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101 West Main Street
Durham, NC 27701

TO: J Stamey, Parks and Recreation Assistant Director

COMPANY: Chatham County

FROM: Jeffrey Christensen

DATE: 02/18/2025

REFERENCE: Parker's Ridge Park – Phase I

STEWART PROJECT NUMBER: L23001.01

DESCRIPTION OF WORK: Stewart will amend the original contract to remit the following scope to the client:

SCOPE TO BE REMOVED FROM FULLY EXECUTED CONTRACT DATED 01/15/2024:

1. **Irrigation (SD thru CO): \$1,800**
2. **Active Play Courts (SD thru CO): \$56,000**
3. **Wetland Permitting: \$11,000**
4. **Cost Estimating (SD thru CD/P): \$11,000**
- Total: \$79,800.**

Stewart will provide the following additional services not included in the original contract scope:

ADDITIONAL SCOPE:

1. **Additional Meetings: \$5,100**
 - a. Includes additional bi-weekly meetings and CMAR coordination meetings from January 2025 through July 2025.
 - i. Assumes (14) additional bi-weekly meetings to be attended by two licensed landscape architect staff.
 - b. Includes (3) previously held sanitary sewer coordination meetings, evaluation and discussion of routing options with the Town Manager, CE Group and Legion NC.
2. **Septic Design: \$18,500**
 - a. Includes entering into an agreement with AWT engineers and soil scientists to provide septic design, private permitting, and construction oversight for on-site septic.
 - b. Refer to Attachment A, Septic Design sub consultant proposal and scope of services from AWT Engineers and Soil Scientists.



3. Pump Track Coordination: \$11,500

- a. Stewart will incorporate Nature Trails LLC pump track layout and design into the overall construction document package for Chatham County and NCDEQ permit submittals.
- b. Stewart will coordinate the surrounding site design with the proposed pump track layout including the following:
 - i. ADA parking and access.
 - ii. Gathering, viewing and seating areas.
 - iii. Grading, drainage and stormwater to account for impervious surfaces and runoff from the pump track.
 - iv. Site safety, including perimeter fencing and gates.
 - v. Account for future expansion areas.
- c. Refer to Attachment B, Pump Track Exhibit for example design considerations.
- d. We have assumed Nature Trails LLC will provide Stewart with final site layout plans in dwg format which Stewart will incorporate into the overall site construction documents. We will coordinate and update fine grading, accessibility, circulation, stormwater, drainage, impervious surface calculations, erosion control, planting design and materials and furnishings.

4. Sanitary Sewer Site Design Coordination: \$10,000 (Hourly NTE)

- a. The proposed route of the sanitary sewer and easement will heavily impact the existing forest and negatively affect the proposed trails, disc golf, wildlife observation, and natural ecology systems in the area.
- b. Stewart will work alongside Chatham County to review the proposed routing for potential alternative methods to minimize grading, erosion disturbance, steep slopes and significant tree removal.
- c. We will provide recommended service and maintenance access routes that follow existing forest trails, and shallow slopes to minimize disturbance.
- d. We will present examples of low-impact disc golf course layouts and provide alternative sewer routing ideas that consider site lines and ways in which the sanitary sewer easement, disc golf and nature trails can successfully overlap.
- e. We will provide recommended native prairie establishment specifications and seed mixes to limit erosion and rejuvenate the native ecosystem within the disturbed route that can serve the mission goals of the Park.

Total: \$45,100.



Date _____