



FAHRINGER, McCARTY, GREY, INC.
Landscape Architecture, Civil Engineering, and Surveying Services

Established 1963

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July 20, 2026

Mr. John Walsh
Director of Facilities
Gateway School District
9000 Gateway Campus Blvd.
Monroeville, Pa 15146
412-330-0390 (cell)
Via Email: jwalsh@gatewayk12.org

Re: Plan of Survey – Gateway School District
Tax Parcel I.D. 857-D-309

Dear Mr. Walsh:

The following is Fahringers, McCarty, Grey's (FMG) estimate of costs associated with a boundary survey for the above referenced site:

SCOPE OF WORK

A. Boundary Survey

1. Research –
 - a. Perform property information research internally and at the Allegheny County Courthouse/online database for deeds or plans of the subject property and adjoining properties. Easements and Rights of ways plotted from the surveyor's typical research to perform a boundary survey. (Third party title search not to be performed)
2. Field Data Collection –
 - b. Locate existing boundary evidence on the subject properties and adjoining properties to establish property boundary to set property corners.
3. Boundary Rationalization –
 - a. Perform property rationalization, which includes a review of field located data, deeds, and plans of record.
4. Location of Site Improvements -
 - a. FMG proposes to obtain site improvements and features from an aerial mapping subconsultant through the use of "drone mapping".
5. Plan Preparation -
 - a. Prepare a preliminary boundary survey showing existing boundary and planimetric features based on provided mapping by subconsultant. Review Plan with client.
6. QA/QC Check – Perform an office check to ensure quality of the final plan.
7. Installation of Property Corner Pins –
 - a. Install property corner pins or markers on those corners not current marked or set by others.

8. Plan Finalization –
 - a. Finalize any revisions resulting from the above-mentioned quality checks.
 - b. Submit the final PDF survey to the client.
9. Final Walk Through
 - a. Once completed surveyor to “walk” property with client’s representative to review positions of property corners that have been found or set on the property.

PROJECT EXCLUSIONS AND CLARIFICATIONS

The following items are excluded from this scope of work:

- A. Topographic Survey (i.e. elevations at site, Survey to show planimetric features only)
- B. Site Utility Research (Utility investigation not to be performed.)
- C. Zoning Variances, Conditional Uses, Modification Request, Special Exceptions.
- D. Zoning, Conditional Use, Modification, and Special Exceptions Revisions.
- E. Title search / Assessment of Title Research
- F. Engineering Design or Site Assessment

Any additional items can be provided via email authorization as an extension to this executed proposal.

FMG recommends that you budget the following amount(s) to complete the following tasks:

Property Line Location, setting property corners, final walk through, and final plans

Estimated Budget = \$20,300

Aerial Mapping for Planimetric features

Estimated Budget =\$7,400

Reimbursables (Includes mileage, deed research fees, and printing costs:)

Estimated Budget \$150

Total Compensation & Project Billing:

FMG recommends that you budget a total of Twenty-Seven Thousand Eight Hundred Fifty dollars **(\$27,850)** to complete the above referenced task and associated reimbursables.

This is a “not to exceed” amount that includes travel and printing expenses. As with all Fahringer, McCarty, Grey, Inc. proposals, we will work on an hourly basis and if our services can be completed for less than the estimated amount, you will be billed the lesser amount. If for any reason we should need to exceed the estimated amounts, we will discuss this situation prior to issuing any further invoices. A Fahringer, McCarty, Grey, Inc. General Terms and Conditions has been attached for your use. Invoicing will occur on a monthly basis.

Extraordinary boundary problems and conflicts may be discovered after work commences. This proposal does not account for such circumstances and if discovered during the project, we will inform you of any necessary scope changes and associated fees. This proposal does not include a title search, utility investigation, or costs associated with recording a drawing.

Thank you for the opportunity to submit this proposal. It is our hope that this information is submitted in a format that meets your satisfaction. Should you have any questions, please feel free to contact this office.

Sincerely,

Mark D. Cain

Mark D. CAIN, P.L.S.
Director of Surveying

AGREEMENT:

If the general outline of this Scope of Services is consistent with your needs, a returned signed copy of this agreement will be considered as our authorization to commence work. Your signature will also be considered an acceptance to this agreement and our attached General Terms and Conditions.

Date

Client or Authorized Representative
please sign AND print