

# MARJANG

December 21, 2022

Bill Hansell, General Manager  
Kensington Fire Protection District  
217 Arlington Avenue  
Kensington, CA 94707

RE: Kensington FPD Public Safety Building Contract Modification 03

Dear Bill,

We are requesting that the fee adjustment outlined below be approved for Construction Phase services for MarJang Architecture and Haley & Aldrich.

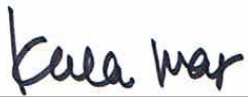
MarJang Architecture's original fee proposal per our original contract included a duration of 12 months for Construction and provided fees of \$6,370.00 per month for a total of \$76,440.00. MJA request to add an amount of \$7,000.00 (which includes escalation between 2021 and 2023) for each additional month x 6 months = \$42,000.00 for our Construction Phase services work since the Construction Phase is now scheduled as 18 months.

Haley & Aldrich have provided a fee proposal for Geotechnical Services during Construction, see attached.

Original Contract Scope	\$418,112.50
Modification 01	\$109,085.13
Modification 02	\$4,200.00
Revised Contract Amount	\$531,397.63
Modification 03	
3.1 - MarJang Extension for (6) months Construction Phase	\$42,000.00
3.2 - Haley & Aldrich Inc. Geotechnical Services during Construction	\$40,925.00
Revised Contract Amount	\$614,322.63

Please review and process at your earliest convenience.

Sincerely,



Karen Mar, Principal  
MarJang Architecture

Modification Approval by:



Bill Hansell, KFPD General Manager  
Kensington Fire Protection District

12/22/2022

Date





HALEY & ALDRICH, INC.  
426 17<sup>th</sup> Street  
Suite 700  
Oakland, CA 94612  
510.879.4544

20 December 2022  
File No. P201747-100

MARJANG Architecture  
930 Cole Street, Suite 101  
San Francisco, California 94117

Attention: Ms. Karen Mar

Subject: Proposal for Geotechnical Services during Construction  
Kensington Public Safety Building  
217 Arlington Avenue  
Kensington, California

Ladies and Gentlemen:

Haley & Aldrich, Inc. (Haley & Aldrich) is pleased to submit this proposal to MARJANG Architecture to provide geotechnical observation and testing services in connection with the Kensington Public Safety Building project at 217 Arlington Avenue in Kensington, California (Site).

## **Background and Project Understanding**

The subject property is located on the northeastern side of Arlington Avenue, south of its intersection with Oberlin Avenue. The Site is approximately square-shaped with plan dimensions of about 100 by 100 feet. The Site is situated on a hillside that has been cut and filled to construct Arlington Avenue and building pads on the northeastern and southwestern sides of Arlington Avenue. Currently, the Site is occupied by an existing public safety building at the western portion of the Site and a parking lot at the eastern portion (rear) of the Site.

The existing building is occupied by the Kensington fire and police department. The structure is a wood-frame, two-story, split-level structure located on a slope, with the west side of the ground floor exposed near street grade at Arlington Avenue and the east side of the second floor roughly level with an at-grade upslope parking lot. The eastern portion of the building's ground floor was designed with retaining walls to resist lateral earth pressure from the slope and parking lot. The ground level of the structure includes an apparatus bay, which houses several fire engine vehicles. A driveway providing access to the rear parking lot is located at the southern portion of the Site. There is also a 12-foot-high retaining wall along the eastern property line. Available as-built plans show the existing retaining wall was constructed with a T-shaped footing that extends a minimum of 4 feet downslope and 9 feet upslope of the retaining wall.

Haley & Aldrich previously prepared a design-level geotechnical report for the proposed development titled "Report on Kensington Public Safety Building, 217 Arlington Avenue, Kensington, California" dated

10 December 2021. As part of our study, the potential for a fault or fault splay to cross the Site was identified. Our recommendations include having a Certified Engineering Geologist observe excavations. We understand that the proposed Site improvement includes seismic upgrades to the building foundation consisting of new pier and grade beam system. A new elevator shaft is to be constructed for the building as well. Additional design and construction items include exterior concrete flatwork, utilities, exterior lighting, and limited landscaping.

If the project differs significantly, we should be provided the opportunity to review our scope for applicability.

## **Scope of Services**

Haley & Aldrich has identified the following scope of services to meet the project objectives. The proposed scope of services has been divided into the following tasks:

### **TASK 1 – GEOTECHNICAL CONSULTING SERVICES DURING CONSTRUCTION**

We will engage in ongoing geotechnical support throughout the construction of the project. To that end, we will attend team meetings; participate in conference calls; respond to e-mail correspondence, review submittals, and respond to requests for information (RFIs); and provide geotechnical consultation on an “as needed” basis. We will also review field reports for earthwork activities prepared by others.

### **TASK 2 – ON-SITE CONSTRUCTION OBSERVATION AND TESTING SERVICES**

It is our understanding that for efficiency, MARJANG will enlist the third party inspection firm, AME, to inspect compaction of engineered fill on-site. AME is already providing special inspection services for the project. With the potential presence of a fault, Haley & Aldrich will conduct the following observations by a Certified Engineering Geologist during the proposed construction activities:

- Provide full-time observation during drilling of the piers including preparation of field dailies;
- Provide part-time observation of grade beam and elevator pit excavations including preparation of field dailies;
- Summarize on-site activities in daily reports that will be made available to the project team for reference.

### **TASK 3 – CONSTRUCTION SUMMARY REPORT**

We will prepare and submit a letter report summarizing the construction earthwork activities observed and testing by AME enlisted by MARJANG to observe compaction at the project site. The summary letter report will also include details regarding the drilling of foundation piers, excavation of the grade beams, excavation of the elevator pit and a discussion of any design changes made during construction.

## Schedule

Haley & Aldrich can commence with the proposed scope of services described above upon receiving your authorization to proceed. A construction schedule dated 19 October 2022 has been provided to us by Baseline Construction. We have used this schedule to prepare the costs associated with the geotechnical oversight aspect of project development. If an updated schedule becomes available, this can be used to better estimate our costs. Based on the construction schedule provided, the project development will be completed over an approximately 12-month time frame. The earthwork portion of Site development requiring geotechnical oversight is approximately 49 workdays, and our assumption of the time to complete each of the construction tasks involved are as follows:

- Rough to fine grading of the Site – 10 workdays;
- Excavation and backfill of the underground utilities – 20 workdays;
- Drilling and inspection of pier footings – 13 workdays;
- Excavation of the grade beam footing – 3 workdays; and
- Excavation of the elevator pit foundation – 3 workdays.

The estimated time required for Haley & Aldrich to provide our services for these tasks during construction (excluding task durations that overlap with other tasks) are presented in the cost estimate section of this proposal. If the task scopes and durations as presented in updated schedules are found to differ significantly from what has been presented in this proposal, we should be given the opportunity to review the proposed changes and request a modification to our scope and fee, as appropriate.

## Cost Estimate

We will perform our geotechnical services on a time-and-material, not-to-exceed without written authorization basis in accordance with the General Conditions for Consultants dated 10 January 2022 and our modified Standard Fee Schedule (2023 RS2), which is attached with this proposal. We estimate the fee for our services will be as follows:

### **TASK 1: GEOTECHNICAL CONSULTING SERVICES DURING CONSTRUCTION**

We will engage in ongoing geotechnical support throughout the construction of the project. To that end, we will attend team meetings; participate in conference calls; respond to e-mail correspondence, review submittals, and respond to RFIs; and provide geotechnical consultation on an “as needed” basis.

Review of the daily field reports prepared by AME for the following items:

- Ten days of rough to fine grading of the Site;
- Five days of excavation and backfill of the underground utilities;

*Subtotal* .....\$10,000

### **TASK 2: ON-SITE CONSTRUCTION OBSERVATION AND TESTING SERVICES**

Observation and testing services for the following items by a Certified Engineering Geologist:

- Observation of drilled piers – 13, 10-hr visits;
- Observation of the grade beam excavation – 1, 5-hr visit;
- Observation of the elevator pit excavation – 1, 5-hr visit;

Field Representatives

Full time: 13, 10-hour visits at \$175 per hour .....	\$ 22,750
Part time: 2, 5-hour visits at \$175 per hour .....	\$ 1,750
Field Vehicle (15 visits at \$95 per day) .....	\$ 1,425

*Subtotal* .....\$25,925

**TASK 3: CONSTRUCTION SUMMARY REPORT**

Preparation of construction summary report .....\$ 5,000

**Total** .....\$40,925

We will coordinate our Site visits with the general contractor’s field superintendent for efficient charges to the project. Project costs will be monitored closely and you will be notified if a budget revision becomes necessary. If additional services are required, they will be provided in accordance with the General Conditions for Consultants (contract) executed 10 January 2022 and our modified Standard Fee Schedule (2023 RS2), which are integral to the contract.

This proposal is valid for a period of 60 days from the date of this letter. If acceptance and authorization to proceed are not received within that period, we reserve the right to renegotiate the estimated costs, schedule for completion, and scope of services.

**Prevailing Wage**

The California Prevailing Wage Law requires payment of a local “prevailing wage” to workers employed on public works projects. Services subject to prevailing wage are typically non-professional field services and are applicable during design as well as construction phases of the project. The law significantly increases employee wages for qualified activities on public works projects. For the proposed scope of services during construction, we anticipate that prevailing wage is applicable for our Certified Engineering Geologist service activities including drilled pier and foundation excavation observations. Prevailing wage rates have been included in this proposal for those services.

**Assumptions**

Our scope of work and the attached fees are based on the following assumptions. These assumptions are not listed in order of importance:

- Haley & Aldrich will conduct the estimated number of site inspection visits described under this proposal. Should additional inspections be warranted, Haley & Aldrich will be available to conduct under a separate authorization.

- Our field services will be provided from our Concord field office and the estimated hours include round trip travel from the office to the project site.
- Our fieldwork can be performed between 7 am and 5 pm, Monday through Friday. If evening or weekend shifts are needed, we may need to adjust our fees.
- Access to the Site will be provided by others, at no additional cost to us, including parking.
- We will prepare our own health and safety program for work on the Site subject to review by the MARJANG safety team.
- Field activities do not require air monitoring or health and safety equipment beyond Level D.
- Haley & Aldrich will produce work that complies with our internal quality assurance/quality control program. Additional requirements beyond that program are not included in our fee estimate.
- Materials testing and special inspection services not specifically identified in this proposal including concrete, rebar, and welding will be provided by others.
- We understand that there is not a Project Labor Agreement (PLA) for this project. If there is a PLA, we will need to review our scope of services as we are unable to sign a PLA.

## Closure

If the above arrangements are satisfactory to you, please indicate your acceptance by issuing an amendment to the General Conditions for Consultants which will constitute our Agreement.

We appreciate the opportunity to submit this proposal and look forward to our association with you on this project. Please contact the undersigned if you wish to discuss this proposal or any aspect of the project.

Sincerely yours,  
**HALEY & ALDRICH, INC.**



Dane Tikunoff, P.G., C.E.G. (CA)  
Field Services Manager



Catherine H. Ellis, P.E., G.E. (CA)  
Senior Associate/Geotechnical Engineer

Attachment:  
Modified Standard Fee Schedule (2023 RS2)

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**FEES FOR SERVICES**

Fees for services will be based on the time worked on the project by staff personnel plus reimbursable expenses. The fee will be computed as follows.

1. Labor related fees will be computed based on personnel billing rates in effect at the time the services are performed. Personnel billing rates are subject to revision on, or about, 1 January and 1 July of each year. The hourly rates are fully inclusive of fringe benefits, burden, and fee. Current rates are provided in the table below.

<i>Classification</i>	<i>Hourly Rate</i>
<i>Project Support</i>	<i>\$118</i>
<i>Technician</i>	<i>\$118</i>
<i>Project Technician</i>	<i>\$130</i>
<i>Senior Technician</i>	<i>\$142</i>
<i>Project Controls</i>	<i>\$143</i>
<i>Staff Professional 1</i>	<i>\$155</i>
<i>Staff Professional 2</i>	<i>\$172</i>
<i>Project Professional</i>	<i>\$191</i>
<i>Technical Specialist</i>	<i>\$200</i>
<i>Project Manager / Senior Technical Specialist</i>	<i>\$219</i>
<i>Senior Project Manager / Technical Expert</i>	<i>\$262</i>
<i>Program Manager / Senior Technical Expert</i>	<i>\$335</i>
<i>Principal</i>	<i>\$418</i>

2. Pre-trial conferences, depositions, and expert testimony will be billed at one and one-half (1.5) times the rates quoted above.
3. Second and Third Shift, Weekend, and Holiday hours will be billed at \$40/hour premium. Second and Third Shifts are those starting between 4 PM and 4 AM.
4. Field visits will be billed at 4-hour minimum; night shifts will be billed at 8-hour minimum. Cancellation of scheduled night shift within 24 hours will be charged the full 8 hours.
5. Direct non-salary expenses will be billed at our cost plus fifteen (15) percent, except for employee vehicle use which will be billed at IRS allowed mileage rates.
6. ~~General project related expenses such as mobile phone expenses (including mobile app fees); in-house reproduction; printing costs for reports, drawings, and other project records; mail and overnight document delivery; and long term electronic and paper document storage will be billed as a general communication fee at a rate of four (4) percent of the labor charges.~~
7. Subcontractors will be billed at our cost plus fifteen (15) percent.
8. Equipment and laboratory testing will be billed at rates listed in the attached Equipment and Laboratory Rate Schedules, as applicable.

**EQUIPMENT RATE SCHEDULE**

<b>AIR MONITORING EQUIPMENT</b>	<b>Daily</b>	<b>Weekly</b>	<b>Monthly</b>
<i>Drager/Rae Sampling Kit (tubes not included)</i>	\$10	\$40	\$120
<i>Dust Monitor</i>	\$100	\$400	\$1,200
<i>Four-Gas Meter</i>	\$43	\$172	\$516
<i>Photoionization Detector - 10.6 or 11.7 eV</i>	\$70	\$280	\$840
<b>FIELD TESTING</b>	<b>Daily</b>	<b>Weekly</b>	<b>Monthly</b>
<i>Double Ring Infiltrometer</i>	\$250	---	---
<i>Field Supplies</i>	\$28	\$112	\$448
<i>Guelph Permeameter</i>	\$150	---	---
<i>Inclinometer Readings</i>	\$250	---	---
<i>Sand Cone Field Density Kit</i>	\$75	\$225	\$725
<i>pH Meter</i>	\$15	\$60	\$180
<i>Pile Load Testing (per test)</i>	\$1,500	---	---
<i>Plate Load Tester (per day)</i>	\$50	---	---
<i>Pit Box Test (per day)</i>	\$400	---	---
<i>Slug Test Kit (per day)</i>	\$350	---	---
<i>Wood Pile Load Testing (per test)</i>	\$250	---	---
<b>SAMPLING EQUIPMENT</b>	<b>Daily</b>	<b>Weekly</b>	<b>Monthly</b>
<i>Groundwater Sampling Bundle with Bladder Pump</i>	\$315	\$1,000	\$3,000
<i>Groundwater Sampling Bundle with Peristaltic Pump</i>	\$250	\$750	\$2,100
<i>Groundwater Sampling Bundle with Grundfos Pump</i>	\$350	\$1,100	\$3,100
<i>Rotohammer Drill</i>	\$100	\$400	---
<i>Soil Sampling or Tank Pull Equipment Bundle</i>	\$150	\$350	\$1,050
<i>Soil Vapor Sampling Bundle</i>	\$400	\$1,400	\$2,600
<i>Turbidity Meter</i>	\$20	\$80	\$240
<i>YSI Meter with Flow Cell</i>	\$100	\$400	\$1,200
<b>WATER LEVEL METERS AND INTERFACE PROBES</b>	<b>Daily</b>	<b>Weekly</b>	<b>Monthly</b>
<i>Barologger</i>	\$10	\$40	\$120
<i>Levelogger</i>	\$25	\$100	\$300
<i>Oil/Water Interface Probe</i>	\$50	\$200	\$600
<i>Water Level Indicator</i>	\$20	\$80	\$240
<b>GEOTECHNICAL INSTRUMENTATION</b>	<b>Daily</b>	<b>Weekly</b>	<b>Monthly</b>
<i>Cone Penetrometer</i>	\$15	\$60	\$180
<i>Crack Monitors - Electronic Datalogger</i>	---	\$120	\$360
<i>Dynamic Cone Penetrometer</i>	\$150	---	---
<i>Electronic Readout Box</i>	\$25	\$100	\$300
<i>Geokon LC-2 Single Channel Logger</i>	---	\$80	\$240
<i>Geokon - CR 800 Vibrating Wire Datalogger with Modem</i>	---	\$100	\$300
<i>Geokon GK 401 Vibrating Wire Readout Box</i>	\$50	\$100	\$300
<i>In-Place Inclinometer Rental</i>	---	---	\$1,250
<i>Modem</i>	---	---	\$250
<i>Nuclear Density Gauge</i>	\$100	\$300	\$900



**EQUIPMENT RATE SCHEDULE (continued)**

<b>GEOTECHNICAL INSTRUMENTATION (continued)</b>	<b>Daily</b>	<b>Weekly</b>	<b>Monthly</b>
<i>Power System - Battery</i>	\$5	\$20	\$60
<i>Power System - Solar</i>	\$15	\$60	\$180
<i>Seismograph - Manual</i>	\$75	\$225	\$725
<i>Seismograph - Remote Units</i>	\$100	\$275	\$825
<i>Tiltmeter</i>	---	\$150	\$450
<i>Vibration and Sound Monitoring Station</i>	\$125	\$325	\$925
<i>VDV Web Service</i>	---	---	\$200
<b>MISCELLANEOUS</b>	<b>Daily</b>	<b>Weekly</b>	<b>Monthly</b>
<i>Camera - Digital</i>	\$10		
<i>Decontamination Kit (each)</i>	\$50	---	---
<i>Drone</i>	\$250	\$1,000	---
<i>Field Truck (including fuel)</i>	\$95	\$380	\$1,140
<i>Generator</i>	\$50	\$200	\$600
<i>GeoTech Sample Jars 16 oz. (per box)</i>	\$10	---	---
<i>GPS Unit</i>	\$150	\$600	\$1,800
<i>Harness with Restraint Lanyard</i>	\$40	\$160	\$480
<i>Motorola CP200d Radio (pair)</i>	---	\$35	\$140
<i>Personal Protective Equipment - Level C (per person)</i>	\$45	---	---
<i>R/V Catalyst - 26 Ft Sampling Vessel</i>	\$600	---	---
<i>Research Nets</i>	\$60	---	---
<i>Sampling Tubing (roll)</i>	\$20	---	---
<i>Saximeter II</i>	\$35	\$140	\$420
<i>Sound Level Meter</i>	\$50	\$200	\$600
<i>Tool Trailer</i>	\$300	---	---

**LABORATORY RATE SCHEDULE**

<b>SOIL CLASSIFICATION AND INDEX TESTS</b>	<b>Unit Price</b>
Atterberg Limits - 1 Point	\$125
Atterberg Limits - 3 Point	\$180
Grain Size - Hydrometer and Sieve Analysis	\$300
Grain Size - 200 Wash	\$100
Grain Size- Sieve Analysis (Standard Sample)	\$125
Grain Size - Sieve Analysis (Bulk Sample)	\$150
Grain Size - Hydrometer	\$175
Water Content	\$25
Organic Content	\$75
Specific Gravity	\$125
Visual Classification	\$15
<b>SOIL MOISTURE-DENSITY TESTS</b>	<b>Unit Price</b>
Bulk Density	\$100
California Bearing Ratio (CBR)	\$650
Proctor - 1 Point	\$120
Proctor - 4 Point	\$250
Proctor - 4 Point (Cohesive Soil)	\$300
<b>SOIL CONSOLIDATION AND STRENGTH TESTS</b>	<b>Unit Price</b>
Consolidation - Constant Rate of Strain (CRS)	\$650
Consolidation - Incremental	\$500
Unconfined Compression	\$100
Direct Simple Shear (DSS)	\$300
Cyclic Direct Simple Shear (CDSS)	\$650
Triaxial Compression - Isotropic Consolidation	\$500
Triaxial Compression - Ko/anisotropic Consolidation	\$800
Triaxial Compression - Unconsolidated	\$300
<b>SURCHARGE RATES</b>	<b>Unit Price</b>
Atterberg Limits Dry Prep	\$15
Atterberg Limits Organic Classification	\$40
Sample Preparation	\$120
Triaxial High Pressure (over 100 psi)	\$100
Tube Cut (per cut)	\$25
Tube Extrusion	\$100

Additional H&A Laboratory analyses, pricing, and rush rates available upon request.