



**El Dorado Hills**  
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916.980.8228

March 1, 2024

Via email: [rob@kerth.us](mailto:rob@kerth.us)  
Lumos Proposal No. LA24.097

Mr. Rob Kerth  
American Iceland, LLC  
539 Southgate Road  
Sacramento, California 95815

***Subject: Iceland Sacramento – Proposed Water Improvements  
Proposal for Civil Engineering Design Services***

Dear Shawn:

Lumos and Associates, Inc. (Lumos) is pleased to provide you with this proposal for Civil Engineering services for a new water service to support the proposed building improvements at Iceland Sacramento located at 1430 Del Paso Boulevard in the City of Sacramento, California.

**Project Understanding**

Iceland Sacramento is pursuing a roof addition to their existing skating rink complex located at 1430 Del Paso Boulevard. It is our understanding that our scope of work is to provide a civil improvement plan for a new fire water service to serve the existing building. There is an existing water line at the rear of the building in the existing public alley which will serve as our point of connection.

A previous survey was prepared by Laugenour and Meikle in support of a lot merger at the subject site. Lumos has reviewed the survey and has noted that some additional topographic information will be required to support the proposed design. Lumos proposes to work with the owner and Laugenour and Meikle to obtain the additional topographic survey information required to complete the civil design, in lieu of preparation of a new survey.

**Project Scope**

Our scope of work will include the preparation of an onsite civil improvement plan sheet that will be inserted into the overall architectural and fire protection package for the proposed fire service, and an offsite civil improvement plan for the work within the City of Sacramento's right of way. Lumos assumes that no additional improvements will be required beyond the proposed fire service and associated surface repairs. Lumos understands that a new fire hydrant or sewer service, or any other civil improvements will not be required.

Our civil improvement plans will show the existing water line POC, the proposed fire service, and the water line path from the service to the new fire line building stub proposed by COSCO fire protection on the existing building.

It is anticipated that a preapplication meeting will be conducted with the City of Sacramento Department of Utilities to review the proposed project and the civil improvement plan sheet. If

additional improvements are required at a later date, Lumos can provide design services at Time & Materials in accordance with our standard fee schedule.

#### **Task 1 – Onsite Civil Improvement Plan**

Lumos will prepare a Civil Improvement Plan at 1" = 10' scale for the proposed fire water service from the property line along the existing public alley to the new fire line on the existing building. Lumos assumes that a current fire flow test will be provided by the City of Sacramento. Lumos assumes that COSCO fire protection will be completing the FDC, fire line stub, double check valve (interior), and fire sprinkler design for the proposed structure.

Lumos assumes that the Civil Improvement Plan will be submitted by the Owner/Contractor. This task includes the initial preparation of the Civil Improvement Plan, and any responses to comments or additional design services will be provided under Task 3.

#### **Task 2 – Offsite Civil Improvement Plan for Minor Encroachment Permit**

Lumos will prepare an Offsite Civil Improvement Plan at 1" = 10' scale for the proposed fire water service from the existing water line in the public alley to the property line.

Lumos assumes that the Civil Improvement Plan will be submitted by the Owner/Contractor for the Minor Encroachment Permit. This task includes the initial preparation of the Offsite Civil Improvement Plan, and any responses to comments or additional design services will be provided under Task 3.

#### **Task 3 – On Call Services**

Lumos will be available to provide any additional needed services to support the project on an ongoing basis, including responses to any comments received from the City of Sacramento. All work under this task will be billed at Time & Materials in accordance with our current fee schedule.

### **Schedule**

Civil Improvement Plans – 2 weeks from receipt of additional topographic survey information.

### **Fees**

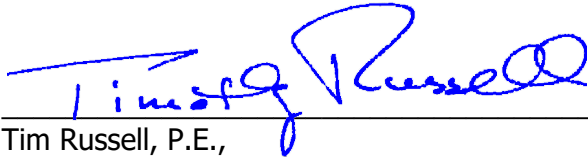
The tasks described in the Scope of Work will be completed for the following fees:

<b>Project Fees</b>		
Task 1	Onsite Civil Improvement Plan	\$7,000 (Lump Sum)
Task 2	Offsite Civil Improvement Plan for Minor Encroachment Permit	\$3,000 (Lump Sum)
Task 3	On-Call Services	\$4,000 (T&M Estimated)
		<b>\$14,000</b>

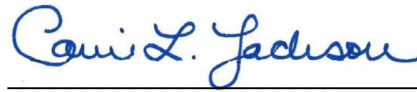
Tasks 1 and 2 will be billed as a Lump Sum amount upon distribution of the Civil Plans. Task 3 will be billed on a Time & Materials basis. If additional assistance is required beyond the initial \$4,000 budget for Task 3, additional budget may be requested under a future addendum.

Lumos & Associates, Inc. will be happy to amend this proposal as necessary to meet your needs.

Sincerely,

A handwritten signature in blue ink that reads "Tim Russell". The signature is fluid and cursive, with the first name "Tim" and last name "Russell" clearly legible.

Tim Russell, P.E.,  
Director of Engineering

A handwritten signature in blue ink that reads "Cami L. Jackson". The signature is cursive, with the first name "Cami" and last name "Jackson" clearly legible.

Cami Jackson, P.E.  
Project Manager