

ADAMS COUNTY, COLORADO
FIRST ADDENDUM TO THE
SERVICE AGREEMENT

THIS FIRST ADDENDUM TO SERVICE AGREEMENT ("First Addendum") is entered into this 5th day of August, 2014, by and between the Board of County Commissioners of Adams County, Colorado, located at 4430 South Adams County Parkway, Brighton, CO 80601, hereinafter referred to as the "County," and Huitt-Zollars, Inc., located at 4582 South Ulster Street, Suite 240, Denver, CO 80237, hereinafter referred to as the "Contractor."

RECITALS

WHEREAS, on August 15, 2013, the County entered into an Agreement with Huitt-Zollars, Inc. to provide professional engineering services for the West 60th Avenue from Federal Blvd., to the RTD Gold line Commuter Rail Station and Clear Creek Channel Project, and,

WHEREAS, the County and the Contractor mutually desire to amend the Service Agreement to provide additional services to acquire recordable documents for Right of Way acquisition services for no more than four (4) properties located near West 60th Avenue and Federal Blvd. and all other required services described in Exhibit "A" attached as reference.

NOW, THEREFORE, for the consideration set forth herein, the sufficiency of which is mutually acknowledged by the parties, the County and the Contractor agree as follows:

1. The Contractor shall provide additional services to acquire recordable documents for the Right of Way acquisition services for no more than four (4) properties located near West 60th Avenue and Federal Blvd., and all other required services described in Exhibit "A".
2. The County shall reimburse the Contractor for the work provided under this First Addendum in accordance with Section IV of the Service Agreement in the amount of thirty-two thousand five hundred and fifty dollars (\$32,550.00).
3. The Service Agreement and this First Addendum contain the entire understanding of the parties hereto and neither it, nor the rights and obligations hereunder, may be changed, modified, or waived except by an instrument in writing that is signed by both parties. Any terms, conditions, or provisions of the Service Agreement that are not amended or modified by this First Addendum shall remain in full force and effect. In the event of any conflicts between the terms, conditions, or provisions of the Service Agreement and this First Addendum, the terms, conditions, and provisions of this First Addendum shall control.
4. The Recitals contained in this First Addendum are incorporated into the body hereof and accurately reflect the intent and agreement of the parties.
5. This First Addendum may be executed in multiple counterparts, each of which shall be deemed to be an original and all of which taken together shall constitute one and the same agreement.
6. Nothing expressed or implied in this First Addendum is intended or shall be construed to confer upon or to give to, any person other than the parties, any right, remedy, or claim under or by reason of this First Addendum or any terms, conditions, or provisions hereof. All terms, conditions, and provisions in this First Addendum by and on behalf of the County and the Contractor shall be for the sole and exclusive benefit of the County and the Contractor.

7. If any provision of this First Addendum is determined to be unenforceable or invalid for any reason, the remainder of the First Addendum shall remain in effect, unless otherwise terminated in accordance with the terms contained in the Construction Agreement.
8. Each party represents and warrants that it has the power and ability to enter into this First Addendum, to grant the rights granted herein, and to perform the duties and obligations herein described.

IN WITNESS WHEREOF, the County and the Contractor have caused their names to be affixed.


BOARD OF COUNTY COMMISSIONERS
ADAMS COUNTY, COLORADO


Chairman


8-5-14
Date

ATTEST:
KAREN LONG
CLERK AND RECORDER


Deputy Clerk

Approved as to form:

Adams County Attorney's Office

HUITT-ZOLLARS, INC.


Name
SENIOR J.P.

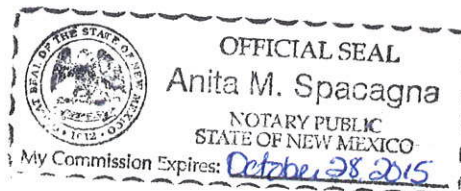
7.22.14
Date

Title

Signed and sworn to before me on this 22nd day of July, 2014 by

Kim R. Kemper
Anita M. Spacagna
Notary Public

My commission expires on: 10-28-15



February 19, 2014

Mr. Mark Omoto, P.E.
Project Manager
Adams County Administration Building
450 South 4th Avenue, Second Floor
Brighton, Colorado, 80601

Ref: Contract Modification No. 1 – Right-of-Way and Easement Acquisition
2013.016 – W. 60th Ave. from Federal Boulevard to the RTD Goldline Commuter Rail Station
HZ – R300869.01

Dear Mark:

As you have requested, Huitt-Zollars is submitting this request for a Contract Modification to include right-of-way and easement acquisition services for the above-referenced project.

The County wishes to add Right-of-Way acquisition services to the Scope of Services for the Project. The scope for the additional services is as follows:

Scope of Services

Provide right-of-way acquisition services for no more than four (4) properties located near W. 60th Ave. & Federal Boulevard. Huitt-Zollars will attend each of the meetings with the property owners, and will provide support for the acquisition process. All work will be performed in accordance with the Uniform Relocation Assistance and Real Property Acquisition Policies Act (Uniform Act) and circular 5010.1d for the Federal Transit Administration.

1. Meetings and coordination as required with Adams County personnel, design staff, and affected owners.
2. Provide appraisals for those parcels where the acquisition value is estimated to be more than \$5,000 (2 ownerships).
3. Coordinate and review legal descriptions in preparation for negotiation (2 ownerships).
4. Obtain Title Commitments (4 ownerships).
5. Prepare offer letters and summary of just compensation, final offer letters, Memoranda of Agreement, deeds, and permanent & temporary easement documents.
6. Conduct negotiations with each affected owner, in accordance with all applicable State laws and County policies, and coordinate approval by Adams County.
7. Provide Relocation Assistance Services
8. Order & coordinate warrant requests, obtain partial releases, subordinations and tax prorations; coordinate and attend real estate closings.

At the County's request, we solicited proposals from three qualified Right-of-Way Acquisition Consultants: H.C. Peck & Associates; Western States Land Services, and Universal Field Services. Proposals were received from Western States Land Services and Universal Field Services.

Below is a summary of the proposed fee from each of these firms, for comparative purposes:

Western States Land Services	\$49,615 (including Title Commitments and Appraisals)
Universal Field Services	\$30,390 (including Title Commitments and Appraisals)

A copy of the proposals from each of the firms is attached to this letter.

Recommendation

Huitt-Zollars is currently working with Universal Field Services on the Lowell Boulevard project, and they are currently working with RTD on property acquisitions for the Goldline project. Based on information presented, and the comparative price, we would recommend using Universal Field Services for this work.

Not-to-Exceed Cost

Project Management & Oversight (Huitt-Zollars)	12 Hours @ \$180.00/Hour =	\$ 2,160.00
Right-of-Way Subconsultant services (Universal Field Services)	=	\$30,390.00
Total		\$32,550.00

Sincerely,

Huitt-Zollars, Inc.



Brian D. M^{rs} Laren, P.E.
Project Manager



FIELD SERVICES, INC.

6886 S. Yosemite, St. Suite 210 Centennial, CO

Brian McLaren, PE
Hewitt-Zollars
4582 S. Ulster St.
Suite 240
Denver, Colorado 80237

January 27, 2014

RE: Request for Proposals, Right-of-Way Acquisition / Relocations Services for W. 60th Ave. at Federal Blvd. Realignment (Adams County)

Dear Brian;

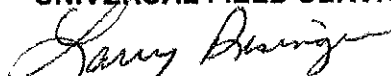
In response to the Request for Proposals from Brian McLaren, PE of HUITT-ZOLLARS, INC. Universal Field Services, Inc. (Universal) is pleased to submit our Statement of Proposal to provide the requested land acquisition/relocation and related services. We encourage the County to take a serious look at what Universal's team will bring to your project. We will do everything in our power to make sure we earn the trust and respect of the County and the citizens impacted by this project, because we know you have options when selecting the team to represent you to your citizens. Our team members are highly qualified and are available to begin work upon notice to proceed.. Universal will bring to this project more than 54 years of experience, vast resources, proven abilities to contribute to project successes, and reliable management systems. Our project acquisition team has been providing this service to projects like yours for over 20 years. This expertise will deliver the *best-value* results deserved by the County.

UFS has provided coordinated land and right of way acquisition services throughout the United States since 1958. In addition, we've delivered relocation assistance services since the Uniform Act and related laws and regulations took effect. Universal is qualified to do business in 48 states, including the State of Colorado.

Universal *completely understands the details and underlying responsibilities* of the tasks involved in land acquisition services. The firm and its staff have accomplished these tasks on projects in Colorado and on transportation and other projects across America by providing acquisition services for thousands of parcels. Universal is a reliable, fully staffed right of way services firm with an office in Colorado, offering quick response for any needs that might arise.

Sincerely yours,

UNIVERSAL FIELD SERVICES, INC.


Larry Risinger, SR/WA
Colorado Region Manager

1. Pricing Information

Universal Field Services, Inc. has reviewed the requirements to complete this project and have assembled a project team to fulfill the needs to complete the project in the most efficient manner for the County. The following costs are based on the foreseeable scope of work in the RFP. Universal will negotiate with the property owner as long as it takes to reach a settlement with each owner.

Acquisition/Negotiations

Project Manager	5 hrs @ \$90.00/hr	\$ 450
Senior Acquisition agent	45hrs @ \$80.00/hr	\$ 3,600
Misc. Postage, copies, recording fees, etc.		\$ 150
Mileage	500 mi @ \$0.56/mi	\$ 280
Total Acquisition Cost		\$ 4,480

Relocation Assistance

Project Manager	10 hrs @ \$90/hr	\$ 900
Senior Relocation agent	120 hrs @ \$80/hr	\$ 9,600
Mileage	1,000 miles @ 0.56/mi	\$ 560
Move Estimates	8 @ 400 ea.	\$ 3,200
Total Relocation Cost		\$14,260

Appraisal –

Appraisal reports (if necessary), Assume 3 @ \$3,000 ea.	\$ 9,000
Value Findings Assume 1 @ \$400 ea.	\$ 400
	\$ 9,400

Title/Closing

Title Policy	3 @ 500 ea.	\$ 1,500
Closing Fee	3 @ 250 ea.	\$ 750
Total Title Cost		\$ 2,250

Total proposed project cost	\$30,390
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