



Agreement For
Using Federal Funds? ☐ Yes ☒ No **MT PE**

Agreement Type
Original

LOCAL PUBLIC AGENCY

Local Public Agency Lake	County Lake	Section Number 25-00999-13-RS	Job Number
Project Number	Contact Name Daniel P. Smith, PE	Phone Number (847) 377-7400	Email DSmith@lakecountyil.gov

SECTION PROVISIONS

Local Street/Road Name Hutchins Rd & Stearns School Rd	Key Route	Length 10,500 ft	Structure Number
Location Termini IL132 at Hutchins Rd, Hutchins Rd & Stearns School Rd, US45 at Stearns School Rd			Add Location Remove Location

Project Description
2-Lane resurfacing of Hutchins Rd and Stearns School Rd, including Traffic Signals at Hutchins Rd and Stearns School Rd intersection, utility conflict(s), storm sewer, cross road culvert(s), guardrail(s), curb and gutter, pavement patching at 5% maximum, ADA improvements, and sidewalk preparation to fill sidewalk gap.

Engineering Funding	<input type="checkbox"/> MFT/TBP <input type="checkbox"/> State <input checked="" type="checkbox"/> Other	Local Funds
Anticipated Construction Funding	<input type="checkbox"/> Federal <input type="checkbox"/> MFT/TBP <input type="checkbox"/> State <input checked="" type="checkbox"/> Other	Local Funds

AGREEMENT FOR

☐ Phase I - Preliminary Engineering ☒ Phase II - Design Engineering

CONSULTANT

Prime Consultant (Firm) Name Horner & Shifrin, Inc.	Contact Name Brian Pawula	Phone Number (847) 922-6125	Email blpawula@hornershifrin.com
Address 8755 W. Higgins Rd, Suite 325	City Chicago	State IL	Zip Code 60631

THIS AGREEMENT IS MADE between the above Local Public Agency (LPA) and Consultant (ENGINEER) and covers certain professional engineering services in connection with the improvement of the above SECTION. Project funding allotted to the LPA by the State of Illinois under the general supervision of the State Department of Transportation, hereinafter called the "DEPARTMENT," will be used entirely or in part to finance ENGINEERING services as described under AGREEMENT PROVISIONS.

Since the services contemplated under the AGREEMENT are professional in nature, it is understood that the ENGINEER, acting as an individual, partnership, firm or legal entity, qualifies for professional status and will be governed by professional ethics in its relationship to the LPA and the DEPARTMENT. The LPA acknowledges the professional and ethical status of the ENGINEER by entering into an AGREEMENT on the basis of its qualifications and experience and determining its compensation by mutually satisfactory negotiations.

WHEREVER IN THIS AGREEMENT or attached exhibits the following terms are used, they shall be interpreted to mean:

Regional Engineer	Deputy Director, Office of Highways Project Implementation, Regional Engineer, Department of Transportation
Resident Construction Supervisor	Authorized representative of the LPA in immediate charge of the engineering details of the construction PROJECT
In Responsible Charge Contractor	A full time LPA employee authorized to administer inherently governmental PROJECT activities Company or Companies to which the construction contract was awarded

AGREEMENT EXHIBITS

The following EXHIBITS are attached hereto and made a part of hereof this AGREEMENT:

- ☒ EXHIBIT A: Scope of Services
- ☒ EXHIBIT B: Project Schedule
- ☒ EXHIBIT C: Qualification Based Selection (QBS) Checklist
- ☒ EXHIBIT D: Cost Estimate of Consultant Services (BLR 05513 or BLR 05514)
- ☐ EXHIBIT ____ : Direct Costs Check Sheet (attach BDE 436 when using Lump Sum on Specific Rate Compensation)
- ☐ _____
- ☐ _____
- ☐ _____

I. THE ENGINEER AGREES,

1. To perform or be responsible for the performance of the Scope of Services presented in EXHIBIT A for the LPA in connection with the proposed improvements herein before described.
2. The Classifications of the employees used in the work shall be consistent with the employee classifications and estimated staff hours. If higher-salaried personnel of the firm, including the Principal Engineer, perform services that are to be performed by lesser-salaried personnel, the wage rate billed for such services shall be commensurate with the payroll rate for the work performed.
3. That the ENGINEER shall be responsible for the accuracy of the work and shall promptly make necessary revisions or corrections required as a result of the ENGINEER'S error, omissions or negligent acts without additional compensation. Acceptance of work by the LPA or DEPARTMENT will not relieve the ENGINEER of the responsibility to make subsequent correction of any such errors or omissions or the responsibility for clarifying ambiguities.
4. That the ENGINEER will comply with applicable Federal laws and regulations, State of Illinois Statutes, and the local laws or ordinances of the LPA.
5. To pay its subconsultants for satisfactory performance no later than 30 days from receipt of each payment from the LPA.
6. To invoice the LPA, The ENGINEER shall submit all invoices to the LPA within three months of the completion of the work called for in the AGREEMENT or any subsequent Amendment or Supplement.
7. The ENGINEER or subconsultant shall not discriminate on the basis of race, color, national origin or sex in the performance of this AGREEMENT. The ENGINEER shall carry out applicable requirements of 49 CFR part 26 in the administration of US Department of Transportation (US DOT) assisted contract. Failure by the Engineer to carry out these requirements is a material breach of this AGREEMENT, which may result in the termination of this AGREEMENT or such other remedy as the LPA deems appropriate.
8. That none of the services to be furnished by the ENGINEER shall be sublet, assigned or transferred to any other party or parties without written consent of the LPA. The consent to sublet, assign or otherwise transfer any portion of the services to be furnished by the ENGINEER shall be construed to relieve the ENGINEER of any responsibility for the fulfillment of this AGREEMENT.
9. For Preliminary Engineering Contracts:
 - (a) To attend meetings and visit the site of the proposed improvement when requested to do so by representatives of the LPA or the DEPARTMENT, as defined in Exhibit A (Scope of Services).
 - (b) That all plans and other documents furnished by the ENGINEER pursuant to the AGREEMENT will be endorsed by the ENGINEER and affixed the ENGINEER's professional seal when such seal is required by law. Such endorsements must be made by a person, duly licensed or registered in the appropriate category by the Department of Professional Regulation of the State of Illinois. It will be the ENGINEER's responsibility to affix the proper seal as required by the Bureau of Local Roads and Streets manual published by the DEPARTMENT.
 - (c) That the ENGINEER is qualified technically and is thoroughly conversant with the design standards and policies applicable for the PROJECT; and that the ENGINEER has sufficient properly trained, organized and experienced personnel to perform the services enumerated in Exhibit A (Scope of Services).
10. That the engineering services shall include all equipment, instruments, supplies, transportation and personnel required to perform the duties of the ENGINEER in connection with this AGREEMENT (See DIRECT COST tab in BLR 05513 or BLR 05514).

II. THE LPA AGREES,

1. To certify by execution of this AGREEMENT that the selection of the ENGINEER was performed in accordance with the Professional Services Selection Act (50 ILCS 510) (Exhibit C).
2. To furnish the ENGINEER all presently available survey data, plans, specifications, and project information.
3. To pay the ENGINEER:
 - (a) For progressive payments - Upon receipt of monthly invoices from the ENGINEER and the approval thereof by the LPA, monthly payments for the work performed shall be due and payable to the ENGINEER, such payments to be equal to the value of the partially completed work minus all previous partial payments made to the ENGINEER.
 - (b) Final payment - Upon approval of the work by the LPA but not later than 60 days after the work is completed and reports have been made and accepted by the LPA and DEPARTMENT a sum of money equal to the basic fee as determined in this AGREEMENT less the total of the amount of partial payments previously paid to the ENGINEER

shall be due and payable to the ENGINEER.

(c) For Non-Federal County Projects - (605 ILCS 5/5-409)

- (1) For progressive payments - Upon receipt of monthly invoices from the ENGINEER and the approval thereof by the LPA, monthly payments for the work performed shall be due and payable to the ENGINEER. Such payments to be equal to the value of the partially completed work in all previous partial payments made to the ENGINEER.
- (2) Final payment - Upon approval of the work by the LPA but not later than 60 days after the work is completed and reports have been made and accepted by the LPA and STATE, a sum of money equal to the basic fee as determined in the AGREEMENT less the total of the amount of partial payments previously paid to the ENGINEER shall be due and payable to the ENGINEER.

4. To pay the ENGINEER as compensation for all services rendered in accordance with the AGREEMENT on the basis of the following compensation method as discussed in 5-5.10 of the BLR Manual.

Method of Compensation:

☐ Percent

☐ Lump Sum

☐ Specific Rate

☒ Cost plus Fixed Fee: Fixed

Total Compensation = DL + DC + OH + FF

Where:

DL is the total Direct Labor,

DC is the total Direct Cost,

OH is the firm's overhead rate applied to their DL and

FF is the Fixed Fee.

Where $FF = (0.33 + R) DL + \%SubDL$, where R is the advertised Complexity Factor and %SubDL is 10% profit allowed on the direct labor of the subconsultants.

The Fixed Fee cannot exceed 15% of the DL + OH.

5. The recipient shall not discriminate on the basis of race, color, national origin or sex in the award and performance of any US DOT-assisted contract or in the administration of its DBE program or the requirements of 49 CFR part 26. The recipient shall take all necessary and reasonable steps under 49 CFR part 26 to ensure nondiscrimination in the award and administration of US DOT-assisted contracts. The recipient's DBE program, as required by 49 CFR part 26 and as approved by US DOT, is incorporated by reference in this agreement. Implementation of this program is a legal obligation and failure to carry out its terms shall be treated as violation of this AGREEMENT. Upon notification to the recipient of its failure to carry out its approved program, the Department may impose sanctions as provided for under part 26 and may, in appropriate cases, refer the matter for enforcement under 18 U.S.C. 1001 and/or the Program Fraud Civil Remedies Act of 1986 (31 U.S.C 3801 et seq.).

III. IT IS MUTUALLY AGREED,

1. To maintain, for a minimum of 3 years after the completion of the contract, adequate books, records and supporting documents to verify the amount, recipients and uses of all disbursements of funds passing in conjunction with the contract; the contract and all books, records and supporting documents related to the contract shall be available for review and audit by the Auditor General, and the DEPARTMENT; the Federal Highways Administration (FHWA) or any authorized representative of the federal government, and to provide full access to all relevant materials. Failure to maintain the books, records and supporting documents required by this section shall establish a presumption in favor of the DEPARTMENT for the recovery of any funds paid by the DEPARTMENT under the contract for which adequate books, records and supporting documentation are not available to support their purported disbursement.
2. That the ENGINEER shall be responsible for any all damages to property or persons out of an error, omission and/or negligent act in the prosecution of the ENGINEER's work and shall indemnify and save harmless the LPA, the DEPARTMENT, and their officers, agents and employees from all suits, claims, actions or damages liabilities, costs or damages of any nature whatsoever resulting there from. These indemnities shall not be limited by the listing of any insurance policy.

The LPA will notify the ENGINEER of any error or omission believed by the LPA to be caused by the negligence of the ENGINEER as soon as practicable after the discovery. The LPA reserves the right to take immediate action to remedy any error or omission if notification is not successful; if the ENGINEER fails to reply to a notification; or if the conditions created by the error or omission are in need of urgent correction to avoid accumulation of additional construction costs or damages to property and reasonable notice is not practicable.
3. This AGREEMENT may be terminated by the LPA upon giving notice in writing to the ENGINEER at the ENGINEER's last known post office address. Upon such termination, the ENGINEER shall cause to be delivered to the LPA all drawings, plats, surveys, reports, permits, agreements, soils and foundation analysis, provisions, specifications, partial and completed estimates and data, if any from soil survey and subsurface investigation with the understanding that all such materials becomes the property of the LPA. The LPA will be responsible for reimbursement of all eligible expenses incurred under the terms of this AGREEMENT up to the date of the written notice of termination.

4. In the event that the DEPARTMENT stops payment to the LPA, the LPA may suspend work on the project. If this agreement is suspended by the LPA for more than thirty (30) calendar days, consecutive or in aggregate, over the term of this AGREEMENT, the ENGINEER shall be compensated for all services performed and reimbursable expenses incurred prior to receipt of notice of suspension. In addition, upon the resumption of services the LPA shall compensate the ENGINEER, for expenses incurred as a result of the suspension and resumption of its services, and the ENGINEER's schedule and fees for the remainder of the project shall be equitably adjusted.
5. This AGREEMENT shall continue as an open contract and the obligations created herein shall remain in full force and effect until the completion of construction of any phase of professional services performed by others based upon the service provided herein. All obligations of the ENGINEER accepted under this AGREEMENT shall cease if construction or subsequent professional services are not commenced within 5 years after final payment by the LPA.
6. That the ENGINEER shall be responsible for any and all damages to property or persons arising out of an error, omission and/or negligent act in the prosecution of the ENGINEER's work and shall indemnify and have harmless the LPA, the DEPARTMENT, and their officers, employees from all suits, claims, actions or damages liabilities, costs or damages of any nature whatsoever resulting there from. These indemnities shall not be limited by the listing of any insurance policy.
7. The ENGINEER and LPA certify that their respective firm or agency:
 - (a) has not employed or retained for commission, percentage, brokerage, contingent fee or other considerations, any firm or person (other than a bona fide employee working solely for the LPA or the ENGINEER) to solicit or secure this AGREEMENT,
 - (b) has not agreed, as an express or implied condition for obtaining this AGREEMENT, to employ or retain the services of any firm or person in connection with carrying out the AGREEMENT or
 - (c) has not paid, or agreed to pay any firm, organization or person (other than a bona fide employee working solely for the LPA or the ENGINEER) any fee, contribution, donation or consideration of any kind for, or in connection with, procuring or carrying out the AGREEMENT.
 - (d) that neither the ENGINEER nor the LPA is/are not presently debarred, suspended, proposed for debarment, declared ineligible or voluntarily excluded from covered transactions by any Federal department or agency,
 - (e) has not within a three-year period preceding the AGREEMENT been convicted of or had a civil judgment rendered against them for commission of fraud or criminal offense in connection with obtaining, attempting to obtain or performing a public (Federal, State or local) transaction; violation of Federal or State antitrust statutes or commission of embezzlement, theft, forgery, bribery, falsification or destruction of records, making false statements or receiving stolen property.
 - (f) are not presently indicated for or otherwise criminally or civilly charged by a government entity (Federal, State, or local) with commission of any of the offenses enumerated in paragraph and
 - (g) has not within a three-year period preceding this AGREEMENT had one or more public transaction (Federal, State, local) terminated for cause or default.

Where the ENGINEER or LPA is unable to certify to any of the above statements in this clarification, an explanation shall be attached to this AGREEMENT.

8. In the event of delays due to unforeseeable causes beyond the control of and without fault or negligence of the ENGINEER no claim for damages shall be made by either party. Termination of the AGREEMENT or adjustment of the fee for the remaining services may be requested by either party if the overall delay from the unforeseen causes prevents completion of the work within six months after the specified completion date. Examples of unforeseen causes included but are not limited to: acts of God or a public enemy; acts of the LPA, DEPARTMENT, or other approving party not resulting from the ENGINEER's unacceptable services; fire; strikes; and floods.

If delays occur due to any cause preventing compliance with the PROJECT SCHEDULE, the ENGINEER shall apply in writing to the LPA for an extension of time. If approved, the PROJECT SCHEDULE shall be revised accordingly.

9. This certification is required by the Drug Free Workplace Act (30 ILCS 580). The Drug Free Workplace Act requires that no grantee or contractor shall receive a grant or be considered for the purpose of being awarded a contract for the procurement of any property or service from the DEPARTMENT unless that grantee or contractor will provide a drug free workplace. False certification or violation of the certification may result in sanctions including, but not limited to suspension of contract on grant payments, termination of a contract or grant and debarment of the contracting or grant opportunities with the DEPARTMENT for at least one (1) year but not more than (5) years.

For the purpose of this certification, "grantee" or "Contractor" means a corporation, partnership or an entity with twenty-five (25) or more employees at the time of issuing the grant or a department, division or other unit thereof, directly responsible for the specific performance under contract or grant of \$5,000 or more from the DEPARTMENT, as defined the Act.

The contractor/grantee certifies and agrees that it will provide a drug free workplace by:

- (a) Publishing a statement:
 - (1) Notifying employees that the unlawful manufacture, distribution, dispensing, possession or use of a controlled substance, including cannabis, is prohibited in the grantee's or contractor's workplace.
 - (2) Specifying actions that will be taken against employees for violations of such prohibition.
 - (3) Notifying the employee that, as a condition of employment on such contract or grant, the employee will:
 - (a) abide by the terms of the statement; and
 - (b) notify the employer of any criminal drug statute conviction for a violation occurring in the workplace no later than (5) days after such conviction.
- (b) Establishing a drug free awareness program to inform employees about:
 - (1) The dangers of drug abuse in the workplace;

- (2) The grantee's or contractor's policy to maintain a drug free workplace;
- (3) Any available drug counseling, rehabilitation and employee assistance program; and
- (4) The penalties that may be imposed upon an employee for drug violations.
- (c) Providing a copy of the statement required by subparagraph (a) to each employee engaged in the performance of the contract or grant and to post the statement in a prominent place in the workplace.
- (d) Notifying the contracting, or granting agency within ten (10) days after receiving notice under part (b) of paragraph (3) of subsection (a) above from an employee or otherwise, receiving actual notice of such conviction.
- (e) Imposing a sanction on, or requiring the satisfactory participation in a drug abuse assistance or rehabilitation program.
- (f) Assisting employees in selecting a course of action in the event drug counseling, treatment and rehabilitation is required and indicating that a trained referral team is in place.

Making a good faith effort to continue to maintain a drug free workplace through implementation of the Drug Free Workplace Act, the ENGINEER, LPA and the Department agree to meet the PROJECT SCHEDULE outlined in EXHIBIT B. Time is of the essence on this project and the ENGINEER's ability to meet the PROJECT SCHEDULE will be a factor in the LPA selecting the ENGINEER for future projects. The ENGINEER will submit progress reports with each invoice showing work that was completed during the last reporting period and work they expect to accomplish during the following period.

- 10. Due to the physical location of the project, certain work classifications may be subject to the Prevailing Wage Act (820 ILCS 130/0.01 et seq.).
- 11. For Preliminary Engineering Contracts:
 - (a) That tracing, plans, specifications, estimates, maps and other documents prepared by the ENGINEER in accordance with this AGREEMENT shall be delivered to and become the property of the LPA and that basic survey notes, sketches, charts, CADD files, related electronic files, and other data prepared or obtained in accordance with this AGREEMENT shall be made available, upon request to the LPA or to the DEPARTMENT, without restriction or limitation as to their use. Any re-use of these documents without the ENGINEER involvement shall be at the LPA's sole risk and will not impose liability upon the ENGINEER.
 - (b) That all reports, plans, estimates and special provisions furnished by the ENGINEER shall conform to the current Standard Specifications for Road and Bridge Construction, Bureau of Local Roads and Streets Manual or any other applicable requirements of the DEPARTMENT, it being understood that all such furnished documents shall be approved by the LPA and the DEPARTMENT before final acceptance. During the performance of the engineering services herein provided for, the ENGINEER shall be responsible for any loss or damage to the documents herein enumerated while they are in the ENGINEER's possession and any such loss or damage shall be restored at the ENGINEER's expense.

AGREEMENT SUMMARY

Prime Consultant (Firm) Name	TIN/FEIN/SS Number	Agreement Amount
Horner & Shifrin, Inc.		\$326,993.00
Subconsultants	TIN/FEIN/SS Number	Agreement Amount
Hampton, Lenzini and Renwick, Inc.		\$153,330.00
Interra, Inc.		\$29,919.00
Subconsultant Total		\$183,249.00
Prime Consultant Total		\$326,993.00
Total for all work		\$510,242.00

AGREEMENT SIGNATURES

Executed by the LPA:

Attest: The

Local Public Agency Type
County

 of

Local Public Agency
Lake

By (Signature & Date)

By (Signature & Date)

Local Public Agency

Lake

Local Public Agency Type

County

Clerk

Title

(SEAL)

Executed by the ENGINEER:

Attest:

Prime Consultant (Firm) Name
Horner & Shifrin, Inc.

By (Signature & Date)

	11/14/2025
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Title

Associate, Regional Manager - Transportation

By (Signature & Date)

	11/14/2025
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Title

Vice President, Assistant Business Unit Leader - Transportation

APPROVED:

Regional Engineer, Department of Transportation (Signature & Date)

Local Public Agency	Prime Consultant (Firm) Name	County	Section Number
Lake	Horner & Shifrin, Inc.	Lake	25-00999-13-RS

**EXHIBIT A
SCOPE OF SERVICES**

To perform or be responsible for the performance of the engineering services for the LPA, in connection with the PROJECT herein before described and enumerated below

See the attached Scope of Services

Local Public Agency	Prime Consultant (Firm) Name	County	Section Number
Lake	Horner & Shifrin, Inc.	Lake	25-00999-13-RS

**EXHIBIT B
PROJECT SCHEDULE**

1. Board Meeting and approval of Design Contract December 9, 2025
2. Notice to Proceed for Design January 1, 2025
3. Complete Topographic Survey February 1, 2026
4. Identify Land Acquisition Locations March 20, 2026
5. ROW Plats and Legals April 24, 2026
6. Conceptual (No Specs) Due June 19, 2026
7. Utility Coordination September 30, 2026
8. Pre-Final Due December 18, 2026
9. Final PS&E Due March 1, 2027
10. Complete Land Acquisition April 28, 2027
- (**Note: Land Acquisition may delay start of construction**)
11. Letting Date June 11, 2027
12. Notice to Proceed for Construction July 6, 2027
13. Substantial Completion December 3, 2027
14. Project Closeout May 26, 2028

Local Public Agency	Prime Consultant (Firm) Name	County	Section Number
Lake	Horner & Shifrin, Inc.	Lake	25-00999-13-RS

Exhibit C
Qualification Based Selection (QBS) Checklist

The LPA must complete Exhibit D. If the value meets or will exceed the threshold in 50 ILCS 510, QBS requirements must be followed. Under the threshold, QBS requirements do not apply. The threshold is adjusted annually. If the value is under the threshold with federal funds being used, federal small purchase guidelines must be followed.

☐ Form Not Applicable (engineering services less than the threshold)

Items 1-13 are required when using federal funds and QBS process is applicable. Items 14-16 are required when using State funds and the QBS process is applicable.

		No	Yes
1	Do the written QBS policies and procedures discuss the initial administration (procurement, management and administration) concerning engineering and design related consultant services?	<input type="checkbox"/>	<input type="checkbox"/>
2	Do the written QBS policies and procedures follow the requirements as outlined in Section 5-5 and specifically Section 5-5.06 (e) of the BLRS Manual?	<input type="checkbox"/>	<input type="checkbox"/>
3	Was the scope of services for this project clearly defined?	<input type="checkbox"/>	<input type="checkbox"/>
4	Was public notice given for this project?	<input type="checkbox"/>	<input type="checkbox"/>
5	Do the written QBS policies and procedures cover conflicts of interest?	<input type="checkbox"/>	<input type="checkbox"/>
6	Do the written QBS policies and procedures use covered methods of verification for suspension and debarment?	<input type="checkbox"/>	<input type="checkbox"/>
7	Do the written QBS policies and procedures discuss the methods of evaluation?	<input type="checkbox"/>	<input type="checkbox"/>
Project Criteria		Weighting	
8	Do the written QBS policies and procedures discuss the method of selection?	<input type="checkbox"/>	<input type="checkbox"/>
Selection committee (titles) for this project			
Top three consultants ranked for this project in order			
1			
2			
3			
9	Was an estimated cost of engineering for this project developed in-house prior to contract negotiation?	<input type="checkbox"/>	<input type="checkbox"/>
10	Were negotiations for this project performed in accordance with federal requirements.	<input type="checkbox"/>	<input type="checkbox"/>
11	Were acceptable costs for this project verified?	<input type="checkbox"/>	<input type="checkbox"/>
12	Do the written QBS policies and procedures cover review and approving for payment, before forwarding the request for reimbursement to IDOT for further review and approval?	<input type="checkbox"/>	<input type="checkbox"/>
13	Do the written QBS policies and procedures cover ongoing and finalizing administration of the project (monitoring, evaluation, closing-out a contract, records retention, responsibility, remedies to violations or breaches to a contract, and resolution of disputes)?	<input type="checkbox"/>	<input type="checkbox"/>
14	QBS according to State requirements used?	<input type="checkbox"/>	<input type="checkbox"/>
15	Existing relationship used in lieu of QBS process?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
16	LPA is a home rule community (Exempt from QBS).	<input type="checkbox"/>	<input type="checkbox"/>

▪ SCOPE OF WORK ▪

PROJECT: Hutchins Road and Stearns School Road Resurfacing --- Phase II

CLIENT: Lake County Division of Transportation

SECTION: 25-00999-13-RS

H&S JOB NO.: 250442000

DATE: October 24, 2025 --- Submittal #3

Introduction

Horner & Shifrin, Inc. (H&S) is hereby contracted by the Lake County Division of Transportation (LCDOT) to complete Phase II design engineering for the following roadways in Warren Township, the Village of Old Mill Creek (to the north), and the unincorporated area of Grandwood Park (to the south).

1. **Hutchins Road**IL 132 / Grand Ave to Stearns School Rd..Approx 5,100'
(Bridge Omission.....Hutchins Rd over Mill Creek.....Approx 125')
(Sidewalk Gap – West..Woodland Terr to Edgewood Dr.....Approx 2,400')
2. **Stearns School Road**Hutchins Rd to US 45Approx 5,900'
- Total LengthApprox 11,000'

The primary purpose of this project is resurfacing, which will improve ride quality, address surface distresses, maintain structural integrity, and extend service life.

For resurfacing projects, a secondary purpose comes into play, Non-Motorized Travel Investments (NMTI), which the County strives for throughout their entire system. The County is known to include duplicative on-street and off-street pedestrian facilities where possible. NMTI will dictate the proposed improvements for the Sidewalk Gap outlined above. H&S will first evaluate the Sidewalk Gap, then report findings to LCDOT, and finally design the improvements based on feedback from LCDOT and Warren Township, who will become the future owner and maintainer of the facilities.

H&S shall adhere to LCDOT's Plan Preparation Guidelines to develop plans, specifications, and a cost estimate for the proposed improvements. H&S shall utilize the LCDOT Workspace and Bentley Civil CAD Products to meet the County's goals and expectations. H&S shall provide LCDOT with the services described within the following sections.

Anticipated Schedule

- | | |
|--|--------------------|
| 1. Board Meeting and approval of Design Contract | November 18, 2025 |
| 2. Notice to Proceed for Design | December 1, 2025 |
| 3. Complete Topographic Survey | February 1, 2026 |
| 4. Identify Land Acquisition Locations | March 20, 2026 |
| 5. ROW Plats and Legals | April 24, 2026 |
| 6. Conceptual (No Specs) Due | June 19, 2026 |
| 7. Utility Coordination | September 30, 2026 |
| 8. Pre-Final Due | December 18, 2026 |



9. Final PS&E Due	March 1, 2027
10. Complete Land Acquisition (**Note: Land Acquisition may delay start of construction**)	April 28, 2027
11. Letting Date	June 11, 2027
12. Notice to Proceed for Construction	July 6, 2027
13. Substantial Completion	December 3, 2027
14. Project Closeout	May 26, 2028

Anticipated Improvements and Evaluations

Roadway

1. Pavement Milling and Resurfacing (including longitudinal joint sealant).
2. Pavement Patching (nominal quantity, up to 5% of pavement area).
3. Evaluate Superelevation of Stearns School Rd against current standards.
 - a. Evaluation shall consider high-friction surface treatment.
 - b. Findings may lead to additional effort in the future.
4. Rumble Strip Installation (centerline and edgeline, Stearns School Rd).
5. Intermittent Curb and Gutter Removal and Replacement.
6. Guardrail Removal and Upgrade.
 - a. Develop and propose an alternative to shield southwest barrier wall on Hutchins Rd bridge over Mill Creek.
7. ADA Evaluation, Removal, and Upgrade (as needed).
8. Sidewalk Gap
 - a. Grading for sidewalk shelf adjacent to the right-of-way
 - b. EcoCAT for excavation and grading
 - c. Ditch grading where required
9. Traffic Signal System Removal and Upgrade at Hutchins Rd / Stearns School Rd.
 - a. LCDOT shall provide design details, pay items, quantities, unit prices, etc.
 - b. New conduit is not anticipated.
10. Loop Detection Replacement at IL 132 / Grand Ave and at US 45.
11. Sign Removal and Relocation.
 - a. LCDOT shall design and supply new signs.

Non-Motorized Travel Investments (NMTI)

1. Stearns School Rd – Shoulder Widening.
 - a. 5-foot paved + 3-foot aggregate
2. Hutchins Rd – Shoulder Widening and/or Curb and Gutter Installation.
 - a. 5-foot paved + 3-foot aggregate and/or
 - b. Curb and gutter installation



3. Hutchins Rd – Add Sidewalk Shelf with Drainage for Gap on west side of road.
 - a. If a maintenance agreement is reached with Warren Township, add sidewalk.
 - If the sidewalk is added, then the typical sections and cross sections will show 6-inch sidewalk instead of 6-inch topsoils and seed.
 - b. If not, design to facilitate future sidewalk construction.
 - Tree removal (as needed to accommodate improvements).
 - c. Open drainage design is preferred with closed drainage system as last resort.
 - Install sidewalk outside the drainage ditch, which may require additional land acquisition for the sidewalk installation.
 - d. Environmental Survey Request that are required due to excavation and grading for the sidewalk with land acquisition will be additional effort in the future.
4. Both Roadways – Driveway and Field Entrance Reconstruction (as needed).

Drainage

1. Adjust or Reconstruct Storm Sewer Inlets (as needed).
2. Replace, Reset, and Add Joint Ties to Culverts showing joint separation.
3. Regrade ditches (as needed).
4. Replaced Driveway and Field Entrance Culverts (as needed).
 - a. If any driveways appear to be no longer used or LCDOT permits determines that they are illegal, the driveways will be removed as part of the project.
 - b. LCDOT permits will provide a list of driveways to remove.
5. Attain Stormwater Permits

1.00 DATA COLLECTION (HLR)

H&S will obtain and review existing information supplied by LCDOT, which includes as-builts drawings, pavement assessments, surveys, and reports. The relevant information will be reviewed, analyzed, and considered throughout the design process. Any information deemed important or significant will be utilized during the development of the Phase II bid documents or coordination with LCDOT.

1.01 Topographic Survey by (subconsultant) Hampton, Lenzini and Renwick, Inc. (HLR)

Understanding of the Project - Hampton, Lenzini and Renwick, Inc. (HLR) has prepared this Scope of Work for survey services based on the following street:

- Approximate ROW to ROW on Stearns School Rd from the West ROW of 45 to the East ROW of N Hutchins Rd (approximately 5900' in length).
- Approximate ROW to ROW on N Hutchins Rd from the North ROW of Stearns School Rd to the North edge of pavement of the west bound lanes of Grand Ave. (approximately 5100' in length).

1. Survey Services

Based on our understanding of the project and the needs of the client the following services are included in the scope of service. This scope will conform to the Lake County Division of Transportation Design Survey Procedures:

Topographic Survey



- ☐ **Control Points** – Set ~2 control points / benchmarks at the 6 intersections described below plus 1 control point at a maximum ever 950' between intersection or at a point that provides line of site back to the intersection control along the project. Control will be horizontally located with GPS on NAD 83 IL East State plane coordinates. A digital level loop will be completed through every control point along the project and additional markable hard surface locations that can be used for turning points while running the loop; elevations will be based on NAVD 88 datum and start from a Lake County Benchmark.
- ☐ **Topographic Survey** – Topo of the main corridor area will be completed with a drone-based LIDAR and features will be extracted on a 50' cross section interval perpendicular to the street the cross section is on and additionally at driveways and intersections. For best data results it is recommended to mow the ditches prior to data acquisition.
At the following road intersections a ground based LIDAR/Scanner will be utilized to collect data for ADA ramp compliance checks and potential design:
 - (1) Stearns School Rd and 45
 - (2) Stearns School Rd and N Hutchins Rd
 - (3) N Grandwood Dr and N Hutchins Rd
 - (4) N Edgewood Dr and N Hutchins Rd
 - (5) Woodland Terrace and N Hutchins Rd
 - (6) North side of Grand Ave and N Hutchins Rd.

Typical hard surface items such as curb and gutters, road CL, pavement markings, sidewalks, signs, drainage structures, driveways and building faces will be collected and defined in the topographic survey. Trees within the ROW plus 10 feet out will also be located and sized, species determination of the tree is not part of this scope. Driveway culverts and crossroad culverts will be picked up conventionally with GPS but any culverts that are silted in will be marked and skipped. It will be up to the County to dig out/clean said silted in culverts if needed. This scope does not include performing the topo work during snow cover.

- ☐ **Utilities** – Any utility locates other than the above structure rim elevations and culverts are not currently part of this scope.
- ☐ **Data deliverables** – Features extraction linework and a surface file will be delivered in a .dgn format utilizing IDOT layer and codes. Point cloud data will be delivered in a .las file. Scan data from the ground-based scanner/LIDAR can also be delivered in a free/shareable google type street view program by thumb drive.
- ☐ The existing right-of-way will be established using monumented property corners, section corners, recorded subdivision plats, plats of dedication, and other existing documentation Lake County DOT provides. This work will not show existing utility easements. No other record searches will be completed during this phase. Costs such as the cost of documents from the recorder's office will be billed as a direct cost. The existing right-of-way and the centerline of right-of-way will be determined by an Illinois Professional Land Surveyor. The deliverable for this task will be a .dgn file.

1.02 ADA Survey by H&S

H&S will complete a field survey at the intersections and driveways to document the existing elevations, features, and appurtenances to assist the design of the Pedestrian Access Route (PAR) improvements. This information will be utilized to develop the ADA / Sidewalk Details.

The H&S survey scope assumes that all existing survey information including field books and notes, control points, centerline monumentation, and any other available data will be provided by HLR or LCDOT. This includes horizontal and vertical survey control information utilized previously and any available electronic files which include survey, right-of-way, alignment, utility, topography, and DTM surface information.



Two H&S engineers will conduct a field survey and take photos of the existing facilities (curb ramps, crosswalks, and sidewalks) by walking the corridor and compiling field notes to supplement the PAR reconstruction limits.

2.00 PLAN DEVELOPMENT

H&S will prepare and assemble contract plans based upon the direction provided by LCDOT and the information obtained from the Data Collection task and the Surveys. A maximum of three (3) submittals will be made: Preliminary, Pre-final, and Final milestones for LCDOT to review and comment. H&S will be responsible for incorporating or thoroughly disposing of all review comments. The contract documents will conform to LCDOT standards. All plan sheets will utilize the LCDOT border plan sheets.

2.01 Cover Sheet

H&S will utilize the standard LCDOT Cover Sheet and fill in the relevant contract information. The Engineer(s) of Record seal and signature will also be on the cover along with a reference to the index of sheets on page 2 (General Notes). One (1) non-scaled plan sheet is anticipated.

2.02 General Notes

H&S will download, review, and utilize the applicable LCDOT general notes while adding project specific notes and commitments into the plan sheet. The Index of Sheets, IDOT Highway Standards, and LCDOT Standards will also be included on the first page of the General Notes. Two (2) non-scaled plan sheets are anticipated.

2.03 Summary of Quantities (SOQ)

The SOQ sheets will consist of formatting the tables and inputting the required information. If applicable, LCDOT will assist H&S with the construction type fund coding. The SOQ will be single-spaced with the following columns: Item Number, Estimated Quantity checkbox, Contingency or Nominal Quantity checkbox, Special Provision checkbox, Specialty Item checkbox, Pay Code number (IDOT or LCDOT), Item Description, Unit, and Total Quantity. H&S will develop and provide LCDOT with electronic copies of the Quantity Calculations Reports prior to the Pre-Construction Meeting. Four (4) non-scaled plan sheets are anticipated, covering up to forty (40) pay items per sheet.

2.04 Typical Sections

Typical sections will be prepared for both roadways. The typical sections shall provide an estimated measurement of existing conditions (thicknesses, widths, and materials) along with the proposed thicknesses, materials, and pay items for pavement, curb and gutter, shoulder, and sidewalk. The typical sections will be displayed using a 2:1 vertical exaggeration and 1:1 horizontal scale. The typical sections will be proportioned in such a manner that all information will be adequately conveyed. Four (4) scaled sheets are anticipated; one for existing and one for proposed for Hutchins Rd and for Stearns School Rd from US45 to Hutchins Rd. One (1) typical section non-scaled sheet will provide the information for the superelevation along Stearns School Road.

2.05 Schedule of Quantities

Schedules will be developed in tabular format for **ALL** contract pay items, **EXCEPT** for lump sum and contingency items, to assist LCDOT and the contractor in validation of the SOQ. Schedules anticipated include removals (sidewalk, curb and gutter, shoulder, driveway, and pavement), pavement patching, roadway facilities (pavement, curb and gutter, sidewalk, detectable warnings, driveways, and shoulders), pavement markings, signing, drainage, ADA and landscape restoration, guardrails, and earthwork. Eleven (11) non-scaled plan sheets are anticipated.



2.06 Alignment and Ties

H&S will download aerial imagery from an online database, Nearmap US, and develop a MicroStation DGN dedicated to serving as the project aerials file. H&S will download, organize, and embed the aerials into the CAD drawings. HLR will develop an existing alignment from the survey and existing right-of-way information to represent the centerline of the roadway. Through a previous contract, H&S is aware of the LCDOT Workspace issues which require H&S to create manual adjustments to the configuration files to alleviate scaling inconsistencies. H&S will utilize any existing as-built information, if available.

A 100-scale (1" = 100') plan-plan drawing will be utilized to display the roadways alignments for the bid documents. In addition, any benchmark(s) utilized during the development of the survey will be noted, and tables will be developed and presented displaying the alignment critical points, tangents, and curves. Four (4) scaled sheets are anticipated.

2.07 Plan and Profile Sheets

Roadway plan sheets will be prepared in a plan/profile format, with the upper half of each sheet depicting existing conditions and proposed removals, and the lower half showing proposed improvements. This layout provides clear visual continuity between existing features and planned modifications, facilitating efficient review and coordination. It is anticipated the roadway plan sheets will cover all improvements except for ADA. The roadway sheets will be drawn at 20 scale (1" = 20' or 500 to 600 feet per sheet), yielding approximately twenty-four (24) sheets, with north oriented consistently throughout the plan set.

1. **Hutchins Rd** IL 132 / Grand Ave to Stearns School Rd..... Approx 5,100' (11 shts)
2. **Stearns School Rd** .. Hutchins Rd to US 45 Approx 5,900' (13 shts)

The proposed improvements will include:

1. Driveway and Field Entrance Reconstruction
2. Sidewalk continuation across the business entrance north of Grand Ave.
3. Traffic Signal Detector loops at:
 - a. Stearns School Rd and US 45 intersection
 - b. Hutchins Rd and Grand Ave (IL 132) intersection
4. Proposed Pavement Markings
5. Drainage Improvements
6. Wetland Delineations at driveway and field entrance reconstructions
7. Right-of-way lines translated from the strip maps into CAD files

If the Sidewalk Gap work is added to the project, then sidewalk sheets will need to be added in the future, prepared in plan and profile format with the upper half of each sheet depicting the proposed sidewalk, drainage, and existing utilities and the lower half of each sheet will show the existing and proposed profile of the proposed sidewalks outside edge. This layout aids in visualizing the proposed sidewalk, required drainage improvements, and any potential conflicts. The sidewalk plan and profile will be drawn at 20 scale (1" = 20') horizontally and 5 scale (1" = 5') vertically, yielding approximately six (6) sheets.

2.08 Right-of-Way

Plats of highways will not be included in the plan set, but they will be included as a separate submittal as part of the Land Acquisition below.

2.09 Maintenance of Traffic (MOT) Plans

Maintenance of Traffic (MOT) plans will be developed in accordance with LCDOT, IDOT, and MUTCD standards and guidelines to ensure safe and efficient traffic flow during all phases of construction. It is



anticipated the project will be constructed under traffic using IDOT flagging operations, without the need for closures or detours. Plans will note temporary accommodations or construction sequences to ensure continued access to driveways, field entrances, and intersections throughout construction. MOT deliverables will include the following elements.

1. Traffic Control Notes and Sequence of Construction – A narrative outline will describe the anticipated sequence of construction activities, traffic control phasing, and flagging operations. The sequence will address pedestrian and bicycle accommodation where applicable. One (1) sheet is anticipated for Traffic Control Notes & Sequencing.
2. MOT Typical Sections – Typical sections will illustrate lane configurations, work zone limits, temporary shoulder usage, flagger positions, and required clearances during construction. Two stages of construction are anticipated for each roadway segment with two (2) sheets showing the MOT typical sections for the two stages.
3. Traffic Control Plans (TCP) - Plan view drawings will detail the location and extent of proposed traffic control devices, including signs, channelizing devices, and flagger stations. Plans will also identify temporary pavement markings and any required lane shifts or tapers. The seven (7) sheets for the TCP will be at 100 scale (1" = 100').

2.10 Erosion Control Plan & Stormwater Pollution Prevention Plan

Erosion Control and Stormwater Pollution Prevention Plans (EC&SWPPP) will be developed in accordance with LCDOT and Lake County Stormwater Management Commission (LCSMC) standards and guidelines for all phases of construction.

1. LCDOT Soil Erosion and Sediment Control General Notes and LCSMC Soil Erosion and Sediment Control Notes will be downloaded and assembled on one (1) sheet.
2. Erosion Control Plans will illustrate locations where erosion control and sediment control items are used along the construction corridor. The seven (7) sheets for the Erosion Control will be at 100 scale (1" = 100').

2.11 Intersection Detail

The proposed work consists of pavement milling and resurfacing, so intersection details are, therefore, not included within the project's Scope of Services.

2.12 ADA / Sidewalk Details

LCDOT intends to improve the curb ramps within their right-of-way and adjacent sidewalk panels required to achieve ADA / PROWAG compliance or to the maximum extent practicable. General sidewalk maintenance falls under the responsibility of the local agency (Warren Township).

H&S shall be responsible for providing the design of the Pedestrian Access Route (PAR) to adhere to the Americans with Disabilities Act (ADA) and either meet or improve the existing facilities to nearly meet the County's legal requirements which include, but are not limited to, the sidewalk, intersection and driveway curb ramps.

H&S will be responsible for:

1. verifying the existing topography and elevation information
2. designing the new curb ramps per the LCDOT ADA highway standards
3. preparing the sidewalk detail sheets.



The detail sheets shall provide elevations at the existing or proposed edge of pavement, back of existing or proposed curb, along the edge of the PAR, critical PAR locations, tie in points, cross slopes, and running slopes. A table shall be provided for each corner proposed to be improved highlighting the reference point, station, offset, and elevation for each critical point. An H&S engineer will review the ADA detail sheets, labels, slopes, detectable warnings, landings, transitions, and the right-of-way impacts for each milestone.

The following locations were derived from the latest Google Maps Street View information. Any curb ramps or sidewalk not listed below will require additional compensation (i.e., if later directed to close the Sidewalk Gap). Eight (8) sheets are anticipated to be provided at 5-foot scale (1" = 5'). Improvements to any pedestrian push buttons are not anticipated for this contract.

1. IL 132 / Grand Ave and N Hutchins Rd (southernmost location)
 - a. Northeast corner
 - b. IDOT is updating the Northwest, Southwest, and Southeast corners of the intersection as well as the median, so they will not be included in this scope
2. Private Entrance south of Woodland Terrace (remove ramps)
3. Woodland Terrace and N Hutchins Rd
(Sidewalk Gap is located between #3 and #4)
4. N Edgewood Dr and N Hutchins Rd
5. N Grandwood Dr and N Hutchins Rd (northernmost location)

2.13 Pavement Marking and Landscaping Plans

The project resurfacing improvements will affect the existing pavement markings; however, separate proposed pavement markings and landscaping sheets will not be provided. The proposed permanent pavement marking along with any landscaping improvements will be shown on the roadway plan-plan sheets mentioned above.

2.14 Traffic Signals

Traffic signal plans will incorporate the removal and upgrade of the existing traffic signal system at the LCDOT intersection of Hutchins Road and Stearns School Road. LCDOT will provide the complete design including details, pay items, quantities, unit prices, schedules, and special provisions. Installation of new conduit is not anticipated. Unforeseen field conditions and/or the upgraded traffic signal system may lead to additional effort in the future.

Traffic signal detector loops will be included in the roadway plan-plan sheets mentioned above to depict the removal and replacement of existing loop detectors at the IDOT intersections of:

- (1) Hutchins Rd and IL 132 / Grand Ave
- (2) Stearns School Rd and US 45.

This work will be coordinated with pavement resurfacing activities to ensure proper installation and minimize disruption to signal operations. IDOT coordination and approval through LCDOT is anticipated.

2.15 Lighting Plan

Roadway Lighting plans are not anticipated for this project and are, therefore, not included within the project's Scope of Services.



2.16 Wetlands

Separate wetland plan sheets are not anticipated; however, wetland delineation will be considered for culvert, ditch, and drainage work within the project and may be added as possible work and effort in the future for the Sidewalk Gap.

2.17 Cross Sections

Cross sections will be prepared to illustrate existing and proposed conditions at key locations. The purpose of the cross sections is to support geometric design, earthwork calculations, roadway and drainage design, and plan review. The target interval will be every 50 feet. All cross section details (labels, trees, utilities, etc.) required per the LCDOT Plan Preparation Guidelines will be drawn on cross sections starting a preliminary and finalized by pre-final submittal.

Cross sections are anticipated for:

- (1) Sidewalk Gap area (with or without added sidewalk)
- (2) Areas where guardrail will be removed and upgraded
- (3) Unshielded southwest barrier wall on Hutchins Rd bridge over Mill Creek.
- (4) Driveway and Field Entrance Reconstruction
- (5) Shoulder Widening along Hutchins Rd and Stearns School Rd
- (6) Ditch Regrading

The following features may lead to the need for additional cross sections and effort in the future.

- (1) Superelevation of Stearns School Rd

2.18 Details

H&S will prepare/insert the applicable project specific, LCDOT, and IDOT detail sheets to the plans.

1. Assume one (1) project specific construction details will be prepared and inserted.
2. Assume twenty (20) sheets with LCDOT details inserted.
3. Assume sixty-five (65) sheets with IDOT District 1 Detail and Highway Standards inserted.

3.00 SPECIAL PROVISIONS

H&S will prepare and compile specifications for three submittals. Submittals will be made at the Preliminary, Pre-final, and Final milestones for LCDOT review. H&S will ensure the contract documents will conform to the LCDOT specifications document format and use the applicable LCDOT special provisions. Specific tasks for each submittal are expected to include the following.

1. Preparation of latest Recurring and BDE check sheets
2. Assembly of latest applicable IDOT D1 SPs
3. Preparation of Project Specific SPs

4.00 ESTIMATES: COST

H&S will gather the pay items and quantities associated with the contract and prepare the Engineer's Estimate of Probable Construction Cost and the Estimate of Time for three (3) submittals. Submittals will be made at the Conceptual, Pre-final, and Final milestones for LCDOT review.

5.00 MILESTONE SUBMITTALS

H&S will compile, package, and electronically submit the following for no more than three (3) milestones (Conceptual, Pre-final, and Final) as listed in the anticipated schedule above.

1. Plans
2. Special Provisions (excluded for Conceptual Submittal)



3. Estimate of Cost
4. Estimate of Time
5. Dispositions to previous milestone review comments (N/A for Conceptual)

6.00 UTILITY COORDINATION

Excavation and grading along with drainage work will warrant utility coordination to avoid any potential conflicts. Six (6) utility companies are assumed along the corridor and coordination will be done with each company that includes:

- Sharing Plans and Special Provisions
- Incorporating Utility requires special provisions
- Reviewing Utility plans for any relocations
- Attaining **ALL** Utility Company signoffs prior to letting the contract for construction

Coordination is assumed to take eight (8) hours per each utility company. A detailed subsurface investigation of the utilities is not included within the project's Scope of Services.

7.00 ENVIRONMENTAL AND PERMITS

7.01 Stormwater Management and EcoCAT

With the earthwork grading, ditch work, storm sewer work, and barrier installation on the bridge at Mill Creek, a Lake County Stormwater Management Commission (LCSMC) Permit and an Environmental Compliance Assessment Tool (EcoCAT) will be required. A Section 404 and an NPDES permit will also be required. H&S will attain the necessary permits.

7.02 PESA and Soil Sampling/Testing (if necessary)

A local Preliminary Environmental Site Assessment (PESA) will be performed and will be accompanied by an Environmental Database Resource Request (EDR). If the EDR identifies any Recognized Environmental Conditions (RECs), soil sampling and testing will be performed as an external direct cost.

7.03 CLEAN CONSTRUCTION DEBRIS DISPOSAL

Interra understands that the purpose of sampling and testing is to determine suitability of soil excavated during construction activities for disposal at CCDD facilities. The total depth of excavation is anticipated to be less than 5 feet from the existing ground surface. Excavation is anticipated at the following locations:

- Hutchins Road: West Sidewalk Gap area and West Shoulder between Woodland Terrace & Edgewood Drive.
- Hutchins Road: West Sidewalk Gap area and West Shoulder between Grandwood park & Stearns School Road.
- Stearns School Road: North and South shoulders between Hutchins Road and US 45.

Proposed Scope of Work

The scope of work includes review of site historical documents to identify potentially impacted properties (PIPs) in the vicinity. A total of eleven (11) samples will be collected for analytical testing for developing soil management options. Samples will be collected in the proposed sidewalk addition and shoulder stabilization areas. Sampling locations are spaced approximately evenly at a spacing of 600 to 750 feet. Proposed sampling locations are presented in the attached exhibit.

Field Work

The sampling locations will be marked in the field by INTERRA. The locations will be adjusted as needed based on field conditions, accessibility and utility conflicts. We do not anticipate the need for any traffic control.



Sampling will be performed with a GeoProbe to a depth of five (5) feet each from the existing ground surface. All samples will be screened with a Photo Ionization Detector for Volatile Organic Compounds. Environmental soil sample selection and analytical parameters will be based on findings of historical document review, Photoionization detector (PID) readings and visual observations. The samples will be collected and transported to a NELAC accredited laboratory for analytical testing.

After the completion of sampling, the locations will be backfilled with the soil auger cuttings from the same borehole and bentonite. Where required, the surface will be patched with asphalt or cement grout to match surrounding elevations.

Laboratory Work

Analytical testing will be performed by a NELAC accredited laboratory. Analytical testing parameters will depend on the findings of the site historical documentation review, PID readings and site observations. We expect the analytical parameters to be Volatile Organic Compounds (VOCs), Semi-volatile Organic Compounds (SVOCs), RCRA Metals (8) and pH. PCBs, Pesticides and Herbicides may be tested based on site history and field observations.

Report

The results of environmental analytical testing will be compared to Clean Construction and Demolition Debris (CCDD) Maximum Allowable Concentrations (MAC) and Illinois Tiered Approach to Corrective Action Objectives (TACO) Tier 1 Soil Remediation Objectives (SROs). Based on the analytical results, soil management options will be determined in accordance with Article 669 of IDOT Standard Specifications. If site soils qualify, CCDD Certification (form LPC 663) will be provided.

CCDD Facility and Specification Coordination

INTERRA will coordinate various CCDD and/or uncontaminated soil fill operations (USFO) facilities that are pre-approved for receiving uncontaminated soil and/or CCDD materials. INTERRA will submit LPC-Form documentation from this specific project to three facilities in order to secure project-specific pre-approval letters for incorporation into the bidding specifications. We understand that the bidding documents will include language encouraging the utilization of the pre-approved facilities for disposal of soils that qualify for disposal at CCDD facilities.

Schedule

The fieldwork could be started within two weeks of receiving authorization to proceed. We anticipate the fieldwork to be completed in 1 working day. Draft report will be issued within three weeks of completion of fieldwork. Final report will be issued within two weeks after receiving final review comments.

7.04 IDOT Highway Permit

An IDOT Highway Permit will be needed for the detector loop work and the MOT signing/coordination at the intersections with W. Grand Ave. (IL 132) and US 45. H&S will work with IDOT to attain these permits.

8.00 LAND ACQUISITION SERVICES(HLR)

8.01 Plats and Legals

Plats and Legals will be needed to record the necessary right-of-way and easements for the project. HLR will prepare plats and legals in accordance with the standard of care for the Land Surveying profession. A max of 6 Parcels along the project are included in this current scope for plats and legals. If owners of these potential 6 parcels owns to the centerline (and highway exists via dedication), plats and legals will include said area in an attempt to clean up the ownership so that LCDOT owns to the centerline. Said underlying interests will be determined through title commitments from an accredited title company.

In order to prepare the necessary plats and legals, HLR will order Title Commitments from an accredited title company. The title commitments based on the estimated locations are



estimated to cost \$1,000.00. In the event that these costs are higher than anticipated, HLR will notify the Client that additional compensation will be necessary to cover the direct costs.

8.02 Appraisals

HLR will prepare an appraisal of the property(ies) that right-of-way or easements will be necessary. The appraisal will determine the value of the right-of-way and easements based on the value of the whole procedure/practice. A max of 6 Parcels are included in this current scope. If not completed by 2027 we will need to renegotiate fees.

- **IDOT Review** – Not currently part of the scope as no federal funds are anticipated to be used.
- **Specialty Report** – In the event that there are costs that are difficult to determine or there are mitigation measures that can make the property whole again without permanent damage, a Specialty Report can be requested by the client. This additional service cost would require additional compensation.
- **Review Appraisals** – Not currently part of the scope as no federal funds are anticipated to be used.

8.03 Negotiations

HLR will negotiate the acquisition of the right-of-way and/or easements on behalf of the client in accordance with IDOT requirements. Negotiations, in accordance with IDOT requirements, are necessary for all federally funded projects. Specific tasks to meet these requirements and included in this scope are listed below. Additional requirements requested by the Client's legal counsel will require additional compensation. If not completed by 2027 we will need to renegotiate fees.

- The negotiator will personally contact the property owner(s) and offer to meet in-person to discuss the project and the acquisition process.
- The negotiator will personally present the approved fair market value of the property (offer to purchase) to the property owner(s).
- The negotiator will document all efforts in the Negotiator's Report which shall contain the names and addresses of all interested parties and, if necessary, a recommendation for further action. The negotiator shall maintain and submit this completed report to the Client upon request.
- The negotiator will personally contact the property owner(s) a minimum of three times and will continue contacts for up to nine (9) months to attempt to reach a negotiated settlement. The negotiator will determine that a parcel cannot be successfully negotiated if an agreement has not been reached within nine (9) months from the date the offer is presented. If condemnation is unavoidable, the negotiator will continue to attempt to negotiate a settlement until the petition to condemn the parcel has been filed and will be available in the event a settlement is reached.
- The negotiator will review title exceptions and obtain "clear" title. The negotiator will attempt to obtain "clear" title for three (3) months from the date conveyance documents are presented to the property owner(s) for signature.
- The negotiator will obtain proper documentation to secure an adequate interest for the purpose for which it is being acquired.
- The negotiator will be available to meet with Client personnel regarding status.
- The negotiator's files will be available for review by the Client.
- Negotiations will be performed in compliance with IDOT Land Acquisition Policies and Procedures.
- Negotiation services will include obtaining right-of-way certification by IDOT, if required.



9.00 MEETINGS

H&S will meet in person with the County three (3) times throughout the project to discuss the proposed improvements. The first meeting will occur after Task 1.00 (Data Collection). The second meeting will occur after the Conceptual milestone to discuss review comments and coordinate any tasks leading into the Pre-final submittal. The third meeting will occur after the Pre-final milestone to discuss review comments and coordinate any tasks leading into the Final submittal.

The project termini at W. Grand Ave (IL 132) with Hutchins Rd and at US 45 with Stearns School Rd fall under IDOT jurisdiction. Maintenance of Traffic signing, paving operations, and detector loop work will require coordination with IDOT. Assume one (1) meeting with IDOT to discuss the detector loops and traffic signals at the two (2) intersections, and one (1) additional meeting to discuss MOT signing and permit requirements.

Hutchins Road and the "Sidewalk Gap" is within Warren Township, who will assume responsibility for the sidewalk if built. Assume two (2) meetings with Warren Township to discuss the "Sidewalk Gap" and the project.

H&S will meet internally to coordinate the development of the schedules, associated pay items, interdisciplinary interactions, land acquisition requirements with HLR, and address LCDOT review comments.

10.00 CONSTRUCTION SUPPORT

H&S will provide construction support to LCDOT's Resident Engineer including, but not limited to, the following for up to forty (40) hours. Additional hours can be added in the future.

1. Request for information/clarification.
2. Design revisions due to unforeseen conditions.

11.00 QC/QA

H&S has established a Quality Control /Quality Assurance (QC/QA) Plan to ensure attainment of LCDOT's objectives, budget goals, schedules and elimination of errors, omissions, and conflicts. H&S will review the project at the three milestones for the following items. This task was estimated to require approximately 5% of the total H&S hours.

1. Contract requirement compliance.
2. Scope of work completeness.
3. Design correctness.
4. Interferences / conflicts.
5. Compliance with standards.
6. Conformance with the specifications.

12.00 PROJECT MANAGEMENT & ADMINISTRATION

The H&S Project Manager will be responsible for all management and administrative duties. Tasks may include, but are not limited to, planning, scheduling, and organizing resources to achieve completion within the schedule and budget.

Monthly progress reports and invoices shall be prepared and include a summary statement of the work performed during the reporting period and an outline of the work anticipated to be performed during the following period.

This task was estimated to require approximately 5% of the total H&S hours.



Assumptions

1. Project deliverables will be structured around three (3) key milestones: Conceptual, Pre-Final, and Final. The Conceptual milestone will initiate and address the evaluations outlined above. Horner & Shifrin will seek final direction at the conclusion of this milestone before proceeding to Pre-Final. Each submittal will include plans, a cost estimate, and a time estimate. Pre-Final and Final submittals will also include special provisions and dispositions of comments to previous submittals. All submittals will be submitted electronically.
2. The project will have an LCDOT Letting advertised in the IDOT Contractor's Bulletin. Land Acquisition has a typical time range of 12 to 24 months. For this project 12 months was assumed. An IDOT advertised Letting requires Land Acquisition to be completed prior to advertising for the project.
3. When a decision is made on the Sidewalk Gap, the typical section will be changed from topsoil and sod to sidewalk.
4. Existing Right of Way Determination for the general corridor
 - a. LCDOT shall provide existing right-of-way and property line strip maps.
 - b. Parcels that require land acquisition will have their right-of-way determined from legal descriptions, existing plats, and boundary surveys

Exclusions

1. Environmental Studies
 - a. An ESR for the Sidewalk Gap grading and land acquisition may need to be added as part of future work if Federal Funding is involved.
2. Public Involvement
3. Hydraulic Survey
4. Subsurface Utility Locations, Engineering, and Investigations (beyond surface features and coordination with the companies)
5. Traffic Signals at IL 132 / Grand Ave and at US 45 and at Stearns School Road and US 45 (existing system left as is); however, the loop detectors will be replaced as mentioned above
6. ADA at IL 132 / Grand Ave and at US 45 being completed by IDOT mentioned above
7. Accommodation of Future Development Projects (none known at this time)
8. Centerline monuments will be staked by LCDOT

Local Public Agency Lake	County Lake	Section Number 25-00999-13-RS
Prime Consultant (Firm) Name Horner & Shifrin, Inc.	Prepared By Jason Dove	Date 10/24/2025
Consultant / Subconsultant Name Horner & Shifrin, Inc.	Job Number 	

Note: This is name of the consultant the CECS is being completed for. This name appears at the top of each tab.

Remarks

2-Lane resurfacing of Hutchins Rd and Stearns School Rd, including Traffic Signals at Hutchins Rd and Stearns School Rd intersection, utility conflict(s), storm sewer, cross road culvert(s), guardrail(s), curb and gutter, pavement patching at 5% maximum, ADA improvements, and sidewalk preparation to fill sidewalk gap.

PAYROLL ESCALATION TABLE

CONTRACT TERM	25	MONTHS	OVERHEAD RATE	176.86%
START DATE	12/1/2025		COMPLEXITY FACTOR	0
RAISE DATE	1/1/2026		% OF RAISE	3.00%
END DATE	12/31/2027			

ESCALATION PER YEAR

Year	First Date	Last Date	Months	% of Contract
0	12/1/2025	1/1/2026	1	4.00%
1	1/2/2026	1/1/2027	12	49.44%
2	1/2/2027	1/1/2028	12	50.92%

The total escalation = 4.36%

Lake

Lake	
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25-00999-13-RS

Horner & Shifrin, Inc.

EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET FIXED RAISE

MAXIMUM PAYROLL RATE	90.00
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ESCALATION FACTOR	4.36%
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[illegible]

Local Public Agency	County	Section Number
Lake	Lake	25-00999-13-RS
Consultant / Subconsultant Name		Job Number
Horner & Shifrin, Inc.		

SUBCONSULTANTS

EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET

NAME	Direct Labor Total	Contribution to Prime Consultant
HLR - Survey	67,921.00	6,792.10
HLR - Land Acquisition	85,409.00	8,540.90
Interra - CCDD	29,919.00	2,991.90
Total	183,249.00	18,324.90

NOTE: Only subconsultants who fill out a cost estimate that splits out direct labor may be listed on this sheet.

Local Public Agency

Lake

County

Lake

Section Number

25-00999-13-RS

Consultant / Subconsultant Name

Horner & Shifrin, Inc.

Job Number

DIRECT COSTS WORKSHEET

List ALL direct costs required for this project. Those not listed on the form will not be eligible for reimbursement by the LPA on this project.
EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET

ITEM	ALLOWABLE	QUANTITY	CONTRACT RATE	TOTAL
Lodging (per GOVERNOR'S TRAVEL CONTROL BOARD)	Actual Cost (Up to state rate maximum)			\$0.00
Lodging Taxes and Fees (per GOVERNOR'S TRAVEL CONTROL BOARD)	Actual Cost			\$0.00
Air Fare	Coach rate, actual cost, requires minimum two weeks' notice, with prior IDOT approval			\$0.00
Vehicle Mileage (per GOVERNOR'S TRAVEL CONTROL BOARD)	Up to state rate maximum			\$0.00
Vehicle Owned or Leased	\$32.50/half day (4 hours or less) or \$65/full day	1	\$65.00	\$65.00
Vehicle Rental	Actual Cost (Up to \$55/day)			\$0.00
Tolls	Actual Cost			\$0.00
Parking	Actual Cost			\$0.00
Overtime	Premium portion (Submit supporting documentation)			\$0.00
Shift Differential	Actual Cost (Based on firm's policy)			\$0.00
Overnight Delivery/Postage/Courier Service	Actual Cost (Submit supporting documentation)			\$0.00
Copies of Deliverables/Mylars (In-house)	Actual Cost (Submit supporting documentation)			\$0.00
Copies of Deliverables/Mylars (Outside)	Actual Cost (Submit supporting documentation)			\$0.00
Project Specific Insurance	Actual Cost			\$0.00
Monuments (Permanent)	Actual Cost			\$0.00
Photo Processing	Actual Cost			\$0.00
2-Way Radio (Survey or Phase III Only)	Actual Cost			\$0.00
Telephone Usage (Traffic System Monitoring Only)	Actual Cost			\$0.00
CADD	Actual Cost (Max \$15/hour)	1039	\$0.00	\$0.00
Web Site	Actual Cost (Submit supporting documentation)			\$0.00
Advertisements	Actual Cost (Submit supporting documentation)			\$0.00
Public Meeting Facility Rental	Actual Cost (Submit supporting documentation)			\$0.00
Public Meeting Exhibits/Renderings & Equipment	Actual Cost (Submit supporting documentation)			\$0.00
Recording Fees	Actual Cost			\$0.00
Transcriptions (specific to project)	Actual Cost			\$0.00
Courthouse Fees	Actual Cost			\$0.00
Storm Sewer Cleaning and Televising	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Traffic Control and Protection	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Aerial Photography and Mapping	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Utlility Exploratory Trenching	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Testing of Soil Samples	Actual Cost			\$0.00
Lab Services	Actual Cost (Provide breakdown of each cost)			\$0.00
Equipment and/or Specialized Equipment Rental	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
				\$0.00
				\$0.00
				\$0.00
			<div> <div>BLR 05514 (Rev. 02/06/25)</div> <div>\$0.00</div> </div> <div> <div>Printed 10/24/2025 2:34 PM</div> <div>Page 4 of 10</div> </div>	
			TOTAL DIRECT COSTS:	\$65.00

Local Public Agency

Lake

County

Lake

Section Number

25-00999-13-RS

Consultant / Subconsultant Name

Horner & Shifrin, Inc.

Job Number

COST ESTIMATE WORKSHEET

EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET

OVERHEAD RATE 176.86%

COMPLEXITY FACTOR 0

TASK	DIRECT COSTS (not included in row totals)	STAFF HOURS	PAYROLL	OVERHEAD & FRINGE BENEFITS	FIXED FEE	SERVICES BY OTHERS	TOTAL	% OF GRAND TOTAL
Data Collections		28	1,535	2,714	506		4,755	0.93%
Field Surveys (Topo and ADA)	65	16	965	1,707	318	67,921	70,911	13.90%
Cover Sheet		4	190	336	63		589	0.12%
General Notes		12	878	1,553	290		2,721	0.53%
SOQ		16	862	1,525	285		2,672	0.52%
Typicals		28	1,535	2,714	506		4,755	0.93%
Schedule of Quantities		98	5,114	9,045	1,688		15,847	3.11%
Alignment and Ties		32	1,725	3,050	569		5,344	1.05%
Plan and Profile		312	17,462	30,884	5,763		54,109	10.60%
MOT		136	7,484	13,236	2,470		23,190	4.54%
Erosion Control		64	3,655	6,464	1,206		11,325	2.22%
ADA / Sidewalk Details		120	6,210	10,983	2,049		19,242	3.77%
Traffic Signals		3	210	371	69		650	0.13%
Cross Sections		242	12,515	22,134	4,130		38,779	7.60%
Details		47	2,411	4,264	796		7,471	1.46%
Special Provisions		24	1,551	2,742	512		4,805	0.94%
Estimate of Cost		12	724	1,280	239		2,243	0.44%
Milestone Submittals		28	1,638	2,896	540		5,074	0.99%
Utility Coordination		128	7,104	12,564	2,344		22,012	4.31%
Environmental and Permits		96	6,117	10,819	2,019	29,919	48,874	9.58%
Land Acquisition		16	965	1,707	318	85,409	88,399	17.32%
Meetings		84	5,176	9,155	1,708		16,039	3.14%
Construction Support		68	4,256	7,527	1,405		13,188	2.58%
QC/QA		82	7,380	13,052	2,435		22,867	4.48%
Project Management		82	5,021	8,880	1,657		15,558	3.05%
			-	-	-		-	
			-	-	-		-	
			-	-	-		-	
			-	-	-		-	
Subconsultant DL							\$8,757.71	1.72%
Direct Costs Total ==>	\$65.00						\$65.00	0.01%
TOTALS		1778	102,683	181,602	33,885	183,249	510,242	100.00%

284,285

BLR 05514 (Rev. 02/06/25)

Route : Hutchins Road and Stearns School Road
 Section : 23-00999-13-RS
 County : Lake
 Contract :
 Description : Hutchins Road and Stearns School Road Resurfacing

PHASE II LABOR ESTIMATE

Task				Hours	Consultant Hours	Consultant Notes
A. Data Review	#People	#Trips	Hrs/Item	Hrs		
Review of LCDOT Supplied documents				16.0		Gather, index, and analyze existing information from LCDOT
Topographic Survey				8		Review survey information from HLR
ADA Survey & Plan in Hand Review	2	1	8	16.0		Existing Plan in Hand Walkthrough and ADA Photos
Review of Geotechnical Information				4.0		Geotechnical Information provided by WCHD
SUBTOTAL					44	
B. Plan Preparation	#Shts	Hrs/Sht	Hrs			
Cover Sheet	1	4	4.0			
General Notes	2	6	12.0			
Summary of Quantities	4	4	16.0			
Typical Sections						
Hutchins Road Typical Sections	2	6	12.0			
Stearns School Road Typical Sections	2	6	12.0			
Superelevation Details	1	4	4.0			
Schedule of Quantities	8	10	80.0			Includes Quantity Calculations below
Sign Schedule	1	4	4.0			Sign information from LCDOT
Tree Removal Schedule	1	4	4.0			--SET AS A SEPARATE TASK--
Earthwork Schedule	1	10	10.0			
Alignment and Ties						
Hutchins Road Control	2	8	16.0			1" = 100'
Stearns School Road Control	2	8	16.0			1" = 100'
Plan and Profile Sheets						
Hutchins Road	11	8	88.0			1" = 20' - Double Plan
Stearns School Road	13	8	104.0			1" = 20' - Double Plan
Driveway and Field Entrance Reconstruction Design	20	1	20.0			Design work
Sidewalk across Business	1	2	2.0			Design work
Traffic Signal Detector Loops	2	1	2.0			Design work
Proposed Pavement Markings	24	1	24.0			Design work
Drainage Improvements	24	1	24.0			Design work
Wetland Delineations	24	1	24.0			Design work
Right-of-Way Lines from Strip Maps to CAD	24	1	24.0			Design work
Right-of-way Plats	24	0	0.0			Plats submitted separately
MOT and Detour						
MOT Notes and Sequence of Construction	1	8	8.0			
Changeable Message Sign Locations by Stage	0	4	0.0			Not included with this contract
Pre-Stage						
Typical Sections	0	4	0.0			Not included with this contract
Plan Sheets	0	8	0.0			Not included with this contract
Stage 1						
Typical Sections	2	4	8.0			
Plan Sheets	7	8	56.0			1" = 100'
Stage 2						
Typical Sections	2	4	8.0			
Plan Sheets	7	8	56.0			1" = 100'
Detour Sheets	0	8	0.0			
Traffic Control Details	0	0.5	0.0			No Special Details are anticipated
Erosion and Sediment Control						
Erosion and Sediment Control Notes	1	8	8.0			
Erosion and Sediment Control Plan	7	8	56.0			1" = 100'
Stage 1 Erosion and Sediment Control Plan	0	0	0.0			Not included with this contract
Stage 2 Erosion and Sediment Control Plan	0	0	0.0			Not included with this contract
Drainage and Utilities						Included within the Roadway Plan-Plan drawings and design
Drainage and Utilities Plan						
Hutchins Road Drainage and Utility Plan and Profile	0	8	0.0			1" = 20' - Plan and 50H:5V Profile
Stearns School Road Drainage and Utility Plan and Profile	0	8	0.0			1" = 20' - Plan and 50H:5V Profile
Drainage Profiles	0	8	0.0			20H:5V Profile - Storm Sewers at Intersections
Drainage Schedules	0	8	0.0			Pipe and Structures Schedule
Drainage Details	0	0.5	0.0			District Details

Route : Hutchins Road and Stearns School Road
 Section : 23-00999-13-RS
 County : Lake
 Contract :
 Description : Hutchins Road and Stearns School Road Resurfacing

PHASE II LABOR ESTIMATE

Task				Hours	Consultant Hours	Consultant Notes
Jointing Details						
Hutchins Road at Stearns School Road		0	4	0.0		Not included with this contract
Intersection Details						
Hutchins Road at Stearns School Road Intersection Details		0	2	0.0		Not included with this contract
Hutchins Road at Stearns School Road Intersection Profiles		0	2	0.0		Not included with this contract
ADA / Sidewalk Details						
Sidewalk GAP Plan and Profile		5	6	30.0		Woodland Terrace to Edgewood Drive
Hutchins Road at W. Grand Ave (IL 132)		1	6	6.0		Northeast Corner
Private Entrance Ramp Removal		2	6	12.0		Remove ADA Ramps/Continue Sidewalk
Hutchins Road at Woodland Terrace		6	6	36.0		All four Quadrants (6 ramps total)
Hutchins Road at N. Edgewood Drive		2	6	12.0		West side of Hutchins Road
Hutchins Road at N. Grandwood Drive		4	6	24.0		West and South side of the intersection
Pavement Marking and Landscaping Plans						Included within the Roadway Plan-Plan drawings and design
Hutchins Road Pvmnt Mrk and Sign		0	4	0.0		1" = 20' - Double Plan at intersections
Stearns School Road Pvmnt Mrk and Sign		0	4	0.0		1" = 20' - Double Plan at intersections
Signing Schedule		0	8	0.0		Standard Signs relocate, remove, replace, or new
Signing Details		0	1	0.0		LCDOT Signs
Pavement Marking District Details		0	0.5	0.0		District Details
Traffic Signal Plans						The design of the traffic signals is not included in the contract
Hutchins Road at W. Grand Ave (IL 132)						
Signal Plan		0		0.0		Detector Loops are included in the Roadway Plans
Cable Plan		0		0.0		
Hutchins Road and Stearns School Road		1	3	3.0		LCDOT will provide the drawings to incorporate into 3 submittals
Signal Plan		0		0.0		
Cable Plan		0		0.0		
Stearns School Road at US 45						
Signal Plan		0		0.0		Detector Loops are included in the Roadway Plans
Cable Plan		0		0.0		
Interconnect Plan		0		0.0		Detector Loops are included in the Roadway Plans
Interconnect Schematic		0		0.0		Detector Loops are included in the Roadway Plans
Lighting Plans						Not included with this contract
Schedule and Notes		0	8	0.0		
Hutchins Road at Stearns School Road Intersection		0	8	0.0		1" = 20' - Double Plan
Hutchins Road at Stearns School Road Cable Plan		0	8	0.0		
Lighting Details		0	0.5	0.0		
Plan Photometrics		0	4	0.0		1" = 20' Exhibit used in review, not the plan set
Structural Plans						Not included with this contract
Wetland Plans		0	0	0.0		(Include Wetland locations in Roadway Plans)
Soil Modification Plans		0	0	0.0		Not included with this contract
Project Special Details		1	4	4.0		Assume 1 included
Cross Sections						10H:5V
Hutchins Road Cross Sections						
Hutchins Road 3D Modeling				40.0		
Hutchins Road Entrances		13	2	26.0		10H:5V (50' intervals) - 13 entrances
Hutchins Road Mill Creek Bridge Barrier and Guardrail		6	2	12.0		10H:5V (50' intervals) - 13 entrances
Hutchins Road Shoulder (Grand Ave to Woodland Terrace)		11	0	0.0		10H:5V (50' intervals) - 525'
Hutchins Road Sidewalk (Woodland Tr to Edgewood Dr)		46	2	92.0		10H:5V (50' intervals) - 2300'
Hutchins Road Shlder (Edgewood Dr to Stearns School Rd)		47	0	0.0		10H:5V (50' intervals) - 2350'
Stearns School Road Cross Sections						
Stearns School Road 3D Modeling				40.0		
Stearns School Rd Entrances		7	2	14.0		10H:5V (50' intervals) - 7 entrances
Stearns School Rd Guardrail		9	2	18.0		10H:5V (50' intervals) - 6000'
Stearns School Rd Shoulder		120	0	0.0		10H:5V (50' intervals) - 6000'
Details						
LCDOT Standards		20	0.5	10.0		
IDOT D1 Details		6	0.5	3.0		
IDOT Highway Standards		59	0.5	30.0		
SUBTOTAL					1,114	
C. Special Provisions		Submtl	Hrs/Submtl	Hrs		
Pre-Final		1	16	16.0		No Conceptual Submittal
Final		1	8	8.0		
SUBTOTAL					24	

Route : Hutchins Road and Stearns School Road
 Section : 23-00999-13-RS
 County : Lake
 Contract :
 Description : Hutchins Road and Stearns School Road Resurfacing

PHASE II LABOR ESTIMATE

	Task			Hours	Consultant Hours	Consultant Notes
D. Estimate of Cost		Submtl	Hrs/Submtl	Hrs		See Schedule of Quantities above
	Conceptual	1	4	4.0		
	Pre-Final	1	4	4.0		
	Final	1	4	4.0		
	SUBTOTAL				12	
E. Milestone Submittals		#Occur	Hrs/Occur	Hrs		
	Estimate of Time	3	4	12.0		
	BDE 63-6 Plan Preparation Checklist	1	2	2.0		
	Errors and Omissions Checklist	1	2	2.0		
	Dissertation of Comments					
	Pre-Final	1	8	8.0		
	Final	1	4	4.0		
	SUBTOTAL				28	
F. Miscellaneous Contract Items		Submtl	Hrs/Submtl	Hrs		
	Traffic Management Plan	0	8	0.0		Not included with this contract
	Exception to the Work Zone mobility rule	0	4	0.0		Not included with this contract
	Detour Analysis	0	4	0.0		Not included with this contract
	Pavement Design Form	0	4	0.0		Not included with this contract
	SUBTOTAL				0	
G. Utility Coordination		#Submittals	Hrs/Submittls	Hrs		
	Electric - Distribution	2	8	16.0		
	Electric - Transmission	0	8	0.0		No Transmission Lines Present
	Natural Gas Company	2	8	16.0		
	Petroleum 1	2	8	16.0		
	Communication - Fiber Optic	2	8	16.0		
	Communication - Cable	2	8	16.0		
	Communication - Telephone	2	8	16.0		
	Water	2	8	16.0		
	Sanitary Sewer	2	8	16.0		
	SUBTOTAL				128	
H. Environmental and Permits				Hrs		
	Lake County Stormwater Management Commission (LCSMC)			40.0		
	ACOE/IEPA Section 404			16.0		
	IEPA NPDES			16.0		
	EcoCAT			4.0		
	PESA Response	0	4	0.0		Not included with this contract
	CCDD Testing and Pre-approval Letters			4.0		Coordination with Interra
	IDOT Highway			16.0		
	SUBTOTAL				96	
I. Land Acquisition Services				Hrs		
	Coordination with HLR			16.0		
	SUBTOTAL				16	
J. Meetings	# People	#Mtg	Hrs/Mtg	Hrs		
	LCDOT Coordination and Review Meetings	2	3	6	36.0	
	IDOT Coordination Meeting	2	2	6	24.0	
	Warren Township Coordination Meeting	2	2	6	24.0	
	Team Coordination Meeting	0	2	6	0.0	Included under Land Acquisition Services
	SUBTOTAL				84	
K. Construction Phase Services		#Mtg	Hrs/Mtg	Hrs		
	Addendum Preparation			20		
	Attend Pre-Construction Meeting (2 people @ 4 hrs)	2	1	4	8.0	
	Respond to Requests for Information (RFIs)			40.0		
	SUBTOTAL				68	
	SUBTOTAL				1,614	
L. Quality Assurance / Quality Control			5%		82	5% of subtotal manhours
M. ADMIN / MANAGEMENT			5%		82	10% of subtotal manhours
	PROJECT LABOR TOTAL				1,778	



Hampton, Lenzini and Renwick, Inc.

Civil Engineers • Structural Engineers • Land Surveyors • Environmental Specialists
www.hltreengineering.com

Hutchins Rd and Stearns School Rd Charles – Scope of Services and Cost

Understanding of the Project - Hampton, Lenzini and Renwick, Inc. (HLR) has prepared this Scope of Work for survey services based on the following street:

- Approximate ROW to ROW on Stearns School Rd from the West ROW of 45 to the East ROW of N Hutchins Rd (approximately 5900' in length).
- Approximate ROW to ROW on N Hutchins Rd from the North ROW of Stearns School Rd to the North edge of pavement of the west bound lanes of Grand Ave. (approximately 5100' in length).

1. Survey Services

Based on our understanding of the project and the needs of the client the following services are included in the scope of service. This scope will conform to the Lake County Division of Transportation Design Survey Procedures:

Topographic Survey

- ☐ Control Points – Set ~2 control points / benchmarks at the 6 intersections described below plus 1 control point at a maximum ever 950' between intersection or at a point that provides line of site back to the intersection control along the project. Control will be horizontally located with GPS on NAD 83 IL East State plane coordinates. A digital level loop will be completed through every control point along the project and additional markable hard surface locations that can be used for turning points while running the loop; elevations will be based on NAVD 88 datum and start from a Lake County Benchmark.
- ☐ Topographic Survey – Topo of the main corridor area will be completed with a drone-based LIDAR and features will be extracted on a 50' cross section interval perpendicular to the street the cross section is on and additionally at driveways and intersections. For best data results it is recommended to mow the ditches prior to data acquisition.
At the following road intersections a ground based LIDAR/Scanner will be utilized to collect data for ADA ramp compliance checks and potential design – (1) Stearns School Rd and 45, (2) Stearns School Rd and N Hutchins Rd, (3) N Grandwood Dr and N Hutchins Rd, (4) N Edgewood Dr and N Hutchins Rd, (5) Woodland Terrace and N Hutchins Rd, (6) North side of Grand Ave and N Hutchins Rd.
Typical hard surface items such as curb and gutters, road CL, pavement markings, sidewalks, signs, drainage structures, driveways and building faces will be collected and defined in the topographic survey. Trees within the ROW plus 10 feet out will also be located and sized, species determination of the tree is not part of this scope. Driveway culverts and crossroad culverts will be picked up conventionally with GPS but any culverts that are silted in will be marked and skipped. It will be up to the County to dig out/clean said silted in culverts if needed. This scope does not include performing the topo work during snow cover.
- ☐ Utilities – Any utility locates other than the above structure rim elevations and culverts are not currently part of this scope.
- ☐ Data deliverables – Features extraction linework and a surface file will be delivered in a .dgn format utilizing IDOT layer and codes. Point cloud data will be delivered in a .las file. Scan data from the ground-based scanner/LIDAR can also be delivered in a free/shareable google type street view program by thumb drive.
- ☐ The existing right-of-way will be established using monumented property corners, section corners, recorded subdivision plats, plats of dedication, and other existing documentation Lake County DOT provides. This work will not show existing utility easements. No other record searches will be completed during this phase. Costs such as the cost of documents from the recorder's office will be billed as a direct cost. The existing right-of-way and the centerline of right-of-way will be

determined by an Illinois Professional Land Surveyor. The deliverable for this task will be a .dgn file.

Land Acquisition Services

- **Plats and Legals** – Plats and Legals will be needed to record the necessary right-of-way and easements for the project. HLR will prepare plats and legals in accordance with the standard of care for the Land Surveying profession. A max of 6 Parcels along the project are included in this current scope for plats and legals. If owners of these potential 6 parcels owns to the centerline (and highway exists via dedication), plats and legals will include said area in an attempt to clean up the ownership so that LCDOT owns to the centerline. Said underlying interests will be determined through title commitments from an accredited title company.

In order to prepare the necessary plats and legals, HLR will order Title Commitments from an accredited title company. The title commitments based on the estimated locations are estimated to cost \$1,000.00. In the event that these costs are higher than anticipated, HLR will notify the Client that additional compensation will be necessary to cover the direct costs.

- **Appraisals** – HLR will prepare an appraisal of the property(ies) that right-of-way or easements will be necessary. The appraisal will determine the value of the right-of-way and easements based on the value of the whole procedure/practice. A max of 6 Parcels are included in this current scope. If not completed by 2027 we will need to renegotiate fees.

IDOT Review – Not currently part of the scope as no federal funds are anticipated to be used.

Specialty Report – In the event that there are costs that are difficult to determine or there are mitigation measures that can make the property whole again without permanent damage, a Specialty Report can be requested by the client. This additional service cost would require additional compensation.

Review Appraisals – Not currently part of the scope as no federal funds are anticipated to be used.

- **Negotiations** – HLR will negotiate the acquisition of the right-of-way and/or easements on behalf of the client in accordance with IDOT requirements. Negotiations, in accordance with IDOT requirements, are necessary for all federally funded projects. Specific tasks to meet these requirements and included in this scope are listed below. Additional requirements requested by the Client's legal counsel will require additional compensation. If not completed by 2027 we will need to renegotiate fees.
 - The negotiator will personally contact the property owner(s) and offer to meet in-person to discuss the project and the acquisition process.
 - The negotiator will personally present the approved fair market value of the property (offer to purchase) to the property owner(s).

- The negotiator will document all efforts in the Negotiator's Report which shall contain the names and addresses of all interested parties and, if necessary, a recommendation for further action. The negotiator shall maintain and submit this completed report to the Client upon request.
- The negotiator will personally contact the property owner(s) a minimum of three times and will continue contacts for up to nine (9) months to attempt to reach a negotiated settlement. The negotiator will determine that a parcel cannot be successfully negotiated if an agreement has not been reached within nine (9) months from the date the offer is presented. If condemnation is unavoidable, the negotiator will continue to attempt to negotiate a settlement until the petition to condemn the parcel has been filed, and will be available in the event a settlement is reached.
- The negotiator will review title exceptions and obtain "clear" title. The negotiator will attempt to obtain "clear" title for three (3) months from the date conveyance documents are presented to the property owner(s) for signature.
- The negotiator will obtain proper documentation to secure an adequate interest for the purpose for which it is being acquired.
- The negotiator will be available to meet with Client personnel regarding status.
- The negotiator's files will be available for review by the Client.
- Negotiations will be performed in compliance with IDOT Land Acquisition Policies and Procedures.
- Negotiation services will include obtaining right-of-way certification by IDOT, if required.

Local Public Agency Lake	County Lake	Section Number 25-00999-13-RS
Prime Consultant (Firm) Name Horner & Shifrin, Inc.	Prepared By Jason Dove	Date 10/1/2025
Consultant / Subconsultant Name Hampton, Lenzini and Renwick, Inc.	Job Number 	

Note: This is name of the consultant the CECS is being completed for. This name appears at the top of each tab.

Remarks

2-Lane resurfacing of Hutchins Rd and Stearns School Rd, including Traffic Signals at Hutchins Rd and Stearns School Rd intersection, utility conflict(s), storm sewer, cross road culvert(s), guardrail(s), curb and gutter, pavement patching at 5% maximum, ADA improvements, and sidewalk preparation to fill sidewalk gap.

PAYROLL ESCALATION TABLE

CONTRACT TERM	25	MONTHS	OVERHEAD RATE	199.06%
START DATE	12/1/2025		COMPLEXITY FACTOR	0
RAISE DATE	1/1/2026		% OF RAISE	3.00%
END DATE	12/31/2027			

ESCALATION PER YEAR

Year	First Date	Last Date	Months	% of Contract
0	12/1/2025	1/1/2026	1	4.00%
1	1/2/2026	1/1/2027	12	49.44%
2	1/2/2027	1/1/2028	12	50.92%

The total escalation = 4.36%

Local Public Agency	County	Section Number
Lake	Lake	25-00999-13-RS
Consultant / Subconsultant Name		Job Number
Hampton, Lenzini and Renwick, Inc.		

PAYROLL RATES

EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET FIXED RAISE

MAXIMUM PAYROLL RATE	90.00
ESCALATION FACTOR	4.36%

CLASSIFICATION	IDOT PAYROLL RATES ON FILE	CALCULATED RATE
Administration 1	\$31.15	\$32.51
Administration 2	\$54.17	\$56.53
Engineer 1	\$35.83	\$37.39
Engineer 2	\$38.05	\$39.71
Engineer 3	\$44.42	\$46.36
Engineer 4	\$59.33	\$61.92
Engineer 5	\$65.67	\$68.54
Engineer 6	\$71.50	\$74.62
Environmental 1	\$27.00	\$28.18
Environmental 2	\$41.20	\$43.00
Environmental 3	\$58.50	\$61.05
Intern	\$20.00	\$20.87
Land Acquisition	\$52.67	\$54.97
Principal	\$83.13	\$86.76
Structural 1	\$64.00	\$66.79
Structural 2	\$79.50	\$82.97
Survey 1	\$31.38	\$32.75
Survey 2	\$57.00	\$59.49
Technician 1	\$31.83	\$33.22
Technician 2	\$39.83	\$41.57
Technician 3	\$53.38	\$55.71

Local Public Agency

Lake

County

Lake

Section Number

25-00999-13-RS

Consultant / Subconsultant Name

Hampton, Lenzini and Renwick, Inc.

Job Number

DIRECT COSTS WORKSHEET

List ALL direct costs required for this project. Those not listed on the form will not be eligible for reimbursement by the LPA on this project.
EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET

ITEM	ALLOWABLE	QUANTITY	CONTRACT RATE	TOTAL
Lodging (per GOVERNOR'S TRAVEL CONTROL BOARD)	Actual Cost (Up to state rate maximum)			\$0.00
Lodging Taxes and Fees (per GOVERNOR'S TRAVEL CONTROL BOARD)	Actual Cost			\$0.00
Air Fare	Coach rate, actual cost, requires minimum two weeks' notice, with prior IDOT approval			\$0.00
Vehicle Mileage (per GOVERNOR'S TRAVEL CONTROL BOARD)	Up to state rate maximum			\$0.00
Vehicle Owned or Leased	\$32.50/half day (4 hours or less) or \$65/full day			\$0.00
Vehicle Rental	Actual Cost (Up to \$55/day)			\$0.00
Tolls	Actual Cost			\$0.00
Parking	Actual Cost			\$0.00
Overtime	Premium portion (Submit supporting documentation)			\$0.00
Shift Differential	Actual Cost (Based on firm's policy)			\$0.00
Overnight Delivery/Postage/Courier Service	Actual Cost (Submit supporting documentation)			\$0.00
Copies of Deliverables/Mylars (In-house)	Actual Cost (Submit supporting documentation)			\$0.00
Copies of Deliverables/Mylars (Outside)	Actual Cost (Submit supporting documentation)			\$0.00
Project Specific Insurance	Actual Cost			\$0.00
Monuments (Permanent)	Actual Cost			\$0.00
Photo Processing	Actual Cost			\$0.00
2-Way Radio (Survey or Phase III Only)	Actual Cost			\$0.00
Telephone Usage (Traffic System Monitoring Only)	Actual Cost			\$0.00
CADD	Actual Cost (Max \$15/hour)			\$0.00
Web Site	Actual Cost (Submit supporting documentation)			\$0.00
Advertisements	Actual Cost (Submit supporting documentation)			\$0.00
Public Meeting Facility Rental	Actual Cost (Submit supporting documentation)			\$0.00
Public Meeting Exhibits/Renderings & Equipment	Actual Cost (Submit supporting documentation)			\$0.00
Recording Fees	Actual Cost	4	\$100.00	\$400.00
Transcriptions (specific to project)	Actual Cost			\$0.00
Courthouse Fees	Actual Cost	100	\$2.00	\$200.00
Storm Sewer Cleaning and Televising	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Traffic Control and Protection	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Aerial Photography and Mapping	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Utlility Exploratory Trenching	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Testing of Soil Samples	Actual Cost			\$0.00
Lab Services	Actual Cost (Provide breakdown of each cost)			\$0.00
Equipment and/or Specialized Equipment Rental	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Wheatland Title Company		6	\$1,000.00	\$6,000.00
Appraisal		6	\$4,000.00	\$24,000.00
Appraisal Review			\$2,000.00	\$0.00
Negotiations		6	\$4,000.00	\$24,000.00
TOTAL DIRECT COSTS:				\$54,600.00

Lake

Lake

25-00999-13-RS

Hampton, Lenzini and Renwick, Inc.

EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET

COMPLEXITY FACTOR 0

BLR 05514 (Rev. 02/06/25)

Local Public Agency

Lake

Consultant / Subconsultant Name

Hampton, Lenzini and Renwick, Inc.

County

Lake

Section Number

25-00999-13-RS

Job Number

AVERAGE HOURLY PROJECT RATES

EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET

SHEET1OF2

PAYROLL CLASSIFICATION	AVG HOURLY RATES	TOTAL PROJ. RATES			Land Acq fees for 6 parcels			Control - Horizontal			Control - Digital Level Loop from LCDOT BM			Drone Flight - LIDAR			Ground Based Scanning - LIDAR ADA Ramps		
		Hours	% Part.	Wgtd Avg	Hours	% Part.	Wgtd Avg	Hours	% Part.	Wgtd Avg	Hours	% Part.	Wgtd Avg	Hours	% Part.	Wgtd Avg	Hours	% Part.	Wgtd Avg
Administration 1	32.51	0.0																	
Administration 2	56.53	0.0																	
Engineer 1	37.39	0.0																	
Engineer 2	39.71	0.0																	
Engineer 3	46.36	0.0																	
Engineer 4	61.92	0.0																	
Engineer 5	68.54	0.0																	
Engineer 6	74.62	0.0																	
Environmental 1	28.18	0.0																	
Environmental 2	43.00	0.0																	
Environmental 3	61.05	0.0																	
Intern	20.87	0.0																	
Land Acquisition	54.97	0.0																	
Principal	86.76	144.0	23.38%	20.28															
Structural 1	66.79	0.0																	
Structural 2	82.97	0.0																	
Survey 1	32.75	302.0	49.03%	16.06				32	100.00%	32.75	44	100.00%	32.75	8	100.00%	32.75	8	100.00%	32.75
Survey 2	59.49	0.0																	
Technician 1	33.22	0.0																	
Technician 2	41.57	150.0	24.35%	10.12															
Technician 3	55.71	20.0	3.25%	1.81															
		0.0																	
		0.0																	
		0.0																	
		0.0																	
		0.0																	
		0.0																	
TOTALS		616.0	100%	\$48.27	0.0	0.00%	\$0.00	32.0	100%	\$32.75	44.0	100%	\$32.75	8.0	100%	\$32.75	8.0	100%	\$32.75

10/6/2025

Mr. Jason Dove, PE
Horner & Shifrin, Inc.
8755 W. Higgins Rd., Ste. 325
Chicago, IL 6063

Proposal
Environmental Sampling & Analytical Testing
Hutchins Road between IL 132 & Stearns School Road
Stearns School Road Between Hutchins Road and US 45
Gurnee and Old Mill Creek, Illinois

Dear Mr. Dove:

Interra, Inc. (INTERRA) is pleased to submit this cost estimate to perform environmental soil sampling and analytical testing for the above referenced project in Lake County, Illinois. We understand that the purpose of sampling and testing is to determine suitability of soil excavated during construction activities for disposal at CCDD facilities. The total depth of excavation is anticipated to be less than 5 feet from the existing ground surface. Excavation is anticipated at the following locations:

- Hutchins Road: West Sidewalk Gap area and West Shoulder between Woodland Terrace & Edgewood Drive.
- Hutchins Road: West Sidewalk Gap area and West Shoulder between Grandwood park & Stearns School Road.
- Stearns School Road: North and South shoulders between Hutchins Road and US 45.

Proposed Scope of Work

Our scope of work includes review of site historical documents to identify potentially impacted properties (PIPs) in the vicinity. A total of eleven (11) samples will be collected for analytical testing for developing soil management options. Samples will be collected in the proposed

sidewalk addition and shoulder stabilization areas. Sampling locations are spaced approximately evenly at a spacing of 600 to 750 feet. Proposed sampling locations are presented in the attached exhibit.

Field Work

The sampling locations will be marked in the field by INTERRA. The locations will be adjusted as needed based on field conditions, accessibility and utility conflicts. We do not anticipate the need for any traffic control.

Sampling will be performed with a GeoProbe to a depth of five (5) feet each from the existing ground surface. All samples will be screened with a Photo Ionization Detector for Volatile Organic Compounds. Environmental soil sample selection and analytical parameters will be based on findings of historical document review, Photoionization detector (PID) readings and visual observations. The samples will be collected and transported to a NELAC accredited laboratory for analytical testing.

After the completion of sampling, the locations will be backfilled with the soil auger cuttings from the same borehole and bentonite. Where required, the surface will be patched with asphalt or cement grout to match surrounding elevations.

Laboratory Work

Analytical testing will be performed by a NELAC accredited laboratory. Analytical testing parameters will depend on the findings of the site historical documentation review, PID readings and site observations. We expect the analytical parameters to be Volatile Organic Compounds (VOCs), Semi-volatile Organic Compounds (SVOCs), RCRA Metals (8) and pH. PCBs, Pesticides and Herbicides may be tested based on site history and field observations.

Report

The results of environmental analytical testing will be compared to Clean Construction and Demolition Debris (CCDD) Maximum Allowable Concentrations (MAC) and Illinois Tiered Approach to Corrective Action Objectives (TACO) Tier 1 Soil Remediation Objectives (SROs).

Based on the analytical results, soil management options will be determined in accordance with Article 669 of IDOT Standard Specifications. If site soils qualify, CCDD Certification (form LPC 663) will be provided.

CCDD Facility and Specification Coordination

INTERRA will coordinate various CCDD and/or uncontaminated soil fill operations (USFO) facilities that are pre-approved for receiving uncontaminated soil and/or CCDD materials. INTERRA will submit LPC-Form documentation from this specific project to three facilities in order to secure project-specific pre-approval letters for incorporation into the bidding specifications. We understand that the bidding documents will include language encouraging the utilization of the pre-approved facilities for disposal of soils that qualify for disposal at CCDD facilities.

Cost Estimate

The cost to provide the above-mentioned services is estimated to be \$29,919.00. A detailed breakdown is provided in the attached CECS and Direct Costs estimate.

Schedule

The fieldwork could be started within two weeks of receiving authorization to proceed. We anticipate the fieldwork to be completed in 1 working day. Draft report will be issued within three weeks of completion of fieldwork. Final report will be issued within two weeks after receiving final review comments.

INTERRA very much appreciates the opportunity to submit this proposal. Should you at any time require any additional information or clarifications, please do not hesitate to call us.

Very truly yours,

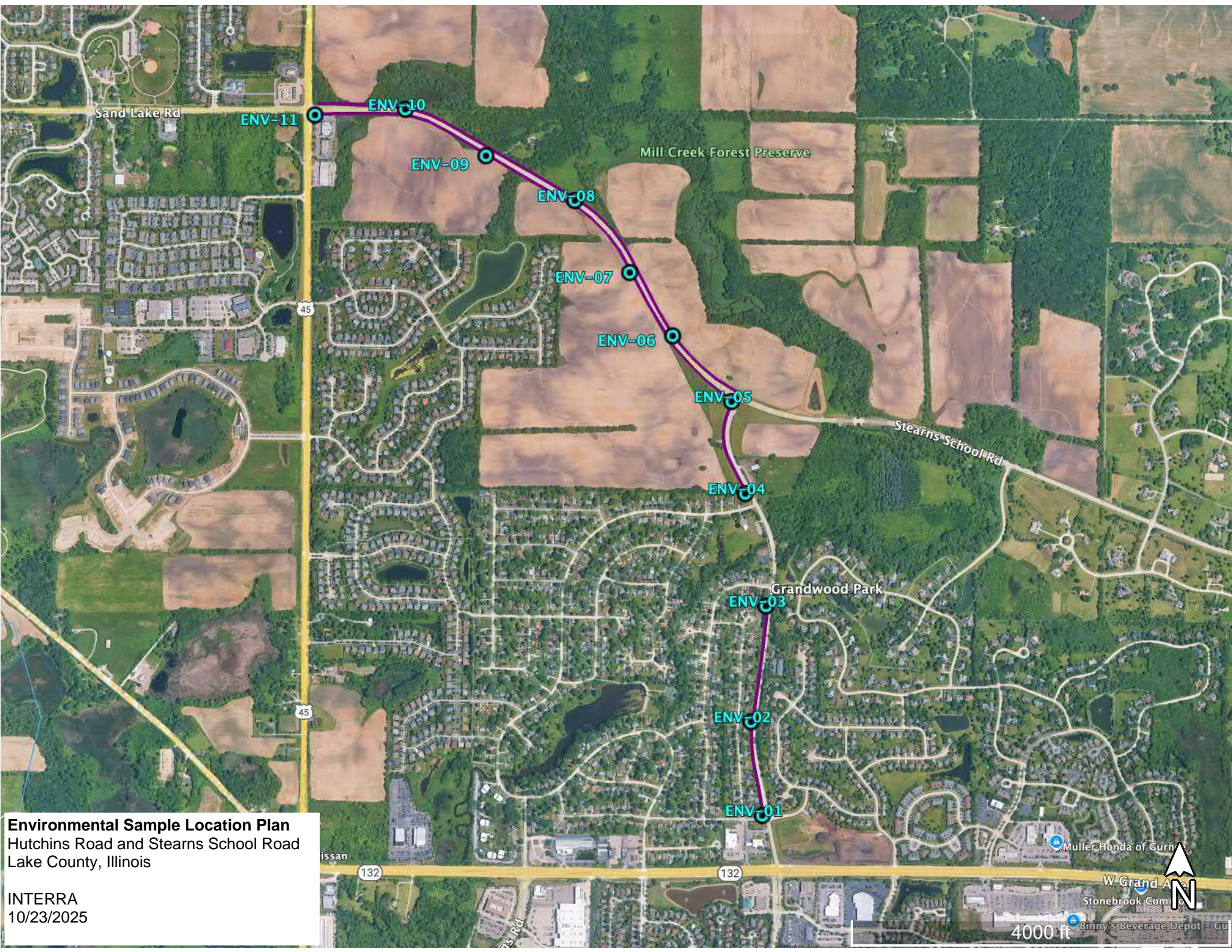
Interra, Inc.



Ashok Guntaka, EI
Project Manager



Sanjeev Bandi, Ph.D., PE
Principal Engineer



Environmental Sample Location Plan
Hutchins Road and Stearns School Road
Lake County, Illinois

INTERRA
10/23/2025



EXHIBIT D
COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET
FIXED RAISE

Local Public Agency	County	Section Number
Lake	Lake	25-00999-13-RS
Prime Consultant (Firm) Name	Prepared By	Date
Horner & Shifrin, Inc.	Jason Dove	10/23/2025
Consultant / Subconsultant Name	Job Number	
INTERRA, INC.		

Note: This is name of the consultant the CECS is being completed for. This name appears at the top of each tab.

Remarks

Scope of Work: Perform historical environmental database review; collect and perform environmental analytical testing of 11 samples in the proposed sidewalk gap fill and shoulder stabilization areas; Provide LPC 663 certification for qualified soils; Submit analytical results for pre-approval to two to three CCDD facilities; prepare preapproval letter for LCDOT to include in contractor bidding documents.

PAYROLL ESCALATION TABLE

CONTRACT TERM	25	MONTHS	OVERHEAD RATE	128.30%
START DATE	12/1/2025		COMPLEXITY FACTOR	0
RAISE DATE	1/1/2026		% OF RAISE	3.00%
END DATE	12/31/2027			

ESCALATION PER YEAR

Year	First Date	Last Date	Months	% of Contract
0	12/1/2025	1/1/2026	1	4.00%
1	1/2/2026	1/1/2027	12	49.44%
2	1/2/2027	1/1/2028	12	50.92%

Lake	Lake	25-00999-13-RS
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Lake	25-00999-13-RS
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25-00999-13-RS

INTERRA, INC.

EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET FIXED RAISE

MAXIMUM PAYROLL RATE	90.00
ESCALATION FACTOR	4.36%

[illegible]

Local Public Agency

Lake

County

Lake

Section Number

25-00999-13-RS

Consultant / Subconsultant Name

INTERRA, INC.

Job Number

DIRECT COSTS WORKSHEET

List ALL direct costs required for this project. Those not listed on the form will not be eligible for reimbursement by the LPA on this project.

EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET

ITEM	ALLOWABLE	QUANTITY	CONTRACT RATE	TOTAL
Lodging (per GOVERNOR'S TRAVEL CONTROL BOARD)	Actual Cost (Up to state rate maximum)			\$0.00
Lodging Taxes and Fees (per GOVERNOR'S TRAVEL CONTROL BOARD)	Actual Cost			\$0.00
Air Fare	Coach rate, actual cost, requires minimum two weeks' notice, with prior IDOT approval			\$0.00
Vehicle Mileage (per GOVERNOR'S TRAVEL CONTROL BOARD)	Up to state rate maximum			\$0.00
Vehicle Owned or Leased	\$32.50/half day (4 hours or less) or \$65/full day	3	\$65.00	\$195.00
Vehicle Rental	Actual Cost (Up to \$55/day)			\$0.00
Tolls	Actual Cost			\$0.00
Parking	Actual Cost			\$0.00
Overtime	Premium portion (Submit supporting documentation)			\$0.00
Shift Differential	Actual Cost (Based on firm's policy)			\$0.00
Overnight Delivery/Postage/Courier Service	Actual Cost (Submit supporting documentation)			\$0.00
Copies of Deliverables/Mylars (In-house)	Actual Cost (Submit supporting documentation)			\$0.00
Copies of Deliverables/Mylars (Outside)	Actual Cost (Submit supporting documentation)			\$0.00
Project Specific Insurance	Actual Cost			\$0.00
Monuments (Permanent)	Actual Cost			\$0.00
Photo Processing	Actual Cost			\$0.00
2-Way Radio (Survey or Phase III Only)	Actual Cost			\$0.00
Telephone Usage (Traffic System Monitoring Only)	Actual Cost			\$0.00
CADD	Actual Cost (Max \$15/hour)			\$0.00
Web Site	Actual Cost (Submit supporting documentation)			\$0.00
Advertisements	Actual Cost (Submit supporting documentation)			\$0.00
Public Meeting Facility Rental	Actual Cost (Submit supporting documentation)			\$0.00
Public Meeting Exhibits/Renderings & Equipment	Actual Cost (Submit supporting documentation)			\$0.00
Recording Fees	Actual Cost			\$0.00
Transcriptions (specific to project)	Actual Cost			\$0.00
Courthouse Fees	Actual Cost			\$0.00
Storm Sewer Cleaning and Televising	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Traffic Control and Protection	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Aerial Photography and Mapping	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Utility Exploratory Trenching	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Testing of Soil Samples	Actual Cost			\$0.00
Lab Services	Actual Cost (Provide breakdown of each cost)			\$0.00
Equipment and/or Specialized Equipment Rental	Actual Cost (Requires 2-3 quotes with IDOT approval)			\$0.00
Historical Documents	Actual Cost	2	\$275.00	\$550.00
Drilling	Actual Cost	1	\$4,635.00	\$4,635.00
Environmental Analytical Testing	Actual Cost	11	\$1,025.00	\$11,275.00
				\$0.00
TOTAL DIRECT COSTS:				\$16,655.00

Lake

Lake

25-00999-13-RS

INTERRA, INC.

EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET

OVERHEAD RATE	128.30%
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COMPLEXITY FACTOR 0

[illegible]

Lake

INTERRA, INC.

Lake

25-00999-13-RS

AVERAGE HOURLY PROJECT RATES

EXHIBIT D COST ESTIMATE OF CONSULTANT SERVICES (CECS) WORKSHEET

SHEET 1 OF 1

PAYROLL CLASSIFICATION	AVG HOURLY RATES	TOTAL PROJ. RATES			Administrative			QA/QC			Field Services			Report			Pre-Approval Coordination		
		Hours	% Part.	Wgtd Avg	Hours	% Part.	Wgtd Avg	Hours	% Part.	Wgtd Avg	Hours	% Part.	Wgtd Avg	Hours	% Part.	Wgtd Avg	Hours	% Part.	Wgtd Avg
Senior Administrative Assis	35.48	4.0	4.26%	1.51	4	66.67%	23.66												
Field Engineer	40.70	22.0	23.40%	9.53							22	100.00%	40.70						
Project Engineer	48.01	48.0	51.06%	24.51										40	86.96%	41.75	8	57.14%	27.43
Senior Project Manager	83.49	10.0	10.64%	8.88	2	33.33%	27.83	2	33.33%	27.83				2	4.35%	3.63	4	28.57%	23.85
Principal Engineer	90.00	10.0	10.64%	9.57				4	66.67%	60.00				4	8.70%	7.83	2	14.29%	12.86
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TOTALS		94.0	100%	\$54.01	6.0	100.00%	\$51.49	6.0	100%	\$87.83	22.0	100%	\$40.70	46.0	100%	\$53.20	14.0	100%	\$64.14

TABLE 1
COST SUMMARY

<u>GEO SERVICES</u> PROPOSED FEE SCHEDULE DRILLING SERVICES				
Item	Price	Unit	Quantity	Total
Geoprobe1-man Drilling Crew (8hrs onsite+daily crew mob/demob to site)	2,480.00	Day	1	2,480.00
1-man Drilling Crew (o.t., Sat)	465.00	Hour	1	465.00
Support Vehicle	65.00	Day	-	-
Truck Drill Rig Mobilization	600.00	Each	1	600.00
1" Dia PVC Temp Well material	4.00	Ft	-	-
Geoprobe microliner	4.00	Ft	55	220.00
Bentonite Chips/Asphalt/Concrete	15.00	Bag	2	30.00
Joint Utility Meets	170.00	Hour	-	-
Project Management	180.00	Hour	3	540.00
Administrator	100.00	Hour	3	300.00
Total				\$ 4,635.00