

FIRST AMENDMENT TO
PROFESSIONAL CONSULTANT SERVICES AGREEMENT

HDR ENGINEERING, INC.

Plan, Specification and Estimate Phase of the Third Street Grade Separation Project

THIS FIRST AMENDMENT TO PROFESSIONAL CONSULTANT SERVICES AGREEMENT (“First Amendment”) is made and entered into this _____ day of _____, 2022, by and between the CITY OF RIVERSIDE, a California charter city and municipal corporation (“City”), and HDR ENGINEERING, INC., a Nebraska corporation, authorized to do business in the State of California (“Consultant”), with respect to the following:

RECITALS

WHEREAS, the City and Consultant entered into that certain Professional Consultant Services Agreement dated March 30, 2021 (“Agreement”) for Third Street Grade Separation at BNSF Railroad (“Project”); and

WHEREAS, the City has been satisfied with Consultant’s performance under the Agreement and desires to have Consultant continue providing the services referenced in that Agreement; and

WHEREAS, the City and Consultant desire to extend the term of the Agreement to December 31, 2025; and

WHEREAS, the City and Consultant desire to increase the compensation in the amount of Three Hundred Six Thousand Eight Hundred Fifty Dollars and Eighty-One Cents (\$306,850.81), for a total contract amount of Two Million Five Hundred Ninety-One Thousand Nine Hundred Forty-Three Dollars and Eighty-One Cents (\$2,591,943.81) during the extended term of the Agreement.

NOW, THEREFORE, incorporating the recitals set out above, the parties hereto mutually agree to the following amendment to the Agreement:

1. Section 1, Scope of Services, is hereby amended as described in Exhibit “A-1,” attached hereto and incorporated herein.

2. Section 2, Term, is hereby amended to extend the term of the Agreement to December 31, 2025.

3. Section 3, Compensation/Payment, is hereby amended to increase the compensation in the amount of Three Hundred Six Thousand Eight Hundred Fifty Dollars and Eighty-One Cents (\$306,850.81), for a total contract amount of Two Million Five Hundred Ninety-One Thousand Nine Hundred Forty-Three Dollars and Eighty-One Cents (\$2,591,943.81) during the extended term of the Agreement, as described in Exhibit “B-1,” attached hereto and incorporated herein.

4. All other terms and conditions of the Agreement between the parties, which are not inconsistent with the terms of this First Amendment, shall remain in full force and effect as if fully set forth herein.


[SIGNATURES ON FOLLOWING PAGE.]

IN WITNESS WHEREOF, the parties hereto have caused this First Amendment to Professional Consultant Services Agreement to be duly executed the day and year first above written.

CITY OF RIVERSIDE,
a California charter city and municipal
corporation

HDR ENGINEERING, INC., a
Nebraska corporation, authorized to do
business in the State of California

By: _____
Interim City Manager

By:  _____
Print Name: Thomas T. Kim, PE
Title: Senior Vice President
(Signature of Board Chair, President, or
Vice President)

Attest: _____
City Clerk

and

Certified as to Availability of Funds:

By: _____
Print Name: _____
Title: _____
(Signature of Secretary, Assistant
Secretary, CFO, Treasurer, or Assistant
Treasurer)

By:  _____
Chief Financial Officer

APPROVED AS TO FORM:


By:  _____
Brandon Mercer
Senior Deputy City Attorney

EXHIBIT "A-1"

SCOPE OF SERVICES

Scope of Services

Project Objective

HDR Engineering, Inc. ("CONSULTANT") will provide engineering services ("SERVICES") to the City of Riverside, California ("CITY"), encompassing a Scope of Work to complete the plans, specifications and estimates for the Third Street Grade Separation Project.

Project Description

The Third Street Grade Separation Project includes the following key components:

1. Approximately 1,300 feet of new 4-lane roadway.
2. Approximately 1,700 feet of secondary street widening and improvements.
3. Approximately 8,500 feet of new main line BNSF tracks.
4. New concrete four track railroad bridge.
5. Full closure of the existing at-grade crossing for duration of construction
6. Pump station and water detention pond.
7. New storm drain piping at underpass.
8. New 60" to 78" MPD flood control storm drain system.
9. Approximately 1800 lf of retaining walls.
10. Modifications to multiple private properties.
11. Modifications to the existing Riverside Canal.
12. Modification to existing traffic signals.
13. Traffic signage and striping.
14. Temporary traffic detours during construction.
15. Landscaping and associated irrigation.
16. Utility relocation coordination.

Scope of Work

The following scope of work has been prepared by CONSULTANT for the CITY for the Third Street Grade Separation Project final design. The work to be performed includes the following tasks.

Task 1 – Preliminary Site Investigation

This task includes preparation of plans, permitting, field investigation, and reporting of the results for 21 parcels. The objective of this task is to meet the environmental commitment to conduct a PSI and satisfy the Caltrans requirements for a site investigation.

1.1 Scope

HDR will prepare a Preliminary Site Investigation (PSI) Work Plan that will describe the sampling and analysis program, means and methods to be used, and objectives for characterizing soil to support property acquisition and engineering design for 21 parcels.

HDR will prepare a site-specific Health and Safety Plan that will describe the hazards, mitigations, and procedures to be used during onsite work for the PSI.

After receiving approval on the Work Plan and Health and Safety Plan submittals, HDR will mobilize to the Project area to drill borings and collect soil samples. Locations will be marked for clearance by Underground Service Alert of Southern California. Proposed drilling locations will also be cleared for subsurface obstructions by a geophysical survey provider. The geophysical surveyors will also conduct a site survey for a possible UST on the 2560/2570 3rd Street property (APN 211-021-004).

A C-57 licensed driller will advance up to 66 borings to a maximum depth of 30 feet bgs. Samples will be analyzed by a NELAP-certified environmental laboratory for VOCs, TPH, metals, Herbicides, Pesticides, PCBs, perchlorate and/or aurally-deposited lead, depending on the depth, location, and contaminants of concern. Aurally-deposited lead samples will be collected from unpaved sampling locations only. Up to 307 primary samples will be collected. QA/QC samples will include field duplicates, collected at a rate of 1 duplicate per 10 primary samples. Field equipment blanks will also be collected at a rate of 1 blank per day of sampling. Sampling locations will be surveyed using a hand-held GPS receiver so that the coordinates may be accurately mapped. Investigation-derived waste will be placed in drums and contained for proper offsite-disposal.

HDR will prepare a PSI Report summarizing the field activities, providing the laboratory analytical data, discussing the results, and providing recommendations, as necessary. Aurally deposited lead survey data will be analyzed for their 95% UCL concentrations using ProUCL, per Caltrans requirements.

All work will be conducted by or under the direct supervision of a California licensed Professional Geologist with expertise in site characterization and environmental remediation.

1.2 Schedule

- Draft Work Plan and Health and Safety Plan submittal approximately 5 weeks after NTP.
- Submittal of Draft Work Plan and HASP to Caltrans D8 after reviews and revisions are completed.
- Allow approximately 2-4 weeks for Caltrans review.
- Submit final Work Plan after responding to Caltrans comments and await final approval to proceed.
- Sampling work can begin approximately 3 weeks after final approval of the Work Plan, and the duration will be approximately 2 weeks.
- All laboratory data will be received by 3 weeks after the completion of field sampling.
- Draft PSI Report submittal approximately 4 weeks after receipt of all laboratory data.
- Final PSI Report submittal approximately 2 weeks after receipt of all comments.

1.3 Task Deliverables

- PSI Work Plan (draft and final)
- Health and Safety Plan (draft and final)

- PSI Report (draft and final)

1.4 Assumptions

- The Work Plan, Health and Safety Plan, and PSI Report will require review and approval from Caltrans District 8. Up to two (2) revisions and re-submittals are assumed for each deliverable to obtain Caltrans approval.
- The fee estimate includes up to the 60 borings and 280 samples listed in Table 1. Additional sampling and analysis will be on a time and materials basis.
- One conference call meeting with Caltrans, lasting 1 hour each, is included for each of the three deliverables – 3 calls total.
- No traffic control will be necessary, as all drilling and sampling locations will be located outside of public rights-of-way.
- Rights of entry to all properties will be negotiated and provided by the client.
- We assume that the City's rights-of-entry agreements to the parcels to perform this work includes permission to stage drums of waste pending analytical results and disposal.
- Scope assumes that up one railroad flagger/inspector will be required on site for up to three days. Railroad fees will not exceed \$17,000.
- No work will be conducted inside buildings, and all sampling locations will be accessible to a truck-mounted Geoprobe rig.
- Groundwater sampling is not included because the depth to groundwater exceeds 100 feet bgs in the Project area.
- Soil vapor sampling is not included because the proposed Project does not include enclosed habitable structures.
- The estimate provided does not include any post-report and construction services.

Table 1. Proposed Boring Locations and Analysis Plan
Full Take Parcels

APN Address	Type of Acquisition	Historical Uses*	ISA Status / Comments	Proposed PSI Explorations
210-190-013 2665 3rd Street	Full	Industrial and warehouse uses by various occupants (at least 1930-present). Of note, occupants have included Hunter Engineering Company, a metal processing equipment manufacturer (1945-1955), Bridgeport Brass Plant (1960), Reds Precision Welding (1981), and L R Miller Company (an automotive company (1981, 1986).	Due to long-term historical industrial use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include volatile organic compounds (VOCs), total petroleum hydrocarbons (TPH), and metals.	1 bore: 30 ft bgs, samples at 0, 2.5, 5, 10, 20, 30 1 bore: 20 ft bgs, samples at 0, 2.5, 5, 10, 20 3 bores: 5 ft bgs, samples at 0, 2.5, 5 Analytes: VOCs & TPH – all samples Metals – 0, 2.5, 5 ft samples
210-190-023 2675 3rd Street	Full	The property is associated with a larger facility that included the address of 2665 3rd Street. Industrial and warehouse uses by various occupants (at least 1930-present). Of note, occupants have included cabinetry and upholstery shops, King Singletary Industrial Rentals, and L R Miller Company. King Singletary was reported as an automobile repair shop with drum storage on the western portion and areas of oil staining. In 1989, shallow soil samples were collected up to 3 feet bgs and analyzed for VOCs, polychlorinated biphenyls (PCBs) and total recoverable petroleum hydrocarbons (TRPH). TRPH was detected in 1-foot and 3-foot samples up to 2,100 parts per million (ppm).	Due to long-term historical industrial use of the property, the potential exists for subsurface contamination to be present from undocumented releases. King Singletary had a reported auto repair shop and drum storage on the western portion of the property. Shallow soil samples (up to 3 feet bgs) collected in oil-stained areas in 1989 had detectable concentrations of TRPH. Closed Leaking Underground Storage Tank (LUST) case for King Singletary as of December 1989. The case involved gasoline-impacted soil discovered during removal of a 7,000-gallon gasoline underground storage tank (UST). Contaminated soil was excavated with minimal residual concentrations remaining. Suspected contaminants of concern include VOCs, TPH and metals.	5 bores: 30 ft bgs, samples at 0, 2.5, 5, 10, 20, 30 1 bore: 20 ft bgs, samples at 0, 5, 10, 20 1 bore: 10 ft bgs, samples at 0, 2.5, 5, 10 2 bores: 5 ft bgs, samples at 0, 2.5, 5 Analytes: VOCs & TPH – all samples Metals – 0, 2.5, 5 ft samples plus 10 and 20 ft samples from 20 ft bore

APN Address	Type of Acquisition	Historical Uses*	ISA Status / Comments	Proposed PSI Explorations
211-021-001 3057 4th Street 3069 4th Street 2660 3rd Street 2698 3rd Street	Full	Small box storage building and shed (1908); citrus packing facilities (1936-1969); various industrial/warehouse occupants (1977-present).	Due to long-term historical industrial use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, and metals. Property is part of a larger Brownfields site.	4 bores: 30 ft bgs, samples at 0, 2.5, 5, 10, 20, 30 2 bores: 10 ft bgs, samples at 0, 2.5, 5, 10 Analytes: VOCs & TPH – all samples Metals – 0, 2.5, 5 ft samples
211-021-024 N/A	Full	Former railroad corridor between at least 1908 and 2012.	Potential impacts to shallow soil from long-term historical railroad use. Suspected contaminants include VOCs, TPH, metals, PCBs, and pesticide/herbicides.	2 bores: 30 ft bgs, samples at 0, 2.5, 5, 10, 20, 30 1 bore: 10 ft bgs, samples at 0, 2.5, 5, 10 Analytes: VOCs & TPH – all samples Metals, PCBs, Pesticides/Herbicides – 0, 2.5, 5 ft samples
211-021-028 3345 Commerce Street	Full	Inter Ocean Cold Storage (1888-1891); fruit packing and shipping houses (1895-1969). Railroad tracks were present on the property. Buildings were demolished by 1975, but the property appeared to remain in use for outdoor storage.	Due to long-term historical industrial use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, metals, and PCBs.	2 bores: 30 ft bgs, samples at 0, 1.5, 3, 5, 10, 20, 30 1 bore: 10 ft bgs, samples at 0, 1.5, 3, 5, 10 Analytes: VOCs & TPH – all samples Metals, PCBs – 0, 1.5, 3, 5 ft samples
211-022-026 N/A	Full	Former railroad corridor between at least 1908 and 2012.	Potential impacts to shallow soil from long-term historical railroad use. Suspected contaminants include VOCs, TPH, metals, PCBs, and pesticides/herbicides.	3 bores: 5 ft bgs, samples at 0, 1.5, 3, 5 Analytes: VOCs & TPH – all samples Metals, PCBs, Pesticides/Herbicides – 0, 1.5, 3, 5 ft samples
211-022-031 3465 Commerce Street 3467 Commerce Street 3120 5th Street	Full	Orchards (1888-1895); Railroad grounds with railroad spurs (1895); Fertilizer storage building (1908); Ammonia storage (1950-1965); Vacant (1968-present), although railroad spurs remained.	Due to long-term historical industrial and railroad use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, metals, PCBs, and pesticides/herbicides.	3 bores: 5 ft bgs, samples at 0, 1.5, 3, 5 Analytes: VOCs & TPH – all samples Metals, PCBs, Pesticides/Herbicides – 0, 1.5, 3, 5 ft samples

Partial Take Parcels

APN	Type of Acquisition	Historical Uses*	ISA Status / Comments	Proposed PSI Explorations
210-190-016 2509 3rd Street	Partial	Hardwood floor company (1930-1981); Richgrove Company, fresh produce wholesaler (2014-2017); Blue Banner Company, Inc. (Blue Banner), citrus processing plant (current occupant).	No known hazardous waste concerns noted.	No recommendations at this time.
210-190-021 N/A	Partial	Railroad corridor since at least 1908.	Potential impacts to shallow soil from long-term historical railroad use. Suspected contaminants include VOCs, TPH, metals, PCBs, and pesticides/herbicides.	1 bore: 20 ft bgs, samples at 0, 1.5, 3, 5, 10, 20, 30 Analytes: VOCs & TPH – all samples Metals, PCBs, Pesticides/Herbicides – 0, 1.5, 3, 5 ft samples
211-021-003 2580 3rd Street 2582 3rd Street 2584 3rd Street	Partial, TCE	Residential (1950); Smith Grubbs Company Plastics Division (1966), Les Trucking Company (1977, 1981), Evans Fix All Company (1990-2002), and A&A Smog (2004-2014). The property was a paved parking lot by 2012.	Due to long-term historical industrial use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, and metals. Property is part of a larger Brownfields site.	1 bore: 10 ft bgs, samples at 0, 2.5, 5, 10 Analytes: VOCs & TPH – all samples Metals – 0, 2.5, 5 ft samples
211-021-004 2560 3rd Street 2570 3rd Street	Partial, TCE	Gas pump sales and service (1950-2001); Joyce Coricelli Bikers Zone (2004). Paved parking lot (2014-present).	Due to long-term historical industrial use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, and metals. Property is part of a larger Brownfields site. Historical USTs, disposition of USTs is not known. The property is also listed as a US Brownfields site.	Geophysical survey; eventual removal of UST if found; over-excavation and confirmation sampling as required 1 bore: 10 ft bgs, samples at 0, 2.5, 5, 10 Analytes: VOCs & TPH – all samples Metals – 0, 2.5, 5 ft samples
211-021-005	Partial, TCE	Residential (1950-1989); Parking lot (2002-present).	Property is part of a larger Brownfields site. Suspected contaminants include VOCs, TPH, and metals.	1 bore: 10 ft bgs, samples at 0, 2.5, 5, 10 Analytes: VOCs & TPH – all samples Metals – 0, 2.5, 5 ft samples

APN	Type of Acquisition	Historical Uses*	ISA Status / Comments	Proposed PSI Explorations
211-021-022 2544 3rd Street	Partial	Residential (1931-1949); Parking lot (1953); Vacant (1959-1978); various commercial and office facilities (1990-present). Historical gasoline station (1989-1990).	No evidence of releases reported at this property. Shallow soil samples collected and analyzed for VOCs, TRPH and PCBs in oil-stained areas on southwest portion of property did not reveal evidence of contamination.	No recommendations at this time.
211-021-023 2618 3rd Street 2620 3rd Street 2622 3rd Street 3009 4th Street 3021 4th Street 3033 4th Street	Partial, TCE	Lemon curing and fertilizer storage (1908); Riverside Fertilizer Works and Hansen & Gully Lumber Company Yard (1945-1981). Property redeveloped with the existing building, which was occupied by City of Riverside (1980-1986); Pure Gro Company, Crop Production Services, and Western Farm Services (1986-2017); and All Access Services, an equipment rental facility (2018-present).	Due to long-term historical industrial use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Property is part of a larger Brownfields site. Riverside Fertilizer Works listed as an inactive Department of Toxic Substances Control (DTSC) EnviroStor site. Perchlorate was reported as a potential contaminant of concern. However, no assessments were reported to have been performed. Suspected contaminants include VOCs, TPH, perchlorate, and metals.	2 bores: 20 ft bgs, samples at 0, 1.5, 3, 5, 10, 20 3 bores: 10 ft bgs, samples at 0, 2.5, 5, 10 Analytes: VOCs, TPH, perchlorate – all samples Metals – 0, 2.5, 5 ft samples
211-021-027 2530 3rd Street	Partial, TCE	Sheet metal works and body/paint shop (1950-1955); Various commercial/office facilities (1966-2009). Current occupant is not known.	Property has been used for commercial/office use since 1966. Shallow soil sampling performed in 1990 in areas of oil staining did not indicate the presence of contamination.	No recommendations at this time.
213-060-016 N/A	Partial	Riverside Irrigation Canal No. 1 alignment just north of 3rd Street, since at least 1908 surrounded by railroad tracks	Potential for shallow soil contamination associated with adjacent railroad. Suspected contaminants include VOCs, TPH, metals, PCBs, and pesticides/herbicides.	1 bore: 10 ft bgs, samples at 0, 2.5, 5, 10 Analytes: VOCs, TPH – all samples Metals, PCBs, Pesticides/Herbicides – 0, 2.5, 5 ft samples

APN	Type of Acquisition	Historical Uses*	ISA Status / Comments	Proposed PSI Explorations
213-142-015 3310 Vine Street (Former 3312 Vine Street)	Partial, TCE	Railroad tracks (1908); Building for vehicles (1950-1965); fruit packing house box storage building (1950-1965, unoccupied in at least 1968, 1969; but building remained until 1989). Smart and Final (1994-present).	Due to long-term industrial and railroad use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, and metals. Property was part of the Royal Citrus Company at 3312 Vine Street. Five USTs were removed in 1992 on northern portion of this property. Impacted soil was excavated, bioremediated, and spread throughout property prior to redevelopment as a Smart and Final.	3 bores: 20 ft bgs, samples at 0, 1.5, 3, 5, 10, 20 1 bore: 10 ft bgs, samples at 0, 1.5, 3, 5, 10 1 bore: 5 ft bgs, samples at 0, 1.5, 3, 5 Analytes: VOCs, TPH – all samples Metals – 0, 1.5, 3, 5 ft samples
213-142-021 N/A	Partial	Riverside Irrigation Canal No. 1 alignment, just south of 3rd Street, west of the Burlington Northern Santa Fe (BNSF) railroad tracks. The canal has been present since at least 1908 surrounded by railroad tracks.	Potential for shallow soil contamination associated with adjacent railroad. Suspected contaminants include VOCs, TPH, metals, PCBs, and pesticides/herbicides.	1 bore: 20 ft bgs, samples at 0, 1.5, 3, 5, 10, 20 Analytes: VOCs, TPH – all samples Metals, PCBs, Pesticides/Herbicides – 0, 1.5, 3, 5 ft samples
213-142-023 N/A	Partial	Railroad corridor since at least 1908.	Potential impacts to shallow soil from long-term historical railroad use. Suspected contaminants include VOCs, TPH, metals, PCBs, and pesticides/herbicides.	2 bores: 20 ft bgs, samples at 0, 1.5, 3, 5, 10, 20 Analytes: VOCs, TPH – all samples Metals, PCBs, Pesticides/Herbicides – 0, 1.5, 3, 5 ft samples

TCE only Parcels

APN	Type of Acquisition	Historical Uses*	ISA Status / Comments	Proposed PSI Explorations
210-190-020 2601 3rd Street 2609 3rd Street	TCE	Citron storage/curing building and preparing/boiler room (1908); Cresmer Manufacturing Company (1950-early 1960s); Blue Banner Company (1968-present).	Due to long-term industrial use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, and metals. Closed LUST case as of October 1996. The case involved gasoline-impacted soil discovered during removal of and UST in 1996.	1 bore: 10 ft bgs, samples at 0, 2.5, 5, 10 Analytes: VOCs, TPH – all samples Metals – 0, 2.5, 5 ft samples
210-190-014 Not applicable (N/A)	TCE	Railroad corridor between at least 1908 and 2012.	Potential impacts to shallow soil from long-term historical railroad use. Suspected contaminants include VOCs, TPH, metals, PCBs, and pesticides/herbicides.	1 bore: 10 ft bgs, samples at 0, 1.5, 3, 5, 10 Analytes: VOCs, TPH – all samples Metals – 0, 1.5, 3, 5 ft samples
213-060-026 3111 3rd Street	TCE	Railroad tracks (1908 – 2002); Outdoor storage (2002-2017); Packing house self-storage (2018-present).	Due to long-term railroad and outdoor storage use, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, metals, PCBs, and pesticides/herbicides.	3 bores: 10 ft bgs, samples at 0, 2.5, 5, 10 Analytes: VOCs, TPH – all samples Metals – 0, 2.5, 5 ft samples
213-060-027 3280 Vine Street	TCE	Building present (1931); Krinard Packing Company (1936-1939); Zilen Citrus Company (1950-1955); Montgomery Ward (1957-1965); and various other commercial tenants (1966-present).	Due to long-term historical industrial use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, metals, and PCBs.	2 bores: 5 ft bgs, samples at 0, 2.5, 5 Analytes: VOCs, TPH – all samples Metals, PCBs – 0, 2.5, 5 ft samples

APN	Type of Acquisition	Historical Uses*	ISA Status / Comments	Proposed PSI Explorations
213-142-028 3350 Vine Street; (Former 3312 Vine Street)	TCE	Railroad mainline tracks passed through this property since at least 1908. Building for vehicles, citrus packing houses, and lumber company (1950-1965). The packing houses were vacant, and Hammond Lumber Company was replaced by West Coast Steel Products Company (1968). The buildings remained on the property until at least 1989. Vacant and graded (1994); Office Max (1999-present).	Due to long-term industrial and railroad use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, metals, PCBs, and pesticides/herbicides. Property was part of the Royal Citrus Company at 3312 Vine Street. Five USTs were removed in 1992 near the southeast corner of Vine Street and 3rd Street (see 3310 Vine Street). Impacted soil was excavated, bioremediated, and spread throughout property prior to redevelopment.	No recommendations at this time.
213-142-030 3480 Vine Street	TCE	Orchards (1888-1895). Hammond Lumber Company (1908-1965); West Coast Steel Products (1968, 1969); Vacant (1994-2002); Office building (2006-present).	Due to long-term industrial use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, metals, and PCBs.	No recommendations at this time.
213-212-015 3550 Vine Street	TCE	Orchards (1888-1895). Hammond Lumber Company (1908-1965); West Coast Steel Products (1968, 1969); Vacant (1994-2002); Office building (2006-present).	Due to long-term industrial use of the property, the potential exists for subsurface contamination to be present from undocumented releases. Suspected contaminants include VOCs, TPH, metals, and PCBs.	3 bores: 5 ft bgs, samples at 0, 1.5, 3, 5 Analytes: VOCs, TPH – all samples Metals, PCBs – 0, 1.5, 3, 5 ft samples

EXHIBIT B-1
COMPENSATION

City of Riverside - 3rd Street Proposal

HDR	Hourly Rate	\$ 254.91	\$ 194.39	\$ 93.82	\$ 141.29	\$ 178.44	\$ 168.02	\$ 105.21	\$ 304.75	\$ 142.25	TOTAL LABOR HOURS	TOTAL LABOR DOLLARS	Total HDR ODC	Other Direct Cost							Subconsultants			TOTAL COST		
														Mileage	Sampling Equipment	Travel	Permits	Waste Disposal	Atmosphere Environment (air)	Change Cost Analytical (Lab)	Atlas (Geophysics)	Railroad Fees				
Task	Description	Project Manager	Task Lead - Civil Engineer	Staff Geologist	Project Geologist	Senior Geologist	CADD	Technical Estor	CM/DC	Project Coordinator																
Task 1	Preliminary Site Investigation																									
1.1	Preliminary Site Investigation	12	24	160	200	207	35	12	35	18	645	\$102,730.81	\$14,620.00	\$ 1,690.00	\$ 3,000.00	\$ 4,000.00	\$ 4,840.00	\$ 1,090.00	\$48,800.00	\$111,600.00	\$12,100.00	\$17,000.00	\$306,850.81	\$0.00		
	TOTAL LABOR	12	24	160	200	207	35	12	35	18	645	\$102,730.81	\$14,620.00	\$ 1,690.00	\$ 3,000.00	\$ 4,000.00	\$ 4,840.00	\$ 1,090.00	\$48,800.00	\$111,600.00	\$12,100.00	\$17,000.00	\$306,850.81	\$0.00		
	TOTAL DOLLAR	\$ 3,058.92	\$ 4,665.39	\$ 9,382.03	\$ 28,257.79	\$ 36,523.84	\$ 6,048.84	\$ 1,262.53	\$ 10,571.04	\$ 2,560.42		\$ 102,730.81	\$14,620.00	\$ 1,690.00	\$ 3,000.00	\$ 4,000.00	\$ 4,840.00	\$ 1,090.00	\$48,800.00	\$111,600.00	\$12,100.00	\$17,000.00	\$306,850.81	\$0.00		
	Other Direct Costs																									
	TOTAL LABOR	0	0	0	0	0	0	0	0	0	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	
	TOTAL DOLLAR	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
	TOTAL LABOR	12	24	160	200	207	35	12	35	18	645	\$102,730.81	\$14,620.00	\$ 1,690.00	\$ 3,000.00	\$ 4,000.00	\$ 4,840.00	\$ 1,090.00	\$48,800.00	\$111,600.00	\$12,100.00	\$17,000.00	\$306,850.81	\$0.00		
	TOTAL DOLLAR	\$ 3,058.92	\$ 4,665.39	\$ 9,382.03	\$ 28,257.79	\$ 36,523.84	\$ 6,048.84	\$ 1,262.53	\$ 10,571.04	\$ 2,560.42		\$ 102,730.81	\$14,620.00	\$ 1,690.00	\$ 3,000.00	\$ 4,000.00	\$ 4,840.00	\$ 1,090.00	\$48,800.00	\$111,600.00	\$12,100.00	\$17,000.00	\$306,850.81	\$0.00		