



ADDITIONAL SERVICE REQUEST FOR PROFESSIONAL SERVICES

Revised January 13, 2026

Revised December 9, 2025

Revised October 6, 2025

Revised September 30, 2025

Revised September 17, 2025

Revised September 11, 2025

Revised September 5, 2025

August 28, 2025

City of Hallandale Beach
400 South Federal Highway
Hallandale Beach, FL 33009

Attn: Marc Gambrill | City Engineer

VIA EMAIL: MGambrill@hallandalebeachfl.gov

**RE: City of Hallandale Beach
EV Bus Charging Stations – Standalone Phase 1 CDs
Located at 630 NW 2nd Street, Hallandale Beach, FL, 33009
SMA #2022-184 AS03**

Dear Marc,

We appreciate your selection of SMA as your trusted advisor for this project. The existing Construction Documents for the above referenced project encompass both site and building construction components. This letter serves as a formal proposal for additional services to provide Architectural and Engineering (A/E) services for the preparation of a standalone Phase I Site Construction Document package, distinct and separate from the current set.

In accordance with your instructions, SMA shall remove the building and all associated work from the existing project scope either by removing it from the documents or by identifying it as future work that is shown for reference and coordination only. SMA shall deliver a revised set of Construction Documents exclusively addressing site-related work for permitting and construction purposes.

During the Value Engineering workshops the following items were discussed to be eliminated from the project:

1. Eliminate from the project, all solar panels and all related components installed atop all canopies, including mounting hardware, electrical wiring, inverters, disconnect switches, and any associated conduit or support structures required for their operation and integration into the site's electrical system.
2. Remove the large aluminum canopy identified as Canopy #1 from the project, including the complete aluminum framing, roofing materials, fastening systems, and all associated structural components, as well as the removal of the aluminum canopy concrete foundations, footings, and anchorage elements that support the canopy. Add the installation of foundations and anchor bolts for the



proposed alternate Canopy #1 to be installed in the future. Canopy design and connections to be coordinated with the City.

3. Remove the West aluminum canopy known as Canopy #2 from the project, comprising the aluminum framework, roofing materials, fasteners, and related structural elements. This includes removal of the aluminum canopy concrete foundations, footings, and any anchoring systems necessary for canopy stability and structural integrity. Add the installation of foundations and anchor bolts for the proposed alternate Canopy #2 to be installed in the future. Canopy design and connections to be coordinated with the City.
4. Remove from the project, all concrete elevated slabs, access ramps, stairs, handrails, guardrails, and any other associated site improvements located at Canopies #1 and #2.
Reduce the area of the currently proposed elevated slab so that the new proposed alternate Canopy #1 and Canopy #2 width can be reduced from approx. 42ft to approx. 24 ft in width. Add D Curb and Slab on grade with thickened edges where all concrete elevated slabs were removed and raised platforms at locations of EV charging equipment.
5. Modify the layout of the 2-inch and 4-inch empty conduits installed for future electric vehicle (EV) charging stations, including all related trenching, conduit runs, pull boxes, junctions, and termination points. This includes disconnection from any electrical infrastructure and removal of associated excavation backfill and surface restoration.
6. Remove the standby generator rated at 900KW from the project, including all supporting equipment and feeders, such as fuel lines, electrical feeders, switchgear connections, control wiring, concrete pads or mounting systems and any associated site improvements related to their installation and operation. Provide empty conduits for the future installation of the 900KW generator. Keep generator rated 250KW but modify layout of panels and conduits.
7. Remove the gravity retaining walls located in areas where equipment is being removed on the south side of the site from the project, including complete removal of concrete or masonry walls, foundations, drainage provisions, backfill, and any structural supports directly associated with these walls.
8. Remove all repair work planned for the existing west masonry perimeter wall from the project, including removal of patching, reinforcement, coatings, or restoration materials applied to the wall, and return the affected wall surfaces to their original or agreed-upon condition.
9. Remove the concrete pavement driveways and parking areas from the project and replace with asphalt pavement, throughout the designated site areas including the bus wash area. A new bus wash area is no longer proposed and additional parking spaces will be designed in its place. This includes demolition and removal of concrete slabs, preparation of subgrade and base layers, asphalt paving installation, compaction, and final surface treatments to meet specified performance standards.
10. Reduce the prescribed height of the project's trees from approximately 15 feet to 10 feet.
11. Update Surface water permit and associated permits to reflect any changes.
12. Provide updated OPC for revised work scope.

The value engineering items identified above are independent of this additional service fee proposal and are being provided by the design team at no additional cost to the Owner. These value engineering items will be included in the standalone Phase I Site Construction Document package.

I. SCOPE OF WORK:

1. The drawing set shall be revised to include only site-related construction and shall be designated as the Phase I Site Construction Documents.
2. All drawings shall be amended to refer to the proposed building as the "Future Building Under Separate Permit." The drawings shall depict the edge of pavement surrounding the future building location and the area shall be raised to the elevation required by the future building and it will remain as compacted fill ready for the construction of the structure.
3. The Grading and Drainage Plan shall be revised to ensure positive drainage is provided for the grass area at the future building pad.
4. Underground site utility conduits intended for the future building shall be shown as to be installed during the site construction phase.



5. The Phase I Site Construction Documents shall be resubmitted for review and approval by the City of Hallandale Beach, its contractor, and Broward County permitting agencies. The design team shall respond to all review comments from local agencies and to Requests for Information (RFIs) from the contractor as required.
6. Computer-Aided Design (CAD) of the construction documents will be submitted to Public Works. CAD and GIS-Shape files (Buildings Footprint as closed polygon with important attributes - utilities, pipes-lines, and structures-points with important attributes; all to be georeferenced, engineering units – Coordinates assigned NAD83 USA Florida East, Survey Foot)
7. Geographic Information System (GIS) files, of the updated staking point table and staking plan as applicable, shall be submitted to the City.
8. Coordination and Design a Soil Management plan as described in the attached proposal from TYLin.

II. FEES:

Saltz Michelson Architects and our design consultants will complete the additional scope of services for an hourly not to exceed sum of \$79,495.56 fee breakdown by discipline is as follows:

Discipline	Consultant	Fee
Architecture	Saltz Michelson Architects, Inc	\$ 16,970.00
Civil Engineer and Site Electrical	Burns & McDonnell Engineering Co.	\$ 25,185.56
Building Electrical	Bildworx	\$ 4,200.00
Landscape Architecture	Thomas White - ASLA	\$ 2,000.00
Environmental Engineering	TYLin	\$ 31,140.00
Hourly Not to Exceed Total:		\$ 79,495.56

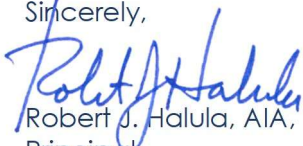
The hourly rates for each consultant are listed below.

III. SCHEDULE:

We are requesting five weeks from the time the Notice To Proceed is received to complete this work.

Marc, we welcome the opportunity of assisting you in this project. If you have any questions with regards to the above information, please do not hesitate to contact our offices

Sincerely,



Robert J. Halula, AIA, LEED AP
Principal

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SALTZ MICHELSON ARCHITECTS 2022 HOURLY RATE SCHEDULE

Principal	\$ 325.00
Designer	\$ 195.00
Senior Project Designer	\$ 185.00
Senior Project Manager I	\$ 185.00
Director of Interiors	\$ 165.00
Project Manager	\$ 165.00
BIM Manager	\$ 155.00
Assistant Project Manager	\$ 150.00
Project Specialist III	\$ 145.00
Project Designer	\$ 140.00
Project Specialist II	\$ 140.00
Project Specialist I	\$ 125.00
Administrative Assistant	\$ 95.00



*BURNS AND
MCDONNELL
HOURLY RATE
SCHEDULE*

Project Manager	\$ 280.52
Civil Engineer Sr.	\$ 270.62
Civil Engineer Mid	\$ 184.72
Civil Engineer Jr	\$ 140.81
Structural Engineer Sr	\$ 243.84
Structural Engineer Mid	\$ 185.65
Structural Engineer Jr	\$ 145.00
Electrical Engineer Sr	\$ 271.65
Electrical Engineer Mid	\$ 207.69
Electrical Engineer Jr	\$ 164.26
Designer/CAD Sr	\$ 218.89
Designer/CAD Jr	\$ 145.95
Administrative Assistant	\$ 115.01

