

J-U-B ENGINEERS, Inc.
Purdam Trunk Sewer Extension: 11th Ave. N. to McDermott Rd. (PWWW240006):
Task Order #PW80023014-B
Addendum No.2, Attachment 1 – Easement Legal Descriptions
Scope of Professional Services, Schedule and Fee Basis

I. PROJECT UNDERSTANDING

The City of Nampa, “CITY” is requesting preparation of legal descriptions and accompanying exhibits for certain segments of the Purdam Trunk Sewer. Routing of the Purdam trunk sewer between Can-Ada Road has been generally identified south of the Ustick Road. As part of the ROW acquisition process for the Ustick widening project, the CITY intends to concurrently negotiate and secure easements for the Purdam Sewer. This addendum includes the following services:

- Amends Task 001 Project Management and Administration for the work task listed below.
- Amends Task 002 Topographic Survey to additional topographic survey and basemapping along the proposed trunk sewer corridor and staking of the easements if requested by the CITY and landowners.
- Amends Task 004 Preliminary and Final Design Trunk Sewer to provide preliminary design and layout of the trunk sewer to aid in the location of the permanent sewer easements.
- Amends 006 Agency Coordination and Permitting to include additional coordination of the sewer in the new alignment.
- Adds Task 010 easement legal description preparation and ROS preparation and filing.

II. SCOPE OF WORK

J-U-B’s scope of services is specifically limited to the following:

Task 001 – Project Management and Administration

Amend Task 001 to include additional budget for management and administration of the legal descriptions, preliminary design and agency coordination.

Task 002 – Topographic Survey and Base Mapping

1. Complete additional research, control and topographic survey along the proposed sewer alignment involving approximately 9,800 LF. Width of the topographic survey shall be 100 feet along the established corridor. Work tasks shall comply with those listed in Task 002 of the task order.

Task 004 – Preliminary and Final Design of Trunk Sewers

Amend preliminary design Task 004-1 to include the new trunk sewer alignment. Design will be brought to 30% completion level to generally identify easement location.

Task 006 - Agency Coordination and Permitting

Amend this task to include the following associated with the revised sewer alignment. Coordinate new crossings of the Phylis Canal and Stafford lateral with irrigation district authorities (PID and NMID) as described in Task 006 of the original task order.

Task 010 – Easement Legal Descriptions

Along the proposed sewer corridor from Can-Ada Road east to the N. Owyhee Storm Avenue, 11 parcels are potentially crossed. Separate legal descriptions and exhibits are required for each parcel. Tasks to include the following:

1. Easement Legal Descriptions
 - a. Complete additional fieldwork to calculate boundary search work, tie visually found monumentation and establish adjoining parcel property boundary in the easement area.
 - b. Prepare draft legal descriptions and accompanying exhibits for the permanent sewer easement and submit to the CITY for review.
 - c. Review and address applicable CITY comments into the legal descriptions and exhibits. Submit final documents to the CITY for recordation.
2. Additional Tasks
 - a. A Record of Survey is required for the permanent waterline easement. This will include monuments to set all corners on the permanent easement. Five CP&F filings will be provided for section corner perpetuation.
 - b. If specifically requested by the CITY, easement limits will be field staked across the subject parcels as the site is made available. For the purposes of estimating level of effort, two (2) mobilizations are assumed.

III. OWNER INFORMATION, RESPONSIBILITIES and PROJECT ASSUMPTIONS

1. Owner Responsibilities

The City will provide J-U-B with the following:

- A. As part of the Ustick Road widening project, the CITY plans to negotiate right-of-way with adjoining landowners. The CITY intends to coordinate and negotiate easements with the same landowner at the same time. As part of this process, the CITY will locate the preferred easement corridors on the subject parcels and convey this information to J-U-B.
- B. Provide title reports for each of the subject parcels.
- C. Record easement at Canyon County and pay for all recording fees.

2. Project Assumptions:

In addition to the items listed in Section III of the original task order, the following assumptions and Owner responsibilities include:

- A. The CITY will promptly convey information on the easement negotiations that may affect the sewer alignment or easement location or configuration.
- B. The easement record of survey will be prepared as one drawing entailing all of the subject parcels. Monumentation is assumed with two survey mobilizations.

IV. TIME OF COMPLETION and COMPENSATION SCHEDULE

The following schedule is based on an anticipated Notice to Proceed (NTP) from the City on January August 21st, 2023. A NTP issued on a different date will change the schedule accordingly.

Task Number	Task Name	Schedule/Milestone*
Task 001	Project Management and Admin.	Completed concurrently with design tasks
Task 002	Topographic Survey	Within 45 days of landowner right of entry
Task 004	Preliminary/Final Design	Completed withing 60 days of Task 002 and concurrently with Task 010

Task 006	Agency Coordination and Permitting	Completed concurrently with easement legal descriptions
Task 010	Easement Legal Descriptions and Exhibits	Within 60 days of the CITY's approved easement locations

*Does not include time for review and approval of the CITY, easement acquisition, and agency approvals. Does not include delays that may be incurred gathering necessary information from the CITY.

Cost of Services

The CITY will pay J-U-B for its services and reimbursable expenses on a time and materials, not to exceed basis of the total listed below:

Task Number	Task Name	Amount
Task 001	Project Management and Administration	\$4,147
Task 002	Topographic Survey	\$25,388
Task 004, Subtask 1	Preliminary Design	\$21,712
Task 006	Agency Coordination and Permitting	\$1,823
Task 010	Easement Legal Descriptions and Exhibits	\$40,970
	TOTAL(T&M NTE)	\$95,308

Purdam Trunk Sewer East Extension - Addendum No. 2 (Preliminary Design and Legal Descriptions)
City of Nampa, Idaho
EXHIBIT 1 - WORK-HOUR ESTIMATE



J-U-B ENGINEERS, INC.

JUB Project #:

Revision Date:

May 29, 2024

TASK NO.		Senior PM/QC	Senior SE	Project Engineer	Design Engineer	PLS	Survey Tech	CADD Tech	Roadway PE	Roadway PM	Planner	Clerical PFA	Survey Crew (2 staff)	GPS	Subconsultant or Equipment Expense	Task Totals* Total
	Approximate Billable Hourly Rate	\$233	\$233	\$178	\$161	\$208	\$139	\$125	\$191	\$220	\$141	\$81	\$203	\$41.02		
TASK 001 - PROJECT ADMINISTRATION and MEETINGS																
1	Project Meetings (2), Field Visits, Administration	12			6				2							\$4,147
Total Task		12	0	0	6	0	0	0	2	0	0	0	0	0	0	\$4,147
TASK 002 - TOPOGRAPHIC SURVEY & BASE MAPPING																
1	Research, Control, Topographic Survey and Mapping															
a	Research					6	8									\$2,360
b,c,d	Utility Request, Survey Control, and TBMs						2						8	8		\$2,230
e,f	Topographic Survey - Can-Ada Rd, Star Rd & Base Mapping					2	6	6					12	12		\$4,928
e	Topographic Survey - Sewer corridor along south parcels					4	8	8					32	32		\$10,753
	Field Check Topo, remob for additional data collection			4	4								12	12		\$4,285
	QA					4										\$832
Total Task		0	0	4	4	16	24	14	0	0	0	0	64	64	\$0	\$25,388
TASK 004 - PRELIMINARY AND FINAL DESIGN SERVICES TRUNK SEWERS																
1	Preliminary Design (30%)															
b	Preliminary trunk sewer design alignments															\$0
	Ustick Trunk Reroute (9.800 LF)	8		16	32											\$9,871
	Site Visits with Project Team	2		2	2											\$1,145
c	Evaluate Major Waterway Crossings	2		4	6											\$2,145
d	Prepare 30% trunk sewer strip map and opinion of cost	4		8	16			16								\$6,935
f	Conceptual Opinion of Probable Cost	1		2	4				2							\$1,616
Subtotal		17	0	32	60	0	0	16	2	0	0	0	0	0	\$0	\$21,712
TASK 006 - AGENCY COORDINATION AND PERMITTING																
3	PID Drainage District Coordination & Permitting															
A	Preliminary Coordination	2		4	4											\$1,823
Subtotal		2	0	4	4	0	0	0	0	0	0	0	0	0	\$0	\$1,823
4	NMID Drainage District Coordination & Permitting															
A	Preliminary Coordination	1		4	2											\$1,268
Subtotal		1	0	4	2	0	0	0	0	0	0	0	0	0	\$0	\$1,268
Total Task		3	0	8	6	0	0	0	0	0	0	0	0	0	\$0	\$3,091

		Senior PM/QC	Senior SE	Project Engineer	Design Engineer	PLS	Survey Tech	CADD Tech	Roadway PE	Roadway PM	Planner	Clerical PFA	Survey Crew (2 staff)	GPS	Subconsultant or Equipment Expense	Task Totals* Total
TASK NO.	Approximate Billable Hourly Rate	\$233	\$233	\$178	\$161	\$208	\$139	\$125	\$191	\$220	\$141	\$81	\$203	\$41.02		
TASK 010 - EASEMENT LEGAL DESCRIPTIONS																
1	Easement Legal Descriptions															
	A Additional Field Ties for Boundary Work												12	12		\$2,928
	B Prepare Boundary Work, Draft Descriptions and Exhibits (11 required)					34	44	24								\$16,188
	QC					8										\$1,664
	C Revise Legal Descriptions and Finalize Documents					10	11	6				12				\$5,331
	Subtotal	0	0	0	0	52	55	30	0	0	0	12	12	12	\$0	\$26,111
2	Additional Tasks															
	A Develop ROS for Overall Project						8	16	24							\$7,696
	B Field Staking Easement Limits						4	6					24	24		\$7,162
	Total Task	0	0	0	0	0	12	22	24	0	0	0	24	24	0	\$14,858
	Total Task	0	0	0	0	52	67	52	24	0	0	12	36	36	\$0	\$40,970

TASK 001 - PROJECT ADMINISTRATION and MEETINGS	\$4,147
TASK 002 - TOPOGRAPHIC SURVEY & BASE MAPPING	\$25,388
TASK 004 - PRELIMINARY DESIGN OF TRUNK SEWER REROUTE	\$21,712
TASK 006 - AGENCY COORDINATION AND PERMITTING	\$3,091
TASK 010 - EASEMENT LEGAL DESCRIPTIONS	\$40,970
TOTAL PROJECT	\$95,308