

CITY OF HUNTSVILLE, TEXAS

Andy Brauning, Mayor

Bert Lyle, Position 1 At-Large
Karen Denman, Position 2 At-Large
Vicki McKenzie, Position 3 At-Large
Pat Graham, Position 4 At-Large



Mayor Pro Tem Russell Humphrey, Ward 2
Vacant, Ward 1
Deloris Massey, Ward 3
Jon Strong, Ward 4

CITY COUNCIL AGENDA

TUESDAY, MAY 16, 2023, 6:00 PM

Huntsville Public Library, 1219 13th Street, Huntsville, Texas, 77340

Persons with disabilities who plan to attend this meeting and may need auxiliary aids or services are requested to contact the City Secretary's office (936.291.5413) two working days prior to the meeting for appropriate arrangements.

WORKSHOP (5:00 p.m.)

DISCUSSION

- a. Presentation on the City of Huntsville budget FY 2022/23 process
Aron Kulhavy, City Manager

MAIN SESSION (6:00 p.m.)

CALL TO ORDER

INVOCATION AND PLEDGES - U.S. Flag and Texas Flag: *Honor the Texas Flag. I pledge allegiance to thee, Texas, one state, under God, one, and indivisible.*

PROCLAMATION

- a. Proclamation No. 2023-10 - Public Works Week
Andy Brauning, Mayor

PRESENTATIONS

- a. Discussion on previous motion and vote on agenda item 3a on the May 2nd, 2023 City Council agenda.
Andy Brauning, Mayor
- b. Presentation to receive update on current City facilities projects
Sam Masiel, Assistant City Manager

PUBLIC HEARING

1. CONSENT AGENDA

The presiding officer will call for public comments before action is taken on these items. *(Approval of Consent Agenda authorizes the City Manager to implement each item in accordance with staff recommendations. An item may be removed from the Consent Agenda and added to the Statutory Agenda for full discussion by request of a member of Council.)*

- a. Consider approving the Minutes from the May 2, 2023, Regular City Council Meeting.
Kristy Doll, City Secretary

2. STATUTORY AGENDA

- a. Consider accepting the 3.748 acres of parkland previously deeded to Huntsville Natural and Cultural

Resources, Inc. (HNCR) Board by deed dated November 8, 1994, and in Volume 0244, page 513 in the Walker County Deed Records and conveyed to the City of Huntsville on April 3, 2023, by the HNCR Board.

Penny Joiner, Director of Parks and Leisure

- b. Consider accepting the 8.98 acres of parkland conveyed to the City of Huntsville, Texas, previously deeded to Huntsville Natural and Cultural Resources, Inc. (HNCR) Board by deed dated December 13, 1989, and in Volume 0110, page 519 in the Walker County Deed Records and conveyed to the City of Huntsville on April 3, 2023, by the HNCR Board.

Penny Joiner, Director of Parks and Leisure

- c. Consider authorizing the City Manager to enter into an agreement with Lockwood, Andrews & Newnam, Inc. for professional engineering services for the N.B. Davidson Wastewater Treatment Plant Improvement Project.

Kathlie Jeng-Bulloch, City Engineer

- d. Consider authorizing the City Manager to enter into an agreement with LJA Engineering for professional engineering services for FY22-23 Tanyard Creek Lift Station Expansion and Improvement Project.

Kathlie Jeng-Bulloch, City Engineer

- e. Consider authorizing the City Manager to enter into an agreement for the Guaranteed Maximum Price Amendment with Christensen Building Group for the construction of City Hall.

Kathlie Jeng-Bulloch, City Engineer

3. CITY COUNCIL/MAYOR/CITY MANAGER

4. MEDIA INQUIRIES RELATED TO MATTERS ON THE AGENDA

5. ITEMS OF COMMUNITY INTEREST

ADJOURNMENT

*If during the course of the meeting and discussion of any items covered by this notice, City Council determines that a Closed or Executive session of the Council is required, then such closed meeting will be held as authorized by Texas Government Code, Chapter 551, Section 551.071 – consultation with counsel on legal matters; 551.072 – deliberation regarding purchase, exchange, lease or value of real property; 551.073 – deliberation regarding a prospective gift; 551.074 – personnel matters regarding the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; 551.076 – implementation of security personnel or devices; 551.087 – deliberation regarding economic development negotiation; Sec. 551.089 - deliberation regarding security devices or security audits; and/or other matters as authorized under the Texas Government Code. If a Closed or Executive session is held in accordance with the Texas Government Code as set out above, the City Council will reconvene in Open Session to take action, if necessary, on the items addressed during Executive Session.

CERTIFICATE

I, Kristy Doll, City Secretary, do hereby certify that the above notice was posted on the City Hall bulletin board, a place convenient and readily accessible to the general public at all times, and to the City's website, www.HuntsvilleTX.gov, in compliance with Chapter 551, Texas Government Code.

DATE OF POSTING: May 12, 2023

Kristy Doll

TIME OF POSTING: 10:00 a.m.

Kristy Doll, City Secretary

TAKEN DOWN:



CITY COUNCIL AGENDA

5/16/2023

Agenda Item Number: a.

Agenda Item: Presentation on the City of Huntsville budget FY 2022/23 process

Initiating Department/Presenter: City Manager

Presenter:

Aron Kulhavy, City Manager

Recommended Motion: Not applicable

Strategic Initiative:

Discussion:

Previous Council Action:

Financial Implications:

Approvals:

Kristy Doll

Aron Kulhavy

Associated Information:



CITY COUNCIL AGENDA

5/16/2023

Agenda Item Number: a.

Agenda Item: Proclamation No. 2023-10 - Public Works Week

Initiating Department/Presenter: City Council

Presenter:

Andy Brauninger, Mayor

Recommended Motion: Not applicable

Strategic Initiative:

Discussion:

Previous Council Action:

Financial Implications:

Approvals:

Kristy Doll

Associated Information:



CITY COUNCIL AGENDA

5/16/2023

Agenda Item Number: a.

Agenda Item: Discussion on previous motion and vote on agenda item 3a on the May 2nd, 2023 City Council agenda.

Initiating Department/Presenter: City Council

Presenter:

Andy Brauningner, Mayor

Recommended Motion: Not applicable

Strategic Initiative:

Discussion:

Previous Council Action:

Financial Implications:

Approvals:

Kristy Doll

Aron Kulhavy

Associated Information:



CITY COUNCIL AGENDA

5/16/2023

Agenda Item Number: b.

Agenda Item: Presentation to receive update on current City facilities projects

Initiating Department/Presenter: City Manager

Presenter:

Sam Masiel, Assistant City Manager

Recommended Motion: Not applicable

Strategic Initiative: Goal #4, Infrastructure - Ensure the quality of the City utilities, transportation and physical structures so that the City's core services can be provided in an effective and efficient manner.

Discussion: Presentation on the current status of the Service Center, MLK Center, and Animal Control Facility projects.

Previous Council Action:

Financial Implications:

Approvals:

Kristy Doll

Sam Masiel

Aron Kulhavy

Associated Information:



CITY COUNCIL AGENDA

5/16/2023

Agenda Item Number: 1.a.

Agenda Item: Consider approving the Minutes from the May 2, 2023, Regular City Council Meeting.

Initiating Department/Presenter: City Secretary

Presenter:

Kristy Doll, City Secretary

Recommended Motion: Move to approve the Minutes from the May 2, 2023, Regular City Council Meeting

Strategic Initiative:

Discussion:

Previous Council Action:

Financial Implications:

Approvals:

Kristy Doll

Associated Information:

1. May 2, 2023 City Council Minutes

MINUTES FROM THE HUNTSVILLE CITY COUNCIL REGULAR MEETING HELD ON THE 2nd DAY OF MAY 2023, AT THE HUNTSVILLE PUBLIC LIBRARY, LOCATED AT 1219 13th STREET, IN THE CITY OF HUNTSVILLE, COUNTY OF WALKER, TEXAS, AT 6:00 P.M.

The Council met in a workshop and regular session with the following:

COUNCILMEMBERS PRESENT: Mayor Brauninger, Mayor Pro Tem Humphrey, Councilmember At-Large Position 1 Lyle, Councilmember At-Large Position 2 Denman, Councilmember Ward 3 Massey, Councilmember At-Large Position 3 McKenzie, Councilmember Ward 4 Strong, Councilmember At-Large Position 4 Graham

COUNCILMEMBERS ABSENT:

OFFICERS PRESENT: Aron Kulhavy, City Manager; Kristy Doll, City Secretary; Leonard Schneider, City Attorney

WORKSHOP (5:00 p.m.)

Mayor Brauninger called the workshop meeting to order at 5:00 p.m.

- a. Safety training for City Council. City Council had a presentation on active shooter training.
Aron Kulhavy, City Manager

Mayor Brauninger adjourned the workshop meeting at 5:38 p.m.

MAIN SESSION (6:00 p.m.)

CALL TO ORDER (6:00 p.m.)

Mayor Brauninger called the meeting to order at 6:00 p.m.

INVOCATION AND PLEDGES - *U.S. Flag and Texas Flag: Honor the Texas Flag. I pledge allegiance to thee, Texas, one state, under God, one, and indivisible.*

Councilmember Deloris Massy gave the invocation and Mayor Brauninger led the pledges.

PROCLAMATION

- a. Proclamation No. 2023-9 National Day of Prayer
Andy Brauninger, Mayor
- b. Proclamation No. 2023-11 Municipal Clerk Week
Andy Brauninger, Mayor
- c. Proclamation No. 2023-13 National Tourism Week
Andy Brauninger, Mayor

PRESENTATIONS

- a. Recognition of Girl Scout Troup of San Jacinto Council, Tannybo Community.
Andy Brauninger, Mayor
Penny Joiner, Director of Parks and Leisure

1. CONSENT AGENDA

The presiding officer will call for public comments before action is taken on these items. *(Approval of Consent Agenda authorizes the City Manager to implement each item in accordance with staff recommendations. An item may be removed from the Consent Agenda and added to the Statutory Agenda for full discussion by request of a member of Council.)*.

- a. Consider approving the Minutes from the April 18, 2023, Regular City Council Meeting.
Kristy Doll, City Secretary
- b. Consider authorizing the City Manager to award the contract for rehabilitation of miscellaneous sanitary sewer lines.
Brent Sherrod, Public Works Director
- c. Second Reading - Consider the adoption of Ordinance 2023-11 changing the name of Parkwood Drive to "Wischnewsky Drive".
Armon Irones, City Planner

Councilmember Vicki McKenzie made a motion to approve the Consent Agenda, Items a through c. The motion was seconded by Councilmember Jon Strong. The motion passed 8-0. Yes - Andy Brauninger, Russell Humphrey, Karen Denman, Jon Strong, Vicki McKenzie, Bert Lyle, Deloris Massey, Pat Graham; No - None

2. STATUTORY AGENDA

- a. Consider Resolution 2023-7 supporting an application for additional funding for housing tax credits and/or HOME/TCAP funding, to the Texas Department of Housing and Community Affairs for FishPond Living at Walker, LP, a senior rental housing development proposed to be located at approximately 935 SH 190 East.
Kevin Byal, Director of Development Services

Councilmember Vicki McKenzie made a motion to approve Resolution 2023-7 in support of an application, for housing tax credits and/or HOME/TCAP funding, to the Texas Department of Housing and Community Affairs for FishPond Living at Walker, LP, a senior rental housing development proposed to be located at approximately 935 SH 190 E. The motion was seconded by Councilmember Russell Humphrey. The motion passed 8-0. Yes - Andy Brauninger, Russell Humphrey, Karen Denman, Jon Strong, Vicki McKenzie, Bert Lyle, Deloris Massey, Pat Graham; No - None

- b. First Reading - Consider Ordinance No. 2023-13 - Authorizing the settlement of

**the proposed rate increase of Entergy Texas, Inc.
Leonard Schneider, City Attorney**

Councilmember Russell Humphrey made a motion to waive the two-reading requirement to temporarily suspend the rules of procedure and to adopt Ordinance No. 2023-13 authorizing the settlement of the proposed 2022 rate increase of Entergy Texas, Inc. The motion was seconded by Councilmember Pat Graham. The motion passed 8-0. Yes - Andy Brauning, Russell Humphrey, Karen Denman, Jon Strong, Vicki McKenzie, Bert Lyle, Deloris Massey, Pat Graham; No – None

3. CITY COUNCIL/MAYOR/CITY MANAGER

- a. Consider and possible action to rescind City Council action on March 21, 2023, to keep Ward One Seat vacant for the unexpired term.
Andy Brauning, Mayor**

Councilmember Vicki McKenzie made a motion to rescind Council action to keep Ward One Seat vacant for the remainder of the unexpired term. The motion was seconded by Mayor Andy Brauning. The motion failed 7-1.

Roll Call Vote

No: Russell Humphrey, Karen Denman, Jon Strong, Bert Lyle, Deloris Massey, Pat Graham, Andy Brauning

Yes: Vicki McKenzie

- b. Consider and possible action to fill, by appointment, the vacancy in the City Council Ward One Position for the unexpired term.
Andy Brauning, Mayor**

The vote for Agenda Item 3.a. failed and was not approved by Council therefore Agenda Item 3.b. cannot be considered.

4. MEDIA INQUIRIES RELATED TO MATTERS ON THE AGENDA

None

5. ITEMS OF COMMUNITY INTEREST

Mayor and Council announced Items of Community Interest

6. EXECUTIVE SESSION

- a. City Council will convene in closed session as authorized by Texas Government Code, Chapter 551, Section 551.074 – Personnel Matters: regarding the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee: City Attorney Leonard Schneider.
Leonard Schneider, City Attorney**

City Council convened into closed session at 6:43 p.m.

7. RECONVENE

City Council reconvened from Executive Session into Open Session at 8:29 p.m.

ADJOURNMENT

Mayor Brauninger adjourned the meeting without objection at 8:29 p.m.

ATTEST:

CITY OF HUNTSVILLE

Kristy Doll, City Secretary

Andy Brauninger, Mayor



CITY COUNCIL AGENDA

5/16/2023

Agenda Item Number: 2.a.

Agenda Item: Consider accepting the 3.748 acres of parkland previously deeded to Huntsville Natural and Cultural Resources, Inc. (HNCR) Board by deed dated November 8, 1994, and in Volume 0244, page 513 in the Walker County Deed Records and conveyed to the City of Huntsville on April 3, 2023, by the HNCR Board.

Initiating Department/Presenter: Parks and Leisure

Presenter:

Penny Joiner, Director of Parks and Leisure

Recommended Motion: Move to approve 3.748 acres of parkland previously deeded to Huntsville Natural and Cultural Resources, Inc. (HNCR) Board by deed dated November 8, 1994, and in Volume 0244, page 513 in the Walker County Deed Records and conveyed to the City of Huntsville on April 3, 2023, by the HNCR Board.

Strategic Initiative: Goal #1, City Appearance - Provide policies, amenities, and events that enhance the City's already beautiful and historic natural environment.

Discussion: The Huntsville Natural and Cultural Resources, Inc. Board met on Monday, April 3, 2023, and voted unanimously to convey 3.748 acres of parkland to the City of Huntsville, previously deeded to them in 1994. This land is part of Etheredge Park, located in Spring Lake Subdivision.

M.B. Etheredge donated the land to the HNCR Board in honor of his late wife and in memory of her years of service to the youth and citizens of Huntsville.

This parkland is primarily in a natural state with a walking trail that connects three roads: Autumn Road, Sage Lane, and Winter Way.

The Huntsville Natural and Cultural Resources, Inc. Board has served as a holding company that accepts land gifted and donated to the City of Huntsville. The members of this board dually serve on the Parks and Recreation Advisory Board. The land is being conveyed to the City of Huntsville because the HNCR Board has been dissolved for numerous years due to its non-filing status. It reinstated its corporation status to deed the parkland to the City.

Previous Council Action: None.

Financial Implications: None.

Approvals:

Penny Joiner

Aron Kulhavy
Kristy Doll

Associated Information:

1. 3.748 Acre Tract



The City of Huntsville, Texas or its employees gives NO warranty, expressed or implied, as to the accuracy, reliability, or completeness of these data. See full GIS Data Disclaimer at: www.huntsville.tx.gov/gis

1 in = 100 ft

On 8.5 x 11 inch Print

0 0.0075 0.015 0.03 mi

On Any Print Size

CREATED DATE: 5/10/2023

CITY OF HUNTSVILLE, TX
ENGINEERING DEPARTMENT / GIS DIVISION
3.748 Acres Deeded
Huntsville GIS Division





CITY COUNCIL AGENDA

5/16/2023

Agenda Item Number: 2.b.

Agenda Item: Consider accepting the 8.98 acres of parkland conveyed to the City of Huntsville, Texas, previously deeded to Huntsville Natural and Cultural Resources, Inc. (HNCR) Board by deed dated December 13, 1989, and in Volume 0110, page 519 in the Walker County Deed Records and conveyed to the City of Huntsville on April 3, 2023, by the HNCR Board.

Initiating Department/Presenter: Parks and Leisure

Presenter:

Penny Joiner, Director of Parks and Leisure

Recommended Motion: Move to accept 8.98 acres of parkland conveyed to the City of Huntsville, Texas, previously deeded to Huntsville Natural and Cultural Resources, Inc. (HNCR) Board by deed dated December 13, 1989, and in Volume 0110, page 519 in the Walker County Deed Records and conveyed to the City of Huntsville on April 3, 2023, by the HNCR Board.

Strategic Initiative: Goal #1, City Appearance - Provide policies, amenities, and events that enhance the City's already beautiful and historic natural environment.

Discussion: The Huntsville Natural and Cultural Resources, Inc. Board met on Monday, April 3, 2023, and voted unanimously to convey 8.98 acres of parkland to the City of Huntsville previously deeded to them in 1994. This land is part of Etheredge Park, located in Spring Lake Subdivision.

M.B. Etheredge donated the land to the HNCR Board in honor of his late wife and in memory of her years of service to the youth and citizens of Huntsville.

This parkland is primarily in a natural state with a walking trail that connects three roads: Autumn Road, Sage Lane, and Winter Way.

The Huntsville Natural and Cultural Resources, Inc. Board has served as a holding company that accepts land gifted and donated to the City of Huntsville. The members of this board dually serve on the Parks and Recreation Advisory Board. The land is being conveyed to the City of Huntsville because the HNCR Board has been dissolved for numerous years due to its non-filing status. It reinstated its corporation status to deed the parkland to the City.

Previous Council Action: None.

Financial Implications: None.

Approvals:

Penny Joiner

Aron Kulhavy

Kristy Doll

Associated Information:

1. 8.98 Acre Tract



CITY COUNCIL AGENDA

5/16/2023

Agenda Item Number: 2.c.

Agenda Item: Consider authorizing the City Manager to enter into an agreement with Lockwood, Andrews & Newnam, Inc. for professional engineering services for the N.B. Davidson Wastewater Treatment Plant Improvement Project.

Initiating Department/Presenter: Engineering

Presenter:

Kathlie Jeng-Bullock, City Engineer

Recommended Motion: Move to authorize the City Manager to enter into an agreement with Lockwood, Andrews & Newnam (LAN), Inc. for professional engineering services for the N.B. Davidson Wastewater Treatment Plant Improvement Project in the amount of \$894,525.

Strategic Initiative: Goal #4, Infrastructure - Ensure the quality of the City utilities, transportation and physical structures so that the City's core services can be provided in an effective and efficient manner.

Discussion: A Request for Qualification (RFQ) process was conducted, and fourteen (14) applications from Engineering firms were received. The Evaluation Committee consisted of six (6) staff members from four (4) departments. As a result of this process, the top four (4) Engineering Companies were selected to be interviewed to present their proposals to the committee members. Committee Members recommended to award the LAN, who ranked the highest among the 4 presenters, for the design of the N.B. Davidson Wastewater Treatment Plant Improvement Project.

N.B. Davidson Wastewater Treatment Plant (WWTP) was originally constructed in 1971 with expansion in 1982 and 1994. Its main treatment process consists of a four-channel oxidation ditch and two circular clarifiers followed by two chlorine contact basins. The aeration basin shows signs of structural deterioration and is too shallow to allow more modern and energy efficient treatment designs. The existing surface aerators are a high maintenance and high operating cost item that causes operational challenges at the plant. Many other pieces of equipment in this plant are deteriorated, outdated and aging which need frequent maintenance, repairs, and replacement.

This major rehabilitation and expansion of the 2-hr peak flow treatment capacity to 6.5 MGD will prevent the collection system from surcharging during wet weather events and will eliminate the increasing annual operation and maintenance costs and also eliminate the risks of catastrophic failure and possible TCEQ violation penalties.

This agreement is for the Phase 1 design only, in the amount of \$894,525. The detailed Level of Efforts for both Phases 1 and 2 are summarized in the attached Scope and Fee proposal.

The current available balance funding (\$936,074.10) in FY 2020-2021 will provide for initiating the Phase 1 design.

Funding for construction will be sought in the coming year and the anticipated source will be by issuing new revenue bonds. Texas Water Development Board staff members have reviewed Huntsville's Project Information Form (PIF) and deemed it acceptable for inclusion in the CWSRF intended Use Plan-Project Priority List for Loan application.

With the Mayor, Council Members and Texas State Representative Kacal supporting letters submitted to the Congressman Sessions, we have provided information to the Congressional Office for the FY 2024 \$3.88 million STAG Grant. When we receive an invitation to apply for the Grant, we will prepare the Council Agenda and Resolution. The \$3.88 million will cover for both design phases and for part of construction costs.

Previous Council Action: The City Council approved FY 2020-2021 budget, for developing N. B. Davidson WWTP Rehabilitation project.

Financial Implications: ☐Item is budgeted: In the amount of \$936,074.10

Approvals:

Kathlie Jeng-Bulloch

Aron Kulhavy

Kristy Doll

Associated Information:

1. NB Davidson Scope & Fee Proposal from LAN
2. NB Davidson Treatment Plant Location Map

April 19, 2023

Dr. Kathlie S. Jeng-Bulloch P.E., D.WRE, CFM
City Engineer, Director of Engineering Department
City of Huntsville City Service Center
448 State Hwy. 75 North
Huntsville, TX 77320

Re: **NB Davidson WWTP Expansion & Improvements Project – Scope and Fee**
COH ID #: 21-10-07
LAN Project Number: 128-10028-000

Dear Dr. Jeng-Bulloch:

Lockwood, Andrews, & Newnam, Inc. (LAN) is pleased to submit the **NB Davidson WWTP Expansion & Improvements Project** (NBD) design proposal to the City of Huntsville (City). The scope and fees include preliminary engineering, final design, bidding, and construction phase services, necessary to facilitate proposed NBD project. Additional services currently excluded by LAN are also provided. The following proposal documents are attached:

- Exhibit A Scope of Work
- Exhibit B Proposed Fee
- Exhibit C Level of Effort Cost Breakdown
- Exhibit D Budgetary Construction Cost Estimate
- Exhibit E Preliminary Project Schedule
- Exhibit F Project Location/Vicinity Map

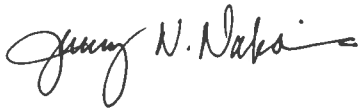
The scope and fee is broken into two phases, **Phase 1 for \$894,525**, and Phase 2 for \$1,026,687, for a total of \$1,921,212. **Please note that only the Phase 1 scope and fee is requested for approval at this time.** A summary of the work phases is provided below:

City of Huntsville NB Davidson WWTP Expansion
Level of Effort Summary
Phasing Plan

Task No.	Basic Services Task Description	Total Cost	Phase 1	Phase 2
Task 1.0 - Master Plan/Preliminary Design Services		\$ 300,350	\$ 300,350	
Task 2.0 - Final Design Services		\$ 1,002,900		
2.1	Final Design Kick-off Meeting	\$ 8,220	\$ 8,220	
2.2	Detailed Engineering Design	\$ 319,720	\$ 191,832	\$ 127,888
2.3	Construction Drawings	\$ 315,980	\$ 189,588	\$ 126,392
2.4	Technical Specifications	\$ 100,000		\$ 100,000
2.5	Front End Specifications	\$ 10,890		\$ 10,890
2.6	Opinion of Probable Construction Cost	\$ 73,510	\$ 22,053	\$ 51,457
2.7	Quality Control	\$ 65,120	\$ 19,536	\$ 45,584
2.8	Interim Design Submittals (60%, 90%, & 100%)	\$ 25,100	\$ 15,060	\$ 10,040
2.9	Cross-discipline Review	\$ 31,500		\$ 31,500
2.10	Design Review Workshops	\$ 41,700	\$ 16,680	\$ 25,020
2.11	Final Design Submittal	\$ 8,720		\$ 8,720
2.12	TCEQ Notification Letter	\$ 2,440		\$ 2,440
Task 3.0 - Bidding Services		\$ 46,610		\$ 46,610
Task 4.0 - Limited Construction Phase Services		\$ 249,610		\$ 249,610
Task 5.0 - Project Management Services		\$ 60,720		\$ 60,720
Task 6.0 - Expenses		\$ 40,000	\$ 7,000	\$ 33,000
Basic Services Design Total		\$ 1,700,190	\$ 770,319	\$ 929,871
Additional Services Budgets (Not to Exceed)				
	Topographic Survey	\$ 60,000	\$ 60,000	\$ -
	Geotechnical Report	\$ 34,369	\$ 34,369	\$ -
	SUE Investigation	\$ 58,560	\$ -	\$ 58,560
	Environmental	\$ 16,000	\$ 16,000	\$ -
	Permitting	\$ 32,000	\$ 8,000	\$ 24,000
	LAN Sub Coordination (10% of Subcontracts)	\$ 20,093	\$ 5,837	\$ 14,256
Additional Services Total		\$ 221,022	\$ 124,206	\$ 96,816
Basic & Additional Services Total		\$ 1,921,212	\$ 894,525	\$ 1,026,687

LAN understands that this is an important project for the City and that the project schedule is critical. LAN will work closely with the City to ensure both the project objectives and schedule are achieved. If you have any questions or need any additional information, please contact me at 630.940.6231 or at jnnakashima@lan-inc.com. We look forward to working with the City on this project.

Sincerely,



Jeremy N. Nakashima, P.E.
Vice President, Water/Wastewater Practice Leader



Stephen A. Gilbreath, P.E.
Vice President, Business Group Director

Attachments

cc: Brent Sherrod, PE
Kimberly Kembro
Mark McClure

Exhibit A



NB Davidson WWTP Expansion & Improvements Project

Scope of Work

April 6, 2023

This scope of work outlines the professional engineering tasks to be performed by **Lockwood, Andrews, & Newnam, Inc. (LAN)**, in association with the preliminary engineering and final design, necessary to facilitate improvements of the **City of Huntsville's (City)** existing NB Davidson Wastewater Treatment Plant Improvements (NBD WWTP). The NBD WWTP will be evaluated, and improvements identified to extend the plant's useful life, replace worn out equipment and unit processes and address peak flow capacity needs. LAN will identify proposed improvements and suggested phasing to accomplish the improvements. This scope of work assumes that the SBR process will only be considered for replacement of current secondary treatment process.

After visiting the plant several times and studying the drawings available, the following assumptions of the state of the plant are made for the purposes of this scope of work.

- A) The lift station is located about half a mile away from the plant site. It is LAN's understanding that the City has recently renovated the Lift Station and no work on it is considered as part of the scope of this project. However, an evaluation of the required head vs the current pumps available head will be done in order to determine if the existing pumps and impeller configuration will be capable of handling the proposed new head. It is assumed that the force main is also in acceptable condition and renovating it is out of the scope of this project.
- B) The WWTP peak flows will be evaluated to identify options to mitigate peak flow impacts on the plant.
- C) The existing headworks is built below grade with a single mechanical bar screen and a single grit unit. As stated in LAN's project interview, it is assumed that the City agrees with a conceptual design of an above grade head works with twin mechanical bar screens and twin grit units. The abandonment of this existing structure is assumed for this project.
- D) The existing aeration basin consists of an Orbal oxidation ditch with surface aerators. It is too shallow to be reutilized and converted to a more efficient fine bubble diffuser system. The structure bottom slab is only 4 inches thick and 50 years old. Therefore, it is reasonable to assume that some rebar corrosion has compromised its integrity. The abandonment of this existing structure is assumed for this project.

Exhibit A

- E) Existing clarifiers are too shallow to be effective against peak flow events and don't meet current overflow design criteria. The abandonment of this existing structures is assumed for this project.
- F) LAN will evaluate several treatment technologies including SBR and make a recommendation of the most suitable for the City.
- G) Chlorine contact basin is in good condition. An evaluation will be done, that includes an additional basin. UV disinfection will also be evaluated.
- H) The site has two groups of sludge drying beds, one in use and one abandoned. It's assumed a new screw press will be utilized for sludge dewatering, similar to AJ Brown WWTP. The sludge drying bed areas may be used for proposed improvements.
- I) An evaluation of the existing flow meter and outfall pipe is included with this project. Outfall pipe relocation is not anticipated or included in the project scope.

LAN is committed to utilizing qualified sub-consultants as required to accomplish the proposed replacement project. Once formally authorized by the City, the LAN anticipates contracting with sub-consultants, as required, to perform recommended additional services outlined herein, including topographic survey, a geotechnical site investigation, and subsurface utility engineering (SUE). Basic services to be completed for each project phase are outlined below.

BASIC SERVICES TASKS

Task 1.0 – Master Facility Plan/Preliminary Design Services:

LAN's preliminary design efforts shall include the following activities and is based on the assumptions as stated, where applicable:

Task 1.1 Document Review: Review NBD WWTP historical documents, property documents and other available documents to identify existing conditions, property status, and current/projected flows for the facility.

Task 1.2 Kick-off Meeting: Attend a project kick-off meeting with the City. Review findings and recommendations of aforementioned documentation, and discuss key design decisions, desired operational features, any additional items to be examined and/or considered as part of the NBD WWTP project and obtain guidance to develop the project basis of design.

Task 1.3 Site Visit: Conduct thorough site visit at the WWTP with Owner's operations staff. Record information related to known treatment process deficiencies, photograph all areas of the plant property for reference, and identify potential construction constraints or design issues related to the site.

Task 1.4 Operation Data Review: Obtain and review WWTP operational data from the Owner, including plant influent parameters (e.g., BOD5, TSS, etc.), plant operational data (e.g. sludge volume indexes, settleable solids data, solids production data, etc.), and plant effluent data (e.g. flow, BOD5, TSS, DO, N-NH3, etc.).

Task 1.5 Flow Projections: Verify flow projections in order to determine average daily flow capacity needed for basis of design.

Task 1.6 Design Concept Review:

Exhibit A

1. Conduct an internal design concept review (DCR) meeting that allows senior technical staff to share ideas to meet/exceed project objectives, verify fulfillment of project requirements and mitigate potential project risks.
2. Facilitate a design concept review meeting with the City to discuss information identified during the internal DCR and solicit the City's input to guide the project direction.
3. LAN will provide to the City a brief summary of the results of the internal DCR meeting.

Task 1.7 Basis of Design: Prepare the project Basis of Design using the information and input identified during Tasks 1 – 5. The Basis of Design will identify the required design parameters and will be provided to the City for review and concurrence. It will include the following:

- Influent Lift Station Hydraulic Evaluation
- Headworks and Flow Split
- SBR Process and Blower Sizing
- Blower Building layout & Sizing
- RAS/WAS Pump Station
- Sludge Dewatering Improvements
- Sludge Dewatering Building layout and Sizing
- Disinfection System Improvements
- NPW System Improvements
- Effluent Discharge Capacity Evaluation
- Electrical, Instrumentation and Controls
- SCADA
- Power and service requirements
- Site Civil Improvements
- Storm Basin
- Phasing

Task 1.8 Hydraulic Evaluation: Perform an evaluation of the existing NBD WWTP, including hydraulics associated with the force main to identify potential issues with the expanded flow and head.

Task 1.9 Equipment Manufacturer Meetings: Meet with equipment manufacturers to help identify cost-effective solutions to accomplish the WWTP improvements project.

Task 1.10 Design Alternatives: Develop design alternatives to accomplish the project objectives/requirements, including TCEQ Chapter 217 criteria.

Task 1.11 Design Alternatives Meeting: Meet with the City to present the design alternatives, receive City input, identify City preferences, and verify alternatives that will be further evaluated.

Task 1.12 Draft Master Plan/Preliminary Engineering Report: Prepare Draft Master Plan/Preliminary Engineering Report (MP/PER) that includes the following:

- Description of existing plant treatment process, including sewage sludge management plan and bypass/redundancy features.
- Description and general plant location map identifying property, buffer zone and flood plain limits, as well as receiving stream and discharge point, nearby roadways, developments, industries, schools, parks, and/or water supply wells or treatment plants.

Exhibit A

- Existing site plan showing the location of all treatment units, buildings, and infrastructure, including roads, sidewalks, fencing, perimeter berm, etc.
- Operational data summary
- Hydraulics evaluation and modeling efforts summary with all assumptions.
- Description of potential plant improvement alternatives regarding Headworks, Secondary Process (SBR), Disinfection and Sludge Dewatering
- Basis of design Summary for proposed plant improvements
- Discussion of any proposed variances from Chapter 217
- Preliminary design drawings of selected project alternative (preliminary site plan, hydraulic profile, process flow diagram, P&ID drawings).
- Preliminary opinion of probable construction cost (OPCC) for recommended improvements.

Task 1.13 Quality Control (QC): Conduct internal Quality Control (QC) Draft PER review document prior to submission to City.

Task 1.14 Draft MP/PER Submittal: Submit Draft PER to City (four bound copies and an electronic copy).

Task 1.15 Draft MP/PER Review Meeting: Meet with City following completion/submittal of Draft PER review to document City comments and discuss/resolve any outstanding questions/issues.

Task 1.16 Draft MP/PER Revision: Revise Draft PER document, as required, based on City's review comments and/or review meeting discussions.

Task 1.17 Final MP/PER Submittal: Submit Final PER to City (four bound copies and one electronic copy).

Task 2.0 – Final Design Services:

LAN's final design efforts shall include the following activities and is based on the assumptions as stated, where applicable:

Task 2.1 Final Design Kick-off Meeting: Attend final design kick-off meeting with City.

Task 2.2 Detailed Engineering Design: Complete detailed engineering design, including work associated with all general, civil, process/mechanical, structural, electrical, instrumentation, and control components, based on recommendations documented in Final PER prepared by LAN and approved by City under Task 1.0.

Task 2.3 Construction Drawings: Prepare applicable construction drawings, including drawings, sections, and details, for all design disciplines using electronic (CAD) software (see Task 2.8 Interim Design Submittals).

Task 2.4 Technical Specifications: Prepare applicable technical specifications and technical data sheets using LAN-standard technical specification documents for all design disciplines (see Task 2.8 Interim Design Submittals).

Task 2.5 Front End Specifications: Prepare contract documents (Division 0, including Bid Form) using City-provided standard contract documentation (see Task 2.8 Interim Design Submittals).

NOTE: City to provide Division 0 Specifications related to the bidding for revisions in coordination with Legal.

Exhibit A

Task 2.6 Opinion of Probable Construction Cost: Prepare opinion of probable construction cost (OPCC) for all design disciplines for each submittal.

Task 2.7 Quality Control: Conduct internal Quality Control (QC) review of all interim design submittal documentation (60%, 90%, 100% and bid-ready) prior to submission to City.

Task 2.8 Interim Design Submittals: Submit interim design documentation, identified below, for City review and comment at the following milestones:

- 60% - preliminary construction drawings for all disciplines, technical specification table of contents, and OPCC (provide four of each of the following: full-size [22" x 34"] drawing sets, specification list, and the OPCC; and one electronic copy of all documents).
- 90% - construction drawings, technical specifications, for all disciplines, preliminary front end specifications, OPCC (provide four of each of the following: full-size [22" x 34"] drawing sets, the specifications, and the OPCC; and one electronic copy of all documents).
- 100% - construction drawings, the technical specifications, preliminary front end specifications, the OPCC (provide four of each of the following: full-size [22" x 34"] drawing sets, the specifications, the OPCC; and one electronic copy of all documents).

Task 2.9 Cross-discipline Review: Complete cross-discipline drawing and technical specification reviews to verify project coordination and constructability at 60%, 90% and 100% submittals.

Task 2.10 Design Review Workshops: Conduct design review workshops with City after the City's initial review of interim design submittals (60% and 90%). The City will be provided submittal documents one week before the workshop and comments are to be finalized two weeks after the workshop.

Task 2.11 Final Design Submittal (100%): Prepare and submit final construction drawings and specifications, after incorporating all applicable 90% design submittal City and QC review comments, to facilitate project advertisement and bidding.

Task 2.12: Prepare and submit to TCEQ "Project Summary Letter" for proposed plant improvements design, in accordance with TCEQ Chapter 217 criteria (§217.9).

The scope presented on Task 2.0 is a lump sum subject to change pending the results of Task 1.0 preliminary engineering.

Task 3.0 – Bid Phase Services:

LAN's bid phase support services shall include the following activities and is based on the assumptions as stated, where applicable:

Task 3.1 Bid-ready Submittal: Produce electronic (PDF) "Issued for Bid" construction documents (single file) to facilitate City solicitation of bids for construction of the NBD WWTP project (assume that City will be responsible for project advertisement, all hard copy drawings and specifications, "Issued for Bid" document distribution to prospective bidders and/or other plan holders, including plan rooms, and for maintaining current plan holder list).

Task 3.2 Pre-bid Meeting: Attend and participate in pre-bid meeting with City and prospective bidders (assume City will be responsible for documenting and distributing pre-bid meeting attendance list to all plan holders).

Exhibit A

Task 3.3 Bid Questions/Addendum: Review questions submitted by prospective bidders and develop addenda documentation, including responses, clarifications and/or modifications to the construction drawings and/or technical specifications, as deemed necessary to address questions, prior to question submittal deadline (assumes City will be responsible for distribution of all addenda documentation in electronic (PDF) format to all plan holders).

Task 3.4 Bid Opening: Attend bid opening.

Task 3.5 Bid Review and Tabulation: Review bids, prepare bid tabulation, evaluate the qualifications of the apparent successful bidder, and provide formalized award recommendation letter to City.

Task 4.0 – Construction Phase Services:

LAN's construction efforts shall include the following activities and is based on the assumptions as stated, where applicable, and does not include construction administration or inspection:

Task 4.1 Construction Documents: Prepare conformed "Issued for Construction" documents that incorporate all addenda and executed contract documents and submit to successful general contractor to facilitate project construction (provide five full-size set of construction drawings and five project manuals and one electronic copy of each). LAN will coordinate with the Contractor and obtain City signatures for the construction documents. LAN will also provide CADD files of the project plan set.

Task 4.2 Pre-construction Meeting: Prepare the pre-construction meeting agenda and conduct this meeting that will include City staff and the general contractor.

Task 4.3 Submittals: Review general contractor submittals delivered to LAN for compliance and conformance with the contract documents (assume review of a maximum of 30 submittals, including re-submittal documents). Post formal written review responses in PDF format via designated project on-line site. Maintain submittal log, including current record of the submittals delivered and the status of the review of those submittals.

Task 4.4 Requests for Information: Review general contractor requests for information (RFI) (assume review of a maximum of 15 RFIs). Examine and evaluate the RFI issue(s) and prepare a response that provides contract document interpretation. Inform City of RFI, the LAN's response and recommended general contractor action, if applicable. Post formal RFI responses in PDF format via designated project on-line site. Maintain RFI log, including current record of the RFIs received and the status of the response to those RFI.

Task 4.5 Change Order Requests: Review general contractor change order requests (assume review of a maximum of five change orders). Examine and evaluate the proposed change order item(s) and costs and prepare a response that provides contract document interpretation and comments on the cost items. Inform City of change order request, LAN's proposed response, including recommended change order acceptance or rejection (assumes City is responsible for formally processing all accepted change orders). Post formal change order responses in PDF format via designated project on-line site. Maintain change order log, including current record of the change orders received, their status and cost of all accepted change orders.

Task 4.6 Contractor Payment Applications: LAN to review pay applications with recommendation to City's designated staff member (assume review of a maximum of 15 applications for payment). Provide comments, if applicable, and/or recommendation of payment by City for items completed (assume City will be responsible for formally processing all approved applications for payment).

Exhibit A

Task 4.7 Construction Progress Meetings: Attend monthly construction progress meetings (assume a maximum of 15 construction progress meetings with a maximum of two LAN representatives attending).

Task 4.8 Project Startup: Assist City plant operations staff in WWTP startup (assumes attendance by two LAN representatives).

Task 4.9 Substantial Completion Walk-through: Attend substantial completion walk-through with City and general contractor (assumes attendance by maximum of two LAN representatives).

Task 4.10 Substantial Completion Punchlist: Prepare comprehensive action items punch list based on issues identified during the substantial completion walk-through to be completed by the general contractor. Distribute PDF punch list to City and general contractor.

Task 4.11 Final Completion Walk-through: Attend final completion walk-through and verify all punch list items have been addressed by construction contractor (assumes attendance by maximum of two LAN representatives).

Task 4.12 Final Payment Recommendation: Confirm all items required by the contract as a condition of final payment issuance, including operation and maintenance manuals and as-built drawing markups, have been provided by general contractor. Recommend final payment processing by City.

Task 4.13 As-built Construction Drawings: Prepare as-built construction drawings using electronic redline drawings provided by the general contractor on a monthly basis. Submit as-built drawings to City (provide one full-size drawing set and electronic (PDF) file of all drawings).

Task 4.14 TCEQ Completion Notification: Prepare and submit project “Completion Notification” to TCEQ in accordance with prevailing Chapter 217 criteria (§217.13).

Task 5.0 – Project Management Services:

LAN’s project management efforts shall include the following activities and is based on the assumptions as stated, where applicable:

Task 5.1 Work Plan: Develop a project specific work plan that includes objectives, delivery requirements, key decision points, budget, and schedule to guide project production efforts.

Task 5.2 Project Status Reports: Provide City with monthly project status reports (via email).

Task 5.3 Project Design Meetings/Workshops: Schedule all required meetings with City, develop meeting agendas, attend and guide meeting discussions, prepare meeting summaries, and distribute electronic (PDF) summaries to all parties in attendance.

Task 5.4 City Review Comments: Document City review comments received for Draft PER, 60%, and 90% submittals and LAN’s responses or action for each comment.

Task 5.5 Quality Assurance: Perform deliverable document checks (PER, 60%, 90%, 100%, and bid-ready) to confirm City review comments and/or requested action items have been addressed and memorialized in the project log and in the drawing signature block (change tracking).

Exhibit A

RECOMMENDED ADDITIONAL SERVICES

Topographic Surveying:

If the City is unable to provide surveying services, LAN proposes to contract with a qualified sub-consultant to perform the professional surveying services necessary to facilitate the design of the proposed lift station replacement/expansion. Anticipated information to be collected includes existing ground elevations, existing utility locations, etc.

Note: Fee proposal value represents estimated allowance for completion of surveying services; actual fee will be negotiated and performed on a lump sum basis.

Geotechnical Site Investigation:

LAN proposes to contract with a qualified sub-consultant to perform the professional geotechnical sub-consultant to provide lift station construction recommendations to facilitate the proposed lift station replace design and installation. The geotechnical report will include a description of existing soil conditions and recommendations related to structural design, including foundation design, and lift station installation.

Note: Fee proposal value represents estimated allowance for completion of geotechnical services; actual fee will be negotiated and performed on a lump sum basis.

Subsurface Utility Engineering:

If necessary, LAN proposes to contract with a qualified sub-consultant to perform the subsurface utility engineering (SUE) to identify subsurface utility information to facilitate the design of the proposed lift station replacement/expansion and the gravity sewers and force mains on the site as identified and approved by the City.

Note: Fee proposal value represents estimated allowance for completion of SUE; actual fee will be negotiated and performed on a lump sum basis.

Modeling:

City water & wastewater modeling calibration and update to the model prepared by Freese and Nichols should be approved and modeling of the NB WWTP Basin, be approved and implemented as soon as possible. LAN can also perform this additional service.

Note: Fee proposal value represents estimated allowance for completion of the model; actual fee will be negotiated and performed on a lump sum basis.

Exhibit A

REIMBURSABLE EXPENSES

LAN shall seek City reimbursement for the project-related expenses outlined herein, not to exceed 0.5% of the design fee or \$40,000.

- Mileage
- Reproduction
- Shipping

ITEMS NOT INCLUDED IN SCOPE OF WORK

LAN shall consider the following items to be outside of the scope of work for the basic services tasks, as outlined herein, to be performed by the LAN in conjunction with the completion of the NBD WWTP Replacement and Expansion Project. LAN's completion of all or a portion of the services outlined below shall require detailed scope development, the provision of additional fee, and formal, written authorization by the City.

- Field surveys including platting, boundary surveys, easement preparation. It is LAN's understanding that the City will provide these services. The fees shown are an estimate of these services cost should we have to contract a third party.
- Construction staking (to be performed under contractor's scope).
- Flow monitoring (I/I evaluation and identification). Unless the city expressly requests any additional services, LAN will utilize historical flow data obtained from the plant's records as well as results from the Master Plan and modelling efforts (not part of this project scope).
- Full time on-site construction administration and inspection.
- Environmental and/or archeological site investigation and/or permitting.
- Remediation of any hazardous materials uncovered on the site.
- Services for other agency or local permits not identified above (i.e., TxDOT, railroad, Americans with Disabilities Act (ADA), building permits, etc.).
- Payment of any application or permitting fees.
- Is it the assumption no portion of the site is within the limits of the 100-year storm so no floodplain studies required.
- Landscaping design to be provided by third party consultant. An allowance is budgeted.
- Offsite utilities or infrastructure design, not identified in the contract scope. LAN assumes the force-main capacity and condition is adequate. LAN assumes there is enough power available and capacity in the in the local grid and contemplates no upgrade design for this.
- Performance of materials testing or specialty testing services.
- Services related to development of City's project financing and/or budget.
- Attendance at public meetings.
- Services related to disputes over pre-qualification, bid protests, bid rejection, and re-bidding of the contract for construction.
- Services necessary due to the default of the general contractor.
- Services related to damages caused by fire, flood, earthquake, or other acts of God.
- Services related to warranty claims, enforcement, and inspection after final completion.
- Services to support, prepare, document, bring, defend, or assist in litigation undertaken or defended by City.

Exhibit A

- Services related to any significant deviations and/or additions to anticipated detailed design scope (identified under Task 2.0).
- Services related to production, bidding, and construction administration of multiple design packages to accomplish project construction (in lieu of single construction package).
- Miscellaneous/supplemental services requested by City not specified herein.

(End Scope of Work)

Exhibit B

NB Davidson WWTP Expansion & Improvements Project

Proposed Fee

6-Apr-23

1 CONSTRUCTION

Estimated Construction Cost			\$16,170,779.00
Contractor Bonds & Insurance (1.5%)	1.50%		\$242,561.69
General Conditions (10%)	10%		\$1,617,077.90
Contingency (w/ 20% increase cost)	20%		\$3,234,155.80
Total Opinion of Construction Cost			\$21,264,574.39

2 DESIGN

Basic Services

1. Preliminary Design	Lump Sum	1.41%	\$ 300,350.00
2. Design Services	Lump Sum	4.72%	\$ 1,002,900.00
3. Bidding Phase	Lump Sum	0.22%	\$ 46,610.00
4. Limited Construction Phase Services	Lump Sum	1.17%	\$ 249,610.00
5. Project Management Services	Lump Sum	0.29%	\$ 60,720.00
6. Expenses	Not to exceed	0.19%	\$ 40,000.00
Subtotal Basic Services		8.00%	\$1,700,190.00

Additional Services

1) Topographical Survey	Not to Exceed/Lump Sum	0.28%	\$ 60,000.00
2) Geotechnical Investigations	Not to Exceed/Lump Sum	0.16%	\$ 34,369.00
3) SUE Investigations	Not to Exceed/Lump Sum	0.28%	\$ 58,560.00
4) Environmental	Not to Exceed/Lump Sum	0.08%	\$ 16,000.00
5) Permitting		0.15%	\$ 32,000.00
4) 10% Markup		0.09%	\$ 20,092.90
Subtotal Total Additional Services		1.04%	\$ 221,021.90

Total Fee Proposal		9.03%	\$ 1,921,211.90
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Exhibit C
City of Huntsville
NB Davidson WWTP Improvements Project
Level of
Effort, Lump Sum Cost Breakdown

April 6, 2024

Task No.	Basic Services Task Description	Unit	Total Hours	Project Principal	Senior Technical Advisor	Project Manager	Senior Engineer (Process)	Staff Engineer (Process)	Senior Engineer (Structural)	Staff Engineer (Structural)	Senior Engineer (Electrical)	Staff Engineer (Electrical)	Senior Engineer (Mechanical)	Process Designer / Drafter	FAC Designer / Drafter	Admin Assistant	Total Cost
Task 1.0 - Master Plan/Preliminary Design Services																	
1.1	Document Review	LS	40		4		8	16		4		4	4				\$ 9,860
1.2	Kick-off Meeting	LS	32	4	4	4	4	16									\$ 8,480
1.3	Site Visit	LS	24		4	4	4	4		4		4					\$ 6,640
1.4	Operational Data Review	LS	44			4	16	24									\$ 10,630
1.5	Design Concept Review	LS	92	4	8	16	16	24		8		8	8				\$ 24,910
1.6	Basis of Design	LS	120		8	16	16	24		16		24	16				\$ 31,550
1.7	Hydraulic Evaluation	LS	60		4	8	16	32									\$ 14,840
1.8	Equipment Manufacturer Meetings	LS	100		4	24	32	40									\$ 26,350
1.9	Design Alternatives	LS	136		8	16	32	32		16		24	8				\$ 35,830
1.10	Design Alternatives Meeting	LS	24		6	6	6	6									\$ 7,040
1.11	Draft Master Plan/PER	LS	384		16	32	40	160		24		32	16	40	24		\$ 87,010
1.12	Quality Control	LS	46		4	2	12		12		12		4				\$ 14,350
1.13	Draft MP/PER Submittal	LS	18			2		4		2		2		4	4		\$ 3,710
1.14	Draft MP/PER Review Meeting	LS	22		4	4	4	4		2		2		2			\$ 6,030
1.15	Draft MP/PER Revision	LS	44			4	4	16		8		8		4			\$ 10,100
1.16	Final MP/PER Submittal	LS	14			2		2		2		2		4	2		\$ 3,020
	Subtotals		1200	8	74	144	210	404	12	86	12	110	56	54	30	0	\$ 300,350
Task 2.0 - Final Design Services																	
2.1	Final Design Kick-off Meeting	HR	30		4	8	4	8		2		2	2				\$ 8,220
2.2	Detailed Engineering Design	HR	1224		64	80	120	240	80	200	80	200	160				\$ 319,720
2.3	Construction Drawings	HR	1672			40	80	80		64		64	64	680	600		\$ 315,980
2.4	Technical Specifications	HR	400			24	40	80	16	64	16	80	64			16	\$ 100,000
2.5	Front End Specifications	HR	44			20		24									\$ 10,890
2.6	Opinion of Probable Construction Cost	HR	288			40	40	64		40		64	40				\$ 73,510
2.7	Quality Control	HR	216			24	48		48		48		48				\$ 65,120
2.8	Interim Design Submittals (60%, 90% & 100%)	HR	126			9		15		15		15		36	36		\$ 25,100
2.9	Cross-discipline Review	HR	104				32		24		32		16				\$ 31,500
2.10	Design Review Workshops	LS	160		24	24	24	24		8		16	8	16	16		\$ 41,700
2.11	Final Design Submittal	LS	46			2		4		4		4		16	16		\$ 8,720
2.12	TCEQ Notification Letter	LS	8				8										\$ 2,440
	Subtotals		4318	0	92	271	396	539	168	397	176	445		748	668	16	\$ 1,002,900
Task 3.0 - Bidding Services																	
3.1	Bid-ready Submittal		40			4		8		4		4	4	8	8		\$ 8,460
3.2	Pre-bid Meeting		28		4	8	4	8						4			\$ 7,440
3.3	Bidder Questions/Addendum		104			8	16	24		16		16	8	8	8		\$ 24,500
3.4	Bid Opening		8		4	4											\$ 2,730
3.5	Bid Review & Tabulation		16			4		8								4	\$ 3,480
	Subtotals		196	0	8	28	20	48	0	20	0	20		20	16	4	\$ 46,610

April 6, 2023

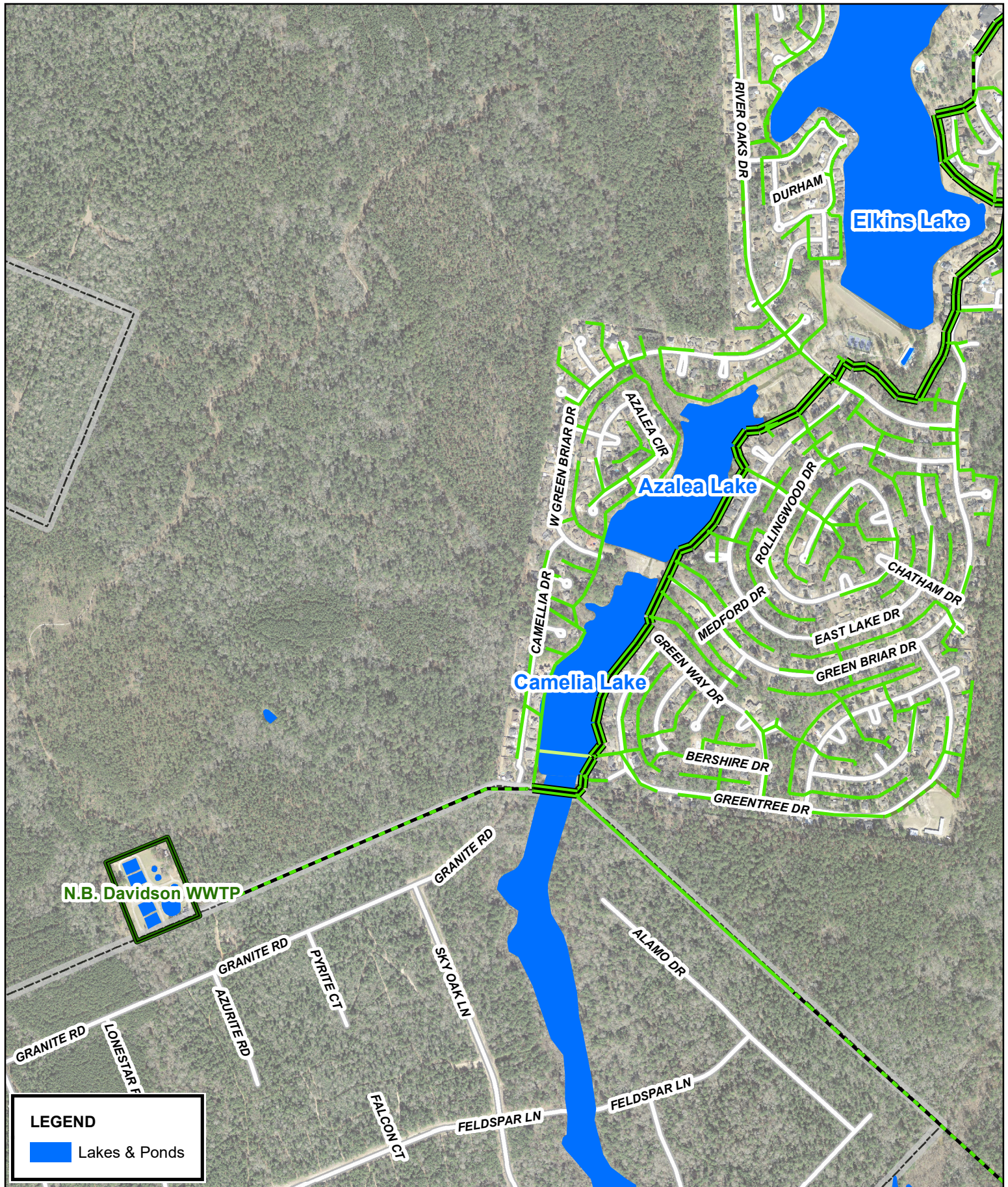
2 of 2

Exhibit D

**NB Davidson WWTP Expansion & Improvements Project
Construction Cost Estimate
6-Apr-23**

Site Work	
Mobilization and Demo	\$ 172,000.00
Dirt work	\$ 250,000.00
Peak flow basin	\$ 1,800,000.00
Headworks	\$ 3,834,460.00
Headworks civil	\$ 3,000,000.00
Screens & washer compactor	\$ 472,000.00
Grit units	\$ 222,000.00
Gates, rails, stairs & other	\$ 140,460.00
SBR	\$ 7,519,420.00
Air pipes & valves, drop pipes	\$ 300,420.00
WAS/RAS pipes	\$ 168,000.00
Yard piping	\$ 207,000.00
Blower building & VFD	\$ 265,000.00
Concrete Air Basins & Excav	\$ 2,250,000.00
Concrete clarif & excav	\$ 1,440,000.00
Control Panels	\$ 315,000.00
Cable & conduit	\$ 180,000.00
SBR equipment	\$ 2,394,000.00
Disinfection & Effluent	\$ 810,000.00
Disinfection & Effluent Equipment	\$ 160,000.00
Concrete Disinfection & excav	\$ 650,000.00
Digester & Sludge	\$ 1,712,899.00
Equipment	\$ 792,899.00
Digester basin*	\$ 750,000.00
Sludge dewatering building	\$ 170,000.00
Landscaping	\$ 72,000.00
SUB TOTAL	\$ 16,170,779.00
Bonds & Insurance @1.5%	\$ 242,561.69
General Conditions @ 10%	\$ 1,617,077.90
Contingency 20%	\$ 3,234,155.80
Preliminary EOPCC	\$ 21,264,574.39
Total Design and Additional Services Fee Proposal	\$ 1,921,211.90
Total Engineering and Construction Cost	\$ 23,185,786.29
Escalation @ 5%/yr x 3yr	\$ 24,616,402.92

* Digester basin might not be needed at initial expansion



LEGEND

Lakes & Ponds

The City of Huntsville, Texas or its employees gives NO warranty, expressed or implied, as to the accuracy, reliability, or completeness of these data. See full GIS Data Disclaimer at: www.huntsvilletx.gov/gis

1 in = 1,000 ft

On 8.5 x 11 inch Print

0
2,000 Feet

0
2,000 Feet

On Any Print Size

CREATED DATE: 5/9/2023

CITY OF HUNTSVILLE, TX
ENGINEERING DEPARTMENT / GIS DIVISION

**NB Davidson Wastewater
Treatment Plant**

City of
Huntsville



CITY COUNCIL AGENDA

5/16/2023

Agenda Item Number: 2.d.

Agenda Item: Consider authorizing the City Manager to enter into an agreement with LJA Engineering for professional engineering services for FY22-23 Tanyard Creek Lift Station Expansion and Improvement Project.

Initiating Department/Presenter: Engineering

Presenter:

Kathlie Jeng-Bullock, City Engineer

Recommended Motion: Move to authorize the City Manager to enter into an agreement with the LJA Engineering for professional engineering services for CIP FY 22-23 Tanyard Creek Lift Station Expansion and Improvement Project in the amount of \$299,975.00.

Strategic Initiative: Goal #4, Infrastructure - Ensure the quality of the City utilities, transportation and physical structures so that the City's core services can be provided in an effective and efficient manner.

Discussion: A Request for Qualification (RFQ) process was conducted, and fourteen (14) applications from Engineering firms were received. The Evaluation Committee consisted of six (6) staff members from four (4) departments. As a result of this process, the top four (4) Engineering Companies were selected to be interviewed to present their proposals to the committee members. Committee Members recommended to award the LJA Engineering, who ranked the second highest among the 4 presenters, for the design of the Tanyard Creek Lift Station Expansion and Improvement Project.

-

The existing Tanyard Creek Lift Station is to be improved and expanded to 3.1 MGD based on the 2016 Water and Wastewater Condition and Capacity Assessment Study. The existing firm pumping capacity is 2.59 MGD. The expansion will have to be able to handle the wastewater flow from six upstream lift stations (Mallery Lake, Highway 190, Old Colony, Sims, Bearkat and Badger) which have already been rerouted to the Tanyard Creek Lift Station.

The existing 10-inch Force Main in the area will also need to be upsized to 14-inch when the Regional Mitigation Program of Texas General Land Office Community Development & Revitalization Funding is available.

This agreement is for the Phase I and II Services only, which include Surveying, Geotechnical Investigation, Environmental Site Assessment, Storm Water Pollution Prevention Plan and Basic Engineering Design. The total cost for Phase I and II is \$299,975.00. The detailed tasks are summarized in the attached proposal.

Previous Council Action: The City Council approved a total amount of \$300,000.00 in FY 2022-2023 budget for design of this projects.

Financial Implications: ☐Item is budgeted: In the amount of \$300,000.00

Approvals:

Kathlie Jeng-Bulloch

Aron Kulhavy

Kristy Doll

Associated Information:

1. LJA Tanyard Creek Lift Station Proposal
2. Tanyard Creek Lift Station

May 8, 2023

Dr. Kathlie S. Jeng-Bullock, P.E., D.WRE, CFM
City Engineer
Director of Engineering Department
448 Highway 75 North
Huntsville, Texas 77320

Re: Project Name: Tanyard Creek Lift Station Expansion & Improvements
COH Project ID: 23-10-01 (LS)
LJA Engineering Proposal No.: 23-18062

Dear Dr. Bullock:

In response to your request and on behalf of our project team, LJA Engineering, Inc. (LJA) is pleased to submit this proposal to provide Professional Engineering Services for the above-stated project. The attached proposal includes a project description, scope of services, compensation, project schedules and other support documentation.

Project Description, Review, and Location

The project comprises the expansion and improvements to the Tanyard Creek Lift Station. The location of the project improvements are summarized as follows:

Site	Location
Tanyard Creek Lift Station Site	End of Access Road Approx. 1,000 LF south of Fish Hatchery Road

SCOPE OF SERVICES REVIEW

The proposed services will be performed in accordance with the latest edition of the City of Huntsville Engineering Design Manual and the Texas Commission on Environmental Quality (TCEQ) 30 TAC Chapter 217 – Design for Domestic Wastewater Systems. LJA will manage the project and the efforts of the project design team. Collectively, we will provide professional civil engineering, surveying, geotechnical, environmental, structural, electrical, and other necessary services as described below, as defined in Exhibit A and as described in the City of Huntsville Contract for Engineering Services. A brief description of each is provided as follows:

PHASE I, II, AND III BASIC SERVICES

Basic Services are defined to include Phase I - Preliminary Design, Phase II – Final Design, and Phase III – Construction Phase Services, addressed in Section 2 of the Contract. Exhibit A to the Contract provides detailed requirements for each respectively. A general description of each is provided as follows:

Phase I - Preliminary Design

Preliminary Design Phase Services to be provided are defined in Section 2.2 of Exhibit A. This lift station was identified in the "2016 Water and Wastewater Condition and Capacity Assessment Studies," prepared by Freese and Nichols, Inc. (FNI), as having insufficient capacity. According to

the FNI Report the lift station will need to be expanded from its current firm capacity of 2.59 million gallons per day (MGD) to a firm capacity of 3.1 MGD. The 2016 FNI report, City provided record drawings, City provided flow data, and other project parameters will be reviewed during the preliminary engineering phase to determine the available options for expansion of the lift station.

Phase II – Final Design

Final Design Phase Services to be provided are defined in Section **2.3** of Exhibit A, generally described as follows:

1. Upon receipt of the City's written notice to proceed, we shall commence preparing the project's final design. The design and the construction cost estimate will be submitted for the City's review and comment at the 50%, 70%, 100%, and bid ready stages of design as defined in Sections **4.3**, **4.4**, and **4.5**, respectively of Exhibit A.
2. LJA and the project team will specify the minimum acceptable performances and material standards associated with temporary structures or facilities determined necessary to implement the project.
3. LJA and the project team will review the results from the Additional Services and where applicable, incorporate the information into the final design. These services may include, but are not limited to survey, geotechnical, environmental investigations, storm water pollution prevention, tree mitigation and planting plans, and underground utility investigations.
4. We will endeavor to verify or otherwise reconcile the findings from the utility plan review and the topographic survey to identify potential conflicts. The final design will avoid conflicts where physically and financially feasible. Where relocation of private utilities is unavoidable, we will inform and coordinate the issues with the City as early in the design process as possible.
5. LJA and the project design team will, as necessary, incorporate the City's standard details into the final design. Should it be necessary to revise the standard details to suit project specific requirements, we will notify the City, provide reasons for the revisions and obtain the City's approval for incorporation into the plan sets. We will also develop additional non-standard details as necessary for the bidding and construction of the project.
6. LJA and the project team will prepare the technical specifications in accordance with the standard format adopted by the City. The Table of Contents (TOC) associated with these standard specifications will serve as a guide for organizing the Contract Documents. We will review the standard specifications and supplement them as necessary to suit the specific requirements and the design intent of the project. We will prepare additional, non-standard specifications as necessary to bid and construct the project. All supplemental and additional specifications will be subject to the City's review and approval.
7. We will incorporate the front-end documents provided by the City into the project's technical specifications.
8. Prior to issuing the final drawings and specifications for the City's approval, we will make every effort to obtain the required signatures or approvals from other agencies, and public and private utilities (when possible) which may have facilities within or otherwise impact the project, or whom may require permits or license agreements. These typically include, but are not limited to, Walker County, Texas Department of Transportation (TxDOT), City's or County's Floodplain Administrator, SBC, Reliant Energy, CenterPoint Energy, AT&T, railroad, pipeline, and various communication companies.
9. LJA will assist the City in conducting the Pre-bid conference, including the preparation and submission of meeting minutes (within 3 working days) and addenda to address the issues or clarifications necessary to the completion of the bidding process.
10. LJA will furnish a tabulation of bids received within 2 working days after the bid opening, with a written recommendation of the award of the construction contract to follow after calling and following up with contractor references.
11. LJA will furnish a set of as-bid drawings after bids are received, reflecting all addenda changes.

Phase III - Construction Phase Services

Construction Phase Services to be provided are defined in Section **2.4** of Exhibit A, generally described as follows:

1. LJA and pertinent responsible project team members will make periodic (one per month per work site, minimum) visits to the project site during times when the contractor is actively performing major construction activities and shall submit a written "Construction Site Observation/Status Report", as defined in Exhibit A, as documentation. These visits may be combined with any site visit made to resolve field construction problems.
2. We will review and provide a written answer within 2 working days, when possible, or as otherwise directed, to the contractor's written Requests for Information (RFI).
3. We will prepare and submit record drawings based on the contractor provided redline as-builts within 30-days after receipt of the contractor's redline field drawings.

ADDITIONAL SERVICES

Additional Services are defined and addressed in Section **3** of the Contract. Section **3.0** of Exhibit A to the Contract provides detailed requirements for each respectively. A general description of each Additional Services proposed for this project is provided as follows:

Surveying Services

Surveying Services are proposed for the complete limits of the lift station site previously described in the summary table of information provided at the beginning of this proposal. The project surveyor will prepare the project topographic survey in accordance with the City of Huntsville and Section **3.1** of Exhibit A, generally reviewed as follows:

1. Provide field surveys of existing structures, lines, site conditions, and other features required for the preparation of final construction plans.
2. The project surveyor will provide monumentation documentation as required in accordance to Section **3.1.B** of Exhibit A.
3. The project surveyor will be tied to the Texas State Plan Coordination System in accordance to Section **3.1.B** of Exhibit A.
4. The project surveyor will provide route survey services in accordance to Section **3.1.C** of Exhibit A.
5. Deliverables for the site topographical survey including digital photo copies of the original survey field books and electronic files, survey control map, and survey drawing will be submitted no later than when the 70% drawings are submitted for review. The deliverables are further defined in Section **3.1.D** of Exhibit A.
6. The geotechnical boring locations will be surveyed upon completion of the geotechnical investigation. Stations and offsets within one foot of the true State plan coordinates will be submitted to the City in an electronic file.
7. It is our understanding the City Surveyor will provide property and ROW monumentation as well as CAD files containing the boundaries and deed information.

The additional services includes a fee cost for the preparation of two parcel metes and bounds for either easement/property acquisition and/or temporary construction easements.

Underground Utility Investigation Services

Underground Utility Investigation Services may be required. The additional services budget added a placeholder cost item should this service be determined during design to be required. Services will be conducted in accordance to ASCE CI/ASCE 38-02 Guideline's titled, "Standard Guideline for the Collection and Depiction of Existing Subsurface Utility Data".

Geotechnical Investigation Services and Geologic Fault Study Services

Geotechnical Investigation Services are proposed for the improvements associated with the Tanyard Creek Lift Station Expansion. The Geotechnical Investigation Services will be in accordance to Section **3.2** of Exhibit A. The proposed Additional Services includes funding for a Geologic Fault Study, which will include a literature review and site reconnaissance to determine if active geologic faults are present that could affect the proposed improvements.

Environmental Site Assessment Services

Environmental Site Assessment (ESA) Services are proposed for the project. The proposed Additional Services includes funding for providing the Waters of the U.S. Delineation, Archeological Records Review, Threatened and Endangered Species Assessment, and an ESA Phase I, as well as the ESA Phase II, if determined to be necessary, to determine the nature and extent of contamination to assist in the engineering design process.

The ESA Services for Phase I will be in accordance to ASTM Standard Practice E1527 and as further discussed in Section **3.3** of Exhibit A. The ESA Phase II will be in accordance to ASTM Standard Practice E1903 and as further stipulated in Section **3.3** of Exhibit A. The Phase I study will determine if any Phase II scope of work is necessary.

Special Licenses and Permits

Special Licenses and Permits are reimbursed at actual cost. Payments for any special licenses and permits are not anticipated at this time, however, a line item has been added in the Additional Services summary with a nominal fee for placeholder purposes.

Storm Water Pollution Prevention Plan

Storm Water Pollution Prevention Plan Services are proposed to address the project's proposed improvements. The responsible project design team member engineer will prepare the project's SWPPP in accordance with the Design Manual, the City's "Storm Water Management Handbook for Construction Activities", and the applicable requirements of Section **3.6** of Exhibit A.

Tree Protection, Mitigation, and Planting Plan

Tree Protection, Mitigation, and Planting Plan Services are proposed to address the proposed improvements associated with the expansion of the lift station. These services are not anticipated at this time, however, a line item has been added in the Additional Services summary with a nominal fee for placeholder purposes. After the Preliminary Stage is complete, should those findings determine there is a need for these services, the responsible project design team member engineer will prepare the project's Tree Protection, Mitigation, and Planting Plan in accordance with the Design Manual and the applicable requirements of Section **3.85** of Exhibit A.

Construction Material Testing

Construction Material Testing Services are proposed to provide as required testing, field and laboratory, of construction materials.

Project Representative

Project Representative Services are proposed to include periodic site visits (typically 10-15 hours a week) to review progress of contractor's work. These visits will be performed on an as needed basis during certain phases of construction. The Resident Project Representative will make his best effort to be on-site during critical phases of work.

Record Drawings

Upon completion of the project, the contract drawings will be revised to reflect all field changes. The completed "record drawings" will be delivered to the Owner.

Reimbursable Expenses

Reimbursable expenses include travel/mileage, phone charges, reproduction, printing, postage, delivery charges, and other actual charges incurred by the Engineer. Reimbursable expenses will be billed monthly with the invoice indicating the nature of the charge.

COMPENSATION

The compensation for Phase I Preliminary Design, Phase II Final Design, and Phase III Construction Phase Services will be on a lump sum basis proposed to be **\$63,240.00**, **\$160,735.00**, and **\$39,525.00**, respectively, for total Phase I, Phase II, and III Services of **\$263,500.00**. A level of effort spreadsheet with hourly rates, manhours, and cost is attached for reference.

The compensation for Additional Services will be paid on a lump sum or reimbursable basis as appropriate. The Additional Services are estimated at **\$209,000.00**. The total for Engineering Services including Phase I, II, and III Services, and Additional Services is **\$472,500.00**.

The project is planned to be completed under two separate authorizations as summarized in the tables below.

CURRENT AUTHORIZATION		
Tasks	Basis of Compensation	Compensation
1. Basic Engineering – Phase I	Lump Sum	\$ 63,240.00
2. Basic Engineering – Phase II	Lump Sum	\$ 160,735.00
3. Surveying Services	Lump Sum	\$ 16,000.00
4. Metes/Bounds for Property Acquisition	\$4,750 Per Parcel	\$ 9,500.00
5. Geotechnical Investigation	Time & Materials	\$ 17,500.00
6. Environmental Site Assessment, Phase I	Lump Sum	\$ 17,500.00
7. Storm Water Pollution Prevention Plan	Lump Sum	\$ 7,000.00
8. Reimbursable Expenses	Engineer's Cost + 10%	\$ 7,500.00
9. Special Licensing and Permits	Place Holder Only	\$ 1,000.00
Total Engineering Services		\$ 299,975.00

FUTURE AUTHORIZATION		
Tasks	Basis of Compensation	Compensation
1. Basic Engineering – Phase III	Lump Sum	\$ 39,525.00
2. Underground Utility Investigation	Place Holder Only	\$ 10,000.00
3. Construction Materials Testing	Time & Materials	\$ 15,000.00
4. Environmental Site Assessment, Phase II	Place Holder Only	\$ 19,500.00
5. Project Representative	Time & Materials	\$ 75,000.00
6. Record Drawings	Lump Sum	\$ 3,500.00
7. Tree Protection, Mitigation & Planting Plan	Place Holder Only	\$ 10,000.00
Total Engineering Services		\$ 172,525.00

PROJECT TEAM

- The proposed project team is comprised of the individuals listed below with their respective roles.
- John Grounds, PhD, PE, CFM, D.WRE – QA/QC (LJA)
- Jimmy Flowers, PE – Project Manager (LJA)
- Gavin Shukanes, EIT – Design Support (LJA)
- Pete Rodriguez – Design Support (LJA)
- Timothy Aschoff, PE – Design Support / Technical Consultant (LJA)
- Joel Huber, PE – Structural (LJA)
- John Concienne, CPESC – Storm Water Pollution Prevention Plan (LJA)
- Brian French, CPESC – Storm Water Pollution Prevention Plan (LJA)
- Rick Kronenberger, PE – Construction Management (LJA)
- Jeremy Russell, PE – Survey (LJAS)
- Susan Alford, REM, ENV SP – Environmental (LJAES)
- Gregory Baird, PE – Electrical (Baird, Gilroy & Dixon)
- Bobbie Sue Hood, PE – Geotechnical (Terracon)
- Nathan P. Griffith, PE – Construction Materials Testing (Terracon)

PROJECT SCHEDULE

Three Hundred Forty Five (345) calendar days for Phases I & II Preliminary and Final Design Services, reference attached Exhibit B.

SUMMARY

On behalf of the project team, LJA appreciates this opportunity to provide Professional Engineering Services to the City of Huntsville on this important project. The team is available to initiate the Work on this assignment upon receipt of your written authorization to proceed.

Please don't hesitate to contact me should you have any questions or need additional information.

Sincerely,



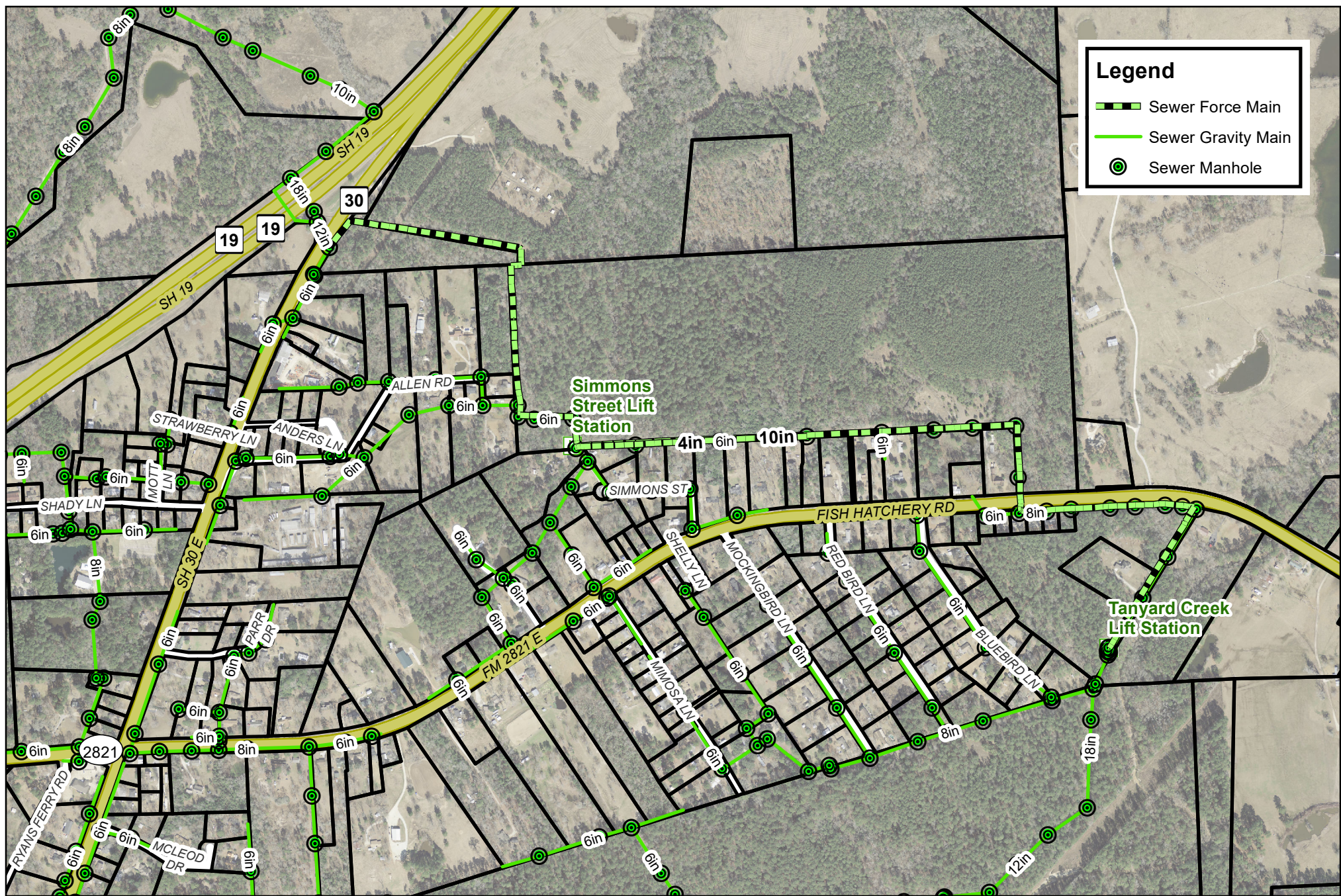
Jimmy C. Flowers, P.E.

Enclosures for Draft Proposal Approval:

Level of Effort (LOE) Phase I, II, and III Services
Memorandum of Agreement Between LJA and COH PW for Additional Services
List of Proposed Subconsultants & Fee Participation
Engineering Pre-Design Opinion of Probable Cost

Final Enclosures (to be completed/executed upon draft proposal approval):

Project Scope and Deliverables
Project Location Map(s)
Project Schedule
Conflict of Interest Questionnaire (CIQ)
Critical Infrastructure Verification
Firearm Verification
Certificate of Interested Parties 1295
Iran Sudan and Foreign Terrorist Organization Verification
Israel Verification
Non-Collusion Affidavit
Prohibition on Contracts Discriminating Against Energy Companies
Texas Public Information Act Verification
COH Insurance Guidelines & Requirements



Legend

- Sewer Force Main
- Sewer Gravity Main
- Sewer Manhole

The City of Huntsville, Texas or its employees gives NO warranty, expressed or implied, as to the accuracy, reliability, or completeness of these data. See the full GIS Data Disclaimer at: www.huntsvilletx.gov/438/City-Maps

	1 in = 800 ft On 8.5 x 11 inch Print 0 210 420 840 FEET On Any Print Size Coordinate System: NAD 1983 StatePlane Texas Central FIPS 4203 Feet		CITY OF HUNTSVILLE, TX ENGINEERING DEPARTMENT / GIS DIVISION Tanyard Creek Lift Station	CREATED DATE: 5/9/2023 CITY SERVICE CENTER 448 STATE HIGHWAY 75 HUNTSVILLE, TX, 77320 Map Created At: www.huntsvilletx.gov/gis
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CITY COUNCIL AGENDA

5/16/2023

Agenda Item Number: 2.e.

Agenda Item: Consider authorizing the City Manager to enter into an agreement for the Guaranteed Maximum Price Amendment with Christensen Building Group for the construction of City Hall.

Initiating Department/Presenter: Engineering

Presenter:

Kathlie Jeng-Bulloch, City Engineer

Recommended Motion: Staff will provide a recommended motion to the Council before the item is considered for action at the meeting.

Strategic Initiative: Goal #4, Infrastructure - Ensure the quality of the City utilities, transportation and physical structures so that the City's core services can be provided in an effective and efficient manner.

Discussion: The new City Hall Building consists of an estimated 39,790 SF facility and will function as the new City Hall for the City of Huntsville, Walker County, at 1212 Avenue M, Huntsville, Texas.

Christensen Building Group was hired to provide Construction Manager at Risk Services (CMAR) after a competitive selection process. The first amendment under the agreement, the contract sum for Guaranteed Maximum Price (GMP) is guaranteed by the Christensen Building Group not to exceed \$1,224,721 for the Demolition and Civil Package. The demolition package is part of the total construction cost for the City Hall Building Project. The bid award for the remainder of the project is still under final review and negotiation via the value engineering process to get the final pricing within the project budget. Staff has worked with the contractor and the architect to keep the project within the approved budget and the final number presented will be within the allocated budget with a small contingency. Staff is still finalizing the final details and will provide the additional supporting documentation as soon as complete, before Council considers the matter. This

Once Council approves the updated GMP, the contract amendment documents, will be executed allowing the construction to continue seamlessly on the project.

Previous Council Action: The City Council approved agreement with Christensen Building Group for Construction Manager-at-Risk (CMAR) for the City Hall Building on May 17, 2022. The first amendment to demolish the existing structure and for site utilities was approved on February 7, 2023.

Financial Implications: Item is budgeted in the amount of

Approvals:

Aron Kulhavy

Kristy Doll

Associated Information:

1. Exhibit A 1 Guaranteed GMP
2. Exhibit A 4 Drawings

AIA® Document A133™ – 2019 Exhibit A

Guaranteed Maximum Price Amendment

This Amendment made as the date last signed below is incorporated into the accompanying AIA Document A133™–2019, Standard Form of Agreement Between Owner and Construction Manager as Constructor where the basis of payment is the Cost of the Work Plus a Fee with a Guaranteed Maximum Price (the "Agreement")
(In words, indicate day, month, and year.)

for the following **PROJECT**:
(Name and address or location)

New City Hall Building
1212 Avenue M
Huntsville, TX 77340

THE OWNER:
(Name, legal status, and address)

City of Huntsville
1212 Avenue M
Huntsville, TX 77340

THE CONSTRUCTION MANAGER:
(Name, legal status, and address)

Christensen Building Group, LLC
15425 North Freeway, Suite 330
Houston, Texas 77090

TABLE OF ARTICLES

- A.1 GUARANTEED MAXIMUM PRICE
- A.2 DATE OF COMMENCEMENT AND SUBSTANTIAL COMPLETION
- A.3 INFORMATION UPON WHICH AMENDMENT IS BASED
- A.4 CONSTRUCTION MANAGER'S CONSULTANTS, CONTRACTORS, DESIGN PROFESSIONALS, AND SUPPLIERS

ARTICLE A.1 GUARANTEED MAXIMUM PRICE

§ A.1.1 Guaranteed Maximum Price

Pursuant to Section 3.2.6 of the Agreement, the Owner and Construction Manager hereby amend the Agreement to establish a Guaranteed Maximum Price. As agreed by the Owner and Construction Manager, the Guaranteed Maximum Price ("GMP") is an amount that the Contract Sum shall not exceed. The Contract Sum consists of the Construction Manager's Fee plus the Cost of the Work, as that term is defined in Article 6 of the Agreement. This GMP Amendment Number 1 is for the Demolition Civil Package only. The Parties anticipate executing one additional GMP Amendment for the remainder of the Work.

§ A.1.1.1 The Contract Sum for GMP Amendment Number 1 is guaranteed by the Construction Manager not to exceed one million two hundred twenty-four thousand seven

ADDITIONS AND DELETIONS:

The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed. A vertical line in the left margin of this document indicates where the author has added necessary information and where the author has added to or deleted from the original AIA text.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

AIA Document A201™–2017, General Conditions of the Contract for Construction, is adopted in this document by reference. Do not use with other general conditions unless this document is modified.

hundred twenty-one dollars and no cents (\$ 1,224,721), subject to additions and deductions by Change Order as provided in the Contract Documents. The General Conditions contained in this sum apply only to the scope of work contemplated by this GMP Amendment Number 1. A future GMP Amendment will include Construction Manager's general conditions for the remainder of the Work.

§ A.1.1.2 **Itemized Statement of the Guaranteed Maximum Price.** Provided below is an itemized statement of the Guaranteed Maximum Price organized by trade categories, including allowances; the Construction Manager's contingency; alternates; the Construction Manager's Fee; and other items that comprise the Guaranteed Maximum Price as defined in Section 3.2.1 of the Agreement.

(Provide itemized statement below or reference an attachment.)

See Attached Exhibit A-1.

§ A.1.1.3 The Construction Manager's Fee is set forth in Section 6.1.2 of the Agreement.

§ A.1.1.4 The method of adjustment of the Construction Manager's Fee for changes in the Work is set forth in Section 6.1.3 of the Agreement.

§ A.1.1.5 **Alternates**

§ A.1.1.5.1 Alternates, if any, included in the Guaranteed Maximum Price:

Item	Price
N/A	N/A

§ A.1.1.5.2 Subject to the conditions noted below, the following alternates may be accepted by the Owner following execution of this Exhibit A. Upon acceptance, the Owner shall issue a Modification to the Agreement.

(Insert below each alternate and the conditions that must be met for the Owner to accept the alternate.)

Item	Price	Conditions for Acceptance
------	-------	---------------------------

§ A.1.1.6 Unit prices, if any:

(Identify the item and state the unit price and quantity limitations, if any, to which the unit price will be applicable.)

Item	Units and Limitations	Price per Unit (\$0.00)
------	-----------------------	-------------------------

ARTICLE A.2 DATE OF COMMENCEMENT AND SUBSTANTIAL COMPLETION

§ A.2.1 The date of commencement of the Work shall be:

(Check one of the following boxes.)

☐ The date of execution of this Amendment.

☒ Established as follows:

(Insert a date or a means to determine the date of commencement of the Work.)

Within ten (10) days of the Owner's Notice to Proceed.

If a date of commencement of the Work is not selected, then the date of commencement shall be the date of execution of this Amendment.

§ A.2.2 Unless otherwise provided, the Contract Time is the period of time, including authorized adjustments, allotted in the Contract Documents for Substantial Completion of the Work. The Contract Time shall be measured from the date of commencement of the Work.

§ A.2.3 Substantial Completion

§ A.2.3.1 Subject to adjustments of the Contract Time as provided in the Contract Documents, the Construction Manager shall achieve Substantial Completion of the entire Work:

(Check one of the following boxes and complete the necessary information.)

☒ Not later than ninety one (91) calendar days from the date of commencement of the Work.

☐ By the following date:

§ A.2.3.2 Subject to adjustments of the Contract Time as provided in the Contract Documents, if portions of the Work are to be completed prior to Substantial Completion of the entire Work, the Construction Manager shall achieve Substantial Completion of such portions by the following dates:

Portion of Work

Substantial Completion Date

§ A.2.3.3 If the Construction Manager fails to achieve Substantial Completion as provided in this Section A.2.3, liquidated damages, if any, shall be assessed as set forth in Section 6.1.6 of the Agreement.

ARTICLE A.3 INFORMATION UPON WHICH AMENDMENT IS BASED

§ A.3.1 The Guaranteed Maximum Price and Contract Time set forth in this Amendment are based on the Contract Documents and the following:

§ A.3.1.1 The following Supplementary and other Conditions of the Contract:

Document	Title	Date	Pages
Exhibit A-2	Clarifications and Qualifications	1/26/2023	4

§ A.3.1.2 The following Specifications:

(Either list the Specifications here, or refer to an exhibit attached to this Amendment.)

Exhibit A-3

Section	Title	Date	Pages
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§ A.3.1.3 The following Drawings:

(Either list the Drawings here, or refer to an exhibit attached to this Amendment.)

Exhibit A-4

Number	Title	Date
--------	-------	------

§ A.3.1.4 The Sustainability Plan, if any:

(If the Owner identified a Sustainable Objective in the Owner's Criteria, identify the document or documents that comprise the Sustainability Plan by title, date and number of pages, and include other identifying information. The Sustainability Plan identifies and describes the Sustainable Objective; the targeted Sustainable Measures; implementation strategies selected to achieve the Sustainable Measures; the Owner's and Construction Manager's roles and responsibilities associated with achieving the Sustainable Measures; the specific details about design reviews, testing or metrics to verify achievement of each Sustainable Measure; and the Sustainability Documentation required for the Project, as those terms are defined in Exhibit C to the Agreement.)

Title	Date	Pages
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Init.

Other identifying information:

§ A.3.1.5 Allowances, if any, included in the Guaranteed Maximum Price:
(Identify each allowance.)

Item

Price

§ A.3.1.6 Assumptions and clarifications, if any, upon which the Guaranteed Maximum Price is based:
(Identify each assumption and clarification.)

See Exhibit A-2

§ A.3.1.7 The Guaranteed Maximum Price is based upon the following other documents and information:
(List any other documents or information here, or refer to an exhibit attached to this Amendment.)

See Exhibit A-4

ARTICLE A.4 CONSTRUCTION MANAGER'S CONSULTANTS, CONTRACTORS, DESIGN PROFESSIONALS, AND SUPPLIERS

§ A.4.1 The Construction Manager shall retain the consultants, contractors, design professionals, and suppliers, identified below:
(List name, discipline, address, and other information.)

N/A

This Amendment to the Agreement entered into as of the day and year first written above

OWNER (Signature)

(Printed name and title)

Date


CONSTRUCTION MANAGER (Signature)

Mark L. Christensen, President
(Printed name and title)

Date

1/27/2023

Additions and Deletions Report for AIA® Document A133™ – 2019 Exhibit A

This Additions and Deletions Report, as defined on page 1 of the associated document, reproduces below all text the author has added to the standard form AIA document in order to complete it, as well as any text the author may have added to or deleted from the original AIA text. Added text is shown underlined. Deleted text is indicated with a horizontal line through the original AIA text.

Note: This Additions and Deletions Report is provided for information purposes only and is not incorporated into or constitute any part of the associated AIA document. This Additions and Deletions Report and its associated document were generated simultaneously by AIA software at 13:47:11 CT on 01/27/2023.

PAGE 1

This Amendment dated the ~~day of in the year~~, made as the date last signed below is incorporated into the accompanying AIA Document A133™–2019, Standard Form of Agreement Between Owner and Construction Manager as Constructor where the basis of payment is the Cost of the Work Plus a Fee with a Guaranteed Maximum Price dated the ~~day of in the year~~ (the "Agreement")

...

New City Hall Building
1212 Avenue M
Huntsville, TX 77340

...

City of Huntsville
1212 Avenue M
Huntsville, TX 77340

...

Christensen Building Group, LLC
15425 North Freeway, Suite 330
Houston, Texas 77090

...

Pursuant to Section 3.2.6 of the Agreement, the Owner and Construction Manager hereby amend the Agreement to establish a Guaranteed Maximum Price. As agreed by the Owner and Construction Manager, the Guaranteed Maximum Price ("GMP") is an amount that the Contract Sum shall not exceed. The Contract Sum consists of the Construction Manager's Fee plus the Cost of the Work, as that term is defined in Article 6 of the Agreement. This GMP Amendment Number 1 is for the Demolition Civil Package only. The Parties anticipate executing one additional GMP Amendment for the remainder of the Work.

§ A.1.1.1 The Contract Sum for GMP Amendment Number 1 is guaranteed by the Construction Manager not to exceed one million two hundred twenty-four thousand seven hundred twenty-one dollars and no cents (\$ 1,224,721), subject to additions and deductions by Change Order as provided in the Contract Documents. The General Conditions contained in this sum apply only to the scope of work contemplated by this GMP Amendment Number 1. A future GMP Amendment will include Construction Manager's general conditions for the remainder of the Work.

PAGE 2

See Attached Exhibit A-1.

...

N/A

N/A

...

[X] Established as follows:

...

Within ten (10) days of the Owner's Notice to Proceed.

PAGE 3

[X] Not later than ninety one (91) calendar days from the date of commencement of the Work.

...

Exhibit A-2

Clarifications and
Qualifications

1/26/2023

4

...

Exhibit A-3

...

Exhibit A-4

PAGE 4

See Exhibit A-2

...

See Exhibit A-4

...

N/A

...

Mark L. Christensen, President

...

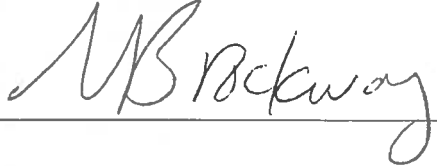
Date

Date

Certification of Document's Authenticity

AIA® Document D401™ – 2003

I, Michelle Brockway, hereby certify, to the best of my knowledge, information and belief, that I created the attached final document simultaneously with its associated Additions and Deletions Report and this certification at 13:47:11 CT on 01/27/2023 under Order No. 3104237702 from AIA Contract Documents software and that in preparing the attached final document I made no changes to the original text of AIA® Document A133™ – 2019 Exhibit A, Guaranteed Maximum Price Amendment, as published by the AIA in its software, other than those additions and deletions shown in the associated Additions and Deletions Report.


(Signed)


(Title)

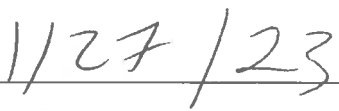

(Dated)

EXHIBIT A-1

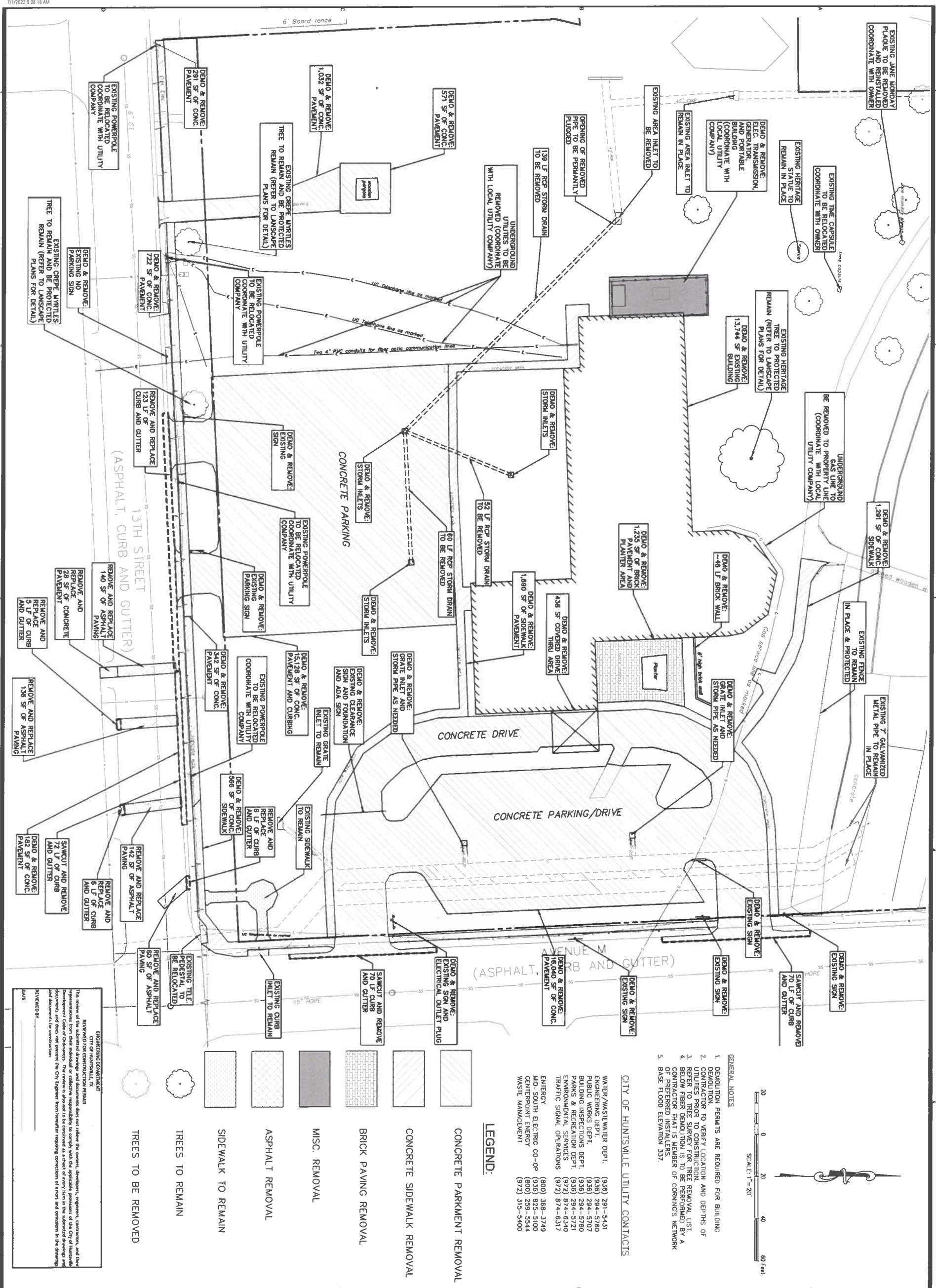
ITEMIZED GMP - DEMOLITION CIVIL PACKAGE



PROJECT NO: 90-22
PROJECT: CITY OF HUNTSVILLE - CITY HALL MUNICIPAL COMPLEX
CLIENT: CITY OF HUNTSVILLE
ARCHITECT: RANDALL SCOTT ARCHITECTS
PROPOSAL DATE: 1/27/2023

ESTIMATOR: SD, JM
SITE AREA: 211,913
BUILDING AREA: 44,000
PAVING AREA: 256,778
MONTHS: 3.0

DIV.	NAME	LABOR	MATERIAL	EQUIPMENT	SUB. PROPOSAL	TOTAL	CURRENT LOW BIDDER	COST/SF
010000	GENERAL CONDITIONS	94,224	66,483	2,550	-	163,256	CBG	3.71
010000	GENERAL REQUIREMENTS	-	-	79,450	-	79,450	CBG	1.81
012100	ALLOWANCE - MATERIALS TESTING	-	-	-	75,000	75,000	ALLOWANCE	1.70
017123	LAYOUT & EQUIPMENT	-	-	-	27,903	27,903	WORK PACKAGE	0.63
022100	SURVEY	-	-	-	12,000	12,000	CBG	0.27
024113	SELECTIVE SITE DEMOLITION	-	-	-	101,192	101,192	INLAND ENVIRONMENTAL	2.30
220000	PLUMBING	-	-	-	2,592	2,592	PRIORITY	0.06
260000	ELECTRICAL	-	-	-	2,016	2,016	MCCAFFEY	0.05
310000	EARTHWORK	-	-	-	326,600	326,600	HONDOR SITEWORK	7.42
312316	UTILITY SPOIL HAUL-OFF	-	-	-	19,877	19,877	WORK PACKAGE	0.45
312500	SWPPP	-	-	-	13,089	13,089	CONSTRUCTION ECO SVS	0.30
313116	TERMITE PROTECTION	-	-	-	1,668	1,668	ARROW TERMITE	0.04
330000	SITE UTILITIES	-	-	-	285,266	285,266	HONDOR SITEWORK	6.48
	SUBTOTAL - COST OF WORK	94,224	66,483	82,000	867,203	1,109,909	EXPOSURE:	25.23
	BUILDER'S RISK INSURANCE				0.25%	2,775		
	GENERAL LIABILITY				0.73%	8,102		
	PERMIT (BY CITY OF HUNTSVILLE)					-		
	ESCALATION CONTINGENCY				2.00%	22,198		
	C.M. CONTINGENCY				3.00%	33,297		
	FEE				2.00%	23,526		
	SUBTOTAL					1,199,807		27.27
	BOND					24,914		
	TOTAL GMP					1,224,721		27.83





**RANDALL SCOTT
ARCHITECTS**
ARCHITECTURE | INTERIORS | PLANNING
2140 LAKE PARK BLVD. SUITE 300
RICHMOND, TX 75260
PHONE: 972.664.9100
WWW.RSARCHITECT.COM



**CITY of
Huntsville**

CITY OF HUNTSVILLE
1212 AVENUE M, HUNTSVILLE, TX 77340

PROJECT TEAM

PRINCIPAL: _____
PROJ. MGR.: _____
PROJ. COORD.: _____
DRAWN BY: D. JONES
O.C.: D. ANDREWS

CIVIL ENGINEER
MCADAMS CIVIL ENGINEERING
201 COUNTRY VIEW DRIVE
ROANOKE, TX 76282
(840) 240 - 1012
WWW.MCADAMSCOE.COM

REVISIONS

NO.	DATE	REF./DESCRIPTION
1	JAN 12, 2023	GMP ADDENDUM #1

**80%
CONSTRUCTION
DOCUMENTS
FOR GMP
REVIEW**

PRELIMINARY PLANS
THIS DOCUMENT IS FOR
INTERNAL REVIEW AND IS
NOT INTENDED FOR
CONSTRUCTION, BIDDING,
OR PERMITTING.
THE JOHN R. MCADAMS
COMPANY, INC.
TYPE: 19162
DATE: 1/13/2023
DESIGNED BY: J. ANDREWS,
P.E. #00087
DATE: 1/13/2023

ISSUE DATE:
@ DEC. 16, 2022

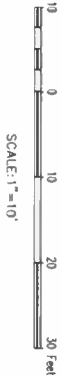
**DEMOLITION
SHEET**

SHEET NO.
C1.0

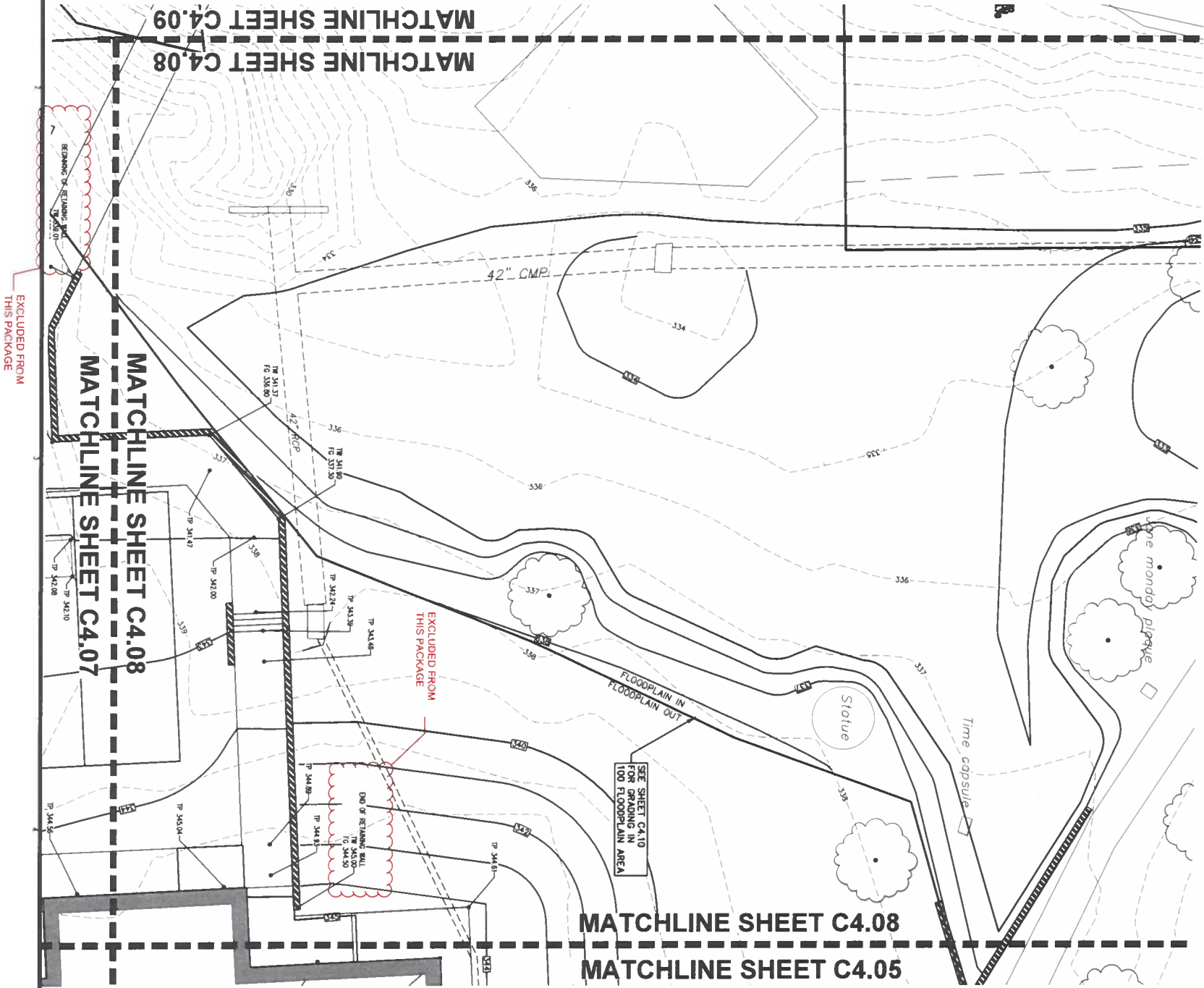
PROJECT NO.: 2005.00
ALL DEMO SCOPE NOTED
ON THIS DRAWING IS
INCLUDED

CITY HALL MUNICIPAL COMPLEX

ENGINEERING DEPARTMENT
CITY OF HUNTSVILLE
REVIEWED FOR CONSTRUCTION PERMIT
This review of the submitted drawing and documents does not relieve the owner, developer, engineer, architect, contractor, and their representatives from their individual or collective responsibility to comply with the applicable provisions of the City of Huntsville Development Code of Ordinances. The review is also not to be construed as a check of every item in the submitted drawing and documents and does not prevent the City Engineer from hereafter requiring correction of errors and omissions in the drawing and documents for construction.
REVIEWED BY: _____
DATE: _____



- GENERAL NOTES
1. THE CITY OF HUNTSVILLE ENGINEERING STANDARDS APPLY WHETHER INDICATED ON THESE PLANS OR NOT.
 2. ALL SIDEWALK SHALL HAVE A 2% CROSS SLOPE MAX. ALL PARKING SHALL HAVE A MAX CROSS SLOPE 2% IN ALL DIRECTIONS, AND ALL ACCESSIBLE PATHS SHALL HAVE A MAX LONGITUDINAL SLOPE OF 5%.




RANDALL SCOTT ARCHITECTS
ARCHITECTURE | INTERIORS | PLANNING
2140 LAKE PARK BLVD. SUITE 300
RICHMOND, TX 75280
PHONE: 972.664.7100
WWW.RSARCHITECTS.COM



CITY OF HUNTSVILLE
12112 AVENUE M, HUNTSVILLE, TX 77340

PROJECT TEAM

PRINCIPAL
PROJ. MGR.
PROJ. COORD.
DRAWN BY
O.C.
D. ANDREWS

CIVIL ENGINEER
MCADAMS CIVIL ENGINEERING
201 COUNTRY VIEW DRIVE
ROCKWELL, TX 76787
(847) 240-1012
WWW.MCADAMSCIVIL.COM

**80%
CONSTRUCTION
DOCUMENTS
FOR GMP
REVIEW**

PRELIMINARY PLANS
THIS DOCUMENT IS FOR PRELIMINARY REVIEW ONLY AND IS NOT INTENDED FOR CONSTRUCTION, BIDDING, OR PERMIT PURPOSES.
ENGINEER: R. MCADAMS
FIRM: MCADAMS CIVIL ENGINEERING, P.C.
DATE: 12/16/2022

ISSUE DATE:
c. DEC. 16, 2022

**GRADING
PLAN**

SHEET NO.
C4.08

PROJECT NO.: 2005.00
ALL EARTHWORK SCOPE IS INCLUDED. EXCLUDED IS ANY CONCRETE SCOPE OF WORK.

CITY HALL MUNICIPAL COMPLEX



RANDALL SCOTT ARCHITECTS
ARCHITECTURE | INTERIORS | PLANNING
2140 LAKE PARK BLVD SUITE 300
RICHMOND, TX 75080
PHONE 972.664.1100
WWW.RSARCHITECT.COM

CITY OF HUNTSVILLE
1212 AVENUE M, HUNTSVILLE, TX 77340

PROJECT TEAM

PRINCIPAL
PROJ. MGR.
PROJ. COORD.
DRAWN BY
D. JONES
D. ANDREWS

CIVIL ENGINEER
MCADAMS CIVIL ENGINEERING
201 COUNTRY VIEW DRIVE
ROANOKE, TX 76802
(840) 240-1012
WWW.MCADAMSCIVIL.COM

REVISIONS

NO. DATE REF. DESCRIPTION
1 JAN 12, 2023 GMP ADDENDUM #1

80% CONSTRUCTION DOCUMENTS FOR GMP REVIEW

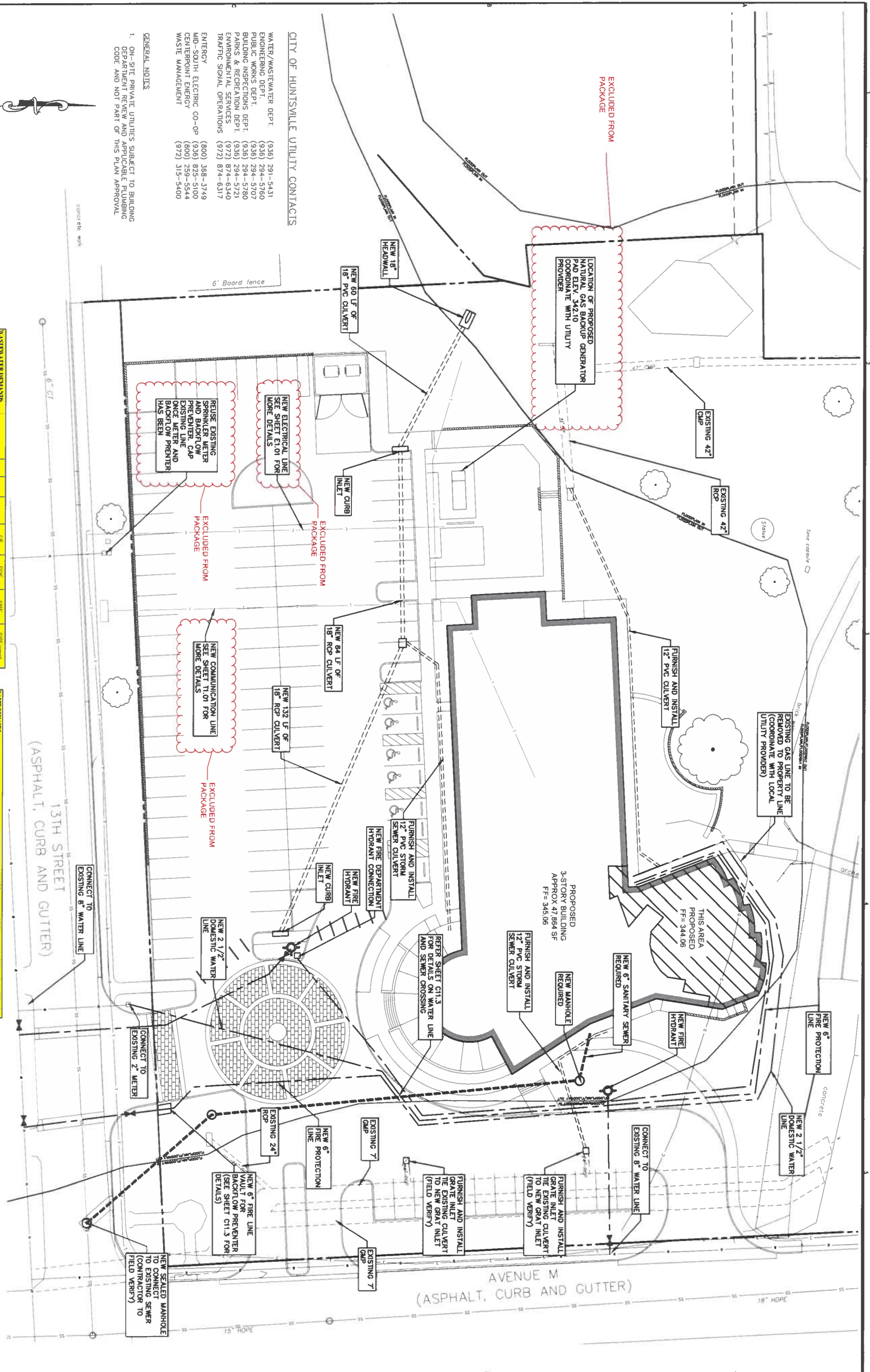
PRELIMINARY PLANS
THIS DOCUMENT IS FOR INFORMATION ONLY AND IS NOT INTENDED FOR CONSTRUCTION PURPOSES, OR PERMIT PURPOSES. COMPANY, INC. TYPE: 19782
DARREN A. ANDREWS, P.E. #9006
DATE 1/13/2023

ISSUE DATE:
© DEC. 16, 2022

OVERALL UTILITY PLAN

SHEET NO.
C5.0

PROJECT NO.: 2005.00
ALL SITE UTILITIES SCOPE OF WORK IS INCLUDED.
EXCLUDED IS ANY CONCRETE SCOPE.

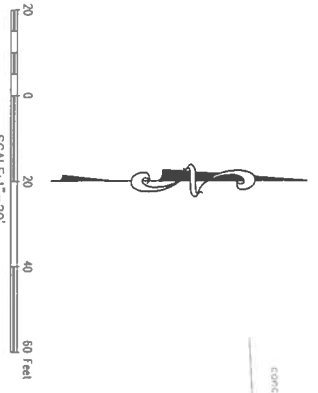


CITY OF HUNTSVILLE UTILITY CONTACTS

WATER/WASTEWATER DEPT. (936) 291-5431
ENGINEERING DEPT. (936) 294-5760
PUBLIC WORKS DEPT. (936) 294-5707
BUILDING INSPECTIONS DEPT. (936) 294-5780
PARKS & RECREATION DEPT. (936) 294-5721
ENVIRONMENTAL SERVICES (972) 874-6340
TRAFFIC SIGNAL OPERATIONS (972) 874-6317
ENERGY (800) 368-3749
WIND-SOUTH ELECTRIC CO-OP (936) 825-5100
CATERPILLAR ENERGY (800) 259-5544
WASTE MANAGEMENT (972) 315-5400

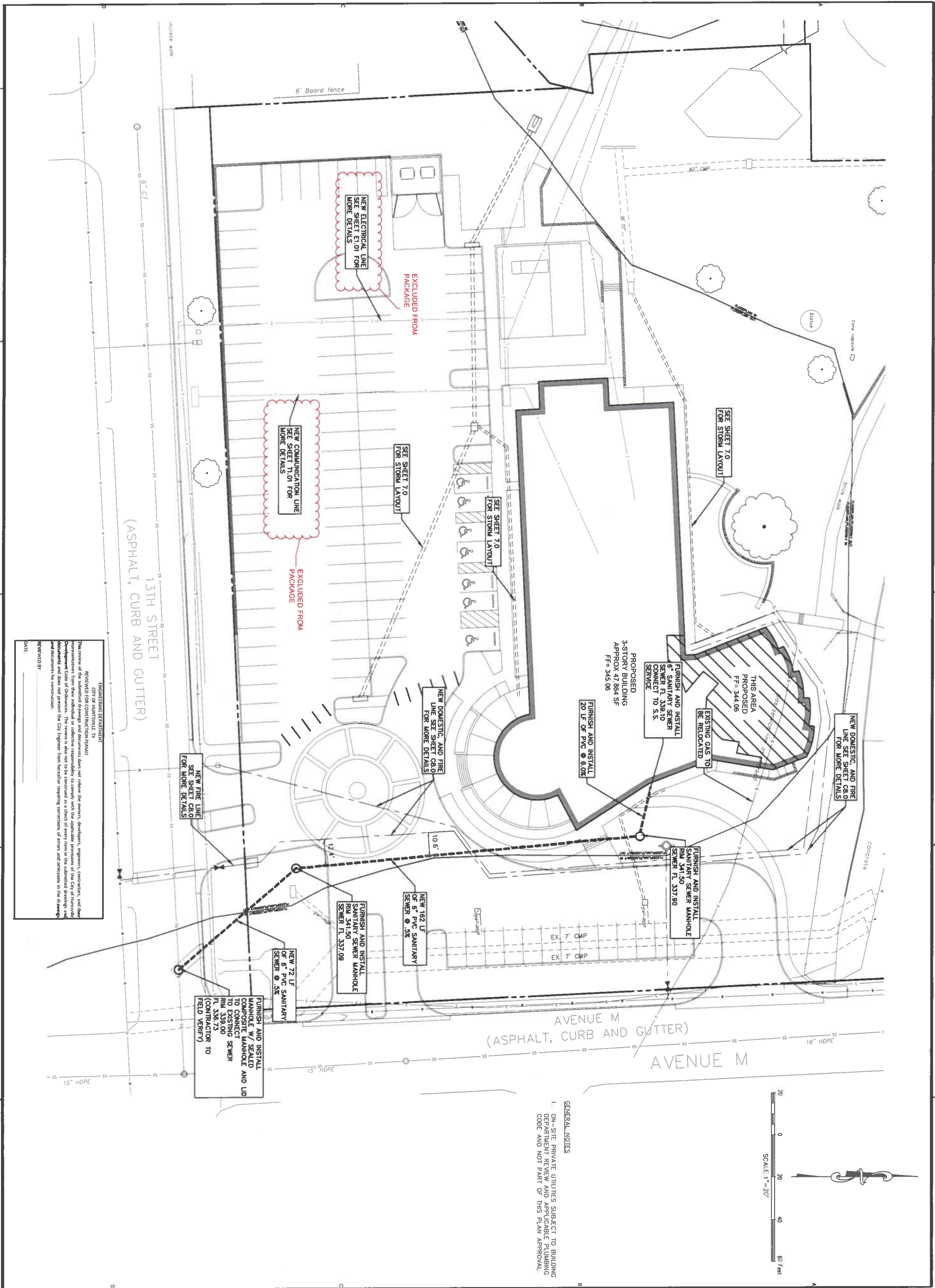
GENERAL NOTES

1. ON-SITE PRIVATE UTILITIES SUBJECT TO BUILDING DEPARTMENT REVIEW AND APPLICABLE PLUMBING CODE AND NOT PART OF THIS PLAN APPROVAL



EXISTING UTILITY DETAILS		PROPOSED		TOTAL		TOTAL	
Line Description	Qty	Line Description	Qty	Line Description	Qty	Line Description	Qty
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2\"/>	1	2\"/>	1	2\"/>	1	2\"/>	1
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NEW UTILITY DETAILS		PROPOSED		TOTAL		TOTAL	
Line Description	Qty	Line Description	Qty	Line Description	Qty	Line Description	Qty
1" Polypropylene	1	1" Polypropylene	1	1" Polypropylene	1	1" Polypropylene	1
2" Polypropylene	1	2" Polypropylene	1	2" Polypropylene	1	2" Polypropylene	1
3" Polypropylene	1	3" Polypropylene	1	3" Polypropylene	1	3" Polypropylene	1
4" Polypropylene	1	4" Polypropylene	1	4" Polypropylene	1	4" Polypropylene	1
5" Polypropylene	1	5" Polypropylene	1	5" Polypropylene	1	5" Polypropylene	1
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11" Polypropylene	1	11" Polypropylene	1	11" Polypropylene	1	11" Polypropylene	1
12" Polypropylene	1	12" Polypropylene	1	12" Polypropylene	1	12" Polypropylene	1
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14" Polypropylene	1	14" Polypropylene	1	14" Polypropylene	1	14" Polypropylene	1
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80" Polypropylene	1	80" Polypropylene	1	80" Polypropylene	1	80" Polypropylene	1
81" Polypropylene	1	81" Polypropylene	1	81" Polypropylene	1	81" Polypropylene	1
82" Polypropylene	1	82" Polypropylene	1	82" Polypropylene	1	82" Polypropylene	1
83" Polypropylene	1	83" Polypropylene	1	83" Polypropylene	1	83" Polypropylene	1
84" Polypropylene	1	84" Polypropylene	1	84" Polypropylene	1	84" Polypropylene	1
85" Polypropylene	1	85" Polypropylene	1	85" Polypropylene	1	85" Polypropylene	1
86" Polypropylene	1	86" Polypropylene	1	86" Polypropylene	1	86" Polypropylene	1
87" Polypropylene	1	87" Polypropylene	1	87" Polypropylene	1	87" Polypropylene	1
88" Polypropylene	1	88" Polypropylene	1	88" Polypropylene	1	88" Polypropylene	1
89" Polypropylene	1	89" Polypropylene	1	89" Polypropylene	1	89" Polypropylene	1
90" Polypropylene	1	90" Polypropylene	1	90" Polypropylene	1	90" Polypropylene	1
91" Polypropylene	1	91" Polypropylene	1	91" Polypropylene	1	91" Polypropylene	1
92" Polypropylene	1	92" Polypropylene	1	92" Polypropylene	1	92" Polypropylene	1
93" Polypropylene	1	93" Polypropylene	1	93" Polypropylene	1	93" Polypropylene	1
94" Polypropylene	1	94" Polypropylene	1	94" Polypropylene	1	94" Polypropylene	1
95" Polypropylene	1	95" Polypropylene	1	95" Polypropylene	1	95" Polypropylene	1
96" Polypropylene	1	96" Polypropylene	1	96" Polypropylene	1	96" Polypropylene	1
97" Polypropylene	1	97" Polypropylene	1	97" Polypropylene	1	97" Polypropylene	1
98" Polypropylene	1	98" Polypropylene	1	98" Polypropylene	1	98" Polypropylene	1
99" Polypropylene	1	99" Polypropylene	1	99" Polypropylene	1	99" Polypropylene	1
100" Polypropylene	1	100" Polypropylene	1	100" Polypropylene	1	100" Polypropylene	1





RANDALL SCOTT ARCHITECTS
ARCHITECTURE | INTERIORS | PLANNING
2140 JAY PARK BLVD SUITE 300
RICHMOND, TX 75880
PH: 281.972.6410
WWW.RSARCHITECTS.COM



CITY OF HUNTSVILLE
1212 AVENUE M, HUNTSVILLE, TX 77340

PROJECT TEAM

PRINCIPAL
PROJ. MGR.
PROJ. COORD.
DRAWN BY
O.C.
D. JONES
D. ANDREWS

CIVIL ENGINEER
MCADAMS CIVIL ENGINEERING
201 COUNTRY VIEW DRIVE
ROCKWELL, TX 76782
(817) 240-1012
WWW.MCADAMSCIVIL.COM

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THE FIRM, E. MCADAMS
COMPANY, INC.,
DATE: 12/16/2022

ISSUE DATE:
© DEC. 16, 2022

SANITARY SEWER PLAN

SHEET NO.
C6.0

PROJECT NO.: 2005.00
ALL SITE UTILITIES SCOPE
OF WORK IS INCLUDED.
EXCLUDED IS ANY
CONCRETE SCOPE.

CITY HALL MUNICIPAL COMPLEX

