

January 11, 2018
Revised 10-08-18
Additional Fee request

Mr. Peri Manns, ASLA, Deputy Director
 Engineering & Environmental Services
 Durham County
 120 East Parrish Street
 Durham, NC 27701

Re: Durham County Administration Building Renovations – Architectural / Engineering Services

Dear Mr. Peri:

Thank you for requesting our services for the renovations of the Durham County Administration Building. Our understanding of the scope of work is to be as described in our recent analysis and report on the facility.

Our proposed design team for the project is as follows:

- DTW Architects & Planners, Ltd. (Architect)
- Edmondson Engineers, P.A. (PME Engineering Consultants)
- CHA Companies (Security Consultants)
- J&A Engineering Consultants (A/V Consultants)

We have attached the proposals for each of our consultants.

DTW, Edmondson and CHA Companies worked on the report and analysis of the facility and J&A Engineering worked on the current renovation of the Durham County Office Facility.

We understand that the facility would be ready for renovations to start in the fall of 2018 and that it would be a multi-phased construction project.

Our proposal includes design, permit drawings, bidding, construction administration and project closeout. We are familiar with the Durham County Standard Owner and Architect contract and understand the scope of services and phases outlined in the contract.

Our Fee Proposal would be as follows:

• DTW Architects & Planners, Ltd. (MBE)	\$298,500.00	41.4%
• Edmondson Engineers, PA	\$290,000.00	
• CHA Companies	\$ 63,000.00	
• J&A Engineering Consultants (MBE)	\$ 39,500.00	5.4%
• Reimbursable costs (printing, Consultants, etc.)	\$ 30,000.00	+/- 2% Assumes \$15,000 WBE
Note a majority of the printing would be Document Imaging (WBE)		
Total:	\$721,000.00	+/- 48.8% MBE + WBE

We are excited to be chosen to work on this important project. Please contact me if you have any questions concerning this proposal

Please note the above is our original fee proposal and matches our current contract with DCO
Request for additional fees is on the next page

Additional Fee Request 10-09-18

Per the attached updated Design Development Cost Estimate we are proposing the following additional fees
Design Team LEED Certification

• DTW Architects	\$25,000.00
• Edmondson Engineers	\$25,000.00
Total LEED fee (does not include commissioning)	\$50,000.00

Additional Structural Engineering Fee due to corrective work needed on the existing structure

• Gardner & McDaniel PA	\$15,000.00
Total additional Fees	\$65,000.00

This request would change our contract fee as follows

• DTW Architects & Planners, Ltd. (MBE)	\$298,500.00 + \$25,000 = \$323,500 41.2%
• Edmondson Engineers, PA	\$290,000.00 + \$25,000 = \$315,000
• CHA Companies	\$ 63,000.00
• J&A Engineering Consultants (MBE)	\$ 39,500.00 5%
• Reimbursable costs (printing, Consultants, etc .)	\$ 30,000.00 +- 2% Assumes \$15,700 WBE
• Gardner & McDaniel PA	\$15,000.00

Note a majority of the printing would be Document Imaging (WBE)

Total: \$721,000.00 + 65,000 = \$786,000 48.2%
MBE + WBE

Also per the attached cost estimate the total project is currently projected to be at a total of \$9,973,000 which includes the current 6 add alternates and is over the DCO budget of \$7,300,000.00.

With current construction costs escalating due to tariffs and hurricane recovery we would advise that costs could possibly be higher when the project goes out to bid at the start of 2019.

We request that our additional fees be added to our contract and that DCO recommends adding funds to the project budget. We are after meeting with IT tomorrow ready to launch into final construction drawings next week in order to have final drawings ready for bidding in early 2019.

Sincerely,

Robert Sotolongo

Robert Sotolongo, AIA
President

cc: James Faress, P.E., Senior Project Manager