



## **BOARD OF TRUSTEES**

### **Special Session Agenda**

**Monday, November 4, 2024**

**3:00 p.m.**

**HPLD Administration & Support Services Building**

**2650 W. 29<sup>th</sup> Street, Greeley, CO 80631**

*The High Plains Library District Board may take action on any of the following agenda items as presented or modified prior to or during the meeting, and items necessary or convenient to effectuate the agenda items.*

#### **1.0 OPENING OF MEETING**

- 1.1 Roll Call and Pledge of Allegiance
- 1.2 Approval of Agenda
- 1.3 Public Comment

#### **2.0 ITEMS FOR INFORMATION/ACTION**

- 2.1 GMP Approval for Farr Regional Library Remodel (Action) - Dr. Matthew Horts, HPLD Executive Director

#### **3.0 BOARD COMMENTS**

- 3.1 Chair Report
- 3.2 Vice-Chair
- 3.3 Secretary/Treasurer
- 3.4 Committees
- 3.5 Other Board Members

#### **4.0 ADJOURNMENT**

#### Upcoming meetings:

November 18, 2024 at 5:00p.m.: HPLD Board of Directors Meeting - Regular Session  
Eaton Public Library, 132 Maple Avenue, Eaton, CO 80615



# HIGH PLAINS LIBRARY DISTRICT

## BOARD OF TRUSTEES COMMUNICATION

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Meeting date: November 4 <sup>th</sup> , 2024
Type of item: Action
Subject: Farr Regional Library Refresh GMP
Presented by: Dr. Matthew Hortt, HPLD Executive Director
Recommendation: Staff Recommend the Board Approve the GMP and direct the Executive Director to sign the document

### ***Background***

In April 2024, the Board approved the selection of PCL as the construction firm to work on completing both the Carbon Valley & Farr Regional Libraries' remodeling projects. The overall budget for the Farr Regional Library Park Library is set at \$850,000. The Board approved the contract in October of this year.

### ***Considerations***

- The Guaranteed Maximum Price (GMP) for the Farr Refresh is \$376,212
- The GMP is within Budget
- Construction is set to begin on 11/18/2024

### ***Recommendation***

Staff Recommend the Board Approve the GMP and direct the Executive Director to sign the document



# AIA<sup>®</sup> Document A133<sup>®</sup> – 2019 Exhibit A

## **Guaranteed Maximum Price Amendment**

This Amendment dated the 30 day of October in the year 2024, is incorporated into the accompanying AIA Document A133<sup>TM</sup>-2019, Standard Form of Agreement Between Owner and Construction Manager as Constructor where the basis of payment is the Cost of the Work Plus a Fee with a Guaranteed Maximum Price dated the 15 day of April in the year 2024 (the "Agreement")

*(In words, indicate day, month, and year.)*

for the following **PROJECT:**

*(Name and address or location)*

Farr Regional Library Refresh  
1939 61<sup>st</sup> Ave, Greeley, CO 80634

**THE OWNER:**

*(Name, legal status, and address)*

High Plains Library District  
Dr. Matt Hortt  
2650 W 29<sup>th</sup> St. Greeley, CO 80631

**THE CONSTRUCTION MANAGER:**

*(Name, legal status, and address)*

PCL Construction Services, Inc.  
2000 S Colorado Blvd, Ste 2-500, Denver, CO 80222

### **TABLE OF ARTICLES**

- A.1 GUARANTEED MAXIMUM PRICE**
- A.2 DATE OF COMMENCEMENT AND SUBSTANTIAL COMPLETION**
- A.3 INFORMATION UPON WHICH AMENDMENT IS BASED**
- A.4 CONSTRUCTION MANAGER'S CONSULTANTS, CONTRACTORS, DESIGN PROFESSIONALS, AND SUPPLIERS**

### **ARTICLE A.1 GUARANTEED MAXIMUM PRICE**

#### **§ A.1.1 Guaranteed Maximum Price**

Pursuant to Section 3.2.6 of the Agreement, the Owner and Construction Manager hereby amend the Agreement to establish a Guaranteed Maximum Price. As agreed by the Owner and Construction Manager, the Guaranteed Maximum Price is an amount that the Contract Sum shall not exceed. The Contract Sum consists of the Construction Manager's Fee plus the Cost of the Work, as that term is defined in Article 6 of the Agreement.

**§ A.1.1.1** The Contract Sum is guaranteed by the Construction Manager not to exceed Three Hundred Seventy Six Thousand Two Hundred and Twelve Dollars (\$ 376,212 ), subject to additions and deductions by Change Order as provided in the Contract Documents.

### **ADDITIONS AND DELETIONS:**

The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed. A vertical line in the left margin of this document indicates where the author has added necessary information and where the author has added to or deleted from the original AIA text.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

AIA Document A201<sup>TM</sup>-2017, General Conditions of the Contract for Construction, is adopted in this document by reference. Do not use with other general conditions unless this document is modified.

**§ A.1.1.2 Itemized Statement of the Guaranteed Maximum Price.** Provided below is an itemized statement of the Guaranteed Maximum Price organized by trade categories, including allowances; the Construction Manager's contingency; alternates; the Construction Manager's Fee; and other items that comprise the Guaranteed Maximum Price as defined in Section 3.2.1 of the Agreement.  
*(Provide itemized statement below or reference an attachment.)*

See attached Exhibit A documents for reference

**§ A.1.1.3** The Construction Manager's Fee is set forth in Section 6.1.2 of the Agreement.

**§ A.1.1.4** The method of adjustment of the Construction Manager's Fee for changes in the Work is set forth in Section 6.1.3 of the Agreement.

**§ A.1.1.5 Alternates**

**§ A.1.1.5.1** Alternates, if any, included in the Guaranteed Maximum Price:

Item	Price
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**§ A.1.1.5.2** Subject to the conditions noted below, the following alternates may be accepted by the Owner following execution of this Exhibit A. Upon acceptance, the Owner shall issue a Modification to the Agreement.  
*(Insert below each alternate and the conditions that must be met for the Owner to accept the alternate.)*

Item	Price	Conditions for Acceptance
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**§ A.1.1.6** Unit prices, if any:

*(Identify the item and state the unit price and quantity limitations, if any, to which the unit price will be applicable.)*

Item	Units and Limitations	Price per Unit (\$0.00)
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**ARTICLE A.2 DATE OF COMMENCEMENT AND SUBSTANTIAL COMPLETION**

**§ A.2.1** The date of commencement of the Work shall

*(Paragraphs deleted)*

be established as follows:

*(Insert a date or a means to determine the date of commencement of the Work.)*

December 19, 2024

If a date of commencement of the Work is not selected, then the date of commencement shall be the date of execution of this Amendment.

**§ A.2.2** Unless otherwise provided, the Contract Time is the period of time, including authorized adjustments, allotted in the Contract Documents for Substantial Completion of the Work. The Contract Time shall be measured from the date of commencement of the Work.

**§ A.2.3 Substantial Completion**

**§ A.2.3.1** Subject to adjustments of the Contract Time as provided in the Contract Documents, the Construction Manager shall achieve Substantial Completion of the entire Work:

*(Paragraph deleted)*

Not later than February 26, 2025

§ A.2.3.2 Subject to adjustments of the Contract Time as provided in the Contract Documents, if portions of the Work are to be completed prior to Substantial Completion of the entire Work, the Construction Manager shall achieve Substantial Completion of such portions by the following dates:

Portion of Work	Substantial Completion Date
-----------------	-----------------------------

§ A.2.3.3 If the Construction Manager fails to achieve Substantial Completion as provided in this Section A.2.3, liquidated damages, if any, shall be assessed as set forth in Section 6.1.6 of the Agreement.

**ARTICLE A.3 INFORMATION UPON WHICH AMENDMENT IS BASED**

§ A.3.1 The Guaranteed Maximum Price and Contract Time set forth in this Amendment are based on the Contract Documents and the following:

§ A.3.1.1 The following Supplementary and other Conditions of the Contract:

Document	Title	Date	Pages
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§ A.3.1.2 The following Specifications:  
*(Either list the Specifications here, or refer to an exhibit attached to this Amendment.)*

Section	Title	Date	Pages
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§ A.3.1.3 The following Drawings:  
*(Either list the Drawings here, or refer to an exhibit attached to this Amendment.)*

Farr Regional Library – Construction Document Set 10/04/2024

Number	Title	Date
		10/04/2024

§ A.3.1.4 The Sustainability Plan, if any:  
*(If the Owner identified a Sustainable Objective in the Owner’s Criteria, identify the document or documents that comprise the Sustainability Plan by title, date and number of pages, and include other identifying information. The Sustainability Plan identifies and describes the Sustainable Objective; the targeted Sustainable Measures; implementation strategies selected to achieve the Sustainable Measures; the Owner’s and Construction Manager’s roles and responsibilities associated with achieving the Sustainable Measures; the specific details about design reviews, testing or metrics to verify achievement of each Sustainable Measure; and the Sustainability Documentation required for the Project, as those terms are defined in Exhibit C to the Agreement.)*

Title	Date	Pages
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Other identifying information:

§ A.3.1.5 Allowances, if any, included in the Guaranteed Maximum Price:  
*(Identify each allowance.)*

Item	Price
Scraping of Existing Flooring Adhesive	\$10,240
Caulking and Joint Sealants	\$1,520
Drywall Patch and Repair	\$2,800
Temporary Partition Walls	\$24,160



Electrical (design not finalized) \$22,900

§ A.3.1.6 Assumptions and clarifications, if any, upon which the Guaranteed Maximum Price is based:  
(Identify each assumption and clarification.)

§ A.3.1.7 The Guaranteed Maximum Price is based upon the following other documents and information:  
(List any other documents or information here, or refer to an exhibit attached to this Amendment.)

**ARTICLE A.4 CONSTRUCTION MANAGER'S CONSULTANTS, CONTRACTORS, DESIGN PROFESSIONALS, AND SUPPLIERS**

§ A.4.1 The Construction Manager shall retain the consultants, contractors, design professionals, and suppliers, identified below:  
(List name, discipline, address, and other information.)

This Amendment to the Agreement entered into as of the day and year first written above.

\_\_\_\_\_  
OWNER (Signature)

  
\_\_\_\_\_  
CONSTRUCTION MANAGER (Signature)

\_\_\_\_\_  
(Dr. Matthew Hott – Executive Director)  
(Row deleted)

\_\_\_\_\_  
(Mauricio Ramos – District Manager)



# Additions and Deletions Report for AIA® Document A133® – 2019 Exhibit A

This Additions and Deletions Report, as defined on page 1 of the associated document, reproduces below all text the author has added to the standard form AIA document in order to complete it, as well as any text the author may have added to or deleted from the original AIA text. Added text is shown underlined. Deleted text is indicated with a horizontal line through the original AIA text.

Note: This Additions and Deletions Report is provided for information purposes only and is not incorporated into or constitute any part of the associated AIA document. This Additions and Deletions Report and its associated document were generated simultaneously by AIA software at 17:21:24 ET on 10/31/2024.

## PAGE 1

This Amendment dated the 30 day of October in the year 2024, is incorporated into the accompanying AIA Document A133™-2019, Standard Form of Agreement Between Owner and Construction Manager as Constructor where the basis of payment is the Cost of the Work Plus a Fee with a Guaranteed Maximum Price dated the 15 day of April in the year 2024 (the "Agreement")

...

Farr Regional Library Refresh  
1939 61<sup>st</sup> Ave, Greeley, CO 80634

...

High Plains Library District  
Dr. Matt Hortt  
2650 W 29<sup>th</sup> St. Greeley, CO 80631

...

PCL Construction Services, Inc.  
2000 S Colorado Blvd, Ste 2-500, Denver, CO 80222

...

§ A.1.1.1 The Contract Sum is guaranteed by the Construction Manager not to exceed Three Hundred Seventy Six Thousand Two Hundred and Twelve Dollars (\$ 376,212), subject to additions and deductions by Change Order as provided in the Contract Documents.

## PAGE 2

See attached Exhibit A documents for reference

...

§ A.2.1 The date of commencement of the Work shall be:  
(Check one of the following boxes.)

\_\_\_\_\_  The date of execution of this Amendment.

\_\_\_\_\_  Established ~~be established~~ as follows:

...

December 19, 2024

...

*(Check one of the following boxes and complete the necessary information.)*

Not later than  calendar days from the date of commencement of the Work. Not later than February 26, 2025

By the following date:

**PAGE 3**

Farr Regional Library – Construction Document Set 10/04/2024

...

10/04/2024

...

<u>Scraping of Existing Flooring Adhesive</u>	<u>\$10,240</u>
<u>Caulking and Joint Sealants</u>	<u>\$1,520</u>
<u>Drywall Patch and Repair</u>	<u>\$2,800</u>
<u>Temporary Partition Walls</u>	<u>\$24,160</u>
<u>Electrical (design not finalized)</u>	<u>\$22,900</u>

**PAGE 4**

\_\_\_\_\_  
*(Dr. Matthew Hortt – Executive Director)*  
*(Printed name and title)*

\_\_\_\_\_  
*(Mauricio Ramos – District Manager)*  
*(Printed name and title)*

## **Certification of Document's Authenticity**

**AIA® Document D401™ – 2003**

I, Rebecca Jackson, hereby certify, to the best of my knowledge, information and belief, that I created the attached final document simultaneously with its associated Additions and Deletions Report and this certification at 17:21:24 ET on 10/31/2024 under Order No. 3104240282 from AIA Contract Documents software and that in preparing the attached final document I made no changes to the original text of AIA® Document A133™ – 2019 Exhibit A, Guaranteed Maximum Price Amendment, other than those additions and deletions shown in the associated Additions and Deletions Report.

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*(Signed)*

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*(Title)*

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*(Dated)*





Date **October 16, 2024**

Time **10:40:52 AM**

BE Number **BE240813**

Opportunity No

Owner File No

Estimator

## **GMP Estimate Report**

Project **High Plains Library District - Farr Regional Library**

Location **Greeley, CO, USA**

Owner

Designer

Project Start

Completion

Based on information presently available and furnished to PCL by the owner, architect and/ or others and various assumptions which have been made as to facts not yet known, this construction cost estimate has been prepared and furnished for the sole purpose of providing approximation of anticipated construction cost. This construction estimate should not, at this time, be relied upon as a commitment that the contemplated project can or will be constructed for the estimated cost.



## GMP Estimate Summary

BE Number **BE240813**  
 Opportunity No  
 Owner File No  
 Project **High Plains Library District - Farr Regional Library**  
 Location **Greeley, CO, USA**  
 Owner  
 Designer

Project Start  
 Completion  
 Functional Units  
 Area

Based on information presently available and furnished to PCL by the owner, architect and/ or others and various assumptions which have been made as to facts not yet known, this construction cost estimate has been prepared and furnished for the sole purpose of providing approximation of anticipated construction cost. This construction estimate should not, at this time, be relied upon as a commitment that the contemplated project can or will be constructed for the estimated cost.

Summary Item Description	Quantity	UOM	Total Cost
<b>Direct Costs</b>			
<b>Farr Regional Library</b>			<b>1 LS</b>
01 00 00 - General Requirements	1	LS	12,232
02 00 00 - Existing Conditions	1	LS	32,430
06 00 00 - Wood, Plastics, and Composites	1	LS	23,903
07 00 00 - Thermal and Moisture Protection	1	LS	1,520
08 00 00 - Openings	1	LS	6,667
09 00 00 - Finishes	1	LS	189,965
11 00 00 - Equipment	1	LS	3,000
13 00 00 - Special Construction	1	LS	15,660
26 00 00 - Electrical	1	LS	22,900
<b>Farr Regional Library</b>	<b>1</b>	<b>LS</b>	<b>308,277</b>
<b>Direct Costs</b>			<b>308,277</b>
<b>Contingency</b>			
Contractor Controlled Contingencies	1	LS	9,248
<b>Contingency</b>			<b>9,248</b>
<b>General Expense Costs</b>			
<b>Farr Regional Library</b>			<b>1 LS</b>
Preconstruction Services	1	LS	2,145
General Conditions	1	LS	36,118
Umbrella & General Liability	1	LS	5,455
Builder's Risk	1	LS	1,317
Performance & Payment Bond Rate	1	LS	3,762



# GMP Estimate Summary

BE Number **BE240813**

Opportunity No

Owner File No

Project **High Plains Library District - Farr Regional Library**

Location **Greeley, CO, USA**

Owner

Designer

Project Start

Completion

Functional Units

Area

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Summary Item Description	Quantity	UOM	Total Cost
<b>Farr Regional Library</b>	1	LS	48,797
<b>General Expense Costs</b>			48,797
<b>Total Cost</b>			366,322
<b>Fee</b>			9,891
<b>Total Bid</b>			376,212
<b>Total Bid (including extras)</b>			376,212





# GMP Estimate Detail

BE Number **BE240813**  
 Opportunity No  
 Owner File No  
 Project **High Plains Library District - Farr Regional Library**  
 Location **Greeley, CO, USA**  
 Owner  
 Designer

Project Start  
 Completion  
 Functional Units  
 Area

Proprietary and Confidential

Based on information presently available and furnished to PCL by the owner, architect and/ or others and various assumptions which have been made as to facts not yet known, this construction cost estimate has been prepared and furnished for the sole purpose of providing approximation of anticipated construction cost. This construction estimate should not, at this time, be relied upon as a commitment that the contemplated project can or will be constructed for the estimated cost.

<b>01 00 00 - General Requirements</b>	<b>1.00</b>	<b>LS</b>
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Row #	Summary Item Description	Quantity UOM	Total Cost
<b>01 00 00 - General Requirements</b>		<b>1.00</b>	<b>LS</b>
Housekeeping		160 HRS	12,232
<b>01 00 00 - General Requirements</b>		<b>1.00</b>	<b>LS</b>
		1.00 LS	12,232

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<b>01 00 00 - General Requirements</b>	<b>1.00</b>	<b>LS</b>
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<b>02 00 00 - Existing Conditions</b>	<b>1.00</b>	<b>LS</b>
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Row #	Summary Item Description	Quantity UOM	Total Cost
<b>02 00 00 - Existing Conditions</b>		<b>1.00</b>	<b>LS</b>
	Remove just flooring and front desk	1 LS	22,190
	Additional scraping adhesive allowance	1 LS	10,240
<b>02 00 00 - Existing Conditions</b>		<b>1.00 LS</b>	<b>32,430</b>

<b>02 00 00 - Existing Conditions</b>	<b>1.00</b>	<b>LS</b>
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<b>02 00 00 - Existing Conditions</b>	<b>1.00</b>	<b>LS</b>
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# GMP Estimate Detail

BE Number **BE240813**  
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 Functional Units  
 Area

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<b>06 00 00 - Wood, Plastics, and Composites</b>	<b>1.00</b>	<b>LS</b>
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Row #	Summary Item Description	Quantity UOM	Total Cost
<b>06 00 00 - Wood, Plastics, and Composites</b>		<b>1.00</b>	<b>LS</b>
	Millwork Sub Base Bid	1 LS	22,840
	Protection	1 LS	750
	Backing & blocking	40 LF	313
<b>06 00 00 - Wood, Plastics, and Composites</b>		<b>1.00 LS</b>	<b>23,903</b>

<b>06 00 00 - Wood, Plastics, and Composites</b>		<b>1.00 LS</b>	<b>23,903</b>
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<b>06 00 00 - Wood, Plastics, and Composites</b>	<b>1.00</b>	<b>LS</b>
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 Completion  
 Functional Units  
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<b>07 00 00 - Thermal and Moisture Protection</b>	<b>1.00</b>	<b>LS</b>
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Row #	Summary Item Description	Quantity UOM	Total Cost
<b>07 00 00 - Thermal and Moisture Protection</b>		<b>1.00</b>	<b>LS</b>
	Caulking & Sealants Allowance	38,000 SF	1,520
<b>07 00 00 - Thermal and Moisture Protection</b>		<b>1.00 LS</b>	<b>1,520</b>

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<b>07 00 00 - Thermal and Moisture Protection</b>	<b>1.00</b>	<b>LS</b>
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### GMP Estimate Detail

BE Number **BE240813**  
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 Area

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**08 00 00 - Openings** **1.00 LS**

Row #	Summary Item Description	Quantity UOM	Total Cost
<b>08 00 00 - Openings</b>		<b>1.00 LS</b>	
	DFH Bid	1 LS	6,030
	Offloading	1 EA	25
	Install	1 EA	612
<b>08 00 00 - Openings</b>		<b>1.00 LS</b>	<b>6,667</b>

**08 00 00 - Openings** **1.00 LS**



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<b>09 00 00 - Finishes</b>	<b>1.00</b>	<b>LS</b>
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Row #	Summary Item Description	Quantity UOM	Total Cost
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<b>09 00 00 - Finishes</b>		<b>1.00</b>	<b>LS</b>
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<b>Flooring Finishes</b>		<b>1.00 LS</b>	
Flooring Base Bid		1 LS	133,305

<b>Flooring Finishes</b>		<b>1.00 LS</b>	<b>133,305</b>
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<b>Wall Finishes</b>		<b>1.00 LS</b>	
Paint Base Bid		1 LS	48,060

Paint New and Existing Drywall walls, ceilings and soffits shown in the area of work on plan sheets A1.1 and A2. Using SW promar 200 0-voc Paints

Paint All HM Frames in work area

Protection

<b>Wall Finishes</b>		<b>1.00 LS</b>	<b>49,560</b>
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<b>Drywall &amp; Framing Scope</b>		<b>1.00 LS</b>	
Base Drywall & Framing Scope		1 LS	4,300

Furnish and install 3-5/8" 20-gauge metal studs and track 16" o.c., 5/8" Type X gypsum board,

2. Drywall patch and repair

DRYWALL PATCH & REPAIR ALLOWANCE:		1 LS	2,800
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<b>Drywall &amp; Framing Scope</b>		<b>1.00 LS</b>	<b>7,100</b>
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<b>09 00 00 - Finishes</b>	<b>1.00</b>	<b>LS</b>
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<b>09 00 00 - Finishes</b>	<b>1.00</b>	<b>LS</b>
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**11 00 00 - Equipment** **1.00 LS**

Row #	Summary Item Description	Quantity UOM	Total Cost
<b>11 00 00 - Equipment</b>		<b>1.00 LS</b>	
	Tack Boards	2 EA	3,000
<b>11 00 00 - Equipment</b>		<b>1.00 LS</b>	<b>3,000</b>

**11 00 00 - Equipment** **1.00 LS**





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<b>13 00 00 - Special Construction</b>	<b>1.00</b>	<b>LS</b>
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Row #	Summary Item Description	Quantity UOM	Total Cost
<b>13 00 00 - Special Construction</b>		<b>1.00</b>	<b>LS</b>
	Temporary Partition Wall Allowance - Similar to DEN	80 LF	24,160
	VE to Plastic Sheeting	1 LS	-8,500
<b>13 00 00 - Special Construction</b>		<b>1.00 LS</b>	<b>15,660</b>

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<b>13 00 00 - Special Construction</b>	<b>1.00</b>	<b>LS</b>
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# GMP Estimate Detail

BE Number **BE240813**  
 Opportunity No  
 Owner File No  
 Project **High Plains Library District - Farr Regional Library**  
 Location **Greeley, CO, USA**  
 Owner  
 Designer

Project Start  
 Completion  
 Functional Units  
 Area

Proprietary and Confidential

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**26 00 00 - Electrical** **1.00 LS**

Row #	Summary Item Description	Quantity UOM	Total Cost
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<b>26 00 00 - Electrical</b>		<b>1.00 LS</b>	
	Electrical Allowance, HPLD directions to be provided	1 LS	22,900

<b>26 00 00 - Electrical</b>		1.00 LS	22,900
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<b>26 00 00 - Electrical</b>		<b>1.00 LS</b>	
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**26 00 00 - Electrical** **1.00 LS**



# GMP Estimate Detail

BE Number **BE240813**  
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Project Start  
 Completion  
 Functional Units  
 Area

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**Contractor Controlled Contingencies 1.00 LS**

Row #	Summary Item Description	Quantity UOM	Total Cost
	<b>Contractor Controlled Contingencies</b>	<b>1.00</b>	<b>LS</b>
	Construction Contingency	308,276.50 DC	9,248
<b>Contractor Controlled Contingencies</b>			<b>1.00 LS 9,248</b>

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**Contractor Controlled Contingencies 1.00 LS**



# GMP Estimate Detail

BE Number **BE240813**

Opportunity No

Owner File No

Project

Location

Owner

Designer

**High Plains Library District - Farr Regional Library**

**Greeley, CO, USA**

Project Start

Completion

Functional Units

Area

Proprietary and Confidential

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**Preconstruction Services 1.00 LS**

Row #	Summary Item Description	Quantity UOM	Total Cost
	<b>Preconstruction Services</b>	<b>1.00 LS</b>	
	Preconstruction Services	1 LS	2,145
	<b>Preconstruction Services</b>	<b>1.00 LS</b>	<b>2,145</b>

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**Preconstruction Services 1.00 LS**



### GMP Estimate Detail

BE Number **BE240813**  
 Opportunity No  
 Owner File No  
 Project **High Plains Library District - Farr Regional Library**  
 Location **Greeley, CO, USA**  
 Owner  
 Designer

Project Start  
 Completion  
 Functional Units  
 Area

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**General Conditions 1.00 LS**

Row #	Summary Item Description	Quantity UOM	Total Cost
	<b>General Conditions</b>	<b>1.00 LS</b>	
	Allowed General Conditions	1 LS	36,118
	<b>General Conditions</b>	<b>1.00 LS</b>	<b>36,118</b>

**General Conditions 1.00 LS**



### GMP Estimate Detail

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 Opportunity No  
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 Completion  
 Functional Units  
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<b>Umbrella &amp; General Liability</b>	<b>1.00</b>	<b>LS</b>
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Row #	Summary Item Description	Quantity UOM	Total Cost
	<b>Umbrella &amp; General Liability</b>	<b>1.00</b>	<b>LS</b>
	Umbrella & General Liability	376,212.43 TB	5,455
	<b>Umbrella &amp; General Liability</b>	<b>1.00</b>	<b>LS</b>
		1.00 LS	5,455

<b>Umbrella &amp; General Liability</b>	<b>1.00</b>	<b>LS</b>
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# GMP Estimate Detail

BE Number **BE240813**  
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 Designer

Project Start  
 Completion  
 Functional Units  
 Area

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**Builder's Risk** **1.00 LS**

Row #	Summary Item Description	Quantity UOM	Total Cost
<b>Builder's Risk</b>		<b>1.00 LS</b>	
	Builder's Risk	376,212.43 TB	1,317
	<b>Builder's Risk</b>	<b>1.00 LS</b>	<b>1,317</b>

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**Builder's Risk** **1.00 LS**





# GMP Estimate Detail

BE Number **BE240813**  
 Opportunity No  
 Owner File No  
 Project **High Plains Library District - Farr Regional Library**  
 Location **Greeley, CO, USA**  
 Owner  
 Designer

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 Completion  
 Functional Units  
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**Performance & Payment Bond Rate** **1.00 LS**

Row #	Summary Item Description	Quantity UOM	Total Cost
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<b>Performance &amp; Payment Bond Rate</b>	<b>1.00</b>	<b>LS</b>	
PP Bond		376,212.43 TB	3,762

<b>Performance &amp; Payment Bond Rate</b>		1.00 LS	3,762
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**Performance & Payment Bond Rate** **1.00 LS**



CONSTRUCTION

High Plains Library District – Farr Regional Library
Basis of GMP Estimate

The Farr Regional Library (Project) consists of a 38,000 SF Tenant Improvement consisting of selective demolition, millwork, openings, finishes, drywall & framing, and minor electrical updates.

PCL Construction Services, Inc. (PCL) has based our GMP Estimate on the project documents listed below. PCL is providing this Basis of Estimate to help clarify interpretations and assumptions made which helped PCL arrive at the cost of construction.

This estimate was prepared for the exclusive use of High Plains Library District (Owner).

DOCUMENTS USED IN PREPARING ESTIMATE

Table with 3 columns: Description, Created By, Date. Row 1: 2024-10-04 Farr Regional Library CD Set - Architectural Unstamped, VFLA, 10/04/2024

Based upon information presently available and furnished to PCL by the Owner, architect, and/or others, and various assumptions which have been made as to facts not yet known, this construction cost model has been prepared and furnished for the sole purpose of providing an approximation of anticipated construction costs.

GENERAL CLARIFICATIONS

- 1. Estimate is based on a 3-month construction schedule. PCL may require access to the site during "Off" hours to perform work that may be disruptive to normal operation.
2. PCL will be the controlling contractor on the site. Any other contractors entering the site during construction will need prior approval by PCL and will comply with all PCL requirements including but not limited to; insurance, safety policies and site rules/requirements.
3. Estimate is based on PCL self-performing various portions of the work with our own labor forces, including rough carpentry, labor, housekeeping, and misc. project requirements.
4. Construction Contingency is to cover unknown factors that may adversely affect costs such as bidding of subcontracts and major material supply items; estimating assumptions and ambiguities; construction scheduling problems; labor and equipment availability and productivity; errors or fault attributable to Construction Manager or its subcontractors and suppliers; correcting defective work; In general, the Construction Contingency is not to be used for cost over-runs generated or initiated by unforeseen conditions or the Owner or its agents.
5. Estimate does not include any potential escalation in the prices of any materials, equipment, or services used in the performance of the work caused directly or indirectly by the imposition of Canadian, US, other tariffs, or other global or local market conditions.
6. Pricing does not include any potential impacts, costs, charges, delays, or other schedule changes that might arise due to Coronavirus Disease 2019 (COVID-19) or any similar epidemic/pandemic.



**CONSTRUCTION**

**High Plains Library District – Farr Regional Library  
Basis of GMP Estimate**

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7. The estimate includes warranties to the extent available from specified manufacturers. In no case does PCL provide a warranty that exceeds those available from the manufacturers. The estimate includes workmanship warranties as specified. Design and performance of systems are not considered workmanship warranty. Should PCL perform work to provide additions / modifications to existing systems, PCL has assumed the existing system are in good condition, capable of receiving modifications, and will not warrant or extend warranties of work / products outside of specified scope of work not provided by PCL.
8. Through the course of preconstruction and construction, there will be issues requiring clarification. PCL will submit bid clarifications and requests for information to the design team and Owner. The responses to these RFIs will be implemented as responded to, and any changes to the design resulting from the RFI responses will be acted on similarly to a Construction Change Directive (CCD).
9. All temporary utility consumption charges (i.e. gas, electric, water, etc.) for construction are by the Owner
10. Delays due to permitting, hazardous material abatement, unforeseen conditions, or other factors beyond the control of PCL will initiate the granting of an extension of schedule and associated costs to accommodate the lost time.
11. Assuming all materials as specified have a lead time that complies with the owner provided schedule duration, should lead times vary or extend PCL will adjust or extend the schedule as necessary and apply additional costs via CCD.
12. PCL has assumed a 3-week shutdown for increased efficiencies at Farr Regional Library will be completely closed and shut down. The anticipated schedule efficiencies are based upon having a meeting with the Owner's selected furniture mover and the awarded contractors, finalizing the schedule of the shutdown.
13. PCL has not included any Owner furniture removal, moving, storage, and installation.

**INCLUSIONS**

1. Preconstruction Service Fee
2. Overhead & Profit
3. General Conditions
4. Umbrella & General Liability
5. Builder's Risk
6. Performance & Payment bond
7. Contractor Controlled Contingency
8. One-year warranty

**EXCLUDED FROM PRICE - OWNER TO PROVIDE**

1. Owner or Change Order Contingency
2. Design and engineering fees
3. Energy modeling
4. Building Permit & Plan Check fees
5. All permits, easements, encroachments, entitlements, air rights, and approvals from the Authorities Having Jurisdiction.



CONSTRUCTION

High Plains Library District – Farr Regional Library
Basis of GMP Estimate

- 6. Utility service company costs, such as capital costs, development fees, drainage fees, tap fees, water meter charges, plant investment fees, and/or line extension charges.
7. 3rd party materials testing and inspection costs
8. Geotechnical reports, inspections & certifications
9. Commissioning Agent
10. Electrical, propane, gas, and water consumption costs during construction
11. Supply, unloading, warehousing, and delivery to project of Furniture, Fixtures and Equipment (FF&E)

GENERAL EXCLUSIONS

- 1. Upgrading existing utilities, utility mains or other services beyond the project site footprint
2. Utility meter updates or upgrades
3. Watchman service or security guard service
4. Off-site mock-ups
5. Owner’s Field Offices
6. Changes necessitated by Building Department Code Review or other jurisdictions having authority
7. Consequential or actual damages
8. Interior concrete work
9. Misc. metals or structural steel
10. Fire alarm & Radio Amplification system
11. Low voltage – rough-in only where indicated
12. Interior concrete
13. Plumbing
14. Items not shown on drawings

ADD ALTERNATES

The below Add Alternates are not included in the Estimate but can be incorporated upon request.

Table with 2 columns: Add Alternates, Value. Rows include Vapor emissivity and PH mitigation for SOG / SOD Treatment per SF (Bead Blast) at \$232,008, Vapor emissivity and PH mitigation for SOG / SOD Treatment per SF (Acid treat Club Soda) at \$61,869, Overlay new P-lam countertops at (4) inset countertops over existing at \$2,600, and Add Alternates - Total at \$296,477.

SCOPE CLARIFICATIONS

The following clarifications are not intended to reiterate all scope that is identified in the Contract Documents and included within the estimate. Instead, these clarifications communicate 1) the assumptions made to scope items not fully detailed or specified in the documents and 2) additional scope included in our estimate that is not identified on the documents.



CONSTRUCTION

## High Plains Library District – Farr Regional Library Basis of GMP Estimate

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### 02 – Existing Conditions

**Qualifications / Inclusions:**

1. Phased day time work
2. Selective stud wall partitions
3. Doors & frames
4. Carpet floor finishes
5. Selective casework/furniture
6. Haul-away and dispose/recycle debris
7. Additional adhesive scraping allowance - \$10,240

**Exclusions:**

1. Asbestos and/or hazardous material testing, abatement and removal or handling
2. Removal of unforeseen conditions
3. Pest removal

### 06 – Wood, plastics, and Composites

**Qualifications / Inclusions:**

1. Ask Here Desk
2. Privacy wall at Children’s Desk
3. Backing & blocking
4. Frame existing wall art where indicated
5. Surface protection

**Exclusions:**

1. Casework not indicated on drawings
2. Bench upholstery
3. Stand-up Desks

### 07 – Thermal & moisture protection

**Qualifications / Inclusions:**

1. Caulking at dissimilar materials allowance - \$1,520

**Exclusions:**

1. Repair of roof system beyond the bounds of any roof penetrations
2. Leak detection and/or repair of existing roof

### 08 – Openings

**Qualifications / Inclusions:**

1. Doors, frames, and hardware scope
2. Hardware assumes Yale Accentra 4700 series locksets conventional keyed, Rixon 180 series floor closer, Rockwood RM3101 door pulls, pivots, kickplates, gasketing - 26D. Final selection to be approved by Owner.
3. Offloading
4. Installation



CONSTRUCTION

## High Plains Library District – Farr Regional Library Basis of GMP Estimate

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**Exclusions:**

1. Keying of locks – PCL to provide blank cylinders, Owner to provide keybox and keying of locksets by preferred locksmith
2. Electrified hardware / access card readers

**09 – Finishes**

**Qualifications / Inclusions:**

1. Flooring – Carpet tile & LVT
2. Drywall & Framing
  - a. Furnish and install 3-5/8" 20-gauge metal studs and track 16" o.c., 5/8" Type X gypsum board,
  - b. Drywall patch and repair allowance - \$2,800
3. Paint
  - a. Prime and paint new gypsum walls and ceilings
  - b. Paint one to two coats on existing gypsum where indicated
  - c. Paint hollow metal doors and frames, caulk painted frames to painted walls
  - d. Finish wood trim

**Exclusions:**

1. Patch and repair of areas adjacent to workspace
2. Exterior finishes
3. Cleaning of brick surfaces
4. Paint at vaulted ceilings

**11 – Equipment**

**Qualifications / Inclusions:**

1. Two new fabric wrapped tack boards at Large Meeting Room

**Exclusions:**

1. Security Equipment
2. Parking Control Equipment
3. Loading Dock Equipment
4. FF&E items
5. OS&E items
6. Code-compliant signage
7. Repair/replacement allowance of drop-down screen

**12 – Furnishings**

**Qualifications / Inclusions:**

1. All Owner-provided furnishings and equipment must be delivered to the project directly, the anticipated delivery date must be communicated within 5 days of delivery and approved by PCL

**13 – Special Construction**

**Qualifications / Inclusions:**

1. Plastic and Pole - Zip Wall System for dust control
2. Select protection of existing furniture and fire alarm system components



CONSTRUCTION

## High Plains Library District – Farr Regional Library Basis of GMP Estimate

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**Exclusions:**

1. Damages caused by other contractors

**21/23 – MEP & Fire Protection – Excluded**

**Exclusions:**

1. Maintenance, repairs, test and balance, cleaning, and painting

**26 – Electrical Allowance – \$22,900**

**Qualifications / Inclusions:**

1. Outlets at Ask Here Desk
2. Low-Volt/Data Modifications
3. Electrical demolition

**Exclusions:**

1. Radio Amplification System supply and installation
2. Lightning protection
3. Additional requirements of the Authority Having Jurisdiction (AHJ)
4. Meter upgrades
5. Smoke control
6. Fire alarm
7. Access control
8. Electrical permit costs
9. Security





CONSTRUCTION

## High Plains Library District – Farr Regional Library Basis of GMP Estimate

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**List of Subcontractors Carried for the Scopes Outlined Above:**

**Division 02 – Existing Conditions:**

1. Engineered Demolition, Inc.

**Division 06 – Wood, Plastic, Composites:**

1. BK Fine Woodworking

**Division 08 – Openings:**

1. Colorado Doorways, Inc.

**Division 09 – Finishes:**

1. Flooring – Acierno Company
2. Drywall, Framing – Holsinger Drywall, LLC.
3. Painting – National Coatings, Inc.

**Division 26 – Electrical:**

1. Nobleman Electric

\*Please note that final subcontractor selection is pending buyout

# High Plains Library District - Farr Regional Library

October 14, 2024



## 02 - Existing Conditions - Engineered Demolition

<b>SUBCONTRACTOR PROPOSAL REVIEW / VALIDATION</b>	
Participation Level:	4
Cost Variance:	22k to 30k
Lead time:	N/A
Prepared to Mobilize / Under Contract:	N

	Scope Included	Qty	UOM	Total
	<b>02 - Existing Conditions</b>	1	LS	\$ 22,190
	Phasing 1-4			Y
	Remove / Dispose of Furniture not salvaged / Book Shelves			Y
	Remove Wall at BOH entry			Y
	Remove Wall base in areas of work			Y
	Remove Flooring Carpet			Y
	Remove / Scrape Glue	1	LS	\$ 10,240
	Remove Tile			N/R
	Remove / Scrape grout			N/R
	Disposal			Y
	Dumpsters			Y
	Mobilizations			Y
	Taxes			Y
	Work Week Plan - 4 or 5 days per week			Y
	Warehouse / Logistics			Y
	Pre-Qualified/SCL			Y
	<b>Subtotal</b>	1	LS	\$ 32,430
<b>Total Estimated Base Bid Construction Cost</b>				<b>\$ 32,430</b>

# High Plains Library District - Farr Regional Library

October 14, 2024

## 06 - Wood, Plastics, and Composites - BK Fine



<b>SUBCONTRACTOR PROPOSAL REVIEW / VALIDATION</b>	
<b>Participation Level:</b>	<b>3</b>
<b>Cost Variance:</b>	<b>22k to 50k</b>
<b>Lead time:</b>	<b>8 to 12 weeks</b>
<b>Prepared to Mobilize / Under Contract:</b>	

	Scope Included	Qty	UOM	Total
	<b>06 - Wood, Plastics, and Composites</b>	<b>1</b>	<b>LS</b>	<b>\$ 22,840</b>
	<b>Children's Privacy Wall Trim:</b>			
	Paint grade wall cap at Privacy Wall to be 6 1/2" wide x 1 1/2" thick per Detail 4/A9.3.			Y
	Note: Wall cap to be primed and painted by others.			Y
	<b>Teen Space Mural Wall Trim:</b>			
	Paint grade wall trims at Privacy Wall to be 6" wide x 1 1/2" thick per Elevation 2/A9.3.			Y
	Trims to be mitered at corners.			Y
	Note: Wall cap to be primed and painted by others.			Y
	<b>Ask Desk and associated PL Casework:</b>			
	Low wall structures with a slight radius 7" thick x 33" tall per Detail 6/A9.1			Y
	Straight Low wall structure 8" thick x 41" tall per Detail 7/A9.1			Y
	Integral toe kick at bottom of walls.			Y
	Walls to be clad with PL both sides.			Y
	File base cabinets behind walls as elevated.			Y
	Plastic laminate (PL) casework to be flush overlay style, with 3 mm PVC edges on doors & drawer fronts, .5 mm PVC edges on cabinet boxes, white melamine interiors, and 32 mm system holes.			Y
	PL fillers and finished ends as required.			Y
	Cabinet door and drawer pulls to be "bar" style 6" long, Cosmas #305-45SN, satin nickel finish.			Y
	European style hinges soft close type.			Y
	Full extension drawer glides soft close type.			Y
	In wall supports as required.			Y
	Work counter and transaction counters to be Cambria quartz "Ainsley" color 3 cm thick.			Y
	Protection			\$ 750
	Backing & blocking			\$ 313
	Taxes			Y
	Work Week Plan - 4 or 5 days per week			Y
	Warehouse / Logistics			Y
	Pre-Qualified/SCL			Y
	<b>Subtotal</b>	<b>1</b>	<b>LS</b>	<b>\$ 23,903</b>

<b>Total Estimated Base Bid Construction Cost</b>	<b>\$</b>	<b>23,903</b>
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# High Plains Library District - Farr Regional Library

October 14, 2024



## 08 - Openings - Colorado Doorways

<b>SUBCONTRACTOR PROPOSAL REVIEW / VALIDATION</b>	
<b>Participation Level:</b>	<b>3</b>
<b>Cost Variance:</b>	<b>6k to 8k</b>
<b>Lead time:</b>	<b>8 to 12 weeks</b>
<b>Prepared to Mobilize / Under Contract:</b>	

	Scope Included	Qty	UOM	Total
	<b>08 - Openings</b>	<b>1</b>	<b>LS</b>	<b>\$ 6,030</b>
	Hollow metal doors and frames per plan sheet G0.2 and CDI interpretation			Y
	Bid includes no leaves, 1 frame, and no windows.			Y
	Wood doors per plan sheet G0.2 and CDI interpretation.			Y
	Bid includes 1 leaf.			Y
	Hardware per plan sheet A7.1 and CDI interpretation			Y
	Bid includes Yale Accentra 4700 series locksets conventional keyed, Rixon 180 series floor closer, Rockwood RM3101 door pulls, pivots, kickplates, gasketing - 26D			Y
	Offloading			\$ 25
	Install			\$ 612
	Taxes			Y
	Work Week Plan - 4 or 5 days per week			Y
	Warehouse / Logistics			Y
	Pre-Qualified/SCL			Y
	<b>Subtotal</b>	<b>1</b>	<b>LS</b>	<b>\$ 6,667</b>
<b>Total Estimated Base Bid Construction Cost</b>				<b>\$ 6,667</b>

# High Plains Library District - Farr Regional Library

October 14, 2024



## 09 - Finishes - Acierno, Holsinger, and National Coatings

<b>SUBCONTRACTOR PROPOSAL REVIEW / VALIDATION</b>	
Participation Level:	5
Cost Variance:	133k to 210k Flooring 41k to 60k Paint
Lead time:	N/A
Prepared to Mobilize / Under Contract:	

	Scope Included	Qty	UOM	Total
<b>09 - Finishes</b>				
<b>Horizontal Finishes</b>				
	Flooring	1	LS	\$ 133,305
<b>Vertical Finishes</b>				
<b>Drywall &amp; Framing</b>				
	Furnish and install 3-5/8" 20-gauge metal studs and track 16" o.c.,	1	LS	\$ 7,100
	5/8" Type X gypsum board,			Y
	Drywall patch and repair			Y
<b>Paint</b>				
	Prime and paint new gypsum walls and ceilings	1	LS	\$ 49,560
	Paint one to two coats on existing gypsum			Y
	Paint hollow metal doors and frames, caulk painted frames to painted walls			Y
	Finish wood trim			Y
	Taxes			Y
	Work Week Plan - 4 or 5 days per week			Y
	Warehouse / Logistics			Y
	Pre-Qualified/SCL			Y
	<b>Subtotal</b>	<b>0</b>	<b>LS</b>	<b>\$ 189,965</b>
<b>Total Estimated Base Bid Construction Cost</b>				<b>\$ 189,965</b>

# High Plains Library District - Farr Regional Library

October 14, 2024

## 26 - Electrical - Nobleman Electrical



<b>SUBCONTRACTOR PROPOSAL REVIEW / VALIDATION</b>	
Participation Level:	3
Cost Variance:	22k to 31k
Lead time:	N/A
Prepared to Mobilize / Under Contract:	

	Scope Included	Qty	UOM	Total
	<b>26 - Electrical</b>	1	LS	\$ 22,900
	<b>Scope Inclusions</b>			
	Electrical Allowance, HPLD direction TBD			Y
	Includes emergency responder radio testing			Y
	Electrical demolition			Y
	Taxes			Y
	Work Week Plan - 4 or 5 days per week			Y
	Warehouse / Logistics			Y
	Pre-Qualified/SCL			Y
	<b>Subtotal</b>	1	LS	\$ 22,900
<b>Total Estimated Base Bid Construction Cost</b>				<b>\$ 22,900</b>

# Farr Valley Regional Library

GMP Estimate

October 14, 2024



Description of Work	SD Estimate	DD Estimate	Variance (SD to DD)	% Change (SD to DD)	GMP Estimate	Variance (DD to GMP)	% Change (DD to GMP)	Description
<b>Gross Building Area - SF</b>	<b>35,000</b>	<b>35,000</b>	<b>0</b>	<b>0</b>	<b>35,000</b>	<b>0</b>	<b>0</b>	
01 00 00 - General Requirements	\$ 12,232	\$ 12,232	\$ -	0%	\$ 12,232	\$ -	#DIV/0!	DD to GMP: 3-week shutdown approved, reduction in phasing
02 00 00 - Existing Conditions	\$ 42,215	\$ 43,575	\$ 1,360	3%	\$ 32,430	\$ (11,145)	-291%	SD to DD: Cost from subcontractor for CMU wall demo is greater than ROM previously included DD to GMP: No demo of CMU wall, reduced demo in Teen Room 138, no demo in Office 114
06 00 00 - Wood, Plastics, and Composites	\$ 59,075	\$ 102,502	\$ 43,427	42%	\$ 23,903	\$ (78,599)	-30%	SD to DD: Changed Ask Here desk from a Straight Line format to a curved / radius shape. Design evolution: added sheet A9.1 & A9.2 Millwork Details. DD to GMP: Children's Area desk and millwork tree removed, more competitive pricing received
07 00 00 - Thermal and Moisture Protection	\$ 1,520	\$ 1,520	\$ -	0%	\$ 1,520	\$ -	#DIV/0!	
08 00 00 - Openings	\$ 11,708	\$ 20,808	\$ 9,100	44%	\$ 6,667	\$ (14,141)	-47%	SD to DD: Increased subcontractor cost now includes tempered glass compared to previously assumed SF cost for glazing non-tempered DD to GMP: All scope at Teen Space removed (glazing, door, walls)
09 00 00 - Finishes	\$ 202,445	\$ 225,994	\$ 23,549	10%	\$ 189,965	\$ (36,029)	-527%	SD to DD: Logistic challenges (require lift/scaffolding) due to vaulted ceiling and layout DD to GMP: Paint removed from vaulted ceilings, accent paint and carpet clarified, half-height wall added in Children's Area
11 00 00 - Equipment	\$ 3,000	\$ 3,000	\$ -	0%	\$ 3,000	\$ -	#DIV/0!	
13 00 00 - Special Construction	\$ 24,160	\$ 24,160	\$ -	0%	\$ 15,660	\$ (8,500)	-184%	DD to GMP: Reduction in temporary wall construction and reduced phasing (plastic sheeting in lieu of hard barricades), 3-week shutdown
21 00 00 - Fire Suppression	\$ 3,806	\$ 3,806	\$ -	0%	\$ -	\$ (3,806)	0%	
23 00 00 - Heating, Ventilating, and Air-Conditioning (HVAC)	\$ 7,000	\$ 17,000	\$ 10,000	59%	\$ -	\$ (17,000)	0%	SD to DD: Additional cost for modification to GRDs in teen space. Added cost for test and balancing
26 00 00 - Electrical	\$ 30,370	\$ 31,570	\$ 1,200	4%	\$ 22,900	\$ (8,670)	-264%	DD to GMP: Further clarification on scope
Contractor Controlled Contingencies	\$ 30,604	\$ 29,170	\$ (1,434)	-5%	\$ 9,248	\$ (19,922)	-46%	
<b>Subtotal Systems</b>	<b>428,135</b>	<b>515,337</b>	<b>87,202</b>	<b>17%</b>	<b>317,525</b>	<b>197,812</b>	<b>161%</b>	
Contractor Indirect Costs	\$ 98,760	\$ 102,237	\$ 3,477	3%	\$ 96,378	\$ (5,859)	-1645%	
<b>Subtotal Indirect Costs</b>	<b>98,760</b>	<b>102,237</b>	<b>3,477</b>	<b>3.40%</b>	<b>96,378</b>	<b>5,859</b>	<b>1644.96%</b>	
Fee	\$ 13,772	\$ 16,675	\$ 2,903	17.4%	\$ 11,079	\$ (5,596)	-198.0%	
<b>Total Estimated Cost</b>	<b>540,667</b>	<b>634,249</b>	<b>93,582</b>	<b>15%</b>	<b>424,982</b>			
Cost per GSF	\$15.45 /gsf	\$18.12 /gsf	\$2.67 /gsf	15%	\$12.14 /gsf	-\$9.47 /gsf	-128%	

Activity ID	Activity Name	Original Duration	Start	Finish	2024												2025												2026					
					Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	F	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov
<b>Farr Regional Library - 10.8.24</b>					26-Feb-25, Farr Regional Library - 10.8.24																													
<b>PRECONSTRUCTION</b>					01-Nov-24, PRECONSTRUCTION																													
A2020	Schematic Design	53	03-Jun-24*	15-Aug-24	Schematic Design																													
A2030	Design Development	20	16-Aug-24	13-Sep-24	Design Development																													
A2040	Construction Documents	19	16-Sep-24	10-Oct-24	Construction Documents																													
A2050	Permitting/GMP	6	11-Oct-24	18-Oct-24	Permitting/GMP																													
A2060	CM Award and Contractor Buyout	10	21-Oct-24	01-Nov-24	CM Award and Contractor Buyout																													
<b>PROCUREMENT</b>					21-Jan-25, PROCUREMENT																													
A3230	Carpet Procurement	30	04-Nov-24	18-Dec-24	Carpet Procurement																													
A3240	Doors and Frame Procurement	50	04-Nov-24	21-Jan-25	Doors and Frame Procurement																													
A3260	Millwork/Desk Procurement	30	04-Nov-24	18-Dec-24	Millwork/Desk Procurement																													
<b>PROJECT MILESTONES</b>					26-Feb-25, PROJECT MILESTONES																													
A1720	*** MOBILIZE / CONSTRUCTION START ***	0	19-Dec-24		*** MOBILIZE / CONSTRUCTION START ***																													
A1740	*** 3-WEEK SHUTDOWN COMPLETE ***	0		10-Jan-25	*** 3-WEEK SHUTDOWN COMPLETE ***																													
A1670	*** SUBSTANTIAL COMPLETION ***	0		13-Feb-25	*** SUBSTANTIAL COMPLETION ***																													
A1680	*** FINAL COMPLETION ***	0		26-Feb-25	*** FINAL COMPLETION ***																													
<b>CONSTRUCTION</b>					25-Feb-25, CONSTRUCTION																													
A1590	Mobilize to Site	1	19-Dec-24*	19-Dec-24	Mobilize to Site																													
A1610	Demobilize From Site	1	25-Feb-25	25-Feb-25	Demobilize From Site																													
<b>3-WEEK SHUTDOWN</b>					15-Jan-25, 3-WEEK SHUTDOWN																													
A1390	Phase 1 - Move Shelves	1	23-Dec-24	23-Dec-24	Phase 1 - Move Shelves																													
A3300	Prime and Paint	15	23-Dec-24	15-Jan-25	Prime and Paint																													
A1280	Phase 1 - Demo Carpet/Wall Coverings	1	24-Dec-24	24-Dec-24	Phase 1 - Demo Carpet/Wall Coverings																													
A1290	Phase 1 - Floor/Wall Surface Prep	1	27-Dec-24	27-Dec-24	Phase 1 - Floor/Wall Surface Prep																													
A1300	Phase 1 - Flooring install	2	30-Dec-24	31-Dec-24	Phase 1 - Flooring install																													
A1400	Phase 2 - Move Shelves	1	02-Jan-25	02-Jan-25	Phase 2 - Move Shelves																													
A3270	Phase 2 - Demo Carpet/Wall Coverings	1	03-Jan-25	03-Jan-25	Phase 2 - Demo Carpet/Wall Coverings																													
A3280	Phase 2 - Floor/Wall Surface Prep	1	06-Jan-25	06-Jan-25	Phase 2 - Floor/Wall Surface Prep																													
A3290	Phase 2 - Flooring install	2	07-Jan-25	08-Jan-25	Phase 2 - Flooring install																													
A3310	Move Shelves into Final Place	2	09-Jan-25	10-Jan-25	Move Shelves into Final Place																													
<b>CONSTRUCTION-1</b>					13-Feb-25, CONSTRUCTION-1																													
A1320	Electrical install / upgrades	2	13-Jan-25	14-Jan-25	LED Light Upgrade																													
A1350	Furniture install	2	15-Jan-25	16-Jan-25	Furniture install																													
A1360	Circulation Desk Upgrades	5	17-Jan-25	24-Jan-25	Circulation Desk Upgrades																													
A1370	Install New Door	5	27-Jan-25	31-Jan-25	Install New Door																													
A1380	Reconfigure Admin Offices	5	03-Feb-25	07-Feb-25	Reconfigure Admin Offices																													
A1330	Final Clean	2	10-Feb-25	11-Feb-25	Final Clean																													
A1340	PCL Punchlist	2	12-Feb-25	13-Feb-25	PCL Punchlist																													
<b>PROJECT CLOSE OUT</b>					26-Feb-25, PROJECT CLOSE OUT																													
A2620	Start Up / Commissioning	2	14-Feb-25	18-Feb-25	Start Up / Commissioning of LED Lights																													
A2660	Final O/A Punch List	3	19-Feb-25	21-Feb-25	Final O/A Punch List																													
A2940	Final Inspection / TCO	1	24-Feb-25	24-Feb-25	Final Inspection / TCO																													
A2820	Owner Move In	1	26-Feb-25	26-Feb-25	Owner Move In																													







**CONSTRUCTION**

SHARING YOUR VISION. BUILDING SUCCESS.

## Farr Regional Library Exhibit D – Billable Rate Schedule

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### Project Fees

Fee on GMP	2.70%
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### Craft Rates

Position	Hourly Rate 2024
Carpenter General Foreman	\$85.56
Carpenter Foreman	\$77.15
Carpenter	\$64.54
Labor General Foreman	\$76.79
Laborer	\$55.76

### Craft Rate Notes:

1. Craft / hourly personnel will be charged to the project on a weekly basis.
2. Overtime hours to be charged at 1.5 times regular time rates.
3. Please note that the staff and craft rates are subject to change at the start of each calendar year.

### Equipment Rates

1. See attached Exhibit for equipment rates. Please note a 5% escalation will be applied to rental rates at the start of 2025.



## EQUIPMENT CHARGE OUT RATES - 2024 EXHIBIT D - FARR REGIONAL LIBRARY

Group	Class	Description	Daily	Weekly	Per 28 Days
<b>Aerial Equipment</b>					
D02	D2H	SCISSOR LIFT 19' ELECT	\$82.60	\$247.80	\$663.74
D02	D2R	SCISSOR LIFT 24-26' ELECT	\$141.89	\$425.67	\$1,140.19
D02	D2E	SCISSOR LIFT 30-35' IC 4WD	\$211.31	\$633.93	\$1,698.03
D02	D2M	SCISSOR LIFT 36-49' IC 4WD	\$267.49	\$802.48	\$2,149.50
D02	D2N	SCISSOR LIFT 50-59' IC 4WD	\$388.34	\$1,165.03	\$3,120.61
D02	D2S	BOOM LIFT 30'-33' ARTICULATING 4WD	\$379.06	\$1,137.17	\$3,046.00
D02	D2T	BOOM LIFT 34'-39' ARTICULATING 4WD	\$379.06	\$1,137.17	\$3,046.00
D02	D2X	BOOM LIFT 40'-50' ARTICULATING 4WD	\$385.98	\$1,157.93	\$3,101.61
D02	D2F	BOOM LIFT 45'-50' TELESCOPIC 4WD	\$367.53	\$1,102.60	\$2,953.39
D02	D2C	BOOM LIFT 60'-64' TELESCOPIC 4WD	\$481.68	\$1,445.05	\$3,870.68
D02	D2I	BOOM LIFT 76'-80' TELESCOPIC 4WD	\$801.55	\$2,404.64	\$6,440.99
D02	D2K	BOOM LIFT 120' TELESCOPIC 4WD	\$1,440.23	\$4,320.69	\$11,573.27
D02	D2K	BOOM LIFT 135' TELESCOPIC 4WD	\$1,798.75	\$5,396.24	\$14,454.22
<b>Air Compressors</b>					
A01	A1B	185CFM AIR COMPRESSOR	\$151.24	\$453.71	\$1,215.30
A01	A1D	350-395CFM AIR COMPRESSOR	\$340.94	\$1,022.82	\$2,739.70
A01	OSR	750-795 CFM AIR COMPRESSOR	\$469.83	\$1,409.48	\$3,775.40
A01	OSR	1300-1599 CFM AIR COMPRESSOR	\$1,035.21	\$3,105.63	\$8,318.64
<b>Buckets</b>					
B07	B7A	CONCRETE BUCKET - 1 - 1-1/2 CY	\$107.06	\$321.19	\$860.33
B07	B7B	CONCRETE BUCKET - 1-1/2 - 3 CY	\$121.03	\$363.09	\$972.55
B07	B7G	CONCRETE BUCKET - 4 CY	\$125.53	\$376.58	\$1,008.69
B07	B7F	4 CY TRASH BUCKET	\$91.01	\$273.04	\$731.36
B07	B7K	2 CY TRASH BUCKET	\$77.72	\$233.15	\$624.52
<b>Compactors</b>					
SML	SML	JUMPING JACK TAMPER	\$112.53	\$337.58	\$904.22
SML	SML	PLATE TAMPER SMALL	\$106.30	\$318.91	\$854.21
C01	OSR	PLATE TAMPER REVERSIBLE 5000-5999 LB	\$175.96	\$527.89	\$1,413.99
C01	OSR	PLATE TAMPER REVERSIBLE 6000-6999 LB	\$204.09	\$612.26	\$1,639.97
C01	OSR	PLATE TAMPER REVERSIBLE 7000-8599 LB	\$205.93	\$617.78	\$1,654.77
C01	OSR	PLATE TAMPER REVERSIBLE 8600-10999 LB	\$300.90	\$902.70	\$2,417.94
SML	OSR	PLATE TAMPER REVERSIBLE 11000-13999 LB	\$318.03	\$954.10	\$2,555.63
C09	OSR	ROLLER 24"-33" WALKBEHIND PAD	\$344.58	\$1,033.74	\$2,768.94
C09	OSR	ROLLER 40"-49" VIB SINGLE DRUM SMOOTH	\$495.48	\$1,486.45	\$3,981.57
C09	C9A	ROLLER 50"-56" VIB SINGLE DRUM SMOOTH	\$520.58	\$1,561.73	\$4,183.20
C09	OSR	ROLLER 60"-70" VIB SINGLE DRUM SMOOTH	\$614.46	\$1,843.38	\$4,937.62
C09	OSR	ROLLER 80"-89" VIB SINGLE DRUM SMOOTH	\$853.49	\$2,560.47	\$6,858.39
<b>Concrete Equipment</b>					
DSM	DSM	15 LB CHIPPING HAMMER, AIR	\$38.19	\$114.56	\$306.87
SML	00R	30 LB HAMMER, AIR	\$58.66	\$175.98	\$471.38
SML	00R	60 LB HAMMER, AIR	\$68.22	\$204.67	\$548.22
SML	00R	90 LB HAMMER, AIR	\$72.95	\$218.85	\$586.21

SML	00B	110V CONCRETE VIBRATOR, 1 OR 2 HP	\$53.68	\$161.05	\$431.38
SML	00B	HI CYCLE VIBRATOR	\$106.04	\$318.12	\$852.10
SML	SML	BACKPACK GAS VIBRATOR	\$102.61	\$307.82	\$824.53
DSM	DSM	6- 9 CF GEORGIA BUGGY	\$66.32	\$198.97	\$532.95
B06	B6C	15-19 CF POWER BUGGY	\$172.56	\$517.67	\$1,386.62
M02	OSR	MORTAR MIXER 3-3.9 CF	\$64.84	\$194.53	\$521.06
M02	OSR	MORTAR MIXER 6 CF	\$100.69	\$302.08	\$809.15
M02	OSR	MORTAR MIXER 7 CF	\$100.69	\$302.08	\$809.15
M02	M2F	MORTAR MIXER 8 CF	\$104.34	\$313.03	\$838.48
F01	SML	FINISHER CONCRETE 36"	\$79.75	\$239.25	\$640.84
F01	SML	FINISHER CONCRETE 46"-48"	\$92.25	\$276.76	\$741.31

### *Earth Moving Equipment and Attachments*

L06	L6B	SKID STEER LOADER 1700-1900LB	\$330.82	\$992.46	\$2,658.37
L06	L6D	SKID STEER LOADER 2000-2500LB	\$425.21	\$1,275.64	\$3,416.88
L06	L6C	SKID STEER TRACKED 2000-2900LB	\$456.88	\$1,370.63	\$3,671.32
L06	L6P	SKID STEER TRACKED 3000-3500LB	\$550.66	\$1,651.98	\$4,424.95
L06	L6Z	SKID STEER FORKS	\$54.37	\$163.10	\$436.87
L06	L6O	SKID STEER EXTRA BUCKET	\$42.54	\$127.63	\$341.86
L06	L6R	SKID STEER AUGER POWER UNIT	\$118.88	\$356.63	\$955.27
L06	L6M	SKID STEER BREAKER ATTACHMENT	\$185.97	\$557.90	\$1,494.38
L06	L6G	60" SKID STEER PICKUP SWEEPER	\$145.70	\$437.10	\$1,170.81
L06	L6S	120" SKID STEER SNOWPLOW	\$116.25	\$348.74	\$934.12
L06	L6T	SKID STEER RIPPER/SCARIFIER	\$112.30	\$336.90	\$902.40
L04	L4N	WHEEL LOADER 2.5-3 CY	\$869.59	\$2,608.78	\$6,987.81
L04	L4L	WHEEL LOADER 4-4.4 CY	\$1,047.28	\$3,141.85	\$8,415.66
L04	L4P	LOADER MATERIAL HANDLING ARM	\$55.67	\$167.00	\$447.31
L04	L4R	LOADER FORKS	\$46.37	\$139.12	\$372.63
L04	OSR	MINI EXCAVATOR 3000-3999 LB	\$324.36	\$973.08	\$2,606.46
L04	OSR	MINI EXCAVATOR 6000-6999 LB	\$327.73	\$983.18	\$2,633.52
L04	OSR	MINI EXCAVATOR 7000-9999 LB	\$382.28	\$1,146.83	\$3,071.87
L04	OSR	MINI EXCAVATOR 10000-11499 LB	\$410.31	\$1,230.92	\$3,297.12
L04	OSR	MINI EXCAVATOR 11500-13999 LB	\$447.15	\$1,341.44	\$3,593.13
L04	OSR	MINI EXCAVATOR 14000-18000 LB	\$524.99	\$1,574.96	\$4,218.65
D06	D6C	EXCAVATOR 8 TON	\$623.01	\$1,869.02	\$5,006.30
D06	D6J	EXCAVATOR 25 TON	\$1,430.31	\$4,290.94	\$11,493.60
D06	D6D	CONCRETE SLAB GRAB BUCKET	\$117.17	\$351.52	\$941.57
O1P	P1B	VACUUM EXCAVATOR	\$665.72	\$1,997.15	\$5,349.51
P02	P2F	PILE DRIVER PD10	\$3,214.68	\$9,644.04	\$25,832.26

### *Forklifts*

F04	F4B	5000/6000 LB WAREHOUSE DUAL FUEL	\$212.61	\$637.83	\$1,708.48
F04	F4B	5000/6000 LB WAREHOUSE ELECT	\$299.36	\$898.09	\$2,405.61
F04	F4M	5000 - 6000 LB RT FORKLIFT	\$447.62	\$1,342.87	\$3,596.98
F04	F4A	8000 LB RT FORKLIFT	\$533.53	\$1,600.58	\$4,287.26
F04	F4E	9000 LB RT FORKLIFT	\$554.80	\$1,664.41	\$4,458.23
F04	F4L	10,000 LB RT FORKLIFT	\$675.86	\$2,027.59	\$5,431.04
F04	F4J	12,000 LB RT FORKLIFT	\$846.83	\$2,540.49	\$6,804.88
F04	F4X	FORKLIFT DUMPING HOPPER	\$76.87	\$230.62	\$617.73
F04	F4Y	FORKLIFT BUCKET	\$94.59	\$283.77	\$760.09
F04	F4Z	FORKLIFT CRANE HOOK ATTACHEMNT	\$53.17	\$159.51	\$427.26

### *Generators*

SML	04O	3-6 KW GENSET	\$87.69	\$263.08	\$704.68
L02	LD2	10-15KW GENSET	\$176.69	\$530.07	\$1,419.84
L02	L2F	19-39 KW GENSET	\$223.07	\$669.21	\$1,792.52
L02	L2G	50-84 KW GENSET	\$381.86	\$1,145.57	\$3,068.50
L02	L2L	100-179 KW GENSET	\$492.03	\$1,476.08	\$3,953.79
L02	L2M	600-999 KW GENSET	\$1,938.16	\$5,814.49	\$15,574.54

T06	T63	AUXILIARY FUEL TANK	\$188.03	\$564.10	\$1,510.99
<b>Light Plants</b>					
L03	L3B	LIGHT TOWER 5-10KW DIESEL	\$117.17	\$351.52	\$941.58
L03	L3B	LIGHT TOWER ELECT	\$116.91	\$350.74	\$939.48
<b>Message Boards</b>					
03E	E3E	MINI SOLAR MESSAGE BOARD	\$106.07	\$318.21	\$852.35
03E	E3A	SOLAR MESSAGE BOARD	\$222.90	\$668.71	\$1,791.20
<b>Misc Tools</b>					
SML	00X	3/4" MAG DRILL PRESS	\$91.14	\$273.41	\$732.34
SML	026	BARRIER LIFTER, TY 4	\$141.90	\$425.69	\$1,140.25
SML	F4S	BARRIER LIFTER, TY 7	\$168.42	\$505.26	\$1,353.37
SML	00V	HILTI TE30 A36 BATTERY HAMMER DRILL	\$117.23	\$351.70	\$942.05
SML	00V	HILTI TE70 HAMMER DRILL	\$90.96	\$272.87	\$730.90
SML	00V	HILTI TE16 HAMMER DRILL	\$64.15	\$192.46	\$515.52
SML	00R	HILTI TE-1000 HAMMER DRILL	\$81.94	\$245.83	\$658.48
SML	00R	HILTI TE-1500 HAMMER DRILL	\$92.01	\$276.04	\$739.39
SML	00R	HILTI TE-3000 HAMMER DRILL	\$122.37	\$367.12	\$983.36
SML	00U	HILTI DD120 CORE DRILL	\$109.74	\$329.21	\$881.82
SML	00U	HILTI DD150 CORE DRILL	\$123.50	\$370.49	\$992.38
SML	00U	HILTI DD250 CORE DRILL	\$123.50	\$370.49	\$992.38
SML	043	HILTI DUSTLESS GRINDING SYSTEM	\$80.89	\$242.67	\$650.00
SML	043	HILTI DUSTLESS SAW CUTTING SYSTEM	\$80.89	\$242.67	\$650.00
SML	043	HILTI DUSTLESS VACUUM	\$96.31	\$288.93	\$773.92
SML	043	HILTI DUSTLESS WATER COLLECTION VAC	\$80.89	\$242.67	\$650.00
SML	01W	NEGATIVE AIR UNIT	\$84.08	\$252.23	\$675.62
SML	04Y	AIR MONITOR	\$62.52	\$187.57	\$502.43
SML	03A	PUMPS, GAS, TRASH, 2"	\$98.71	\$296.13	\$793.21
SML	03A	PUMPS, GAS, TRASH, 3"	\$106.71	\$320.13	\$857.50
SML	SML	ELECT CHAIN HOIST 2-5 TON	\$125.72	\$377.16	\$1,010.25
SML	SML	ELECT PALLET JACK 4,000 LBS	\$194.21	\$582.64	\$1,560.64
<b>Radios</b>					
R01	R1A	PORTABLE RADIO, 2 WAY	\$18.52	\$55.57	\$148.86
R01	R1B	RADIO, BASE STATION	\$18.61	\$55.82	\$149.51
R01	R1F	CHARGER 6 BANK	\$40.16	\$120.49	\$322.75
<b>Saws</b>					
S01	S1C	10-19 HP CONCRETE SAW	\$116.58	\$349.75	\$936.83
S01	S1B	20-29 HP CONCRETE SAW	\$137.71	\$413.12	\$1,106.57
SML	03H	9HP SOFF CUT CONCRETE SAW	\$114.58	\$343.74	\$920.72
DSM	DSM	CUT OFF SAW, ELEC	\$86.14	\$258.43	\$692.22
SML	03D	CUT OFF SAW, GAS	\$92.99	\$278.97	\$747.24
SML	03J	TABLE SAW	\$117.13	\$351.38	\$941.19
SML	03H	12" COMPOUND MITER SAW	\$46.49	\$139.48	\$373.62
DSM	DSM	16" CHAIN SAW	\$81.76	\$245.28	\$657.01
DSM	DSM	16" GAS MASONARY SAW	\$171.96	\$515.87	\$1,381.79
<b>Surface Prep</b>					
SML	049	FLOOR SCABBLER 5 HEAD	\$291.27	\$873.80	\$2,340.53
SML	049	FLOOR SCARIFIER	\$291.27	\$873.80	\$2,340.53
SML	03W	FLOOR POLISHER	\$61.58	\$184.73	\$494.80
SML	03W	FLOOR SCRUBBER 28"	\$319.28	\$957.83	\$2,565.61
SML	03W	FLOOR SCRUBBER 32"	\$347.85	\$1,043.55	\$2,795.23
SML	03W	FLOOR SCRUBBER 48" RIDE ON	\$600.26	\$1,800.78	\$4,823.52
SML	03W	TILE STRIPPER	\$95.08	\$285.23	\$764.02
SML	040	PRESSURE WASHER HOTZY	\$182.37	\$547.10	\$1,465.45
SML	040	PRESSURE WASHER COLD	\$104.90	\$314.71	\$842.98
<b>Survey Equipment</b>					

S04	S4B	LEVEL, ENGINEER, 28-40X	\$94.17	\$282.51	\$756.73
S04	S4D	THEODOLITE, DIGITAL	\$133.76	\$401.28	\$1,074.86
S04	S4G	PIPE LASER	\$143.33	\$430.00	\$1,151.79
S04	S4I	ROTATING LASER LEVEL	\$86.26	\$258.79	\$693.19
S04	S4S	TOTAL STATION	\$222.14	\$666.41	\$1,785.04
S04	S4R	TOTAL STATION - ROBOTIC	\$856.63	\$2,569.89	\$6,883.63
S04	S4Y	DATA COLLECTOR	\$120.26	\$360.78	\$966.38
S04	S4W	GNSS SYSTEM	\$916.80	\$2,750.41	\$7,367.17
S04	S4N	3D LASER SCANNER	\$1,436.52	\$4,309.55	\$11,543.43
06P	P6C	GROUND PENETRATING RADAR SCANNER	\$1,028.62	\$3,085.87	\$8,265.71
<b>Temp Heat</b>					
H03	H3B	1-1.5M BTU LPG/NAT GAS HEATER	\$99.26	\$297.77	\$797.59
SML	020	400,000 BTU INDIRECT FIRED HEATER	\$177.52	\$532.56	\$1,426.51
SML	020	400,000 BTU DIRECT FIRED HEATER	\$73.13	\$219.40	\$587.68
DSM	DSM	350,000 LPG HEATER	\$67.76	\$203.27	\$544.46
DSM	DSM	300,000 LPG HEATER	\$63.07	\$189.20	\$506.78
SML	020	50,000 BTU ELECTRIC HEATER	\$31.11	\$93.33	\$250.00
H03	H3C	HEATER TRAILER MOUNTED 1M BTU	\$828.14	\$2,484.42	\$6,654.70
H03	H3D	GROUND THAW HEATER, E2000 - E3000	\$1,098.08	\$3,294.23	\$8,823.84
<b>Temp Electrical</b>					
01E	E1E	SUB-A 400 PANEL (WITH TRANSFORMER)	\$105.78	\$317.33	\$850.00
01E	E1A	MAIN PANEL 400 - 600 AMP	\$105.78	\$317.33	\$850.00
01E	E1B	MAIN PANEL 800 - 1200 AMP	\$188.37	\$565.11	\$1,513.69
01E	E1C	MAIN PANEL 1400 - 2000 AMP	\$241.50	\$724.50	\$1,940.63
01E	E1D	LIGHTING PANEL - 200 AMP	\$80.89	\$242.67	\$650.00
02E	E2A	TRANSFORMER 40-112KVA	\$43.47	\$130.41	\$349.31
02E	E2B	TRANSFORMER 113-150KVA	\$58.93	\$176.78	\$473.51
SML	04L	100 AMP C PANEL	\$32.98	\$98.93	\$265.00
SML	04N	60 AMP C PANEL	\$28.00	\$84.00	\$225.00
SML	04K	JUNCTION BOX (B-Box)	\$23.02	\$69.07	\$185.00
<b>Tower Cranes</b>					
02H	H2C	LIEBHERR 316 TOWER CRANE	TBD	TBD	TBD
02H	HAG	ANCHOR STOOL TEMPLATE	TBD	TBD	TBD
<b>Trailers</b>					
T05	T7Z	TRAILER FLATDECK 5' - 10'	\$93.52	\$280.55	\$751.46
T07	T7D	TRAILER FLATDECK 12' - 14'	\$97.23	\$291.69	\$781.30
T07	T7G	TRAILER DECKOVER 15' - 24'	\$159.35	\$478.05	\$1,280.49
T07	T7E	TANK FUEL CUBE DBL WALL	\$149.74	\$449.22	\$1,203.26
T05	T6J	TRAILER WATER TANK 500 GALLON	\$157.65	\$472.95	\$1,266.83
T05	T5D	TRAILER OFFICE 10' X 50'	\$175.39	\$526.16	\$1,409.35
T05	T5F	TRAILER OFFICE 12' X 60'	\$230.26	\$690.79	\$1,850.32
T05	TEE	8'X10' CONEX	\$23.99	\$71.97	\$192.79
T05	T5A	8'X20' CONEX	\$31.59	\$94.77	\$253.85
T05	TEC	8'X40' CONEX	\$42.00	\$126.00	\$337.49
T05	T5F	RESTROOM TRAILER	\$494.92	\$1,484.75	\$3,977.00
<b>Vehicles</b>					
V01	V1B	1/2T - 3/4T 4WD STD CAB PICKUP TRUCK 4X4	\$239.53	\$718.59	\$1,924.79
V01	V1H	1/2T - 3/4T 4WD EXT CAB PICKUP TRUCK 4X4	\$240.01	\$720.04	\$1,928.67
V01	New	1/2T - 3/4T 4WD EXT CAB PICKUP TRUCK 4X4 CNG	\$281.90	\$845.69	\$2,265.23
V01	V1O	1/2T - 3/4T 4WD CREW CAB PICKUP TRUCK 4X4	\$271.80	\$815.41	\$2,184.14
V02	V2A	1-1/2T FLATDECK TRUCK	\$338.90	\$1,016.71	\$2,723.33
V02	V2B	2T FLATDECK TRUCK	\$412.66	\$1,237.97	\$3,315.98
V02	V2H	2000 GAL WATER TRUCK	\$548.19	\$1,644.56	\$4,405.07
V02	V2H	4000 GAL WATER TRUCK	\$849.00	\$2,547.01	\$6,822.36
V01	V1J	SUV MIDSIZE	\$263.32	\$789.95	\$2,115.95
V01	V1M	SUV COMPACT	\$212.44	\$637.33	\$1,707.14

V01	V1G	12 - 15 PSGR VAN	\$421.48	\$1,264.44	\$3,386.88
V01	V1W	12 - 15 PSGR VAN AWD	\$448.27	\$1,344.80	\$3,602.13
V01	V4B	UTILITY VEHICLE 4X4 DIESEL	\$132.56	\$397.69	\$1,065.23
V04	V4D	GOLF CART ELECTRIC 4 SEAT	\$113.78	\$341.33	\$914.27
V04	V4E	GOLF CART ELECTRIC 6 SEAT	\$155.13	\$465.39	\$1,246.57

### Welders

W02	W2G	WELDER 150 AMP TIG/STICK	\$55.62	\$166.87	\$446.97
W02	W2B	WELDER 250-300 AMP	\$116.74	\$350.22	\$938.10
W02	W2E	WELDER 350-400 AMP	\$117.79	\$353.38	\$946.56

### Computer Equipment

J02	J3K	FIREWALL	\$15.95	\$47.85	\$128.16
J02	J5N	SMALL NETWORK SWITCH	\$16.22	\$48.66	\$130.35
J02	J60	LARGE NETWORK SWITCH	\$23.00	\$69.01	\$184.86
J02	JCQ	WIRELESS ACCESS POINT	\$10.35	\$31.05	\$83.18
J02	JTU	UPS	\$13.80	\$41.40	\$110.90
J02	J5A	OFFICE DESKTOP COMPUTER	\$11.37	\$34.12	\$91.38
J02	J8O	BIM DESKTOP COMPUTER	\$27.12	\$81.35	\$217.90
J02	J3H	OFFICE LAPTOP	\$20.38	\$61.14	\$163.78
J02	J3B	POWER USER LAPTOP	\$37.97	\$113.92	\$305.14
J02	J9H	MONITOR - 24" LED	\$3.83	\$11.48	\$30.76
J02	J30	MONITOR - 27" LED	\$3.83	\$11.48	\$30.76
J02	JEC	MONITOR - 34" LED	\$5.74	\$17.23	\$46.14
J02	J9H	MONITOR - 42" LED	\$16.33	\$49.00	\$131.24
J02	J9S	TABLET - IOS	\$7.00	\$21.00	\$56.24
J02	J5A	TABLET - IOS PRO SMALL	\$13.30	\$39.89	\$106.84
J02	J3H	TABLET - IOS PRO LARGE	\$14.87	\$44.61	\$119.50
J02	J3H	TABLET - WINDOWS STANDARD	\$14.87	\$44.61	\$119.50
J02	J8O	TABLET - WINDOWS UPGRADED	\$27.16	\$81.48	\$218.25
J02	J3L	ULTRA SMALL JOB SITE SERVER	\$13.78	\$41.35	\$110.77
J02	J6I	SMALL JOB SITE SERVER	\$19.78	\$59.33	\$158.93
J02	J6C	MEDIUM JOB SITE SERVER	\$38.28	\$114.84	\$307.60
J02	J50	LARGE JOB SITE SERVER	\$57.42	\$172.26	\$461.41
J02	JFS	POLYCOM TRIO CONFERENCE PHONE	\$10.87	\$32.62	\$87.37
YBD	YBD	MAVIC 3 CLASSIC DJI DRONE	\$114.85	\$344.54	\$922.87
J02	JCL	PAN TILT ZOOM PROJECT CAMERA	\$105.78	\$317.33	\$850.00
J02	JCL	STATIC PROJECT CAMERA	\$57.87	\$173.60	\$465.00

### Rates Include:

- ✓ Insurance
- ✓ Major repairs
- ✓ Computer Equipment Includes PCL Standard Software, updates and maintenance

### Rates Do Not Include:

- ✗ Operator
- ✗ Fuel, electricity, grease, oil, filters
- ✗ Minor repairs, servicing, maintenance
- ✗ Freight from yard to site and return

### Calculations:

- ✓ Invoicing for all equipment on site prepared at month end
- ✓ Rental for part month at Daily / Weekly rates incurred

### Note:

- ✓ Rental rates reviewed and adjusted annually
- ✓ Averaged rates based on 173 hours and billed on a 28 day cycle