

## Guaranteed Maximum Price Schedule of Values

Agua Fria Union HSD

### Transportation and Warehouse Facility

October 7, 2021

DIV	DESCRIPTION	ADJACENT WAYS BUDGET	DISTRICT FUNDED BUDGET
1A	Project Requirements	15,790	95,730
1B	Survey, Layout & Locating	10,900	28,190
3A	Concrete	299,154	694,157
4A	Masonry	0	403,880
5A	Structural Steel	0	517,335
6A	Rough Carpentry	0	31,788
6B	Millwork	0	33,089
7A	Insulation	0	8,280
7B	Roofing & Sheet Metal	0	181,320
7C	Metal Panels	0	15,000
7F	Caulking & Sealants	0	16,071
8A	Doors Frames & Hardware	0	130,135
8B	Overhead Doors	0	91,052
8C	Glass & Glazing	0	37,375
9A	Framing & Drywall	0	131,641
9C	Tile	0	26,276
9D	Acoustical Assemblies	0	27,539
9E	Flooring	0	73,814
9F	Paint	0	107,531
10A	Specialties	0	28,709
10B	Signage - <b>ALLOWANCE</b>	0	20,000
10C	Horizontal Cable Life Line Fall Protection System - <b>ALLOWANCE</b>	0	15,000
11A	Athletic Equipment ( <b>Lockers</b> )	0	0
11D	Fuel Equipment	0	711,308
11E	Dock Equipment	0	3,000
12A	Window Coverings - <b>ADD ALTERNATE</b>	0	0
13A	Special Construction ( <b>Auto Equipment</b> )	0	206,490
13B	Special Construction ( <b>Covered Bus Parking</b> ) See alternate	0	0
21A	Fire Protection	0	37,000
22A	Plumbing	0	192,605
23A	HVAC	0	349,598
26A	Electrical	84,100	815,293
26B	Fire Alarm	0	50,700
27A	Special Systems - <b>ALLOWANCE</b>	0	113,965
31A	Earthwork / Asphalt Paving	591,712	691,187
31B	Termite Control	0	1,420
32A	Fencing / Gates	0	134,810
32B	Landscaping	9,618	182,747
32C	Site Furnishings	0	12,175
33A	Site Utilities	151,732	281,463
33B	Drywells	0	26,680
80A	General Conditions	65,060	394,429
	Material Testing - <b>ALLOWANCE</b>	0	19,500
	Special Inspections - <b>ALLOWANCE</b>	0	10,500
	Permit Fees	0	0
	Architectural & Engineering Fees	0	0
	Contractor Contingency	21,987	124,411
	City Review Contingency	7,329	41,470
	Liability Insurance	17,590	99,529
	Builders Risk Insurance	6,596	37,323
	Payment & Performance Bond	17,590	99,529
	Gross Receipts Tax	93,373	528,333
	Fee	73,291	414,704
	<b>TOTAL GMP (CHASSE BUILDING TEAM CONTRACT):</b>	<b>1,465,823</b>	<b>8,294,081</b>
		<b>COMBINED:</b>	<b>\$ 9,759,904</b>

Agua Fria Union HSD

**Transportation and Warehouse Facility**

October 6, 2021

**ALLOWANCES (included in Base Bid)**

#	DESCRIPTION	AMOUNT	NOTES
1	Contingency Allowance per 01 2100	\$ 207,049	see Project/Contractor Contingency and City Review Contingency line items on SOV
2	Signage Allowance per 01 2100	\$ 20,000	see 10B Signage line item on SOV
3	Special Systems Allowance (Security, Access Control, and Voice/Data Cabling Only)	\$ 113,965	see 27A Special Systems line item on SOV

## Alternates

### AFUHSO Transportation Facility

October 6, 2021

GMP 1.0

#### EXHIBIT G - ALTERNATES

#	DESCRIPTION	(+/-)	AMOUNT	NOTES
1	ADD to include manual Roller Window Shades at Opening 101B storefront and W1 windows Base Bid; sliding windows W2 & W3, door frame sidelights, and door lites are excluded.	+	\$ 4,393	would be added to total project cost
2	ADD to include extended Fire Line loop to allow for Fire Sprinkler System at the Covered Bus Parking, if required; excludes all costs associated with extension of Liberty/Epcor Fire Line in Cottor Lane, which is required for this design	+	\$ 404,075	would be added to total project cost
3	ADD to include Fire Sprinklers at Covered Bus Parking, if required	+	\$ 68,570	would be added to total project cost
4	ADD to include initial fill of 20,000 gallon fuel tank (assumed \$3.25/gallon price)	+	\$ 75,543	would be added to total project cost
5	ADD to include integral water repellent for CMU and mortar as called out on 04 2200; if accepted, lead time for gray CMU with IWR is 6 to 8 weeks	+	\$ 31,089	would be added to total project cost
6	DEDUCT if site can be raised .25' in order to reduce export	-	\$ 20,985	would be deducted from total project cost
7	ADD Covered Bus Parking scope	-	\$ 592,522	would be deducted from total project cost; if Covered Bus Parking is removed from the project, Site Electrical Lighting will need to be re-designed and there would be an increase to both site electrical and site concrete (remove light fixtures at underside of Canopy Deck and add back site light poles and concrete pole bases).
8	ROM ADD to use Steel Beam Roof Structure design in lieu of current Steel Joist Roof Structure design due to long lead times of Steel Joists. This option would require some foundation/footings modifications for the Concrete scope in order to support the added weight from the beams. This ROM ADD does not account for additional costs for Structural Re-Design.	+	\$ 58,110	would be added to total project cost

ID	Task Name	Duration Days	Scheduled Start	Scheduled Finish	2021	2022	2023
1	<b>AFUHSD Transportation</b>	479 d	Mon 11/23/20	Thu 9/22/22	AFUHSD Transportation		
2	<b>Project Summary</b>	478.25	Mon 11/23/20	Thu 9/22/22	Project Summary		
3	Start of Design Phase	1 d	Mon 2/1/21	Mon 2/1/21	Start of Design Phase		
4	Completion of DD Package	1 d	Mon 7/5/21	Mon 7/5/21	7/5   Completion of DD Package		
5	Completion of CD Package	1 d	Wed 9/8/21	Wed 9/8/21	9/8   Completion of CD Package		
6	GMP #1 Executed - Demolition Start	1 d	Mon 11/23/20	Tue 11/24/20	GMP #1 Executed - Demolition Start		
7	Pre-app	1 d	Thu 2/11/21	Thu 2/11/21	Pre-app		
8	Substantial Completion	1 d	Thu 9/22/22	Thu 9/22/22	9/22   Substantial Completion		
9	<b>Design/Preconstruction</b>	283 d	Mon 11/23/20	Wed 12/22/21	Design/Preconstruction		
10	<b>Programing</b>	65 d	Mon 11/23/20	Fri 2/19/21	Programing		
12	<b>Schematic Design</b>	68 d	Tue 2/2/21	Thu 5/6/21	Schematic Design		
17	<b>Design Development</b>	53 d	Fri 5/7/21	Tue 7/20/21	5/7   Design Development		
22	<b>Construction Documents - GMP#3 - Full Construction Package</b>	71 d	Wed 7/21/21	Wed 10/27/21	7/21   Construction Documents - GMP#3 - Full		
23	Develop Final CD Package	35 d	Wed 7/21/21	Tue 9/7/21	7/21   Develop Final CD Package		
24	Final CD Estimate	15 d	Wed 9/8/21	Tue 9/28/21	9/8   Final CD Estimate		
25	VE / Finalize GMP	15 d	Wed 9/29/21	Tue 10/19/21	9/29   VE / Finalize GMP		
26	District Review / Approval	5 d	Wed 10/20/21	Tue 10/26/21	10/20   District Review / Approval		
27	GMP - Notice to Proceed with Construction	1 d	Wed 10/27/21	Wed 10/27/21	10/27   GMP - Notice to Proceed with Constructi		
28	<b>Permitting</b>	100 d	Mon 8/23/21	Fri 1/7/22	8/23   Permitting		
29	Dust Control Permit	20 d	Wed 9/8/21	Tue 10/5/21	9/8   Dust Control Permit		
30	NESHAP Permit	10 d	Mon 8/23/21	Fri 9/3/21	8/23   NESHAP Permit		
31	Mass Grading Permit	10 d	Mon 8/30/21	Fri 9/10/21	8/30   Mass Grading Permit		
32	Building Permit	88 d	Wed 9/8/21	Fri 1/7/22	9/8   Building Permit		
33	NTP (Contract & Permits in Hand)	0 d	Wed 10/27/21	Wed 10/27/21	10/27   NTP (Contract & Permits in Hand)		
34	<b>Construction</b>	183 d	Mon 1/10/22	Wed 9/21/22	1/10   Construction		
35	<b>CONSTRUCTION</b>	183 d	Mon 1/10/22	Wed 9/21/22	1/10   CONSTRUCTION		
36	Mobilize	5 d	Mon 1/10/22	Fri 1/14/22	1/10   Mobilize		
37	Site Utilities / Foundations / SOG / Masonry	58 d	Mon 1/17/22	Wed 4/6/22	1/17   Site Utilities / Foundations / SOG		
38	Structural Steel Needed on Site	40 d	Thu 4/7/22	Wed 6/1/22	4/7   Structural Steel Needed on Si		
39	Complete Construction Remainder	80 d	Thu 6/2/22	Wed 9/21/22	6/2   Complete Construction		
40	Substantial Completion	0 d	Wed 9/21/22	Wed 9/21/22	9/21   Substantial Completio		

## EXHIBIT D - DRAWINGS & SPECIFICATIONS

Agua Fria Union High School District Transportation Facility - GeoTech Report			
SHEET	TITLE	PREPARED BY	PLAN DATE
	AFUHSD Transportation & Support Services Facility - Geotechnical Report	Speedie & Associates	4/26/2021
Agua Fria Union High School District Transportation Facility - Project Manual			
SHEET	TITLE	PREPARED BY	PLAN DATE
	AFUHSD Transportation & Support Services Facility - Project Specification Manual	SPS+	9/15/2021

Agua Fria Union High School District Transportation Facility - Plans			
SHEET	TITLE	PREPARED BY	PLAN DATE
G000	Cover Sheet	SPS+	9/15/2021
G100	Code Sheet	SPS+	9/15/2021
G101	Shell Energy Compliance	SPS+	9/15/2021
G110	UL Details	SPS+	9/15/2021
C-00	Cover Sheet - Site Improvements	Lloyd Engineering	9/8/2021
C-00.1	General Notes	Lloyd Engineering	9/8/2021
C-00.2	General Notes	Lloyd Engineering	9/8/2021
C-01	Existing Conditions	Lloyd Engineering	9/8/2021
C-02	Demolition Plan	Lloyd Engineering	9/8/2021
C-03.1	Dimension Plan	Lloyd Engineering	9/8/2021
C-03.2	Dimension Plan	Lloyd Engineering	9/8/2021
C-03.3	Dimension Points	Lloyd Engineering	9/8/2021
C-04.1	Grading and Drainage Plan	Lloyd Engineering	9/8/2021
C-04.2	Grading and Drainage Plan	Lloyd Engineering	9/8/2021
C-05.1	Paving Plan	Lloyd Engineering	9/8/2021
C-05.2	Paving Plan	Lloyd Engineering	9/8/2021
C-06.1	Water and Fireline Plans	Lloyd Engineering	9/8/2021
C-07.1	Sewer Plan	Lloyd Engineering	9/8/2021
C-08.1	Signage and Striping Plan	Lloyd Engineering	9/8/2021
C-08.2	Signage and Striping Plan	Lloyd Engineering	9/8/2021
C-09	Site Sections	Lloyd Engineering	9/8/2021
C-10	Details	Lloyd Engineering	9/8/2021
SWPP-01	SWPP Cover Sheet	Lloyd Engineering	9/8/2021
SWPP-02	SWPP Plan	Lloyd Engineering	9/8/2021
C-00	Cover Sheet - OffSite Improvements	Lloyd Engineering	9/8/2021
C-00.1	General Notes	Lloyd Engineering	9/8/2021
C-00.2	Index Map and Quantities	Lloyd Engineering	9/8/2021
C-01.1	Demolition Plan	Lloyd Engineering	9/8/2021
C-01.2	Demolition Plan	Lloyd Engineering	9/8/2021
C-02.1	Paving Plan and Profile	Lloyd Engineering	9/8/2021
C-02.2	Paving Plan and Profile	Lloyd Engineering	9/8/2021
C-02.3	Paving Plan and Profile	Lloyd Engineering	9/8/2021
C-03.1	Striping Plan	Lloyd Engineering	9/8/2021
C-03.2	Striping Plan	Lloyd Engineering	9/8/2021
L001	Landscape & Irrigation Cover Sheet	Thomas + Crowley	9/8/2021
L101	Landscape Plan	Thomas + Crowley	9/8/2021
L102	Landscape Plan	Thomas + Crowley	9/8/2021
L103	Landscape Details	Thomas + Crowley	9/8/2021
L201	Irrigation Plan	Thomas + Crowley	9/8/2021
L202	Irrigation Plan	Thomas + Crowley	9/8/2021
L203	Irrigation Details	Thomas + Crowley	9/8/2021
L301	Irrigation Details	Thomas + Crowley	9/8/2021
SP100	Site Plan	SPS+	9/15/2021
SP101	Fire Access Site Plan	SPS+	9/15/2021
SP102	Partial Enlarged Site Plan	SPS+	9/15/2021
SP103	Partial Enlarged Site Plan	SPS+	9/15/2021
SP111	Site Details	SPS+	9/15/2021

SP112	Site Gates and Details	SPS+	9/15/2021
SP113	Site Details	SPS+	9/15/2021
A100	Overall Dimension Plan	SPS+	9/15/2021
A101	Floor Plan - Service & Admin	SPS+	9/15/2021
A102	Dimension Plan - Service & Admin	SPS+	9/15/2021
A103	Floor Plan - Warehouse	SPS+	9/15/2021
A104	Dimension Plan - Warehouse	SPS+	9/15/2021
A110	Wall Types	SPS+	9/15/2021
A200	Overall Reflected Ceiling Plan	SPS+	9/15/2021
A201	Reflected Ceiling Plan - Service & Admin	SPS+	9/15/2021
A202	Reflected Ceiling Plan - Warehouse	SPS+	9/15/2021
A300	Overall Roof Plan	SPS+	9/15/2021
A400	Exterior Elevations	SPS+	9/15/2021
A401	Exterior Elevations Color	SPS+	9/15/2021
A500	Building Sections	SPS+	9/15/2021
A600	Wall Sections	SPS+	9/15/2021
A601	Wall Sections	SPS+	9/15/2021
A602	Wall Sections	SPS+	9/15/2021
A701	Floor Plan Details	SPS+	9/15/2021
A702	Door and Gate Details	SPS+	9/15/2021
A704	Reflected Ceiling Details	SPS+	9/15/2021
A705	Roof Details	SPS+	9/15/2021
A900	Masters Finish Legend and Signage	SPS+	9/15/2021
A901	Finish Plan - Service & Admin	SPS+	9/15/2021
A902	Finish Plan - Warehouse	SPS+	9/15/2021
A903	Enlarged Restrooms	SPS+	9/15/2021
A904	Millwork Elevations	SPS+	9/15/2021
A905	Millwork Elevations	SPS+	9/15/2021
A906	Interior Details	SPS+	9/15/2021
S000	Cover Sheet	Pangolin Structural	9/10/2021
S001	General Structural Notes	Pangolin Structural	9/10/2021
S002	General Structural Notes	Pangolin Structural	9/10/2021
S003	Special Inspections, Plan Legend, and Abbreviations	Pangolin Structural	9/10/2021
S004	Typical Details T1 - T12	Pangolin Structural	9/10/2021
S005	Typical Details T13 - T24	Pangolin Structural	9/10/2021
S006	Typical Details T25 - T36	Pangolin Structural	9/10/2021
S007	Typical Details T37 - T48	Pangolin Structural	9/10/2021
S008	Typical Details T49 - T60	Pangolin Structural	9/10/2021
S009	Typical Details T61 - T72	Pangolin Structural	9/10/2021
S010	Typical Details T73 - T84	Pangolin Structural	9/10/2021
S020	Structural Schedules	Pangolin Structural	9/10/2021
S100	Foundation Plan	Pangolin Structural	9/10/2021
S300	Roof Framing Plan	Pangolin Structural	9/10/2021
S401	Foundation Details 101 - 112	Pangolin Structural	9/10/2021
S402	Foundation Details 113 - 124	Pangolin Structural	9/10/2021
S501	Framing Details 201 - 212	Pangolin Structural	9/10/2021
S502	Framing Details 213- 224	Pangolin Structural	9/10/2021
FX001	Fire Protection Legend	Bridgers & Paxton	9/10/2021
FX100	Fire Protection Floor Plan	Bridgers & Paxton	9/10/2021
FX501	Fire Protection Details	Bridgers & Paxton	9/10/2021
P-001	Plumbing Legend	Bridgers & Paxton	9/10/2021
PS100	Plumbing Site Plan	Bridgers & Paxton	9/10/2021
PL100	Waste & Vent Floor Plan	Bridgers & Paxton	9/10/2021
PL101	Waste & Vent Floor Plan - Service	Bridgers & Paxton	9/10/2021
PL103	Waste & Vent Floor Plan - Admin	Bridgers & Paxton	9/10/2021
PL300	Plumbing Roof Plan	Bridgers & Paxton	9/10/2021
PP100	Pressure Piping Floor Plan	Bridgers & Paxton	9/10/2021
PP101	Pressure Piping Floor Plan - Service	Bridgers & Paxton	9/10/2021
PP103	Pressure Piping Floor Plan - Admin	Bridgers & Paxton	9/10/2021
P-401	Enlarged Plumbing Plans	Bridgers & Paxton	9/10/2021
P-501	Plumbing Details	Bridgers & Paxton	9/10/2021
P-502	Plumbing Details	Bridgers & Paxton	9/10/2021

P-601	Plumbing Diagrams	Bridgers & Paxton	9/10/2021
P-602	Plumbing Diagrams	Bridgers & Paxton	9/10/2021
P-701	Plumbing Specifications	Bridgers & Paxton	9/10/2021
M-001	Mechanical Legend	Bridgers & Paxton	9/10/2021
M-101	HVAC Floor Plan - Service	Bridgers & Paxton	9/10/2021
M-103	HVAC Floor Plan - Admin	Bridgers & Paxton	9/10/2021
M-105	HVAC Floor Plan - Warehouse	Bridgers & Paxton	9/10/2021
M-300	Mechanical Roof Plan	Bridgers & Paxton	9/10/2021
M-501	Mechanical Details	Bridgers & Paxton	9/10/2021
M-502	Mechanical Details	Bridgers & Paxton	9/10/2021
M-701	Mechanical Schedules	Bridgers & Paxton	9/10/2021
M-702	Mechanical Schedules	Bridgers & Paxton	9/10/2021
M-703	Mechanical Compliance Certificate	Bridgers & Paxton	9/10/2021
M-704	Mechanical Compliance Certificate	Bridgers & Paxton	9/10/2021
M-705	Mechanical Compliance Certificate	Bridgers & Paxton	9/10/2021
M-801	Mechanical Controls Legend	Bridgers & Paxton	9/10/2021
M-802	Mechanical Control Diagrams	Bridgers & Paxton	9/10/2021
M-803	Mechanical Control Diagrams & Sequence of Operation	Bridgers & Paxton	9/10/2021
E-001	Electrical Legend	Bridgers & Paxton	9/10/2021
E-002	Technology Legend and General Notes	Bridgers & Paxton	9/10/2021
ES100	Electrical Site Plan	Bridgers & Paxton	9/10/2021
ES102	Electrical Street Light Plan	Bridgers & Paxton	9/10/2021
EL101	Lighting Floor Plan - Service	Bridgers & Paxton	9/10/2021
EL103	Lighting Floor Plan - Admin	Bridgers & Paxton	9/10/2021
EL105	Lighting Floor Plan - Warehouse	Bridgers & Paxton	9/10/2021
EJ101	Receptacle & Special Systems Floor Plan - Service	Bridgers & Paxton	9/10/2021
EJ103	Receptacle & Special Systems Floor Plan - Admin	Bridgers & Paxton	9/10/2021
EJ105	Receptacle & Special Systems Floor Plan - Warehouse	Bridgers & Paxton	9/10/2021
EP101	Power Floor Plan - Service	Bridgers & Paxton	9/10/2021
EP103	Power Floor Plan - Admin	Bridgers & Paxton	9/10/2021
EP105	Power Floor Plan - Warehouse	Bridgers & Paxton	9/10/2021
EP300	Electrical Roof Plan	Bridgers & Paxton	9/10/2021
FA101	Fire Alarm Floor Plan - Service	Bridgers & Paxton	9/10/2021
FA103	Fire Alarm Floor Plan - Admin	Bridgers & Paxton	9/10/2021
FA105	Fire Alarm Floor Plan - Warehouse	Bridgers & Paxton	9/10/2021
E-401	Enlarged Electrical Plan	Bridgers & Paxton	9/10/2021
E-501	Electrical Detail Sheet	Bridgers & Paxton	9/10/2021
E-502	Electrical Detail Sheet	Bridgers & Paxton	9/10/2021
E-601	Electrical Diagrams	Bridgers & Paxton	9/10/2021
E-602	Grounding Diagram	Bridgers & Paxton	9/10/2021
E-701	Electrical Schedules	Bridgers & Paxton	9/10/2021
E-702	Electrical Schedules	Bridgers & Paxton	9/10/2021
E-703	Electrical Schedules	Bridgers & Paxton	9/10/2021
E-704	Electrical Schedules	Bridgers & Paxton	9/10/2021
E-705	Electrical Compliance Certificate	Bridgers & Paxton	9/10/2021
E-706	Electrical Compliance Certificate	Bridgers & Paxton	9/10/2021
F0.0	Fuel Specifications	Applied Engineering	9/8/2021
F1.0	Fuel Island Floor Plan	Applied Engineering	9/8/2021
F2.0	Fuel Tank Plans and Elevation Views	Applied Engineering	9/8/2021
F3.0	Fuel Island Plan and Elevation	Applied Engineering	9/8/2021
F4.0	Fuel Equipment Schedules	Applied Engineering	9/8/2021
F5.0	Fuel Details	Applied Engineering	9/8/2021
F6.0	Fuel Details	Applied Engineering	9/8/2021
F6.1	Def Tank Details	Applied Engineering	9/8/2021
F7.0	Fuel Details	Applied Engineering	9/8/2021
F8.0	Fuel Detail	Applied Engineering	9/8/2021

## **ASSUMPTIONS & CLARIFICATIONS**

PROJECT: **AFUHSD Transportation Facility**

DATE: **October 7, 2021**

ESTIMATE: **GMP**

### **ITEMS ASSUMED BY OWNER AND NOT INCLUDED IN GMP**

- 1 Architectural and engineering fees
- 2 All permanent utility design, usage and installation fees - Power, Water, Sewer, Data, Gas
- 3 Permit fees including building permits, plan review, impact fees, development fees and tap fees
- 4 All work in Cotton Lane by Epcor and Liberty Utilities shown on Epcor and Liberty Interconnect Exhibit in order to provide connection points for our project.
- 5 City of Goodyear tap, meter and installation fees
- 6 Asbestos Survey, Abatement and hazardous waste removal
- 7 Contract sum excludes any and all unforeseen underground conditions not shown on the contract drawings

### **GENERAL ASSUMPTIONS**

- 1 Estimate includes Builders Risk and General Liability insurance for duration of project
- 2 Estimate includes payment and performance bond for duration of project
- 3 Estimate includes Gross Receipts Tax including State of Arizona, Maricopa County, and City of Goodyear at 6.370%
- 4 Estimate includes normal 5-day (40) hour work week, overtime provisions are excluded
- 5 Estimate includes a total project duration of 35 weeks. Additional phases and/or additional scopes of work will increase project duration and will need to be incorporated into the project schedule as needed. General Conditions costs will need to be evaluated if the project duration is increased beyond what was originally included as part of this GMP.
- 6 Estimate excludes A.R.S 15-512(H), such that Chasse Building Team will not be required to fingerprint construction workers on site. Costs to provide fingerprinting is excluded
- 7 Estimate excludes Mock-Up's.
- 8 Estimate aligns with RFI Response document generated during GMP Bid Process by Chasse Building Team and responded to by SPS+ and their consultants. See RFI Responses Exhibit.

### **DIVISION 1 - SURVEY AND LAYOUT**

- 1 Includes required potholing in Cotton Lane.

### **DIVISION 2 - DEMOLITION**

- 1 N/A

### **DIVISION 3 - CONCRETE**

- 1 Includes 15 mil vapor barrier only at rooms with a material floor finish. Areas with CONC-1, CON-2, CONC-3, and CONC-4 floor finishes will not have vapor barrier beneath slab on grade.
- 2 Includes curing interior slabs with Diamond Clear VOX liquid curing compound.
- 3 Excludes all floor slab treatments and hardeners.
- 4 Excludes any colored or specialty concrete.

### **DIVISION 4 - MASONRY**

- 1 Includes all building and site CMU as standard gray CMU to be painted.
- 2 Includes site CMU walls with center score and split face as detailed on SP111 on one side only (public side).



3 Excludes monument sign.

4 Excludes integral water repellent called out in spec 04 2200 as Trade Partners believed this was only necessary if we have pre-finished CMU. The blockfill and paint of the gray CMU technically leaves the block unexposed. If the integral water repellent is still required for the gray block to be painted, see ALT #5 for cost add.

## **DIVISION 5 - STEEL**

1 Includes delivery date of March 2022 for Steel Joists. See ALT #8 for change in design to Steel Beams in lieu of Steel Joists for shorter lead times.

## **DIVISION 6 - WOODS & PLASTICS**

1 Includes Wood Composite Trellis materials as MoistureShield 2x4 and 2x6 members.

## **DIVISION 7 - THERMAL & MOISTURE PROTECTION**

1 Includes downspouts daylighting for sheet flow (no underground storm connection) for all roof drainage.

2 Excludes batt insulation above Acoustic Ceiling Tile per 20/A704, with the exception of Offices 122, 123, and 127

3 Includes R-30 Coated Foam Roof System at Admin area using 2" of spray foam insulation over 3" polyiso; R-19 Coated Foam Roof System at Warehouse and Bus Bay areas using 2" of spray foam insulation over 1.5" polyiso. R-Values per Comcheck on G101.

4 Includes long lead time of 8 months for Polyiso Rigid Insulation if ordered today (landing on-site in May/June).

5 Includes all collector boxes/downspouts to be field painted. Due to gauge of metal, cannot be pre-finished.

## **DIVISION 8 - DOORS & GLAZING**

1 Includes HM Frames as welded. Specs are ambiguous on whether frames are to be welded or drywall knock down.

2 Includes HM doors as 18 ga and HM frames as 16 ga, which is better suited for Educational Facilities (spec calls for HM doors to be 20ga and HM frames to be 18 ga).

3 Includes Wood Doors as plain slice white birch with factory clear finish. Room Blueprint matching with panels referenced in the Wood Door spec is excluded as it's very expensive and not seen in Educational Facilities.

4 Includes Overhead Door Corp's Series 620 Rolling Steel Doors as an equal to Cookson, Cornell, and Clopay products approved in the specs. Product data and Substitution Request for Overhead Door Corp was submitted to Brent Heaton on 10/5.

5 Excludes security film at all exterior glass

6 Excludes all Access Control components called out in Hardware Sets defined in 08 7100. Access Control scope to be covered by Div 27A Allowance.

## **DIVISION 9 - FINISHES**

1 All material allowances provided on A900 are assumed to NOT include sundries or labor for install. Trade Partner pricing does incorporate the material allowances provided, costs for necessary sundries for installation, and costs for installation labor.

2 Includes assumed material allowance for CPT-1 of \$20/SY

3 Includes assumed material allowance for LVT-1 of \$3.25/SF

4 Includes waterproofing for floor and wall tile only at the Shower in RR 126

5 Includes joint filler at CONC-1, CONC-2, CONC-3, and CONC-4 floor finishes.

6 Includes budget to paint columns and beams only for Covered Bus Parking. Deck will be prefinished.

## **DIVISION 10 - SPECIALTIES**

1 Includes an Allowance for keynote 10.19 Horizontal Cable Life Line Fall Protection System on A201. References Specs and Structural Drawings, but there is no spec or and only reference to (2) anchor points in the Structurals.

- 2 Includes an Allowance for all Signage, including necessary code related items, room signage, and exterior Building Signage. See Allowance #3.

#### **DIVISION 11 - EQUIPMENT**

- 1 Includes Fuel Equipment as laid out and scheduled in the F Sheets. Equipment has the following lead times and requires an immediate commitment in order to meet our schedule: Tank - 32 weeks from date of PO; Fillport Systems (unleaded / diesel) - 4 to 5 weeks for drawings, 30 to 34 weeks for approved drawings; Fuel Dispensers - 14 to 18 weeks.
- 2 Excludes Initial Fill of the 20,000 fuel tank. See Alternates if this would like to be included in CBTs responsibilities.
- 3 Includes bumpers only in regards to Loading Dock Equipment. Dock Levelor and any other equipment related to Loading Dock Equipment is excluded.
- 4 Excludes Lockers (none shown)

#### **DIVISION 12 - FURNISHINGS**

- 1 Includes ADD ALT for Roller Shades at all Windows per A900. Door Lites and Frame Type B sidelites are excluded. See Alternates.

#### **DIVISION 13 - SPECIAL CONSTRUCTION**

- 1 Includes Auto Equipment per Doehrman Company design and quotation. This quote does not include any relocation of existing equipment from any of AFUHSD's facilities.
- 2 Excludes any shelving in Parts 125 and Fluids 128; if required, assumed part of the FF&E package by owner.
- 3 Includes I-Beam double-cantilever shade canopy system for (51) Bus Parking spaces as designed by Gort Metals and described on their proposal dated 9/30/2021. Proposal includes all engineering, permit acquisition (permit fees are excluded - by Owner), material, freight, excavation, pouring of caisson footings, removal of excavated spoils from site, and erection. **This is an additive alternate to the GMP**
- 4 Includes all structural members for Covered Bus Parking to receive one coat tinted primer and be field painted.
- 5 Includes roofing for Covered Bus Parking as 29-gauge prefinished baked enamel in white, light grey, or tan colors. Trim to be prefinished to match roof decking.

#### **DIVISION 14 - CONVEYING**

- 1 N/A

#### **DIVISION 21 - FIRE PROTECTION**

- 1 Excludes Fire Sprinklers at covered bus parking due to proximity from the building and feedback from our Trade Partners. If required, see ADD ALT in Alternates for both Fire Sprinkler ADD, as well as the extension of the Fire Line loop.

#### **DIVISION 22 - PLUMBING**

- 1 Includes budget pricing for roof/overflow drains at the Admin Roof per RFI Response 22.01, not currently shown on Plumbing sheets. Pricing may need to be re-visited once design is complete.
- 2 Includes 500 gallon sand/oil interceptor as scheduled on P-701, excludes 3,000 gallon sand/oil interceptor referenced in Civil design.
- 3 Includes budget pricing for drain and 4" s/o line to tie into S/O Interceptor at the exterior of the east wall where drain location is shown, but design is not complete on Plumbing drawings. Pricing may need to be re-visited once design is complete.
- 4 Includes (6) Trench Drains at Bus Bay as Zurn Z886.
- 5 Includes budgetary pricing for condensate drains for (8) Evap Coolers and (5) Indoor Ductless Splits, not currently shown on Plumbing sheets. Pricing may need to be re-visited once design is complete.
- 6 Excludes insulation of cold water piping

#### **DIVISION 23 - HVAC and CONTROLS**

- 1 Includes Programmable T-Stats, Manual Switching and Factory Controls (RTUs) for operation/control of HVAC Equipment per revised sheet M-802 received on 9/27/2021. Original sheet M-802 dated 09.10.2021 referencing the need for EMS/FMS Building Automation is excluded.

## **DIVISION 26 - ELECTRICAL + FIRE ALARM**

- 1 Includes budget for Primary service (trench, conduit, backfill) with the assumption of 400 linear feet and (2) 4" PVC conduits. Wire by APS.
- 2 Includes budget for Communication (trench, conduit, backfill) with the assumption of 420 linear feet, (2) 2" PVC conduits, and (2) 4" PVC conduits. Wire by Telco provider.
- 3 Includes budget for Secondary service (trench, conduit, backfill) with the assumption of 20 linear feet and (2) 4" PVC conduits.
- 4 Includes Fire Alarm per layouts on FA101, FA103, FA105 and connection diagram 2/E-501. Fire Alarm system in full conduit.
- 5 Includes rough-in and backboxes only for Special Systems shown.

## **DIVISION 27 - SPECIAL SYSTEMS**

- 1 Includes special systems allowance carried forth from Conceptual Estimate. Allowance to cover Voice/Data Cabling, Access Control, and Security Cameras.

## **DIVISION 31 - EARTHWORK / ASPHALT PAVING**

- 1 Includes remove and replace asphalt at Cotton Lane only. Slurry seal requirements at existing paving adjacent to R&R locations is excluded. This clarification applies in Div 33, as well.
- 2 Includes asphalt paving on site with the following profiles: Light Duty 2" AC on 4" ABC; Heavy Duty 4" AC on 6" ABC
- 3 Includes SWPPP requirements per SWPP-01 and SWPP-02.
- 4 Includes on-site Signage & Striping per SP102 and SP103; off-site Signage & Striping per C-03.1 and C-03.2.
- 5 Excludes relocation of existing utilities pull boxes at Cotton Lane Offsites (KN#4/C-01.1). Relocation by Utility Co.

## **DIVISION 32 - EXTERIOR IMPROVEMENTS**

- 1 Includes Rolling Gate as detailed on Architectural Site Plans. Spec 32 3100 conflicts with details on Architectural Site Plan, thus spec 32 3100 is excluded.
- 2 Includes Chain Link fencing and gates in compliance with MAG specifications, sections 420 & 772 with privacy slats included.
- 3 Includes Tomar fire department strobe detector, which is an Opticom equal. Rolling Gate is the only automated gate on the project.
- 4 Includes the (65) Red Push Pistache Trees as 36" box trees (1.25" to 1.5" calipers). Trade Partners are seeing the 2" calipers as 48" boxes, which will substantially raise the Landscape/Irrigation budget as this requires more labor and equipment intensive work.
- 5 Includes Rip-Rap per Civil detail. Grouted rip-rap is excluded.
- 6 Excludes Root Barrier detail 8/L103 per RFI Response 32.08.
- 7 Includes 35' high Aluminum Flagpole in dark bronze finish with internal halyard and finial ball. American Flag not included.

## **DIVISION 33 - SITE UTILITIES / DRYWELLS**

- 1 Excludes storm drain lines and connections for all roof drainage (not shown).
- 2 Excludes 3,000 gallon Sand/Oil Interceptor as shown on C-07.1. 500 gallon S/O Interceptor is included in Division 22 per schedule on P-701.

**EXHIBIT B.1**  
**CONTRACTOR'S LABOR RATES AND INTERNAL EQUIPMENT RATES**

This Exhibit is incorporated into this Contract between the parties, as the parties desire to amend said document. In the event of any conflict, inconsistency or ambiguity between the terms and provisions of this Exhibit and those of the Contract, this Exhibit shall govern.

**LABOR RATES (FULLY BURDENED)**

<u>Description</u>	<u>Labor Code</u>	<u>Cost Phase</u>	<u>Labor</u>	<u>Hourly Billable Rates</u>			
				<u>Vehicle</u>	<u>Laptop &amp; Software</u>	<u>Cell Phone/iPAD/Devices</u>	
General Superintendent	SUP4	80030	\$ 135.00	\$ 6.92	\$ 4.44	\$ 1.04	
Senior Superintendent	SUP3	80000	\$ 125.00	\$ 6.92	\$ 4.44	\$ 1.04	
Site Superintendent	SUP2	80010	\$ 105.00	\$ 6.92	\$ 4.44	\$ 1.04	
Assistant Superintendent	SUP1	80020	\$ 90.00	\$ 6.92	\$ 4.44	\$ 1.04	
Foreman	FORE	80040	\$ 60.00	\$ 6.92	\$ 4.44	\$ 1.04	
Laborer	LABR	80050	\$ 35.00	\$ 6.92	\$ 4.44	\$ 1.04	
Project Director	PM4	80130	\$ 165.00	\$ 6.92	\$ 4.44	\$ 1.04	
Senior Project Manager	PM3	80070	\$ 125.00	\$ 6.92	\$ 4.44	\$ 1.04	
Project Manager	PM2	80080	\$ 110.00	\$ 6.92	\$ 4.44	\$ 1.04	
Assistant Project Manager	PM1	80090	\$ 90.00	\$ 6.92	\$ 4.44	\$ 1.04	
Project Engineer	PE1	80110	\$ 80.00	\$ 6.92	\$ 4.44	\$ 1.04	
Project Administrator	ADMN	80115	\$ 60.00		\$ 4.44	\$ 1.04	
Chief Estimator	EST3	80140	\$ 135.00	\$ 6.92	\$ 4.44	\$ 1.04	
Preconstruction Manager	EST2	80150	\$ 110.00	\$ 6.92	\$ 4.44	\$ 1.04	
Estimator	EST1	80160	\$ 90.00	\$ 6.92	\$ 4.44	\$ 1.04	
BIM   Virtual Construction	VDC	80170	\$ 120.00	\$ 6.92	\$ 4.44	\$ 1.04	
QA/QC Surveyor	VDC	80170	\$ 110.00	\$ 6.92	\$ 4.44	\$ 1.04	
Safety Director	SO	80190	\$ 90.00	\$ 6.92	\$ 4.44	\$ 1.04	
Marketing Manager	MRKT	80180	\$ 80.00		\$ 4.44	\$ 1.04	
Intern	INTN	80060	\$ 30.00		\$ 4.44	\$ 1.04	

**INSURANCE AND BOND COSTS**

<u>Description</u>	<u>Cost per thousand</u>
Liability insurance shall be fixed at the following rate per thousand dollars of total contract value	\$12.00
Payment and performance bond shall be fixed at the following rate per thousand dollars of total contract value	\$11.00
Builders risk insurance shall be fixed at the following rate per thousand dollars of total contract value	\$0.60

**INTERNAL EQUIPMENT RENTAL RATES**

<u>Description</u>	<u>Cost Phase</u>	<u>Monthly Rate</u>
Jobsite Storage   Conex	01050	\$450
Jobsite Storage   Semi-tool trailer	01050	\$500
Jobsite Storage   Superintendent toolbox	01050	\$625
Air Quality   Air scrubber	01040	\$560
Air Quality   Industrial fan	01040	\$425
Dust Control   Grizzly system (each)	01200	\$105
Dust Control   Water truck (2,000 gallon)	31300	\$3,250
Dust Control   Water truck (4,000 gallon)	31300	\$5,500
Dust Control   Water wagon	31300	\$625
Dust Control   Submersible pump / Trash pump	01040	\$695
Dust Control   Fire hose	31300	\$150
Hoisting   Rough Terrain Forklift (5,000 LB)	06100	\$2,350
Temporary Electric   5kw generator	80390	\$250
Temporary Electric   25kw generator	26200	\$1,325
Temporary Security   Security camera (each per month)	01020	\$2,350
Layout and QA/QC   Trimble total station	02010	\$2,000
Layout and QA/QC   Laser level	01040	\$680
Furnishings   Job site trailer furniture (lump sum)	80360	\$2,600
Transportation   Job site vehicle	01040	\$890
Information Technology   Jobsite setup (lump sum)	80230	\$1,250
Information Technology   Data vault/digital plan kiosk	01070	\$865
Information Technology   Drone for aerial construction photos	01090	\$350