

CITY OF SAN ANTONIO
City Manager's Office
Interdepartmental Correspondence

CONSENT AGENDA
ITEM NO. 14

TO: Mayor and City Council through the City Manager

FROM: Susan Valis Crane, ASLA, Special Project Manager

COPIES: City Manager; Budget, Finance, Parks and Recreation; File

SUBJECT: RECOMMENDATION FOR THE ACCEPTANCE OF SURVEYING COMPANIES TO PROVIDE SERVICES FOR CERTAIN PROPERTIES ALONG THE SALADO & LEON CREEKS UNDER THE PROPOSITION THREE TAX INITIATIVE PROJECT

DATE: January 9, 2003

SUMMARY AND RECOMMENDATION

An Ordinance selecting four companies; Civil Engineering Consultants, Vickrey & Associates, Bain Medina Bain, CDS Muery, to provide surveying services for certain properties along the Salado & Leon creeks under the proposition three tax initiative project, authorizing execution of all related contracts, and authorizing payment in an amount not to exceed \$922,679 for such services; appropriating funds; and providing for payment.

BACKGROUND INFORMATION

This proposal is presented for consideration to the City Council under the Proposition Three Creekways Linear Parks Acquisition and Park Expansion Project approved by the voters on May 6, 2000. On May 24, 2002, staff received twelve interest statements from companies wishing to provide survey services for properties being considered for acquisition along the Salado & Leon Creeks under the Proposition 3 Tax Initiative Project. All companies were qualified to provide the services requested. Each has extensive experience in property surveying and has previously worked with City staff on various projects for which they provided right of way services. An Evaluation Team consisting of staff from the Public Works Department, the Proposition 3 Office and Economic Development Department reviewed and rated all of the proposals. Upon completion of the review, staff agreed to recommend four companies who had rated high on our tabulations. The Department of Economic Development also participated by rating their departmental forms.

The companies recommended are:

CEC Engineering Services
Bain, Medina, Bain
CDS/Muery Services
Vickrey and Associates

We propose to assign, upon contract negotiation, two companies to provide property surveys over the Leon Creek and two for the Salado Creek. Properties along the Leon Creek will be assigned to Civil Engineering Consultants. Along the Salado Creek Bain, Medina, Bain; and CDS/Muery Services will provide surveys. Proposals were rated on the following:

- | | |
|---|-----|
| 1. Demonstrated experience in the service requested | 30% |
| 2. Demonstrated qualifications of staff | 30% |

3. Ability to perform the services during the time requested by the City	20%
4. Local Business Enterprise Participation	10%
5. Disadvantaged Business Enterprise Participation	5%
6. Small Business Economic Development Advocacy Program Compliance	5%

POLICY ANALYSIS:

This proposed action is consistent with policy adopted by the City Council for the acquisition of property along the Salado and Leon Creeks as presented in Proposition Three of the Better Future Sales Tax Initiative passed and approved by the voters on May 6, 2000. The initiative provides for acquisitions to construct a network of creek-based greenways along the Salado and Leon Creeks providing linkages between communities, parks and various other facilities. When developed creekway parks will also provide much needed flood control and turn flood-prone areas into valuable open space—some with recreational spaces. Upon acquisition, development funds from various other sources will be used along with Proposition 3 funds to build facilities and hike and bike trails throughout the system and maintain the areas.

FINANCIAL DATA

This project is funded by the one-eighth sales and use tax in the special revenue Parks Development and Expansion Fund.

The Proposition 3 Tax Initiative Project will collect up to \$20 million for the Creekways Project. Acquisitions funds are to be used as follows:

Acquisition	\$17 million
Improvements	\$ 2 million
Administration	\$ 1 million

The approximate parcels that are anticipated to be acquired along the creekways are:

Salado Creek	197
Leon Creek	108
Total	<u>305</u>

Total funds projected to be expended:

Parcels: 305	
Phase A Base control	\$ 60,920
Parcels <1 acre	\$ 115,200
Parcels 1 to 5 acre	\$ 146,750
Parcels 5 to 10 acre	\$ 116,620
Parcels 10 to 50 acres	\$ 325,300
Parcels >50 acres	\$ 123,920
Contingency	\$ 33,969
Total projected to be expended	\$922,679

No acquisition funds have been expended to date.

COORDINATION

This request for ordinance has been coordinated with the following Departments:

Parks and Recreation

City Attorney's Office

Public Works

Finance

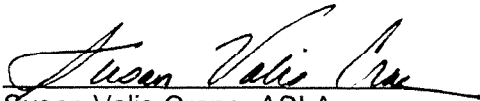
Economic Development Department

Asset Management

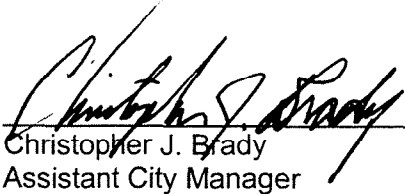
SUPPLEMENTARY COMMENTS

City staff has conducted fieldwork and tours of the creeks for suitable routing areas of the hike and bike trails and flood management areas.

The disclosure forms submitted by all four companies are attached hereto.



Susan Valis Crane, ASLA
Special Project Manager



Christopher J. Brady
Assistant City Manager

APPROVED:



Terry M. Brechtel
City Manager

Proposition 3: RFQ for Surveyors - Tally Sheet

	Average Score	Rank
Vickrey & Associates	94	1
Bain, Medina, Bain	87	2
Civil Engineering Consultants	85.3	3
CDS/Muery	85	4
Poznecki, Camarillo	81	5
Rosin Group	79	6
Ford	74.6	7
W.F. Castella & Associates	71.6	8
Clark Geogram	71	9
S.M. Galindo	67.3	10
Survey SA	62	11
Maverick Land Surveying	60	12

Date: 6/24/02

Submitted by: Edna R. Ortega

***COSA Proposition 3 Tax Initiative
Creekway Linear Park Development &
Expansion Project***

Assigned Areas

Assigned to

1. Along the Leon Creek on priority segments 1 and 2 for flood plain parcels. Limits are generally 100 feet on each side of the creek from centerline.
2. Along the Leon Creek on priority segments 3 and 5 for flood plain parcels. Limits are generally 100 feet on each side of the creek from centerline.
3. Along the Salado Creek on priority segments 3 and 4 for flood plain parcels. Limits are generally 100 feet on each side of the creek from centerline.
4. Along the Salado Creek on priority segments 5 and 6 for flood plain parcels. Limits are generally 100 feet on each side of the creek from centerline.

Surveyor: CEC

Vickrey and Associates

Surveyor: Bain, Medina, Bain

Surveyor: CDS/Muery

FEE PROPOSAL - Surveying Services Creekway Linear Park Development & Expansion Project

The fees proposed are as follows:

1. Along the Leon Creek on priority segments 1 and 2 for flood plain parcels. Appraisal limits generally 100 feet on each side of the creek from centerline.

Total compensation per parcel _____

4. Along the Leon Creek on priority segments 3 and 5 for flood plain parcels. Appraisal limits generally 100 feet on each side of the creek from centerline.

Total compensation per parcel _____

5. Along the Salado Creek on priority segments 3 and 4 for flood plain parcels. Appraisal limits generally 100 feet on each side of the creek from centerline.

Total compensation per parcel **\$ 195,910.00 See Attached Breakdown***

4. Along the Leon Creek on priority segments 5 and 6 for flood plain parcels. Appraisal limits generally 100 feet on each side of the creek from centerline.

Total compensation per parcel _____

Company Name: Bain Medina Bain, Inc.

Representative: Pamela Bain

Signature: _____

Title

President

Date:

08/20/02

Fax to 207-7457 attention: Edna R. Ortega.

If you have questions, please call 207-2270

Submit your proposal on the attached form by 3:00 p.m. August 2, 2002

PHASE 1 Disseminate control network for vertical and horizontal \$ 25,420.00
Subtotal: \$ 25,420.00

PHASE 2 Title survey of tracts to include title research from City
of San Antonio Title Report

0 - 1 Acres Tracts	25	\$ 828.00	\$ 20,700.00
1 - 5 Acre Tracts	13	\$ 1,650.00	\$ 21,450.00
5 - 10 Acre Tracts	22	\$ 2,310.00	\$ 50,820.00
10 - 50 Acre Tracts	10	\$ 5,400.00	\$ 54,000.00
50+ Acre Tracts	2	\$11,760.00	\$ 23,520.00
		Subtotal:	\$ 170,490.00
		TOTAL:	\$ 195,910.00

City of San Antonio
Discretionary Contracts Disclosure

For use of this form, see City of San Antonio Ethics Code, Part D, Section 1& 2

Disclosure of Parties, Owners, and Closely Related Persons

For the purpose of assisting the city in the enforcement of provisions contained in the City Charter and the code of ethics, an individual or business entity seeking a discretionary contract from the city is required to disclose in connection with a proposal for a discretionary contract:

(1) the identity of any individual who would be a party to the discretionary contract:

Pamela Bain, as President of Bain Medina Bain, Inc.

(2) the identity of any business entity that would be a party to the discretionary contract and the name of:

(A) any individual or business entity that would be a subcontractor on the discretionary contract;

Bain Medina Bain, Inc. would be the sole business entity for this contract.

(B) any individual or business entity that is known to be a partner, or a parent or subsidiary business entity, of any individual or business entity who would be a party to the discretionary contract;

N/A

(3) the identity of any lobbyist or public relations firm employed for purposes relating to the discretionary contract being sought by any individual or business entity who would be a party to the discretionary contract.

N/A

Political Contributions

Any individual or business entity seeking a discretionary contract from the city must disclose in connection with a proposal for a discretionary contract all political contributions totaling one hundred dollars (\$100) or more within the past twenty-four months made directly or indirectly to any member of City Council, or to any political action committee that contributes to City Council Elections, by any individual or business entity whose identity must be disclosed under (1), (2), or (3) above. Indirect contributions by an entity include, but are not limited to, contributions made through officers, owners, or registered lobbyists of the entity.


To Whom Made:	Amount:	Date of Contribution:
David Carpenter	\$140.00	April 2001
CECPAC	\$360.00	March 2001
Friends of Ed Garza and Nelson Wolff	\$150.00/each	September and October 2002
Friends of Bonnie Conner, Robert Tejada, Carroll Schubert, Bobby Perez, Toni Moorehouse, Lyle Larson, David Carpenter, Julian Castro, Paul Elizondo and Enrique Barrera	\$50.00/each	July thru October 2002

City of San Antonio
Discretionary Contracts Disclosure

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Disclosure in Proposals

Any individual or business entity seeking a discretionary contract with the City of San Antonio shall disclose any known facts which, reasonably understood, raise a question* as to whether any city official would violate Section 1 of Part B by participating in official action relating to the discretionary contract.

Signature: 	Date: November 14, 2002

¹ For purposes of this rule, facts are "reasonably understood" to "raise a question" about the appropriateness of official action if a disinterested person would conclude that the facts, if true, require recusal or require careful consideration of whether or not recusal is required.



CIVIL ENGINEERING CONSULTANTS
DON DURDEN, INC.

MUNICIPAL • DEVELOPMENT
SURVEYING • TRANSPORTATION

FEE PROPOSAL – Surveying Services
Creekway linear Park Development & Expansion Project

The fees proposed are as follows:

1. Along the Leon Creek on priority segments 1 and 2 for flood plain parcels. Appraisal limits generally 100 feet on each side of the creek from centerline.

Phase "A" Base Control (Eight Coordinate Pairs)	\$5,000.00
Parcels below 1 acre	9 x \$800.00 = \$7,200.00
Parcels from 1 to 5 acres	16 x \$1,200.00 = \$19,200.00
Parcels from 5 to 10 acres	8 x \$1,500.00 = \$12,000.00
Parcels from 10 to 50 acres	14 x \$2,200.00 = \$30,800.00
Parcels above 50 acres	10 x \$4,820.00 = \$48,200.00
TOTAL	\$122,400.00

Company Name: Civil Engineering Consultants

Representative: Chester A. Varner

Signature: *Chester A. Varner*

Title: Survey Principal

Date: August 20, 2002

City of San Antonio
Discretionary Contracts Disclosure*

For use of this form, see City of San Antonio Ethics Code, Part D, Sections 1&2

Attach additional sheets if space provided is not sufficient.

State Not Applicable for questions that do not apply.

**This form is required to be supplemented in the event there is any change in the information under (1), (2), or (3) below, before the discretionary contract is the subject of council action and no later than five (5) business days after any change about which information is required to be filed.*

Disclosure of Parties, Owners and Closely Related Persons

For the purpose of assisting the city in the enforcement of provisions contained in the City Charter and the code of ethics, an individual or business entity seeking a discretionary contract from the city is required to disclose in connection with a proposal for a discretionary contract

(1) the identity of any individual who would be a party to the discretionary contract

Don Durden, P.E., R.P.L.S., President of Civil Engineering Consultants - 88.28% Ownership
Ken Thomas, P.E., R.P.L.S. - Principal - 3.75% Ownership
Chester Varner, R.P.L.S. - Principal - 2.75% Ownership
Alan Lindskog, P.E., R.P.L.S. - Principal - 2.50% Ownership
Joe Nix, P.E., R.P.L.S., P.T.O.E. - Principal - 1.25% Ownership
Garland Galm, P.E. - Principal - 1.22% Ownership
Matt Van Wicklen, P.E. - Principal - 0.25% Ownership

(2) the identity of any business entity that would be a party to the discretionary contract Creekway Linear Park and the name of:

(A) any individual or business entity that would be a subcontractor on the discretionary contract

N/A

(B) any individual or business entity that is known to be a partner, or a parent or subsidiary business entity, of any individual or business entity who would be a party to the discretionary contract

N/A

(3) the identity of any lobbyist or public relations firm employed for purposes relating to the discretionary contract being sought by any individual or business entity who would be a party to the discretionary contract.

N/A

Political Contributions

Any individual or business entity seeking a discretionary contract from the city must disclose in connection with a proposal for a discretionary contract all political contributions totaling one hundred dollars (\$ 100) or more within the past twenty-four (24) months made directly or indirectly to any member of City Council, or to any political action committee that contributes to City Council elections, by any individual or business entity whose identity must be by an disclosed under (1), (2) or (3) above. Indirect contributions entity include, but are not limited to, contributions made through the officers, owners, or registered lobbyists of the entity.

Whom CEC Principals Made To:	Amount:	Date of Contribution:
Bonnie Conner	\$210	3/7/01
CEPAC	\$200	4/12/01
Bobby Perez	\$200	4/12/01
Ed Garza	\$2000	4/13/01
David Carpenter	\$200	4/25/01
Enrique Barrera	\$200	4/27/01
CEPAC	\$270	8/7/01
Toni Moorhouse	\$500	5/25/01
Friends of Toni Moorhouse	\$500	1/28/02
Friends of Bonnie Conner	\$100	7/23/02
Friends of Carroll Schubert	\$100	7/30/02


City of San Antonio
Discretionary Contracts Disclosure

For use of this form see City of San Antonio Ethics Code, Part D, Section 1&2

Whom CEC Principals Made To:	Amount:	Date of Contribution:
Friends of Bobby Perez	\$100	8/6/02
Ed Garza	\$300	8/13/02
Toni Moorhouse	\$100	8/20/02
CEPAC	\$250	9/15/02
David Carpenter	\$100	9/24/02
Enrique Barrera	\$100	10/8/02

Disclosures in Proposals

Any individual or business entity seeking a discretionary contract with the city shall disclose any known facts which reasonably understood, raise a question¹ as to whether any city official would violate Section 1 of Part B by participating in official action relating to the discretionary contract.

Signature: 	Title: <i>President</i> Company: Civil Engineering Consultants	Date: <i>11/14/02</i>

¹ For purpose of this rule, facts are "reasonably understood to raise a question" about the appropriateness of official action if a disinterested person would conclude that facts, if true, require recusal or require careful consideration of whether or not recusal is required.

CDS/MUERY SERVICES
Engineering & Surveying

3411 Magic Drive
San Antonio, Texas 78229
Phone: (210) 581-1111
Fax: (210) 581-5555

November 05, 2002

Mr. Susan Valis Crane, ASLA
City of San Antonio, Proposition 3 Special Project Manager
506 Dolorosa
San Antonio, TX 78205

by fax 207-7457

**RE: PROFESSIONAL SURVEYING SERVICES FOR
CREEKWAY LINEAR PARK DEVELOPMENT
SALADO CREEK, SECTION 5 AND SECTION 6
SAN ANTONIO, TEXAS**

Dear Ms. Crane;

CDS/Muery Services (CDS/MS) appreciates the opportunity to submit this proposal for Professional Surveying services for the above referenced project. Based on the information provided, our discussions, and our site visit, CDS/MS proposes to provide the following Scope of Work:

I. SCOPE OF WORK

Perform the necessary field and office work to set pairs of primary control points through the project. Secondary control will be established between primary points and will be used for boundary location. All control points will be positioned horizontally on the Texas State Plane Coordinate System using the NAD83 adjustment (US survey feet) and will be on a vertical datum to be determined at a later date.

On an as-needed basis, we will perform necessary boundary surveys of the parcels along the creek as they become available to access. These boundary surveys will be used to generate a survey plat and metes and bounds fieldnote description of the tracts to be acquired by the City of San Antonio. After the final parcel configuration has been determined, permanent boundary monumentation will be set at all corners. These surveys will be performed based on the fees listed below.

Salado Section 5 - Rigsby to WW White (+21,000')

Control Survey -			\$ 17,000.00
0 to 1 acres	11 tracts @ \$2,000.00/each	=	\$ 22,000.00
1 to 5 acres	15 tracts @ \$3,200.00/each	=	\$ 48,000.00
5 to 10 acres	3 tracts @ \$3,000.00/each	=	\$ 9,000.00
10 to 50 acres	17 tracts @ \$5,500.00/each	=	\$ 93,500.00
50 acres and up	3 tracts @ \$7,000.00/each	=	\$ 21,000.00
Total			\$210,500.00

Salado Section 6 - Huebner to San Pedro (+-34,200')

Control Survey -				\$ 28,000.00
0 to 1 acres	26 tracts @ \$2,000.00/each	=		\$ 52,200.00
1 to 5 acres	8 tracts @ \$3,200.00/each	=		\$ 25,600.00
5 to 10 acres	7 tracts @ \$3,000.00/each	=		\$ 21,000.00
10 to 50 acres	12 tracts @ \$5,500.00/each	=		\$ 66,000.00
50 acres and up	0 tracts @ \$7,000.00/each	=		\$ 0.00
Total				\$192,800.00

This proposal is based on the following:

1. The above listed costs are valid for a two (2) year period from the date of this proposal
2. Cost is based under the assumption that control and any part of the work performed will stay intact throughout the duration of the project. Any work required to reset or reestablish control or any other lost or disturbed points will be considered additional services.
3. CDS will rely on deed information provided by the City of San Antonio for current ownership.
4. Access to the property will be arranged by the City of San Antonio. The project schedule will be adjusted if access problems cause delays and CDS will be compensated for any additional cost due to these delays.
5. All of the control surveying will be done when notice to proceed is given.
6. The proposed parcel boundary line will need to be identified in the office or indicated on the ground prior to beginning field boundary surveying.
7. Utilities will not be researched or identified as part of this scope of services.
8. City of San Antonio will provide digital flood plain information. The above cost does not include any determination or location of flood plain lines, either vertically or horizontally.

Mr. Susan Valis Crane
City of San Antonio
Salado Creek Section 5 and Section 6

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II. AGREEMENT

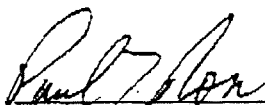
Additional services not described in the above scope of services will be performed on a Time and Materials basis per the attached Rate Schedule and Terms and Conditions.

Invoices and Payments shall be made monthly for services performed the previous month based on a percent complete basis. Invoices shall be payable within 30 days after invoice date. If invoices are not paid within the 30 days, CDS/MS, without waiving any claim or right against City of San Antonio reserves the right to terminate performance of services.

CDS/MS appreciates the opportunity to work with you on this project, please call if you have any questions. If this agreement meets with your approval, please execute by dating, signing, and forwarding a copy to us.

Sincerely,

CDS/Muery Services


Paul T. Ross, RPLS Date
Project Manager

Attachments: Rate Schedule
Terms & Conditions

RATE SCHEDULE

Personnel:

Principal	-	\$120.00
Senior Project Engineer	-	\$100.00
Project Manager	-	\$100.00
Project Engineer	-	\$ 90.00
Staff Engineer	-	\$ 75.00
Senior Project Surveyor	-	\$ 85.00
Project Surveyor	-	\$ 70.00
Senior Engineering/Survey Technician	-	\$ 60.00
Engineering/Survey Technician	-	\$ 45.00
Draftsman I	-	\$ 35.00
Clerical/Messenger	-	\$ 35.00

The rate for expert testimony shall be negotiated at the time of request.

Survey Crews:

Survey crews are available at fixed hourly party rates. Hourly rates include normal supplies used in the field such as laths, guards, flagging, etc.

One (1) man field crew	-	\$ 50.00 per hour
Two (2) man field crew	-	\$ 86.00 per hour
Three (3) man field crew	-	\$ 108.00 per hour
Four (4) man field crew	-	\$ 130.00 per hour
GPS - One (1) man crew	-	\$ 70.00 per hour
GPS - Two (2) man crew	-	\$126.00 per hour
GPS - Three (3) man crew	-	\$148.00 per hour
GPS - Four (4) man crew	-	\$166.00 per hour

Overtime charges:

Any jobs requiring personnel to work overtime to meet schedules set by the client will be billed at a premium multiplier of 1.5 times the standard hourly rate.

Travel Expenses:

Travel charges for survey crews on projects involving overnight stay will be billed at standard crew rates.

Per-diem of \$25.00 per person plus hotel costs will be charged on any jobs where field crews or office personnel must stay out of town overnight.

Purchased Services:

All purchased services are billed at actual cost plus 10%. These services include but are not limited to out of house reproduction, approved subcontract services and special supplies.

City of San Antonio
Discretionary Contracts Disclosure*

*For use of this form, see City of San Antonio Ethics Code, Part D, Sections 1&2
Attach additional sheets if space provided is not sufficient.
State Not Applicable for questions that do not apply.*

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Disclosure of Parties, Owners, and Closely Related Persons

For the purpose of assisting the city in the enforcement of provisions contained in the City Charter and the code of ethics, an individual or business entity seeking a discretionary contract from the city is required to disclose in connection with a proposal for a discretionary contract:

(1) the identity of any individual who would be a party to the discretionary contract;

Kenneth R. Rothe, John T. Kubala, Billy H. Ethridge, Jr.

(2) the identity of any business entity that would be a party to the discretionary contract:
Civil Design Services, Inc., dba CDS/Muery Services an
d the name of:

(A) any individual or business entity that would be a subcontractor on the discretionary contract;

(B) any individual or business entity that is known to be a partner, or a parent or subsidiary business entity, of any individual or business entity who would be a party to the discretionary contract;

(3) the identity of any lobbyist or public relations firm employed for purposes relating to the discretionary contract being sought by any individual or business entity who would be a party to the discretionary contract.

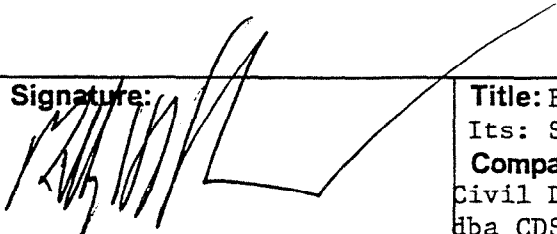
Political Contributions

Any individual or business entity seeking a discretionary contract from the city must disclose in connection with a proposal for a discretionary contract all political contributions totaling one hundred dollars (\$100) or more within the past twenty-four (24) months made directly or indirectly to any current or former member of City Council, any candidate for City Council, or to any political action committee that contributes to City Council elections, by any individual or business entity whose identity must be disclosed under (1), (2) or (3) above. Indirect contributions by an individual include, but are not limited to, contributions made by the individual's spouse, whether statutory or common-law. Indirect contributions by an entity include, but are not limited to, contributions made through the officers, owners, attorneys, or registered lobbyists of the entity.

To Whom Made:	Amount:	Date of Contribution:
Campaign of Juan F.Solis	\$1,000.00	01/27/00
Friends of Debra Guerra	\$1,000.00	03/13/00
Sixth District Republican Assoc.	\$1,000.00	08/10/00
Julian Castro for Council Campaign	\$1,000.00	04/17/01
David Carpenter Campaign	\$1,000.00	04/17/01

Disclosures in Proposals

Any individual or business entity seeking a discretionary contract with the city shall disclose any known facts which, reasonably understood, raise a question¹ as to whether any city official or employee would violate Section 1 of Part B, Improper Economic Benefit, by participating in official action relating to the discretionary contract.

		
Signature:	Title: By: Billy H. Ethridge, Jr. Its: Secretary/Treasurer Company: Civil Design Services, Inc. dba CDS/Muery Services	Date: November 14, 2002

¹ For purposes of this rule, facts are "reasonably understood" to "raise a question" about the appropriateness of official action if a disinterested person would conclude that the facts, if true, require recusal or require careful consideration of whether or not recusal is required.

November 20, 2002

City of San Antonio
Attn: Ms. Edna Ortega
506 Dolorosa
San Antonio, Texas 78205

Fax (210) 207-8444

Re: COSA Proposition 3 Tax Initiation
Creekway Linear Park Development & Expansion Project
Revised Surveying Services Fee Proposal
V&A Job# 1897-001-001

Dear Ms. Ortega:

Thank you for selecting Vickrey & Associates, Inc. to provide professional land surveying services for a portion of the referenced project. It is our understanding that our portion of the work will consist of Leon Creek Segment 3, from Loop 410 near Military Drive to the Mateo Camargo Park south of Highway 90 and also Segment 5, from Bandera Road to Grissom Road.

Our Scope of Services are as outlined in your "Request for Qualifications", a copy of which is attached.

The services to be provided have been divided into two phases.

Phase I consists of setting approximately 20 GPS control points at selected locations the length of our segments of Leon Creek for use in tying each parcel to the Texas State Plane Coordinate System, NAD 83 datum. Our fee for completing this control is \$13,500.00, and is separate and not included in the fixed fee for the parcel surveys.

Phase II consists of surveying the individual parcels as part of the acquisition procedure as they become available from the City. A study of the project area has been completed by Vickrey & Associates, Inc. and the probable parcel locations and the tracts of land from which they will be taken have been identified. As agreed to in our recent meeting, our fee for these surveys will be based upon the size of these parent tracts. The following is the fixed fee for the different size tracts and our best estimate of the number and size of tracts involved in our two segments.

Less than 1 acre	\$ 1,900.00
1.01 to 5 acres	\$ 2,500.00
5.01 to 10 acres	\$ 3,400.00
10.01 to 50 acres	\$ 4,500.00
More than 50 acres	\$ 5,200.00

For Leon Creek Segments 3 and 5

<u>Tract Size</u>	<u>Est. # Parcels</u>	<u>Fee/Parcel</u>	<u>Total Fee</u>
Less than 1 acre	7	\$ 1,900.00	\$ 13,300.00
1.01 to 5 acres	13	\$ 2,500.00	\$ 32,500.00
5.01 to 10 acres	7	\$ 3,400.00	\$ 23,800.00
10.01 to 50 acres	18	\$ 4,500.00	\$ 81,000.00
More than 50 acres (limit 130)	6	\$ 5,200.00	\$ 31,200.00
Total	51		\$181,800.00



November 20, 2002

City of San Antonio
Attn: Ms. Edna Ortega
506 Dolorosa
San Antonio, Texas 78205

Fax (210) 207-8444

Re: COSA Proposition 3 Tax Initiation
Creekway Linear Park Development & Expansion Project
Revised Surveying Services Fee Proposal
V&A Job# 1897-001-001

Dear Ms. Ortega:

Steve Horvath and I appreciate the opportunity to meet with you, Ragi Hosseini and Susan Crane this past Friday to further discuss our negotiated fee for survey services related to the Proposition 3 Land Acquisition.


We have spent additional time looking at the actual sizes of all of the 51 tracts that we will be surveying and, with this additional information, have been able to determine that the actual size of the tracts used to compute the fee for each category could be reduced by 26% over those used in our previous estimate. We are also reducing the brushing time estimated for each tract in half by assuming that the brushed lines completed for each individual tract will be used when surveying the adjacent tract. This more detailed analysis and assumption that we have made with the brushing and some reduction in our rates in an effort to be more in line with the other surveyors has reduced our estimated costs considerably.

Attached is our revised proposal and rate schedule. We look forward to working with the City of San Antonio on this project.

Should you have any questions, please feel free to call me.

Sincerely,

VICKREY & ASSOCIATES, INC.


Robert H. Leininger, P.E., R.P.L.S.
Senior Project Manager

/clk

attachment



Ms. Edna Ortega
November 20, 2002
Page 2 of 2

We understand that the City will provide both required right-of-entry and current title commitment when requesting the survey of a parcel. Vickrey & Associates, Inc. will obtain adjoining deed information as required. All required corner iron rods will be set at one time prior to the delivery of each survey.

Attached is our fee rate schedule that is provided should additional services be required on an hourly basis such as required flood plane staking.

Again, thank you for selecting Vickrey & Associates, Inc. Should you have any questions, please call.

Sincerely,

VICKREY & ASSOCIATES, INC.



Robert H. Leininger, P.E., R.P.L.S.
Senior Project Manager

/clk



VICKREY & ASSOCIATES, INC.
PROFESSIONAL SERVICES FEE SCHEDULE
ATTACHMENT II

CITY OF SAN ANTONIO
PROPOSITION 3 TAX INITIATION
CREEKWAY LINEAR PARK DEVELOPMENT & EXPANSION PROJECT

PERSONNEL RATES:

PRINCIPALS & PROFESSIONAL

Principals/Associates	\$130.00
Project Manager	\$125.00
Professional Engineers	\$110.00
Engineers	\$100.00
Sr. Technicians/Designers	\$ 90.00
Engineering CAD Technicians	
& Construction Representative	\$ 65.00
Engineering CAD Draftsman	\$ 55.00

SURVEY TIME*

Registered Professional Land Surveyor	\$120.00
ONE MAN SURVEY CREW	\$ 60.00
TWO MAN SURVEY CREW	\$110.00
THREE MAN SURVEY CREW	\$125.00
FOUR MAN SURVEY CREW	\$138.00
FLAG PERSON	\$ 30.00

*Charge includes use of Data Collectors and Total Stations.

CLERICAL & WORD PROCESSOR	\$ 45.00
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EXPENSES:

COMPUTER TIME

Engineering CAD Functions	\$20.00/Hour
Computerized Database, Spreadsheets, CPM or Modeling	\$20.00/Hour
GPS Equipment	\$20.00/Receiver
Robotic Survey Equipment	\$20.00/Hour

OTHER EXPENSES:

Computer Generated Plots	
Bond	\$1.50 per Square Foot
Vellum	\$2.00 per Square Foot
Color	\$5.00 per Square Foot
Mylar	\$3.50 per Square Foot
Courier Service	\$10.00/\$15 per Trip

CONDITIONS: Services will be performed in accordance with Attachment I - Standard Terms & Conditions attached hereto and made a part hereof

All other project specific charges or third party costs will be charged at cost plus ten (10) percent.

City of San Antonio Discretionary Contracts Disclosure

For use of this form, see City of San Antonio Ethics Code, Part D, Section 1 & 2

Disclosure of Parties, Owners, and Closely Related Persons

For the purpose of assisting the city in the enforcement of provisions contained in the City Charter and the code of ethics, an individual or business entity seeking a discretionary contract from the city is required to disclose in connection with a proposal for a discretionary contract:

(A) the identity of any individual who would be a party to the discretionary contract;

N/A

(B) the identity of any business entity who would be a party to the discretionary contract;

Vickrey & Associates, Inc.

(C) any individual or business entity that is known to be a partner, or a parent or subsidiary business entity, of any individual or business entity who would be a party to the discretionary contract;

N/A


(D) the identity of any person or organization, firm, employee, or other person or organization who would be a party to the discretionary contract;

N/A

Political Contributions
Any individual or business entity seeking a discretionary contract from the city must disclose in connection with a proposal for a discretionary contract all political contributions totaling or in excess of \$100 to or from within the past year (24 months) made directly or indirectly to any current or former member of City Council, any candidate for the City Council, or to the political action committee that contributes to City Council elections, by any individual or business entity whose identity must be disclosed under (A), (B), or (C) above. Indirect contributions to a candidate include but are not limited to contributions made through the candidate's family, friends, or representative organization.

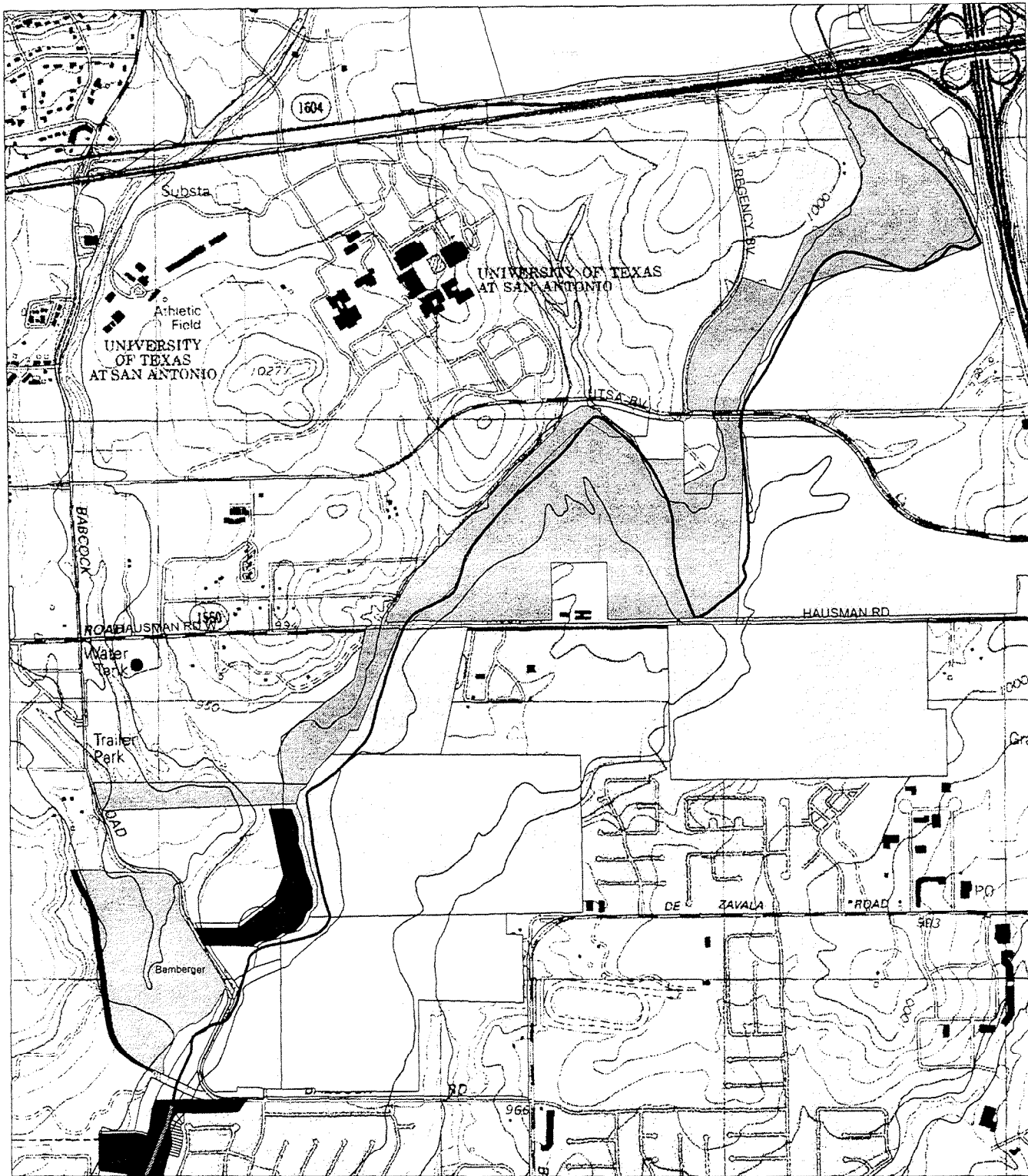
To Whom Made:	Amount	Date of Contribution
David Carpenter	425.00	2001, 2002
Ed Garza	4,960.00	2001, 2002
Bonnie Conner	600.00	2001, 2002
Bobby Perez	390.00	2001, 2002
Enrique Barrera	500.00	2002
John Sanders	500.00	2001
Carol Schubert	700.00	2001, 2002
David Garcia	250.00	2000
Kike Martin	250.00	2001
Toni Moorhouse	100.00	2002
Julian Castro	200.00	2002

Disclosure of Proposal
Any individual or business entity seeking a discretionary contract from the city shall disclose any known facts which reasonably would raise a question as to whether a city official would violate Section 1 of Part D by participating in a transaction relating to the discretionary contract.

Signature:  Brenda Vickrey Johnson	Title: President Company: Vickrey & Associates, Inc.	Date: December 3, 2002
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¹ A business entity means a sole proprietorship, partnership, firm, corporation, holding company, joint-stock company, receivership, trust unincorporated association, or any other entity recognized by law.

² For purposes of this rule, facts are "reasonably understood" to "raise a question" about the appropriateness of official action if a disinterested person would conclude that the facts, if true, require recusal or require careful consideration of whether or not recusal is required.



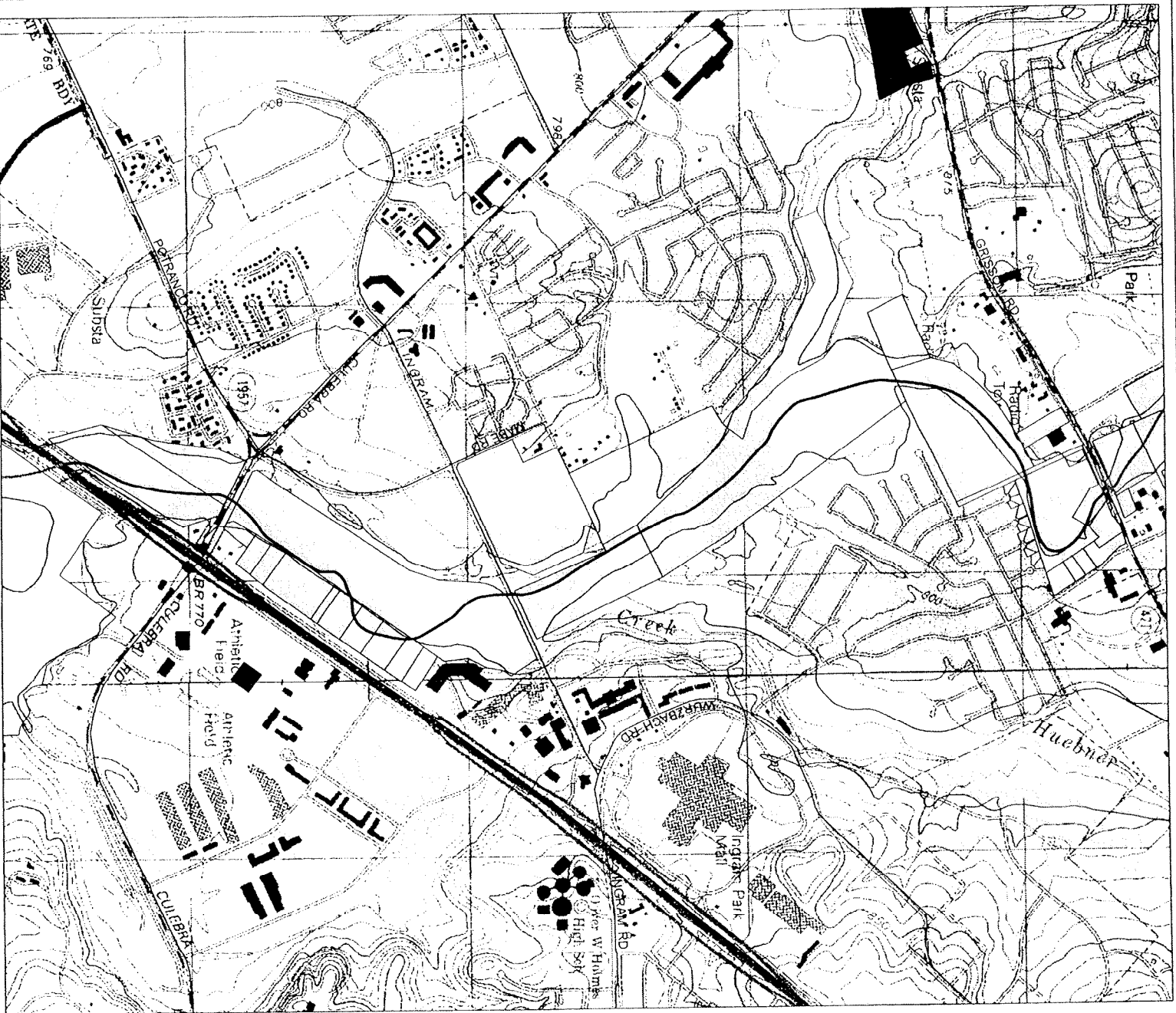
CREEK BASED LINEAR PARK SYSTEM

Property Status Map
Leon Creek - Loop 1604 to Bamberger Park - Priority #1

- | | |
|-----------------------------|--------------------------|
| Negotiations Underway | Flood Buyout Property |
| Bexar County Owned Property | Unavailable Property |
| COSA Owned Property | Available Property |
| | 100 Year FEMA Floodplain |


GIS Division
Information Services Dept
City of San Antonio

Scale: 1" = 600'



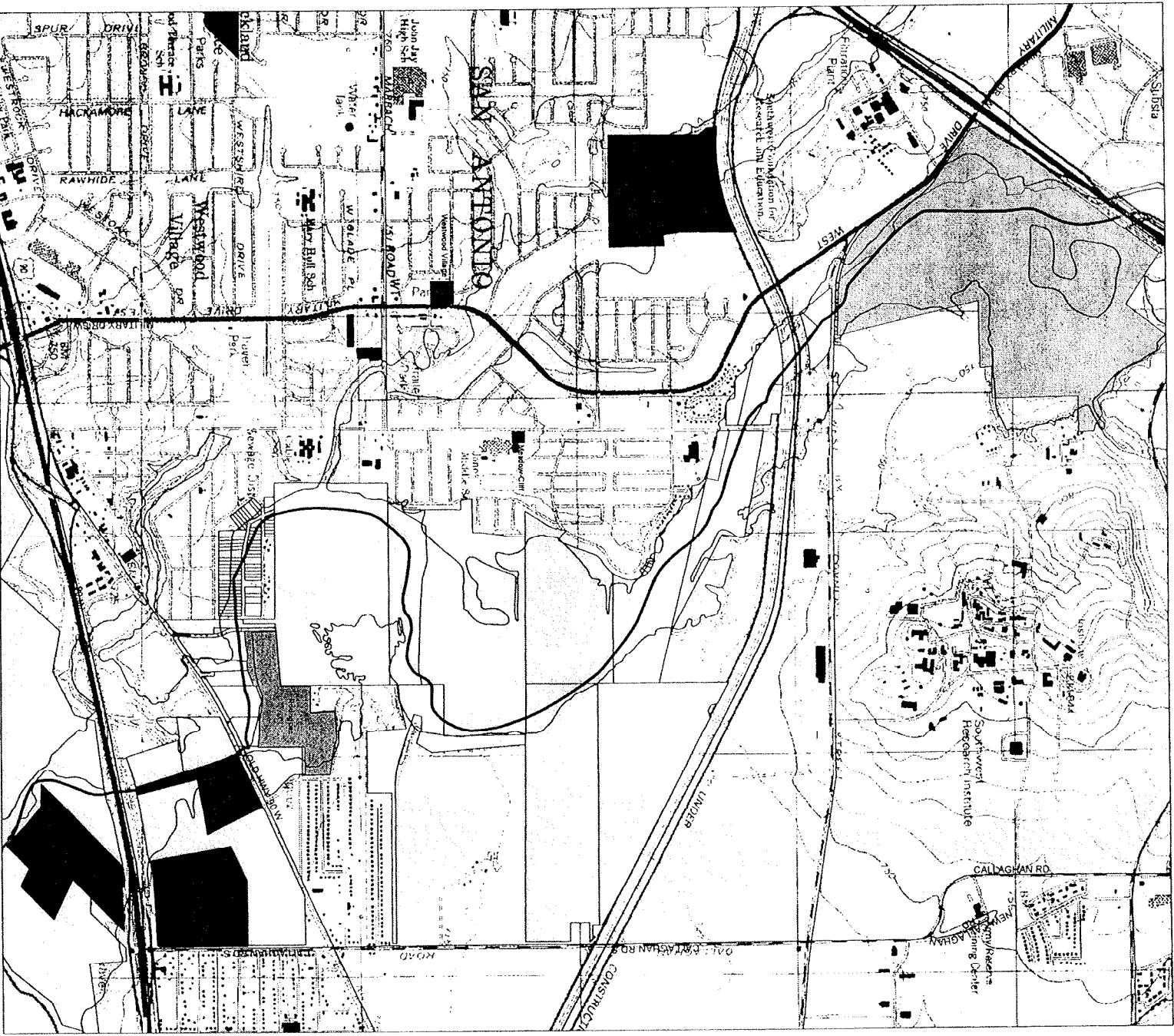
CREEK BASED LINEAR PARK SYSTEM

Property Status Map
 Leon Creek - Grissom Rd to Loop 410 - Priority #2

- Negotiations Underway
- Bexar County Owned Property
- COSA Owned Property
- Flood Buyout Property
- Unavailable Property
- 100 Year FEMA Floodplain

GIS Division
 Information Services Dept
 City of San Antonio

Scale: 1" = 600'



CREEK BASED LINEAR PARK SYSTEM

Property Status Map
 Leon Creek - Loop 410 to Camargo Park - Priority #3

- Negotiations Underway
- Bexar County Owned Property
- COSA Owned Property
- Flood Buyout Property
- Unavailable Property
- Available Property

100 Year FEMA Floodplain

GIS Division
 Information Services Dept
 City of San Antonio

Scale: 1" = 750'




CREEK BASED LINEAR PARK SYSTEM

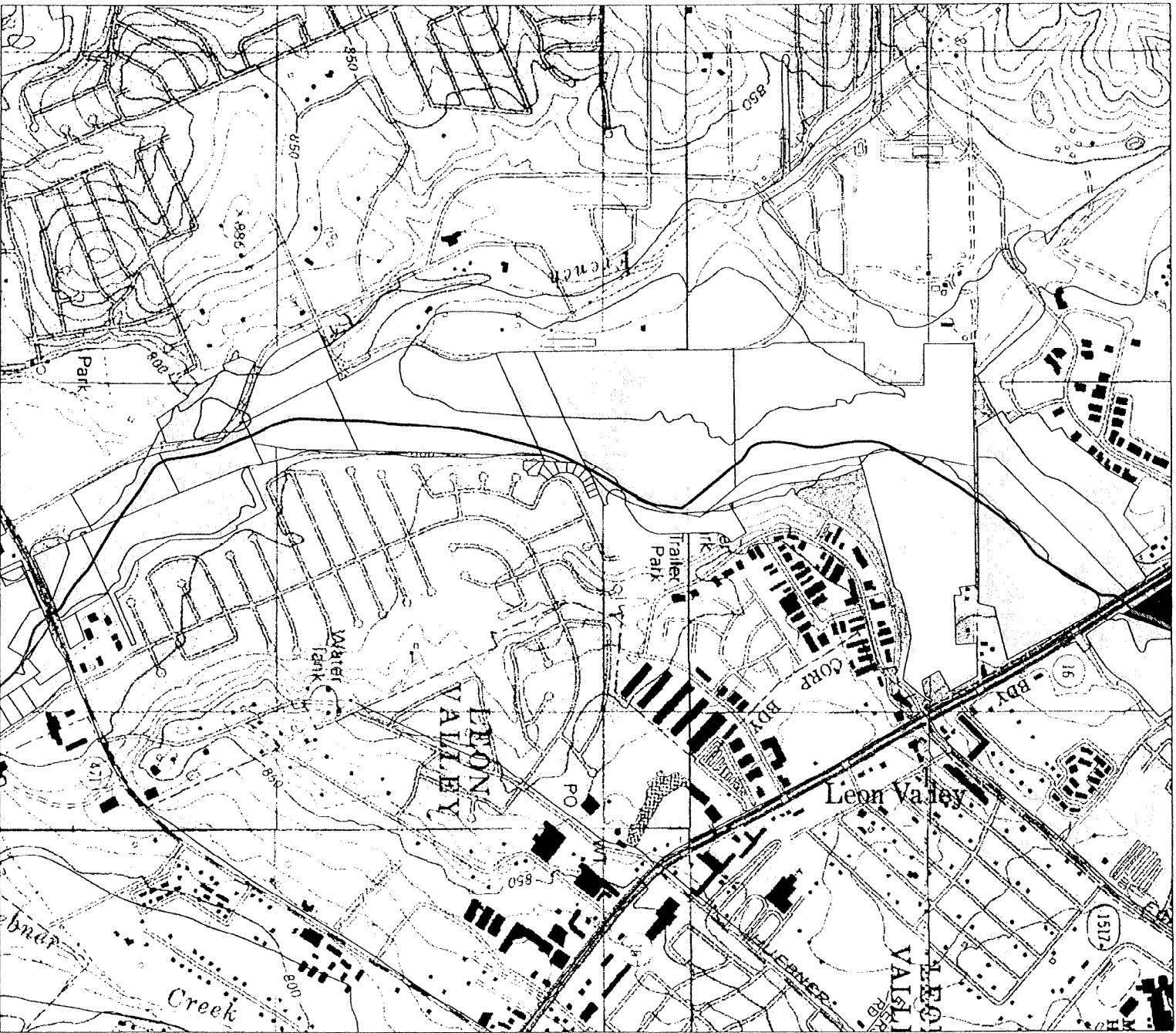
Property Status Map

Leon Creek - Military Dr to Somerset Rd - Priority #4

- | | |
|-----------------------------|--------------------------|
| Negotiations Underway | Flood Buyout Property |
| Bexar County Owned Property | Unavailable Property |
| COSA Owned Property | Available Property |
| | 100 Year FEMA Floodplain |


GIS Division
Information Services Dept
City of San Antonio

Scale: 1" = 600'



CREEK BASED LINEAR PARK SYSTEM

Property Status Map

Leon Creek - Bandera Rd to Grissom Rd - Priority #5

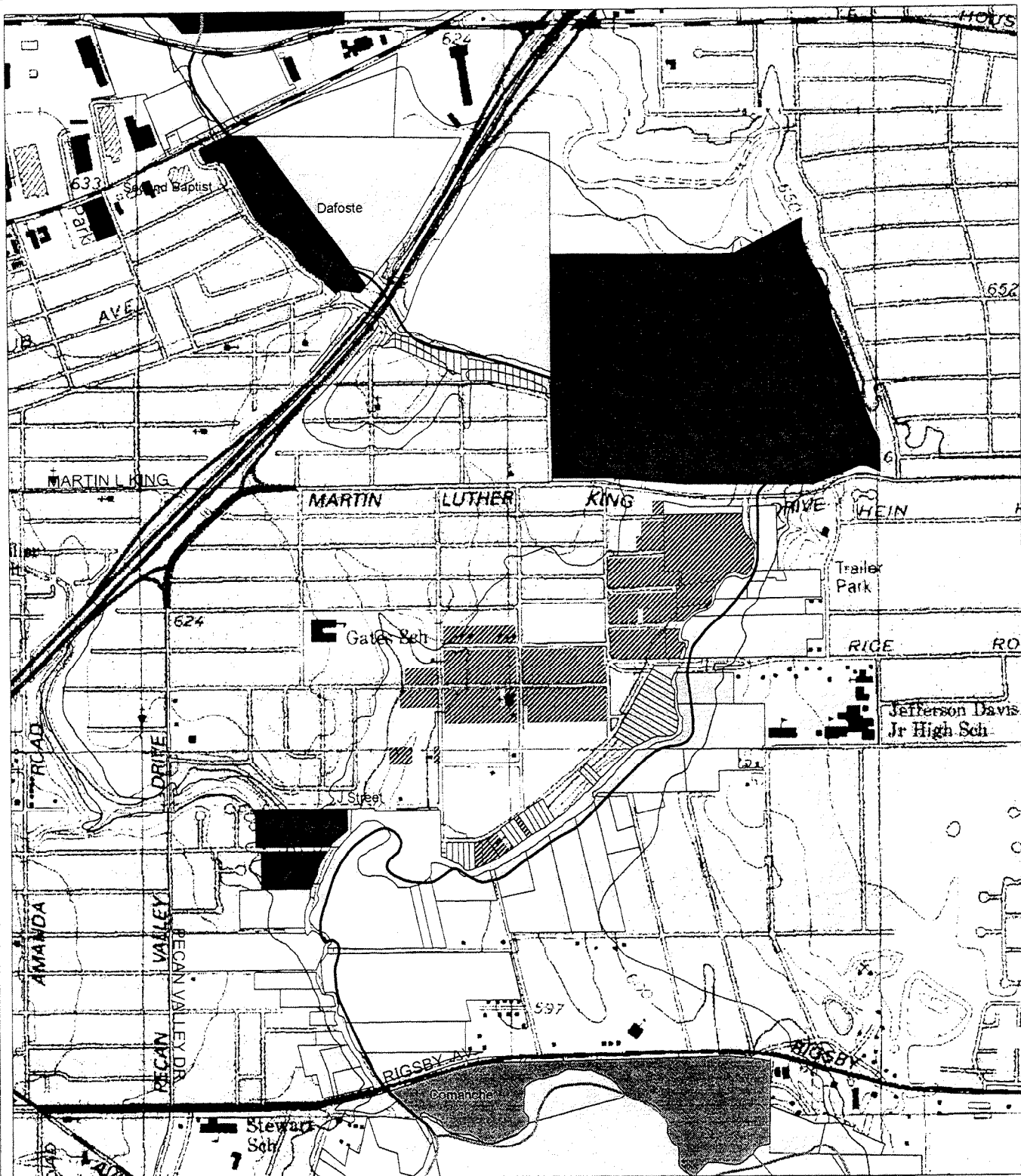
- Negotiations Underway
- Bexar County Owned Property
- COSA Owned Property
- Flood Buyout Property
- Unavailable Property
- Available Property

100 Year FEMA Floodplain

GIS Division
Information Services Dept
City of San Antonio
Scale: 1" = 500'

Source: Bexar Appraisal District, FEMA, and COSA Parks & Rec

City of San Antonio, Texas



CREEK BASED LINEAR PARK SYSTEM

Property Status Map

Salado Creek - Comanche County Park to Houston St - Priority #1

- | | |
|-----------------------------|-----------------------|
| Negotiations Underway | Flood Buyout Property |
| Bexar County Owned Property | Unavailable Property |
| COSA Owned Property | Available Property |

100 Year FEMA Floodplain

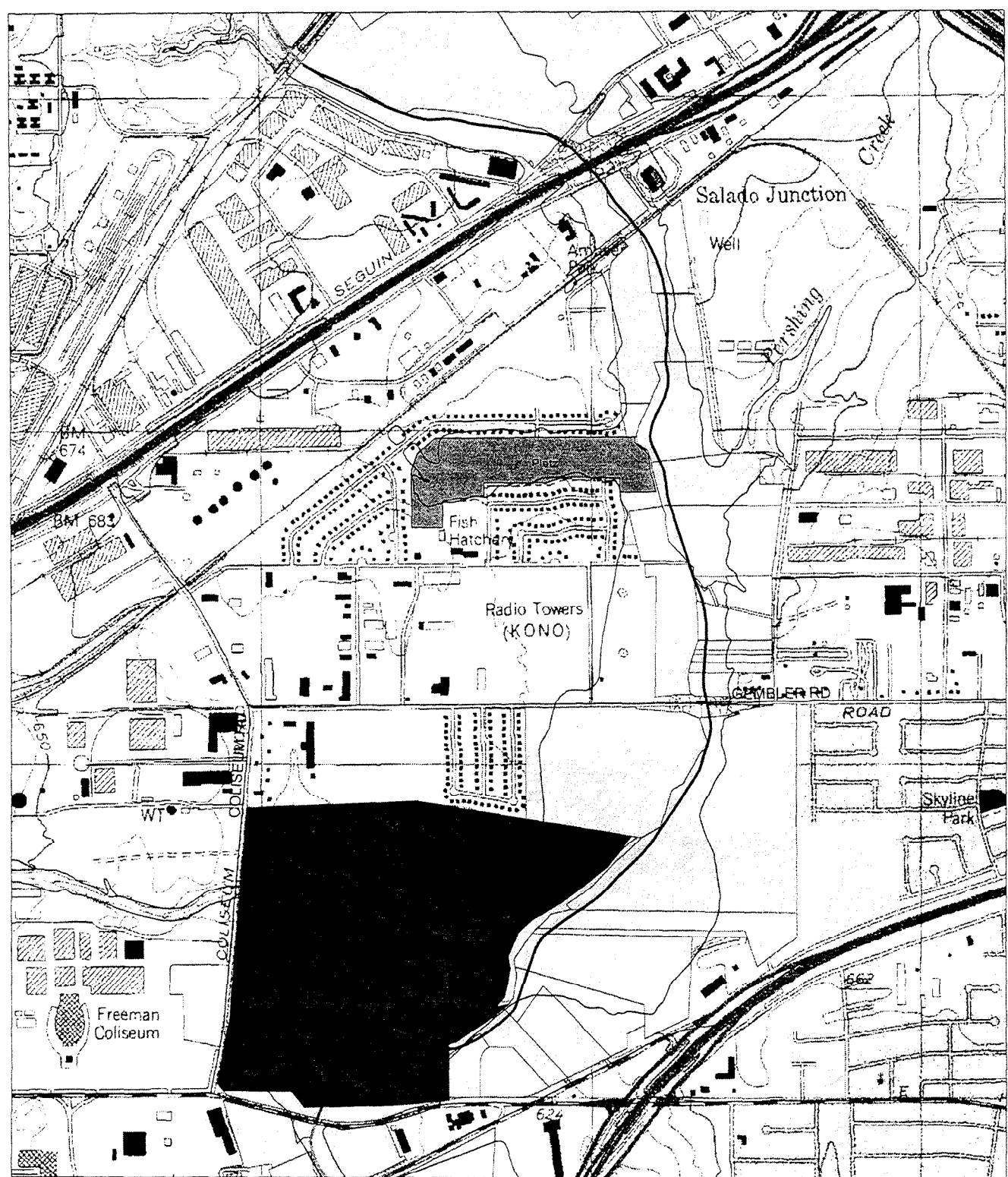
Source: Bexar Appraisal District, FEMA, and COSA Parks & Rec

Division
Information Services Dept
City of San Antonio

Scale: 1" = 1300'

Date of Production: 11/6/2001
Cartographer: Michael G. Gentry

Location: D:\maps\parks\Salado_prio1\Salado.prio1



CREEK BASED LINEAR PARK SYSTEM

Property Status Map

Salado Creek - Houston St to Ft Sam Houston - Priority #2

- | | |
|-----------------------------|-----------------------|
| Negotiations Underway | Flood Buyout Property |
| Bexar County Owned Property | Unavailable Property |
| COSA Owned Property | Available Property |

100 Year FEMA Floodplain

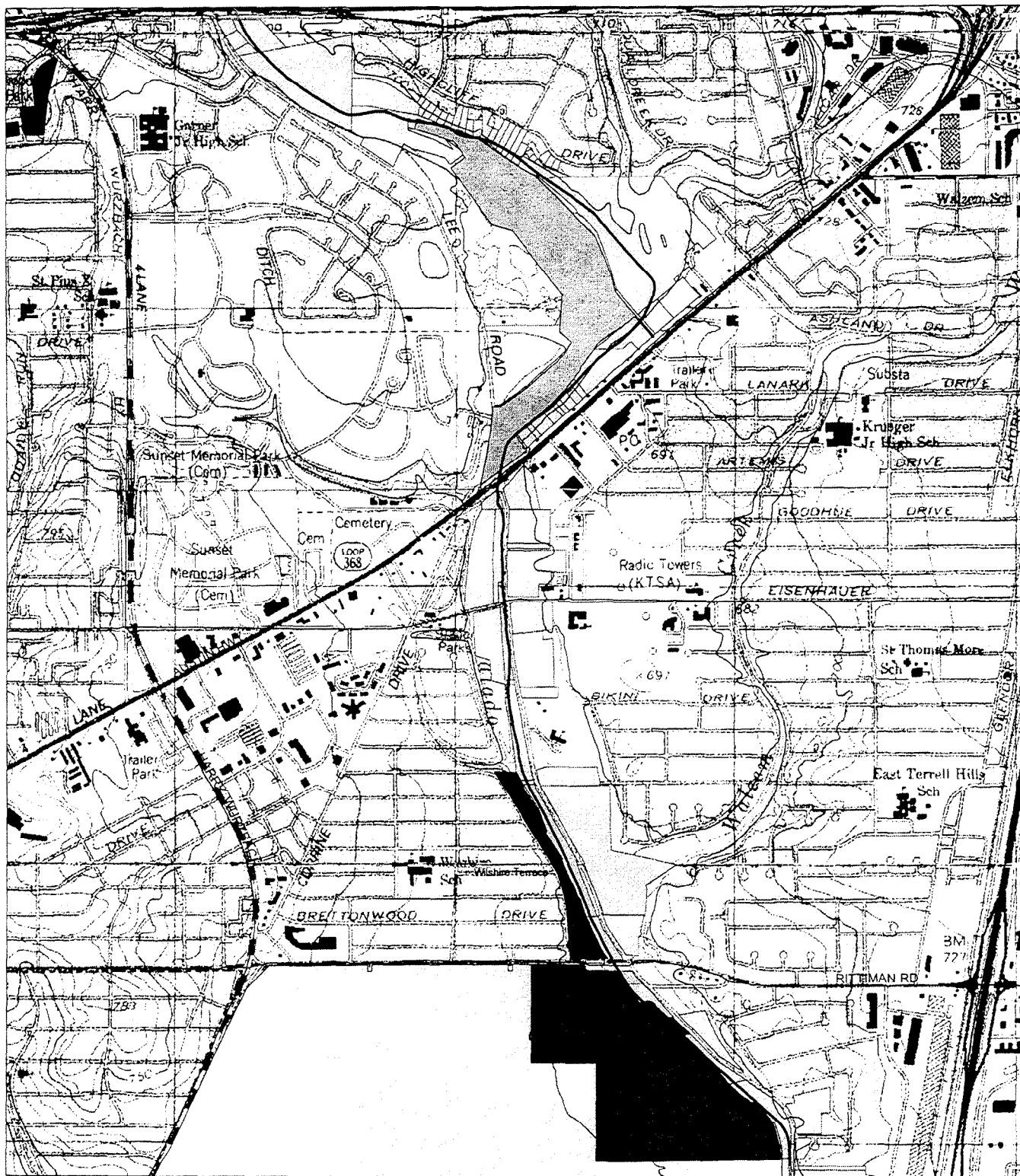
GIS Division
Information Services Dept
City of San Antonio

Scale: 1" = 500'

Location: D:\Linear Parks\Salado_prior\Salado_prior.mxd

Source: Bexar Appraisal District, FEMA, and COSA Parks & Rec

Date of Production: 11/14/2001
Cartographer: Nathan Galloway



CREEK BASED LINEAR PARK SYSTEM

Property Status Map

Salado Creek - Ft Sam Houston to Loop 410 - Priority #3

- | | |
|-----------------------------|--------------------------|
| Negotiations Underway | Flood Buyout Property |
| Bexar County Owned Property | Unavailable Property |
| COSA Owned Property | Available Property |
| | 100 Year FEMA Floodplain |

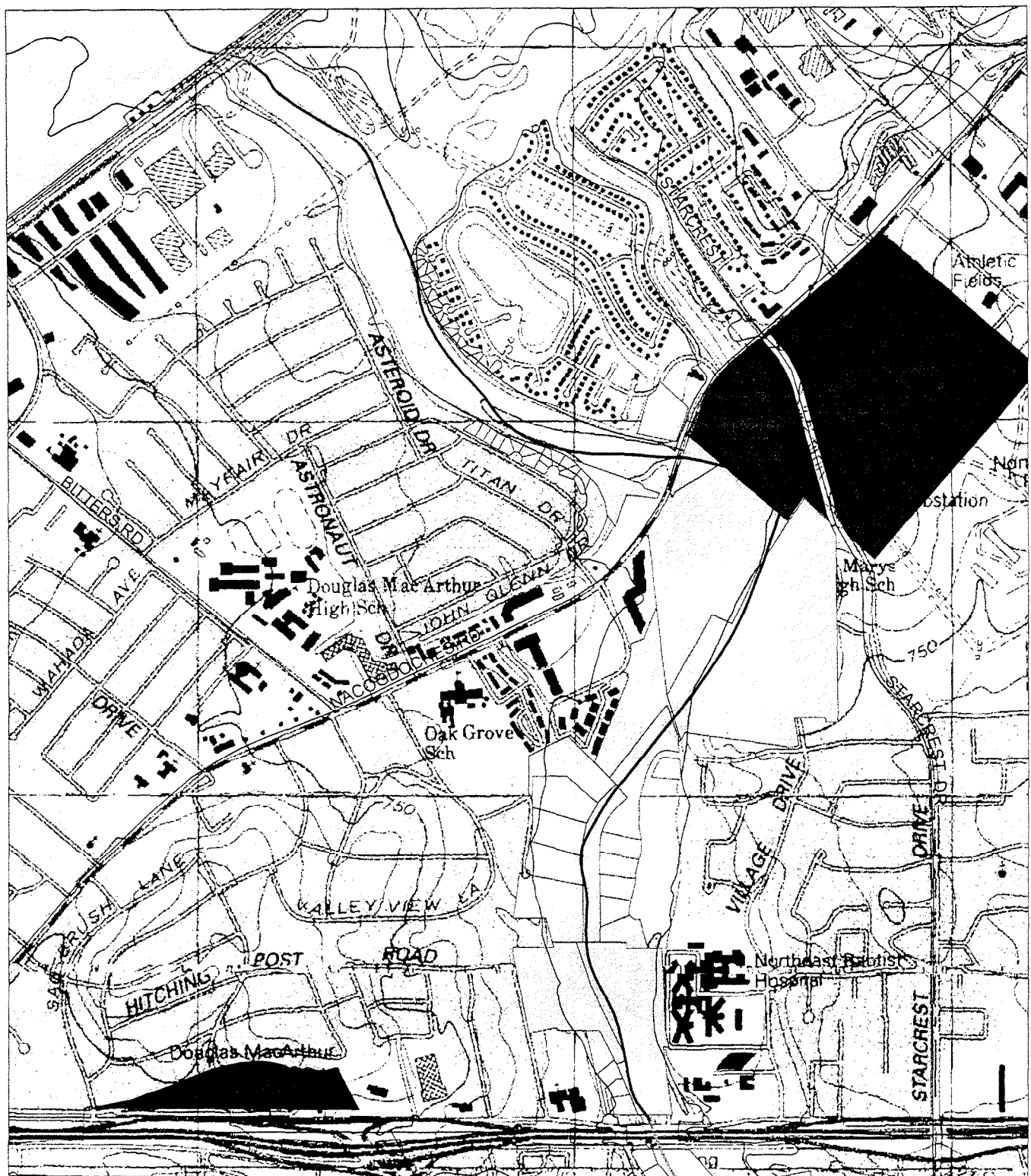

GIS Division
Information Services Dept
City of San Antonio

Scale: 1" = 500'

Location: D:\AreaParks\Salado_prio1\Salado_prio1

Source: Bexar Appraisal District, FEMA, and COSA Parks & Rec

Date of Publication: 4/16/2001
Cartographer: Michael Gaudin



CREEK BASED LINEAR PARK SYSTEM

Property Status Map

Salado Creek - Loop 410 to Wetmore Rd - Priority #4

- | | |
|-----------------------------|--------------------------|
| Negotiations Underway | Flood Buyout Property |
| Bexar County Owned Property | Unavailable Property |
| COSA Owned Property | Available Property |
| | 100 Year FEMA Floodplain |


GIS Division
Information Services Dept
City of San Antonio

Scale: 1" = 450'

Location: D:\new\parks\Salado_prior\Salado_prior\1

Source: Bexar Appraisal District, FEMA, and COSA Parks & Rec

Date of Publication: 6/17/2011
Compiler: Michael G. Gentry



CREEK BASED LINEAR PARK SYSTEM

Property Status Map

Salado Creek - Military Dr to Comanche County Park - Priority #5

- | | | |
|-----------------------------|-----------------------|--------------------------|
| Negotiations Underway | Flood Buyout Property | 100 Year FEMA Floodplain |
| Bexar County Owned Property | Unavailable Property | |
| COSA Owned Property | Available Property | |

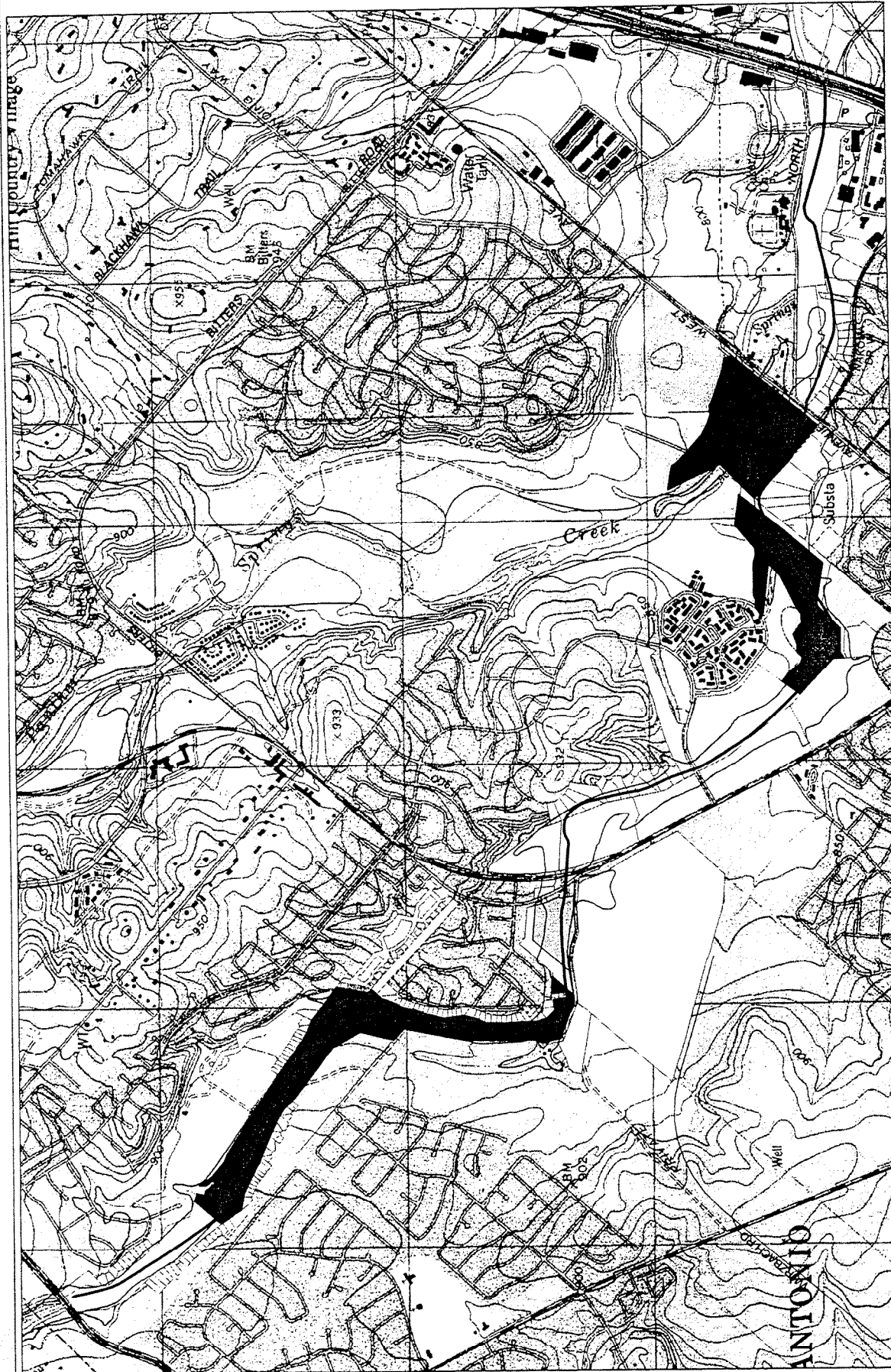
GIS Division
Information Services Dept
City of San Antonio

Scale: 1" = 700'

Location: D:\LinearParks\Salado_prio1\Salado_prio1

Source: Bexar Appraisal District, FEMA, and COSA Parks & Rec

Date of Production: 6/20/2001
Cartographer: William Gutierrez



CREEK BASED LINEAR PARK SYSTEM

Property Status Map
 Salado Creek - Hwy 281 to Huebner Rd - Priority #6

- Negotiations Underway
- Bexar County Owned Property
- COSA Owned Property
- Flood Buyout Property
- Unavailable Property
- Available Property
- 100 Year FEMA Floodplain

Location: D:\Linear2\Salado_prio1\Salado_prio1

GIS Division
 Information Services Dept
 City of San Antonio

Scale: 1" = 650'

Date of Production: 6/26/2001
 Cartographer: Michael Gooding

Source: Bexar Appraisal District, FEMA, and COSA Parks & Rec