

**A RESOLUTION OF THE TOWNSHIP COUNCIL OF NORTH BRUNSWICK  
AUTHORIZING A CHANGE IN SCOPE TO  
THE PROFESSIONAL SERVICE AGREEMENT WITH CME ASSOCIATES  
APPOINTED AS THE 2021 TOWNSHIP CONSULTING ENGINEERING FIRM TO  
INCLUDE SURVEY, DESIGN, PLANS, SPECIFICATION, PERMIT APPLICATION AND  
BID PHASE SERVICES FOR THE 2022 ROAD IMPROVEMENT PROGRAM**

**WHEREAS**, in January of 2021, pursuant to Resolution 10-1.21, CME Associates, of 3141 Bordentown Avenue, Parlin, NJ 08959, was authorized to provide engineering consulting services for calendar year 2021, as awarded under a fair and open contract process, pursuant to the provisions of N.J.S.A. 19:44A-20.1 et seq.; and

**WHEREAS**, CME Associates current agreement includes the following:

- General engineering services in an amount not-to-exceed \$100,000.00,
- Amendment 1 → Professional services associated with the Mile Run Interceptor Rehabilitation Project in the amount of \$143,434.00,
- Amendment 2 → Construction phase services associated with the Livingston Avenue Sewer Line Replacement Project with an estimated cost not-to-exceed \$216,000.00,
- Amendment 3 → Water Infrastructure Needs Survey in the amount of \$4,925.00,
- Amendment 4 → Alternatives Analysis for the Water Treatment Plant Process in the amount of \$14,952.00,
- Amendment 5 → Construction Phase Services for the 2021 Road Program with an estimated cost not-to-exceed \$374,170.00,
- Amendment 6 → Construction Phase Services associated with the Livingston Avenue Water Line Replacement Project with an estimated cost not-to-exceed \$439,671.00,
- Amendment 7 → General engineering services with an estimated cost not-to-exceed \$50,000.00,
- Amendment 8 → Construction Phase Services associated with the Mile Run Interceptor Rehabilitation Project with an estimated cost not-to-exceed \$178,980.00; and
- Amendment 9 → Stormwater analysis of the intersection of Nassau Street and Remsen Avenue with an estimated cost not-to-exceed \$20,762.00, and a revised contract authorization amount of \$1,542,894.00.

**WHEREAS**, the Department of Community Development is responsible for construction and improvements of various municipal streets, roads and curbing that make up the “Road Improvement Program”; and

**WHEREAS**, municipal officials for the Department, have requested CME Associates to provide a proposal for services relating to the 2022 Road Improvements Program; and

**WHEREAS**, CME Associates submitted a proposal dated December 8, 2021 for services requested in the amount of \$636,039.00, to be paid upon submission of monthly invoices, for with the following scope of work:

- |   |                        |                     |
|---|------------------------|---------------------|
| <b>Phase I</b>  | <b>Lump Sum Fee of</b> | <b>\$500,228.00</b> |
| <b>Phase IA Cedar Drainage</b>  |                        | <b>\$ 50,315.00</b> |
| <br>  |                        |                     |
| <b>Phase II</b>   | <b>Lump Sum Fee of</b> | <b>\$ 75,636.00</b> |
| Permits, Funding Agency Coordination and<br>Limited Right of Way/Easement Acquisitions<br>Soil Erosion and Sediment Control<br>NJDOT/NJDEP Funding Coordination |                        |                     |
| <br>  |                        |                     |
| <b>Phase III</b>  | <b>Lump Sum Fee of</b> | <b>\$ 9,860.00</b>  |
| Bid Services  |                        |                     |

**BE IT FURTHER RESOLVED** notice of this action shall be published in the Home News & Tribune as required by law within 10 (ten) days after its passage

**CERTIFICATION**

I, Cavel Gallimore, Chief Financial Officer of the Township of North Brunswick, hereby certify that funds in the following account totaling \$636,039.00 are available under Contract PRO21059:

- \$585,724.00 are available in the FY2021 Capital 20-17 account C-04-55-C20-210-902
- \$ 50,315.00 are available in the FY2021 Sewer Capital 20-08 account C-08-55-C20-200-901

\_\_\_\_\_  
Cavel Gallimore  
Chief Financial Officer

\_\_\_\_\_  
Michael C. Hritz  
Director of Community Development

\_\_\_\_\_  
Justine Progebin  
Business Administrator

\_\_\_\_\_  
Ronald Gordon, Esq.  
Township Attorney  
Approved as to legal form

**RECORDED VOTE:**

COUNCIL MEMBER	YES	NO	ABSTAIN	NOTES
MEHTA				
LOPEZ				
GUADAGNINO				
ANDREWS				
DAVIS				
SOCIO				
MAYOR WOMACK				

I hereby certify that the above Resolution was duly adopted by the Township Council of the Township of North Brunswick, County of Middlesex, at its meeting held on December 13, 2021.

\_\_\_\_\_  
Lisa Russo  
Township Clerk

JOHN H. ALLGAIR, PE, PP, LS (1983-2001)  
DAVID J. SAMUEL, PE, PP, CME  
JOHN J. STEFANI, PE, LS, PP, CME  
JAY B. CORNELL, PE, PP, CME  
MICHAEL J. McCLELLAND, PE, PP, CME  
GREGORY R. VALES, PE, PP, CME



TIM W. GILLEN, PE, PP, CME (1991-2019)  
BRUCE M. KOCH, PE, PP, CME  
LOUIS J. PLOSKONKA, PE, CME  
TREVOR J. TAYLOR, PE, PP, CME  
BEHRAM TURAN, PE, LSRP  
LAURA J. NEUMANN, PE, PP  
DOUGLAS ROHMEYER, PE, CFM, CME  
ROBERT J. RUSSO, PE, PP, CME  
JOHN J. HESS, PE, PP, CME

December 8, 2021

Mr. Michael Hritz  
Director of Community Development  
Township of North Brunswick  
710 Hermann Road  
North Brunswick, NJ 08902

**Re: Proposal for Professional Services for the  
2022 Road Improvement Program  
Our File No.: PNO00656.02**

Dear Mr. Hritz:

Thank you for considering our Firm for the above referenced work and allowing us to submit this proposal for Professional Services associated with improvements to Antonio Avenue, Corporate Road, Evelyn Avenue, Hartland Commons (Phase 3), Hickory Lane, Hidden Lake Drive, How Lane, Huron Road, La Rose Avenue (Phase 2), Princess Drive / Regal Court, Riverbend Drive, Todd Circle, and Washington Place. It is understood that the storm drainage improvements along Cedar Avenue and Elmwood Avenue are also to be included in the 2022 Road Improvement Program.

#### INTRODUCTION

We have reviewed the scope of services for the Project, and we have visited the roadways in order to familiarize ourselves with the project limits.

We understand that the scope of the proposed improvements generally consists of the improvements to the above listed roadways including asphalt pavement milling and/or roadway excavation, the installation and/or removal and replacement of concrete curb, sidewalks and driveway aprons where necessary, furnishing and installation of stone subbase, dense graded aggregate base course, hot mix asphalt base course, hot mix asphalt surface course, storm drainage improvements, traffic striping and signage, maintenance and protection of traffic during the improvements, and associated work. Based upon the information provided by the Township the scope also includes water main replacement on Hidden Lake Drive and Washington Place, as well as sanitary sewer replacement on How Lane.

The total construction cost for this Project has been preliminarily estimated at \$7,920,350.00, which is dependent on the actual magnitude of improvements deemed necessary during the design phase. Please find below an itemized breakdown of the estimated construction cost:



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• 2022 Roadway Improvements (Non-funded roads)	\$3,965,000.00
• Evelyn Avenue (FY 2021 Municipal Aid)	\$859,000.00
• Corporate Road (FY 2021 Local Freight)	\$385,000.00
• Huron Road (FY 2022 Municipal Aid)	\$685,000.00
• 2022 Water Improvements	\$792,350.00
• 2022 Sanitary Sewer Improvements (How Lane)	\$194,000.00
• Cedar Ave./Elmwood Ave. Drainage Improvements	\$1,040,000.00

Our proposal has considered the elements of the work outlined at our previous meetings, and our Firm has the capabilities of providing the necessary Land Surveying and Engineering Services associated with the Project.

It should be noted that Huron Road is anticipated to be bid under the 2023 Road Improvement Program. Accordingly, fees associated with the permitting, funding agency coordination, and bid phase services of Huron Road are excluded from this proposal.

#### SURVEY, BASE MAPPING, DESIGN, PERMITTING AND BIDDING PHASE FOR THE 2022 ROAD IMPROVEMENT PROGRAM

We anticipate that the Professional Services associated with the 2022 Road Improvement Program will consist of the necessary Topographic and Right-of-Way Survey, Base Mapping, Design, Permitting and Plan and Specification Preparation Services for the following:

- Reconstruction of Antonio Avenue for the entire length;
- Drainage Improvements and associated roadway reconstruction of Cedar Avenue (Hermann Road to Elmwood Place) and Elmwood Place (Cedar Avenue to Willow Avenue);
- Resurfacing and partial reconstruction of Corporate Road for the entire length;
- Reconstruction of Evelyn Avenue for the entire length;
- Resurfacing and partial reconstruction of Hartland Commons from Aaron Road to Hadleigh Lane;
- Resurfacing and partial reconstruction of Hickory Lane for the entire length;
- Resurfacing and partial reconstruction of Hidden Lake Drive from NJ Route 27 to Nathan Drive;
- Resurfacing and partial reconstruction of Huron Road from Axel Avenue to Jersey Avenue (NJ Route 91);
- Resurfacing and partial reconstruction of La Rose Avenue from NJ Route 27 to Iris Street;
- Resurfacing and partial reconstruction of Princess Drive from Cozzens Lane to a branch of Six Mile Run;
- Resurfacing and partial reconstruction of Regal Court for the entire length;



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- Resurfacing and partial reconstruction of Riverbend Drive for the entire length;
- Resurfacing and partial reconstruction of Todd Circle for the entire length;
- Resurfacing and partial reconstruction of Washington Place from 100' east of US Route 130 to 155' West of Miriam Drive; and
- Sanitary sewer improvements of How Lane from the existing pump station to approximately 435' to the south.

Additionally, we anticipate providing individual curb ramp details for proposed curb ramps throughout the project limits. Curb ramp details will be prepared at a suitable scale to provide ADA conforming curb ramps.

Based on the Township's existing "Pavement Management System", it should be noted that the following construction items are anticipated for the respective street classification:

- a) Reconstruction: Removal of the existing roadway, curb, sidewalk and driveway aprons and replacement of same and drainage improvements.
- b) Resurfacing and partial reconstruction: Mill and overlay of the entire roadway. Where necessary, areas of curb replacement, sidewalk and driveway apron restoration, base repair, and minor drainage improvements will be included.
- c) Mill and overlay: Mill and overlay of the entire roadway. Where necessary, spot curb replacement. No drainage improvements are anticipated.

## PHASE I DESIGN

### TASK 1 - SURVEY AND BASE MAPPING

- A. Establish a balanced control survey, traverse line with recoverable ties. Basis of the horizontal and vertical control will be the New Jersey State Plane Coordinate System, NAD 1983 U.S. Survey Foot, and National American Vertical Datum of 1988, respectively. Permanent points (Capped Rebar, PK Nails, etc.) will be set along the control line. A minimum of four (4) horizontal and vertical control points will be established along the project limits. GPS methodology will be used to establish horizontal and vertical control.
- B. Preparation of a Topographic Plan showing natural and manmade features, including: existing above and, where possible, underground utilities, survey baseline (traverse line), spot elevations and contours at an interval of 1.00-foot within and adjacent to the project limits only. Topographic Plan will be compiled from field locations and edits.



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Plan will be drafted at a scale of 1" = 30'. The bandwidth shall not exceed 10-feet beyond the right-of-way line, if accessible.

- C. As-builts of existing utilities will be prepared, if and where necessary, to support the design process.
- D. The Base Map is being prepared to facilitate the design process and shall be incorporated into the design set; a separate map of the surveying scope shall not be prepared in hard copy.
- E. Boundary Surveys required for the establishment or re-establishment of Right-of-Way, municipal, or property lines are excluded under this Proposal.
- F. Post construction record drawings are excluded under this Proposal.
- G. Traffic protection/control, if required, will be requested from the Township.

#### TASK 2 – DESIGN OF IMPROVEMENTS/PLAN AND SPECIFICATION PREPARATION

With regard to the Design Phase for the Project, we anticipate meeting with Representatives of the Township prior to commencing the design phase in order to review the project schedule and other preliminary issues. All roads will be prepared in Plan and Profile format. Specifications will be based on the latest NJDOT Standard Specifications for Road and Bridge Construction.

It should be noted that the anticipated disturbance area of Evelyn Avenue will exceed one (1) acre. Accordingly, per the Township's Stormwater Control Ordinance and NJDEP regulations, Evelyn Avenue will be categorized as a major development and will require stormwater management measures in order to address stormwater quantity reductions.

It is anticipated that groundwater recharge will not be required since the site is situated within a previously developed portion of a Metropolitan Planning Area (PA-1). The site is also situated on Hydrologic Soil Group 'C' and 'D' soils, which are not favorable soil types for infiltration. In addition, stormwater runoff quality treatment is not anticipated since the project will not increase motor vehicle surface by a ¼ acre.

The anticipated scope for stormwater management on Evelyn Avenue generally consists of a stormwater runoff analysis and, if necessary, the evaluation of subsurface storage as means of stormwater attenuation. If it is determined that stormwater attenuation is not



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feasible for the site, an alternatives analysis will be prepared for NJDEP review and approval under the Freshwater Wetland Statewide General Permit Application.

It should be noted that our scope of services does not include the design of the abandonment of the existing storm sewer system between Cedar Avenue and Elmwood Avenue through Block 212, Lot Nos. 5,7,8,9, and 10.

In addition to the Pre-design Meeting, we anticipate meeting with Representatives of the Township when the Plans are 75% complete. The Plans will be revised to comply with Township comments, and Preliminary Cost Estimates will be submitted for Township review at the 75% complete meeting.

#### PHASE I COST PROPOSAL

Accordingly, based upon the above outlined Scope of Services, we find that the necessary Surveying, Base Map Preparation, Design, Plan and Specification Preparation Services can be provided for the lump sum fee indicated below based upon the following breakdown:

Task 1 – Surveying and Base Map Preparation	\$138,369.00
Task 2 – Design, Plans and Specifications	<u>\$361,859.00</u>
<b>Phase I Subtotal</b>	<b>\$500,228.00</b>
<b>Phase IA: Cedar Avenue Drainage Improvements</b>	
Task 1 – Surveying and Base Map Preparation	\$5,804.00
Task 2 – Design, Plans and Specifications	<u>\$44,511.00</u>
<b>Phase IA Subtotal</b>	<b>* \$50,315.00</b>

*\* It is anticipated that the proposed improvements on Cedar Avenue will be permitted and bid with the 2022 Road Improvement Program. Accordingly, costs associated with separate permitting and bid phase services are not included in the subtotal for Cedar Avenue Drainage Improvements. Should separate permitting and/or bid phase services for the Cedar Avenue Drainage Improvements become necessary, we will perform said services based upon our hourly rates subject to authorization from the Township.*



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## PHASE II PERMIT AND LIMITED RIGHT OF WAY/EASEMENT ACQUISITIONS

Concerning the Permit Acquisition Phase of the Project, we anticipate submitting a complete application for each of the permits outlined below, and our Scope of Services will include one (1) plan revision to comply with review agency comments. In addition, we will submit the required application fees, and we understand the Township will reimburse these expenses to CME separate from this Contract.

### TASK 1 - SOIL EROSION AND SEDIMENT CONTROL PLAN CERTIFICATION

We anticipate submitting the required applications for Soil Erosion and Sediment Control Plan Certification to the Freehold Soil Conservation District and RFA (Request for Authorization to discharge stormwater from a construction site) to the New Jersey Department of Environmental Protection as necessary, in accordance with the above Scope of Services.

### TASK 2 – NJDOT PERMITS

We anticipate obtaining the required Highway Occupancy Permits from the New Jersey Department of Transportation in accordance with the above Scope of Services. At this time, we anticipate the preparation of four (4) Highway Occupancy Permit application for the following intersection:

- Corporate Road & Jersey Avenue (NJ Route 91)
- Evelyn Avenue & NJ Route 27
- La Rose Avenue & NJ Route 27
- Todd Circle & NJ Route 27

We anticipate obtaining the required Utility Opening Permits from the New Jersey Department of Transportation in accordance with the above Scope of Services. At this time, we anticipate the preparation of two (2) Utility Opening Permit applications for the following intersections:

- Hidden Lake Drive & NJ Route 27 (Water)
- Washington Place & US Route 130 (Water)





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### TASK 3 – NJDEP PERMITS

We anticipate submitting the required applications to NJDEP for roadway widening within wetlands or vegetated transition areas in conjunction with the proposed improvements on Evelyn Avenue. At this time, we anticipate that a Freshwater Wetland Statewide General Permit No. 10 will be required from the NJDEP for the proposed roadway reconstruction/widening

We anticipate obtaining a Treatment Works Approval (TWA) from the Bureau of Construction and Connection Permits of the New Jersey Department of Environmental Protection for the replacement of the existing sanitary sewer main on How Lane, if required, in accordance with the above Scope of Services.

We anticipate obtaining approval from the Bureau of Water System Engineering (BWSE) of the New Jersey Department of Environmental Protection for the replacement of the existing water mains, if required, in accordance with the above Scope of Services.

### TASK 4 – FUNDING AGENCY COORDINATION

As you know, this Project is partially funded by two (2) separate grants through the New Jersey Department of Transportation Trust Fund:

- Corporate Road – FY 2021 Local Freight Impact Fund (\$365,000.00)
- Evelyn Avenue – FY2021 Municipal Aid (\$566,900.00)

We anticipate submitting final plans, specifications, construction cost estimates and design certifications and design exceptions in accordance with NJDOT State Aid guidelines for approval prior to bidding the Project.

### TASK 5 - LIMITED RIGHT OF WAY/EASEMENT ACQUISITIONS

During the Design Phase of the Project limited Right of Way/Easement acquisitions may be deemed necessary to accommodate the proposed roadway design improvements and/or drainage improvements. For the purpose of this Proposal we have anticipated a maximum of four (4) Right of Way/Easement acquisitions.



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**PHASE II COST PROPOSAL**

Accordingly, based upon the above outlined Scope of Services, we find that the necessary Permit Application and Plan Preparation Services associated with the above Phase II tasks can be provided for the lump sum fee indicated below based upon the following breakdown:

Task 1 – Soil Erosion and Sediment Control Plan Certification	\$4,768.00
Task 2 – NJDOT Permits	\$12,090.00
Task 3 – NJDEP Permits	\$44,494.00
Task 4 – Funding Agency Coordination	\$8,812.00
Task 5 – Limited Right of Way/Easement Acquisitions	<u>\$5,472.00</u>

**Phase II Subtotal** **\$75,636.00**

**PHASE III BID PHASE SERVICES**

We anticipate that Bid Phase Services will generally include the furnishing of 20 sets of Plans and Specifications prior to Advertisement for Bids, coordination with prospective Bidders during the Bid Period, issuance of any Addenda required, attendance at the Bid Opening, and the preparation of a Report recommending Award of the Project.

**PHASE III COST PROPOSAL**

Accordingly, based upon the above outlined Scope of Services, we find that the necessary Bid Phase Services can be provided for the lump sum fee indicated below based upon the following breakdown:

**Phase III Subtotal** **\$9,860.00**

**Phase I, II & III Total** ..... **\$585,724.00**

**Phase 1A (Cedar Ave. Drainage) Total**..... **\$50,315.00**



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## SCHEDULE

Based upon the above Scope of Services and an authorization for design on December 13, 2021, we estimate the schedule for the Project to be as follows:

Complete Survey and Base Mapping	Wednesday	Feb. 16, 2022
NJDOT Local Aid Submission (Corporate Road)	Friday	Feb. 25, 2022
Preliminary Design Plans & Specifications	Friday	Mar. 18, 2022
NJDOT Local Aid Review Period (30 Days)	Friday	Mar. 25, 2022
Township Review	Friday	Mar. 25, 2022
Final Design	Friday	Apr. 1, 2022
Authorization to Advertise for Bids	Monday	Apr. 4, 2022
Advertise for Bids	Thursday	Apr. 7, 2022
Receive Bids	Thursday	Apr. 28, 2022*
Award	Monday	May 9, 2022

*\* It is anticipated that the proposed improvements on Evelyn Avenue will be bid under a separate Project on a future date due to time constraints on anticipated NJDEP permitting.*

## SUMMARY

Our hourly rates shall be firm until January 1, 2022 after which they may be subject to re-negotiation. Invoices shall be paid within 30 days of presentation of same. In accordance with State requirements our Affirmative Action Statement and Business Registration Certificate are currently on file with the Township.

Our contract documents will include wording that requires the Contractor to be responsible for all applicable OSHA and other regulatory agency requirements, as well as safety, construction means and methods, and the usual other requirements that are normally included in our Standard Specifications.

Our Proposal does not include subsurface investigations or the preparation of permits other than those listed that may be required for the proposed Project. Only limited Right of Way / Easement acquisitions are included in this Proposal, if required, for minor improvements outside of the public Right-of-Way.



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Our services do not include downstream storm sewer capacity analyses, offsite stability analyses, or the evaluation of the condition of the existing sanitary sewer, storm drainage and/or water systems within the project area or for the design of new facilities unless indicated in this Scope of Services. Should it be determined that the same is necessary; we will perform said services based upon our hourly rates subject to authorization from the Township.

Should you have any questions regarding this matter, do not hesitate to contact this office.

Very truly yours,

CME ASSOCIATES

Michael J. McClelland, PE  
*Township Engineer*

MM:LP:GO:pb

Enclosures

cc: Justine Progebin, Business Administrator