



November 4, 2025

Hassan Hussein
Project Manager
Dakota County Transportation

Re: Amendment No. 1 to DCA21933 (CP 63-33 and 4-18)
Scope and Fee Memorandum

Kimley-Horn and Associates, Inc. (Kimley-Horn) has prepared the following Scope and Fee Memorandum to document the completed and additional services requested by Dakota County in delivery of CP 63-33 and 4-18 (Delaware and Butler Improvements) project. Amendment No. 1 is necessary to account for the additional preliminary and final design effort required as detailed below.

AMENDMENT NO. 1 – SCOPE OF SERVICES

TASK 2 COMMUNITY ENGAGEMENT

Task 2.4 – Property Owner Meetings

Kimley-Horn will prepare materials for and conduct up to ten (10) property owner meetings with landowners within the project area. The original contract included up to ten (10) property owner meetings which have already been completed on the project. It is assumed these additional property owner meetings will consist of meetings with Somerset Country Club, residents along the proposed Dorset Road cul-de-sac, and additional meetings with residents most impacted by the Delaware Ave and Butler Ave proposed improvements.

TASK 5 PUBLIC AND PRIVATE UTILITY IDENTIFICATION AND COORDINATION

Task 5.1 – Public Utilities

The City of West St. Paul requested additional sanitary sewer replacement work be added to the project along Delaware Avenue from Marie Avenue to Wentworth Avenue and Emerson Avenue to Dodd Road. The original scope of work included maintenance-style rehabilitation improvements only. Additional sanitary sewer scoping, layout, and cost estimating were necessary during preliminary design to facilitate the City's request.

Saint Paul Regional Water Services (SPRWS) requested additional watermain replacement and new watermain installation be added to the scope of the project. SPRWS has requested a replacement of the watermain along all of Butler Avenue within the project limits and new watermain installation between Emerson Avenue and Ruby Drive. In addition, a full watermain replacement between Marie Avenue and Wentworth Avenue is proposed as a result of conflicts with storm sewer and proposed roadway profile lowering. This scope of watermain work was not assumed as part of the original project scope. Additional watermain scoping, layout, and cost estimating were necessary during preliminary design to facilitate SPRWS's request.

TASK 8 ALTERNATIVES ANALYSIS

New Task 8.2 – Butler Avenue Preliminary Design Alternatives

As a result of the additional watermain replacement along Butler Avenue proposed by SPRWS, Kimley-Horn prepared a cost responsibility and improvement map for full reconstruction and mill and overlay



scenarios of Butler Avenue. These improvement maps were coordinated with SPRWS for potential cost-sharing of improvements between SPRWS and Dakota County. Kimley-Horn facilitated one conference call to discuss the potential additional roadway improvements and performed additional coordination with SPRWS and Dakota County to determine a preferred reconstruction approach.

New Task 8.3 – Dodd Road RRFB

Crossing improvements of Dodd Road northeast of Delaware Avenue, including consideration for a RRFB and curb bump-outs, were evaluated during the alternatives analysis phase of the project. Kimley-Horn prepared a preliminary layout depicting recommended improvements for an RRFB crossing of Dodd Road and coordinated with MnDOT regarding geometric layout needs to obtain support for the improvement.

TASK 11 DRAINAGE DESIGN

Task 11.3 Stormwater Pond Dredging

Kimley Horn will prepare final design plans and estimate for dredging of two ponds that are proposed to be utilized for stormwater management as part of the Delaware Avenue Improvements project. We will prepare 60% draft and 90% review sets of construction plans and cost estimates for County and City review, along with draft specifications at the 90% submittal. We will review existing data including as-built plans, bathymetry, evaluate the appropriate improvements, identify construction access needs, complete cost estimates and schedules for the recommended improvements.

We have assumed permitting for the pond dredging will be considered an exempt activity by the corps of engineers and will not require individual permits. This work will be incorporated into the overall permitting submittal for the project.

A Kimley-Horn subconsultant, Braun Intertec, will collect up to four (4) samples of pond soils at the two proposed pond expansion locations for analysis. The samples will be collected by driving a push probe sampler into the underlying sediment using hand-driven push-core sampling equipment. Samples will be analyzed for metals (As, Ba, Cd, Cr, Cu, Pb, Hg, Se, Ag), phosphorous, nitrate-nitrite, ammonia-nitrogen, TK nitrogen, pesticides, and polycyclic aromatic hydrocarbons. A letter report describing laboratory testing results and disposal recommendations will be prepared. In addition, a sediment management plan, which will include elements of a construction contingency plan, will be provided to deal with unknown environmental concerns during the construction process as a precaution when handling the dredged soil.

Task 11.4 Stream Analysis and Spot Stabilization Improvements

Kimley Horn will complete an analysis of the existing stormwater conveyance channel (channel) west of Delaware Avenue and Ruby Drive. We will review existing and proposed discharge rate, velocity, and shear stress through the channel in the 2-, 10-, and 100-year 24-hour storm events and proposed discharges through the stream. After completing the analysis, we will provide recommendations on stabilization improvements with the goal of protecting against erosion of channel banks and reducing potential of sediment deposition in the downstream pond IF-P1. We will provide an opinion of probable cost for the recommended improvements. We assume the spot improvements will not trigger Army Corps permitting. We assume the stabilization improvements would be incorporated into the proposed overall pond grading plans.

TASK 12 FINAL CONSTRUCTION PLANS, SPECIFICATIONS, & BID PACKAGE

Task 12.1 30%, 60%, and 90% Plans

Additional plan preparation services are necessary to design and incorporate the following additional scope of work on the project:

- City of West St. Paul sanitary sewer replacement (Marie Avenue to Wentworth Avenue, Emerson Avenue to Dodd Road)
- SPRWS watermain replacement along Butler Avenue, new watermain installation along Delaware Avenue between Emerson Avenue and Ruby Drive, and watermain replacement between Marie Avenue and Wentworth Avenue
- Full pavement rehabilitation (mill and overlay or micro surfacing) of Butler Avenue (originally assumed as no work on mainline pavement)
- Closure of Dorset Road at Delaware Avenue, conversion to a new cul-de-sac, and new trail connection alignment from cul-de-sac to Delaware Avenue
- Relocate the existing backup generator for the City of West St. Paul sanitary sewer lift station near Emerson Avenue and coordinate source of power relocation with Xcel Energy
- RRFB crossing at Emerson Avenue

The additional scope of services listed above will require additional design and preparation of the following assumed plan sheets:

- Sanitary sewer and watermain detail sheets
- Sanitary sewer and watermain plan and profile sheets (Delaware Avenue and Butler Avenue)
- Additional traffic control and staging plans to accommodate pavement rehabilitation improvements on Butler Avenue
- Additional construction plan and intersection detail for the new cul-de-sac at Dorset Road
- RRFB equipment and installation detail plan
- Electrical demo, construction plan, one-line diagram revision, and details for the backup generator relocation

Task 12.2 Retaining Wall Design

The original scope of work assumed up to three (3) retaining walls would be proposed on the project. After completion of the preliminary design, eight (8) retaining walls are proposed on the project. Additional plan preparation and design work is necessary for the increased scope of retaining wall work on the project.

Task 12.4 Special Provisions

Additional special provisions will be necessary for the following improvements added to the project:

- City of West St. Paul sanitary sewer replacement
- Expanded SPRWS scope of watermain work
- Traffic control for Butler Avenue pavement improvements
- Pond dredging soil management specifications
- Backup generator relocation
- RRFB specifications



Task 12.5 Cost Estimates

Additional cost estimate work is necessary for the expanded scope of improvements detailed in Task 12.1. The additional cost estimating work is assumed to occur with the 30%, 60%, 90%, and final plan submittals.

New Task 12.7 Culvert Structure Inspection

The City of West St. Paul performs regular maintenance on the existing flood prevention structure located west of Delaware Avenue adjacent to Ruby Drive. As part of the 2025 structure cleaning, we will perform a structure inspection of the existing manholes, entrances, and box culvert between the Somerset Golf Course outlet location and Delaware Avenue. The intent of the structure inspection will be to document the condition of the box culvert and verify the structure does not need immediate repair as part of the CP 63-33 construction project. We will perform up to one (1) site visit to enter the structure, perform a field inspection, and document our findings in a summary memo to the City of West St. Paul. We assume the memo will be limited to identifying potential structural issues or risks with leaving the structure in place and will not include a remediation plan if significant repairs are warranted.

AMENDMENT NO. 1 – SUMMARY OF FEES AND EXPENSES

The table below summarizes the estimated fees and expenses for the Additional Services set forth above as Amendment No. 1. A detailed hourly breakdown is attached to this memorandum.

TASK	FEES	EXPENSES	TOTAL
Task 2 Community Engagement	\$ 10,940	\$ 250	\$ 11,190
Task 5 Public and Private Utility Identification and Coordination	\$ 7,550	\$ 0	\$ 7,550
Task 8 Alternatives Analysis	\$ 8,020	\$ 0	\$ 8,020
Task 11 Drainage Design	\$ 40,600	\$ 0	\$ 40,600
Task 12 Final Construction Plans, Specifications, & Bid Package	\$ 149,210	\$ 500	\$ 149,710
Totals	\$ 216,320	\$ 750	\$ 217,070

The original Contract Amount of DCA21933 was \$1,832,900.00 as approved by the County Board. Amendment No. 1 totals \$217,070 for a total revised Contract Amount of \$2,049,970.

Please reach out to me with any questions that you may have on the provided information.

Sincerely,

KIMLEY-HORN AND ASSOCIATES, INC.

Luke Moren, PE
Project Manager

Eric Fosmo, PE
Vice President

Attachments: Amendment No. 1 Detailed Fee Estimate

AMENDMENT NO. 1 DETAILED FEE		Project Manager/Senior Project Advisor	Task Lead	Staff Engineer	Graduate Engineer	CAD/Graphics Designer	Admin	Sub-Consultant (Survey)	Sub-Consultant (Right-of-Way)	Sub-Consultant (Geotech)	Design/Project Delivery Totals		
											Total Hours	Expenses	Estimated Fees
TASK 2 COMMUNITY ENGAGEMENT													
2.4	Property Owner Meetings	24	12	8	16						60	\$250	\$10,940
	Subtotal	24	12	8	16	0	0	0	0	0	60	\$ 250	\$10,940
TASK 5 PUBLIC AND PRIVATE UTILITY IDENTIFICATION AND COORDINATION													
5.1	Public Utilities	6	8	12	20						46		\$7,550
	Subtotal	6	8	12	20	0	0	0	0	0	46	\$ -	\$7,550
TASK 8 ALTERNATIVES ANALYSIS													
8.2	Butler Avenue Preliminary Design Alternatives	4	4	8	16						32		\$5,160
8.3	Dodd Road RRFB	2	2	4	10						18		\$2,860
	Subtotal	6	6	12	26	0	0	0	0	0	50	\$ -	\$8,020
TASK 11 DRAINAGE DESIGN													
11.3	Stormwater Pond Dredging	8	16	20	32	42				78	196		\$29,500
11.4	Stream Analysis and Spot Stabilization Improvements	4	6	12	40	10					72		\$11,100
	Subtotal	12	22	32	72	52	0	0	0	78	268	\$ -	\$40,600
TASK 12 FINAL CONSTRUCTION PLANS, SPECIFICATIONS, & BID PACKAGE													
12.1	30%, 60%, and 90% Plans	34	52	114	210	248	0				658		\$103,580
	Sanitary Sewer Design	8	12	24	48	98							\$29,810
	SPRWS Watermain Design	8	12	24	48	98							\$29,810
	Dorsett Cul-de-sac	6	8	14	30	40							\$15,480
	Butler Avenue Pavement Rehabilitation	4	12	24	12	12							\$10,580
	Backup Generator Relocation Plans and Coordination	4	4	16	40								\$9,840
	Emerson Ave RRFB	4	4	12	32								\$8,060
12.2	Retaining Wall Design	6	18	40	56	74					194		\$30,530
12.4	Special Provisions	1	4	8	12						25		\$3,955
12.5	Cost Estimates	1	2	6	12						21		\$3,255
12.6	Culvert Structure Inspection	6	16		26						48	\$500	\$7,890
	Subtotal	48	92	168	316	322	0	0	0	0	946	\$ 500	\$149,210
SUBTOTAL OF ESTIMATED PROJECT COSTS											\$750	\$216,320	
TOTAL ESTIMATED PROJECT COST SPLIT (FEES AND EXPENSES)											\$217,070		
TOTAL PROJECT HOURS		96	140	232	450	374	0	0	0	78	1370		
Staff Billing Rates (Per Hour)		\$180-\$275 per hour	\$160-\$250 per hour	\$135-\$190 per hour	\$125-\$165 per hour	\$125-\$190 per hour	\$80-\$125 per hour	\$100-\$250 per hour	Ave \$180 per hour	\$120-\$250 per hour			