



Widening Bulldog Way
North East Entrance

ROM 3/12/2020

LOCATION: 22149 E Ocotillo Rd
Queen Creek, AZ 85142

ARCHITECT: NA

DURATION(mnths): 2

WARRANTY(yrs): 2

SITE ACREAGE: 0.3

#	Description		Base Price
	GENERAL REQUIREMENTS		\$7,606
GR1	General Requirements		\$5,598
MT/SI	Material Testing / Special Inspection		\$0
FC	Site Final Clean		\$2,008
	DEMOLITION/ OFF-SITE INFRASTRUCTURE		\$0
1	Demolition	(SEE LINE #7)	\$0
2	Hazardous Material Abatement	(NOT IN CONTRACT)	\$0
3	Off-site Utility Infrastructure	(NOT IN CONTRACT)	\$0
	SITE WORK (ROUGH)		\$86,989
6	Surveying/Staking		\$3,347
7	Earthwork & Paving		\$83,643
	SITE WORK (FINISH)		\$57,217
14	Site Signage & Striping		\$3,500
15	Landscaping & Irrigation		\$8,471
18	Fencing & Gates		\$10,500
19	Site Concrete		\$32,919
25	Caulking & Sealants		\$1,828
	SPECIALTIES		\$3,000
73	Signage Package		\$3,000
	MEP SYSTEMS		\$18,646
102	Electrical Systems		\$18,646
	CONTINGENCIES & ALLOWANCES		\$39,744
5.0%	Construction Contingency		\$16,545
5.0%	Design Contingency		\$16,545
0.5%	Escalation Contingency		\$1,654
	Right of Way Permit Allowance		\$5,000

Subtotal		\$213,202
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	GENERAL CONDITIONS		SUB TOTAL
REQUIRED	General Conditions		\$63,440

Subtotal (with GC's and Prof. Services)		\$276,642
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Subtotal (with GC's, Prof. Services, & Insurance)		\$286,500
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Subtotal (with GC's, Prof Services, Insurance, & Tax)		\$307,735
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RATE	JOC Procurement Contract		SUB TOTAL
0.00%	BESD SAVE - #17-003 JOC	\$330,898	\$0

RATE	CONTRACTOR'S FEE		SUB TOTAL
7.00%	Construction Manager At Risk Fee	\$330,898	\$23,163

Subtotal (GC's, Prof Services, Insurance, Tax, & Fee)		\$330,898
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	Estimate Amount
Estimate Total	\$330,898



3036 East Greenway Rd.
Phoenix, AZ 85032

T 602.494.0800
F 602.992.0648

Proposal

March 12, 2020

VIA ELECTRONIC MAIL

Mr. Jim Lamb
Director of Bond Projects and Construction
Queen Creek Unified School District
20217 East Chandler Heights Road
Queen Creek, AZ 85142
BESD SAVE - #17-003 JOC
20-04-034 - QCUUSD_ QCHS #1 Widening Bulldog Way Phase 1

Dear Jim Lamb,

On behalf of CORE Construction, I am pleased to submit our proposal. Enclosed you will find the basis of estimate clarifications and schedule of values which includes the requested scope of work, general conditions, sales tax, bonds, insurances, and fee.

Total Proposal – \$330,898

We look forward to a successful and enjoyable project together. Thank you for this opportunity, please do not hesitate to contact me directly with any questions or comments.

Respectfully submitted,

A handwritten signature in blue ink that reads "Jeff Smith". The signature is written in a cursive, flowing style.

Jeff Smith
CORE Construction, Inc.

The Basis of Estimate is a written explanation clarifying the scope, assumptions and exclusions used in establishing this proposal. This proposal is based upon the most recent plans issued to CORE, dated February 28, 2020, and the scope clarifications below.

Assumptions, Clarifications, & Exclusions

Schedule

- Anticipated Start: May 4th, 2020
- Long Lead Items: N/A
- Projected Duration: 2 Months

Contingency & Allowances

- **We have included a 5% Contractor Contingency in this proposal** – Construction Contingency is intended to be used at CORE's discretion to cover costs that have not been identified as a trade specific scope established in this proposal and may require further clarification or coordination. These costs may include but are not limited to scope gap, coordination issues between trades, overtime, expediting, missed scope during subcontractor bidding process, etc. Construction Contingency does not account for design revisions or additional scope requests made by the Owner or Architect.
- **We have included a 5% Design Contingency in this proposal** - Design Contingency is intended to be used at CORE's discretion to cover costs associated with the completion of the design and/or scopes of work for which sufficient detail was not available to determine a definitive cost. A reasonable estimate for an assumed scope and quality is included as a placeholder.
- **We have NOT included an Owner Contingency in this proposal** – Owner Contingency is intended to be used to cover owner and/or architect added scopes of work which are known or included at time of this proposal to determine a definitive cost for wish list or extra items.
- **We have included a 0.5% Escalation Contingency in this proposal** – Owner Contingency is intended to be used to cover owner and/or architect added scopes of work which are known or included at time of this proposal to determine a definitive cost for wish list or extra items.

General Assumptions

- This cost proposal is considered a Lump Sum, not line item Estimate.
- Unless otherwise included in scope below, CORE has not included any costs for permits, including but not limited to: building permit, systems permit, or dust control.
- All approved value engineering savings will be added to the Contractor's Contingency.
- All un-used Contractor's Contingency or Owner's Allowance will be credited back to Owner.
- General Conditions and/or General Requirements are considered cost of the work.
- A registered professional did not provide sealed plans or specifications and therefore no form of permit is in place. CORE Construction, Inc. shall not be held responsible for performance of systems or equipment, code interpretations, engineering, etc. requirements and will perform the requested scope of work as defined by the Owner representative(s).
- Proposal valid for 30 days, unless otherwise directed by CORE Construction.

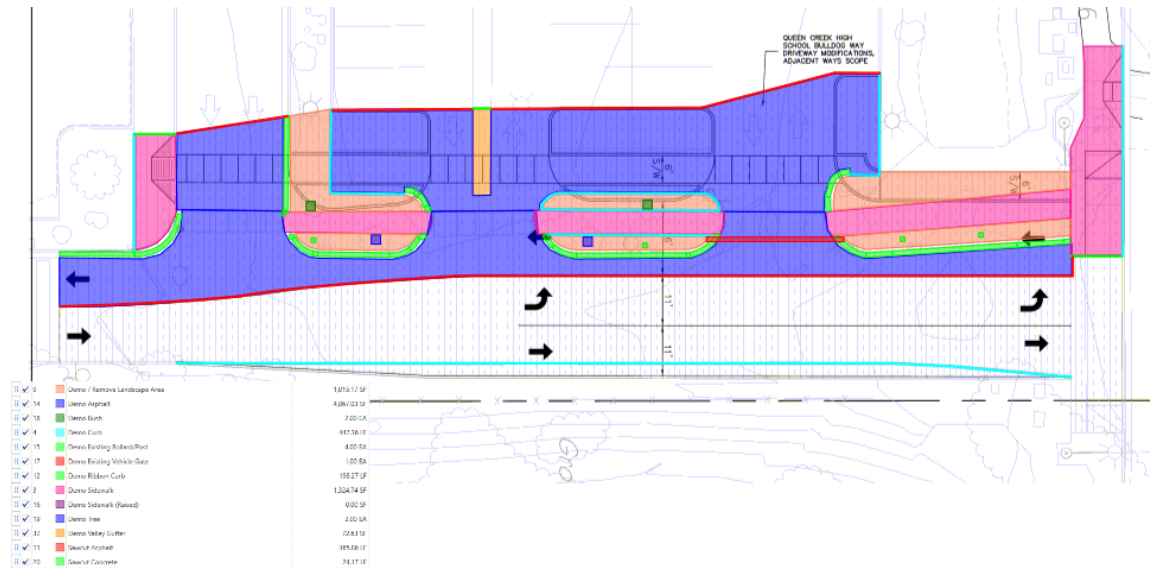
Specific Assumptions

DEMOLITION –

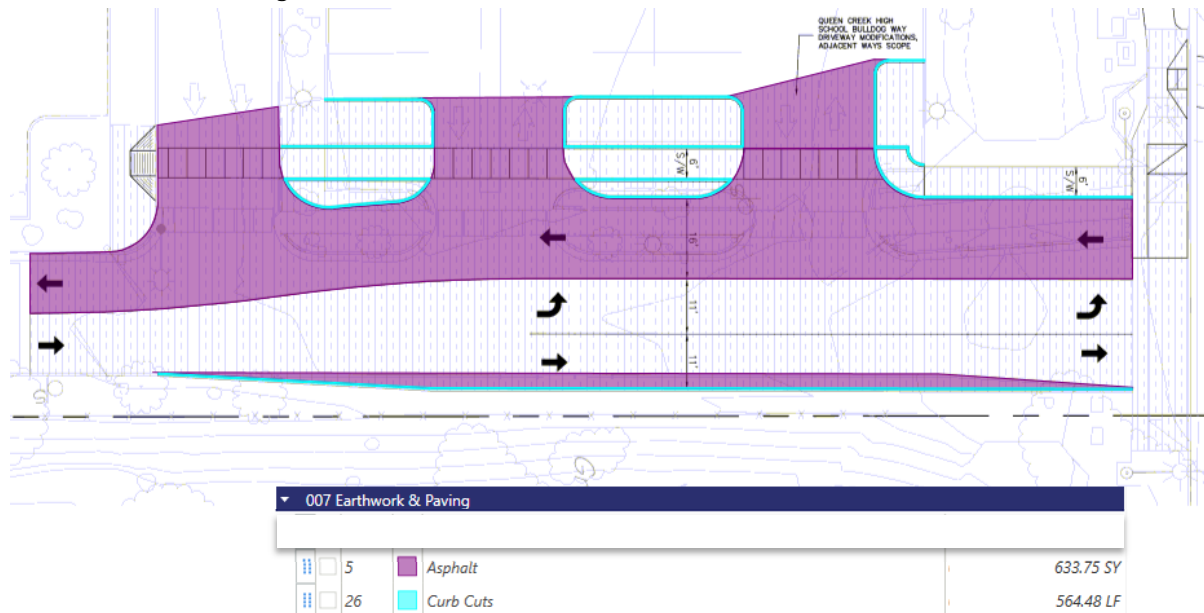
- Demolition – See Sitework Rough

SITE WORK (ROUGH) – N/A

- Demolition –



- Earthwork and Paving –



SITE WORK (FINISH) – N/A

- Site Signage and Striping –



- Crosswalk hatch between new islands
 - (14) New Directional Arrows
 - Red curbing where applicable
- **Landscaping & Irrigation –**
 - New DG in all 3 parking islands
 - (6) Bushes
 - (2) Trees
 - Reworking the irrigation to the new parking islands
- **Fencing & Gates –**
 - (3) Vehicle gates between new parking islands
- **Site Concrete –**
 - New curbing and sidewalk at parking islands
 - New curbing and sidewalk at Ocotillo Road, at locations where demo has taken place
 - New Curbing at East parking entrance, where demo has taken place
 - New marquee sign footing/concrete base

STRUCTURE – N/A

ENCLOSURE – N/A

INTERIOR FINISHES – N/A

SPECIALTIES –

- **Signage Package** – Relocating the existing marquee sign

EQUIPMENT – N/A

MEP SYSTEMS –

- **Electrical System –**
 - Relocating power of the existing marquee sign
 - (2) New light poles in two of the 3 new parking islands

SPECIAL SYSTEMS – N/A

Specific Exclusions

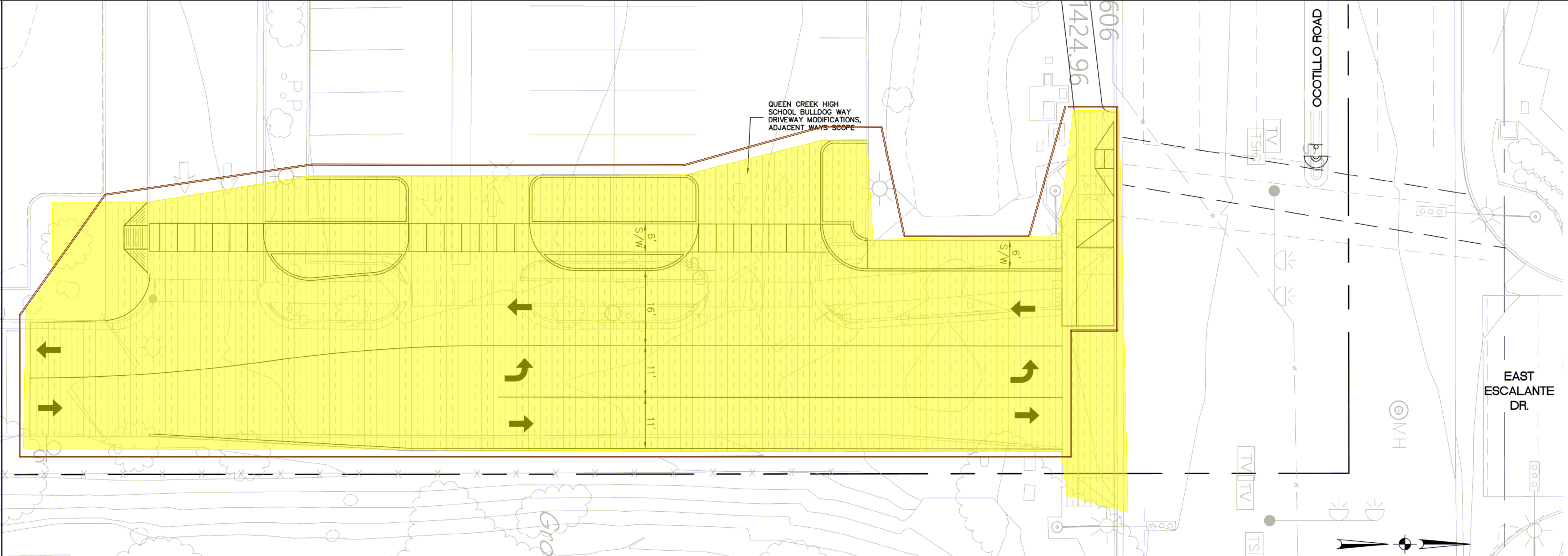
- Hazardous Material Abatement
- Costs associated with Material Testing and/or Special Inspections
- Costs associated with General Building Inspections
- FF & E – Furniture, Fixtures, and Equipment (by Owner)
- Structural modifications (i.e. - Steel, Concrete & Masonry removal or replacement)
- Adjusting any of the existing stop lights at the intersection where the scope of work will happen



- 21 - Project Area

1 Area 13,386.7 SF
- 41 - Tempe Fencing

1 Length 628.2 LF



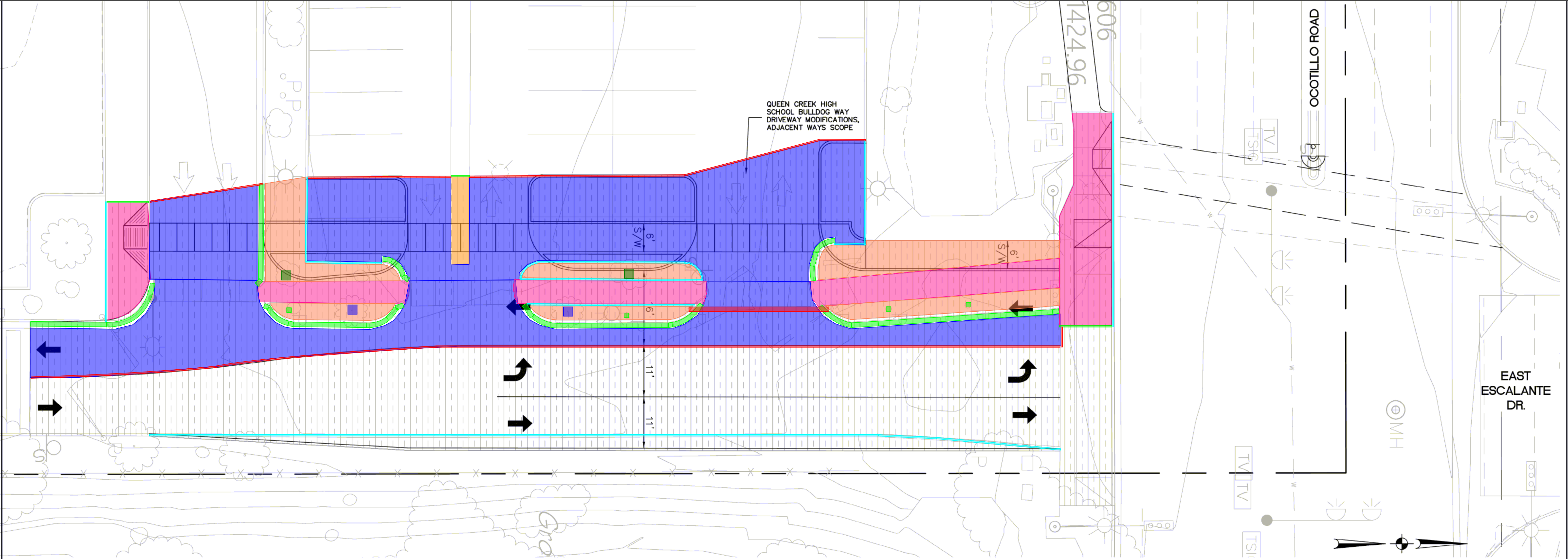
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1 3 5 20
SCALE: 1"=10'

CALL TWO WORKING DAYS
BEFORE YOU DIG
602-263-1100
1-800-STAKE-IT
(OUTSIDE MARICOPA COUNTY)

QUEEN CREEK UNIFIED SCHOOL DISTRICT #95			
QUEEN CREEK HIGH SCHOOL BULLDOG WAY DRIVEWAY MODIFICATIONS FOR QUEEN CREEK HIGH SCHOOL			
DRAWING STATUS	SHEET	OF	C-1
	1	1	
DATE: 02/28/20			

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<div>3</div>	Demo Sidewalk	1 Area (minus Backout areas)	1,324.7 SF
<div>4</div>	Demo Curb	1 Length	447.4 LF
<div>9</div>	Demo / Remove Landscape Area	1 Area (minus Backout areas)	1,015.2 SF
<div>11</div>	Sawcut Asphalt	1 Length	365.9 LF
<div>12</div>	Demo Ribbon Curb	1 Length	198.3 LF
<div>14</div>	Demo Asphalt	1 Area (minus Backout areas)	4,867.0 SF
<div>15</div>	Demo Existing Bollard/Post	1 Count	4.0 EA
<div>17</div>	Demo Existing Vehicle Gate	1 Count	1.0 EA
<div>18</div>	Demo Bush	1 Count	2.0 EA
<div>19</div>	Demo Tree	1 Count	2.0 EA
<div>20</div>	Sawcut Concrete	1 Length	24.2 LF
<div>32</div>	Demo Valley Gutter	1 Area (minus Backout areas)	72.6 SF



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SCALE: 1"=10'

QUEEN CREEK UNIFIED SCHOOL DISTRICT #95
QUEEN CREEK HIGH SCHOOL BULLDOG WAY DRIVEWAY
MODIFICATIONS FOR QUEEN CREEK HIGH SCHOOL

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	1	1	
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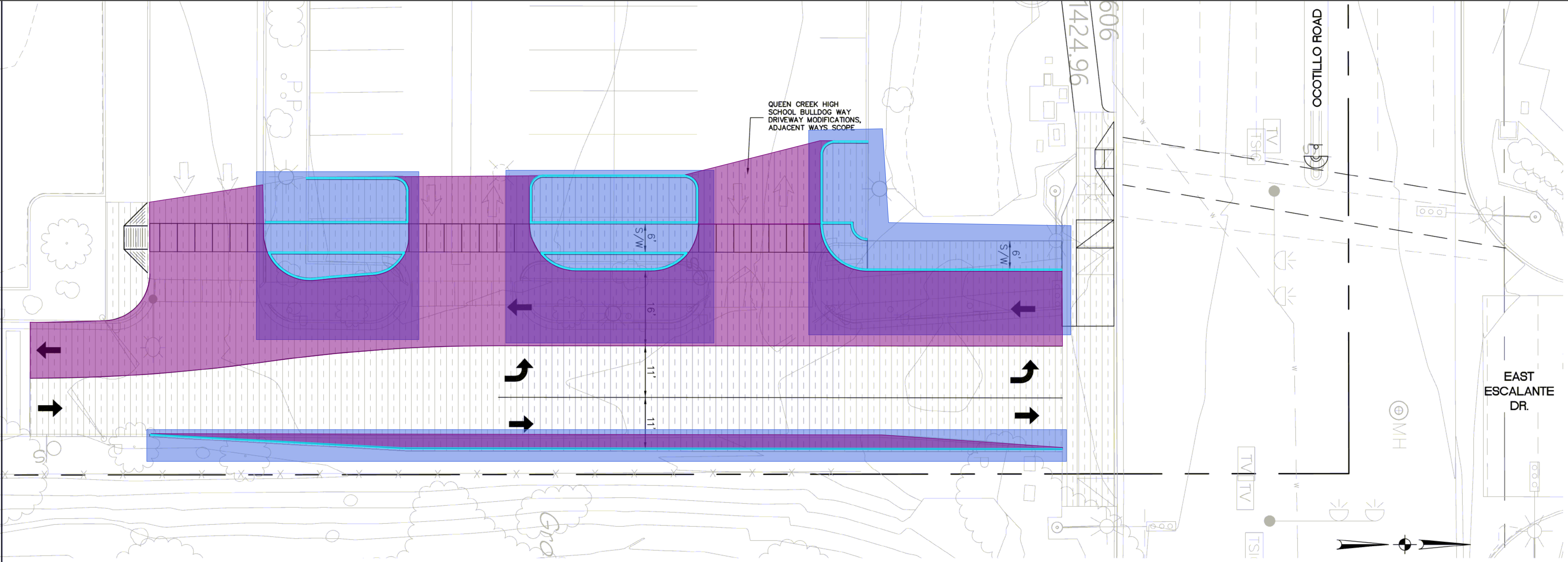
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- 5 - Asphalt

1 Area (minus Backout areas) 633.8 SY
- 25 - Re-Establish Grades

1 Area (minus Backout areas) 5,877.6 SF
- 26 - Curb Cuts

1 Length 564.5 LF



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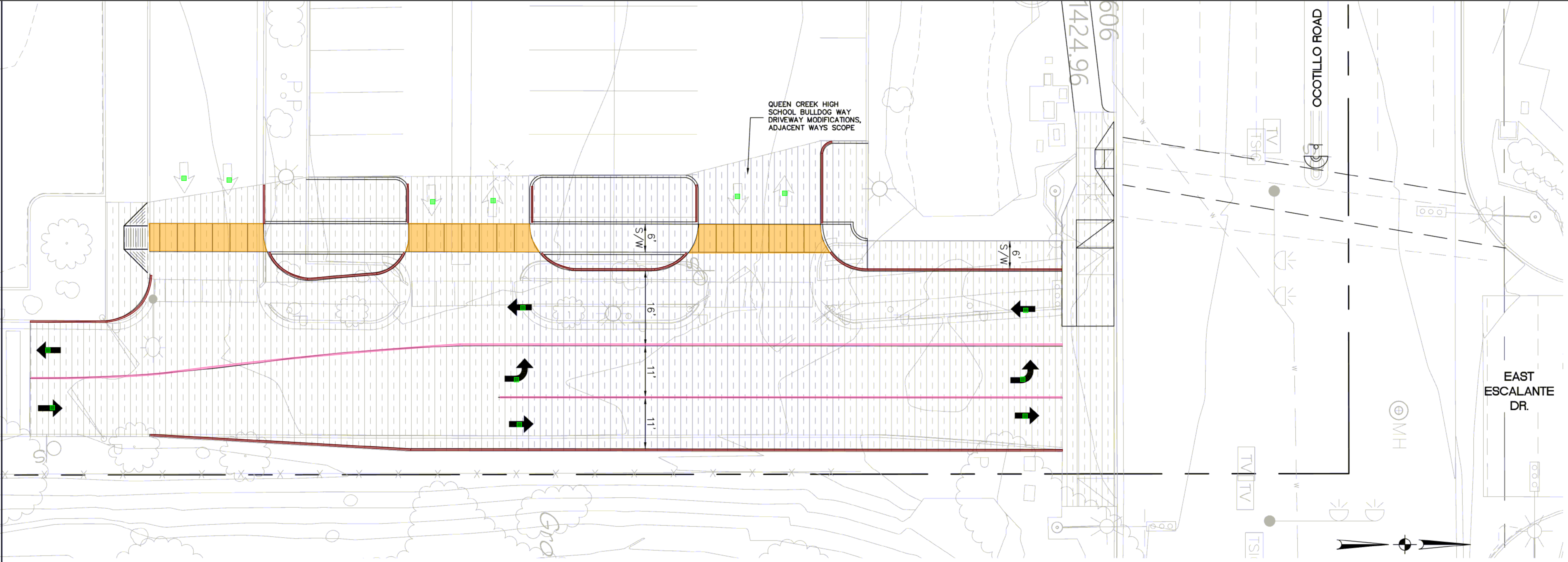
- 7 - Directional Arrow Striping

1 Count14.0 EA
- 22 - Crosswalk Hatch

1 Area (minus Backout areas) 469.2 SF
- 23 - Line Striping

1 Length340.6 LF
- 24 - Red Curbing

1 Length393.4 LF



QUEEN CREEK HIGH SCHOOL BULLDOG WAY DRIVEWAY MODIFICATIONS, ADJACENT WAYS SCOPE

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SCALE: 1"=10'

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MODIFICATIONS FOR QUEEN CREEK HIGH SCHOOL

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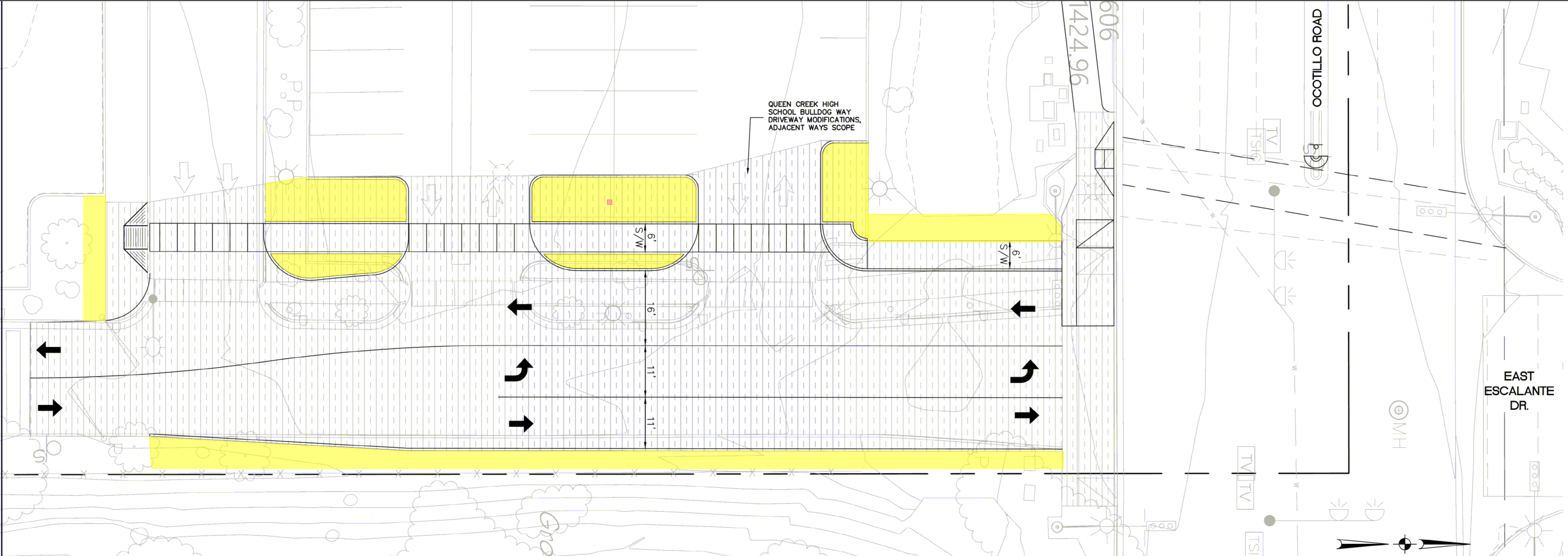
- 6 - DG

1 Area (minus Backout areas)

2,103.1 SF
- 31 - Replace same amount of Trees and Bushes

1 Count

1.0 EA



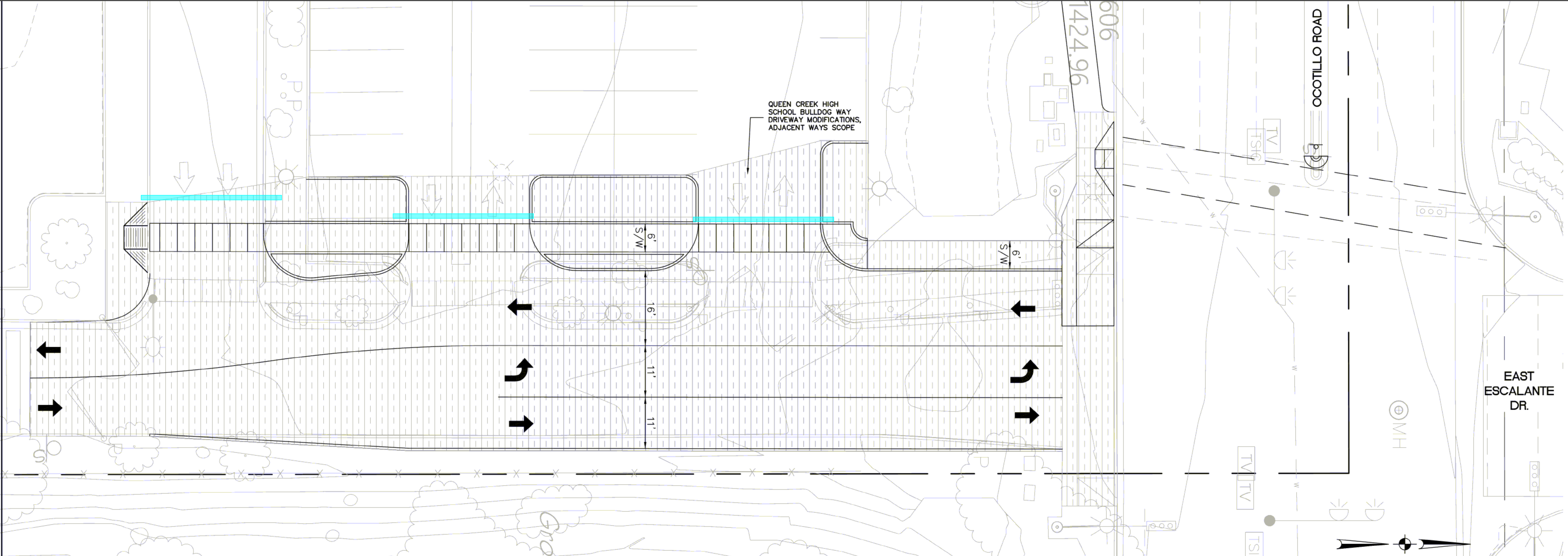
QUEEN CREEK HIGH SCHOOL BULLDOG WAY DRIVEWAY MODIFICATIONS, ADJACENT WAYS SCOPE

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SCALE: 1"=10'



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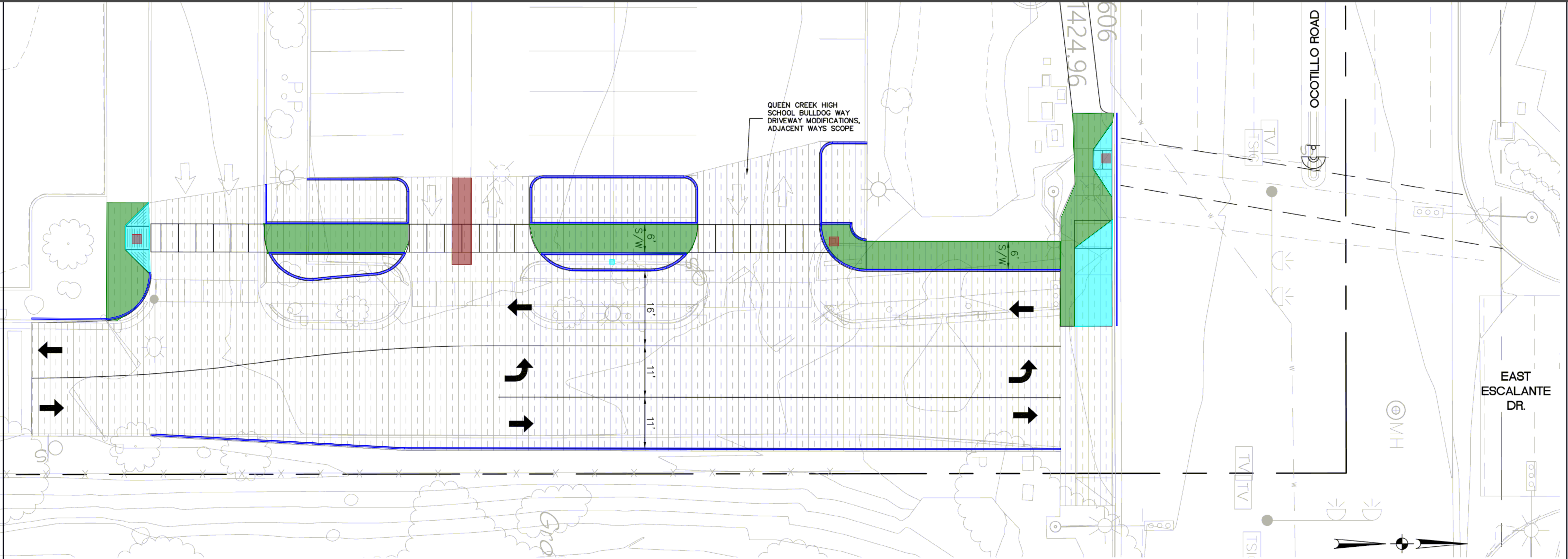
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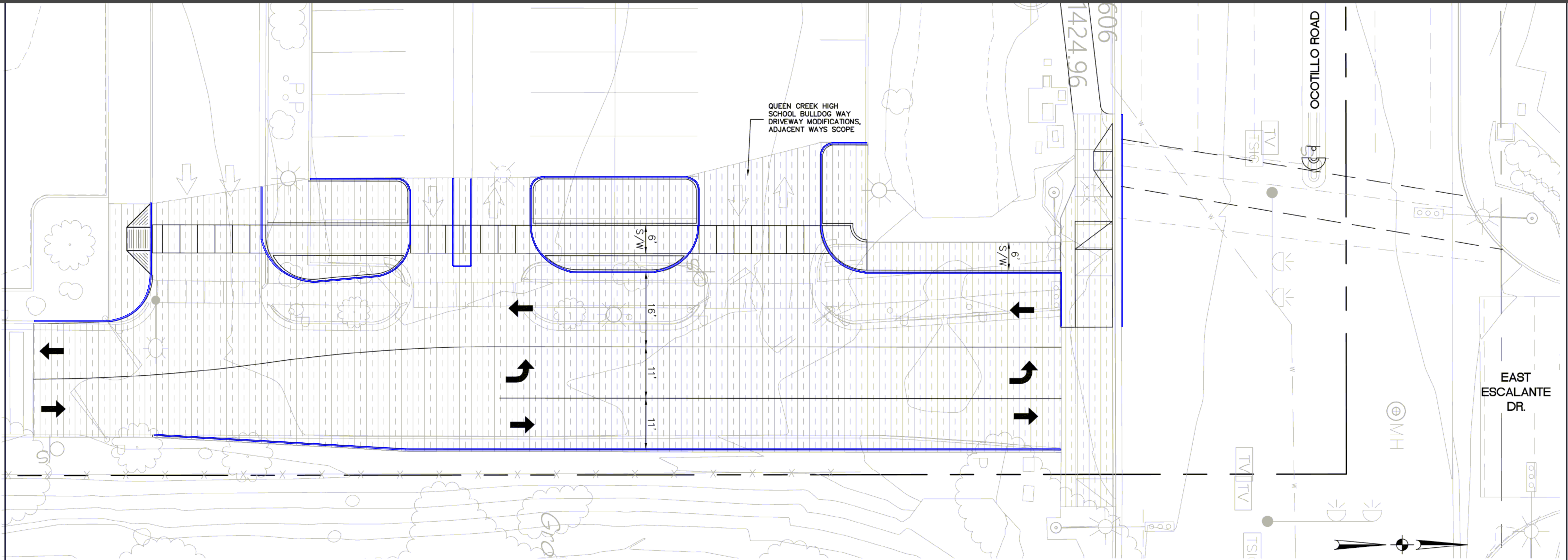
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<div>2 - New Curb</div>	1 Length	649.6 LF
<div>27 - Sidewalk</div>	1 Area (minus Backout areas)	1,128.4 SF
<div>28 - Sidewalk - Apron/Ramps</div>	1 Area (minus Backout areas)	251.8 SF
<div>29 - ADA Domes</div>	1 Count	3.0 EA
<div>33 - Light Pole Base</div>	1 Count	1.0 EA
<div>42 - Valley Gutter</div>	1 Area (minus Backout areas)	78.0 SF



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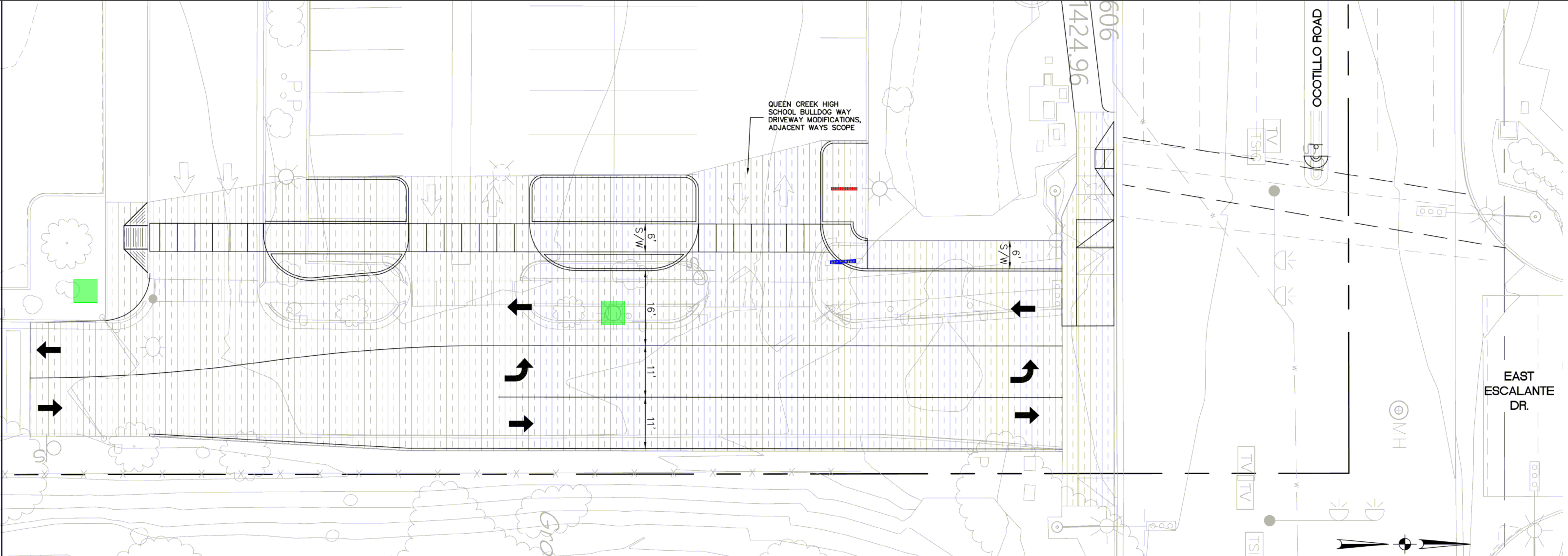
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	1	1	
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- 10 - Move Power to new Marque Sign to be Relocation

1 Count1.0 EA
- 13 - Light Pole

1 Count2.0 EA
- 38 - Existing Marque Sign to be Relocated

1 Count1.0 EA



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