

RIVERSIDE COUNTY TRANSPORTATION COMMISSION

DATE:	April 9, 2008
TO:	Riverside County Transportation Commission
FROM:	Budget and Implementation Committee Marlin Feenstra, Project Delivery Director Min Saysay, Right-of-Way Manager Karl Sauer, Bechtel Project Coordinator
THROUGH:	Anne Mayer, Executive Director
SUBJECT:	Agreements Related to the Construction of the State Route 74 Widening and Realignment Project Between Dexter Avenue in the City of Lake Elsinore and 7 th Street in the City of Perris

BUDGET AND IMPLEMENTATION COMMITTEE AND STAFF RECOMMENDATION:

This item is for the Commission to:

- 1) Approve Agreement No. 99-31-302-07, Amendment No. 7 to Agreement No. RO-9954, with SC Engineering for additional engineering design and survey services for State Route 74 widening project between Dexter Avenue in the city of Lake Elsinore (Lake Elsinore) and 7th Street in the city of Perris (Perris), for a base amount of \$354,636 and a contingency amount of \$45,364 for a total amendment not to exceed amount of \$400,000;
- 2) Approve Agreement No. 08-31-092-00 to Southern California Edison (SCE) with a revised not to exceed Commission cost of \$701,260 and a revised cost share, for the cost to relocate the SCE facilities, between the Commission (51%) and SCE (49%), which was required to allow for construction of the SR-74 widening and realignment project;
- 3) Approve Agreement No. 04-51-030-04, Amendment No. 4 to Agreement No. 04-51-030, with Epic Land Solutions (Epic) for property management support services for Commission-owned parcels for a not to exceed amount of \$70,000 and contingency amount of \$10,000 for a total amendment not to exceed amount of \$80,000; and
- 4) Authorize the Chair, pursuant to legal counsel review, to execute the agreements on behalf of the Commission.

BACKGROUND INFORMATION:

Over the past several years the Measure A SR-74 widening and realignment project, between Dexter Avenue in Lake Elsinore and 7th Street in Perris, were completed and accepted by Caltrans. The improvements included realignment of

curves and widening the existing two-lane roadway to four lanes with eight foot shoulders and a continuous 14-foot paved median. Even though construction has been completed and the project has have been accepted by Caltrans, there still remains close-out work associated with right-of-way acquisition and utility relocation services. This agenda item addresses three items that are required to support the close-out work.

Item Number 1 – Additional Engineering Design And Survey Services

At the January 13, 1999 meeting, the Commission awarded Agreement No. RO-9954 to SC Engineering to provide final PS&E design services for the SR-74 improvement project. Over the years, there have been several amendments to the SC Engineering agreement to provide additional design services.

Even though construction of the SR-74 project are completed, there still remain a number of engineering and surveying activities, mainly associated with the acquisition of right-of-way for the project that remains to be completed. Such scope was not included in the referenced SC Engineering agreement or amendments to date.

Staff requested and SC Engineering responded, see attached letter dated March 13, 2008, with a scope of work and respective cost proposal to provide additional engineering and survey services to complete the remaining work associated with the SR-74 project. Staff has reviewed and concurs with the SC Engineering scope and cost.

With this agenda item, staff is recommending that the Commission approve Agreement No. 99-31-302-07 with SC Engineering for additional engineering design and survey services for SR-74 widening project between Dexter Avenue in Lake Elsinore and 7th Street in Perris, for a base amount of \$354,636 and a contingency amount of \$45,364 for a total amendment not to exceed amount of \$400,000.

Item Number 2 – Utility Relocation Services

At its January 8, 2003 meeting, the Commission approved Agreement No. 03-31-048 with SCE, for an amount not to exceed \$524,000, to relocate SCE facilities that interfered with construction of the SR-74 widening and realignment project from Dexter Avenue in Lake Elsinore to 7th Street in Perris. Over the past several years, SCE has completed all its relocation services required, and the SR-74 project have been completed and accepted by Caltrans; however, Agreement No. 03-31-048 was never fully executed by SCE.

The original SCE estimated total relocation costs of \$1,310,000 and the original SCE assumed cost share between the Commission (40%) and SCE (60%) was the basis for the Commission's approved share of \$524,000 and included in the original agreement. Subsequent to the completion of all the SCE relocation work, SCE has submitted a revised total cost to relocate its facilities of \$1,375,019 and has provided back-up documentation to support a revised cost share between the Commission (51%) and SCE (49%).

Utility relocation cost sharing is based on prior rights – encroachment permits and easement deeds. When the basis of utility installation is by encroachment permit, the utility company is responsible for relocation. When the facility was installed by virtue of an easement deed, the agency is responsible for relocation. A total of 127 SCE poles were relocated as a result of this project; 62 poles installed by virtue of encroachment permits and therefore the responsibility of SCE and 65 poles installed by easement deeds and therefore the responsibility of the Commission. Staff has reviewed the SCE revised total relocation cost and back-up documentation and is in concurrence with both. The Commission's share of the revised total relocation cost should be \$701,260. This is an increase of \$177,260 over the amount previously approved by the Commission.

With this agenda item, staff recommends that the Commission approve Agreement No. 08-31-092-00 with SCE with a revised not to exceed Commission cost of \$701,260 and a revised cost share, for the cost to relocate the SCE facilities, between the Commission (51%) and SCE (49%) to allow for construction of the SR-74 widening and realignment project.

Item Number 3 – Property Management Support Services

At its November 12, 2003 meeting, the Commission awarded Agreement No. 04-51-030 to Epic for property management support services for Commission-owned properties for a not to exceed amount of \$237,238.

At its July 2004 meeting, the Commission approved Amendment No. 1 for a not to exceed amount of \$374,589. At its December 2005 meeting, the Commission approved Amendment No. 2 in the amount of \$301,850, and at its April 2007 meeting, Amendment No. 3 was approved by the Commission in the amount of \$622,484.

The main objective of Amendment No. 4 is to complete the transfer of title of right-of-way, purchased for the SR-74 widening and realignment project between Dexter Avenue in Lake Elsinore and 7th Street in Perris, from the Commission to Caltrans. This will involve the review of 366 acquisition and relocation assistance files to ensure compliance with Caltrans Right-of-Way Policies and Procedures. In

some cases, acquisition documents are missing and have to be reproduced. Approval of this amendment in the amount of \$80,000 will increase the total contract value to \$1,616,161. A budget adjustment for FY 2007/08 in the amount of \$80,000 is recommended.

Financial Information					
In Fiscal Year Budget:	No N/A	Year:	FY 2007/08 FY 2008/09	Amount:	\$981,260 \$200,000
Source of Funds:	Measure A			Budget Adjustment:	Yes
GLA No.:	222-31-81403	P3001	\$ 80,000	FY 2007/08	
	222-31-81102	P3001	\$200,000	FY 2007/08	
	222-31-81102	P3001	\$200,000	FY 2007/08	
	222-31-81301	P3001	\$701,260	FY 2008/09	
Fiscal Procedures Approved:	<i>Shervia Iuvono</i>			Date:	03/17/2008

Attachment: Letter from S.C. Engineering dated March 13, 2008



December 20, 2007
(Updated March 13, 2008)

Route 74 from Dexter Ave to
Seventh Street
Widen to 4-Lanes
SC File:RCTC-99-01

Riverside County Transportation Commission
4080 Lemon Street, 3rd Floor
Riverside, CA 92502-2208

Attention: Mr. Karl Sauer
Project Coordinator

Subject: Amendment No. 7 – Additional Right of Way Engineering and
Design Services

Dear Mr. Sauer:

Per our conversation, itemized below are detailed descriptions of additional items that were performed or anticipated to be performed that were not covered in any previous scope of work, and are needed to complete the project:

1. Additional Right-of-Way (R/W) Engineering Services (Record of Survey)
 - A. **Increased County of Riverside Review Fees:** The original estimated County of Riverside Review Fees was estimated at \$3,200. As of today, \$4,700 has been paid to Riverside County on Segment 1. Therefore, a fee increase of \$8,800 is requested for Segment 2.
 - B. **Revise R/W Hard Copies Adjustments per Caltrans/Epic Land Solution Review:** As you are aware, Caltrans has been reviewing the Route 74 deeds against the R/W Hard Copies and Maps. This work is anticipated to be completed in early 2008. Associated Engineers anticipates additional work associated with the review and updating the Record of Survey for Segment 2. Therefore a fee increase of \$32,784 is requested.
 - C. **Reset R/W Monuments due to Record of Survey:** As part of the Record of Survey Review, Riverside County requested additional monuments be field set. Therefore, a fee increase of \$16,372 is requested.
 - D. **Modify Record of Survey per County/Caltrans/Epic Land Solution Review:** Revisions in the R/W hardcopy and additional R/W monuments required additional revisions to the Record of Survey. A Fee increase of \$28,015 is requested.
 - E. **Prepare Legals and Plats (Segment 1) for Grant Deeds:** Per Caltrans requirements, all legals and plats must be updated to current standard format prior to acceptance of Right of Way from RCTC. A Fee increase of \$16,924 is requested.
 - F. **Prepare Legals and Plats (Segment 2) for Grant Deeds:** Per Caltrans requirements, all legals and plats must be updated to current standard format prior to acceptance of Right of Way from RCTC. A Fee increase of \$38,669 is requested.
 - G. **Compare As-Built to R/W Segment 2:** Caltrans has requested that the contract as-built plans be compared against the original R/W Maps. A Fee increase of \$27,658 is requested
 - H. **Revise/Update Legals and Plats per Various reviews:** Due to revisions in the R/W hardcopy, Record of Survey, and R/W requirement reviews, additional revisions to legals and plats are required. A Fee increase of \$27,254 is requested

A total increase of \$196,476 is requested for R/W Engineering Services.

2. Additional Design Efforts

A. Contract As-Built Plans:

- a. Segment 2 - The original contract did not provide a budget to provide As-Built Plans. In order for Caltrans to "Close-Out" the design portion of the project, As-Built Plans were submitted to Caltrans. A Fee increase of \$54,305 is requested.
- b. Greenwald Avenue - The original contract did not provide a budget to provide As-Built Plans. In order for Caltrans to "Close-Out" the design portion of the project, As-Built Plans were submitted to Caltrans. A Fee increase of \$3,275 is requested

B. Septic/Sewer System Design: During the construction of Segment 2, four septic systems failed due to existing high ground water. As a result, these septic systems required a special design. Listed below are the identified septic systems and the anticipated solution and anticipated design fee:

- a. APN 326-240-021 – Connect to existing City of Perris sewer line on 7th Street – Design Fee \$8,663.
- b. APN 342-120-013 – Construct a new "Mounded" Septic system on property – Design Fee \$4,226.
- c. APN 342-130-009 – Construct a new "Mounded" Septic system on property – Design Fee \$4,226.
- d. APN 342-151-014 – Construct a new "Mounded" Septic system on property – Design Fee \$5,071.
- e. Prepare Septic System Specifications and assist in the preparation of the construction contract document – Design Fee \$2,536.

C. Utility Joint Use Agreements (JUA): As part of the utility relocation coordination Caltrans requires JUA when utilities are relocated with State R/W. The following JUA will be prepared for each of the following utility company:

- a. The Gas Company – Design Fee \$8,452.
- b. Elsinore Valley Municipal Water District (EVMWD) – Design Fee \$8,452.
- c. Southern California Edison – Design Fee \$8,452.

D. R/W Coordination/Review (Caltrans/Epic Land Solutions) – Segment 1: Caltrans has reviewed the Route 74, Segment 1 Grant Deeds against the R/W Requirement Plans, Hard Copies and Maps. Caltrans requested that the Designer review and make recommendations on any discrepancies. This work was completed in completed in June 2007. A Fee increase of \$8,241 is requested.

E. R/W coordination/Review (Caltrans/Epic Land Solutions) – Segment 2: Caltrans has been reviewing the Route 74, Segment 2 Grant Deeds against the R/W Requirement Plans, Hard Copies and Maps. Caltrans will request that the Designer review and make recommendations on any discrepancies. This is anticipated to be completed in the spring 2008. A Fee increase of \$16,904 is requested.

F. Project Management/Coordination: Due to the length of the contract and the additional service items, additional project management and coordination is anticipated. A Fee increase of \$25,356 is requested.

A total increase of \$158,160 is requested for additional Design Services.

Therefore, a total of \$354,636 is requested to complete and close-out the SR-74 widening project. Once again, I appreciate the opportunity to serve RCTC and assist in the process of the approval of the necessary documents and provide a safer transportation facility in Riverside County. Should you have any question, do not hesitate to call me at 760-955-7712.

Sincerely,
SC ENGINEERING



Sal Chavez, PE
Principal/Project Manager

cc: Project Files-55



STATE ROUTE 74, Segment 2
Additional Right of Way Engineering and Design Services

TASK	Estimated No. of Sheets	Estimated Hours/Sheet	Estimated Hours	Firm	Cost
1. ADDITIONAL RIGHT OF WAY ENGINEERING					
A. Increase County of Riverside Review Fee	1	-	-	AE	\$8,800
B. Revise R/W Hard Copies per Record of Survey/Caltrans/Epic Land	1	328	328	AE	\$32,784
C. Reset R/W Monuments due to Record of Survey	1	61	61	AE	\$16,372
D. Modify Record of Survey per Caltrans/Epic Land Review	1	284	284	AE	\$28,015
E. Prepare Legals and Plats (Segment 1) for Grant Deeds	1	182	182	AE	\$16,924
F. Prepare Legals and Plats (Segment 2) for Grant Deeds	1	434	434	AE	\$38,669
G. Compare As-Built to R/W Segment 2	1	272	272	AE	\$27,658
H. Revise/Update Right of Way Maps per Caltrans/Epic Land Review	1	264	264	AE	\$27,254
Subtotal			1,825		\$196,476
2. ADDITIONAL DESIGN SERVICES					
A. Contract As-Built Plans					
a. Segment 2	514	1.00	514.0	SC	\$54,305
b. Greenwald Avenue	31	1.00	31.0	SC	\$3,275
B. Septic/Sewer Systems Drawings/Plans					
a. APN 326-240-021 (Connect to City of Perris Sewer System)	1	82	82	SC	\$8,663
b. APN 342-120-013 (Mounted System)	1	40	40	SC	\$4,226
c. APN 342-130-009 (Mounted System)	1	40	40	SC	\$4,226
d. APN 342-151-014 (Mounted System)	1	48	48	SC	\$5,071
e. Septic Specifications/Assist in the Construction Contract Preparation	1	24	24	SC	\$2,536
C. Utility Joint Use Agreements					
a. The Gas Company	1	80	80	SC	\$8,452
b. Elsinore Valley Municipal Water District	1	80	80	SC	\$8,452
c. Southern California Edison	1	80	80	SC	\$8,452
D. R/W Coordination/Review with Caltrans and Epic Land - Segment 1	1	78	78	SC	\$8,241
E. R/W Coordination/Review with Caltrans and Epic Land - Segment 2	1	160	160	SC	\$16,904
F. Project Management/Coordination/Meetings	1	240	240	SC	\$25,356
Subtotal	556		1,497	SC	\$158,160
TOTAL			3,322	SC+SUBS	\$354,636



STATE ROUTE 74, Segment 2
Additional Right of Way Engineering and Design Services

COST PROPOSAL WORKSHEET

COMPANY: SC ENGINEERING	SCOPE OF WORK Additional R/W Engineering and Design Services	DATE December 21, 2007 (Updated 3-13-08)	REVISION 1
PROJECT: State Route 74, Segment 1 and 2		MILESTONE/PHASE/PROJECT SUMMARY: SUMMARY	

DIRECT LABOR

PERSONNEL	FUNCTION	HOURS	RATE	AMOUNT
Sal Chavez	Project Manager	150.0	\$ 55.00	\$8,250
Carl Sosa/Staff	Senior Engineer	374.0	\$ 47.00	\$17,578
David Jenkins/Staff	Civil Engineer	0.0	\$ 42.00	\$0
John Davis/Staff	Civil Engineer	524.0	\$ 40.00	\$20,960
Staff	Bridge Engineer	0.0	\$ -	\$0
Staff	CADD Operator/Technician	449.0	\$ 26.50	\$11,899
Staff	Landscape Architect	0.0	\$ -	\$0
Staff	Administrations/Project Controls	0.0	\$ 26.00	\$0
TOTAL HOURS		1497.0		\$58,687
		1497.0		

MULTIPLIERS

ESCALATION @	(RATE)	
GENERAL/ADMINISTRATIVE @	116.57% (of Total Direct Labor + Escalation)	\$ 68,410.85
PAYROLL ADDITIVES @	28.43% (of Total Direct Labor + Escalation)	\$ 16,684.57
	145.00%	TOTAL MULTIPLIERS \$85,095

OTHER DIRECT COST

ITEM	QUANTITY	UNIT	UNIT COST	AMOUNT
Reproduction (Bond/Blue Prints) (Actual Cost)	1	LS	\$ -	\$0
TOTAL OTHER DIRECT EXPENSES				\$0

OUTSIDE SERVICES (w/o fee)

COMPANY	AMOUNT	
ASSOCIATED ENGINEERS	\$196,476	
TOTAL OTHER DIRECT EXPENSES		\$196,476

FEES

SC ENGINEERING @	10% (of Total Direct Labor + Total Multipliers)	\$ 14,378.19
		TOTAL MULTIPLIERS \$14,378
TOTAL COST		\$354,636



SR74 - Right of Way Engineering, Segments 1 & 2
Cost Proposal

TASKS	Project Manager	Chief Mapper	Land Surveyor	Survey Technician	CADD Technician	3-Man Field Crew	Chief of Surveys	Clerical	Proj Admin	ODC Costs	TOTAL HOURS	TOTAL COST
Rates:	\$217.95	\$168.92	\$120.21	\$92.31	\$87.18	\$341.57	\$120.56	\$58.97	\$65.38			
Revise Hardcopy R/W Maps	4	16	72	96	120			12	8		328	\$32,783.68
Reset R/W Monuments	1	4	8			40	6		2		61	\$16,372.23
Modify Record of Survey	4	8	60	80	120			8	4	\$8,800.00	284	\$36,815.44
Prepare Legals and Deeds Seg. 1 (78)	4	16	40	40				80	2		182	\$16,923.68
Prepare Legals and Deeds Seg. 2 (205)	6	24	100	100				200	4		434	\$38,669.30
Compare As-built to R/W Seg. 2	4	16	48	120	80				4		272	\$27,657.72
Revised R/W Maps Seg. 2	4	16	60	100	80				4		264	\$27,254.04
Total Hours	27	100	388	536	400	40	6	300	28		1825	
Total Costs	\$5,884.65	\$16,892.00	\$46,641.48	\$49,478.16	\$34,872.00	\$13,662.80	\$723.36	\$17,691.00	\$1,830.64	\$8,800.00		\$196,476.09

ODC Costs:

County Checking Fees \$8,800.00

SCOPE:

Coordinate with Caltrans, RCTC and Riverside County to make adjustments to the hardcopy and R/W maps, reset previously set R/W monuments and modify the Record of Survey to show results. We have assumed that approximately 205 parcels in Segment 2 and 78 parcels in Segment 1 will need revisions and new legals and deeds written.