

**Mayor Tracey Furman**

**Council Member Darin Bartram  
Council Member Nate Engle**



**Council Member Conor Crimmins  
Council Member Ann Lichter**

Released: January 8, 2024

**Wednesday, January 10, 2024  
Town Council Meeting – Closed Session, 6:00 pm**

**CALL TO ORDER**

**THE MAYOR AND TOWN COUNCIL**

**1. Closed Session:**

- a. Motion to call for a Closed Session pursuant to State Government Article §3-305(b)(3), "Closed Session", to consider the acquisition of real property for a public purpose and matters directly related to the acquisition; and to consult with counsel to obtain legal advice pursuant to Article §3-305(b)(7).

- *No Action will be taken on items to be discussed during the Closed Session with the Town Attorney.*

**ii. Legal Advice:**

- Lease Agreement with 10509 Summit Avenue Ventures, LLC

**iii. Land Acquisition:**

- 10415 Montgomery Avenue

**ADJOURNMENT**

**Wednesday, January 10, 2024  
Town Council Meeting – Public Session, 7:00 pm**

The Town Council Meeting will be held via the Zoom Video Conferencing application only.

The Council Meeting will begin at 7:00 pm. For those wishing to access the meeting through Zoom, please use the following Zoom Video Conferencing link:

<https://us02web.zoom.us/j/86053062173?pwd=OEdPYVpYc29JR050eGVHdkx2R05nUT09>

**Meeting ID: 860 5306 2173**

**Password: 466960**

**Town of Kensington 3710 Mitchell Street Kensington, MD 20895  
Phone 301.949.2424 Fax 301.949.4925  
www.tok.md.gov**

Or you may join the meeting by calling: +1 301 715 8592 US (Washington D.C) and entering the Meeting ID and Password above.

### **CALL TO ORDER**

### **MOMENT OF SILENCE**

### **APPROVAL OF MINUTES**

Town Council Meeting Minutes of November 8, 2023  
Special Town Council Meeting Minutes of November 20, 2023  
Closed Session - Town Council Meeting Minutes of December 13, 2023  
Public Session – Town Council Meeting Minutes of December 13, 2023

### **THE MAYOR AND TOWN COUNCIL**

- 1. The Town of Kensington strongly condemns attacks on our local religious institutions:**
  - a. Acknowledge the Mayor and Council's statement following the vandalization of Temple Emanuel's sign featuring the Star of David and support for Israel.
- 2. Sign Review Board Variance (10800 Connecticut Avenue):**
  - a. Discuss providing comment to the Sign Review Board (Montgomery County) for the three Sign Variances requested by Equality Builders at 10800 Connecticut Avenue.
- 3. PBAS Working Group – Tactical Urbanism Presentation:**
  - a. Presentation by the PBAS Working Group about Tactical Urbanism, which is a set of ideas, methods, and tools that help city governments and community groups work to build safer, happier, and more connected neighborhoods. These goals are achieved by installing short-term, low-cost pilot projects to test out long-term, permanent improvements to the built environment.

### **THE TOWN MANAGER AND STAFF**

#### **Updates:**

- a. Town Bridge Project
- b. Community Forum on proposed CIP Infrastructure projects.

### **ORDINANCES, RESOLUTIONS, AND REGULATIONS**

*(Ordinances, resolutions, and regulations to be introduced or adopted following appropriate procedures required by the Town Code; or resolutions that may require discussion by the Mayor and Council prior to approval)*

- 1. Resolution No. R-01-2024** - A Resolution of the Mayor and Council of the Town of Kensington Authorizing a Contract Agreement with AB Consultants, Inc., to conduct a Storm Drain Survey to identify the location of inlets and invert elevations within the C-line storm drain network, specific to the scope of work identified within EXHIBIT A.
  - 2. Will require approval by an extra-majority vote of the Town Council (waiving advertising procedure).*

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### **PUBLIC APPEARANCES**

*(The public is invited to speak on any subject that is not a topic on tonight's agenda)*

### **ADJOURNMENT**

*(The Mayor and Council may move to close the meeting and may move to reopen the meeting)*

THE NEXT SCHEDULED MEETING(S) OF THE MAYOR AND TOWN COUNCIL WILL BE HELD:

***Council Meeting: Wednesday, February 14, 2024, 7:00 pm***

**Mayor Tracey Furman**

**Council Member Darin Bartram  
Council Member Nate Engle**



**Council Member Conor Crimmins  
Council Member Ann Lichter**

## **Town of Kensington Strongly Condemns Attacks on our local Religious Institutions**

Dear Kensington Community:

Temple Emanuel's sign featuring the Star of David and support for Israel was vandalized over the weekend. The Montgomery County Police Department (MCPD) has classified this as a hate crime. The Town of Kensington strongly condemns attacks on our local religious institutions, including antisemitic attacks that are meant to intimidate and alienate Jewish members of our community.

The [Maryland State Police](#) and the [Montgomery County Police](#) reported an alarming rise in hate and bias incidents in 2022, and that trend has accelerated since October 7, 2023. In Montgomery County, over 90% of incidents motivated by bias towards religion were considered anti-Jewish – despite Jewish persons making up only 10% of the county's population. At a time when many are feeling anguish over the war in Gaza and Israel, we must not allow anti-Jew, or anti-Muslim, bias and hate incidents to become normalized. We call on our community to denounce acts of hate that seek to divide us.

Almost a year ago we held a community training event at the Kensington Town Hall with the Anti-Defamation League (ADL) and the Montgomery County Police Department (MCPD). At this event, participants learned that when such incidents occur, it is important to immediately report them to the police so that they can collect evidence and begin investigations. Specifically, we were advised:

- If you see something, say something. Always call 911 if you witness a bias or hate incident. Even if you are not sure something you see merits reporting (graffiti for example), it is best to contact the police so that they can make a determination how to proceed. You never know when a small piece of information could prove valuable to an investigation. You should also report bias and hate incidents to the ADL using their [online reporting tool](#).
- Be a good witness. If you do witness a potential bias incident or hate crime occurring, in addition to calling 911, do what you can to capture details that will be helpful to law enforcement (e.g., time of day, location, make and model of car and license plate numbers, etc.). If you have a home or business security camera that could have captured relevant video footage, contact the police.
- If you have any information regarding this latest incident at Temple Emanuel, please contact the Montgomery County Police Crime Solvers TIPS line at 1-866-411-TIPS (8477).

At the training event, we also discussed how we can work together to deter such hateful acts.

We learned that it is important to confront hate and bias incidents early, otherwise they can escalate into more harmful behavior including physical attacks.

Here are some of the ideas and resources that were shared by participants.

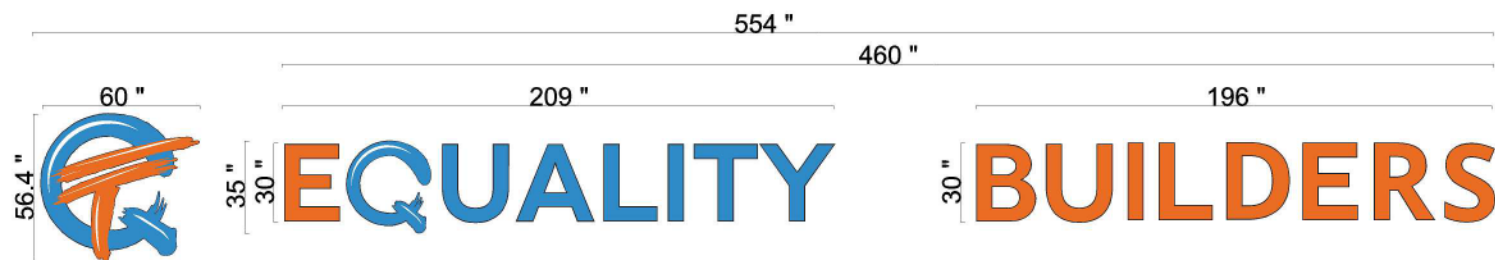
**Town of Kensington 3710 Mitchell Street Kensington, MD 20895  
Phone 301.949.2424 Fax 301.949.4925  
[www.tok.md.gov](http://www.tok.md.gov)**



- Talk with your kids, family members, and others about bias and hate and how it hurts all of us. We need to confront bias in early stages so it doesn't escalate into more harmful activity. And, as much as possible, have these conversations in real life, not back and forth online. You can find resources online at [ADL.org](https://www.adl.org), [Not in Our Town.org](https://www.notinourtown.org). Specifically, you might find the following guides helpful:
- [Empowering Young People in the Aftermath of Hate](#): An “evergreen” resource for when issues of bias or hate occur. There is suggested language for families and educators based on the grade level of the child.
- [Anti-Muslim Bias and Acting As An Ally](#): This resource explains how to recognize and confront bias and how you can increase understanding and show support for Muslim people.
- [Antisemitism Today](#): This Table Talk is designed for families to discuss current information about the state of antisemitism in the U.S. today.

We must remain vigilant and committed to creating a community that welcomes and supports all people. We ask neighbors to have the courage to talk to each other. Please check in with people in our community who may be feeling isolated or unsafe because of the rise in hate incidents and harmful rhetoric. Continue to build relationships and show up for community events. Our visible strength and connections can help to deter those who seek to divide us.

Mayor Furman and the Kensington Town Council



**Sign 1 - 216.98 sq ft**

**(1) Set of Front Lit Channel Letters**

**Material:** Aluminum

**Faces:** Translucent White Acrylic

**Graphics:** Laminated Print Vinyl

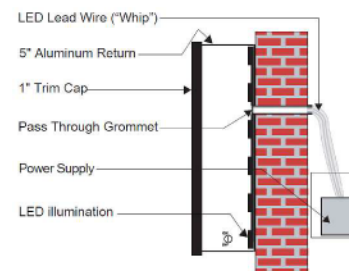
**Mounting:** Stud Mount to Facade

**Returns:** Black

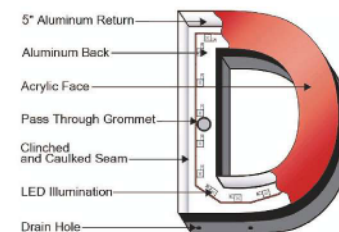
**Trim Caps:** Black



**Night View**



**Channel Letter Side View**



**Channel Letter Front View**



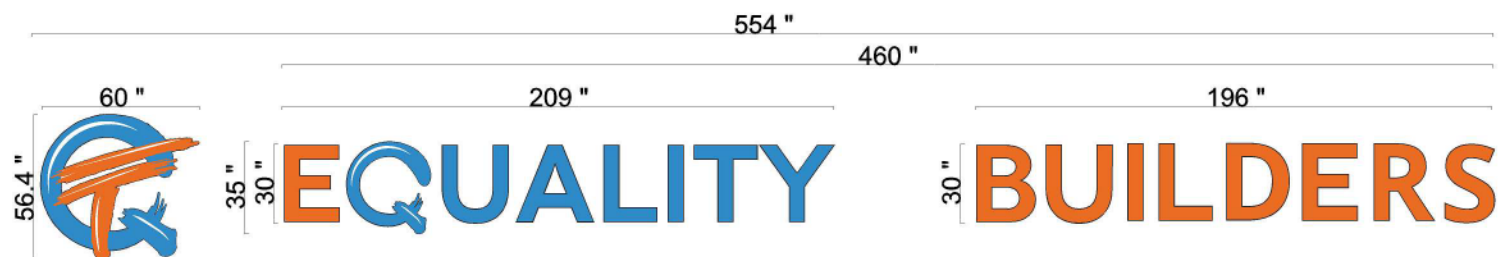
**142 ft wide storefront**

**As Installed**

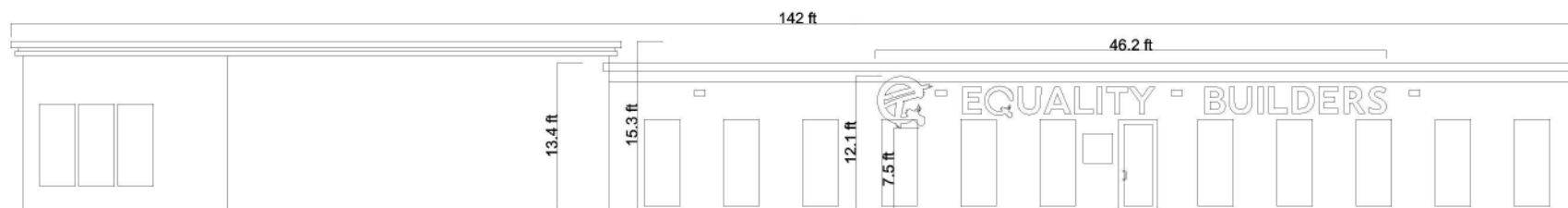




10800 Connecticut Ave, Kensington, MD



**Sign 1 - 216.98 sq ft**



**Sign 1 | Scale: 1/16" = 1'**



**(1) Set of Front Lit Channel Letters**

**Material:** Aluminum

**Faces:** Translucent White Acrylic

**Graphics:** Laminated Print Vinyl

**Mounting:** Stud Mount to Facade

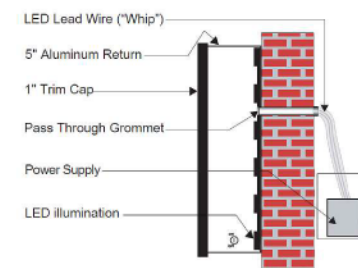
**Returns:** Black

**Trim Caps:** Black

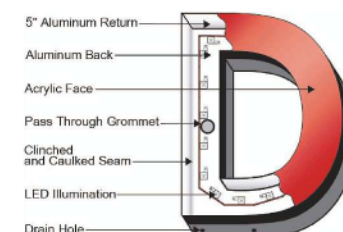


10800 Connecticut Ave, Kensington, MD

Night View



Channel Letter Side View



Channel Letter Front View

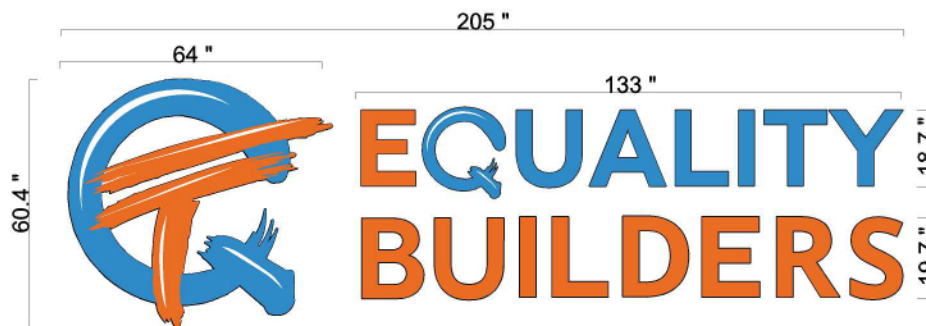


As Installed

74.5' wide facade length across



10800 Connecticut Ave, Kensington, MD



Sign 2 - 85.99 sq ft

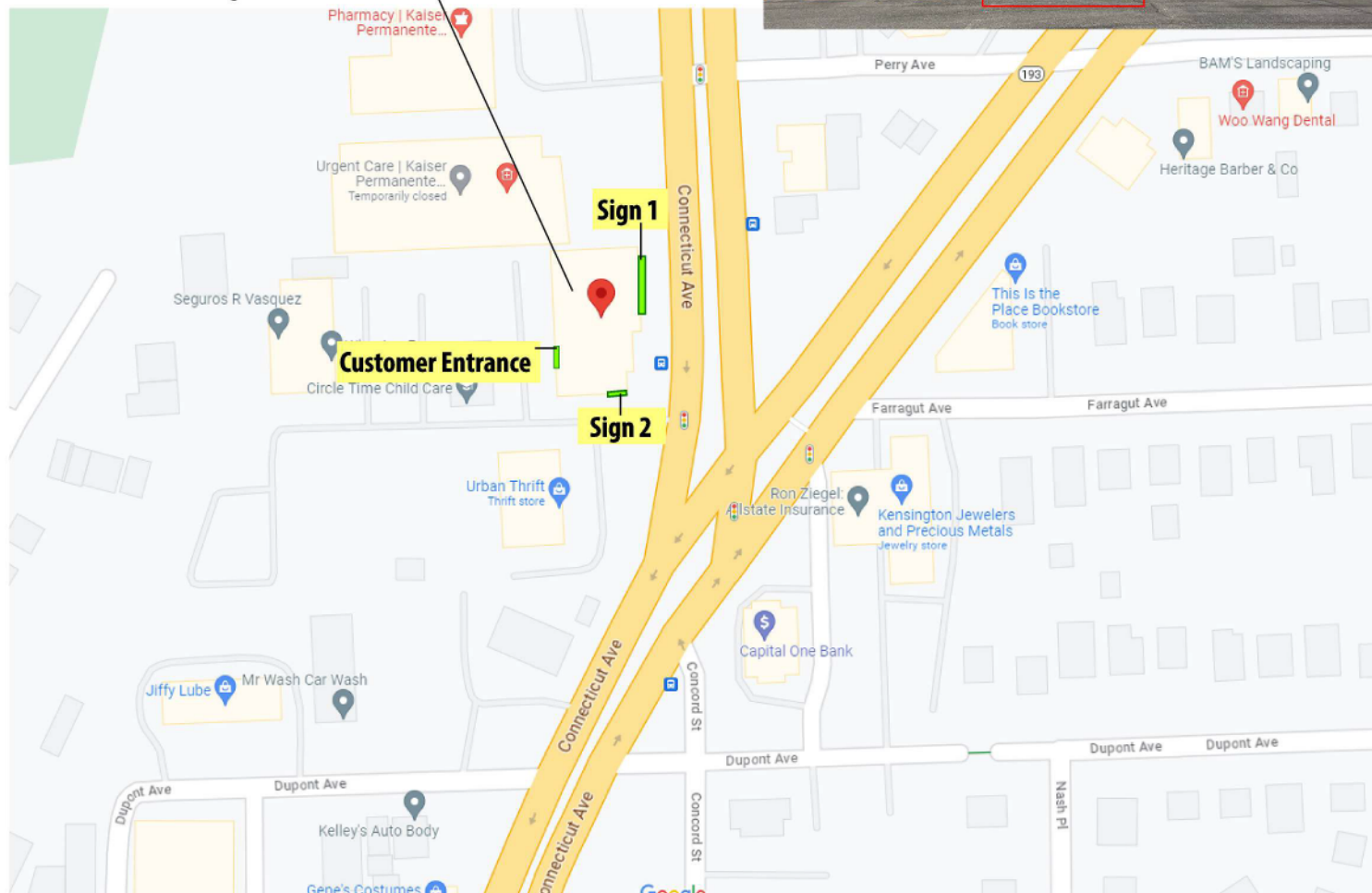


Sign 2 | Scale: 1/8" = 1'

**Customer Entrance**



10800 Connecticut Ave, Kensington, MD





# Pedestrian and Bicycling Access and Safety Working Group



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## Public Art and Tactical Urbanism Concept Preview

# Agenda

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- Why Tactical Urbanism
- Public Art and Tactical Urbanism
- Candidate Sites
- Next Steps





# Why Tactical Urbanism?

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Tactical Urbanism refers to a city, organizational, and/or citizen-led approach to neighborhood building using **short-term, low-cost, and scalable interventions to catalyze long-term change**. Tactical Urbanism projects **promote safety** for pedestrians and bicyclists, **help communities reimagine** and transform **public spaces, and foster connection between residents and their community**.

Tactical Urbanism projects can help **inspire and inform decisions on more long term and permanent infrastructure improvements**. While meant to be cost-saving and short term, studying the results of tactical urbanism projects can provide valuable data on how to further improve a community's infrastructure.

# Why Tactical Urbanism?

- **Safety**

- Projects can help increase visibility of pedestrian and bicycle paths
- Projects can alter driver behaviors, such as reducing speed and increasing vehicle turning radius

- **Reclaiming Spaces**

- Projects can transform underutilized public spaces to provide new value to the community
- Projects can bring public spaces to life with artwork

- **Fostering Community**

- Projects can grow a community's connection with its infrastructure through collaboration on projects
- Projects can create popular public areas that bond community members



# Why Tactical Urbanism?

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**Studies show that implementing street art yields:**

**25%**

Decrease in driver-pedestrian conflicts

**27%**

Increase in drivers yielding to pedestrians

**50%**

Decrease in car crashes involving pedestrians or cyclists

<https://www.bloomberg.org/blog/new-study-shows-streets-are-safer-with-asphalt-art/>

# Public Art and Tactical Urbanism: A Natural Fit for Kensington

Nearly 2 dozen commissions works of art in public places throughout Town. Murals and carvings are located in parks and on buildings large and small. Tactical Urbanism art installations will add to the existing and vibrant art scene that is Kensington.



Tactical Urbanism employs many art techniques

# Tactical Urbanism Tools

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- Barrier Elements

- Flex posts
- Cones
- Concrete Barriers
- Planters
- Parking Blocks

- Landscaping Elements:

- Trees, plants
- Astro turf, sod
- Street furniture

- Signage:

- Information signs
- Traffic signs
- Path Signs

- Surface Treatments:

- Traffic Tape
- Spray chalk
- Stencils (Homemade/official)
- Preformed thermoplastic
- Paint:
  - corn starch
  - Temera
  - Acrylic asphalt
- Pigment polymer cement
- Street bond pavement coating
- Epoxy Gravel

# Site Safety Objectives

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## **Reducing time in active roads:**

- Shortened crosswalk distances
- Refuge islands

## **Slowing traffic:**

- Raised crosswalks
- Narrow roads
- Streetscapes
- Speed limits
- Speed enforcement

## **Increasing visibility:**

- Increased signage
- New crosswalks
- Reflective markers
- Added light fixtures

## **Protection for pedestrians and bicyclists:**

- Separated bike lanes and sidewalks
- Physical barriers to protect separation
- Bump outs



# A Public Art and Tactical Urbanism Pilot Project

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- **Site Selection Process:**
  - PBAS identified 8 potential sites from our Walkability Audit for consideration
  - 3 sites selected as finalists based on potential impact
- **Key Project Components:**
  - Ability to address existing safety shortfall
  - Community engagement and contribution
  - Opportunity to add Art to the Community

# Site Option 1

## Calvert Pl and Kensington Pkwy

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**Problem Statement:** The wide angle of the turn from southbound Kensington Parkway going onto Calvert Place results in cars speeding

**Opportunity:** Slow the traffic turning on to Calvert Place and force better awareness onto drivers



# Site Option 1

## Calvert Pl and Kensington Pkwy

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Example of this technique

**Recommendation:** Use public art to reclaim part of Calvert Place and change the turn radius. This results in:

- Drivers being required to slow down to make the turn on to Calvert Pl
- Drivers are now more aware of their surroundings while making the turn
- The reclaimed area is now safer for pedestrians

# Site Option 1

## Calvert Pl and Kensington Pkwy



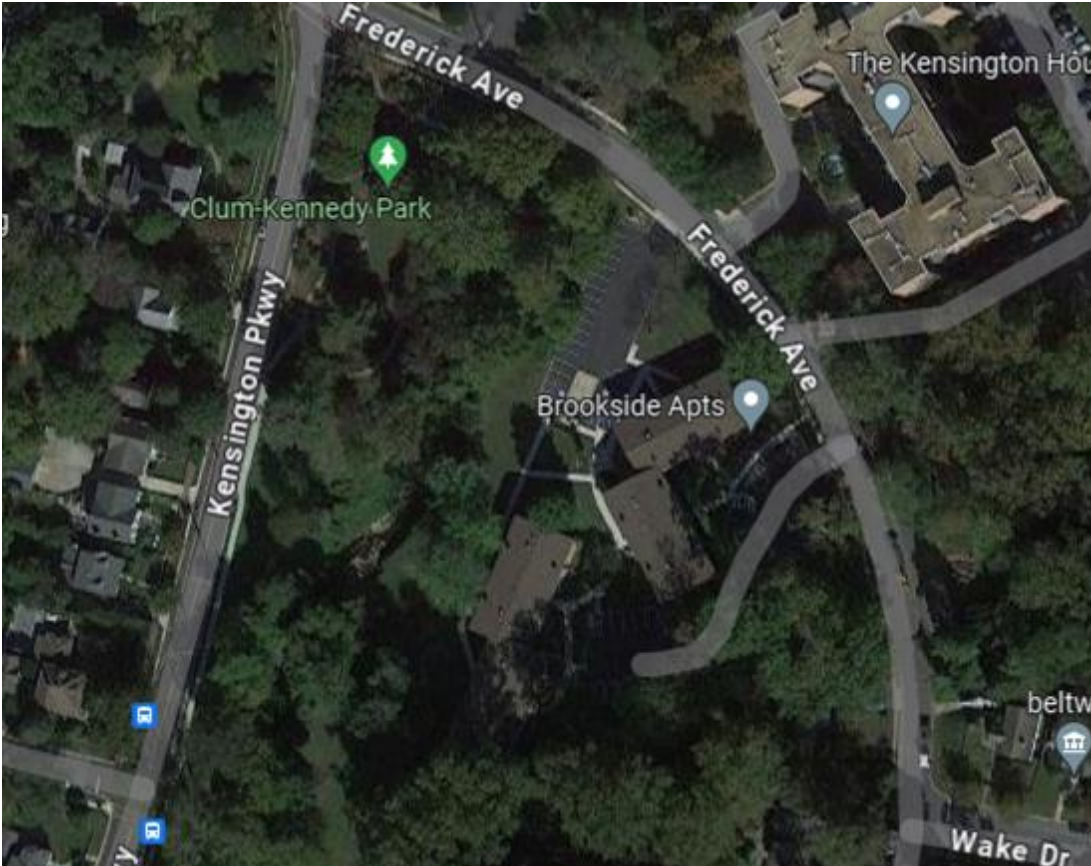
**Implementation:** The design would be a public art street installation that would carve away part of the intersection to create a sharper, more restricted turn from Kensington Pkwy on to Calvert Pl. It would consist of at least 2 separate installations to allow residents to access their driveways.

- **Materials:** Paint, flex posts,
- **Cost estimate:** \$5,000-\$7,000
- **Duration of installation:** 6 Months
- **Analysis needed:** Traffic engineer design review
- **Artist Selection:** Local Artist
- **Community Engagement Strategy:** Local Neighborhood, Calvert Pl Residences

# Site Option 2

## Frederick Ave from Kensington Pkwy to Wake Dr

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**Problem Statement:** The sidewalk on the North side of Frederick Ave does not extend East past The Kensington House, creating a dangerous path for pedestrians. This is particularly dangerous for children walking to Frederick Ave Neighborhood Park. This road is used by many commuters cutting through town during rush hour (despite the No Left Turn from Frederick Ave southbound onto Wake) and is very dangerous for pedestrians without a sidewalk.

**Opportunity:** Increase pedestrian visibility and safety across frequently traveled routes



# Site Option 2

## Frederick Ave from Kensington Pkwy to Wake Dr

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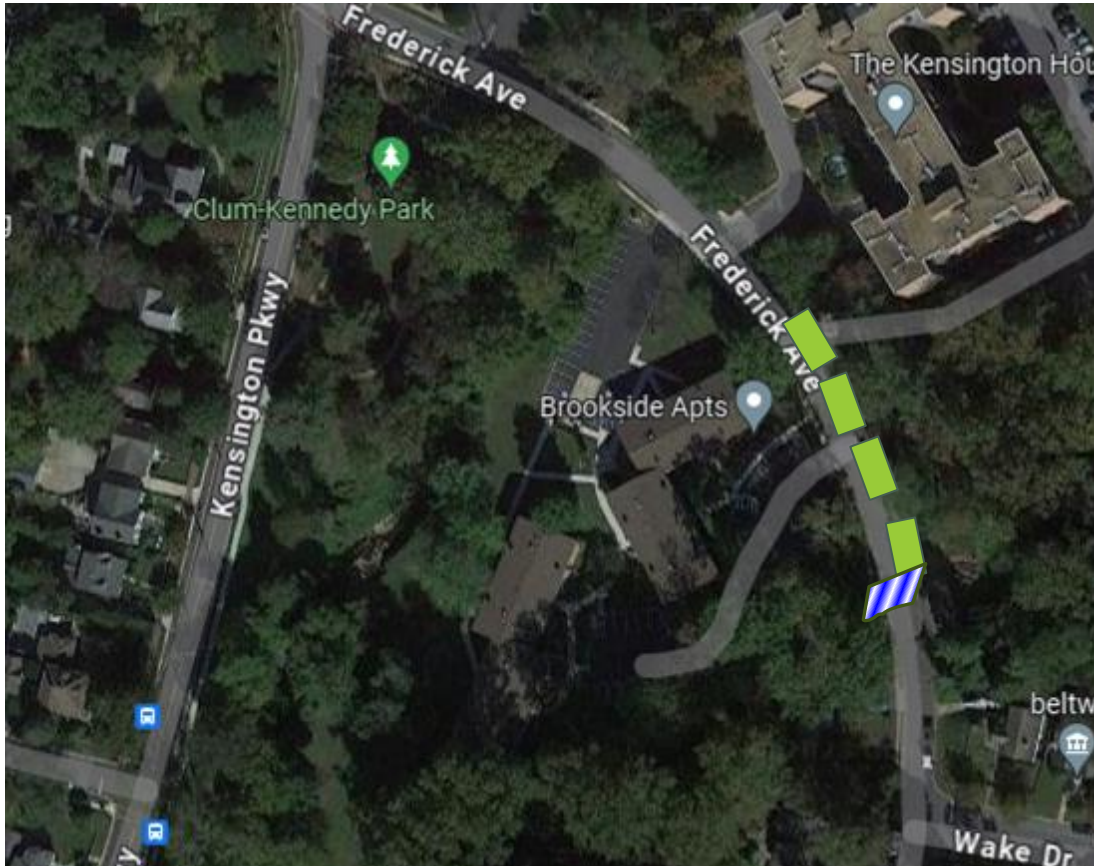


**Recommendation:** Use planters and other hard barriers to create a protected path on the shoulder of Frederick Ave. This results in:

- A safe route for pedestrians and bicyclists
- Increase driver awareness of pedestrians and bicyclists
- Increase the streetscape's greenery

# Site Option 2

## Frederick Ave from Kensington Pkwy to Wake Dr



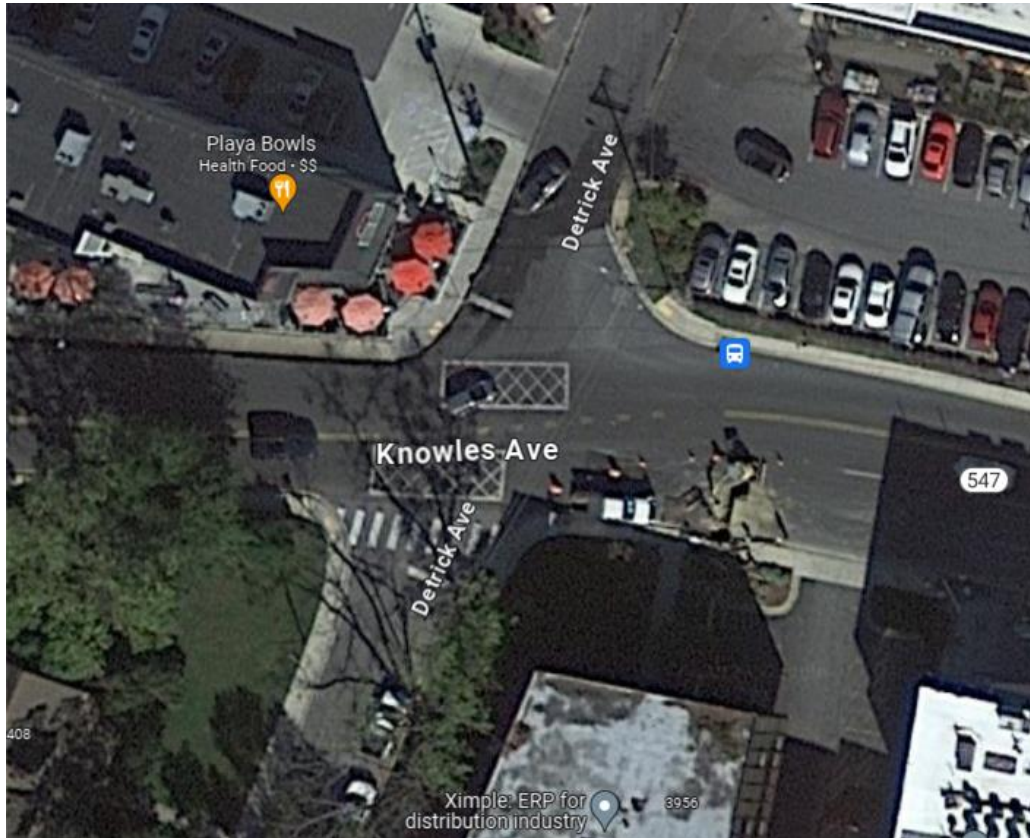
**Implementation:** The design would use planters or other hard barriers to create a safe lane for pedestrians and bicyclists on the North side of Frederick. Flex posts and reflective tape can be used to increase visibility. A bike rack will be added to the park's parking lot. A crosswalk will be added going across Frederick Ave connecting the sidewalk on the south side to the park.

- **Materials:** Planters, Paint, Reflective tape, Flexposts, Bike rack
- **Cost estimate:** \$15,000 - \$20,000
- **Duration of installation:** 6-12 months
- **Analysis needed:** Traffic Engineer Design Review
- **Artist Selection:** Local Artists
- **Community Engagement Strategy:** Local Neighborhood, Local Apartments

# Site Option 3

## Knowles Ave & Detrick Ave

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**Problem Statement:** This section of town is rapidly developing and increasing pedestrian traffic. The lack of crosswalks across Knowles Ave/and Detrick Ave create a difficult intersection for pedestrians and bicyclists.

**Opportunity:** Increase pedestrian visibility and safety across frequently traveled routes



# Site Option 3

## Knowles Ave & Detrick Ave

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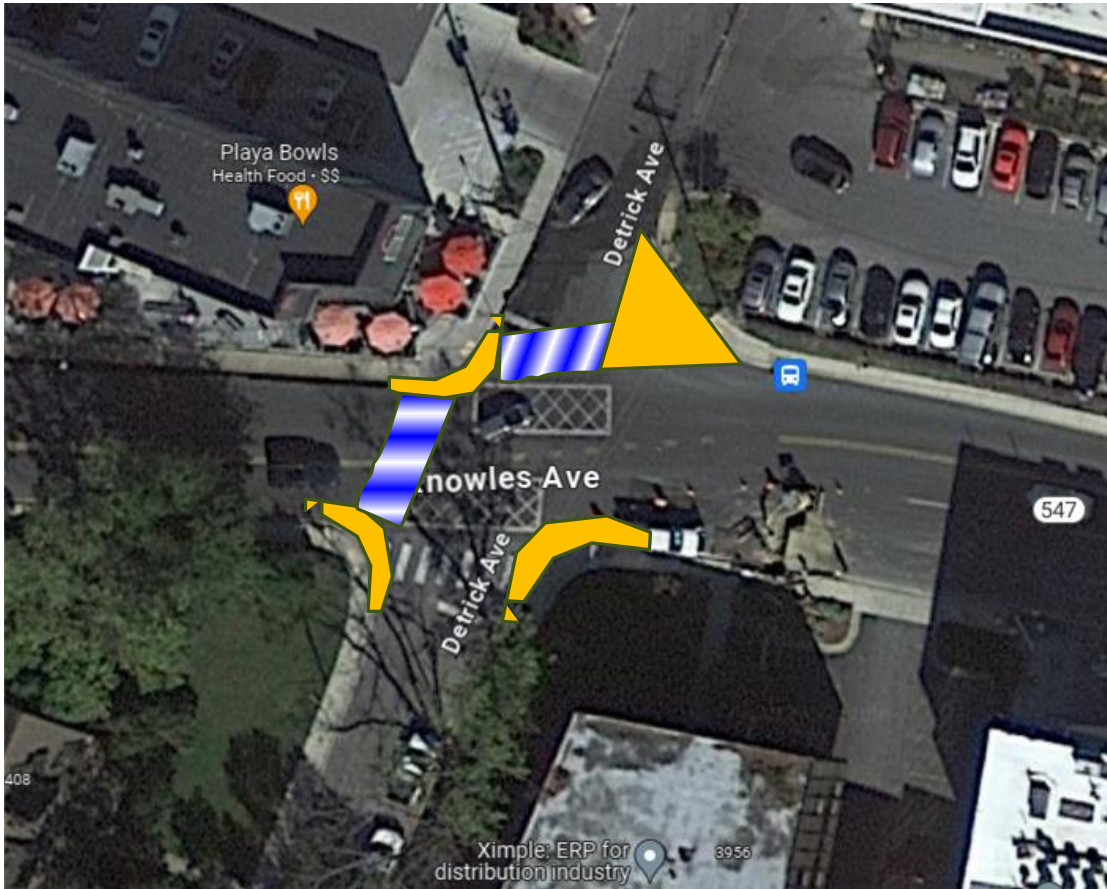
Example of this technique

**Recommendation:** Use public art to create crosswalks and bump outs on Knowles and Detrick. This results in:

- Drivers pressured to drive slower through intersections
- Sharper turn forces drivers to drive slower when turning on to Detrick Ave Northbound from Knowles going west bound
- Drivers are now more aware of pedestrian crossings
- The reclaimed area is now safer for pedestrians

# Site Option 3

## Knowles Ave & Detrick Ave



**Implementation:** The design would include a public art street reclamation/large bump-out on the northeast corner. Bump-outs would be added on the remaining three corners. Lastly it would create a crosswalk on the western side across Knowles and a crosswalk across the northern side across Detrick. Possible bike rack added to the shopping center parking lots.

- **Materials:** Paint, flex posts, reflective tape, signage, Bike rack
- **Cost estimate:** \$15,000-\$20,000
- **Duration of installation:** 6 months
- **Analysis needed:** Traffic Engineer Design Review, SHA Coordination,
- **Artist selection:** Local Artists
- **Community Engagement:** Local Neighborhoods, Businesses, Neighborhood Associations



# Next Steps

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1. Respond to Action items
2. Engagement and Project Plan Development
  - a. Engage Art Community
    - i. Student SSL Project?
    - ii. Community input
  - b. Site Design
    - i. Site Review
  - c. Vendors and material acquisition
  - d. Labor plan
  - e. Implementation
3. Evaluation
4. Removal



**LET'S  
DISCUSS**

**Resolution No. R-01-2024**  
**Adopted:**

A Resolution of the Mayor and Council of the Town of Kensington Authorizing a Contract Agreement with AB Consultants, Inc., to conduct a Storm Drain Survey to identify the location of inlets and invert elevations within the C-line storm drain network, specific to the scope of work identified within EXHIBIT A.

**WHEREAS**, pursuant to Chapter II, "Government and Administration", Article 4, "Purchasing and Contracts", Section 2-405, "Professional Services Contracts", the Council may decide by an extra-majority vote (defined as one more than a majority of those present and voting) to authorize the Town Manager to enter into negotiated procurement for professional services rather than advertise; and

**WHEREAS**, the Town requested a proposal from AB Consultants, Inc., to conduct a Storm Drain Survey to identify the location of inlets and invert elevations within the C-line storm drain network, specific to the scope of work identified within EXHIBIT A; and

**WHEREAS**, AB Consultants provided a Contract proposal (EXHIBIT A) to the Town for surveying services within the scope of work area; and

**WHEREAS**, the Mayor and Council have determined that it is in the public interest to authorize the Town Manager to accept the proposal from AB Consultants, Inc., with a contract price of \$13,798.25, on the terms and conditions as set out in the Consultant Agreement and EXHIBIT B.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the Town of Kensington, Maryland, that the Town Manager be and is hereby authorized to enter into a Contract Agreement in substantially the form attached, with a contract price not to exceed \$15,000.00, with AB Consultants, Inc.

**Adopted** by the Town Council this 10th day of January, 2024.

**Effective** this 10<sup>th</sup> day of January, 2024.

**ATTEST: TOWN OF KENSINGTON, MARYLAND**

By: \_\_\_\_\_  
Susan C. Engels, Clerk – Treasurer

\_\_\_\_\_  
Tracey C. Furman, Mayor



**AB CONSULTANTS, INC.**  
9450 Annapolis Road  
Lanham, Maryland 20706

Ph: (301) 306-3091  
Fax: (301) 306-3092  
www.abconsultantsinc.com

Engineers

Planners

Surveyors

Support Services

January 8, 2024

Mr. Matthew J. Hoffman  
Town Manager  
Town of Kensington, Maryland  
3710 Mitchell Street  
Kensington, Maryland 20895

EXHIBIT A

Ref: Town of Kensington, Maryland  
Calvert Place and Washington Street Storm Drain Survey  
AB #2024013-00

Dear Mr. Hoffman:

AB Consultants, Inc. (AB) is pleased to submit our fee proposal to provide surveying services for the referenced project, which consist of obtaining the top and invert elevations for thirty-one (31) storm drainage structures in Kensington, Maryland within the areas shown in green on the attached map. Please note that this fee proposal is valid for 90 days from the date of the proposal. We reserve the right to adjust our prices if the time duration from the date of this proposal to Notice to Proceed exceeds 90 days. Our scope of services is as follows:

### **SURVEYING SERVICES**

#### **1. STORM DRAIN SURVEY**

- a) Establish horizontal and vertical project controls in NAD 83/2011 & NAVD 88 datum using RTK GPS Observations combined with our VRS Network Service. NGS points will be used to validate our work.
- b) Field locate up to thirty-one (31) utility inverts for storm drain structures only within the project limits outlined in green on the attached maps, including one structure beyond. Top of structure and their inverts will be obtained. Inverts may not be obtainable for structures that are welded, rusted, bolted or sealed shut, paved over or covered with materials or vehicles, filled with debris or water, requires MOT or an OSHA Confined Space Entry, elevated above grade, or offset inside the structure where the invert is not accessible.
- c) Prepare a topographic CADD file with one-foot contour intervals in MicroStation format. An accurate DTM will be generated using InRoads with adequate breaklines and spot shots.

### **EXCLUSIONS:**

All work and/or services not specifically described above are excluded. The following items may be required for this project, but are not included in our scope of services:

- Property Owner Notification Letters.
- Topographic surveys beyond storm drain location and inlets.
- Pavement markings and aerial utility lines.
- Wetland or tree delineation and/or locating.
- Any Base Plans, Plan Sheets, Structure Schedules, Legends, Profiles, Control Geometry Sheets or Cookie Diagrams, Control Narratives, or reports of any kind.
- Utility designation, locating and test holes.
- Set centerline of construction and stakeout key points with references.
- Obtain or review a Title Search, Abstract or Report.
- Field stakeout of property corners, right-of-way and/or easement limits.
- Recordation of any documents.
- Property research, property surveys, ALTA Survey or Boundary Survey according to COMAR 09.13.06.03.



**NOTE:** Survey activities often require cutting and/or removal of foliage and/or small trees to obtain a line of sight to perform surveys at the appropriate standard of care and accuracy. We are cognizant of working within environmentally sensitive areas (ESA) and considerate to minimize clearing. AB takes great care to remove only what is reasonably necessary to complete the survey activities. We work to meet and/or exceed what is reasonably expected to provide the industry standard level of care. AB is not responsible for any mitigation that may be mandated by others as a result of the necessary removal of foliage to complete survey work.

Federal Express packages, prints, mileage, per-diem, parking fees, etc., will be invoiced on a direct cost basis. If required, our fees for services **not included** in the above stated scope of services will be invoiced at the following rates:

Project Manager	\$200/hour	CADD Operator	\$110/hour
Project Engineer	\$175/hour	Survey Crew (3-Man)	\$240/hour
Designer	\$140/hour	Survey Crew (2-Man)	\$180/hour
Registered Surveyor	\$200/hour	Clerical	\$60/hour
Office Surveyor	\$140/hour		

The above-mentioned hourly rates are subject to 5% escalation per year from the date of the contract. We appreciate this opportunity to offer our services and are available to discuss the contents of this proposal at your convenience. Please signify your acceptance of this proposal by returning a copy signed in the space provided below.

We look forward to completing this project for the Town of Kensington. Should you have any questions regarding this proposal please feel free to contact me on my direct line at 443-729-2705 or via email at [steve.foster@abconsultantsinc.com](mailto:steve.foster@abconsultantsinc.com).

Sincerely,  
**AB CONSULTANTS, INC.**



Steven D. Foster  
Senior Vice President

Attachment: Exhibit "A" – Man-hour Derivation  
Exhibit "B" – Fee Derivation  
Exhibit "C" – Limits of Survey

**CLIENT:**

We hereby accept the conditions of this contract and authorize AB Consultants, Inc. to proceed in accordance with the outlined proposal.

\_\_\_\_\_  
Authorized Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Type/Print Name & Title

M:\EO\2024\2024013-00 Calvert Place and Washington Street Survey of Existing Storm Drain System\4-Proposal\2024013-00 Proposal.doc

Project Name: Calvert Pl. & Washington St.  
 Contract # N/A  
 Task # N/A  
 AB#: 2024013-00  
 Date: 1/8/2024

T01

T07

T08

T11

T12

## MAN-HOUR DERIVATION

Activity Code	TASK DESCRIPTION	DETAILED SCOPE	Project Manager	Registered Surveyor (Prof. L.S.)	Office Surveyor (Land Surveyor)	Party Chief	Instrumentman	TOTAL
	<b>SURVEYING</b>			7	17	46	46	116
400	Research & Recover Controls				1	4	4	9
		NGS Stations			1	4	4	9
401	Horizontal Traverse				1	8	8	17
		Onsite Traverse			1	8	8	17
402	Differential Levels				1	4	4	9
		Onsite Traverse			1	4	4	9
404	RTK GPS				1	2	2	5
		One Pair Onsite			1	2	2	5
405	Field Sketches & References				1	4	4	9
		Onsite Traverse			1	4	4	9
407	Topographic Survey			1	1	8	8	18
		Top of 31 Structures		1	1	8	8	18
412	Utility Inverts & Location			1	2	16	16	35
		Up to 31 Structures		1	2	16	16	35
420	Process RAW Files			1	5			6
		RAW Files		1	5			6
422	Base / Survey Plan				4			4
		Electronic CADD File		4				4
498	QC Reviews			4				4
		QC		4				4
	<b>CIVIL</b>		4					4
992	Coordination & Management		4					4
			4					4
	<b>TOTAL MAN-HOURS</b>		3.3%	7	17	46	46	120
				5.8%	14.2%	38.3%	38.3%	100.0%

AB CONSULTANTS, INC.

EXHIBIT "B"

Calvert Pl. & Washington St.

AB#: 2024013-00

FEE DERIVATION

CLASSIFICATION	MAN-HOUR / QTY	RATE	COST
Project Manager	4	\$210.74	\$842.97
Registered Surveyor (Prof. L.S.)	7	\$204.72	\$1,433.05
Office Surveyor (Land Surveyor)	17	\$148.27	\$2,520.63
Party Chief	46	\$109.53	\$5,038.20
Instrumentman	46	\$78.88	\$3,628.39
<b>TOTAL DIRECT LABOR:</b>	<b>120</b>		<b>\$13,463.25</b>
MILEAGE	500	\$0.670	\$335.00
<b>TOTAL FEE =</b>			<b>\$13,798.25</b>



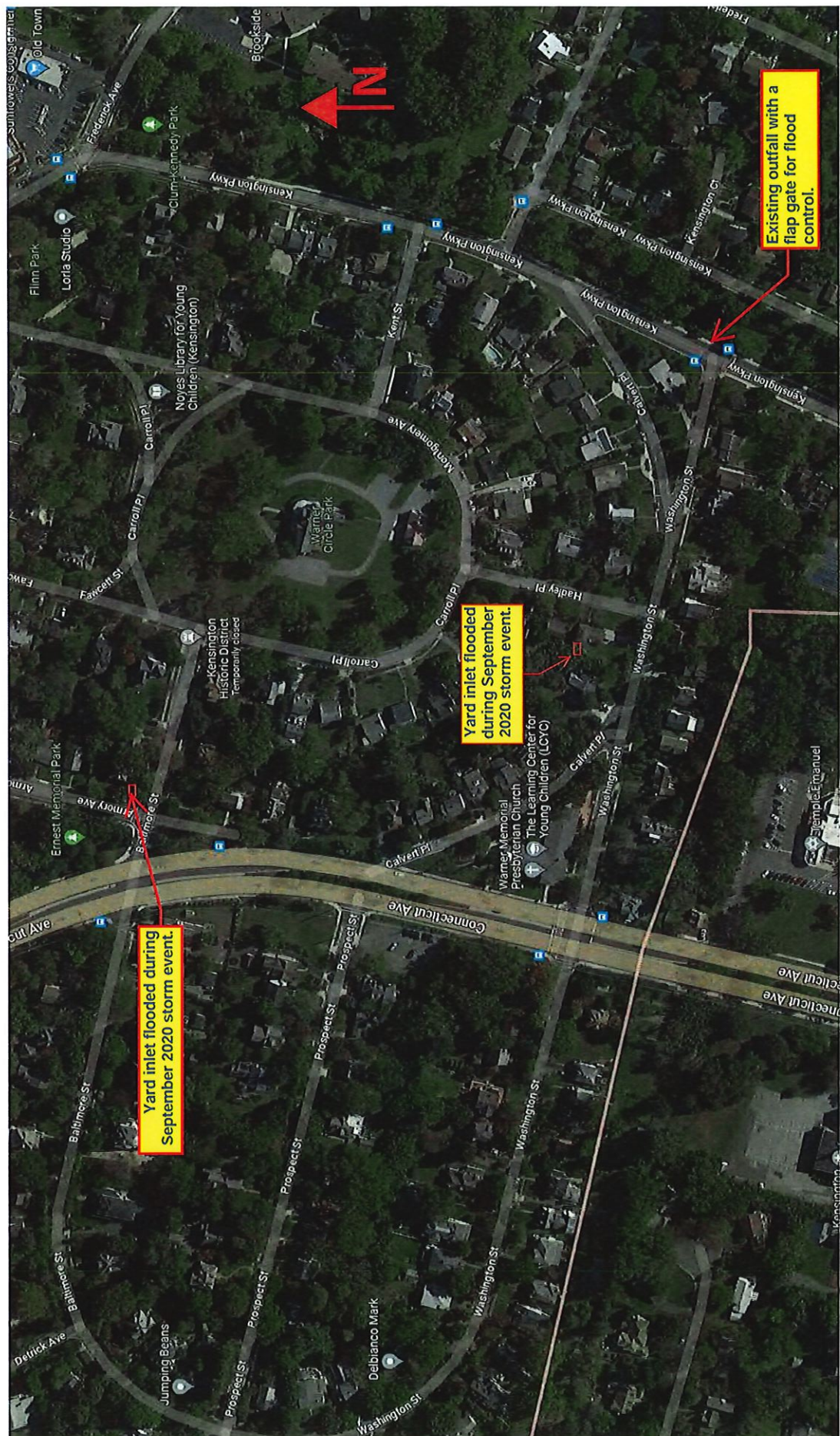
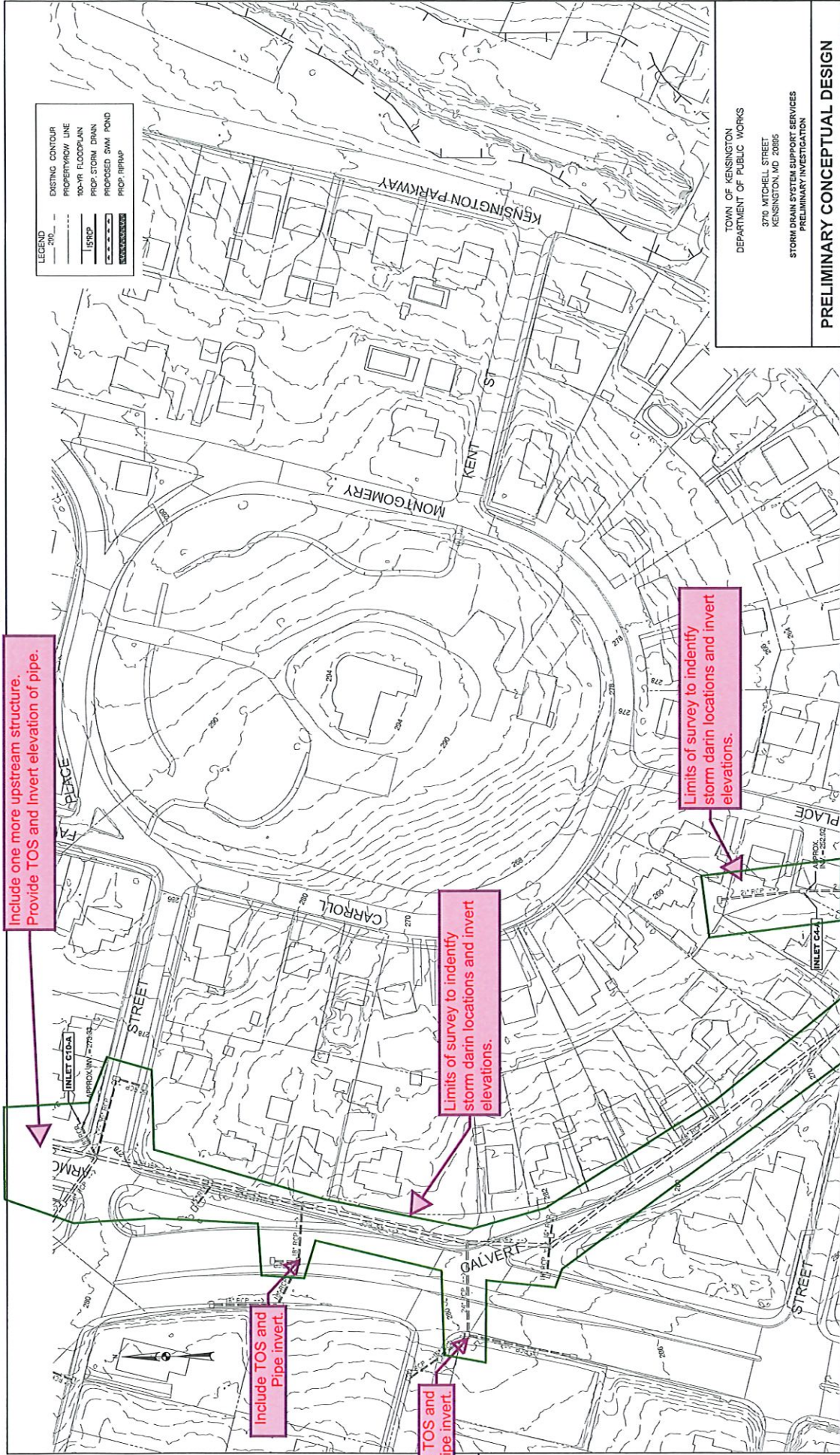




EXHIBIT "C"

LEGEND	
	EXISTING CONTOUR
	PROPERTY/ROW LINE
	100-YR FLOODPLAIN
	PROP. STORM DRAIN
	PROPOSED SWAI POND
	PROP. RIPRAP



TOWN OF KENSINGTON  
DEPARTMENT OF PUBLIC WORKS  
3710 MITCHELL STREET  
KENSINGTON, MD 20895  
STORM DRAIN SYSTEM SUPPORT SERVICES  
PRELIMINARY INVESTIGATION

## PRELIMINARY CONCEPTUAL DESIGN

SCALE: AS SHOWN DATE: 8-31-2023 CONTRACT NO.: NA  
DESIGNED BY SA  
DRAWN BY SA  
CHECKED BY AG

DRAWING NO. SW-01 SHEET NO. 1 OF 2

FOR REVIEW ONLY. NOT FOR CONSTRUCTION

**BAI**  
BRUDIS & ASSOCIATES, INC.  
Consulting Engineers  
11000 Brown Land Parkway, Suite 400  
Columbia, MD 21044  
www.baiusa.com

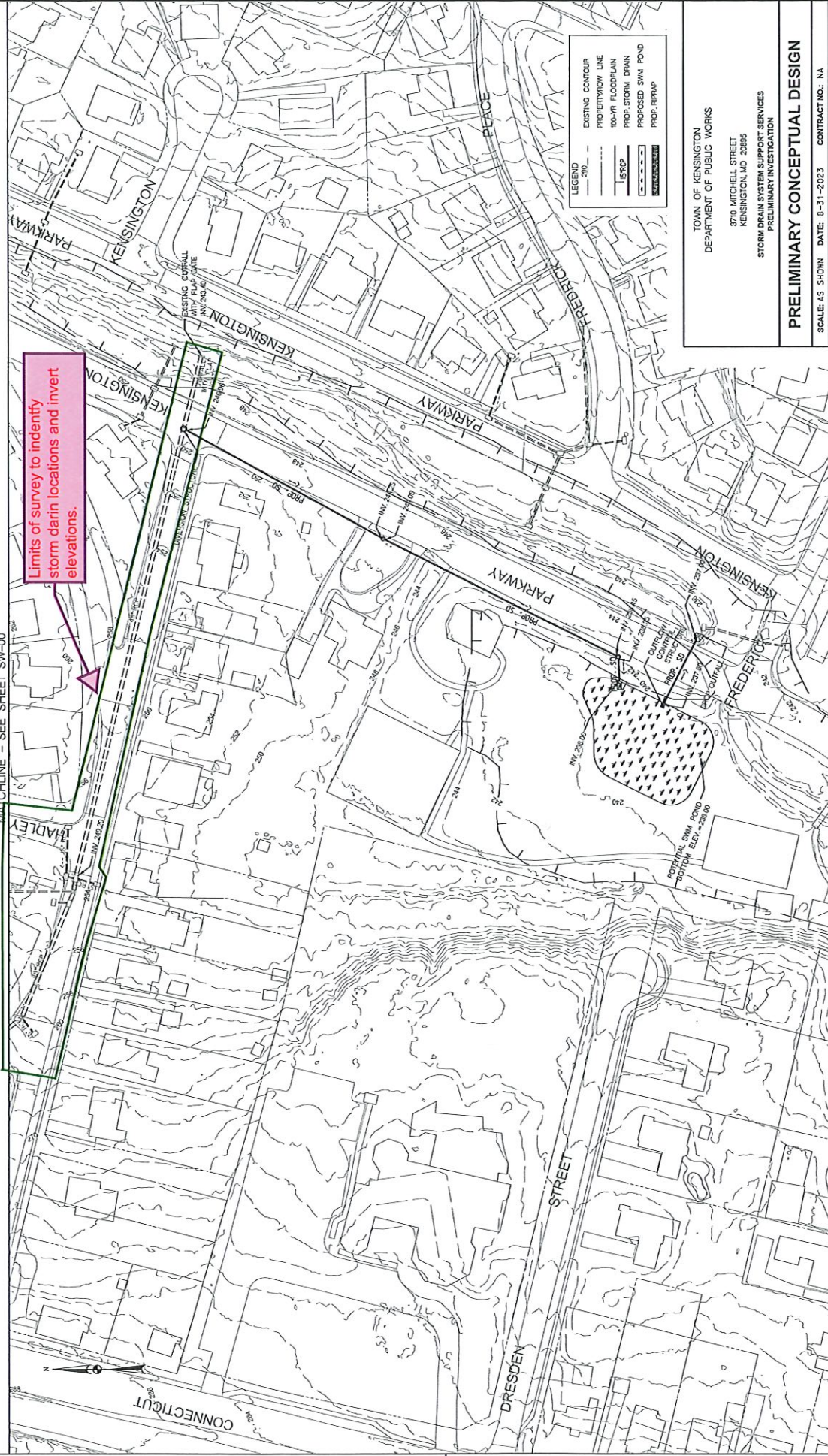
DATE: 8/1/2023  
FILE: P:\K25011 Kensington Storm Drain System Support Services\K25011\Kensington\K25011.dgn



EXHIBIT "C"

MATCHLINE - SEE SHEET SW-00

Limits of survey to identify storm drain locations and invert elevations.



LEGEND  
EXISTING CONTOUR  
PROPERTY LINE  
100-YR FLOODPLAIN  
PROP. STORM DRAIN  
PROP. STORM POND  
PROP. RIPRAP

TOWN OF KENSINGTON  
DEPARTMENT OF PUBLIC WORKS  
3710 MITCHELL STREET  
KENSINGTON, MD 20895  
STORM DRAIN SYSTEM SUPPORT SERVICES  
PRELIMINARY INVESTIGATION

PRELIMINARY CONCEPTUAL DESIGN

SCALE AS SHOWN DATE: 8-31-2023 CONTRACT NO.: NA

DESIGNED BY SA  
DRAWN BY SA  
CHECKED BY AG

DRAWING NO. SW-02 SHEET NO. 2 OF 2

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BRUDIS & ASSOCIATES, INC.  
Consulting Engineers  
11000 Brown Land Parkway - Suite 400  
Capitol Heights, MD 20743  
www.baidis.com

NOTED: P.141.0001  
FILE: P.141.0011 Kensington Storm Drain System Support Services.dwg  
PLOT: P.141.0011 Kensington Storm Drain System Support Services.dwg