

Proposed Agreement for Professional Services

August 20, 2013

Project: Park Meadows Drive Median Landscape Improvements

Client: City of Lone Tree
Attn: Taylor Goertz

Dear Mr. Goertz,

We are pleased to submit this proposal for professional services for the Park Meadows Drive Median Landscape Improvements project, which will consist generally of median improvements west of Acres Green Drive to Quebec Street (the "Project"). We greatly appreciate the opportunity and consideration. This proposal is being prepared using our best understanding of the Project scope based on information provided via the City of Lone Tree 2013 Park Meadows Drive Reconstruction Construction Plans on 8/9/2013 at a meeting with Taylor Goertz on 8/9/2013. Our proposed fees are based upon the amount of landscape architectural services necessary to satisfactorily complete the Project as initially requested. Should additional information, studies, jurisdiction requirements, submittal elements, or specialized sub-consultant services beyond those presented in this proposal be required, it may be necessary to revisit this proposal and adjust the fees to the revised scope of professional services necessary to complete the Project.

Scope of Services

Valerian Ilc. (Valerian) shall provide landscape architectural consulting services associated with the Project. Valerian will complete, as part of the Project, the following specific work tasks and deliverables.

1. Task 1 – 90% Construction Documents

Valerian shall conduct one (1) review meeting with the Client to review the 90% design development drawings before completing the construction documents. Valerian shall develop landscape construction documents for the Client's use in bidding the project. Construction documents shall consist of the approved preferred landscape alternative. This shall include a final landscape plan that clearly identifies location, types and quantities of trees, shrubs, ground covers, planting beds, and median hardscape treatment existing grades and proposed grades. All required general notes, specific notes, details and landscape requirements tables are also included. This proposal includes one (1) submittal of the construction documents to the Client. Valerian and all sub-consultants will design in compliance with laws, codes and ordinances in effect at the time of signing of this proposed agreement. This shall include an irrigation plan for the Parkway Drive medians that clearly identifies location, types and quantities of irrigation equipment, tap size, meter locations, standard and specific notes and irrigation details. Valerian shall develop specifications for the Project to be submitted to the Client and Contractors for bidding and construction purposes. This shall include planting specifications, soil preparation specifications, hardscape specifications, irrigation specifications and any other specification sections that are needed to develop the site to the City of Lone Tree Standards.

Task 1 - Deliverables

A. Construction Specifications and Drawings for the 90% Construction Documents.

Valerian shall develop 90% design development specifications and drawings for the project to be submitted to the Client and Contractors for review purposes. This shall include planting plans and specifications, soil preparation specifications, hardscape drawings and specifications, proposed water tap location, and any other items that are needed to develop the site to the City of Lone Tree Standards.

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2. Task 2 – 100% Construction Documents

Valerian shall conduct one (1) review meeting with the Client to review the 90% design development drawings before completing the construction documents. Valerian shall develop landscape construction documents for the Client's use in bidding the project. Construction documents shall consist of the approved preferred landscape alternative. This shall include a final landscape plan that clearly identifies location, types and quantities of trees, shrubs, ground covers, planting beds, and median hardscape treatment existing grades and proposed grades. All required general notes, specific notes, details and landscape requirements tables are also included. This proposal includes one (1) submittal of the construction documents to the Client. Valerian and all sub-consultants will design in compliance with laws, codes and ordinances in effect at the time of signing of this proposed agreement. This shall include an irrigation plan for the Parkway Drive medians that clearly identifies location, types and quantities of irrigation equipment, tap size, meter locations, standard and specific notes and irrigation details. Valerian shall develop specifications for the Project to be submitted to the Client and Contractors for bidding and construction purposes. This shall include planting specifications, soil preparation specifications, hardscape specifications, irrigation specifications and any other specification sections that are needed to develop the site to the City of Lone Tree Standards.

Task 2 - Deliverables

- A. One (1) meeting to review 90% Submittal.
- B. Revisions per Client Comments from 90% Submittal.
- C. Construction Specifications and Drawings for the Final Bidding Documents

3. Task 3 – Bidding and Construction Administration Services (Alternate)

Valerian shall coordinate and facilitate installation of landscape and irrigation improvements on site during the construction time frame. Valerian shall review any Requests for information and Product submittals submitted to Client directly related to the landscape and irrigation Scope of Work. Multiple construction reviews/inspection site visits shall be conducted. After each construction review, a field report shall be prepared and issued to the Client and Contractor for reference. After each inspection, a punch list shall be prepared that identifies items requiring Contractor attention and time frame for which corrective measures shall be completed. Construction reviews and punch list visits shall include the following tasks:

Reviews/Inspections

- A. Soil Amendment and Preparation Review – (1 Site Visit anticipated)
- B. Irrigation Installation reviews including: – (2 Site Visit anticipated)
 - a. Trench, pipe and equipment installation/mock-up
- C. Landscape Installation review to verify that material is healthy, correct size and of good quality; along with planting means and methods. – (1 Site Visit anticipated)
- D. Punch List Inspection. – (1 Site Visit anticipated)
 - a. Irrigation Pressure and Coverage Test
 - b. Landscape and hardscape placement and quality inspection
- E. Initial Acceptance Landscape and Irrigation Inspection. – (1 Site Visit anticipated)

Project Coordination

Valerian will coordinate work tasks with Project team members, the Client, Southgate Water and Sanitation District, consultants, jurisdictional staff and referral agencies as necessary. Unless specifically outlined here, such project coordination is included in the above tasks.

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Specific Exclusions to Scope of Services

Fees depicted are to complete the entire Project as described in this proposed agreement. Items not specifically included are excluded from this proposal. Additionally, Valerian has not anticipated or included the following:

- A. Verification and certification of existing utilities. All utility information shall be provided by the Client in the form of a design survey, provided by TST Inc of Denver, or similar document depicting utility types, locations and associated easements.
- B. Any planning or landscape requirements to mitigate hazardous materials or conditions discovered on site unless specifically outlined in the Scope of Services section above.
- C. Construction Observation or Administration services unless the Client selects the Bidding and Construction Services included in Task 5 (Alternate).
- D. Formal coordination with or submittal to local agencies. All deliverables will be provided to the Client or Client's Representative for submittal to jurisdictions as required.
- E. Application and submittal fees associated with processing.
- F. Structural plans or details.
- G. Lighting plans or details.
- H. Civil drawings or utility plans to complete the project.
- I. Traffic Engineering services.
- J. Geotechnical services.
- K. Professional analysis of existing vegetation by an Arborist. (If it is determined that there is existing vegetation that will need to be evaluated, Valerian can coordinate this work with a certified arborist under separate contract).
- L. Record Drawings.

Additional Services and Change Orders

After authorization to proceed is received any changes to the Project scope, including tasks, deliverables and/or site plan modifications requested/required by the Client, project Lead or the City of Lone Tree may constitute a change in the fees required for the Project. Additional graphics, meetings, inspections, approvals, affidavits and coordination above and beyond what is outlined above may also be considered a change order. All change orders will be submitted to the Client, in writing, for review. Signed approval must be received prior to commencing any work.

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Park Meadows Drive Median Landscape Improvements Fee Schedule

Fee Summary

Valerian llc. shall provide professional services on a lump sum basis as outlined below.

1. Task 1: 90% Construction Documents	\$	4,200.00
2. Task 2: 100% Construction Documents	\$	2,520.00
3. Task 3: Bidding and Construction Administration Services (Alternate)	\$	2,000.00
4. Expenses:		<u>As Below</u>
Proposal Total (to include Task 5: Bidding and Construction Administration Services):	\$	8,720.00

The hourly rates used in the preparation of the fee schedule are as follows:

Principal:	\$150.00
Director:	\$100.00
Project Irrigation Designer:	\$ 80.00 - 95.00
Project Designer:	\$ 70.00 - 80.00
Design Support:	\$ 45.00 - 60.00

All direct costs including but not limited to printing, reprographic and photographic reproduction of drawings, postage, delivery services, mileage and out-of-pocket expenses incurred in connection with this project shall be considered reimbursable expenses and shall be paid in addition to the fees for professional services. All reimbursable expenses are billed at cost.

I hereby authorize Valerian llc. to proceed with the Scope of Services as defined above for the Yosemite Street Median Landscape Improvements, at a lump sum amount of \$6,720.00 plus direct reimbursable expenses. If the Client prefers to obtain the alternate bidding and construction administration services for the project a lump sum amount of \$8,720.00 plus direct reimbursable expenses will be authorized. Please return one (1) signed copy of this proposed agreement, which upon signature by the Client shall become the parties official "Agreement for Professional Services" to Valerian llc. for our records.

Agreed on this 16 day of August, 2013 in the amount of: \$ 8,720.00

By: [Signature] Title: President
Organization: pmmd

Valerian llc - Signature

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2 Task 2: 100% Construction Documents	\$ 2,520.00
3 Task 3: Bidding and Construction Administration Services (Alternate)	\$ 2,000.00
4 Expenses.....	As Below
Proposal Total (to include Task 3: Bidding and Construction Administration Services):	\$ 8,720.00

The hourly rates used in the preparation of the fee schedule are as follows:

Principal	\$150.00
Director	\$100.00
Project Irrigation Designer	\$ 80.00 - 95.00
Project Designer	\$ 70.00 - 80.00
Design Support	\$ 45.00 - 60.00

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Agreed on this 10th day of August, 2013 in the amount of \$ 8,720.00

By John P. Marshall title: President

Organization Pm MD

Sharon L Brown
Valerian llc.

Valerian llc.
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