

September 19, 2021

Mr. Jeremiah Varco
Facilities Manager
Lake County Facilities and Construction Services
18 North County Street – 9th Floor
Waukegan, IL 60085-4334

RE: LCFCS Project Management/Owner's Representative Services
Fee Proposal

Dear Mr. Varco,

Thank you for the opportunity to submit our fee proposal for providing additional project management services on behalf of Lake County for the projects listed in this fee proposal letter. The projected fees, noted below, are based our master agreement.

As Lake County's owner representative, STV Construction, Inc. will provide proactive project management services that include coordination of the architect, constructors, stakeholders and County Board. We will serve as an extension of Lake County staff to provide project management services typically required of an owner during the design phase such as design oversight, drawing review, budget and schedule monitoring, and coordination with Lake County staff and stakeholders. We are flexible to adjust our services working within the hours and fee allocated, and as needed between projects.

To date, STV, Inc. has completed ten (10) project assignments, with one (1) active project assignment in progress.

The following proposal is project assignment number 13.

Project 13: FY22 Capital Project A/E Design Assistance:

The scope of work associated with the A/E Design Assistance assignment will include meeting with project stakeholders to determine project needs, coordination with Lake County Facility Operations teams, scheduling meetings as needed to maintain project design schedules and providing design and constructability reviews. This assignment includes the following five (5) FY22 projects:

1. HD WRS AHU and Boiler
2. Jail DDC and AHU Phase 1 of 3
3. Sheriff's Shooting Pad Replacement
4. APO and Circuit Clerk Office Furniture
5. Admin Tower/Underground Lighting

STV proposes Russel Palmer and one additional Senior PM from the beginning of October 2021 to the end of March 2022 to manage the listed project designs.

Below is our proposed budgeted fee for project assignment 12:

Project	# Hours	Budget Fee
HD WRS AHU and Boiler	160	\$28,480
Jail DDC and AHU Phase 1 of 3	105	\$18,690
Sheriff's Shooting Pad Replacement	55	\$9,790
APO and Circuit Clerk Office Furniture	110	\$19,580
Admin Tower/Underground Lighting	125	\$22,250
Project Total:	555	\$98,790

Please note the breakdown is for budgeting/bookkeeping purposes only. Should less hours be utilized on one project assignment, those can be available for other projects.

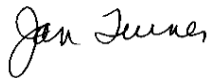
Reimbursables: We recommend an allowance of \$5,000.00 for travel reimbursables. All reimbursables will be invoiced at cost with no markup.

Services will be invoiced based on the hourly rates below for 2021.

Position	2021
Senior Project Manager	\$ 178.00
Project Manager	\$ 160.00
Cost Estimator	\$ 165.00

Sincerely,

STV Construction, Inc.



Jan Turner, CCM
Vice President/Midwest Territory Manager

Cc: Russel Palmer