



Attachment A

Terms and Conditions

Reimbursable expenses will be billed at 1.1 times cost and include reproduction cost, GIS Data, rezoning fees and travel.

Our invoices are billed monthly on an hourly basis or as a percentage complete for the fixed fee rate as described herein. Invoices are due within 30 days of receipt. A late payment will be assessed at one and one-half (1.5%) per month. Payment not received within 120 days will result in a lien.

Upon completion we will provide complete architectural services for 6% net architectural services dependent on the size and complexity of the project.

Proposed Net Fees

Net fees include work performed by Sizemore group under current scope and within our area of expertise as Architects, Planners and Project Mangers.

Additional Services in scope of work as needed:

- Civil engineering
- Market Analysis
- Landscape Architecture
- Detailed programing and pricing
- Legal Counsel
- Traffic Engineering
- Detailed Costing Services
- Sustainable certifications
- Accounting
- Additional Character Sketches and scope changes out of sequence
- FF&E
- Detailed Interior Design
- Land Survey
- Environmental testing and surveys
- Building Engineers
- Specialty Consultants
 - Kitchen
 - Acoustic
 - Audio Visual
 - Lighting
 - FF&E
- Detailed models, renderings or animation
- Additional client/stakeholder meetings beyond 9 meetings identified above
- Time spent on rezoning beyond December 2016

