June 15, 2012

Re: Pedestrian Safety Study and Conceptual Design Phase Services  
FIU-Sweetwater University City  
SW 109th Avenue and US41 Safe At-Grade Crossing Improvement Project

RRAC University Apartments LLC:

T.Y. Lin International is pleased to provide you with this proposal for Professional Engineering Services in support of the FIU-Sweetwater safe at-grade crossing at the intersection of SW 109th Avenue and US41 as part of the TIGER funded University City project. TYLI is proposing to provide as described in exhibit “A” of this proposal.

We appreciate the opportunity to assist in this exciting and ambitious project and look forward to working side by side with you and your staff to achieve the goal of an FIU-Sweetwater alliance to develop the University City vision.

Sincerely,

Francisco J. Alonso, P.E.
Project Manager
EXHIBIT “A”

“SCOPE OF WORK”

1. DESCRIPTION OF THE PROJECT

Florida International University has decided to apply for over $20 million in infrastructure improvements under the “Transportation Investment Generating Economic Recovery,” or TIGER Discretionary Grant Program as offered by the U.S. Department of Transportation for FY 2012. The overall project will include the design and construction of the following key component:

- Safe At-Grade Crossing Improvements at the intersection of SW 109th Avenue and U.S. 41 (SW 8th Street) through the use of and extended median on the east side of the intersection with a pedestrian refuge, new extra-wide highly visible crosswalk on the east and west sides of the intersection, possible lane width reduction, new landscape and hardscape improvements in extended median, new pedestrian detectors and countdown assemblies. All improvements are meant to encourage large-scale walking behaviors.

- In order to accommodate a new crosswalk on the east side of the intersection, pedestrian access along the east side of SW 109th Avenue over the existing canal will be required. This proposal assumes that a new pedestrian bridge will be proposed as a replacement and in the image of the existing historic bridge for the purposes of transporting pedestrians over the canal and providing access to the new crosswalk as defined above.

T.Y. Lin International (TYLI) will provide the professional engineering services required to complete the conceptual stage and final design stages of these components. These items are described below in further detail.

2. SCOPE OF WORK TO BE PERFORMED BY TYLI

TYLI will prepare a pedestrian safety study and conceptual design documents for the project as described in section 1. The general scope disciplines that will be included in the provided professional services will include:

2.1 Pedestrian Safety Study Phase

- Review and quantify projected pedestrian traffic as a result of the new student development in the City of Sweetwater
• Analyze best practices to provide the safest at-grade crossing possible across US 41 incorporating elements described in section 1.

2.2 Conceptual Design Phase

• TYLI will prepare conceptual design drawings for use in preliminary project stakeholder meetings and preliminary permitting. Drawings will be prepared to an conceptual level of approximately 15% construction drawings.

• Conceptual design drawings will include the following components:
  o Conceptual Typical Sections
  o Conceptual Project Layout
  o Conceptual Landscape/Hardscape Plans
  o Conceptual Landscape/Hardscape Details
  o Conceptual Bridge Layout
  o Conceptual Bridge Sections and Elevations
  o Preliminary Structural Details if needed
  o Preliminary Lighting Details if needed

• Stakeholder Meeting with entities and agencies including FIU, City of Sweetwater, FDOT, MDT, SFWMD, PERA (DERM), MDCPW, FDEP.

• Preparation of Exhibits for stakeholder meetings

• Stakeholder Comment implementation

• Preliminary Permitting Assistance including the submittal of preliminary permit coordination with FDOT, SFWMD, MDCPW, PERA (DERM), and FDEP.

• Engineer’s Estimate of Probable Construction Costs

3. ITEMS NOT INCLUDED

• Community involvement or outreach services
• NEPA compliance services
• Traffic Engineering Consultation or studies of any kind beyond what is described in section 2.
• Environmental Consulting Services or studies of any kind.
• Civil Engineering services beyond what is specifically described in section 2
• Architectural or Structural beyond what is specifically described in section 2
4. SUB-CONSULTANTS
No Sub-Consultants will assist in the performance of these phases.

5. INFORMATION TO BE PROVIDED TO TYLI/HJR
- Stakeholder Review Comments
- Available existing utility information from the City of Sweetwater

6. BILLING SCHEDULE
The proposed Lump Sum Fees for Basic Professional Services are **$8,000 per month for 6 months for a total fee of 48,000.00.** Additional Services, if required, will be negotiated.

7. SCHEDULE OF SERVICES
The work will commence upon receipt of an executed Purchase Order or signed contract. The preliminary schedule for completion of each of the deliverables for each phase will be as follows:

<table>
<thead>
<tr>
<th>DELIVERABLE</th>
<th>COMPLETION SCHEDULE</th>
</tr>
</thead>
<tbody>
<tr>
<td>Preliminary Pedestrian Safety Study</td>
<td>6 weeks</td>
</tr>
<tr>
<td>Stakeholder Review and Meetings Time</td>
<td>2 weeks</td>
</tr>
<tr>
<td>Final Pedestrian Safety Study</td>
<td>4 weeks</td>
</tr>
<tr>
<td>Stakeholder Review and Meetings Time</td>
<td>2 weeks</td>
</tr>
<tr>
<td>Conceptual Design Draft Documents</td>
<td>4 weeks</td>
</tr>
<tr>
<td>Stakeholder Review and Meetings Time</td>
<td>2 weeks</td>
</tr>
<tr>
<td>Conceptual Design Final Documents</td>
<td>4 weeks</td>
</tr>
<tr>
<td>Total Estimated Project Schedule</td>
<td>24 weeks</td>
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It should be noted that the execution of this agreement is subject to a successful meeting with the FDOT regarding the concepts of this project on June 26, 2012 in sole discretion of RRAC University Apartments LLC.

Approved: RRAC University Apartments, LLC

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