

**STATE OF ARIZONA  
SCHOOL FACILITIES BOARD**

**\* SCHOOL FACILITIES BOARD \***

**NOTICE OF PUBLIC MEETING**

Pursuant to Arizona Revised Statutes Annotated (A.R.S.) §38-431.02, notice is hereby given to the members of the School Facilities Board and to the general public that the Board will hold a meeting open to the public at the date, time and place set forth below. The Board will consider the items listed on the agenda and will take action when necessary and appropriate. The Board reserves the right to change the order of items on the agenda, with the exception of public hearings.

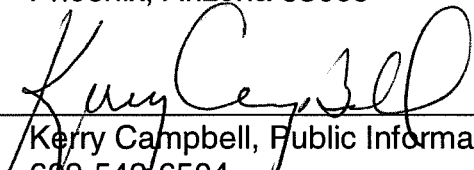
Pursuant to A.R.S. §38-431.03(A)(3), (4) and (7) the Board may vote to go into Executive Session, which is not open to the public to receive legal advice from the Board's attorney on any matter listed on the agenda.

One or more members of the School Facilities Board may attend either in person or by telephone, video or internet conferencing.

DATED AND POSTED this 1<sup>ST</sup> day of June, 2015.

June 3, 2015  
10:00am MST  
Arizona State Archives Building  
1901 W. Madison St.  
1<sup>st</sup> Floor Meeting Room  
Phoenix, Arizona 85009

By

  
Kerry Campbell, Public Information Officer  
602-542-6504  
School Facilities Board  
1700 W. Washington St., Ste. 104  
Executive Tower, 1st Floor  
Phoenix, Arizona 85007

Persons with a disability may request a reasonable accommodation, such as a sign language interpreter, by contacting Kerry Campbell at 602-542-6504. Requests should be made as early as possible to allow time to arrange the accommodation.

**AGENDA**  
**SCHOOL FACILITIES BOARD**  
**June 3, 2015**  
**10:00AM**

Arizona State Archives Building  
1901 W. Madison St.  
1<sup>st</sup> Floor Meeting Room  
Phoenix, Arizona 85009

Pursuant to A.R.S. §38-431.03(A)(3), the Board may vote to go into Executive Session, which is not open to the public for discussion or consultation for legal advice with the Board's attorney.

- I. Call to Order
- II. Roll Call
- III. Consideration and possible vote to accept, reject or modify the Minutes of May 6, 2015 and the Minutes of May 13, 2015
- IV. Director's Report
  - a. Refunding Certificates of Participation Tax Exempt Series 2015 Bond Preliminary Official Statement
  - b. SFB Staffing Update
- V. Reduction of Square Footage Requests
  - a. Consideration and possible vote to accept, reject or modify Requests for Reduction of Square Footage
- VI. Building Renewal Grant Requests
  - a. Consideration and possible vote to ratify the Executive Director's awards of Building Renewal Grant funds as authorized in the Building Renewal Grant Policy IX.C. (up to \$50,000 for deficiencies correction)

◆ Deer Valley Unified
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◆ Colorado River Union
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◆ Lake Havasu Unified
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◆ Pine Strawberry Elementary
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◆ Tolleson Elementary
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- b. Consideration and possible vote to accept, reject or modify Building Renewal Grant Requests

Supplemental Awards

◆ Ash Creek Elementary (2 requests)
◆ Canon Elementary
◆ Creighton Elementary
◆ Duncan Unified
◆ Holbrook Unified
◆ JO Combs Unified
◆ Kingman Unified
◆ Round Valley Unified (3 requests)
◆ Tolleson Elementary

- c. Consideration and possible vote to accept, reject or modify Building Renewal Grant Requests

Construction Awards

◆ Amphitheater Unified
◆ Bullhead City Elementary
◆ Casa Grande Elementary (2 requests)
◆ Colorado River Union (2 requests)
◆ Crane Elementary (3 requests)
◆ Lake Havasu Unified (2 requests)
◆ Laveen Elementary (2 requests)
◆ Mesa Unified (3 requests)
◆ Palo Verde Elementary
◆ Phoenix Elementary
◆ Tucson Unified

- d. Consideration and possible vote to accept, reject or modify Building Renewal Grant Requests

Design Awards

◆ Casa Grande Elementary
◆ Colorado River Union (2 requests)
◆ Red Rock Elementary

- e. Consideration and possible vote to accept, reject or modify Building Renewal Grant Requests

Denial

◆ Laveen Elementary

VII. Emergency Deficiencies Correction Requests

- a. Consideration and possible vote to accept, reject or modify Emergency Deficiencies Correction requests (construction awards)

◆ Flowing Wells Unified

VIII. Future Agenda Items

IX. Public Comment

Members of the Board may not discuss items that are not specifically identified on the agenda. Therefore, pursuant to A.R.S. §38-431.01(H), action taken as a result of public comment will be limited to directing staff to study the matter, responding to the criticism or scheduling the matter for further consideration and decision at a later date.

X. Adjournment



SCHOOL FACILITIES BOARD  
May 6, 2015  
Phoenix, Arizona

The School Facilities Board held a Board Meeting at the Arizona State Archives Building in Phoenix, Arizona. The meeting began at 10:08 A.M.

<u>Members Present</u>	<u>Guests Present</u>
Jennifer Stielow, Chair	Jennifer Cospers, Squire Patton Boggs
Tom Rushin, Vice-Chair	Pedro Miranda, Squire Patton Boggs
Dru Barisich	Derron Bowyer, CRS
Edward Boot	Phil Farber, Benson USD
Vern Crow	Ray Melch, Benson USD
Bryan Peltzer	Dennis Edwards, CST
Traci Sawyer-Sinkbeil	Sue Sylvester, Roofing Southwest
Dr. Jeff Smith	Cary Ballou, Facility Management Group
Ashley Berg (non-voting)	Lupita Hightower, Tolleson ESD
	Bob Young, Dysart USD
<u>Members Absent</u>	Richard Oros, Tolleson UHSD
Ward Simpson	Joe Schnupp, H2 Group
	Todd Poer, Mesa USD
<u>Staff Present</u>	Sameer Pandey, BESP
Dean Gray, Executive Director	Jim Serbin, Tolleson ESD
Phil Williams, Deputy Director	Ron Passarelli, retired staff member
Kerry Campbell, Public Information Officer	
Amber Peterson, School Finance Specialist	
Debra Sterling, Attorney General's Office	
Dan Demland, School Facilities Liaison	
Yujun Mei, Demographer	
David Kennon, Assessor	
Gerry Breuer, School Facilities Liaison	

- I. Call to Order  
Chairman Jennifer Stielow called the meeting to order at approximately 10:08 A.M.
- II. Roll Call  
There were eight (8) voting Board Members and one (1) non-voting Board Member present.
- III. Consideration and possible vote to accept, reject or modify the Minutes of April 1, 2015  
Traci Sawyer-Sinkbeil made a motion for Board approval of the Minutes of April 1, 2015. Vern Crow seconded. The motion passed with a voice vote of 8-0.
- IV. Director's Report
  - a. FY2015 Refunding Resolution  
Dean Gray deferred to Grant Hamill of Stifel, the Board's Financial Advisor, for an overview of the refunding Resolution.

Vern Crow made a motion for Board approval of the FY2015 Refunding Resolution as presented in the Board packet. Tom Rushin seconded. The motion passed with a voice vote of 8-0.

b. Update on San Carlos Unified

Dean Gray deferred to Amber Peterson for the update.

c. New School Facilities Fund Terms and Conditions

Dean Gray provided a brief explanation of the proposed changes as presented in the Board packet.

Vern Crow made a motion for Board approval of the proposed changes to the New School Facilities Fund Terms and Conditions. Edward Boot seconded. The motion passed with a voice vote of 8-0.

d. Policy Approval – V. New Construction

Dean Gray provided a brief explanation of the proposed changes as presented in the Board packet. The Board discussed various aspects of the policy.

Traci Sawyer-Sinkbeil made a motion for Board approval of the proposed changes to SFB Policy V. New Construction. Dru Barisich seconded. The motion passed with a voice vote of 8-0.

e. Rule Review Update

Dean Gray deferred to Ron Passarelli who provided a brief explanation of the upcoming Rule Review requirements. The Board discussed various aspects of the process and requirements.

V. Reduction of Square Footage

a. Consideration and possible vote to accept, reject or modify Requests for Reduction of Square Footage

Amber Peterson provided a brief explanation of the staff recommendation as presented in the Board packet. The Board discussed various aspects of the district's request.

Dr. Jeff Smith made a motion to table **Deer Valley Unified's** request for reconsideration at a future Board meeting. Vern Crow seconded. The motion passed with a voice vote of 8-0.

b. Consideration and possible vote to accept, reject or modify Requests for Reduction of Square Footage

Amber Peterson provided a brief explanation of the staff recommendations as presented in the Board packet.

Vern Crow made a motion for Board approval of the following staff recommendations:

1. Board approval of **Show Low Unified's** request for grade reconfiguration as presented.
2. Board approval of **Show Low Unified's** request to sell Clay Springs Elementary School.

Edward Boot seconded. The motion passed with a voice vote of 8-0.

c. Consideration and possible vote to accept, reject or modify Requests for Reduction of Square Footage

Amber Peterson provided a brief explanation of the staff recommendation as presented in the Board packet.

Vern Crow made a motion for Board approval of the following staff recommendation:

Board denial of **Show Low Unified's** request to reconfigure its schools as presented.

Edward Boot seconded. The motion passed with a voice vote of 8-0.

VI. Building Renewal Grant Requests

a. Consideration and possible vote to ratify the Executive Director's awards of Building Renewal Grant funds as authorized by the Building Renewal Grant Policy IX.C. (up to \$50,000 for project award)

Dean Gray reviewed the balance of the Building Renewal Grant fund. If today's recommendations are approved by the Board the remaining balance would be \$4,404,930. Staff continues working to close projects and make recognized savings and unspent monies available for new projects. Dean Gray provided a brief explanation of the requests as presented in the Board packet. The Board discussed various aspects of the projects.

Tom Rushin made a motion for Board approval of the following staff recommendations:

1. Board ratification that **Cedar Unified** be awarded \$8,351 in Building Renewal Grant funding for the replacement of one backflow preventer and repair of three backflow preventers at Jeddito Elementary School (project number 090225001-9999-008BRG).
2. Board ratification that **Gila Bend Unified** be awarded \$6,731 in Building Renewal Grant funding for the replacement of the walk-in cooling unit in Building 1001 at Gila Bend Elementary School (project number 070224001-1001-012BRG). This amount includes \$500 in contingency that will only be used with SFB staff approval.
3. Board ratification that **Tanque Verde Unified** be awarded \$4,000 in Building Renewal Grant funding for the replacement of the fire alarm control panel at Tanque Verde High School (project number 100213002-9999-004BRG).
4. Board ratification that **Tanque Verde Unified** be awarded \$5,000 in Building Renewal Grant funding for the replacement of the sewer lift pump for all buildings at Tanque Verde High School (project number 100213002-9999-005BRG). This includes \$753 in contingency that will only be used with SFB staff approval. The district will contribute \$285 towards the project, which brings the total project cost to \$5,285.

Traci Sawyer-Sinkbeil seconded. The motion passed with a voice vote of 8-0.

Edward Boot and Vern Crow recused themselves from the Board at this time.

- b. Consideration and possible vote to ratify the Executive Director's awards of Building Renewal Grant funds as authorized by the Building Renewal Grant Policy IX.C. (up to \$30,000 for investigation)

Dean Gray provided a brief explanation of the request as presented in the Board packet. The Board discussed various aspects of the request.

Bryan Peltzer made a motion for Board approval of the following staff recommendation:

Board ratification that **Globe Unified** be awarded \$15,000 in Building Renewal Grant funding for environmental testing and Board approval to award an additional \$42,955 for a geotechnical investigation to correct the VCT flooring issues in all three buildings at High Desert Middle School (project number 040201105-9999-005BRG). This includes \$31,198 in contingency that shall only be used with SFB staff approval.

Dru Barisich seconded. The motion passed with a voice vote of 6-0.

Edward Boot and Vern Crow rejoined the Board at this time.

- c. Consideration and possible vote to accept, reject or modify Building Renewal Grant Requests (supplemental awards)

Dean Gray provided a brief explanation of the request as presented in the Board packet. The Board discussed various aspects of the projects and agreed to take a separate vote on the two requests from Dysart Unified.

Vern Crow made a motion for Board approval of the following staff recommendations:

1. This item was voted on separately.
2. This item was voted on separately.
3. Board approval of the staff recommendation that **Gila Bend Unified** be awarded an additional \$50,900 in Building Renewal Grant funding for further structural investigation and hazardous materials testing in the music/library/art Building 1004 at Gila Bend Elementary School (project number 070224001-1004-010BRG). This includes \$10,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$192,900.
4. Board approval of the staff recommendation that **Hayden-Winkelman Unified** be awarded an additional \$107,531 in Building Renewal Grant funding for the concrete fascia repair on Building 1005 at Hayden High School (project number 040241004-1005-003BRG). This includes \$20,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$207,531.

5. Board approval of the staff recommendation that **Kirkland Elementary** be awarded an additional \$291,085 in Building Renewal Grant funding for repairs to the domestic water system at Kirkland Elementary School (project number 130323001-9999-006BRG). This includes \$10,500 in contingency that will only be used with SFB staff approval and brings the total project cost to \$297,055.
6. Board approval of the staff recommendation that **Pomerene Elementary** be awarded an additional \$4,900 in Building Renewal Grant funding for the added geotechnical engineering for the investigation of the crack in the brick wall in Building 1003 at Pomerene Elementary School (project number 020464101-1003-003). This brings the total project cost to date to \$11,435.
7. Board approval of the staff recommendation that **Scottsdale Unified** be awarded an additional \$156,000 in Building Renewal Grant funding for construction to replace/restore the roofs on Buildings 1013/1018 (partial replacement) and 1012/1017 at Tavan Elementary School (project number 070248103-9999-031BRG). This includes \$18,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$164,115.
8. Board approval of the staff recommendation that **Sonoita Elementary** be awarded \$427,000 in Building Renewal Grant funding for the replacement of the HVAC system at Elgin Elementary School (project number 120425101-9999-001BRG). This includes \$39,500 in contingency that will only be used with SFB staff approval and brings the total project cost to \$437,000.
9. Board approval of the staff recommendation that **Tolleson Elementary** be awarded an additional \$466,355 in Building Renewal Grant funding to replace the roofs on Buildings 1006, 1009, 1010, 1011, 1012, 1013, 1014, 1015 and 1016 at Porfirio H. Gonzales Elementary School (project number 070417001-9999-012BRG). This includes \$10,000 in contingency that will only be used with SFB staff approval.
10. Board approval of the staff recommendation that **Tucson Unified** be awarded an additional \$8,120 in Building Renewal Grant funding for the recoating of the cooling tower at Gale Elementary School (project number 100201228-1001-007BRG). This brings the total project cost to \$20,020.

Bryan Peltzer seconded. The motion passed with a voice vote of 8-0.

Traci Sawyer-Sinkbeil and Vern Crow recused themselves from the Board at this time.

Edward Boot made a motion for Board approval of the following staff recommendations:

1. Board approval of the staff recommendation that **Dysart Unified** be awarded an additional \$617,000 in Building Renewal Grant funding for roof

repair / restoration and structural repairs on all buildings at Dysart Elementary School (project number 070289101-9999-003BRG). This includes \$50,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$645,637.

2. Board approval of the staff recommendation that **Dysart Unified** be awarded an additional \$336,000 in Building Renewal Grant funding to replace the roofs at El Mirage Elementary School (project number 070289102-9999-004BRG). This includes \$30,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$353,587.

Tom Rushin seconded. The motion passed with a voice vote of 6-0.

Traci Sawyer-Sinkbeil and Vern Crow rejoined the Board at this time.

- d. Consideration and possible vote to accept, reject or modify Building Renewal Grant Requests (construction awards)  
Dean Gray provided a brief explanation of the requests as presented in the Board packet. The Board discussed various aspects of the projects and agreed to take separate votes on the requests from Balsz Elementary, Crane Elementary, JO Combs Unified.

Dr. Jeff Smith made a motion for Board approval of the following staff recommendations:

1. Board approval of the staff recommendation that **Amphitheater Unified** be awarded \$157,838 in Building Renewal Grant funding to replace two 20-ton and one 5-ton HVAC units that service the Multipurpose Building 1009 at Copper Creek Elementary School. This includes \$20,000 for an asbestos survey and abatement and \$12,244 in contingency that will only be used with SFB staff approval.
2. Board approval of the staff recommendation that **Amphitheater Unified** be awarded \$10,000 in Building Renewal Grant funding for the HVAC curb retrofit on Building 1001 at Lawrence W. Cross Middle School.
3. This item was voted on separately.
4. Board approval of the staff recommendation that **Bullhead City Elementary** be awarded \$15,000 in Building Renewal Grant funding to replace the 10-ton HVAC unit serving the cafeteria/music Building 1003 at Coyote Canyon Elementary School. This includes \$1,500 for structural engineering and \$1,300 in contingency that will only be used with SFB staff approval.
5. Board approval of the staff recommendation that **Colorado River Union** be awarded \$134,672 in Building Renewal Grant funding to replace/repair doors and hardware at River Valley High School. This includes \$6,000 in contingency that will only be used with SFB staff approval.

6. Board approval of the staff recommendation that **Colorado River Union** be awarded \$769 in Building Renewal Grant funding for the repair of the fire sprinkler piping on Building 1009 at River Valley High School. This includes \$200 in contingency that will only be used with SFB staff approval.
7. This time was voted on separately.
8. Board approval of the staff recommendation that **Elfrida Elementary** be awarded \$3,200 in Building Renewal Grant funding to replace the fire alarm panel at Elfrida Elementary School. This includes \$332 in contingency that will only be used with SFB staff approval.
9. Board approval of the staff recommendation that **Hackberry Elementary** be awarded \$125,693 in Building Renewal Grant funding for the initial investigation, scope of work, bid documents, construction administration and recoat of the roof on Building 1004 at Cedar Hills Elementary School. This includes \$2,500 for a structural analysis, \$5,000 for asbestos testing, and \$12,000 in contingency that will only be used with SFB staff approval.
10. This item was voted on separately.
11. Board approval of the staff recommendation that **Kingman Unified** be awarded \$8,000 in Building Renewal Grant funding to replace the 7.5-ton HVAC compressor on Building 1001 at Lee Williams High School. This includes \$1,362 in contingency that will only be used with SFB staff approval.
12. Board approval of the staff recommendation that **Lake Havasu Unified** be awarded \$9,425 in Building Renewal Grant funding to replace two starter buckets on the central plant motor control center on Building 1001 at Thunderbolt Middle School. This includes \$1,000 in contingency that will only be used with SFB staff approval.
13. Board approval of the staff recommendation that **Lake Havasu Unified** be awarded \$11,152 in Building Renewal Grant funding to replace a package heat pump on Building 1001 at Havasupai Elementary School. This includes \$2,500 for engineering and a structural evaluation and \$1,000 in contingency that will only be used with SFB staff approval.
14. Board approval of the staff recommendation that **Lake Havasu Unified** be awarded \$11,824 in Building Renewal Grant funding to replace a package heat pump on Building 1005 at Havasupai Elementary School. This includes \$2,500 for engineering and a structural evaluation and \$1,000 in contingency that will only be used with SFB staff approval.
15. Board approval of the staff recommendation that **Lake Havasu Unified** be awarded \$12,656 in Building Renewal Grant funding to replace a package heat pump on Building 1003 at Starline Elementary School. This includes \$2,500 for engineering and a structural evaluation and \$1,000 in contingency that will only be used with SFB staff approval.

16. Board approval of the staff recommendation that **Litchfield Elementary** be awarded \$2,176 in Building Renewal Grant funding to replace the HVAC compressor on Building 1003 at Wigwam Creek Middle School. This includes \$200 in contingency that will only be used with SFB staff approval.

Vern Crow seconded. The motion passed with a voice vote of 8-0.

Dr. Jeff Smith recused himself from the Board at this time.

Vern Crow made a motion for Board approval of the following staff recommendation:

3. Board approval of the staff recommendation that **Balsz Elementary** be awarded \$105,924 (29.1% of the estimated \$364,000 for design, construction and contingency) in Building Renewal Grant funding for the replacement of the chiller at Orangedale Elementary School. The district is responsible for the balance of the project cost \$258,076.

Tom Rushin seconded. The motion passed with a voice vote of 7-0.

Dr. Jeff Smith and Dru Barisich left the Board at this time.

The Board recessed for a five minute break at 11:53 A.M.

The Board reconvened at 12:04 P.M.

Edward Boot recused himself from the Board at this time.

Vern Crow made a motion for Board approval of the following staff recommendation:

7. Board approval of the staff recommendation that **Crane Elementary** be awarded \$6,200 in Building Renewal Grant funding to replace the kitchen hood extinguishing system in Building 1002 at Rancho Viejo Elementary School. This includes \$307 in contingency that will only be used with SFB staff approval.
10. Board approval of the staff recommendation that **J O Combs Unified** be awarded \$25,342 in Building Renewal Grant funding for the engineering and repair of one central plant condenser pump on Building 1006 at Combs High School. This includes \$5,000 in contingency that will only be used with SFB staff approval.

Traci Sawyer-Sinkbeil seconded. The motion passed with a voice vote of 6-0.

Edward Boot rejoins the Board at this time.

- e. Consideration and possible vote to accept, reject or modify Building Renewal Grant Requests (construction awards)

Dean Gray provided a brief explanation of the requests as presented in the Board packet. The Board discussed various aspects of the projects.



Traci Sawyer-Sinkbeil made a motion for Board approval of the following staff recommendations:

1. Board approval of the staff recommendation that **Mesa Unified** be awarded \$205,930 in Building Renewal Grant funding to replace the roofing on Building 1003 at Mesa High School. This includes \$20,000 in contingency that will only be used with SFB staff approval.
2. Board approval of the staff recommendation that **Mesa Unified** be awarded \$155,048 in Building Renewal Grant funding to restore the roofing on Building 1002 at Red Mountain High School. This includes \$20,000 in contingency that will only be used with SFB staff approval.
3. Board approval of the staff recommendation that **Mesa Unified** be awarded \$33,505 in Building Renewal Grant funding to replace the roof on Building 1001 at Riverview High School. This includes \$5,000 in contingency that will only be used with SFB staff approval.
4. Board approval of the staff recommendation that **Mesa Unified** be awarded \$297,960 in Building Renewal Grant funding to replace the roofing on Buildings 1002, 1003, 1004 and 1005 at Washington Elementary School. This includes \$25,000 in contingency that will only be used with SFB staff approval.
5. Board approval of the staff recommendation that **Mesa Unified** be awarded \$117,292 in Building Renewal Grant funding to restore the roofs on Buildings 1001 and 1006 at Webster Elementary School. This includes \$10,000 in contingency that will only be used with SFB staff approval.
6. Board approval of the staff recommendation that **Mohave Valley Elementary** be awarded \$4,900 in Building Renewal Grant funding to repair the roof on Building 1018 at Mohave Valley Elementary School. This includes \$1,000 in contingency that will only be used with SFB staff approval.
7. Board approval of the staff recommendation that **Palo Verde Elementary** be awarded \$5,000 in Building Renewal Grant funding to replace the exterior double doors on the multi-purpose Building 1009 at Palo Verde Elementary School. This includes \$1,095 in contingency that will only be used with SFB staff approval.
8. Board approval of the staff recommendation that **Pine Strawberry Elementary** be awarded \$4,000 in Building Renewal Grant funding to repair the steps at the gymnasium/cafeteria Building 1002 at Pine Strawberry Elementary School. This includes \$1,113 in contingency that will only be used with SFB staff approval.
9. Board approval of the staff recommendation that **San Simon Unified** be awarded \$63,500 in Building Renewal Grant funding to replace four HVAC package units on Building 1009 at San Simon School. This includes \$15,000 in contingency that will only be used with SFB staff approval.

10. Board approval of the staff recommendation that **San Simon Unified** be awarded \$104,000 in Building Renewal Grant funding for roof repairs on Buildings 1009 and 1004 at San Simon School. This includes \$10,000 in contingency that will only be used with SFB staff approval.
11. Board approval of the staff recommendation that **Tucson Unified** be awarded \$77,400 in Building Renewal Grant funding for replacement of the water heaters in Building 1001 at Cholla Magnet High School. This includes \$7,042 in contingency that will only be used with SFB staff approval.

Vern Crow seconded. The motion passed with a voice vote of 6-0.

f. Consideration and possible vote to accept, reject or modify Building Renewal Grant Requests (design awards)

Dean Gray provided a brief explanation of the requests as presented in the Board packet. The Board agreed to add \$5,000 for asbestos testing to Duncan Unified #2, Mammoth-San Manuel Unified, Mohave Valley Elementary and Morenci Unified's requests.

Tom Rushin made a motion for Board approval of the following staff recommendations:

1. Board approval of the staff recommendation that **Duncan Unified** be awarded \$15,000 in Building Renewal Grant funding for professional services to identify existing conditions, operational, safety and code compliance repairs for the septic system at Duncan Elementary School. This includes \$2,003 in contingency that will only be used with SFB staff approval.
2. Board approval of the staff recommendation that **Duncan Unified** be awarded \$7,000 in Building Renewal Grant funding for a roofing consultant to assess the existing condition of the roofing systems, prepare a report making recommendations and estimated cost for repair or replacement of the roofs on Buildings 1001 and 1002 at Duncan Elementary School.
3. Board approval of the staff recommendation that **Globe Unified** be awarded \$17,110 in Building Renewal Grant funding for an engineering evaluation of the domestic water storage and booster system at High Desert Middle School.
4. Board approval of the staff recommendation that **Globe Unified** be awarded \$8,100 in Building Renewal Grant funding to obtain professional services to assess the parapet walls, as well as the need to reseal the entire exterior of all three buildings at High Desert Middle School.
5. Board approval of the staff recommendation that **Mammoth-San Manuel Unified** be awarded \$13,100 in Building Renewal Grant funding for design, construction bid documents, and structural evaluation for the replacement of roof shingles on Building 1002 at San Manuel High School.

6. Board approval of the staff recommendation that **Mohave Valley Elementary** be awarded \$7,000 in Building Renewal Grant funding for professional services to assess the roof of Building 1018 at Mohave Valley Elementary School.
7. Board approval of the staff recommendation that **Morenci Unified** be awarded \$7,000 in Building Renewal Grant funding for a roofing consultant to assess the existing condition of the roofing system, prepare a report making recommendations and a cost estimate to repair or replace the roof on Building 1001 at Morenci Junior/Senior High School.
8. Board approval of the staff recommendation that **Palominas Elementary** be awarded \$21,490 in Building Renewal Grant funding for professional services to correct the drainage issues at Valley View Elementary School.
9. Board approval of the staff recommendation that **Show Low Unified** be awarded \$5,250 in Building Renewal Grant funding for design, construction bid documents, structural evaluation and construction administration services for the replacement of the air handling unit on Building 1001 at Whipple Ranch Elementary School.

Vern Crow seconded. The motion passed with a voice vote of 6-0.

- g. Consideration and possible vote to accept, reject or modify Building Renewal Grant Requests (denial)

Dean Gray provided a brief explanation of the request as presented in the Board packet.

Bryan Peltzer asked about the safety of technicians standing in ponding water on the roof while working on electrical equipment and if this should be considered in lieu of denying the district's request. Dean Gray offered to table this agenda item for re-consideration at a future Board meeting.

Bryan Peltzer made a motion to table **Mesa Unified's** request. Edward Boot seconded. The motion passed with a voice vote of 6-0.

VII. Emergency Deficiencies Correction Requests

- a. Consideration and possible vote to ratify the Executive Director's awards of Emergency Deficiencies Correction funds as authorized by the Emergency Deficiencies Correction Policy VI.B. (up to \$30,000 for investigation) (including supplemental award)

Dean Gray provided a brief explanation of the request as presented in the Board packet. The Board discussed various aspects of the request.

Traci Sawyer-Sinkbeil made a motion for Board approval of the following staff recommendation:

Board approval of the staff recommendation that **Wickenburg Unified** be awarded \$377,424 in Emergency Deficiencies Correction funding to connect Wickenburg High School's wastewater lines to the city sewer (project number 070209201-9999-002EP). This includes ratification of the Executive Authority

award of \$3,845 and \$44,579 in contingency that will only be used with SFB staff approval.

Bryan Peltzer seconded. The motion passed with a voice vote of 5-1. Jennifer Stielow voted against the motion.

VIII. Farewell to Dean Gray

The Board thanked Dean Gray for his dedication and years of service to the State and the School Facilities Board and recognized him with the presentation of an award. All those in attendance were invited to the SFB Offices immediately following the Board meeting for a food and drink in celebration of Dean's retirement.

IX. Future Agenda Items

There were no requests for future agenda items.

X. Public Comment

There were no requests for public comment.

XI. Adjournment

There being no further business, Jennifer Stielow adjourned the meeting at approximately 12:44 P.M.

Approved by the School Facilities Board on \_\_\_\_\_, 2015

\_\_\_\_\_  
Chair

SCHOOL FACILITIES BOARD  
May 13, 2015  
Phoenix, Arizona

The School Facilities Board held a Board Meeting at the Arizona State Capitol Building in Phoenix, Arizona. The meeting began at approximately 10:10 A.M.

<u>Members Present</u>	<u>Guests Present</u>
Jennifer Stielow, Chair	none
Tom Rushin, Vice-Chair (via phone)	
Edward Boot (via phone)	<u>Staff Present</u>
Traci Sawyer-Sinkbeil (via phone)	Dean Gray, Executive Director
Bryan Peltzer (via phone)	Phil Williams, Deputy Director
	Kerry Campbell, Public Information Officer
<u>Members Absent</u>	Debra Sterling, Attorney General's Office
Dru Barisich	Dan Demland, School Facilities Liaison
Vern Crow	
Dr. Jeff Smith	
Ward Simpson	
Ashley Berg (non-voting)	

I. Call to Order

Chairman Jennifer Stielow called the meeting to order at approximately 10:10 A.M.

II. Roll Call

There were five (5) voting Board Members participating in the meeting. One (1) voting Board member was present and four (4) voting Board members were on the phone.

III. Building Renewal Grant Requests

Dean Gray reviewed the balance of the Building Renewal Grant fund. If today's recommendations are approved by the Board the remaining balance would be \$4,163,931. Staff continues working to close projects and make recognized savings and unspent monies available for new projects.

a. Consideration and possible vote to accept, reject or modify Building Renewal Grant Requests (supplemental awards)

Dean Gray provided a brief explanation of the requests as presented in the Board packet.

Edward Boot made a motion for Board approval of the following staff recommendations:

1. Board approval of the staff recommendation that **Flowing Wells Unified** be awarded an additional \$31,597 in Building Renewal Grant funding for construction repairs of the roof and mechanical systems on Building 1009 at Flowing Wells Junior High School (project number 100208170-1009-003BRG). This brings the total project award to \$160,170.
2. Board approval of the staff recommendation that **Mesa Unified** be awarded an additional \$25,502 in Building Renewal Grant funding for the

replacement of an air cooled chiller at Taft Elementary School (project number 070204118-1003-003BRG). This brings the total project cost to \$159,852. The district is contributing \$20,000 to the cost of the project.

3. Board approval of the staff recommendation that **Scottsdale Unified** be awarded an additional \$160,000 in Building Renewal Grant funding for the replacement of a chiller at Kiva Elementary School (project number 070248107-9999-034BRG). This includes \$15,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$169,975.
4. Board approval of the staff recommendation that **St David Unified** be awarded an additional \$17,689 in Building Renewal Grant funding to replace the doors at St. David High School (project number 020221202-9999-005BRG). This brings the total project cost to \$38,039.
5. Board approval of the staff recommendation that **St David Unified** be awarded an additional \$8,871 in Building Renewal Grant funding for the reseal of the exterior walls at St. David Elementary School (project number 020221202-9999-008BRG). This brings the total project cost to \$37,571.
6. Board approval of the staff recommendation that **St David Unified** be awarded an additional \$10,632 in Building Renewal Grant funding for the reseal of the exterior walls at St. David High School (project number 020221202-9999-009BRG). This brings the total project cost to \$67,832.

Tom Rushin seconded. The motion passed with a voice vote of 5-0.

IV. Public Comment

There were no requests for public comment.

V. Adjournment

There being no further business, Jennifer Stielow adjourned the meeting at approximately 10:17 A.M.

Approved by the School Facilities Board on \_\_\_\_\_, 2015

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Chair

<p style="text-align: center;"><b>STATE OF ARIZONA SCHOOL FACILITIES BOARD</b></p>
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**Meeting Date: June 3, 2015**

**Agenda Item IV.a.**

**Subject: IV. Director's Report (action of the Board may be requested)**

- a. Refunding Certificates of Participation Tax Exempt Series 2015 Bond Preliminary Official Statement**

Phil Williams will provide an overview of the Preliminary Official Statement.

**Board Action Requested: ☐ information ☒ action / described below**

Board approval of the Refunding Certificates of Participation Tax Exempt Series 2015 Bond Preliminary Official Statement as presented in the Board packet.

**Attachments:    Yes ☒        No ☐**

**STATE OF ARIZONA  
SCHOOL FACILITIES BOARD**

**Meeting Date: June 3, 2015**

**Agenda Item IV.b.**

**Subject: IV. Director's Report (action of the Board may be requested)  
b. SFB Staffing Update**

Below is info sent to all school districts via email.

**ATTENTION ALL ARIZONA SCHOOL DISTRICT ADMINISTRATORS:**

The School Facilities Board will be rolling out a few changes in the coming months and we want to make sure you are kept apprised of what is going on. As you may now, both Dean Gray and Ron Passarelli have recently retired from State service; thus, Phil Williams has been appointed Interim Executive Director and Kerry Campbell has assumed the responsibilities of the Intergovernmental / Legislative Liaison.

Also, David Kennon's primary responsibilities have changed from Assessor to School Facilities Liaison. This means the SFB now has four Liaisons: Gerry Breuer, Pat Cruse, Dan Demland and David Kennon. With this addition, the Liaison school district assignments have been redistributed.

Some school districts will retain their current Liaison, while others may have a new Liaison assigned to assist them with all things SFB related. Follow the link below to find out who your school district's Liaison is and their contact info. As always, please let us know if you have any questions.

Liaison Listing by District:

<http://www.azsfb.gov/sfb/agency/pages/liaisonByDistrict.asp>

**Board Action Requested: ☒ information ☐ action / described below**

**Attachments:    Yes ☐            No ☒**



**STATE OF ARIZONA  
SCHOOL FACILITIES BOARD**

**Meeting Date: June 3, 2015**

**Agenda Item V.**

**Subject: V. Reduction of Square Footage Requests**

**a. Consideration and possible vote to accept, reject or modify Requests  
for Reduction of Square Footage**

**Deer Valley Unified**

**Background – Deer Valley Unified (K-8)**

This item was tabled at the May Board meeting because there was concern among Board members regarding the SFB's authority to approve a reduction of square footage that has already occurred. SFB's legal counsel has advised that it is within the Board's authority. The attached email from the district explains the district's oversight in obtaining prior SFB approval.

A.R.S. §15-341, subsection G reads: "Notwithstanding any other provision of this title, a school district governing board shall not take any action that would result in a reduction of pupil square footage unless the governing board notifies the school facilities board established by section 15-2001 of the proposed action and receives written approval from the school facilities board to take the action. A reduction includes an increase in administrative space that results in a reduction of pupil square footage or sale of school sites or buildings, or both. A reduction includes a reconfiguration of grades that results in a reduction of pupil square footage of any grade level..."

A.R.S. §15-2002 A.2. indicates that the SFB shall "maintain a database of school facilities to administer the building renewal grant fund and new school facilities formula. The facilities listed in the database must include all buildings that are owned by school districts. The school facilities board shall ensure that the database is updated on at least an annual basis. Each school district shall report to the school facilities board no later than September 1 of each year information as required by the school facilities board for the administration of the building renewal grant fund and computation of new school facilities formula distributions..."

The district has reported some recent changes to its building inventory to facilitate the SFB's requirement to update the database per A.R.S. §15-2002 A.2. During the process of modernizing Constitution Elementary and Deer Valley Middle Schools, 17,856 square feet were demolished and the district built 8,239 square feet of replacement space (total for both campuses). The net reduction is 9,617 square feet and 94 student capacity.

The specific buildings are listed below:

<b>School</b>	<b>Building No.</b>	<b>Square Footage Increase/(Decrease)</b>
Constitution Elementary	Portion of 1002	(815)
Constitution Elementary	1006	(3,594)
Constitution Elementary	Portion of 1010	(779)
Constitution Elementary	1013	(816)
Constitution Elementary	NEW	4,477
Deer Valley Middle	1004	(11,852)
Deer Valley Middle	NEW	1,330
Deer Valley Middle	NEW	2,432
<b>Net Change</b>		<b>(9,617)</b>

SFB staff has analyzed the reduction of square footage and it is not projected to cause the district to fall below minimum guidelines within the analysis timeframe. Reducing the district's K-8 capacity by 94 would yield a new student capacity of 27,293. During the past five years, the K-8 ADM declined each year, resulting in a negative annualized ADM growth rate of -2.8%. The FY 14 K-8 ADM was 21,051. Based on provisional 100-day ADM data provided by ADE on May 12, 2015, SFB staff estimates that the K-8 ADM in FY 15 is approximately 21,422, a 1.8% increase over FY 14. Using 21,422 as a starting point, it would require an annual growth rate of 3.1% for K-8 ADM to exceed 27,293 by FY 23. At this time, there are no indications that the district's K-8 ADM will experience that rate of growth. Reducing the square footage is not projected to cause the district to fall below minimum square footage guidelines within the next eight years. Therefore, staff is recommending approval for the reduction of square footage.

The effect of a denial would be a database that is inconsistent with reality. This would create an administrative challenge for staff, particularly in regards to the administration of the building renewal grant fund.

The effect of an approval would be a reduction of student capacity, which is not projected to impact the State within at least an eight-year timeframe. Had the analysis been done prior to the reduction taking place, the recommendation would have been the same.

Staff Recommendation

Staff recommends that the Board approve **Deer Valley Unified's** request to reduce square footage as outlined above.

**Board Action Requested:** ☐ information ☒ action / described below

Board approval of **Deer Valley Unified's** request to reduce square footage as outlined above.

**Attachments:** Yes ☒ No ☐

## Amber Peterson

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**From:** Jim Migliorino [Jim.Migliorino@dvusd.org]  
**Sent:** Friday, May 22, 2015 8:41 AM  
**To:** Amber Peterson  
**Subject:** RE: Deer Valley resolution

Ms. Peterson:

I apologize for not getting back to you sooner but I have a conflict on June 3rd that I was trying to get rescheduled but I have been unsuccessful. Regrettably, I have been unable to secure that I can be at the June 3rd School Facilities Board Meeting.

As for our request to reduce the square footage after the fact, this was an honest oversight on our part. In one case, for Constitution Elementary School (070297115) the square footage reduction was minimal (1,527 square feet) as we had some replacement square footage happening at the same time. At one point in the process of this project we felt the square footage changes would be offset but that is not how it ultimately was built. The other project, Deer Valley Middle School (070297111), we simply failed to make the request to reduce the square footage to the School Facilities Board. We intentionally "right-sized" this campus for a declining student enrollment and did not request the reduction of square footage as required. With that said, we do not feel that we will qualify for a SFB funded elementary (K-8) school to provide even a conceptually approved project.

I would be happy to write something more formal than this email if you would need that to submit in the June 3rd Board packet.

Jim Migliorino  
Associate Superintendent of Fiscal and Business Services  
Deer Valley Unified School District  
(623) 445-4958

Our mission is to provide extraordinary educational opportunities to every learner.

>>> Amber Peterson <apeterson@azsfb.gov> 5/15/2015 1:14 PM >>>

Hi Jim, We will need the District to explain to the Board why the reduction of square footage was not presented for approval prior to the demolition. Dean's opinion is that a written statement would suffice, which we would present to the Board for you. However, it would probably be more effective if you (or another representative) were to address the Board in person.

Our next Board meeting will be Wednesday, June 3<sup>rd</sup> at 10 A.M. at the Arizona State Archives Building. Please let me know how you wish to proceed.

Thank you,

Amber

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**From:** Jim Migliorino [mailto:Jim.Migliorino@dvusd.org]  
**Sent:** Wednesday, May 06, 2015 4:40 PM  
**To:** Amber Peterson  
**Subject:** RE: Deer Valley resolution

Ms. Peterson:

Thank you for keeping us updated. When you learn of the next steps, please let us know what we should be doing to seek approval for this matter.

Jim

>>> Amber Peterson <[apeterson@azsfb.gov](mailto:apeterson@azsfb.gov)> 5/6/2015 4:31 PM >>>

Hi Jim, This item was tabled. A Board member asked about SFB's authority to approve a reduction of square footage that has already occurred. Our legal counsel was present and she indicated that it was within the Board's authority, but they were still uncomfortable with it. They asked why the District had not sought SFB approval prior to the demolition. Since we did not have an answer to that question, they asked if a representative from the District was present, and seeing none, they decided to table the item.

I will need to talk to Dean later this week about next steps, but I wanted to give you a heads-up. We may need you to come to the next Board meeting, or perhaps to submit background information that we could take to the Board.

Sorry for the inconvenience. I will touch base with you after I talk to Dean. He may want to set up a conference call with you.

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**From:** Jim Migliorino [Jim.Migliorino@dvusd.org]  
**Sent:** Tuesday, April 28, 2015 12:27 PM  
**To:** Amber Peterson  
**Subject:** RE: Deer Valley resolution

Ms. Peterson:

Thank you for sharing this in advance of the SFB Meeting. We have no questions nor comments about this recommendation and luck forward to learning about the outcome of the May 6th meeting.

Jim

>>> Amber Peterson <[apeterson@azsfb.gov](mailto:apeterson@azsfb.gov)> 4/28/2015 11:43 AM >>>

Hi Jim, Attached is the staff recommendation regarding reduction of square footage as prepared for the May 6<sup>th</sup> SFB meeting to be held at the Arizona State Archives building. Please let me know if you have any questions or comments. Thank you.

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**From:** Jim Migliorino [<mailto:Jim.Migliorino@dvusd.org>]  
**Sent:** Thursday, March 12, 2015 8:29 AM  
**To:** Amber Peterson  
**Subject:** Fwd: SFB resolution

Ms. Peterson:

Attached is our Board resolution for the reduction of the square footage at both Constitution Elementary School and Deer Valley Middle School. Please let me know what else we need to do to have this considered by the School Facilities Board.

Thank you,

Jim Migliorino  
Associate Superintendent of Fiscal and Business Services

Deer Valley Unified School District  
(623) 445-4958

GOVERNING BOARD AGENDA ITEM FORM  
Deer Valley Unified School District #97

DATE OF MEETING: March 10, 2015

TITLE: Reduction of Square Footage

BACKGROUND: Per A.R.S. 15-341, subsection G, school districts are required to obtain School Facilities Board permission for reduction of square footage. The following changes to square footages were part of the modernization efforts at these two campuses:

Constitution Elementary School  
CTDS: 070297115

Building Number	Building Description	Gross Area	New Gross Area	Notes
1001	Adm/Classroom	6,231	10,708	4,477 SF addition in 2013
1002	Classroom 27-45	17,682	16,867	partial demo in 2013
1006	Media/CR/RR	3,594	-	demolished in 2013
1010	Kgarten/Office	5,040	4,261	partial demo in 2013
1013	Media Support	816	-	demolished in 2013
		<u>33,363</u>	<u>31,836</u>	
			<u>1,527</u>	Total Reduction

Deer Valley Middle School  
CTDS: 070297111

Building Number	Building Description	Gross Area	New Gross Area	Notes
1002	Café/Kitchen	8,488	9,818	1,330 SF addition in 2014
1004	CR 700 800	11,852	-	demolished in 2014
1006	Arts/CR 100	13,049	15,481	2,432 SF addition in 2014
		<u>33,389</u>	<u>25,299</u>	
			<u>8,090</u>	Total Reduction

RECOMMENDATION: It is the recommendation of the Administration that the District submit a formal request to the School Facilities Board to remove this square footage from the District's square footage inventory.

SIGNATURES:

  
BOARD PRESIDENT

  
SUPERINTENDENT

**Building Renewal Grants  
June 1, 2015**

FY 2009 Appropriation	\$20,000,000
FY 2009 Sweep	(\$13,000,000)
FY 2010 Appropriation	\$3,000,000
FY 2010 Sweep	(\$332,100)
FY 2011 Appropriation	\$2,667,900
FY 2012 Appropriation	\$2,667,900
FY 2012 Supplemental Appropriation	\$11,500,000
FY 2013 Appropriation	\$2,667,900
FY 2014 Appropriation	\$16,667,900
FY 2015 Appropriation	\$16,667,900
FY 2015 Supplemental Appropriation	\$10,119,694
Total Available	\$72,627,094
Project Awards to Date *	(\$68,333,502)
Balance **	\$4,293,592
June 3, 2015 Awards	(\$3,533,321)
Balance **	\$760,271

The Board has awarded 805 projects.

59 projects are in design

262 projects are in construction

484 projects are complete

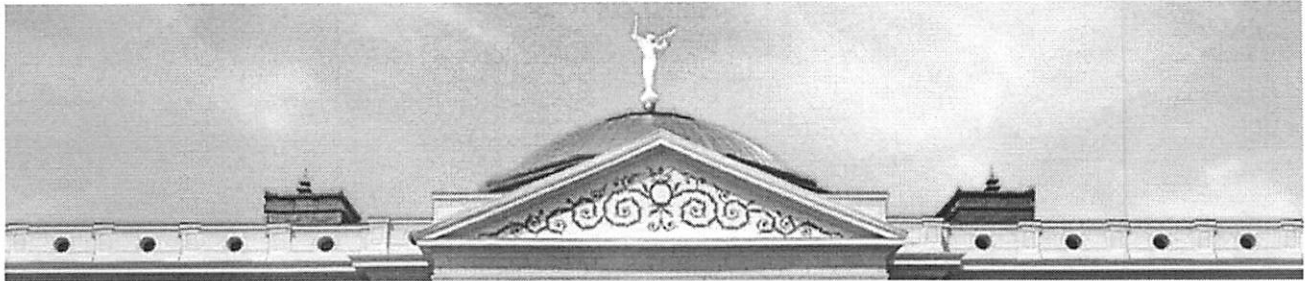

\* Includes projects authorized by Executive Director and presented to Board for ratification 6/3/15.

\*\* Includes savings from projects closed out since last Board meeting (listed below):

District	Project No.	Scope	Award	Amount Expended	Remaining Balance
Bicentennial UHSD	005	HVAC	\$ 24,533	\$ 22,995	\$ 1,539
Bowie USD	002	Special Equipment	\$ 15,000	\$ 9,707	\$ 5,293
Bowie USD	003	Special Equipment	\$ 3,000	\$ 2,577	\$ 423
Bullhead City ESD	009	Special Systems	\$ 10,000	\$ 7,760	\$ 2,240
Bullhead City ESD	012	Special Systems	\$ 3,827	\$ 1,020	\$ 2,807
Bullhead City ESD	013	Special Systems	\$ 6,500	\$ 5,531	\$ 969
Cave Creek USD	005	HVAC	\$ 14,747	\$ 14,521	\$ 226
Clarkdale-Jerome ESD	004	Roofing	\$ 103,000	\$ 102,288	\$ 712
Colorado River UHSD	018	Special Systems	\$ 1,875	\$ 1,445	\$ 430
Colorado River UHSD	014	HVAC	\$ 24,000	\$ 20,250	\$ 3,750
Colorado River UHSD	019	Plumbing	\$ 10,278	\$ 9,777	\$ 501
Coolidge USD	015	HVAC	\$ 6,000	\$ 5,516	\$ 484
Coolidge USD	017	HVAC	\$ 7,000	\$ 6,531	\$ 469
Globe USD	004	HVAC	\$ 3,500	\$ 3,500	\$ -
Grand Canyon USD	002	Roofing	\$ 112,000	\$ 98,737	\$ 13,263
Humboldt USD	005	Roofing	\$ 55,000	\$ 45,675	\$ 9,325
Lake Havasu USD	011	HVAC	\$ 4,679	\$ 3,679	\$ 1,001
Lake Havasu USD	012	Plumbing	\$ 2,300	\$ 1,964	\$ 336
Mingus UHSD	003	HVAC	\$ 21,000	\$ 15,617	\$ 5,384

Solomon ESD	001	Plumbing	\$	21,805	\$	14,805	\$	7,000
Tolleson ESD	011	HVAC	\$	9,500	\$	8,178	\$	1,322
Tombstone USD	003	Special Systems	\$	420	\$	233	\$	188
Tombstone USD	004	Special Systems	\$	1,400	\$	503	\$	898
Tombstone USD	005	Special Systems	\$	2,100	\$	1,695	\$	405
Tonto Basin ESD	004	Plumbing	\$	98,869	\$	93,360	\$	5,509
Tonto Basin ESD	005	Roofing	\$	7,000	\$	6,023	\$	977
Wickenburg USD	004	Plumbing	\$	7,337	\$	7,337	\$	-
Yuma ESD 008	008	Plumbing	\$	202,418	\$	128,206	\$	74,212
							<b>\$</b>	<b>139,661</b>

## Arizona State Legislature

Bill Number Search:  

Fifty-second Legislature - First Regular Session

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### 15-2032. School facilities board building renewal grant fund; definitions

A. The building renewal grant fund is established consisting of monies appropriated to the fund by the legislature. The school facilities board shall administer the fund and distribute monies to school districts for the purpose of maintaining the adequacy of existing school facilities. Monies in the fund are exempt from the provisions of section 35-190 relating to lapsing of appropriations.

B. The school facilities board shall distribute monies from the fund based on grant requests from school districts to fund primary building renewal projects. Project requests shall be prioritized by the school facilities board, with priority given to school districts that have provided routine preventative maintenance on the facility, and to school districts that can provide a match of monies provided by the fund. The school facilities board shall approve only projects that will be completed within twelve months, unless similar projects on average take longer to complete.

C. School districts that receive monies from the fund shall use these monies on projects for buildings or any part of a building in the school facilities board's database for any of the following:

1. Major renovations and repairs to a building.
2. Upgrading systems and areas that will maintain or extend the useful life of the building.
3. Infrastructure costs.

D. Monies received from the fund shall not be used for any of the following purposes:

1. New construction.
2. Remodeling interior space for aesthetic or preferential reasons.
3. Exterior beautification.
4. Demolition.
5. Routine preventative maintenance.

6. Any project in a building, or part of a building, that is being leased to another entity, including a charter school that is sponsored by a school district pursuant to section 15-183.

E. Accommodation schools are not eligible for monies from the building renewal grant fund.

F. If the school facilities board or a court of competent jurisdiction determines that a school district received monies from the building renewal grant fund that must be reimbursed to the school facilities board due to legal action associated with improper construction by a hired contractor, the school district shall reimburse the school facilities board an agreed-on amount for deposit into the building renewal grant fund.

G. For the purposes of this section:

1. "Primary building renewal projects" means projects that are necessary for buildings owned by school districts that are required to meet the minimum adequacy standards for student capacity and that fall below the minimum school facility adequacy guidelines, as adopted by the school facilities board pursuant to section 15-2011, for school districts that have provided routine preventative maintenance to the school facility.

2. "Routine preventative maintenance" means services that are performed on a regular schedule at intervals ranging from four times a year to once every three years, or on the schedule of services recommended by the manufacturer of the specific building system or equipment, that are intended to extend the useful life of a building system and reduce the need for major repairs.

3. "Student capacity" has the same meaning prescribed in section 15-2011.



**STATE OF ARIZONA  
SCHOOL FACILITIES BOARD**

**Meeting date: June 3, 2015**

**Agenda Item VI.a.**

**Subject: VI. Building Renewal Grant Requests**

- a. Consideration and possible vote to ratify the Executive Director's awards of Building Renewal Grant funds as authorized by the Building Renewal Grant Policy IX.C. (up to \$50,000 for project award)**

**Colorado River Union  
Lake Havasu Unified  
Pine Strawberry Elementary  
Tolleson Elementary**

**Background – Colorado River Union (River Valley HS – replace roll-up fire doors)**

Colorado River Union has submitted a Building Renewal Grant request to replace the roll-up fire doors to the cafeteria in Building 1002 at River Valley High School (project number 080502002-1002-021BRG).

Colorado River Union, located 220 miles northwest of Phoenix on the Colorado River, has two schools. River Valley High School is comprised of 11 buildings constructed between 1992 and 2007, totaling 164,294 square feet. Building 1002 was built in 1992, totaling 14,115 square feet.

The district has received a proposal to assess the condition of the roll-up kitchen fire doors for \$3,000.

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Colorado River Union (River Valley HS – replace roll-up fire doors)**

Staff recommends that Colorado River Union be awarded \$4,000 in Building Renewal Grant funding to assess the roll-up kitchen fire doors on Building 1002 at River Valley High School (project number 080502002-1002-021BRG). This includes \$1,000 in contingency that will only be used with SFB staff approval.

**Background – Lake Havasu Unified (Smoketree ES – repair chiller refrigerant line and recharge)**

Lake Havasu Unified has submitted a Building Renewal Grant request to replace a refrigerant line to the chiller at Smoketree Elementary School (project Number 080201101-1001-017BRG).

Lake Havasu Unified, located 202 miles northwest of Phoenix along the Colorado River, has nine schools. Smoketree Elementary School is comprised of two buildings constructed in 1969 and 1998, totaling 57,991 square feet. Building 1001 totals 50,714 square feet.

The district received a proposal to repair the leak and replace up to 850 pounds of refrigerant for \$16,000.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Lake Havasu Unified (Smoketree ES – repair chiller refrigerant line and recharge)

Staff recommends that Lake Havasu Unified be awarded \$16,000 in Building Renewal Grant funding to repair the refrigerant line to the chiller in Building 1001 at Smoketree Elementary School (project number 080201101-1001-017BRG).

Background – Pine Strawberry Elementary (Pine Strawberry ES – replace mini split system)

Pine Strawberry Elementary has submitted a Building Renewal Grant request to replace the mini split heat pump system serving the computer room Building 1001 at Pine Strawberry Elementary School (project number 040312001-1001-003BRG).

Pine Strawberry Elementary, located 100 miles northwest of Phoenix, has one school. Pine Strawberry Elementary School is comprised of eight buildings constructed between 1917 and 1989, totaling 66,745 square feet. Building 1001 was constructed in 1989, totaling 33,426 square feet.

The district received proposals to replace the mini split heat pump system in the amount of \$6,355.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Pine Strawberry Elementary (Pine Strawberry ES – replace mini split system)

Staff recommends that Pine Strawberry Elementary be awarded \$12,355 in Building Renewal Grant funding to replace the mini split heat pump system serving the computer room in Building 1001 at Pine Strawberry Elementary School (project number 040312001-1001-003BRG). This includes \$2,500 for a structural analysis, \$2,500 for asbestos testing and abatement (if needed) and \$1,000 in contingency that will only be used with SFB staff approval.

Background – Tolleson Elementary (Sheely Farms ES – replace compressor)

Tolleson Elementary has submitted a Building Renewal Grant request to replace the HVAC compressor serving rooms 306-308 in Building 1001 at Sheely Farms Elementary School (project number 070417103-1001-014BRG).

Tolleson Elementary, located 15 miles west of downtown Phoenix, has four schools. Sheely Farms Elementary is comprised of two buildings constructed between 2002 and 2010, totaling 101,272 square feet. Building 1001 was built in 2002, totaling 90,788 square feet.

The district received a proposal for the compressor in the amount of \$1,911.

Criteria for Eligibility

Pursuant to ARS §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Tolleson Elementary (Sheely Farms ES – replace compressor)

Staff recommends that Tolleson Elementary be awarded \$2,100 in Building Renewal Grant funding to replace the HVAC compressor serving rooms 306-308 in Building 1001 at Sheely Farms Elementary School (project number 070417103-1001-014BRG). This includes \$189 in contingency that will only be used with SFB staff approval.

**Board Action Requested: [ ] information [ X ] action / described below**

1. Board ratification that **Colorado River Union** be awarded \$4,000 in Building Renewal Grant funding to assess the roll-up kitchen fire doors on Building 1002 at River Valley High School (project number 080502002-1002-021BRG). This includes \$1,000 in contingency that will only be used with SFB staff approval.
2. Board ratification that **Lake Havasu Unified** be awarded \$16,000 in Building Renewal Grant funding to repair the refrigerant line to the chiller in Building 1001 at Smoketree Elementary School (project number 080201101-1001-017BRG).
3. Board ratification that **Pine Strawberry Elementary** be awarded \$12,355 in Building Renewal Grant funding to replace the mini split heat pump system serving the computer room in Building 1001 at Pine Strawberry Elementary School (project number 040312001-1001-003BRG). This includes \$2,500 for a structural analysis, \$2,500 for asbestos testing and abatement (if needed) and \$1,000 in contingency that will only be used with SFB staff approval.
4. Board ratification that **Tolleson Elementary** be awarded \$2,100 in Building Renewal Grant funding to replace the HVAC compressor serving rooms 306-308 in Building 1001 at Sheely Farms Elementary School (project number 070417103-1001-014BRG). This includes \$189 in contingency that will only be used with SFB staff approval.

**Attachments: Yes [ X ]      No [ ]**

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Colorado River Union**  
BRG Project Number: **080502002-1002-021BRG**  
Project Description: **Replace roll-up fire doors**  
Architect of Record: **n/a**  
Contractor: **Cookson Door Sales (480-377-8777)**  
Executive Authority: **3/27/2015**  
Board approval: **6/3/2015**

Mohave County

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 3,000</b>
Contingency ①		<b>\$ 1,000</b>
Architecture / Engineering (A&E)		\$ -
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ -</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 4,000</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 4,000</b>
<b>Total Project Cost:</b>		<b>\$ 4,000</b>

① Contingency shall only be used with SFB staff approval

**School Facilities Board**  
**SFB BR 900-08**

**BUILDING RENEWAL GRANT**  
**Project Application Form**

**Building Renewal Grant Application**

**Initial Submission Date:** 3/21/2015 7:00:51 PM

**Application ID:** 1950

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Colorado River Union High School District

**Superintendent:** Riley Frie

**Contact Person:** John Wawrzynek

**Contact Phone Number:** 9284447529

**Contact Email:** jwawrzynek@bullheadschoools.com

**School Site:** River Valley High School

**Buildings:** 1002 Cafeteria

**Application Title:** Fire Doors

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Fire Doors (roll Up) has been tagged non-compliance. as per the fire code. Needs to be brought up to code.

**Project Category:** Special Systems

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

N/A

**Liaison:** Breuer

gbreuer@azsfb.gov

602-542-6139

\_\_\_\_\_  
Superintendent Printed Name

\_\_\_\_\_  
Superintendent Signature

\_\_\_\_\_  
Date



**COOKSON DOOR SALES  
OF ARIZONA**

705 West 22<sup>nd</sup> Street, Tempe, AZ 85282  
Ph# 480.377.8777 Fax 480.377.8788  
Commercial ROC 094896 Residential ROC 094890

**PROPOSAL**

**Date: 03-26-2015**

**Proposal Submitted To:**  
**Colorado River Union HS District**  
**2251 Highway 95**  
**Bullhead City, AZ 86442**

**Project: Mohave High School**  
**2251 Highway 95**  
**Bullhead City, AZ 86442**  
**&**  
**River Valley High School**  
**2250 Laguna Rd**  
**Mohave Valley, AZ 86440**

**Attn: John**

[JWawrzynek@bullheadschoools.com](mailto:JWawrzynek@bullheadschoools.com)

We propose to provide Labor and Materials to service 5 existing Fire Roll Up Doors at each location listed above as needed. Not to exceed the amount of \$3,000 without prior Approval.

Not to Exceed.....\$3,000.00

Note: This cost includes a \$952.50 trip charge. If the total amount will exceed \$3,000 an additional proposal will be sent.

Exclusions: After hours work, additional parts and labor

Terms: Net 30

All material is guaranteed to be as specified. All work to be completed in a substantial workmanlike manner according to specification submitted, per standard practices. Any alteration or deviation from above specification involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents, and delays beyond our control. Owner to carry fire, and other necessary insurance. Our workers are fully covered by workman's compensation insurance.

**Acceptance of Proposal:**

The above prices, specifications and conditions are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above. If collection is necessary, purchaser agrees to pay all attorneys fees, costs and expenses.

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

Proposal may be withdrawn if not accepted within 30 days.

**Dan Mahaffey**

**Dan@Cooksonaz.com**

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

# Bullhead City Fire Department

"Committed to Our Community"

1230 HIGHWAY 95 • BULLHEAD CITY, AZ 86429 • 928-754-2001

March 12, 2015

Colorado River Union High School District  
5221 Hwy 95 Suite 5  
Fort Mohave, AZ 86426

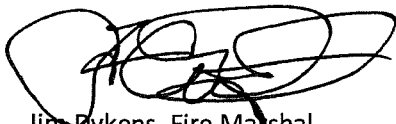
Dear Riley Frei,

I am writing this letter at the request of David Kennon, Assessment Specialist, at the School Facilities Board for the State of Arizona. This is referencing the Mohave High School Cafeteria located at 2251 Hwy 95. We met today to discuss the following two issues.

1. The fire suppression system beneath the hood where the stove is located does not meet the requirements for cooking. The hood must be a Type 1 hood with a UL-300 Wet Chemical Suppression System. Until this system is installed, there can be no cooking of any foods that produce any form of grease laden vapors. This is in violation of the 2006 International Fire Code. This issue must be corrected as soon as possible. This is a violation that has been present for some time.
2. The fire doors that divide the cooking area from the cafeteria are red tagged and have been so for some time. These doors must be repaired and placed back in service where they may provide the designed fire protection required for the students. In accordance with the 2006 International Fire Code, these doors must be operational, serviced, and tested on an annual basis. These doors must be repaired as soon as possible.

These issues must be addressed in a very timely manner. If you have any questions, please contact me at 928-754-2001 ext 4222.

Yours for better fire prevention,



Jim Dykens, Fire Marshal  
Bullhead City Fire Department

Cc: David Kennon

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Lake Havasu Unified**  
Project Number: **080201101-1001-017BRG**  
Project Description: **Repair chiller refrigerant line and recharge**  
Architect of Record: **n/a**  
Contractor: **Pueblo Mechanical (800-840-9170)**

Mohave County

Executive Authority: **5/1/2015**  
Board Approval: **6/3/2015**

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 16,000</b>
Contingency ①		\$ -
Architecture / Engineering (A&E)		\$ -
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection (structural and geo-tech)		\$ -
<b>Total Additional Cost:</b>		<b>\$ -</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 16,000</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 16,000</b>
<b>Total Project Cost:</b>		<b>\$ 16,000</b>

① Contingency may only be used with SFB staff approval.



**Building Renewal Grant Application**

**Initial Submission Date:** 5/1/2015 2:21:05 PM

**Application ID:** 2008

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Lake Havasu Unified District  
**Superintendent:** Gail Malay  
**Contact Person:** John Simpson  
**Contact Phone Number:** 928-505-6918  
**Contact Email:** jsimpson@havasus.k12.az.us  
**School Site:** Smoketree Elementary School  
**Buildings:** 1001 1

**Application Title:** Chiller refrigerant leak repair

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

refrigerant line failed and lost charge

**Project Category:** HVAC

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

Not covered by insurance

**Liaison:** Breuer

gbreuer@azsfb.gov

602-542-6139

\_\_\_\_\_  
Superintendent Printed Name

\_\_\_\_\_  
Superintendent Signature

\_\_\_\_\_  
Date



(800) 840-9170

**PROPOSAL - Lake Havasu Schools Smoke Tree Emergency repairs**

Hard bid

PMC Proposal #: 15-05-008

**From:** Pueblo Mechanical and Controls, Inc.

**Date:** 05/01/2015

Attn: Shane Bolinger  
Lake Havasu Unified School Dis  
2200 Havasupai Blvd.  
Lake Havasu City  
Az. 86403-3798  
Lake Havasu City, AZ 86403-3798

Dear Shane,

Pueblo Mechanical and Controls appreciates the opportunity to look at this project and is pleased to provide the following scope for a not to exceed quote for Lake Havasu, Schools Smoke Tree, Emergency chiller repairs.

**Scope of Work:**

- Repair the broken refrigerant line on chiller.
- Pressure system with nitrogen to check for leaks.
- Put system in a vacuum.
- Weigh in the charge of refrigerant and add oil to the chiller.
- Start up and check operation.

**We Exclude The Following:**

- Repair or replacement of any existing device found to be inoperable.

<b>Material, service, &amp; labor subtotal:</b>	\$	16,000.00
<b>AZDR Statute Compliance included Bonding:</b>	0.00% \$	0.00

<b>Total Cost:</b>	\$	16,000.00
--------------------	----	-----------

All projects over \$100,000 must be individually bonded, projects under this amount are at the discretion of the customer; if the project is under \$100,000; by accepting this proposal you agree to waive bonding for this project. If you require bonding; please contact Pueblo Mechanical immediately and we will provide a quote for the bonding amount.

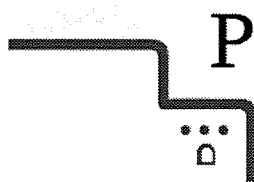
**ALL PRICES QUOTED ABOVE ARE VALID FOR 120 DAYS**

6771 E. Outlook Drive, Tucson, AZ 85756 • 11052 N. 24<sup>th</sup> Avenue, Phoenix, AZ 85029

Office - (800) 840.9170 • Fax - (888) 473-4374

[www.pueblo-mechanical.com](http://www.pueblo-mechanical.com)

AZ LIC: CR-39 # ROC176640 • AZ LIC: B-01 # ROC173953 • AZ LIC: CR-74 # ROC260462



# Pueblo

Mechanical &  
Controls, Inc.

(800) 840-9170

We look forward to providing this important service; please call if you have any questions.

Best Regards,

Dan Moon  
Preconstruction Manager  
(520) 545-1044  
Dan@pueblo-mechanical.com

**Acceptance of Proposal:** The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified.

\_\_\_\_\_  
Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

Due to the high cost of equipment and/or extended nature of this project progress billing may be required; if a purchase order is created for this project the owner agrees to accept progress billing for demonstrated and verifiable completed work and/or arrival of equipment items pending installation.

**ALL PRICES QUOTED ABOVE ARE VALID FOR 120 DAYS**

6771 E. Outlook Drive, Tucson, AZ 85756 • 11052 N. 24<sup>th</sup> Avenue, Phoenix, AZ 85029

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**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund**District:** **Pine Strawberry Elementary****BRG Project Number:** 040312001-1001-003BRG

Gila County

**Project Description:** Replace mini split system**Architect:** n/a**Contractor:** North Mechanical (928-408-9400)**Executive Authority:** 5/7/2015**Board approval:** 6/3/2015

<b>School Facilities Board Action Approved as recommended by Staff</b>		<b>Staff Rec. or Approved</b>
<b>Base Cost</b>		<b>\$ 6,355</b>
<b>Contingency ①</b>		<b>\$ 1,000</b>
Architecture / Engineering (A&E) Fees		\$ 2,500
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 2,500
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 5,000</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 12,355</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 12,355</b>
<b>Total Project Cost:</b>		<b>\$ 12,355</b>

① Contingency may only be used with SFB staff approval.

**School Facilities Board**  
**SFB BR 900-08****BUILDING RENEWAL GRANT**  
**Project Application Form****Building Renewal Grant Application****Initial Submission Date:** 5/6/2015 11:09:11 AM**Application ID:** 1973**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Pine Strawberry Elementary District  
**Superintendent:** Cody Barlow  
**Contact Person:** Keith Howell  
**Contact Phone Number:** 928-978-6601  
**Contact Email:** khowell@pineesd.org  
**School Site:** Pine Strawberry Elementary School  
**Buildings:** 1001 Pre thru 8th Grade School

**Application Title:** Computer room**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

HVAC UNIT has failed in keeping computer room cool.

**Project Category:** HVAC

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

HVAC UNIT is not covered by insurance company

**Liaison:** Breuer

gbreuer@azsfb.gov

602-542-6139

Cody Barlow  
Superintendent Printed Name

Cody Barlow  
Superintendent Signature

5-7-2015  
Date

HVAC BIDS COMPUTER LAB 2015

NORTH MECHANICAL

~~\$6,734.42~~

\$6,354.87 ✓ *oa*

CTK HEATING & COOLING

\$6,854.92

H&H HEATING & COOLING

\$10,064.03

CLIMATE CARE

REESE (NO BID)

CALLED AND LEFT MESSAGE 4-16-2015 AT 11:00 AM REESE CALLED BACK THAT EVENING AND MADE APPOINTMENT FOR FOLLOWING WEEK. HE WAS A NO SHOW

**Heating & Cooling**  
**928 - 468 - 9400**

Date:

42/2015

## Contact

William Nicholson

Fax: (928) 468-6947

## ***Proposal & Agreement***

## Job Info

Name Pine / Strawberry Elementary School District #12  
Address P O Box 1150  
City Pine State AZ Zip 85544  
Phone (928) 978 - 8016 Email

Name	Computer Lab Classroom
Address	3858 North Pine Creek Drive
City	Pine
Phone	Keith Howell 1928 878 80-6

Description of work to be performed :

This includes the installation of a dual zone mini split heat pump system on the roof and the wall of the classroom, running 2 line sets to connect all 3 pieces of equipment together with pressure testing to ensure no leaks exist, running 1 new high voltage circuit and 2 new communication circuits to power and control the system, and running 2 new condensate lines to existing drains and/or to daylight. This also includes all the misc. parts, fasteners, sealant, labor, freight, taxes, and system start up.

All roof and wall penetrations will be sealed and the portion of the lineset which will run through the office space will be covered with a sheet metal cover which is paintable.

This quote does include blocking off the existing supply and return registers to separate the room from the existing HVAC system.

**This quote does not include painting**

**Warranty:** Option 1: Limited 7 years compressor, 5 years parts, 2 years workmanship, and 1 year labor  
Option 2: Limited 5 years compressor, 3 years parts, 2 years workmanship, and 1 year labor

**Option 2: Limited 5 years compressor, 5 years parts, 2 years workmanship, and 1 year labor**

All equipment ratings are approximate.

Design and layout of installation is subject to change depending on structural characteristics. Any major changes and or additions may incur additional fees. This quote is valid for 30 days.

### Equipment / Options

## Upgrades

May add for price indicated

Option #1		Option #2		Option #3	
Make:	Fujitsu	Make:	Lennox	Make:	
Type:	Dual Zone Mini Split	Type:	Dual Zone Mini Split	Type:	
Model #:	ASU18RLF	Model #:	MS8-ZO-30P4	Model #:	
	AOU36RLXFZ		MS8-HI-18P1		
Heat Btu's:	3 Tons	Heat Btu's:	3 Tons	Heat Btu's:	
Cool Btu's:	3 Tons	Cool Btu's:	3 Tons	Cool Btu's:	
AFUE	N/A	AFUE	N/A	AFUE	
SEER	17	SEER	17	SEER	
Total	\$6,734.42	Total	\$6,354.87	Total	\$0.00
Deposit:	\$4,040.65	Deposit:	\$3,812.92	Deposit:	\$0.00
Balance:	\$2,693.77	Balance:	\$2,541.95	Balance:	\$0.00

[illegible]

It is understood and agreed by the parties that all equipment and parts, which are sold pursuant hereto, shall not become fixtures or part of the real estate where they are placed. Said parts and equipment shall at all times remain personal property and the title thereto shall remain with the seller until payment in full is received. Buyer hereby agrees that all parts and equipment may be repossessed in the event of non-payment. Any damage resulting from said removal shall not be the responsibility of Seller. All balances are due upon completion of work. All past due balances will be assessed a finance charge of 1.5% per month. Any fees or interest resulting from nonpayment of this invoice will be incurred by the customer. We are not responsible for delays beyond our control.

**Payment Terms: 60% to Start Project, 40% Upon Completion of Project.**

Accepted By (Client): \_\_\_\_\_ Date: \_\_\_\_\_

Approved By (Company): \_\_\_\_\_ Date: \_\_\_\_\_

**LICENSED \* BONDED \* INSURED - FOR YOUR PROTECTION**

***"Quality Minded, Friendly, and Affordable!"***

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Tolleson Elementary**  
BRG Project Number: 070417103-1001-014BRG  
Project Description: Replace compressor  
Consultant: n/a  
Contractor: Pueblo Mechanical (800-840-9170)  
Executive Authority: 5/5/2015  
Board ratification: 6/3/2015

Maricopa County

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 1,911</b>
Contingency ①		\$ 189
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ -
Survey & Required Reports, Printing, Permits, Advertising, Etc.		
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ -</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 2,100</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 2,100</b>
<b>Total Project Cost:</b>		<b>\$ 2,100</b>

① Contingency shall only be used with SFB staff approval.



**Building Renewal Grant Application**

**Initial Submission Date:**

**Application ID:** 2009

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Tolleson Elementary District

**Superintendent:** Lupita Hightower

**Contact Person:** James Serbin

**Contact Phone Number:** 623-533-3930

**Contact Email:** jserbin@tesd.k12.az.us

**School Site:** Sheely Farms

**Buildings:** 1001 Building A

**Application Title:** Replace Room 306-308 HVAC Compressor

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Replace compressor, filter drier & contactor.

**Project Category:** HVAC

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

Normal use. Unit is 13 years old.

**Liaison:** Breuer

gbreuer@azsfb.gov

602-542-6139

Guadalupe Hightower  
Superintendent Printed Name

[Signature]  
Superintendent Signature

5/4/2015  
Date



**Pueblo**

**Mechanical &  
Controls, Inc.**

(800) 840-9170

**PROPOSAL - Sheely farms unit HP-F/306-308 Compressor  
Replacement**

**Mohave JOC  
#14G-PMAC2-0903**

PMC Proposal #:15-05-003

**From:** Pueblo Mechanical and Controls, Inc.

**Date:** 05/01/2015

**Attn:** Enrique Garcia  
Tolleson Elementary School District  
9261 W. Van Buren  
Tolleson, AZ 85353

Dear Enrique,

Pueblo Mechanical and Controls appreciates the opportunity to look at this project and is pleased to provide the following scope for Sheely farms unit HP-F/306-308 Compressor Replacement.

**Scope of Work:**

- Disconnect power to equipment.
- Recover refrigerant from unit.
- Remove faulty compressor, filter drier & contactor.
- Flush system with acid scavenger.
- Install new compressor, filter drier & contactor.
- Pressure system with nitrogen to check for leaks.
- Put system in a vacuum.
- Weigh in the charge of refrigerant.
- Start up and check operation.

**We Exclude The Following:**

- Repair or replacement of any existing device found to be inoperable.

**Material, service, & labor subtotal:**  
**AZDR Statute Compliance Included**  
**Bonding:**

	\$	1,910.22
N/A	\$	

<b>Total Cost:</b>	\$	<b>1,910.22</b>
--------------------	----	-----------------

All projects over \$100,000 must be individually bonded, projects under this amount are at the discretion of the customer; if the project is under \$100,000; by accepting this proposal you agree to waive bonding for this project. If you require bonding; please contact Pueblo Mechanical immediately and we will provide a quote for the bonding amount.

**ALL PRICES QUOTED ABOVE ARE VALID FOR 120 DAYS**

6771 E. Outlook Drive, Tucson, AZ 85756 • 11052 N. 24<sup>th</sup> Avenue, Phoenix, AZ 85029  
Office - (800) 840.9170 • Fax - (888) 473-4374

[www.pueblo-mechanical.com](http://www.pueblo-mechanical.com)

AZ LIC: CR-39 # ROC176640 • AZ LIC: B-01 # ROC173953 • AZ LIC: CR-74 # ROC260462



(800) 840-9170

We look forward to providing this important service; please call if you have any questions.

Best Regards,

Melanie McCloud  
Service Estimator  
(602) 292-5020  
Melanie@pueblo-mechanical.com

**Acceptance of Proposal:** The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified.

\_\_\_\_\_  
Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

Due to the high cost of equipment and/or extended nature of this project progress billing may be required; if a purchase order is created for this project the owner agrees to accept progress billing for demonstrated and verifiable completed work and/or arrival of equipment items pending installation.

**ALL PRICES QUOTED ABOVE ARE VALID FOR 120 DAYS**

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AZ LIC: CR-39 # ROC176640 • AZ LIC: B-01 # ROC173953 • AZ LIC: CR-74 # ROC260462

**STATE OF ARIZONA  
SCHOOL FACILITIES BOARD**

Meeting Date: June 3, 2015

Agenda Item VI.b.

**Subject: VI. Building Renewal Grant Requests**  
**b. Consideration and possible vote to accept, reject or modify**  
**Building Renewal Grant Requests (supplemental awards)**

Ash Creek Elementary (2 requests)  
Canon Elementary  
Creighton Elementary  
Duncan Unified  
Holbrook Unified  
JO Combs Unified  
Kingman Unified  
Round Valley Unified (3 requests)  
Tolleson Elementary

**Background – Ash Creek Elementary (Ash Creek ES – repair sidewalks) Request 1 of 2**

On April 1, 2015, the Board awarded Ash Creek Elementary \$9,952 in Building Renewal Grant funding to repair the sidewalks that are trip hazards at Ash Creek Elementary School (project number 020453101-9999-005BRG).

The design has been completed and the Architect has estimated the construction costs at \$66,600.

Initial award 4/1/2015

Professional design	\$9,952
---------------------	---------

Supplemental funding requested:

Estimated construction cost	\$66,600
-----------------------------	----------

Contingency	\$10,000
-------------	----------

Total additional funding requested:	\$76,600
-------------------------------------	----------

Total project cost:	\$86,552
---------------------	----------

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Ash Creek Elementary (Ash Creek ES – repair sidewalks)**

Staff recommends that Ash Creek Elementary be awarded an additional \$76,600 in Building Renewal Grant funding to repair the sidewalks at Ash Creek Elementary School (project number 020453101-9999-005BRG). This includes \$10,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$86,552.

**Background – Ash Creek Elementary (Ash Creek ES – replace septic system) Request 2 of 2**

On January 7, 2015, the Board awarded \$40,590 in Building Renewal Grant funding to Ash Creek Elementary for the replacement of the septic system at Ash Creek Elementary School (project number 020453101-9999-004BRG).

The design has been completed and the Engineer has estimated the construction costs at \$160,000.

Initial award 1/7/2015

Professional design	\$40,590
---------------------	----------

Supplemental funding requested:

Estimated construction cost	\$132,800
-----------------------------	-----------

Contingency	\$19,920
-------------	----------

Total additional funding requested:	\$152,720
-------------------------------------	-----------

Total project cost:	\$193,310
---------------------	-----------

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Ash Creek Elementary (Ash Creek ES – replace septic system)**

Staff recommends that Ash Creek Elementary be awarded an additional \$152,720 in Building Renewal Grant funding for the replacement of the septic system at Ash Creek Elementary School (project number 020453101-9999-004BRG). This includes \$19,920 in contingency that will only be used with SFB staff approval and brings the total project cost to \$193,310.

**Background – Canon Elementary (Canon ES – correct drainage)**

On December 10, 2014, the Board awarded Canon Elementary \$2,800 in Building Renewal Grant funding to provide professional investigation services to correct the drainage system that is causing erosion around classroom Building 1001 at Canon Elementary School (project number 130350101-1001-005BRG).

The engineer has submitted a proposal to correct the drainage system and erosion including design for \$2,800, and construction documents and administration for \$3,050.

Initial award 12/10/2014

Engineering investigation	\$2,800
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Supplemental funding requested:

Design	\$2,800
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Construction docs and administration	\$3,050
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Estimated construction cost	\$30,000
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Contingency	\$7,500
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Total supplemental funding requested:	\$43,350
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Total project cost:	\$46,150
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Criteria for Eligibility:

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Canon Elementary (Canon ES – correct drainage)

Staff recommends that Canon Elementary be awarded an additional \$43,350 in Building Renewal Grant funding for the design, bid, construction administration and construction to correct water erosion and drainage around classroom Building 1001 at Canon Elementary School (project number 130350101-1001-005BRG). This includes \$7,500 in contingency that will only be used with SFB staff approval and brings the total project cost to \$46,150.

Background – Creighton Elementary (Creighton ES – roof replacement)

On January 7, 2015, the Board awarded Creighton Elementary \$3,905 for the roof evaluation on all buildings at Creighton Elementary School (project number 070414110-9999-004BRG).

The existing roof has failed in numerous areas due to age and either must be replaced or restored as per the roof consultant's report.

Building No	Year Built	Gross Area
1001	1954	5,662
1003	1954	13,425
1004	1954	6,270
1008	1935	1,372
1009	1935	3,750
1010	1935	1,372
1011	1935	3,750
1012	1935	4,067
1013	1982	1,100
1016	1988	9,973
1017	1993	8,420
Total: 59,161		

Initial Award 1/7/2015

Roof Evaluation \$3,905

Supplemental funding requested:

Design/Construction Administration/Structural \$27,440

Estimated Construction Cost \$479,767

Asbestos Survey \$7,108

Abatement Oversight Cost \$60,000

Abatement (Estimate) \$80,000

Contingency \$60,000

Total supplemental funding requested: \$714,315

Total project cost: \$718,220

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Creighton Elementary (Creighton ES – roof replacement)

Staff recommends that Creighton Elementary be awarded \$714,315 in Building Renewal Grant funding for professional and construction services for the replacement of the roofs on all buildings identified on the architect's consultant report at Creighton Elementary School (project number 070414110-9999-004BRG). This includes \$60,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$718,220.

Background – Duncan Unified (Duncan ES – roof repairs)

On May 6, 2015, the Board awarded Duncan Unified \$7,000 for a roofing consultant to assess the existing leaking metal roof on Buildings 1001 and 1002 at Duncan Elementary School (project number 060202102-9999-003BRG).

Duncan Unified, located 205 miles southeast of Phoenix, has three schools. Duncan Elementary School is comprised of five buildings constructed between 1974 and 1999, totaling 34,994 square feet. Buildings 1001 and 1002 were built in 1974, totaling 12,864 and 10,084 square feet, respectively.

The district received the architect's fee proposal and estimate based on their site investigation.

Initial Award 5/6/2015

Investigation	\$2,000
Asbestos survey	\$5,000
Total:	\$7,000

Supplemental funding requested:

Design/structural evaluation	\$17,300
Construction Administration	\$6,210
Estimated construction cost	\$234,472
Contingency	\$15,000
Total supplemental funding requested:	\$272,982

Total project cost: \$279,982

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Duncan Unified (Duncan ES – roof repairs)

Staff recommends that Duncan Unified be awarded \$272,982 in Building Renewal Grant funding for roof repairs on Buildings 1001 and 1002 at Duncan Elementary School (project number 060202102-9999-003BRG). This includes \$2,500 for structural engineering, and \$15,000 in

contingency that will only be used with SFB staff approval. This brings the total project cost to \$279,982.

**Background – Holbrook Unified (Holbrook HS – correct drainage and repair courtyard)**

On December 10, 2014, the Board awarded Holbrook Unified \$8,200 for professional services to provide an evaluation and construction bid documents to repair/replace the concrete courtyard and drainage at Holbrook High School (project number 090203207-9999-003BRG).

The design documents have been completed and staff has agreed with the scope of work.

Initial Award 12/10/2014

Design	\$8,200
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Supplemental funding requested:

Construction Administration	\$7,500
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Estimated Construction Cost	\$195,630
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<u>Contingency</u>	<u>\$20,000</u>
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Total supplemental funding requested:	\$223,130
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Total Project Cost:	\$231,330
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**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation–Holbrook Unified (Holbrook HS – correct drainage and repair courtyard)**

Staff recommends that Holbrook Unified be awarded an additional \$223,130 in Building Renewal Grant funding to correct the concrete courtyard and drainage at Holbrook High School (project number 090203207-9999-003BRG). This includes \$20,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$231,330.

**Background – JO Combs Unified (Combs HS – repair central plant condenser pumps)**

On May 6, 2015, the Board awarded J O Combs Unified \$25,342 for an engineer to assess the failed condenser pumps on a water source heat pump central plant in Building 1006 at Combs High School (project number 110344201-1006-001BRG).

The assessment was to include the control system, pumps, and valves. The assessor was to perform a review the control programming, exercise all components, and provide a report with recommended solutions. \$8,342 was also awarded to repair one failed pump.

The failed pump has been rebuilt and replaced, and the engineering assessment and testing have been completed. The report revealed the plant controls were the cause of the failure. The report also gives an estimated budget to fix the controls at \$15,000. Staff agrees with the scope of work and the need for further repairs.



Initial Award 5/6/2015

Engineering	\$12,000
Pump rebuild	\$8,342
Contingency	\$5,000
Total:	\$25,342

Supplemental funding requested:

Estimated construction cost	\$15,000
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Total project cost:	\$40,342
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Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation– JO Combs Unified (Combs HS – repair central plant condenser pumps)

Staff recommends that JO Combs Unified be awarded an additional \$15,000 in Building Renewal Grant funding for the repair of the plant controls on Building 1006 at Combs High School (project number 110344201-1006-001BRG). This brings the total project cost to \$40,342.

**Background – Kingman Unified (Kingman HSN – upgrade EMS controls)**

On November 12, 2014, the Board awarded Kingman Unified \$275,000 for engineering services and the estimated construction cost to replace the EMS climate control system at Kingman High School – North (project number 080220202-9999-009BRG).

Bids were received from pre-qualified bidders and a low bid came in at \$290,848, which exceeds the original estimate of \$240,000 by \$50,848.

Initial Award 11/12/2014

Engineering services	\$35,000
Estimated construction cost	\$240,000
Total:	\$275,000

Low bid	\$290,848
Estimated construction cost	-\$240,000
Shortfall	\$50,848

Supplemental funding requested:

Shortfall	\$50,848
Contingency	\$10,000
Total supplemental funding requested:	\$60,848

Total project cost:	\$335,848
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Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation - Kingman Unified (Kingman HSN – upgrade EMS controls)**

Staff recommends that Kingman Unified be awarded an additional \$60,848 in Building Renewal Grant funding to replace the EMS climate control system at Kingman High School – North (project number 080220202-9999-009BRG). This includes \$10,000 in contingency that will only be used with SFB staff approval.

**Background – Round Valley Unified (Round Valley MS – replace emergency exit lighting)**  
**Request 1 of 3**

On May 7, 2014, the Board awarded Round Valley Unified \$2,960 for the design to replace the emergency exit lighting in all buildings at Round Valley Middle School (project number 010210103-9999-001BRG).

The existing emergency exit lighting is inoperable and must be replaced. It is the original equipment installed in 1983.

Building No	Year Built	Gross Area
1001	1983	59,375
1002	1979	26,793
	Total:	86,168

Initial Award 5/7/2014

Design \$2,960

Supplemental funding requested:

Construction Administration \$3,020

Estimated Construction Cost \$77,285

Contingency \$7,000

Total \$87,305

Total project cost: \$90,265

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Round Valley Unified (Round Valley MS – replace emergency exit lighting)**

Staff recommends that Round Valley Unified be awarded an additional \$87,305 in Building Renewal Grant funding for professional and construction services for the replacement of the emergency exit lighting in all buildings at Round Valley Middle School (project number 010210103-9999-001BRG). This includes \$7,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$90,265.

**Background – Round Valley Unified (Round Valley PS – replace emergency exit lighting)**  
**Request 2 of 3**

On August 6, 2014, the Board awarded Round Valley Unified \$2,750 for the design to replace the emergency exit lighting in all buildings at Round Valley Primary School (project number 010210101-9999-002BRG). Building 1001 was built in 1983, totaling 61,875 square feet.

The existing emergency exit lighting is inoperable and must be replaced. It is the original equipment installed in 1983.

Initial Award 8/6/2014

Design \$2,750

Supplemental funding requested:

Construction Administration \$1,550

Estimated Construction Cost \$12,046

Contingency \$2,000

Total \$15,596

Total project cost: \$18,346

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Round Valley Unified (Round Valley PS – replace emergency exit lighting)**

Staff recommends that Round Valley Unified be awarded an additional \$15,596 in Building Renewal Grant funding for professional and construction services for the replacement of the emergency exit lighting in all buildings at Round Valley Primary School (project number 010210101-9999-002BRG). This includes \$2,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$18,346.

**Background – Round Valley Unified (Round Valley HS – replace emergency exit lighting)**  
**Request 3 of 3**

On December 10, 2014, the Board awarded Round Valley Unified \$4,500 for the design to replace the emergency exit lighting in all buildings at Round Valley High School (project number 010210210-9999-004BRG).

The existing emergency exit lighting is inoperable and must be replaced.

Building No	Year Built	Gross Area
1001	1989	59,870
1002	1949	21,325
1003	1965	15,241
1004	1979	17,862
1005	1981	12,968
1006	1984	4,050

1007	1985	32,534
1008	1931	1,130
1009	1993	888
1010	1975	6,484
1011	1993	135,860
1012	2002	2,440
1013	2002	1,800
	Total:	312,452

Initial Award 12/10/2014

Design \$4,500

Supplemental funding requested:

Construction Administration \$3,931

Estimated Construction Cost \$100,591

Contingency \$10,000

Total \$114,522

Total project cost: \$119,022

#### Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

#### Staff Recommendation – Round Valley Unified (Round Valley HS – replace emergency exit lighting)

Staff recommends that Round Valley Unified be awarded an additional \$114,522 in Building Renewal Grant funding for professional and construction services for the replacement of the emergency exit lighting in all buildings at Round Valley High School. This includes \$10,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$119,022.

#### Background – Tolleson Elementary (Porfirio H. Gonzales ES – roof replacements)

On March 4, 2015 and May 6, 2015, the Board awarded Tolleson Elementary a total of \$487,860 in Building Renewal Grant for the roof replacement on Buildings 1006, 1009, 1010, 1011, 1012, 1013, 1014, 1015 and 1016 at PH Gonzales Elementary School (project number 070417001-9999-012BRG).

The district procured bids for the work; the low bid received was \$573,376, which is \$117,021 over the estimated construction cost of \$456,355.

Previous awards

Investigation/structural evaluation/CA 3/4/2015 \$21,505

Estimated construction cost 5/6/2015 \$456,355

Contingency 5/6/2015 \$10,000

Total: \$487,860

Supplemental funding requested:

Low bid	\$573,376
Estimated construction cost	<u>-\$456,355</u>
Shortfall	\$117,021
Additional Contingency	<u>\$20,000</u>
Total supplemental funding requested:	\$137,021

Total project cost: \$624,881

Criteria for Eligibility

Pursuant to ARS §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Tolleson Elementary (Porfirio H. Gonzales ES – roof replacements)

Staff recommends that Tolleson Elementary be awarded an additional \$137,021 in Building Renewal Grant funding to replace the roofing on Buildings 1006, 1009, 1010, 1011, 1012, 1013, 1014, 1015 and 1016 at PH Gonzales Elementary School (project number 070417001-9999-012BRG). This includes \$20,000 in contingency that will only be used with SFB staff approval.

**Board Action Requested: [ ] information [ X ] action / described below**

1. Board approval of the staff recommendation that **Ash Creek Elementary** be awarded an additional \$76,600 in Building Renewal Grant funding to repair the sidewalks at Ash Creek Elementary School (project number 020453101-9999-005BRG). This includes \$10,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$86,552.
2. Board approval of the staff recommendation that **Ash Creek Elementary** be awarded an additional \$152,720 in Building Renewal Grant funding for the replacement of the septic system at Ash Creek Elementary School (project number 020453101-9999-004BRG). This includes \$19,920 in contingency that will only be used with SFB staff approval and brings the total project cost to \$193,310.
3. Board approval of the staff recommendation that **Canon Elementary** be awarded an additional \$43,350 in Building Renewal Grant funding for the design, bid, construction administration and construction to correct water erosion and drainage around classroom Building 1001 at Canon Elementary School (project number 130350101-1001-005BRG). This includes \$7,500 in contingency that will only be used with SFB staff approval and brings the total project cost to \$46,150.
4. Board approval of the staff recommendation that **Creighton Elementary** be awarded \$714,315 in Building Renewal Grant funding for professional and construction services for the replacement of the roofs on all buildings identified on the architect's consultant report at Creighton Elementary School (project number 070414110-9999-004BRG). This includes \$60,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$718,220.
5. Board approval of the staff recommendation that **Duncan Unified** be awarded \$272,982 in Building Renewal Grant funding for roof repairs on Buildings 1001 and 1002 at

Duncan Elementary School (project number 060202102-9999-003BRG). This includes \$2,500 for structural engineering, and \$15,000 in contingency that will only be used with SFB staff approval. This brings the total project cost to \$279,982.

6. Board approval of the staff recommendation that **Holbrook Unified** be awarded an additional \$223,130 in Building Renewal Grant funding to correct the concrete courtyard and drainage at Holbrook High School (project number 090203207-9999-003BRG). This includes \$20,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$231,330.
7. Board approval of the staff recommendation that **JO Combs Unified** be awarded an additional \$15,000 in Building Renewal Grant funding for the repair of the plant controls on Building 1006 at Combs High School (project number 110344201-1006-001BRG). This brings the total project cost to \$40,342.
8. Board approval of the staff recommendation that **Kingman Unified** be awarded an additional \$60,848 in Building Renewal Grant funding to replace the EMS climate control system at Kingman High School – North (project number 080220202-9999-009BRG). This includes \$10,000 in contingency that will only be used with SFB staff approval.
9. Board approval of the staff recommendation that **Round Valley Unified** be awarded an additional \$87,305 in Building Renewal Grant funding for professional and construction services for the replacement of the emergency exit lighting in all buildings at Round Valley Middle School (project number 010210103-9999-001BRG). This includes \$7,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$90,265.
10. Board approval of the staff recommendation that **Round Valley Unified** be awarded an additional \$15,596 in Building Renewal Grant funding for professional and construction services for the replacement of the emergency exit lighting in all buildings at Round Valley Primary School (project number 010210101-9999-002BRG). This includes \$2,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$18,346.
11. Board approval of the staff recommendation that **Round Valley Unified** be awarded an additional \$114,522 in Building Renewal Grant funding for professional and construction services for the replacement of the emergency exit lighting in all buildings at Round Valley High School. This includes \$10,000 in contingency that will only be used with SFB staff approval and brings the total project cost to \$119,022.
12. Board approval of the staff recommendation that **Tolleson Elementary** be awarded an additional \$137,021 in Building Renewal Grant funding to replace the roofing on Buildings 1006, 1009, 1010, 1011, 1012, 1013, 1014, 1015 and 1016 at PH Gonzales Elementary School (project number 070417001-9999-012BRG). This includes \$20,000 in contingency that will only be used with SFB staff approval.

Attachments: Yes [ X ]      No [   ]

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**

Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Ash Creek Elementary**  
BRG Project Number: **020453101-9999-005BRG**  
Project Description: **Repair sidewalks**  
Architect of Record: **Robert Polcar Architects (480-675-9760)**  
Contractor: **TBD**

Cochise County

Board Approval Date: **4/1/2015**  
Supplemental award: **6/3/2015**

<b>School Facilities Board Action Approved as recommended by Staff</b>		<b>Staff Rec. or Approved</b>
<b>Base Cost</b>		<b>\$ 66,600</b>
<b>Contingency ①</b>		<b>\$ 10,000</b>
Architecture / Engineering (A&E) Fees		\$ 9,952
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 9,952</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 86,552</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 86,552</b>
<b>Total Project Cost:</b>		<b>\$ 86,552</b>

① Contingency shall only be used with SFB staff approval.

May 21, 2015

To: Dan Demland  
School Facilities Liaison  
Arizona School Facilities Board  
Phoenix, Arizona

Re: Sidewalk Replacement  
Ash Creek Elementary School, Pierce, AZ  
SFB Project 020453101-9999-005 BRG

Dan,

We have made a site visit, had a civil survey completed, and have finished a schematic design option for the sidewalk replacement.

The estimated quantity of sidewalk to be removed is approximately 5,000 square feet. The estimated quantity of new sidewalk is approximately 6,400 square feet. Based on these quantities we would estimate the construction cost of the project at about \$65,000. For budgeting purposes you should include a 2.5% cost for bonds, making the total construction contract about \$66,600.

Please let me know if you have any questions.

Sincerely,



Bob Polcar, RA  
Robert Polcar Architects, Inc.



**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund**District:** **Ash Creek Elementary****BRG Project Number:** 020453101-9999-004BRG

Cochise County

**Project Description:** Replace septic system**Architect of Record:** Fluid Solutions (602-707-7777)**Contractor:** TBD**Board Approval Date:** 1/7/2015**Supplemental award:** 6/3/2015

<b>School Facilities Board Action Approved as recommended by Staff</b>		<b>Staff Rec. or Approved</b>
<b>Base Cost</b>		<b>\$ 132,800</b>
Contingency ①		\$ 19,920
Architecture / Engineering (A&E) Fees		\$ 40,590
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 40,590</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 193,310</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 193,310</b>
<b>Total Project Cost:</b>		<b>\$ 193,310</b>

① Contingency shall only be used with SFB staff approval.



## MEMORANDUM

To: Sue Shepard, Ash Creek Elementary School District

From: Norm Fain, PE

Date: May 26, 2015

Subject: Ash Creek Elementary School septic system

Cc: Dan Demland, School Liaison, Arizona School Facilities Board



This memorandum describes the existing conditions, regulatory requirements, alternative solutions, and our recommended solution. Ash Creek Elementary School currently treats their sewage through three existing conventional septic tanks and leach fields. One tank is too small for the current flow, a second tank has been found to have excessive roots penetrating the tank. Leach fields serving these tanks are both failing. The third system, serving the Gym and Cafeteria, was evaluated and it did not exhibit any failures. The evaluation included cleaning and review of the tank and pipeline serving the leach field. There were no failures noted and the leach field showed no visible signs of surfacing. The third system is not addressed further in this memorandum. The noted failures in the other two systems have caused the school to investigate solutions for the replacement of two of the three existing systems.

### EXISTING CONDITIONS AND REGULATORY REQUIREMENTS

#### Hydraulic System Design and Nitrogen Loading

The Ash Creek Elementary School septic system hydraulic design must accommodate flows typically expected from 227 students and associated staff based on Arizona School Facilities Board school capacity figures. Assuming a student-to-staff ratio of 14:1, the 227 students indicates staff of about 17. Based on recommended flow rates for schools found in AAC R18-9-E323, Table 1, these values produce an estimated average daily wastewater flow as shown below:

227 students x 18 gpcd	= 4,086 gpd
17 staff x 20 gpcd	= <u>340 gpd</u>
<b>TOTAL</b>	<b>4,426 gpd</b>

NOTE: Student flow rate includes 3 gpd/student for cafeteria/gym in addition to the base 15 gpd/student.

Currently, students attend 149 days and staff are present for 165 days each school year would produce an annual wastewater load of:

$$4,086 \text{ gpd} \times 149 \text{ days} + 340 \text{ gpd} \times 165 \text{ days} = 664,914 \text{ gallons per year}$$

ADEQ requires evaluation of the flow to meet nitrogen reduction requirements per Arizona Administrative Code (AAC) Title 18 (Environmental Quality), Chapter 9 (Department of Environmental Quality, Water Pollution Control), Article 3 (Aquifer Protection Permits – General Permits), Part E (Type 4 - General Permits), Section R18-9-E323 (4.23 General Permit, 3,000 to less than 24,000 Gallon Per Day Design Flow). The Code requires that the maximum nitrogen discharge from the site be equal to or less than 39.9 grams of nitrogen per acre per day ( $\text{g}_{\text{nit}}/\text{ac}/\text{day}$ ) [0.088 pounds of nitrogen per acre per day ( $\text{lb}_{\text{nit}}/\text{ac}/\text{day}$ )]. ADEQ has agreed that the average daily loading can properly be calculated from the Code's "typical" value of 15 grams of total nitrogen per day per person ( $\text{g}/\text{day}/\text{person}$ ) [0.033  $\text{lb}/\text{day}/\text{person}$ ]. This value is based on residential flows so must be adjusted for application to this situation. Values that change from the "standard" residential flow include:

Parameter	Standard Residential Value	Ash Creek Elementary School Value Student/Staff	Modifying Multiplier Student/Staff
Number of days per year that flow occurs (days)	365	149	0.4082
		165	0.4521
Average Daily Flow per person (gpd)	80	18	0.2250
		20	0.2500

Using these modifiers, the average daily total nitrogen from the identified maximum occupancy of the campus (provided by Arizona School Facilities Board) at 296 students and 21 staff (14:1 student-to-staff ratio) can be calculated as:

Student component:

$$227 \text{ students} \times 15 \text{ g}_{\text{nit}}/\text{person}/\text{day} \times 0.4082 \times 0.2250 = 312.73 \text{ g}_{\text{nit}}/\text{day}$$

Staff component:

$$17 \text{ staff} \times 15 \text{ g}_{\text{nit}}/\text{person}/\text{day} \times 0.4521 \times 0.2500 = 28.82 \text{ g}_{\text{nit}}/\text{day}$$

TOTAL:

$$312.73 + 28.82 = 341.55 \text{ g}_{\text{nit}}/\text{day}$$

Per Cochise County Assessor's records, Ash Creek Elementary School sits on two parcels. The combined acreage of these parcels is 5.55 acres. AAC R18-9-E323(A)(4)(i) allows the inclusion of "streets, common areas, and other non-contributing areas" in the area calculation for compliance with the total nitrogen standard. Adjacent to the parcels is half of the right-of-way of 30 feet along Ash Creek Road on the east of both parcels. The north side of the property is adjacent to a half right-of-way of 30 feet along Hopi Drive. Along the south side of the property, Arizona Highway 181 has a half right-of-way of 50 feet. The additional acreage of adjacent "streets" is 1.22 acres.



Platted Acreage: 5.55 acres

Adjacent street acreage: 1.22 acres

Total Acreage for calculation:  $5.55 + 1.22 = 6.77$  acres

The existing design conditions result in a total nitrogen loading of:

$341.55 \text{ g}_{\text{nit}}/\text{day} \div 6.77 \text{ acres} = 50.45 \text{ g}_{\text{nit}}/\text{ac}/\text{day}$ , which exceeds the standard of  $39.9 \text{ g}_{\text{nit}}/\text{ac}/\text{day}$ .

#### ALTERNATIVE SOLUTIONS CONSIDERED TO MEET NITROGEN LIMITS

##### Reduce School Maximum Students

Reducing the maximum number of students and staff at the campus will result in a smaller total nitrogen load to the environment. To achieve an adequate reduction in total nitrogen produced, the maximum campus capacity would have to be reduced to 180 students with 13 staff.

$$[(180 \times 15 \times 0.4082 \times 0.2250) + (13 \times 15 \times 0.2500 \times 0.4521)] \div 6.77 = 39.88 \text{ g}_{\text{nit}}/\text{ac}/\text{day}$$

If the student maximum is reduced as discussed above, the hydraulic design values change to:

180 students x 18 gpcd	= 3,240 gpd
13 staff x 20 gpcd	= 260 gpd
<b>TOTAL</b>	<b>3,500 gpd</b>

Current enrollment of 31 students and 5 staff does not exceed this limitation. Since the maximum student population is 581% of existing enrollment, replacing the existing conventional septic system with a similar yet properly sized system is viable and the least cost solution. It may also require that the capacity of the school be officially reduced from 227 students and 17 staff to 180 students and 13 staff. This solution is estimated to be less than \$500 administrative costs. This course of action is recommended.

##### Add Acreage

The total acreage needed to reduce the total nitrogen level to the regulatory limit at the current maximum student population is 8.57 acres. The addition of 1.8 adjacent acres would allow the campus to meet the requirements of R18-9-E323.

$$341.55 \text{ g}_{\text{nit}}/\text{day} \div 39.9 \text{ g}_{\text{nit}}/\text{ac}/\text{day} = 8.57 \text{ acres}$$
$$\text{Additional acreage needed is: } 8.57 - 6.77 = 1.80 \text{ acres}$$

Because adjacent platted lot sizes are larger than 1.8 acres, obtaining just the correct amount of acreage may not be possible. Availability of land adjacent to the school site is a concern. To avoid purchasing more land than necessary, a change in platting to allow a lot split would be

required. This may not be timely and will add expenses to facilitate land use modifications. The approximate cost of this may be \$10,000 to \$40,000 if a willing buyer can be identified. Therefore, this option is not a recommended course of action.

#### Install Nitrogen Reduction Treatment

Onsite treatment is an option for meeting the nitrogen limit. It will reduce the level of total nitrogen in the septic tank effluent to a level that would meet Code. The reduction of the total nitrogen required is 20.91%,  $[(1.00 - (270.12 \text{ g}_{\text{nit}}/\text{day} \div 341.55 \text{ g}_{\text{nit}}/\text{day})) \times 100\%]$ . This approach is very costly, estimated to cost approximately \$180,000 to \$350,000, and not recommended for Ash Creek Elementary School.

#### **RECOMMENDATION**

Based on the capital costs described in the alternatives replacing the existing septic tanks and leach fields with a properly sized system is the most cost effective solution. We review several alternative approaches. Various gross considerations included:

- Combining both tanks and leach fields into a common system;
- Replacing both tanks and combining the leach fields; and,
- Replacing both tanks and both leach fields.

Due to site constraints of school facilities and Code setback requirements the most cost effective solution was to replace both tanks and both leach fields. Combining both systems into one requires two pump stations to convey flows to the common site of the tank or leach field. This exceeds any savings realized by combining the systems. We also reviewed multiple methods of septage disposal. Pits (vertical field) were reviewed in addition to horizontal leach fields. Our recommended solution is summarized as follows.

#### Standard Septic Tank Size

A septic tank is the first step in a conventional on-site wastewater system. It contains the solids portion of the wastewater and is sized to allow normal usage to result in removal of solids every three to seven years.

Ash Creek Elementary has three existing wastewater treatment/disposal systems. One serves the gymnasium/cafeteria and is currently functioning properly. One serves the office and library buildings and has problems with root intrusion into the system. The last system serves the classroom buildings on the east end of campus. This system has total blockage results in a back-up of sewage into the restroom areas forcing the school to close the restrooms and provide alternative solutions.

If the school remains with a similar configuration of septic tanks and disposal fields, the hydraulic size of the two systems with problems needs to be determined for planning purposes. To size the tanks and disposal fields, the fixture count of the facilities which discharge to system was determined and the design flow as previously calculated was divided into each system



based on the percentage of fixture count flowing to the system. The below values indicate the fixture count for each system based on the fixture units (FU) from AAC R18-9-A314 and quantity of items for each system:

**Ash Creek Campus Water Fixture Units**

Fixture Type	Admin	Classroom	Gym/ Cafeteria	Campus Total
Lavatory (1 FU)	2	7	3	12
Water Closet (4 FU)	8	28	12	48
Urinal (3 FU)	-	3	6	9
Service Sink (3 FU)	-	-	3	3
Kitchen Sink (2 FU)	-	-	2	2
Service Sink (3 FU)	-	-	3	3
Dishwasher (2 FU)	-	-	2	2
Shower (2 FU)	-	-	4	4
Total Fixture Units	10	38	35	83
Percentage of Campus Total	12.05%	45.78%	42.17%	100%

Dividing the projected campus daily flows without needing treatment of 3,500 gallons per day (gpd) between the three existing systems based on the percentage of the total campus fixture count results in flow demands of 422 gpd for the administrative building, 1,602 gpd for the classroom areas, and 1,476 gpd for the gymnasium/cafeteria building.

Septic tank sizing per AAC R18-9-A314-4.b requires the tank capacity to be 2.1 times the average daily flow. This results in the following tank capacity values for the two systems having problems being:

**Septic Tank Size Requirements**

Area	Minimum Septic Tank Size (gallons)	Standard Septic Tank Size (gallons) <sup>1</sup>
Administration	887	1,000
Classroom	3,365	4,000

<sup>1</sup> Standard size based on Jensen Precast, Tucson, Arizona list. Other manufacturers may vary.

### Disposal System

Once the solids are removed in the septic tank, the liquid portion of the wastewater flow is normally treated and disbursed through the soils using a leach field or seepage pit. Cochise County does not allow the installation of seepage pits because of the types of soils prevalent throughout the area. This leaves a leach field using either standard gravel and perforated piping or a chamber type system. Either system incorporates the soil adsorption rate of the site to determine how much needs to be installed.

To determine the soil adsorption rate, percolation tests were completed in three locations on the site. Figure 1 provides a location of the borings completed. A summary of the percolation test results is provided in the following table.

Figure 1  
Percolation Test Boring Locations



### Percolation Test Result Summary

Bore #	Depth of Bore (ft)	Percolation Rate (min/in)	Soil Adsorption Rate (SAR) (gpd/ft <sup>2</sup> ) per AAC R18-9-A312.D.2.a
1	10	43	0.29
2	20	34	0.33
3	3	23	0.41

Assuming a typical trench with a width of 2 feet and 4 feet of gravel below the leach field pipe, the square feet available for percolation per lineal foot of trench is 10 square feet (ft<sup>2</sup>). For preliminary design, the most restrictive SAR of 0.29 gpd/ft<sup>2</sup> should be assumed. The table below indicates the lineal feet of trench needed to provide adequate percolation for the flows in the two systems needing rehabilitation. The calculation of the lineal footage is:

$$1,602 \text{ gpd} \div 0.29 \text{ gpd/ft}^2 \div 10 \text{ ft}^2/\text{lf} = 552.41 \text{ lf}$$

$$422 \text{ gpd} \div 0.29 \text{ gpd/ft}^2 \div 10 \text{ ft}^2/\text{lf} = 145.52 \text{ lf}$$

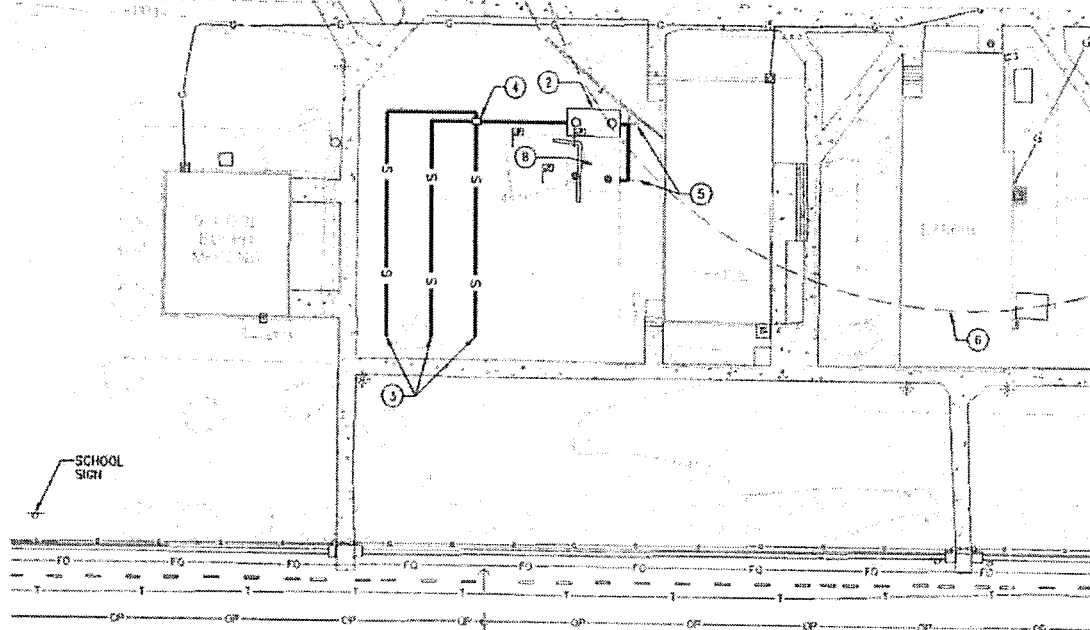
### Septic Leach Field Requirements

Area	Design Flow (gpd)	Required Trench Length (ft)
Classroom	1602	552.41
Administration	422	145.52

The preferred locations of the leach fields near the existing buildings is not physically feasible for the classroom system. The administration system has adequate space in the adjacent yard to install leach field with three 50-foot long trenches. The use of the ballfield area to the north is the best location available for installation of the classroom leach field. This leach field would require six 93-foot long trenches to meet the needs of the classroom system.



**Preliminary Layout of Administration System Septic Tank and Leach Field**

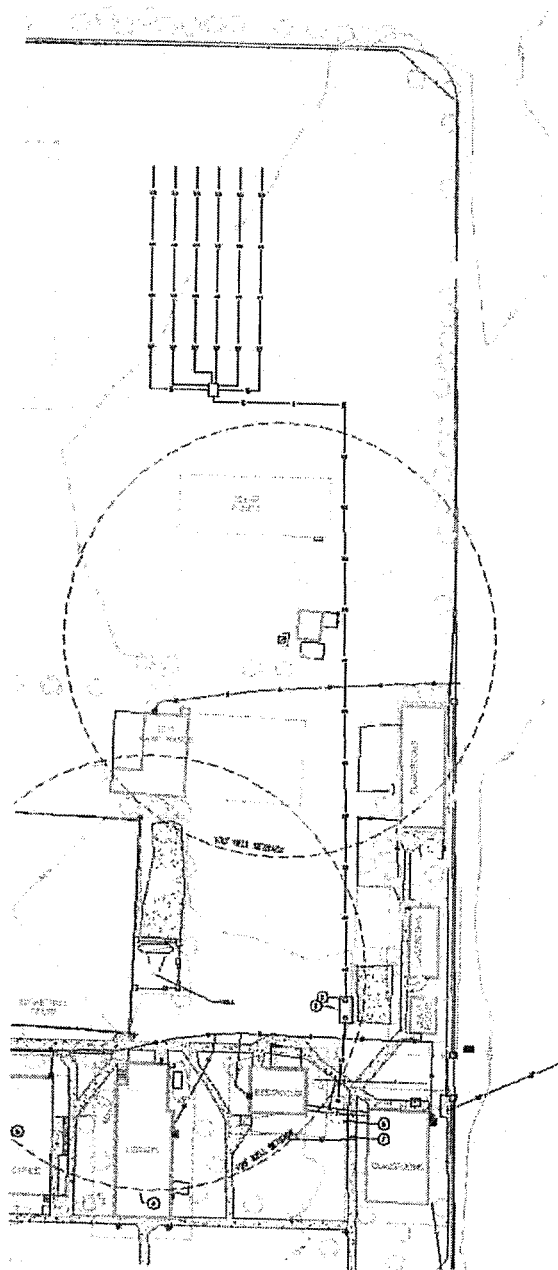


The general slope of the site goes from north to south so the disposal field for the classroom area would be extremely deep if completed using a gravity system. The use of "Septic Tank Effluent Pump" (STEP) system would alleviate the costs of installation by converting the gravity line to a smaller pressure line with a shallower leach field.



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### Preliminary Layout of Classroom System Septic Tank, STEP and Leach Field





### **Estimated Cost of Construction**

The costs associated with constructing this project include a design phase, permitting, and physical construction of the improvements. These phases are estimated to cost:

<b>Phase</b>	<b>Estimated Cost</b>
Design and Construction Administration	\$ 38,500.00
Permitting	\$ 2,000.00
New Administration Septic System	\$ 22,900.00
New Classroom Septic System	\$ 52,900.00
Demolition of old septic tanks	\$ 16,500.00
<b>SUBTOTAL</b>	<b>\$132,800.00</b>
15% Contingency	\$ 19,920.00
<b>TOTAL</b>	<b>\$152,720.00</b>

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**

Detail of Additional Cost and Contingency  
\_X\_ Building Renewal Grant Fund

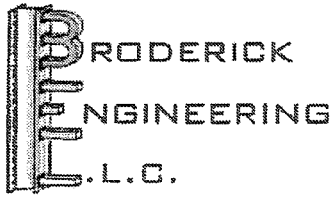
District: **Canon Elementary**  
BRG Project Number: **130350101-1001-005BRG**  
Project Description: **Correct drainage**  
Architect of Record: **Broderick Engineering (480-926-6333)**  
Contractor: **TBD**

Yavapai County

Board Approval Date: **12/10/2014**  
Supplemental award: **6/3/2015**

<b>School Facilities Board Action Approved as recommended by Staff</b>		<b>Staff Rec. or Approved</b>
<b>Base Cost</b> (cost estimate provided by architect or contractor)		<b>\$ 30,000</b>
Contingency ①		<b>\$ 7,500</b>
Architecture / Engineering (A&E) Fees		\$ 2,800
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 2,800
Testing & Inspection		\$ 3,050
<b>Total Additional Cost:</b>		<b>\$ 8,650</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 46,150</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 46,150</b>
<b>Total Project Cost:</b>		<b>\$ 46,150</b>

① Contingency shall only be used with SFB staff approval.



Civil & Structural Engineering Consulting

May 7, 2015

Mr. Darryl Merrill  
Canon Elementary School District  
34630 East School Road loop  
Black Canyon City, AZ 85324

RE: UPDATED Assessment Report – Drainage and Erosion Problems  
SFB Account Number 691.100.4900.6720.101  
Broderick Engineering Project No. 15005

Mr. Merrill,

As requested by the Canon Elementary School District, and as authorized by the School Facilities Board purchase order issued in January 2015, Broderick Engineering is providing this assessment report for your review and reference.

### **SCOPE**

In late 2014, Broderick Engineering was advised that the school property, and especially the administration building, were having issues with uncontrolled stormwater runoff, ongoing site erosion, and unsightly sediment deposition. We were told that maintenance personnel and school staff were spending significant time and labor during and after any substantial rainfall events in protecting the existing administration building and playground areas, as well as cleaning up silt and debris being carried into unwanted areas on the site.

### **INVESTIGATION**

On January 7, 2015, I visited the school campus in person and had conversations with district employees. I walked the property and focused on the locations where erosion and deposition were causing problems. I also observed the source of the stormwater runoff and the general topography of the school property and vicinity, as well as the limits of the watershed and drainage patterns in the area and especially east of the site. In addition to personal observation and conversations with staff, I was able to review the original grading and drainage plans for the school property and take photographs of the areas of concern.

### **FINDINGS**

The campus improvements were generally made in accordance with the original design intent and subsequent site improvement designs.

Relatively new drainage channels and driveway culverts were installed along the northern frontage of the property, in conjunction with the most recent improvements. There do not appear to be any drainage or erosion issues along the northern frontage of the site.

Between the administration building and the gymnasium, a two-pipe culvert appears to be adequately conveying offsite runoff underneath the sidewalk and into the open play area and ball fields for disposal. At the time of my visit, the pipes were partially full of sediment and vegetation, but staff felt that they still had sufficient capacity for the runoff volumes being generated in the area.

#### **Broderick Engineering, LLC**

6859 E. Rembrandt Ave # 124 • Mesa, AZ 85212 • Ph 480.926.6333 • Fx 480.926.3999  
3275 W. Ina Road # 211 • Tucson, AZ 85741 • Ph 520.887.9416 • Fx 520.887.9486

A drainage channel was also constructed along the eastern and southern frontages of the campus to help convey offsite flows around the buildings and into the onsite ball fields. The channel varies from approximately 8-15 feet in width, and contains large river rock for stability and erosion protection. The channel has a mild slope along the eastern frontage that drains southerly, where it continues westerly along the southern frontage at a much more substantial slope. It then terminates just east of the backstop located in the ball fields in the southwest portion of the campus. Although the drainage channel currently contains significant sedimentation, it appears to function properly to convey any flows into the ball fields.

However, we observed substantial erosion patterns and washout areas just north of the north end of this drainage channel, at the southeast corner of the administration building. It appears that offsite stormwater runoff collects in the natural wash east of the property, crosses School Loop Road in a generally northwesterly direction, and continues onto the school property in direct alignment with the administration building. Any stormwater runoff not captured by the drainage channel continues toward the administration building and flows around it or underneath it through the crawl space. The stormwater runoff then continues into the playground area and walkways where it potentially causes unsightly and unsafe erosion and sedimentation conditions.

### **CONCLUSION AND RECOMMENDATIONS**

Based on my site visit and preliminary research, it is rather evident that the school's main problem with offsite runoff, excessive erosion, and sedimentation is all related to the hillside wash flows that discharge onto School Loop Road near the southern end of the administration building. At that location, the hillside runoff is not adequately captured or conveyed to fully protect the school campus improvements.

In order to improve the drainage situation and protect the administration building, I recommend the following site improvements for an estimated total construction cost of no more than **\$30,000** to include contractor mobilization, drainage improvements, soft costs, equipment rentals, and so forth:

1. As a preventative maintenance procedure, clean out the existing two-pipe culvert located just north of the Administration Building. This can be done with water-jetting or by mechanical methods and/or excavation.
2. Between the west edge of pavement of School Loop Road and the existing chain link fence, construct a graded swale with grouted riprap to capture and direct the offsite runoff and reduce erosion near the roadway. Approximately 200 square feet of additional grouted riprap east of the chain link fence.
3. On the school property, continue the grouted riprap channel and construct it to carry the runoff into the existing drainage channel along the eastern frontage of the school. Approximately 100 square feet of additional grouted riprap west of the chain link fence.
4. To ensure adequate capture of the runoff flows, construct a short masonry wall east of the administration building to define the drainage pattern limits and protect the building. It is anticipated that a minimum exposed height of 24 inches (three courses) should suffice. The wall should begin near the eastern chain link fence, continue westerly, and then turn south to divert any excessive runoff and protect the downstream buildings and play areas. Approximately 40 linear feet of 8-inch masonry wall, up to 24 inches high.
5. For further protection of the existing crawl space, construct a 6-inch landscape/concrete header curb along the south face of the administration building to keep any local nuisance water from passing underneath the building and onto the playground or sidewalk. Curbing could be placed a few feet away from the structure to allow for crawl space access, at the discretion of the school personnel. Approximately 20 linear feet of 6-inch concrete header curb would be needed.
6. As a preventative maintenance procedure, clean up the main drainage channel along the south and east frontages by water jetting, vacuum extraction or other means to remove sedimentation.

#### **Broderick Engineering, LLC**

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3275 W. Ina Road # 211 • Tucson, AZ 85741 • Ph 520.887.9416 • Fx 520.887.9486

**PROPOSAL TO PROCEED WITH DESIGN AND CONSTRUCTION**

Broderick Engineering is available to move forward with the school district and support these drainage improvements on the property. After reviewing the circumstances, we propose the following scope and fee items to continue with the project as described:

- Grading and Drainage Plan showing proposed improvements, notes and quantities. \$2,800.
- Bidding assistance to procure a qualified contractor to perform the work. \$1,300.
- Construction administration to visit the site during construction and ensure that work is being performed per the design intent and school needs. \$1,750.

We request an additional purchase order in the amount of **\$5,850** to provide these services.

Please contact me directly if you have any questions or concerns.

Respectfully submitted,

Broderick Engineering, LLC



David Bond, P.E.  
Civil Department Manager



**Broderick Engineering, LLC**

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3275 W. Ina Road # 211 • Tucson, AZ 85741 • Ph 520.887.9416 • Fx 520.887.9486

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
\_X\_ Building Renewal Grant Fund**District:** **Creighton Elementary****BRG Project Number:** 070414110-9999-004BRG

Maricopa County

**Project Description:** **Roof replacement****Consultant:** Orcutt Winslow (602-257-1764)**Contractor:** TBD**Board approval:** 1/7/2015**Supplemental award:** 6/3/2015

<b>School Facilities Board Action Approved as recommended by Staff</b>		<b>Staff Rec. or Approved</b>
<b>Base Cost:</b>		<b>\$ 559,767</b>
Contingency ①		\$ 60,000
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 31,345
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 7,108
Testing & Inspection		\$ 60,000
<b>Total Additional Cost:</b>		<b>\$ 98,453</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 718,220</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 718,220</b>
<b>Total Project Cost:</b>		<b>\$ 718,220</b>

① Contingency shall only be used with SFB staff approval.



# orcutt|winslow

May 20, 2015

Mr. Roy Sucanick  
Facilities Director  
Creighton Elementary School District  
2702 East Flower Street  
Phoenix, AZ 85016

Re: Architectural Services Roofing Project: **Creighton Elementary School**  
**(Final revision dated 5.20.15)**

Dear Mr. Sucanick:

Orcutt Winslow would like to thank you for giving us the opportunity to work with Creighton Elementary School District. Based on our conversation we have put together an Architectural fee proposal for the reroofing project. Your investment in our services is based on the following.

## GENERAL PROJECT DESCRIPTION

Provision of Architecture & Structural Services for the construction documents of this Project that involves roof replacement and asbestos abatement at the above mentioned School.

## Scope of Services

Your investment in our Architectural Services shall be for a lump sum fee of: \$ 27,440.00.  
Orcutt | Winslow has prepared a scope of services breakdown for this project as follows:

1. Asbestos abatement report (By District)	
2. Provide alternative roofing options and cost	\$ 1,540.00
3. Create Drawings and Specification for Bid	\$ 9,500.00
4. Conduct Pre-Bid and Bid Opening as needed	\$ 1,750.00
5. Review shop drawings during construction	\$ 1,750.00
6. Weekly Construction meetings	\$ 8,900.00
7. <u>Punch list and Final close out.</u>	<u>\$ 4,000.00</u>
<u>Total:</u>	<u>\$ 27,440.00</u>

Estimated Construction cost for roof and abatement is listed below:

1. <u>See attached report and cost breakdown from WRE Corp</u>	<u>\$ 479,767.00</u>
2. <u>Air monitoring cost by Dominion estimate</u>	<u>\$ 60,000.00</u>
<u>Total Estimated Cost of Work:</u>	<u>\$ 539,767.00</u>

3003 n central ave  
sixteenth floor  
phoenix az 85012  
602 257 1764 t  
602 257 9029 f  
www.owp.com

#### Reimbursable Expenses

Reimbursable Expenses are in addition to compensation for basic services and include expenses incurred by the Architect and his Consultants directly related to the Project:

- Fees paid for securing approvals of Authorities Having Jurisdiction over the Project. (We believe permits will not be required)
- Reproductions, plots, standard form documents, postage, handling and delivery of Instruments of Service will be posted via drop box or electronically provided as pdfs to plan rooms and to bidders as requested.

Reimbursable Expenses shall be charged at a multiple of 1.00 times the expense incurred by the Architect.

#### FORM OF AGREEMENT

This Proposal is based upon the terms of an Orcutt | Winslow modified AIA B101-2007 Standard Form of Agreement Between Owner and Architect.

We believe this Fee Proposal addresses the Scope of roofing projects as we understand it. We look forward to working with you in developing a successful Project. If this Proposal meets your approval, please sign below and return one copy to our office. Upon receipt, we will prepare the Owner/Architect Agreement for your review and execution.

Please feel free to call if you have any questions or need further information in regards to this Proposal.

Sincerely,



Vispi Karanjia  
Managing Partner

VK/ll

cc: Mr. Pat Cruz, AZSFB Liaison for Creighton Elem. School District

Accepted by:

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Mr. Roy Sucanick, Facilities Director, Creighton E.S.D.

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Date: May 20th, 2015

# orcutt|winslow

ARCHITECTURE PLANNING INTERIOR DESIGN

## PROJECT SPECIFIC AGREEMENT STRUCTURAL ENGINEERING SERVICES.

This Project Specific Agreement is executed this 7<sup>th</sup> day of May 2015.

Between the Architect:

The Orcutt/Winslow Partnership  
3003 N. Central Avenue  
16<sup>th</sup> Floor  
Phoenix AZ 85012

and the Consultant:

TRC Worldwide Engineering, Inc.  
3003 N. Central Avenue  
16<sup>th</sup> Floor  
Phoenix, AZ 85012

The Consultant's designated representative for this project is: Allen Miller

Project Name: Creighton School

O/W Project No.	_____	Estimated square footage	_____
O/W Project Manager:	<u>Vispi Karanjia</u>	Estimated Structural Project Construction Cost:	_____

Consultant's Proposal Number \_\_\_\_\_

The Consultant acknowledges receipt of and knowledge of the Master Agreement Between The Orcutt/Winslow Partnership and the Consultant dated 04/04/13, which is incorporated into this Project Specific Agreement by reference as though fully set forth. The Consultant fully understands that the Master Agreement is an integral part of this Project Specific Agreement.

The Consultant shall provide the following professional services for the Architect in accordance with the Terms and Conditions of the Master Agreement and this Project Specific Agreement unless specifically modified.

## PROJECT SPECIFIC AGREEMENT STRUCTURAL ENGINEERING SERVICES.

### SCHEDULE OF BASIC SERVICES

Basic Services in addition to those in the Master Agreement, which shall be provided within the basic fee:

<b>1.0 SCHEMATIC DESIGN PHASE</b>		
	<u>Activities / Services to be Provided</u>	<u>Include</u>
1.1	Conferences with Owner (per Meetings/Site Visit Schedule)	<input type="checkbox"/>
1.2	Coordination meetings with A/E Team (per Meetings/Site Visit Schedule)	<input type="checkbox"/>
1.3	Field Measurement/Verification of existing systems and conditions	<input type="checkbox"/>
1.4	Analysis of governing codes and requirements of AHJ.	<input type="checkbox"/>
1.5	Provide structural information pertinent to the preparation of the geotechnical report	<input type="checkbox"/>
1.6	Recommendation of structural system/concept.	<input checked="" type="checkbox"/>
1.7	Assist O/W with developing Outline Specifications	<input checked="" type="checkbox"/>
1.8	S.D. Phase Deliverables:	<input type="checkbox"/>
	1.8.1 Schematic Framing Plans for roof and floor framing systems indicating approximate size of major structural components	
	1.8.2 Cost estimate for structural system based on cost/SF	
1.9	Consultant shall comply with the requirements of the O/W "Quality Assurance" process for Programming/Schematic Design and shall provide verification via "Virtual Project".	<input checked="" type="checkbox"/>
1.10	Participate in LEED / Sustainable Design Meetings	<input type="checkbox"/>
1.11	BIM modeling sufficient to allow coordination of major building systems and including everything 1" diameter or greater.	<input type="checkbox"/>
1.12		<input type="checkbox"/>

<b>2.0 DESIGN DEVELOPMENT PHASE</b>		
	<u>Activities / Services to be Provided</u>	<u>Include</u>
2.1	Conferences with Owner (per Meetings/Site Visit Schedule)	<input type="checkbox"/>
2.2	Coordination meetings with A/E Team (per Meetings/Site Visit Schedule)	<input checked="" type="checkbox"/>
2.3	Coordination with other building systems/disciplines	<input checked="" type="checkbox"/>
2.4	Coordination/Engineering for Owner-provided equipment and systems	<input checked="" type="checkbox"/>
2.5	Development of engineering calculations	<input checked="" type="checkbox"/>
2.6	Development of key details	<input checked="" type="checkbox"/>
2.7	Review of plans with applicable agencies	<input checked="" type="checkbox"/>
2.8	D.D. Phase Deliverables:	<input checked="" type="checkbox"/>
	2.8.1 Design Development drawings with all equipment having Structural impact shown/located and sized.	
	2.8.2 Technical specifications in current CSI format. Structural Engineer shall provide technical specification or, if provided by Orcutt/Winslow, shall review and redline Orcutt/Winslow technical specifications.	
	2.8.3 Estimate of Probable Cost by system and S.F.	

## PROJECT SPECIFIC AGREEMENT STRUCTURAL ENGINEERING SERVICES.

<b>2.0 DESIGN DEVELOPMENT PHASE</b>		
<u>Activities / Services to be Provided</u>		<u>Include</u>
<b>2.9</b>	Consultant shall comply with the requirements of the O/W "Quality Assurance" process for Design Development and shall provide verification via "Virtual Project".	<input checked="" type="checkbox"/>
<b>2.10</b>	Participate in LEED / Sustainable Design Meetings	<input type="checkbox"/>
<b>2.11</b>	BIM modeling sufficient to allow coordination of major building systems and including everything 1" diameter or greater.	<input type="checkbox"/>
<b>2.12</b>		<input type="checkbox"/>

<b>3.0 CONSTRUCTION DOCUMENTS PHASE</b>		
<u>Activities / Services to be Provided</u>		<u>Include</u>
<b>3.1</b>	Conferences with Owner (per Meetings/Site Visit Schedule)	<input type="checkbox"/>
<b>3.2</b>	Coordination meetings with A/E team (per Meetings/Site Visit Schedule)	<input checked="" type="checkbox"/>
<b>3.3</b>	Conferences with AHJ as required	<input checked="" type="checkbox"/>
<b>3.4</b>	Finalize engineering calculations, system component sized and details	<input checked="" type="checkbox"/>
<b>3.5</b>	Final development of systems and details	<input checked="" type="checkbox"/>
<b>3.6</b>	Integration and coordination of structural components with other building systems	<input checked="" type="checkbox"/>
<b>3.7</b>	Verification of system cost estimate	<input checked="" type="checkbox"/>
<b>3.8</b>	Identification of Alternates (if required)	<input checked="" type="checkbox"/>
<b>3.9</b>	Develop scope of required testing, Special Structural Inspections, etc., and provide Architect a proposal.	<input checked="" type="checkbox"/>
<b>3.10</b>	C.D. Phase Deliverables 3.10.1 Plan and detail drawings, schedules, etc 3.10.2 Engineering calculations	<input checked="" type="checkbox"/>
<b>3.11</b>	Provide Architect with electronic (.dwg) drawing files of "As-Bid" documents (inclusive of all Addenda) for archiving.	<input checked="" type="checkbox"/>
<b>3.12</b>	Consultant shall comply with the requirements of the O/W "Quality Assurance" process for Construction Documents and shall provide verification via "Virtual Project".	<input checked="" type="checkbox"/>
<b>3.13</b>	Provide construction documents and specifications that meet the design intent of the LEED credits identified by the design team in the LEED checklist.	<input checked="" type="checkbox"/>
<b>3.14</b>	BIM modeling sufficient to allow coordination of major building systems and including everything 1" diameter or greater.	<input type="checkbox"/>
<b>3.15</b>		<input type="checkbox"/>

<b>4.0 BIDDING OR NEGOTIATION PHASE</b>		
<u>Activities / Services to be Provided</u>		<u>Include</u>
<b>4.1</b>	Preparation of Addenda/clarifications to bid documents	<input checked="" type="checkbox"/>
<b>4.2</b>	Analysis of subcontractor bids	<input checked="" type="checkbox"/>
<b>4.3</b>	Review of Substitution Requests	<input checked="" type="checkbox"/>
<b>4.4</b>		<input type="checkbox"/>
<b>4.5</b>		<input type="checkbox"/>
<b>4.6</b>		<input type="checkbox"/>

**PROJECT SPECIFIC AGREEMENT  
STRUCTURAL ENGINEERING SERVICES.**

<b>5.0 CONSTRUCTION ADMINISTRATION</b>		
	<u>Activities / Services to be Provided</u>	<u>Include</u>
5.1	Participate in Pre-Construction meeting, if required	<input checked="" type="checkbox"/>
5.2	Review and return Shop Drawings and other submittals within 5 working days	<input checked="" type="checkbox"/>
5.3	Review Substitution and Value Engineering Requests	<input checked="" type="checkbox"/>
5.4	Review material/test reports	<input checked="" type="checkbox"/>
5.5	Respond to Contractor's "Request for Interpretation" through O/W within 5 working days of receipt (or as required to avoid project delays)	<input checked="" type="checkbox"/>
5.6	Provide clarifications to Contract Documents as required	<input checked="" type="checkbox"/>
5.7	Evaluate Change Order documentation	<input checked="" type="checkbox"/>
5.8	Construction Observation services per Meetings/Site Visit Schedule. The consultant shall make periodic visits to the site at appropriate times to ascertain compliance with the construction details as designed. Consultant shall endeavor to ensure all critical design components including but not limited to, structural connections, alignments, tolerances, etc, and shall document compliance, or deviation, in writing to the Architect within 5 days. Such reviews are to be completed as part of consultants Basic Services and are separate from those items included as part of Special Inspections.	<input type="checkbox"/>
5.9	Review project "Close-out" documents	<input checked="" type="checkbox"/>
5.10	Provide required LEED documentation for the Design Phase Credits	<input checked="" type="checkbox"/>
5.11		<input type="checkbox"/>
5.12		<input type="checkbox"/>

<b>6.0 POST-CONSTRUCTION PHASE</b>		
	<u>Activities / Services to be Provided</u>	<u>Include</u>
6.1	Assist O/W in resolution of design issues.	<input checked="" type="checkbox"/>
6.2	Warranty Reviews	<input checked="" type="checkbox"/>
6.3	Provide required LEED documentation for the Construction Phase Credits	<input checked="" type="checkbox"/>
6.4	Provide responses to USGBC LEED Review comments as required to complete LEED certification process	<input checked="" type="checkbox"/>
6.5		<input type="checkbox"/>

**Compensation for Basic Services** shall be as follows: (Select applicable method of compensation)

A. Percentage of Construction Cost based on \_\_\_\_\_% of total applicable construction cost for this portion of the Project as described in the Master Agreement; OR

B. Lump Sum Fee of \$1000.00

Our scope of work includes one site visit and a one page letter describing our assessment of the existing roof structure.

C. \$\_\_\_\_\_per square foot.

# orcutt|winslow

ARCHITECTURE PLANNING INTERIOR DESIGN

## PROJECT SPECIFIC AGREEMENT STRUCTURAL ENGINEERING SERVICES.

**Total Fee shall be distributed as follows for each phase of project development:**

Programming/Schematic Design*	20%
Design Development*	15%
Construction Documents*	35%
Bidding & Negotiation*	5%
Construction Administration*	25%
TOTAL	100%

\*Note: 10% will be deducted from each phase in the event that the Consultant fails to promptly complete the Quality Assurance program.

### SCHEDULE OF ADDITIONAL SERVICES

#### **Additional Services:**

1. Attendance of regularly scheduled construction meetings in excess of the basic meetings defined in the Meetings/Site Visits Schedule
2. Application and presentation of variances.
3. Review and evaluation of "Value Engineering" revisions by others.
4. Special Structural Inspection as required by agencies having local jurisdiction.

#### Compensation for Additional Services:

1. Site Visits in excess of those required under the Meetings/Site Visits Schedule of the Master Agreement shall be provided for a fee of \$250.00 per man-trip to the site, including travel.
2. Consultant shall submit to Architect, prior to commencement of any Additional Services, an "Additional Services Documentation" (attached hereto as Appendix "1") describing scope and fee basis of Additional Service, for approval.

#### **CONSULTANT**

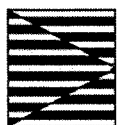
Allen R. Miller  
Authorized Signature

SR PROJECT MANAGER  
Title  
5/7/15

#### **THE ORCUTT/WINSLOW PARTNERSHIP**

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

\_\_\_\_\_  
Title



DOMINION

April 24, 2015

Mr. Roy Sucanick  
Creighton School District  
2802 East McDowell Road  
Phoenix, Arizona 85008

Re: Estimated Fee Proposal  
Comprehensive Roof Asbestos Inspection  
Creighton Elementary School (8 Buildings Total)  
Phoenix, Arizona

Dear Mr. Sucanick,

Pursuant to your request, the following is an estimated fee proposal to perform a comprehensive roof asbestos inspection of the above referenced school. Dominion Environmental Consultants, Inc. (Dominion) has not conducted a site walk to inventory the suspect homogeneous materials to be affected, however Dominion was instructed to base our estimate on the amount of suspect building materials typically present in these types of structures.

Therefore, Dominion has estimated thirty (30) Polarized Light Microscopy (PLM) bulk samples per building, for a total of two hundred and forty (240) bulk samples for all eight (8) buildings. Based on the above referenced information, the scope of services and estimated fee proposal are as follows:

24 Labor Hours, Certified Field Technician - Inspection @ \$65.00 Per Hour .....	\$ 1,560.00
4 Labor Hours, Program Manager @ \$85.00 Per Hour .....	\$ 340.00
240 PLM Bulk Samples @ \$15.00 Per Sample .....	\$ 3,600.00
20 Labor Hours, Certified Field Technician - Report @ \$65.00 Per Hour .....	\$ 1,300.00
150 Miles @ \$0.45 Per Mile .....	\$ 67.50
6 Labor Hours, Clerical @ \$40.00 Per Hour .....	<u>\$ 240.00</u>

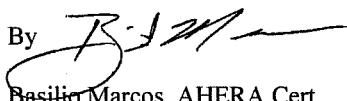
**ESTIMATED FEE PROPOSAL ..... \$ 7,107.50**

While the above referenced labor hours and samples have been estimated, the client will only be billed for the labor hours and samples needed to complete the project. If any additional labor hours or samples are needed, Dominion will obtain verbal or written approval from the client prior to exceeding this estimated fee proposal. The previously referenced estimated fees for the labor hours and PLM bulk samples are in accordance with Dominion's Arizona State contract number #ADSP012-033360.

Thank you for allowing Dominion the opportunity to provide you with this fee proposal. If you should have any questions or need any additional information, please contact me in the office or on my cell phone at 602.989.9991.

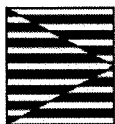
Sincerely,

By

  
Basilio Marcos, AHERA Cert.  
Vice President

DOMINION ENVIRONMENTAL CONSULTANTS, INC.  
20045 North 19<sup>th</sup> Avenue ♦ Building Seven ♦ Phoenix, Arizona ♦ 85027  
Tel: (623) 516.1415 ♦ Fax: (623) 516.0017  
[www.dominion-env.com](http://www.dominion-env.com)





# DOMINION

April 24, 2015

Mr. Roy Sukanick  
Creighton School District  
2802 East McDowell Road  
Phoenix, Arizona 85008

Re: Budgetary Estimated Fee Proposal  
Roof Asbestos Abatement and Oversight  
Creighton Elementary School (8 Buildings Total)  
Phoenix, Arizona

Dear Mr. Sukanick,

Pursuant to your request, the following is an budgetary estimated fee proposal for the asbestos abatement and oversight of the eight (8) roofs scheduled for repairs or replacement at the above referenced school. An actual asbestos inspection has not been conducted to identify the asbestos, therefore for the purposes of this budgetary estimate, all suspect materials have been assumed.

Based on the information obtained from the Creighton Elementary School District, the following is the scope of work scheduled to be conducted at the school: The Food Warehouse Building, and Buildings 300 & 800 are scheduled to be repaired and overlaid with a new roof; the Administration Building, Cafeteria Building, and Buildings 200, 600 and 700 roofs are scheduled to be removed and replaced.

Based on the above referenced information, the budgetary estimated asbestos abatement and third party oversight are as follows:

Asbestos Oversight & Air Monitoring of the Administration, Cafeteria, Buildings 200, 600 and 700	...	\$ 50,000.00
Asbestos Oversight & Air Monitoring of the Food Warehouse, Buildings 300 and 800	.....	<u>\$ 10,000.00</u>


**TOTAL BUDGETARY ESTIMATED FEE PROPOSAL ..... \$ 60,000.00**

While the above referenced labor hours and samples have been estimated, the client will only be billed for the labor hours and samples needed to complete the project. If any additional labor hours or samples are needed, Dominion will obtain verbal or written approval from the client prior to exceeding this estimated fee proposal. The previously referenced estimated fees for the labor hours and PLM bulk samples are in accordance with Dominion's Arizona State contract number #ADSP012-033360.

If you should have any questions or need any additional information, please contact me in the office or on my cell phone at 602.989.9991.

Sincerely,

By

  
Basilio Marcos, AHERA Cert.  
Vice President



Roy Sucanick  
Director of Facilities  
Creighton Elementary School District  
2802 E. McDowell Rd.  
Phoenix, AZ 85008

Project: Creighton Elementary School  
Project Address: 2802 E. McDowell Rd., Phoenix, AZ 85008

Project buildings and recommendations:

1. 300 Building – Repair and restore with coatings. **Budget: \$23,678.00**
2. Food Warehouse – Metal retrofit with insulation and 60 mil single ply membrane. **Budget: \$80,250.00**
3. Administration – Tear off and reroof with 60 mil single ply. **Budget: \$37,940.00**
4. 200 Building – Tear off all but one roof section and reroof with 60 mil single ply. **Budget: \$119,750.00**. One section restore with coatings. **Budget: \$7,395.00**
5. 800 Building – Restore with coatings. **Budget: \$12,330.00**
6. 600 Building - Tear off and reroof with 60 mil single ply. **Budget: \$56,868.00**
7. 700 Building - Tear off and reroof with 60 mil single ply. **Budget: \$56,868.00**
8. Cafeteria - Tear off and reroof with 60 mil single ply. **Budget: \$84,688.00**

**Total Budget \$479,767.00**

WREC Corp was retained to inspect the roof system at above listed address for assessment and recommendations. This report contains WREC Corp's preliminary opinions on the existing conditions found at the time of inspection.

All opinions, conclusions and/or recommendations within this report are subject to change in the event that any additional information is discovered or brought to the attention of WREC Corp.

Industry standards use: NRCA (National Roofing Contractors Association)

The following photographs depict current typical and systemic conditions.



Photo # 1

Description: 300 Building has been repaired multiple times and is leaking. Recommend further repairs and then coating the roof with 25 mils DFT white coatings.

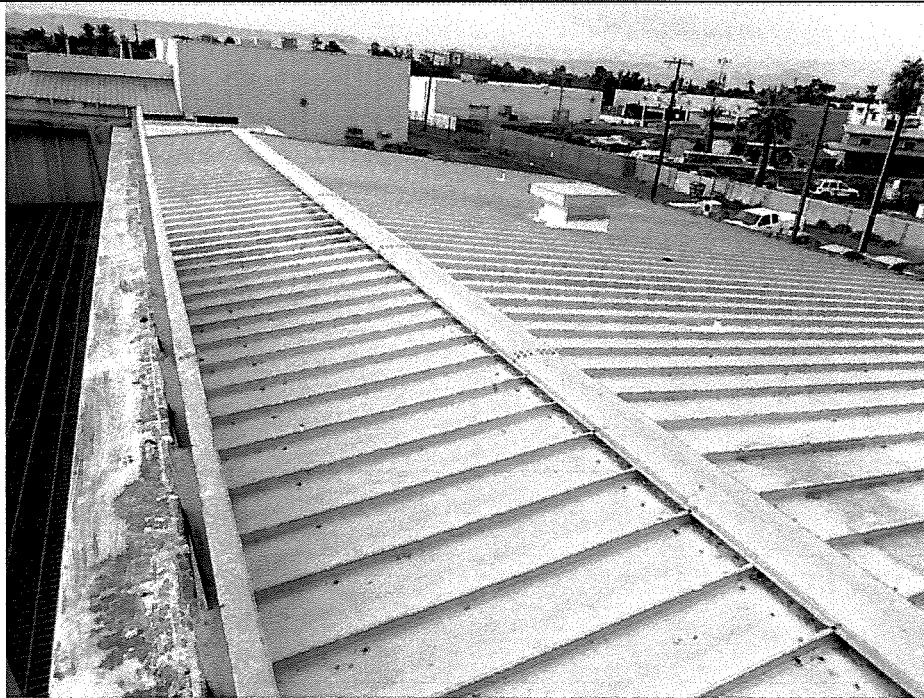


Photo # 2

Description: 300 Building has been repaired multiple times and is leaking. Recommend further repairs and then coating the roof with 25 mils DFT white coatings.



Photo # 3

Description: 300 Building has been repaired multiple times and is leaking. Recommend further repairs and then coating the roof with 25 mils DFT white coatings.



Photo # 4

Description: Warehouse Building has been repaired and foam multiple times and is leaking. Recommend filling the flutes with insulation and covering the entire roof with insulation board then installing a single ply roofing system. (Metal Retrofit Roof System)



Photo # 5

Description: 200 Building has been repaired multiple times, membrane is worn out. Recommend tearing off and installing 60 mil single ply roof system.



Photo # 6

Description: 200 Building is in viable shape and can be fixed with repairs and 25 mils coatings.





Photo # 7

Description: 200 Building is a viable roof and can be repaired and coated with 25 mils coating.



Photo # 8

Description: 800 Building is a viable roof and can be restored with repairs and 25 mils coatings.



Photo # 9

Description: 600 Building has been repaired multiple times, membrane is worn out. Recommend tearing off and installing 60 mil single ply roof system.

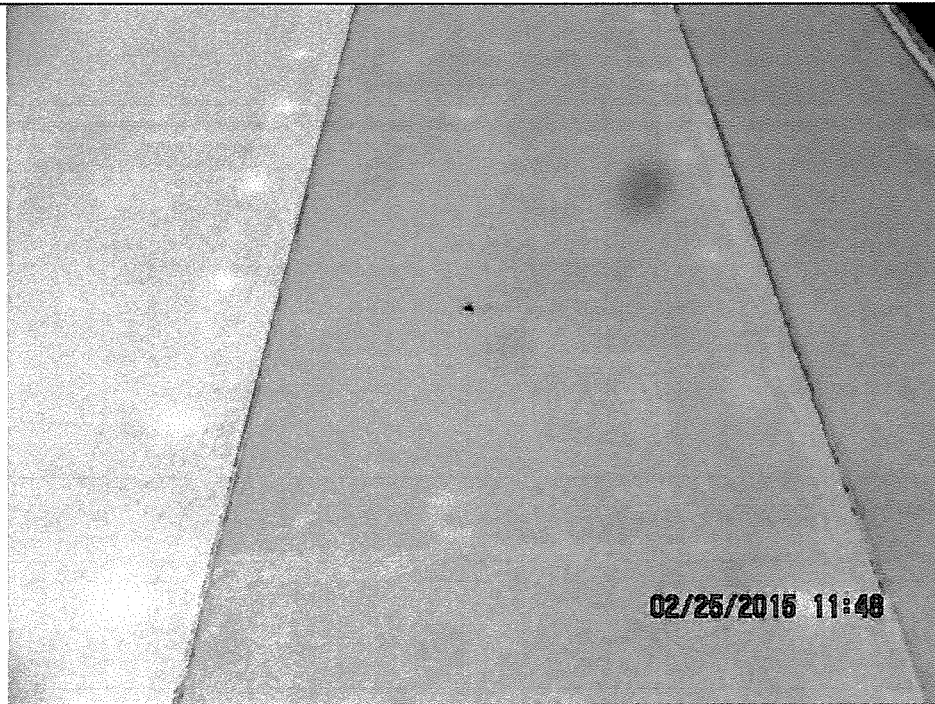


Photo # 10

Description: 700 Building has been repaired multiple times, membrane is worn out. Recommend tearing off and installing 60 mil single ply roof system.

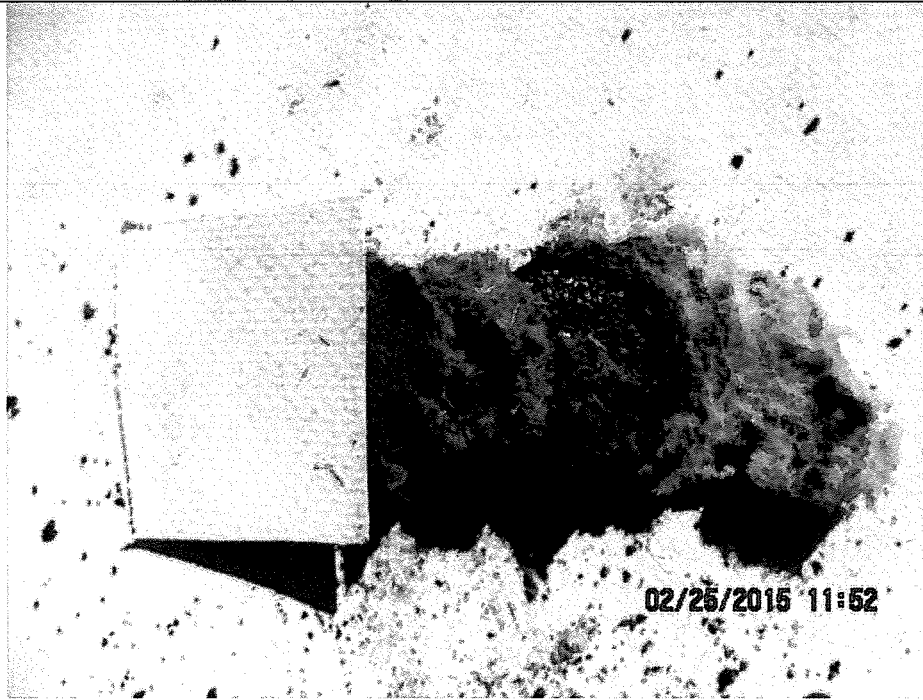


Photo # 11

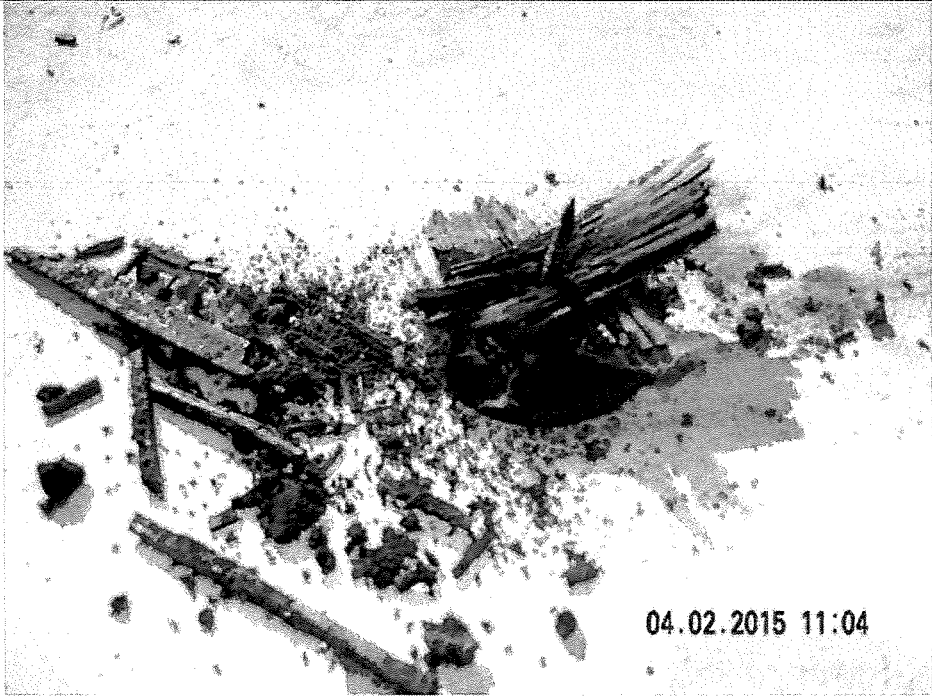
Description: 700 Building core shows 2 roofs at this time.



Photo # 12

Description: 800 Building has been repaired multiple times, membrane is worn out. Recommend tearing off and installing 60 mil single ply roof system. The roof is so bad the plywood decking is rotted.



		
	Photo # 13	
Description: 800 Building rotted plywood decking.		

Jerry L. Brown, RRO 3/4/2015  
 Consultant/Inspector      Date

**Limitations on Consultant's Responsibility, Indemnity & Insurance**

*Client acknowledges that Consultant is performing professional service on behalf of Client and in the event claims, losses, damages or expenses are caused by the negligence of Contractor or Client or both, Client agrees to indemnify and hold harmless Consultant, and Consultant's officers, employees, agents and representatives, from and against liability for all Professional Liability claims, losses, damages and expenses whether or not insured, including reasonable attorney's fees.*

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Holbrook Unified**  
Project Number: **090203207-9999-003BRG**  
Project Description: **Correct drainage and repair courtyard**  
Architect of Record: **Gervasio & Assoc., Inc. (602-285-1720)**  
Contractor: **TBD**

Navajo County

Board Approval: 12/10/2014  
Supplemental award: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 195,630</b>
Contingency ①		<b>\$ 20,000</b>
Architecture / Engineering (A&E) Fees		\$ 8,200
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 7,500
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 15,700</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 231,330</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 231,330</b>
<b>Total Project Cost:</b>		<b>\$ 231,330</b>

① Contingency may only be used with SFB staff approval.

# CONCEPTUAL COST ESTIMATE

## HOLBROOK H.S. - PLAZA DRAINAGE REMEDIATION

5/27/2015

ITEM		TOTAL COST
01 00	General Requirements	
	Administration	3000
	PM	11100
	Superintendent	10950
	Testing	2500
	Temporary Facilities	400
	Fencing	500
	Minor excavation/grading	6000
02 00	Demolition	
	Concrete slab	43000
	Slab cutting	100
	Gutters	500
	Downspouts	100
03 00	Concrete	
	ABC fill	31500
	Formwork	1500
	Concrete slab	30000
	Curb	2000
07 00	Gutters & Downspouts	
	Gutters	850
	Downspouts	130
032 00	Site Improvements	
	ADA Ramp complete	6500
	Subtotal	150630
	Profit & Overhead (20%)	24000
	Bond (.06%)	9000
	Taxes (.08%)	12000
	<b>TOTAL</b>	<b>195630</b>

# GERVASIO & ASSOC., INC.

CONSULTING ENGINEERS

77 EAST THOMAS ROAD, SUITE 120

PHOENIX, ARIZONA 85012

(602) 285-1720 • (602) 285-1530 (FAX)

November 12, 2014

Mr. Jacob Boyle, Business Manager  
HOLBROOK SCHOOL DISTRICT  
1001 North 8th Avenue  
Holbrook, AZ 86025

RE: HOLBROOK H.S. - PLAZA DRAINAGE REMEDIATION  
455 North 8th Avenue, Holbrook, Arizona  
G&A Job No. 0043.4 C,D

Dear Mr. Boyle:

We appreciate this opportunity to submit our prime proposal for Civil Engineering and Forensic Architectural services on the referenced project in the Town of Holbrook. Based on our discussions we understand the project has the following limited scope.

## LIMITED SCOPE OF PROJECT

No survey will be performed for this contract. The Grading & Drainage Plan will be conceptual. The Contractor is to set his own grades and inspection approval will be based on product performance.

1. Design gutters and downspouts for roof drainage to Plaza area; re-design existing accessible handicap ramp.
2. Provide a limited conceptual Grading & Drainage Plan to effect repairs to damaged areas of the student Plaza concrete slab and to divert roof drainage away from the existing buildings.
3. Limited construction contract administration services.

To accomplish this Limited Project, the following design services are proposed:

## SCOPE OF SERVICES

### **Civil**

#### **A. Civil Conceptual Grading & Drainage Plan**

Provide site plan and draw plan showing the following:

1. Graphic scale of approximately 1"=10'.
2. Vicinity Map with north arrow.
3. Owner's name, address, and phone/fax.
4. Name, address, and phone/fax of design professional preparing site plan.

### **Forensic Architectural**

#### **B. Architectural Rehabilitation Documents**

We will:

1. Perform the architectural roof gutter design.

2. Prepare plans, sections and details with general notes and technical specifications on our drawings for construction by a contractor.
3. Submit these documents to you, the Owner, for approval.
4. Interpret our drawings during construction and review the contractor's submittals.

**C. Civil Engineering Review**

Owner approval of our work, with appropriate notes, specifications, details, and cross sections on our drawings.

**D. Detailed Construction Cost Estimate (Optional)**

Prepare construction cost estimates based on our drawings using unit costs at current market rates for labor and materials. This will include a reasonable allowance for the Contractor's overhead and profit and for contingencies all based on market conditions at the time of the estimate.

**E. Pay Applications, Punch List & Closeout**

We will:

1. Attend the Preconstruction (Precon) Meeting at the site with the District Representative, the Contractor and the District Inspector. This meeting will be established by the District Representative. After the Precon and prior to start of construction the Contractor will then submit to us their Schedule of Values.
2. Review the Contractor's Schedule of Values to determine that it is a fair representation of the work breakdown without being unreasonably skewed or weighted. Based upon our review we will recommend to the District Representative approval of the Schedule of Values as submitted or with changes to items which we believe are unreasonable.
3. After the District's Inspector has performed an inspection with the Contractor for review of his Application for Payment (pay application), we will consult with the District's Inspector and review the application. This application shall be based upon the approved Schedule of Values per paragraph 1.
4. Notify the Contractor if we do not agree with the percentage of completion shown on the Contractor's pay application, and discuss the issue to resolve the discrepancy. If agreement cannot be reached, G&A will issue a Certificate for Payment that we believe is representative for that pay period.
5. When the project is approaching Substantial Completion the District's Inspector and the Contractor shall prepare a detailed punch list and submit it to G&A who will discuss it with the District's Inspector.
6. The Contractor shall then complete the punch list, record the date & initial when each line item is accomplished with the District's Inspector. The Contractor then shall provide the District written warranties and related documents required by the Contract Documents. The District's Inspector will forward copies of all documents when complete to G&A for review. If fully complete, G&A will schedule final field review for general compliance with the Contract Documents.
7. Conduct one (1) final field review to determine the date of final completion; receive and forward to the District for the District's review, and shall issue a final Certificate for Payment upon compliance with the requirements of the Contract Documents.

### SERVICES NOT INCLUDED

Our fees do not include:

1. Checking entire building for safety & Code compliance; material & soil sampling & testing; written report; expert witness work; and all other work not listed under the Scope.
2. Planning, Zoning, Architect Design Review; Structural & Civil Engineering.
3. Value engineering, Schematic & DD Phases, general & special conditions, specification book, construction managers, Design/Build, cost estimates, design changes, fast tracking, at risk permit, phasing, putting project on hold, submittals/applications/permits & filing fees, bidding, reproductions, bidding or constructing before permit, supplying CADD after CD, construction administration/inspection/staking, engineering to correct contractor errors, overtime work, as-built drawings, field verification of finish floors, and inspection & enforcement of job safety requirements.
4. Inspection, review or approval of construction quality, exhaustive on-site inspections or measurements to check the quality or quantity of the work, construction means & methods, or guarantee a timely payment to the Contractor by the Owner. Reviewing all copies of requisitions received from subcontractors and other data, nor ascertain how or for what purpose the contractor has used the money previously paid on account of the Contract Sum. Additional trips because the contractor was not prepared for our visit or completed the project as scheduled.
5. Additional services will be performed per our current hourly fee schedule.

### COMPENSATION

We propose the following fees:

- Paragraph A. Civil Site Plan - \$3,800.00 \*
- B. Architectural Rehabilitation Documents - \$8,200.00
- C. Civil Engineering Review - Included in fees.
- D. Detailed Construction Cost Estimate - \$500.00 (Optional) \*
- E. Pay Applications, Punch List & Closeout - \$3,200.00 \*

### BASES OF FEES - TERMS & CONDITIONS

The City or County is responsible for knowing the areas of flooding within their jurisdictional areas. They will not tell us of their flooding experience until after we submit our drawings. Unless the agency has a detailed FEMA flood plain study (or other studies), we can only determine the potential for flooding by preparing an off-site hydrology study. Because this study is complex and thus expensive, we have excluded it from our proposal at this time. Without an off-site hydrology study, you must understand that it is unknown if this site is subject to flooding and we cannot be held responsible for any flooding.

Utilities shown on our drawings are from record drawings we receive from the City, Utility Companies, Architect, and Owner. These drawings often have errors and it is impossible for us to find them. The Contractor and Owner must rely on "Blue Stake" and potholing prior to construction to determine exact field location, condition and extent of existing underground utilities. You understand we will not be responsible for any claims due to condition & location of existing utilities and any redesign thereby caused will be an additional service.

Mr. Jacob Boyle  
November 12, 2014  
G&A Job No. 0043.4 C,D  
Page 4

This agreement shall include, except as modified herein, the following Articles from the 1987 Edition of AIA Document B141: 1.1.2, 2.4.1, 2.4.4, 2.6.6, 2.6.12, 2.6.19, and 3 thru 10 (except 5 and 10.3.2) substituting the name Engineer for Architect. If you do not have a copy of B141 call and we will mail you one.

Client agrees that the liability of G&A, its agents and employees, in connection with services hereunder to the Client and to all persons having contractual relationships with them, resulting from any negligent acts, errors, and/or omissions of G&A, its agents, and/or employees is limited to the total fees actually paid by the Client to G&A for services rendered by G&A hereunder or \$10,000 whichever is greater.

This quotation is valid for a period of 90 days from the date of this letter. After 90 days the fee is subject to renegotiation.

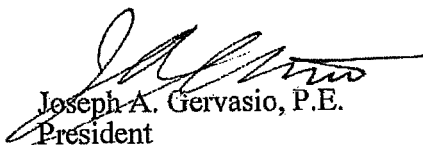
#### PAYMENT

Billing will be monthly for work accomplished during that month and the client is expected to pay within 30 days. Any billing or portion not paid within 90 days of the billing date is considered delinquent, shall be grounds for G&A to stop work, and shall be charged a delinquency charge of one and one half percent (1-1/2%) per month on the unpaid balance of principal and accrued interest. The client agrees that any dispute between the parties, shall be resolved by binding arbitration in accordance with the rules of the American Arbitration Association, and judgment may be entered in any court having jurisdiction thereof. The client understands the engineer will send a lien notice and also agrees to pay for reasonable attorney's fees.

If this proposal is satisfactory to you, please sign the two originals and return one to us, whereupon this proposal shall become a binding Agreement in accordance with its terms.

Sincerely,

GERVASIO & ASSOC., INC.

  
Joseph A. Gervasio, P.E.  
President

REB/JAG:blm

ACCEPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2014

BY: \_\_\_\_\_  
Authorized Official

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Duncan Unified**  
Project Number: **060202102-9999-003BRG**  
Project Description: **Roof repairs**  
Architect of Record: **EMC2 (480-830-3838)**  
Contractor: **TBD**

Greenlee County

Board approval: 5/6/2015  
Supplemental award: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 234,472</b>
Contingency ①		<b>\$ 15,000</b>
Architecture / Engineering (A&E) Fees		\$ 2,000
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 22,300
Testing & Inspection		\$ 6,210
<b>Total Additional Cost:</b>		<b>\$ 30,510</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 279,982</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 279,982</b>
<b>Total Project Cost:</b>		<b>\$ 279,982</b>

① Contingency shall only be used with SFB staff approval.





*Learning Places & Growing Spaces*

Emc2 GROUP ARCHITECTS PLANNERS, PC  
1635 North Greenfield Road  
Suite 144  
Mesa, AZ 85205

P 480 830 3838  
F 480 830 3860  
T 800 372 6849

[www.emc2architects.com](http://www.emc2architects.com)

## EXECUTIVE SUMMARY:

**Name:** Duncan Elementary School

**Location:** McGrath & Campbell Streets  
Duncan, AZ 85534

**Roof Size:** Standing Seam Metal Roof – 15,047 SF

**Inspection Date:** March 25, 2015

### History:

A visual inspection of roofs was performed with the District Facility Specialist, Justin Nichols. All buildings experiencing leaking are pre-engineered metal structures with standing seam metal roof panels. The buildings date from 1974 and 1987. Existing buildings were constructed using pre-engineered metal structural and roofing system. Roof panels are low slope structural panels mechanically attached to purlins without a deck or underlayment. District has patched penetrations and screw holes using various roof sealants. Efforts to date have failed to eliminate leaking.

### Recommendation:

As a result of our survey, our recommendation is to infill rigid insulation between seams, install a new protection board and apply new single-ply membrane over the existing standing seam roof system. A comprehensive structural analysis will be included in the scope to confirm the load capacity. With proper and timely inspections, repair and maintenance, this roof should provide service to the District for twenty years.

### Budget:

Based on preliminary subcontractor pricing based on a twenty year warranty anticipated cost to replace roof is as follows:

60 mil. TPO Single-Ply over protection board on 2" rigid insulation: \$262,982.00

Additionally, yearly inspection and maintenance should be budgeted and performed along with proper patching and repairs of any damage to the membrane.

## **CONSTRUCTION:**

Visual inspection confirm these roofs to be standing seam metal roof panels consisting of 24 gauge, interlocking, galvanized steel panels mechanically attached to steel purlins. A gutter is provided along the full length of the eaves. Mansard style mechanical screens are mechanically attached to the gutter and panel seams at the perimeter of the roofs. At a similarly constructed building In San Simone as-builts confirmed the manufacturer to be Armco "Steelex" roof system.

These roofs typically use a 1-1/2" batt insulation draped over the purlins. This was visually confirmed at San Simone.

Warranty information was not available, however, the buildings have been in place for approximately 30 years. Based on the age of the buildings it is unlikely any warranty would be in effect.

Roof panels have been mechanically attached to the structural roof purlins using gasketed self-tapping screws. Based on the screw holes, purlin spacing appears to be 10'-0" O.C. Visual inspection at other school showed spacing to be 48" to 60" O.C. As-Builts were not available to confirm.

Roof top packaged air conditioners are arranged in two rows along the main roof area. Roof top equipment is supported on steel angle frames that barely clear the standing seams. Mechanical ductwork penetrates the metal roof panels using a flashing trim. The duct penetration should be installed using a curb or a seamed collar to allow for proper sealing of the ductwork.

Roofs are double pitched using standard 1/2" per foot slope typical of metal buildings. The roofs drain to a gutter running full length of the eave. All roofs feature a batten seam mansard style mechanical screen that attaches to the gutter at the front and braces screwed to the vertical roof seam. This installation defeats the water tightness of the standing seam panel at the eave where water infiltration is most likely.

## **OBSERVED CONDITIONS:**

All gaps, joints and screw heads appear to be have been sealed repeatedly and unsuccessfully using different sealants.

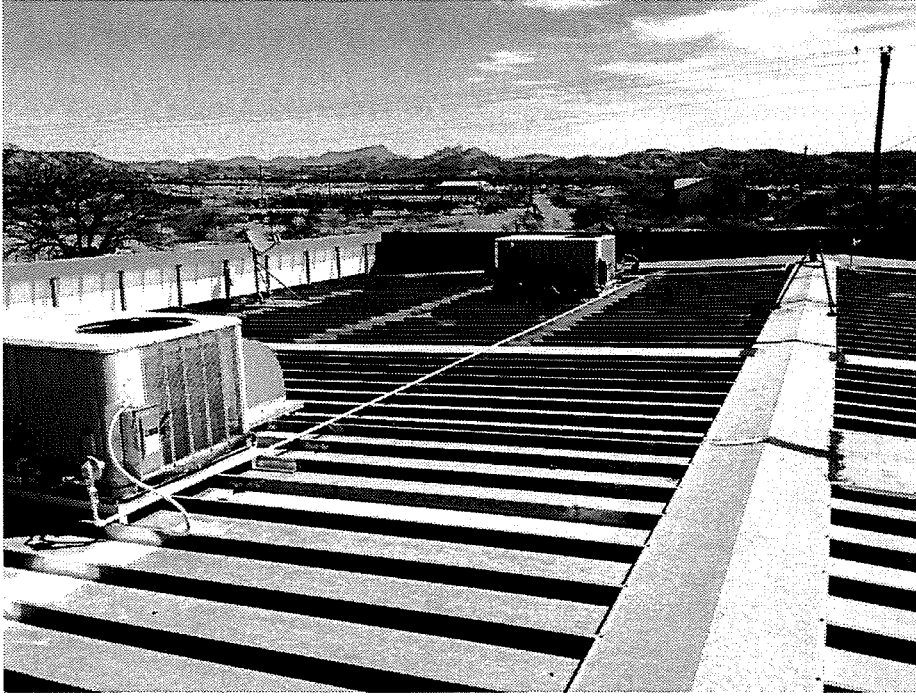
Penetrations in roof panels are made without use of boots, sheet metal cones or seamed joints, making water tightness rely solely on sealants and caulking.

Sleepers and pipe stands for condensate piping, gas lines and conduits have deteriorated with age and allow pipes to rest on metal roof panels.

Screw holes have elongated and gaskets are rotted away.

Rusting stains are evident where prolonged contact with condensate has occurred. It appears condensate lines are currently repaired.

**PHOTOGRAPHS:**



Galvanized roof panels



Screw holes sealed with elastomeric



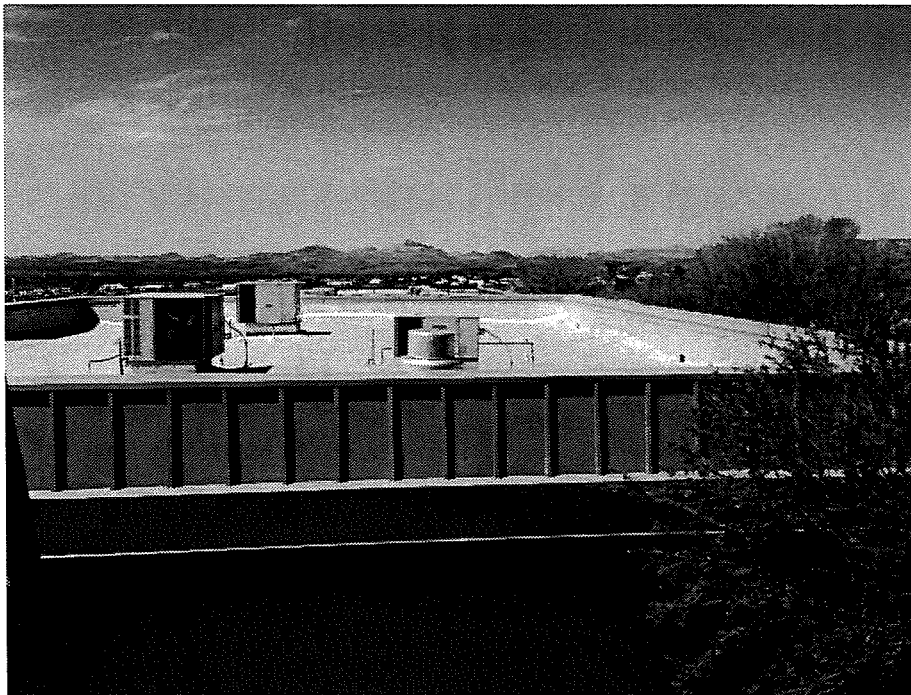
Note roof panels attached using Tek screws



Improper conduit penetrations and screw holes sealed with roofing cement



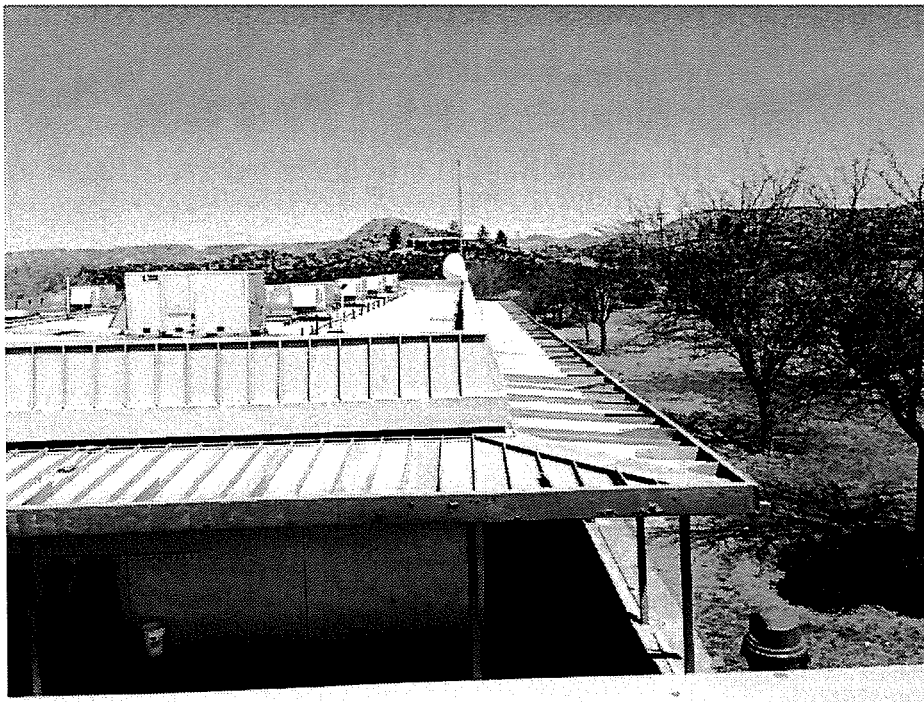
Mansard equipment screen with integral gutter



Adjacent building features matching mansard but is designed with built-up roof and curbed roof top equipment. This is the ideal design.



Roof top units sitting on racks with side draft duct work



Admin Building with covered walkways

**RECOMMENDATIONS:**

This roof has been in place for 30 years and is currently leaking at seams, screw holes and penetrations. The roof is well past its warranty period and at the end of its useful life. Most concerning is amount of effort made to address the deterioration of the roof system using a caulk gun and rollers. There is not any other maintenance solution for prevention of the leaking other than replacing the roof system.

Emc2 does not have access to the original design documents and structural calculations however, based on similar pre-engineered roof systems dead load is inadequate for a full overlay. Loads will be verified once the final selection is determined for the membrane and recovery board.

Proposed recommendation is to install new overlay consisting of rigid insulation boards between standing seams, continuous 1-1/2" rigid insulation over seams with 60 mil TPO single ply membrane mechanically attached to existing purlins and roof panels. System would include new curbs at roof top units, raising electrical conduit, condensate drains and re-installation of mansard screen.

**Cost of Neglect:**

Without the recommended roof replacement the leakage will intensify as the existing roof continues to age and deteriorate. As leaking increases, consequential damage will occur to interior finishes and furniture. Combined with potential indoor air quality issues from mold and mildew full cost a catastrophic leak could double the cost of replacement.

**ESTIMATED COSTS OF REPLACEMENT:**

**Design Services and Fees:**

The architectural scope-of service also includes preparation of roof plans, details and specifications, construction procurements, permit management and project design coordination:

Architectural Design & Procurement:	\$ 14,800.00
Structural Engineering:	\$2,500.00
ACM Testing:	\$5,000.00
Total Design Fees:	<b>\$22,300.00</b>

**Construction Administration Services And Fees:**

The construction administration scope-of-services include office time for RFI's and shop drawing review, project administration, 4 site observations including travel to observe and record roof replacement:

Architectural CA (Includes 4 trips):	<b>\$6,210.00</b>
<b>Additional Field Observation will be performed at \$1050 / Trip.</b>	

**Estimated Cost of Construction:**

Clean prep existing roofing system for lay-over. Install rigid insulation between flutes, mechanically fasten ¼" HD board through to existing roofing system. Install new curbs, conduit and condensate piping. Install new 60 mil TPO roofing system using Rhino Bond fastening system. Standard language manufacturer's 20 year warranty. 2 year contractor's warranty.

New 60 mil. TPO membrane and insulation board overlay:	<b>\$234,472.00</b>
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<b>TOTAL ESTIMATED PROJECT COST:</b>	<b><u>\$262,982.00</u></b>
--------------------------------------	----------------------------

Sincerely,

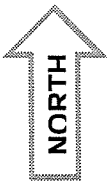
***Emc2 GROUP Architects Planners, PC***

Richard J. Clutter, AIA  
President

Cc: David Kennon, SFB



EXHIBIT: ROOF PLAN



**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

**District:** J O Combs Unified  
**BRG Project Number:** 110344201-1006-001BRG  
**Project Description:** Repair central plant condenser pump  
**Architect of Record:** BESP (602-377-2679)  
**Contractor:** Foster Electric Motor Service, Inc.

Pinal County

**Board Approval:** 5/6/2015  
**Supplemental award:** 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 23,342</b>
Contingency ①		<b>\$ 5,000</b>
Architecture / Engineering		\$ 12,000
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 12,000</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 40,342</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 40,342</b>
<b>Total Project Cost:</b>		<b>\$ 40,342</b>

① Contingency shall only be used with SFB staff approval.

BESP, LLC  
219 S. William Dr. # 129  
Gilbert, AZ 85233  
Tel: (602) 377-2679 Fax: (480) 629-5645  
info@besp.us  
www.besp.us



May 20, 2015

Sandra Weber  
Director of Support Services  
J. O. Combs Unified School District  
301 E. Combs Road  
San Tan Valley, AZ 85140

RE: Assessment of Control System and Condenser Water Pumps at J. O. Combs High School.

Dear Mrs. Weber,

Per district's request, BESP assessed the central plant at J O Combs High School on April 30, 2015. The water source heat pumps at J O Combs High are supported by two fluid coolers with VFDs & pumps, a boiler with a pump, and two condenser water pumps with VFDs. During an inspection, the system was running with only one condenser water pump (P-2). The other condenser water pump (P-1) was decommissioned as the pump had failed.

BESP's recommendation to the district is to repair the failed condenser water pump (P-1) and put it back on service. The other condenser water pump (P-2) does not need be replaced right away, but needs to be closely watched for any signs of failure.

One of the main reasons for the existing condenser water pump (P-1) failure was the fact that pump ran in a dry mode when both isolation valves and a bypass valve were closed. BESP could not detect a cause behind closure of three (3) valves at the same time. However, inspection of the control system indicated that it lacked the safety feature to shut condenser water pumps down when all three (3) valves are closed.

BESP proposes to interlock valves with pump operation as indicated in the drawing attached with this report. The intent is to wire the existing switches, and interlock with pumps operation through IO controller. A control system will send an alarm to the district if the pump shuts down, or valves close.

BESP estimates the cost of wiring, programming and labor to be \$15,000.00

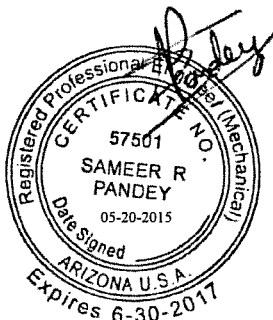
Please let me if you have any questions or need clarifications.

Sincerely,

Sameer R Pandey PE (Mech.), CEM, LEED  
Principal Engineer, BESP  
602-377-2679 (cell) sameerpandey@besp.us

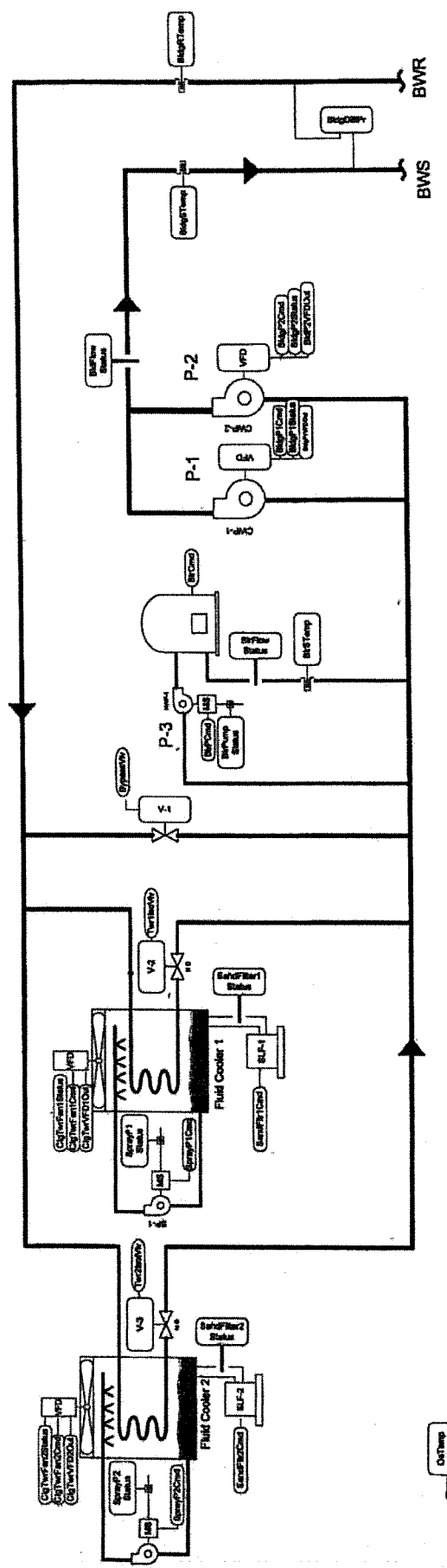
**Attachments:**

- 1) New control drawing
- 2) Existing central plant layout



### Parts List

Date:	Part #	Description
BdgPcOnd, CgTwrFncOnd,	13	DIFF. PRESS TRANSMITTER 0-5VDC-0-50 FSD
CgTwrVlv, SoreyPcOnd		
BkOnd, BkFnd, SandFncOnd		
SoreyPcStatus, BkFbStatus	3	SC225
TwrFncStatus, BdgPcStatus	4	H008
BdgStemp, BdgTtemp	3	STE1421
BkStemp	3	HMC-4533
BdgFlow Status, BkFlow Status,	4	BY OTHERS
SandFncStatus		
V-1, V-2 & V-3	3	SEE VALVE SCHEDULE
BdgWtrR	1	DP12302-06MD-V
BdgPcOnd	2	DDC
BdgPcVFDout	2	0-10VDC
CgTwrOnd, CgTwrZnd	2	DDC
CgTwrVFDIn, CgTwrZ	2	0-10VDC
BkAlrm	1	DRY CONTACT
On Temp	1	STE-1451
ByPassVn	1	DDC
		OUTDOOR AIR TEMP SENSOR
		BOILER ALARM
		FLUID COOLER COMMAND
		PUMP VFD COMMAND
		RAMP COMMAND
		DIFF. PRESS TRANSMITTER 0-5VDC-0-50 FSD
		VALVES
		FLOW SWITCH
		WELL
		WELL SENSOR
		VFD CURRENT SWITCH
		CURRENT SWITCH
		DP12302-06MD-V
		SC225
		H008
		STE1421
		HMC-4533
		BY OTHERS
		SEE VALVE SCHEDULE
		DP12302-06MD-V
		DDC
		0-10VDC
		DDC
		0-10VDC
		DRY CONTACT
		STE-1451
		DDC
		OUTDOOR AIR TEMP SENSOR
		BOILER ALARM
		FLUID COOLER COMMAND
		PUMP VFD COMMAND
		RAMP COMMAND
		DIFF. PRESS TRANSMITTER 0-5VDC-0-50 FSD
		VALVES
		FLOW SWITCH
		WELL
		WELL SENSOR
		VFD CURRENT SWITCH
		CURRENT SWITCH
		DP12302-06MD-V
		SC225
		H008
		STE1421
		HMC-4533
		BY OTHERS
		SEE VALVE SCHEDULE
		DP12302-06MD-V
		DDC
		0-10VDC
		DDC
		0-10VDC
		DRY CONTACT
		STE-1451
		DDC
		OUTDOOR AIR TEMP SENSOR
		BOILER ALARM
		FLUID COOLER COMMAND
		PUMP VFD COMMAND
		RAMP COMMAND
		DIFF. PRESS TRANSMITTER 0-5VDC-0-50 FSD
		VALVES
		FLOW SWITCH
		WELL
		WELL SENSOR
		VFD CURRENT SWITCH
		CURRENT SWITCH
		DP12302-06MD-V
		SC225
		H008
		STE1421
		HMC-4533
		BY OTHERS
		SEE VALVE SCHEDULE
		DP12302-06MD-V
		DDC
		0-10VDC
		DDC
		0-10VDC
		DRY CONTACT
		STE-1451
		DDC
		OUTDOOR AIR TEMP SENSOR
		BOILER ALARM
		FLUID COOLER COMMAND
		PUMP VFD COMMAND
		RAMP COMMAND
		DIFF. PRESS TRANSMITTER 0-5VDC-0-50 FSD
		VALVES
		FLOW SWITCH
		WELL
		WELL SENSOR
		VFD CURRENT SWITCH
		CURRENT SWITCH
		DP12302-06MD-V
		SC225
		H008
		STE1421
		HMC-4533
		BY OTHERS
		SEE VALVE SCHEDULE
		DP12302-06MD-V
		DDC
		0-10VDC
		DDC
		0-10VDC
		DRY CONTACT
		STE-1451
		DDC
		OUTDOOR AIR TEMP SENSOR
		BOILER ALARM
		FLUID COOLER COMMAND
		PUMP VFD COMMAND
		RAMP COMMAND
		DIFF. PRESS TRANSMITTER 0-5VDC-0-50 FSD
		VALVES
		FLOW SWITCH
		WELL
		WELL SENSOR
		VFD CURRENT SWITCH
		CURRENT SWITCH
		DP12302-06MD-V

[illegible]

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Kingman Unified**  
BRG Project Number: **080220202-9999-009BRG**  
Project Description: **Upgrade EMS controls**  
Architect of Record: **BESP (602-377-2679)**  
Contractor: **Pueblo Mechanical (800-840-9170)**

Mohave County

Board Approval: 11/12/2014  
Supplemental award: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 290,848</b>
<b>Contingency ①</b>		<b>\$ 10,000</b>
Architecture / Engineering (A&E) Fees		\$ 35,000
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 35,000</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 335,848</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 335,848</b>
<b>Total Project Cost:</b>		<b>\$ 335,848</b>

① Contingency shall only be used with SFB staff approval.

May 20, 2015

Ref: Quotes Evaluation & Recommendation – EMCS Upgrade at Kingman High School

Kingman Unified School District sought 'quotes' from pre-qualified vendors to upgrade control system at Kingman High School located at 4182 N. Bank Street, Kingman, AZ 86409. The pre-bid walk-through was scheduled for May 7, 2015 (Thursday) at 1:30 pm.

The vendors were requested to submit a quote on or before May 18, 2015 at 2:00 PM to the address below, either by mail or hand-delivered.

Attn: David Oder  
Procurement Specialist  
Kingman Unified School District  
3033 MacDonald Avenue  
Kingman, AZ 86401  
Ph: (928) 753-5678 x 2023

The vendors were provided the following project details.

**I) Scope of Work:**

The school currently has Andover controls with TCX-851 controllers except for the central plant, which has been upgraded to comfort points and integrated through JACE. The district scope includes replacement of Andover controls with a new control system as specified in the EMS drawings. The key features of the scope includes:

- 1) Upgrade controllers for AHUs, FCUs and VAVs as specified in the control drawings.
- 2) Upgrade communication network between existing buildings as specified in the drawings.
- 3) Integrate the control system to a new open source control system in a JACE/Niagara platform.
- 4) Re-use existing central plant control system and connect to the new control system through BacNet Interface.
- 5) Provide Demand Control Ventilation (DCV) with CO2 sensors for existing nine (9) Air-Handler Units (AHUs).
- 6) Replace fifteen (15) chilled water and hot water valves as listed in the control drawings (EMS-6).
- 7) Provide cost for add alternates to integrate nine (9) hot water heaters, walk-in cooler/freezer, and re-balance outside air intake for existing fan coil units as listed in the control drawing (EMS-6).

**II) Notes:**

- 1) The JACE in the Administrative Building shall be a master JACE, and point of access.
- 2) The district prefers to use JACE to configure and service the controllers in the future.
- 3) The JACE shall have an open license
- 4) The JACE shall hold local schedule and graphics.
- 5) The control system shall follow district's schedule. The vendor shall coordinate with the district for schedules. Please note that central plant will have its own independent schedule.
- 6) The contractor shall create at least three special event schedule for the district to manage events. The district through its front-end shall have capability to group schedules for special events.
- 7) The contractor shall set up a process to transfer control data points as required by the district to the district's designated server/location on a daily basis.
- 8) The contractor shall provide equipment and labor warranty of at least 2 years.

- 9) The contractor shall submit three copies of the project close documents. The project close-out document shall include point-to-point log on the DDC system, as-built, copies of submittals, O&M manual, owner's training, warranty documents, certified TAB report, and final commissioning acceptance
- 10) The contractor shall provide at least three trainings, each at least three (3) hours long on control system installation, and operation, including controller replacement & configuration.
- 11) The contractor shall verify site conditions for all site work, and clarify any issues before submitting a quote.
- 12) After the project is awarded, the district will not accept any site specific change orders or the change orders related to 'Scope of Work' above.
- 13) The contractor shall include bond and taxes in their proposal.
- 14) The contractor shall include projected installation date in its proposal.
- 15) The contractor shall refer to 'Disclaimer' on Page 3 for Kingman USD's bid process, and contractual requirements.
- 16) The contractor shall keep aside \$10,000 as construction contingency. The owner controls the contingency and is spent at owner's discretion.

### **III) Bidding Process:**

#### **1) Cost:**

The contractor shall divide the cost proposal into base cost and alternate cost as specified below:

##### **a. Base Cost:**

The base cost shall include:

- i. Control upgrade as specified in the control drawings.
- ii. The base cost shall include Demand Control Ventilation (DCV) with CO2 for existing nine (9) air-handler units, and replacement of fifteen (15) cold water and hot water valves as listed in EMS-6.

##### **b. Alternate Cost:**

###### **Add Alternate I:**

- i. Integrate nine (9) water heaters in the boiler room as listed in EMS-6.

###### **Add Alternate II:**

- i. Integrate walk-in cooler and freezer in the control system with an alarm capability.

###### **Add Alternate III:**

- i. Re-balance outside air intake for existing fan coil units per IMC-2012 as listed in the control drawing (EMS-6).

### **IV) Attachments:**

1. Control Drawings

### **V) Addendums:**

1. Addendum # 1

**Bidding Process:**

The district received the quotes for the above scope from the following vendors. The quotes were hand-delivered to the district on May 18, 2015 by 2:00 PM, as requested by the district.

1. Pueblo Mechanical
2. Urban Energy

The quotes from the vendors are tabulated below. The following quotes include taxes and bonds as mandated.

**Quote Tabulation:**

<b>Pueblo Mechanical (Base Bid)</b>	<b>Urban Energy (Base Bid)</b>
<b>\$290,847.80</b>	<b>\$304,424.63*</b>

\*recalculated based on information provided by Urban Energy

**Recommendation:**

Per BESP's assessment of the proposals, Pueblo Mechanical is an apparent low bidder. However, amount quoted by Pueblo exceeds the SFB's approved budget amount of \$240,000

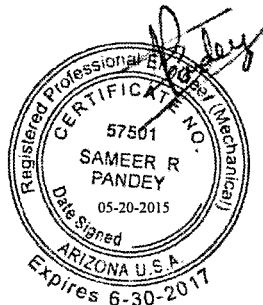
It shall be noted that BESP included replacement of fifteen (15) chilled water and hot valves as a base scope. These non-functional valves were identified during construction documentation (CD) phase, and were not part of BESP's original estimate.

BESP would like to assure both the district and the SFB that the design proposed by BESP is bare minimum that is required to meet the statute.

BESP recommends the district to seek supplemental funding of \$50,847.80 to cover the base scope, and an additional funding of \$33,275.12 to cover the alternates.

Sincerely,

Sameer R Pandey PE (Mech), CEM, LEED  
Principal Engineer, BESP



**Attachments:**

- 1) Quote from Pueblo Mechanical
- 2) Quote from Urban Energy
- 3) Control Drawings
- 4) Addendum #1





(800) 840-9170

**PROPOSAL - Kingman High School EMCS Upgrades**

**HARD BID SELECT  
LIST**

PMC Proposal #:15-05-031

**From:** Pueblo Mechanical and Controls, Inc.

**Date:** 5/18/2015

Attn: Dave Oder  
Kingman Unified School District # 20  
3033 Macdonald Ave  
Kingman, AZ 86401

Pueblo Mechanical and Controls appreciates the opportunity to look at this project and is pleased to provide the following scope for Kingman High School EMCS Upgrades.

**Scope of Work:**

**General**

- (1) Tridium JACE 700 (Master)
- (1) Tridium JACE 600 (Slave)
- (16) Control Valves Supplied and Installed
- (6) BACNet Routers and transformers.
- Graphics and user interface to be modeled after Lee Williams High School.
- Expected start date: 2 weeks from Date P.O. is received.

**Bldg. A Upper Level 12 AHU's (9) Return CO2 Sensors**

- KMC BACNet Controller
- Room sensor (Plate sensor **no W/C Adjust or Over ride Push Button**)
- Fan status (Air Flow Switch)
- Discharge air, Return air and Mixed air temperature.
- (9) Return Air CO2 Sensors.

**Bldg. A Upper Level 7 Fan Coils**

- KMC BACNet Controller
- Room sensor (Plate sensor **no W/C Adjust or Over ride Push Button**)
- Fan status (Air Flow Switch)
- Discharge air temperature.

**Bldg. A Lower Level 7 VAV boxes and 5 Fan Powered VAV boxes**

- KMC BACNet Controller
- Room sensor (Plate sensor **no W/C Adjust or Over ride Push Button**)
- Discharge air temperature.
- Relay for fan control.

**ALL PRICES QUOTED ABOVE ARE VALID FOR 120 DAYS**

6771 E. Outlook Drive, Tucson, AZ 85756 • 11052 N. 24<sup>th</sup> Avenue, Phoenix, AZ 85029  
Office - (800) 840.9170 • Fax - (888) 473-4374

[www.pueblo-mechanical.com](http://www.pueblo-mechanical.com)

AZ LIC: CR-39 # ROC176640 • AZ LIC: B-01 # ROC173953 • AZ LIC: CR-74 # ROC260462



(800) 840-9170

- Damper motor with integrated air flow sensor.

**Bldg. A Lower Level 1 Fan Coil**

- KMC BACNet Controller
- Room sensor (Plate sensor no W/C Adjust or Over ride Push Button)
- Fan status (Air Flow Switch)
- Discharge air temperature.

**Bldg. B (19) Fan Coils, Bldg. C (21) Fan Coils, Bldg. D (19) Fan Coils, Bldg. E (10) Fan Coils, Bldg. F (7) Fan Coils, Bldg. G (19) Fan Coils, Bldg. H (9) Fan Coils and (2) Gas Packs**

- KMC BACNet Controller
- Room sensor (Plate sensor no W/C Adjust or Over ride Push Button)
- Fan status (Air Flow Switch)
- Discharge air temperature.

**We Exclude The Following:**

- Repair or replacement of any existing device found to be inoperable.
- Engineering, permits and fees.
- Asbestos abatement, testing, reporting.
- Any work not included in scope of work listed above.

<b>Material, service, &amp; labor MRRA taxes subtotal:</b>		\$	287,257.09
<b>AZDR Statute Compliance included Bonding:</b>	1.25%	\$	3590.71
<b>Base</b>		\$	290,847.80
<b>Contingency</b>		\$	10,000.00
<b>Alternate 1 integrates (9) water heaters</b>		\$	3,832.32
<b>Alternate 2 integrate walk-in cooler and freezers</b>		\$	3,065.13
<b>Alternate 3 Outside air balance of Fan Coils</b>		\$	16,377.67

All projects over \$100,000 must be individually bonded, projects under this amount are at the discretion of the customer; if the project is under \$100,000; by accepting this proposal you agree to waive bonding for this project. If you require bonding; please contact Pueblo Mechanical immediately and we will provide a quote for the bonding amount.

We look forward to providing this important service please call if you have any questions.

**ALL PRICES QUOTED ABOVE ARE VALID FOR 120 DAYS**

6771 E. Outlook Drive, Tucson, AZ 85756 • 11052 N. 24<sup>th</sup> Avenue, Phoenix, AZ 85029

Office - (800) 840.9170 • Fax - (888) 473-4374

[www.pueblo-mechanical.com](http://www.pueblo-mechanical.com)

AZ LIC: CR-39 # ROC176640 • AZ LIC: B-01 # ROC173953 • AZ LIC: CR-74 # ROC260462



(800) 840-9170

Best Regards,

A handwritten signature in black ink, appearing to read "Dave Fortuna", with a long, sweeping horizontal stroke extending to the right.

Dave Fortuna  
Director of Controls  
Cellular: (602) 677-9954  
dave@pueblo-mechanical.com

**Acceptance of Proposal:** The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified.

\_\_\_\_\_  
Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

Due to the high cost of equipment and/or extended nature of this project progress billing may be required; if a purchase order is created for this project the owner agrees to accept progress billing for demonstrated and verifiable completed work and/or arrival of equipment items pending installation.

**ALL PRICES QUOTED ABOVE ARE VALID FOR 120 DAYS**

6771 E. Outlook Drive, Tucson, AZ 85756 • 11052 N. 24<sup>th</sup> Avenue, Phoenix, AZ 85029

Office - (800) 840.9170 • Fax - (888) 473-4374

[www.pueblo-mechanical.com](http://www.pueblo-mechanical.com)

AZ LIC: CR-39 # ROC176640 • AZ LIC: B-01 # ROC173953 • AZ LIC: CR-74 # ROC260462

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Round Valley Unified**  
BRG Project Number: 010210103-9999-001BRG Apache County  
Project Description: **Replace emergency exit lighting**  
Consultant: Red Tree Consulting Group (Michael Crow 602-989-2433)  
Contractor: TBD

Board Approval: 5/7/2014  
Supplemental award: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 77,285</b>
Contingency ①		\$ 7,000
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 2,960
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 3,020
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 5,980</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 90,265</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 90,265</b>
<b>Total Project Cost:</b>		<b>\$ 90,265</b>

① Contingency shall only be used with SFB staff approval.

5/5/15



**Round Valley Schools**

To: Mr. Pat Cruse  
School Facilities Liaison  
State of Arizona School Facilities Board  
1700 West Washington, Suite # 104  
Phoenix, Arizona 85007

RE: Preliminary Budget  
Round Valley Schools  
Emergency Egress

**Michael Crow**  
Principal , Managing Partner

2942 N 24<sup>th</sup> Street  
Suite 114-436  
Phoenix, AZ 85016

Ph 602.424.3468 x1  
mcrow@redtreeco.com

Mr. Cruse,

Based on our performance specification, dated May 4, 2015, the preliminary construction budget to complete the emergency egress signage and lighting upgrades is as follows:

Primary School:	\$ 12,045.60
Elementary School:	\$ 27,615.00 — <i>NOT INCLUDED</i>
Middle School:	\$ 77,284.20 *
High School Main:	\$ 55,288.80
High School Auditorium:	\$ 40,842.20
High School Shop:	<u>\$ 4,459.00</u>
	\$ 217,534.80

If you have any questions or concerns, please contact me at your convenience. Thank you for allowing RTCG the opportunity to provide you with our consulting services.

Thank you,

A handwritten signature in black ink, appearing to read "Michael Crow".

RedTree



CONSULTING GROUP

May 5, 2015

Mr. Voigt LeSueur  
Transportation & Maintenance Director  
Round Valley School District # 10  
PO Box 610  
Springerville, AZ 85938

RE: **Round Valley School District**  
Construction Administration Emergency Egress Lighting

Mr. LeSueur,

Below are the proposed construction administration fees for the Round Valley Schools emergency egress lighting project.

DESCRIPTION	ESTIMATED FEE TOTAL
<b>Construction Administration</b> <ul style="list-style-type: none"><li>• Review contractor bids</li><li>• Contractor coordination</li><li>• Attend contractor pre-bid meeting on site</li><li>• Responding to Contractor's Requests for Information</li><li>• Issuing of any Architect's Supplemental Instructions</li><li>• Processing any shop drawings and submittals</li><li>• Processing any change orders</li><li>• Reviewing and certifying contractor's application for payment</li><li>• Reviewing any material test reports</li><li>• Recording any changes to the contract documents</li><li>• Providing substantial and final completion services</li><li>• Provide closeout documentation</li><li>• Mileage included</li></ul> <p>Elementary School Total : <b>\$ 1,549.71</b> Middle School Total: <b>\$ 3,019.82</b> ✖ High School Total: <b>\$ 3,930.47</b></p> <p><i>Note: Proposal includes an allowance of three (3) project site visits. Any additional site visits required to complete the construction administration for the referenced project will be billed at \$185 per hour with prior owner approval. Proposal is valid for complete egress lighting project at the schools starting together. Proposal is not valid and will require revision if district chooses to start projects at separate intervals.</i></p>	<b>\$ 8,500.00</b>

RedTree



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CONSULTING GROUP

Reimbursable expenses for reprographic work, etc are at cost plus 10%. Mileage is reimbursed at current IRS mileage rate at the time of work. Additional work is at standard hourly rates and will be defined and approved in writing by Owner prior to commencement of work.

Thank you for allowing Red Tree Consulting Group the opportunity to provide these services to you. We look forward to providing you a comprehensive solution. Red Tree will confirm any change to the above scope of work prior to executing any additional services. If you have any questions regarding this estimated fee proposal, please feel free to contact me at your convenience.

Thank you,

A handwritten signature in black ink, appearing to read 'Michael L. Crow', with a stylized flourish at the end.

Michael L. Crow  
Managing Partner  
602.989.2433  
mcrow@redtreeco.com

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
\_X\_ Building Renewal Grant Fund

District: **Round Valley Unified**  
BRG Project Number: 010210101-9999-002BRG Apache County  
Project Description: **Replace emergency exit lighting**  
Consultant: Red Tree Consulting Group (Michael Crow 602-989-2433)  
Contractor: TBD

Board Approval: 8/6/2014  
Supplemental award: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 12,046</b>
Contingency ①		\$ 2,000
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 2,750
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 1,550
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 4,300</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 18,346</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 18,346</b>
<b>Total Project Cost:</b>		<b>\$ 18,346</b>

① Contingency shall only be used with SFB staff approval.





May 5, 2015

Mr. Voigt LeSueur  
Transportation & Maintenance Director  
Round Valley School District # 10  
PO Box 610  
Springerville, AZ 85938

RE: **Round Valley School District**  
Construction Administration Emergency Egress Lighting

Mr. LeSueur,

Below are the proposed construction administration fees for the Round Valley Schools emergency egress lighting project.

DESCRIPTION	ESTIMATED FEE TOTAL
<b>Construction Administration</b> <ul style="list-style-type: none"><li>• Review contractor bids</li><li>• Contractor coordination</li><li>• Attend contractor pre-bid meeting on site</li><li>• Responding to Contractor's Requests for Information</li><li>• Issuing of any Architect's Supplemental Instructions</li><li>• Processing any shop drawings and submittals</li><li>• Processing any change orders</li><li>• Reviewing and certifying contractor's application for payment</li><li>• Reviewing any material test reports</li><li>• Recording any changes to the contract documents</li><li>• Providing substantial and final completion services</li><li>• Provide closeout documentation</li><li>• Mileage included</li></ul> <p>Elementary School Total : <b>\$ 1,549.71 *</b> Middle School Total: <b>\$ 3,019.82</b> High School Total: <b>\$ 3,930.47</b></p> <p><i>Note: Proposal includes an allowance of three (3) project site visits. Any additional site visits required to complete the construction administration for the referenced project will be billed at \$185 per hour with prior owner approval. Proposal is valid for complete egress lighting project at the schools starting together. Proposal is not valid and will require revision if district chooses to start projects at separate intervals.</i></p>	<b>\$ 8,500.00</b>

RedTree



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CONSULTING GROUP

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Thank you,

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Michael L. Crow  
Managing Partner  
602.989.2433  
mcrow@redtreeco.com

5/5/15



**Round Valley Schools**

**Michael Crow**  
Principal , Managing Partner

To: Mr. Pat Cruse  
School Facilities Liaison  
State of Arizona School Facilities Board  
1700 West Washington, Suite # 104  
Phoenix, Arizona 85007

2942 N 24<sup>th</sup> Street  
Suite 114-436  
Phoenix, AZ 85016

Ph 602.424.3468 x1  
mcrow@redtreeco.com

RE: Preliminary Budget  
Round Valley Schools  
Emergency Egress

Mr. Cruse,

Based on our performance specification, dated May 4, 2015, the preliminary construction budget to complete the emergency egress signage and lighting upgrades is as follows:

Primary School:	\$ 12,045.60 *
Elementary School:	\$ 27,615.00
Middle School:	\$ 77,284.20
High School Main:	\$ 55,288.80
High School Auditorium:	\$ 40,842.20
High School Shop:	<u>\$ 4,459.00</u>
	\$ 217,534.80

If you have any questions or concerns, please contact me at your convenience. Thank you for allowing RTCG the opportunity to provide you with our consulting services.

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**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

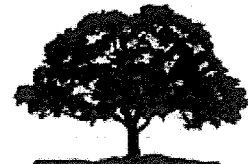
District: **Round Valley Unified**  
BRG Project Number: 010210210-9999-004BRG  
Project Description: **Replace emergency exit lighting**  
Consultant: LSW Engineers (602-249-1320)  
Contractor: TBD

Apache County

Board Approval: 12/10/2014  
Supplemental award: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 100,591</b>
Contingency ①		<b>\$ 10,000</b>
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 4,500
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 3,931
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 8,431</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 119,022</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 119,022</b>
<b>Total Project Cost:</b>		<b>\$ 119,022</b>

① Contingency shall only be used with SFB staff approval.



May 5, 2015

Mr. Voigt LeSueur  
Transportation & Maintenance Director  
Round Valley School District # 10  
PO Box 610  
Springerville, AZ 85938

RE: **Round Valley School District**  
Construction Administration Emergency Egress Lighting

Mr. LeSueur,

Below are the proposed construction administration fees for the Round Valley Schools emergency egress lighting project.

DESCRIPTION	ESTIMATED FEE TOTAL
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RedTree



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CONSULTING GROUP

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Thank you,

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Michael L. Crow  
Managing Partner  
602.989.2433  
mcrow@redtreeco.com

5/5/15



**Round Valley Schools**

To: Mr. Pat Cruse  
School Facilities Liaison  
State of Arizona School Facilities Board  
1700 West Washington, Suite # 104  
Phoenix, Arizona 85007

RE: Preliminary Budget  
Round Valley Schools  
Emergency Egress

**Michael Crow**  
Principal , Managing Partner

2942 N 24<sup>th</sup> Street  
Suite 114-436  
Phoenix, AZ 85016

Ph 602.424.3468 x1  
mcrow@redtreeco.com

Mr. Cruse,

Based on our performance specification, dated May 4, 2015, the preliminary construction budget to complete the emergency egress signage and lighting upgrades is as follows:

Primary School:	\$ 12,045.60
Elementary School:	\$ 27,615.00
Middle School:	\$ 77,284.20
High School Main:	\$ 55,288.80 *
High School Auditorium:	\$ 40,842.20 *
High School Shop:	<u>\$ 4,459.00</u> *
	\$ 217,534.80

If you have any questions or concerns, please contact me at your convenience. Thank you for allowing RTCG the opportunity to provide you with our consulting services.

Thank you,

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**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Tolleson Elementary**  
BRG Project Number: 070417001-9999-012BRG  
Project Description: **Roof replacements**  
Consultant: Broderick Engineering, LLC (480-926-6333)  
Contractor: Sprayfoam Southwest

Maricopa County

Board approval: 3/4/2015  
Supplemental award: 5/6/2015  
Supplemental award: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 573,376</b>
Contingency ①		<b>\$ 30,000</b>
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 21,505
Survey & Required Reports, Printing, Permits, Advertising, Etc.		
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 21,505</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 624,881</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 624,881</b>
<b>Total Project Cost:</b>		<b>\$ 624,881</b>

① Contingency shall only be used with SFB staff approval.





# *Tolleson Elementary School District No. 17*

9261 W. Van Buren • Tolleson, AZ 85353

(623) 936-9740 • FAX (623) 533-3919

**The Governing Board**

B. Dale Crandell

Ruth H. Diaz

Bertha A. Estrada

Elizabeth T. Hunsaker

Adriana G. Morado

**Superintendent**

Dr. Lupita Hightower

May 27, 2015

## School Facility Board

Based upon bids received from 2 qualified responsible vendors, it is our intention to engage Sprayfoam Southwest, Inc., to perform roof repairs at PH Gonzales Elementary School funded through a Building Renewal Grant 070417001-9999-012BRG. Base bid cost with sales taxes for the roofing project at PH Gonzales Elementary School shall be \$573,376.

In addition, the District will engage Sprayfoam Southwest, Inc. at District expense, to perform roof repairs at the District Office. Based bid costg with sales taxes for the roofing project at the District office shall be \$10,880. This amount will be paid for using District Additional Assistance funds.

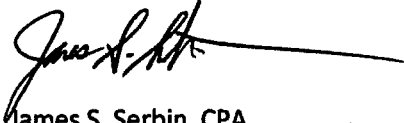
The pricing is as following:

	Sprayfoam Southwest, Inc.	Progressive Services, Inc.	
<b><u>SFB Portion:</u></b>			
PHG Wall Repair & Restoration	15,000	17,690	
PHG Roofing Base Bid	512,000	644,200	
Sub-total	527,000	661,890	(Note B)
Sales taxes:	46,376	21,067	(Note A)
Total SFB Portion:	573,376	682,957	
<b><u>District Responsibility:</u></b>			
District Office Roof Repairs	10,000	26,800	(Note B)
Sales taxes:	880	853	
Total District Portion:	10,880	27,653	

Note A: Due to legislative changes last year, construction sales taxes are now based solely on materials at prevailing sales tax rates at location of purchase.

Note B: Pursuant to public schools procurement rules sales taxes are not considered a factor in determining low bidder.

If you have any questions, please do not hesitate to contact me.

A handwritten signature in black ink, appearing to read "James S. Serbin", followed by a long horizontal line extending to the right.

James S. Serbin, CPA  
Executive Director of Business Services

**STATE OF ARIZONA  
SCHOOL FACILITIES BOARD**

**Meeting Date: June 3, 2015**

**Agenda Item VI.c.**

**Subject: VI. Building Renewal Grant Requests**

**c. Consideration and possible vote to accept, reject or modify  
Building Renewal Grant Requests (construction awards)**

**Amphitheater Unified  
Bullhead City Elementary  
Casa Grande Elementary (2 requests)  
Colorado River Union (2 requests)  
Crane Elementary (3 requests)  
Lake Havasu Unified (2 requests)  
Laveen Elementary (2 requests)  
Mesa Unified (3 requests)  
Palo Verde Elementary  
Phoenix Elementary**

**Background – Amphitheater Unified (Ironwood Ridge HS – refurbish cooling tower)**

Amphitheater Unified has submitted a Building Renewal Grant request to refurbish the cooling tower at Ironwood High School.

Amphitheater Unified, located in Tucson, has 20 schools. Ironwood Ridge High School is comprised of 7 buildings constructed between 2001 and 2011, totaling 272,594 square feet.

Staff has visited the site and agrees with the need for refurbishment of the 15 year old cooling tower at a cost of \$71,000. Design/construction documents and administration shall not exceed \$8,000.

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Amphitheater Unified (Ironwood Ridge HS – refurbish cooling tower)**

Staff recommends that Amphitheater Unified be awarded \$86,000 in Building Renewal Grant funding for professional and construction services to refurbish the cooling tower at Ironwood Ridge High School. This includes \$7,000 in contingency that will only be used with SFB staff approval.

**Background – Bullhead City Elementary (Desert Valley ES – repair kitchen hood electrical)**

Bullhead City Elementary has submitted a Building Renewal Grant request to repair the electrical controls to the kitchen hood suppression system in Building 1006 at Desert Valley Elementary School.

Bullhead City Elementary, located 220 miles northwest of Phoenix along the Colorado River, has seven schools. Desert Valley Elementary School is comprised of six buildings constructed

between 1979 and 1985, totaling 74,312 square feet. Building 1006 was built in 1985, totaling 4,860 square feet.

The controls to shut down the appliances and the exhaust fan when the kitchen hood suppression system is activated does not function. The district received a proposal to fix this issue for \$4,200.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Bullhead City Elementary (Desert Valley ES – repair kitchen hood electrical)

Staff recommends that Bullhead City Elementary be awarded \$4,700 in Building Renewal Grant funding to repair the kitchen hood electrical in Building 1006 at Desert Valley Elementary School. This includes \$500 in contingency that will only be used with SFB staff approval.

Background – Casa Grande Elementary (Cottonwood ES – replace intercom system) Request 1 of 2

Casa Grande Elementary has submitted a Building Renewal Grant request to repair the intercom system servicing all buildings at Cottonwood Elementary School.

Casa Grande Elementary, located 50 miles southeast of Phoenix, has 14 schools. Cottonwood Elementary School consists of two buildings constructed between 1975 through 2008, totaling 47,208 square feet.

The intercom system is in need of various repairs; however, due to the age of the existing system and the cost of repair, staff recommends replacement of the main console which will provide a warranty. A proposal was submitted to replace the system console at a cost of \$7,023.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative work.

Staff Recommendation – Casa Grande Elementary (Cottonwood ES – replace intercom system)

Staff recommends that Casa Grande Elementary be awarded \$8,000 in Building Renewal Grant funding to replace the intercom system at Cottonwood Elementary School. This includes \$977 in contingency that will only be used with SFB staff approval.

Background – Casa Grande Elementary (Cottonwood ES – repair perimeter fence) Request 2 of 2

Casa Grande Elementary has submitted a Building Renewal Grant request to repair the perimeter fence at Cottonwood Elementary School.

Casa Grande Elementary, located 50 miles southeast of Phoenix, has 14 schools. Cottonwood Elementary School consists of two buildings constructed between 1975 through 2008, totaling 47,208 square feet.

The fence posts have rusted and deteriorated to a point where the winds from storms are blowing the fence over. A proposal was submitted to replace the fence posts and some fencing at a cost of \$13,799.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative work.

Staff Recommendation – Casa Grande Elementary (Cottonwood ES – repair perimeter fence)

Staff recommends that Casa Grande Elementary be awarded \$14,500 in Building Renewal Grant funding to repair the perimeter fence at Cottonwood Elementary School. This includes \$701 in contingency that will only be used with SFB staff approval.

**Background – Colorado River Union (River Valley HS – replace kitchen hood) Request 1 of 2**

Colorado River Union has submitted a Building Renewal Grant request to replace the kitchen hood fire suppression system which is out of code compliance as reported by a recent Fire Marshal inspection of Building 1002 at River Valley High School.

Colorado River Union, located 220 miles northwest of Phoenix on the Colorado River, has two schools. River Valley High School is comprised of 11 buildings constructed between 1992 and 2008, totaling 164,294 square feet. Building 1002 is 14,115 square feet.

The district has received a proposal to install a compliant system for \$5,093. The cost to install the electrical to support this system is \$4,200. Total cost for the new system is \$9,293.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Colorado River Union (River Valley HS – replace kitchen hood )

Staff recommends that Colorado River Union be awarded \$11,293 in Building Renewal Grant funding to replace the kitchen hood and electrical in Building 1002 at River Valley High School. This includes \$2,000 in contingency that will only be used with SFB staff approval.

**Background – Colorado River Union (River Valley HS – repair/replace mixing valves) Request 2 of 2**

Colorado River Union has submitted a Building Renewal Grant request to replace two hot water mixing valves at River Valley High School.

Colorado River Union, located 220 miles northwest of Phoenix on the Colorado River, has two schools. River Valley High School is comprised of 11 buildings constructed between 1992 and 2007, totaling 164,294 square feet.

The district received a proposal of \$1,200 for an engineer to test the valves to determine if they can be repaired or rebuilt. An estimated cost to replace these valves is \$6,000 each based on a valve replacement procured last year.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Colorado River Union (River Valley HS – repair/replace mixing valves)

Staff recommends that Colorado River Union be awarded \$14,000 in Building Renewal Grant funding for the repair or replacement of two hot water mixing valves at River Valley High School. This includes \$800 in contingency that will only be used with SFB staff approval.

Background – Crane Elementary (Centennial MS – replace roof) Request 1 of 3

Crane Elementary has submitted a Building Renewal Grant request for the replacement of the roof on Building 1001 at Centennial Middle School.

Crane Elementary, located in Yuma, has ten schools. Centennial Middle School is comprised of three buildings constructed between 2000 and 2007, totaling 75,756 square feet. Building 1001 was built in 2000, totaling 50,756 square feet. The original roofing only had a 5-year warranty.

Staff has visited the school and determined the roof has failed beyond repair and must be replaced with a new 20-year manufacturer warranty. The district has submitted proposal costs as outlined below:

Design/CA/Structural	\$10,019
Roof Construction (estimate)	\$300,000
Asbestos Survey	\$310
Asbestos Oversight (estimate)	\$10,000
Asbestos Remediation (estimate)	\$15,000
<u>Contingency</u>	<u>\$30,000</u>
Total project cost:	\$365,329

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Crane Elementary (Centennial MS – replace roof)

Staff recommends that Crane Elementary be awarded \$365,329 in Building Renewal Grant funding for design, construction bid documents, structural evaluation and construction administration services for the replacement of the roof on Building 1001 at Centennial Middle School. This includes \$30,000 in contingency that will only be used with SFB staff approval.

Background – Crane Elementary (Mesquite ES – repair roof) Request 2 of 3

Crane Elementary has submitted a Building Renewal Grant request for the repair and recoat of the roof on Building 1001 at Mesquite Elementary School.

Crane Elementary, located in Yuma, has ten schools. Mesquite Elementary School is comprised of one building constructed in 2007, totaling 58,258 square feet. The original roofing only had a 5-year warranty.

Staff has visited the school and determined the roof has failed in a few areas due to expansion and contraction of the roof decking; however, the roof can be repaired with an expectation of

meeting a minimum 10-year roof warranty by the manufacturer. The repair must include a cementitious roofing specification that will be compatible with the existing roof. The district has submitted proposal costs as outlined below:

Design/CA/Structural/CA	\$11,399
Roof Construction (estimate)	\$380,000
Asbestos Survey	\$619
Asbestos Oversight (estimate)	\$10,000
Asbestos Remediation (estimate)	\$15,000
Contingency	\$38,000
Total project cost:	\$455,018

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Crane Elementary (Mesquite ES – repair roof)**

Staff recommends that Crane Elementary be awarded \$455,018 in Building Renewal Grant funding for design, construction bid documents, structural evaluation and construction administration services for the repair and recoat of the roof on Building 1001 at Mesquite Elementary School. This includes \$38,000 in contingency that will only be used with SFB staff approval.

**Background – Crane Elementary (Gary A. Knox ES – roof replacement) Request 3 of 3**

Crane Elementary has submitted a Building Renewal Grant request for the replacement of the roof on Building 1001 at Gary A. Knox Elementary School.

Crane Elementary, located in Yuma, has ten schools. Gary A. Knox Elementary School is comprised of one building constructed in 2004, totaling 58,495 square feet. The original roofing only had a 5-year warranty.

Staff has visited the school and determined the roof has failed and requires replacement. The district has submitted proposal costs as outlined below:

Design/CA/Structural	\$9,065
Roof Construction (estimate)	\$205,000
Asbestos Survey	\$619
Asbestos Oversight (estimate)	\$10,000
Asbestos Remediation (estimate)	\$15,000
Contingency	\$20,000
Total project cost:	\$259,684

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Crane Elementary (Gary A. Knox ES – roof replacement)**

Staff recommends that Crane Elementary be awarded \$259,684 in Building Renewal Grant funding for professional and construction services for the replacement of the roof on Building

1001 at Gary A. Knox Elementary School. This includes \$20,000 in contingency that will only be used with SFB staff approval.

**Background – Lake Havasu Unified (Havasupai ES – replace package heat pump)**

**Request 1 of 2**

Lake Havasu Unified has submitted a Building Renewal Grant request to replace a package heat pump on classroom Building 1001 at Havasupai Elementary School.

Lake Havasu Unified, located 202 miles northwest of Phoenix along the Colorado River, has nine schools. Havasupai Elementary School is comprised of eight buildings constructed between 1972 and 1981, totaling 53,100 square feet. Building 1001 was built in 1972, totaling 35,400 square feet.

Staff visited the school site, inspected the heat pump and found a failed compressor. Staff agrees that the package heat pump needs to be replaced. The lowest proposal received was \$9,371. The cost for engineering and a structural evaluation is estimated to be \$3,100.

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Lake Havasu Unified (Havasupai ES – replace package heat pump)**

Staff recommends that Lake Havasu Unified be awarded \$13,471 in Building Renewal Grant funding to replace a package heat pump on Building 1001 at Havasupai Elementary School. This includes \$1,000 in contingency that will only be used with SFB staff approval.

**Background – Lake Havasu Unified (Lake Havasu HS – replace package heat pump)**

**Request 2 of 2**

Lake Havasu Unified has submitted a Building Renewal Grant request to replace a package heat pump on classroom Building 1002 at Lake Havasu High School.

Lake Havasu Unified, located 202 miles northwest of Phoenix along the Colorado River, has nine schools. Lake Havasu High School is comprised of ten buildings constructed between 1969 and 2003, totaling 272,074 square feet. Building 1002 was built in 1969, totaling 53,719 square feet.

Staff visited the school site, inspected the heat pump and found a failed compressor. The unit is 18 years old. Staff agrees that the package heat pump needs to be replaced. The lowest proposal received was \$9,354. The cost for engineering and a structural evaluation is estimated to be \$3,100.

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Lake Havasu Unified (Lake Havasu HS – replace package heat pump)**

Staff recommends that Lake Havasu Unified be awarded \$13,454 in Building Renewal Grant funding to replace a package heat pump on Building 1002 at Lake Havasu High School. This includes \$1,000 in contingency that will only be used with SFB staff approval.



**Background – Laveen Elementary (Cheatham ES – recoat roof) Request 1 of 2**

Laveen Elementary has submitted a Building Renewal Grant request to restore the roofs on Buildings 1001 and 1003 at Cheatham Elementary School.

Laveen Elementary, located 12 miles southwest of downtown Phoenix, has eight schools. Cheatham Elementary School is comprised of seven buildings constructed between 2003 and 2008, totaling 71,572 square feet. Below is a breakdown of the buildings in this request:

Building No.	Year Built	Square Footage
1001	2003	7,255
1003	2003	16,442
	Total:	23,697

The district contracted with an architect to develop a roof assessment to expedite the project. Staff has visited the site and agrees with the request to restore the roof on Building 1001 only. The district withdrew the request for Building 1003 because that roof is still under warranty. The district is contributing \$24,000 to the cost of the project.

Design/CA/Structural	\$8,890
Construction (estimate)	\$96,000
Asbestos Survey (estimate)	\$1,500
Asbestos Oversight (estimate)	\$5,000
Asbestos Remediation (estimate)	\$8,000
Contingency	\$8,000
Total project cost:	\$127,390
District contribution:	-\$24,000
Total SFB funding requested:	\$103,390

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Laveen Elementary (Cheatham ES – recoat roof)**

Staff recommends that Laveen Elementary be awarded \$103,390 in Building Renewal Grant funding to restore the roof system in Building 1001 at Cheatham Elementary School. This includes \$8,000 in contingency that will only be used with SFB staff approval. The district is contributing \$24,000 to the cost of the project.

**Background – Laveen Elementary (Vista del Sur MS – correct drainage system) Request 2 of 2**

Laveen Elementary has submitted a Building Renewal Grant request to correct the site drainage at Building 1002 at Vista del Sur Middle School.

Laveen Elementary, located 12 miles southwest of downtown Phoenix, has eight schools. Vista del Sur Middle School is comprised of six buildings constructed between 1998 and 2001, totaling 54,779 square feet.

The district experienced storm water flooding on two occasions in 2014. The storm water drains to a central catch basin and then flows through a 4-inch pipe to the retention area. This project

will enlarge the catch basin to accommodate a storm's run-off from the buildings through an 8-inch pipe to the retention area at a cost of \$6,165. The district has already paid for the design to expedite this project.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Laveen Elementary (Vista del Sur MS – correct drainage system)

Staff recommends that Laveen Elementary be awarded \$7,000 in Building Renewal Grant funding to correct the site drainage system at Building 1002 at Vista del Sur Middle School. This includes \$835 in contingency that will only be used with SFB staff approval.

**Background – Mesa Unified (Holmes ES – repair sewer ejection system) Request 1 of 3**

Mesa Unified has submitted a Building Renewal Grant request to repair the sewer ejection system for all buildings at Holmes Elementary School.

Mesa Unified has 90 schools. Holmes Elementary School is comprised of 10 buildings constructed between 1963 and 2002, totaling 68,540 square feet.

The existing sewer ejection system was reviewed by a mechanical engineer funded by the district. The engineer has recommended replacement due to age of components at an estimated cost of \$43,000; however, most of those components outlined in the report have not failed. The district has submitted a low bid based on the existing equipment failure at a cost of \$7,682.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative work.

Staff Recommendation – Mesa Unified (Holmes ES – repair sewer ejection system)

Staff recommends that Mesa Unified be awarded \$8,500 in Building Renewal Grant funding to repair the sewer ejection system for all buildings at Holmes Elementary School. This includes \$818 in contingency that will only be used with SFB staff approval.

**Background – Mesa Unified (Brimhall JHS – repair cafeteria sewer line) Request 2 of 3**

Mesa Unified has submitted a Building Renewal Grant request to replace/repair the sewer line that services the kitchen and cafeteria in Building 1004 at Brimhall Junior High School.

Mesa Unified has 90 schools. Brimhall Junior High School is comprised of eight buildings constructed between 1990 and 1992, totaling 160,011 square feet. Building 1004 was built in 1992, totaling 14,754 square feet.

The existing sewer system was cleaned and a video was produced to determine the scope of work required, for which the district contributed \$5,000 towards the project to cover the design and construction administration fees at a cost of \$3,300, leaving a balance of \$1,700. The engineer estimates the cost of the project at \$60,000, however a low bid of \$36,215 was received. An additional contingency to cover the piping that may be too brittle to reuse is required.

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative work.

**Staff Recommendation – Mesa Unified (Brimhall JHS – repair cafeteria sewer line)**

Staff recommends that Mesa Unified be awarded \$54,515 in Building Renewal Grant funding to repair the cafeteria sewer line on Building 1004 at Brimhall Junior High School. This includes \$20,000 in contingency that will only be used with SFB staff approval. The remaining \$1,700 in district funds will also be contributed to the construction cost.

**Background – Mesa Unified (Field ES - mechanical well roof replacements) Request 3 of 3**

Mesa Unified has submitted a Building Renewal Grant request for the repair of the mechanical well roofs due to ponding water on Buildings 1002, 1003, 1004 and 1005 at Field Elementary School.

Mesa Unified has 90 schools. Field Elementary School is comprised of 15 buildings constructed between 1966 and 2003, totaling 62,788 square feet. Below is a breakdown of the buildings in this request.

Building No.	Year Built	Square Footage
1002	1975	8,517
1003	1975	8,517
1004	1975	8,517
1005	1975	8,517
	Total:	34,068

Rain water ponds in the mechanical wells on each building. While the structural engineer has determined that the weight of ponding water does not exceed the building's roof load capacity, the ponding water creates an unsafe condition for any electrician or technician working on the mechanical equipment. This does not comply with OSHA safety standards and needs to be corrected.

The district has already paid for the roof investigation that included structural review and design of the roofs at a cost of \$7,900. The design documents are complete and the estimate for the roof replacements is as follows:

Construction Administration	\$1,500
Estimated Construction Cost	\$23,648
<u>Contingency</u>	<u>\$10,000</u>
Total:	\$35,148

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Mesa Unified (Field ES – mechanical well roof replacements)**

Staff recommends that Mesa Unified be awarded \$35,148 in Building Renewal Grant funding for mechanical well roof replacements on Buildings 1002, 1003, 1004 and 1005 at Field Elementary School. This includes \$10,000 in contingency that will only be used with SFB staff approval.

**Background – Palo Verde Elementary (Palo Verde ES – replace roof)**

Palo Verde Elementary has submitted a Building Renewal Grant request to replace the shingle roof system at the multi-purpose Building 1009 at Palo Verde Elementary School.

Palo Verde Elementary, located 45 miles west of Phoenix, has one school. Palo Verde Elementary School is comprised of 18 buildings constructed between 1955 and 2012, totaling 66,790 square feet. Building 1009 was constructed in 1955, totaling 8,068 square feet.

Staff visited the school and found interior leaks due to the age of the roofing material. The district requested proposals and received a competitive bid in the amount of \$26,428.

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

**Staff Recommendation – Palo Verde Elementary (Palo Verde ES – replace roof)**

Staff recommends that Palo Verde Elementary be awarded \$35,000 in Building Renewal Grant funding to replace the shingle roof system at the multi-purpose Building 1009 at Palo Verde Elementary School. This includes \$2,500 for structural engineering, \$2,500 for asbestos testing and abatement (if needed) and \$3,572 in contingency that will only be used with SFB staff approval.

**Background – Phoenix Elementary (Kenilworth ES – replace cafeteria trusses)**

Phoenix Elementary has submitted a Building Renewal Grant request to replace two trusses with glulam beams in the cafeteria Building 1003 at Kenilworth Elementary School.

Phoenix Elementary has 17 schools. Kenilworth Elementary School is comprised of six buildings constructed between 1920 and 2000, totaling 76,798 square feet. Building 1003 was built in 1920, totaling 32,306 square feet.

Staff visited the site and found the original trusses are failing. The district replaced two of the four original trusses with glulam beams circa 1960. Since then, the building HVAC system(s) were changed from evaporative coolers to heat pump units, which could have changed the mechanical load on the building and contributed to the sagging of the trusses.

The district received a proposal for design services to include structural investigation at a cost of \$6,200 and a construction estimate of \$76,400. The district will contribute \$28,000 towards the cost of the project.

Design/Construction Admin/Structural	\$6,200
Asbestos Survey (Estimate)	\$2,030
Estimated Construction Cost	\$76,400
Abatement Oversight Cost (Estimate)	\$6,000
Abatement (Estimate)	\$15,000
<u>Contingency</u>	<u>\$8,000</u>

Total Project Cost	\$113,630
District contribution:	-\$28,000
Total SFB funding requested:	\$85,630

#### Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

#### Staff Recommendation – Phoenix Elementary (Kenilworth ES – replace cafeteria trusses)

Staff recommends that Phoenix Elementary be awarded \$85,630 in Building Renewal Grant funding for professional and construction services to replace two trusses at Building 1003 at Kenilworth Elementary School. This includes \$8,000 in contingency that will only be used with SFB staff approval. The district will contribute \$28,000 toward the cost of the project.

#### **Board Action Requested: [ ] information [ X ] action / described below**

1. Board approval of the staff recommendation that **Amphitheater Unified** be awarded \$86,000 in Building Renewal Grant funding for professional and construction services to refurbish the cooling tower at Ironwood Ridge High School. This includes \$7,000 in contingency that will only be used with SFB staff approval.
2. Board approval of the staff recommendation that **Bullhead City Elementary** be awarded \$4,700 in Building Renewal Grant funding to repair the kitchen hood electrical in Building 1006 at Desert Valley Elementary School. This includes \$500 in contingency that will only be used with SFB staff approval.
3. Board approval of the staff recommendation that **Casa Grande Elementary** be awarded \$8,000 in Building Renewal Grant funding to repair/replace the intercom system at Cottonwood Elementary School. This includes \$977 in contingency that will only be used with SFB staff approval.
4. Board approval of the staff recommendation that **Casa Grande Elementary** be awarded \$14,500 in Building Renewal Grant funding to repair the perimeter fence at Cottonwood Elementary School. This includes \$701 in contingency that will only be used with SFB staff approval.
5. Board approval of the staff recommendation that **Colorado River Union** be awarded \$11,293 in Building Renewal Grant funding to replace the kitchen hood and electrical in Building 1002 at River Valley High School. This includes \$2,000 in contingency that will only be used with SFB staff approval.
6. Board approval of the staff recommendation that **Colorado River Union** be awarded \$14,000 in Building Renewal Grant funding for the repair or replacement of two hot water mixing valves at River Valley High School. This includes \$800 in contingency that will only be used with SFB staff approval.
7. Board approval of the staff recommendation that **Crane Elementary** be awarded \$365,329 in Building Renewal Grant funding for design, construction bid documents, structural evaluation and construction administration services for the replacement of the

roof on Building 1001 at Centennial Middle School. This includes \$30,000 in contingency that will only be used with SFB staff approval.

8. Board approval of the staff recommendation that **Crane Elementary** be awarded \$455,018 in Building Renewal Grant funding for design, construction bid documents, structural evaluation and construction administration services for the repair and recoat of the roof on Building 1001 at Mesquite Elementary School. This includes \$38,000 in contingency that will only be used with SFB staff approval.
9. Board approval of the staff recommendation that **Crane Elementary** be awarded \$259,684 in Building Renewal Grant funding for professional and construction services for the replacement of the roof on Building 1001 at Gary A. Knox Elementary School. This includes \$20,000 in contingency that will only be used with SFB staff approval.
10. Board approval of the staff recommendation that **Lake Havasu Unified** be awarded \$13,471 in Building Renewal Grant funding to replace a package heat pump on Building 1001 at Havasupai Elementary School. This includes \$1,000 in contingency that will only be used with SFB staff approval.
11. Board approval of the staff recommendation that **Lake Havasu Unified** be awarded \$13,454 in Building Renewal Grant funding to replace a package heat pump on Building 1002 at Lake Havasu High School. This includes \$1,000 in contingency that will only be used with SFB staff approval.
12. Board approval of the staff recommendation that **Laveen Elementary** be awarded \$103,390 in Building Renewal Grant funding to restore the roof system in Building 1001 at Cheatham Elementary School. This includes \$8,000 in contingency that will only be used with SFB staff approval. The district is contributing \$24,000 to the cost of the project.
13. Board approval of the staff recommendation that **Laveen Elementary** be awarded \$7,000 in Building Renewal Grant funding to correct the site drainage system at Building 1002 at Vista del Sur Middle School. This includes \$835 in contingency that will only be used with SFB staff approval.
14. Board approval of the staff recommendation that **Mesa Unified** be awarded \$8,500 in Building Renewal Grant funding to repair the sewer ejection system for all buildings at Holmes Elementary School. This includes \$818 in contingency that will only be used with SFB staff approval.
15. Board approval of the staff recommendation that **Mesa Unified** be awarded \$54,515 in Building Renewal Grant funding to repair the cafeteria sewer line on Building 1004 at Brimhall Junior High School. This includes \$20,000 in contingency that will only be used with SFB staff approval. The remaining \$1,700 in district funds will also be contributed to the cost of construction.
16. Board approval of the staff recommendation that **Mesa Unified** be awarded \$35,148 in Building Renewal Grant funding for mechanical well roof replacements on Buildings 1002, 1003, 1004 and 1005 at Field Elementary School. This includes \$10,000 in contingency that will only be used with SFB staff approval.
17. Board approval of the staff recommendation that **Palo Verde Elementary** be awarded \$35,000 in Building Renewal Grant funding to replace the shingle roof system at the

multi-purpose Building 1009 at Palo Verde Elementary School. This includes \$2,500 for structural engineering, \$2,500 for asbestos testing and abatement (if needed) and \$3,572 in contingency that will only be used with SFB staff approval.

18. Board approval of the staff recommendation that **Phoenix Elementary** be awarded \$85,630 in Building Renewal Grant funding for professional and construction services to replace two trusses at Building 1003 at Kenilworth Elementary School. This includes \$8,000 in contingency that will only be used with SFB staff approval. The district will contribute \$28,000 toward the cost of the project.

**Attachments: Yes [ X ]      No [   ]**

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

**District:** **Amphitheater Unified**  
**BRG Project Number:** 100210280-9999-005BRG Pima County  
**Project Description:** Refurbish cooling tower  
**Consultant:** Kelly Wright & Associates (Donovan Kelly 520-887-1919)  
**Contractor:** TBD  
**Board approval:** 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 71,000</b>
Contingency ①		\$ 7,000
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 8,000
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 8,000</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 86,000</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 86,000</b>
<b>Total Project Cost:</b>		<b>\$ 86,000</b>

① Contingency shall only be used with SFB staff approval.



**School Facilities Board**  
**SFB BR 900-08**

**BUILDING RENEWAL GRANT**  
**Project Application Form**

**Building Renewal Grant Application**

**Initial Submission Date:**

**Application ID:** 1960

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Amphitheater Unified District

**Superintendent:** Patrick Nelson

**Contact Person:** James Burns

**Contact Phone Number:** (520) 696-5148

**Contact Email:** jburns@amphi.com

**School Site:** Ironwood Ridge High School

**Buildings:** 9999 School Wide

**Application Title:** Cooling Tower Refurbishment

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

The three (3) cooling towers that serve the campus are in need of refurbishment. The fill material is heavily scaled and deteriorated blocking airflow. The fill support structures are rusted and failing. Scale and debris are impacting performance of check valves and pumps. Drift eliminator sheets need to be replaced. Check valves and condenser pumps need to be replaced or rebuilt. Equipment is original to the school and is 14 years old. Poor condenser water cooling and flow impacts chiller systems ability to operate during peak loads.

Project cost estimated at \$79,000. This includes engineering and construction documents \$5,000, Construction oversight \$3,000 and construction costs of \$71,000.

**Project Category:** HVAC

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project	\$0.00
--	--------

Please outline any associated insurance coverage.

Not an insurance claimable item.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

3/30/2015 12:02:38 PM

1

**Application ID:** 1960

## Building Renewal Grant Application

Patrick Nelson  
Superintendent Printed Name

Patrick Nelson  
Superintendent Signature

March 30, 2015  
Date

# Cooling Tower Assessment at Ironwood Ridge High School Amphitheater Public Schools

Project Location:

2475 W. Naranja Drive  
Oro Valley, AZ 85742

November 26, 2014



[www.kwmech.com](http://www.kwmech.com)  
KWA PROJECT NO. 14081

## **EXECUTIVE SUMMARY**

It is the recommendation of this report that the three existing cooling towers be refurbished, including new fill with a new support structure. In addition, one of the condenser water pumps should be re-built and the check valves on both of the larger condenser water pumps should be replaced.

Mechanical costs related to this project include:

- The Engineer's estimated probable mechanical cost of construction is \$71,000. Refer to Appendix 1 for breakout of costs. Note that our cost estimates include contingency and overhead allowances.
- The Engineering fees to design of the tower refurbishment estimated to not exceed \$5,000.
- We estimate that an additional \$3,000 should be included in the project budget to cover construction administration phase services by the engineer.
- Total project budget = \$79,000

## **EXISTING CONDITIONS**

There are three (3) cooling towers with pumps and a plate & frame heat exchanger installed in the school's mechanical yard. The total connected load is approximately 550 tons. It is our understanding that all of the equipment in the yard was installed in 2001. There is an abandoned sand filter tower basin sweeper system in the yard. The copper piping between the towers and the sweeper system is damaged. The school indicated that the sand filter had not been used in many years.

The school was not interested in repairing the sand filter system. The chemical water treatment appears to be well maintained and understood by the school.

## **PROBLEM DEFINITION**

The fill media is heavily scaled and deteriorated. The amount of scale is blocking airflow. The fill support structures are rusted and failing. We did not observe the condition of the hot water basin, but the cold water basins of the towers are generally contaminated with large amounts of scale, mud, and other debris. Some of the side panels have thru-hole corrosion damage.

The check valves for the large condenser water pumps (CWP-1 & 2) have failed. The body of condenser water pump CWP-2 is leaking.

## **PROPOSED CORRECTION**

The cooling towers are in need of a thorough cleaning. The PVC fill and drift eliminator sheets should be replaced. New stainless steel and / or structural fiberglass supports should be provided to replace all of the corroded and failing existing fill and drift eliminator supports. All locations of holes in the side panels be repaired and treated with a finish equivalent to the original galvanized steel.

The check valves on the discharge side of the large condenser water pumps (CWP-1 & 2) should be replaced. A different piping location or type of valve may be warranted (to be verified in design phase). The south large condenser water pump (CWP-2) should be re-built with a new seal kit. The pump and motor will need to be aligned after rebuilding.

The existing condenser water treatment system will be retained and re-used.

# APPENDIX 1: CONSTRUCTION COST ESTIMATE



Ironwood Ridge High School



KELLY & WRIGHT  
ASSOCIATES, P.C.  
HVAC • PLUMBING  
FIRE PROTECTION

Removal of Cooling Towers & Condenser Water Pumps

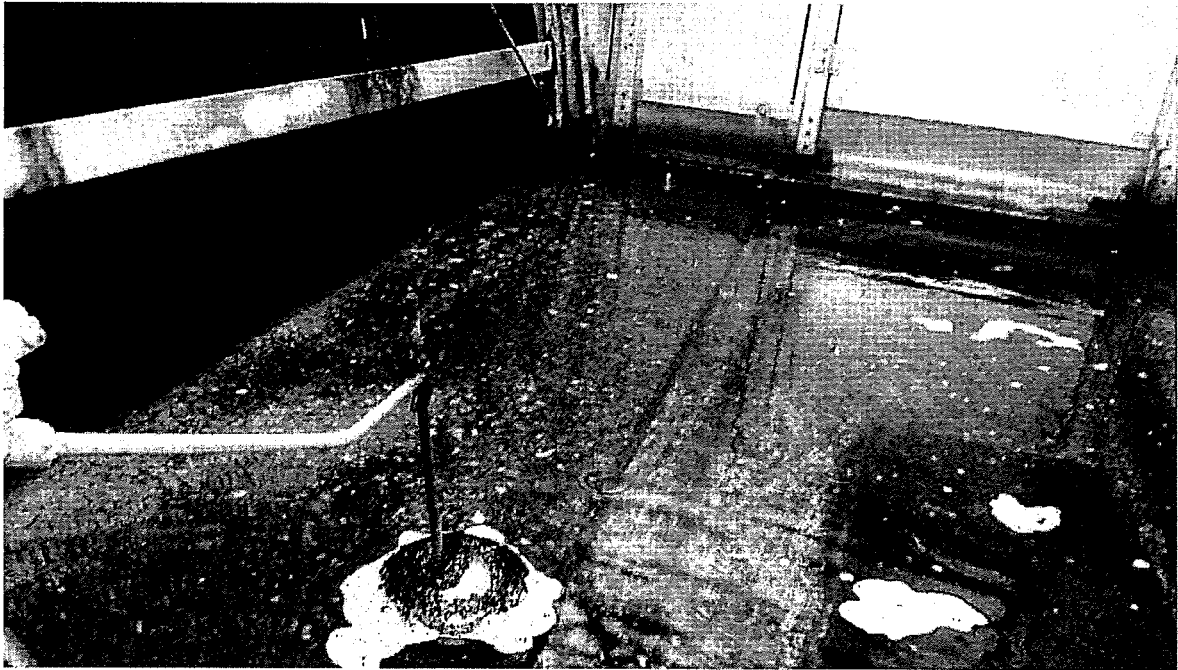
Pre-Design Estimate November 2014

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
1	Demo fill, drift eliminators, and damaged steel supports (per tower)	3.0	EA	\$ 1,200	\$ 3,600
2	Clean basin interior (per tower)	3.0	EA	\$ 1,800	\$ 5,400
3	Replace fill, drift eliminators and associated supports (per tower)	3.0	EA	\$ 11,200	\$ 33,600
4	Repair sidewalls (per tower)	3.0	EA	\$ 900	\$ 2,700
5	Replace 8" condenser water check valve (flanged)	2.0	EA	\$ 3,150	\$ 6,300
6	Rebuild condenser water pump CWP-2 (25 HP)	1.0	LS	\$ 1,600	\$ 1,600
7	Test and Balance tower & pump	1.0	LS	\$ 750	\$ 750
8					
9					
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11					
12					
13					
14					
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17					
18					
19					
20					
21					
<b>A.</b>	<b>SUBTOTAL CONSTRUCTION COST</b>				<b>\$ 53,950</b>
<b>B.</b>	Contingency	10.0%		of Line A	<b>\$ 5,395</b>
<b>C.</b>	General Conditions, project management	10.0%		of Line A+B	<b>\$ 5,935</b>
<b>D.</b>	Tax (Tucson)	5.92%		of Line A+B+C	<b>\$ 3,861</b>
<b>E.</b>	Insurance	1.0%		of Line A+B+C+D	<b>\$ 691</b>
<b>F.</b>	<b>SUBTOTAL CONSTRUCTION COST INCLUDING MARK-UPS</b>				<b>\$ 69,832</b>
<b>G.</b>	Bond	1.25%		of Line F	<b>\$ 873</b>
<b>H.</b>	<b>TOTAL CONSTRUCTION COST ESTIMATE</b>				<b>\$ 70,705</b>

This estimate represents the engineer's opinion of a rough order of magnitude of construction costs and shall not be construed as being related to the actual cost of construction in any way. The Engineer has no control over market conditions, costs or availability of labor, bidding procedures, contractor's bids, etc. This estimate does not constitute a guarantee that actual costs will not exceed estimated costs.

## HVAC Equipment Assessment: Ironwood Ridge High School

## **APPENDIX 2: PHOTOS OF EXISTING CONDITIONS**

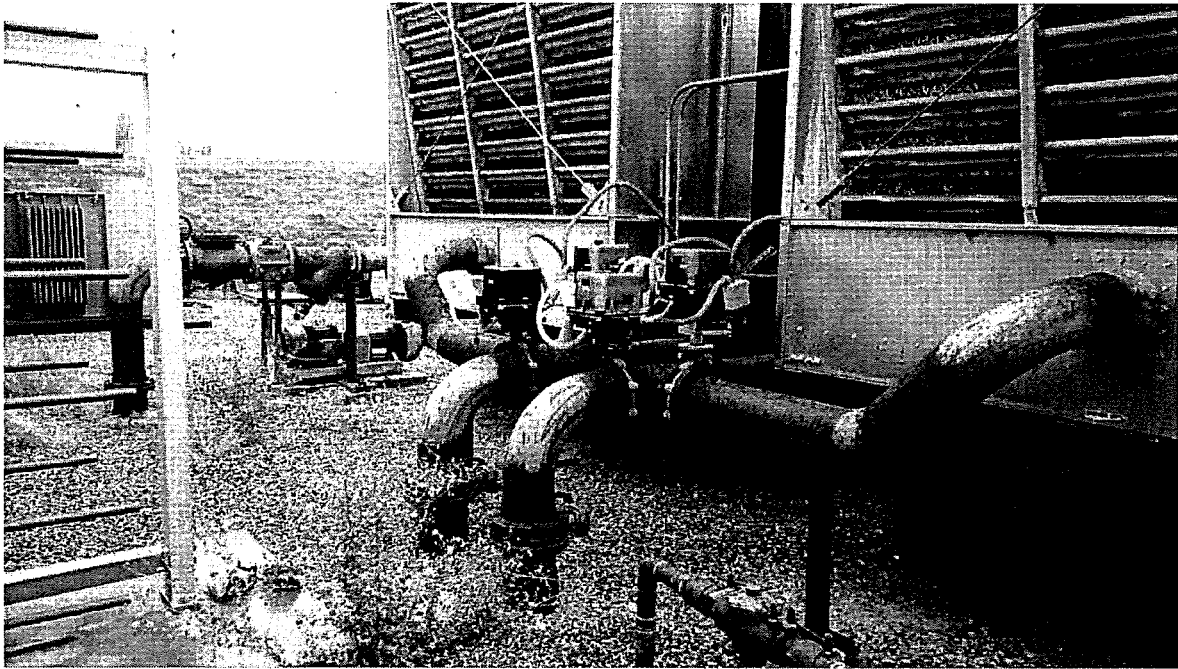


Interior of Cooling Tower: Cold Water Basin

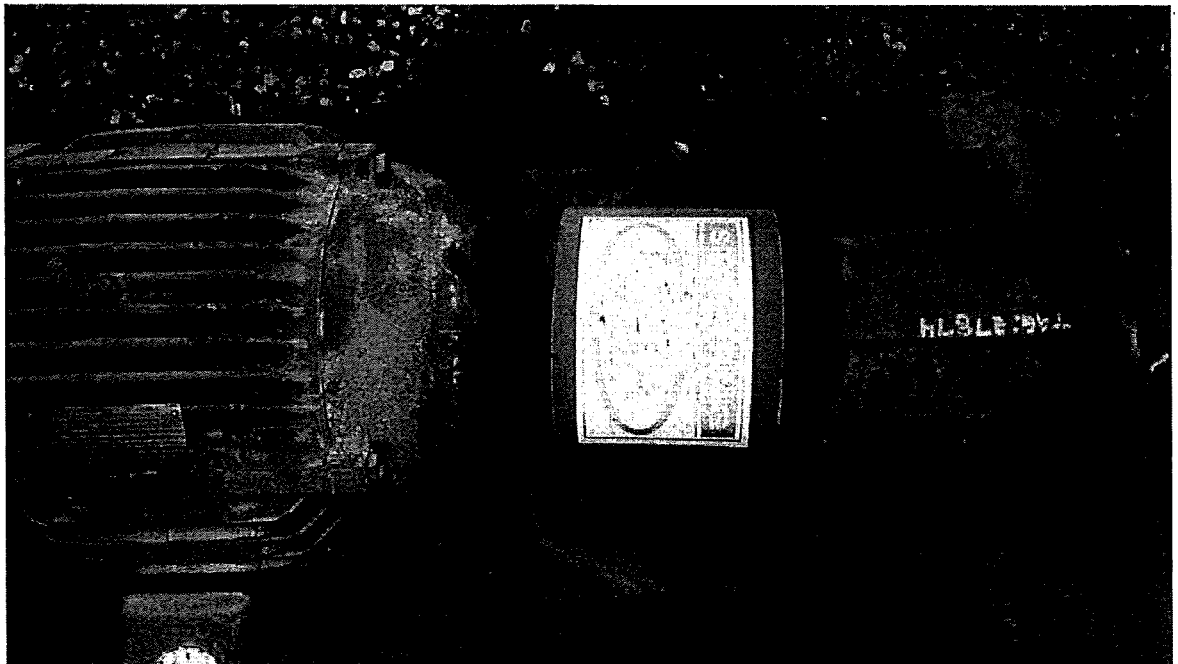


Cooling Towers

### **HVAC Equipment Assessment: Ironwood Ridge High School**



Cooling Towers, Piping and One Condenser Water Pump in Background

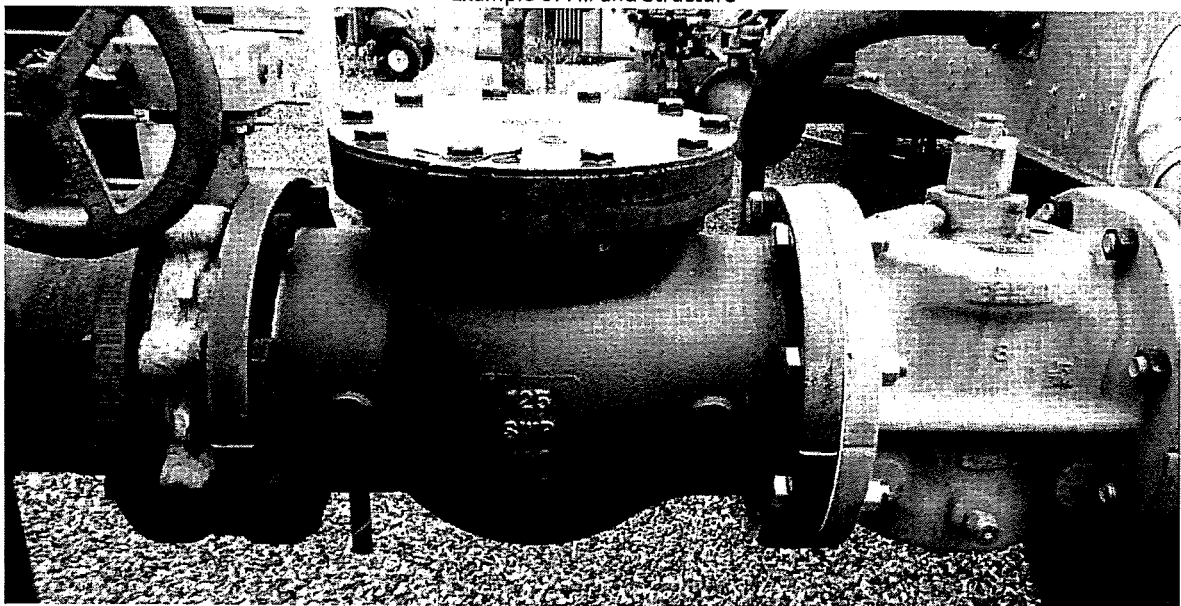


Leaking Condenser Water Pump

### HVAC Equipment Assessment: Ironwood Ridge High School



Example of Fill and Structure



Typical 8" Check Valve on Condenser Water Pump Discharge

## HVAC Equipment Assessment: Ironwood Ridge High School



**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Bullhead City Elementary**  
BRG Project Number: **080415105-1006-021BRG**  
Project Description: **Repair kitchen hood electrical**  
Architect of Record: **n/a**  
Contractor: **Connella Electric (928-768-3532)**  
Board Approval: **6/3/2015**

Mohave County

	<b>School Facilities Board Action Approved as recommended by Staff</b>	<b>Staff Rec. or Approved</b>
<b>Base Cost</b>		<b>\$ 4,200</b>
Contingency ①		<b>\$ 500</b>
Architecture / Engineering (A&E) Fees		\$ -
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ -</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 4,700</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 4,700</b>
<b>Total Project Cost:</b>		<b>\$ 4,700</b>

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 4/28/2015 5:20:04 PM

**Application ID:** 2005

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Bullhead City Elementary District  
**Superintendent:** Riley Frie  
**Contact Person:** John Wawrzynek  
**Contact Phone Number:** 9284447529  
**Contact Email:** jwawrzynek@bullheadschoools.com  
**School Site:** Desert Valley Elementary  
**Buildings:** 1006 A6000

**Application Title:** fire suppression ansul system

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

during recent inspection the fire suppression system failed the fire marshal has given us a timeline to complete the repairs. see attached report.

**Project Category:** Special Systems

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

N/A

**Liaison:** Breuer

gbreuer@azsfb.gov

602-542-6139

\_\_\_\_\_  
Superintendent Printed Name

\_\_\_\_\_  
Superintendent Signature

\_\_\_\_\_  
Date

# Bullhead City Fire Department

"Committed to Our Community"

1230 HIGHWAY 95 • BULLHEAD CITY, AZ 86429 • 928-754-2001

March 12, 2015

Colorado River Union High School District  
5221 Hwy 95 Suite 5  
Fort Mohave, AZ 86426

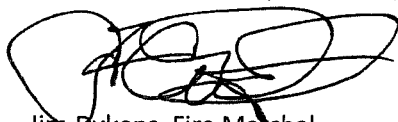
Dear Riley Frei,

I am writing this letter at the request of David Kennon, Assessment Specialist, at the School Facilities Board for the State of Arizona. This is referencing the Mohave High School Cafeteria located at 2251 Hwy 95. We met today to discuss the following two issues.

1. The fire suppression system beneath the hood where the stove is located does not meet the requirements for cooking. The hood must be a Type 1 hood with a UL-300 Wet Chemical Suppression System. Until this system is installed, there can be no cooking of any foods that produce any form of grease laden vapors. This is in violation of the 2006 International Fire Code. This issue must be corrected as soon as possible. This is a violation that has been present for some time.
2. The fire doors that divide the cooking area from the cafeteria are red tagged and have been so for some time. These doors must be repaired and placed back in service where they may provide the designed fire protection required for the students. In accordance with the 2006 International Fire Code, these doors must be operational, serviced, and tested on an annual basis. These doors must be repaired as soon as possible.

These issues must be addressed in a very timely manner. If you have any questions, please contact me at 928-754-2001 ext 4222.

Yours for better fire prevention,



Jim Dykens, Fire Marshal  
Bullhead City Fire Department

Cc: David Kennon

**CONNELLA ELECTRIC , INC.**

5147 Huntington Rd  
Bullhead City AZ 86426  
(928) 768-3532 Office  
(928) 768-3557 Fax

CONTRACTORS LICENSE NO.  
ARIZONA CR11 #137123  
NEVADA #42405

**Proposal**

Bullhead City Elementary School District	John (928) 444-7529	May 26, 2015
1004 Hancock Rd	jwawrzynek@bullheadschoools.com	
Bullhead City	AZ 86442	Desert Valley Elementary

Connella Electric to supply and install:

Rewire existing water suppression system to new ansul system. Quote is based upon existing fire marshal requirements. Any additional requirements will be billed on a time and material basis.

Price: Not to exceed \$4,200.00

**PLUS TAX IF APPLICABLE****We propose**

hereby to furnish material and labor, complete in accordance with above specifications, for the sum of  
Four thousand, two hundred and 00/100.....( \$4,200.00 )

Payment to be made as follows:

Upon Completion.

18 % PER ANNUM FOR INVOICES OVER 30 DAYS

Darryl Connella, President: \_\_\_\_\_

Note: This proposal may be withdrawn if not accepted within 30 days

**Acceptance of Proposal**

The above prices, specifications and conditions are satisfactory  
and are hereby accepted. You are authorized to do the work as  
specified. Payment will be made as stated above.

Date of acceptance \_\_\_\_\_ Signature \_\_\_\_\_

**PRELIMINARY TWENTY DAY NOTICE OF MECHANIC'S LIEN**

"IN ACCORDANCE WITH ARIZONA REVISED STATUTES SECTION 33-992.01, THIS IS NOT A LIEN, THIS IS NOT A REFLECTION ON THE

INTEGRITY OF ANY CONTRACTOR OR SUBCONTRACTOR.

**NOTICE TO PROPERTY OWNER**

IF BILLS ARE NOT PAID IN FULL FOR THE LABOR, MATERIALS, MACHINERY, FIXTURES OR TOOLS FURNISHED OR TO BE FURNISHED, A MECHANICS  
LIEN LEADING TO THE LOSS, THROUGH COURT FORECLOSURE PROCEEDINGS, OF ALL OR PART OF YOUR PROPERTY BEING IMPROVED MAY BE  
PLACED AGAINST YOUR PROPERTY. YOU MAY WISH TO PROTECT YOURSELF AGAINST THIS CONSEQUENCE BY EITHER:

1. REQUIRING YOUR CONTRACTOR TO FURNISH A RELEASE SIGNED BY THE PERSON OR FIRM GIVING YOU THIS NOTICE  
BEFORE YOU MAKE PAYMENT TO YOUR CONTRACTOR.
2. USING ANY OTHER METHOD OR DEVICE WHICH IS APPROPRIATE UNDER THE CIRCUMSTANCES.

INITIAL \_\_\_\_\_

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**

Detail of Additional Cost and Contingency

☒ Building Renewal Grant Fund

District: **Casa Grande Elementary**  
BRG Project Number: **110404101-9999-022BRG**  
Project Description: **Replace intercom system**  
Architect of Record: **n/a**  
Contractor: **FSEC (602-564-7770)**

Pinal County

Board approval 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 7,023</b>
Contingency ①		<b>\$ 977</b>
Architecture / Engineering (A&E) Fees		\$ -
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ -</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 8,000</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 8,000</b>
<b>Total Project Cost:</b>		<b>\$ 8,000</b>

① Contingency shall only be used with SFB staff approval.

**School Facilities Board**  
**SFB BR 900-08**

**BUILDING RENEWAL GRANT**  
**Project Application Form**

**Building Renewal Grant Application**

**Initial Submission Date:** 5/18/2015 11:10:37 AM

**Application ID:** 2022

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Casa Grande Elementary District

**Superintendent:** Frank Davidson Ed,D.

**Contact Person:** Dennis York

**Contact Phone Number:** (520) 876-3204

**Contact Email:** dennis.york@cgelem.k12.az.us

**School Site:** Cottonwood Elementary School

**Buildings:** 9999 School Wide

**Application Title:** Cottonwood Intercom Replacement

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Intercom system at Cottonwood Elementary School is failing. Attempts to repair the system have been unsuccessful and replacement has been recommended by Fire Security Electronics. The total cost proposed for replacement is \$7,022.94 and include a 2-year warranty on materials and workmanship.

We have attached all of the relevant documentation related to this project.

**Project Category:** Special Systems

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project	\$0.00
--	--------

Please outline any associated insurance coverage.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

## Building Renewal Grant Application

Superintendent Printed Name Frank Davidson

Frank Davidson  
Superintendent Signature

5/18/15  
Date

# **FSEC** Fire Security Electronics & Communications, Inc.

17621 N. 25th Avenue, Phoenix, AZ 85023. Phone : 602-564-7770 1-800-238-3732 Fax: 602-564-7770  
2015 W. Ruthrauff Rd. Suite # 143, Tucson, AZ 85705. Phone (520)-505-4171 FAX (520)-989-0438  
Web Site : [www.fsec.net](http://www.fsec.net) e-mail ; [sales@fsec.net](mailto:sales@fsec.net) Licenses ROC086767 L-67 ROC272085 L-16

April 7, 2015

Mr. Dennis York - Director of Purchasing  
Casa Grande Elementary School District #4  
220 W. Kortsen Rd.  
Casa Grande, AZ. 85122

Re: Cottonwood Elem. Intercom System

Dear Mr. York,

As a follow-up on the ongoing repair of the intercom system at Cottonwood Elementary School, please see below our breakdown of what we have done so far:

2/5/15 (11:10AM) - We received an email from Jason Foye saying "the Master Control Console is no longer functioning - the display is dead" on the Telecor I/C system at Cottonwood Elem.. Could we please provide a price for a new console and a Time and Material quote for a technician to troubleshoot the system.

2/6/15 (9:15AM) - I received a phone call from Dennis York discussing the Intercom at Cottonwood Elem. and asking if we had the pricing put together yet .

2/6/15 (12:54PM) - I sent Dennis York a COF (Customer Order Form) with price on new MCC-300 and hourly rate for technician. Told him we could be onsite first thing Monday (2/9/15), if we received COF back quickly.

2/6/15 (2:23PM) - We received signed COF from Dennis York with request for technician on Monday 2/9/15.

2/9/15 - Technician (Norm Nye) made trip to meet Jason Foye at Cottonwood Elem. and took a test MCC-300 for troubleshooting purposes. He found that the problem was not the MCC-300 but actually the Power Supply. He replaced the Power Supply (PSU-2) and found power on the display, but no data. He moved the console card over one slot in card cage and tested system - *everything working at this time.*

2/12/15 - We received call from Jason saying there were some rooms not working at Cottonwood Elem.

2/13/15 - We sent our technician (Norm Nye) to meet Jason and to troubleshoot - he did an "All-Page" and asked teachers to send an email to office if they could hear the page. We went to all rooms who did not respond and asked if they received the page - only three (3) locations did not work, as well as four (4) outside speakers. Norm moved the three (3) non-working rooms to new ports and found the four (4)



# **FSEC** Fire Security Electronics & Communications, Inc.

17621 N. 25th Avenue, Phoenix, AZ 85023. Phone : 602-564-7770 1-800-238-3732 Fax: 602-564-7770  
2015 W. Ruthrauff Rd. Suite # 143, Tucson, AZ 85705. Phone (520)-505-4171 FAX (520)-989-0438  
Web Site : [www.fsec.net](http://www.fsec.net) e-mail; [sales@fsec.net](mailto:sales@fsec.net) Licenses ROC086767 L-67 ROC272085 L-16

outside speakers were not connected to the system. *He tested system and all rooms are working at this time.*

2/16/15 - We received a call from Jason Foye saying that some rooms at Cottonwood Elem. were not working. Norm Nye met Jason at school and moved cards in card cage over one slot and tested. *All rooms working at this time.*

2/19/15 - We received a call from Jason Foye that classrooms not working. Norm met Jason onsite and found an Amphenol connector had popped off. Reconnected and secured. Tested system. *All rooms working at this time.*

3/10/15 (1:52PM) - Norm received an email from Jason Foye saying there were still issues with the intercom at Cottonwood Elem. Norm walked Jason through some troubleshooting over the phone to save on a service call.

3/12/15 (9:25AM) - Norm received email from Jason on what he had found. It was agreed that it most likely was the 250- Watt Power Amplifier or the ABU card.

3/16/15 (8:41AM) - Norm received email from Jason asking for him to return for another service call to try and resolve the issue.

3/23/15 - Norm met Jason at Cottonwood Elem. school - he tested 250 W Power Amplifier and it was working normally. Norm called Telecor and explained everything that had been done to this point and they said that it was more than likely the ABU card. We expedited an ABU card from the factory.

3/26/15 - I met Jason at Cottonwood Elem school and we installed a new ABU card. It did NOT fix the problem. In talking to Jason and asking him if there had been any lightning strikes or power surges at this site, he indicated they did have a power surge that took out the entire phone switch about a month before. Again, Telecor was called and they indicated that the backplane had been damaged somehow - most likely from a power surge. They recommend we replace the entire card cage.

4/1/15 - I delivered a proposal (ES7818T) to Dennis York for the replacement of the card cage at Cottonwood Elem.

I trust this is what you are looking for. Please let me know if we can be of further assistance.

Sincerely,

Mark E. Smale - Branch Manager  
Fire Security Electronics., Tucson, AZ.



## Fire Security Electronics & Communications, Inc.

17621 North 25th. Avenue • Phoenix, Arizona 85023 • Phone (602) 564-7770 • FAX (602) 564-7776  
2015 W. Ruthrauff Rd. Suite 143 • Tucson, Arizona 85705 • Phone (520) 505-4171 • FAX (520) 989-0438  
www.fsec.net • email: sales@fsec.net • ROC# 086767 CR-67, 272085 C-16

**Proposal**  
**May 5, 2015**

### Intercom System Repair for Cottonwood Elementary School

**ES#7818T-SFB**

To:

Casa Grande Elementary School District  
220 W. Kortsen Rd.  
Casa Grande, AZ 85122  
ATTN: Dennis York  
FAX/E-Mail: [dennis.york@cgelem.k12.az.us](mailto:dennis.york@cgelem.k12.az.us)

FIRE SECURITY ELECTRONICS & COMMUNICATIONS INC. hereby proposes to supply and install a control unit and control console to repair the intercom system at Cottonwood Elementary School located at 1667 North Kadota Avenue, Casa Grande, Arizona 85122.

This is a service proposal using equipment manufactured by Telecor and includes one XL Basic system control card cage w/ 1 ABU-3A-MB Audio Buffer Unit Channel A Model B, 1 ATP-AX2-1 Audio Termination Panel, 1 ATP-B Audio Termination Panel, 1 CCP-300-MA XL Console Port for MCC-300, 1 CCU-XL Card Cage Unit, 1 CPU-3-XL-MA Central Processor Unit, and 1 PSU-2 Power Supply, 3 IOP-4 Intercom Station Cards, one C2 Wall Mount Surge Suppressor, and 1 MCC-300 Control Console.

**Proposed System Price: \$6,684.93**

**MRRA Sales Tax: \$338.01**

**Total Proposal Price: \$7,022.94**

### Scope of Work

#### Included:

- 1 Supply and install new Telecor XL-Basic card cage assembly and three new IOP-4 intercom station cards.
- 2 Supply and install one new Telecor MCC-300 control console unit.
- 3 System programming & testing.
- 4 O&M Manuals & End User O&M Training.

#### Not Included:

- 1 Repair or replacement of any additional equipment not specifically listed in this proposal.

#### Special Conditions:

- 1 Redundant site trips; FSEC is dependent upon the client of scheduling. If we are called to the jobsite to provide our contracted services and the conditions will not allow us to proceed because of circumstances beyond our control, we will charge out the unproductive time plus round trip travel time from our facility at our regular service rate of \$95.00 per hour.

### SEE THE ATTACHED TERMS AND CONDITIONS

Do not accept this proposal without reading all the attached pages

Proposed By: Mark Smale Date: 05/05/2015  
*Fire Security Electronics & Communications, Inc.*

Accepted By: Signature Date: \_\_\_\_\_

### TERMS & CONDITIONS

1. VENUE It is mutually agreed that regardless of where executed, this Agreement shall be conclusively deemed to have been executed under and pursuant to the laws of the State of Arizona and that the laws of said state, and only said state, shall be applied hereunder, and that any causes of action between the parties hereto shall only have jurisdiction and venue in the courts of the State of Arizona.
2. MODIFICATION No charge or modification of this Agreement, or any provision thereof, shall be binding upon parties hereto, unless it shall be in writing and signed by the party sought to be charged hereunder.
3. SUBSEQUENT LEGAL PROCEEDINGS In the event that an action is brought to enforce any part of this Agreement, the prevailing party shall be entitled to recover all reasonable expenses, including reasonable attorney's fee, costs and any other relief to which the prevailing party is otherwise entitled, whether or not suit is instituted.
4. BINDING EFFECT This Agreement is entered into freely and voluntarily between the parties, and it shall be binding upon and inure to the benefit of the parties hereto, as well as their respective heirs, personal representatives, successors and assigns.
5. ENTIRE AGREEMENT This Agreement constitutes the entire agreement between the parties hereto and supersedes all prior and contemporaneous negotiations, understandings, agreements, inducements and conditions of any nature whatsoever with respect to the subject matter hereof.
6. PROVISIONS SEVERABLE If any provision of this Agreement shall be or shall become illegal or unenforceable, in whole or in part, for any reason, the remaining provisions hereof shall never the less be deemed valid, binding and subsisting.
7. INDULGENCES NOT WAIVERS No indulgences extended by either party hereto to the other party shall be construed as a waiver of any breach on the part of such other party, nor shall any waiver of one breach be construed as a waiver of any rights or remedies with respect to any subsequent breach.
8. COUNTERPARTS This Agreement may be executed in one or more counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument.
9. All invoices are due and payable upon presentation and past due 30 days thereafter.
10. All past due invoices **WILL BE CHARGED** a 2 percent per month finance charge on the outstanding balance.
11. Any account over 60 days will be subject to credit hold and work shall cease until the outstanding balance has been paid.
12. All equipment shall be ordered upon receipt of approved submittals.
13. Equipment will be invoiced upon receipt and shall be stored in our warehouse until required on site. Should delivery to site be required for payment, notification within 24 hours of receipt of our invoice shall be given. If on site storage is required for payment, the CONTRACTOR shall provide secure storage at no cost to F.S.E.C. and the CONTRACTOR assumes all liability for the safe storage of all equipment until required for installation. If notification is not given within 24 hours to F.S.E.C. then the contractor has agreed that the materials may be stored in our warehouse and that payment will be made in accordance with the above.
14. Should terms 12 & 13 above be unacceptable, then the Contractor shall notify F.S.E.C. in writing together with the required delivery dates for the equipment to be on site. Upon receipt of approved submittals, we shall order the equipment for delivery as requested. Any increase in price due to the delayed delivery or any special freight charges due to expedited delivery shall be addition to contract and shall be charged to the Contractor.
15. A construction schedule, a full set of electrical drawings and a complete set of specifications including all addendums shall be supplied to F.S.E.C. by the Contractor within 14 days from placing of order. The schedule shall show the estimated delivery requirements of all special back boxes to the Contractor, the estimated date that F.S.E.C. is required on site and the completion date.
16. The Contractor shall give F.S.E.C. a minimum of 14 days notice after total completion of his work to commence on site. F.S.E.C. shall need a minimum of 30 days to complete our work from that date.
17. After F.S.E.C. has tested the system(s) to its satisfaction, F.S.E.C. shall call for inspection by the authority having jurisdiction.
18. F.S.E.C. reserves the right to stop work on all projects with this Contractor should any invoices become past due.
19. All bids by F.S.E.C. are based on a single visit to install, trim, test and inspect unless specifically detailed otherwise. Should the Contractor require multiple visits, additional charges shall apply.
20. All bids are based on work being carried out during normal working hours. Overtime that is worked due to Contractor request will be chargeable at our standard overtime rates.
21. Should the Contractor call for F.S.E.C. to commence work before the Contractor is complete, the Contractor agrees to pay F.S.E.C. for non-productive time at our standard service hourly rate.
22. The Contractor shall install the system(s) in accordance with the drawings supplied by F.S.E.C. using the materials detailed by F.S.E.C. The Contractor agrees to replace or reinstall any or all items found by F.S.E.C. to be in violation of any applicable Federal, State, Local or National Codes and/or F.S.E.C. approved drawings.
23. The prices and terms on this quotation are not subject to verbal changes or other agreements unless approved in writing by the home office of the seller. All quotations and agreements are contingent upon Strikes, Accidents, Fires, Availability of materials and all other causes beyond our control.
24. Typographical and stenographic errors subject to correction.

25. Purchaser agrees to accept either overage or shortage not in excess of 10 percent to be charged pro rata.
26. Purchaser assumes liability for patent and copyright infringement when goods are made to purchaser's specifications. When quotation specifies material to be furnished by the purchaser, ample allowance must be made for reasonable spoilage and material must be of suitable quality to facilitate efficient production.
27. Conditions not specifically stated herein shall be governed by established trade customs.
28. **TERMS INCONSISTENT WITH THOSE STATED HEREIN THAT MAY APPEAR ON PURCHASER'S ORDER WILL NOT BE BINDING ON SELLER.**
29. Should a contract be canceled for any reason, then a charge shall be made, including but not limited to, all work and expenses incurred to the date of cancellation. Full profit and overhead estimated for the project and a 25 percent restocking charge for all equipment ordered and/or received by F.S.E.C. for the project at F.S.E.C. selling price.
30. Fire Security Electronics & Communications, Inc. employs a notification service to fulfill the requirements of ARIZONA REVISED STATUTES 33.992.01. This is strictly a vehicle to protect yours and Fire Security Electronics & Communications, Inc. rights and is not a reflection on anyone's ability to pay.
31. Fire Security Electronics & Communications, Inc. shall invoice any materials, labor, supervision or engineering that it has expended, as work progresses. All such invoices are due upon presentation and PAST DUE 30 days from date of invoice.
32. Fire Security Electronics & Communications, Inc. will not carry out any additional work without a written change order. F.S.E.C. will prepare any change order documents and submit them to the Contractor for approval and acceptance. All change orders will be subject to the existing contract terms and conditions.
33. Fire Security Electronics & Communications does not accept back charges for any reason whatsoever unless they are brought to the attention and agreed upon in writing by our installation manager at the time of the occurrence.
34. **WARRANTY SERVICE SHALL BE PROVIDED DURING NORMAL WORKING HOURS FOR A PERIOD OF TWO (2) YEARS AFTER ACCEPTANCE OR FIRST BENEFICIAL USE, WHICHEVER COMES FIRST. THIS WARRANTY DOES NOT EXTEND TO ANY EQUIPMENT, WHICH HAS BEEN SUBJECT TO MISUSE, NEGLIGENCE, ACCIDENT, UNAUTHORIZED REPAIR OR ALTERATIONS. IT DOES NOT COVER USER MAINTENANCE AND ADJUSTMENTS.**
35. On-Call Emergency Service will be provided twenty-four (24) hours a day.
36. PERMIT FEES are NOT included in the job contract, UNLESS they are specified as being included in the proposal document.
37. All materials shall remain the sole property of F.S.E.C. until paid for in full. Should it become necessary for F.S.E.C. to reclaim any materials that have NOT been paid for, F.S.E.C. may collect from the Contractor a lease amount equal to 1/12th of the total value of such materials for each month the equipment was in service.
37. **FSEC does not accept any liquidated damages on any project for any reason whatsoever; as FSEC does not have any control as to the progress of other contractors and subcontractors who affect our ability to complete our work on time.**

Proposed By: \_\_\_\_\_ Date: 05/05/2015  
*Mark Smale Fire Security Electronics & Communications, Inc.*

Accepted By: \_\_\_\_\_ Date: \_\_\_\_\_  
*Signature*

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Casa Grande Elementary**  
BRG Project Number: **110404101-9999-023BRG**  
Project Description: **Repair perimeter fence**  
Architect of Record: **n/a**  
Contractor: **Biddle & Brown Fence Co. (602-456-8999)**

Pinal County

Board approval 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 13,799</b>
Contingency ①		<b>\$ 701</b>
Architecture / Engineering (A&E) Fees		\$ -
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ -</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 14,500</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 14,500</b>
<b>Total Project Cost:</b>		<b>\$ 14,500</b>

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:**

**Application ID:** 1957

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Casa Grande Elementary District

**Superintendent:** Frank Davidson

**Contact Person:** Frank Corder

**Contact Phone Number:** 520-836-4782

**Contact Email:** frank.corder@cgelem.k12.az.us

**School Site:** Cottonwood Elementary School

**Buildings:** 9999 School Wide

**Application Title:** Cottonwood Perimeter Fence Repair

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

On February 5th of this year we received notification that the chain link fence at Cottonwood Elementary had fallen over in several locations along Kadota and at the inter-section of Kadota and E. O'Neil Drive. Upon review, the vertical posts appear to be rusted out and/or are no longer supported by the concrete. I had maintenance staff drive "barbed wire" type steel fence posts to temporarily support the fence. Again yesterday we had to install additional support for another area of fencing along O'Neil.

Biddle and Brown's Fencing reviewed the conditions of the entire perimeter fencing. Our review identified numerous fence posts that had rusted along with minor damaged fencing fabric. Utilizing IGPA contract #13-116 for pricing, their submitted cost is \$13,768.41

**Project Category:** General Renovations

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project	\$0.00
--	--------

Please outline any associated insurance coverage.

## Building Renewal Grant Application

Liaison: Cruse

pcruse@azsfb.gov

602-364-1193

Frank Davidson  
Superintendent Printed Name

Frank Davidson  
Superintendent Signature

3/30/15  
Date



**BIDDLE & BROWN**  
FENCE COMPANY

# AGREEMENT

895 W. ELWOOD ST.  
PHOENIX, AZ. 85041  
OFF.: (602) 456-8999  
FAX: (602) 396-1077  
CELL: (602) 501-9381

CUSTOMER <b>CASA GRANDE ELEM. DIST</b>		ATTN: <b>FRANK</b>	
BILLING ADDRESS			
CITY		STATE	ZIP
PHONE	FAX	MOBILE <b>520-251-1857</b>	

DATE <b>3/25/2015</b>		
JOB NAME <b>COTTONWOOD ELEMENTARY</b>		
DELIVERY SITE OR JOB ADDRESS <b>1667 N. KADOTA AV</b>		
CITY <b>CASA GRANDE</b>	STATE	ZIP

**BIDDLE & BROWN FENCE AGREES TO PROVIDE THE FOLLOWING:**

**LABOR AND MATERIALS TO REMOVE AND REPLACE DAMAGED POSTS, CHAINLINK FABRIC AND TOP RAIL AS REQUIRED FROM SITE INSPECTION AND AS FOLLOWS:**

**APPROXIMATELY 200LF OF 5' CHAINLINK**

**50ea 1 7/8 SS40 POSTS**

**55ea 1 7/8 EYETOP TO REPLACE THE ONES THAT ARE BROKEN**

**2ea 2 3/8 SS40 POSTS**

**1ea 2 7/8 SS40 POST**

**3ea 1 3/8 X 21 TOP RAILS**

**MISC FITTINGS**

**NEW CHAINLINK FABRIC WILL NOT MATCH THE EXISTING EXACTLY  
THE FENCE ALONG THE WESTS SIDE ALLEY IS BURIED UP TO 6" BELOW GRADE**

**ADDENDA NOTED: 0**

**EXCLUSIONS:**

**FOR PAYMENT AS FOLLOWS:**

TERMS:	<input type="checkbox"/> BALANCE UPON COMPLETION	NET SUM	<b>\$12,901.14</b>
	<input type="checkbox"/> DEPOSIT	SALES TAX	<b>\$897.27</b>
	<input checked="" type="checkbox"/> OTHER <u>1GPA #13-116</u>	BUILDING PERMIT	<b>NONE</b>
		TOTAL	<b>\$13,798.41</b>

ACCEPTANCE: This agreement when signed by the customer(s) and BIDDLE & BROWN FENCE CO. becomes a contract between the two parties and is not subject to cancellation. The customer(s) agree(s) to furnish and be responsible for fence lines (location of fence) and grades. This contract does not include any grading, surveying, or the removal any fence or plants unless specified in writing above. Upon default in payment according to the terms and conditions stated above, the entire balance is immediately due and payable with interest at 1 1/2 % per month, 18% per annum, from the date of default until paid. In the event it becomes necessary to employ an attorney or collection agency to collect this amount, or any part thereof, it is agreed by and between the parties that the customer(s) shall be liable for attorney's fees or collection costs plus any court costs if incurred. It is further agreed by and between the parties hereto that title to the property herein contracted for including any and all equipment and materials supplied or delivered to the job site and installed or affixed thereto shall remain in BIDDLE & BROWN FENCE CO., the seller, until such time as the contract is fully performed and all amounts are paid. It is further agreed that BIDDLE & BROWN FENCE CO. shall have the right to perfect any mechanical or materialmans liens and provided by Arizona law which they may deem necessary in order to protect their interest herein and upon breach of this contract by the customer(s), seller has the right to retake the property and enter buyers' premises in order to effectuate any right referred to herein. PLEASE NOTE: BIDDLE & BROWN FENCE CO. is not responsible for breakage of underground sprinkler or other lines not accessible to blue staking or the true location of property lines.

**SELLER: BIDDLE & BROWN FENCE**  
**EMAIL - courtney@b-bfence.com**

**I HAVE READ AND AGREE TO THE PROVISIONS AS STATED IN THIS AGREEMENT**

BBF JOB NO.	DATE
SIGNATURE	(MOB) 602-501-9381
PRINTED NAME <b>COURTNEY FORSGREN</b>	TITLE <b>PROJ. MGR.</b>

CUSTOMER'S SIGNATURE	
PRINTED NAME	TITLE
CUSTOMER'S P.O.	DATE





**BIDDLE & BROWN**  
FENCE COMPANY

CASA GRANDE SCHOOL DISTRICT  
COTTONWOOD ELEMENTARY REPAIRS

1GPA # 13-116

QUAN	ITEM #	ITEM	MEASURE	DESCRIPTION	COST	TOTAL
63	1000	1 3/8"	PER FOOT PRICE	CHAIN LINK FRAMEWORK - SS20, GALV	1.14	\$71.82
350	1011	1 7/8"	PER FOOT PRICE	CHAIN LINK FRAMEWORK - SS40, GALV	2.38	\$833.00
14	1012	2 3/8"	PER FOOT PRICE	CHAIN LINK FRAMEWORK - SS40, GALV	2.94	\$41.16
7	1013	2 7/8"	PER FOOT PRICE	CHAIN LINK FRAMEWORK - SS40, GALV	5.18	\$36.26
200	2003	2" MESH X 11 GA. X 60"	PER FOOT PRICE	CHAIN LINK FABRIC	2.24	\$448.00
55	4521	PRESSED STEEL GALV. LOOP CAPS, 1 7/8" X 1 5/8"	EACH	CHAIN LINK LOOP CAPS	2.38	\$130.90
2000	4590	11 GA. TIE WIRES	EACH	WIRE TIES	0.06	\$120.00
50	10001	CONCRETE FOOTINGS	8" X 24"	CONCRETE	10.00	\$500.00
200	12000	CHAINLINK FENCE REMOVAL EXCLUDING POSTS	PER FT	REMOVAL OF FENCING MATERIAL	3.00	\$600.00
110	12004	LABOR PER CREW HOUR / 2 MAN CREW		HOURLY RATES	92.00	\$10,120.00
				SUB-TOTAL		\$12,901.14
				BOND @ 2% OF TOTAL		
				SALES TAX	6.955	\$897.27
				GRAND TOTAL		\$13,798.41

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Colorado River Union**  
BRG Project Number: **080502002-1002-024BRG**  
Project Description: **Replace kitchen hood**  
Architect of Record: **n/a**  
Contractor: **Cintas (888-649-2148)**

Mohave County

Board approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 9,293</b>
Contingency ①		<b>\$ 2,000</b>
Architecture / Engineering (A&E)		\$ -
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ -</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 11,293</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 11,293</b>
<b>Total Project Cost:</b>		<b>\$ 11,293</b>

① Contingency shall only be used with SFB staff approval

**Building Renewal Grant Application**

**Initial Submission Date:** 3/21/2015 6:58:26 PM

**Application ID:** 1949

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Colorado River Union High School District

**Superintendent:** Riley Frie

**Contact Person:** John Wawrzynek

**Contact Phone Number:** 9284447529

**Contact Email:** jwawrzynek@bullheadschoools.com

**School Site:** River Valley High School

**Buildings:** 1002 Cafeteria

**Application Title:** Hood Suppresion

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Hood suppression has been tagged non-compliance. as per the fire code. Needs to be brought up to code.

**Project Category:** Special Systems

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

N/A

**Liaison:** Breuer

gbreuer@azsfb.gov

602-542-6139

\_\_\_\_\_  
Superintendent Printed Name

\_\_\_\_\_  
Superintendent Signature

\_\_\_\_\_  
Date



TO: River Valley High School  
2200 Laguna Rd  
Mohave Valley AZ 86440  
EMAIL: [jwawrzynek@bullheadschoools.com](mailto:jwawrzynek@bullheadschoools.com)  
ATTN: John Wawrzynek  
PHONE: 928-788-1503

Thursday, April 02, 2015

Re: Kitchen Fire System Install/UL300 upgrade

The labor to perform the install is based on performing the work during normal business hours of 7am - 4pm Monday through Friday, additional labor rates will apply if repair completed outside normal business hours and are not included in this work order. The total price does not include tax.

**Scope Of Work:**

- 1) Install (1) UL300 approved Amerex 3.75 Gallon kitchen fire suppression system .
- 2) Removal old Gaylord fire system from service.

**Code Reference:**

NFPA17A: 5.1.1 Wet chemical fire-extinguishing systems shall comply with ANSI/UL 300.

NFPA 17A: 7.3.3.4 Where the maintenance of the system(s) reveals defective parts that could cause an impairment or failure of proper operation of the system(s), the affected parts shall be replaced or repaired in accordance with the manufacturer's recommendations.

Service Item	TOTAL			
<b>Kitchen Fire System Install/UL300 upgrade</b>				
Labor	\$	85.00	16	\$ 1,360.00
Materials -see attached list	\$	2,773.90	1	\$ 2,773.90
Plans & Permits	\$	650.00	1	\$ 650.00
Service Fees per Visit	\$	20.00	1	\$ 20.00
Price to Perform Scope of Work:	\$4,803.90			

sales tax not included

This quotation is subject to the Terms And Condition of Sale -- Fire Equipment Goods and Services. This quotation is valid for 60 days, after which prices are subject to change without notice. Services are subject to a 2 hour minimum billing charge and a service charge for on-site service. Cintas will endeavor to give Customer reasonable notification of service due to be performed. However, Customer accepts the ultimate responsibility to be aware of the services required and to schedule that work in a timely manner.

**Exclusions:**

Cut, patch or paint of ceilings or walls  
Liquidated damages  
Does not include any additional repair parts or labor that are not listed for the repair.  
Unforeseen conditions, due to a non-destructive survey  
Does NOT include after hours or overtime labor by Cintas or subcontractors.  
Does NOT include Fire watch where required or necessary.  
Does NOT include moving or reinstall of furniture/equip. for required access.  
Electrical/Alarm work or materials other than specified  
Additional charges may be incurred outside the exclusions stated above based upon unforeseen repairs discovered on-site.

+ \$289 (tax)  
\$5,093

With your signed approval below we can schedule immediate response to address your repair needs.

Thank you, we value and appreciate your business.

Best Regards,  
Len Okerbloom  
Fire Protection Systems Repair Estimator  
Direct: 1-888-649-2148  
Fax: 1-623-939-9390

PLEASE EMAIL APPROVAL TO: [OkerbloomL@cintas.com](mailto:OkerbloomL@cintas.com)

The undersigned accepts this proposal and all its items and conditions as a binding contract subject to the approval of Cintas Fire Protection.

SIGNATURE: \_\_\_\_\_

DATE: \_\_\_\_\_

NAME: \_\_\_\_\_

TITLE: \_\_\_\_\_

COMPANY: \_\_\_\_\_

PO#: \_\_\_\_\_

Amerex parts description	QTY	Unit Cost	Total cost
MRM II ACTUATOR ASY RS	1	\$395.60	\$395.60
FE KP375 CYL ASY USA	1	\$570.40	\$570.40
BKT MOUNTING RD KP375	1	\$80.50	\$80.50
PULL STATION ASY OVERSIZE	1	\$63.25	\$63.25
Vent Check (Required on Actuation Line)	1	\$62.10	\$62.10
NOZ APPL/PLN 1X38 W/CAP	1	\$28.75	\$28.75
NOZ RANGE W/CAP 2XR	4	\$41.40	\$165.60
NOZ DUCT 1XD W/CAP KP	2	\$28.75	\$57.50
CONDUIT OFFSET ASY KP	1	\$15.07	\$15.07
Termination Kit - Link Detection	1	\$87.68	\$87.68
CABLE SEGMENT-LINK/LINK	3	\$11.96	\$35.88
Cable Segment 24" - Link-to-link	3	\$18.95	\$56.85
Actuation Hose - (N2 - 1/4" x 32")	1	\$94.76	\$94.76
CYL NIT 10 CU IN ASY RFSS	2	\$165.60	\$331.20
Eyebolt Support	2	\$18.95	\$37.90
NUT RIVET TYPE-1/4-20UN	2	\$2.65	\$5.30
MAN RESET RELAY ASY	1	\$364.55	\$364.55
PIPE, 3/8" /FT BLK	15	\$4.62	\$69.30
CORNER PULLEY, HIGH TEMP	15	\$6.49	\$97.35
Adaptor, 1/2 in. EMT Compression-Seal	2	\$31.67	\$63.34
QUICK SEAL, 3/8" PIPE*	2	\$10.14	\$20.28
cable 50 feet	1	\$45.89	\$45.89
misc pipe and fittings	1	\$24.85	\$24.85
			\$2,773.90

#### CINTAS FIRE PROTECTION – SCOPE OF SERVICES

1. Pricing: Seller may increase price for services annually at a percentage rate not to exceed the increase in the Consumer Price Index (CPI). Should Seller choose to increase price in excess of CPI, Customer will be notified prior to time of shipment or delivery of service. Customer shall pay the price in effect at time of shipment or delivery of service. By payment of invoice or acceptance of Cintas' services, Customer acknowledges and accepts the Cintas Fire Protection – Scope of Services and the Cintas Fire Protection – Terms and Conditions of Sale and Lease – Fire Equipment Goods and Services contained herein.
2. Inspection Requirements: The facility owner and/or Customer is required to have the fire protection equipment inspected annually, semi-annually, quarterly, or monthly, in accordance with NFPA requirements. More frequent inspections may be required by the local authority having jurisdiction. Testing procedures may vary slightly according to NFPA and Local requirements.
3. Limitations of Service / Customer Responsibility: The equipment owner and/or Customer is responsible for assuring that their fire protection equipment is properly serviced and maintained.
4. Deficiencies or other impairments noted during inspection or testing of fire protection systems and equipment pose an immediate and serious safety concern. The system owner and/or Customer is responsible for assuring that any deficiencies noted during inspections or maintenance are corrected immediately.
5. In performing maintenance or inspections, all conditions noted by Cintas Fire Protection are limited to only those that could be readily observed at the time of inspection.
6. The inspection services are for the system being inspected only. Cintas makes no warranties or representations regarding the condition or status of other equipment, including but not limited to electrical equipment, interlocks, HVAC equipment, or elevator equipment.
7. The inspection quote is not meant to be an exhaustive review of the fire protective equipment status and as such may not have identified any or all equipment or pre-existing deficiencies. If the actual number of devices or systems exceed the quoted amount by more than 5%, Cintas reserves the right to charge for additional devices/systems at a pro-rata basis.
8. Unless otherwise specified in writing, services do not include a design review or a hazard evaluation. Therefore, performance of test and inspection or repair services in no way guarantees that the system as installed meets all current applicable code standards and/or is working as designed. Observation of deficiencies and suggestions or recommendations for their correction in no way suggests or implies a design review was conducted or that other system deficiencies may not exist. Furthermore, we are not responsible for the condition of the system or any of its components that may require repair or replacement due to age, fatigue, or wear which result from exercising during testing. Deficiencies will be noted and repair and/or correction will be quoted separately.
9. Seller agrees to perform for the Customer the services ("Services") at the Customer's Location set forth in this Contract.
10. Seller acknowledges that the Services may be provided in connection with an existing tenant-occupied building, that Customer shall continue the normal operation and occupancy of the Location, and that such operation and occupancy during the hours Seller performs the Services is of critical importance. Seller shall use its best efforts to minimize any interference with operation of the Location by Customer or the use and occupancy of the Location by Customer's tenants and guests.
11. Seller shall conduct the Services in accordance with a schedule mutually agreed upon between Seller and Customer and consistent with the requirements of this Contract. Seller shall desist immediately from performing the Services in the event that Seller's activities constitute an unreasonable nuisance or interruption in the activities of the Location's occupants. Upon so directing to desist with the Services, Customer shall contact Seller to re-schedule the Services for a mutually agreeable time. Rescheduled Services may be subject to additional fees.
12. In the event the scope of services includes central station monitoring services, Cintas does not guarantee or warranty that the service supplied will prevent burglary, fire or other occurrences, or the consequences from such occurrences, which the service is designed to monitor, and Customer acknowledges that it is not entering into this agreement with the expectation that Cintas will insure or reimburse Customer or any other person for losses from such occurrences. Customer agrees that Cintas will have no liability for loss or damage to property or for personal injury or death due to any failure of service including, but not limited to the failure in transmission of an alarm to a central monitoring station or by a central monitoring station to others or for interruptions of service because of (a) any failure of Customer's alarm (b) any defective or damaged equipment, device, telephone lines or connecting circuit (c) strikes of Cintas' employees or employees of others, riots, floods, fires, acts of God, or any other causes beyond the control of Cintas or (d) the negligent act or negligent failure to act of Cintas, its employees or agents.
13. Before commencing the Services, Seller shall secure at Customers' expense all applicable permits, approvals, governmental fees, certificates, licenses, and inspections, if any, necessary for the proper performance of the Services. Copies of all such permits, approvals, licenses and certificates specific to Location shall be delivered to Customer upon request or as necessary by law.
14. Customer agrees to pay Seller for all Customer-authorized labor and parts necessary to correct any deficiencies discovered. If Customer refuses such service to correct a deficiency, Seller denies any liability if refusal of service results in an ongoing NFPA code violation status. If the failure of Customer to address and correct any defect in the life safety system results in the repetitive addressing of said deficiency by Seller's personnel, any additional cost beyond the normal scope of work, will be charged to Customer as an additional amount to this agreement.
15. Customer agrees to provide access to premises and to permit only authorized Seller agents to inspect, alter, remove, adjust, service, repair and add devices, equipment, or wiring. Seller denies any and all responsibility for work performed by any other vendor. Customer agrees to be directly responsible for redecorating and other cosmetic repairs to premises necessary due to installation, maintenance, or removal of all or any part of the system.

#### CINTAS FIRE PROTECTION – TERMS AND CONDITIONS OF SALE AND LEASE – FIRE EQUIPMENT GOODS AND SERVICES

1. Acceptance and Modification. These Terms and Conditions supplement the price quotation, purchase order, contract, agreement or order acknowledgement (collectively the "Contract") entered into between Cintas Corporation or its subsidiary ("Seller") and Seller's customer ("Customer") and is a part of or supplement to such Contract and these Terms and Conditions may not be modified, amended or waived except in writing signed by Seller's duly authorized representative. Seller hereby objects to any additional or different terms or conditions, whether or not material, proposed in Customer's purchase order or in any acknowledgement, supplement or confirmation of the Contract not executed by Seller. Customer agrees that the terms and conditions set forth herein shall govern the relationship between Seller and Customer with respect to the goods and services that are the subject matter hereof, and no other terms and conditions not specifically agreed upon by Seller shall be binding upon Seller. Customer accepts the terms hereof by acknowledging or confirming the Contract, commencing performance, by accepting delivery of goods or services from Seller or by any other means manifesting assent to be bound.
2. Orders. Seller shall use its best efforts to deliver goods as ordered by Customer and to provide services when requested, but as long as Seller acts in good faith and with due diligence. Seller shall not be responsible or liable for any delays.
3. Prices. Taxes and Other Fees. Unless otherwise specified, prices on goods may be increased at any time without prior notice. Customer shall pay the price in effect at time of shipment. Any sales, use or other similar tax or duties, customs, tariffs, imposts, surcharges or other fees imposed by any governmental authority on goods shipped by Seller shall be added to the price to be paid by Customer unless a valid sales tax exemption certificate is furnished to Seller.
4. Service Charges. Service charges are used to help Seller pay various fluctuating current and future costs including but not limited to costs directly or indirectly related to the environment, energy issues, services and delivery of goods and services, in addition to other miscellaneous costs incurred or that may be incurred by Seller.
5. Equipment Exchange. Customer hereby understands and agrees that in servicing Customer's fire equipment Seller intends to exchange Customer's fire equipment for Seller's fire equipment of similar kind and quality. Customer further acknowledges and agrees that upon completion of such exchange that all right, title and interest in the Customer's fire equipment so exchanged will belong to Seller and all right, title and interest in Seller's fire equipment so exchanged will belong to the Customer.
6. Credit. Payment terms may be changed at any time with or without prior notice and are those in effect at time of delivery or service call. Any invoice not paid when due shall be subject to a late charge of one and one-half percent (1-1/2%) per month or portion thereof of, if lower, the highest rate allowable under applicable law. Invoices shall be due within ten (10) days of invoice date unless otherwise stated. If, in Seller's opinion, Customer's credit becomes unsatisfactory, Seller may, in addition to all other rights and remedies under the Contract and applicable law, suspend the delivery of goods or services pending receipt of cash or satisfactory security from Customer. Should Customer default in any payments due Seller, Customer agrees to pay all reasonable costs of collection incurred by Seller including reasonable attorneys' fees. Title to all equipment or other goods sold by Seller shall remain in Seller's name until Customer has paid Seller in full. Seller shall retain a security interest in such equipment or other goods until such time.
7. Inspection. Seller strongly recommends that Customer conduct an on-site inspection of the goods and services sold hereunder after delivery, installation or other service call. Seller shall not be responsible for the consequences of Customer's failure to inspect the goods or services or for any defects, malfunctions, inaccuracies, insufficiencies, or omissions.
8. Limited Warranty. Because of the great number and variety of applications for which Seller's goods and services are purchased, Seller does not recommend specific applications or assume any responsibility for use, results obtained or suitability for specific applications. Customer is cautioned to determine the appropriateness of Seller's goods and services for Customer's specific application before ordering and to test and evaluate thoroughly all goods before use. Seller warrants that title to all goods sold by Seller shall be good and marketable. THERE ARE NO OTHER WARRANTIES EXPRESSED OR IMPLIED IN CONNECTION WITH THE SALE OF GOODS AND SERVICES INCLUDING ANY IMPLIED WARRANTY OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. NO DISCLAIMER, EXCLUSION, LIMITATION OR MODIFICATION OF ANY OF THE AFORESAID WARRANTIES SHALL BE DEEMED EFFECTIVE UNLESS IN WRITING SIGNED BY SELLER.

9. Cintas not an insurer. Indemnification of Cintas by Customer. Customer agrees that neither Cintas nor subcontractors or assignees, including, without limitation, those providing monitoring services, (collectively, "Subcontractors") are insurers and no insurance coverage is provided by this Agreement. CUSTOMER ACKNOWLEDGES AND AGREES THAT CINTAS AND ITS SUBCONTRACTORS DO NOT ASSUME ANY RESPONSIBILITY NOR SHALL THEY HAVE ANY LIABILITY FOR CLAIMS MADE AGAINST THEM CLAIMING THAT THEY ARE AN INSURER OF CUSTOMER'S SYSTEMS. THE FAILURE OF SUCH SYSTEMS TO OPERATE EFFECTIVELY, OR ANY OTHER TYPE OF INSURANCE COVERAGE AS AN INSURER. Customer acknowledges that during the term of the Agreement, it will maintain a policy of insurance covering public liability, bodily injury, sickness or death, losses for property damage, fire, water damage, and loss of property in amounts that are sufficient to cover all claims of Customer for any losses sustained. CUSTOMER AGREES TO INDEMNIFY AND HOLD CINTAS AND ITS SUBCONTRACTORS HARMLESS FROM AND AGAINST ALL COSTS, EXPENSES (INCLUDING ATTORNEY'S REASONABLE FEES) AND LIABILITY ARISING FROM CLAIMS REQUIRED TO BE COVERED BY INSURANCE PURSUANT TO THIS SECTION, INCLUDING ANY CLAIMS FOR DAMAGES ATTRIBUTABLE TO BODILY INJURY, SICKNESS, OR DEATH, OR THE DESTRUCTION OF ANY REAL OR PERSONAL PROPERTY. Cintas shall not be responsible for any claims of Customer against the Subcontractors nor for any portion of any loss or damage that is required to be insured, is insured or insurable and shall be indemnified by Customer against all such claims including the claims of any third parties.

10. LIMITATION OF LIABILITY OF CINTAS; LIQUIDATED DAMAGES. Seller's service fees are based on the value of services provided and the limited liability provided under this contract, and not on the value of the Customer's premises or its contents, or the likelihood or potential extent or severity of injury (including death) to Customer or others. Seller cannot predict the potential amount, extent, or severity of any damages or injuries that Customer or others may incur which could be due to the failure of the system or services to work as intended. Seller is not an insurer. If Seller should be found liable for loss of damage due to a failure on the part of Seller or its systems or any fire suppression or alarm equipment, in any respect, its liability to Customer, its agents, officers, directors, employees, or invitees shall be limited to \$1,000.00 as liquidated damages. The provisions of this paragraph apply in the event of loss or damage, irrespective of cause or origin, resulting directly or indirectly to person or property from the performance or non-performance of the obligations set forth by the terms of this contract, or from negligence, active, or otherwise, of Seller, its agents, or employees. If Customer wishes to increase the limitation of liability, Customer may, as of right, enter into a supplemental agreement with Seller and obtain a higher limit by paying an additional amount consistent with the increase in liability. As such (I) Customer hereby agrees that the limits on the liability of Cintas and Subcontractors, and the waivers and indemnities set forth in this contract are a fair allocation of risks and liabilities between Cintas, Customer, Subcontractors and any other affected third parties; (II) except as provided in this agreement, Customer waives all rights and remedies against Cintas and Subcontractors including rights of subrogation, that Customer, any insurer, or other third party have due to the losses or injuries Customer or other incur. Customer agrees that were Cintas and its Subcontractors to have liability greater than that stated above, it would not provide the services. Neither party shall be liable to the other or any other person for any incidental, punitive, loss of business profits, speculative or consequential damages.

11. Clerical Errors; Other Contracts. Any clerical errors contained in the Contract or other documents in connection therewith are subject to correction. Customer represents that the Contract does not infringe on any other contract to provide similar goods or services that Customer is a party to.

12. Force Majeure. Seller shall not be responsible or liable for failure to perform attributable to any cause or contingency beyond its reasonable control including, without limitation, act of God; act or omission of civil or military authority; fire; flood; tempest; epidemic; earthquake; volcanic activity; quarantine restriction; labor dispute (e.g. lockout, strike or work stoppage or slowdown); embargo; war; riot; unusually severe weather; accidents; political strife; act of terrorism; delay in transportation; compliance with any regulation or directive or any national, state, or local government, or any department or agency thereof, or any other cause which by the exercise of reasonable diligence Seller is unable to overcome.

13. Entire Agreement. The terms and conditions contained herein (and contained on Seller's quotation, specifications, order, acknowledgement, contract, agreement, invoice or other form) constitutes the entire agreement between the parties with respect to the subject matter contained herein and supersedes all prior agreements and understandings between the parties and any customary terms and conditions of purchase that Customer may establish from time to time. The terms and conditions contained herein may be modified only by a writing signed by both parties. Customer acknowledges and agrees that the terms and conditions contained herein shall be exclusive terms and conditions binding the parties hereto and that any additional contradictory or different terms contained in any initial or subsequent communication from Customer, including any purchase order pertaining to the good or services to be provided by Seller are hereby objected to and shall be of no effect. No course of prior dealings between Customer and Seller and no usage of the trade shall be relevant to supplement or explain any terms used herein. Acceptance or acquiescence in a course of performance rendered hereunder shall not be relevant to determine the meaning of this agreement even though the accepting or acquiescing party has knowledge of the nature of the performance and the opportunity for objection.

14. Governing Law; Disputes. The rights and obligations of the parties contained herein shall be governed by the laws of the State of Ohio, excluding any choice of law rules which may direct the application of the laws of another jurisdiction. Any dispute or matter arising in connection with or relating to the Contract shall be resolved by binding and final arbitration under applicable state or federal law providing for the enforcement of agreements to arbitrate disputes. Any such dispute shall be determined on an individual basis, shall be considered unique as to its facts, and shall not be consolidated in any arbitration or other proceedings with any claim or controversy of any other part.

15. Notices. Any notice given pursuant to the Contract shall be in writing and sent by certified mail, postage prepaid, return receipt requested, to the appropriate party at the address set forth in the purchase order, contract or agreement or at such other address as such party may provide in writing to the other party. Any such notice shall be effective upon the receipt thereof.

16. Miscellaneous. Customer may not assign its rights or delegates its performance in whole or in part under the Contract without the prior written consent of Seller and any attempted assignment or delegation without such consent shall be void. If any provision of the Contract or these Terms and Conditions is determined illegal or unenforceable, it shall not affect the enforceability of any other provision or paragraph of the Contract or these Terms and Conditions. In the event any party institutes legal proceedings to enforce its respective rights arising out of the Contract or these Terms and Conditions, the prevailing party shall be entitled to the award of attorney's fees and court costs, plus cost of executing, enforcing and/or collecting any judgment at all trial and appellate levels.

**CONNELLA ELECTRIC , INC.**

5147 Huntington Rd  
Bullhead City AZ 86426  
(928) 768-3532 Office  
(928) 768-3557 Fax

CONTRACTORS LICENSE NO.

ARIZONA CR11 #137123  
NEVADA #42405

**Proposal**

Colorado River United High School District	John (928) 444-7529	May 26, 2015
1004 Hancock Rd	jwawrzynek@bullheadschoools.com	
Bullhead City	AZ 86442	River Valley High School

Connella Electric to supply and install:

Rewire existing water suppression system to new ansul system. Quote is based upon existing fire marshal requirements. Any additional requirements will be billed on a time and material basis.

Price: Not to exceed \$4,200.00

**PLUS TAX IF APPLICABLE****We propose**

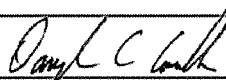
hereby to furnish material and labor, complete in accordance with above specifications, for the sum of  
Four thousand, two hundred and 00/100.....( \$4,200.00 )

Payment to be made as follows:

Upon Completion.

18 % PER ANNUM FOR INVOICES OVER 30 DAYS

Darryl Connella, President: \_\_\_\_\_



Note: This proposal may be withdrawn if not accepted within 30 days

**Acceptance of Proposal**

The above prices, specifications and conditions are satisfactory  
and are hereby accepted. You are authorized to do the work as  
specified. Payment will be made as stated above.

Date of acceptance \_\_\_\_\_

Signature \_\_\_\_\_

**PRELIMINARY TWENTY DAY NOTICE OF MECHANIC'S LIEN**

"IN ACCORDANCE WITH ARIZONA REVISED STATUTES SECTION 33-992.01, THIS IS NOT A LIEN, THIS IS NOT A REFLECTION ON THE

INTEGRITY OF ANY CONTRACTOR OR SUBCONTRACTOR.

**NOTICE TO PROPERTY OWNER**

IF BILLS ARE NOT PAID IN FULL FOR THE LABOR, MATERIALS, MACHINERY, FIXTURES OR TOOLS FURNISHED OR TO BE FURNISHED, A MECHANICS

LIEN LEADING TO THE LOSS, THROUGH COURT FORECLOSURE PROCEEDINGS, OF ALL OR PART OF YOUR PROPERTY BEING IMPROVED MAY BE

PLACED AGAINST YOUR PROPERTY. YOU MAY WISH TO PROTECT YOURSELF AGAINST THIS CONSEQUENCE BY EITHER:

1. REQUIRING YOUR CONTRACTOR TO FURNISH A RELEASE SIGNED BY THE PERSON OR FIRM GIVING YOU THIS NOTICE  
BEFORE YOU MAKE PAYMENT TO YOUR CONTRACTOR.
2. USING ANY OTHER METHOD OR DEVICE WHICH IS APPROPRIATE UNDER THE CIRCUMSTANCES.

INITIAL \_\_\_\_\_



**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Colorado River Union**  
BRG Project Number: **080502002-9999-025BRG**  
Project Description: **Replace mixing valves**  
Architect of Record: **Ludwig Engineering (928-768-1857)**  
Contractor: **TBD**

Mohave County

Board approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 12,000</b>
Contingency ①		\$ 800
Architecture / Engineering (A&E)		\$ 1,200
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 1,200</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 14,000</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 14,000</b>
<b>Total Project Cost:</b>		<b>\$ 14,000</b>

① Contingency shall only be used with SFB staff approval

**Building Renewal Grant Application**

**Initial Submission Date:** 4/8/2015 6:15:55 AM

**Application ID:** 1968

**Resubmittal Date:** 5/21/2015 9:03:51 AM

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Colorado River Union High School District

**Superintendent:** Riley Frei

**Contact Person:** John Wawrzynek

**Contact Phone Number:** 9284447529

**Contact Email:** jwawrzynek@bullheadschoools.com

**School Site:** River Valley High School

**Buildings:** 9999 School Wide

**Application Title:** Mixing Valves

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Mixing Valves are corroded and do not work need to be replaced . These are campus wide.

**Project Category:** Plumbing

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

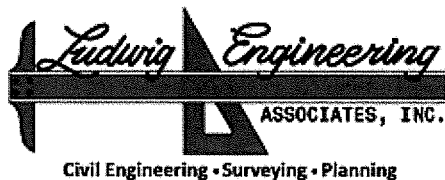
N/A

**Liaison:** Breuer gbreuer@azsfb.gov 602-542-6139

\_\_\_\_\_  
Superintendent Printed Name

\_\_\_\_\_  
Superintendent Signature

\_\_\_\_\_  
Date



#### Arizona

5890 Highway 95, Ste. A 2126 McCulloch Blvd., Ste. 8  
Fort Mohave, AZ 86426 Lake Havasu City, AZ 86403  
Ph. 928-768-1857 Ph. 928-680-6060  
Fax 928-768-7086 Fax 928-854-6530  
www.ludwigeng.com

#### California

109 E. 3rd St. 15252 Seneca Rd.  
San Bernardino, CA 92410 Victorville, CA 92392  
Ph. 909-884-8217 Ph. 760-951-7676  
Fax 909-889-0153 Fax 760-241-0573  
Toll Free 800-879-1282

May 21, 2015

Colorado River Union High School District #12  
Attn: David Kennon  
P.O. Box 21479  
Bullhead City, AZ 86439

Re: River Valley High School  
2250 E. Laguna Road  
Mohave Valley, AZ 86440

Dear Mr. Kennon;

We propose the following scope of work for the River Valley High School:

- 1) Test and assess the mixing valves to determine if the valves can be repaired or need to be replaced.

We will perform the above work for the fixed fee amount of \$1,200.00

Thank you for the opportunity to work on your project.

Best regards,

Mehdi Azarmi  
Vice President – AZ Division

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Crane Elementary**  
BRG Project Number: 140413107-1001-004BRG  
Project Description: **Replace roof**  
Consultant: Orcutt/Winslow (602-257-1764)  
Contractor: TBD  
Board Approval: 6/3/2015

Yuma County

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 315,000</b>
Contingency ①		\$ 30,000
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 10,019
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 310
Testing & Inspection		\$ 10,000
<b>Total Additional Cost:</b>		<b>\$ 20,329</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 365,329</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 365,329</b>
<b>Total Project Cost:</b>		<b>\$ 365,329</b>

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 4/28/2015 7:22:58 AM

**Application ID:** 1989

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Crane Elementary District  
**Superintendent:** Robert Klee  
**Contact Person:** Dale Ponder  
**Contact Phone Number:** 928-373-3410  
**Contact Email:** dponder@craneschools.org  
**School Site:** Centennial Middle School  
**Buildings:** 1001 New Building

**Application Title:** Roofing Replacement

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Architectural & Structural Engineering Services required to design and prepare construction documentation to replace the roof on the Cafeteria/Multi-Purpose Building at Centennial Middle School. Construction estimates at \$300,000.

**Project Category:** Roofing

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project	\$0.00
--	--------

Please outline any associated insurance coverage.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

  
Superintendent Printed Name

  
Superintendent Signature

4/28/15  
Date

May 20, 2015

Mr. Dale Ponder  
Director of Finance  
Crane Schools  
4250 West 16<sup>th</sup> Street  
Yuma, AZ 85364

Re: Architectural Services Crane Schools Roofing Project: **Centennial (Cafeteria/MPR)**  
Orcutt | Winslow Project No. 2015\_105

Dear Mr. Ponder:

Orcutt Winslow would like to thank you for giving us the opportunity to work with Crane School District. Based on our conversation we have put together an Architectural/Structural fee proposal for this project. Your investment in our services is based on the following.

**GENERAL PROJECT DESCRIPTION**

Provide Architecture & Structural Services for this Project that involves roof replacement. The proposed roof is a single ply w/ 20 year roofing warranty. The purpose of the proposal is to procure the construction documents and construction administration for this roofing project.

**Scope of Services**

Orcutt | Winslow has prepared a Scope of Services for this Project:

1. Walk existing roofs with Structural engineer and provide a report Detailing structural integrity and as built condition for reroofing.	\$ 540.00
2. Provide alternative roofing options and cost	\$ 540.00
3. Create Drawings and Specification for Bid	\$ 2,700.00
4. Conduct Pre-Bid and Bid Opening as needed	\$ 540.00
5. Review shop drawings during construction	\$ 540.00
6. Weekly Construction meetings (8 meetings)	\$ 3,752.00
7. <u>Substantial Completion, Final Completion and project close out.</u>	<u>\$ 1,407.00</u>
<u>Total:</u>	<u>\$ 10,019.00</u>

Additional site visits if needed will be prior approved by The AZSFB and District. Additional site visits will be billed at \$ 469/visit. Estimated construction cost based on our initial visual observation to replace the roof for this project is estimated to be at \$ 300,000.

**Basic Services**

Basic Services are the customary Architectural, & Structural Engineering services required to design, prepare construction documentation, obtain if needed, agency approvals and construction administration of the roofing projects mentioned above.

Your investment in our Architectural Services shall be for a lump sum fee of:	\$ 9,769
<u>Your investment in our Structural Engineering Services shall be for a lump sum fee of:</u>	<u>\$ 250</u>
<u>Total Fee:</u>	<u>\$ 10,019</u>

3003 n central ave  
sixteenth floor  
phoenix az 85012

602 257 1764 t  
602 257 9029 f

www.owp.com

**Reimbursable Expenses**

Reimbursable Expenses are in addition to compensation for basic services and include expenses incurred by the Architect and his Consultants directly related to the Project:

- Fees paid for securing approvals of Authorities Having Jurisdiction over the Project. (We believe permits will not be required)
- Reproductions, plots, standard form documents, postage, handling and delivery of Instruments of Service will be posted via drop box or electronically provided as pdfs to plan rooms and to bidders as requested.

Reimbursable Expenses shall be charged at a multiple of 1.00 times the expense incurred by the Architect.

**FORM OF AGREEMENT**

This Proposal is based upon the terms of an Orcutt | Winslow modified AIA B101-2007 Standard Form of Agreement Between Owner and Architect.

We believe this Fee Proposal addresses the Scope of roofing projects as we understand it. We look forward to working with you in developing a successful Project. If this Proposal meets your approval, please sign below and return one copy to our office. Upon receipt, we will prepare the Owner/Architect Agreement for your review and execution.

Please feel free to call if you have any questions or need further information in regards to this Proposal.

Sincerely,



Vispi Karanjia  
Managing Partner

VK/ll

cc: Ms. Jennifer Bosch, Procurement Manager, Crane Schools  
cc: Mr. Jim Conlee, Senior Project Manager, Arcadis

Accepted by:

---

Mr. Dale Ponder, Director of Finance, Crane Schools

Date: May 20<sup>th</sup>, 2015



# Campbell STRUCTURAL

*Robert L. Campbell Structural Engineer, P.C.*

200 E. 16<sup>TH</sup> Street, Suite 100  
Yuma, Arizona 85364  
Phone: (928) 726-2646  
Fax: (928) 726-2629

Robert L. Campbell, P.E., S.E.  
Consulting Structural Engineer

e-mail: [rob@campbellstructural.com](mailto:rob@campbellstructural.com)

## MEMO

**To:** Alex Ruiz, Orcutt|Winslow

**From:** Rob Campbell

**CC:**

**Date:** May 15, 2015

**Re:** Reroofing Projects at Mesquite Elementary School, Centennial Middle School, Knox Elementary School, and Crane District Office.

---

### Fee for Site Visit and Written Report:

#### Project Description:

- There is a proposed roofing repair or roofing replacement at Mesquite Elementary School, Centennial Middle School, Knox Elementary School, and Crane District Office.


#### Scope of Services:

- Site visit to observe the roof structure from the roof top at each of the four school locations.
- Prepare a site visit report for each location identifying any structural concerns or issues that require further review.

#### Fee:

Mesquite Elementary School: \$300.00

Gary Knox Elementary School: \$250.00

 Centennial Middle School: \$250.00

Crane District Office: \$200.00

Total: \$1,000.00 (One thousand, dollars)

---

*Robert L. Campbell*



QUOTE



**EMC<sup>2</sup>**

9830 SOUTH 51<sup>ST</sup> STREET, STE. B-109 / PHOENIX, ARIZONA 85044  
T: (480) 940-5294 / F: (480) 893-1726 / E-mail: [Howard@EMC-AZ.com](mailto:Howard@EMC-AZ.com)

**Date:** May 4, 2015

**Client(s):** Crane Elementary School District #13  
4250 West 16<sup>th</sup> Street, Yuma, Arizona 85364

**Attention:** Dale Ponder, Director of Finance  
Telephone: 928.373.3410; Facsimile: 928.782.6831;  
E-Mail: [dponder@craneschools.org](mailto:dponder@craneschools.org)

**Subject:** Three (3) School Campuses - Roof Replacement Projects  
Environmental Services, State Contract # ADSPO 12-033357

Dear Dale,

EMC<sup>2</sup> is pleased to provide you with the following fee structure for the asbestos testing requested on the roofs at the three facilities. Cost based on all 3 projects being completed in 1 mobilization.

1. Centennial Middle School: Based on 6 samples, roof & roof mastic - ~~\$310.00~~
2. Gary A. Knox Elementary School: Based on 12 samples, roof & roof mastic - ~~\$619.00~~
3. Mesquite Elementary School: Based on 12 samples, roof & roof mastic - ~~\$619.00~~
  1. PP III - Administration: 6.0 hours @ \$55.00 per hour \$ 330.00
  2. FS III - Project Manager: 6.0 hours @ \$50.00 per hour \$ 300.00
  3. FS II - Technician: 12 hours @ \$45.00 per hour \$ 540.00
  4. Asbestos Samples: 30 samples @ \$9.00 per sample \$ 240.00
  5. SS III - Secretarial: 4 hours @ \$35.00 per hour \$ 140.00

**Estimated Project Cost - Items 1 - 5 \$ 1,550.00**

If you have any questions, please contact me at (480) 940-5294 or by Mobile at (480) 580-9610.

Sincerely

A handwritten signature in cursive script that reads "Howard Lange".

Howard Lange



Fred Verdugo  
Crane Schools  
Director of Facilities  
4250 W. 16<sup>th</sup> St.  
Yuma, AZ 85364

Projects: Mesquite Elementary, Gary Knox Elementary & Centennial Middle School

Inspection Date: March 25, 2015

Fred,

The following is a summary of conditions found at the time of inspection at the above listed schools.

#### **Mesquite Elementary School**

- This roof is a cementitious topping over foam roof. The roof is basically in fair to good conditions with the exception of one major roof fracture. This roof fracture is completely out of the norm for foam roofs. I believe that this is a structural issue with the decking. There appears to be some type of movement with the decking that is causing the fracture. This needs to be investigated by a combination of roofing contractor, roofing consultant and structural engineer. The decking should be examined from the under side and also from the upper side. To inspect the upper side the roofing material in that area will need to be removed, perform the inspection and reinstall the roofing system.
- The rest of the roof can be repaired with moderate repairs and toppings. We can provide a foam specification for a complete roof replacement if additional issues are found at time of forensic inspection.
- Budget: Unknown

#### **Gary Knox Elementary School**

- This roof is a 5 ply fabric system which appears to be applied over an insulation board. This system is not considered a waterproof roofing system as it is comprised of multiple layers of a water based acrylic coating and a single layer of polyester fabric. The water based acrylic coatings are water permeable so will therefore allow moisture to penetrate through the system.

- This roof system will need to be completely removed down to the decking and a new roof system installed.
- Budget: \$9.00 per square foot.

### **Centennial Middle School**

- This roof is a 5 ply fabric system which appears to be applied over an insulation board. This system is not considered a waterproof roofing system as it is comprised of multiple layers of a water based acrylic coating and a single layer of polyester fabric. The water based acrylic coatings are water permeable so will therefore allow moisture to penetrate through the system.
- This roof system will need to be completely removed down to the decking and a new roof system installed.
- Budget: \$9.00 per square foot.

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Crane Elementary**  
BRG Project Number: 140413130-1001-005BRG  
Project Description: **Repair roof**  
Consultant: Orcutt/Winslow (602-257-1764)  
Contractor: TBD  
Board Approval: 6/3/2015

Yuma County

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		
		<b>\$ 395,000</b>
Contingency ①		<b>\$ 38,000</b>
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 11,399
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 619
Testing & Inspection		\$ 10,000
<b>Total Additional Cost:</b>		<b>\$ 22,018</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 455,018</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 455,018</b>
<b>Total Project Cost:</b>		<b>\$ 455,018</b>

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 4/28/2015 7:25:45 AM

**Application ID:** 1991

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Crane Elementary District  
**Superintendent:** Robert Klee  
**Contact Person:** Dale Ponder  
**Contact Phone Number:** 928-373-3410  
**Contact Email:** dponder@craneschools.org  
**School Site:** Mesquite Elementary  
**Buildings:** 1001 Elementary School

**Application Title:** Roofing Repair

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Architectural & Structural Engineering Services required to design and prepare construction documentation to repair and recoat the roof Mesquite Elementary School. Construction estimates at \$380,000.

**Project Category:** Roofing

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

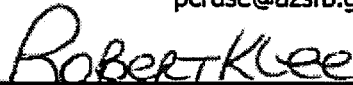
Amount of Local funds planned for this project \$0.00

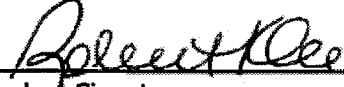
Please outline any associated insurance coverage.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

  
Superintendent Printed Name

  
Superintendent Signature

4/28/15  
Date

May 20th, 2015

Mr. Dale Ponder  
Director of Finance  
Crane Schools  
4250 West 16<sup>th</sup> Street  
Yuma, AZ 85364

Re: Architectural Services Crane Schools Roofing Project: **Mesquite Elementary School**  
Orcutt | Winslow Project No. 2015\_105

Dear Mr. Ponder:

Orcutt Winslow would like to thank you for giving us the opportunity to work with Crane School District. Based on our conversation we have put together an Architectural/Structural fee proposal for this project. Your investment in our services is based on the following.

#### GENERAL PROJECT DESCRIPTION

Provide Architecture & Structural Services for the construction documents of this Project that involves roof renovation and repair at Mesquite Elem School. The purpose of the proposal is to procure the construction documents and construction administration for this roofing project.

#### Scope of Services

Orcutt | Winslow has prepared a Scope of Services for this Project:

1. Walk existing roofs with Structural engineer and provide a report Detailing structural integrity and as built condition for reroofing.	\$ 1,080.00
2. Provide alternative roofing options and cost	\$ 540.00
3. Create Drawings and Specification for Bid	\$ 3,000.00
4. Conduct Pre-Bid and Bid Opening as needed	\$ 1,080.00
5. Review shop drawings during construction	\$ 540.00
6. Weekly Construction meetings (8 meetings)	\$ 3,752.00
7. <u>Substantial Completion, Final Completion and project close out.</u>	<u>\$ 1,407.00</u>
<u>Total:</u>	<u>\$ 11,399.00</u>

Additional site visits if needed will be prior approved by The AZSFB and District. Additional site visits will be billed at \$ 469/visit. Estimated construction cost based on our initial visual observation to replace the roof for this project is estimated to be at \$ 380,000.

#### Basic Services

Basic Services are the customary Architectural, & Structural Engineering services required to design, prepare construction documentation, obtain if needed, agency approvals and construction administration of the roofing projects mentioned above.

Your investment in our Architectural Services shall be for a lump sum fee of:	\$ 11,099
<u>Your investment in our Structural Engineering Services shall be for a lump sum fee of:</u>	<u>\$ 300</u>
<u>Total Fee:</u>	<u>\$ 11,399</u>

Reimbursable Expenses

Reimbursable Expenses are in addition to compensation for basic services and include expenses incurred by the Architect and his Consultants directly related to the Project:

- Fees paid for securing approvals of Authorities Having Jurisdiction over the Project. (We believe permits will not be required)
- Reproductions, plots, standard form documents, postage, handling and delivery of Instruments of Service will be posted via drop box or electronically provided as pdfs to plan rooms and to bidders as requested.

Reimbursable Expenses shall be charged at a multiple of 1.00 times the expense incurred by the Architect.

FORM OF AGREEMENT

This Proposal is based upon the terms of an Orcutt | Winslow modified AIA B101-2007 Standard Form of Agreement Between Owner and Architect.

We believe this Fee Proposal addresses the Scope of roofing projects as we understand it. We look forward to working with you in developing a successful Project. If this Proposal meets your approval, please sign below and return one copy to our office. Upon receipt, we will prepare the Owner/Architect Agreement for your review and execution.

Please feel free to call if you have any questions or need further information in regards to this Proposal.

Sincerely,



Vispi Karanjia  
Managing Partner

VK/ll

cc: Ms. Jennifer Bosch, Procurement Manager, Crane Schools  
cc: Mr. Jim Conlee, Senior Project Manager, Arcadis  
cc: Mr. John Sternsky, Sternco Engineering

Accepted by:

---

Mr. Dale Ponder, Director of Finance, Crane Schools

Date: May 20<sup>th</sup>, 2015



# Campbell STRUCTURAL

*Robert L. Campbell Structural Engineer, P.C.*

200 E. 16<sup>TH</sup> Street, Suite 100  
Yuma, Arizona 85364  
Phone: (928) 726-2646  
Fax: (928) 726-2629

Robert L. Campbell, P.E., S.E.  
Consulting Structural Engineer

e-mail: [rob@campbellstructural.com](mailto:rob@campbellstructural.com)

## MEMO

**To:** Alex Ruiz, Orcutt|Winslow

**From:** Rob Campbell

**CC:**

**Date:** May 15, 2015

**Re:** Reroofing Projects at Mesquite Elementary School, Centennial Middle School, Knox Elementary School, and Crane District Office.

---

### Fee for Site Visit and Written Report:

#### Project Description:

- There is a proposed roofing repair or roofing replacement at Mesquite Elementary School, Centennial Middle School, Knox Elementary School, and Crane District Office.

#### Scope of Services:

- Site visit to observe the roof structure from the roof top at each of the four school locations.
- Prepare a site visit report for each location identifying any structural concerns or issues that require further review.

#### Fee:

➡ Mesquite Elementary School:	\$300.00
Gary Knox Elementary School:	\$250.00
Centennial Middle School:	\$250.00
Crane District Office:	<u>\$200.00</u>
Total:	\$1,000.00 (One thousand, dollars)

*Robert L. Campbell*



QUOTE



**EMC<sup>2</sup>**

9830 SOUTH 51<sup>ST</sup> STREET, STE. B-109 / PHOENIX, ARIZONA 85044  
T: (480) 940-5294 / F: (480) 893-1726 / E-mail: [Howard@EMC-AZ.com](mailto:Howard@EMC-AZ.com)

**Date:** May 4, 2015

**Client(s):** Crane Elementary School District #13  
4250 West 16<sup>th</sup> Street, Yuma, Arizona 85364

**Attention:** Dale Ponder, Director of Finance  
Telephone: 928.373.3410; Facsimile: 928.782.6831;  
E-Mail: [dponder@craneschools.org](mailto:dponder@craneschools.org)

**Subject:** Three (3) School Campuses - Roof Replacement Projects  
Environmental Services, State Contract # ADSPO 12-033357

Dear Dale,

EMC<sup>2</sup> is pleased to provide you with the following fee structure for the asbestos testing requested on the roofs at the three facilities. Cost based on all 3 projects being completed in 1 mobilization.

1. Centennial Middle School: Based on 6 samples, roof & roof mastic - ~~\$310.00~~
2. Gary A. Knox Elementary School: Based on 12 samples, roof & roof mastic - ~~\$619.00~~
3. Mesquite Elementary School: Based on 12 samples, roof & roof mastic - ~~\$619.00~~
  1. PP III - Administration: 6.0 hours @ \$55.00 per hour \$ 330.00
  2. FS III - Project Manager: 6.0 hours @ \$50.00 per hour \$ 300.00
  3. FS II - Technician: 12 hours @ \$45.00 per hour \$ 540.00
  4. Asbestos Samples: 30 samples @ \$9.00 per sample \$ 240.00
  5. SS III - Secretarial: 4 hours @ \$35.00 per hour \$ 140.00

**Estimated Project Cost - Items 1 - 5 \$ 1,550.00**

If you have any questions, please contact me at (480) 940-5294 or by Mobile at (480) 580-9610.

Sincerely

A handwritten signature in cursive script that reads "Howard Lange".

Howard Lange



Fred Verdugo  
Crane Schools  
Director of Facilities  
4250 W. 16<sup>th</sup> St.  
Yuma, AZ 85364

Projects: Mesquite Elementary, Gary Knox Elementary & Centennial Middle School

Inspection Date: March 25, 2015

Fred,

The following is a summary of conditions found at the time of inspection at the above listed schools.

#### **Mesquite Elementary School**

- This roof is a cementitious topping over foam roof. The roof is basically in fair to good conditions with the exception of one major roof fracture. This roof fracture is completely out of the norm for foam roofs. I believe that this is a structural issue with the decking. There appears to be some type of movement with the decking that is causing the fracture. This needs to be investigated by a combination of roofing contractor, roofing consultant and structural engineer. The decking should be examined from the under side and also from the upper side. To inspect the upper side the roofing material in that area will need to be removed, perform the inspection and reinstall the roofing system.
- The rest of the roof can be repaired with moderate repairs and toppings. We can provide a foam specification for a complete roof replacement if additional issues are found at time of forensic inspection.
- Budget: Unknown

#### **Gary Knox Elementary School**

- This roof is a 5 ply fabric system which appears to be applied over an insulation board. This system is not considered a waterproof roofing system as it is comprised of multiple layers of a water based acrylic coating and a single layer of polyester fabric. The water based acrylic coatings are water permeable so will therefore allow moisture to penetrate through the system.

- This roof system will need to be completely removed down to the decking and a new roof system installed.
- Budget: \$9.00 per square foot.

### **Centennial Middle School**

- This roof is a 5 ply fabric system which appears to be applied over an insulation board. This system is not considered a waterproof roofing system as it is comprised of multiple layers of a water based acrylic coating and a single layer of polyester fabric. The water based acrylic coatings are water permeable so will therefore allow moisture to penetrate through the system.
- This roof system will need to be completely removed down to the decking and a new roof system installed.
- Budget: \$9.00 per square foot.

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Crane Elementary**  
BRG Project Number: 140413108-1001-006BRG  
Project Description: Replace roof  
Consultant: Orcutt/Winslow (602-257-1764)  
Contractor: TBD  
Board Approval: 6/3/2015

Yuma County

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 220,000</b>
Contingency ①		\$ 20,000
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 9,065
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 619
Testing & Inspection		\$ 10,000
<b>Total Additional Cost:</b>		<b>\$ 19,684</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 259,684</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 259,684</b>
<b>Total Project Cost:</b>		<b>\$ 259,684</b>

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 4/28/2015 7:24:15 AM

**Application ID:** 1990

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Crane Elementary District  
**Superintendent:** Robert Klee  
**Contact Person:** Dale Ponder  
**Contact Phone Number:** 928-373-3410  
**Contact Email:** dponder@craneschools.org  
**School Site:** Gary A. Knox Elementary  
**Buildings:** 1001 New School

**Application Title:** Roofing Replacement

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Architectural & Structural Engineering Services required to design and prepare construction documentation to replace the roof Gary A. Knox Elementary School. Construction estimates at \$205,000.

**Project Category:** Roofing

Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school? N

**Available Funding**

Amount of Local funds planned for this project

\$0.00

Please outline any associated insurance coverage.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

  
Superintendent Printed Name

  
Superintendent Signature

  
Date

# orcutt winslow

May 20th, 2015

Mr. Dale Ponder  
Director of Finance  
Crane Schools  
4250 West 16<sup>th</sup> Street  
Yuma, AZ 85364

Re: Architectural Services Crane Schools Roofing Project: **Gary Knox Elementary School**  
Orcutt | Winslow Project No. 2015\_105

Dear Mr. Ponder:

Orcutt Winslow would like to thank you for giving us the opportunity to work with Crane School District. Based on our conversation we have put together an Architectural/Structural fee proposal for the this project. Your investment in our services is based on the following.

## GENERAL PROJECT DESCRIPTION

Provide Architecture & Structural Services for this Project that involves roof replacement. The proposed roof is a single ply w/ 20 year roofing warranty. The purpose of the proposal is to procure the construction documents and construction administration for this roofing project.

## Scope of Basic Services & Cost

Orcutt | Winslow has prepared a Scope of Services for this Project:

1. Walk existing roofs with Structural engineer and provide a report Detailing structural integrity and as built condition for reroofing.	\$ 540.00
2. Provide alternative roofing options and cost	\$ 540.00
3. Create Drawings and Specification for Bid	\$ 1,746.00
4. Conduct Pre-Bid and Bid Opening as needed	\$ 540.00
5. Review shop drawings during construction	\$ 540.00
6. Weekly Construction meetings (8 meetings)	\$ 3,752.00
7. <u>Substantial Completion, Final Completion and project close out.</u>	<u>\$ 1,407.00</u>
<u>Total:</u>	<u>\$ 9,065.00</u>

Additional site visits if needed will be prior approved by The AZSFB and District. Additional site visits will be billed at \$ 469/visit. Estimated construction cost based on our initial visual observation to replace the roof for this project is estimated to be at \$ 205,000.

## Basic Services

Basic Services are the customary Architectural, & Structural Engineering services required to design, prepare construction documentation, obtain if needed, agency approvals and construction administration of the roofing projects mentioned above.

Your investment in our Architectural Services shall be for a lump sum fee of: \$ 8,815  
Your investment in our Structural Engineering Services shall be for a lump sum fee of: \$ 250  
Total Fee: \$ 9,065

3003 n central ave  
sixteenth floor  
phoenix az 85012  
602 257 1764 t  
602 257 9029 f  
www.owp.com

#### Reimbursable Expenses

Reimbursable Expenses are in addition to compensation for basic services and include expenses incurred by the Architect and his Consultants directly related to the Project:

- Fees paid for securing approvals of Authorities Having Jurisdiction over the Project. (We believe permits will not be required)
- Reproductions, plots, standard form documents, postage, handling and delivery of Instruments of Service will be posted via drop box or electronically provided as pdfs to plan rooms and to bidders as requested.

Reimbursable Expenses shall be charged at a multiple of 1.00 times the expense incurred by the Architect.

#### FORM OF AGREEMENT

This Proposal is based upon the terms of an Orcutt | Winslow modified AIA B101-2007 Standard Form of Agreement Between Owner and Architect.

We believe this Fee Proposal addresses the Scope of roofing projects as we understand it. We look forward to working with you in developing a successful Project. If this Proposal meets your approval, please sign below and return one copy to our office. Upon receipt, we will prepare the Owner/Architect Agreement for your review and execution.

Please feel free to call if you have any questions or need further information in regards to this Proposal.

Sincerely,



Vispi Karanjia  
Managing Partner

VK/ll

cc: Ms. Jennifer Bosch, Procurement Manager, Crane Schools  
cc: Mr. Jim Conlee, Senior Project Manager, Arcadis  
cc: Mr. John Sternsky, Sternco Engineering

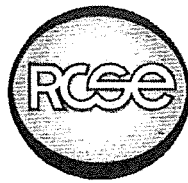
Accepted by:

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Mr. Dale Ponder, Director of Finance, Crane Schools

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Date: May 20<sup>th</sup>, 2015



# Campbell STRUCTURAL

*Robert L. Campbell Structural Engineer, P.C.*

200 E. 16<sup>TH</sup> Street, Suite 100  
Yuma, Arizona 85364  
Phone: (928) 726-2646  
Fax: (928) 726-2629

Robert L. Campbell, P.E., S.E.  
Consulting Structural Engineer

e-mail: [rob@campbellstructural.com](mailto:rob@campbellstructural.com)

## MEMO

**To:** Alex Ruiz, Orcutt|Winslow  
**From:** Rob Campbell  
**CC:**  
**Date:** May 15, 2015  
**Re:** Reroofing Projects at Mesquite Elementary School, Centennial Middle School, Knox Elementary School, and Crane District Office.

---

### Fee for Site Visit and Written Report:

#### Project Description:

- There is a proposed roofing repair or roofing replacement at Mesquite Elementary School, Centennial Middle School, Knox Elementary School, and Crane District Office.

#### Scope of Services:

- Site visit to observe the roof structure from the roof top at each of the four school locations.
- Prepare a site visit report for each location identifying any structural concerns or issues that require further review.

#### Fee:

Mesquite Elementary School:	\$300.00
→ Gary Knox Elementary School:	\$250.00
Centennial Middle School:	\$250.00
Crane District Office:	<u>\$200.00</u>
Total:	\$1,000.00 (One thousand, dollars)

*Robert L. Campbell*



QUOTE



**EMC<sup>2</sup>**

9830 SOUTH 51<sup>st</sup> STREET, STE. B-109 / PHOENIX, ARIZONA 85044  
T: (480) 940-5294 / F: (480) 893-1726 / E-mail: [Howard@EMC-AZ.com](mailto:Howard@EMC-AZ.com)

**Date:** May 4, 2015

**Client(s):** Crane Elementary School District #13  
4250 West 16<sup>th</sup> Street, Yuma, Arizona 85364

**Attention:** Dale Ponder, Director of Finance  
Telephone: 928.373.3410; Facsimile: 928.782.6831;  
E-Mail: [dponder@craneschools.org](mailto:dponder@craneschools.org)

**Subject:** Three (3) School Campuses - Roof Replacement Projects  
Environmental Services, State Contract # ADSPO 12-033357

Dear Dale,

EMC<sup>2</sup> is pleased to provide you with the following fee structure for the asbestos testing requested on the roofs at the three facilities. Cost based on all 3 projects being completed in 1 mobilization.

1. Centennial Middle School: Based on 6 samples, roof & roof mastic - ~~\$310.00~~
2. Gary A. Knox Elementary School: Based on 12 samples, roof & roof mastic - ~~\$619.00~~
3. Mesquite Elementary School: Based on 12 samples, roof & roof mastic - ~~\$619.00~~

1.	PP III - Administration: 6.0 hours @ \$55.00 per hour	\$	330.00
2.	FS III - Project Manager: 6.0 hours @ \$50.00 per hour	\$	300.00
3.	FS II - Technician: 12 hours @ \$45.00 per hour	\$	540.00
4.	Asbestos Samples: 30 samples @ \$9.00 per sample	\$	240.00
5.	SS III - Secretarial: 4 hours @ \$35.00 per hour	\$	140.00

**Estimated Project Cost - Items 1 - 5** **\$ 1,550.00**

If you have any questions, please contact me at (480) 940-5294 or by Mobile at (480) 580-9610.

Sincerely

A handwritten signature in cursive script that reads "Howard Lange".

Howard Lange



Fred Verdugo  
Crane Schools  
Director of Facilities  
4250 W. 16<sup>th</sup> St.  
Yuma, AZ 85364

Projects: Mesquite Elementary, Gary Knox Elementary & Centennial Middle School

Inspection Date: March 25, 2015

Fred,

The following is a summary of conditions found at the time of inspection at the above listed schools.

#### **Mesquite Elementary School**

- This roof is a cementitious topping over foam roof. The roof is basically in fair to good conditions with the exception of one major roof fracture. This roof fracture is completely out of the norm for foam roofs. I believe that this is a structural issue with the decking. There appears to be some type of movement with the decking that is causing the fracture. This needs to be investigated by a combination of roofing contractor, roofing consultant and structural engineer. The decking should be examined from the under side and also from the upper side. To inspect the upper side the roofing material in that area will need to be removed, perform the inspection and reinstall the roofing system.
- The rest of the roof can be repaired with moderate repairs and toppings. We can provide a foam specification for a complete roof replacement if additional issues are found at time of forensic inspection.
- Budget: Unknown

#### **Gary Knox Elementary School**

- This roof is a 5 ply fabric system which appears to be applied over an insulation board. This system is not considered a waterproof roofing system as it is comprised of multiple layers of a water based acrylic coating and a single layer of polyester fabric. The water based acrylic coatings are water permeable so will therefore allow moisture to penetrate through the system.

- This roof system will need to be completely removed down to the decking and a new roof system installed.
- Budget: \$9.00 per square foot.

### **Centennial Middle School**

- This roof is a 5 ply fabric system which appears to be applied over an insulation board. This system is not considered a waterproof roofing system as it is comprised of multiple layers of a water based acrylic coating and a single layer of polyester fabric. The water based acrylic coatings are water permeable so will therefore allow moisture to penetrate through the system.
- This roof system will need to be completely removed down to the decking and a new roof system installed.
- Budget: \$9.00 per square foot.

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Lake Havasu Unified**  
Project Number: **080201103-1001-018BRG**  
Project Description: **Replace package heat pump**  
Architect of Record: **Kelly Wright & Associates (520-887-1919)**  
Contractor: **London Bridge Air Services (928-854-1825)**

Mohave County

Board Approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 9,371</b>
Contingency ①		<b>\$ 1,000</b>
Architecture / Engineering (A&E)		\$ 3,100
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection (structural and geo-tech)		\$ -
<b>Total Additional Cost:</b>		<b>\$ 3,100</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 13,471</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 13,471</b>
<b>Total Project Cost:</b>		<b>\$ 13,471</b>

① Contingency may only be used with SFB staff approval.

**School Facilities Board**  
**SFB BR 900-08**

**BUILDING RENEWAL GRANT**  
**Project Application Form**

**Building Renewal Grant Application**

**Initial Submission Date:** 5/12/2015 7:57:27 AM

**Application ID:** 2018

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Lake Havasu Unified District

**Superintendent:** Gail Malay

**Contact Person:** John Simpson

**Contact Phone Number:** 928-208-6457

**Contact Email:** jsimpson@havasupai.k12.az.us

**School Site:** Havasupai Elementary School

**Buildings:** 1001 1

**Application Title:** Room 135 Havasupai HVAC

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

HVAC complete failure 23+ years

**Project Category:** HVAC

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

District does not have insurance to cover this project

**Liaison:** Breuer

gbreuer@azsfb.gov

602-542-6139

\_\_\_\_\_  
Superintendent Printed Name

\_\_\_\_\_  
Superintendent Signature

\_\_\_\_\_  
Date



## MEMORANDUM

Date: April 21, 2015 From: Donovan F. Kelly, Principal  
Project: Rooftop AC Unit Change-outs at various LHUSD Sites Project #: *pending*  
Client: Lake Havasu Unified School District #1, attn. Shane Bolinger Client's Project #: *pending*  
Subject: Engineering Fee Structure for SFB BRG AC unit change-outs

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Shane, this memo is in response to your request for a fee structure that could be used for engineering fees to support SFB BRG requests for rooftop air conditioner replacements. The engineering scope is proposed to include the following. We propose to use this document as a template for future proposals. This document is not a fee proposal or binding contract. Terms, conditions and fees are subject to change based on specific project requirements.

### Scope of Basic Services:

#### GENERAL:

- Review existing drawings provided by the Client.
- Create project specifications in plan note format for HVAC and plumbing.
- Prepare one estimate of Engineer's opinion of construction cost. Estimates shall not be assumed to be related to the actual cost of construction.

#### HVAC:

- Specify new A/C unit and accessories in schedule format. Accessories anticipated to include: hail guards, modulating economizer, CO2 outside air control (demand control ventilation).
- Create performance specifications and details as necessary to describe the condensate drainage and gas piping connections to the new A/C unit.
- Create performance specifications for the existing control system as necessary to accommodate the new A/C unit.

#### Plumbing:

- Create performance specifications and details as necessary to describe the condensate drainage and gas piping connections to the new A/C unit.

#### Fire Protection: NO SCOPE.

#### Structural: \*PROVIDED BY SCHNEIDER STRUCTURAL ENGINEERS AS A SUB-CONSULTANT TO THE ENGINEER\*

- Review existing drawings of the roof structure for adequacy of supporting the proposed HVAC equipment in place of the existing. A sealed opinion memo shall be provided as the deliverable.
- Design of strengthening, if deemed necessary, is not included; should structural modifications be requested or required an additional proposal will be required.

#### Construction Administration:

- Review bids and prepare contractor vetting summary.
- Review photos provided by the Owner of the installed conditions and offer recommendations for corrective actions, as necessary.

#### Commissioning: NO SCOPE.

#### Assumptions:

- Drawings not required.
- Project will not be certified / rated by LEED or other agency and basic services does not include calculations & documentation for LEED or other similar programs – no report generation required.
- Project costs such as permit fees, plan review costs, special inspections, etc. are provided by Others.
- Heating and Cooling load calculations not required; design will be based on existing unit nameplate size.
- No Measurement and Verification (M&V) scope.
- Adequate electrical service will be available to accommodate the HVAC systems.

*LHUSD A/C CHANGE-OUT FEE STRUCTURE MEMO*

- Life Cycle Reports, System Comparison Reports, Feasibility Studies, and similar documents are not included.
- Existing equipment to remain is assumed to have adequate capacity, be code compliant, and be in good condition for the anticipated re-use. Existing equipment will not be verified as part of this project.

**Deliverables:**

The Engineer's instruments of service will be provided in electronic form. Hard copies are not included. Documents will be provided in PDF format. Copies of CAD files will be provided at the direction of Client.

**FEE STRUCTURE:**

For the above scope of work, we propose the following fee structure:

LHUSD provides complete as-built drawings	LHUSD does not provide or provides partial as-builts of Structure	LHUSD provides make, model, and serial number of the existing unit and photos of unit	Structural Engineering Site visit Required	Mechanical Engineering site visit required	Proposed Fee *
YES	NO	YES	NO	NO	\$ 1,900
NO	YES	YES	YES	NO	<del>\$ 3,100</del>
YES	NO	NO	NO	YES	\$ 3,600
NO	YES	NO	YES	YES	\$ 4,800

\* Add \$ 1,700 to the above fees for additional Engineering site visits at request of SFB or LHUSD.

# Master REQUEST FOR QUOTE

Lake Havasu School District #1

2200 Havasupai Blvd

Lake Havasu City, AZ 86403

We are inviting you to bid on the following project.

## Project description:

Replacement of a/c unit from attached scope. Any and all taxes, crane, or miscellaneous items need to be included in quote in an itemized fashion.

## Contact Information

<u>Maintenance Supervisor</u>	928-208-6457	John Simpson [ssimpson@havasus.k12.az.us]
HVAC	928-208-9060	Shane Bolinger [sbolinger@havasus.k12.az.us]
HVAC	928-208-3534	Chris Proulx [cproulx@havasus.k12.az.us]
Office	928-505-6918	Kari Kewish [kkewish@havasus.k12.az.us]
Fax	928-505-6996	

★ London Bridge Air

9,371.00

Ambient Edge

9,543.04

Hicks Heating + Air

No Bid

Cool Dude A/c

No Bid



# Master Scope

Project Name: Havasupai Elementary Rm 135 [RTU-9]

Project Address: Havasupai Elementary School

880 Cashmere Dr.

Lake Havasu City, AZ 86403

Date: April 22, 2015

Client: Lake Havasu School District #1

2200 Havasupai Blvd

Lake Havasu City, AZ 86403

## **HVAC TO INCLUDE**

- Hail guards
- Modulating economizer with CO2 outside air control (demand control ventilation)

## **ELECTRICAL**

- Replace fused disconnect and whip (sized according to new unit)
- Reinstall existing controls.

## **PLUMBING**

- Install new condensate (tie into existing)
- New gas piping if required.

2739 Kiowa Blvd. N 102  
Lake Havasu City, AZ  
86404



Date	Proposal #
4/14/2015	809

Fax # (928) 453-9731

		Project
		Havasupai Ele.
Description		Total
Room 135 Installation of a Carrier 460V 48TCDA05A2A6-0A0A0 unit, 4 ton 13 seer R-410A single packaged gas/electric. Includes fusible disconnect with fuses, hail guards, curb, drain line, modulating economizer with CO2 outside air control, new condensate, gas piping if required, new high voltage power whip, crane, and all labor to complete install.		8,962.32
Installation to include:		
1-Carrier 460V48TCDA05A2A6-0a0A0 unit		
1-Hail Guard		
1-modulating economizer with CO2 outside air control		
1-fusible disconnect with fuses		
1-new condensate tying into existing		
1-new gas piping if needed		
1-high voltage wiring with power whip		
1-new drain line above roof		
1-crane		
Tax		408.68
Sales Tax		0.00
<b>Subtotal</b>		<b>\$9,371.00</b>
<b>Total</b>		<b>\$9,371.00</b>

Signature &amp; Date \_\_\_\_\_

Signature &amp; Date \_\_\_\_\_

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Lake Havasu Unified**  
Project Number: **080201207-1002-019BRG**  
Project Description: **Replace package heat pump**  
Architect of Record: **Kelly Wright & Associates (520-887-1919)**  
Contractor: **Ambient Edge (928-718-1017)**

Mohave County

Board Approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 9,354</b>
Contingency ①		<b>\$ 1,000</b>
Architecture / Engineering (A&E)		\$ 3,100
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection (structural and geo-tech)		\$ -
<b>Total Additional Cost:</b>		<b>\$ 3,100</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 13,454</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 13,454</b>
<b>Total Project Cost:</b>		<b>\$ 13,454</b>

① Contingency may only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 5/6/2015 12:21:33 PM

**Application ID:** 2010

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Lake Havasu Unified District

**Superintendent:** Gail Malay

**Contact Person:** John Simpson

**Contact Phone Number:** 928-208-6457

**Contact Email:** jsimpson@havasus.k12.az.us

**School Site:** Lake Havasu High School

**Buildings:** 1002 A

**Application Title:** Attendance Office HVAC

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Replacement of a/c from attached scope. Any and all taxes, crane, or miscellaneous items need to be included in quote in an itemized fashion age 18+ yrs.

**Project Category:** HVAC

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

There is no insurance to cover this project.

**Liaison:** Breuer

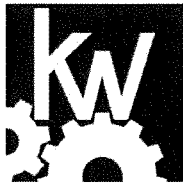
gbreuer@azsfb.gov

602-542-6139

\_\_\_\_\_  
Superintendent Printed Name

\_\_\_\_\_  
Superintendent Signature

\_\_\_\_\_  
Date



KELLY • WRIGHT  
& ASSOCIATES • PC  
HVAC • PLUMBING  
FIRE PROTECTION

## MEMORANDUM

Date: April 21, 2015 From: Donovan F. Kelly, Principal  
Project: Rooftop AC Unit Change-outs at various LHUSD Sites Project #: *pending*  
Client: Lake Havasu Unified School District #1, attn. Shane Bolinger Client's Project #: *pending*  
Subject: Engineering Fee Structure for SFB BRG AC unit change-outs

Shane, this memo is in response to your request for a fee structure that could be used for engineering fees to support SFB BRG requests for rooftop air conditioner replacements. The engineering scope is proposed to include the following. We propose to use this document as a template for future proposals. This document is not a fee proposal or binding contract. Terms, conditions and fees are subject to change based on specific project requirements.

### Scope of Basic Services:

#### GENERAL:

- Review existing drawings provided by the Client.
- Create project specifications in plan note format for HVAC and plumbing.
- Prepare one estimate of Engineer's opinion of construction cost. Estimates shall not be assumed to be related to the actual cost of construction.

#### HVAC:

- Specify new A/C unit and accessories in schedule format. Accessories anticipated to include: hail guards, modulating economizer, CO2 outside air control (demand control ventilation).
- Create performance specifications and details as necessary to describe the condensate drainage and gas piping connections to the new A/C unit.
- Create performance specifications for the existing control system as necessary to accommodate the new A/C unit.

#### Plumbing:

- Create performance specifications and details as necessary to describe the condensate drainage and gas piping connections to the new A/C unit.

#### Fire Protection: NO SCOPE.

#### Structural: \*PROVIDED BY SCHNEIDER STRUCTURAL ENGINEERS AS A SUB-CONSULTANT TO THE ENGINEER\*

- Review existing drawings of the roof structure for adequacy of supporting the proposed HVAC equipment in place of the existing. A sealed opinion memo shall be provided as the deliverable.
- Design of strengthening, if deemed necessary, is not included; should structural modifications be requested or required an additional proposal will be required.

#### Construction Administration:

- Review bids and prepare contractor vetting summary.
- Review photos provided by the Owner of the installed conditions and offer recommendations for corrective actions, as necessary.

#### Commissioning: NO SCOPE.

#### Assumptions:

- Drawings not required.
- Project will not be certified / rated by LEED or other agency and basic services does not include calculations & documentation for LEED or other similar programs – no report generation required.
- Project costs such as permit fees, plan review costs, special inspections, etc. are provided by Others.
- Heating and Cooling load calculations not required; design will be based on existing unit nameplate size.
- No Measurement and Verification (M&V) scope.
- Adequate electrical service will be available to accommodate the HVAC systems.

5250 EAST PIMA STREET #121, TUCSON, AZ 85712 (520) 887-1919 FAX (520) 696-0280

WWW.KWMECH.COM

*LHUSD A/C CHANGE-OUT FEE STRUCTURE MEMO*

- Life Cycle Reports, System Comparison Reports, Feasibility Studies, and similar documents are not included.
- Existing equipment to remain is assumed to have adequate capacity, be code compliant, and be in good condition for the anticipated re-use. Existing equipment will not be verified as part of this project.

**Deliverables:**

The Engineer's instruments of service will be provided in electronic form. Hard copies are not included. Documents will be provided in PDF format. Copies of CAD files will be provided at the direction of Client.

**FEE STRUCTURE:**

For the above scope of work, we propose the following fee structure:

LHUSD provides complete as-built drawings	LHUSD does not provide or provides partial as-builts of Structure	LHUSD provides make, model, and serial number of the existing unit and photos of unit	Structural Engineering Site visit Required	Mechanical Engineering site visit required	Proposed Fee *
YES	NO	YES	NO	NO	\$ 1,900
NO	YES	YES	YES	NO	\$ 3,100
YES	NO	NO	NO	YES	\$ 3,600
NO	YES	NO	YES	YES	\$ 4,800

\* Add \$ 1,700 to the above fees for additional Engineering site visits at request of SFB or LHUSD.

# Master REQUEST FOR QUOTE

Lake Havasu School District #1

2200 Havasupai Blvd

Lake Havasu City, AZ 86403

We are inviting you to bid on the following project.

## Project description:

Replacement of a/c unit from attached scope. Any and all taxes, crane, or miscellaneous items need to be included in quote in an itemized fashion.

## Contact Information

<u>Maintenance Supervisor</u>	928-208-6457	John Simpson [ssimpson@havasu.k12.az.us]
HVAC	928-208-9060	Shane Bolinger [sbolinger@havasu.k12.az.us]
HVAC	928-208-3534	Chris Proulx [cproulx@havasu.k12.az.us]
Office	928-505-6918	Kari Kewish [kkewish@havasu.k12.az.us]
Fax	928-505-6996	

\* Ambient Edge

9,353.64

London Bridge Air

9,763.20

Hick Heating & Air

No Bid

Cool Dude A/C

No Bid

# Master Scope

Project Name: Lake Havasu High School Attendance Office

Project Address: Lake Havasu High School

2675 S. Palo Verde Blvd.

Lake Havasu City, AZ 86403

Date: April 21, 2015

Client: Lake Havasu School District #1

2200 Havasupai Blvd

Lake Havasu City, AZ 86403

## **HVAC TO INCLUDE**

- Hail guards
- Modulating economizer with CO2 outside air control (demand control ventilation)

## **ELECTRICAL**

- Replace fused disconnect and whip (sized according to new unit)
- Reinstall existing controls.

## **PLUMBING**

- Install new condensate (tie into existing)
- New gas piping if required.





# Ambient Edge

Heating / Air Conditioning  
& Refrigeration Inc.

Ambient Edge  
3270 Kino Ave  
Kingman AZ 86409  
Phone: 928-718-1017  
Fax: 928-692-1016

## QUOTE

DATE

4/27/2015

INVOICE #

0000160681

CUST #

0019854

### BILL TO:

HAVASUPAI ELEMENTARY  
880 CASHMERE DR  
LAKE HAVASU CITY AZ 86404

ROC 198597AZ, 0071575NV, 296317AZ

### LOCATION:

Lake Havasu Highschool  
2200 Havasupai Blvd.  
Lake Havasu City AZ 86403

P.O. NUMBER		TERMS	SALES PERSON
		COD	Amy Johnson
QUAN	DESCRIPTION		
1.00	Desc: Replace unit YCC060F1MOBF W/a 3 phase Trane unit		
1.00	Equipment: YSC060E3RLA000, 5 Ton 230v 3 phase G/E		
1.00	Equipment: BAYECON085A, Economizer		
1.00	Equipment: G80046 Fused Disconnect		
1.00	Equipment: BAYGARD037B, CO2 wall mount		
1.00	Equipment: BAYGARD037B, hail Guard		
1.00	Equipment: Curb		
1.00	CRANE SERVICE		
1.00	LABOR		
1.00	Materials		
1.00	LABOR: Tech start up		
This quotation is subject to acceptance within 30 days.			
TERMS: Net 30*			
• This quotation does not include unless otherwise listed above: structural changes, painting or drywall, sheet metal other than ductwork shown on plans, high voltage electrical, gas piping, and connections to fire system			
• Only includes material and labor shown.			
• All orders subject to factory acceptance. No material will be accepted for return.			
All material is guaranteed to be as specified. All work to be completed in workmen like manner according to standard practices. Any alterations or deviations from specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above estimate. All agreements contingent upon accidents or delays beyond our control.			

Subtotal	\$9,353.64
Sales Tax	\$0.00
Total Amount	\$9,353.64

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Laveen Elementary**  
BRG Project Number: 070459104-1001-014BRG  
Project Description: Recoat roof  
Consultant: EMC2 (480-830-3838)  
Contractor: TBD

Maricopa County

Board approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 80,000</b>
Contingency ①		\$ 8,000
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 8,890
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 6,500
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 15,390</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 103,390</b>
District or Local Funds:		\$ 24,000
<b>SFB Board Approved Amount:</b>		<b>\$ 103,390</b>
<b>Total Project Cost:</b>		<b>\$ 127,390</b>

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 3/9/2015 11:04:44 AM

**Application ID:** 1761

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Laveen Elementary District

**Superintendent:** Dr Bill Johnson

**Contact Person:** Robert Jacobson

**Contact Phone Number:** 602-501-9929

**Contact Email:** rjacobson@laveeneld.org

**School Site:** Cheatham Elementary

**Buildings:**  
1001 Building A  
1003 Building C

**Application Title:** Roof Replacement

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Requesting to repair and recoat, 31,021 sq ft of foam roofing that is 12 years old. The roof is out of its 10 year warranty. Also request to caulk all of metal roofing seams and flashings. Roof is leaking into the buildings and could become a claim for our insurance company The Trust. Please see attached files.

**Project Category:** Roofing

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project	\$24,000.00
--	-------------

Please outline any associated insurance coverage.

The roof has 12 years old and the warranty is set at 10 years. Please see attached files. District can allocate \$24,000 to this project.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

\_\_\_\_\_  
Superintendent Printed Name

## Pat Cruse

---

**From:** Jacobson, Robert [rjacobson@laveeneld.org]  
**Sent:** Wednesday, April 29, 2015 11:29 AM  
**To:** Pat Cruse  
**Cc:** Kevin Hegarty; Dean Gray; Jerry Brown  
**Subject:** Fwd: Cheatham Roofs

Good Morning Pat,

I think it is important to first establish what the district is requesting as your email contains a lot of statements that are not germane to the request. The District is only requesting correction of the foam roof sections of the school buildings that are out of warranty. That is noted in the square footage that I presented in an earlier email and submitted with the grant. The caulking on the metal roofs will be taken care of at the same time and the District will assume the cost for the maintenance on those sections.

In your previous email you stated we were requesting to use cementitious foam covering. However, I had sent another EMC2 assessment that indicated the roof coating that you recommended, which is the acrylic. I am basing the findings of the roof off of the EMC2 assessment and Jerry Brown's assessment when we had the meeting at the site in March.

The stated purpose of the Building Renewal Grant is for correcting building components that are failing and out of warranty. These funds are provided to restore to the original purpose. In this case, we have foam roofs on the original part of the school that are out of warranty and are failing. We need to restore those roofs before we have major issues other than roofing.

The District is asking for funding for the original foam roof only to be brought back to standard condition. We are asking that this grant be submitted to the School Facilities Board for their approval of funds.

Regards

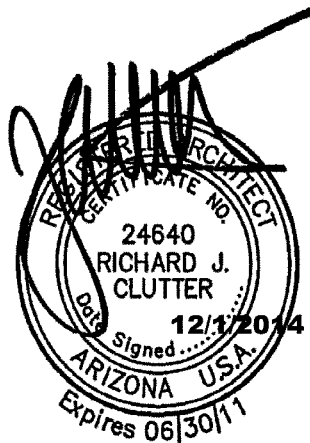
Robert Jacobson

# ROOFING ASSESSMENT

**CHEATHAM K-8 SCHOOL**  
**4725 W. South Mountain Ave.**  
**Laveen, AZ 85339**

**TOTAL ROOF AREA:**  
**APPROXIMATELY 71,889 SQ. FT.**

**PREPARED FOR:**  
**ROBERT JACOBSON, DIRECTOR OF SUPPORT SERVICES**  
**LAVEEN ELEMENTARY SCHOOL DISTRICT**  
5001 W. Dobbins Road  
Laveen, AZ 85339



*Emc2*

Architects ■ Planners, PC

*Learning Places & Growing Spaces*

Emc2 GROUP ARCHITECTS PLANNERS, PC  
1635 North Greenfield Road  
Suite 144  
Mesa, AZ 85205

P 480 830 3838  
F 480 830 3860  
T 800 372 6849

[www.emc2architects.com](http://www.emc2architects.com)



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## EXECUTIVE SUMMARY:

**Name:** Cheatham K-8 School  
Laveen Elementary School District

**Location:** 4725 W. South Mountain Ave.  
Laveen, AZ 85339

<b>Roof Size:</b>	Foamed in Place Roofing:	23,821 SF
	Built-Up Roofing:	4,160 SF
	Standing Seam Metal:	35,118 SF
	Modular Classrooms (Foam):	7,200 SF
	Restroom building (BUR):	1,600 SF
	<b>Total:</b>	<b>71,899 SF</b>

**Inspection Date:** November 14, 2014

### History:

The school district reports miscellaneous leaks have been observed with greater frequency, particularly after the most recent storms. A general visual survey of the roof was performed without any specific focus on any one area of the roof upon arrival. Visual survey of interior spaces was not conducted.

### Recommendation:

As a result of our survey, our recommendation is to repair damage, clean and recoat foam roofed areas. At BUR we recommend applying white acrylic coating. At metal roofing and flashing re-seal perimeter and penetrations. The new cementitious coating with proper and timely inspections, repair and maintenance, should provide service to the District for ten years.

### Budget:

Based on preliminary subcontractor pricing with a ten year manufacturer's warranty anticipated cost to replace roof is as follows:

Foam with Cementitious Coating:	\$ 69,000.00
Standing Seam:	\$4,000.00
BUR at Mechanical Enclosures:	\$15,000.00
BUR @ BLDG G:	\$5,600.00
Repair Foam @ Portables:	<u>\$10,800.00</u>
Sales tax & Bonds:	\$6,264.00
<b>Total estimated Cost of Construction:</b>	<b>\$110,664.00</b>

Additionally, yearly inspection and maintenance to remove leaves, debris and sports equipment from drains and roof surfaces should be budgeted and performed along with proper patching and repairs of any damage to the coatings.

## **CONSTRUCTION:**

Visual inspection confirms the flat roof areas to be spray foam coated with a white cementitious layer. Parapet wall and mechanical curb flashings have been constructed out of the same sprayed foam and protective coating. Roofing as-builts indicate the spray foam to be R-30 thickness.

Core sampling of the roofing was not deemed necessary since the insulation appears to be good condition. Drawings do not indicate if the foam insulation is built up or applied over mechanically attached board insulation.

Roof Warranty indicates the roof system carried a 10 year warranty from the date of substantial completion, January 16, 2003. This makes the roof system out of warranty for almost 2 years. An executed copy of the warranty is attached as an exhibit. The attached warranty does not apply to the modular classroom buildings or restroom building.

Parapet walls average 42" to 72" in height at the various roof area perimeters. Coating extends up the back side of parapet walls 12-16". The uncoated CMU is painted. A metal coping was installed over the parapet and mechanically fastened to the wood nailers.

Roof top packaged air conditioners are arranged randomly at foam roof area and paired up on sloped BUR mechanical enclosures as at sloped metal roofs. All RTU's are placed on factory roof curbs and flashed with BUR or cementitious coating based on location. Penetrations are flashed with metal collars and sealed at the pipe penetration with sealant. Walk pads are not provided.

Roof slope is generally 1/4" per foot at low slope roofs. Crickets are provided at all equipment and to direct run-off to internal roof drains along the roof perimeters. Overflow is handled with scuppers through the face of the parapet walls.

## **OBSERVED CONDITIONS:**

Overall roof was clear of leaves, debris and dirt. Some silt was observed where water ponds in depressions however the pond areas were very shallow and infrequent.

Damage from birds pecking on the foam roofing was noted at the perimeter of the Administration Roof area where roof terminates at a gravel stop. This was the only place where bird damage was observed. No pigeons or pigeon debris was noted.

Numerous patches were observed in the cementitious coating where previous repairs have been made. Most patches appear as lighter coating.

Large blisters were observed at the round building element over the Administration Area and in the roof area southwest of the Multi-Purpose Room/Gymnasium. The blister area near the gym occurred in a line of almost continuous blisters the length of the roof.

The Gymnasium Building was retro-fitted with ballasted photovoltaic panels sometime after the building was opened. It appears the foam roof over the Gym was patched and re-coated with new cementitious coating prior to installing the solar panels. This area will not require recoating.

Gas piping, electrical conduits and condensate drains are supported by plastic or wood blocking. Plastic supports and piping are in good condition. Wood supports are undersized and weathered.

Prefinished metal coping is in good condition and should not need to be removed to re-roof the facility.

At the roof area north of the MPR/GYM the roof at the drains were reworked as part of an addition and the roof drain strainers were not re-installed. Strainer basket rings will need to be re-installed prior to re-coating the roof.

A new Gym and Classroom addition has been constructed on the east side of the existing MPR. The new addition is not part of the assessment.

Two modular classrooms also have foamed roofing but appear to have been installed at a later date. These roofs had some small cuts in the coating. Due to their proximity to the play grounds some rocks and balls were observed on the roof. There were also cut-outs in the EFIS parapets where parapet ladders have been mounted that need to be sealed. These buildings were not covered under the original warranty.

A small restroom building was also constructed at a later date to serve the Modular Classrooms and play grounds. This building has a built-up roof that appears to be fair condition. It would make sense to coat this roof at the same time as the other BUR roof areas.

#### **PHOTOGRAPHS:**

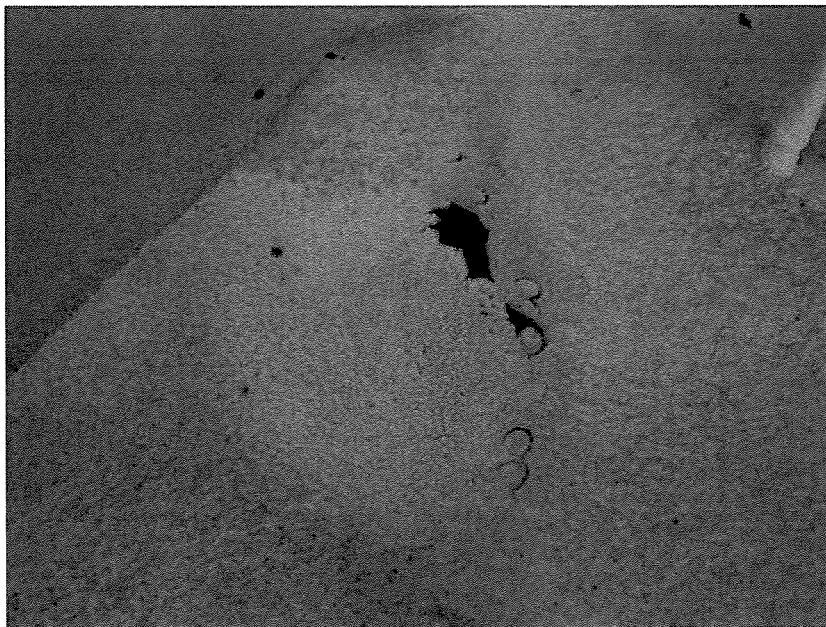


Holes along the gravel stop due to Wood Peckers.

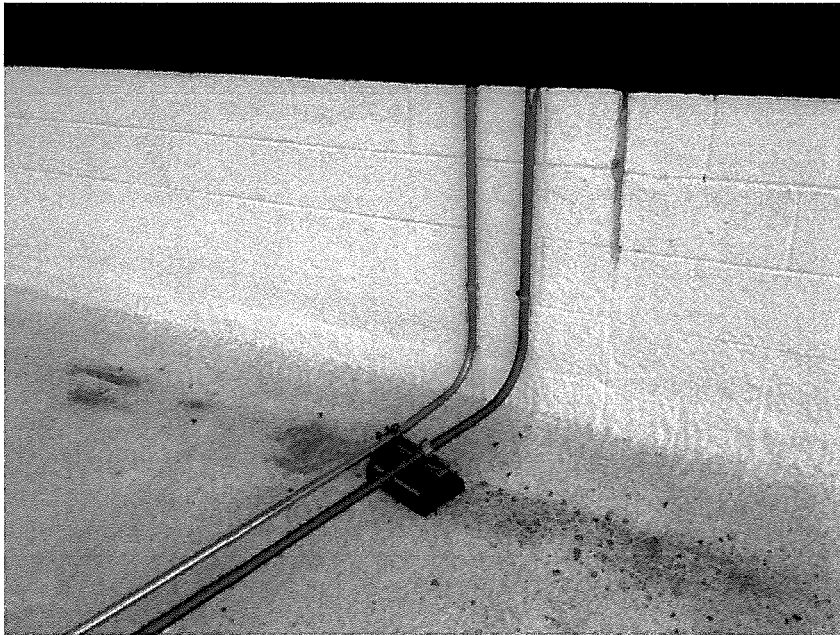




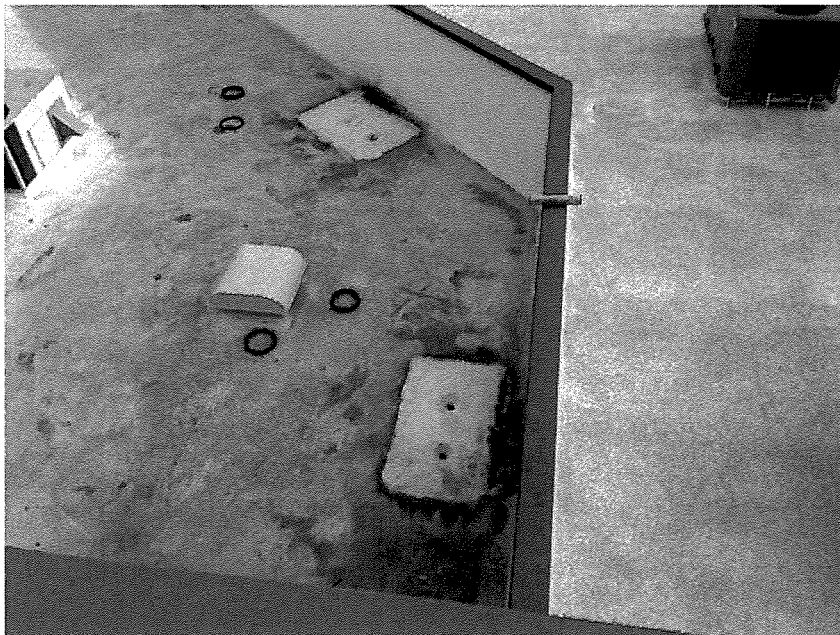
Large blister with tears in the coating at Admin Roof



Blisters at south roof



Typical flashing at walls



Repaired roof drains adjacent to addition



Typical mechanical enclosures at metal roof



PV arrays at MPR Roof

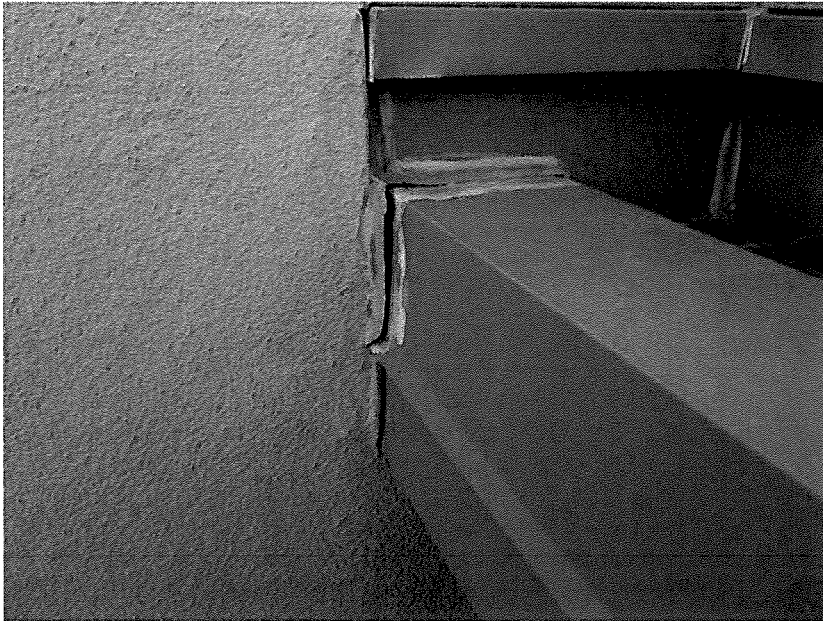


Fractures in cementitious coating

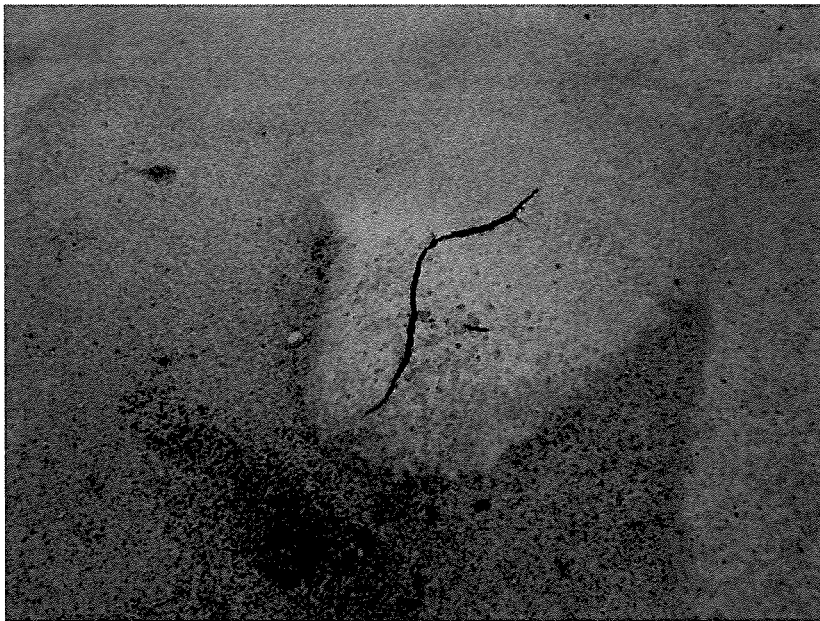


Perimeter sealant voids at metal roofing





Perimeter voids at copings



Fractured blister at SW Gym roof (1 of 10)

## **RECOMMENDATIONS:**

This roof has been in place for 12 years and is currently leaking at fractured blisters and sealant voids. The roof coating is past its warranty period and useful life. Most concerning are the numerous blisters and fractures identified during the assessment. These are susceptible to additional damage and moisture infiltration. The only remedy for the blisters is to remove the delaminated areas and patch.

The existing insulation is in good condition, slopes are adequate and uniform, and crickets appear to be unobstructed. Based on the condition of the substrate we recommend cleaning, patching and re-coating the entire foamed in place roof area with a cementitious coating capable of providing a new warranty.

Emc2 has access to the contractor's record drawings. Dead load appears to be adequate for the additional cementitious coating. Loads will be verified upon approval of the project.

The estimated cost of the retrofit is approximately \$4.00 per Square Foot for 36 mil elastomeric coating with granular coating at Foamed Roofing and \$3.50/SF for 24 mil white acrylic coating at Built-up Roofing.

## **Cost of Neglect:**

Without the recommended roof replacement the leakage will intensify as the existing blisters continue to fracture and new blisters form. As leaking increases, consequential damage will occur to roof insulation and metal decking, resulting in a costlier roof replacement. Instead of recovering the existing roof a full tear-off may become necessary in order to inspect the metal decking for damage. Additional risk exists with damage to interior building spaces and finishes. Full tear-off is estimated to add an additional \$3.00/SF to the roof replacement.

### ESTIMATED COSTS OF REPLACEMENT:

#### Design Services and Fees:

The architectural scope of service includes preparation of roof plans, details and specifications, construction procurements, permit management and project design coordination:

Architectural Design & Procurement:	\$ 5,670.00
Structural Engineering:	\$500.00
Total Design Fees:	\$6,170.00 *

#### Construction Administration Services and Fees:

The construction administration scope-of-services include office time for RFI's and shop drawing review, project administration, 4 site observations including travel to observe and record roof replacement:

Architectural Construction Administration Fees:	\$2,720.00 *
Additional Field Observation will be performed at \$500 / Trip.	

#### Estimated Cost of Construction:

Clean and prep existing roofing system for re-coat. Cut out blisters and delaminated coating, prep and patch. Install 36 mil thick elastomeric membrane with granular coating. Standard language manufacturer's 10 year warranty. 2 year contractor's warranty.

New 36 mil. elastomeric membrane and granular overlay:	\$69,000.00 *
New 24 mil white acrylic coating at BUR Mechanical Wells:	\$15,000.00 *
Maintain perimeter and penetration sealants at Standing Seam:	\$4,000.00 *
Minor repairs @ Modular Classroom Roofs:	\$10,800.00
Minor repair and acrylic coating at Restroom Bldg:	\$5,600.00
Sales tax & Bonds:	\$6,256.00
Total estimated Cost of Construction:	\$110,664.00

TOTAL ESTIMATED PROJECT COST: \$119,554.00

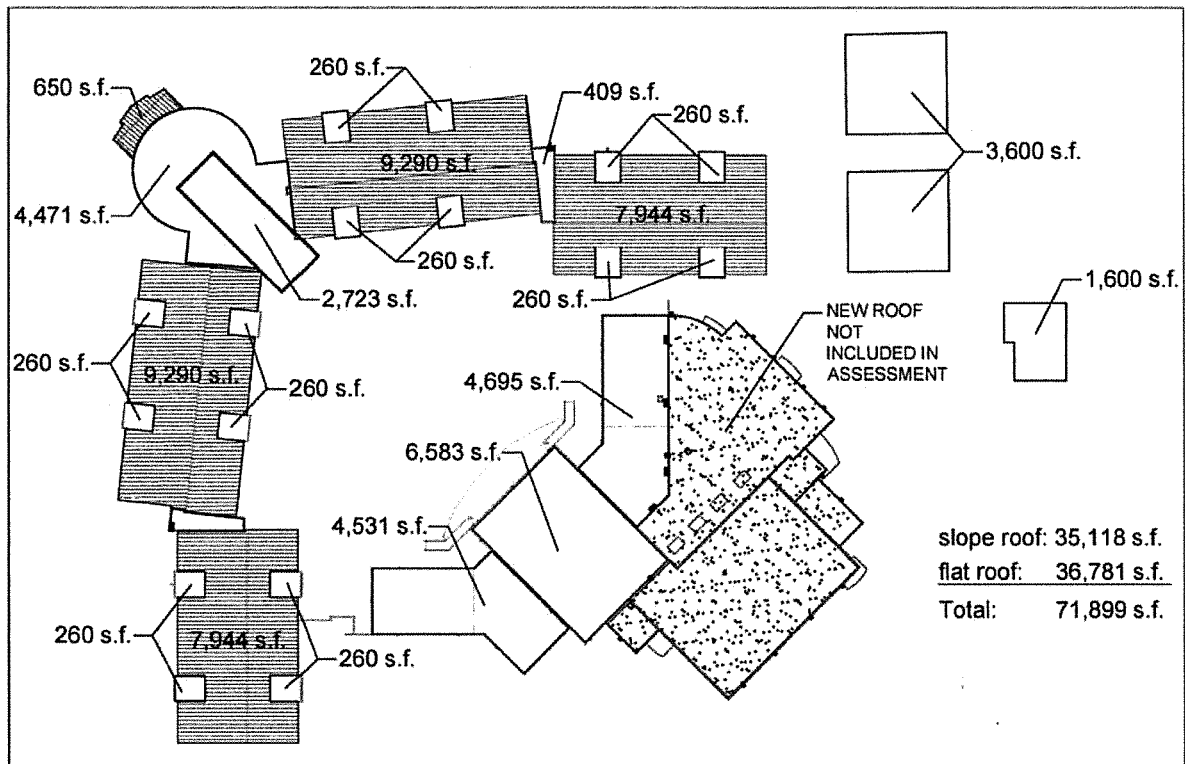
Sincerely,

**Emc2 GROUP Architects Planners, PC**

Richard J. Clutter, AIA  
President

Cc: Kevin Hegarty, LESD

EXHIBIT: ROOF PLAN





# NON-PRORATED LIMITED ROOF WARRANTY - SPRAYED POLYURETHANE ROOF SYSTEMS

**Job Number:** 2600022460  
**Purchaser:** D L WITHERS CONSTRUCTION, LC  
**Building:** CHEATHAM ELEMENTARY SCHOOL  
**Location:** 4725 WEST SOUTH MOUNTAIN AVENUE  
 LAVEEN, AZ, 85339

**Section Name:** FLAT ROOF AREA  
**SQFT:** 25,861  
**Warranty date:** 01/16/2003  
**Warranty length:** 10 Yrs  
**ER #:** 10058662

## I. WHAT THIS WARRANTY COVERS:

(a) CentiMark Corporation (CENTIMARK) warrants to the Purchaser ONLY that CentiMark will repair any leaks resulting from defects in the materials or workmanship in the roof services (services) performed by CentiMark, to the building noted above, for the period of time, noted above, from the Warranty Date. If CentiMark determines that the leaks in the roof are caused by defects in the materials or workmanship supplied by CentiMark, CentiMark's remedies and CentiMark's liability shall be limited to CentiMark's repair of the leaks. CentiMark's remedies and CentiMark's liability shall not be limited to CentiMark's original cost of the roof services to the Purchaser.

(b) Purchaser shall notify CentiMark of the need for service within twenty-four (24) hours after its discovery and shall confirm this notice in writing within seven (7) calendar days thereafter. In response to this notice CentiMark will arrange to inspect the roof system and:

(i) if the leaks are the responsibility of CentiMark under this Warranty, CentiMark will take prompt, appropriate action to return the roof system to a watertight condition; or

(ii) if the leaks are not the responsibility of CentiMark under this Warranty, CentiMark may, at the Purchaser's request, advise the Purchaser within a reasonable time of the minimum repairs that CentiMark believes are required to return the roof system to a watertight condition. If the Purchaser, at its expense, promptly has such repairs made to the roof system by or with the approval of CentiMark, this Warranty will remain in effect for the unexpired portion of its term. Failure to make these repairs in a timely and reasonable fashion will void any further obligation of CentiMark under this Warranty as to the damaged portion of the roofing system.

## II. WHAT THIS WARRANTY DOES NOT COVER:

This Warranty is not a maintenance agreement or insurance policy; therefore routine inspections and maintenance are the Purchaser's responsibility (see reverse side of this document). The Warranty does not obligate CentiMark to repair the roof system, or any part of the roof system, in the event of:

(a) Damage to the roof by any acts of negligence, accidents, misuse or abuse caused by Purchaser or persons other than CentiMark, or beyond CentiMark's control, or outside the reasonable use, treatment or purpose of the roof, or damaging events or conditions, including but not limited to vandalism, malicious mischief, civil disobedience, acts of war, petroleum or other chemical attack, mold growth, attack by insects, rodents or other vermin, storage of materials or any kind on the roof, solid objects falling onto the roof, roof damage due to lightning, hail, hurricanes, tornadoes, earthquakes, sandstorms.

(b) Damage to the roof because of failure of any material used as the base over which the roof is applied (unless provided by CentiMark) or damage to the roof because of any material, assemblies or components used in, adjacent to or in contact with the roof system which were not furnished by CentiMark.

(c) Damage to the roof because of settlement, distortion, failure or cracking of the structure to which the roof system is attached (roof deck, walls or foundation of the building) or defects or failures of any part of the building structure, or damage to the roof because of moisture entering the roof system through walls, or any other part of the building structure.

(d) Damage resulting from standing water (ponding), improper drainage of normal rainwater (i.e. drainage which permits substantially all water to drain from the roof within 48 hours of the time of the rainfall), and damage resulting from changes in the building usage which add stresses to the roof system different than those observable at the time this Warranty was originally issued.

(e) Alterations, additions or modifications to the roof by persons other than CentiMark without the prior written approval of CentiMark.

(f) Damage to the roof because of Purchaser's failure to fulfill Purchaser's obligations under this Warranty.

(g) Loss of granulars, discoloration, cracking, crazing, or other aesthetics.

## III. OBLIGATIONS OF THE PURCHASER UNDER THIS WARRANTY:

It is the obligation of the Purchaser to fulfill its duties and attend to its responsibilities both as stated elsewhere in this Warranty and as follows: The Purchaser shall be responsible for providing any of its obligations whatsoever. This Warranty shall terminate any liability of CentiMark for any warranty obligations of any nature whatsoever.

(a) Purchaser shall pay all invoices issued by CentiMark for installation, materials and services, in full and when due, and shall not offset any claims that the Purchaser may allege against CentiMark against any amounts due on CentiMark's invoices. If Purchaser fails to pay all outstanding invoices in full and when due, and/or claims any offset against any invoices, then Purchaser shall not be entitled to any warranty protection or services.

(b) Purchaser shall follow the maintenance program set forth on the reverse side of this Warranty.

(c) Purchaser shall provide CentiMark access to the building during business hours to make inspections.

(d) Purchaser shall obtain prior written authorization from CentiMark to make alterations or repairs to the roof installed by CentiMark, or to place upon, or attach to the roof, objects such as, but not limited to, structures, fixtures, relocation of roof mounted louvers, HVAC units, curb boxes, pipe penetrations ventilators, or utilities.

(e) Purchaser shall not change the use of the building and/or the facilities contained within the building in such a manner which would be detrimental to and/or cause a deterioration of the roof system.

## IV. EXCLUSIVITY OF WARRANTY AND LIMITATION OF REMEDIES:

(a) CENTIMARK EXPRESSLY DISCLAIMS ALL EXPRESS OR IMPLIED WARRANTIES, INCLUDING THE WARRANTY OF MERCHANTABILITY, AGAINST THE PURCHASER'S PARTICULAR PURPOSE OR ANY OTHER IMPLIED WARRANTY. THIS EXPRESS LIMITED WARRANTY CONTAINS THE SOLE AND EXCLUSIVE WARRANTY AND REMEDY OF PURCHASER AGAINST CENTIMARK. THERE IS NO EXPRESS WARRANTY OTHER THAN THAT STATED IN THIS WARRANTY.

(b) This Warranty does not cover, and in no case shall CentiMark be liable for, any special, incidental or consequential damages based on breach of warranty, breach of contract, negligence, strict liability, tort or any other legal theory. Such excluded damages include, but are not limited to, loss of profits, savings or revenue, cost of substitute equipment, facilities or services, business interruption, the claims of third parties including customers, the cost of repairing and/or replacing other property when the roof services do not perform as warranted, and any and all other incidental or consequential damages. Incidental and consequential damages shall not be recoverable even if the remedies or actions provided herein are determined to have failed of their essential purposes.

(c) Purchaser assumes all risk in connection with the existence, growth or presence of any mold, mildew, mycotoxin or other microbial growth or other similar microbial condition in, through or around the roof, roofing system or building at any time. This Warranty does not apply to, and in no event shall CentiMark be liable for, any claim, bodily injury, loss, cost, expense or damage arising out of or relating to, in whole or in part, the existence, growth or presence of any mold, mildew, fungi, microbe, spore, mycotoxin or similar microbial condition in, through or around the roof, roofing system or building at any time.

## V. TIME LIMIT FOR BRINGING SUIT:

ANY ACTION BY PURCHASER TO ENFORCE ANY CLAIMS AGAINST CENTIMARK MUST BE COMMENCED WITHIN ONE (1) YEAR FROM THE DATE THAT A DEFECT IN MATERIALS OR WORKMANSHIP, OR OTHER BREACH OR ANY OTHER CLAIM IS DISCOVERED OR REASONABLY SHOULD HAVE BEEN DISCOVERED.

## VI. MISCELLANEOUS:

(a) If at any time CentiMark does not enforce any of the terms, conditions or limitations stated in this Warranty, CentiMark shall not have waived the benefit of said term, condition or limitation and can enforce it at any time. This Warranty is extended only to the original Purchaser identified herein and is not transferable. It is not intended nor shall it be construed to create rights in any third party.

(b) This Warranty is issued at the Corporate offices of CentiMark Corporation in Canonsburg, Pennsylvania and accordingly, is governed by Pennsylvania law. Jurisdiction and venue of any dispute arising under or pursuant to the terms of this Warranty shall be vested in courts sitting in Washington County, Pennsylvania.

(c) This Warranty Agreement is understood to be the complete and exclusive warranty agreement between the Purchaser and CentiMark, superseding all prior agreements, whether oral or written, and all other communications between the parties relating to the subject matter of this Warranty. No modification or other written communication shall not be valid or binding upon CentiMark under any circumstances, unless specifically adopted and approved by written response from CentiMark; the failure of CentiMark to respond shall be deemed a denial of any such additional terms or conditions. No representative of CentiMark has the authority to make any representations or promises about the Warranty or the performance of our services that differ from this written Warranty. Changes to this Warranty may only be made by a CentiMark Corporate Officer.



Timothy M. Dunlap - President and Chief Operating Officer (COO)

**CENTI-MARK**

12 Grandview Circle, Canonsburg, Pennsylvania 15317 Nationwide: 1-800-558-4100 24 Hour Emergency: 1-800-254-0853 www.centimark.com  
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## NON-PRORATED LIMITED ROOF WARRANTY - MAINTENANCE PROGRAM

In order to continue the coverage of this Warranty, the following Maintenance Program must be implemented by the Purchaser.

There are a number of items not covered by this Warranty that are the responsibility of the Purchaser. In order to ensure that your CentiMark roof system will continue to perform, you must examine and maintain these items on a regular basis:

1. Maintain a file for your records on this roof. Include this Warranty, invoices, and subsequent logs of all inspections performed and repairs made to the roof.
2. Inspect your roof at least semiannually. This is best done in the spring and in the fall. It is also a good idea to examine the roof for damage after severe weather conditions such as hailstorms, heavy rains, high winds, etc.

### When checking the roof:

1. Remove any debris, such as leaves, small branches, dirt, rocks, etc. that have accumulated.
2. Clean gutters, downspouts, drains and the surrounding areas to avoid clogging. Make certain they allow water to flow off the roof.
3. Examine the areas that abut the roof such as masonry, counterflashing, caulking, mortar joints and any loose stone or coping.
4. All metal curbs and pipes, counterflashing and other similar maintenance items must be kept watertight at all times. Examine all metal flashings and valleys for rust and damage.
5. Examine the edges of the roof and all rooftop equipment such as air conditioners, evaporative coolers, antennas, etc.
6. Check the building exterior for settlement or movement.
7. Examine protective coatings for cracked, flaked or blistered areas.

### Protecting your investment:

1. If ponding occurs, either implement a system or supplement your existing system with drains or other drainage mechanisms.
2. Do not permit petroleum products, such as oil, gasoline or solvents, or kitchen, manufacturing and other industrial wastes and grease, or any other liquids containing petroleum products or derivatives, on the roof system. These products could adversely affect the roof system.
3. Avoid unnecessary rooftop traffic. Approved walk pads should be installed in areas that require regular foot traffic for maintenance.
4. Before installing rooftop devices in or through the roof, such as air conditioning units, vents, etc., or before erecting an addition to your building, contact your CentiMark representative for coordination of the installation with the CentiMark roof system.
5. Do not use any unapproved materials to repair damage to the roof system. Such products may adversely affect the system. If temporary emergency repairs are necessary immediately, approved materials are any good grade of asphalt cement. CentiMark must be immediately notified if such action is taken.
6. Remember that CentiMark must perform all repairs to the CentiMark roof system or approve in advance any repairs made by another contractor to the CentiMark roof system.
7. If you experience a roof leak, call your CentiMark representative.

\_\_\_\_\_ **CENTI**MARK \_\_\_\_\_

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Laveen Elementary**  
BRG Project Number: 070459004-1002-015BRG  
Project Description: **Correct drainage system**  
Consultant: Western Underground (623-580-0302)  
Contractor: TBD

Maricopa County

Board approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 6,165</b>
Contingency ①		<b>\$ 835</b>
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ -
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ -</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 7,000</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 7,000</b>
<b>Total Project Cost:</b>		<b>\$ 7,000</b>

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 3/9/2015 4:27:42 PM

**Application ID:** 1915

**Resubmittal Date:** 3/10/2015 8:18:16 AM

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Laveen Elementary District

**Superintendent:** Dr Bill Johnson

**Contact Person:** Robert Jacobson

**Contact Phone Number:** 602-501-9929

**Contact Email:** rjacobson@laveeneld.org

**School Site:** Vista Del Sur Middle School

**Buildings:** 1002 Rms. 153-208,209,139,Cafeteria, Library, Comp. Lab

**Application Title:** Flood controll

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Courtyard next to room 105,107, café and library flooded twice. We have an insurance claim on the buildings. The Trust will not complete the work until the drainage issue is resolved. There is to much roof mass that drains into this courtyard. There is currently a 4 inch drain pipe that can not handle the water load on a heavy rain. Also the concrete has no natural pitch to drain on its own. It relies on the 4 inch to take all of the water out to the north retention.

**Project Category:** Surfaces

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project	\$0.00
--	--------

Please outline any associated insurance coverage.

The flooding is covered by our insurance company The Trust. Based off of a engineers calculations, there is to much roof mass that drops into the courtyard and with the drainage pip that is undersized to take water out of the courtyard. There is no natural drainage out of the courtyard to help out.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193



D.L. Withers  
3220 E. Harbour Dr.  
Phoenix, AZ 85034

May 21, 2015

Attn: Brad

Re: Vista Del Sur – SFB Breakout

Per Phone Conversation w/Kirk

**Storm Drain**

Approx. 61' L.F. 12" DIP @ \$65.00 Per L.F.

= \$ 3,965.00

1 Ea. 537 – G Catch Basin @ \$2,200.00 Ea.

= \$ 2,200.00

For the sum of \$ 6,165.00

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Mesa Unified**  
BRG Project Number: 070204107-9999-013BRG  
Project Description: **Repair sewer ejection system**  
Consultant: Johnston Engineering  
Contractor: Buff's Plumbing Service (480-924-0497)

Maricopa County

Board approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 7,682</b>
Contingency ①		<b>\$ 818</b>
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ -
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ -</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 8,500</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 8,500</b>
<b>Total Project Cost:</b>		<b>\$ 8,500</b>

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 3/20/2015 6:50:51 AM

**Application ID:** 1939

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Mesa Unified District  
**Superintendent:** Dr. Michael Cowan  
**Contact Person:** Todd Poer  
**Contact Phone Number:** 928-595-1400  
**Contact Email:** ftpoer@mpsaz.org bksylvester@mpsaz.org remichal@mpsaz.org  
**School Site:** Holmes Elementary School  
**Buildings:** 9999 School Wide

**Application Title:** Refurbish failing pump station

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

The existing lift station pumps are old. One of the pumps is inoperative. The submersible pumps do not have a electrical code legal disconnect means. The frame and steel cover need to be reinstalled to at least the elevation of surrounding grade to minimize the potential for infiltration of storm water into the sewage pump basin. The concrete cover over the FRP sump basin has settled crushing a 2 inch PVC vent pipe on the top of the pump basin cover. The level control floats in the pump basin have failed. The pumps are operated daily on a manual basis so that the building on this pump basin can be occupied.

**Project Category:** Plumbing

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project	\$0.00
--	--------

Please outline any associated insurance coverage.

Failure is not due to theft, vandalism, or wind, therefore, it is not covered by insurance.

The district is funding the engineering service for phase one: pre-design investigation analyze and identify options for the sewage lift station renovations to prepare report to apply for SFB Funding. This will be a \$3,200 district contribution towards this grant request.

## Building Renewal Grant Application

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

Michael B. Cowan  
Superintendent Printed Name

Michael B. Cowan  
Superintendent Signature

3/23/15  
Date



Bill To: MESA UNIFIED SCHOOL DISTRICT #4

143 S. Alma School Road  
Mesa, Arizona 85210-1096

DISTRICT FUNDS

## PURCHASE ORDER

AUTOMATICALLY CANCELLED IF NOT DELIVERED PRIOR TO  
JUNE 30TH FOLLOWING DATE OF ORDER

REQUIRED: Packing Slip with LINE ITEM NUMBER indicated.

This purchase order number  
MUST APPEAR on all invoices,  
packingslips and correspondence.

No. **511684**

Proj. No.

Ship To:

HOLMES ELEMENTARY SCHOOL  
948 S HORNE  
MESA 85204-4122

Direct Inquiries to DARLINA WINDOM

480 472-6110

Tel.No

DELIVERY TO BE COMPLETED BY

5/29/15

DATE

3/17/15

PAGE

1

Vendor:

JAN JOHNSTON  
JOHNSTON ENGINEERING COM  
9777 N 91ST STREET #100  
SCOTTSDALE AZ 85258-5087

FORM OF QUOTATION: OPS/#13-22RFQ

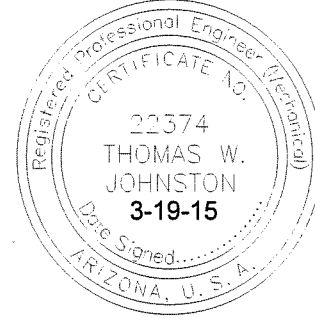
PRICE DEVIATIONS MUST BE  
CLEARED THROUGH BUYER.  
NO SUBSTITUTION PERMITTED  
WITHOUT AUTHORIZATION.

INVOICE MUST BE IN DUPLICATE  
AND MUST BE ITEMIZED SHOWING LINE  
ITEM NUMBER, QUANTITY, UNIT PRICE  
AND TOTAL FOR EACH.

OUT OF STATE VENDORS: IF ARIZONA, MARICOPA COUNTY, AND/OR  
CITY OF MESA TAX IS ADDED TO YOUR INVOICE, PLEASE SHOW YOUR  
TAXPAYER IDENTIFICATION NUMBERS.

This Purchase Order is subject to the Terms and Conditions listed on the MPS WEBSITE: [www.mpsaz.org/purchasing](http://www.mpsaz.org/purchasing)

LINE	QUAN.	UNIT	DESCRIPTION	UNIT PRICE	TOTAL PRICE
1	1.00	JOB	<p>HOLMES ELEM-FURNISH ALL MATERIALS, LABOR &amp; EQUIP TO PROVIDE ENGINEERING SERVICE FOR PHASE ONE: PRE-DESIGN INVESTGATION ANALYZE &amp; IDENTIFY OPTIONS FOR THE SEWAGE LIFT STATION RENOVATIONS; PRE-PARE REPORT TO APPLY FOR FUNDING FROM SFB. ALL WORK TO BE DONE IN ACCORDANCE WITH TERMS/CONDITIONS SET FOR IN #13-22RFQ, MPS SPECIFICATIONS AND PROPOSAL DATED MARCH 12, 2015.</p> <p>PRICING IS FOR PHASE ONE COST. TAX IS INCLUDED IN THE PRICING.</p> <p>PROJECT MANAGER: TODD POER WORK ORDER #OP-535573 COMPLETION DATE: MAY 29, 2015 BOARD APPROVAL: MARCH 27, 2014</p> <p>INVOICES MUST BE APPROVED BY TODD POER DIR OF MAINTENANCE/GROUNDS.</p> <p>THIS IS THE DISTRICTS CONTRIBUTION TOWARDS THIS GRANT APPLICATION</p>	3,290.000	3,290.00
SUBTOTAL					3,290.00
SALES TAX					
FREIGHT					
TOTAL P/O					3,290.00



March 19, 2015

Todd Poer  
Mesa Unified School District  
555 South Lewis Road  
Mesa, Arizona 85210

Exp 6-30-15

Subject: Holmes Elementary School  
Sump Pump Analysis Letter Report  
JEC No. 15016

Dear Todd:

The purpose of this letter report is to identify existing conditions and make recommendations the failed lift station and sump pumps at Holmes Elementary School located at 948 South Horne, Mesa, Arizona 85204.

### Background

A site visit was conducted March 18, 2015 to review the operational condition of the lift station and sump pumps at Holmes elementary school. It had been reported that the existing lift station had problems, and the site visit was done to document the operational condition of the pumps. These units were part of the original building construction and have never been replaced.

### Discussion

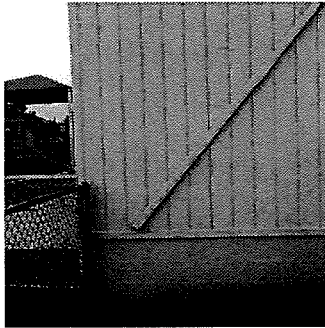
The following are discussion points regarding existing operational condition of the lift station / sump pumps and the sump pump control panel at Holmes elementary school.

#### Sump Pump Issues

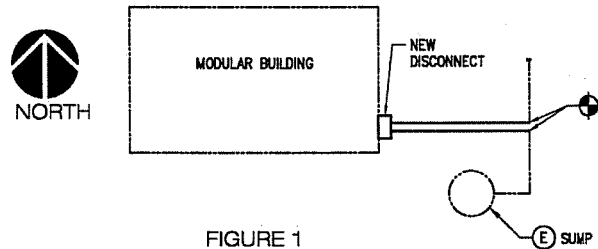
1. One pump has failed and is inoperable. ASHRAE life cycle on submergible sump pumps is 10 years. See ASHRAE Service Life Table Attachment 1. The pumps were designed / installed circa February 2002. The pumps are 13 years old, and already past the end of their service life.
2. The 2006 International Plumbing Code Section 712.3.1 states "in certain instances, the design professional may choose to install duplex pumping equipment." While this is the verbiage in the 2006 International Plumbing Code, it is **required** by the

2012 Uniform Plumbing Code to have a duplex pump system not to be considered an “emergency” pump, but rather to prevent an emergency condition.

2. The electrical pumps do not have a service disconnect within 25 feet or line of site as required by the electrical code. Code compliance could be accomplished by providing a disconnect on the east wall of the existing modular building to the north of the sump basin. See **Photo 1** and **Figure-1**.

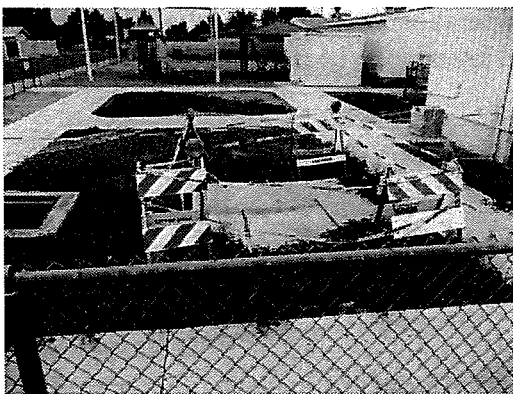


**Photo 1**

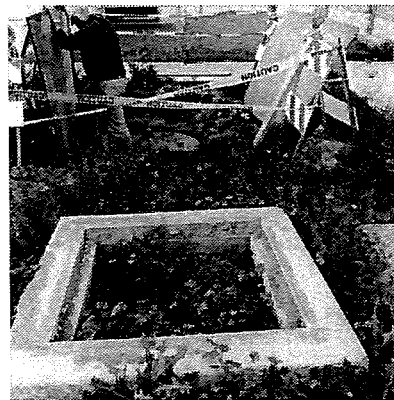


**FIGURE 1**

3. The concrete frame with spring loaded checker plate cover was originally installed at an elevation lower than the surrounding ground level. Since the cover was installed lower than the surrounding ground level, it could potentially collect storm water. See **Photo 2** and **Photo 3**. This condition potentially creates a combination sewage and storm water lift station. Raising the elevation of the concrete frame and cover would be critical for avoiding infiltration of storm water into the sewage lift station.



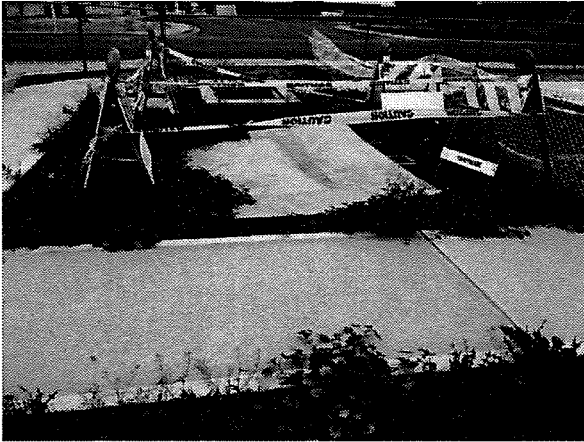
**Photo 2**



**Photo 3**

4. The original design included a concrete frame with spring loaded steel checker plate access cover which sat over the fiberglass reinforced plastic (FRP) pump basin. See **Photo 4** below. The concrete frame has settled over time, and crushed the 2 inch ABS plastic vent coming off the pump basin. See **Photo 5** below. A stable support

of the concrete cover would prevent future damage to the pump basin and vent pipe. The pump basin may have settled. Inflow pipe to the basin may not have proper slope. The inflow pipe appears to point up slightly at the basin inlet.



**Photo 4**

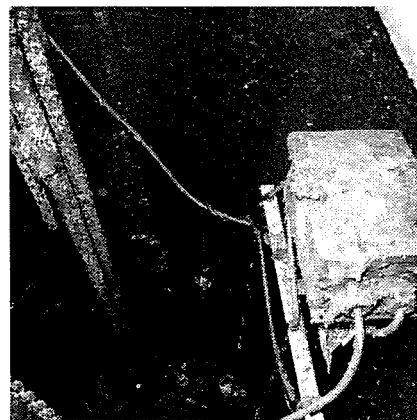


**Photo 5**

5. There are four level control floats in the tank. The level control floats are not functioning. See **Photo 6 and Photo 7**. In order to discharge sewage from the sump, the remaining sump pump that does work must be operated from the manual position at the motor control panel. Replacement of the level control floats is critical to making this pump system work.



**Photo 6**



**Photo 7**

6. Review of existing drawings identify the existing building to the north is the only building with sewer lines extending to this pump basin. The existing pump system design flow rate is unknown. Existing plumbing drawings indicate a total of 36 fixture units are the fixture unit count for this building. The 2006 International Plumbing Code Section 709.3 requires 1 gpm per two fixture units for semi-continuous flow. As such an 18 gpm pump is required.
7. The sump pump alarm panel is located inside the classroom adjacent to the electrical room. Any time the horn and red light go into alarm, the classroom is disrupted. Relocation of the control panel to the electrical room and the alarm to the exterior of the building would be a more appropriate location for the alarm panel and alarms.

### Conclusions

1. The existing lift station pumps are old. One of the pumps is inoperative. While the 2006 IPC is the code enforced by the City of Mesa, and a duplex pump system is not required by this code, the 2012 UPC does require a duplex pump system. The 2012 UPC states "Duplex pump systems are not to be considered an "emergency" pump, but rather to prevent an emergency condition." This design professional would require a duplex pump system as it is required by the 2012 UPC. This is standard throughout the industry and the Phoenix area.
2. The submersible pumps do not have a electrical code legal disconnect means.
3. The concrete frame and steel cover need to be reinstalled to at least the elevation of surrounding grade to minimize the potential for infiltration of storm water into the sewage pump basin. Providing four walls around the FRP pump basin to set the concrete cover to the height of surrounding grade would minimize storm water infiltration.
4. The concrete cover over the FRP sump basin has settled crushing a 2 inch PVC vent pipe on the top of the pump basin cover. A stable support design is needed for the concrete cover to prevent future damage to the FRP pump basin.
5. The level control floats in the pump basin have failed. The pumps are operated daily on a manual basis so that the building on this pump basin can be occupied.
6. Any submersible pumps replaced should have adequate flow rate in gallons per minute to accommodate the connected intermittent flow fixture unit count of the building.

### Recommendations

1. Replace the submersible sump pumps.
2. Provide the submergible pumps with a electrical code legal disconnect means.

3. Reinstall the concrete frame and steel cover to the elevation of surrounding grade to minimize the potential for infiltration of storm water into the sewage pump basin. Provide four walls around the FRP pump basin to set the concrete cover to the height of surrounding grade would minimize storm water infiltration.
4. Replace the 2 inch PVC vent pipe on the top of the pump basin cover.
5. Replace the level control floats in the pump basin.
6. Provide submersible pumps with adequate flow rates to accommodate the connected fixture unit count for the building.

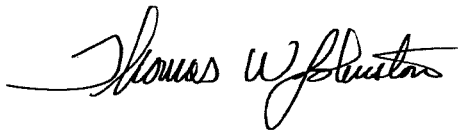
#### Estimated Costs

Below are the preliminary estimated costs for the proposed solutions:

1. General Requirements - \$5,000 - \$6,000.
2. Landscape, Masonry, sealants, paint - \$1,400 - \$1,500.
3. Plumbing - \$25,000.
4. Electrical - \$2,600.
5. General Liability - \$415.
6. OH - \$2,100.
7. Profit - \$1,900.
8. Bond - \$950.
9. Tax - \$1,800.
10. Total - \$41,665 - \$43,000.

Best regards,

JOHNSTON ENGINEERING COMPANY



Thomas W. Johnston P.E.  
President

TJ:rc  
Attachments (1)

Table 4 Comparison of Service Life Estimates

Equipment Item	Median Service Life, Years		Equipment Item	Median Service Life, Years		Equipment Item	Median Service Life, Years	
	Abramson et al. (2005)	Akalin (1978)		Abramson et al. (2005)	Akalin (1978)		Abramson et al. (2005)	Akalin (1978)
<b>Air Conditioners</b>			<b>Air Terminals</b>			<b>Condensers</b>		
Window unit	N/A*	10	Diffusers, grilles, and registers	N/A*	27	Air-cooled	N/A	20
Residential single or split package	N/A*	15	Induction and fan-coil units	N/A*	20	Evaporative	N/A*	20
Commercial through-the-wall	N/A*	15	VAV and double-duct boxes	N/A*	20	Insulation		
Water-cooled package	>24	15	Air washers	N/A*	17	Molded	N/A*	20
<b>Heat pumps</b>			Ductwork	N/A*	30	Blanket	N/A*	24
Residential air-to-air	N/A*	15 <sup>b</sup>	Dampers	N/A*	20	<b>Pumps</b>		
Commercial air-to-air	N/A*	15	Fans	N/A*		Base-mounted	N/A*	20
Commercial water-to-air	>24	19	Centrifugal	N/A*	25	Pipe-mounted	N/A*	10
<b>Roof-top air conditioners</b>			Axial	N/A*	20	Sump and well	N/A*	10
Single-zone	N/A*	15	Propeller	N/A*	15	Condensate	N/A*	15
Multizone	N/A*	15	Ventilating roof-mounted	N/A*	20	Reciprocating engines	N/A*	20
<b>Boilers, Hot-Water (Steam)</b>			Coils			Steam turbines	N/A*	30
Steel water-tube	>22	24 (30)	DX, water, or steam	N/A*	20	Electric motors	N/A*	18
Steel fire-tube		25 (25)	Electric	N/A*	15	Motor starters	N/A*	17
Cast iron	N/A*	35 (30)	Heat Exchangers			Electric transformers	N/A*	30
Electric	N/A*	15	Shell-and-tube	N/A*	24	Controls		
<b>Burners</b>	N/A*	21	Reciprocating compressors	N/A*	20	Pneumatic	N/A*	20
<b>Furnaces</b>			Packaged Chillers			Electric	N/A*	16
Gas- or oil-fired	N/A*	18	Reciprocating	N/A*	20	Electronic	N/A*	15
<b>Unit heaters</b>			Centrifugal	>25	23	Valve actuators		
Gas or electric	N/A*	13	Absorption	N/A*	23	Hydraulic	N/A*	15
Hot-water or steam	N/A*	20	Cooling Towers			Pneumatic	N/A*	20
<b>Radiant heaters</b>			Galvanized metal	>22	20	Self-contained		10
Electric	N/A*	10	Wood	N/A*	20			
Hot-water or steam	N/A*	25	Ceramic	N/A*	34			

\*N/A: Not enough data yet in Abramson et al. (2005). Note that data from Akalin (1978) for these categories may be outdated and not statistically relevant. Use these data with caution until enough updated data are accumulated in Abramson et al.

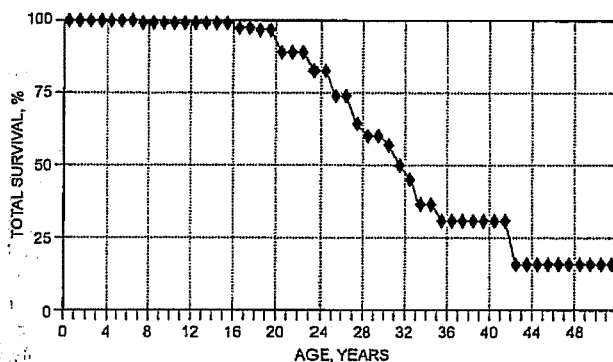


Fig. 1 Survival Curve for Centrifugal Chillers  
[Based on data in Abramson et al. (2005)]

associations, consortia, or governmental agencies. Because of the proprietary nature of information from some of these sources, the variety of criteria used in compiling the data, and the diverse objectives in disseminating them, extreme care is necessary in comparing service life from different sources. Designs, materials, and components of equipment listed in Tables 3 and 4 have changed over time and may have altered the estimated service lives of those equipment categories. Therefore, establishing equivalent comparisons of service life is important.

As noted, service life is a function of the time when equipment is replaced. Replacement may be for any reason, including, but not limited to, failure, general obsolescence, reduced reliability, excessive maintenance cost, and changed system requirements (e.g., building characteristics, energy prices, environmental considerations).

Service lives shown in the tables are based on the age of the equipment when it was replaced, regardless of the reason it was replaced.

Locations in potentially corrosive environments and unique maintenance variables affect service life. Examples include the following:

- **Coastal and marine environments**, especially in tropical locations, are characterized by abundant sodium chloride (salt) that is carried by sea spray, mist, or fog.

Many owners require equipment specifications stating that HVAC equipment located along coastal waters will have corrosion-resistant materials or coatings. Design criteria for systems installed under these conditions should be carefully considered.

- **Industrial applications** provide many challenges to the HVAC designer. It is very important to know if emissions from the industrial plant contain products of combustion from coal, fuel oils, or releases of sulfur oxides ( $\text{SO}_2$ ,  $\text{SO}_3$ ) and nitrogen oxides ( $\text{NO}_x$ ) into the atmosphere. These gases typically accumulate and return to the ground in the form of acid rain or dew.

Not only is it important to know the products being emitted from the industrial plant being designed, but also the adjacent upwind or downwind facilities. HVAC system design for a plant located downwind from a paper mill requires extraordinary corrosion protection or recognition of a reduced service life of the HVAC equipment.

- **Urban areas** generally have high levels of automotive emissions as well as abundant combustion by-products. Both of these contain elevated sulfur oxide and nitrogen oxide concentrations.
- **Maintenance factors** also affect life expectancy. The HVAC designer should temper the service life expectancy of equipment with a maintenance factor. To achieve the estimated service life values in Table 3, HVAC equipment must be maintained properly,



**BUFF'S**  
PLUMBING SERVICE, INC.

2958 E. Decatur • Mesa, AZ 85213  
480-924-0497 • 480-329-9013 cell  
Fax 480-704-4752

CUSTOMER'S  
ORDER NO.

DATE 4-30-2015

NAME

Mesa Public Schools

ADDRESS

535 South Lewis St

Mesa AZ 85206-8323

SOLD BY	CASH	C.O.D.	CHARGE	ON ACCT.	INDS. RETD.	PAID OUT	QUAN.	DESCRIPTION	PRICE	AMOUNT	
	FFX	480	482	6035				quote for Harbor Blower			
								blow out piping station			
								Replacement of sewage pump			
								new piping equal to old piping			
								new shutoff for existing waterline			
								pool bell piping - clean tank			
								W/ Rick grabber water			
								install new pump - check out			
								system for proper operation			
								material & labor	1300		
								Thank you			
All claims and returned goods MUST be accompanied by this bill.											
RECEIVED BY										TAX	981 79
										TOTAL	9681 79

Thank You!



**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Mesa Unified**  
BRG Project Number: 070204261-1004-014BRG  
Project Description: **Repair cafeteria sewer line**  
Consultant: Arizona Pinnacle Engineering  
Contractor: KWS Construction (480-497-5470)

Maricopa County

Board approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 34,515</b>
Contingency ①		\$ 20,000
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ -
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ -</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 54,515</b>
District or Local Funds:		\$ 1,700
<b>SFB Board Approved Amount:</b>		<b>\$ 54,515</b>
<b>Total Project Cost:</b>		<b>\$ 56,215</b>

① Contingency shall only be used with SFB staff approval.

**School Facilities Board**  
**SFB BR 900-08**

**BUILDING RENEWAL GRANT**  
**Project Application Form**

**Building Renewal Grant Application**

**Initial Submission Date:**

**Application ID:** 1853

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Mesa Unified District

**Superintendent:** Dr. Michael Cowan

**Contact Person:** Todd Poer

**Contact Phone Number:** 928-595-1400

**Contact Email:** ftpoer@mpsaz.org bksylvester@mpsaz.org remichal@mpsaz.org

**School Site:** Brimhall Junior High School

**Buildings:** 1004 A4000

**Application Title:** Replace failing sewer drain lines under the floor in the kitchen.

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Request for funding to replace sewer drain lines that have deteriorated and failed under the floor in the kitchen at Franklin at Brimhall. We have a history of sewer gas smell in this kitchen. We are unable to get our drain cables to go down the 24 year old plumbing system. We have areas that are totally blocked and appears to be cast iron debris from deterioration. We have had a sewer drain piping analysis that is attached to this application.

**Project Category:** Plumbing

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project	\$5,000.00
--	------------

Please outline any associated insurance coverage.

Warranty is over and failure is not due to theft, vandalism, or wind, therefore, it is not covered by insurance.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

Michael B. Cowan  
Superintendent Printed Name

**Building Renewal Grant Application**

Michael B. Cowan  
Superintendent Signature

2/20/15  
Date

**KWS  
CONSTRUCTION**

---

**PROPOSAL**

20 May 2015

**OPERATIONS**

Mesa Unified School District No. 4  
555 South Lewis Street  
Mesa, Arizona 85210

Attn: Mr. Dennis Gearhart

Re: Franklin at Brimhall Kitchen Sewer Piping Repairs

Dear Dennis,

We propose to provide labor and materials to make repairs to existing sewer drain piping as described in the Analysis Report prepared by Arizona Pinnacle Engineering and as more particularly noted by updated recommendations detailed on 5-19-15. This proposal addresses those recommendation and includes the following: Smoke testing laundry area piping to determine integrity of recently replaced venting, replace or repair leaking vents at laundry room, restore 9 cleanouts to serviceable condition, replace piping as described in note #1 of Section IV along the 70 foot length of grease waste piping as well as replacement of piping as indicated in note #4 (including the clean-out).

Attached will be found a cost calculation summary along with subcontractor proposals. We include sales tax in the total price for all materials. Our proposal is in the amount of:

**TOTAL PROPOSAL AMOUNT    \$ 36,215.03**

Thank you for considering KWS Construction.

Sincerely,

*Kelly W. Stott*

Kelly W. Stott  
Owner

(Attachments)

958 E. HARWELL ROAD • GILBERT, ARIZONA 85234 • (480) 497-5470 • FAX (480) 497-6082 • CELL (480) 228-6378  
LICENSE B-01 COMMERCIAL 105822    A-GENERAL ENGINEERING 112946

**Proposal Franklin at Brimhall – Kitchen Piping – MPS 2015****KWS Construction****CALCULATION PAGE:**

SUPERVISION – (3 WEEKS @ 1,600)	4,800	
GC – TRANSPORTATION, PROCUREMENT AND DUMP FEES	450	
LOCATOR SERVICE – (3 HOURS @ 170)	510	
COMPACTION TESTING – TRENCH	160	
TEMPORARY PARTIONS – DUST/WATER CONTROL	1,400	
PROGRESS AND FINAL CLEANING	600	
KITCHEN EQUIPMENT R & R FOR ACCESS)	150	
MAKE-UP AIR R & R (FOR ACCESS)	300	
SAW CUT AND REMOVAL OF CONCRETE FLOOR	2,450	CONCRETE CUTTING SERVICES
HYDRO-EXCAVATION	7,175	OVERLEY'S
PLUMBING REPAIRS AND TESTING	4,400	TBD
REPAIRS AT NOTE #4	560	
BACK FILL PEA GRAVEL– 30 TONS @ 36.00	1,080	
PLACEMENT – LS	690	
COMPACTED ABC – 8 INCHES	420	
REBAR DOWELS/EPOXY AND CONCRETE	3,500	WEAVER CONCRETE
VENT COLUMN REPLACE (SECTION IV NOTE #4)	340	
QUARY TILE – FINE DEMOLITION AT TRENCH EDGE	280	
QUARY TILE INSTALLATION	2,000	SKF TILE & STONE
GROUT JOINT SEALANT	<u>150</u>	
SUB TOTAL	31,415.00	
OVERHEAD @ 5%	<u>1,507.75</u>	
SUB TOTAL	32,922.75	
PROFIT @ 10%	<u>3,292.28</u>	
<b>TOTAL AMOUNT</b>	<b><u>36,215.03</u></b>	



18616 S. Lindsay Rd.  
Gilbert, AZ 85296  
(480) 821-5455

May 18, 2015

Kelly Stott  
KWS Construction  
958 E. Harwell  
Gilbert, AZ 85234  
(602) 315-1843

Job Name: Hydro-x at Brimhall

Thank you for the opportunity to submit an estimate and proposal for the below described project. We propose to furnish all labor, equipment and material to complete the below project. Any changes in scope, will be priced accordingly using the attached price sheet.

**Scope of Work:**

At Franklin at Brimhall (Higley and Southern), Rig in 110 feet. Hydro-excavate 70' long x 4' deep x 2' wide. A portion of the trench will go under the wall. Disposal of material at Johnson Stewart.

The estimated cost of the scope of work is: **\$ 7,175.00**

Prices are firm through: **June 17, 2015**  
After that date, the prices are subject to equipment and/or labor increases.

Exclusions: Permits, Bonds, Taxes and Material Testing by Independent firm is not included.

Dave Giles  
General Manager  
(480) 821-5455 office  
(480) 721-4793 cell

Signature

Date

P.O.

WEAVER CONCRETE, INC.

P.O. Box 2220  
Mesa, AZ 85214-2220  
License#(K-9)143075

License #: (K-9) 143075  
Phone: 602-432-3372  
Fax: 480-854-0911

PROPOSAL

DATE  
5/18/2015

NAME / ADDRESS
K.W.S. Construction 958 E. Harwell Rd. Gilbert, AZ 85234

PROJECT
Brimhall Jr. High School

DESCRIPTION	TOTAL
Kitchen Area Area 2	3,500.00 5,088.00 <i>* NEEDS TAX!</i>
Proposal good for 30 days from the above date.	<b>TOTAL</b> \$8,588.00

## **S. K. F. TILE & STONE LLC**

2360 W. Flint Street Chandler Arizona 85224  
Tel 602.710.7778 Fax 480.782.1567

Date May 18, 2015  
Project Brimhall Jr. High  
Location Mesa, Arizona  
Addendum 0

We propose to furnish and install materials in accordance with our interpretations of the following sections of the Architect's plans and specifications.

Section	9310 Ceramic tile	\$ 2,000.00
Sales tax (if required by law), please add		\$ 66.00

**Patch 50' x 3' and 4' x 4' quarry tile area at kitchen.**

Descriptions:

We are a certified MBE, SBE, and DBE company.

**Waterproof membrane:** if required, will be installed in shower areas only.

**Crack Isolation membrane:** at concrete joints only.

**Major floor prep:** any floating over 1/4" and floor resurface due to use of curing compounds.

**Insurance:** Standard \$ 2 million liability insurance and standard blanket worker's comp.

A contract is required and both parties must agree on the terms of the contract in order for this proposal to be valid. Prices are valid for (30) days. After that period, prices are subject to change without notice.

If you have any questions, please call Faithie at 602.710.7778 Mobile.

Exclusions: Cement backer board, epoxy grout, major floor prep., taxes, bonds and demolition.

Very truly yours,

*Faithie Ekbundit*

Faithie Ekbundit  
S.K.F. TILE & STONE LLC  
2360 West Flint Street  
Chandler, Arizona 85224  
480.782.1567 (Fax)  
602.710.7778 (Mobile)  
skftile@skftile.com (Direct Email)  
AZ ROC: 182840 L-48

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Please visit us at [www.skftile.com](http://www.skftile.com)



**EPIC  
PLUMBING**  
480-834-1466

Proposal & Contract

**Project:** KWS CONSTRUCTION - Franklin @ Brimhall  
**Address:** 4949 E SOUTHERN, MESA  
**Attn:** Kelly with KWS

**Date:** 5/20/2015  
**FAX:** 480-497-6082  
**PHONE:** 480-228-6378  
**E-MAIL:** kellystiff@cox.net

**Estimate to do the following:**

FURNISH AND INSTALL PIPING AND LABOR TO REPLACE APPROXIMATELY 70' OR 4" SEWER AND TYING INTO EXISTING  
5 BRANCH LINES. PIPE AND FITTINGS TO BE ABS MATERIAL

REPLACE 9 CLEAN OUT PLUGS WITH ABS

LOCATE AND MARK EXISTING SEWER

PROVIDE SMOKE TEST FOR WASTE AND VENT IN LAUNDRY ROOM OFF KITCHEN

EXCAVATION, CONCRETE REMOVAL AND BACK FILL BY KWS.

**practices for the sum of:** four thousand four hundred dollars and no/100

\$4,400.00

**Payment to be made:** Upon Completion of Job

→ tax included

Any alteration or deviation from the above specifications involving extra cost of material or labor will only be executed upon written orders for same, and will become an extra charge over the sum mentioned in this contract. All agreements must be made in writing.

**Respectfully Submitted,**  
**by Estimator:** Doug Lano

**ACCEPTANCE**

You are hereby authorized to furnish all materials and labor required to complete the work mentioned in the above proposal, for which I/we agree to pay the amount mentioned in said proposal, and according to the terms thereof.

**ACCEPTED BY:**

**Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund**District:** **Mesa Unified****BRG Project Number:** 070204125-9999-015BRG

Maricopa County

**Project Description:** **Roof replacements****Consultant:** Brock, Craig & Thacker Architects, Ltd. (480-969-3081)**Contractor:** TBD

Board approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 23,648</b>
Contingency ①		<b>\$ 10,000</b>
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 1,500
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 1,500</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 35,148</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 35,148</b>
<b>Total Project Cost:</b>		<b>\$ 35,148</b>

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 3/20/2015 10:45:31 AM

**Application ID:** 1943

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Mesa Unified District  
**Superintendent:** Dr. Michael Cowan  
**Contact Person:** Todd Poer  
**Contact Phone Number:** 928-595-1400  
**Contact Email:** ftpoer@mpsaz.org bksylvester@mpsaz.org remichal@mpsaz.org  
**School Site:** Field Elementary School  
**Buildings:**

1002	A2000
1003	A3000
1004	A4000
1005	A5000

**Application Title:** Request to replace failing roof on 4 upper pods.

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

The mechanical areas on the upper center areas of four classroom pods at Field Elementary School have ponding water that creates additional weight to this section of roof and also creates a safety concern for our HVAC mechanics working on these units while standing in ponding water. These roofs were completed on 9/9/1994 and are no longer under warranty. The ponding water has stayed on the roof for up to five days. The roof structure that supports the HVAC equipment does not have sufficient slope to drain the storm water.

**Project Category:** Roofing

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project	\$0.00
--	--------

Please outline any associated insurance coverage.

## Building Renewal Grant Application

Failure is not due to theft, vandalism, or wind, therefore, it is not covered by insurance.

The Mesa School District has paid for and obtained Architect's roof inspection report, roof consultant's inspection report and engineer's structural analysis towards our contribution for this grant application with a cost of \$7,900.00.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

Michael B. Cowan

Superintendent Printed Name

Michael B. Cowan

Superintendent Signature

3/23/15

Date

December 9, 2014

Mr. Todd Poer  
Director of Quality Control  
Mesa Public Schools.  
555 S. Lewis  
Mesa, AZ 85210

Re: Architectural Services Proposal for Reroofing Projects

Dear Todd,

Thank you for the opportunity to submit a proposal for architectural services for reroofing projects at several District school sites. Our services would include site visits with evaluation reports on existing roof conditions, structural investigation and report (where required), construction drawings and specifications, cost estimates, bidding assistance and construction administration. Construction drawings and specifications would be compiled in one project manual, with itemized bids for each project.

Our proposed fees are listed below:

**Robson Elementary Portables Reroof:**

Existing PO 505295 for Structural Investigation:	\$2,500.00
Requested amendment to add construction documents and construction administration:	\$2,600.00
	<u>\$ 750.00</u>
	\$5,850.00

**Washington Elementary Roof Remediation:**

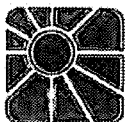
Existing PO 504187 for services thru construction documents:	\$7,900.00
Requested amendment to add construction administration:	<u>\$1,500.00</u>
	\$9,400.00

**Field Elementary Roof Remediation:**

Existing PO 504186 for services thru construction documents:	\$7,900.00	DISTRICT FUNDED
Requested amendment to add construction administration:	<u>\$1,500.00</u>	REQUEST SFB FUNDING
	\$9,400.00	

**Riverview HS Cafeteria Reroof:**

Existing PO 506440 for services thru construction documents:	\$3,800.00
Requested amendment to add:	
Structural Investigation:	\$2,500.00
Construction Administration:	<u>\$1,000.00</u>
	\$7,300.00



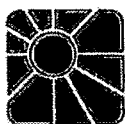
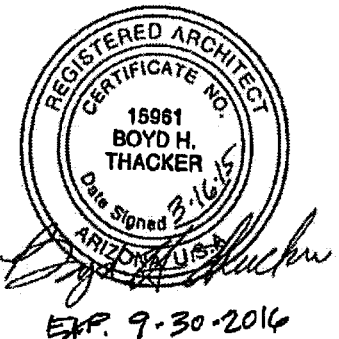
**brock, craig and thacker architects, ltd.**

daniel w. brock III, aia • james e. craig, jr., aia • boyd h. thacker, aia  
145 e. university dr., suite 3, mesa, arizona 85201 • (480) 969-3081 • fax: (480) 969-8283

# MPS ROOFING ESTIMATES

BCT PROJECT #1414 - 1421

Robson Elementary Portables	Base Bid	\$ 16,748.00
	Alt Bid	\$ 18,270.00
Washington Elementary	Base Bid	\$ 262,860.00
	Alt Bid	\$ 525,720.00
Field Elementary	Base Bid	\$ 23,648.00 *
	Alt Bid	\$ 41,384.00
Riverview Cafeteria		\$ 26,025.00
Carson Auditorium		\$ 22,748.00
Webster Elementary		
Media Center	Base Bid	\$ 23,706.00
	Alt Bid	\$ 45,588.00
Multi-purpose Bldg	Base Bid	\$ 62,400.00
	Alt Bid	\$ 139,200.00
Media Center Canopy	Base Bid	\$ 11,326.00
	Alt Bid	\$ 12,550.00
Keller Elementary Portables	Base Bid	\$ 11,165.00
	Alt Bid	\$ 12,180.00
Mesa High Auditorium		
Stage Roof	Single Ply	\$ 24,480.00
Main Roof	Base Bid	\$ 174,350.00
	Alt Bid	\$ 442,580.00
Red Mtn Auditorium	Base Bid	\$ 254,336.00
	Alt Bid	\$ 413,296.00



**brock, craig and thacker architects, ltd.**

james e. craig jr, aia  
145 e. university, suite 3, mesa, arizona 85201 \* (480) 969-3081 \* [bct@bctarchitects.net](mailto:bct@bctarchitects.net)  
boyd h. thacker, ala

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
X Building Renewal Grant Fund

District: **Palo Verde Elementary**  
BRG Project Number: **070449101-1009-011BRG**  
Project Description: **Replace roof**  
Architect: **BESP**  
Contractor: **Jim Brown & Sons Roofing**

Maricopa County

Board approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		<b>\$ 26,428</b>
Contingency ①		<b>\$ 3,572</b>
Architecture / Engineering (A&E) Fees		\$ 5,000
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ 5,000</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 35,000</b>
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 35,000</b>
<b>Total Project Cost:</b>		<b>\$ 35,000</b>

① Contingency may only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 3/20/2015 12:44:12 PM

**Application ID:** 1944

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Palo Verde Elementary District  
**Superintendent:** Robert Aldridge  
**Contact Person:** Jerry Derwin  
**Contact Phone Number:** 623-606-2084  
**Contact Email:** jderwin@pvesd.org  
**School Site:** Palo Verde Elementary School  
**Buildings:** 1009 Multi-Purpose

**Application Title:** Roof

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

The roof on the Multi-purpose room has failed. it has leaks on the gym side and the kitchen side. the shingles are curled and worn though to the asphalt.

**Project Category:** Roofing

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

**Liaison:** Breuer

gbreuer@azsfb.gov

602-542-6139

Robert Aldridge

Superintendent Printed Name

[Signature]

Superintendent Signature

4-30-15

Date



## Gerry Breuer

---

**From:** Sameer Pandey [sameerpandey@besp.us]  
**Sent:** Friday, April 24, 2015 2:05 PM  
**To:** Jerry Derwin  
**Cc:** Sandra Wilson; Gerry Breuer  
**Subject:** Re: FW: PO SFB Proj 070449101-1011-009BRG  
**Attachments:** PALO VERDE M1 final.pdf

Jerry,

As discussed, attached is a drawing with a specification of the unit (HP-1) approved for replacement. The drawing includes original scope of work, which is now reduced to changing a unit for the classroom only.

Please have contractors provide quote for classroom unit (HP-1) only.

Also, I will get a proposal for structural analysis of a gym building due for roof replacement . It will be around \$2,500 (NTE) *STRUCTURAL*

Sameer

On Fri, Apr 24, 2015 at 10:45 AM, Sandra Wilson <[swilson@pvesd.org](mailto:swilson@pvesd.org)> wrote:

I sent Sameer a PO, and am awaiting on him to provide the specs so we can get HVAC quotes.

*Sandi Wilson*

Business Manager

Palo Verde Elementary School District No. 49

Phone: 623-327-3690

Fax: 623-327-3695

---

**From:** Sandra Wilson  
**Sent:** Tuesday, April 14, 2015 2:20 PM  
**To:** 'sameerpandey@besp.us'  
**Cc:** [jderwin@pvesd.org](mailto:jderwin@pvesd.org)  
**Subject:** PO SFB Proj 070449101-1011-009BRG

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**Jim BROWN**  
**SONS ROOFING**

*Industrial*

*Commercial*

*Residential*

*Maintenance*

To: Jerry Derwin  
Director of Transportation/ Facilities  
Palo Verde Elementary School District #49

Date: April 27, 2015 **REVISED**

Project: Palo Verde school Re-roof multi-purpose room

Phone/Fax: 623-327-3690 623-327-3695

**PROPOSAL AND CONTRACT**

Jim Brown & Sons Roofing Co., Inc. hereinafter referred to as "Contractor", agrees to furnish labor and all materials necessary to complete the following described work. The work to be performed is as follows:

Jim Brown and Sons Roofing proposes to remove the existing shingles on the "Multipurpose room" and dispose of properly and to provide and install a 30 year architectural shingle over a single layer of felt. Over the multipurpose room we will install a single layer of self-adhered underlayment on the flat section and overlap it with the felt before we install the roof shingle.

New pipe flashings and metal flashings are included in this proposal. Galvanized drip edge is included on the multipurpose room and not needed on building L as the fascia metal extends back onto the roof deck acting as a drip flashing.

NESHAP report is excluded in this proposal. If asbestos is found there will be additional charges.

Any wood replacement will be at an additional charge

Plywood replacement will be charged at \$66.00 per sheet  
1x6 sheathing \$6.00 per L.F.  
1x6 shiplap \$10.00 per L.F.

No down payment is required as stated below. Standard progress billing will be in effect.

Date: April 27, 2015

26,428.00

Contractor agrees to complete said work for the sum of Twenty Six Thousand four hundred twenty eight (\$ ) dollars.

**The Contract amount is to be paid in full upon completion of the Work.** Owner agrees to pay a finance charge of 2% per month on all sums due and owing more than thirty (30) days from date agreed upon for payment. This finance charge is an annual percentage rate of 24%. Owner hereby acknowledges and understands that if it is necessary for the Contractor to place a lien upon the premises to secure payment of any part of this Contract, the Owner will pay all reasonable legal costs incurred as a result of the preparation and recording of said lien. In the event payment is not made and this account is referred for collection, Owner will pay all reasonable collection costs and legal fees incurred. If payment is to be made by credit card, a 2% charge may be incurred by the customer.

**EXTRA CHARGES:** A. See the attached sheet for a schedule of extra charges that apply to the replacement of defective or deteriorated wood.

B. This roofing system may not eliminate pooling water. If Owner desires structural repairs to eliminate pooling, there will be an extra charge.

Contractor agrees to guarantee this work against leaks caused by workmanship for a period of 2 years. Service calls for other than unworkmanlike labor will be billed to Owner at no less than \$325.00 per service call. It is expressly agreed and understood that this contract and guarantee includes only roofing installed by Contractor and that Contractor's liability under the guarantee herein shall not be construed as that of an insurer for damage of any kind caused by the leaks and shall extend no farther than to repair any such leaks caused by poor workmanship. The Contractor shall not be held liable for color variation of material or any other manufacturer's defect of said material. The Contractor will, however, assist in the negotiations between the Owner and the manufacturer. Further, this guarantee applies only if Contractor repairs said leaks and is limited to the repairs being done at no charge to the Owner.

Owner shall be solely responsible for compliance with any governmental standards or requirements and for any bodily injury, property damage, personal injury, advertising injury or any other loss, injury, damage, cost or expense, including but not limited to, losses, costs or expenses related to, arising from or associated with cleanup, remediation, containment, removal or abatement, caused directly or indirectly, in whole or part, by: A. Asbestos, or B. Any fungus, molds, mildew or yeast, or C. Any spores or toxins created or produced by or emanating from such fungus, molds, mildew or yeast, or D. Any substance, vapor, gas, or other emission of organic or inorganic body or substance produced by or arising out of any fungus, molds, mildew or yeast, or E. Any material, product, building component, building or structure, or any concentration of moisture, water or other liquid within such material, products, building component, building or structure that contains, harbors, nurtures or acts as a medium for any fungus, mold, mildew, yeast, or spores or toxins emanating there from, regardless of any other cause, event, material, product and/or building component that contributed concurrently or in any sequence to that loss, injury, damage, cost or expense. Contractor makes no representation as to whether there are any of the aforementioned items present at the job site, the knowledge thereof being the full responsibility of the Owner. If Contractor discovers any of these items during the course of performing the job, it shall advise Owner in order to afford Owner an opportunity to address compliance with governmental requirements relating to these items.

Contractor will not be liable for any damage that is incurred to the Owner's property due to workman or equipment falling through a roof deck that is dried out, broken, weak or defective in any manner. Overtime, nighttime working hours, building permits, NESHAP reports, asbestos abatement and prevailing wages are excluded unless otherwise stated.

This proposal shall be open and binding on Contractor for a period of thirty (30) days from the above date unless sooner accepted by the Owner. If after thirty (30) days Owner accepts said Contract, Contractor reserves the right to modify the terms of this Contract to reflect any price increases in material or labor. **There is a 50% down payment required prior to start of work.**

Submitted by Jim Brown & Sons Roofing, Co., Inc. Chester Goldmeer

**ACCEPTANCE:** Today's Date: \_\_\_\_\_ Signature: \_\_\_\_\_

Printed Name \_\_\_\_\_ Title \_\_\_\_\_

Owner does hereby accept this Proposal and Contract and agrees to the terms contained therein. Owner does hereby authorize Contractor to furnish all materials and labor required to complete the Work mentioned herein or any attached estimate sheet. **(Please return one signed copy to the address below.)**

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Phoenix Elementary**  
BRG Project Number: **070401115-1003-005BRG**  
Project Description: **Replace cafeteria trusses**  
Architect of Record: **ADM Group**  
Contractor: **TBD**

Maricopa County

Board Approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b> (cost estimate provided by architect or contractor)		<b>\$ 63,400</b>
Contingency ①		<b>\$ 8,000</b>
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 6,200
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ 2,030
Testing & Inspection (structural and geo-tech)		\$ 6,000
<b>Total Additional Cost:</b>		<b>\$ 14,230</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 85,630</b>
District or Local Funds:		\$ 28,000
<b>SFB Board Approved Amount:</b>		<b>\$ 85,630</b>
<b>Total Project Cost:</b>		<b>\$ 113,630</b>

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 8/20/2014 9:34:20 AM

**Application ID:** 1477

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Phoenix Elementary District  
**Superintendent:** Dr. Myriam Roa  
**Contact Person:** Karl Truscott  
**Contact Phone Number:** 602-257-3934  
**Contact Email:** karl.truscott@phxschools.org  
**School Site:** Kenilworth Elementary School  
**Buildings:** 1003 Main Floor

**Application Title:** Kenilworth Cafeteria Wood Trusses

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

The building containing the cafeteria was built in 1920 . The cafeteria was originally constructed with at least 4 bolted trusses spanning forty ft. and spaced 16 ft O.C. Two were replaced probably around 1960 , with glulam beams. The two remaining trusses have noticeable sags. The high shear stress end connections are slipping and have cracks in the wood bottom cords. The trusses are constructed with 3-ply 2X8 chords but only the outside plies have a splice connection of some sort. The splice connections are significantly undersigned per current code. At the south truss, one outside ply is cracked opposite a splice in the other ply. This truss supports a large mechanical unit near the midpoint. Further evaluation is needed but the most feasible repair will probably be replacement of the trusses with glulam beams similar to what was done with the other two trusses. We also need to perform a little destructive testing to evaluate the framing above the existing beams. The beams appear to have wood framed pony walls above which are not providing adequate lateral support at the top. Both beams are bowing slightly in the center, witch could be due to lateral buckling due to the inadequate lateral support. We will need structural engineering and drawings necessary to complete the work.

**Project Category:** Roofing

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project

\$28,000.00

## Building Renewal Grant Application

Please outline any associated insurance coverage.

The beam replacement is not covered by insurance, it is normal wear and tear.  
The estimated price for replacement including construction document fees is \$82,600.00 . The district can cover \$28,000.00

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

\_\_\_\_\_  
Superintendent Printed Name

\_\_\_\_\_  
Superintendent Signature

\_\_\_\_\_  
Date

Via: E-MAIL ([anthony.parra@phxschools.org](mailto:anthony.parra@phxschools.org))

May 4, 2015 (revised)

Mr. Anthony Parra  
Director of Plant Services  
Phoenix Elementary School District No. 1  
120 East Grant Street  
Phoenix, Arizona 85004



2100 West 15th Street  
Tempe, Arizona 85281-6942

o. 480.285.3800  
f. 480.285.3801  
[www.admgroupinc.com](http://www.admgroupinc.com)

**Re: Kenilworth Elementary School – Cafeteria Truss Replacement**

**Subj: Replacement of existing trusses with beam supports**

Dear Anthony:

Thanks for the opportunity to work with the Phoenix Elementary School District to improve the existing facilities at Kenilworth Elementary School. As you know, the Arizona State Facilities Board has asked for a proposal to engineer a repair on the existing wooden trusses at Kenilworth which show signs of stress. Below is the scope of work and fee proposal for ADM Group to accomplish this.

**SCOPE OF WORK:**

The Kenilworth Cafeteria has two existing trusses that are bowing and need replacement to match the two glu-lam supports that were installed on the north end of the cafeteria. The Architect/Engineer will investigate the entire roof structure and bearing conditions at the Cafeteria and will provide recommendations for repair. The repair will include additional beams and supports to replace the existing trusses. The wall above will need posts and verification of the existing bearing conditions. Posts and footings will be shown on each end of the beams to support the end loads. Also included are cross bracing members for new and existing framing to brace to the existing walls.

ADM Group will provide any architectural and structural engineering drawings necessary to complete the work.

**FEE PROPOSAL**

ADM Group proposes to provide the scope of work identified above for a lump sum fee of Six Thousand Two Hundred and 00/100 (\$6,200.00) as outlined below plus reimbursable expenses as described below.

- a. Site visit to review existing roof condition over these trusses and to review framing supporting a mechanical unit that has been added. Provide written report about the mechanical unit and provide reinforcing of supporting member if needed.

Architectural	\$ 200.00
Structural	\$ <u>950.00</u>
	\$1,150.00

- b. Objective is to replace the existing "historic" truss with a new glu-lam beam to try and match the existing areas that have had prior truss replacement

Architectural	\$ 850.00
Structural	<u>\$3,650.00</u>
	\$4,500.00

- c. Site visit to review final construction

Architectural	\$ 200.00
Structural	<u>\$ 350.00</u>
	\$ 550.00

<b>Grand Total</b>	<b>\$6,200.00</b>
--------------------	-------------------

**Reimbursable Expenses** are in addition to compensation for Basic and Additional Services and include expenses incurred by ADM Group and ADM Group's employees and consultants in the interest of the Project, as identified in the following clauses. Payments for reimbursable expenses shall be billed at cost times a factor of 1.00 for administration and handling unless noted otherwise.

- Fees and reimbursables paid to specialty consultants above and beyond the normal structural, mechanical, plumbing and electrical, civil, landscape, and food service authorized by the Owner.
- Expenses, mileage, and time charges in connection with authorized local or out-of-town travel.
- Project related long distance communications.
- Fees paid for securing approval of governmental authorities having jurisdiction over the Project.
- Expense of reproductions, postage and handling, and delivery of Drawings, Specifications, and other documents.
- Expense of overtime work requiring higher than regular rates, as requested in writing by the Owner.
- Expense of renderings, models, mock-ups, material boards, photographs or other graphic presentations requested by the Owner.
- Expense of additional insurance coverage or limits, including professional liability insurance, requested by the Owner in excess of that normally carried by ADM Group and ADM Group's consultants.
- Expense of professional time, airfare, ground transportation, lodging, and subsistence of any ADM Group's personnel for trips as requested and approved in advance by the Owner.



Mr. Anthony Parra  
May 4, 2015  
Page 3

**ADDITIONAL SERVICES**

Services requested by the Owner not specifically outlined above will be considered Additional and subject to the rates provided in the attached Standard Hourly Rate Schedule.

If this proposal meets with your approval, please sign your acceptance in the space provided below.

Sincerely,

ADM Group, Inc.



Ben P. Barcon  
Principal

BPB:dhg

cc: Karl Truscott (PESD)  
Larry Hudak (ADM)  
Accounting File  
Project File 5634-100

Approved: \_\_\_\_\_ Date: \_\_\_\_\_

## **ADM GROUP INC. STANDARD HOURLY RATE SCHEDULE**

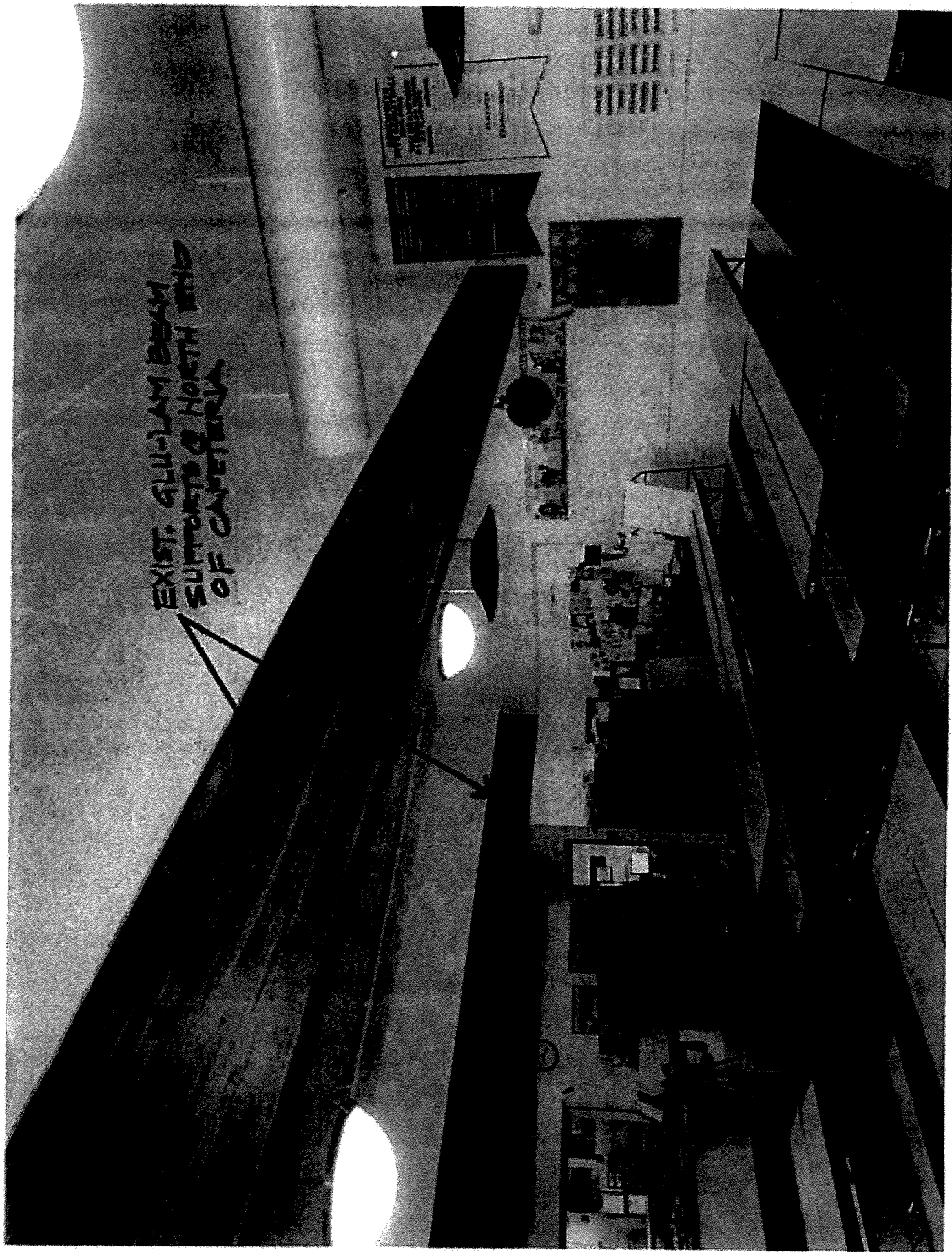
The following Hourly Rate Schedule encompasses the range of expertise available for the project. The exact level of expertise assigned to the project team will be indicative of the individual responsibilities, skills and tasks required to perform the project in a professional manner.

Principal	\$200.00/hour
Director	\$175.00/hour
Project Architect	\$130.00/hour
Project Designer	\$110.00/hour
Senior Designer	\$ 95.00/hour
Designer/Technical Support	\$ 85.00/hour
Clerical	\$ 55.00/hour
Reimbursable Expenses	Cost + 15%*
Transportation	Reimbursement rate based on current IRS Standard Mileage Rate

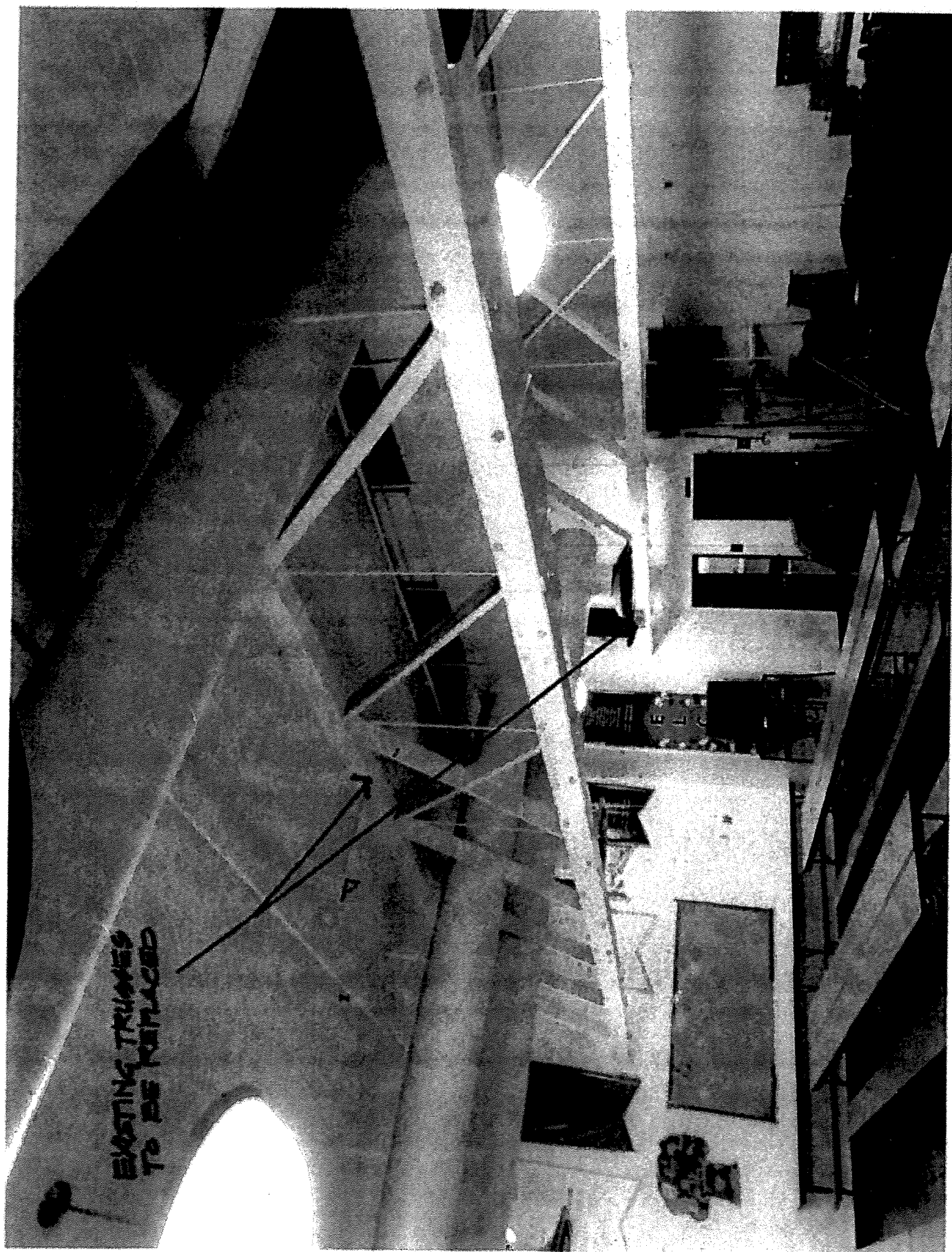
NMS:drs  
08/22/13

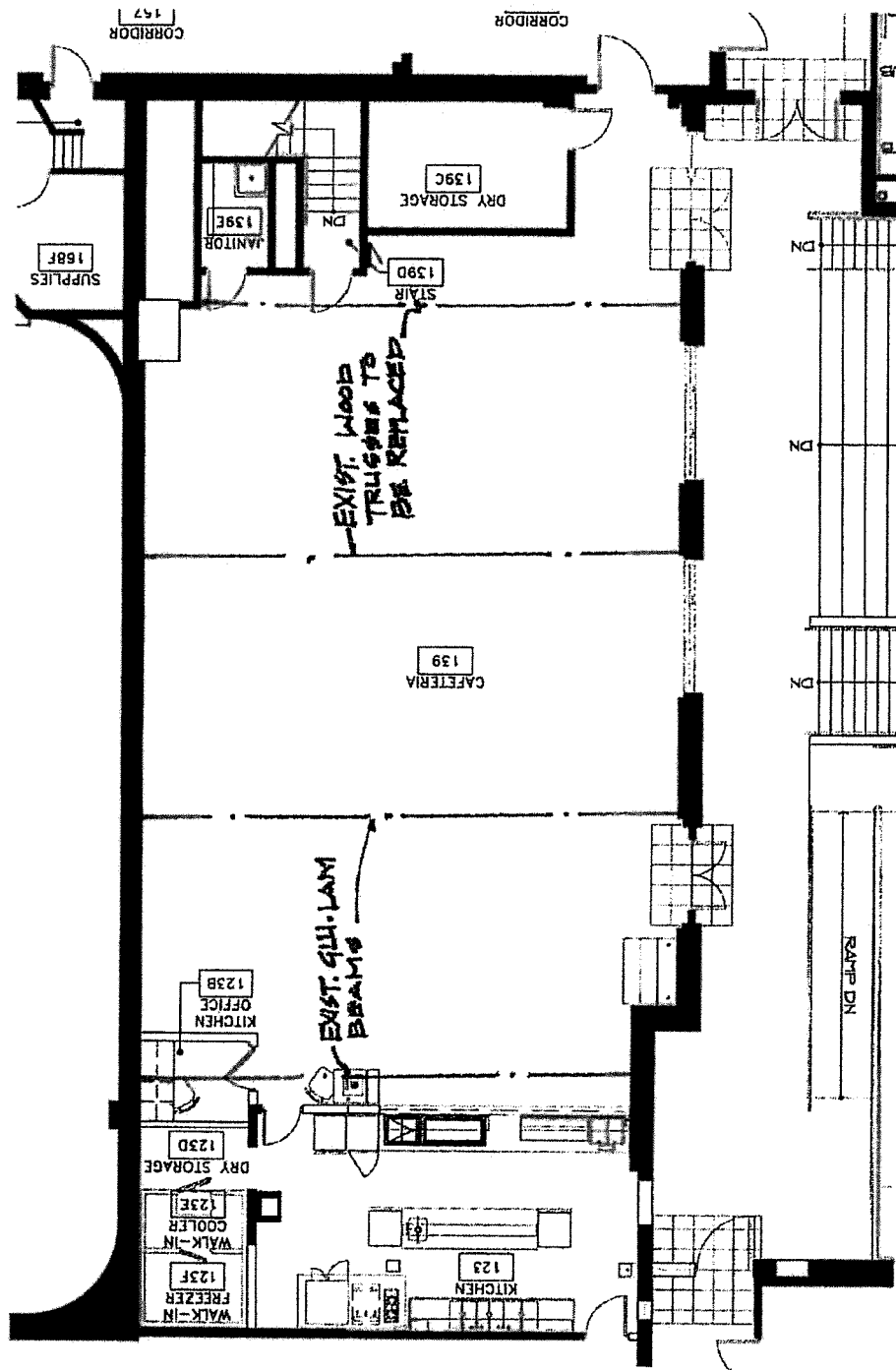
## KENILWORTH CAFETERIA TRUSS REPLACEMENT:

The Kenilworth Cafeteria has two existing trusses that are bowing and need replacement to match the two glu-lam supports that were installed on the North end of the Cafeteria (see attached photos). Also attached is a sketch for adding two glue-lam beams and providing a wall to the existing joist bearing. The addition of the beam and wall above will need posts and verification of the existing bearing conditions. Posts and footings are shown on each end of the beams to support the end loads. Also included are cross bracing members to brace to the existing walls.



EXIST. GLULAM BEAM  
SUPPORTS NORTH END  
OF CADETENA





DESIGNED BY SPD DATE 4.14

CHECKED BY \_\_\_\_\_ DATE \_\_\_\_\_

CLIENT: adm group, inc

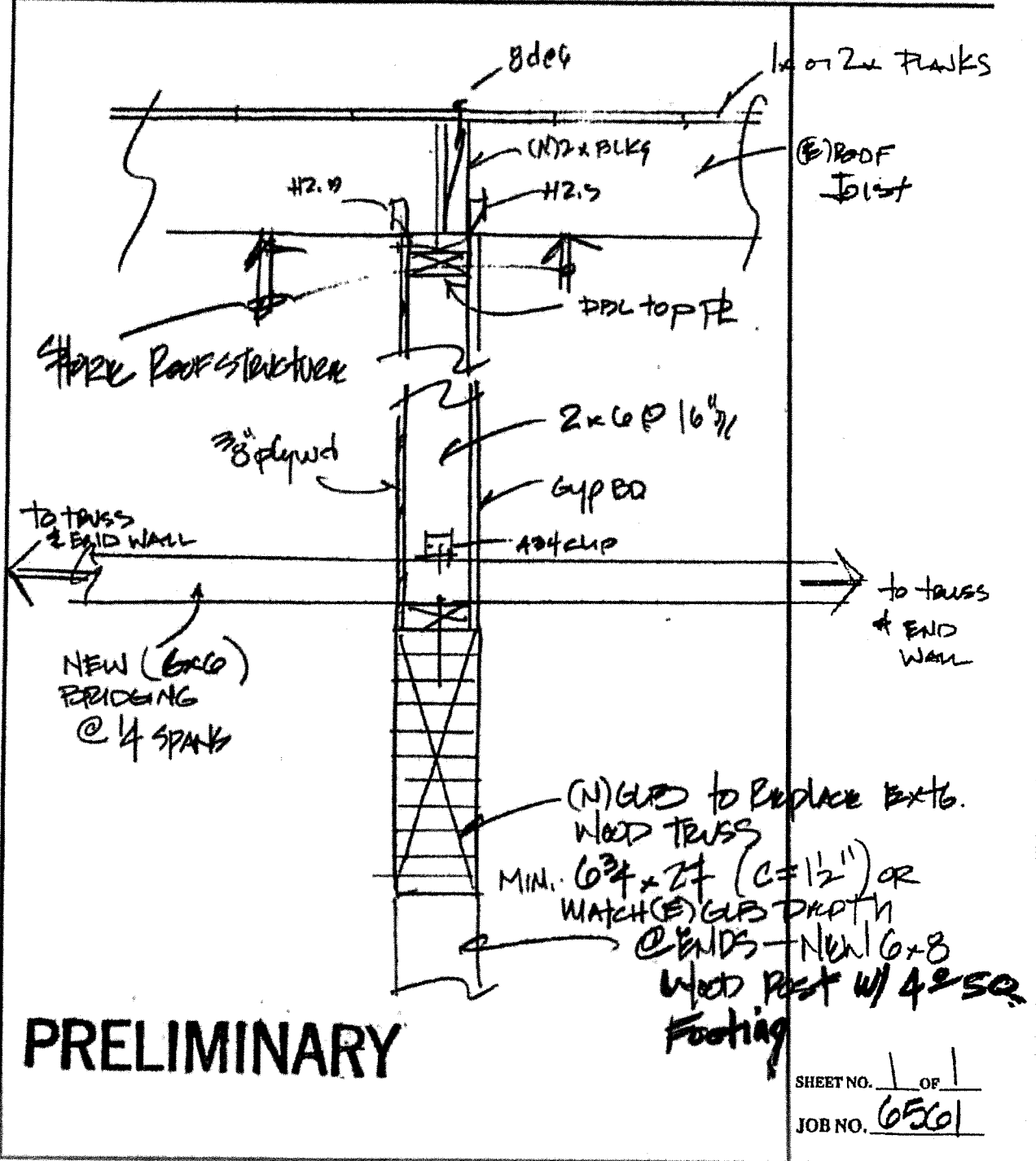
JOB TITLE: KENILWORTH E.S.



A.V. SCHWAN & ASSOCIATES  
CONSULTING STRUCTURAL ENGINEERS

SCOTTSDALE, ARIZONA  
(602) 265-4331

www.avschwam.com



PRELIMINARY

SHEET NO. 1 OF 1  
JOB NO. 65601

## Karl TRUSCOTT

---

**From:** Larry Hudak <LHudak@admgroupinc.com>  
**Sent:** Tuesday, July 01, 2014 3:37 PM  
**To:** Karl TRUSCOTT  
**Subject:** Kenilworth Cafeteria Beam Repalcement  
**Attachments:** mail@admgroupinc.com\_20140701\_152653.pdf

Karl: The estimate for the beam replacement including construction document fees is \$82,600.00.

Larry



(6200)

= 76,400 Const. Est.



john denny <jmdenny@mac.com>  
Kenilworth Elementary  
September 22, 2011 7:36 AM

Mike,

I inspected Kenilworth Elem this week. The building containing the cafeteria was constructed in 1920. The cafeteria roof was originally constructed with at least 4 bolted trusses spanning 40 ft. and spaced 16 ft. o.c. Two were replaced, probably around 1960, with glulam beams. The two remaining trusses have noticeable sags. The high shear stress end connections are slipping and have cracks in the wood bottom chords. The trusses are constructed with 3-ply 2X8 chords but only the outside plies have a splice connection of some sort. The splice connections are significantly underdesigned per current code. At the south truss, one outside ply is cracked opposite a splice in the other outside ply. This truss supports a large mechanical unit near the midpoint. Other mechanical loads on the remainder of the cafeteria roof are minor. However it has a ballasted roof membrane, weighing about 8-9 psf.

Further evaluation is needed but the most feasible repair will probably be replacement of the trusses with glulam beams similar to what has done with the other two trusses. We also need to perform a little destructive testing to evaluate the framing above the existing beams. The beams appear to have wood framed pony walls above which are not providing adequate lateral support at the top. Both beams are bowing slightly in the center, which could be due to lateral buckling due to the inadequate lateral support.

We recommend that shoring be installed below the two trusses near the centerline. The cafeteria floor has a crawlspace below with north-south oriented beamlines located near the 1/4 and midpoints. The shoring will have to be located directly above the center beamline.

John

**STATE OF ARIZONA  
SCHOOL FACILITIES BOARD**

**Meeting Date: June 3, 2015**

**Agenda Item VI.d.**

**Subject: VI. Building Renewal Grant Requests**

**d. Consideration and possible vote to accept, reject or modify  
Building Renewal Grant Requests (design awards)**

**Casa Grande Elementary  
Colorado River Union (2 requests)  
Red Rock Elementary**

**Background – Casa Grande Elementary (Cholla ES – masonry wall repair)**

Casa Grande Elementary has submitted a Building Renewal Grant request to repair the masonry exterior wall of Building 1001 at Cholla Elementary School.

Casa Grande Elementary, located 50 miles southeast of Phoenix, has 14 schools. Cholla Elementary School consists of four buildings constructed between 1978 through 2008, totaling 49,018 square feet.

The district initially contacted the Trust, which conducted an engineering investigation for structural failures and determined further design and corrective action is required. A proposal was submitted to provide engineering and construction oversight for \$9,700.

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative work.

**Staff Recommendation – Casa Grande Elementary (Cholla ES – masonry wall repair)**

Staff recommends that Casa Grande Elementary be awarded \$9,700 in Building Renewal Grant funding to provide professional services to develop design/bid specifications to repair the masonry walls of Building 1001 at Cholla Elementary School.

**Background – Colorado River Union (River Valley HS – replace sewer piping) Request 1 of 2**

Colorado River Union has submitted a Building Renewal Grant request to replace a broken sewer pipe at River Valley High School.

Colorado River Union, located 220 miles northwest of Phoenix on the Colorado River, has two schools. River Valley High School is comprised of 11 buildings constructed between 1992 and 2007, totaling 164,294 square feet.

Staff visited the school site with the district's engineer and inspected the broken sewer line. The inspection revealed multiple breaks that could be contributing to the foul smell. The district received an engineering proposal for \$5,000 to investigate the system, develop design/bid specifications, and work with the district to obtain quotes for recommended repairs.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Colorado River Union (River Valley HS – replace sewer piping)

Staff recommends that Colorado River Union be awarded \$8,000 in Building Renewal Grant funding for engineering services for the investigation, specification development, and construction administration to replace the sewer piping at River Valley High School. This includes \$3,000 in contingency that will only be used with SFB staff approval.

**Background – Colorado River Union (River Valley HS – repair domestic water system)**  
**Request 2 of 2**

Colorado River Union has submitted a Building Renewal Grant request to investigate the possible contamination of the domestic water system at River Valley High School.

Colorado River Union, located 220 miles northwest of Phoenix on the Colorado River, has two schools. River Valley High School is comprised of 11 buildings constructed between 1992 and 2007, totaling 164,294 square feet.

Staff visited the school site with the district's engineer and inspected the domestic water system. The site visit revealed that the domestic water system and the supporting water filtration systems have issues that warrant the need for professional services to investigate and design solutions. The district received an engineering proposal for \$8,000.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Colorado River Union (River Valley HS – repair domestic water system)

Staff recommends that Colorado River Union be awarded \$11,000 in Building Renewal Grant funding for engineering services for the investigation of the domestic water system at River Valley High School. This includes \$3,000 in contingency that will only be used with SFB staff approval.

**Background – Red Rock Elementary (Red Rock ES – repair wall cracks)**

Red Rock Elementary has submitted a Building Renewal Grant request for the repair of wall cracks and floor movement throughout the campus at Red Rock Elementary School.

Red Rock Elementary, located 85 miles southeast of Phoenix, has one school. Red Rock Elementary School is comprised of 12 buildings constructed between 1958 and 2009, totaling 118,105 square feet. The SFB funded construction of four buildings in 2009, totaling 97,143 square feet.

The SFB has completed an inspection at the school site and has identified numerous areas where walls have cracked and some floors appear to have heaved. The Trust was contacted

and had a forensic engineer make an assessment to determine if they are covered by the Trust's policy with the district. These are not covered events, so the district has asked the SFB for an assessment of the cause(s) and mitigation of these issues.

The district received a proposal of \$15,055 for assessment services, including destructive testing to ascertain the causes of the cracks and floor movement. The original architect is doing the assessment and has been advised that the cost to correct the design flaws that caused the cracks and heaving will be their responsibility.

Criteria for Eligibility

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The district meets this criteria including doing preventative maintenance.

Staff Recommendation – Red Rock Elementary (Red Rock ES – repair wall cracks)

Staff recommends that Red Rock Elementary be awarded \$16,600 in Building Renewal Grant funding for the assessment services to repair the wall cracks and floor movement at Red Rock Elementary School. This includes \$1,545 in contingency that will only be used with SFB staff approval.

**Board Action Requested: [ ] information [ X ] action / described below**

1. Board approval of the staff recommendation that **Casa Grande Elementary** be awarded \$9,700 in Building Renewal Grant funding to provide professional services to develop design/bid specifications to repair the masonry walls of Building 1001 at Cholla Elementary School.
2. Board approval of the staff recommendation that **Colorado River Union** be awarded \$8,000 in Building Renewal Grant funding for engineering services for the investigation, specification development, and construction administration to replace the sewer piping at River Valley High School. This includes \$3,000 in contingency that will only be used with SFB staff approval.
3. Board approval of the staff recommendation that **Colorado River Union** be awarded \$11,000 in Building Renewal Grant funding for engineering services for the investigation of the domestic water system at River Valley High School. This includes \$3,000 in contingency that will only be used with SFB staff approval.
4. Board approval of the staff recommendation that **Red Rock Elementary** be awarded \$16,600 in Building Renewal Grant funding for the assessment services to repair the wall cracks and floor movement at Red Rock Elementary School. This includes \$1,545 in contingency that will only be used with SFB staff approval.

**Attachments: Yes [ X ]      No [ ]**

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Casa Grande Elementary**  
BRG Project Number: **110404107-1001-024BRG**  
Project Description: **Masonry wall repair**  
Architect of Record: **Gervasio & Assoc. (602-285-1720)**  
Contractor: **TBD**

Pinal County

Board approval 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		\$ -
Contingency ①		\$ -
Architecture / Engineering (A&E) Fees		\$ 9,700
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		\$ 9,700
<b>Total SFB Funded Project Cost:</b>		\$ 9,700
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		\$ 9,700
<b>Total Project Cost:</b>		\$ 9,700

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:**

**Application ID:** 1951

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Casa Grande Elementary District

**Superintendent:** Frank Davidson

**Contact Person:** Frank Corder

**Contact Phone Number:** 520-836-4782

**Contact Email:** frank.corder@cgelem.k12.az.us

**School Site:** Cholla Elementary School

**Buildings:** ~~9999~~ ~~School Wide~~  
1001 MAN

**Application Title:** Cholla Masonry Crack Assessment

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

## Building Renewal Grant Application

Cholla ES  
1180 E Kortsen Road

Staff has performed repairs during the past but the extent is beyond our capabilities.

### Summary:

The Arizona School Risk Retention Trust, Inc. (ASRRTI) conducted site inspections in January Of 2014 that identified masonry cracking.

ASRRTI obtained the services of Gervasio & Associates, Inc., Consulting Engineers, to conduct a further review of the conditions.

### Attachments:

Gervasio & Associates, Inc., report of April 18, 2014, identifying the extent of the cracking and the recommended repairs.

Copy of RFQ - quotes were requested from 3 engineering firms (attached)

Gervasio & Associates, Inc., submitted the lowest proposal for the first phase; to review the conditions/cause of the cracking and prepare bid documents. Their cost is \$6,200, plus one additional site visit @ \$700, plus reimbursables not-to-exceed \$500 = Total - \$7,400

*6,200 700 500*

### Request:

Approval to contract with Gervasio and Associates for first phase design work

The district will modify this BRG to include additional project over-sight by Gervasio and Associates as well as the construction cost associated with the bid specifications.

**Project Category:** Surfaces

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

### Available Funding

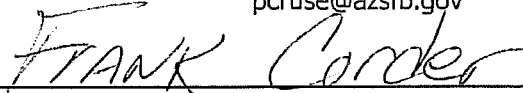
Amount of Local funds planned for this project	\$0.00
--	--------

Please outline any associated insurance coverage.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

  
Superintendent Printed Name

**Building Renewal Grant Application**

*Frank Brandon*

Superintendent Signature

*3-23-2015*

Date



# GERVASIO & ASSOC., INC.

CONSULTING ENGINEERS

77 EAST THOMAS ROAD, SUITE 120

PHOENIX, ARIZONA 85012

(602) 285-1720 • (602) 285-1530 (FAX)

April 18, 2014

Mr. David Frandsen  
ARIZONA SCHOOL RISK RETENTION TRUST, INC.  
P.O. Box 40098  
Phoenix, AZ 85067-0098

via E-Mail: [David.Frandsen@ashtontiffany.com](mailto:David.Frandsen@ashtontiffany.com)

RE: CHOLLA ELEMENTARY SCHOOL  
1180 East Korsten Road, Casa Grande, Arizona  
MASONRY COLUMN DAMAGE INVESTIGATION  
Claim Number 2013-0040  
G&A Job No. 4050.1 F

Dear Mr. Frandsen:

In accordance with your request, we have completed our investigation of the masonry column damage at the above referenced location. This report presents our findings, conclusions and conceptual recommendations and includes:

## Appendix A: Aerial Photograph

During our investigation by Jack Gordon, P.E. of Gervasio & Assoc., Inc. (G&A) on March 26, 2014 we took fifty-seven (57) color photographs which have been provided on a CD.

Our assignment was limited to determining the cause of the reported damages to the exterior masonry walls.

## FINDINGS, CONCLUSIONS & RECOMMENDATIONS

Cholla Elementary School is located at 1180 East Korsten Road in Casa Grande, Arizona and is part of the Casa Grande Unified Elementary School District No. 4 (CGESD). It is a single-story structure constructed circa 1979. The exterior walls are constructed of steel reinforced fire-clay masonry block (masonry). Original construction Contract Drawings were not available for review.

It was reported that cracks are present in the exterior CMU walls at several locations. See Appendix A for an aerial photograph of the building and the location of the reported masonry wall damages. We observed vertical cracks in the masonry walls at nearly all building corners (Photographs A.1-1 thru A.1-5). We also observed some horizontal cracks at the top of masonry walls (Photograph A.1-18) and at wall mid-height between building corners (Photograph A.1-50).

The vertical cracks typically occur in the bottom half of the wall (Photograph A.1-21). The crack widths vary. Some cracks had been previously repaired by applying cementitious mortar on the wall surface at the crack (Photograph A.1-13). Other cracks have been repaired by applying a flexible sealant into the joint (Photograph A.1-33).

We removed loose masonry at one vertical crack location and discovered a severely corroded vertical steel reinforcing bar (Photographs A.1-15 & A.1-16). We also observed corroded horizontal steel joint reinforcement exposed at one location (Photographs A.1-37 & A.1-38).

**We conclude** the vertical and horizontal masonry cracks are due to corrosion of the embedded steel reinforcement. Steel expands as it corrodes, up to five times its original volume. This creates internal stresses in the masonry in which the steel reinforcement is embedded. When the corrosion becomes severe enough, and thus the internal stresses large enough, cracks develop in the masonry.

Corrosion is a natural process which results in masonry damage (i.e., cracking, spalling, etc.). The presence of moisture accelerates this natural process. What might take decades in a dry environment, will happen in a few years in a wet environment. Once the corrosion process has begun, it will continue.

However, the source of the moisture which has caused the corrosion is not clear. The location of damages cannot be consistently explained by the normal sources of water:

- Some cracks occur where the wall is adjacent to landscape irrigation whereas other cracks occur next to concrete slabs (no irrigation);
- The cracks occur near the bottom of the walls but not at the top (moisture penetrating into the wall through the top); and
- Vertical cracks occur at building corners but not in the wall between corners.

**We recommend** repairing the masonry wall damages as follows:

- Remove loose/spalled masonry down to sound material by chipping.
- Extend the masonry removal must the corrosion present on the steel reinforcing bars.
- Remove the corrosion by sand blasting the steel reinforcing bars to a white metal condition. It may be necessary to add supplemental bars if corrosion has significantly reduced the diameter of the existing bars.
- Clean the repair area by blowing with oil-free compressed air.
- Patch the masonry wall using cementitious repair mortar and matching masonry block.

Repairing corrosion caused deterioration becomes more difficult and, consequently, more expensive as corrosion advances. If detected in the early stages before corrosion is significant, the methods for repair are less invasive and less expensive.

Therefore, we further recommend a more detailed investigation to determine the source of the moisture. The damages are likely to reoccur if repairs are made without addressing the underlying cause.

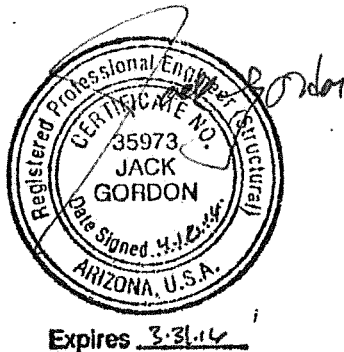
Mr. David Frandsen  
April 18, 2014  
G&A Job No. 4050.1 F  
Page 3

This report is based on the facts and evidence known to us as of this date and may be amended if new facts and/or evidence are presented or discovered.

We appreciate the opportunity to provide this service and welcome any questions.

Sincerely,

GERVASIO & ASSOC., INC.



Jack Gordon, P.E.  
Forensic Structural Engineer

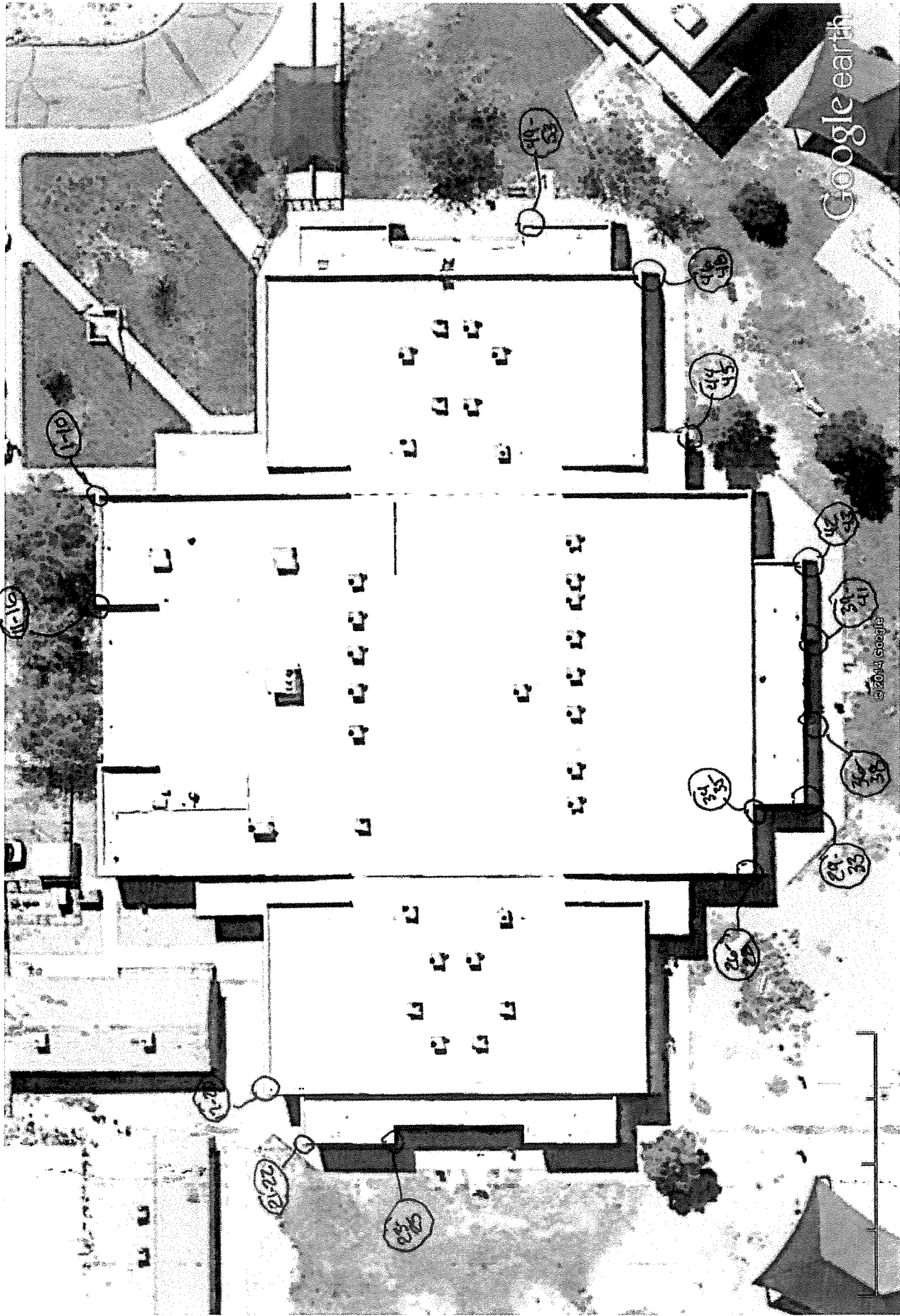
JEG:blm

Enclosures

cc: Heather Pino - Arizona School Risk Retention Trust, Inc. (via e-mail, [hpino@the-trust.org](mailto:hpino@the-trust.org))

# APPENDIX A

## AERIAL PHOTOGRAPH



Google earth

feet  
meters

200

80



# GERVASIO & ASSOC., INC.

CONSULTING ENGINEERS  
77 EAST THOMAS ROAD, SUITE 120  
PHOENIX, ARIZONA 85012  
(602) 285-1720 • (602) 285-1530 (FAX)

January 6, 2015

Mr. Frank Corder, Director of Facilities  
CASA GRANDE ELEM. SCHOOL DISTRICT  
1460 North Pinal Avenue  
Casa Grande, AZ 85122

via E-mail: [frank.corder@cgelem.k12.az.us](mailto:frank.corder@cgelem.k12.az.us)

RE: CHOLLA ELEM. SCHOOL - CASA GRANDE  
1180 East Korsten Road, Casa Grande, Arizona  
G&A Job No. 4050.2 S, 4050.3 S, 4050.4 SI & 4050.5 S

Dear Mr. Corder:

We appreciate this opportunity to submit our prime proposal for Structural Engineering on the referenced project in the City of Casa Grande. Based on our discussions we understand the project has the following limited scope.

## LIMITED SCOPE OF PROJECT

1. Provide structural repair drawings for vertical cracks in exterior wall corners and horizontal cracks in exterior wall masonry joints caused by water intrusion.
2. Limited construction administration services.

To accomplish this Limited Project, the following design services are proposed:

## SCOPE OF SERVICES

### **Design Phase - G&A Job No. 4050.2 S**

#### **Structural**

##### **A. Detailed Site Investigation**

We will:

1. Perform a field trip to observe the general condition of the items listed under limited scope.
2. Review available original building drawings.
3. Identify any visual signs of distress and/or deterioration.
4. Record existing visible conditions, identify and record specific damage.

##### **B. Structural Remediation Documents**

We will:

1. Perform the necessary structural calculations to design the repairs listed under scope.
2. Prepare structural plans, sections, and details with general structural notes on our drawings for construction by a contractor.
3. Submit these documents to you for approval and then assist you in submitting our drawings to the Government Agencies to gain approval of our work.

9700.00

4. During construction, interpret our drawings, review the contractor's structural related shop drawings, and answer written RFI's.

**Construction Phase - G&A Job No. 4050.3 S, 4050.4 SI & 4050.5 S**

**C. Construction Coordination Meetings**

We will attend periodic construction coordination meetings at the site with you, the Owner, and the General Contractor. During these meetings we will answer questions to facilitate construction. We understand the General Contractor will take the Meeting Minutes and submit them to you and us for review. Technical questions should be submitted as official RFI's.

**D. Periodic Observations**

We shall visit the site to become generally familiar with the quality of the repair work completed to determine, in general, if the work is being performed in a manner indicating that the work, when completed, will be in general accordance with the Contract Documents. We will inform the Superintendent at the site of any observed deviations. After each visit we shall prepare a written report for you with a copy to the contractor of our observations and any observed deviations of the work. You did not ask us to perform exhaustive or continuous on-site inspections to completely check the quality of the work; therefore, we cannot sign the special inspection certificate at completion of the project. On the basis of our limited on-site observations, we shall endeavor to guard against defects and deficiencies in the contractor's work.

**E. Punch List and Project Closeout**

1. When the project is approaching Substantial Completion the Contractor shall prepare the detailed punch list.
2. G&A shall then review the punch list. If it is reasonable in length, G&A shall review the work with the Contractor and add appropriately to the punch list.
3. The Contractor shall then complete the work required on the punch list, record the date & initial when each line item is accomplished, forward it when complete to G&A for review and, if fully complete, G&A will schedule final field review for general compliance with the Contract Documents.
4. When the list is fully completed G&A shall notify the Owner.

**SERVICES NOT INCLUDED**

Our fees do not include:

1. Measuring all dimensions; design of shoring & bracing for safety; material & soil sampling & testing; demolition to expose building elements; load testing; excavations to expose footings; observing, investigating or checking of all other elements not listed under Scope for safety & Code compliance; written report and expert witness work.
2. Architecture, Planning, Zoning, Civil Engineering, and all waterproofing.
3. Value engineering, Schematic & DD Phases, general & special conditions, specification book, construction managers, Design/Build, cost estimates, design changes, fast tracking, expedited plan review, phasing, putting project on hold, submittals, applications, permits, filing fees, bidding, reproductions, bidding or constructing before permit, supplying CADD after CD, means & methods of construction, construction administration & inspections, engineering design to correct contractor errors and "as-builts".

4. All work not listed under Services, shop drawing review and all continuous or special inspections, review or approval of construction quality, measurements to check the quality or quantity of the work, construction means & methods, Contractor performance, job site safety, or guarantee a timely payment to the Contractor by the Owner.
5. Redesign caused by Contractor error, overtime work, as-builts, and inspection & enforcement of job safety requirements. Additional trips because the Contractor was not prepared for our visit or completed the project as scheduled.
6. Additional services will be performed per our current hourly fee schedule.

#### COMPENSATION

We propose the following fees:

##### **Design Phase - G&A Job No. 4050.2 S**

- Paragraph A. Detailed Site Investigation - Included in fees.  
B. Structural Remediation Documents - \$6,200.00

##### **Construction Phase - G&A Job No. 4050.3 S, 4050.4 S & 4050.5 SI**

- C. Construction Coordination Meetings - \$700.00/trip (estimate 1 trip)  
D. Periodic Observations - \$700.00 (estimate 3 trips)  
E. Punch List and Project Closeout - \$700.00 (estimate 1 trip)

#### BASES OF FEES - TERMS & CONDITIONS

To perform the services under this contract requires that certain assumptions be made regarding hidden, existing, as-built conditions and members. To verify all these assumptions is cost prohibitive or requires destroying otherwise adequate or serviceable portions of the facility. Because of this, all defects may not be found. The Owner agrees that, except for negligence on the part of G&A, they will hold harmless and indemnify G&A from and against any and all claims, damages, awards, and costs of defense arising out of the professional services provided under this agreement. If during construction the contractor exposes any hidden defects or conflicts, they must notify us immediately.

This agreement shall include, except as modified herein, the following Articles from the 1987 Edition of AIA Document B141: 1.1.2, 2.4.1, 2.4.4, 2.6.1, 2.6.3 thru 2.6.7, 2.6.11 thru 2.6.19, and 3 thru 10 (except 5 and 10.3.2) substituting the name Engineer for Architect. If you do not have a copy of B141 call and we will mail you one.

Client agrees that the liability of G&A, its agents and employees, in connection with services hereunder to the Client and to all persons having contractual relationships with them, resulting from any negligent acts, errors, and/or omissions of G&A, its agents, and/or employees is limited to the total fees actually paid by the Client to G&A for services rendered by G&A hereunder or \$10,000 whichever is greater.

The design phase quotation is valid for a period of 90 days from the date of this letter. After 90 days the fee is subject to renegotiation. The inspection phase quotation is valid if the construction begins within 12 months from the date of this letter otherwise it is subject to renegotiation. Final payment must be received before we complete final documentation of our services.



Mr. Frank Corder

January 6, 2015

G&A Job No. 4050.2 S, 4050.3 S, 4050.4 SI & 4050.5 S

Page 4

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PAYMENT

Billing will be monthly for work accomplished during that month and the client is expected to pay within 30 days. Any billing or portion not paid within 90 days of the billing date is considered delinquent, shall be grounds for G&A to stop work, and shall be charged a delinquency charge of one and one half percent (1-1/2%) per month on the unpaid balance of principal and accrued interest. The client agrees that any dispute between the parties, shall be resolved by binding arbitration in accordance with the rules of the American Arbitration Association, and judgment may be entered in any court having jurisdiction thereof. The client understands the engineer will send a lien notice and also agrees to pay for reasonable attorney's fees.

If this proposal is satisfactory to you, please sign the two originals and return one to us, whereupon this proposal shall become a binding Agreement in accordance with its terms.

Sincerely,

GERVASIO & ASSOC., INC.



Joseph A. Gervasio, P.E.  
President

REB/JAG:blm

ACCEPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2014

BY: \_\_\_\_\_  
Authorized Official

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Colorado River Union**  
BRG Project Number: **080502002-1001-026BRG**  
Project Description: **Replace sewer piping**  
Architect of Record: **Ludwig Engineering (928-768-1857)**  
Contractor: **TBD**

Mohave County

Board approval: 6/3/2015.

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		\$ -
Contingency ①		\$ 3,000
Architecture / Engineering (A&E)		\$ 5,000
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		\$ 5,000
<b>Total SFB Funded Project Cost:</b>		\$ 8,000
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		\$ 8,000
<b>Total Project Cost:</b>		\$ 8,000

① Contingency shall only be used with SFB staff approval

**Building Renewal Grant Application**

**Initial Submission Date:** 4/8/2015 6:25:23 AM

**Application ID:** 1970

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Colorado River Union High School District

**Superintendent:** Riley Frei

**Contact Person:** John Wawrzynek

**Contact Phone Number:** 9284447529

**Contact Email:** jwawrzynek@bullheadschoools.com

**School Site:** River Valley High School

**Buildings:** 9999 School Wide  
1001 AUDITORIUM

**Application Title:** Broken sewer pipe.

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Sewer pipe in Auditorium has a broken pipe bad sewer gas odor, this is a health concern. Mr Kennon has looked at this problem.

**Project Category:** Plumbing

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

N/A

**Liaison:** Breuer

gbreuer@azsfb.gov

602-542-6139

\_\_\_\_\_  
Superintendent Printed Name

\_\_\_\_\_  
Superintendent Signature

\_\_\_\_\_  
Date



Civil Engineering • Surveying • Planning

#### California

109 E. 3rd St.  
San Bernardino, CA 92410  
Ph. 909-884-8217  
Fax 909-889-0153  
Toll Free 800-879-1282  
www.ludwigeng.com

15252 Seneca Rd.  
Victorville, CA 92392  
Ph. 760-951-7676  
Fax 760-241-0573

#### Arizona

5890 Highway 95, Ste. B  
Fort Mohave, AZ 86426  
Ph. 928-768-1857  
Fax 928-768-7086

2126 McCulloch Blvd., Ste. 8  
Lake Havasu City, AZ 86403  
Ph. 928-680-6060  
Fax 928-854-6530

928 303 4443

#### Client:

BULLHEAD CITY ELEMENTARY SCHOOL DISTRICT #15  
ATTN: DAVID KENNON/JOHN WAWRZYNEK  
1004 HANCOCK ROAD, BULLHEAD CITY, AZ 86442  
928-444-7529  
Phone Fax

#### Engineering Contract & Arizona Preliminary Twenty-Day Lien Notice

Date Order Recd: 05/08/15  
Job No. BU-0311.AZ

#### Description of Work Ordered With Legal Description of Property:

BULLHEAD CITY JUNIOR HIGH SCHOOL LOCATED AT 1062 HANCOCK ROAD, BULLHEAD CITY, AZ.

1) SITE EVALUATION AND DESIGN OF ALTERNATE WASTE-WATER LINE (BI-PASS THE EXISTING SEWER LINE SYSTEM)

Note: The above represents the scope of work to be performed. If any of the information shown herein is not in accordance with your instructions, please advise us immediately in order to avoid possible errors or misunderstanding. Schedule A - Standard Provisions of Agreement attached is part of this contract.

Property Owner & Address:

Lender & Address:

Person/Entity Ordering Work: DAVID KENNON/JOHN WAWRZYNEK

Charges: FIXED FEE \$5,000.00

CLIENT TO PAY ALL APPLICABLE FEES

#### Note to Property Owners:

If bills are not paid in full for the labor, professional services, materials, machinery, fixtures, or tools furnished, or to be furnished, a Mechanic's Lien leading to the loss, through court foreclosure proceedings, of all or part of your property being improved may be placed against the property. You may wish to protect yourself against this consequence by either:

1. Requiring your contractor to furnish a Conditional Waiver and Release pursuant to Arizona Revised Statutes Section 33-1008, Subsection D, Paragraphs 1 and 3 signed by the person or firm giving you this notice before you make payment to your contractor.
2. Requiring your contractor to furnish an Unconditional Waiver and Release pursuant to Arizona Revised Statutes Section 33-1008, Subsection D, Paragraphs 2 and 4 assigned by the person or firm giving you this notice after you make payment to your contractor.
3. Using any other method or device that is appropriate under the

circumstances. Within 10 days of the receipt of this Preliminary Notice the Owner or other interested party is required to furnish all information necessary to correct any inaccuracies in the Notice pursuant to Arizona Revised Statutes Section 33-1003, Subsection 1 or lose as a defense any inaccuracy of that information. Within ten days of the receipt of this Preliminary Twenty Day Notice if any payment bond has been recorded in compliance with Arizona Revised Statutes Section 33-1003, the Owner must provide a copy of the payment bond including the name and address of the surety company and bonding agent providing the payment bond to the person who has given the preliminary Twenty Day Notice, in the event that the owner or other interested party fails to provide the information within that ten-day period, the claimant shall retain lien rights to the extent precluded or prejudiced from asserting a claim against the bond as a result of not timely receiving the bond information.

The above represents the scope of work to be performed. If any of the information shown herein is not in accordance with your instructions, please advise us immediately in order to avoid possible errors or misunderstanding.

Signature of Ludwig Engineering Associates, Inc. Representative

MEHDI AZARM

Printed Name of Ludwig Engineering Associates, Inc.  
Representative

PROJECT MANAGER

Title

Date Signed

5/8/15

Signature of Authorizing Person

Printed Name of Authorizing Person

Title

Date Signed

**California**

109 E. 3rd St.  
 San Bernardino, CA 92410  
 Ph. 909-884-8217  
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 Lake Havasu City, AZ 86403  
 Ph. 928-680-6060  
 Fax 928-854-6530

**Schedule "A"**  
**Standard Provisions of Agreement**

1. The Client binds himself, his partners, successors, executors, administrators, and assigns to the Engineer to this agreement in respect to all of the terms and conditions of this Agreement.
2. Neither the Client nor Engineer shall assign his interest in this Agreement without the written consent of the other.
3. No conditions or representations altering, detracting from, nor adding to, the terms hereof shall be valid unless printed or written hereon or evidenced in writing by either party to Agreement and accepted in writing by the other.
4. One or more waivers of any term, condition or covenant by the Engineer shall not be construed by the Client as a waiver of a subsequent breach of the same or any other term, condition or covenant.
5. In the event any provision of this Agreement shall be held to be invalid and unenforceable, the other provision of this Agreement shall be valid and binding on the parties hereto.
6. The Engineer is not responsible for delay, nor shall Engineer be responsible for damages or be in default or deemed to be in default of reason of strikes, lockouts, accidents, or acts of God; or failure of Client to furnish timely information or to approve or disapprove Engineer's work promptly; or delay or faulty performance by the Client, other contractors, or governmental agencies; or any other delays beyond Engineer's reasonable control.
7. Engineer shall not be liable for damages resulting from the actions or inactions of governmental agencies including, but not limited to, permit processing, environmental impact reports, dedications, general plans and amendments thereto, zoning matters, annexations or consolidations, use or conditional use permits, and building permits and Engineer shall only act as an advisor in all governmental relations.  

In the event of litigation on this agreement, the laws of the state in which the work was contracted shall govern the interpretation thereof, and all disputes or controversies arising hereunder. In the event that Client institutes a suit against Engineer because of any failure or alleged failure to perform, error, omission, or negligence, and if such suit is not successfully prosecuted, or it is dismissed, or if verdict is rendered for Engineer, Client agrees to pay Engineer any and all costs of defense, including attorney's fees, expert witnesses' fees, and court costs and any and all other expenses of defense which may be needful, immediately following dismissal of the case or immediately upon judgment being rendered in behalf of Engineer.
8. In the event that litigation be instituted under the terms and conditions of this Agreement, the same is to be brought and tried in judicial jurisdiction of the court of the county in which the Engineer's place of business is located and Client waives the right to have the suit brought, or tried in, or removed to any other county or judicial jurisdiction.
9. Should litigation be necessary to enforce any term or provision of this Agreement, or to collect any portion of the amount payable under this Agreement, then all litigations and collection expenses, witness fees and court costs, and attorney's fees shall be paid to the prevailing party.
10. There are not understandings or agreements except as herein expressly stated.
11. All original papers and documents, and copies thereof, produced as a result of this contract, except documents that are required to be filed with public agencies, shall remain the property of the Engineer and may be used by the Engineer without the consent of the Client.
12. Services provided within this Agreement are for the exclusive use of the Client for the project only.
13. Client and Engineer agree to cooperate with each other in any and every way or manner on the project.
14. Upon written request, each of the parties hereto shall execute and deliver, or cause to be executed and delivered, such additional instruments and documents, which may be necessary and proper to carry out the terms of this Agreement.
15. The terms and provisions of this agreement shall not be construed to alter, waive, or affect any lien or stop notice rights, which the Engineer may have for the performance of services under this agreement.
16. The Engineer makes no representation concerning the estimated quantities and cost figures made in connection with maps, plans, specifications, or drawings other than that as such figures are estimated only and the Engineer shall not be responsible for fluctuations in cost factors.
17. Engineer makes no warranty, either express or implied, as to his findings, recommendations, specifications, or personal advice except that the work was performed pursuant to generally accepted standards of practice in effect at the time of performance.
18. Engineer makes no representation concerning soil conditions unless specifically included in writing in this agreement, and he is not responsible for any liability that may arise out of the making or failure to make soil surveys, or subsurface soil tests, or general soil testing.
19. Estimate of areas provided under this agreement are not to be considered precise unless Engineer specifically agrees to provide the precise determination of such areas.

20. In the event that any changes are made in the plans and specifications by the client or persons other than the Engineer, which affects the Engineer's work, any and all liability arising out of such changes is waived as against the Engineer and the client assumes full responsibility for such changes unless client has given Engineer prior notice and has received from the Engineer written consent for such changes.
21. The Engineer is not responsible, and liability is waived by client as against Engineer, for use by client or any other person of any plans or drawings not assigned by the Engineer.
22. Engineer has a right to complete all services agreed to be rendered pursuant to this contract. In the event this agreement is terminated before the completion of all services, unless Engineer is responsible for such early termination, client agrees to release Engineer from all liability for work performed.
23. Client agrees that Engineer will not perform on-site construction review for this project unless specifically provided for in this agreement, that such services will be performed by others, and that the client will defend, indemnify, and hold Engineer harmless from any and all liability arising from or resulting from the performance of construction review by other persons. In the event of any job site visits by Engineer, job visits shall not be deemed as an assumption of construction review responsibilities by the Engineer. Such responsibilities shall remain with others.
24. The client agrees that in accordance with generally accepted construction practices, the construction contractor will be required to assume sole and complete responsibility for job site conditions during the course of construction of the project, including safety of all persons and property; that this requirement shall be made to apply continuously and not be limited to normal working hours; and the client further agrees to defend, indemnify, and hold Engineer harmless from any and all liability, real or alleged, in connection with the performance of work on this project, excepting liability arising from the sole negligence of the Engineer.
25. The client agrees to limit the Engineer's liability to the client and to all contractors and subcontractors on the project, due to professional negligent acts, errors, or omissions of the Engineer to the sum of the Engineer's fees.
26. All fees and other charges will be billed as agreed and shall be due at the time of billing unless otherwise specified in this agreement.
27. Client hereby agrees that the balance as stated on the billing from the Engineer to the client is correct, conclusive and binding on the client unless client within (10) ten days from the date of the making of the billing notifies Engineer in writing of the particular item that is alleged to be incorrect.
28. A late payment FINANCE CHARGE will be computed at the periodic rate of 1.5% per month, which is an ANNUAL PERCENTAGE RATE of 18%, and will be applied to any unpaid balance commencing 14 days after the date of the original invoice.
29. In the event that the plans, specifications, and/or field work covered by this contract are those required by various governmental agencies and in the event that due to change of policy of said agencies after the date of this agreement, additional office or field work is required, the said additional work shall be paid for by client as extra work.
30. In the event of any increase of costs due to the granting of wage increases and/or other employee benefits to field or office employees due to the terms of any labor agreement, or rise in the cost of living, during the lifetime of this agreement, such percentage increase shall be applied to all remaining compensation.
31. In the event that an act of God or parties other than Engineer destroy any staking, the cost of re-staking shall be paid for by client as extra work.
32. The client shall pay the costs of checking and inspection fees, zoning and annexation application fees, assessment fees, soils engineering fees, soils testing fees, aerial topography fees, and all other fees, permits, bond premiums, title company charges, blueprints and reproductions, and all other charges not specifically covered by the terms of this agreement.
33. In the event all or portion of the work prepared or partially prepared by the Engineer be suspended, abandoned, or terminated, the client shall pay the Engineer for all fees, charges, and services provided for the project, not to exceed any contract limit specified herein.
34. In the event of any litigation, client agrees to pay to Engineer interest on all past due balances at the rate of ten per cent per annum.
35. In the event client fails to pay Engineer within ten (10) days after invoices are rendered, client agrees that the Engineer shall have the right to consider said default a total breach of this agreement and, upon written notice, the duties, obligations and responsibilities of the Engineer under this agreement are terminated. In such event, client shall then promptly pay Engineer for all of those fees, charges, and services provided by Engineer.

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Colorado River Union**  
BRG Project Number: **080502002-9999-027BRG**  
Project Description: **Repair domestic water system**  
Architect of Record: **Ludwig Engineering (928-768-1857)**  
Contractor: **TBD**

Mohave County

Board approval: 6/3/2015.

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost</b>		\$ -
Contingency ①		\$ 3,000
Architecture / Engineering (A&E)		\$ 8,000
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		\$ 8,000
<b>Total SFB Funded Project Cost:</b>		\$ 11,000
District Share (Local Funds):		\$ -
<b>SFB Board Approved Amount:</b>		\$ 11,000
<b>Total Project Cost:</b>		\$ 11,000

① Contingency shall only be used with SFB staff approval

**Building Renewal Grant Application**

**Initial Submission Date:** 4/8/2015 6:20:29 AM

**Application ID:** 1969

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Colorado River Union High School District

**Superintendent:** Riley Frei

**Contact Person:** John Wawrzynek

**Contact Phone Number:** 4447529

**Contact Email:** jwawrzynek@bullheadschoools.com

**School Site:** River Valley High School

**Buildings:** 9999 School Wide

**Application Title:** possible cotamination of domestic water supply

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Domestic water supply has a brown color, Mr Kennon has looked at this. testing must be done to determine cause.

**Project Category:** Plumbing

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project \$0.00

Please outline any associated insurance coverage.

N/A

**Liaison:** Breuer

gbreuer@azsfb.gov

602-542-6139

\_\_\_\_\_  
Superintendent Printed Name

\_\_\_\_\_  
Superintendent Signature

\_\_\_\_\_  
Date





Civil Engineering • Surveying • Planning

#### California

109 E. 3rd St.  
San Bernardino, CA 92410  
Ph. 909-884-8217  
Fax 909-889-0153  
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Fax 928-768-7086

2126 McCulloch Blvd., Ste. 8  
Lake Havasu City, AZ 86403  
Ph. 928-680-6060  
Fax 928-854-6530

#### Client:

COLORADO RIVER UNION HIGH SCHOOL DISTRICT #12  
P.O. BOX 21479  
BULLHEAD CITY, AZ 86439  
928-788-1410  
Phone Fax

#### Engineering Contract & Arizona Preliminary Twenty-Day Lien Notice

Date Order Recd: 05/08/15  
Job No. CO-0307.AZ

#### Description of Work Ordered With Legal Description of Property:

RIVER VALLEY HIGH SCHOOL - 2250 E. LAGUNA ROAD, MOHAVE VALLEY, AZ 86440

1) SITE EVALUATION AND DESIGN FOR POTABLE WATER SYSTEM.

2) RECOMMENDATIONS TO PROVIDE MAINTENANCE PROCEDURE TO MAINTAIN AN ACCEPTABLE QUALITY OF WATER  
THROUGHOUT THE CAMPUS

Note: The above represents the scope of work to be performed. If any of the information shown herein is not in accordance with your instructions, please advise us immediately in order to avoid possible errors or misunderstanding. Schedule A - Standard Provisions of Agreement attached is part of this contract.

Property Owner & Address:

Lender & Address:

Person/Entity Ordering Work: JOHN WAWRZYNEK

Charges: FIXED FEE \$8,000.00

CLIENT TO PAY ALL APPLICABLE FEES

#### Note to Property Owners:

If bills are not paid in full for the labor, professional services, materials, machinery, fixtures, or tools furnished, or to be furnished, a Mechanic's Lien leading to the loss, through court foreclosure proceedings, of all or part of your property being improved may be placed against the property. You may wish to protect yourself against this consequence by either:

1. Requiring your contractor to furnish a Conditional Waiver and Release pursuant to Arizona Revised Statutes Section 33-1008, Subsection D, Paragraphs 1 and 3 signed by the person or firm giving you this notice before you make payment to your contractor.
2. Requiring your contractor to furnish an Unconditional Waiver and Release pursuant to Arizona Revised Statutes Section 33-1008, Subsection D, Paragraphs 2 and 4 assigned by the person or firm giving you this notice after you make payment to your contractor.
3. Using any other method or device that is appropriate under the

circumstances. Within 10 days of the receipt of this Preliminary Notice the Owner or other interested party is required to furnish all information necessary to correct any inaccuracies in the Notice pursuant to Arizona Revised Statutes Section 33-1003, Subsection 1 or lose as a defense any inaccuracy of that information. Within ten days of the receipt of this Preliminary Twenty Day Notice if any payment bond has been recorded in compliance with Arizona Revised Statutes Section 33-1003, the Owner must provide a copy of the payment bond including the name and address of the surety company and bonding agent providing the payment bond to the person who has given the preliminary Twenty Day Notice, in the event that the owner or other interested party fails to provide the information within that ten-day period, the claimant shall retain lien rights to the extent precluded or prejudiced from asserting a claim against the bond as a result of not timely receiving the bond information.

The above represents the scope of work to be performed. If any of the information shown herein is not in accordance with your instructions, please advise us immediately in order to avoid possible errors or misunderstanding.

Signature of Ludwig Engineering Associates, Inc. Representative

MEHDI AZARMI

Printed Name of Ludwig Engineering Associates, Inc.  
Representative

PROJECT MANAGER

Title

5/12/15  
Date Signed

Signature of Authorizing Person

Printed Name of Authorizing Person

Title

Date Signed

**California**

109 E. 3rd St.  
 San Bernardino, CA 92410  
 Ph. 909-884-8217  
 Fax 909-889-0153  
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**Arizona**

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 Lake Havasu City, AZ 86403  
 Ph. 928-680-6060  
 Fax 928-854-6530

**Schedule "A"**

**Standard Provisions of Agreement**

1. The Client binds himself, his partners, successors, executors, administrators, and assigns to the Engineer to this agreement in respect to all of the terms and conditions of this Agreement.
2. Neither the Client nor Engineer shall assign his interest in this Agreement without the written consent of the other.
3. No conditions or representations altering, detracting from, nor adding to, the terms hereof shall be valid unless printed or written hereon or evidenced in writing by either party to Agreement and accepted in writing by the other.
4. One or more waivers of any term, condition or covenant by the Engineer shall not be construed by the Client as a waiver of a subsequent breach of the same or any other term, condition or covenant.
5. In the event any provision of this Agreement shall be held to be invalid and unenforceable, the other provision of this Agreement shall be valid and binding on the parties hereto.
6. The Engineer is not responsible for delay, nor shall Engineer be responsible for damages or be in default or deemed to be in default of reason of strikes, lockouts, accidents, or acts of God; or failure of Client to furnish timely information or to approve or disapprove Engineer's work promptly; or delay or faulty performance by the Client, other contractors, or governmental agencies; or any other delays beyond Engineer's reasonable control.
7. Engineer shall not be liable for damages resulting from the actions or inactions of governmental agencies including, but not limited to, permit processing, environmental impact reports, dedications, general plans and amendments thereto, zoning matters, annexations or consolidations, use or conditional use permits, and building permits and Engineer shall only act as an advisor in all governmental relations.  

In the event of litigation on this agreement, the laws of the state in which the work was contracted shall govern the interpretation thereof, and all disputes or controversies arising hereunder. In the event that Client institutes a suit against Engineer because of any failure or alleged failure to perform, error, omission, or negligence, and if such suit is not successfully prosecuted, or it is dismissed, or if verdict is rendered for Engineer, Client agrees to pay Engineer any and all costs of defense, including attorney's fees, expert witnesses' fees, and court costs and any and all other expenses of defense which may be needful, immediately following dismissal of the case or immediately upon judgment being rendered in behalf of Engineer.
8. In the event that litigation be instituted under the terms and conditions of this Agreement, the same is to be brought and tried in judicial jurisdiction of the court of the county in which the Engineer's place of business is located and Client waives the right to have the suit brought, or tried in, or removed to any other county or judicial jurisdiction.
9. Should litigation be necessary to enforce any term or provision of this Agreement, or to collect any portion of the amount payable under this Agreement, then all litigations and collection expenses, witness fees and court costs, and attorney's fees shall be paid to the prevailing party.
10. There are not understandings or agreements except as herein expressly stated.
11. All original papers and documents, and copies thereof, produced as a result of this contract, except documents that are required to be filed with public agencies, shall remain the property of the Engineer and may be used by the Engineer without the consent of the Client.
12. Services provided within this Agreement are for the exclusive use of the Client for the project only.
13. Client and Engineer agree to cooperate with each other in any and every way or manner on the project.
14. Upon written request, each of the parties hereto shall execute and deliver, or cause to be executed and delivered, such additional instruments and documents, which may be necessary and proper to carry out the terms of this Agreement.
15. The terms and provisions of this agreement shall not be construed to alter, waive, or affect any lien or stop notice rights, which the Engineer may have for the performance of services under this agreement.
16. The Engineer makes no representation concerning the estimated quantities and cost figures made in connection with maps, plans, specifications, or drawings other than that as such figures are estimated only and the Engineer shall not be responsible for fluctuations in cost factors.
17. Engineer makes no warranty, either express or implied, as to his findings, recommendations, specifications, or personal advice except that the work was performed pursuant to generally accepted standards of practice in effect at the time of performance.
18. Engineer makes no representation concerning soil conditions unless specifically included in writing in this agreement, and he is not responsible for any liability that may arise out of the making or failure to make soil surveys, or subsurface soil tests, or general soil testing.
19. Estimate of areas provided under this agreement are not to be considered precise unless Engineer specifically agrees to provide the precise determination of such areas.

20. In the event that any changes are made in the plans and specifications by the client or persons other than the Engineer, which affects the Engineer's work, any and all liability arising out of such changes is waived as against the Engineer and the client assumes full responsibility for such changes unless client has given Engineer prior notice and has received from the Engineer written consent for such changes.
21. The Engineer is not responsible, and liability is waived by client as against Engineer, for use by client or any other person of any plans or drawings not assigned by the Engineer.
22. Engineer has a right to complete all services agreed to be rendered pursuant to this contract. In the event this agreement is terminated before the completion of all services, unless Engineer is responsible for such early termination, client agrees to release Engineer from all liability for work performed.
23. Client agrees that Engineer will not perform on-site construction review for this project unless specifically provided for in this agreement, that such services will be performed by others, and that the client will defend, indemnify, and hold Engineer harmless from any and all liability arising from or resulting from the performance of construction review by other persons. In the event of any job site visits by Engineer, job visits shall not be deemed as an assumption of construction review responsibilities by the Engineer. Such responsibilities shall remain with others.
24. The client agrees that in accordance with generally accepted construction practices, the construction contractor will be required to assume sole and complete responsibility for job site conditions during the course of construction of the project, including safety of all persons and property; that this requirement shall be made to apply continuously and not be limited to normal working hours; and the client further agrees to defend, indemnify, and hold Engineer harmless from any and all liability, real or alleged, in connection with the performance of work on this project, excepting liability arising from the sole negligence of the Engineer.
25. The client agrees to limit the Engineer's liability to the client and to all contractors and subcontractors on the project, due to professional negligent acts, errors, or omissions of the Engineer to the sum of the Engineer's fees.
26. All fees and other charges will be billed as agreed and shall be due at the time of billing unless otherwise specified in this agreement.
27. Client hereby agrees that the balance as stated on the billing from the Engineer to the client is correct, conclusive and binding on the client unless client within (10) ten days from the date of the making of the billing notifies Engineer in writing of the particular item that is alleged to be incorrect.
28. A late payment FINANCE CHARGE will be computed at the periodic rate of 1.5% per month, which is an ANNUAL PERCENTAGE RATE of 18%, and will be applied to any unpaid balance commencing 14 days after the date of the original invoice.
29. In the event that the plans, specifications, and/or field work covered by this contract are those required by various governmental agencies and in the event that due to change of policy of said agencies after the date of this agreement, additional office or field work is required, the said additional work shall be paid for by client as extra work.
30. In the event of any increase of costs due to the granting of wage increases and/or other employee benefits to field or office employees due to the terms of any labor agreement, or rise in the cost of living, during the lifetime of this agreement, such percentage increase shall be applied to all remaining compensation.
31. In the event that an act of God or parties other than Engineer destroy any staking, the cost of re-staking shall be paid for by client as extra work.
32. The client shall pay the costs of checking and inspection fees, zoning and annexation application fees, assessment fees, soils engineering fees, soils testing fees, aerial topography fees, and all other fees, permits, bond premiums, title company charges, blueprints and reproductions, and all other charges not specifically covered by the terms of this agreement.
33. In the event all or portion of the work prepared or partially prepared by the Engineer be suspended, abandoned, or terminated, the client shall pay the Engineer for all fees, charges, and services provided for the project, not to exceed any contract limit specified herein.
34. In the event of any litigation, client agrees to pay to Engineer interest on all past due balances at the rate of ten per cent per annum.
35. In the event client fails to pay Engineer within ten (10) days after invoices are rendered, client agrees that the Engineer shall have the right to consider said default a total breach of this agreement and, upon written notice, the duties, obligations and responsibilities of the Engineer under this agreement are terminated. In such event, client shall then promptly pay Engineer for all of those fees, charges, and services provided by Engineer.

**SCHOOL FACILITIES BOARD****BUILDING RENEWAL GRANT**Detail of Additional Cost and Contingency  
  X   Building Renewal Grant Fund

District: **Red Rock Elementary**  
BRG Project Number: **110405101-9999-001BRG**  
Project Description: **Repair wall cracks**  
Architect of Record: **SPS+ Architects**  
Contractor: **TBD**

Pinal County

Board Approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b> (cost estimate provided by architect or contractor)		\$ -
Contingency ①		\$ 1,545
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ 15,055
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection (structural and geo-tech)		\$ -
<b>Total Additional Cost:</b>		\$ 15,055
<b>Total SFB Funded Project Cost:</b>		\$ 16,600
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		\$ 16,600
<b>Total Project Cost:</b>		\$ 16,600

① Contingency shall only be used with SFB staff approval.

**Building Renewal Grant Application**

**Initial Submission Date:** 12/10/2014 10:14:34 AM

**Application ID:** 1709

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Red Rock Elementary District

**Superintendent:** Lillian Norris

**Contact Person:** Annette Garner

**Contact Phone Number:** 520-682-1321

**Contact Email:** agarner@redrockschools.com

**School Site:** Red Rock Elementary School

**Buildings:** 9999 School Wide

**Application Title:** Wall cracks, window leaks

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

Several buildings have wall cracks, all windows leak.

**Project Category:** General Renovations

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project

\$0.00

Please outline any associated insurance coverage.

**Liaison:** Demland

ddemland@azsfb.gov

602-542-6567

  
Superintendent Printed Name

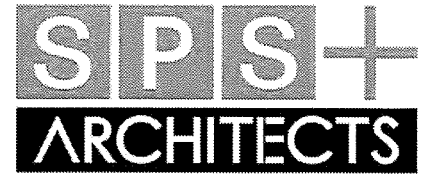
  
Superintendent Signature

  
Date

May 18, 2015

Mrs. Annette Garner  
Red Rock Elementary School District  
33656 W. Aguirre Lane  
Red Rock AZ 85245

**RE: Red Rock Elementary School  
SFB Corrections Projects  
SPS+ Architects Fee Proposal**



Robert L Pian, AIA  
William R Pittenger, RA, CSI  
Mark A Davenport, AIA, LEED AP  
Herb W Schneider, FAIA  
Howell Lewis Shay, AIA

Dear Mrs. Garner,

SPS+ Architects is pleased to present our fee proposal to provide assessment for the above referenced SFB corrections projects. Please see below for the scope of work and fee proposal:

**Scope of Work:**

The following is an outline of Proposed Basic Services that SPS + Architects will provide as required to facilitate the assessment for these corrections. It is anticipated to complete all of these projects at the same time.

Phase 1: Assessment and Solution Identification:

- Initial Site visit to review conditions.
  - Wainscot CMU cracking: destructive testing is required, check sewer line for leaks, analyze existing documents.
  - Gymnasium door racking and floor buckling: destructive testing is required, earthwork testing required to check moisture content.
  - Media room window failure: review with contractor, potentially add weep holes.
- Follow up visit after consultant testing to provide a report with our findings and recommendations. This will include drawings.

**Fee Proposal: \$15,055** (please see attached for breakdown, with reimbursables)

We are looking forward to working with you and Red Rock Elementary School District on these corrections.

Sincerely,

SPS+ ARCHITECTS, LLP

A handwritten signature in black ink, appearing to be 'Mark Davenport', written over a horizontal line.

Mark Davenport, AIA, LEED AP BD&C  
Partner

Cc: Terry Tower, Dan Demland

RED ROCK ELEMENTARY SCHOOL DISTRICT  
SPS+ ARCHITECTS, LLP  
ARCHITECTURAL/ENGINEERING DESIGN SERVICES

SFB CORRECTIONS PROJECTS

5/12/2015

PHASE 1 ASSESSMENT				
Classification	Rate/Hour	Fee	Estimated Hours	Estimated Total Rate
Principal	\$155.00		24	\$3,720.00
Project Manager	\$120.00		0	\$0.00
Architect	\$95.00		0	\$0.00
Arch. Des/Tech.	\$85.00		0	\$0.00
Cadd Drafter	\$75.00		40	\$3,000.00
Spec. Writer	\$85.00		0	\$0.00
Estimator	\$85.00		0	\$0.00
Construction Admin.	\$95.00		0	\$0.00
Clerical	\$55.00		8	\$440.00
Scope Sewer Lines	1	\$800.00		\$800.00
Destructive Testing (allowance)	1	\$2,500.00		\$2,500.00
Wood Floor Consultant (allowance)	1	\$800.00		\$800.00
RAMM (allowance)	1	\$1,500.00		\$1,500.00
-	1	\$0.00		\$0.00
SUBTOTAL PHASE 1:			72	\$12,760.00
ESTIMATED REIMBURSABLE EXPENSES				
Classification	Unit Cost		Quantity	Total Cost
24" x 36" Bluelines	\$0.82		0	\$0.00
24" x 36" Mylars	\$7.53		0	\$0.00
8 1/2" x 11" Copies	\$0.06		0	\$0.00
Trip Charge (allowance)	\$765.00		3	\$2,295.00
SUBTOTAL :				\$2,295.00
<b>GRAND TOTAL :</b>				<b>\$15,055.00</b>

**STATE OF ARIZONA  
SCHOOL FACILITIES BOARD**

**Meeting Date: June 3, 2015**

**Agenda Item VI.e.**

**Subject: VI. Building Renewal Grant Requests**

**e. Consideration and possible vote to accept, reject or modify  
Building Renewal Grant Requests (denial)**

**Laveen Elementary**

**Background – Laveen Elementary (Vista del Sur MS - IDF Room A/C installation)**

Laveen Elementary has submitted a Building Renewal Grant request for the installation of an air conditioner for an IDF Room in Building 1003 at Vista del Sur Middle School.

Laveen Elementary, located 12 miles southwest of downtown Phoenix, has seven schools. Vista del Sur Middle School is comprised of six buildings constructed between 1998 and 2001, totaling 54,779 square feet. Building 1003 was constructed in 1998, totaling 7,258 square feet.

The district claims that putting a cooling unit in the IDF room at Vista del Sur Middle School was overlooked during the Deficiencies Correction Program, and they are now requesting the installation of a new cooling unit. At the end of the Deficiencies Correction Program in 2004, all districts were given two years to submit requests for projects to bring their building systems into compliance with the minimum adequacy standards. No requests were received from the district for this new equipment.

**Criteria for Eligibility**

Pursuant to A.R.S. §15-2032, Building Renewal Grant Funds are only available to correct primary building renewal projects.

The project does not qualify as a primary building renewal project.

**Staff Recommendation – Laveen Elementary (Vista del Sur MS – IDF Room A/C Installation)**

Staff recommends that Laveen Elementary's request for Building Renewal Grant funding to add an A/C unit on the IDF Room in Building 1003 at Vista del Sur Middle School be denied because it appears the request does not meet the statutory requirements for Building Renewal Grant funding as the request does not qualify as a primary building renewal project.

**Board Action Requested: [ ] information [X] action / described below**

Board approval of the staff recommendation that **Laveen Elementary's** request for Building Renewal Grant funding to add an A/C unit on the IDF Room in Building 1003 at Vista del Sur Middle School be **denied** because it appears the request does not meet the statutory requirements for Building Renewal Grant funding as the request does not qualify as a primary building renewal project.

**Attachments: Yes [X]      No [ ]**



**Building Renewal Grant Application**

**Initial Submission Date:** 3/9/2015 4:37:51 PM

**Application ID:** 1916

**Resubmittal Date:** 3/10/2015 8:24:14 AM

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Laveen Elementary District

**Superintendent:** Dr Bill Johnson

**Contact Person:** Robert Jacobson

**Contact Phone Number:** 602-501-9929

**Contact Email:** rjacobson@laveeneld.org

**School Site:** Vista Del Sur Middle School

**Buildings:** 1003 Rms. 305, 306, 309, 317, 320, 321, 324

**Application Title:** HVAC in IDF room

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

The school was built with a chiller system. In room 318 is where the district houses the IT switch for Vista Del sur. We are requesting funding to place a split unit in that room to keep the switch cool so it does not heat up and go bad.

**Project Category:** HVAC

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding**

Amount of Local funds planned for this project	\$0.00
--	--------

Please outline any associated insurance coverage.

The switch for this site is around \$ 8,000. We are requesting funds to keep the switch cool before it turns into the a insurance claim.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

\_\_\_\_\_  
Superintendent Printed Name

**Emergency Deficiency Fund Balance**  
**May 29, 2015**

Revenues

Transfers From the New School Facilities Fund	\$16,088,364
Transfers from Deficiency Corrections Fund	\$700,434
Transfer from BRG Appropriation per SB 1469	\$1,000,000

Total Revenues \$17,788,797

Obligations to Date (\$16,753,326)

Balance \*\* \$1,035,471

June 3, 2015 Awards (\$89,185)

Balance \*\* \$946,286

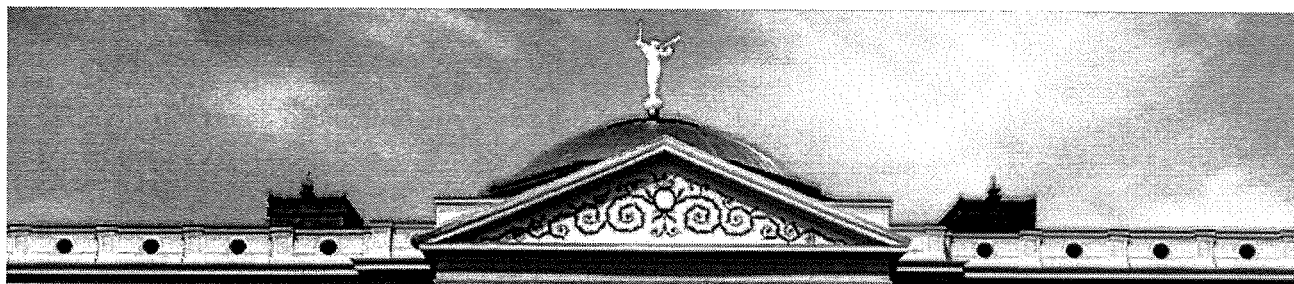

The Board has awarded 81 projects.  
 7 projects are in construction  
 74 projects are complete

\*\* Includes savings from projects closed out since last Board meeting (listed below).

**Projects closed out since the last Board meeting:**

District	Project No.	Scope	Award	Amount Expended	Remaining Balance
Cave Creek USD	001	Fire alarm	\$4,467	\$4,207	\$260
Mary C. O'Brien Acc.	001	Roof	\$72,450	\$72,344	\$106
					<u>\$367</u>

## Arizona State Legislature

Bill Number Search:  

Fifty-second Legislature - First Regular Session

[Email a Member](#) | [Email Webmaster](#)[change session](#) | [printer friendly version](#)[Senate](#)[House](#)[Legislative Council](#)[JLBC](#)[More Agencies](#)[Bills](#)[Committees](#)[Calendars/News](#)[ARS TITLE PAGE](#) [NEXT DOCUMENT](#) [PREVIOUS DOCUMENT](#)15-2022. Emergency deficiencies correction fund; definition

A. An emergency deficiencies correction fund is established consisting of monies transferred from the new school facilities fund established by section 15-2041. The school facilities board shall administer the fund and distribute monies in accordance with the rules of the school facilities board to school districts for emergency purposes. The school facilities board shall not transfer monies from the new school facilities fund if the transfer will affect, interfere with, disrupt or reduce any capital projects that the school facilities board has approved pursuant to section 15-2041. The school facilities board shall transfer to the emergency deficiencies correction fund the amount necessary each fiscal year to fulfill the requirements of this section. Monies in the fund are continuously appropriated and are exempt from the provisions of section 35-190 relating to lapsing of appropriations.

B. If the school facilities board determines that there are insufficient monies in the emergency deficiencies correction fund to correct an emergency, the school district may correct the emergency pursuant to section 15-907.

C. If a school district has an emergency, the school district shall apply to the school facilities board for funding for the emergency. The school district's application shall disclose any insurance or building renewal monies available to the school district to pay for the emergency.

D. The school facilities board staff shall acknowledge receipt of the school district's application for emergency deficiencies funding in writing within five business days of receiving the application. The school facilities board staff shall include in the written acknowledgement of receipt to the school district any investigative, study or informational requirements from the school district, along with an estimated timeline to complete the requirements, necessary for the school facilities board staff to make a recommendation for funding to the school facilities board.

E. For the purposes of this section, "emergency" means a serious need for materials, services or construction or expenses in excess of the district's adopted budget for the current fiscal year that seriously threatens the functioning of the school district, the preservation or protection of property or public health, welfare or safety.

**STATE OF ARIZONA  
SCHOOL FACILITIES BOARD**

**Meeting date: June 3, 2015**

**Agenda Item VII.**

**Subject: VII. Emergency Deficiencies Correction Requests  
Consideration and possible vote to accept, reject or modify Emergency  
Deficiencies Correction requests (construction awards)**

**Flowing Wells Unified**

**Background – Flowing Wells Unified (Flowing Wells JHS – replace bleachers)**

Flowing Wells Unified has submitted an Emergency Deficiencies Correction request to upgrade the bleachers to meet current safety requirements in Building 1009 at Flowing Wells Junior High School.

Flowing Wells Unified, located in Tucson, has 12 schools. Flowing Wells Junior High School is comprised of 21 buildings constructed between 1977 and 2002, totaling 127,333 square feet. Building 1009 was built in 1977, totaling 21,876 square feet.

The existing gym bleachers are 30 years old, require manual operation, and present many safety issues including but not limited to tripping, pinching and falling hazards. They are not ADA compliant and need to be replaced. The district submitted a proposal from a vendor to replace all the bleachers at a cost of \$81,185.

**Criteria for Eligibility**

ARS §15-2022, paragraph E.: For the purpose of this section, "emergency" means a serious need for materials, services or construction or expenses in excess of the district's adopted budget for the current fiscal year that seriously threatens the functioning of the school district, the preservation or protection of the property or public health, welfare or safety.

**Staff Recommendation–Flowing Wells Unified (Flowing Wells JHS – replace bleachers)**

Staff recommends that Flowing Wells Unified be awarded \$89,185 in Emergency Deficiencies Correction funding to replace the bleachers in Building 1009 at Flowing Wells Junior High School. This includes \$8,000 in contingency that will only be used with SFB staff approval.

**Board Action Requested: [ ] information [ X ] action / described below**

Board approval of the staff recommendation that **Flowing Wells Unified** be awarded \$89,185 in Emergency Deficiencies Correction funding to replace the bleachers in Building 1009 at Flowing Wells Junior High School. This includes \$8,000 in contingency that will only be used with SFB staff approval.

**Attachments: Yes [ X ]      No [ ]**

**SCHOOL FACILITIES BOARD****EMERGENCY DEFICIENCIES CORRECTION**Detail of Additional Cost and Contingency  
X Emergency Deficiencies Correction Fund

**District:** **Flowing Wells Unified**  
**BRG Project Number:** 100208170-1009-001EP  
**Project Description:** Replace bleachers  
**Consultant:** n/a  
**Contractor:** Norcon Inducstires, Inc. (520-390-9039)

Pima County

Board approval: 6/3/2015

School Facilities Board Action Approved as recommended by Staff		Staff Rec. or Approved
<b>Base Cost:</b>		<b>\$ 81,185</b>
Contingency ①		\$ 8,000
<b>Additional Cost:</b>		
Architecture / Engineering (A&E) Fees		\$ -
Survey & Required Reports, Printing, Permits, Advertising, Etc.		\$ -
Testing & Inspection		\$ -
<b>Total Additional Cost:</b>		<b>\$ -</b>
<b>Total SFB Funded Project Cost:</b>		<b>\$ 89,185</b>
District or Local Funds:		\$ -
<b>SFB Board Approved Amount:</b>		<b>\$ 89,185</b>
<b>Total Project Cost:</b>		<b>\$ 89,185</b>

① Contingency shall only be used with SFB staff approval.

**Emergency Deficiencies Correction Funding Application**

**Initial Submission Date:** 5/1/2015 8:25:40 AM

**Application ID:** 2029

**Resubmittal Date:**

Please provide as much of the requested information as possible. SFB staff will assist in developing required information that is not currently available.

**District Name:** Flowing Wells Unified District  
**Superintendent:** Dr. David Baker  
**Contact Person:** Dan Scheller  
**Contact Phone Number:** (520) 850-9776  
**Contact Email:** dan.scheller@fwusd.org  
**School Site:** Flowing Wells Junior High School  
**Buildings:** 1009 Building I

**Application Title:** Bleacher Replacement

**Description of Problem**

Please include a detailed description of the issues, as well as a description of and a copy of any professional studies, citations or reports from government entities, recommended solutions, and any cost information or estimates. If additional space is needed, please attach.

As a result of the increasingly stringent changes associated with bleach engineering and design. The bleachers used at the Junior High are now determined as deficient and are categorized as a liability and safety risk to use. At the time of initial construction in 1978 their design was satisfactory and compliant. Over the extensive years of use, many hours of maintenance have been devoted to the continual upkeep of these bleachers. The efforts of preventative maintenance has only provided the benefit of sustainability. We would be prohibited to make any alterations to the design and engineering Due to the lack of resources available to the district. It has become a liability to use and operate the gymnasium bleachers at the Junior High for P.E. or any educational event. Our staff have been briefed and instructed on the operation and limitations of these bleachers and exercise caution whenever setting them up and retracting them. All of the concerns and deficiencies with these bleachers can be referenced in the attachments provided. The specifics in these attachments outline the code requirement mandated which correlates to the following American National Standards. The following conditions exist with the bleachers. 1. Gaps and spaces greater than 4" 2. No Aisles 3. No Aisle steps 4. No Mid aisle rails. Please reference the corresponding requirement in the attached ICC 300-2012. Items can be found in 102.1-311.1-402.1-404.1-406-408.2-409.1.1 All of Chapter 5. It is our assessment that this equipment currently does not meet the minimal requirement.

**Project Category:** Special Equipment

**Are any of the above-described issues in buildings or part of buildings that are leased to another entity, including a district sponsored charter school?** N

**Available Funding** Was money to address this issue included in your adopted budget for this fiscal year? **N**

5/27/2015 1:22:23 PM

## Emergency Deficiencies Correction Funding Application

Current fiscal year building renewal expenditures:	\$0.00
Current balance of unrestricted capital:	\$1,975,457.00

Please outline any associated insurance coverage.

This particular project doesn't warrant the request of our district to solicit a claim from our trust. The cost of bleacher replacement is unjustified by their criteria. The structure of this equipment has not been compromised or rendered faulty as a result of an external cause. Although the design and stringent evolving safety code has heighten the vulnerability and integrity for student safety. The district will commit to a contribution of \$10,000. The district takes the position with confidence that this project is one of critical nature and truly warrants attention. If the Arizona School Facility Board concurs with our assessment and funds the project we know this will significantly benefit the students at the Junior High and those students throughout the district that utilize the facility at various times of the year.

**Liaison:** Cruse

pcruse@azsfb.gov

602-364-1193

\_\_\_\_\_  
Superintendent Printed Name

\_\_\_\_\_  
Superintendent Signature

\_\_\_\_\_  
Date

# NORCON INDUSTRIES, INC.

2480 W. Ruthrauff Rd. #140 P  
Tucson, AZ 85705  
AZ LIC. 088670 / 088671

Date: March 4, 2015

To: Dan Scheller

From: Jim Crater

Phone: (520) 390-9039

Fax: (520) 325-5753

RE: Flowing Wells Junior High School Main Gym-New Maxam bleachers for gym 3 banks  
summer 2015 Contract # 14M- NOR1-1014

Dan,

Norcon is installing a 9 tier HUSSEY Maxam Manual bleacher BANK A .

Norcon is installing a 8 tier HUSSEY Maxam Manual bleacher BANK B .

Norcon is installing a 8 tier HUSSEY Maxam Manual bleacher BANK B .

Demo and disposal of the old bleachers is included in the quote

The delivered and installed price is \$77,559.09 with 10" plastic court side seat module

State compliance

3,625.63

**Total for plastic**

**\$81,184.72 manual operation with one power assist**

**Bank A + B + C= 640gr. seats**

[LINE ITEM #5]: Maxam26 blea, (400-800 seat size) / 640 sts @ \$93.00 per seat = \$59,520.00

[LINE ITEM #23]: Add for portable power assist = \$ 4,982.06

[LINE ITEM #24]: Add for portable power assist attachs per section \$165.75 x5 = \$ 828.75

[LINE ITEM #39]: 34 steps (4'-6" & 9 5/8" rise, pn: 2011353) @ \$50.96 per step = \$1,732.64

[LINE ITEM #54]: 44 self storing end rails @ \$55.46 per rail = \$2,440.24

[LINE ITEM #63]: 14 P-Rails (4121505) @ \$25.04 per rail = \$350.56

[LINE ITEM #67]: 14 Sockets for aisle rails @ 16.81 per socket = \$235.34

Dumpster \$750.00 each x 2 dumpsters = \$1,500.00

**TOTAL = \$71,589.59 less manual line item21 \$7.17 @ seat 550 = (\$3,943.50) = \$67,646.09**

Travel and Perdiem \$ 9,913.00

Bank A 72'-0" 9 tier Bank B 19'-6" 8 tier Bank C 19'-6" 8 tier

bleacher with 24" row spacing 9 5/8" rise

Gross seats 640 total **Total max net seats = 550 Total** 10" courtside plas

-Aisle rails P style -End rails -Aisle Steps

Flex row for ADA -5 year factory warranty

**Delivery and installation is included.**

Thanks,

Jim Crater

Quote is good for 30 days

**Norcon Industries Inc. is an Affirmative Action/Equal Opportunity Employer**