 40,500		0.0%	$ 97,800	$ (97,800)	-100.0%	$ 60,900	$ (60,900)	-100.0%	$ 199,200	$ 40,500	0.36%	-79.7%
15	**Stantec** - Fuel/QTA Systems	$ 52,992		0.0%	$ 145,754	$ -	0.0%	$ 75,210	$ -	0.0%	$ 273,956	$ 273,956	2.41%	0.0%
16	**Faithful + Gould** - Cost Estimating	$ 52,920		0.0%	$ 117,180	$ 62,640	53.5%	$ -	$ -	-	$ 170,100	$ 232,740	2.05%	36.8%
17	**Copelan Consulting** - RAC Programming	$ 72,100		0.0%	$ 24,500	$ (24,500)	-100.0%	$ 24,500	$ (24,500)	-100.0%	$ 121,100	$ 72,100	0.63%	-40.5%
18	**Lerch Bates** - Vertical Circulation	$ 14,680		0.0%	$ 18,800	$ 45,090	239.8%	$ 16,340	$ 12,485	76.4%	$ 49,820	$ 107,395	0.94%	115.6%
19	**Arias** - Geotechnical Testing	$ 63,681		0.0%	$ -	$ -	-	$ -	$ -	-	$ 63,681	$ 63,681	0.56%	0.0%
20	**Jacobsen Daniels** - RAC Representative	$ -	$ 12,000	-	$ -	$ -	-	$ -	$ -	-	$ -	$ 12,000	0.11%	-
21	**Cardno ATC** - Phase I and II Environmental Assessment	$ -		-	$ -	$ 29,092	-	$ -	$ -	-	$ -	$ 29,092	0.26%	-
	Total Fees	**$ 2,985,938**	**$ 72,850**	**2.4%**	**$ 4,810,451**	**$ 1,100,468**	**22.9%**	**$ 2,083,539**	**$ 294,432**	**14.1%**	**$ 9,879,928**	$ 11,376,770	**100.00%**	**15.2%**
		Phase 1 Total:	**$ 3,058,788**		**Phase 2 Total:**	**$ 5,910,919**		**Phase 3 Total:**	**$ 2,377,971**					

SBE Participation: 35%

Project SBE Goal: 35%

Reimbursables Estimate (for all three phases): **$ 300,000** (see attachment for breakdown)

Project Total (for all three phases & reimbursables): **$ 11,647,678**

Owner's Contingency **$ 657,322**

Total (including Owner's Contingency) **$ 12,305,000**

San Antonio International Airport
Consolidated Rental Car Center
Prepared on: July 15, 2014

TranSystems Team's Approach to Construction Administration Services

The TranSystems Team's project scope includes construction administration and resident inspection services during the construction period of the ConRAC project. The purpose of this document is to describe our team's approach to performing these services. Our team has two experienced architectural firms based in San Antonio, Lopez Salas Architects (LSA) and Dillard Architect Group (DAG), who will take the lead in administering the construction phase services. LSA will be the main point of contact for the City of San Antonio TCI and the Construction Manager during, while representatives from DAG will provide additional architectural construction support services to LSA during the anticipated 27-month construction period.

GENERAL RESPONSIBILITIES OF THE CONSTRUCTION ADMINISTRATOR

Our team anticipates that a senior architect from LSA will take on the key role of Construction Administrator for the project team. General responsibilities by the Construction Administrator are anticipated to include the following:

- Attend weekly Owner's meetings with the City staff assigned to the project, Construction Manager, their subcontractors, and other members of the Design Team as needed.
- Provide on-site observations from start to finish, at the following anticipated intervals:
    - Demolition and Site Prep – site visit once a week
    - Sitework and Underground Utilities – site visit once a week
    - Superstructure – site visit twice a week
    - Customer Service Center Framing and Finishes – daily site visits
    - Final Sitework and Landscaping – daily site visits
- Prepare and submit weekly Field Observation Reports (FOR), with photographs.
- Coordinate field visits by other team members to observe progress of construction to determine that the work is being performed in conformance with the construction documents.
- Assist the Construction Manager in coordination of required special inspections. Attached summary includes list of special inspection and field observation items that are included in the Design Team's project scope.
- Facilitate coordination of Requests for Information (RFI's) with other design team members via video and/or photos from site.
- Provide on-site support and respond to design related questions and coordinate with other disciplines as required. Maintain an electronic RFI log.
- Assist in coordination of product submittals, shop drawings and field mock-ups with other design team members.
- Assist in the review of change orders with Construction Manager.
- Review Construction Manager's pay applications.
- Provide phased punch list walk-throughs at completion of project.
- Prepare as-built drawings based on the mark-ups prepared by the Construction Manager in AutoCAD.

San Antonio International Airport
Consolidated Rental Car Center

Prepared on: July 15, 2014

Summary of Special Inspections/Field Observations

Items	Description of Special Inspection or Field Observation	Included in Design Team Scope	Not Included in Design Team Scope	Remarks
1	GEOTECHNICAL		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
2	DRILLED PIER FOUNDATIONS DEPTH		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
3	DRILLED PIER FOUNDATIONS REBAR		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
4	DRILLED PEIR FOUNDATIONS CONCRETE		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
5	STEM WALL REBAR		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
6	STEM WALL CONCRETE		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
7	FOUNDATION DEPTH		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
8	FOUNDATION REBAR		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
9	FOUNDATION UFER		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
10	FOUNDATION CONCRETE		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
11	CONSTRUCTION JOINTS		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
12	POST TENSION CONCRETE		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
13	POST TENSION CONCRETE GIRDERS		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
14	POST TENSION CONCRETE SLABS		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
15	EMBEDDED PIPING	CNG and TTG will perform periodic field observations of work related to internal MEP related piping.		Monthly site visits assumed.
16	EMBEDDED CONDUIT	CNG and TTG will perform periodic field observations of work related to internal MEP related conduit.		Monthly site visits assumed.

San Antonio International Airport
Consolidated Rental Car Center

Prepared on: July 15, 2014

Summary of Special Inspections/Field Observations

Items	Description of Special Inspection or Field Observation	Included in Design Team Scope	Not Included in Design Team Scope	Remarks
17	EMBEDDED PLATES		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
18	MASONARY CONCRETE		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
19	STRUCTURAL STEEL		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
20	METAL FLOOR		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
21	METAL ROOF DECK		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
22	ADHESIVE ANCHORS		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
23	POST TENSION CONCRETE GIRDERS		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
24	POST TENSION CONCRETE SLABS		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
25	WELDING INSPECTION		X	Special inspection services can be provided by geotechnical engineer (Arias) as add service.
26	PLUMBING	CNG will perform periodic field observations during construction of plumbing systems.		Monthly site visits assumed (27 total).
27	HVAC	CNG will perform periodic field observations during construction of HVAC systems.		Monthly site visits assumed (27 total).
28	ELECTRICAL	TTG will perform periodic field observations during construction of electrical systems.		Monthly site visits assumed (27 total).
29	FIRE SUPPRESSION SYSTEM	Aon Fire Protection will provide site survey and testing of the foam suppression system (two surveys and two tests per each QTA Level foam suppression system) and RAC/PPG sprinkler system.		A total of 12 site visits and witnessing tests will be provided.

San Antonio International Airport
Consolidated Rental Car Center

Prepared on: July 15, 2014

Summary of Special Inspections/Field Observations

Items	Description of Special Inspection or Field Observation	Included in Design Team Scope	Not Included in Design Team Scope	Remarks
30	ELEVATORS/ESCALATORS	Lerch Bates will conduct one progress review and one follow-up review per elevator / escalator during equipment installation to determine that work is proceeding in general accordance with the construction documents.		Two visits per elevator / escalator during equipment installation.
31	HIGH PERFORMANCE COATINGS	Dillard Architect Group and Lopez Salas Architects will perform periodic field observations to confirm general comformance with specification requirements.		Site visit twice a week assumed during this stage of construction.
32	PAINT	Dillard Architect Group and Lopez Salas Architects will perform periodic field observations to confirm general comformance with specification requirements.		Site visit twice a week assumed during this stage of construction.
33	FUEL SYSTEMS	Stantec will provide 10 one-day site observation visits during construction of fuel systems (visits to be conducted concurrently with fresh and waste oil systems). In addition, Stantec will have two persons on-site for two weeks during commissioning.		Ten site visits during construction and two-week commissioning assumed.
34	FRESH AND WASTE OIL	Stantec to provide 10 one-day site observation visits during construction of fresh and waste oil systems (visits to be conducted concurrently with fuel systems). In addition, Stantec will have two persons on-site for two weeks during commissioning.		Ten site visits during construction and two-week commissioning assumed.
35	WATERPROOFING	TranSystems and Lopez Salas Architects will perform periodic field observations during construction to verify compliance with contract requirements.		Site visit twice a week assumed during this stage of construction.
36	CANOPIES	TranSystems and Lopez Salas Architects will perform periodic field observations during construction to verify compliance with contract requirements.		Site visit twice a week assumed during this stage of construction.

San Antonio International Airport
Consolidated Rental Car Center

Prepared on: July 15, 2014

Summary of Special Inspections/Field Observations

Items	Description of Special Inspection or Field Observation	Included in Design Team Scope	Not Included in Design Team Scope	Remarks
37	HANDRAILS	TranSystems and Lopez Salas Architects will perform periodic field observations during construction to verify compliance with contract requirements.		Site visit twice a week assumed during this stage of construction.
38	IT SYSTEMS	CNG/DataCom will perform periodic field observations during cosntruction of IT systems.		Monthly site visits assumed (27 total).
39	STAIRWELLS	TranSystems and Lopez Salas Architects will perform periodic field observations during construction to verify compliance with contract requirements.		Site visit twice a week assumed during this stage of construction.
40	FIRE RATED DETAILS	TranSystems and Lopez Salas Architects will perform periodic field observations during construction to verify compliance with contract requirements.		Site visit twice a week assumed during this stage of construction.
41	SIGNAGE	Fentress Architects and Lopez Salas Architects to provide periodic observations.		Site visit twice a week assumed during this stage of construction.
42	DYNAMIC SIGNAGE	Fentress Architects and Lopez Salas Architects to provide periodic observations.		Site visit twice a week assumed during this stage of construction.
43	TRASH ENCLOSURES	TranSystems and Lopez Salas Architects will perform periodic field observations during construction to verify compliance with contract requirements.		Site visit twice a week assumed during this stage of construction.
44	SITEWORK	HNTB will perform periodic field observations of site work.		Monthly site visits assumed (27 total).
45	ASPHALT PAVING	HNTB will perform periodic field observations of asphalt paving work.		Monthly site visits assumed (27 total).
46	CONCRETE PAVING	HNTB will perform periodic field observations of site concrete paving work.		Monthly site visits assumed (27 total).
47	UNIT PAVERS	Rialto Studio will perform periodic construction observations of unit paver installation.		Total of ten site visits by Rialto Studio assumed.

San Antonio International Airport
Consolidated Rental Car Center

Prepared on: July 15, 2014

Summary of Special Inspections/Field Observations

Items	Description of Special Inspection or Field Observation	Included in Design Team Scope	Not Included in Design Team Scope	Remarks
48	SANITARY SEWER	HNTB and Bain Medina Bain will perform periodic field observations during construction of sanitary sewer construction.		Monthly site visits assumed (27 total).
49	STORM UTILITY PIPING	HNTB will perform periodic field observations during construction of storm utility piping construction, including telecom & electric ductbanks and chilled water.		Monthly site visits assumed (27 total).
50	LANDSCAPING & IRRIGATION	Rialto Studio will conduct site visit to verify compliance with tree preservation requirements during site demolition and perform periodic construction observations during landscaping portions of work.		Total of ten site visits by Rialto Studio assumed.
51	STORM WATER POLLUTION PREVENTION	HNTB will perform periodic field observations to verify general conformance to approved SWPPP.		Monthly site visits assumed (27 total).
52	GENERAL STRUCTURAL OBSERVATIONS	SEA will perform periodic field observations (assumed two per month for 27 months) to verify general conformance to contract requirements for RAC structural elements. TranSystems will perform periodic field observations (assumed total of 12 site visits) to verify general conformance to contract requirements for QTA structural elements.		Two field observation visits per month by SEA staff assumed (54 total). It is assumed that code required structural special inspections will be provided by others. See Items 1 through 14 and 17 through 25 above.
53	LEED OBSERVATIONS	Fentress Architects and Lopez Salas Architects to provide periodic observations to confirm general compliance with targeted LEED design credits.		It is assumed that all LEED construction credits will be tracked and reviewed by Construction Management Team.
54	EXTERIOR SKIN	Fentress Architects and Lopez Salas Architects to provide periodic observations to document progress and compliance with scope for exterior skin.		Site visit twice a week assumed during this stage of construction.

San Antonio International Airport
Consolidated Rental Car Center

Prepared on: July 15, 2014

Summary of Special Inspections/Field Observations

Items	Description of Special Inspection or Field Observation	Included in Design Team Scope	Not Included in Design Team Scope	Remarks
55	INTERIOR FINISHES AND CASEWORK	Fentress Architects and Lopez Salas Architects to provide periodic observations to document progress and compliance with scope for interior finishes and casework.		Daily site visits assumed during this stage of construction.

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services - Additional Services

Project Name:	San Antonio - CONRAC
Name of Firm/Subconsultant:	TranSystems - Arch/QTA Struct
Date Proposal Submitted:	2-Jul-14
Project Manager:	Jeff Jarvis

Position/Personnel Title	Principal Partner	Principal Partner PM	Deputy PM	Technical Specialist	QA/QC	Senior Architect	Arch III	Transit or Security Planner	CADD	Admin Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$225.00	$195.00	$150.00	$195.00	$195.00	$150.00	$110.00	$150.00	$70.00	$65.00	
Task to be performed/Phase Description (including Sub-consultant work) PHASE 2 ADDITIONAL SERVICES	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Additional Project Management QA/QC	4	40	80		40					98	262
Public Parking Garage Arch Design		80	80			150	492		380	88	1270
Redesign for Structural Bay Size Change		40	16	20		150	160		120		506
Additional Rental Car Meetings (6)		72	72	60		72					276
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
Total Hours:	4	232	248	80	40	372	652	0	500	186	2314
Total Fee Proposal (Not to Exceed):	$900	$45,240	$37,200	$15,600	$7,800	$55,800	$71,720	$0	$35,000	$12,090	$281,350

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services - Additional Services

Project Name:	San Antonio - CONRAC
Name of Firm/Subconsultant:	TranSystems - Arch/QTA Struct
Date Proposal Submitted:	2-Jul-14
Project Manager:	Jeff Jarvis

Position/Personnel Title	Principal Partner	Principal Structural	Deputy PM	Technical Specialist	QA/QC	Senior Engineer	Engr II		CAD Tech	Admin Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$225.00	$225.00	$150.00	$195.00	$215.00	$150.00	$110.00	$150.00	$70.00	$65.00	
Task to be performed/Phase Description (including Sub-consultant work) PHASE 2 ADDITIONAL SERVICES	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Term B Struct Mods for New Elevators		8			8	88	160		120	6	390
Customer Service Center		40			20	240	260		380	16	956
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
Total Hours:	0	48	0	0	28	328	420	0	500	22	1346
Total Fee Proposal (Not to Exceed):	$0	$10,800	$0	$0	$6,020	$49,200	$46,200	$0	$35,000	$1,430	$148,650

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services - Additional Services

Project Name:	San Antonio - CONRAC
Name of Firm/Subconsultant:	TranSystems - Arch/QTA Struct
Date Proposal Submitted:	2-Jul-14
Project Manager:	Jeff Jarvis

Position/Personnel Title	Principal Partner	Principal Partner PM	Deputy PM	Technical Specialist	QA/QC	Senior Architect	Arch III	Transit or Security Planner	CADD	Admin Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$225.00	$195.00	$150.00	$195.00	$195.00	$150.00	$110.00	$150.00	$70.00	$65.00	
Task to be performed/Phase Description (including Sub-consultant work) PHASE 3 ADDITIONAL SERVICES	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Additional Project Management QA/QC	2	4	10		4					25	45
Public Parking Garage Const Admin		20	40			250	200		30	25	565
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
Total Hours:	2	24	50	0	4	250	200	0	30	50	610
Total Fee Proposal (Not to Exceed):	$450	$4,680	$7,500	$0	$780	$37,500	$22,000	$0	$2,100	$3,250	$78,260

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services - Additional Services

Project Name:	San Antonio - CONRAC
Name of Firm/Subconsultant:	TranSystems - Arch/QTA Struct
Date Proposal Submitted:	2-Jul-14
Project Manager:	Jeff Jarvis

Position/Personnel Title	Principal Partner	Principal Structural	Deputy PM	Technical Specialist	QA/QC	Senior Engineer	Engr II		CAD Tech	Admin Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$225.00	$225.00	$150.00	$195.00	$215.00	$150.00	$110.00	$150.00	$70.00	$65.00	
Task to be performed/Phase Description (including Sub-consultant work) PHASE 3 ADDITIONAL SERVICES	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Term B Struct Modifications Const Admin		4				18	15		10	8	55
CSC Struct Mods Const Admin		36				126	98		30	6	296
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
Total Hours:	0	40	0	0	0	144	113	0	40	14	351
Total Fee Proposal (Not to Exceed):	$0	$9,000	$0	$0	$0	$21,600	$12,430	$0	$2,800	$910	$46,740

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

REVISED

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	San Antonio ConRAC Facility
Name of Firm/Subconsultant:	Lopez Salas Architects, Inc.
Date Proposal Submitted:	15-Jul-14
Principal in Charge/Project Manager:	Robert A. Lopez/Paul Boaz

Position/Personnel Title	Principal/Partner	Principal	Sr Architect/PM	Architect/PM	Arch Intern III	Arch Intern II	Arch Intern I	Admin/Clerical	open	Insert other position as needed	
Fully-Loaded Hourly Wage Rates * (as defined below)	$214.00	$160.00	$142.00	$125.00	$100	$95.00	$89.00	$60.00			
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Phase 1 (Conceptual Dev/Schematic Des)											0
Project Oversight		167		135	64			32			398
Site Planning/Bldg Massing/Exterior Skin Design											0
Concept Charrettes - Exterior Design	40										40
Presentations - Exterior Design	8										8
Schematic Design - Exterior Design	40										40
Presentations - Exterior Design	40										40
	8										8
Interior Architecture/Interior Design											0
Concept Charrettes - Interiors	20			20	18						58
Presentations - Interiors	4										4
Schematic Design - Interiors	20			20	8						48
Presentations - Interiors	4										4
											0
LEED/Sustainability											0
Workshop #1											0
Preliminary LEED Scorecards and		12		6							18
establishment of objectives											0
Workshop #2											0
LEED Scorecards and		12		4							16
Basis of Design Documentation											0
											0
Phase 1 Subtotal (Hours)	184	191	0	185	90	0	0	32	0	0	682
Phase 1 Subtotal (Fees)	$39,376.00	$30,560.00	$0.00	$23,125.00	$9,000	$0.00	$0.00	$1,920.00	$0.00	$0.00	$103,981.00
											0
Phase 2 (Bid Documentation/CDs)											0
Project Oversight	140		176	400				91			807
Documentation - Exterior Skin	6										6
Documentation - Interior Archirtecture/Design	40			81	160	192					473
LEED Documentation		12									12
Design Team Coordination	56	12			48	44					160
Design Team Meetings	66			44							110
CoSA Permitting Prelim Meeting (Prep & Mtg.)	6		10								16
Terminal B - Preparations for Record Drawings	16	8	32		16						72
Terminal B - Site Visits & Measurements	8	8	24	32	65	18					155
Terminal B - Design & Documentation	32		32	60	12	40					176
Terminal B - Coordination with Consulatants	8		32	40	16						96
											0
											0
											0

											0
											0
											0
Phase 2 Subtotal (Hours)	378	40	306	657	317	294	0	91	0	0	2083
Phase 2 Subtotal (Fees)	$80,892.00	$6,400.00	$43,452.00	$82,125.00	$31,700	$27,930.00	$0.00	$5,460.00	$0.00	$0.00	$277,959.00
											0
Phase 3 (Construction Administration)											0
Project Oversight	146		60	323				236			765
Documentation Preparation for Permiting			20								20
2009 IECC COMCheck			6		15						21
Preparation of CoSA Permiting Checklist	4		12	2	17						35
CoSA Permitting Intake Meeting			3	3							
CoSA Permitting Review/Responses			16	20	12						48
RFI Reviews/Responses	16		120	268	81						485
Submittal Reviews	18	12	40	460							530
Owner Meetings	75		136	0							211
Daily Field Observation Walkthroughs/Reports			1530	100							1630
Substantial Completion Punchlist	16	12	80	28	21			40			197
											0
											0
Phase 2 Subtotal (Hours)	275	24	2023	1204	146	0	0	276	0	0	3942
Phase 2 Subtotal (Fees)	$58,850.00	$3,840.00	$287,266.00	$150,500.00	$14,600	$0.00	$0.00	$16,560.00	$0.00	$0.00	$531,616.00
											0
											0
Total Hours:	837	255	2329	2046	553	294	0	399	0	0	6713
Total Fee Proposal (Not to Exceed):	$179,118.00	$40,800.00	$330,718.00	$255,750.00	$55,300.00	$27,930.00	$0.00	$23,940.00	$0.00	$0.00	$913,556.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name	San Antonio ConRAC
Name of Firm/Subconsultant	Fentress Architects
Date Proposal Submitted	Revised Phase 2/3Fee Submittal 7.15.2014
Project Manager*	Richard Talley

Position Personnel Title	Principal Partner	Project Manager	Senior Architect	Senior Interior Architect	Design Interior Architect	Senior LEED Architect	Architect 1	Specifications	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$225.00	$153.00	$150.00	$150.00	$138.00	$150.00	$80.00	$150.00	$65.00	
Task to be performed Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Phase 1 (SD, DD)										0
Project Oversight		0.5	1				1	60	100	162.5
Exterior Skin Design		Involved half time in all tasks this phase	Involved full time in all tasks this phase				Involved full time in all tasks this phase			0
Development of Exterior Concepts	80									80
Concept presentation	8									8
Schematic Design of Exterior	80									80
Schematic Design Presentation	8									8
Development of Exterior Design	80									80
Presentation of Exterior Development	8									8
Interior Design										0
Development of Interior Concepts	40			32	40					112
Concept presentation	8									8
Schematic Design of Interior	40			32	40					112
Schematic Design Presentation	8									8
Development of Interior Design	40			32	40					112
Presentation of Interior Development	8									8
Wayfinding										0
Development of Wayfinding Concepts	16									16
Concept presentation										0
Schematic Design of Wayfinding	16									16
Schematic Design Presentation										0
Development of Wayfinding Design	16									16
Presentation of Wayfinding Development										0
LEED/Sustainability										0
Workshop #1						40				40
Preliminary LEED Scorecard and										0
establishment of objectives										0
Workshop #2						40				40
LEED Scorecard and										0
Basis of Design Documentation										0
Art integration										0
Identification of Art Placement Areas	30									30
Artist interview and Selection	40									40
CM at Risk Review Meetings	40									40
Stakeholder review meetings	40									40
Phase 1 Subtotal (Hours)	456	780	1560	96	120	80	1560	60	100	914.5
Phase 1 Subtotal (Fee)	$102,600.00	$119,340.00	$234,000.00	$14,400.00	$16,560.00	$12,000.00	$124,800.00	$9,000.00	$6,500.00	$ 639,200.00
Phase 2 (CD)								100	100	200
Project Oversight		0.5	1				1			2.5
Exterior Skin Documentation	40	Involved half time in all tasks this phase	Involved full time in all tasks this phase				Involved full time in all tasks this phase			40
Interior Design Documentatinion	40			132	158.5					330.5
Wayfinding Documentation	40									40
LEED Spec Review and Oversight						60.18				60.18
Art placement and infratructure coordination	40									40
CM at Risk Review Meetings										0
RAC meetings and presentations										0
Phase 2 Subtotal (Hours)	160	866.5	1733	132	158.5	60.18	1385.59	100	100	639913.18
Initial Phase 2 Subtotal (Fee)	$36,000.00	$132,575.00	$259,950.00	$19,800.00	$21,873.00	$9,027.00	$110,847.00	$15,000.00	$6,500.00	$ 611,572.00
ADDED SCOPE										
RAC Core Redesign										
Redesign of core finishes to be exterior space										
Exterior Development										
Redesign building exterior to accommodate budget	40									
Develop QTA exterior aesthetics	20									
Document Review for QTA exterior aesthetics										
New Terminal B Elevators										
Elevators										
Elevator design (interior enclosure)	12									
Elevator Documentation and detailing										
Bathroom relocation										
Bathroom Planning				20						
Bathroom design				20						
Bathroom Documentation					40			40		
Baggge Office Relocation										
Planning	12				20					
Design	12			40	40					
Documentation										
Wayfinding								20		
Added Phase 2 Subtotal (hours)	96	0	0	80	100	0	0	60	0	336
Added Phase 2 Subtotal (Fee)	$21,600.00	$0.00	$0.00	$12,000.00	$13,800.00	$0.00	$0.00	$9,000.00	$0.00	$ 56,400.00
Initial and added Phase 2 Subtotal (hours)	256	866.5	1733	212	258.5	60.18	1385.59	160	100	5031.77
Initial and added Phase 2 Subtotal (Fee)	$57,600.00	$132,575.00	$259,950.00	$31,800.00	$35,673.00	$9,027.00	$110,847.00	$24,000.00	$6,500.00	$ 667,972.00
Phase 3 (CA)									66	66
Project Oversight	40	600	90							730
Submittal Review				70	70		0			140
RFI Response				0			80			80
Wayfinding (Submittals, RFIs)										0
LEED Site Observation						20				20
LEED final Submission						40				40
Initial Phase 3 Subtotal (Hours)	40	600	90	70	70	60	80	0	66	1076
Phase 3Subtotal (Fee)	$9,000.00	$91,800.00	$13,500.00	$10,500.00	$9,660.00	$9,000.00	$6,400.00	$0.00	$4,290.00	$ 154,150.00
Total Hours	752	2246.5	3383	378	448.5	200.18	3025.59	220	266	10919.77
Total Fee Proposal (Not to Exceed	$169,200.00	$343,714.50	$507,450.00	$56,700.00	$61,893.00	$30,027.00	$242,047.20	$33,000.00	$17,290.00	$ 1,461,322.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	San Antonio International Airport SAT Transit Center
Name of Firm/Subconsultant:	Dillard Architect Group - PLLC
Date Proposal Submitted:	1/11/2013 (revised/mod1 - 3/20/14)
Project Manager:	Porter Dillard

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer/Architect	Design Engineer/Architect	EIT	Engineering Tech	CADD	Admin/Clerical	Insert other position as needed	Insert other position as needed	
Fully-Loaded Hourly Wage Rates * (as defined below)	$120.00	$105.00	$85.00	$65.00					Sub-Conslt Struct Eng $110.00	Sub-Conslt Elect Eng $110.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Planning/Identification of Alternative Energy Systems	1	3	80	5					5	10	104
Analysis of Alternative Energy Systems		1	80	5					10	20	116
Concept Design of Alternative Energy System		1	40	120					40	60	261
Preparation of Bid Package		1	40	60					20	40	161
Jr Architect 1/4 time on site during 27 mo construction - PH	2	5		1200							1207
											0
											0
											0
											0
											0
											0
											0
											0
											0
											0
Total Hours:	3	11	240	1390	0	0	0	0	75	130	1849
Total Fee Proposal (Not to Exceed):	$360.00	$1,155.00	$20,400.00	$90,350.00	$0.00	$0.00	$0.00	#VALUE!	$8,250.00	$14,300.00	$134,815.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services - Additional Services

Project Name:	San Antonio - CONRAC - PHASE 2 - Design
Name of Firm/Subconsultant:	Aon Fire Protection Engineering
Date Proposal Submitted:	11-Jun-14
Project Manager:	William Burrus / Dan O'Connor

Position/Personnel Title	Chief Technical Officer	Senior Vice President	Vice President	Manager/ Director	Project Manager	Sr. Consultant/ Designer	Assoc. Consultant/ Designer	Consultant/ Designer	CAD Operator	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$205.00	$205.00	$190.00	$165.00	$145.00	$127.00	$103.00	$74.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Ph 2-Code Consultation - CONRAC	8			16		100				124
Ph 2-QTA Suppression Plans / Specs (CAD)*	16			32		125			100	273
Ph 2-QTA Fire Alarm Plans / Specs (CAD)*	8			30		100			48	186
										0
										0
										0
										0
										0
										0
										0
* - 2 total submittals										0
Fees exclude man effort for presentation to Board of Appeals and Code Modifications										0
										0
										0
										0
Total Hours:	32	0	0	78	0	325	0	0	148	583
Total Fee Proposal (Not to Exceed):	$7,040.00	$0.00	$0.00	$14,820.00	$0.00	$47,125.00	$0.00	$0.00	$10,952.00	$79,937.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services - Additional Services

Project Name:	San Antonio QTA PHASE 3 Suppression Construction Admin
Name of Firm/Subconsultant:	Aon Fire Protection Engineering
Date Proposal Submitted:	6/11/2014 Revision 1
Project Manager:	William Burrus / Dan O'Connor

Position/Personnel Title	Chief Technical Officer	Senior Vice President	Vice President	Manager/ Director	Project Manager	Sr. Consultant/ Designer	Assoc. Consultant/ Designer	Consultant/ Designer	CAD Operator	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$205.00	$205.00	$190.00	$165.00	$145.00	$127.00	$103.00	$74.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
										0
Ph 3-QTA Suppression Construction Admin*	2			40		220				262
Ph 3 - Parking Garage Suppression CA **				4		84				88
										0
										0
										0
										0
										0
										0
* 2 constractor submittals per system, 2 site surveys per foam system, 2 tests per foam system (includes fire alarm devices associated with foam suppression) + sprinkler, fire pump, standpipe										0
** sprinkler, fire pump, standpipe systems										0
Fees exclude man effort for presentation to Board of Appeals and Code Modifications										0
										0
										0
										0
Total Hours:	2	0	0	44	0	304	0	0	0	350
Total Fee Proposal (Not to Exceed):	$440.00	$0.00	$0.00	$8,360.00	$0.00	$44,080.00	$0.00	$0.00	$0.00	$52,880.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

March 26, 2014

HNTB

EXHIBIT A: SCOPE OF SERVICES
CONSOLIDATED RENTAL CAR FACILITY (CONRAC) - ADDITIONAL SERVICES
SAN ANTONIO INTERNATIONAL AIRPORT

Scope of Services is amended by added the following:

PHASE 2 - Design Development Additional Services

2.1. Traffic Analysis

a. Perform a traffic study to evaluate the internal circulation of the San Antonio International Airport and examine the traffic operations related to the development of the CONRAC Facility and identify any potential traffic impacts to existing roadways within airport as a result of proposed project. Proposed concept includes reconfiguration of the short term parking garage facility as part of CONRAC development.

b. Traffic Data Collection

i. Obtain existing plans and traffic studies.

ii. Obtain peak turning movement counts at the following locations:

- Airport Boulevard and South Terminal Drive
- US 281 Frontage Road and South Terminal Drive (Two Intersections)
- John Saunders Road and South Terminal Drive
- Airport Boulevard and Northern Boulevard
- Airport Boulevard and Loop 410 Frontage Road (Two Intersections)

iii. Obtain 24-hour traffic counts at 13 locations within the Airport

c. Preliminary Traffic Analysis

i. Utilize the traffic modeling program Synchro to model and evaluate current and projected traffic patterns. This analysis includes 3 models: Existing Conditions and two Forecasted Conditions.

ii. Prepare a traffic analysis report including recommendations to improve capacity, efficiency and safety at the analyzed intersections and within the Airport property

d. Final Traffic Analysis – upon completion of the 60% design, a final traffic analysis will be conducted.

2.2. Storm Water Pump Station Design

a. Preliminary Pump Station Analysis – perform a preliminary analysis to evaluate the existing conditions and to determine the number of storm water pump stations required for the proposed conditions. There are currently two existing pump stations identified to be analyzed. The analysis will determine size and type of pump stations.

b. Prepare 30% design, 60% design and Final Design Documents for the selected pump station design.

2.3. Additional Utility Coordination and Plan Development

a. Prepare additional utility design to encompass the full project limits as defined in Phase 1 of the project. The original project limits have expanded to include areas outside of HNTB's original scope of work. The additional services includes preparation of construction plans for the additional proposed relocations of existing water, gas, and sanitary sewer lines.

b. Conduct additional utility coordination efforts with utility companies to include full project limits.

c. Prepare 30% design, 60% design and Final Design Documents for additional utility relocations.

2.4. Chilled Water Line Relocations

a. Prepare construction plans for the relocation of existing chilled water lines within the limits of the project. HNTB will provide construction plans and specifications for the relocations. Sizing of the proposed lines will be performed by MEP consultant and is not part of HNTB's scope of work.

b. Prepare 30% design, 60% design and Final Design Documents for chilled water line relocations.

PHASE 3 - Construction Administration Additional Services (as a result of additional design elements of Phase II listed above)

3.1. Project management – no change in scope, but increase duration by one month to cover the anticipated 27 month construction period.

3.2. Make one additional monthly site visit to the Project site to observe the progress and quality of the executed work, and to determine in general, if the work is proceeding in accordance

with the plans and specifications. This is in addition to one monthly site visit included in original scope. Prepare monthly reports to Architect relating to such visits, indicating progress of construction. CONSULTANT shall not be required to make exhaustive or continuous on-site inspections to check the quality or quantity of the work. CONSULTANT shall not be responsible for the means, methods, techniques, sequences or procedures of construction selected by the contractor or the safety precautions and programs incident to the work of the contractor.

3.3. Review the Contractor's submittals such as Shop Drawings, Product Data and Samples related to storm water pump stations and additional utility improvements, but only for conformance with the design concept of the Project and compliance with the information given in the Contract Documents. Evaluate and determine the acceptability of substitute materials and equipment proposed by Contractor(s) in accordance with project specifications. These additional reviews are related to the additional plan items added in this scope of work.

3.4. Review additional certificates of inspections, testing, and approvals to determine generally that the results certified substantially comply with the project specifications.

3.5. Pay Estimate reviews – No change.

3.6. Review and answer additional Requests for Information (RFIs) submitted by the contractor estimated to be 5 additional requests.

3.7. Final Inspection – No change.

3.8. Prepare additional Record Drawings of constructed improvements related to the additional plan items based upon information provided by the Contractor.

Assumptions:

1. Environmental design, investigation, and field assessment services will be performed by CIMS and/or Aviation on-call consultants.
2. Structural design associated with proposed civil improvements is not included. Structural engineer hours provided are for coordination and review only.

3. Utility design assumes that all utilities will be joint bid with the overall project and will not be procured as separate bid package.
4. Architect will prepare project bid documents. HNTB will provide construction drawings, technical specifications, and related cost estimates for the final design document deliverable.
5. Site grading design does not include TDLR review, inspection, or permitting. It is assumed that project Architect will perform these tasks.
6. Construction administration tasks apply only to those elements of the project designed by HNTB. Daily construction observation or material testing is not included.
7. Stormwater Pollution Prevention Plan (SWPPP) – HNTB will only prepare general guidelines and provide general City of San Antonio standards in plan set. Contractor will be fully responsible for preparation of detailed SWPPP plan and specifications necessary to meet all city, state, and federal standards and permits.
8. Pump station scope includes structural engineering design of the pump station wet well structure and coordination efforts with the A/E team structural engineer (SEA , Inc.).

Anticipated Schedule: Amended to include a total of 27 months for construction phase.

Deliverables:

1. Traffic Study – Preliminary Study and Final Report.
2. Storm Water Pump Station – 30%, 60%, and Final Design documents
3. Additional Utility Coordination and Plan Development - 30%, 60%, and Final Design documents
4. Chilled Water Line Relocations - 30%, 60%, and Final Design documents
5. Phase 3 (Construction Administration) deliverables – not amended.

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services - Additional Services (Supplement No. 1)

Project Name:	SAT ConRAC
Name of Firm/Subconsultant:	HNTB Corporation
Date Proposal Submitted:	14-Apr-14
Project Manager:	Wade Benton, P.E.

	Position/Personnel Title	Principal	Senior Project Manager	Project Manager	Senior Structural Engineer	Project Engineer III	Project Engineer II	Project Engineer I	EIT 2	EIT 1	Senior Env Planner	General Clerk	
	Fully-Loaded Hourly Wage Rates * (as defined below)	$242.00	$203.00	$165.00	$165.00	$126.00	$126.00	$125.00	$96.00	$85.00	$159.00	$70.00	
	Task to be performed/Phase Description	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
PHASE 2	**Additional Services**												
2.1	Traffic Analysis	2	8	48	0	110	0	32	28	57	0	14	299
2.2	Storm Water Pump Station Design	8	24	64	76	84	64	30	120	240	0	16	726
2.3	Additional Utility Coordination and Plan Development	2	8	48	0	90	0	90	90	180	0	8	516
2.4	Chilled Water Line relocation	3	8	27	0	76	0	56	116	136	0	6	428
	Subtotal Phase 2	*15*	*48*	*187*	*76*	*360*	*64*	*208*	*354*	*613*	*0*	*44*	**1969**
		$3,630.00	*$9,744.00*	*$30,855.00*	*$12,540.00*	*$45,360.00*	*$8,064.00*	*$26,000.00*	*$33,984.00*	*$52,105.00*	*$0.00*	*$3,080.00*	**$225,362.00**
PHASE 3	**Additional Services as result of Additonal Design Elements Included in Phase 2**												
Construction Administration (assume 27 months)													
3.1	Project Management - increase for additional month		2	6								4	12
3.2	Monthly site visits - add 1 month, plus 4 extra site visits (total of 5 additional visits			2				20	8	8		5	43
3.3	Submittal reviews					4		8	14			8	34
3.4	Inspection Certs. and testing results (review, recommend)							3	12				15
3.5	Pay Estimate reviews - No Increase												0
3.6	Request for Information -RFI reviews (assume additional 12)			2	2	2	12		24			12	54
3.7	Final Inspections - No increase												0
3.8	Prepare Record Drawings			2				4	4	20			30
	Subtotal Phase 3	*0*	*2*	*12*	*2*	*6*	*12*	*35*	*62*	*28*	*0*	*29*	**188**
		$0.00	*$406.00*	*$1,980.00*	*$330.00*	*$756.00*	*$1,512.00*	*$4,375.00*	*$5,952.00*	*$2,380.00*	*$0.00*	*$2,030.00*	**$19,721.00**
Total Hours:		15	50	199	78	366	76	243	416	641	0	73	2157
Total Labor Fee Proposal (Not to Exceed):		$3,630.00	$10,150.00	$32,835.00	$12,870.00	$46,116.00	$9,576.00	$30,375.00	$39,936.00	$54,485.00	$0.00	$5,110.00	$245,083.00

Phase 2 Additional Fee = $150,000

Phase 3 Additional Fee = $40,036

Direct Expenses	Cost	QTY	Unit	Total
Printing & Copies - 8.5x11 (B/W)	$0.04	0	SHEET	$0.00
Printing & Copies - 8.5x11 (color)	$0.40	0	SHEET	$0.00
Printing & Copies - 11x17 (B/W)	$0.12	0	SHEET	$0.00
Printing & Copies - 11x17 (color)	$0.75	0	SHEET	$0.00
Paper Copies - plots	$0.20	0	SF	$0.00
Mileage	$0.560	0	MILE	$0.00
Traffic Data Collection Subconsultant	**$3,800.000**	**1**	**EA**	**$3,800.00**
Total Expenses:				$3,800.00

Total Amount of Supplement No. 1 (Not to Exceed):	$248,883.00

Total Additional Fee = $190,036

BAINMEDINABAIN
ENGINEERS&SURVEYORS

March 14, 2014

Jeffrey Q. Jarvis, AIA, LEED AP
Principal, Senior Vice President
TranSystems

120 North 44th Street, Suite 400
Phoenix, AZ 85034

Re: Phase 2 Additional Scope of Work for Proposed Consolidated Rental Car Facility (CONRAC), San Antonio International Airport
BMB Job No. P-1862/C-1356

Dear Mr. Jarvis:

Please find attached, Bain Medina Bain, Inc.'s proposal to provide additional professional engineering and surveying services for the Phase 2 design and Phase 3 construction administration for the CONRAC facility at the San Antonio International Airport.

Attached is a fee breakdown by tasks, hours and dollars.

Should you have any questions, or need further clarification, please do not hesitate to contact me.

Sincerely,

Raymond J. Medina, R.P.L.S. | Vice President
Bain Medina Bain, Inc.
Engineers & Surveyors
HUB, SBE, WBE, TxDOT Pre-Certified Firm
rmedina@bmbi.com

S:\P-1862 San Antonio CONRAC (TranSystems)\PROP_CONRAC Addtl Eng & Survey Svcs_03.14.14.doc

City of San Antonio
Capital Improvements Management Services

Rate Proposal Breakdown for Professional Services on the 2012-2017 Bond Program

Project Name	Consolidated Rental Car Facility (CONRAC) ADDITIONAL ENGINEERING AND SURVEYING SERVICES
Name of Firm/Sub-consultant	Bain Medina Bain, Inc.
Date Proposal Submitted	3/14/2014
Project Manager	Raymond Medina, RPLS & Lori Dulling-Warren, P.E.

Position/Personnel Title	Principal	Department Head/Sr Project Manager	Project Manager	Senior Structural Engineers	Project Engineer	EIT III	CADD Tech I / Eng Tech I	CADD Tech II / Eng Tech II	CADD Tech III / Eng Tech III	Admin/Clerical	Survey Crew-3-man	Survey Crew-4-man	Survey Tech/Abstractor	RPLS	3 D Digital Scanner Survey Crew		
Fully-Loaded Hourly Wage Rates * (as defined below)	$205.00	$175.00	$160.00	$150.00	$130.00	$105.00	$88.00	$81.00	$100.00	$65.00	$160.00	$187.00	$80.00	$140.00	$125.00		
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours	Total Fee
PHASE TWO - ADDITIONAL SERVICES																	
SURVEYING SERVICES																	
Security																	
Coordinate access with San Antonio International Airport											3			4		7	$ 1,040.00
Coordinate with Aerial Company														4		4	$ 560.00
Control																	
Establish primary horizontal and vertical control for Aerial (10 PTS.)											24		16	4		44	$ 5,680.00
Supplemental Topographic Survey Work																	
Survey all trees within the project limits(Species & Size)-trunk greater than 4" in diameter											8		4	2		14	$ 1,880.00
Survey building footprints within project limits											16		8	2		26	$ 3,480.00
Survey obscured Areas (not seen in aerial)											16		8	2		26	$ 3,480.00
Aerial Mapping																	
Aerial Mapping (Lump Sum)**		SERVICES PROVIDED BY GEODETIX, INC - SEE FEE BELOW															
3D Scan of Arrival curbside																	
Set additional control for scans											8		4	1		13	$ 1,740.00
Scan arrival curbside											8		4	2	8	22	$ 2,880.00
Add Data to base file								16						2		18	$ 1,736.00
3D Scan of Departure curbside and obscured lanes																	
Set additional control for scans											8		4	1		13	$ 1,740.00
Scan departure curbside											8		4	2	8	22	$ 2,880.00
Add Data to base file								24						2		26	$ 2,464.00
3D Scan of Parking Structure and One Elevated Walkway																	
Set additional control for scans											16		8	4		28	$ 3,760.00
Scan Parking structure											12		6	3	12	33	$ 4,320.00
Scan Elevated Walkway											4		2	1	4	11	$ 1,440.00
Finished floor elevations at north face											4		2	1		7	$ 940.00
Add Data to base file								36						2		38	$ 3,556.00
3D Scan of Parking Gates (entry and exit)																	
Set additional control for scans											8		4	1		13	$ 1,740.00
Scan parking ticket dispensing gate											4		2	1	4	11	$ 1,440.00
Scan parking lot pay booth											4		2	1	4	11	$ 1,440.00
Add Data to base file								16						2		18	$ 1,736.00

Position/Personnel Title	Principal	Department Head/Sr Project Manager	Project Manager	Senior Structural Engineers	Project Engineer	EIT III	CADD Tech II / Eng Tech I	CADD Tech II / Eng Tech II	CADD Tech III / Eng Tech III	Admin/Clerical	Survey Crew-3-man	Survey Crew-4-man	Survey Tech/Abstractor	RPLS	3-D Digital Scanner Survey Crew		
Fully-Loaded Hourly Wage Rates * (as defined below)	$205.00	$175.00	$160.00	$150.00	$130.00	$105.00	$88.00	$91.00	$100.00	$85.00	$160.00	$187.00	$80.00	$140.00	$125.00		
3D Scan Exterior of FAA Building and Control Tower (footprint only)																	
Set additional control for scans											8		4	1		13	$ 1,740.00
Scan FAA Building and Control Tower exterior											8		4	2	8	22	$ 2,880.00
Add Data to base file								12						2		14	$ 1,372.00
CADD Deliverables																	
Provide Control Sheets (11X17) for primary Control								8						2		10	$ 1,008.00
Combine Aerial information with conventional survey information								24						4		28	$ 2,744.00
Provide digital information of Data recovered								16						4		20	$ 2,016.00
QA/QC								8						4		12	$ 1,288.00
Total Hours:	0	0	0	0	0	0	0	160	0	0	167	0	86	61	48	524	
Subtotal - Additional Survey Services	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$14,560.00	$0.00	$0.00	$26,720.00	$0.00	$6,880.00	$8,820.00	$6,000.00		**$ 62,980.00**
PHASE TWO - ADDITIONAL ENGINEERING SERVICES																	
Additional Water & Gas relocations along long term parking	2		48	100	120	190		240	8	16						724	$ 82,320.00
Total Hours:	2	0	48	100	120	190	0	240	8	16	0	0	0	0	0	724	
Subtotal - Additional Engineering Services	$410.00	$0.00	$7,680.00	$15,000.00	$15,600.00	$19,950.00	$0.00	$21,840.00	$800.00	$1,040.00	$0.00	$0.00	$0.00	$0.00	$0.00		**$ 82,320.00**
PHASE THREE - ADDITIONAL CONSTRUCTION ADMINISTRATION																	
Additional Site Visits (Bi-weekly) (8 additional months)	2		20							12						34	$ 4,390.00
Review submittals for Water & Gas lines (assume 12 submittals)	6		12		24					6						48	$ 6,660.00
Review RFIs (Assume 12)	6		12		36					6						60	$ 8,220.00
Prepare Plan of Records	2		4				40			4						50	$ 4,830.00
Total Hours:	16	0	48	0	60	0	40	0	0	28	0	0	0	0	0	192	
Subtotal - Additional Engineering Services	$3,280.00	$0.00	$7,680.00	$0.00	$7,800.00	$0.00	$3,520.00	$0.00	$0.00	$1,820.00	$0.00	$0.00	$0.00	$0.00	$0.00		**$ 24,100.00**

Bain Medina Bain, Inc. ADDITIONAL SERVICES Fee Summary:

Phase Two - Surveying Services	$62,980.00
Phase Two - Aerial Mapping (Lump Sum) Fee**	$15,563.00
Aerial Mapping SALES TAX (@8.25%)	$1,283.95
Phase Two - Engineering Services	$82,320.00
Phase Three - Engineering Services - Construction Administration	$24,100.00
Total Fee Proposal (Not to Exceed):	$186,246.95

NOTE: ALL SURVEYING MEASUREMENTS ARE TO BE TAKEN FROM OPEN ACCESS AIRPORT AREA.
(NOT ON THE AIRSIDE OR IN FAA PROPERTY.)

GEODETIX, INC.

1802 NE Loop 410, Suite 500, San Antonio, TX 78217 (210) 829-8337 Office (210) 829-8068 Fax

TO: Bud Wilkinson, RPLS
COMPANY: Bain Medina Bain (BMB)
PROPOSAL#: 213021
PROJECT NAME/NUMBER: SAT Terminal Rd

DATE: 3/14/2014
PHOTO SCALE: see below
ACRES: 70
CONTOURS: 1/2-Foot (+/- 3" accuracy)

Bain Medina Bain, Inc.

SAT Terminal Road Area

Aerial Imagery and Mapping (One-Half-Foot contours)

FEE ESTIMATE SUMMARY

	Total
1. SAT Terminal Rd - Mapping & Mosaic Orthophoto	$15,563
Total Fee Estimate	**$15,563**

Fee Estimate Assumptions

This fee estimate is valid for a period of 120 days from the date printed on this document.

Survey includes:

Aerial Imagery

Aerial Imagery (color, film) collected at the following photo scales:

1" = 200' for planimetric & 1/2-ft. topographic mapping compilation. 1,200 feet (above ground level (AGL)).

Field Survey

BMB shall conduct the Field Survey, and will survey 10 Photo Control Points (PCP) to aerotriangulate the aerial imagery. PCPs shall be panel points, and BMB shall verify the final locations with Geodetix prior to setting and surveying. Panel points shall be set and surveyed prior to the aerial imagery acquisition. BMB shall verify the condition of the points 1-2 days prior to the aerial flight. Geodetix shall advise BMB of the flight schedule.

It is adviseable that the survey be tied to two NSRS/NGS benchmarks, and to the Airport's PACS and SACS.

BMB shall be reponsible for any post-processing of the field survey data, and shall provided Geodetix a finalized coordinate/elevation list of the PCPs.

Mapping Compilation

One-Half-Foot contour (2-D) intervals, spot elevations (3-D), and plannimetrics (.dwg).

Contours will be drawn photogrammetrically. DEM/DTM and points/breaklines will not be generated unless specifically requested by Client's initials in the Final Deliverables section, on the 2nd page of this agreement.

Contour mapping shall have a horizontal accuracy of one-half the contour interval. Accuracy = +/- 3"

Spot elevations shall have a vertical accuracy of +/- 2".

Plannimetrics limited to those that can be seen in the imagery, such as buildings, light poles, misc. poles, towers, fences, roads, parking lots, spanades, curbs (*topo extends up curb side and top*), pavement markings (no parking stall stripes), sidewalks, drainage grates, manholes, concrete walls, etc.

Mapping compilation limited to property boundary, as presented in the attached exhibit.

Areas of dense vegetation (grass, shrubs, trees) may have an affect on the elevation data for these areas. These areas will be labeled "Dense Vegetation". The ground under areas of dense vegetation can not be seen in the imagery, therefore plannimetric features and topo/contour data located in these areas will not be included in the mapping (.dwg).

Mapping Compilation - continued

Areas located under structures such as bridges, parking decks, and covered walkways, can not be seen in the imagery, therefore no plannmetric or topo data will be provided in these areas.

Text and symbology sized for 1" = 50' mapping plots.

Volumetric Calculations

No Volumes calculations provided in this fee estimate.

Deliverables

One color mosaic ortho-rectified photo of entire project site developed from the 1"=200' imagery, and delivered in .tif & .tfw file formats.

Topographic / contour data will be drawn photogrammetrically, unless Client specifically requests that points and breaklines be generated from DEM/DTM, by initialing box: [ ] An additional fee will be applied if Client makes the above request after Geodetix has begun or completed the mapping compilaton.

Geo-spatial file of mapping area provided in .dwg file format.

Miscellaneous

None

Tentative Project Schedule (business days)

**	Panel Points Set and Field Survey (dependant on BMB schedule)
15	Imagery acquistion (weather dependent)
5-10	Film processing
20-25	Mapping compilation after receipt of processed imagery, and PCP coordinate/elevation list from BMB.

Please note that this schedule is for normal delivery - Expedited delivery is available for an additional fee and is dependent upon Geodetix workload.

Comments

1. Invoices will be submitted as major work items (imagery acquisition, survey, AT, mapping compilation, ortho production, etc.) are completed.
2. Payment of fees is due upon receipt of invoice(s).
3. Final deliverables will be held until payment has been received for all prior, outstanding invoices.
4. Final invoice will be submitted after the final deliverables have been provided to you.

3/14/2014

Bain Medina Bain, Inc.

SAT Terminal Road Area

Aerial Imagery and Mapping (One-Half-Foot contours)

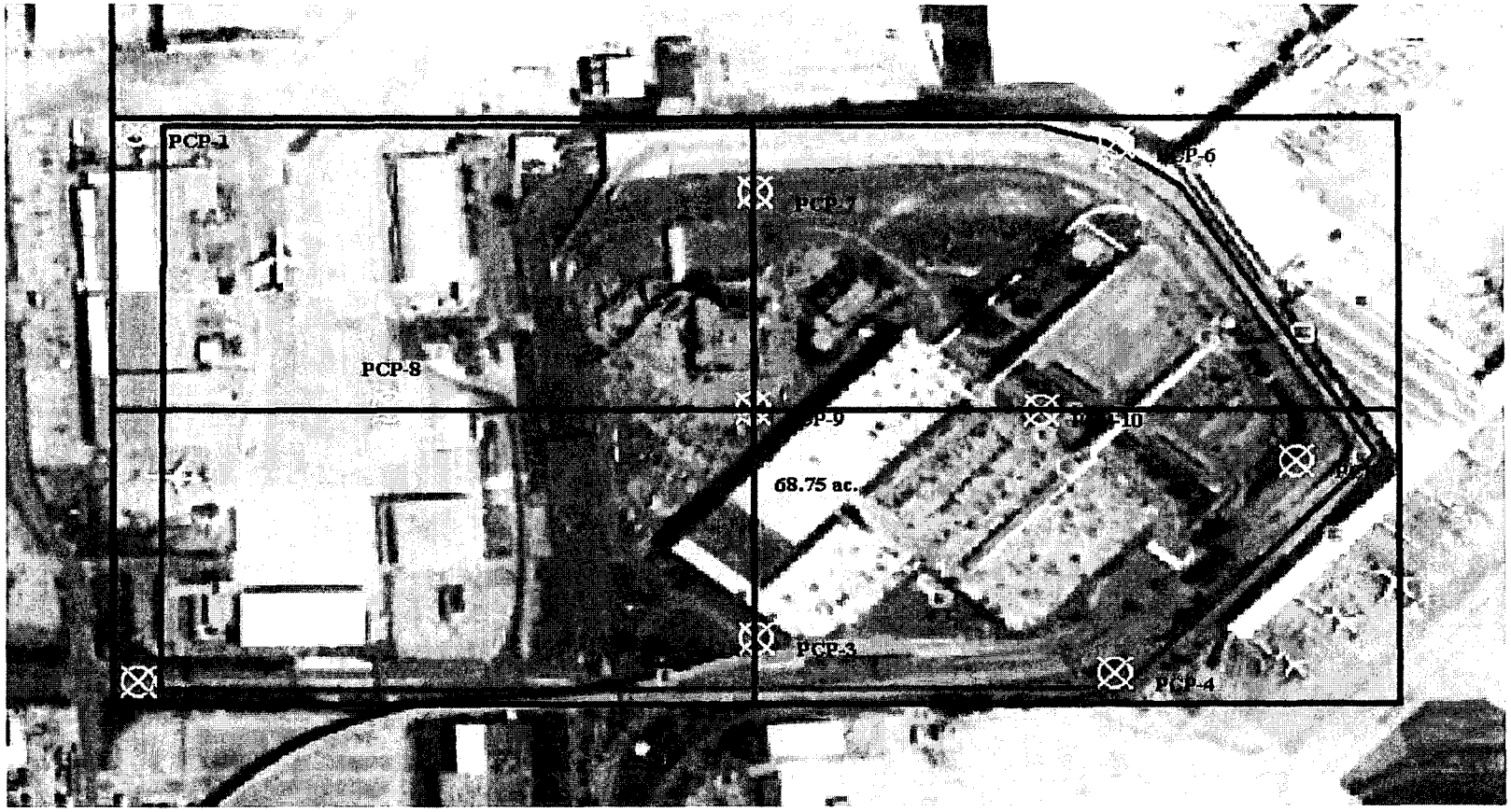
COST DETAILS BY LINE ITEMS

Line Items				Total
1. SAT Terminal Rd - Mapping & Mosaic Orthophoto				
Item 1: Project Management				
Project Management	4.00 hour(s)	$75/hr	$300	
SUB-TOTAL				**$300**
Item 2: Imagery Acquistion, Processing, and Products				
Aerial Flight Missions (film, color)	1.00 mob(s)		$4,688	
Flight Mission 1:				
photos 1" = 200' (2" pixels)	6.00 exposure(s)			
Flight Mission 2:				
photos 1" = XXX' (XX" pixels)	0.00 exposure(s)			
Flight Mission 3: Hi-Level Shot of entire site				
photos 1" = X,XXX' (XX" pixels)	0.00 exposure(s)			
Photo Products from Film:				
Contact Prints (9"x9")	6.00 print(s)	$30/ea	$180	
Diapositives	6.00 diapositive(s)	$30/ea	$180	
Digital Scans (2000 dpi, 12 microns)	6.00 scan(s)	$35/ea	$210	
Aerotriangulation:				
Frames (AT Process)	6.00 frame(s)	$50/ea	$300	
Orthophotos (color)				
Flight Mission 1: individual tiles	6.00 ortho(s)	$175/ea	$1,050	
Flight Mission 2: individual tiles	0.00 ortho(s)	$175/ea	$0	
Flight Mission 3: individual tiles (1"=1,000' single exp.)	0.00 ortho(s)	$175/ea	$0	
Composite Mosaic Production	6.00 ortho(s)	$35/ea	$210	
Plots and Enlargements				
Paper Plots (1" = 50', approx. 36" x 48")	0.00 print(s)	$25/ea	$0	
Photo Enlargements (approx. 36" x 48")	0.00 enlargements	$150/ea	$0	
SUB-TOTAL				**$6,818**
Item 3: Field Survey Support & Coordination (for surveys conducted by firm other than Geodetix)				
Survey - Technical Consultation(s)	0.00 hour(s)	$75/ea	$0	
QC Review of Data	0.00 hour(s)	$75/ea	$0	
Travel (Will not be invoiced if travel is not required)	0.00 trip	$1,500	$0	
SUB-TOTAL				**$0**
Item 4: Field Survey - Mob & DeMob (1 mob)	0.00 day(s)	$1,200/day	$0	
SUB-TOTAL				**$0**

2. SAT Terminal Rd - Mapping & Mosaic Orthophoto (continued)

Line Items			Geodetix	Total
Item 5: Field Survey - Photo Control Points (8 points)				
Panel Point Layout (in office, contact prints or .kmz file)	1.00 hour(s)	$75/ea	$75	
Travel / Construct Panel Pts if Req. (approx. X)	0.00 day(s)	$1,200/day	$0	
Survey Photo Control Points (approx. 8)	0.00 day(s)	$1,200/day	$0	
SUB-TOTAL				**$75**
Item 6: Field Survey - Geodetic Control (X+ stations)				
NSRS Tie (Horiz. & Vert.) - Recovery & Survey (2)	0.00 day(s)	$1,200/day	$0	
Iron Pin Monuments - Set & Survey (2)	0.00 day(s)	$1,200/day	$0	
Re-survey of Exisiting Control and/or Property Corners	0.00 day(s)	$1,200/day	$0	
Field Notes, Photos, Documentation	0.00 hour(s)	$75/ea	$0	
NSGS Mark Recovery Reports Submitted	0.00 hour(s)	$75/ea	$0	
SUB-TOTAL				**$0**
Item 7: Field Survey - GPS Data Post Processing & Review				
Raw GPS Data Processing	0.00 hour(s)	$75/ea	$0	
Quality Review by Reg. Prof. Land Surveyor	0.00 hour(s)	$75/ea	$0	
SUB-TOTAL				**$0**
Item 8: Geo-Spatial Data				
Setting Models	6.00 model(s)	$20/ea	$120.00	
Mapping Compilation (Topo & Planimetric features (no pipelines))				
Low Density	0.00 8 hrs/mod	$75/ea	$0	
Medium Density	0.00 16 hrs/mod	$75/ea	$0	
High Density	4.00 22 hrs/mod	$75/ea	$6,600	
Edit:	0.25 Compilation	$6,600	$1,650	
Mapping Compilation (Option to add visible, above-ground pipelines/pipe racks).				
Low Density	0.00 2 hrs/mod	$75/ea	$0	
Medium Density	0.00 2 hrs/mod	$75/ea	$0	
High Density	0.00 6 hrs/mod	$75/ea	$0	
Edit:	0.25 Compilation	$0	$0	
SUB-TOTAL				**$8,370**
Item 9: Volumetric Calculations				
Calculations	0.00 hour(s)	$75/ea	$0	
Documentation	0.00 hour(s)	$5/ea	$0	
SUB-TOTAL				**$0**
Item A-17: Miscellaneous				
Travel - Scoping / Kick-Off Meeting	0.00 person	$1,500	$0	
Construction Materials for Panel Points	0.00 points	$40/ea	$0	
External Hard-Drive - Data Deliverables	0.00 hard-drive(s)	$150/ea	$0	
CD/DVD - Data Deliverables	0.00 CD/DVD	$10/ea	$0	
Shipping - Data Deliverables	0.00	$35/ea	$0	
SUB-TOTAL				**$0**
1. SAT Terminal Rd - Mapping & Mosaic Orthophoto			**PROJECT TOTAL**	**$15,563**

SAT Terminal Road (70 ac.)



Mapping Area (red polygon)
Stereo Imagery Coverage, 1"= 200' photo scale (blue polygons), for One-Half-Ft Topo & plannimetric mapping
Photo Control Points (PCP) proposed locations.
10 yellow circle Xs = panel points

City of San Antonio
Capital Improvements Management Services

Rate Proposal Breakdown for Professional Services on the 2012-2017 Bond Program

Project Name	Consolidated Rental Car Facility (CONRAC) ADDITIONAL SERVICES
Name of Firm/Subconsultant:	Bain Medina Bain, Inc.
Date Proposal Submitted:	3/14/2014
Project Manager:	Raymond Medina, RPLS & Lori Dullnig-Warlen, P.E.

Position/Personnel Title	Principal	Department Head/Sr. Project Manager	Project Manager	Senior Structural Engineers	Project Engineer	EIT III	CADD Tech II / Eng Tech II	CADD Tech III / Eng Tech III	Admin/Clerical	Survey Crew-3-man	Survey Crew-4-man	Survey Tech/Abstractor	RPLS	3-D Digital Scanner Survey Crew		
Fully-Loaded Hourly Wage Rates * (as defined below)	$205.00	$175.00	$160.00	$150.00	$130.00	$105.00	$81.00	$100.00	$65.00	$160.00	$187.00	$80.00	$140.00	$125.00		
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours	Total Fee
ADDITIONAL SERVICES - SUBSURFACE UNDERGROUND UTILITIES																
SoftDig cost to locate underground utilities not to exceed 120 hours $195.00 per hour																$ 23,400.00
SoftDig cost to provide test holes to verify Utility depths and location not to exceed 20 Test Holes at $900.00 per hole																$ 18,000.00
Subtotal - Additional Services - Subsurface Underground Utilities																$ 41,400.00
Total Fee Proposal (Not to Exceed):																**$ 41,400.00**

UNDERGROUND SERVICES, INC.
SOFTDIG®
24 Hagerty Boulevard, Suite 11
West Chester, PA. 19382
Phone: (610) 738-8762
Fax: (610) 696-7864
email: softdig@softdig.com

CONSULTING AGREEMENT

This Consulting Agreement is entered into as of thi 13th day of March 2014 by and between Underground Services, Inc., a Pennsylvania corporation, and BMB (hereafter "Client")

The above parties agree as follows:

Client retains Underground Services, Inc. to provide the consulting services described below in connection with the following project: ConRAC San Antonio Airport

Underground Services Inc. Project Number: 621560 Title ConRAC SA Air Port

Client Contact: Bud Wilkinson Hourly Parking Garage

Address: 7073 San Pedro
San Antonio TX 78216

Telephone Number: 4947223 Fax Number: Email:

Anticipated Start Date:

Description and Scope of Services (the "Services"): Refer to Exhibit B (Scope of Services) and Exhibit C (Definitions)

- [x] Records Research and Recon (Quality Level D &C)
- [x] Surface Locates (Quality Level C & B)
- [x] Subsurface (Quality Level A)
- [ ] Surveying/ CADD Mapping (Data Management)
- [x] Other

Client shall pay Underground Services, Inc. for the Services at the rates set forth in above referenced proposal attached hereto and made a part hereof. Any cost estimates stated herein are subject to equitable adjustment in the event of differing site conditions, changes in applicable laws or the scope of the Services, unforeseeable delays or difficulties beyond the reasonable control of Underground Services, Inc.. The parties further agree to be bound by the terms and conditions shown on the reverse side hereof which are incorporated by reference.

This agreement is valid for 90 calendar days from date of agreement.

Execution and return of this agreement or issuance of purchase order will serve as our notice to proceed.

Certificate of insurance will be issued upon acceptance of this agreement.

Underground Services, Inc.	CLIENT:
By	By:
Name: Jim Witten	Name:
Title: Texas Manager	Title:

PERFORMANCE. Underground Services, Inc. will exercise reasonable skill and judgment in providing the Services. No other warranties (express or implied) or representations of performance are given. Underground Services, Inc. does not warrant any specific results of any kind.

INVOICE AND PAYMENT TERMS. Invoices will be submitted once a month or upon completion of services with payment due within Fifteen (15) days of the date of the invoice. A late charge at the rate of one and one-half percent per month, or the highest rate allowed by applicable law, whichever is lowest, will be added to all amounts outstanding after said thirty (30) days. Client shall continue to be responsible for payment of Underground Services, Inc.'s charges along with Client's other obligations hereunder, even if Client requests the invoices to be sent to a third party. Client agrees to pay any and all attorney's fees and court costs should attorneys be utilized or court proceedings initiated to collect any past due amounts arising out of this Agreement.

CLIENT RESPONSIBILITIES. It is recognized that Client has superior knowledge of the job site, the access routes to the location of the job site, surface and sub-surface conditions, utilities etc., and Client is obligated to advise Underground Services, Inc. of all or any of the conditions that may affect Underground Services, Inc.'s performance hereunder. Client agrees to provide Underground Services, Inc. with such specifications, plans, studies, documents or other information on surface and subsurface conditions and utilities as will be reasonably required by Underground Services, Inc. for proper and timely performance of the Services. Client shall procure all entry permits and right-of-ways and hold Underground Services, Inc. harmless for claims or trespass or damage to property required in carrying out the Services, except where Underground Services, Inc. is negligent or has violated Client's specific written instructions.

SAFETY. Field work will be performed only under safe conditions. Charges may be made for safety or security measures required by hazardous job conditions.

SUBPOENAS. Client is responsible for payment of time charges and expenses, resulting from Underground Services, Inc.'s required response to subpoenas issued by any party in connection with Underground Services, Inc.'s provision of the Services hereunder. Charges will be determined in the manner set forth in Exhibit A at the rates in effect at the time the subpoena is served.

INDEMNIFICATION AND LIMITATION OF LIABILITY. Underground Services, Inc. agrees to indemnify and hold Client harmless from and against any and all claims, suits or liability of whatsoever kind or character arising, directly or indirectly, out of Underground Services, Inc.'s negligent provision of Services hereunder where such claims, suits or liability are asserted by any employee, agent, representative, supplier or subcontractor of Underground Services, Inc. employed or engaged in connection with Underground Services, Inc.'s performance hereunder, provided, however, that Underground Services, Inc. shall not be liable under the foregoing indemnity with respect to any loss or damage resulting from Client's negligence or willful misconduct.
Client agrees that with respect to any other third party claims, suits or liability of whatsoever kind or nature asserted against Underground Services, Inc. as a result of or in connection with Underground Services, Inc.'s provision of Services hereunder, Client will indemnify and hold Underground Services, Inc. harmless from and against any and all costs (including reasonable attorneys' fees) and liability which Underground Services, Inc. might incur as a result thereof; provided, however, that Client shall not be liable under the foregoing indemnity with respect to any loss or damage resulting from Underground Services, Inc.'s negligence or willful misconduct. Underground Services, Inc. shall not be liable towards Client for any special, incidental or consequential damages, such as loss of use, loss of profits or revenue, claims of customers of Client, etc., whether based on contract or tort, including negligence or strict liability.

INFORMATION. Underground Services, Inc. may rely upon information supplied by Client, or its contractors or consultants, or information available from generally accepted reputable sources, without independent verification and assumes no responsibility for the accuracy thereof.

DELAYS. Underground Services, Inc. shall have no liability towards Client, or its contractors or consultants, for delays in the performance of the Services, or any part of the Services, caused by actions or occurrences, beyond Underground Services, Inc.'s reasonable control. The time of Underground Services, Inc.'s performance under this Agreement shall be enlarged to reflect such delays.

DOCUMENTS. Client may use any final reports of findings, plans, designs, engineering work, or other work performed or prepared by Underground Services, Inc. under this Agreement only in connection with project and/or location indicted on the front side hereof. Underground Services, Inc. does not warrant that the Services (or any reports or data based thereon) will be sufficient in form or substance to satisfy any required or desired regulatory agency approval. Client shall obtain proper written consent from Underground Services, Inc. for any other use of such reports or work results.

MISCELLANEOUS. The terms and conditions set forth herein constitute the entire understanding of the parties relating to the Services. All previous proposals, offers and other communications relative to the Services, oral or written, are hereby superseded, except to the extent that they have been expressly incorporated herein. Any modifications or revision of any provisions hereof or any additional provisions contained in any purchase order, acknowledgment, or other form of the Client is hereby expressly objected to by Underground Services, Inc. and shall not operate to modify this Agreement. This Agreement shall take effect upon acceptance and execution by Underground Services, Inc..

COMPLETE AGREEMENT. This Agreement, together with Exhibits A, B, C and any supplementary exhibits, drawings, specifications and documents incorporated by reference, constitute the entire contract for consulting services between Underground Services, Inc. and Client.

UNDERGROUND SERVICES, INC.
SOFTDIG®
24 Hagerty Boulevard, Suite 11
West Chester, PA 19381
Phone: (610) 738-6762
Fax: (610) 696-7864
email: softdig@softdig.com

SCHEDULE OF FEES
EXHIBIT A

Projects will typically be invoiced on a time-and-materials basis or unit price. A lump sum may be submitted for projects with a well-defined scope of work.

I. Time-And-Materials Basis

All time shall be portal-to-portal from nearest operating center to project with a minimum time charge of four (4) hours.

- [x] A. Data Research and Reconnaissance (Quality Level D & C)
  NC Per Hour
- [x] B. Surface Locates (Quality Level C & B)
  $ 195.00 Per Hour
- [x] C. Subsurface Locates (Quality Level A)
  _____ Per Hour
- [ ] D. Survey and CADD Mapping (Data Management)
  _____ Per Hour
- E. Other Supply Test Hole Reports with Field Drawing

II. Unit Cost Basis

- [ ] A. Data Research and Reconnaissance (Quality Level D & C)
  _____ Per Mile of each utility
- [ ] B. Surface Locates (Quality Level C & B)
  _____ Per Lin. Ft. of each utility
- [ ] C. Subsurface Locates (Quality Level A)
  _____ Per Test Hole (0 to 6.0')
  Add: $ _____ in excess of 6.0' or increment thereof
  Add: $ _____ for pavement in excess of 8 inches.

☐ D. Survey and CADD Mapping (Data Management)

1. Surface Locates

Add: _____ Per Lin. Ft. to item II-B

☐ 2. Subsurface Locates

Add: _____ Per Test Hole to item II-C

☐ E. Other _____

_____

_____

III. Reimbursable Expenses

☐ A. Vehicle Mileage

1. Van: _____ Per Mile
2. Vacuum Truck: _____ Per Mile
3. Tolls: Actual Cost _____

☐ B. Per Diem

1. Meals: _____ Per Person/Day
2. Lodging: _____ Per Person/Night

☐ C Flag persons/Off-duty police

As may be required by traffic conditions: _____ Per Hr./Flag person (or Police)

☐ D. Maintenance of Traffic

As may be required by traffic conditions:

Equipment not routinely and normally carried (arrow boards, drums TMA, barricades, etc.) : Actual Cost + 10%

☐ E. Permits, Bonds, Special Insurance

As may be required : Actual Cost + 10%

☐ F. Other _____

_____

_____

IV. Supplemental Terms and Conditions

Surface utility Locates Appr 120 hrs @ 195.00 23,400

V. Budget Estimate of Fees $ ~~17,650.00~~ 23,400.00

Total invoice will be based on schedule of fees applied to actual quantity of work performed. However, for budget purposes only, invoice is estimated as follows:

Note upon Completion of Project

pay for Hours Work & Pot Holes Dug only

Note Due to Low Clear on the Lower level

my Vacuum Equip Clear

$41,400.00

STRUCTURAL ENGINEERING ASSOCIATES, INC.
CONSULTING ENGINEERS

3838 N.W. LOOP 410
SAN ANTONIO, TX 78229

E-mail:
sea@seatx.com

(210) 735-9202
FAX (210) 735-2074

JESSE S. COVARRUBIAS, P.E.
SALVADOR H. LOPEZ
JOHNNIE C. CHING, P.E.
ERNEST J. MECHE, P.E.
NABILA M. BOUTROS, P.E.
ALLEN G. SHIAU, P.E.
ADRIAN M. ROMERO, P.E.
MELVIN K. LARA, P.E.
ALVARO J. LOPEZ, P.E.
DANIEL M. MORALES, P.E.
DANIEL B. RODRIGUEZ, P.E.

DAVID T. COVARRUBIAS, P.E.
CHARLES F. GARZA
SIDNEY "SID" A. MIELKE, P.E.
MARTIN R. COVARRUBIAS, P.E.
DAVID A. ROCHA, P.E.
WILLIAM "MAC" M. GLEESON, P.E.
SAM O. PALOMERO, P.E.
MD NURUL AMIN, P.E.
JOHNNY E. MARTINEZ, P.E.
LEON A. BERDUGO, P.E.
BINAYA SHRESTHA, P.E.

July 1, 2014

TranSystems
120 N 44th St
Suite 400
Phoenix, AZ 85034

Attn: Mr. Jeff Jarvis, AIA, LEED AP

RE: San Antonio International Airport – CONRAC Revised Proposal for Phase 2 & 3 Professional Structural Engineering Services

Mr. Jarvis,

Per David Lee's email dated June 25, 2014, we have evaluated our structural scope of services and associated fee. Below and attached you will find our updated scope, assumptions, fee breakdown and cover letter to make sure we are all on the same page. Per David's email, it was proposed to up our fee by $125,000 for the latest scope of services. We are acceptable to only increase our lump sum fee by $145,000. This brings the total Phase 2 and 3 lump sum fees to $1,362,300 (Phase 2 = $1,082,000 + Phase 3 = $280,300), see attached for breakdown.

SCOPE OF SERVICES NOT INCLUDED:

1) **Customer Service Center (CSC):** We have removed the scope/fee for the CSC as offered in your comments. Although coordination effort would still remain, we are willing to absorb this effort. The reduction in fee for this item is approximately $249,000.
2) **Short-term Parking Structure:** The short-term parking structure demolition analysis and plan/specification development is not included.
3) **Baggage Bridge:** The baggage bridge hours/fee was removed from the previous proposal, therefore the reduction in fee was reflected in our proposal dated April 3, 2014.
4) **Sub-grade Sump Pumps (2):** This item has been removed from SEA's scope of services as directed. The reduction in fee for this item is approximately $52,100.
5) **Terminal Elevators addition (2):** This item was removed as previously agreed to.
6) **Service Tunnel:** The service tunnel hours/fee was removed from the previous proposal, therefore the reduction in fee was reflected in our proposal dated April 3, 2014. The service tunnel was a fairly simple structure for design/detailing.

SCOPE OF SERVICES INCLUDED/CLARIFICATION ON PREVIOUS PROPOSAL:

1) **RAC/PPG Size and Complexity:** Previous proposal included a 5 or 6 level ready space garage area of 936,000sf. The Phase 1 RAC/PPG parking structure area is 1,119,604 sf. This includes PPG/RAC/Helices area and reduction for the removal of the bay between U-V/R1-R8. Areas were taken from Phase 1 plan sheet G-101. The increase in area is approximately 19.6 %. The complexity of the RAC/PPG has increased as well for the RAC/PPG structure. The introduction of a mid-level CSC structure has increased the complexity of the design. The mid-level structure has created many odd bay spacing's (can be seen on phase 1 plan sheet S-040) which increases the design/detailing effort. In addition, the openings for the escalator on a skew create additional complexity for design/detailing of

the framing of this area and the floors above. The introduction of this mid-level entrance has increased this height of this level of the parking structure thus creating additional design/detailing efforts.

2) **Vehicular and Pedestrian Bridges (4 total):** The vehicular bridge is shown as an allowance on sheet 4 of 47 of TranSystems Scope, therefore this was not included in our original scope. Along with this, our scope of services in the contract dated March 8, 2013 does not include the 2 vehicular or the 2 pedestrian bridges that were a result of the inclusion of the PPG into the current scope of services.
3) **Terminal/CSC Pedestrian Bridge:** It is true that the truss has decreased in size, however the project hours has increased with the requirements of limiting the column supports. Having a cantilevered truss bridge complicates the design/detailing. In addition, the V column shaped supports are non-standard and require more effort.
4) **Modification of the 54'x60' bay to a 27'x60' bay:** Although it may seem simple to re-design, considerable effort is required to re-design the post-tensioned slabs/beams/girders, columns, drilled shafts, and re-run the frame analysis. Having odd bay spaces due to the CSC, further increases the design/detailing efforts.
5) **Early Release Package:** The increase in hours for this item is due to the efforts required to avoid the short-term parking garage foundations, however the fee for this item has been reduced.
6) **Increased Hours on Various Tasks:** The increased hours reflect what we believe to be a fair depiction of the scope/effort as is defined by the Phase 1 submitted package and approved VE structural items dated December 4, 2013. One major example is the modification from the typical post-tensioned concrete roof to a metal roof assembly.

We have attached a revised proposal for the changes described above. Attached you will find:

- List of Additional Scope Items
- List of Assumptions
- Fee/Price Proposal Breakdown for Phase 2 and Phase 3

We feel that the hours reflected in the updated proposal are warranted due to the project modifications in both size and complexity from our original scope of services. We believe that the project modifications have mainly affected the RAC structure and in particular the Architectural and Structural disciplines. The impact to most other disciplines was relatively minor.

Many of the items provided in the Phase 1 package will no longer be useful due to the changes to the project. The effort required to re-work the Phase 1 calculations/drawings for the modifications are reflected in the Phase 2 fee. The magnitude of the increase in the Phase 2 effort was caused in significant part due to the Phase 1 re-work needed.

Project Fee:

Phase 2:	$1,082,000
Phase 3:	$ 280,300
Total:	$1,362,300

We look forward to continuing the project with you on this important San Antonio/Airport project. Should you have any questions and/or comments, we are available to discuss this with you at your convenience.

Sincerely

David T. Covarrubias, P.E.
Principal

CoSA – Airport Transit Center (CONRAC) – TranSystems

Additional Scope Items:

The below list of items is what is considered new or increased scope of services for the SAIA CONRAC project:

1. RAC Parking Garage has increased in size and complexity. The new structure (RAC/PPG) will now include 2,905 parking spaces for both short term public parking and RAC rental car space.
2. The pedestrian bridge from the CSC to the Terminals has non-typical column supports.
3. 2 vehicular bridges have been added. Bridges are 24' wide by 27' long and will connect the 2nd level of the PPG to the existing long term drive.
4. 2 pedestrian bridges have been added. Bridges are 5.5' wide by 27' long and 15.5' wide by 27' long and will connect the 2nd level of the PPG to the existing long term drive/structure.
5. North RAC Helix has increased in complexity due to straddle bent necessity for the fueling truck route.
6. Re-design of the post-tensioned cast-in-place typical phase 1 bay due to the modification from the 54'x60' bay to a 27'x60' bay.
7. Increased hours in the early release package to avoid the short-term parking garage foundations.
8. Increased design for the modification of the post-tensioned cast-in-place roof to a metal roof assembly for the RAC.
9. Increased design for the design of the metal roof on the RAC for the additional solar panel loads.

CoSA – Airport Transit Center (CONRAC) – TranSystems

Assumptions:

1. Approximate Project timeline:
   a. Phase 1 – 7 months - ***COMPLETED***
   b. Phase 2 – 11 months
   c. Phase 3 – 27 months

2. TranSystems to provide:
   a. Existing data, including as-built plans of existing facilities
   b. Utility locations
   c. Architectural floor plans and details
   d. Specifications to be marked-up, utilizing MasterSpec technical specifications.
   e. All bid documents other than structural plans and technical specifications for those Facilities SEA is structurally designing.
   f. Coordination with other disciplines
   g. Coordination with Construction Manager at Risk (CMAR)
   h. Coordination with Contractor
   i. Geotechnical Report
   j. Contractor marked-up plans, upon which record plans will be based. SEA will prepare the structural record plans based on contractor supplied comments and red lined plans.

3. The attached proposal for Phase 2 and 3 is based on the submitted Phase 1 plans and approved VE Items dated December 4, 2013.

4. **Facilities to be structurally designed by SEA include only those facilities specified in the fee proposal.**

5. A retaining wall 700' long max and 15' tall max is included in the scope of services. TranSystems to provide top and bottom of wall elevations and plan location for SEA generation of Retaining wall general and structural layouts. Geotechnical to provide retaining wall design information for a cantilevered drilled shaft wall or as required by soil/site conditions. An allowance should be prepared for walls longer or taller than the assumed above. Retaining wall shall be independent of parking facility structure.

6. Structures will be Post-tensioned Cast-In-Place Concrete with a Structural Steel roof. Typical bay spacing of 27' x 60'. Foundations will be composed of drilled shafts.

7. Special inspection requirements will be shown on plans. SEA will not be the Registered Design Professional in Responsible Charge (RDPRC) and will not provide the required special inspections. SEA will determine special inspection requirements for structural items and list them on the construction documents.

8. All utilities and other obstructions conflicting with foundation construction will be relocated. **Existing short-term parking structure demolition and associated existing drilled shaft conflicts to be coordinated by TranSystems to insure no conflicts with proposed shafts.** Others to provide adequate protection details for any facilities under the foundation slab. An allowance should be created for the possibility that previously unknown utilities are discovered during construction that requires either adjusting the utility or redesigning the structure.

9. Blast mitigation/analysis is not included. If required, equivalent static blast forces and pressures to be used for structural design will be provided to SEA. An allowance should be prepared for others to perform any required blast mitigation/analysis.

CoSA – Airport Transit Center (CONRAC) – TranSystems

***Assumptions*:**

10. Preparing applications and submitting fees for any permits (including TDLR) is not included.

11. Review or preparation of repair details for construction errors is not included.

12. No more than two submittal review meetings per milestone will be required. 3 milestones assumed are the 60%, 80%, and 100% submittals.

13. Observation of the fabrication of structural items at fabrication plants is not included.

14. Materials testing firm to review/approve concrete mix designs. Geotechnical engineer to be retained by the City will observe the construction of the first drilled shaft, the construction of three other representative drilled shafts, and any critical foundation excavation. It is recommended that the observing Geotechnical engineer be the one that developed the Geotechnical report.

15. Geotechnical Engineer to provide design of slab on grade within the geotechnical report.

16. **Two (2) drainage or sump pump sub-grade structures not included in the proposal. Sump pumps will not affect SEA structural design. No vehicular top slab design included, I.E., assumed that structure is located away from public parking bottom level.**

17. Structural details of the pedestrian walkway connection between the existing tunnel and the proposed RAC/PPG are included. Minimal modifications of the existing pedestrian walkway are assumed. An allowance should be prepared for an increased scope of services beyond this assumption.

18. **Short-term parking structure demolition analysis and plan/specification development is not included.**

19. **Modification of any existing structures such as the design and plan development of 2 additional elevators in Terminal B main lobby is not included.**

20. Early package for foundation (1 package only – no phasing within foundation package) included.

21. **Assume RAC/PPG/CSC and associated structures to be constructed in 1 phase. Construction phasing not included.**

22. The foundation drilled shaft will not require tie beams.

23. The above assumptions are based on the VE Items from Turner Construction Dated December 4, 2013.

24. Proposal is for the Structural portion of the attached Phase 2 and 3 services.

25. Design of temporary structures, such as temporary shoring, temporary retaining wall, etc... is not included.

26. The CSC will be structurally independent of the RAC/PPG structure. An expansion joint will be placed between the two structures.

City of San Antonio
Capital Improvements Management Services

Revised Phase 2 Fee/Price Proposal Breakdown for Professional Services

Project Name	Airport Transit Center (CONRAC)
Name of Firm/Subconsultant	Structural Engineering Associates, Inc.
Date Proposal Submitted	July 1, 2014
Project Manager	Martin Covarrubias

Position/Personnel Title	Principal	Project Manager	Senior Engineer	Design Engineer	EIT/Junior Engr	Engineering Tech	CADD	Admin/ Clerical	Insert other position as needed	Insert other position as needed	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$165.00	$165.00	$131.00	$95.03		$81.59	$66.72			
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
PHASE 2 (DESIGN)											
PROJECT MANAGEMENT											
Coordination/Status Reports (22)		60		44							104
Provide input to update Construction Schedule		12									12
Other Meetings (11)		11		22							33
Opinion of Probable Const Cost		8		24							32
Generate Special Inspection Requirements				48							48
List of Governing Specifications				30							30
Special Provisions & Special Specifications				16							16
Assemble Early Rel Fdn Pkg & QA/QC forms		8		16							24
CD w/PDF files of Early Release Fdn Pkg				4							4
Early Release Fdn Pkg Review Meeting		4		4							8
Respond to Early Rel Fdn Pkg Review Comnts		2		8							10
Assemble 95% Submittal Pkg & QA/QC forms		8		16							24
CD w/PDF files of 95% Submittal				4							4
95% Review Meeting		4		4							8
Respond to 95% Review Comments		2		8							10
Assemble 100% Submittal Pkg & QA/QC forms		8		16							24
CD w/PDF files of 100% Submittal				4							4
100% Review Meeting		4		4							8
Respond to 100% Review Comments		2		8							10
STRUCTURAL DESIGN											
1. Garage & Parking Structure (2,905 spaces)											
Structural General Notes (2 shts)			8	32			32				72
Foundation Plan (1 sht)			8	32			32				72
Foundation Sections and Typ Details (10 shts)			63	240			240				543
First Floor Plan (1 sht)			16	32			32				80
Second Floor Plan (1 sht)			16	32			32				80
Third Floor Plan (1 sht)			16	32			32				80
Fourth Floor Plan (1 sht)			16	32			32				80
Fifth Floor Plan (1 sht)			16	32			32				80
Sixth Floor Plan (1 sht)			16	32			32				80
Roof Plan - Metal Roof (1 sht)			32	64			64				160
Enlarged Plans and Details (12 shts)			72	288			288				648
Col/Beam/Girder/Slab Details (14 shts)			84	336			336				756

Exterior Elevations (6 shts)			36	144			144				324
Interior Elevations (6 shts)			36	144			144				324
Stair plans, elevations and details (16 shts)			96	384			384				864
Elevator Core plans, elev & details (10 shts)			80	300			300				680
Structural component details (22 shts)			80	400			400				880
QA		120									120
2. Building Operator Offices (Core Area 26,373 sf)											
Structural General Notes (1 sht)			8	16			16				40
Third Floor Plan (1 sht)			8	16			16				40
Fifth Floor Plan (1 sht)			8	16			16				40
Sixth Floor Plan (1 sht)			8	16			16				40
Sections and Details (3 shts)			24	48			48				120
Exterior Elevations (1 shts)			8	24			32				64
Interior Elevations (1 shts)			8	24			32				64
Stair plans, elevations and details (2 shts)			8	20			20				48
Structural component details (2 shts)			16	32			32				80
QA		12									12
3. Pedestrian Bridge (24' x 115') - Terminal B											
Structural General Notes (1 sht)			8	16			16				40
Enlarged Plans (3 shts)			24	40			60				124
Framing Elevations (3 sht)			24	40			60				124
Framing Sections and Details (10 shts)			48	160			160				368
QA		32									32
4. Retaining Wall for Basement (700' long x 15' deep (max)											
Structural General Notes (1 sht)			3	6			6				15
Retaining Wall Layouts (4 shts)			16	32			32				80
Retaining Wall Structural Layouts (5 shts)			24	48			64				136
Retaining Wall Sections and Details (5 shts)			24	60			60				144
QA		12									12
5. 2 Vehicular Bridges (24' x 27' - Each)											
Structural General Notes (1 sht)			4	8			8				20
Enlarged Plans (2 shts)			24	40			40				104
Bridge Details (7 sht)			34	80			80				194
QA		12									12
6. 2 Pedestrian Bridges (5.5' x 27' and 15.5' x 27')											
Structural General Notes (1 sht)			4	8			8				20
Enlarged Plans (2 shts)			24	40			40				104
Bridge Details (7 sht)			34	80			80				194
QA		12									12
7. Additional for Different Helices											
Enlarged Plans (1 shts)			8	24			24				56
Helix Details (1 sht)			8	24			24				56
QA		8									8
8. Additional for Skin Connection (Truss Type Connection or Curved Cantilevered Slab; 5' max overhang)											
Skin Attachment Details Or Cantilever Slab (2 sht)			24	60			80				164
QA		8									8
9. Additional for Reduced Bay size 27'											
Details			40	80			40				160
QA		16									16

10. Existing Tunnel Connection to RAC/PPG											
Plan/Elevation (1 sht)			12	24			32				68
Connection Details (2 shts)			16	40			40				96
QA		12									12
Total Hours:	0	377	1190	3958	0	0	3738	0	0	0	9263
Total Fee Proposal (LUMP SUM - Phase 2):	$0.00	$62,205.00	$196,350.00	$518,498.00	$0.00	$0.00	$304,983.42	$0.00	$0.00	$0.00	[illegible]

Total for Phase 2	$1,082,000

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

SEE ATTACHED FOR ASSUMPTIONS AND INCREASED SCOPE ITEMS

City of San Antonio
Capital Improvements Management Services

Revised Phase 3 Fee/Price Proposal Breakdown for Professional Services

Project Name:	Airport Transit Center (CONRAC)
Name of Firm/Subconsultant:	Structural Engineering Associates, Inc.
Date Proposal Submitted:	July 1, 2014
Project Manager:	Martin Covarrubias

Position/Personnel Title	Principal	Project Manager	Senior Engineer	Design Engineer	EIT/Junior Engr	Engineering Tech	CADD	Admin/ Clerical	Insert other position as needed	Insert other position as needed	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$165.00	$165.00	$131.00	$95.03		$81.59	$66.72			
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
PHASE 3 (Construction)											
Coordination/Status Reports (27)		62		42							104
Update Construction Schedule		16									16
Meetings (27)		27		42							69
Contact Potential Bidders		16									16
Issue Addenda			16	40							56
Issue Clarification			8	24							32
Prepare for & Attend Pre-Bid Conference		4		4							8
Attend Bid Opening Meeting		4		4							8
Prep & Submit Responses to TDLR Comnts			8	16							24
											0
Prepare for & Attend Pre-Const Conference		4		4							8
Customary Site Visits (2/Month = 54 Visits)			162	162							324
Reports of Site Visits (54)			27	54							81
Post-Construction Workshop		4		4							8
1. Garage & Parking Structure (2,905 spaces)											
Respond to RFIs			48	90							138
Review shop drawings			64	129							193
Prepare Field Alterations			30	60			88				178
Respond to Comnts from TDLR inspection			4	12							16
"Conditional" Approval Site Visit & Punch-list			8	16							24
"Final" Approval Site Visit & Punch-list			8	16							24
Prepare Record Drawings			8	16			32				56
Electronic copy of Record Drawings				4			16				20
2. Building Operator Offices (Core Area 26,373 sf)											
Respond to RFIs			16	32							48
Review shop drawings			12	20							32
Prepare Field Alterations			12	20			20				52
Respond to Comnts from TDLR inspection			2	4							6
"Conditional" Approval Site Visit & Punch-list			2	4							6
"Final" Approval Site Visit & Punch-list			2	4							6
Prepare Record Drawings			2	4			8				14
Electronic copy of Record Drawings				2			4				6

3. Pedestrian Bridge (24' x 115') - Terminal B											
Respond to RFIs			12	24							36
Review shop drawings			16	32							48
Prepare Field Alterations			8	16			16				40
Respond to Comnts from TDLR inspection			2	4							6
"Conditional" Approval Site Visit & Punch-list			4	8							12
"Final" Approval Site Visit & Punch-list			4	8							12
Prepare Record Drawings			4	8			8				20
Electronic copy of Record Drawings				2			4				6
4. Retaining Wall for Basement (700' long x 15' deep (max)											
Respond to RFIs			4	8							12
Review shop drawings			8	24							32
Prepare Field Alterations			4	12			12				28
"Conditional" Approval Site Visit & Punch-list			2	4							6
"Final" Approval Site Visit & Punch-list			2	4							6
Prepare Record Drawings			2	4			16				22
Electronic copy of Record Drawings				1			2				3
5. 2 Vehicular Bridges (24' x 27' - Each)											
Respond to RFIs			4	8							12
Review shop drawings			6	12							18
Prepare Field Alterations			2	4			6				12
Respond to Comnts from TDLR inspection			2	4							6
"Conditional" Approval Site Visit & Punch-list			2	4							6
"Final" Approval Site Visit & Punch-list			2	4							6
Prepare Record Drawings			2	4			8				14
Electronic copy of Record Drawings				2			2				4
6. 2 Pedestrian Bridges (5.5' x 27' and 15.5' x 27')											
Respond to RFIs			4	8							12
Review shop drawings			6	12							18
Prepare Field Alterations			2	4			6				12
Respond to Comnts from TDLR inspection			2	4							6
"Conditional" Approval Site Visit & Punch-list			2	4							6
"Final" Approval Site Visit & Punch-list			2	4							6
Prepare Record Drawings			2	4			8				14
Electronic copy of Record Drawings				2			2				4
7. Existing Tunnel Connection to RAC/PPG											
Respond to RFIs			2	4							6
Review shop drawings			2	4							6
Prepare Field Alterations			4	6			6				16
"Conditional" Approval Site Visit & Punch-list			1	2							3
"Final" Approval Site Visit & Punch-list			1	2							3
Prepare Record Drawings			1	2			2				5
Electronic copy of Record Drawings				1			1				2
Total Hours:	0	137	562	1093	0	0	267	0	0	0	2059
Total Fee Proposal (LUMP SUM - Phase 3)	$0.00	$22,605.00	$92,730.00	$143,183.00	$0.00	$0.00	$21,784.53	$0.00	$0.00	$0.00	[illegible]

Total for Phase 3	$280,300

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

SEE ATTACHED FOR ASSUMPTIONS AND INCREASED SCOPE ITEMS

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	TTG
Date Proposal Submitted:	6/27/2014
Project Manager:	Jesse Garcia

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	CADD	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Additional Services Related to Scope Change								0
Phase 2								
Additional Site Work	2	13	28	45	35	15	8	146
Additional LEED Documentation	1	3	6	3			8	21
Added Construction Document Preparation	4	22	32	60	73	77	8	276
								0
								0
								0
								0
								0
Total Hours:	7	38	66	108	108	92	24	443
Total Fee Proposal (Not to Exceed):	$1,540.00	$5,130.00	$7,590.00	$10,260.00	$8,640.00	$5,520.00	$1,320.00	$40,000.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	TTG
Date Proposal Submitted:	3/20/2014
Project Manager:	Jesse Garcia

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	CADD	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Additional Services Related to Scope Change								0
Phase 3								
								0
								0
								0
Additional CA Services	5	25	35	12	16	16	40	149
								0
								0
								0
								0
Total Hours:	5	25	35	12	16	16	40	149
Total Fee Proposal (Not to Exceed):	$1,100.00	$3,375.00	$4,025.00	$1,140.00	$1,280.00	$960.00	$2,200.00	$14,080.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	TTG
Date Proposal Submitted:	3/20/2014
Project Manager:	Jesse Garcia

Position/Personnel Title	Principal/Partner	Project Manager	Commissioning Agent Level 1	Commissioning Agent Level 2			Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Additional Services Related to Scope Change								0
Commissioning								
								0
								0
								0
Additional Commissioning Services	6	21	35	30			20	112
								0
								0
								0
								0
Total Hours:	6	21	35	30	0	0	20	112
Total Fee Proposal (Not to Exceed):	$1,320.00	$2,835.00	$4,025.00	$2,850.00	$0.00	$0.00	$1,100.00	$12,130.00

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SAT ConRac
CNG Project #0002-13

CNG Engineering - Contract Fee

7/1/2014
10:20 AM

	Phase 1	Phase 2	Phase 3	Subtotal
CNG Original Fee	$66,665.00	$181,770.00	$79,055.00	$327,490.00
DataCom Org. Fee	$4,260.00	$27,520.00	$12,760.00	$44,540.00
Total Orginal Contract Fee	$70,925.00	$209,290.00	$91,815.00	$372,030.00
CNG Management Fee		$5,500.00	$5,400.00	$10,900.00
CNG Add Service	$0.00	$25,648.00	$12,915.00	$38,563.00
DataCom Add Service	$0.00	$6,765.00	$3,225.00	$9,990.00
Total Add Service Fee	$0.00	$37,913.00	$21,540.00	
Total Fee by Phase	$70,925.00	$247,203.00	$113,355.00	$431,483.00

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	CNG
Date Proposal Submitted:	1/15/2013
Project Manager:	Travis E. Wiltshire

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	Eng Tech	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Summary Sheet	235.0	1,052.0	732.5	722.0	476.0	493.0	314.1	4,024.6
Total Hours:	235.0	1,052.0	732.5	722.0	476.0	493.0	314.1	4,024.6
Total Fee Proposal (Not to Exceed):	$51,700.00	$142,020.00	$84,237.50	$68,590.00	$38,080.00	$29,580.00	$17,275.50	$431,483.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	CNG
Date Proposal Submitted:	3/13/2014
Project Manager:	Travis E. Wiltshire

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	Eng Tech	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Summary Sheet								
	25	79	138	182	72	48	-	544
	55	269	167	210	106	119	10	936
	17	116	141	130	138	96	-	638
	18	72	124	83	90	99	-	486
	15	61	42	83	70	45	-	316
	23	76	71	20	-	-	121	311
	5	10	50	14	-	-	5	84
	(13)	-	-	-	-	-	48	35
	39	60	-	-	-	-	96	195
	-	-	-	-	-	-	-	-
	25	-	-	-	-	-	-	25
Total Hours:	209	743	733	722	476	407	280	3,569
Total Fee Proposal (Not to Exceed):	$45,920.00	$100,305.00	$84,237.50	$68,590.00	$38,080.00	$24,420.00	$15,400.00	$376,952.50

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City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	CNG
Date Proposal Submitted:	1/15/2013
Project Manager:	Travis E. Wiltshire

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	Eng Tech	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Phase1- Site and Foundation package								
Site and bldg structure initial Kick-off/meeting	10	30	20					60
SD document preparation	12	20	31	80	41	47	10	241
Site package:								
60% Site and underground utilities Review	5	20						25
90% Site and underground utilities Review	5	35						40
Assist Civil with review of underground utilities	5	10	30					45
Start initial LEED documents	5	10	50	14			5	84
Miscellaneous							48	48
Proposal and coordination	17	20					10	47
Management fee	5							5
Total Hours:	63.54545455	145	131	94	41	47	73	595
Total Fee Proposal (Not to Exceed):	$13,980.00	$19,575.00	$15,065.00	$8,930.00	$3,280.00	$2,820.00	$4,015.00	$67,665.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	CNG
Date Proposal Submitted:	1/15/2013
Project Manager:	Travis E. Wiltshire

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	Eng Tech	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Phase2- Building Design package								
DD document preparation	12.0	20.0	60.0	120.0	60.0	40.0		312.0
CD- 60% document preparation	14.0	60.0	85.0	120.0	60.0	60.0		399.0
CD- 80% document preparation	12.0	60.0	90.0	120.0	80.0	60.0		422.0
CD- 95% document preparation	8.0	20.0	80.0	80.0	80.0	40.0		308.0
CD- 100% document preparation	6.0	20.0	40.0	80.0	60.0	40.0		246.0
LEED document completion and submission	6.0	20.0	41.0	20.0				87.0
ADJUSTMENT BY TRANSYSTEMS	(41.8)							(41.8)
Overall Project oversight and coordination	12.0	40.0					86.0	138.0
Management Fee	20.5							20.5
Total Hours:	48.6	240.0	396.0	540.0	340.0	240.0	86.0	1,890.6
Total Fee Proposal (Not to Exceed):	$10,700.00	$32,400.00	$45,540.00	$51,300.00	$27,200.00	$14,400.00	$4,730.00	$186,270.00

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City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	CNG
Date Proposal Submitted:	1/15/2013
Project Manager:	Travis E. Wiltshire

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	Eng Tech	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Phase3- CA services								
Review submittal/respond to RFI		20.0	40.0	40.0				100.0
site observation and meetings	20.0	160.0	40.0					220.0
project closeout		40.0	40.0		40.0	20.0		140.0
prepare record drawings		20.0	30.0			48.0		98.0
Project Coordination	10.0	40.0					115.0	165.0
Management Fee	24.5							24.5
Total Hours:	54.5	280.0	150.0	40.0	40.0	68.0	115.0	747.5
Total Fee Proposal (Not to Exceed):	$12,000.00	$37,800.00	$17,250.00	$3,800.00	$3,200.00	$4,080.00	$6,325.00	$84,455.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	CNG
Date Proposal Submitted:	3/13/2014
Project Manager:	Travis E. Wiltshire

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	Eng Tech	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Phase 2 - Additional Service Adjustment								
DD document preparation	3.0	6.0	12.0	16.0	12.0	8.0		57.0
CD- 60% document preparation	3.0	5.0	5.0	10.0	5.0	12.0		40.0
CD- 80% document preparation	5.0	12.0	5.0	10.0	12.0	12.0		56.0
CD- 95% document preparation	5.0	8.0	8.0	3.0	10.0	5.0		39.0
CD- 100% document preparation	4.0	6.0	1.5	3.0	10.0	5.0		29.5
								-
								-
								-
Project Coordination	10.0							10.0
								-
Total Hours:	30.0	37.0	31.5	42.0	49.0	42.0	-	231.5
Total Fee Proposal (Not to Exceed):	$6,600.00	$4,995.00	$3,622.50	$3,990.00	$3,920.00	$2,520.00	$0.00	$25,647.50

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	CNG
Date Proposal Submitted:	3/13/2014
Project Manager:	Travis E. Wiltshire

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	Eng Tech	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Phase3- Additional Service Adjustment								
Review submittal/respond to RFI		3.0	6.0	6.0				15.0
site observation and meetings	6.0	24.0	6.0					36.0
project closeout		4.0	6.0		6.0	4.0		20.0
prepare record drawings		4.0	6.0			6.0		16.0
Project Coordination	2.0	6.0					6.0	14.0
Management Fee	4.0							4.0
Total Hours:	12.0	41.0	24.0	6.0	6.0	10.0	6.0	105.0
Total Fee Proposal (Not to Exceed):	$2,640.00	$5,535.00	$2,760.00	$570.00	$480.00	$600.00	$330.00	$12,915.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	DataCom
Date Proposal Submitted:	
Project Manager:	

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	Eng Tech	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Summary Sheet	32.0	309.0	-	-	-	86.0	34.1	461.1
	(5.7)	-	-	-	-	-	-	(5.7)
Total Hours:	26.3	309.0	-	-	-	86.0	34.1	455.4
Total Fee Proposal (Not to Exceed):	$5,780.00	$41,715.00	$0.00	$0.00	$0.00	$5,160.00	$1,875.50	$54,530.50

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	DataCom
Date Proposal Submitted:	
Project Manager:	

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	Eng Tech	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Phase1- Site and Foundation package	2.0	24.0				6.0	4.0	36.0
Total Hours:	2.0	24.0	-	-	-	6.0	4.0	36.0
Total Fee Proposal (Not to Exceed):	$440.00	$3,240.00	$0.00	$0.00	$0.00	$360.00	$220.00	$4,260.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	DataCom
Date Proposal Submitted:	
Project Manager:	

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	Eng Tech	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Phase2- Building Design package	16.0	160.0				50.0	12.0	238.0
ADJUSTMENT BY TRANSYSTEMS	(5.7)							(5.7)
Total Hours:	10.3	160.0	-	-	-	50.0	12.0	232.3
Total Fee Proposal (Not to Exceed):	$2,260.00	$21,600.00	$0.00	$0.00	$0.00	$3,000.00	$660.00	$27,520.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services

Project Name:	COSA- CONRAC
Name of Firm/Subconsultant:	DataCom
Date Proposal Submitted:	
Project Manager:	

Position/Personnel Title	Principal/Partner	Project Manager	Senior Engineer	Design Engineer	EIT	Eng Tech	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
Phase 3- CA services	4.0	80.0				6.0	13.1	103.1
Total Hours:	4.0	80.0	-	-	-	6.0	13.1	103.1
Total Fee Proposal (Not to Exceed):	$880.00	$10,800.00	$0.00	$0.00	$0.00	$360.00	$720.50	$12,760.50

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services - Additional Services

Project Name:	San Antonio - CONRAC
Name of Firm/Subconsultant:	Datacom Design Group
Date Proposal Submitted:	21-Mar-14
Project Manager:	

Position/Personnel Title	Principal / Partner	Project Manager	Senior Engineer	Design Engineer	EIT	CADD	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
								0
Phase 2 Additional Services	6	32	0	0	0	16	3	57
								0
								0
								0
Total Hours:	6	32	0	0	0	16	3	57
Total Fee Proposal (Not to Exceed):	$1,320.00	$4,320.00	$0.00	$0.00	$0.00	$960.00	$165.00	$6,765.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

City of San Antonio
Capital Improvements Management Services

Fee/Price Proposal Breakdown for A/E Professional Services - Additional Services

Project Name:	San Antonio - CONRAC
Name of Firm/Subconsultant:	Datacom Design Group
Date Proposal Submitted:	21-Mar-14
Project Manager:	

Position/Personnel Title	Principal / Partner	Project Manager	Senior Engineer	Design Engineer	EIT	CADD	Admin/Clerical	
Fully-Loaded Hourly Wage Rates * (as defined below)	$220.00	$135.00	$115.00	$95.00	$80.00	$60.00	$55.00	
Task to be performed/Phase Description (including Sub-consultant work)	Hours	Hours	Hours	Hours	Hours	Hours	Hours	Total Hours
								0
Phase 3 Additional Services	4	13	0	0	0	8	2	27
								0
								0
								0
Total Hours:	4	13	0	0	0	8	2	27
Total Fee Proposal (Not to Exceed):	$880.00	$1,755.00	$0.00	$0.00	$0.00	$480.00	$110.00	$3,225.00

* A fully-loaded Hourly Wage Rate is defined as an employee's base hourly rate plus labor overhead (including fringe benefits), general and administrative (indirect) expenses, profit and escalation (if applicable).

FAITHFUL GOULD
CONSTRUCTIVE EXPERTISE

March 14, 2014

Mr. Jeffrey Q. Jarvis AIA, LEED AP
Principal, Senior Vice President
TranSystems, Inc
120 N. 44th Street, Suite 400
Phoenix, Arizona 85034

RE: SAN ANTONIO AIRPORT – NEW CONSOLIDATED RENTAL CAR FACILITY COST ESTIMATING SERVICES – PHASE II SCOPE OF WORK

Dear Mr. Jarvis:

In response to your recent emails regarding the pathway forward for Phase II, we are submitting this request for additional fees for estimating.

1. SCOPE

We understand that the City of San Antonio plans to proceed with "Concept C", which includes the following features:

- Replaces existing short term public parking garage with 2 levels of public parking
- 3 Levels of QTA with direct access from 3 levels of RAC
- Customer Service Center with 61 counter positions
- Pedestrian sky bridge from Terminal B mezzanine to CSC

You have also notified the team that the following items that were shown previously as "approved" to take as VE items are now recommended as "keep in program":

- QTA 30 – VE to delete 9 vehicle lifts
- QTA 31 – VE to delete blowers at carwashes
- QTA 33 – VE to delete rollup doors at carwashes
- QTA 35 – VE to delete exchange ramp
- QTA 36 – VE to delete 3 maintenance bays, 3 wash bays, 9 nozzles and associated floor area
- CSC 37 – VE to delete 10 counter positions at CSC
- CSC 41 – VE to remove pointed ends of CSC

2. PROJECT BUDGET / PHASE 1 ESTIMATE

The budget for construction was originally indicated at $105 Million and has been updated to $130 Million. However, the reconciled cost forecast is between $145,872,720 (CM-at Risk Contractor estimate) and the Faithful +Gould estimate of $149,417,489 – this based on the

3020 Old Ranch Parkway, Suite 180, Seal Beach, California 90740
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current design without taking any VE deductions. Additional estimating is required to determine how VE items affect the budget.

3. SERVICES

We will provide cost estimating as originally agreed in Phase II:

- DD Estimate (Update SD)
- 40% Design Estimate
- 90% Design Estimate
- 100% Final Updates
- VE - T&M Allowance
- Pricing review on GMP, T&M Allowance

3.2 Value Engineering

Whereas we allowed 72 hours for VE in Phase II, we propose adding 28 more hours for additional VE and reconciliation.

4. FEES

Fees have been calculated on the basis of the project scope and budget stated above for the following Lump Sum Fee:

4.1 Additional Cost Estimating

Phase 2:	
Estimating: 241 hours at $135/Hour	$ 32,535.00
Value Engineering: 28 hours at $135/Hour	$ 3,780.00
Change Request:	**$ 36,315.00**
Phase 1 previously requested:	**$ 26,325.00**
Original Total Phase 1 & 2 Fee:	$ 170,100.00
Revised Total Fee	**$ 232,740.00**

Allowance of $1,800 for expenses remains and has not been used.

FAITHFUL GOULD
CONSTRUCTIVE EXPERTISE

5. PAYMENT

As per our Subconsultant Agreement, modified to include costs herein.

If you have any questions regarding this proposal, please give me a call.

AUTHORIZED BY:
FAITHFUL+GOULD INC.

Ronald Dean Everly, AIA, NCARB
Project Executive / West Region Aviation Lead
Direct: 562.314.4191
Mobile: 714.747.6634
ronald.everly@fgould.com

cc: Carin Rautenbach – Sr. Vice President, Aviation
Ernie Picard, PE – Sr. Project Manager
Wing Long – Estimating Director
Larry Nobbe – Lead Estimator

Faithful+ Gould - General Terms

All terms and conditions will be in accordance with Subcontract Agreement between TRANSYSTEMS and Faithful+Gould, Inc dated March 08, 2013.

FAITHFUL GOULD
CONSTRUCTIVE EXPERTISE

January 29, 2014

Mr. Jeffrey Q. Jarvis AIA, LEED AP
Principal, Senior Vice President
TranSystems, Inc
120 N. 44th Street, Suite 400
Phoenix, Arizona 85034

RE: SAN ANTONIO AIRPORT – NEW CONSOLIDATED RENTAL CAR FACILITY COST ESTIMATING SERVICES – SCOPE CHANGES

Dear Mr. Jarvis:

In furtherance of our recent discussions regarding scope changes, we are submitting this request for additional fees based on estimating time expended during Phase 1 of the project.

1. SCOPE CHANGES

The project has gone from a budget of $105 Million and no demolition of the existing public parking garage to a budget of $130 Million with demolition and reconstruction of 1,200 public parking spaces. This and other Phase 1 scope changes affected take-off and estimating time. Much of that pertained to the additional elements of Option C that were above and beyond Option A which met the budget of $105 Million. Phase 1 scope changes included:

- Demolition of the existing parking structure.
- Additional levels of new public parking to replace the existing.
- Terminal modifications, including three elevators, a glass elevator, enclosures, elevator lobbies, a new toilet area, railings, partitions, structural modifications, MEP changes and finishes.
- ConRAC Option C includes escalators and elevators whereas Option A included elevators only.
- Specialty exterior skin on three sides of the overall structure whereas earlier options had considered architectural PC with relief patterns.
- Extensive landscaping.

The scope of estimating services increased with the project budget, as noted in item 2 below.

2. PROJECT BUDGET / PHASE 1 ESTIMATE

As stated above, the budget for construction was originally indicated at $105 Million and has been updated to $130 Million. However, the reconciled cost forecast is between $145,872,720 (CM-at Risk Contractor estimate) and the Faithful +Gould estimate of $149,417,489 – this based on the current design without taking any VE deductions.

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Phone 562 314.4200 Fax 562 314.4201 **www.fgould.com**
A member of the Atkins group of companies

3. SERVICES

We completed all estimating and cost consulting, including reconciliation with the contractor, as required for the Phase 1 deadline of November 14, 2013. We request consideration of additional factors impacting our team's efforts as outlined below.

3.1 Cost Estimates

As originally proposed, the estimates are based on drawings and priced in accordance with project specifications as well as other documentation. The unit prices are a composite of labor, material, and equipment, and reflect prevailing construction labor, equipment and material rates in San Antonio and surrounding areas. Additional hours were required to estimate the scope changes listed in Item 1 on the previous page as well as the following:

- The original package, issued on October 25, 2013 contained 310 drawings, 3 volumes of specifications totaling 2,324 pages, and a 468 page Project Report. This amount of documentation to review, prepare take-offs, and cost-out, was in excess of what we would have anticipated in a typical Phase 1 Schematic Drawings release.
- An addendum, issued on October 31, 2013 required additional review and estimating work; the addendum included:
  - 38 new and/or revised drawings, all of which had to be reviewed and compared to the original release, followed up by take-off and application of cost data.
  - 58 pages of specification changes.
  - 156 pages of changes in the Program Definition Document and Task Reports.
- Fire protection original scope was standpipe only; the addendum added sprinkler protection throughout the entirety of the RAC/PPG.
- Other scope revisions contained in the addendum:
  - Retaining walls / cantilevered retaining walls.
  - UG containment tanks shown first time on this addendum.
  - Light fixture changes / lighting level calculations.
  - Structural support for future solar panels.
  - Changing the CSC to create an architectural bay on the exterior of the structure where earlier concepts included it within the footprint.
  - Appendix F.1 "New Site Survey Report was provided for the first time and needed to be reviewed.
  - "Preliminary Estimated Drilled Pier Embedment" changed pier depths.

3.2 Value Engineering

Our subconsultant agreement includes $13,500 Phase 2 for Value Engineering. In fact Value Engineering exercises were required at the conclusion of Phase 1

4. FEES

Fees have been calculated on the basis of the project scope and budget stated above for the following Lump Sum Fee:

4.1 Additional Cost Estimating

Changes in Scope:	191 hours at $135/Hour	**$ 25,785.00**
Value Engineering:	4 hours at $135/Hour	**$ 540.00**
Change Request:		**$ 26,325.00**
Original Phase 1 Fee:		$ 52,920.00
Original Phase 2 Fee		$ 117,180.00
Revised Total Fee		**$ 196,425.00**

Allowance of $1,800 for expenses remains and has not been used.

5. PAYMENT

As per our Subconsultant Agreement, modified to include costs herein.

If you have any questions regarding this proposal, please give me a call.

AUTHORIZED BY:
FAITHFUL+GOULD INC.

Ronald Dean Everly, AIA, NCARB
Project Executive / West Region Aviation Lead
Direct: 562.314.4191
Mobile: 714.747.6634
ronald.everly@fgould.com

cc: Carin Rautenbach – Sr. Vice President, Aviation
Ernie Picard, PE – Sr. Project Manager
Wing Long – Estimating Director
Larry Nobbe – Lead Estimator

Faithful+ Gould - General Terms

All terms and conditions will be in accordance with Subcontract Agreement between TRANSYSTEMS and Faithful+Gould, Inc dated March 08, 2013.

LERCH BATES

SAN ANTONIO CONRAC/TERMINAL B AIRPORT

SAN ANTONIO, TX

NEW EQUIPMENT CONSULTING SERVICES PROPOSAL

MARCH 21, 2014

Prepared For:

MR. DAVID K. LEE
ARCHITECT, AIRPORT LIAISON
TRAN SYSTEMS
505 14TH STREET, SUITE 1000
Oakland, CA 94612

Prepared By:

TOMMY M. FORD, CEI
DISTRICT MANAGER

LB Project Number 0100000181-001

8611 N. Black Canyon Hwy. , Suite 106, Phoenix, AZ 85021
T (602) 544-2010 F 1-888-299-0504 www.lerchbates.com

I. BASIC VERTICAL TRANSPORTATION CONSULTING SERVICES

Lerch Bates Inc. (Lerch Bates) agrees to provide TranSystems (Client) with the following consulting services for the new Rental Car Group, Public Parking Garage and Public Elevators for the existing Terminal B. The equipment for these consist of both elevators and escalators as submitted in Lerch Bates Inc. reports dated September 19, 2013 and October 24, 2013:

A. Schematic Design – Phase 2 for Terminal "B" Equipment Only

1. Review the project program to establish design requirements with the Client. Unique requirements of the building, the anticipated occupancy, and their influence on the vertical transportation equipment are identified at this time.

2. Establish, confirm the analysis design criteria. Design criteria will consider peak traffic patterns, average interval, handling capacity, average system response time, and average time to destination.

3. Utilize the anticipated occupancy and preliminary planning indicated on architectural drawings to conduct an equipment application analysis. The analysis will determine the number of units, capacities, and speeds required for compliance with the selected design criteria.

4. Submit a written updated report if required based upon am new analysis results. Report would include:
   a. Summary of the project program.
   b. Definition of terms.
   c. Criteria to obtain appropriate levels of service.
   d. Results of the analysis calculations.
   e. Recommended solution and/or viable alternatives.
   f. Opinion of probable equipment costs.

5. Submit updated preliminary Design Information as required based upon the equipment application selected, including core arrangement(s) with dimensions on 8-1/2" X 11" sheets (not-to-scale).

6. Additional Schematic Design services include two (2) telephone conference call meetings with the Client.

7. The SD Phase 2 scope of services includes field surveys and reports for the following locations:

   - San Antonio Airport Terminal B review of existing hydraulic passenger elevators and escalators. Collection of data to support the estimated number of persons that will move from the existing Terminal B to the new Rental Car facility.

   - Sky Harbor Airport existing Rental Car facility to perform a manual traffic analysis of both the elevators and escalators. Report was collect accurate data as to the percentage of people that used both the elevators and escalators to include times, percentage of usage etc.

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B. Design Development – Phase 2 Rental Car/Parking and Terminal "B" Equipment

1. Review and finalize the analysis report to reflect the selected equipment application.

2. Provide outline specifications if requested by Client.

3. Provide design drawings and information for the arrangement of the equipment application. Information will include:
   a. Equipment summary, core, pit, overhead, and machine room dimensions in tabular format.
   b. Scaled equipment drawings using electronic backgrounds provided by the Architect and/or Lerch Bates standard drawing files in client's requested version of AutoCAD currently supported by Autodesk for incorporation into the project construction drawings.
   c. Information for interface with structural, electrical, and mechanical engineering disciplines.
   d. Information for interface with related work not to be provided in Division 14.
   e. The design drawings with arrangement(s) accommodating approved manufacturers. The project specification will require the selected elevator/escalator manufacturer to be responsible for the final design of their product and, if required, will provide elevator submittals stamped by a Professional Engineer, registered in the state where the project is located, for review.

4. Design will conform with prevailing codes directly related to the equipment application selected.

5. Provide an updated opinion of probable equipment costs.

6. LB will update and coordinate vertical transportation drawings based on specific communication from the architectural team regarding a background drawing change which affects the vertical transportation equipment. The number of updates and submissions included will be limited one (1).

7. Review the architectural drawings for conformance with the Design Information provided by Lerch Bates. Provide written comments, advice, assistance, or information.

8. At the request of the Client, meet with the Design Team via telephone conference call to review information provided by Lerch Bates. The number of meetings included will be two (2).

C. Construction Documents

1. Provide scaled final drawings incorporating all design development revisions using electronic backgrounds provided by Architect or Lerch Bates standard drawing files in client's requested version of AutoCAD currently supported by Autodesk for incorporation into project construction drawings.
   a. Drawings will include information only needed for bidding by the Elevator Contractor not shown elsewhere in the bid package.
   b. Drawings will not include structural, electrical, and mechanical coordination notes, architectural details, and/or wall types.

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c. Drawings will not include an engineer's stamp. Review, approval, and providing drawings stamped by a Professional Engineer will be an additional service, outside the scope of this agreement. The selected elevator contractor shall provide the stamp by a Professional Engineer.

2. LB will update and coordinate vertical transportation drawings based on specific communication from the architectural team regarding a background drawing change which affects the vertical transportation equipment. The number of updates and submissions included will be limited to two (2).

3. Prepare a detailed, performance-based equipment specification for the appropriate Division 14 section(s) in the Lerch Bates standard PDF electronic files. Specification will include:
   a. Specific performance criteria relating to quality of equipment, performance times, ride quality, noise and vibration, and average system response time.
   b. Established level of quality.
   c. Compliance with accessibility standards.
   d. Compliance with prevailing Codes directly related to the equipment application selected.

4. Prepare if requested by Client, an after installation continuing Preventive Maintenance Agreement, in the standard Lerch Bates format. This Agreement if provided will replace the existing service contract currently being used by the San Antonio Airport.

5. Configure Construction Documents to encourage competitive bidding.

D. Bidding and Negotiation Assistance

1. Evaluate bids received from pre-qualified Elevator Contractors.

2. Review any exceptions and/or clarifications with the Elevator Contractors.

3. Provide a spreadsheet comparing bids.

4. Attend or conduct one (1) bid review meeting. The fees stated for this service are not included. Should Client desire to have Lerch Bates Inc. attend a post-bid review meeting in San Antonio, TX, the additional costs will be present in advance to the Client for approval.

5. Assist with Contract negotiations.

6. Review the material delivery and construction schedule.

E. Construction Administration – Phase 3

1. Review the Elevator Contractor's submittal(s) for general compliance with Construction Documents and Design Information provided by Lerch Bates. Review comments will be incorporated on one (1) original and two (2) copies. Reviews will be limited to the initial submittal and one (1) revision. If additional reviews are required they will be billed as additional services.

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2. Conduct one (1) general progress review per elevator, escalator during equipment installation to determine that work is proceeding in general accordance with the Construction Documents and Design Information provided by Lerch Bates. Submit written report. Report will include:
   a. Field observations.
   b. Items not in conformance.
   c. Equipment not on the jobsite which could affect the completion schedule.
   d. Percentage of equipment delivered, stored, or installed.
   e. Percentage of overall completion.

3. \Respond to Requests for Information (RFIs) from Division 14 Elevator Contractor.

4. Assist with the resolution of equipment installation problems.

5. Review and comment on Change Orders related to the Construction Documents and Design Information provided by Lerch Bates.

6. Conduct one final installation review per elevator, escalator for equipment and performance compliance in accordance with the Construction Documents and Design Information provided by Lerch Bates and the approved submittals. Submit written report. Report will include:
   a. Measured performance data.
   b. Itemized deficiencies.

7. Conduct one follow-up review per elevator, escalator to verify compliance with the final installation review deficiency report. The installation should then be complete and the equipment operating in accordance with specified performance criteria. If additional reviews are required due to Elevator Contractor failing to complete deficiency report, they will be billed as additional services.

8. Establish substantial completion dates.

9. Review contract close-out documents and warranties.

F. Warranty Review – OPTIONAL NOT INCLUDED IN THE FEES STATED BELOW

Prior to expiration of warranties, perform a review of the equipment to confirm compliance with specification. Issue deficiency list as required, and follow up for corrections due under the terms of the warranty. If additional reviews are required due to Contractor failing to complete the deficiency report, they will be billed as additional services.

II. FEES AND EXPENSES

A. Fee for Basic Services will be $92,715.00. The fee schedule for the work is listed below:

Phase 2		Fee
Schematic Design Phase	$	12,200.00
Design Development Phase	$	18,890.00
Construction Documents Phase	$	32,800.00

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Phase 2		Fee
Bidding and Negotiation Phase	$	INCLUDED
Construction Administration Phase 3:	$	28,825.00
Submittal Review	$	INCLUDED
Progress Review	$	INCLUDED
Final Installation Review	$	INCLUDED
Follow-Up Review	$	INCLUDED
Warranty Review	$	OPTIONAL

B. Reimbursable Expenses

1. Travel expense, lodging, meals, parking, all mileage charged at standard per mile rates, document reproduction, photographic reproduction, all mailing costs, special document handling, any applicable local service/sales tax, and other authorized expenses are not included in the Agreement fee and will be billed at cost.

2. The fee includes trips to perform Progress Reviews, Final and Follow Up Audits. If additional trips to San Antonio, TX, are requested or required, they will be billed per person per trip for the time expended in travel, plus authorized expenses billed at cost.

C. Invoice Payment, Interest on Unpaid Amount and Disputed Invoices

Lerch Bates will submit progress invoices which are due upon receipt and considered past due if not paid within thirty (30) days of invoice date. If payment in full is not received by Lerch Bates within sixty (60) calendar days of invoice date, invoices will bear interest at one-and-one-half (1.5) percent (or the maximum rate allowable by law, whichever is less) of the unpaid amount per month, which will be calculated from the invoice date. Furthermore, if the Client has not objected to the invoice, as provided for below, and the invoice is more the sixty (60) days outstanding, Lerch Bates may proceed immediately to collection of the invoice without mediation as a condition precedent. Payment thereafter will first be applied to accrued interest and then to the unpaid principal.

Lerch Bates shall be compensated to the extent that Lerch Bates' services are requested, directed, and provided regardless of project schedule or Client's billing arrangement with Owner.

If the Client objects to any portion of an invoice, the Client shall so notify Lerch Bates in writing within fifteen (15) calendar days of receipt of the invoice. The Client shall identify in writing the specific cause of the disagreement and the amount in dispute and shall pay that portion of the invoice not in dispute in accordance with the other payment terms of this Agreement.

Any dispute over invoiced amounts due which the Client has objected to and cannot be resolved within twenty-five (25) calendar days after presentation of invoice by direct negotiation between the parties shall be resolved in accordance with the following Disputed Invoice Resolution process:

1. A demand for mediation shall be made in writing, delivered to the other party to the Agreement, and filed with the person or entity administering the mediation.

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2. The other party shall deliver a written response to the party demanding mediation within seven (7) calendar days of receipt of the demand for mediation indicating that the other party agrees to mediate.
3. Should the other party fail to provide a written response to the demand for mediation within the seven (7) day time period, the requirement of mediation as a condition precedent under Terms and Conditions paragraph A.14 shall be deemed waived, and Lerch Bates may proceed directly with the filing of a civil complaint in a court of competent jurisdiction.

D. Termination of Services

Lerch Bates reserves the right to terminate this agreement upon seven days' advance notice in the event Client fails to perform, including failure to make timely payment of invoices. Lerch Bates may, at its option, suspend work in the event payments are not received and will have no liability for any delay caused thereby.

E. Documents

All documents furnished by Lerch Bates are instruments of service and shall remain the sole property of Lerch Bates. Lerch Bates shall retain all common law, statutory, and other reserved rights, including the copyright thereto. They are to be used only for this project and are not to be modified, distributed, or used for any other project, in whole or in part, except with the written authorization of Lerch Bates. Lerch Bates accepts no liability for any unauthorized use or modification of these documents.

F. Additional Services

Lerch Bates' services exceeding the scope of the basic services will be considered additional services and will be provided based upon a mutually agreeable fee and terms, or at the following Lerch Bates hourly rates:

Principal/Partner	$	225.00/hr.
Regional/Dist. Manager	$	200.00/hr.
Field Services	$	195.00/hr.
CADD Operator	$	90.00/hr.
Clerical	$	60.00/hr.

G. Insurance

See attached sample Lerch Bates Certificate of Insurance. Insurance Certificates for this project will be provided to the Client upon execution of this agreement. In the event of insurance cancellation, the Client will be given thirty (30) days' written notice.

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Attachment 2

Proposal for Phase I and II Environmental Site Assessment and UST Excavation Oversight

EXHIBIT "A"
Scope of Services

See attached scope of services

EXHIBIT A

Cardno ATC

Shaping the Future

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March 5, 2015

Mr. Jeff Jarvis
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6 Hutton Centre Drive, Suite 1250
Santa Ana, California 92707
Via email: JQJarvis@transystems.com

RE: Proposal for Phase I and II Environmental Site Assessment and UST Excavation Oversight
Proposed Consolidated Rental Car Facility
San Antonio International Airport
San Antonio, Texas
Cardno ATC Proposal No. 030-2015-0020E ***(Revision 2)***

Dear Mr. Jarvis:

Cardno ATC is pleased to provide this proposal to TranSystems Corporation d/b/a TranSystems Corporation Consultants (Client) in response to a request for services including a Phase I and Phase II Environmental Site Assessment (ESA) and oversight of the underground storage tank (UST) system excavation at the proposed Consolidated Rental Car (ConRAC) facility at the San Antonio International Airport (SAIA).

Background

Client has entered into an agreement dated February 7, 2013, ("Prime Agreement") with the City of San Antonio ("OWNER") which provides for Client's performing professional services in connection with the project commonly known as Consolidated Rental Car Facility and San Antonio International Airport ("Project") as defined in the Prime Agreement. Based on information provided by Mr. Michael Kulik of Enterprise Holdings, Inc., the property consists of the hourly parking garage, a former utility plant area, and a parking lot located on the grounds of the San Antonio International Airport (per attached figure). Cardno ATC understands that the services are being requested in connection with the proposed construction of the ConRAC facility by the SAIA. The facility will serve as a single location at the SAIA for the rental of vehicles by various rental car providers. Cardno ATC understands that an Environmental Baseline Survey has been performed for the SAIA by Freese and Nichols, Inc. However, Enterprise and other rental car providers do not have reliance on that document and wish to perform a baseline assessment on which they have reliance prior to construction of the ConRAC facility. The following parties have been identified by TranSystems as Secondary Clients who intend to use and rely on the reports subject to the limitations and conditions in the report(s) and this proposal: City of San Antonio; EAN Holdings, Inc. d/b/a Enterprise Rent-A-Car, National Car Rental and Alamo Rent A Car; The Hertz Corporation; DTG Operations, Inc.; Avis Car Rental, LLC; Satrac Inc d/b/a Budget Rent a Car; FOX Rent A Car; Advantage Opco LLC dba Advantage Rent A Car; SIXT Rent-a-car; and E-Z Rent A Car, Inc.

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Scope of Services & Fee Estimates

Task 1: Phase I Environmental Site Assessment

Cardno ATC will perform an ESA in general accordance with *ASTM E1527-13 Standard Practice for Environmental Site Assessments: Phase I Site Assessment Process*. The table below summarizes the scope of services and fees for this task of the project. The listed services are further described in the Attachments to this proposal. In addition, Cardno ATC will review the Freese and Nichols, Inc. Environmental Baseline Survey and summarize any findings in our Phase I ESA Report.

The ASTM E1527-13 Standard Practice specifies that the User conduct a review of reasonably ascertainable title and judicial records for environmental liens and/or Activity and Use Limitations (AULs) and provide the information to the Environmental Professional. The Standard allows for the User to arrange for the Environmental Professional to engage a title professional to acquire the records. Cardno ATC will engage a title professional and comment on those records in the ESA report.

The ESA will include a Tier 1 Vapor Encroachment Screening (VES) per the methodology as described in *ASTM E2600-10: Standard Guide for Vapor Encroachment Screening on Property Involved in Real Estate Transactions*. The purpose of the VES is to help to determine if a Vapor Encroachment Condition (VEC) (the presence or likely presence of chemicals of concern vapors in the subsurface of the property caused by the release of vapors from contaminated soil and/or groundwater either on or near the target property) is identified for the property.

Task	Attachment	Fee
Phase I ESA:	Phase I ESA Scope of Services	$3,700.00
Environmental Lien Search[1]	Phase I ESA Scope of Services	Included
Regulatory Agency File and Records Review	Supplemental Environmental Services	Included
Tier 1 Vapor Encroachment Screening	Supplemental Environmental Services	Included
	TOTAL	$3,700.00

[1]Fee for lien & activity and use limitation search assumes one land parcel. If multiple parcels are identified with the same owner, a fee of $100.00 per additional parcel will apply; if multiple parcels are identified with different owners, a fee of $100.00 per additional parcel will apply.

Task 2: Limited Phase II Subsurface Investigation / Fuel System Baseline Sampling and 3 Provisional Borings

As per the RFP, Cardno ATC will perform the following Limited Phase II tasks to document the existing soil and groundwater (if present) conditions present in the area where the new UST system is planned for installation. The intent of this subsurface investigation is to establish baseline subsurface conditions prior to installation of the UST system components (USTs, product lines, and dispensers). In addition, up to 3 provisional borings are proposed to assess recognized environmental concerns (RECs) which may be identified during Cardno ATC's Phase I ESA (Task 1 above) or during review of the Environmental Baseline Survey report prepared by Freese and Nichols, Inc.

In the event more than 3 borings are required to evaluate identified RECs, testing will require the drilling rig subcontractor for a third day. The drilling subcontractor charges a flat day rate in addition to certain incidentals per boring. The installation of provisional borings 12 through 17 is hereby referred to as **Task 2A**. Costs for provisional boring 12 will be a combination of the day rate for the rig plus the unit rate for the logger, equipment, and lab analysis (see Exhibit B). Costs for provisional borings 13 through 17 will be the unit rate for logger, equipment, and lab analysis for each boring. If provisional borings 12-17 are required, all efforts will be made to perform the testing within the same mobilization as the prescribed Phase II activities. For this reason the eleven (11) proposed borings will not

be drilled for two weeks, following authorization, to allow for a review of historical property uses and previous borings installed by Freese and Nichols, Inc.

The proposed limited Phase II investigation will include the following:

Pre-Field Activities

Cardno ATC will prepare a site-specific Health and Safety Plan (HASP) to address safety issues associated with the proposed subsurface investigation activities. The elements of the HASP will be based on the requirements described in the Occupational Safety and Health Administration (OSHA) rules (29 CFR 1910). The plan will address the potential hazards associated with the field activities conducted by Cardno ATC and the personnel protection measures selected in response to these hazards.

Cardno ATC will contact the Texas 811 underground utility locating service prior to mobilizing to the site to mark the public utility locations in the utility right of ways. In addition, Cardno ATC will utilize a private utility locator with ground-penetrating radar (GPR) capabilities to locate and mark on-site utility locations prior to commencement of field activities.

Subsurface Investigation

Cardno ATC will mobilize a drilling contractor and will advance 8 soil borings in the locations requested in the RFP which are depicted on the attached figure. Three (3) additional provisional borings are included in this scope, contingent on Phase I findings (locations to be determined). A hand auger will be utilized to advance the first five feet for the purpose of identifying any buried utilities not previously identified at each boring location. Each soil boring will be advanced with a direct push drill rig to a depth of approximately 20 feet below ground surface (bgs). The proposed drilling contractor estimates that two days may be required to complete this subsurface investigation; however, if the scope of work is completed in one day, the proposed drilling costs will be reduced accordingly.

The soil borings will be continuously sampled to document the subsurface lithology. Soil samples will be collected continuously and screened in the field for organic vapors using a photo-ionization detector (PID). Based upon visual, olfactory and field screening results one (1) soil sample will be collected from each boring for laboratory analysis. Samples will generally be collected from one of the following intervals: the interval exhibiting the highest field screening result, the soil/groundwater interface, or the total depth of the boring. However, for samples taken in the area of future product lines, samples will be collected near the proposed depth of the piping (3 feet bgs) if no obvious contamination is observed at other depths in the boring. Soil samples will be analyzed for benzene, toluene, ethylbenzene, total xylenes (BTEX) and methyl tertiary butyl ether (MTBE) via United States Environmental Protection Agency (USEPA) Method 8260, total petroleum hydrocarbons (TPH) via TX Method 1005 and polycyclic aromatic hydrocarbons (PAH) via USEPA Method 8270 or equivalent.

It is unclear if groundwater will be encountered within 20 feet below ground surface. One (1) groundwater sample will be collected from each soil boring in which groundwater is encountered. Temporary well materials will be utilized to facilitate collection of groundwater samples for laboratory analysis. Groundwater samples will be analyzed for BTEX/MTBE via USEPA Method 8260, TPH via TX Method 1005 and PAHs via USEPA Method 8270 or equivalent.

All samples collected for laboratory analysis will be placed in laboratory supplied containers, labeled, placed on ice in a cooler, secured with a custody seal. Samples will be delivered to a National Environmental Laboratory Accreditation Conference (NELAC) certified laboratory under strict Chain-of-Custody with a 3-day rush turnaround time requested.

It is anticipated that no investigative derived waste (IDW) will be generated with the Geoprobe® during the field activities, however, if hollow stem equipment is used, IDW may be generated. This cost proposal does not include disposal of IDW. If IDW is generated, it will be contained in 55-gallon drums which will remain on site for subsequent

disposal by client. If client desires, Cardno ATC can provide assistance with any waste disposal under a change order.

The subsurface investigation is based on fieldwork performed in modified Level D personal protection equipment (PPE). The level of PPE may need to be modified based on the actual field conditions encountered. Cardno ATC will postpone fieldwork and notify the client immediately if field conditions warrant an increase in the level of PPE (which may increase the cost of the project).

Task 3: UST Excavation Oversight/Sampling

Cardno ATC proposes to provide oversight of the UST system excavations at the proposed ConRAC facility. The scope of work will include observation of excavation activities, field screening and potentially the collection and analysis of samples of soil and/or groundwater encountered during the UST excavation activities. Cardno ATC will prepare a Soil Sampling Report to document the sampling activities, present observations of the subsurface materials encountered and report the laboratory analytical results of any samples collected. The costs listed for Task 3 (see Exhibit B) include one day of UST excavation oversight services, sampling, and a letter report summary. Analytical fees will be charged on a per sample basis per the Contingency Cost in Exhibit B, which is based upon a 3-day rush turnaround time. Additional Cardno ATC field oversight may be utilized at a rate of $1,105 per day or $585 per half-day, if necessary. (See Exhibit B)

Project Deliverables and Schedule

Cardno ATC will provide a single report documenting the Phase I ESA and the Phase II Fuel System Baseline sampling activities. In addition to the standard Phase I ESA, the report will include documentation of the field work, analytical results, and applicable regulatory reporting limits. The documentation will include boring logs, laboratory reports, and chain of custody forms.

Cardno ATC will not exceed the cost estimates for the scope of work without written authorization from the Client. Should the Client require additional work, such as consultation beyond the number of hours estimated to complete this project, extensive report revisions, additional copies of the reports, consultation with attorneys, etc., Cardno ATC's standard fee schedule will apply.

Following written authorization to proceed, Cardno ATC intends to perform the above scope of services and report findings as described in the table below.

Task	Deliverable	Schedule[1, 2]
Task 1: Phase I Site Reconnaissance	n/a	Within 5 business days
Preliminary findings	Via email	Within 48 hours following site visit
Task 2: Fuel System Baseline Sampling	n/a	Dependent on drilling contractor's schedule, but will attempt to schedule 10 business days after authorization.
Draft ESA/Baseline Sampling Report	Via email	Within 5 business days of receipt of laboratory results.
Final ESA/Baseline Sampling Report	1 PDF copy[1]	Within two business days of receipt of review comments
Task 3: UST Excavation Oversight	n/a	Within 48 hours of notice to proceed
Draft UST Excavation Report	Via email	Within 5 business days of receipt of laboratory results.

Task	Deliverable	Schedule[1, 2]
Final UST Excavation Report	1 PDF copy[1]	Within two business days of receipt of review comments
[1] hardcopies of each report can be produced upon request for a fee of $75 per copy. Assumes all parties accept Cardno ATC's standard report reliance. Additional reliance documents may require an additional fee.		

Owner Responsibilities

The proposed fee estimate and schedule in this proposal are based on Owner responsibilities that include, but are not limited to: providing timely access to the property, accurate property location information, and available documentation and information as described in the Client Questionnaire attachment.

Designated Representatives

Client, Secondary Client and Cardno ATC have designated the following named individuals as their authorized representatives to provide project approvals, directives, and permissions, including changes, and to receive notices or other communications under this agreement at the following addresses:

CARDNO ATC: Pat King, 14 Sunnen Drive, Suite 143, St. Louis, MO 63143

CLIENT: Jeff Jarvis, TranSystems Corporation d/b/a TranSystems Corporation Consultants, 6 Hutton Centre Drive, Suite 1250, Santa Ana, CA 92707

SECONDARY CLIENTS: Michael Kulik, Enterprise Holdings, Inc., 600 Corporate Park Drive, St. Louis, MO 63105. *Mr. Kulik has been designated as the point of contact for all nine rental car secondary clients* including: EAN Holdings, Inc. d/b/a Enterprise Rent-A-Car, National Car Rental and Alamo Rent A Car; The Hertz Corporation; DTG Operations, Inc.; Avis Car Rental, LLC; Satrac Inc d/b/a Budget Rent a Car; FOX Rent A Car; Advantage Opco LLC dba Advantage Rent A Car; SIXT Rent-a-car; and E-Z Rent A Car, Inc.
Mr. Jarvis has been designated the point of contact for the City of San Antonio.

Report Use and Reliance

Secondary Clients agree that Cardno ATC's reports are intended for Client and Secondary Client's exclusive reliance and internal use, and are not for general distribution or publication. Without the prior consent of Cardno ATC, any unauthorized use of further distribution by Secondary Clients shall be at Secondary Client's and recipients sole risk and without liability to Cardno ATC. Secondary Clients, agree to limit Cardno ATC's (and Cardno ATC's employees', subcontractors', subconsultants', officers, directors', shareholders' parent and affiliated and subsidiary companies') aggregate liability to Secondary Clients due to any negligent professional acts, errors, omissions or breach of contract by Cardno ATC in connection with the services and report(s) such that said aggregate liability will be limited to a total maximum aggregate of $1,000,000. This limitation shall not apply to the extent prohibited by law.

Conflict of Interest

By request and use of the report, Secondary Clients expressly agree to waive all claims of existing or potential conflicts of interest that may now exist or hereafter arise by Cardno ATC's providing the requested report(s) and acknowledges Cardno ATC's right to support Client if requested should any dispute arise between Client and Secondary Clients.

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Authorization

The terms and conditions of this project will be based on the Prime Agreement; that Cardno ATC is ready, willing, licensed and qualified to perform such services; that it will perform such services to Client consistent with and subject to the applicable requirements of the Prime Agreement. It is intended that payment to Cardno ATC will be made as Client is paid by OWNER under the Prime Agreement and the Client shall exert reasonable and diligent efforts to collect prompt payment from OWNER. If this proposal is acceptable, please sign and return the attached Proposal Acceptance Agreement and TranSystems Subcontract Agreement via email to pat.king@cardno.com or facsimile to 314-644-4838.

Thank you for the opportunity to propose on this project. If you have any questions or require further information, please email the undersigned or call 314-644-2500.

Sincerely,
Cardno ATC

Ryan M. Roberts, P.E.
Senior Environmental Engineer
for Cardno ATC
Direct Line +1 210-253-8604
Email: Ryan.Roberts@cardno.com

Patrick L. King
National Client Manager
for Cardno ATC
Direct Line +1 314-644-2500
Email: Pat.King@cardno.com

Attachments:

Proposal Acceptance Agreement
Client Questionnaire
Figures

PROPOSAL ACCEPTANCE AGREEMENT

This Agreement is made by acceptance below of the Contract Document this 5th day of March 2015, by and between ("Client") TranSystems Corporation Consultants, 6 Hutton Centre Drive, Suite 1250, Santa Ana, California 92707, and Cardno ATC of 14 Sunnen Drive, Suite 143, St. Louis, Missouri 63143.

Client and Cardno ATC agree as follows:

1. CONTRACT DOCUMENT – Referred to as the "Contract Document" or "Agreement." Defined as: PROPOSAL ACCEPTANCE FORM, the Prime Agreement, and any proposals that include a scope of services, fee schedules and other documents listed below under PROFESSIONAL SERVICES.

2. PROFESSIONAL SERVICES – Cardno ATC will provide professional services ("Services") for the Client as indicated in the following documents:

2.1 Proposal No. 030-2015-0020E ***(Revision 2)*** dated the 5th day of March, 2015, AND
Other proposal documents by reference: (None), AND
Other subcontracts, service agreements, and/or vendor contracts (list): The Prime Agreement and ATTACHMENTS to this proposal (Client Questionnaire).

3. DESIGNATED REPRESENTATIVES – The parties designate the following named individuals as their authorized representatives to provide approvals, directives, and permissions, including changes, and to receive notices or other communications under this agreement at the following addresses:

DESIGNATED REPRESENTATIVE
CARDNO ATC

Name: Patrick L. Kinc
Address: 14 Sunnen Drive, Suite 143
St. Louis, Missouri 63143

Phone: (314) 644-2500

DESIGNATED REPRESENTATIVE
CLIENT: TranSystems Corporation Consultants

Name: JEFFREY JARVIS
Address: 6 HUTTON CENTRE DRIVE #1250
SANTA ANA, CA 92707

Phone: 602 516 1733

YOUR SIGNATURE INDICATES ACCEPTANCE OF THE CONTRACT DOCUMENT, AS DEFINED ABOVE, UNLESS EXPRESSLY MODIFIED IN WRITING.

ACCEPTED BY:

CARDNO ATC

Patrick L. King

By: Patrick L. King

Title: National Client Manager

Date: March 5, 2015

CLIENT: TranSystems Corporation Consultants

By:
(Person authorized to execute contracts)

Title: SENIOR VICE PRESIDENT

Date: 3/5/2015

Cardno ATC

ATTACHMENT
CLIENT QUESTIONNAIRE

Per ASTM Standard Practice E1527-13, Section 6, User Responsibilities, the User of an ESA has specific obligations for performing tasks during the ESA that will help identify the possibility of *recognized environmental conditions* in connection with the property. Failure by the User to fully comply with the requirements may result in a *data gap* being identified in the report and may impact their ability to use the report to help qualify for *Landowner Liability Protections* (LLPs) under Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). If this questionnaire is not returned to Cardno ATC prior to issuance of the draft report, then Cardno ATC assumes that the User does not have any information or actual knowledge pursuant to ASTM Standard Practice E1527-13, Section 6, User Responsibilities. Cardno ATC makes no representations or warranties regarding a User's qualification for protection under any federal, state or local laws, rules or regulations.

Please complete the following and return immediately via email or fax to the attention of:
Patrick King; Fax: 314-644-2500; Email: Pat.King@cardno.com
If other parties are intending to be the Users of the ESA report, then please forward a copy of this questionnaire for them to complete and return to Cardno ATC.

Site Name: Proposed Consolidated Rental Car Facility

Site Address: San Antonio International Airport, San Antonio, TX

ATC Project Number: _____

Please provide the following information (if available) per the requirements of ASTM E1527-13.

1. Environmental cleanup liens that are filed or recorded against the site (40 CFR 312.25)

Are you aware of any environmental cleanup liens against the site that are filed or recorded under federal, tribal, state or local law? Yes ☐ or No ☐

If yes, please provide a description of the lien(s).

_____

_____

_____

2. Activity and land use limitations (AULs) that are in place on the site or that have been filed or recorded in a registry (40 CFR 312.26)

Are you aware of any AULs, such as engineering controls, land use restrictions or institutional controls that are in place at the site and/or have been filed or recorded in a registry under federal, tribal, state or local law? Yes ☐ or No ☐ If yes, please provide.

_____

_____

3. Specialized knowledge or experience of the person seeking to qualify for the Landowner Liability Protections (40 CFR 312.28)

As the user of this ESA do you have any specialized knowledge or experience related to the site or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the site or an adjoining property so that you would have specialized knowledge of the chemicals and processes used by this type of business?
Yes ☐ or No ☐ If yes, please explain.

_____
_____
_____
_____
_____

4. Relationship of the purchase price to the fair market value of the site if it were not contaminated (40 CFR 312.29)

a. Does the purchase price being paid for this site reasonably reflect the fair market value of the site? Yes ☐ or No ☐

_____
_____
_____

b. If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the site?
Yes ☐ or No ☐ If yes, please explain.

_____
_____
_____

5. Commonly known or reasonably ascertainable information about the site (40 CFR 312.30)

Are you aware of commonly known or reasonably ascertainable information about the site that would help the environmental professional to identify conditions indicative of releases or threatened releases? For example, as user,

a. Do you know the past uses of the site? Yes ☐ or No ☐ If yes, please state.

_____
_____

b. Do you know of specific chemicals that are present or once were present at the site?
Yes ☐ or No ☐ If yes, please state.

_____

_____

_____

c. Do you know of spills or other chemical releases that have taken place at the site?
Yes ☐ or No ☐ If yes, please state.

_____

_____

_____

d. Do you know of any environmental cleanups that have taken place at the site?
Yes ☐ or No ☐ If yes, please state.

_____

_____

_____

6. The degree of obviousness of the presence or likely presence of contamination at the site, and the ability to detect the contamination by appropriate investigation (40 CFR 312.31)

As the user of this ESA, based on your knowledge and experience related to the site are there any obvious indicators that point to the presence or likely presence of contamination at the site?
Yes ☐ or No ☐ If yes, please explain.

_____

_____

_____

This questionnaire was completed by:

Name _____

Title _____

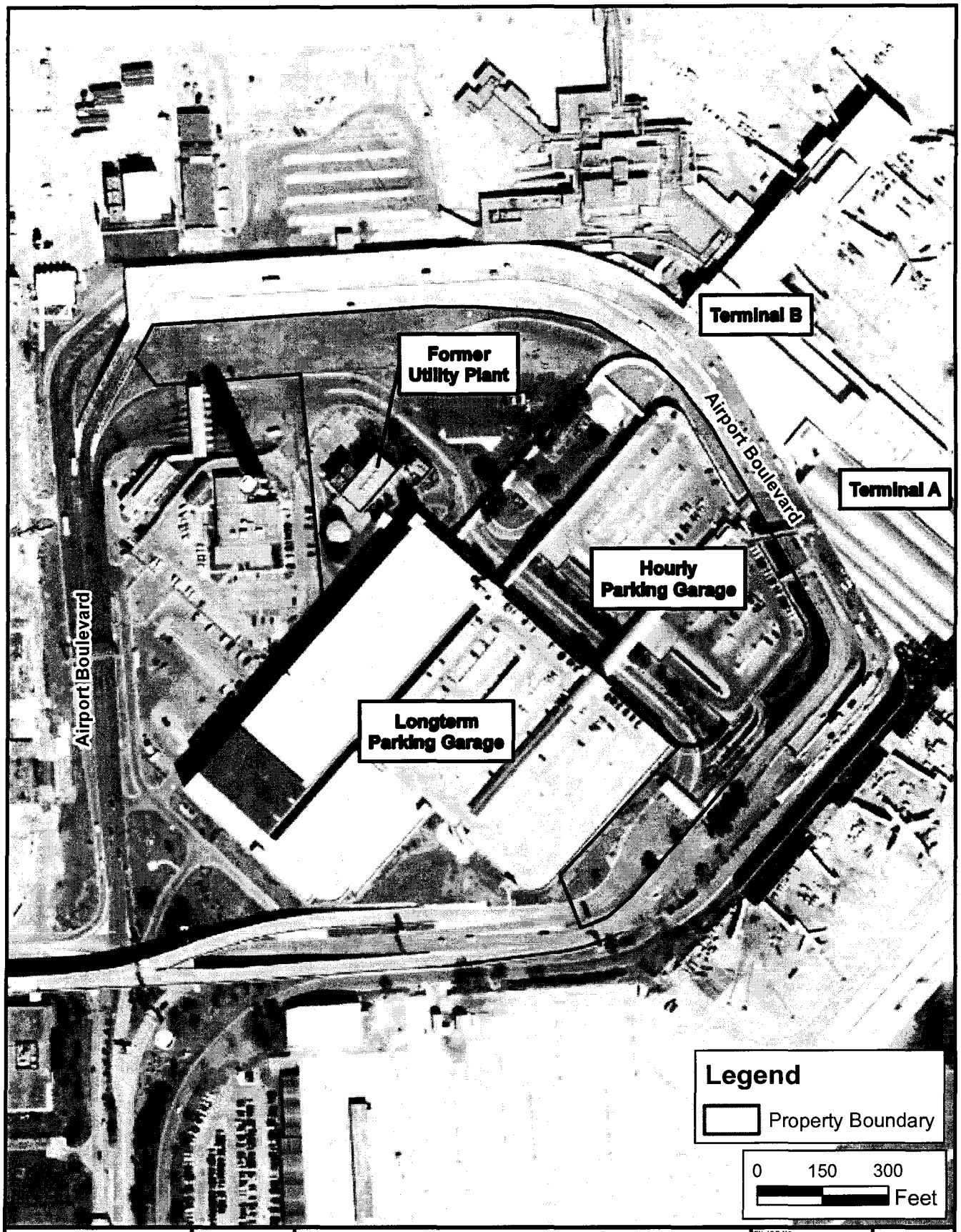
Signature _____

Company of User _____

Address of User _____

_____

Date _____



Freese and Nichols
4055 International Plaza, Suite 200
Fort Worth, TX 76109 - 4895
Phone - (817) 735 - 7300

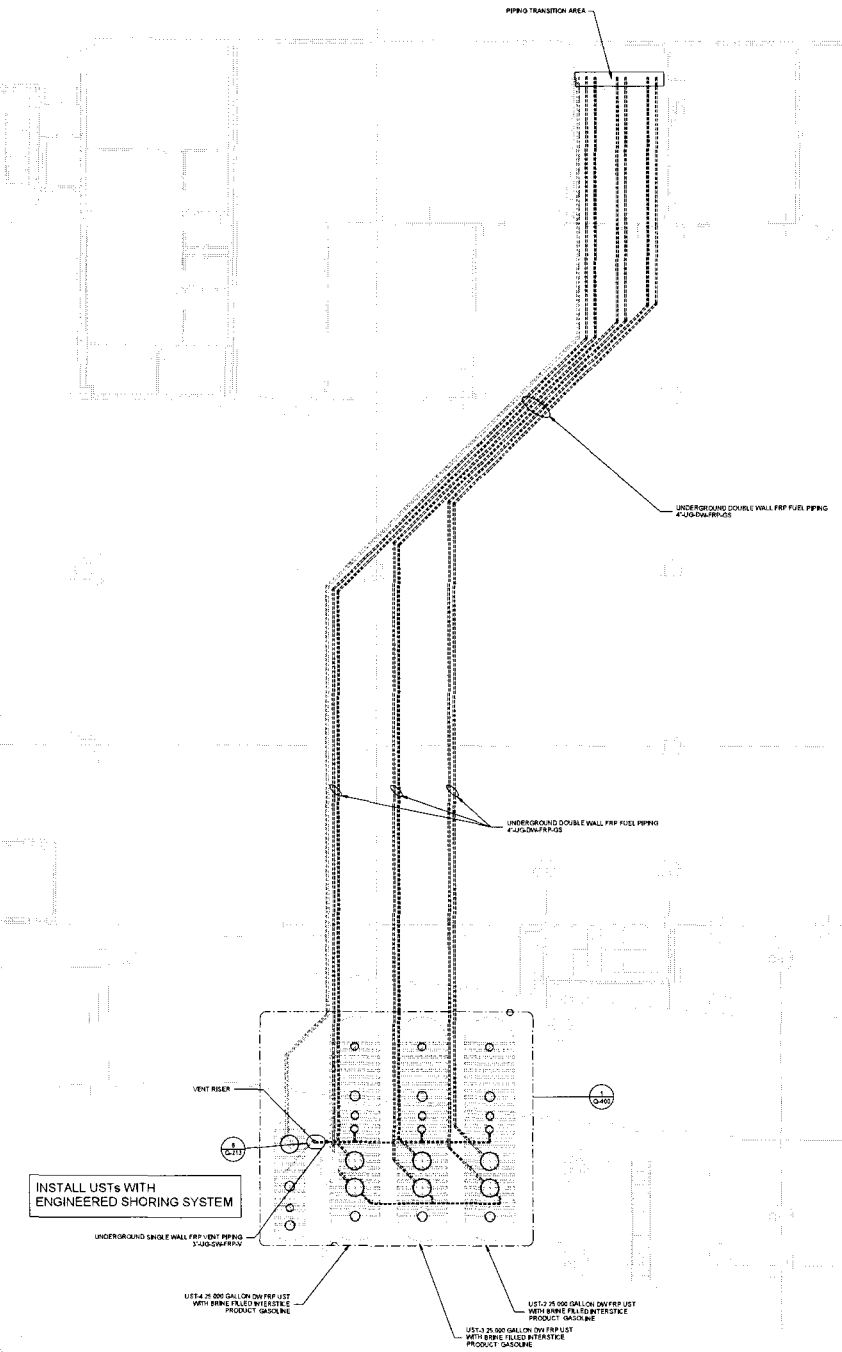
N
W E
S

Environmental Baseline Survey
San Antonio International Airport
ConRAC Facility

Site Layout Map

FN JOB NO	SA213576
FILE	ConRAC site layout.mxd
DATE	April 28 2014
SCALE	1:3,600
DESIGNED	RAD
DRAFTED	KKM

3
FIGURE



IF THIS DRAWING IS LESS THAN 36" X 42" IT IS A REDUCED SIZE DRAWING

TranSystems
505 14TH STREET
SUITE 1000
OAKLAND, CA 94612

INTERIM REVIEW ONLY
Document Incomplete
Not Intended for permit, bidding or construction.

Engineer: RONALD B. LAURENCE
P.E. Reg. No. 113907
Company Name: Stantec Consulting Services Inc.
Corp. Reg. No. 6324
Date: 01-28-15

CONSULTANTS:
Stantec
5 Dartmouth Drive Suite 101
Auburn NH 03032-3964

SAN ANTONIO INTERNATIONAL AIRPORT

SAN ANTONIO INTERNATIONAL AIRPORT
CONSOLIDATED RENTAL CAR FACILITY
SAN ANTONIO, TX

MARK	DATE	DESCRIPTION

REVISIONS

PROJ NO	33-00079
SCALE	1" = 10'-0"
DATE	2015-02-05
DESIGNED BY	JSW
DRAWN BY	JSW
CHECKED BY	RBL

SHEET TITLE:
EXTERIOR UG FUEL SYSTEM PIPING PLAN

SHEET NO.
Q-110

EXHIBIT "B"
Schedule of Fees and Rates

See attached fee proposal

EXHIBIT B
Schedule of Fees and Rates

Estimated Project Fees

Cardno ATC's estimate of costs to complete the proposed scope of work is detailed below.

Task 1: Phase I ESA		$3,700
Task 2: Limited Phase II (including 8 baseline borings and 3 provisional borings)		
Private Utility Locate (subcontractor)	$1,520	
Drilling Contractor (subcontractor)	$5,150	
Field Activities & Oversight	$4,274	
Reporting & Project Management	$2,685	
Laboratory Costs (subcontractor)	$9,433	
Subtotal Task 2		$23,062*
Task 3: Oversight/Sampling UST Excavation (1 field day/report/no lab)		$ 2,330
Total Task 1, Task 2, and Task 3 Cost		**$29,092**

Contingency Costs (charged at unit rates below)	
Task 2A Limited Phase II (Drill Rig fee[1] for 3rd day – prov. borings 12-17)	$2,250
Task 2A Limited Phase II (Unit Cost per additional borings 12-17	$1,440
Task 3 Oversight/Sampling UST Excavation	
Full Day Oversight/Sampling	$1,105
Half Day Oversight/Sampling	$585
Soil Sample Analysis (per sample, 3-day rush TAT)	$438
Groundwater Sample Analysis (per sample, 3-day rush TAT)	$420

*Task 2 Reduction in Cost if all 3 Provisional Borings are not required: $4,300

[1] Boring #s 1-11 can be completed in 2 days. Task 2A Provisional Borings 12-17 will require a third day for the drilling subcontractor. Driller's flat fee for day rate is shown. Total cost for borings 12-17 includes drillers day rate ($2,250) plus the "per boring" unit cost ($1,440) for logger, equipment, and lab analysis for each boring.

EXHIBIT B
Schedule of Fees and Rates

JOB CLASSIFICATION HOURLY RATE

Principal/Senior Project Manager (PE)	120.00
Senior Staff	85.00
Project Staff	75.00
Draftsperson/CAD	55.00
Clerical	45.00

REIMBURSABLES

Per Diem	30.00/day
Lodging	95.00/day
Mileage	.0.56/mile
PID	75.00/day
Interface Probe	35.00/day
Sampling Pump	50.00/day
Subcontractors	billed at cost with no markup

Exhibit 1