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GRANT GILLESPIE
EXECUTIVE DIRECTOR

Protest Decision

Matter of: J. M. Cope, Inc.
File No.: 2025-008
Posting Date: October 9, 2024
Contracting Entity: The Adjutant General's Office
Project No.: E24-9793-PD-J
Description: Hartsville Armory Renovations

DIGEST

Protest arguing that solicitation required listed subcontractors to have Group 5 contractor's licenses and that intended awardee's listed subcontractor for roofing lacks a Group 5 license denied.

AUTHORITY

Per S.C. Code Ann. § 11-35-4210, the Chief Procurement Officer for Construction (CPOC) conducted an administrative review of a protest filed by J. M. Cope, Inc. (Cope). Cope's protest is attached as Exhibit A. This decision is based on materials in the procurement file and applicable law and precedents.

BACKGROUND

- On July 26, 2024, The Adjutant General's Office (TAG) issued a solicitation for the renovation of the Hartsville Armory (the Project). [Exhibit B] TAG subsequently issued two Addenda, neither of which are pertinent to this decision.

- The solicitation documentation included a project manual which contained a bid form. [Exhibits C] The bid form required bidders to list intended subcontractors for identified categories of work and instructions on how to do so.
- On August 6, 2024, TAG conducted a pre-bid conference. [Id.] At and after that conference, TAG received contractor questions. [Exhibit D] TAG responded to these questions through two Addenda, neither of which are pertinent to this decision.
- By the deadline for receipt of bids, TAG received eight bids including one from Gillam and Associates, Inc. (Gillam), who submitted the low bid. [Exhibit E]
- On September 6, 2024, TAG posted an Intent to Award a contract to Gillam. [Exhibit F]
- On September 16, 2024, Cope protested TAG's intended award to Gillam.

DISCUSSION

This protest revolves around Section 11-35-3020(b)(i) of the South Carolina Code Laws, the bid form, and how Gillam filled out a part of the bid form. Section 11-35-3020(b)(i) states:

The governmental body, in consultation with the architect-engineer assigned to the project, shall **identify by license classification or subclassification** in the invitation for bids all subcontractors who are expected to perform work for the prime contractor to or about the construction when those subcontractors' contracts are each expected to exceed three percent of the prime contractor's total base bid. In addition, the governmental body, in consultation with the architect-engineer assigned to the project, may **identify by license classification or subclassification** in the invitation for bids a subcontractor who is expected to perform work which is vital to the project. The determination of which subcontractors are included in the list provided in the invitation for bids is not protestable pursuant to Section 11-35-4210 or another provision of this code. A bidder in response to an invitation for bids shall clearly identify in his bid only those subcontractors to perform the work as identified in the invitation for bids.

[emphasis supplied]

Per this requirement, standard construction bid form, SE-330 Lump Sum Bid Form, provides a place for the governmental body to “**identify by license classification or subclassification** in the invitation for bids all subcontractors who are expected to perform work for the prime contractor” as follows:

§ 7. LISTING OF PROPOSED SUBCONTRACTORS PURSUANT TO SECTION 3020(b)(i), CHAPTER 35, TITLE 11 OF THE SOUTH CAROLINA CODE OF LAWS, AS AMENDED

(See Instructions on the following page BF-2A)

Bidder shall use the below-listed Subcontractors in the performance of the Subcontractor Classification work listed:

(A) SUBCONTRACTOR LICENSE CLASSIFICATION or SUBCLASSIFICATION NAME <i>(Completed by Agency)</i>	(B) LICENSE CLASSIFICATION or SUBCLASSIFICATION ABBREVIATION <i>(Completed by Agency)</i>	(C) SUBCONTRACTOR and/or PRIME CONTRACTOR <i>(Required - must be completed by Bidder)</i>	(D) SUBCONTRACTOR'S and/or PRIME CONTRACTOR'S SC LICENSE NUMBER <i>(Requested, but not Required)</i>
BASE BID			
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
ALTERNATE #1			
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

[See p. BF-2 of the SE-330]

The following page of the bid form provides the following instructions:

1. Section 7 of the Bid Form sets forth an Agency-developed list of subcontractor license classifications or subclassifications for which Bidder is required to identify the entity (subcontractor(s) and/or himself) Bidder will use to perform this work.

- a. Columns A & B: The Agency fills out these columns to identify the **subcontractor license classification / subclassification and related license abbreviation** for which the Bidder must list either a subcontractor or himself as the entity that will perform this work. In Column A, the subcontractor license classification/subclassification is identified by name and in Column B, the related contractor license abbreviation (per Title 40 of the SC Code of Laws) is listed. Abbreviations of licenses can be found at:

<https://lir.sc.gov/clb/PDFFiles/CLBClassificationAbbreviations.pdf>. If the Agency [sic] has not identified a subcontractor license classification/subclassification, the Bidder does not list a subcontractor.

- b. Columns C and D: In these columns, the Bidder identifies the subcontractors it will use for the work of each license listed by the Agency in Columns A & B. Bidder must identify only the subcontractor(s) who will perform the work and no others. Bidders must make sure that their identification of each subcontractor is clear and unambiguous. A listing that could be any number of different entities may be cause for rejection of the bid as non-responsive. For example, a listing of M&M without additional information may be problematic if there are multiple different licensed contractors in South Carolina whose names start with M&M.

[emphasis supplied]

From the foregoing, column B adds nothing to the requirement of column A other than identify the common abbreviation for the classification set forth in column A. In fact, column B is superfluous.

TAG's architect/engineer (A/E) for the Project filled out the SE-330 as follows:

§ 7. LISTING OF PROPOSED SUBCONTRACTORS PURSUANT TO SECTION 3020(b)(i), CHAPTER 35, TITLE 11 OF THE SOUTH CAROLINA CODE OF LAWS, AS AMENDED
(See Instructions on the following page BF-2A)

Bidder shall use the below-listed Subcontractors in the performance of the Subcontractor Classification work listed:

(A) SUBCONTRACTOR LICENSE CLASSIFICATION or SUBCLASSIFICATION NAME <i>(Completed by Agency)</i>	(B) LICENSE CLASSIFICATION or SUBCLASSIFICATION ABBREVIATION <i>(Completed by Agency)</i>	(C) SUBCONTRACTOR and/or PRIME CONTRACTOR <i>(Required - must be completed by Bidder)</i>	(D) SUBCONTRACTOR'S and/or PRIME CONTRACTOR'S SC LICENSE NUMBER <i>(Requested, but not Required)</i>
BASE BID			
Roofing	RF5		
Air Conditioning / Heating	AC5/HT5		
Electrical	EL5		
Plumbing	PB5		

Section 40-11-410 sets forth the various contractor license classifications and subclassifications. Section 40-11-10 creates the South Carolina Contractor's Licensing Board (the Board) and charges the Board with administration and enforcement of the contractors licensing laws. The Board has published a list of license classifications and subclassification set forth in Section 40-11-410 and an abbreviation for each. [Exhibit G] At issue in this protest is the classification of

Roofing which has an abbreviation of RF. However, on the bid form for this project, the A/E inserted an abbreviation of RF5.

The number 5 in the abbreviation RF5 has nothing to do with a license classification or subclassification but what is known as a license group. Section 40-11-20(13) states “‘License group’ means the financial limitations for bidding and performing general or mechanical construction.” Section 40-11-260 sets forth the various financial limitations for bidding and performing general or mechanical construction. [See also, bottom of Exhibit G] RF is a general contractor classification. A group 5 limitation for a general contractor classification is unlimited. In other words, a RF licensed contractor with a group 5 limitation may bid roofing work of unlimited value.

When filling out the subcontractor listing part of the bid form for its bid, Gillam inserted the following information:

§ 7. LISTING OF PROPOSED SUBCONTRACTORS PURSUANT TO SECTION 3020(b)(i), CHAPTER 35, TITLE 11 OF THE SOUTH CAROLINA CODE OF LAWS, AS AMENDED
(See Instructions on the following page BF-2A)

Bidder shall use the below-listed Subcontractors in the performance of the Subcontractor Classification work listed:

(A) SUBCONTRACTOR LICENSE CLASSIFICATION or SUBCLASSIFICATION NAME <i>(Completed by Agency)</i>	(B) LICENSE CLASSIFICATION or SUBCLASSIFICATION ABBREVIATION <i>(Completed by Agency)</i>	(C) SUBCONTRACTOR and/or PRIME CONTRACTOR <i>(Required - must be completed by Bidder)</i>	(D) SUBCONTRACTOR'S and/or PRIME CONTRACTOR'S SC LICENSE NUMBER <i>(Requested, but not Required)</i>
BASE BID			
Roofing	RF5	RPI	G106836
Air Conditioning / Heating	AC5/HT5	COLUMBIA SHEET METAL	M3514
Electrical	EL5	MILLER PLUMBING & ELECTRIC	M1830
Plumbing	PB5	HILL PLUMBING	M1409
ALTERNATE #1			

[Exhibit H]

Gillam lists RPI for the Roofing classification. RPI is an abbreviation for Roofing Professionals, Inc. RPI has a contractor’s license with the RF classification in license group 4. [Exhibit I] A group 4 limitation for a general contractor classification is \$3 million. Therefore, RPI may bid and perform work requiring an RF license up to a value of \$3 million. The A/E estimate for the

Project estimated the roofing work at \$1.2 million, well within the limitations of license group 4.
[Exhibit J, p. 16]

Cope alleges that the bid form required bidders to list an RF licensed subcontractor with a license in group 5, not because the Roofing work required a license with a group 5 license limitation but because the bid form did by inserting the abbreviation RF5 in column B. Moreover, Cope argues that it would be unfair to award to Gillam because had it known it could bid a RF licensed contractor with a group 4 limitation it could have submitted a lower bid.


The CPO finds that the bid form requirements for this project are ambiguous and do not require a bidder to list group 5 subcontractors. The statutory section cited in the bid form requires the governmental body (i.e. TAG) “to identify” on the bid form, “the **subcontractor license classification / subclassification and related license abbreviation** for which the Bidder must list either a subcontractor or himself as the entity that will perform this work.” S.C. Code Ann. §11-35-3020(b)(i). This Section makes no mention of the license group limitation. The instructions on the bid form also make no mention of license group limitations. The headings for columns A and B where the governmental body identifies the license classification or subclassification name and abbreviation makes no mention of license group limitations. None of the license classifications identified by TAG in column A of the bid form identify a license group limitation. The only place a license group limitation appears is as an appendage to the license classification abbreviation in column B on the bid form. Column A requires the listing of a contractor with a license that includes the RF classification without requiring a specific license group limitation. In contrast column B appears to require the listing of a contractor with a license that includes the RF classification with license group limitation 5. The discrepancy between column B and column A is patently ambiguous, especially when considering the accompanying column headings and instructions.

Any bidder believing they were required to list only a contractor for Roofing who had a group 5 license should have inquired regarding this patent ambiguity but did not. Having failed to do so, Cope cannot now complain that TAG intends to award a contract to a bidder who listed a Roofing contractor with a group 4 limitation.

Gilliam listed a subcontractor for the work of Roofing who possesses a contractor's license with the correct classification or subclassification. Moreover, Gilliam listed a subcontractor with a license group limitation appropriate for the work of Roofing on this project. Gilliam is both responsive and responsible.

DECISION

For the forgoing reasons, protest denied.



John St. C. White, PE
Chief Procurement Officer for Construction

Columbia, South Carolina

STATEMENT OF RIGHT TO FURTHER ADMINISTRATIVE REVIEW
Protest Appeal Notice (Revised July 2024)

The South Carolina Procurement Code, in Section 11-35-4210, subsection 6, states:

(6) Finality of Decision. A decision pursuant to subsection (4) is final and conclusive, unless fraudulent or unless a person adversely affected by the decision requests a further administrative review by the Procurement Review Panel pursuant to Section 11-35-4410(1) within ten days of posting of the decision in accordance with subsection (5). The request for review must be directed to the appropriate chief procurement officer, who shall forward the request to the panel or to the Procurement Review Panel, and must be in writing, setting forth the reasons for disagreement with the decision of the appropriate chief procurement officer. The person also may request a hearing before the Procurement Review Panel. The appropriate chief procurement officer and an affected governmental body shall have the opportunity to participate fully in a later review or appeal, administrative or judicial.

Copies of the Panel's decisions and other additional information regarding the protest process is available on the internet at the following web site: <http://procurement.sc.gov>

FILING FEE: Pursuant to Proviso 111.1 of the 2024 General Appropriations Act, "[r]equests for administrative review before the South Carolina Procurement Review Panel shall be accompanied by a filing fee of two hundred and fifty dollars (\$250.00), payable to the SC Procurement Review Panel. The panel is authorized to charge the party requesting an administrative review under the South Carolina Code Sections 11-35-4210(6), 11-35-4220(5), 11-35-4230(6) and/or 11-35-4410...Withdrawal of an appeal will result in the filing fee being forfeited to the panel. If a party desiring to file an appeal is unable to pay the filing fee because of financial hardship, the party shall submit a completed Request for Filing Fee Waiver form at the same time the request for review is filed. *[The Request for Filing Fee Waiver form is attached to this Decision.]* If the filing fee is not waived, the party must pay the filing fee within fifteen days of the date of receipt of the order denying waiver of the filing fee. Requests for administrative review will not be accepted unless accompanied by the filing fee or a completed Request for Filing Fee Waiver form at the time of filing." PLEASE MAKE YOUR CHECK PAYABLE TO THE "SC PROCUREMENT REVIEW PANEL."

LEGAL REPRESENTATION: In order to prosecute an appeal before the Panel, business entities organized and registered as corporations, limited liability companies, and limited partnerships must be represented by a lawyer. Failure to obtain counsel will result in dismissal of your appeal. *Protest of Lighting Services*, Case No. 2002-10 (Proc. Rev. Panel Nov. 6, 2002) and *Protest of The Kardon Corporation*, Case No. 2002-13 (Proc. Rev. Panel Jan. 31, 2003); and *Protest of PC&C Copes, LLC*, Case No. 2012-1 (Proc. Rev. Panel April 2, 2012). However, individuals and those operating as an individual doing business under a trade name may proceed without counsel, if desired.

**South Carolina Procurement Review Panel
Request for Filing Fee Waiver
1205 Pendleton Street, Suite 367, Columbia, SC 29201**

Name of Requestor

Address

City

State

Zip

Business Phone

-
1. What is your/your company's monthly income? _____
 2. What are your/your company's monthly expenses? _____
 3. List any other circumstances which you think affect your/your company's ability to pay the filing fee:

To the best of my knowledge, the information above is true and accurate. I have made no attempt to misrepresent my/my company's financial condition. I hereby request that the filing fee for requesting administrative review be waived.

Sworn to before me this
_____ day of _____, 20_____

Notary Public of South Carolina

Requestor/Appellant

My Commission expires: _____

For official use only: _____ Fee Waived _____ Waiver Denied

Chairman or Vice Chairman, SC Procurement Review Panel

This _____ day of _____, 20_____
Columbia, South Carolina

NOTE: If your filing fee request is denied, you will be expected to pay the filing fee within fifteen (15) days of the date of receipt of the order denying the waiver.

**Construction****BUILDING LEADERS
WHO BUILD COMMUNITY**199 S Cherry Road | P.O. Box 4047
Rock Hill, SC 29732 | 803.329.3250Office of State Engineer
John White, Chief Procurement Officer
1201 Main St., Suite 600
Columbia, SC 29201

September 16, 2024

Re: Hartsville Armory Renovations Contract No. E24-9793-PD-J

Dear John,

This letter serves as J M Cope, Inc.'s bid protest for the above-mentioned project for the following reasons. The project requirements for the referenced project required the listed subcontractors for this project to have a type 5 SC license classification for the roofing, air conditioning/heating, electrical and plumbing per the project bid form. When submitting our bid for this project J.M. Cope, Inc. was not able to use some of the subcontractor numbers received because they didn't meet a type 5 SC license classification as required. Please see the following subcontractors from the certified bid tab issued on 9/5/24 that don't meet the type 5 SC license classification requirement.

- Roofing sub – RPI listed with Bidder Gilliam & Associates – Their SC License classification is RF4, Bid Form calls for an RF5.
- Mechanical sub – Cook Comfort Systems listed with Bidder Solid Structures Their SC License classification is AC4, Bid Form calls for an AC5.
- Plumbing sub – Merrit Plumbing listed with Bidder Solid Structures – Their SC License classification is PB4, Bid Form calls for an PB5.
- Electrical sub – Integrated listed with Bidder Solid Structures – Their SC License classification is EL4, Bid Form calls for an EL5.
- Roofing sub –Waynco Roofing listed with Bidder FBI Construction – Their SC License classification is RF4, Bid Form calls for an RF5.

Cordially,

Signature

A handwritten signature in blue ink, appearing to read 'Tyler White'.

Tyler White, VP-Rock HillJ.M. Cope
twhite@jmcope.com
803-329-3250

Exhibit B

South Carolina Business Opportunities

Published by Division of Procurement Services - Delbert H. Singleton, Jr., Division Director

Ad Category: Construction

Ad Start Date: July 26, 2024

Agency/Owner: Office of the Adjutant General

Project Name: ARMORY REVITALIZATION 2016-2017 - Hartsville Armory Renovations

Project Number: E24-9793-PD-J

Construction Cost Range: \$6,000,000 to \$7,500,000

Project Location: Hartsville Armory, Hartsville, SC

Description of Project/Services:

Renovation of the Hartsville Armory to include but not limited to new roofing system, replacement of all interior HVAC, plumbing, electrical, and interior finishes. Re-design of interior spaces, expansion of arms vault, as well as construction of site civil improvements. Demolition required as necessary to facilitate construction and includes the development and execution of abatement plan and removal of hazardous material.

Bid/Submittal Due Date & Time: August 29, 2024 - 2:30pm

Number of Bid/Submittal Copies: 1

Project Delivery Method: Design-Bid-Build

Agency Project Coordinator: Michael J Young

Email: mike.young@scmd.sc.gov

Telephone: (803) 299-4305

Documents May Be Obtained From: Michael Baker Intl Email: raissa.charville@mbakerintl.com

Project Details: <https://scbo.sc.gov/files/scbo/E24-9793-PD-J%20SE-310.pdf>

South Carolina Business Opportunities • SCBO Team • 1201 Main Street, Suite 600 • Columbia, SC 29201
803-737-0600 • scbo@mmo.sc.gov • <https://scbo.sc.gov> • <https://procurement.sc.gov>



SE-310 INVITATION FOR DESIGN-BID-BUILD CONSTRUCTION SERVICES

AGENCY: Adjutant General's Office

PROJECT NAME: ARMORY REVITALIZATION 2016-2017 - Hartsville Armory Renovations

PROJECT NUMBER: E24-9793-PD-J CONSTRUCTION COST RANGE: \$6,000,000 to \$7,500,000

PROJECT LOCATION: Hartsville Armory, Hartsville, SC

DESCRIPTION OF PROJECT/SERVICES: *(450 character limit)*

Renovation of the Hartsville Armory to include but not limited to new roofing system, replacement of all interior HVAC, plumbing, electrical, and interior finishes. Re-design of interior spaces, expansion of arms vault, as well as construction of site civil improvements. Demolition required as necessary to facilitate construction and includes the development and execution of abatement plan and removal of hazardous material.

BID/SUBMITTAL DUE DATE: 08/29/2024 TIME: 02:30 PM NUMBER OF COPIES: 1

PROJECT DELIVERY METHOD: Design-Bid-Build

AGENCY PROJECT COORDINATOR: Michael J Young

EMAIL: mike.young@scmd.sc.gov TELEPHONE: (803) 299-4305

DOCUMENTS OBTAINED FROM: Michael Baker Intl Email: raissa.charville@mbakerintl.com

BID SECURITY IS REQUIRED IN AN AMOUNT NOT LESS THAN 5% OF THE BASE BID.

PERFORMANCE AND LABOR & MATERIAL PAYMENT BONDS: The successful Contractor will be required to provide Performance and Labor and Material Payment Bonds, each in the amount of 100% of the Contract Price.

DOCUMENT DEPOSIT AMOUNT: \$0.00 IS DEPOSIT REFUNDABLE: ☐ Yes ☐ No ☒ N/A

Bidders must obtain Bidding Documents/Plans from the above listed sources(s) to be listed as an official plan holder. Bidders that rely on copies obtained from any other source do so at their own risk. All written communications with official plan holders & bidders will be via email or website posting.

Agency **WILL NOT** accept Bids sent via email.

All questions & correspondence concerning this Invitation shall be addressed to the A/E.

A/E NAME: Michael Baker International - Columbia A/E CONTACT: Stephen Taylor

EMAIL: Stephen.Taylor@mbakerintl.com TELEPHONE: (803) 231-3806

PRE-BID CONFERENCE: ☒ Yes ☐ No MANDATORY ATTENDANCE: ☐ Yes ☒ No

PRE-BID DATE: 08/06/2024 TIME: 11:00 AM

PRE-BID PLACE: 700 14th Street Hartsville, SC 29550

BID OPENING PLACE: Office of the Adjutant General (Auditorium), 1 National Guard Road, Columbia, SC 29201

BID DELIVERY ADDRESSES:

HAND-DELIVERY:

Attn: Michael J Young

OTAG-CFMO, 1 National Guard Road

Columbia, SC 29201

MAIL SERVICE:

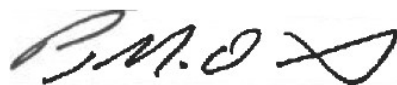
Attn: Michael J Young

OTAG-CFMO, 1 National Guard Road

Columbia, SC 29201

IS PROJECT WITHIN AGENCY CONSTRUCTION CERTIFICATION? ☐ Yes ☒ No

APPROVED BY:



(OSE PROJECT MANAGER)

DATE: 07/26/2024

SE-330**LUMP SUM BID FORM***Bidders shall submit bids on only Bid Form SE-330.*

BID SUBMITTED BY: _____
 (Bidder's Name)

BID SUBMITTED TO: Adjutant General's Office
 (Agency's Name)

FOR: PROJECT NAME: Hartsville Armory Renovations
PROJECT NUMBER: E24-9793-PD-J

OFFER

- § 1. In response to the Invitation for Construction Services and in compliance with the Instructions to Bidders for the above-named Project, the undersigned Bidder proposes and agrees, if this Bid is accepted, to enter into a Contract with the Agency on the terms included in the Bidding Documents, and to perform all Work as specified or indicated in the Bidding Documents, for the prices and within the time frames indicated in this Bid and in accordance with the other terms and conditions of the Bidding Documents.
- § 2. Pursuant to SC Code § 11-35-3030(1), Bidder has submitted Bid Security in the amount and form required by the Bidding Documents.
- § 3. Bidder acknowledges the receipt of the following Addenda to the Bidding Documents and has incorporated the effects of said Addenda into this Bid:

(Bidder, check all that apply. Note, there may be more boxes than actual addenda. Do not check boxes that do not apply)

ADDENDA: ☐ #1 ☐ #2 ☐ #3 ☐ #4 ☐ #5

- § 4. Bidder accepts all terms and conditions of the Invitation for Bids, including, without limitation, those dealing with the disposition of Bid Security. Bidder agrees that this Bid, including all Bid Alternates, if any, may not be revoked or withdrawn after the opening of bids, and shall remain open for acceptance for a period of **60** Days following the Bid Date, or for such longer period of time that Bidder may agree to in writing upon request of the Agency.
- § 5. Bidder herewith offers to provide all labor, materials, equipment, tools of trades and labor, accessories, appliances, warranties and guarantees, and to pay all royalties, fees, permits, licenses and applicable taxes necessary to complete the following items of construction work:
- § 6.1 **BASE BID WORK** (as indicated in the Bidding Documents and generally described as follows): Renovation of the Hartsville Armory to include but not limited to new roofing system, replacement of all interior HVAC, plumbing, electrical, and interior finishes. Re-design of interior spaces, expansion of arms vault, as well as construction of site civil improvements. Demolition required as necessary to facilitate construction and includes the development and execution of abatement plan and removal of hazardous material encountered during performance of work.

\$ _____, which sum is hereafter called the Base Bid.

(Bidder to insert Base Bid Amount on line above)

SE-330

LUMP SUM BID FORM

Bidders shall submit bids on only Bid Form SE-330.

§ 6.2 **BID ALTERNATES** as indicated in the Bidding Documents and generally described as follows:

ALTERNATE # 1 (Brief Description): Provide motor operator to the existing manual operated coil doors.

☐ ADD TO or ☐ DEDUCT FROM BASE BID: \$ _____

(Bidder to mark appropriate box to clearly indicate the price adjustment offered for each Alternate)

ALTERNATE # 2 (Brief Description): _____

☐ ADD TO or ☐ DEDUCT FROM BASE BID: \$ _____

(Bidder to mark appropriate box to clearly indicate the price adjustment offered for each Alternate)

ALTERNATE # 3 (Brief Description): _____

☐ ADD TO or ☐ DEDUCT FROM BASE BID: \$ _____

(Bidder to mark appropriate box to clearly indicate the price adjustment offered for each Alternate)

§ 6.3 UNIT PRICES:

BIDDER offers for the Agency's consideration and use, the following UNIT PRICES. The UNIT PRICES offered by BIDDER indicate the amount to be added to or deducted from the CONTRACT SUM for each item-unit combination. UNIT PRICES include all costs to the Agency, including those for materials, labor, equipment, tools of trades and labor, fees, taxes, insurance, bonding, overhead, profit, etc. The Agency reserves the right to include or not to include any of the following UNIT PRICES in the Contract and to negotiate the UNIT PRICES with BIDDER prior to including in the Contract.

<u>No.</u>	<u>ITEM</u>	<u>UNIT OF MEASURE</u>	<u>ADD</u>	<u>DEDUCT</u>
<u>1.</u>	_____	_____	\$ _____	\$ _____
<u>2.</u>	_____	_____	\$ _____	\$ _____
<u>3.</u>	_____	_____	\$ _____	\$ _____
<u>4.</u>	_____	_____	\$ _____	\$ _____
<u>5.</u>	_____	_____	\$ _____	\$ _____
<u>6.</u>	_____	_____	\$ _____	\$ _____

SE-330

LUMP SUM BID FORM

§ 7. LISTING OF PROPOSED SUBCONTRACTORS PURSUANT TO SECTION 3020(b)(i), CHAPTER 35, TITLE 11 OF THE SOUTH CAROLINA CODE OF LAWS, AS AMENDED (See Instructions on the following page BF-2A)

Bidder shall use the below-listed Subcontractors in the performance of the Subcontractor Classification work listed:

(A) SUBCONTRACTOR LICENSE CLASSIFICATION or SUBCLASSIFICATION NAME <i>(Completed by Agency)</i>	(B) LICENSE CLASSIFICATION or SUBCLASSIFICATION ABBREVIATION <i>(Completed by Agency)</i>	(C) SUBCONTRACTOR and/or PRIME CONTRACTOR <i>(Required - must be completed by Bidder)</i>	(D) SUBCONTRACTOR'S and/or PRIME CONTRACTOR'S SC LICENSE NUMBER <i>(Requested, but not Required)</i>
BASE BID			
Roofing	RF5		
Air Conditioning / Heating	AC5/HT5		
Electrical	EL5		
Plumbing	PB5		
ALTERNATE #1			
ALTERNATE #2			
ALTERNATE #3			

If a Bid Alternate is accepted, Subcontractors listed for the Bid Alternate shall be used for the work of both the Alternate and the Base Bid work.

SE-330

LUMP SUM BID FORM

INSTRUCTIONS FOR SUBCONTRACTOR LISTING

1. Section 7 of the Bid Form sets forth an Agency-developed list of subcontractor license classifications or subclassifications for which Bidder is required to identify the entity (subcontractor(s) and/or himself) Bidder will use to perform this work.
 - a. **Columns A & B:** The Agency fills out these columns to identify the subcontractor license classification / subclassification and related license abbreviation for which the Bidder must list either a subcontractor or himself as the entity that will perform this work. In Column A, the subcontractor license classification/subclassification is identified by name and in Column B, the related contractor license abbreviation (per Title 40 of the SC Code of Laws) is listed. Abbreviations of licenses can be found at:
<https://lir.sc.gov/clb/PDFFiles/CLBClassificationAbbreviations.pdf>. If the Agency has not identified a subcontractor license classification/subclassification, the Bidder does not list a subcontractor.
 - b. **Columns C and D:** In these columns, the Bidder identifies the subcontractors it will use for the work of each license listed by the Agency in Columns A & B. Bidder must identify only the subcontractor(s) who will perform the work and no others. Bidders must make sure that their identification of each subcontractor is clear and unambiguous. A listing that could be any number of different entities may be cause for rejection of the bid as non-responsive. For example, a listing of M&M without additional information may be problematic if there are multiple different licensed contractors in South Carolina whose names start with M&M.
2. **Subcontractor Defined:** For purposes of subcontractor listing, a subcontractor is an entity who will perform work or render service to the prime contractor to or about the construction site pursuant to a contract with the prime contractor. Bidder should not identify sub-subcontractors in the spaces provided on the bid form but only those entities with which Bidder will contract directly. Likewise, do not identify material suppliers, manufacturers, and fabricators that will not perform physical work at the site of the project but will only supply materials or equipment to the Bidder or proposed subcontractor(s).
3. **Subcontractor Qualifications:** Bidder must only list subcontractors who possess a South Carolina contractor's license that includes the license classification and/or subclassification identified by the Agency in Columns A & B. The subcontractor license must also be within the appropriate license group for the work. If Bidder lists a subcontractor who is not qualified to perform the work, the Bidder will be rejected as non-responsive.
4. **Use of Own forces:** If, under the terms of the Bidding Documents and SC Contractor Licensing laws, Bidder is qualified to perform the work of a listed subcontractor classification or subclassification and Bidder does not intend to subcontract such work but to use Bidder's own employees to perform such work, the Bidder must insert itself in the space provided.
5. **Use of Multiple Subcontractors:**
 - a. If Bidder intends to use multiple subcontractors to perform the work of a single license classification/subclassification, Bidder must insert the name of each subcontractor Bidder will use, preferably separating the name of each by the word "and". If Bidder intends to use both his own employees to perform a part of the work of a single license classification/subclassification and to use one or more subcontractors to perform the remaining work, Bidder must insert itself and each subcontractor, preferably separating them with the word "and". Bidder must use each entity listed for the work of a single license classification/subclassification in the performance of that work.
 - b. **Optional Listing Prohibited:** Bidder may not list multiple subcontractors for a license classification/subclassification in a form that provides the Bidder the option, after bid opening or award, to choose one or more but not all the listed subcontractors to perform the work for which they are listed. A listing, which on its face requires subsequent explanation to determine whether it is an optional listing, is non-responsive. If Bidder intends to use multiple entities to perform the work for a single listing, Bidder must clearly set forth on the bid form such intent. Bidder may accomplish this by simply inserting the word "and" between the names of each entity listed. Agency will reject as non-responsive a listing that contains the names of multiple subcontractors separated by a blank space, the word "or", a virgule (that is a /), or any separator that the Agency may reasonably interpret as an optional listing.
6. If Bidder is awarded the contract, Bidder must, except with the approval of the Agency for good cause shown, use the listed entities to perform the work for which they are listed.
7. If Bidder is awarded the contract, Bidder will not be allowed to substitute another entity as subcontractor in place of a subcontractor listed in Section 7 of the Bid except for one or more of the reasons allowed by the SC Code of Laws.
8. Bidder's failure to identify an entity (subcontractor or himself) to perform the work of a subcontractor listed in Columns A & B will render the Bid non-responsive.

SE-330

LUMP SUM BID FORM

§ 8. LIST OF MANUFACTURERS, MATERIAL SUPPLIERS, AND SUBCONTRACTORS OTHER THAN SUBCONTRACTORS LISTED IN SECTION 7 ABOVE (*FOR INFORMATION ONLY*):

Pursuant to instructions in the Invitation for Construction Services, if any, Bidder will provide to Agency upon the Agency's request and within 24 hours of such request, a listing of manufacturers, material suppliers, and subcontractors, other than those listed in Section 7 above, that Bidder intends to use on the project. Bidder acknowledges and agrees that this list is provided for purposes of determining responsibility and not pursuant to the subcontractor listing requirements of SC Code § 11-35-3020(b)(i).

§ 9. TIME OF CONTRACT PERFORMANCE AND LIQUIDATED DAMAGES

a) CONTRACT TIME

Bidder agrees that the Date of Commencement of the Work shall be established in a Notice to Proceed to be issued by the Agency. Bidder agrees to substantially complete the Work within 305 Calendar Days from the Date of Commencement, subject to adjustments as provided in the Contract Documents.

b) LIQUIDATED DAMAGES

Bidder further agrees that from the compensation to be paid, the Agency shall retain as Liquidated Damages the amount of \$ 500.00 for each Calendar Day the actual construction time required to achieve Substantial Completion exceeds the specified or adjusted time for Substantial Completion as provided in the Contract Documents. This amount is intended by the parties as the predetermined measure of compensation for actual damages, not as a penalty for nonperformance.

§ 10. AGREEMENTS

- a) Bidder agrees that this bid is subject to the requirements of the laws of the State of South Carolina.
- b) Bidder agrees that at any time prior to the issuance of the Notice to Proceed for this Project, this Project may be canceled for the convenience of, and without cost to, the State.
- c) Bidder agrees that neither the State of South Carolina nor any of its agencies, employees or agents shall be responsible for any bid preparation costs, or any costs or charges of any type, should all bids be rejected or the Project canceled for any reason prior to the issuance of the Notice to Proceed.

§ 11. ELECTRONIC BID BOND

By signing below, the Principal is affirming that the identified electronic bid bond has been executed and that the Principal and Surety are firmly bound unto the State of South Carolina under the terms and conditions of the AIA Document A310, Bid Bond, referenced in the Bidding Documents.

ELECTRONIC BID BOND NUMBER: _____

SIGNATURE AND TITLE: _____

SE-330
LUMP SUM BID FORM**CONTRACTOR'S CLASSIFICATIONS AND SUBCLASSIFICATIONS WITH LIMITATION****SC Contractor's License Number(s):** _____**Classification(s) & Limits:** _____**Subclassification(s) & Limits:** _____

By signing this Bid, the person signing reaffirms all representation and certification made by both the person signing and the Bidder, including without limitation, those appearing in Article 2 of the SCOSE Version of the AIA Document A701, Instructions to Bidders, is expressly incorporated by reference.

BIDDER'S LEGAL NAME: _____**ADDRESS:** _____

TELEPHONE: _____**EMAIL:** _____**SIGNATURE:** _____ **DATE:** _____**PRINT NAME:** _____**TITLE:** _____

Exhibit D

Questions from bidders

Hartsville armory

Question 1

~~Also is there an estimated construction start/end date?~~

Answer: **Date of Notice to Proceed expected to be prior to year-end.**

Question 2

~~Have these projects been set aside for 8A or SM Biz or large biz?~~ **Not answering as should be instruction bidders.**

Answer: **No.**

Question 3

~~Does the existing building signage lettering need to be refurbished?~~

Answer: **Yes, the building exterior lettering sign needs to be refurbished and interior room signs need to be new.**

Question 4

~~Dwg A-801: There are no sign designations for rooms 127, 120A, 110, & 109. Do these rooms require signs?~~

Answer: **Sign #2 is on the door to the Mech. Equip. Rm. -127 on the exterior and the mech room door 119. 120A sign to be added and to match the male latrine restroom sign. 110 & 108 require new signs. See revised A801 sheet.**

Question 5

~~Dwg A-802: Sign types E, D, L, M, & N do not show quantities. Are these sign types required for this project?~~

Answer: **These signs should be placed on the building and locations were added.**

Question 6

~~I'm writing to ask if you would consider changing the bid due date on one of these projects. We would like to bid both but it does make bidding difficult and somewhat confusing on bid day when sub quotes are coming in for both projects on the same day.~~

~~Can one of the projects be scheduled to bid the following week? I think it may benefit you as well because GCs would not be forced to choose between the 2 projects.~~

Answer: **Date of Wellford Bids-Due/Bid-Opening extended to 09/03/2024.**

Question 7

~~Is DBIDS required for all the company personnel?~~

Answer: **STAYED AS IT WAS FOR BID.**

Question 8

~~Is EC (electrical contractor) responsible for painting surface raceways??~~

Answer: **Coordinate with GC. Needs to be included in contract.**

Question 9

Is EC (electrical contractor) responsible for the fire alarm system/ low voltage/ audio or just preparing EMT conduit and bushings for them?

Answer: **Coordinate with GC. Low voltage cabling is included on the drawings. Needs to be included in contract.**

Question 10

Who is providing light fixtures and lighting control?

Answer: **Coordinate with GC. Needs to be included in contract.**

Question 11:

Two existing meters shall be combined, MDP/Disconnect and Panels to remain? Lighting protection, grounding and bonding of the buildings to remain?

Answer: **Meters to be combined by utility. All panels, grounding bonding, lightning protection are new per drawings.**

Question 12:

Start date of the project, expected finish date with all the punches as well as payment schedule.

Answer: **Date of Notice to Proceed expected to be prior to year-end. Contract length 305 calendar days/~10 months. Monthly payment applications.**

Question 13:

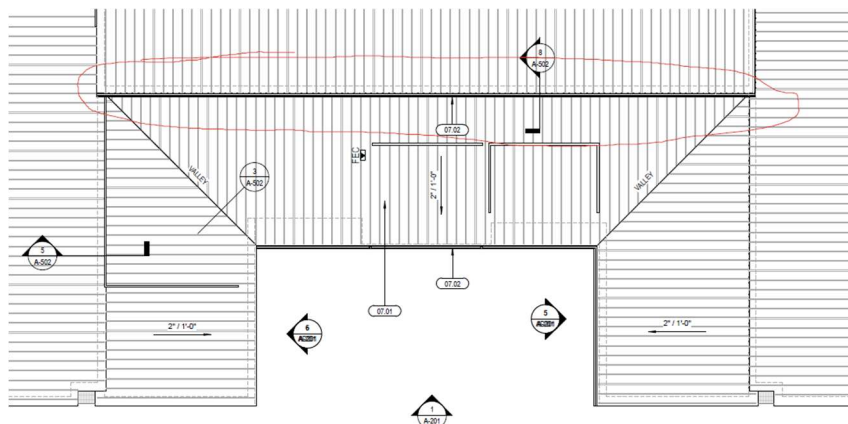
Some questions regarding yesterday's pre-bid after looking at the plans. All the exterior HVAC units appear to have wiring chases or essentially repurposed gutters. They are not called out in the plans and would like to know should they all be replaced or removed and reset. Some of them extend up to the roof line so leaving them in place would not be an option.

Answer: **to coordinate with electrical and mechanical this question**

Question 14:

Are the existing down spouts on the upper part of the roof up front? I think there are currently 4 but plans do not show any on the new roof. Please verify if they should be or not. Thank you-

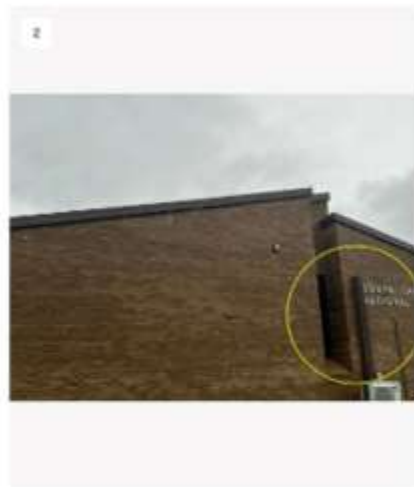
Answer: **replace as new downspouts and splash pans between the ribs and under the downspout on the upper roof.**



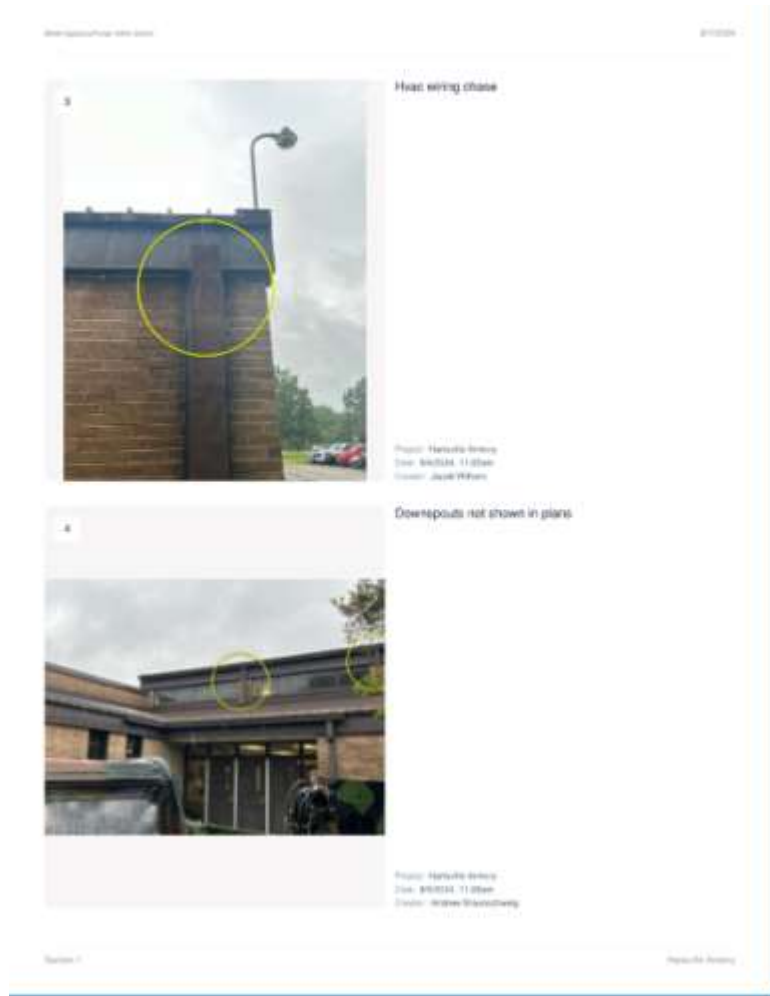


Hvac wiring chase. To be replaced or not?

Project: Harpsville Armory
Date: 08/08/24, 11:23am
Camera: Jacob Whitely



Project: Harpsville Armory
Date: 08/08/24, 11:23am
Camera: Jacob Whitely



2 Questions from pre bid:

Question 15:

~~Could both armories be bided on different days?~~

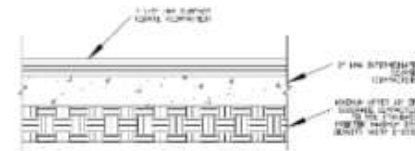
Answer: **Date of Wellford Bids-Due/Bid-Opening extended to 09/03/2024, per re-advertisement in SCBO. Updated SE-310 is provided in Addendum #1 documents.**

Question 16:—

~~When is the start of construction?~~

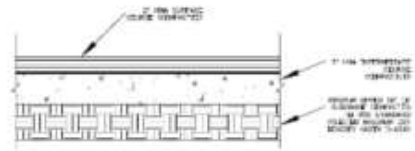
Answer: **Date of Notice to Proceed expected to be prior to year-end.**

Question 18 & 19:



1. 1.5" ASPHALT SURFACE (COMPACTED)
2. 2" INTERMEDIATE LAYER (COMPACTED)
3. 6" STONE BASE (12" MIN. DRAINAGE)
4. 12" MIN. DRAINAGE (12" MIN. DRAINAGE)
5. 12" MIN. DRAINAGE (12" MIN. DRAINAGE)
6. 12" MIN. DRAINAGE (12" MIN. DRAINAGE)

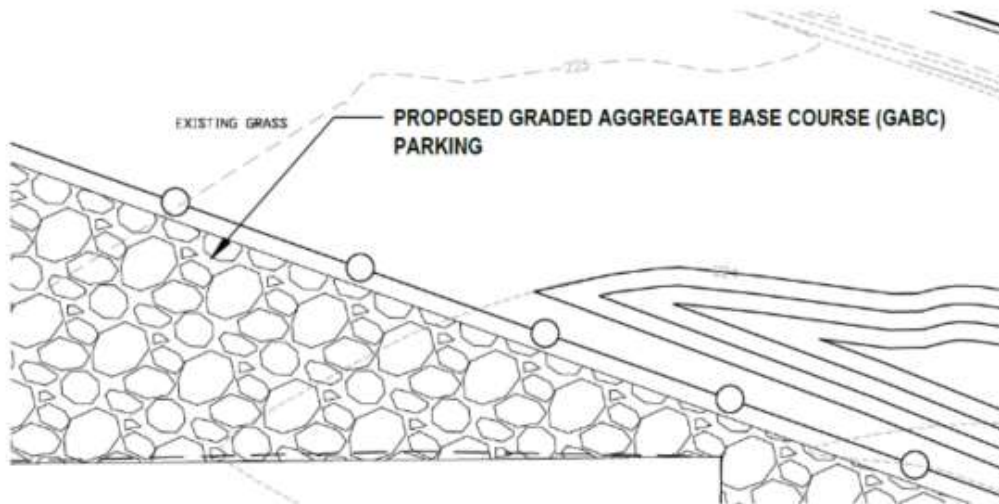
3 STANDARD-DUTY PAVEMENT SECTION
N.T.S.



1. 1.5" ASPHALT SURFACE (COMPACTED)
2. 2" INTERMEDIATE LAYER (COMPACTED)
3. 6" STONE BASE (12" MIN. DRAINAGE)
4. 12" MIN. DRAINAGE (12" MIN. DRAINAGE)
5. 12" MIN. DRAINAGE (12" MIN. DRAINAGE)
6. 12" MIN. DRAINAGE (12" MIN. DRAINAGE)

4 HEAVY-DUTY PAVEMENT SECTION
N.T.S.

1- the above cross section show paving on existing soils, is this correct or should there be a stone base?



2- please provide thickness requirements for stone base section

Question 18:

Pavement sections show paving directly on existing soils, is this correct or should there be a stone base?

Answer: ~~This is correct. Full-depth Asphalt option from geotechnical report was chosen for this project.~~

Question 19:

Please provide thickness requirements for stone base section.

Answer: ~~Should be 8-inch thickness, minimum. To be revised.~~

COORDINATION ITEMS

— Seals (PE & Company) for the specs

- MDI, Belka, Mabry
- Rear canopy to extend over the can/mop wash area.
- MBI & Structural
- Disposal provisions in kitchen with potential for additional floor cuts
- MBI, MDI, Belka
- There was a change to the HVAC system (in the closet plan north of the classrooms) based on findings at the pre-bid Tuesday.
- MDI, MBI?, Belka?
 - Jon/Justin, please make sure we all know what needs to change on our end.

Question after addendum 1

-
- 1. Is DBIDS going to be required?
-
- 2. Has this project been set aside for 8A or SM Biz or large biz?
-
- 3. Two existing meters shall be combined, MDP/Disconnect and Panels to remain? Lighting protection,
- grounding and bonding of the buildings to remain?
-
- 1. — Sheet S111 notes that a new 6" slab is to be poured for the arms vault. However, there is no note on the sheet AD110 noting any concrete is to be removed. Please confirm the requirements here.

Answer: Modified the vault slab and existing restrooms slab.

Stephen,

Roofers just sent below for clarification. Again apologize for sending a bunch of separate emails.

1. Can they provide a detail for the fastening pattern for attaching the steel decking to the existing steel beams?
2. Just want to confirm that the nailbase total thickness is a total of **2.5"** (7/16 OSB, 2" thick ISO)? (spec page 074113.16-7)
3. Is the polyiso board to be 20psi or 25psi, under roof insulation on 074113.016-6 the ASTM number is a 20psi but under b. compressive strength it shows 25psi?
4. At what eave sections is soffit required, I do not see the A-502-4 detail referenced on the roof or elevation drawings? **This might be a detail from wellford as the only big offset is at the entrance where we have drywall ceiling. There is no revision to be made to answer this unless it is deletion?**

Also could you send the sign in sheet for the prebid meeting? I wanted to make sure I didn't miss any of the subs that attended. Lastly, nothing to put on the addenda but a few subs have asked the purpose of framing and sheetrocking the ceiling in the drill hall floor. It would be an easy way to cut \$30k or more out if it was done away with if they were looking for any cost savings.


Michael Baker
INTERNATIONAL

Bid Tabulation Form
SC ADJUTANT GENERAL
Hartsville Armory Renovations
Bid No.: E24-9793-PD-J
08/29/2024

Signature of person opening bid:



Signature of witness:




Bidder	Bid Bond / AIA A310 – 2010 Form	Lump Sum Bid Form SE-330	Bid Security	License Certification	Addenda 1 through 2	Base Bid	Alternate No. One: Motor Overhead Doors	MEP Subs List
Solid Structures	X	X	X	X	X	\$ 4 692 411. 00	DEDUCT: \$80 330.00	Roofing: Pickens Contracting (12667) Air Con/Heating: Cook Comfort (111126) Electrical: Integrated Electrical (113911) Plumbing: Merrit Plumbing (1723)
Gillam & Associates	X	X	X	X	X	\$ 4 473 526. 00	ADD: \$9 000	Roofing: RPI (G106836) Air Con/Heating: Columbia Sheet Metal (M3514) Electrical: Miller Plumbing & Electrical (M1830) Plumbing: Hill Plumbing (M1409)
JM Cope	X	X	X	X	X	\$ 5 436 000	DEDUCT: \$30 000	Roofing: Achelpohl Roofing (G14912) Air Con/Heating: MKA Mechanical (M107031) Electrical: Superior Electrical (CLM 116859) Plumbing: Miller Plumbing & Electrical (CLM 1830)
CMC Building Inc	X	X	X	X	X	\$ 5 802 006.00	ADD: \$6 500	Roofing: Davco Roofing & Sheet Metal (114607) Air Con/Heating: Airo Mechanical (111580) Electrical: Miller Plumbing & Electrical (CLM 1830) Plumbing: Miller Plumbing & Electrical (CLM 1830)
Fbi Construction Inc	X	X	X	X	X	\$ 4 820 000.00	DEDUCT: \$31 000	Roofing: Wayne Co (105224) Air Con/Heating: MKA (M107031) Electrical: Cassy Electric (113678) Plumbing: Hill Plumbing (M1409)



A/E CERTIFICATION – for Michael Baker International, Inc.



Bid Tabulation Form
SC ADJUTANT GENERAL
Hartsville Armory Renovations
Bid No.: E24-9793-PD-J
08/29/2024

Signature of person opening bid: 

Signature of witness: 

Construction Dynamics, Inc	X	X	X	X	X	\$ 5 528 000	ADD: \$7 500	Roofing: Aquaseal Air Con/Heating: Cook Comfort System (111126) Electrical: Burriss Electric (M3536) Plumbing: Hill Plumbing (M1409)
JNB Services, LLC	X	X	X	X	X	\$ 6 001 485	ADD: \$45 110	Roofing: Allcon Roofing, Inc (117964) Air Con/Heating: Bradley Plumbing & Heating, Inc (2209) Electrical: Larymore Electric & refrigeration LLC (108059) Plumbing: Jacob Plumbing Co.(98965)
Pyramid Contracting LLC	X	X	X	X	X	\$ 5 441 729	DEDUCT: \$20 612	Roofing: Achelpohl (G14912) Air Con/Heating: MKA Mechanical (M107031) Electrical: Wade Development Group (EL112735) Plumbing: Hill Plumbing (M1409)



A/E CERTIFICATION – for Michael Baker International, Inc.

SE-370

NOTICE OF INTENT TO AWARD - DESIGN-BID-BUILD CONTRACT

AGENCY: Adjutant General's OfficePROJECT NAME: ARMORY REVITALIZATION 2016-2017 - Hartsville Armory RenovationsPROJECT NUMBER: E24-9793-PD-JPOSTING DATE: 09/06/2024**TO ALL BIDDERS**

Unless stayed by protest or canceled, the Agency intends to enter into a contract as noted below. The successful bid will be accepted and the contract formed by execution of the contract documents. All bid bonds remain in effect for the bid acceptance period as provided in Section 4 of the Bid Form, except as otherwise provided in the Instructions to Bidders.

NAME OF BIDDER: Gillam & Associates, Inc.DATE BIDS WERE OPENED: 08/29/2024**BID INFORMATION:**BASE BID AMOUNT: \$4,473,526.00

ALTERNATES:	#1	ACCEPTED	<input checked="" type="checkbox"/>	<u>\$9,000.00</u>
	#2	ACCEPTED	<input type="checkbox"/>	<u>\$0.00</u>
	#3	ACCEPTED	<input type="checkbox"/>	<u>\$0.00</u>

TOTAL BID AMOUNT: \$4,482,526.00TOTAL CONTRACT AWARD: \$4,482,526.00*(If the Total Contract Award is different from the Total Bid Amount, explain any negotiations that resulted in the change.)*NAREMARKS: *(If "No Contract to be Awarded" was entered above, indicate the reason.)*NA

Contractor should not incur any costs associated with the contract prior to receipt of a contract from the Agency for execution. Contractor should not perform any work before receipt of the Agency's written Notice to Proceed.

RIGHT TO PROTEST (SC Code 11-35-4210)

Any actual bidder, offeror, contractor, or subcontractor who is aggrieved in connection with the intended award or award of this contract may be entitled to protest. To protest an award, you must (i) submit notice of your intent to protest within seven (7) business days of the date the award notice is posted, and (ii) submit your actual protest within fifteen (15) days of the date the award notice is posted. Days are calculated as provided in Section 11-35-310(13). Both protests and notices of intent to protest must be in writing and must be received by the appropriate Chief Procurement Officer within the time provided.

PROTEST - CPO ADDRESS - OSE: Any protest must be addressed to the Chief Procurement Officer for Construction, Office of State Engineer, and submitted in writing (a) by email to: protest-ose@mmo.sc.gov, or (b) by post or delivery to 1201 Main Street, Suite 600, Columbia, SC 29201. By submitting a protest to the foregoing email address, you (and any person acting on your behalf) consent to receive communications regarding your protest (and any related protests) at the email address from which you sent your protest.

BY: Michael Young TITLE: State Construction Officer DATE: 09/17/2024ACKNOWLEDGED BY OSE PROJECT MANAGER: Clint Burdett DATE: 09/17/2024

**CLASSIFICATION ABBREVIATIONS and GROUP DOLLAR LIMITATIONS**

All licenses display 2-letter classifications followed by a number. The number indicates the licensee's dollar limit per job, (i.e. **BD3** = Building work up to \$1,000,000 per job/bid; **EL4** = Electrical work up to \$400,000 per job/bid).

GENERAL CONTRACTOR classifications	MECHANICAL CONTRACTOR classifications
Asphalt Paving ²AP	Air Conditioning ⁵AC
Boiler InstallationBL	ElectricalEL
Boring & Tunneling (no technical exam)BT	Heating ⁶HT
Bridges ²BR	Lightning ProtectionLP
Building (BD, LB, UB) ¹BD	Packaged EquipmentPK
ConcreteCT	PlumbingPB
Concrete Paving ²CP	Pressure and Process Piping ⁷1P/2P
Glass & GlazingGG	RefrigerationRG
Grading ²GD	
Highway ²HY	
Highway Incidental (no technical exam)HI	
MarineMR	
Masonry (no technical exam)MS	
Miscellaneous Metals (no technical exam)MM	
Nonstructural Renovation (no technical exam)NR	
PipelinesPL	
Pre-Engineered Metal BuildingsMB	
Public Electrical Utility ³1U/2U	
Railroad (no technical exam)RR	
RoofingRF	
Structural Framing ⁴SF	
Swimming PoolsSP	
Water & Sewer LinesWL	
Water & Sewer PlantsWP	
Wood Frame StructuresWF	

(Classifications with "no technical exam" still require passing the [S.C. Business Management & Law for Commercial Contractors exam](#))

For the "Classification Definitions", see the [S.C. Code of Laws for Contractors, SECTION 40-11-410](#).

- Building (BD/LB/UB)** includes MS, MM, NR, MB, RF, SF, and WF.
LB - Limited Building exam passed. **Limited to 3 stories in height.** Can only apply for Group #1, #2, or #3 below.
UB - Unlimited Building exam passed. No story height limitation. Can apply for any of the 5 Group limits below.
- Asphalt Paving (AP)** includes GD. **Bridges (BR)** includes BT, CT, MR, and RR. **Concrete Paving (CP)** includes GD. **Grading (GD)** includes HI. Licensees with AP, CP, BR, GD, and HI receive the **Highway (HY)** classification.
- Public Electrical Utility (1U/2U):**
1U - exam passed prior to 4/1/1999 - licensee can engage in **stadium lighting** work.
2U - exam passed after 4/1/1999 - licensee cannot engage in **stadium lighting** work.
- Structural Framing (SF)** includes MM.
- Air Conditioning (AC)** includes PK and RG.
- Heating (HT)** licensees can engage in **Boiler Installation** work. See [October 2020 Board Meeting Minutes, page 5](#).
- Pressure and Process Piping (1P/2P):**
1P - exam passed prior to 4/1/1999 - licensee can engage in **Boiler Installation** work.
2P - exam passed after 4/1/1999 - licensee cannot engage in **Boiler Installation** work.

GROUP LIMITATIONS, WORKING CAPITAL, NET WORTH and SURETY BOND REQUIREMENTS									
GENERAL CONTRACTORS					MECHANICAL CONTRACTORS				
Group#	Bid & Job \$ Limitation	Working Capital	Net Worth (Total Equity)	Surety Bond Amount	Group #	Bid & Job \$ Limitation	Working Capital	Net Worth (Total Equity)	Surety Bond Amount
Group #1	\$100,000	\$10,000	\$20,000	\$20,000	Group #1	\$35,000	\$3,500	\$7,000	\$7,000
Group #2	\$400,000	\$40,000	\$60,000	\$60,000	Group #2	\$100,000	\$10,000	\$15,000	\$15,000
Group #3	\$1,000,000	\$100,000	\$150,000	\$150,000	Group #3	\$200,000	\$20,000	\$30,000	\$30,000
Group #4	\$3,000,000	\$175,000	\$250,000	\$250,000	Group #4	\$400,000	\$40,000	\$60,000	\$60,000
Group #5	\$Unlimited	\$250,000	\$350,000	\$350,000	Group #5	\$Unlimited	\$200,000	\$300,000	\$300,000
Working Capital = Current Assets - Current Liabilities *** Net Worth = Total Assets - Total Liabilities									

SE-330
LUMP SUM BID FORM

Bidders shall submit bids on only Bid Form SE-330.

BID SUBMITTED BY: Gillam & Associates, Inc.
(Bidder's Name)

BID SUBMITTED TO: Adjutant General's Office
(Agency's Name)

FOR: PROJECT NAME: Hartsville Armory Renovations
PROJECT NUMBER: E24-9793-PD-J

OFFER

- § 1. In response to the Invitation for Construction Services and in compliance with the Instructions to Bidders for the above-named Project, the undersigned Bidder proposes and agrees, if this Bid is accepted, to enter into a Contract with the Agency on the terms included in the Bidding Documents, and to perform all Work as specified or indicated in the Bidding Documents, for the prices and within the time frames indicated in this Bid and in accordance with the other terms and conditions of the Bidding Documents.
- § 2. Pursuant to SC Code § 11-35-3030(1), Bidder has submitted Bid Security in the amount and form required by the Bidding Documents.
- § 3. Bidder acknowledges the receipt of the following Addenda to the Bidding Documents and has incorporated the effects of said Addenda into this Bid:
(Bidder, check all that apply. Note, there may be more boxes than actual addenda. Do not check boxes that do not apply)
- ADDENDA: ☒ #1 ☒ #2 ☐ #3 ☐ #4 ☐ #5
- § 4. Bidder accepts all terms and conditions of the Invitation for Bids, including, without limitation, those dealing with the disposition of Bid Security. Bidder agrees that this Bid, including all Bid Alternates, if any, may not be revoked or withdrawn after the opening of bids, and shall remain open for acceptance for a period of 60 Days following the Bid Date, or for such longer period of time that Bidder may agree to in writing upon request of the Agency.
- § 5. Bidder herewith offers to provide all labor, materials, equipment, tools of trades and labor, accessories, appliances, warranties and guarantees, and to pay all royalties, fees, permits, licenses and applicable taxes necessary to complete the following items of construction work:
- § 6.1 BASE BID WORK (as indicated in the Bidding Documents and generally described as follows): Renovation of the Hartsville Armory to include but not limited to new roofing system, replacement of all interior HVAC, plumbing, electrical, and interior finishes. Re-design of interior spaces, expansion of arms vault, as well as construction of site civil improvements. Demolition required as necessary to facilitate construction and includes the development and execution of abatement plan and removal of hazardous material encountered during performance of work.

\$ 4,473,526.00, which sum is hereafter called the Base Bid.
(Bidder to insert Base Bid Amount on line above)

SE-330
LUMP SUM BID FORM

Bidders shall submit bids on only Bid Form SE-330.

§ 6.2 BID ALTERNATES as indicated in the Bidding Documents and generally described as follows:

ALTERNATE # 1 (Brief Description): Provide motor operator to the existing manual operated coil doors.
☒ ADD TO or ☐ DEDUCT FROM BASE BID: \$ 9,000.⁰⁰
(Bidder to mark appropriate box to clearly indicate the price adjustment offered for each Alternate)

ALTERNATE # 2 (Brief Description):
☐ ADD TO or ☐ DEDUCT FROM BASE BID: \$
(Bidder to mark appropriate box to clearly indicate the price adjustment offered for each Alternate)

ALTERNATE # 3 (Brief Description):
☐ ADD TO or ☐ DEDUCT FROM BASE BID: \$
(Bidder to mark appropriate box to clearly indicate the price adjustment offered for each Alternate)

§ 6.3 UNIT PRICES:

BIDDER offers for the Agency’s consideration and use, the following UNIT PRICES. The UNIT PRICES offered by BIDDER indicate the amount to be added to or deducted from the CONTRACT SUM for each item-unit combination. UNIT PRICES include all costs to the Agency, including those for materials, labor, equipment, tools of trades and labor, fees, taxes, insurance, bonding, overhead, profit, etc. The Agency reserves the right to include or not to include any of the following UNIT PRICES in the Contract and to negotiate the UNIT PRICES with BIDDER prior to including in the Contract.

No.	ITEM	UNIT OF MEASURE	ADD	DEDUCT
1.			\$	\$
2.			\$	\$
3.			\$	\$
4.			\$	\$
5.			\$	\$
6.			\$	\$

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LUMP SUM BID FORM

2023 Edition

§ 7. LISTING OF PROPOSED SUBCONTRACTORS PURSUANT TO SECTION 3020(b)(i), CHAPTER 35, TITLE 11 OF THE SOUTH CAROLINA CODE OF LAWS, AS AMENDED
(See Instructions on the following page BF-2A)

Bidder shall use the below-listed Subcontractors in the performance of the Subcontractor Classification work listed:

(A) SUBCONTRACTOR LICENSE CLASSIFICATION or SUBCLASSIFICATION NAME <i>(Completed by Agency)</i>	(B) LICENSE CLASSIFICATION or SUBCLASSIFICATION ABBREVIATION <i>(Completed by Agency)</i>	(C) SUBCONTRACTOR and/or PRIME CONTRACTOR <i>(Required - must be completed by Bidder)</i>	(D) SUBCONTRACTOR'S and/or PRIME CONTRACTOR'S SC LICENSE NUMBER <i>(Requested, but not Required)</i>
BASE BID			
Roofing	RF5	RPI	6106836
Air Conditioning / Heating	AC5/HT5	COLUMBIA SHEET METAL	M3514
Electrical	EL5	MILLER PLUMBING & ELECTRIC	M1830
Plumbing	PB5	HILL PLUMBING	M1409
ALTERNATE #1			
ALTERNATE #2			
ALTERNATE #3			

If a Bid Alternate is accepted, Subcontractors listed for the Bid Alternate shall be used for the work of both the Alternate and the Base Bid work.

INSTRUCTIONS FOR
SUBCONTRACTOR LISTING

1. Section 7 of the Bid Form sets forth an Agency-developed list of subcontractor license classifications or subclassifications for which Bidder is required to identify the entity (subcontractor(s) and/or himself) Bidder will use to perform this work.
 - a. **Columns A & B:** The Agency fills out these columns to identify the subcontractor license classification / subclassification and related license abbreviation for which the Bidder must list either a subcontractor or himself as the entity that will perform this work. In Column A, the subcontractor license classification/subclassification is identified by name and in Column B, the related contractor license abbreviation (per Title 40 of the SC Code of Laws) is listed. Abbreviations of licenses can be found at:
<https://lir.sc.gov/clb/PDFFiles/CLBClassificationAbbreviations.pdf>. If the Agency has not identified a subcontractor license classification/subclassification, the Bidder does not list a subcontractor.
 - b. **Columns C and D:** In these columns, the Bidder identifies the subcontractors it will use for the work of each license listed by the Agency in Columns A & B. Bidder must identify only the subcontractor(s) who will perform the work and no others. Bidders must make sure that their identification of each subcontractor is clear and unambiguous. A listing that could be any number of different entities may be cause for rejection of the bid as non-responsive. For example, a listing of M&M without additional information may be problematic if there are multiple different licensed contractors in South Carolina whose names start with M&M.
2. **Subcontractor Defined:** For purposes of subcontractor listing, a subcontractor is an entity who will perform work or render service to the prime contractor to or about the construction site pursuant to a contract with the prime contractor. Bidder should not identify sub-subcontractors in the spaces provided on the bid form but only those entities with which Bidder will contract directly. Likewise, do not identify material suppliers, manufacturers, and fabricators that will not perform physical work at the site of the project but will only supply materials or equipment to the Bidder or proposed subcontractor(s).
3. **Subcontractor Qualifications:** Bidder must only list subcontractors who possess a South Carolina contractor's license that includes the license classification and/or subclassification identified by the Agency in Columns A & B. The subcontractor license must also be within the appropriate license group for the work. If Bidder lists a subcontractor who is not qualified to perform the work, the Bidder will be rejected as non-responsive.
4. **Use of Own forces:** If, under the terms of the Bidding Documents and SC Contractor Licensing laws, Bidder is qualified to perform the work of a listed subcontractor classification or subclassification and Bidder does not intend to subcontract such work but to use Bidder's own employees to perform such work, the Bidder must insert itself in the space provided.
5. **Use of Multiple Subcontractors:**
 - a. If Bidder intends to use multiple subcontractors to perform the work of a single license classification/subclassification, Bidder must insert the name of each subcontractor Bidder will use, preferably separating the name of each by the word "and". If Bidder intends to use both his own employees to perform a part of the work of a single license classification/subclassification and to use one or more subcontractors to perform the remaining work, Bidder must insert itself and each subcontractor, preferably separating them with the word "and". Bidder must use each entity listed for the work of a single license classification/subclassification in the performance of that work.
 - b. **Optional Listing Prohibited:** Bidder may not list multiple subcontractors for a license classification/subclassification in a form that provides the Bidder the option, after bid opening or award, to choose one or more but not all the listed subcontractors to perform the work for which they are listed. A listing, which on its face requires subsequent explanation to determine whether it is an optional listing, is non-responsive. If Bidder intends to use multiple entities to perform the work for a single listing, Bidder must clearly set forth on the bid form such intent. Bidder may accomplish this by simply inserting the word "and" between the names of each entity listed. Agency will reject as non-responsive a listing that contains the names of multiple subcontractors separated by a blank space, the word "or", a virgule (that is a /), or any separator that the Agency may reasonably interpret as an optional listing.
6. If Bidder is awarded the contract, Bidder must, except with the approval of the Agency for good cause shown, use the listed entities to perform the work for which they are listed.
7. If Bidder is awarded the contract, Bidder will not be allowed to substitute another entity as subcontractor in place of a subcontractor listed in Section 7 of the Bid except for one or more of the reasons allowed by the SC Code of Laws.
8. Bidder's failure to identify an entity (subcontractor or himself) to perform the work of a subcontractor listed in Columns A & B will render the Bid non-responsive.

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LUMP SUM BID FORM

2023 Edition

§ 8. LIST OF MANUFACTURERS, MATERIAL SUPPLIERS, AND SUBCONTRACTORS OTHER THAN SUBCONTRACTORS LISTED IN SECTION 7 ABOVE (FOR INFORMATION ONLY):

Pursuant to instructions in the Invitation for Construction Services, if any, Bidder will provide to Agency upon the Agency's request and within 24 hours of such request, a listing of manufacturers, material suppliers, and subcontractors, other than those listed in Section 7 above, that Bidder intends to use on the project. Bidder acknowledges and agrees that this list is provided for purposes of determining responsibility and not pursuant to the subcontractor listing requirements of SC Code § 11-35-3020(b)(i).

§ 9. TIME OF CONTRACT PERFORMANCE AND LIQUIDATED DAMAGES

a) CONTRACT TIME

Bidder agrees that the Date of Commencement of the Work shall be established in a Notice to Proceed to be issued by the Agency. Bidder agrees to substantially complete the Work within 305 Calendar Days from the Date of Commencement, subject to adjustments as provided in the Contract Documents.

b) LIQUIDATED DAMAGES

Bidder further agrees that from the compensation to be paid, the Agency shall retain as Liquidated Damages the amount of \$ 500.00 for each Calendar Day the actual construction time required to achieve Substantial Completion exceeds the specified or adjusted time for Substantial Completion as provided in the Contract Documents. This amount is intended by the parties as the predetermined measure of compensation for actual damages, not as a penalty for nonperformance.

§ 10. AGREEMENTS

- a) Bidder agrees that this bid is subject to the requirements of the laws of the State of South Carolina.
- b) Bidder agrees that at any time prior to the issuance of the Notice to Proceed for this Project, this Project may be canceled for the convenience of, and without cost to, the State.
- c) Bidder agrees that neither the State of South Carolina nor any of its agencies, employees or agents shall be responsible for any bid preparation costs, or any costs or charges of any type, should all bids be rejected or the Project canceled for any reason prior to the issuance of the Notice to Proceed.

§ 11. ELECTRONIC BID BOND

By signing below, the Principal is affirming that the identified electronic bid bond has been executed and that the Principal and Surety are firmly bound unto the State of South Carolina under the terms and conditions of the AIA Document A310, Bid Bond, referenced in the Bidding Documents.

ELECTRONIC BID BOND NUMBER: _____

SIGNATURE AND TITLE: _____

CONTRACTOR'S CLASSIFICATIONS AND SUBCLASSIFICATIONS WITH LIMITATION

SC Contractor's License Number(s): CLG.12345

Classification(s) & Limits: BD5 - Unlimited

Subclassification(s) & Limits: _____

By signing this Bid, the person signing reaffirms all representation and certification made by both the person signing and the Bidder, including without limitation, those appearing in Article 2 of the SCOSE Version of the AIA Document A701, Instructions to Bidders, is expressly incorporated by reference.

BIDDER'S LEGAL NAME: Gillam & Associates, Inc.

ADDRESS: Physical: 1652 Columbia Hwy. N., Aiken SC 29801

Mailing: PO Box 1607, Aiken SC 29802-1607

TELEPHONE: 803-648-2835

EMAIL: stephen@gillamandassociates.com

SIGNATURE:  DATE: August 29, 2024

PRINT NAME: Stephen Rawson

TITLE: President



Bid Bond

CONTRACTOR:
(Name, legal status and address)
Gillam & Associates, Inc.
1652 Columbia Hwy, PO Box 1607 (29802)
Aiken, SC 29801

OWNER:
(Name, legal status and address)
Office of the Adjutant General
1 National Guard Road
Columbia, SC 29201

BOND AMOUNT: 5% Five Percent of Amount Bid

PROJECT:
(Name, location or address, and Project number, if any)
Hartsville Armory Renovations, Project No. E24-9793-PE-J - Hartsville, SC

SURETY:
(Name, legal status and principal place of business)
Liberty Mutual Insurance Company
175 Berkeley Street
Boston, MA 02116
MAILING ADDRESS FOR NOTICES:
175 Berkeley Street
Boston, MA 02116

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

Any singular reference to Contractor, Surety, Owner or other party shall be considered plural where applicable.

The Contractor and Surety are bound to the Owner in the amount set forth above, for the payment of which the Contractor and Surety bind themselves, their heirs, executors, administrators, successors and assigns, jointly and severally, as provided herein. The conditions of this Bond are such that if the Owner accepts the bid of the Contractor within the time specified in the bid documents, or within such time period as may be agreed to by the Owner and Contractor, and the Contractor either (1) enters into a contract with the Owner in accordance with the terms of such bid, and gives such bond or bonds as may be specified in the bidding or Contract Documents, with a surety admitted in the jurisdiction of the Project and otherwise acceptable to the Owner, for the faithful performance of such Contract and for the prompt payment of labor and material furnished in the prosecution thereof; or (2) pays to the Owner the difference, not to exceed the amount of this Bond, between the amount specified in said bid and such larger amount for which the Owner may in good faith contract with another party to perform the work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect. The Surety hereby waives any notice of an agreement between the Owner and Contractor to extend the time in which the Owner may accept the bid. Waiver of notice by the Surety shall not apply to any extension exceeding sixty (60) days in the aggregate beyond the time for acceptance of bids specified in the bid documents, and the Owner and Contractor shall obtain the Surety's consent for an extension beyond sixty (60) days.

If this Bond is issued in connection with a subcontractor's bid to a Contractor, the term Contractor in this Bond shall be deemed to be Subcontractor and the term Owner shall be deemed to be Contractor.

When this Bond has been furnished to comply with a statutory or other legal requirement in the location of the Project, any provision in this Bond conflicting with said statutory or legal requirement shall be deemed deleted herefrom and provisions conforming to such statutory or other legal requirement shall be deemed incorporated herein. When so furnished, the intent is that this Bond shall be construed as a statutory bond and not as a common law bond.

Signed and sealed this 29th day of August, 2024.

(Witness) Angela Crafton
Angela Crafton

(Witness) Chibuzo Ibeabuchi

Gillam & Associates, Inc.
(Contractor as Principal)

By: Stephen Rawson
(Title)

Liberty Mutual Insurance Company
(Surety)

By: Jynell Marie Whitehead, Attorney-in-Fact
(Title)





This Power of Attorney limits the acts of those named herein, and they have no authority to bind the Company except in the manner and to the extent herein stated.

Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

POWER OF ATTORNEY

KNOWN ALL PERSONS BY THESE PRESENTS: That The Ohio Casualty Insurance Company is a corporation duly organized under the laws of the State of New Hampshire, that Liberty Mutual Insurance Company is a corporation duly organized under the laws of the State of Massachusetts, and West American Insurance Company is a corporation duly organized under the laws of the State of Indiana (herein collectively called the "Companies"), pursuant to and by authority herein set forth, does hereby name, constitute and appoint Nathan J. Zangerle all of the city of Greenville, state of SC, its true and lawful attorney-in-fact, with full power and authority hereby conferred to sign, execute and acknowledge the following surety bond:

Principal Name: Gillam & Associates, Inc.
Obligee Name: Office of the Adjutant General
Surety Bond Number: Bid Bond

Bond Amount: See Bond Form

IN WITNESS WHEREOF, this Power of Attorney has been subscribed by an authorized officer or official of the Companies and the corporate seals of the Companies have been affixed thereto this 29th day of August, 2024.



Liberty Mutual Insurance Company
The Ohio Casualty Insurance Company
West American Insurance Company

By: Nathan J. Zangerle
Nathan J. Zangerle, Assistant Secretary

STATE OF PENNSYLVANIA ss
COUNTY OF MONTGOMERY

On this 29th day of August, 2024, before me personally appeared Nathan J. Zangerle, who acknowledged himself to be the Assistant Secretary of Liberty Mutual Insurance Company, The Ohio Casualty Insurance Company, and West American Insurance Company, and that he, as such, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing on behalf of the corporations by himself as a duly authorized officer.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my notarial seal at Plymouth Meeting, Pennsylvania, on the day and year first above written.



Commonwealth of Pennsylvania - Notary Seal
Teresa Pastella, Notary Public
Montgomery County
My commission expires March 28, 2025
Commission number 1126044
Member, Pennsylvania Association of Notaries

By: Teresa Pastella
Teresa Pastella, Notary Public

This Power of Attorney is made and executed pursuant to and by authority of the following By-laws and Authorizations of The Ohio Casualty Insurance Company, Liberty Mutual Insurance Company, and West American Insurance Company which resolutions are now in full force and effect reading as follows:

ARTICLE IV – OFFICERS: Section 12. Power of Attorney
Any officer or other official of the Corporation authorized for that purpose in writing by the Chairman or the President, and subject to such limitation as the Chairman or the President may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Corporation to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact, subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Corporation by their signature and execution of any such instruments and to attach thereto the seal of the Corporation. When so executed, such instruments shall be as binding as if signed by the President and attested to by the Secretary. Any power or authority granted to any representative or attorney-in-fact under the provisions of this article may be revoked at any time by the Board, the Chairman, the President or by the officer or officers granting such power or authority.

ARTICLE XIII – Execution of Contracts: Section 5. Surety Bonds and Undertakings
Any officer of the Company authorized for that purpose in writing by the chairman or the president, and subject to such limitations as the chairman or the president may prescribe, shall appoint such attorneys-in-fact, as may be necessary to act in behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations. Such attorneys-in-fact, subject to the limitations set forth in their respective powers of attorney, shall have full power to bind the Company by their signature and execution of any such instruments and to attach thereto the seal of the Company. When so executed such instruments shall be as binding as if signed by the president and attested by the secretary.

Certificate of Designation – The President of the Company, acting pursuant to the Bylaws of the Company, authorizes Nathan J. Zangerle, Assistant Secretary to appoint such attorneys-in-fact as may be necessary to act on behalf of the Company to make, execute, seal, acknowledge and deliver as surety any and all undertakings, bonds, recognizances and other surety obligations.

Authorization – By unanimous consent of the Company's Board of Directors, the Company consents that facsimile or mechanically reproduced signature of any assistant secretary of the Company, wherever appearing upon a certified copy of any power of attorney issued by the Company in connection with surety bonds, shall be valid and binding upon the Company with the same force and effect as though manually affixed.

I, Renee C. Llewellyn, the undersigned, Assistant Secretary, of Liberty Mutual Insurance Company, The Ohio Casualty Insurance Company, and West American Insurance Company do hereby certify that this power of attorney executed by said Companies is in full force and effect and has not been revoked.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seals of said Companies this 29th day of August, 2024.



By: Renee C. Llewellyn
Renee C. Llewellyn, Assistant Secretary

Not valid for mortgage, note, loan, letter of credit, currency rate, interest rate or residual value guarantees.

For bond and/or Power of Attorney (POA) verification inquiries, please call 610-832-8240 or email HOSUR@libertymutual.com.

[Print this page](#)**Board: Commercial Contractors****ROOFING PROFESSIONALS INC**

429 LONGWOOD DRIVE
RICHMOND HILL, GA 31324
(912)756-7663

License number: 106836
License type: GENERAL CONTRACTOR
Status: ACTIVE
Expiration: 10/31/2024
First Issuance Date: 05/29/2002
Classification:
Roofing-RF4

Qualified By: Financial Statement
President / Owner: JOHN REYNOLDS

[Click here for Classification definitions and licensee's contract dollar limit](#)

Supervised By
DEATON JAMES (CQG)

[File a Complaint against this licensee](#)

Board Public Action History:

Exhibit J

Print Date Thu 20 June 2024

Time 16:34:50

Eff. Date 6/20/2024

Project : Hartsville Armory Renovations

Contract Cost Report

100% Design Submission

Title Page

South Carolina Army National Guard

State Contract No: E24-9793-PD-J

Estimated by Michael Baker Jr., Inc. - Construction Services

Designed by Michael Baker Intl

Prepared by Jeff Weiss

Preparation Date 6/20/2024

Effective Date of Pricing 6/20/2024

Estimated Construction Time 365 Days

This report is not copyrighted, but the information contained herein is For Official Use Only.

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Date Author Note

Project Notes

11/30/2020 JPW

2:38:41 PM

100% DESIGN SUBMISSION - ESTIMATE CLARIFICATIONS**Hartsville Armory Renovations****South Carolina Army National Guard****Basis of Estimate:**

100% Design Submission ITR drawing set dated 6/19/2024.

Project Description

The scope of work for this estimate includes all necessary repairs and renovations to the existing Hartsville Armory Facility. Exterior repairs will include the removal and replacement of the existing roof system, doors, and windows, along with masonry infill at specific locations.

Interior repairs are to include removal and replacement of mechanical and electrical equipment and devices, plumbing fixtures, casework, ceilings, doors, and flooring. The existing mens restroom will be renovated to include six new shower stalls, and will receive all new fixtures, finishes, and accessories.

Estimating Methodology

This estimate has been prepared using MCACES (Mii) v4.4.3 and formatted to follow the UniFormat divisional breakdown. This submission has been prepared as a Class 3 estimate based on the current level of design. Accuracy of an estimate at this level of design can be expected to be within a range +/- 20%. A design & estimating contingency is currently included at 15% to account for any scope items that have either been omitted from the design or are likely to be modified for the next submission.

Pricing is based on the MCACES 2022 English Cost Book and supplemented with the local wage determination. Material pricing has been inflated from the cost book publish date to today's dollars. Equipment pricing has been adjusted to account for the local region (USACE Region 3, Southeast) and have also been adjusted for inflation from the publish date. An additional escalation on all labor, material, and equipment has been included from the current date to the anticipated mid-point of construction which is currently assumed to be March 2025.

The project is assumed to be "free and open" and competitively bid to at least three (3) qualified contractors. The project is assumed to be awarded as single prime contract. Subcontracted work is assumed to account for roughly 70-80% of the total project. The project duration is assumed to be 365 calendar days (12-months).

Project Mark-Ups

1. Sales Tax is included at 7%
2. Escalation is included at 5.47% (mid-point 3/2025)
3. Cost book material inflation rate included at 20.75% to bring 8/2021 baseline pricing current
4. Cost book equipment inflation rate included at 29.4% to bring 12/2019 baseline pricing current
5. Construction Contingency is included at 5%
6. Owner SIOH has been included at 6.5%

Date Author Note

7. Permitting and been EXCLUDED.

Contractor Mark-Ups

1. General Requirements are itemized in the contractor tab.
2. Prime Contractor JOOH is calculated
3. Prime Contractor HOOH is included at 10%
4. Prime Contractor Profit is included at 6.2% (profit weighted guidelines)
5. Bond and Insurance are included at 1.5%
6. Subcontractor JOOH ranges between 8 and 10% based on the trade.
7. Subcontractor HOOH is included at 5%
8. Subcontractor Profit is included at 10%
9. Design & Estimating Contingency is included at 12.5% to account for minor undefined work items necessary to accomplish the itemized tasks, along with fluctuations in the local labor and material markets.

Clarifications, Exclusions & Assumptions

1. Includes an allowance for misc. abatement.
2. All demolition debris and construction waste are assumed to be removed via dumpster, and do not include any scrap or salvage value.
3. Assumes that existing branch wiring and conduits for lighting and devices are to remain in place to the greatest extent possible. Devices are assumed to be replaced in their existing boxes, and new light fixtures will be connected via fixture whips.
4. Site work has been excluded from this estimate.
5. Excludes pricing for relocating existing Kitchen Equipment identified as "Owner" in the equipment schedule.
1. Michael Baker has no control over the cost of labor, materials, equipment, market escalation or deflation, contractors', or subcontractors' methods of determining prices, competitive bidding or market conditions. Its opinions of probable construction cost contained herein are made on the basis of Michael Baker's qualifications and experience. These opinions represent its best judgments made on the basis of familiarity with the construction industry and experience as professional construction consultants. However, Michael Baker cannot and does not guarantee that bids, proposals, or construction cost will not vary from estimated costs.

Date Author Note

2/2/2024 Profit **Degree of Risk:** 0.07
Relative Difficulty of Work: 0.075
Size of Job: 0.056
Period of Performance: 0.071
Contractor's Investment: 0.07
Assistance by Government: 0.075
Subcontracting: 0.042

Description		Quantity	UOM	DirectCost	CostToPrime	ContractCost	Escalation	Contingency	SIOH	ProjectCost
Summary Report				2,781,600	3,500,370	6,288,848	344,000	331,642	452,692	7,417,182
				<i>150.09</i>	<i>188.87</i>	<i>339.33</i>				<i>400.21</i>
Primary Facilities		18,533.00	SF	2,781,600	3,500,370	6,288,848	344,000	331,642	452,692	7,417,182
				<i>7.61</i>	<i>9.33</i>	<i>16.76</i>				<i>19.77</i>
Demolition		18,533.00	SF	140,998	172,931	310,692	16,995	16,384	22,365	366,436
				<i>30.71</i>	<i>39.02</i>	<i>70.10</i>				<i>82.68</i>
Exterior Enclosure		18,533.00	SF	569,142	723,095	1,299,129	71,062	68,510	93,516	1,532,216
				<i>14.10</i>	<i>16.53</i>	<i>29.69</i>				<i>35.02</i>
Interior Construction		18,533.00	SF	261,356	306,298	550,302	30,102	29,020	39,613	649,036
				<i>13.77</i>	<i>17.40</i>	<i>31.26</i>				<i>36.87</i>
Interior Finishes		18,533.00	SF	255,155	322,484	579,382	31,692	30,554	41,706	683,333
				<i>9.30</i>	<i>11.82</i>	<i>21.23</i>				<i>25.04</i>
Plumbing		18,533.00	SF	172,407	219,042	393,537	21,526	20,753	28,328	464,145
				<i>22.92</i>	<i>29.12</i>	<i>52.32</i>				<i>61.70</i>
Mechanical		18,533.00	SF	424,768	539,668	969,579	53,036	51,131	69,794	1,143,540
				<i>19.61</i>	<i>24.91</i>	<i>44.75</i>				<i>52.78</i>
Electrical		18,533.00	SF	363,369	461,660	829,430	45,370	43,740	59,705	978,245
				<i>594,406.47</i>	<i>755,193.42</i>	<i>1,356,798.31</i>				<i>1,600,232.72</i>
Site Work		1.00	EA	594,406	755,193	1,356,798	74,217	71,551	97,667	1,600,233

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
Contract Cost Report			400,195	1,526,225	84,393	76,333	3,500,370	6,288,848	7,417,182
			21.59	82.35	4.55	4.12	188.87	339.33	400.21
1 Primary Facilities	SF	18,533.00	400,195	1,526,225	84,393	76,333	3,500,370	6,288,848	7,417,182
			2.67	1.41	0.32	1.08	9.33	16.76	19.77
1.1 Demolition	SF	18,533.00	49,458	26,105	5,938	20,000	172,931	310,692	366,436
			0.00	0.00	0.00	20,000.00	25,410.00	45,652.21	53,843.05
1.1.1 Abatement	EA	1.00	0	0	0	20,000	25,410	45,652	53,843
1.1.1.1 USR Hazardous Material Abatement (Note: ALLOWANCE)	LS	1.00	0	0	0	20,000	25,410	45,652	53,843
			0.21	0.36	0.00	0.00	1.02	1.84	2.17
1.1.2 Exterior Demolition	SF	18,533.00	3,886	6,729	91	0	18,938	34,025	40,130
			17.86	0.00	0.00	0.00	36.39	65.38	77.11
1.1.2.1 HNC 080505100310 Door demolition, HM door & frame, in masonry wall, single, 3' x 7' high, remove	EA	2.00	36	0	0	0	73	131	154
			20.41	0.00	0.00	0.00	41.59	74.72	88.13
1.1.2.2 HNC 080505100315 Door demolition, HM door & frame, in masonry wall, double, 3' x 7' high, remove	EA	4.00	82	0	0	0	166	299	353
			12.99	0.00	0.00	0.00	26.47	47.55	56.08
1.1.2.3 RSM 080505200240 Window demolition, aluminum, to 25 S.F.	EA	33.00	429	0	0	0	873	1,569	1,851
			0.95	0.00	0.00	0.00	1.94	3.49	4.11
1.1.2.4 RSM 080505200620 Window demolition, glass, over 10 S.F. per window	SF	500.00	476	0	0	0	970	1,744	2,056
			15.79	0.00	0.00	0.00	29.88	53.68	63.32
1.1.2.5 RSM 080505103900 Door demolition, special doors, storefront swing door, remove	EA	3.00	47	0	0	0	90	161	190
			11.84	0.00	0.00	0.00	22.41	40.26	47.49
1.1.2.6 RSM 080505103400 Door demolition, special doors, overhead, commercial, 12' x 12' high, remove	EA	2.00	24	0	0	0	45	81	95
			729.60	0.00	23.26	0.00	1,470.39	2,641.73	3,115.70
1.1.2.7 HTW 050505100605 Remove Miscellaneous Metals, canopy framing	TON	2.00	1,459	0	47	0	2,941	5,283	6,231
			0.00	775.00	0.00	0.00	1,272.18	2,285.62	2,695.70
1.1.2.8 USR 024119190840 Selective demolition, rubbish handling, dumpster, 40 C.Y., 10 ton capacity, weekly rental, includes one dump per week, cost to be added to demolition cost (Note: online search for Dallas area)	EA	3.00	0	2,325	0	0	3,817	6,857	8,087
			729.60	0.00	23.26	0.00	1,470.39	2,641.73	3,115.70
1.1.2.9 HTW 050505100605 Remove Miscellaneous Metals - Louvers	TON	0.33	241	0	8	0	485	872	1,028
			0.97	0.00	0.00	0.00	1.98	3.55	4.19
1.1.2.10 RSM 090505302350 Walls and partitions demolition, metal or wood studs, finish two sides, plywood	SF	317.00	308	0	0	0	627	1,126	1,328
			0.25	0.00	0.00	0.00	0.51	0.92	1.08

Contract Cost Report

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.1.2.11 RSM 070505102120 Selective demolition, thermal and moisture protection, roof edge, aluminum soffit and fascia	LF	288.00	72	0	0	0	147	264	312
1.1.2.12 RSM 051223800200 Subpurlin, bulb tee, painted, 32-5/8" O.C., 40 psf L.L., Type 218, max 10'-2" span, 3.19 plf, 2-1/8" high x 2-1/8" wide, shop fabricated, type 218, 3.19 plf	SF	2,474.00	0.29 713	1.78 4,404	0.02 37	0.00 0	3.52 8,705	6.32 15,639	7.46 18,445
1.1.3 Roof Demolition	SF	20,441.00	1.07 21,822	0.57 11,625	0.20 4,003	0.00 0	3.64 74,501	6.55 133,851	7.72 157,866
1.1.3.1 RSM 070505104820 Selective demolition, thermal and moisture protection, roofing, sheet metal	SF	20,441.00	0.34 6,868	0.00 0	0.00 0	0.00 0	0.73 14,866	1.31 26,708	1.54 31,500
1.1.3.2 RSM 070505102470 Selective demolition, thermal and moisture protection, roof insulation board, over 2" thick	BF	81,764.00	0.09 7,573	0.00 0	0.00 0	0.00 0	0.20 16,390	0.36 29,447	0.42 34,730
1.1.3.3 RSM 070505100420 Selective demolition, thermal and moisture protection, gutters, metal or wood, edge hung	LF	508.00	0.60 302	0.00 0	0.00 0	0.00 0	1.29 655	2.31 1,176	2.73 1,387
1.1.3.4 RSM 070505100120 Selective demolition, thermal and moisture protection, downspouts, including hangers	LF	182.00	0.41 74	0.00 0	0.00 0	0.00 0	0.88 161	1.59 289	1.87 341
1.1.3.5 RSM 070505100220 Selective demolition, thermal and moisture protection, flashing, sheet metal	SF	750.00	0.49 370	0.00 0	0.00 0	0.00 0	1.07 800	1.92 1,437	2.26 1,695
1.1.3.6 USR 050505100500 Selective demolition, tectum roof decking, uncovered, bare, excl shoring, bracing, cutting, hauling, dumping	SF	20,441.00	0.24 4,922	0.00 0	0.00 0	0.00 0	0.52 10,654	0.94 19,141	1.10 22,575
1.1.3.7 USR 024119190840 Selective demolition, rubbish handling, dumpster, 40 C.Y., 10 ton capacity, weekly rental, includes one dump per week, cost to be added to demolition cost (Note: online search for Dallas area)	EA	15.00	0.00 0	775.00 11,625	0.00 0	0.00 0	1,272.18 19,083	2,285.62 34,284	2,695.70 40,436
1.1.3.8 RSM 015419500100 Crane crew, daily use for small jobs, 12-ton truck-mounted hydraulic crane, portal to portal	DAY	10.00	171.28 1,713	0.00 0	400.27 4,003	0.00 0	1,189.42 11,894	2,136.94 21,369	2,520.35 25,203
1.1.4 Interior Demolition	SF	18,533.00	0.34 6,307	0.42 7,751	0.09 1,760	0.00 0	1.24 22,946	2.22 41,225	2.62 48,621
1.1.4.1 RSM 090505101250 Ceiling demolition, suspended ceiling, mineral fiber, on suspension system, remove	SF	5,590.00	0.24 1,331	0.00 0	0.00 0	0.00 0	0.38 2,135	0.69 3,836	0.81 4,524
1.1.4.2 RSM 090505100240 Ceiling demolition, gypsum board, on suspension system, remove	SF	619.00	0.40 246	0.00 0	0.00 0	0.00 0	0.64 394	1.14 708	1.35 835

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.1.4.3 RSM 080505100500 Door demolition, interior door, single, 3' x 7' high, 1-3/8" thick, remove	EA	10.00	7.14 71	0.00 0	0.00 0	0.00 0	11.46 115	20.58 206	24.28 243
1.1.4.4 RSM 080505100520 Door demolition, interior door, double, 6' x 7' high, 1-3/8" thick, remove	EA	1.00	8.93 9	0.00 0	0.00 0	0.00 0	14.32 14	25.73 26	30.35 30
1.1.4.5 RSM 080505102000 Door demolition, door frames, metal, remove	EA	11.00	2.96 33	0.00 0	0.00 0	0.00 0	4.41 49	7.92 87	9.34 103
1.1.4.6 RSM 040505100410 Selective demolition, masonry, concrete block walls, reinforced alternate courses, 8" thick	SF	980.00	0.29 283	0.00 0	0.00 0	0.00 0	0.46 454	0.83 815	0.98 961
1.1.4.7 RSM 024119251220 Selective demolition, saw cutting, masonry walls, block, solid, per inch of depth	LF	44.00	1.27 56	0.03 1	3.89 171	0.00 0	8.35 367	14.99 660	17.68 778
1.1.4.8 RSM 090505300020 Walls and partitions demolition, concrete, reinforced	CF	28.00	7.32 205	0.00 0	2.08 58	0.00 0	15.08 422	27.09 758	31.95 895
1.1.4.9 RSM 090505302300 Walls and partitions demolition, metal or wood studs, finish two sides, plasterboard (drywall)	SF	760.00	0.84 638	0.00 0	0.00 0	0.00 0	1.35 1,024	2.42 1,839	2.85 2,169
1.1.4.10 RSM 090505302020 Walls and partitions demolition, movable walls, metal, 8' high	SF	208.00	0.36 74	0.00 0	0.00 0	0.00 0	0.57 119	1.03 214	1.21 252
1.1.4.11 RSM 100505106050 Selective demolition, partition, woven wire	SF	320.00	0.20 65	0.00 0	0.00 0	0.00 0	0.33 105	0.59 188	0.69 222
1.1.4.12 RSM 090505303760 Walls and partitions demolition, tile, ceramic, on walls, thin set	SF	1,136.00	0.48 541	0.00 0	0.00 0	0.00 0	0.76 868	1.37 1,559	1.62 1,839
1.1.4.13 RSM 060505201000 Selective demolition, millwork and trim, wood base cabinets	LF	16.00	3.57 57	0.00 0	0.00 0	0.00 0	5.73 92	10.29 165	12.14 194
1.1.4.14 RSM 060505201020 Selective demolition, millwork and trim, wood wall cabinets	LF	16.00	3.57 57	0.00 0	0.00 0	0.00 0	5.73 92	10.29 165	12.14 194
1.1.4.15 RSM 060505201500 Selective demolition, millwork and trim, counter top, straight runs	LF	43.00	1.43 61	0.00 0	0.00 0	0.00 0	2.29 99	4.12 177	4.86 209
1.1.4.16 RSM 090505202020 Flooring demolition, tile, ceramic, mud set	SF	683.00	0.46 312	0.00 0	0.00 0	0.00 0	0.73 501	1.32 900	1.55 1,061
1.1.4.17 RSM 100505101910 Specialties demolition, toilet cubicles, remove	EA	8.00	35.72 286	0.00 0	0.00 0	0.00 0	57.29 458	102.92 823	121.39 971

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.1.4.18 RSM 100505101930 Urinal screen, remove	EA	1.00	11.91 12	0.00 0	0.00 0	0.00 0	19.10 19	34.31 34	40.46 40
1.1.4.19 HTW 024119252200 Saw Cutting Concrete Floor Slabs	HR	32.00	39.84 1,275	0.00 0	45.99 1,472	0.00 0	137.54 4,401	247.10 7,907	291.44 9,326
1.1.4.20 HTW 030505100490 Remove Concrete Floor	CF	330.00	2.10 694	0.00 0	0.18 59	0.00 0	3.66 1,207	6.57 2,168	7.75 2,557
1.1.4.21 USR 024119190840 Selective demolition, rubbish handling, dumpster, 40 C.Y., 10 ton capacity, weekly rental, includes one dump per week, cost to be added to demolition cost (Note: online search for Dallas area)	EA	10.00	0.00 0	775.00 7,750	0.00 0	0.00 0	1,001.32 10,013	1,798.99 17,990	2,121.77 21,218
1.1.5 Plumbing Demolition	SF	18,533.00	0.37 6,915	0.00 0	0.00 0	0.00 0	0.60 11,124	1.08 19,986	1.27 23,572
1.1.5.1 RSM 220505100720 Water closets, selective demolition	EA	8.00	15.85 127	0.00 0	0.00 0	0.00 0	29.52 236	53.03 424	62.54 500
1.1.5.2 RSM 220505101600 Fixture, water fountain, free standing, remove, includes 10' piping	EA	1.00	23.77 24	0.00 0	0.00 0	0.00 0	44.27 44	79.54 80	93.81 94
1.1.5.3 RSM 220505101200 Fixture, lavatory, wall hung, selective demolition, includes 10' piping	EA	7.00	19.02 133	0.00 0	0.00 0	0.00 0	35.42 248	63.63 445	75.05 525
1.1.5.4 RSM 100505101850 Specialties demolition, shower partitions, cabinet or stall, includes base and door	EA	1.00	35.72 36	0.00 0	0.00 0	0.00 0	67.04 67	120.45 120	142.06 142
1.1.5.5 RSM 220505101520 Fixture, urinal, wall mounted, selective demolition, includes 10' piping	EA	4.00	27.17 109	0.00 0	0.00 0	0.00 0	50.60 202	90.90 364	107.21 429
1.1.5.6 RSM 220505101300 Fixture, sink, single compartment, selective demolition	EA	1.00	23.77 24	0.00 0	0.00 0	0.00 0	44.27 44	79.54 80	93.81 94
1.1.5.7 RSM 220505102250 Water heater, 40 gallon, selective demolition	EA	2.00	31.69 63	0.00 0	0.00 0	0.00 0	59.03 118	106.06 212	125.08 250
1.1.5.8 USR Misc. Piping Demo	LS	1.00	6,400	0	0	0	10,164	18,261	21,537
1.1.6 Mechanical Demolition	SF	18,533.00	0.32 5,983	0.00 0	0.00 84	0.00 0	0.63 11,586	1.12 20,815	1.32 24,550
1.1.6.1 RSM 230505101760 Exhaust system, components, selective demolition	SYS	6.00	19.11 115	0.00 0	0.00 0	0.00 0	37.11 223	66.66 400	78.62 472
1.1.6.2 HTW 230505109298 Remove Unit Heater to 50 MBH	EA	5.00	193.95 970	0.00 0	0.00 0	0.00 0	368.21 1,841	661.53 3,308	780.22 3,901
			4.25	0.00	0.00	0.00	8.25	14.81	17.47

Contract Cost Report

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.1.6.3 RSM 230505101640 Diffusers, registers or grills, 21" thru 36" max dimension, selective demolition	EA	25.00	106	0	0	0	206	370	437
1.1.6.4 RSM 230505101300 Air conditioner, ductwork, rigid, 12"-14" x 16"-18", selective demolition	LF	400.00	1.68 672	0.00 0	0.00 0	0.00 0	3.25 1,302	5.85 2,339	6.90 2,758
1.1.6.5 RSM 230505103800 Mixing box, constant or VAV, selective demolition	EA	12.00	13.84 166	0.00 0	0.00 0	0.00 0	26.88 323	48.29 580	56.96 684
1.1.6.6 RSM 220505102000 Pipe, metal pipe, to 1-1/2" diam., selective demolition	LF	1,600.00	0.95 1,521	0.00 0	0.00 0	0.00 0	1.82 2,909	3.27 5,226	3.85 6,164
1.1.6.7 HTW 230505109288 Remove Condensing Unit to 10 Ton	EA	4.00	158.54 634	0.00 0	21.11 84	0.00 0	343.67 1,375	617.45 2,470	728.23 2,913
1.1.6.8 RSM 230505100350 Boiler, gas and or oil or solid, 160 thru 2000 MBH, selective demolition	EA	1.00	1,798.16 1,798	0.00 0	0.00 0	0.00 0	3,408.28 3,408	6,123.40 6,123	7,222.05 7,222
1.1.7 Electrical Demolition	EA	1.00	4,544.85 4,545	0.00 0	0.00 0	0.00 0	8,425.59 8,426	15,137.61 15,138	17,853.57 17,854
1.1.7.1 RSM 260505101285 Panelboards, 4 wire, 120/208 V, 600 amp, to 42 circuits, electrical demolition, remove, including removal of all breakers, conduit terminations & wire connections	EA	1.00	447.70 448	0.00 0	0.00 0	0.00 0	829.98 830	1,491.16 1,491	1,758.70 1,759
1.1.7.2 RSM 260505101270 Panelboards, 4 wire, 120/208 V, 200 amp, to 42 circuits, electrical demolition, remove, including removal of all breakers, conduit terminations & wire connections	EA	1.00	298.47 298	0.00 0	0.00 0	0.00 0	553.32 553	994.11 994	1,172.47 1,172
1.1.7.3 RSM 260505350560 Master light control panel, electrical demolition, remove	EA	1.00	358.16 358	0.00 0	0.00 0	0.00 0	663.98 664	1,192.93 1,193	1,406.96 1,407
1.1.7.4 RSM 260505102140 Fluorescent fixtures, interior, 4 lamp, 2' x 4', electrical demolition, remove, recessed drop-in, to 15' high, including supports & whips	EA	50.00	23.88 1,194	0.00 0	0.00 0	0.00 0	44.27 2,213	79.53 3,976	93.80 4,690
1.1.7.5 RSM 260505102420 Fluorescent fixtures, interior, industrial, 2 lamp, 4' long, electrical demolition, remove, pendant mount, to 15' high, including removal of chain or rod hanger	EA	13.00	20.47 266	0.00 0	0.00 0	0.00 0	37.94 493	68.17 886	80.40 1,045
1.1.7.6 RSM 260505102440 Fluorescent fixtures, interior, industrial, 2 lamp, 8' long, electrical demolition, remove, pendant mount, to 15' high, including removal of chain or rod hanger	EA	35.00	26.53 929	0.00 0	0.00 0	0.00 0	49.18 1,721	88.37 3,093	104.22 3,648
			11.55	0.00	0.00	0.00	21.42	38.48	45.39

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.1.7.7 RSM 260505102480 Incandescent fixtures, interior, metal cylinder type, 75 watt, electrical demolition, remove, surface, ceiling, or wall mount, to 12' high	EA	7.00	81	0	0	0	150	269	318
1.1.7.8 RSM 260505102540 Metal halide fixture, interior, high bay, 400 Watt, electrical demolition, remove, surface, ceiling, or wall mount, to 12' high	EA	9.00	47.75 430	0.00 0	0.00 0	0.00 0	88.53 797	159.06 1,432	187.60 1,688
1.1.7.9 RSM 260505102700 Mercury vapor wall pack, exterior, 175 watt, electrical demolition, remove	EA	4.00	28.65 115	0.00 0	0.00 0	0.00 0	53.12 212	95.43 382	112.56 450
1.1.7.10 RSM 260505101100 Safety switches, 250 or 600 V, 30 amp, electrical demolition, remove, including disconnection of wire & conduit terminations	EA	6.00	29.12 175	0.00 0	0.00 0	0.00 0	53.98 324	96.99 582	114.39 686
1.1.7.11 RSM 260505101790 Receptacle & switches, 15 to 30 amp, electrical demolition, remove	EA	95.00	2.65 252	0.00 0	0.00 0	0.00 0	4.92 467	8.84 839	10.42 990
1.2 Exterior Enclosure	SF	18,533.00	40,096	381,339	6,222	0	723,095	1,299,129	1,532,216
1.2.1 Exterior Doors & Windows	EA	18,533.00	5,176	57,255	0	0	104,227	187,256	220,854
1.2.1.1 Exterior Man-Doors	EA	5.00	281	27,443	0	0	45,599	81,924	96,622
1.2.1.1.1 Exterior Hollow Metal Door, Single, Flush, 3'x7'	EA	2.00	71	5,804	0	0	9,668	17,370	20,486
1.2.1.1.1.1 RSM 099113700180 Paints & coatings, exterior doors, flush, both sides, roll & brush, primer + 1 coat, exterior latex, incl. frame & trim	EA	2.00	19.66 39	20.00 40	0.00 0	0.00 0	73.07 146	131.28 263	154.84 310
1.2.1.1.1.2 RSM 081313131760 Doors, commercial, steel, insulated, full panel, 18 ga., 3'-0" x 7'-0" x 1-3/4" thick	EA	2.00	3.16 6	560.00 1,120	0.00 0	0.00 0	925.23 1,850	1,662.28 3,325	1,960.53 3,921
1.2.1.1.1.3 HNC 081213133880 Frames, steel, knock down, single, 14 ga., 6-3/4" deep, 7'-0" h x 3'-0" w	EA	2.00	3.16 6	291.65 583	0.00 0	0.00 0	484.72 969	870.86 1,742	1,027.11 2,054
1.2.1.1.1.4 RSM 087120152250 Door hardware, school, single, exterior, incl. lever, panic device	DR	2.00	7.89 16	1,900.00 3,800	0.00 0	0.00 0	3,133.82 6,268	5,630.30 11,261	6,640.48 13,281
1.2.1.1.1.5 RSM 087120900012 Door hardware, hinges, full mortise, average frequency, steel base, USP, 4-1/2" x 4-1/2"	PR	4.00	0.00 0	34.50 138	0.00 0	0.00 0	56.63 227	101.75 407	120.00 480
1.2.1.1.1.6 RSM 087120950040 Door hardware, kick plate, stainless steel,	EA	2.00	1.58 3	61.50 123	0.00 0	0.00 0	103.94 208	186.74 373	220.25 440

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
.05", 16 ga, 8" x 34"			52.53	5,409.75	0.00	0.00	8,982.67	16,138.48	19,034.01
1.2.1.1.2 Exterior Hollow Metal Door, Double, Flush, 6'x7'	EA	4.00	210	21,639	0	0	35,931	64,554	76,136
1.2.1.1.2.1 RSM 099113700180 Paints & coatings, exterior doors, flush, both sides, roll & brush, primer + 1 coat, exterior latex, incl. frame & trim	EA	4.00	19.66 79	20.00 80	0.00 0	0.00 0	73.07 292	131.28 525	154.84 619
1.2.1.1.2.2 RSM 081313131760 Doors, commercial, steel, insulated, full panel, 18 ga., 3'-0" x 7'-0" x 1-3/4" thick	EA	8.00	3.16 25	560.00 4,480	0.00 0	0.00 0	925.23 7,402	1,662.28 13,298	1,960.53 15,684
1.2.1.1.2.3 RSM 087120152250 Door hardware, school, single, exterior, incl. lever, panic device	DR	8.00	7.89 63	1,900.00 15,200	0.00 0	0.00 0	3,133.82 25,071	5,630.30 45,042	6,640.48 53,124
1.2.1.1.2.4 RSM 081213134020 Frames, steel, knock down, hollow metal, double, 14 ga., 6-3/4" deep, 7'-0" h x 6'-0" w	EA	1.00	3.95 4	315.00 315	0.00 0	0.00 0	524.55 525	942.42 942	1,111.50 1,112
1.2.1.1.2.5 RSM 087120950040 Door hardware, kick plate, stainless steel, .05", 16 ga, 8" x 34"	EA	8.00	1.58 13	61.50 492	0.00 0	0.00 0	103.94 832	186.74 1,494	220.25 1,762
1.2.1.1.2.6 RSM 087120900012 Door hardware, hinges, full mortise, average frequency, steel base, USP, 4-1/2" x 4-1/2"	PR	12.00	0.00 0	34.50 414	0.00 0	0.00 0	56.63 680	101.75 1,221	120.00 1,440
1.2.1.1.2.7 RSM 081213150550 Mullion section, removable	LF	28.00	0.95 27	23.50 658	0.00 0	0.00 0	40.37 1,130	72.53 2,031	85.54 2,395
1.2.1.2 Overhead Garage Doors	EA	1.00	1,587.52	7,513.28	0.00	0.00	15,426.85	27,716.25	32,689.05
1.2.1.2.1 RSM 083323102600 Doors, rolling service, steel, manual, fire, class A, 20 gauge, 16' x 14' high, incl. hardware	EA	1.00	1,443.20 1,443	6,175.00 6,175	0.00 0	0.00 0	12,948.80 12,949	23,264.12 23,264	27,438.13 27,438
1.2.1.2.2 RSM 083323104000 Doors, rolling service, steel, manual, for weatherstripping, extruded rubber, jambs, add	LF	28.00	0.00 0	2.21 62	0.00 0	0.00 0	3.63 102	6.52 182	7.69 215
1.2.1.2.3 RSM 083323104100 Doors, rolling service, steel, manual, for weatherstripping, hood, extruded rubber, add	LF	16.00	0.00 0	9.50 152	0.00 0	0.00 0	15.59 250	28.02 448	33.04 529
1.2.1.2.4 RSM 083323104200 Doors, rolling service, steel, manual, for weatherstripping, sill, extruded rubber, add	LF	16.00	0.00 0	9.65 154	0.00 0	0.00 0	15.84 253	28.46 455	33.57 537
1.2.1.2.5 RSM 083323104500 Doors, rolling service, steel, manual, motor operators for, to 14' x 14' opening	EA	1.00	144.32 144	970.00 970	0.00 0	0.00 0	1,873.52 1,874	3,366.00 3,366	3,969.92 3,970
			3,307.10	22,298.90	0.00	0.00	43,201.20	77,616.30	91,542.08

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.2.1.3 Metal-Framed Windows	EA	1.00	3,307	22,299	0	0	43,201	77,616	91,542
1.2.1.3.1 RSM 085113100100 Windows, aluminum sash, stock, grade C, fixed casement, excl. glazing and trim	SF	442.00	3.61 1,595	18.45 8,155	0.00 0	0.00 0	37.32 16,494	67.04 29,634	79.07 34,951
1.2.1.3.2 RSM 088130100700 Insulating glass, double glazed, 1/4" float, 1/4" tempered, for 1" thick unit	SF	442.00	3.87 1,712	32.00 14,144	0.00 0	0.00 0	60.42 26,707	108.56 47,983	128.03 56,591
1.2.2 Exterior Walls	EA	1.00	1,236	3,000	5	0	7,296	13,109	15,461
1.2.2.1 Masonry Infill	SF	234.00	1,236	3,000	5	0	7,296	13,109	15,461
1.2.2.1.1 USR 8" CMU Wall (Note: Assembly Item Includes CMU, Grout, Reinforcing, and scaffolding)	SF	234.00	2.14 501	3.91 915	0.02 5	0.00 0	10.55 2,469	18.96 4,435	22.36 5,231
1.2.2.1.2 RSM 042113132000 Brick veneer masonry, standard brick, select common, running bond, truckload lots, 6.75/SF, 4" x 2-2/3" x 8", includes 3% brick and 25% mortar waste, excludes scaffolding, grout and reinforcing	SF	234.00	3.14 735	8.91 2,086	0.00 0	0.00 0	20.63 4,828	37.07 8,673	43.72 10,230
7.2 RSM 042113133360 Brick veneer masonry, for less than truckload lots, add			0	1	0				
1.2.3 Roofing	SF	20,441.00	33,684	321,083	6,217	0	611,571	1,098,763	1,295,902
1.2.3.1 Roof Deck	SF	20,441.00	6,682	45,996	213	0	89,114	160,104	188,829
1.2.3.1.1 RSM 053123502200 Metal roof decking, steel, open type B wide rib, galvanized, 50 to 500 Sq, 1-1/2" D, 22 gauge	SF	13,541.00	0.33 4,032	2.25 26,676	0.01 129	0.00 0	4.36 52,003	7.83 93,429	9.24 110,192
1.2.3.1.2 RSM 053123503250 Metal roof decking, steel, open type N wide rib, galvanized, 50 to 500 Sq, 3" D, 22 gauge	SF	6,900.00	0.30 2,650	1.97 19,320	0.01 84	0.00 0	3.84 37,111	6.90 66,675	8.14 78,637
1.2.3.2 B301003 Roof Insulation & Fill	SF	20,441.00	7,587	112,034	0	0	200,436	360,107	424,717
1.2.3.2.1 RSM 072216103110 Roof deck insulation, fastening alternatives, 12" OC beads, low-rise polyurethane	SQ	409.00	0.37 1,251	5.48 39,673	0.00 0	0.00 0	9.81 67,849	17.62 121,899	20.78 143,769
1.2.3.2.2 RSM 072216101930 Extruded polystyrene insulation, for roof decks, 3" thick, R15, 15 PSI compressive strength, fastening excluded (Note: 2-layers)	SF	40,882.00	3.06 4,327	97.00 61,732	0.00 0	0.00 0	165.89 110,762	298.04 198,997	351.51 234,700
1.2.3.2.3 RSM 072216100800 Roof deck insulation, gypsum cover board, fiberglass mat faced, 1/4" thick, fastening excluded	SF	20,441.00	0.11 2,009	1.51 10,629	0.00 0	0.00 0	2.71 21,825	4.87 39,212	5.74 46,247

Contract Cost Report

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.2.3.3 Standing Seam Roof	SF	20,441.00	<i>0.66</i> 13,435	<i>7.15</i> 146,153	<i>0.00</i> 0	<i>0.00</i> 0	<i>13.16</i> 269,089	<i>23.65</i> 483,452	<i>27.89</i> 570,193
1.2.3.3.1 RSM 074113201050 Steel roofing panels, standing seam, painted finish, on substrate, 2" standing seam, 22 gauge	SF	20,441.00	<i>0.66</i> 13,435	<i>7.15</i> 146,153	<i>0.00</i> 0	<i>0.00</i> 0	<i>13.16</i> 269,089	<i>23.65</i> 483,452	<i>27.89</i> 570,193
1.2.3.4 B301004 Flashings & Trim	LS	1.00	780	5,019	0	0	9,937	17,852	21,055
1.2.3.4.1 RSM 076510100300 Sheet metal flashing, aluminum, flexible, mill finish, .050" thick, including up to 4 bends	SF	750.00	<i>0.95</i> 712	<i>6.25</i> 4,688	<i>0.00</i> 0	<i>0.00</i> 0	<i>12.33</i> 9,245	<i>22.15</i> 16,610	<i>26.12</i> 19,590
1.2.3.4.2 RSM 074113201200 Steel roofing panels, on steel frame, ridge, galvanized, 10" wide	LF	92.00	<i>0.74</i> 68	<i>3.60</i> 331	<i>0.00</i> 0	<i>0.00</i> 0	<i>7.52</i> 691	<i>13.50</i> 1,242	<i>15.92</i> 1,465
1.2.3.5 B301099 Other Roofing	LS	1.00	5,201	11,882	6,004	0	42,996	77,247	91,107
1.2.3.5.1 RSM 015423805420 Staging aid/fall protection equipment, installation of U-Bolt roof anchor, permanent	EA	300.00	<i>1.18</i> 355	<i>0.00</i> 0	<i>0.00</i> 0	<i>0.00</i> 0	<i>2.30</i> 691	<i>4.14</i> 1,242	<i>4.88</i> 1,465
1.2.3.5.2 RSM 077253100200 Snow guards, standing seam metal roofs, fastened with set screws	EA	508.00	<i>2.87</i> 1,456	<i>20.00</i> 10,160	<i>0.00</i> 0	<i>0.00</i> 0	<i>39.08</i> 19,851	<i>70.20</i> 35,664	<i>82.80</i> 42,063
1.2.3.5.3 RSM 077123300100 Aluminum gutters, stock units, enameled, 5" box, .027" thick	LF	508.00	<i>1.22</i> 621	<i>2.35</i> 1,194	<i>0.00</i> 0	<i>0.00</i> 0	<i>6.52</i> 3,313	<i>11.72</i> 5,953	<i>13.82</i> 7,021
1.2.3.5.4 RSM 077123100400 Aluminum downspouts, enameled, 3" x 4", .024" thick	LF	182.00	<i>1.09</i> 199	<i>2.90</i> 528	<i>0.00</i> 0	<i>0.00</i> 0	<i>7.14</i> 1,299	<i>12.83</i> 2,335	<i>15.13</i> 2,753
1.2.3.5.5 RSM 015419500100 Crane crew, daily use for small jobs, 12-ton truck-mounted hydraulic crane, portal to portal	DAY	15.00	<i>171.28</i> 2,569	<i>0.00</i> 0	<i>400.27</i> 6,004	<i>0.00</i> 0	<i>1,189.42</i> 17,841	<i>2,136.94</i> 32,054	<i>2,520.35</i> 37,805
1.3 Interior Construction	SF	18,533.00	<i>0.95</i> 17,617	<i>9.72</i> 180,179	<i>0.04</i> 818	<i>0.00</i> 0	<i>16.53</i> 306,298	<i>29.69</i> 550,302	<i>35.02</i> 649,036
1.3.1 Slab on Grade	EA	1.00	<i>1,388.65</i> 1,389	<i>4,730.52</i> 4,731	<i>115.65</i> 116	<i>0.00</i> 0	<i>10,679.50</i> 10,680	<i>19,187.05</i> 19,187	<i>22,629.55</i> 22,630
1.3.1.1 USR 6" Slab On Grade, w/ Rebar Reinforcing (Note: Assembly Item Includes Concrete, Rebar Reinforcing, Finishing, Base Course, Vapor Retarder, & Forming)	SF	660.00	<i>1.30</i> 857	<i>4.68</i> 3,090	<i>0.09</i> 61	<i>0.00</i> 0	<i>10.36</i> 6,838	<i>18.61</i> 12,284	<i>21.95</i> 14,488
1.3.1.2 RSM 033053404720 Structural concrete, thickened edge for slab on grade (3500 psi), depth is added to and poured monolithically with slab, 12" wide x 12" deep, reinforced, includes forms(4 uses), Grade 60 rebar, concrete (Portland cement Type I), placing and finishing	LF	80.00	<i>1.23</i> 98	<i>17.10</i> 1,368	<i>0.03</i> 2	<i>0.00</i> 0	<i>30.49</i> 2,439	<i>54.78</i> 4,382	<i>64.61</i> 5,169
1.3.1.3 RSM 035316500850 Concrete finishing, floor, granolithic topping on	SF	354.00	<i>1.22</i> 433	<i>0.77</i> 273	<i>0.15</i> 52	<i>0.00</i> 0	<i>3.96</i> 1,403	<i>7.12</i> 2,520	<i>8.40</i> 2,972

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
fresh or cured concrete, machine trowel finish, 1" thick, 1:1:1-1/2 mix									
1.3.2 Partitions	EA	1.00	7,931.72 7,932	35,686.13 35,686	589.41 589	0.00 0	75,205.78 75,206	135,116.47 135,116	159,358.84 159,359
1.3.2.1 2-Sided GWB Partition	SF	1,585.00	0.18 291	2.85 4,518	0.00 0	0.00 0	5.03 7,966	9.03 14,312	10.65 16,880
1.3.2.1.1 RSM 092910302250 Gypsum wallboard, on walls, water resistant, taped & finished (level 4 finish), 5/8" thick	SF	3,170.00	0.05 156	0.48 1,522	0.00 0	0.00 0	0.88 2,792	1.58 5,017	1.87 5,917
1.3.2.1.2 RSM 092216132800 Metal stud partition, non-load bearing, galvanized, 10' high, 3-5/8" wide, 20 gauge, 16" O.C., includes top & bottom track	SF	900.00	0.06 55	1.16 1,044	0.00 0	0.00 0	2.02 1,819	3.63 3,267	4.28 3,853
1.3.2.1.3 RSM 092216133240 Metal stud partition, non-load bearing, galvanized, 12'high, 6" wide, 20 gauge, 16" O.C., includes top & bottom track	SF	685.00	0.08 52	0.86 589	0.00 0	0.00 0	1.55 1,065	2.79 1,914	3.29 2,257
1.3.2.1.4 RSM 072116200160 Blanket insulation, for walls or ceilings, kraft faced fiberglass, 6" thick, R19, 15" wide	SF	1,585.00	0.02 28	0.86 1,363	0.00 0	0.00 0	1.44 2,290	2.60 4,115	3.06 4,853
1.3.2.2 1-Sided GWB Partition	SF	7,728.00	0.08 583	1.46 11,279	0.00 0	0.00 0	2.54 19,618	4.56 35,246	5.38 41,570
1.3.2.2.1 RSM 092910302250 Gypsum wallboard, on walls, water resistant, taped & finished (level 4 finish), 5/8" thick	SF	7,728.00	0.05 379	0.48 3,709	0.00 0	0.00 0	0.88 6,807	1.58 12,230	1.87 14,424
1.3.2.2.2 RSM 092216132800 Metal stud partition, non-load bearing, galvanized, 10' high, 3-5/8" wide, 20 gauge, 16" O.C., includes top & bottom track	SF	330.00	0.06 20	1.16 383	0.00 0	0.00 0	2.02 667	3.63 1,198	4.28 1,413
1.3.2.2.3 RSM 072113100390 Wall insulation, rigid, fiberglass, unfaced, 1-1/2" thick, R6.5, 3#/CF	SF	7,728.00	0.02 183	0.93 7,187	0.00 0	0.00 0	1.57 12,144	2.82 21,818	3.33 25,733
1.3.2.3 Concrete Partitions	SF	694.00	7.27 5,046	17.00 11,796	0.80 556	0.00 0	43.57 30,238	78.28 54,327	92.33 64,074
1.3.2.3.1 USR 8" CIP Concrete Partitions	SF	694.00	4.10 2,849	16.52 11,467	0.34 235	0.00 0	35.69 24,769	64.12 44,500	75.63 52,484
1.3.2.3.2 HNC 051223450145 Lintel angle, structural, unpainted, 6"x4"x1/2"	LF	7.00	3.63 25	18.97 133	0.00 0	0.00 0	38.24 268	68.70 481	81.03 567
1.3.2.3.3 RSM 032111602420 Reinforcing steel, in place, dowels, deformed, 2' long, #5, A615, grade 60	EA	104.00	1.66 173	1.67 174	0.00 0	0.00 0	5.89 612	10.57 1,100	12.47 1,297
			19.23	0.22	3.09	0.00	44.13	79.29	93.51

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.3.2.3.4 RSM 038213100100 Concrete core drilling, core, reinforced concrete slab, 1" diameter, up to 6" thick slab, includes bit cost, layout and set up time	EA	104.00	2,000	23	322	0	4,590	8,246	9,725
1.3.2.4 CMU Infill	EA	1.00	428.63 429	781.63 782	4.39 4	0.00 0	2,162.67 2,163	3,885.50 3,885	4,582.63 4,583
1.3.2.4.1 USR 8" CMU Wall (Note: Assembly Item Includes CMU, Grout, Reinforcing, and scaffolding)	SF	200.00	2.14 429	3.91 782	0.02 4	0.00 0	10.81 2,163	19.43 3,885	22.91 4,583
1.3.2.5 CMU Partitions	EA	1.00	920.62 921	1,777.53 1,778	9.12 9	0.00 0	4,806.68 4,807	8,635.79 8,636	10,185.21 10,185
1.3.2.5.1 USR 8" CMU Wall (Note: Assembly Item Includes CMU, Grout, Reinforcing, and scaffolding)	SF	416.00	2.14 892	3.91 1,626	0.02 9	0.00 0	10.81 4,498	19.43 8,082	22.91 9,532
1.3.2.5.2 HNC 051223450145 Lintel angle, structural, unpainted, 6"x4"x1/2"	LF	8.00	3.63 29	18.97 152	0.00 0	0.00 0	38.54 308	69.24 554	81.67 653
1.3.2.6 Folding Partitions	EA	1.00	663.10 663	5,533.50 5,534	19.77 20	0.00 0	10,414.44 10,414	18,710.83 18,711	22,067.90 22,068
1.3.2.6.1 RSM 102233100400 Partitions, folding accordion, vinyl covered, commercial, 1.75 lb per S.F., 8' max height, over 150 s.f., excludes frame	SF	204.00	0.21 43	23.00 4,692	0.00 0	0.00 0	38.15 7,783	68.55 13,984	80.85 16,493
1.3.2.6.2 RSM 051223101000 Ceiling support, structural framing, entrance door/folding partition, shop fabricated, excl door track & hardware	LF	25.50	24.32 620	33.00 842	0.78 20	0.00 0	103.18 2,631	185.38 4,727	218.64 5,575
1.3.3 Interior Doors	EA	1.00	5,305.20 5,305	46,360.55 46,361	0.00 0	0.00 0	86,814.49 86,814	155,972.96 155,973	183,957.36 183,957
1.3.3.1 RSM 081213130100 Frames, steel, knock down, hollow metal, single, 16 ga., up to 5-3/4" deep, 3'-0" x 7'-0"	EA	9.00	2.96 27	175.00 1,575	0.00 0	0.00 0	292.87 2,636	526.17 4,736	620.58 5,585
1.3.3.2 RSM 081213130140 Frames, steel, knock down, hollow metal, double, 16 ga., up to 5-3/4" deep, 7'-0" h x 6'-0" w	EA	3.00	3.38 10	261.00 783	0.00 0	0.00 0	434.84 1,305	781.24 2,344	921.41 2,764
1.3.3.3 RSM 081213134900 Frames, steel, knock down, hollow metal, for welded frames, add	EA	12.00	0.00 0	124.00 1,488	0.00 0	0.00 0	203.55 2,443	365.70 4,388	431.31 5,176
1.3.3.4 RSM 081313130100 Doors, hollow metal, commercial, steel, flush, full panel, hollow core, 1-3/8" thick, 20 ga., 3'-0" x 7'-0"	EA	15.00	2.79 42	540.00 8,100	0.00 0	0.00 0	891.69 13,375	1,602.04 24,031	1,889.47 28,342
1.3.3.5 RSM 099123390140 Paints & coatings, interior latex, zero voc, doors, flush, both sides, roll & brush, primer + 2 coats, incl. frame & trim	EA	15.00	27.52 413	28.50 428	0.00 0	0.00 0	103.12 1,547	185.27 2,779	218.51 3,278
			7.89	515.00	0.00	0.00	860.32	1,545.67	1,823.00

Contract Cost Report

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.3.3.6 RSM 087120152550 Door hardware, incl. lever handle	DR	15.00	118	7,725	0	0	12,905	23,185	27,345
			131.20	735.00	0.00	0.00	1,462.19	2,627.01	3,098.34
1.3.3.7 RSM 084313101500 Frames, aluminum, door, entrance, clear finish, storefront, 6' x 7' opening, with 3' high transom above	OPN	1.00	131	735	0	0	1,462	2,627	3,098
			29.80	116.50	0.00	0.00	251.96	452.67	533.89
1.3.3.8 USR Storefront system, Laminated/Insulated Glazing, Ballistic, aluminum framing, triple glazed (Note: Includes 1/4" Tinted Glass Interior, UL level 3A Laminated Glass, 1/4" Insulated exterior)	SF	130.00	3,874	15,145	0	0	32,754	58,847	69,405
			687.50	10,155.55	0.00	0.00	18,010.28	32,357.70	38,163.27
1.3.3.9 HNC 084126200060 Doors, all glass, entrance, tempered glass, pair of, 3' x 7' x 3/4" thick, incl. hardware and stainless steel trim	PR	1.00	688	10,156	0	0	18,010	32,358	38,163
			0.00	34.50	0.00	0.00	56.63	101.75	120.00
1.3.3.10 RSM 087120900012 Door hardware, hinges, full mortise, average frequency, steel base, USP, 4-1/2" x 4-1/2"	PR	3.00	0	104	0	0	170	305	360
			1.58	61.50	0.00	0.00	103.94	186.74	220.25
1.3.3.11 RSM 087120950040 Door hardware, kick plate, stainless steel, .05", 16 ga, 8" x 34"	EA	2.00	3	123	0	0	208	373	440
			1,456.86	71,946.16	0.00	0.00	95,212.48	171,060.98	201,752.45
1.3.4 Interior Specialties	EA	1.00	1,457	71,946	0	0	95,212	171,061	201,752
			61.57	11,255.00	0.00	0.00	14,633.47	26,290.83	31,007.88
1.3.4.1 Toilet Partitions	EA	1.00	62	11,255	0	0	14,633	26,291	31,008
			9.47	2,000.00	0.00	0.00	2,598.16	4,667.92	5,505.43
1.3.4.1.1 RSM 102113131300 Partitions, toilet, cubicles, floor & ceiling anchored, stainless steel	EA	5.00	47	10,000	0	0	12,991	23,340	27,527
			0.00	385.00	0.00	0.00	497.43	893.69	1,054.04
1.3.4.1.2 RSM 102113131400 Partitions, toilet, cubicles, floor & ceiling anchored, incl. 52" grab bars, for handicap units, add	EA	1.00	0	385	0	0	497	894	1,054
			4.74	290.00	0.00	0.00	381.74	685.85	808.90
1.3.4.1.3 RSM 102113137100 Urinal screen, wall hung, bracket supported, stainless steel	EA	3.00	14	870	0	0	1,145	2,058	2,427
1.3.4.2 Toilet & Bath Accessories	LS	1.00	54	29,306	0	0	37,944	68,172	80,403
			1.18	18.90	0.00	0.00	26.18	47.04	55.48
1.3.4.2.1 RSM 102813131100 Toilet accessories, grab bars, straight, stainless steel, 36" long	EA	1.00	1	19	0	0	26	47	55
			1.18	32.50	0.00	0.00	43.75	78.61	92.72
1.3.4.2.2 RSM 102813131105 Toilet accessories, grab bars, straight, stainless steel, 42" long	EA	1.00	1	33	0	0	44	79	93
			1.48	46.19	0.00	0.00	61.88	111.17	131.12
1.3.4.2.3 HNC 102813131110 Toilet Accessories, grab bars, straight, stainless steel, 48" long	EA	1.00	1	46	0	0	62	111	131
			0.99	98.00	0.00	0.00	128.09	230.13	271.42
1.3.4.2.4 RSM 102813136200 Toilet accessories, toilet tissue dispenser,	EA	5.00	5	490	0	0	640	1,151	1,357

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
stainless steel, surface mounted, double roll									
1.3.4.2.5 RSM 102813134600 Toilet accessories, soap dispenser, chrome, surface mounted, liquid	EA	4.00	1.18 5	52.50 210	0.00 0	0.00 0	69.60 278	125.04 500	147.47 590
1.3.4.2.6 RSM 102813133100 Toilet accessories, mirror, 36" x 24", with stainless steel 3/4" square frame	EA	5.00	1.58 8	67.00 335	0.00 0	0.00 0	88.92 445	159.75 799	188.41 942
1.3.4.2.7 RSM 102813130610 Toilet accessories, dispenser units, towel dispenser & waste receptacle, 18 gallon capacity	EA	2.00	2.37 5	445.00 890	0.00 0	0.00 0	578.48 1,157	1,039.31 2,079	1,225.78 2,452
1.3.4.2.8 RSM 102813130200 Toilet accessories, curtain rod, stainless steel, 1" diameter x 5' long	EA	7.00	1.82 13	41.00 287	0.00 0	0.00 0	55.69 390	100.05 700	118.00 826
1.3.4.2.9 RSM 102813130360 Toilet accessories, for vinyl curtain, add	SF	196.00	0.01 2	134.00 26,264	0.00 0	0.00 0	173.15 33,937	311.08 60,973	366.90 71,912
1.3.4.2.10 HNC 102813135450 Toilet Accessories, soap dish, chrome plated, surface mounted	EA	7.00	1.18 8	12.30 86	0.00 0	0.00 0	17.66 124	31.73 222	37.42 262
1.3.4.2.11 RSM 102813134300 Toilet accessories, robe hook, regular, single	EA	7.00	0.25 2	21.50 151	0.00 0	0.00 0	28.15 197	50.57 354	59.64 417
1.3.4.2.12 RSM 102813134100 Toilet accessories, mop holder strip, stainless steel, 5 holders, 48" long	EA	1.00	1.18 1	78.50 79	0.00 0	0.00 0	103.19 103	185.39 185	218.65 219
1.3.4.2.13 USR 102813135750.1 Toilet Accessories, folding shower seat (Note: Pricing based on Bobrick B-5193 Folding/Dressing Area Seat from https://accessories.tolietpartitions.com	EA	1.00	1.32 1	417.46 417	0.00 0	0.00 0	541.33 541	972.56 973	1,147.06 1,147
Material price includes 5% for fasteners and 7% for sales tax)									
1.3.4.3 Signage	EA	1.00	177.76 178	2,648.00 2,648	0.00 0	0.00 0	3,701.38 3,701	6,649.98 6,650	7,843.11 7,843
1.3.4.3.1 RSM 101310102700 Directory boards, building directory, aluminum black felt panels, 2 door, 36" x 48"	EA	2.00	18.94 38	755.00 1,510	0.00 0	0.00 0	1,003.70 2,007	1,803.27 3,607	2,126.81 4,254
1.3.4.3.2 RSM 101123102140 Bulletin board, prefabricated, wood frame, 1/4" cork, 3' x 5'	EA	2.00	2.96 6	179.00 358	0.00 0	0.00 0	235.68 471	423.43 847	499.40 999
1.3.4.3.3 RSM 101423131150 Signs, flexible door sign, adhesive back, w/Braille, 5/8" letters, 8" x 4"	EA	30.00	4.47 134	26.00 780	0.00 0	0.00 0	40.75 1,223	73.22 2,197	86.36 2,591
1.3.4.4 Fire Extinguishers	EA	1.00	897.99 898	3,839.00 3,839	0.00 0	0.00 0	6,346.44 6,346	11,402.16 11,402	13,447.92 13,448
			81.64	249.00	0.00	0.00	447.75	804.43	948.76

Contract Cost Report

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.3.4.4.1 RSM 104413532100 Fire equipment cabinets, portable extinguisher, large, steel box, recessed, D.S. glass in door, steel door & frame, 8" x 12" x 36", excludes equipment	EA	11.00	898	2,739	0	0	4,925	8,849	10,436
1.3.4.4.2 RSM 104416132100 Fire extinguishers, dry chemical, pressurized, ABC all purpose type, portable, 20 lb	EA	11.00	0.00 0	100.00 1,100	0.00 0	0.00 0	129.20 1,421	232.13 2,553	273.78 3,012
1.3.4.5 Food Service Equipment	EA	1.00	265.75 266	24,898.00 24,898	0.00 0	0.00 0	32,586.76 32,587	58,546.15 58,546	69,050.40 69,050
1.3.4.5.1 RSM 123653100040 Laboratory casework, counter tops, stainless steel, excl. base cabinets	SF	26.00	0.58 15	53.00 1,378	0.00 0	0.00 0	69.34 1,803	124.57 3,239	146.92 3,820
1.3.4.5.2 RSM 224216165930 Sink, scullery sink, stainless steel, and drain board, 3 bowls, 43" x 22" OD, excludes faucet and drain	EA	1.00	76.28 76	4,850.00 4,850	0.00 0	0.00 0	6,385.69 6,386	11,472.68 11,473	13,531.08 13,531
1.3.4.5.3 RSM 114133208655 Shelving, commercial kitchen equipment, stainless steel, flat, 4-tier, 24" x 6'	EA	4.00	23.81 95	2,650.00 10,600	0.00 0	0.00 0	3,462.06 13,848	6,220.02 24,880	7,336.00 29,344
1.3.4.5.4 RSM 114133208645 Shelving, commercial kitchen equipment, stainless steel, flat, 4-tier, 24" x 3'	EA	2.00	23.81 48	835.00 1,670	0.00 0	0.00 0	1,117.03 2,234	2,006.89 4,014	2,366.96 4,734
1.3.4.5.5 RSM 123616103200 Countertops, stainless steel, custom	SF	32.00	0.99 32	200.00 6,400	0.00 0	0.00 0	259.87 8,316	466.90 14,941	550.67 17,621
1.3.5 Casework	EA	1.00	131.68 132	14,961.25 14,961	0.00 0	0.00 0	24,808.40 24,808	44,571.36 44,571	52,568.27 52,568
1.3.5.1 RSM 123661162400 Solid surface countertop, acrylic polymer, solid colors, with silicone attached 4" backsplash, pricing for orders of 1 - 50 LF, 25" wide	LF	22.50	2.49 56	92.50 2,081	0.00 0	0.00 0	156.56 3,523	281.28 6,329	331.74 7,464
1.3.5.2 RSM 123661164100 Solid surface countertop, acrylic polymer, sinks, for cutouts, pricing for orders of 1 - 50 units	EA	5.00	4.51 23	0.00 0	0.00 0	0.00 0	8.54 43	15.34 77	18.09 90
1.3.5.3 RSM 123223109600 Custom cabinets, rule of thumb: kitchen cabinets, excl. counters & appliances, maximum (Note: base and wall cabinets in admin and unit storage)	LF	28.00	1.89 53	460.00 12,880	0.00 0	0.00 0	758.68 21,243	1,363.07 38,166	1,607.63 45,014
1.3.6 Vault Ceiling	SF	439.00	2.32 1,017	12.29 5,396	0.20 89	0.00 0	25.03 10,987	44.96 19,739	53.03 23,280
1.3.6.1 RSM 031113357070 C.I.P. concrete forms, elevated slab, edge forms, 7" to 12" high, 1 use, includes shoring, erecting, bracing, stripping and cleaning	SFC	28.50	1.32 38	2.02 58	0.00 0	0.00 0	5.85 167	10.52 300	12.41 354
			0.58	5.75	0.00	0.00	10.55	18.96	22.36

Contract Cost Report

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.3.6.2 RSM 031113351000 C.I.P. concrete forms, elevated slab, flat plate, plywood, to 15' high, 1 use, includes shoring, erecting, bracing, stripping and cleaning	SF	439.00	256	2,524	0	0	4,633	8,325	9,818
1.3.6.3 RSM 032111600600 Reinforcing steel, in place, slab on grade, #3 to #7, A615, grade 60, incl labor for accessories, excl material for accessories	TON	0.81	627.48 510	1,450.00 1,179	0.00 0	0.00 0	3,569.55 2,902	6,413.14 5,214	7,563.77 6,149
1.3.6.4 RSM 033113350350 Structural concrete, ready mix, heavyweight, 4500 psi, includes local aggregate, sand, Portland cement (Type I) and water, delivered, excludes all additives and treatments	CY	11.98	0.00 0	135.00 1,618	0.00 0	0.00 0	221.60 2,656	398.14 4,771	469.57 5,627
1.3.6.5 RSM 033113701500 Structural concrete, placing, elevated slab, pumped, 6" to 10" thick, includes leveling (strike off) & consolidation, excludes material	CY	10.89	7.26 79	0.00 0	8.14 89	0.00 0	30.91 337	55.53 605	65.50 714
1.3.6.6 RSM 033529600050 Concrete finishing, walls, burlap rub with grout, includes breaking ties and patching voids	SF	439.00	0.31 134	0.04 18	0.00 0	0.00 0	0.67 292	1.20 525	1.41 619
1.3.7 Cover Existing Vault Ceiling	SF	240.00	1.61 386	4.58 1,099	0.10 24	0.00 0	10.79 2,590	19.39 4,654	22.87 5,489
1.3.7.1 RSM 031113357000 C.I.P. concrete forms, elevated slab, edge forms, to 6" high, 4 use, includes shoring, erecting, bracing, stripping and cleaning	LF	29.00	0.43 12	0.31 9	0.00 0	0.00 0	1.33 39	2.39 69	2.82 82
1.3.7.2 RSM 032111600600 Reinforcing steel, in place, slab on grade, #3 to #7, A615, grade 60, incl labor for accessories, excl material for accessories	TON	0.44	627.48 279	1,450.00 644	0.00 0	0.00 0	3,569.55 1,586	6,413.14 2,850	7,563.77 3,362
1.3.7.3 RSM 033113350350 Structural concrete, ready mix, heavyweight, 4500 psi, includes local aggregate, sand, Portland cement (Type I) and water, delivered, excludes all additives and treatments	CY	3.23	0.00 0	135.00 436	0.00 0	0.00 0	221.60 715	398.14 1,285	469.57 1,515
1.3.7.4 RSM 033113701500 Structural concrete, placing, elevated slab, pumped, 6" to 10" thick, includes leveling (strike off) & consolidation, excludes material	CY	2.93	7.26 21	0.00 0	8.14 24	0.00 0	30.91 91	55.53 163	65.50 192
1.3.7.5 RSM 033529600050 Concrete finishing, walls, burlap rub with grout, includes breaking ties and patching voids	SF	240.00	0.31 73	0.04 10	0.00 0	0.00 0	0.67 160	1.20 287	1.41 338
1.4 Interior Finishes	SF	18,533.00	2.32 42,931	7.78 144,162	0.06 1,111	0.00 0	17.40 322,484	31.26 579,382	36.87 683,333
1.4.1 Wall Finishes	EA	1.00	11,633.96 11,634	17,113.14 17,113	0.00 0	0.00 0	51,877.87 51,878	93,205.00 93,205	109,927.68 109,928
			0.42	0.44	0.00	0.00	1.59	2.85	3.37

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.4.1.1 RSM 099123721670 Painting walls, complete, on drywall or plaster, primer and 2 finish coats, with roller, including surface preparation	SF	21,100.00	8,933	9,284	0	0	33,529	60,238	71,046
1.4.1.2 RSM 093013105810 Ceramic tile, walls, interior, thin set, 8" x 8"	SF	1,368.00	1,71	5,30	0.00	0.00	12.18	21.88	25.80
			2,336	7,250	0	0	16,657	29,926	35,295
1.4.1.3 RSM 093013101000 Ceramic tile, cove base, thin set, 6" x 4-1/4" h	LF	171.00	2.12	3.10	0.00	0.00	9.40	16.89	19.92
			362	530	0	0	1,608	2,888	3,407
1.4.1.4 RSM 061636100600 Sheathing, plywood on walls, CDX, 1/2" thick	SF	64.00	0.04	0.76	0.00	0.00	1.33	2.38	2.81
			3	49	0	0	85	153	180
1.4.2 Ceilings	EA	1.00	11,053.15	54,766.80	0.00	0.00	112,342.06	201,836.39	238,049.53
			11,053	54,767	0	0	112,342	201,836	238,050
1.4.2.1 RSM 099123720940 Paints & coatings, walls & ceilings, interior, concrete, drywall or plaster, latex paint, 2 coats, sand finish, roller	SF	8,130.00	0.13	0.36	0.00	0.00	0.87	1.56	1.84
			1,097	2,927	0	0	7,050	12,666	14,938
1.4.2.1 Acoustical Tile Ceilings	SF	7,408.00	0.72	6.00	0.00	0.00	11.31	20.31	23.96
			5,327	44,448	0	0	83,760	150,485	177,484
1.4.2.1.1 RSM 095123300820 Complete suspended ceilings, mineral fiber, Tegular, 2' x 2' x 5/8", on 9/16" grid, include standard suspension system, excl. 1-1/2" carrier channels	SF	7,408.00	0.09	5.25	0.00	0.00	8.80	15.81	18.64
			702	38,892	0	0	65,170	117,086	138,093
1.4.2.1.2 RSM 092226138400 Suspended ceiling system, 1-1/2" carriers, 24" O.C. with 1-5/8" channels, 16" O.C., incl. carriers	SF	7,408.00	0.62	0.75	0.00	0.00	2.51	4.51	5.32
			4,625	5,556	0	0	18,590	33,399	39,391
1.4.2.2 GWB Ceilings	SF	6,600.00	0.70	1.12	0.00	0.00	3.26	5.86	6.91
			4,629	7,392	0	0	21,533	38,686	45,627
1.4.2.2.1 RSM 092910303090 Gypsum wallboard, on ceilings, standard, w/compound skim coat (level 5 finish), 5/8" thick	SF	6,600.00	0.08	0.37	0.00	0.00	0.75	1.35	1.60
			508	2,442	0	0	4,971	8,930	10,533
1.4.2.2.2 RSM 092226138400 Suspended ceiling system, 1-1/2" carriers, 24" O.C. with 1-5/8" channels, 16" O.C., incl. carriers	SF	6,600.00	0.62	0.75	0.00	0.00	2.51	4.51	5.32
			4,121	4,950	0	0	16,562	29,756	35,095
1.4.3 Flooring	EA	1.00	15,243.89	72,281.65	1,110.93	0.00	152,013.69	273,111.39	322,112.56
			15,244	72,282	1,111	0	152,014	273,111	322,113
1.4.3.1 RSM 093013103260 Ceramic tile, floors, glazed, thin set, color group 1, 8" x 8"	SF	1,181.00	0.97	6.00	0.00	0.00	11.82	21.23	25.04
			1,143	7,086	0	0	13,958	25,077	29,577
1.4.3.2 RSM 096519237600 Flooring, vinyl tile, premium colors/patterns, 12" x 12"x 1/8"	SF	2,793.00	0.29	6.10	0.00	0.00	10.61	19.05	22.47
			812	17,037	0	0	29,621	53,217	62,766
1.4.3.3 RSM 096813100110 Carpet tile, tufted nylon, hard back, 26 oz., 18" x 18"	SY	206.00	1.82	25.00	0.00	0.00	44.74	80.38	94.80
			374	5,150	0	0	9,216	16,558	19,529

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.4.3.4 RSM 096726261500 Composition flooring, epoxy, heavy duty epoxy topping, 1/4" thick, 1,000 to 2,000 S.F.	SF	6,249.00	11,943	35,307	1,111	0	84,594	151,983	179,251
			1.91	5.65	0.18	0.00	13.54	24.32	28.68
1.4.3.5 RSM 096513131153 Wall base, rubber corners, standard colors, 4" high, 1/8" thick	EA	2,110.00	973	7,702	0	0	14,625	26,276	30,990
			0.46	3.65	0.00	0.00	6.93	12.45	14.69
1.4.4 Existing Finishes	EA	1.00	5,000	0	0	0	6,250	11,229	13,244
1.4.4.1 USR Clean and Maintain Existing Fixtures and Finishes to Remain	LS	1.00	5,000	0	0	0	6,250	11,229	13,244
			5,000.00	0.00	0.00	0.00	6,250.00	11,228.90	13,243.57
1.5 Plumbing	SF	18,533.00	16,848	114,250	82	0	219,042	393,537	464,145
			0.91	6.16	0.00	0.00	11.82	21.23	25.04
1.5.1 Fixtures	EA	1.00	5,781	48,695	0	0	90,686	162,928	192,160
			5,781.06	48,695.00	0.00	0.00	90,685.74	162,928.14	192,160.43
1.5.1.1 RSM 224213133360 Water closet, bowl only, floor mounted, tankless, with floor outlet, 1.28 gpf, includes flush valve and seat	EA	5.00	276	2,875	0	0	5,233	9,401	11,088
			55.24	575.00	0.00	0.00	1,046.57	1,880.30	2,217.66
1.5.1.2 RSM 224213133370 Water closet, bowl only, floor mounted, tankless, rough-in, supply, waste and vent	EA	5.00	564	2,100	0	0	4,496	8,077	9,527
			112.81	420.00	0.00	0.00	899.18	1,615.49	1,905.33
1.5.1.3 RSM 224123203100 Shower, stall, fiberglass, one piece with three walls, 36" x 36" square, includes drain only, excludes valve control and door/curtain	EA	7.00	408	2,940	0	0	5,584	10,033	11,833
			58.25	420.00	0.00	0.00	797.74	1,433.24	1,690.39
1.5.1.4 RSM 224123203260 Shower, stall, fiberglass, for thermostatic valve, add	EA	7.00	0	8,575	0	0	14,076	25,289	29,827
			0.00	1,225.00	0.00	0.00	2,010.86	3,612.76	4,260.95
1.5.1.5 RSM 224123405200 Shower, built-in head, arm, by-pass, integral stops, handles	EA	7.00	370	2,205	0	0	4,308	7,740	9,129
			52.82	315.00	0.00	0.00	615.46	1,105.75	1,304.15
1.5.1.6 RSM 224123204200 Shower, stall, rough-in, supply, waste and vent for above shower	EA	7.00	1,094	4,375	0	0	9,216	16,557	19,528
			156.29	625.00	0.00	0.00	1,316.52	2,365.29	2,789.66
1.5.1.7 RSM 224116163200 Sink, kitchen, counter top style, stainless steel, self rimming, double bowl, 33" x 22", includes faucet and drain	EA	1.00	67	1,050	0	0	1,848	3,320	3,915
			66.75	1,050.00	0.00	0.00	1,847.69	3,319.60	3,915.20
1.5.1.8 RSM 224116163400 Sink, kitchen, counter top style, stainless steel, self rimming, triple bowl, 22" x 43", includes faucet and drain	EA	1.00	73	1,125	0	0	1,982	3,561	4,200
			72.81	1,125.00	0.00	0.00	1,982.09	3,561.06	4,199.98
1.5.1.9 RSM 224116164980 Sink, kitchen, counter top style, rough-in, supply, waste and vent	EA	2.00	299	1,040	0	0	2,264	4,067	4,797
			149.71	520.00	0.00	0.00	1,131.94	2,033.67	2,398.54

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.5.1.10 RSM 224213163120 Urinal, wall hung, vitreous china, with self-closing valve, blowout type	EA	4.00	106.79 427	580.00 2,320	0.00 0	0.00 0	1,150.64 4,603	2,067.26 8,269	2,438.16 9,753
1.5.1.11 RSM 224213163300 Urinal, wall hung, rough-in, supply, waste and vent	EA	4.00	113.21 453	810.00 3,240	0.00 0	0.00 0	1,540.11 6,160	2,767.00 11,068	3,263.45 13,054
1.5.1.12 RSM 224116133020 Lavatory, vanity top, vitreous china, white, round, single bowl, 19", includes trim	EA	5.00	59.33 297	146.00 730	0.00 0	0.00 0	349.97 1,750	628.76 3,144	741.58 3,708
1.5.1.13 RSM 224239102810 Faucets/fittings, lavatory faucet, automatic sensor and operator, with faucet head, commercial	EA	5.00	30.92 155	615.00 3,075	0.00 0	0.00 0	1,067.12 5,336	1,917.22 9,586	2,261.20 11,306
1.5.1.14 RSM 224116133580 Lavatory, vanity top, rough-in, supply, waste and vent	EA	5.00	139.30 696	590.00 2,950	0.00 0	0.00 0	1,227.48 6,137	2,205.32 11,027	2,601.00 13,005
1.5.1.15 RSM 224216406760 Sink, service, mop, molded stone, 24" x 36", includes faucet and drain	EA	1.00	57.11 57	235.00 235	0.00 0	0.00 0	492.12 492	884.15 884	1,042.78 1,043
1.5.1.16 RSM 223413109420 Water heaters, tankless, on-demand, natural gas/propane, 6.4 GPM, excludes vent	EA	2.00	100.08 200	600.00 1,200	0.00 0	0.00 0	1,171.32 2,343	2,104.43 4,209	2,482.00 4,964
1.5.1.17 RSM 224713101640 Drinking fountain, wall mounted, non-recessed, cast iron, enameled, low back, dual bubbler, for connection to cold water supply	EA	2.00	59.43 119	2,475.00 4,950	0.00 0	0.00 0	4,173.44 8,347	7,498.10 14,996	8,843.39 17,687
1.5.1.18 RSM 224713103980 Drinking fountain, wall mounted, non-recessed, for connection to cold water supply, for rough-in, supply and waste, add	EA	2.00	86.05 172	545.00 1,090	0.00 0	0.00 0	1,054.89 2,110	1,895.24 3,790	2,235.28 4,471
1.5.1.19 RSM 221119641100 Hydrant, wall type, non-freeze, bronze, exposed, 3/4" I.P.S connection, 4" to 9" thick wall	EA	4.00	13.58 54	655.00 2,620	0.00 0	0.00 0	1,100.49 4,402	1,977.17 7,909	2,331.91 9,328
1.5.2 Water Supply & Waste Piping	EA	1.00	10,032.25 10,032	40,982.55 40,983	0.00 0	0.00 0	85,924.64 85,925	154,374.23 154,374	182,071.79 182,072
1.5.2.1 USR Copper Pipe - Type L - 1/2" Diameter (Note: Includes piping, couplings, elbows, tees, hangers and identification labels. Materials and labor are RS Means items.)	LF	220.00	3.09 680	5.02 1,104	0.00 0	0.00 0	13.99 3,079	25.14 5,531	29.65 6,524
1.5.2.2 USR Copper Pipe - Type L - 3/4" Diameter (Note: Includes piping, couplings, elbows, tees, hangers and identification labels. Materials and labor are RS Means items.)	LF	500.00	5.16 2,582	12.82 6,411	0.00 0	0.00 0	30.64 15,320	55.05 27,525	64.93 32,463
1.5.2.3 USR Copper Pipe - Type L - 1" Diameter	LF	235.00	5.59 1,314	14.65 3,444	0.00 0	0.00 0	34.44 8,094	61.88 14,542	72.98 17,151

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
(Note: Includes piping, couplings, elbows, tees, hangers and identification labels. Materials and labor are RS Means items.)									
1.5.2.4 USR Copper Pipe - Type L - 2" Diameter	LF	210.00	7.79	34.42	0.00	0.00	70.98	127.52	150.40
(Note: Includes piping, couplings, elbows, tees, hangers and identification labels. Materials and labor are RS Means items.)			1,635	7,228	0	0	14,905	26,780	31,584
1.5.2.5 RSM 221316204120 Pipe, cast iron soil, no hub, 2" diameter, includes couplings 10' O.C., clevis hanger assemblies 5' O.C.	LF	110.00	4.78	9.10	0.00	0.00	23.83	42.81	50.49
			526	1,001	0	0	2,621	4,709	5,554
1.5.2.6 RSM 221316204140 Pipe, cast iron soil, no hub, 3" diameter, includes couplings 10' O.C., clevis hanger assemblies 5' O.C.	LF	340.00	5.01	11.70	0.00	0.00	28.51	51.23	60.42
			1,702	3,978	0	0	9,694	17,417	20,542
1.5.2.7 RSM 221316204160 Pipe, cast iron soil, no hub, 4" diameter, includes couplings 10' O.C., clevis hanger assemblies 5' O.C.	LF	115.00	5.52	15.45	0.00	0.00	35.63	64.02	75.50
			635	1,777	0	0	4,098	7,362	8,683
1.5.2.8 RSM 220576100140 Cleanout, floor type, round or square, scoriated nickel bronze top, 4" pipe size	EA	10.00	31.69	650.00	0.00	0.00	1,126.02	2,023.03	2,386.00
			317	6,500	0	0	11,260	20,230	23,860
1.5.2.9 RSM 221319132040 Drain, floor, medium duty, cast iron, deep flange, 7" diameter top, 2" and 3" pipe size	EA	20.00	26.70	415.00	0.00	0.00	730.87	1,313.10	1,548.69
			534	8,300	0	0	14,617	26,262	30,974
1.5.2.10 RSM 223330131060 Water heater, residential, electric, glass lined tank, double element, 5 year, 30 gallon	EA	1.00	86.44	800.00	0.00	0.00	1,474.21	2,648.59	3,123.80
			86	800	0	0	1,474	2,649	3,124
1.5.2.11 RSM 221119180050 Mixing valve, automatic water tempering, 3/4" size	EA	1.00	21.08	440.00	0.00	0.00	761.36	1,367.87	1,613.30
			21	440	0	0	761	1,368	1,613
1.5.3 Gas Piping	EA	1.00	649.57	1,005.95	0.00	0.00	2,858.72	5,136.04	6,057.54
			650	1,006	0	0	2,859	5,136	6,058
1.5.3.1 USR Pipe, steel, black, threaded, 1" sch 40	LF	100.00	6.50	10.06	0.00	0.00	28.59	51.36	60.58
(Note: Includes piping, couplings, elbows, tees, hangers and identification labels. Materials and labor are RS Means items.)			650	1,006	0	0	2,859	5,136	6,058
1.5.4 Site Sanitary	EA	1.00	385.55	23,566.25	82.32	0.00	39,573.39	71,098.49	83,854.86
			386	23,566	82	0	39,573	71,098	83,855
1.5.4.1 RSM 221323101160 Interceptor, grease, fabricated steel, 100 GPM, 200 lb. fat capacity	EA	1.00	160.19	22,800.00	0.00	0.00	37,724.44	67,776.62	79,936.98
			160	22,800	0	0	37,724	67,777	79,937
1.5.4.2 USR Utility Trench, incl bedding and backfill	LF	50.00	2.01	6.20	1.65	0.00	17.32	31.12	36.70
			100	310	82	0	866	1,556	1,835
1.5.4.3 RSM 333113254000 Public sanitary utility sewerage piping, piping DWV PVC, schedule 40, 10' length, 4" diameter, excludes excavation or backfill	LF	50.00	1.27	8.55	0.00	0.00	16.42	29.50	34.80
			64	428	0	0	821	1,475	1,740

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.5.4.4 RSM 333113102040 Public sanitary utility sewage piping, plug style popper for outside cleanout, 4" size	EA	5.00	12.27 61	5.75 29	0.00 0	0.00 0	32.36 162	58.13 291	68.56 343
1.6 Mechanical	SF	18,533.00	4.74 87,935	9.79 181,352	0.00 0	3.04 56,333	29.12 539,668	52.32 969,579	61.70 1,143,540
1.6.1 Equipment	EA	1.00	6,134.96 6,135	72,529.56 72,530	0.00 0	0.00 0	130,688.01 130,688	234,797.16 234,797	276,924.07 276,924
1.6.1.1 RSM 238416106060 Dehumidifier, self contained, 3 lb./hr, 150 CFM, includes filters and standard controls	EA	1.00	26.70 27	7,375.00 7,375	0.00 0	0.00 0	12,157.10 12,157	21,841.73 21,842	25,760.53 25,761
1.6.1.2 RSM 238126105110 Split ductless system, cooling / heating, wall mount, 1 ton cooling	EA	2.00	384.17 768	1,300.00 2,600	0.00 0	0.00 0	2,860.34 5,721	5,138.95 10,278	6,060.97 12,122
1.6.1.3 RSM 236213100050 Condensing unit, air cooled, compressor, 1.5 ton, includes standard controls	EA	2.00	261.23 522	1,325.00 2,650	0.00 0	0.00 0	2,668.94 5,338	4,795.08 9,590	5,655.40 11,311
1.6.1.4 RSM 233423106380 Fans, propeller exhaust, wall shutter, V belt drive, 1/4" S.P., three phase, 14,300 CFM, 1-1/2 H.P.	EA	2.00	107.07 214	1,650.00 3,300	0.00 0	0.00 0	2,914.33 5,829	5,235.95 10,472	6,175.37 12,351
1.6.1.5 RSM 233414107820 Fans, utility set, steel construction, pedestal, V-belt drive, drive cover, 1/4" S.P., three phase, 6700 CFM, 1-1/2 H.P.	EA	1.00	142.76 143	3,550.00 3,550	0.00 0	0.00 0	6,101.82 6,102	10,962.67 10,963	12,929.58 12,930
1.6.1.6 RSM 233414107760 Fans, utility set, steel construction, pedestal, V-belt drive, drive cover, 1/4" S.P., three phase, 2900 CFM, 3/4 H.P.	EA	2.00	101.97 204	1,975.00 3,950	0.00 0	0.00 0	3,438.02 6,876	6,176.83 12,354	7,285.06 14,570
1.6.1.7 HNC 233416103628 Fans, centrifugal, backward inclined, V-belt driven, 230 V, 3 phase, 1/2" S.P., 1/3 H.P., 1630 CFM, 12-1/4" diameter wheel	EA	1.00	85.65 86	1,054.56 1,055	0.00 0	0.00 0	1,895.74 1,896	3,405.93 3,406	4,017.02 4,017
1.6.1.8 RSM 233414107520 Fans, utility set, steel construction, pedestal, direct drive, 1/4" S.P., 150 CFM, 1/8 H.P.	EA	2.00	66.92 134	940.00 1,880	0.00 0	0.00 0	1,671.67 3,343	3,003.36 6,007	3,542.21 7,084
1.6.1.9 RSM 233416107100 Fans, roof exhaust, centrifugal, aluminum housing, bird screen, back draft damper, direct drive, 1/4" S.P., 320 CFM, 12" galvanized curb, 11" sq. damper	EA	1.00	61.18 61	770.00 770	0.00 0	0.00 0	1,381.58 1,382	2,482.18 2,482	2,927.53 2,928
1.6.1.10 RSM 238146102120 Heat pump, water source to air, single package, 1.5 ton cooling, 17 MBH heat @ 75Deg.F, excludes water supply	EA	1.00	362.82 363	1,950.00 1,950	0.00 0	0.00 0	3,886.97 3,887	6,983.42 6,983	8,236.37 8,236
1.6.1.11 RSM 238146102160 Heat pump, water source to air, single package, 2.5 ton cooling, 25 MBH heat @ 75Deg.F, excludes water supply	EA	1.00	408.18 408	4,900.00 4,900	0.00 0	0.00 0	8,815.20 8,815	15,837.59 15,838	18,679.15 18,679

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.6.1.12 RSM 238143101050 Heat pump, air to air split system, 3.5 ton cooling, 18 MBH heat @ 0Deg.F, includes outside condensing unit only, excludes interconnecting tubing, curbs, pads and ductwork	EA	1.00	653.08 653	2,125.00 2,125	0.00 0	0.00 0	4,723.04 4,723	8,485.53 8,486	10,007.99 10,008
1.6.1.13 RSM 238143101054 Heat pump, air to air split system, 4 ton cooling, 24 MBH heat @ 0Deg.F, includes outside condensing unit only, excludes interconnecting tubing, curbs, pads and ductwork	EA	1.00	816.36 816	2,300.00 2,300	0.00 0	0.00 0	5,319.01 5,319	9,556.26 9,556	11,270.83 11,271
1.6.1.14 RSM 233423104180 Fans, ceiling fan, high volume, low speed (HVLS) paddle blade air circulator, 16' diameter, variable speed reversible 1 HP motor, includes motor control panel, motor drive cable and control cable with remote	EA	3.00	502.37 1,507	7,100.00 21,300	0.00 0	0.00 0	12,604.64 37,814	22,645.79 67,937	26,708.85 80,127
1.6.1.15 RSM 232123134090 Pump, circulating, cast iron, close coupled, end suction, bronze impeller, flanged joints, 2 H.P., to 50 GPM, 2" size	EA	2.00	106.79 214	3,025.00 6,050	0.00 0	0.00 0	5,169.20 10,338	9,287.11 18,574	10,953.39 21,907
1.6.1.16 RSM 233813102980 Exhaust hood, commercial kitchen equipment, stainless steel, gutter on all sides, 4' x 4' x 7'	EA	1.00	14.80 15	6,775.00 6,775	0.00 0	0.00 0	11,148.66 11,149	20,029.95 20,030	23,623.69 23,624
1.6.2 Distribution	SF	18,533.00	4.41 81,800	5.87 108,822	0.00 0	0.00 0	18.21 337,409	32.71 606,197	38.58 714,960
1.6.2.1 RSM 238126107050 Split ductless system, accessories for all split ductless systems, for tube / wiring kit, 50' kit	EA	2.00	32.65 65	168.00 336	0.00 0	0.00 0	337.52 675	606.39 1,213	715.19 1,430
1.6.2.2 RSM 233423104170 Fans, ceiling fan, high volume, low speed (HVLS) paddle blade air circulator, 14' diameter, variable speed reversible 1 HP motor, includes motor control panel, motor drive cable and control cable with remote	EA	2.00	483.77 968	5,475.00 10,950	0.00 0	0.00 0	9,901.99 19,804	17,790.15 35,580	20,982.03 41,964
1.6.2.3 RSM 233713101180 Diffuser, aluminum, ceiling, rectangular, 1 to 4 way blow, 24" x 24", includes opposed blade damper	EA	90.00	21.84 1,966	305.00 27,450	0.00 0	0.00 0	543.07 48,876	975.69 87,812	1,150.75 103,567
1.6.2.4 RSM 233713301260 Grille, steel, air return, 24" x 24"	EA	30.00	10.19 306	69.00 2,070	0.00 0	0.00 0	133.05 3,992	239.05 7,171	281.94 8,458
1.6.2.5 RSM 233346101980 Ductwork, flexible coated fiberglass fabric on corrosion resistant metal helix, insulated, P.E. jacket, 1" thick, 8" diameter, pressure to 12"(WG) UL-181	LF	450.00	1.38 623	4.48 2,016	0.00 0	0.00 0	10.04 4,519	18.04 8,119	21.28 9,575
1.6.2.6 RSM 237433109430 Rooftop air conditioner, subassembly for assembly systems, ductwork, VAV cooling/ton rooftop multizone and single zone, per ton	TON	100.00	778.73 77,873	660.00 66,000	0.00 0	0.00 0	2,595.43 259,543	4,663.02 466,302	5,499.65 549,965

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.6.3 Controls	EA	1.00	0.00 0	0.00 0	0.00 0	56,332.50 56,333	71,570.44 71,570	128,585.14 128,585	151,655.67 151,656
1.6.3.1 USR Controls	SF	18,533.00	0.00 0	0.00 0	0.00 0	2.50 46,333	3.18 58,865	5.71 105,759	6.73 124,734
1.6.3.2 USR Testing, Inspection, & Commissioning	EA	1.00	0.00 0	0.00 0	0.00 0	10,000.00 10,000	12,705.00 12,705	22,826.10 22,826	26,921.52 26,922
1.7 Electrical	SF	18,533.00	5.62 104,098	9.39 174,069	0.00 0	0.00 0	24.91 461,660	44.75 829,430	52.78 978,245
1.7.1 Equipment	EA	1.00	26,933.22 26,933	40,481.51 40,482	0.00 0	0.00 0	111,598.47 111,598	200,500.44 200,500	236,473.88 236,474
1.7.1.1 RSM 262413103350 Switchboards, pressure switch, 4 wire, with ground fault, 120/208 V, 1200 amp, incl CT compartment, excl CT's or PT's	EA	1.00	1,085.33 1,085	25,100.00 25,100	0.00 0	0.00 0	43,214.17 43,214	77,639.60 77,640	91,569.56 91,570
1.7.1.2 HNC 262416304970 Panelboards, assembled, 3 ph, 4 wire, main breaker, 277/480 V, 400 A, 42 - 20 amp breakers	EA	1.00	1,559.93 1,560	3,728.45 3,728	0.00 0	0.00 0	9,012.23 9,012	16,191.59 16,192	19,096.65 19,097
1.7.1.3 HNC 262416304630 Panelboards, assembled, 3 ph, 4 wire, main breaker, 120/208 V, 225 A, 42 - 20 amp breakers	EA	1.00	1,279.14 1,279	2,183.07 2,183	0.00 0	0.00 0	5,954.92 5,955	10,698.75 10,699	12,618.30 12,618
1.7.1.4 USR Feeder Allowance (rework existing)	LS	1.00	8,000	5,000	0	0	20,913	37,572	44,313
1.7.1.5 USR Mechanical Equipment Connections	EA	29.00	135.67 3,934	75.00 2,175	0.00 0	0.00 0	374.62 10,864	673.06 19,519	793.82 23,021
1.7.1.6 USR Testing, & Inspection	EA	1.00	10,000.00 10,000	0.00 0	0.00 0	0.00 0	15,881.25 15,881	28,532.63 28,533	33,651.90 33,652
1.7.1.7 RSM 260536101000 Cable tray, ladder type, galvanized steel, 4" deep, 12" rung spacing, 12" wide, to 15' elevation, incl fittings & supports	LF	150.00	7.16 1,074	15.30 2,295	0.00 0	0.00 0	38.39 5,759	68.98 10,347	81.36 12,204
1.7.2 Lighting & Devices (Note: Assumes existing distribution feeder is to remain to the greatest extent possible)	EA	1.00	25,825.92 25,826	79,301.25 79,301	0.00 0	0.00 0	178,052.49 178,052	319,893.31 319,893	377,288.02 377,288
1.7.2.1 RSM 265113551020 Interior LED fixtures, troffer, recess mounted, 6400 Lumens, 2' x 4', replaces four T8 lamp, incl lamps, mounting hardware and connections	EA	64.00	76.20 4,877	192.00 12,288	0.00 0	0.00 0	456.44 29,212	820.06 52,484	967.19 61,900
1.7.2.2 RSM 265113551200 Interior LED fixtures, troffer, volumetric recess mounted, 2' x 2', incl lamps, mounting hardware and connections	EA	70.00	62.84 4,398	420.00 29,400	0.00 0	0.00 0	805.93 56,415	1,447.95 101,356	1,707.73 119,541
1.7.2.3 RSM 265113552020 Interior LED fixtures, strip, surface mounted, 5000K, two light bar 4' long, incl lamps, mounting hardware and connections	EA	18.00	51.17 921	425.00 7,650	0.00 0	0.00 0	792.50 14,265	1,423.82 25,629	1,679.28 30,227
			81.40	370.00	0.00	0.00	758.27	1,362.32	1,606.75

Contract Cost Report

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.7.2.4 RSM 265113553030 Interior LED fixtures, linear, suspended mounted, 148 watt, two light bar 8' long, incl lamps, mounting hardware and connections	EA	26.00	2,116	9,620	0	0	19,715	35,420	41,775
1.7.2.5 RSM 265113550180 Interior LED fixtures, downlight, cylinder, 20 watts, incl lamps, mounting hardware and connections	EA	9.00	44.77 403	89.00 801	0.00 0	0.00 0	229.09 2,062	411.59 3,704	485.44 4,369
1.7.2.6 RSM 265623101280 LED fixture, exterior, wall pack, poly lens, 110 watt, incl lamps	EA	4.00	89.54 358	765.00 3,060	0.00 0	0.00 0	1,421.76 5,687	2,554.36 10,217	3,012.66 12,051
1.7.2.7 RSM 265313100200 Exit lighting, LED standard, single face, ceiling or wall mount	EA	11.00	44.77 492	47.50 523	0.00 0	0.00 0	160.97 1,771	289.20 3,181	341.09 3,752
1.7.2.8 RSM 262726200800 3 way switch, 20 amp	EA	12.00	19.90 239	5.45 65	0.00 0	0.00 0	45.83 550	82.35 988	97.12 1,165
1.7.2.9 RSM 262726200500 Toggle switch, quiet type, single pole, 20 amp	EA	12.00	13.27 159	4.03 48	0.00 0	0.00 0	31.21 374	56.07 673	66.13 794
1.7.2.10 RSM 260590102300 Switch devices, residential, single pole, rotary dimmer, type NM cable, 20', 600 W, incl box & cover plate	EA	10.00	24.62 246	38.00 380	0.00 0	0.00 0	108.01 1,080	194.06 1,941	228.88 2,289
1.7.2.11 RSM 262726202470 Duplex receptacle, grounded, 120 volt, 20 amp	EA	70.00	13.27 929	13.10 917	0.00 0	0.00 0	46.10 3,227	82.82 5,797	97.68 6,837
1.7.2.12 RSM 262726202482 Duplex receptacle, ground fault interrupting, 20 amp	EA	31.00	13.27 411	30.00 930	0.00 0	0.00 0	73.84 2,289	132.66 4,112	156.46 4,850
1.7.2.13 RSM 265113507690 Emergency ballast, material only, interior, factory installed in fixture	EA	48.00	0.00 0	153.00 7,344	0.00 0	0.00 0	251.15 12,055	451.23 21,659	532.18 25,545
1.7.2.14 USR 262726202470 Quad Receptacle	EA	8.00	54.51 436	31.58 253	0.00 0	0.00 0	152.90 1,223	274.70 2,198	323.98 2,592
1.7.2.15 RSM 266113300360 Fixture whips, 3/8" greenfield, 2 connectors, THHN wire, three #12, 6' long	EA	191.00	11.19 2,138	10.85 2,072	0.00 0	0.00 0	38.56 7,365	69.28 13,232	81.71 15,606
1.7.2.16 USR Branch Wiring, 3#12 in 3/4" EMT (Note: Emergency Lighting Circuit)	LF	2,500.00	3.08 7,702	1.58 3,950	0.00 0	0.00 0	8.30 20,762	14.92 37,301	17.60 43,994
1.7.3 Fire Alarm	SF	18,533.00	2.49 46,199	2.75 50,966	0.00 0	0.00 0	8.47 157,031	15.22 282,126	17.95 332,745
1.7.3.1 USR New Fire Alarm System, cinl devices, panel, and cabling	SF	18,533.00	2.25 41,699	2.75 50,966	0.00 0	0.00 0	8.09 149,885	14.53 269,287	17.14 317,602
			4,500.00	0.00	0.00	0.00	7,146.56	12,839.68	15,143.36

Contract Cost Report

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.7.3.2 USR Testing, Inspection, & Commissioning	EA	1.00	4,500	0	0	0	7,147	12,840	15,143
			0.28	0.18	0.00	0.00	0.81	1.45	1.71
1.7.4 Lightning Protection	SF	18,533.00	5,139	3,320	0	0	14,978	26,910	31,738
			1.28	1.59	0.00	0.00	4.98	8.95	10.56
1.7.4.1 RSM 264113132500 Lightning protection cable, aluminum, 101 lb per thousand feet, to 75' high	LF	1,080.00	1,381	1,717	0	0	5,380	9,666	11,400
			49.06	23.50	0.00	0.00	129.53	232.72	274.48
1.7.4.2 RSM 264113131020 Air terminal and base, aluminum, 1/2" dia x 24", to 75' high	EA	54.00	2,649	1,269	0	0	6,995	12,567	14,822
			23.88	15.80	0.00	0.00	70.20	126.13	148.76
1.7.4.3 HNC 264113134740 Bonding Strap, copper, flexible braided strap, 3/4" x 9 1/2"	EA	18.00	430	284	0	0	1,264	2,270	2,678
			9.43	0.69	0.00	0.00	18.61	33.43	39.43
1.7.4.4 HNC 264113134700 Cable Support, copper, loop fastener	EA	72.00	679	50	0	0	1,340	2,407	2,839
			41,211.55	324,770.41	70,221.27	0.00	755,193.42	1,356,798.31	1,600,232.72
1.8 Site Work	EA	1.00	41,212	324,770	70,221	0	755,193	1,356,798	1,600,233
			11,205.40	18.80	11,847.01	0.00	45,535.16	81,809.55	96,487.68
1.8.1 Demolition	EA	1.00	11,205	19	11,847	0	45,535	81,810	96,488
			0.30	0.10	0.47	0.00	1.71	3.07	3.62
1.8.1.1 RSM 024119250015 Selective demolition, saw cutting, asphalt, up to 3" deep	LF	188.00	57	19	89	0	321	577	680
			1.09	0.00	1.40	0.00	4.93	8.85	10.44
1.8.1.2 RSM 024113175010 Demolish, remove pavement & curb, remove bituminous pavement, up to, 3" thick, excludes hauling and disposal fees	SY	6,540.00	7,119	0	9,129	0	32,231	57,906	68,296
			1.23	0.00	0.75	0.00	3.87	6.95	8.19
1.8.1.3 RSM 024113176000 Demolish, remove pavement & curb, remove concrete curbs, plain, excludes hauling and disposal fees	LF	2,539.00	3,113	0	1,910	0	9,819	17,642	20,807
			110.36	0.00	67.71	0.00	348.07	625.34	737.54
1.8.1.4 RSM 024113230020 Utility removal, remove existing catch basin or manhole, masonry, excludes hauling	EA	4.00	441	0	271	0	1,392	2,501	2,950
			3.05	0.00	4.70	0.00	15.42	27.70	32.67
1.8.1.5 RSM 024113232930 Utility removal, pipe, sewer/water, 15" to 18" diameter, remove, excludes excavation, hauling	LF	80.00	244	0	376	0	1,233	2,216	2,614
			2.01	0.00	1.81	0.00	7.51	13.50	15.92
1.8.1.6 RSM 312316130050 Excavating, trench or continuous footing, common earth, 3/8 C.Y. excavator, 1' to 4' deep, excludes sheeting or dewatering	BCY	40.00	80	0	72	0	300	540	637
			150.00	0.00	0.00	0.00	238.22	427.99	504.78
1.8.1.7 USR Remove Sign	EA	1.00	150	0	0	0	238	428	505
			13,418.96	268,601.24	26,036.28	0.00	519,746.78	933,789.32	1,101,328.19
1.8.2 Pavement	EA	1.00	13,419	268,601	26,036	0	519,747	933,789	1,101,328

Contract Cost Report

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.8.2.1 RSM 321216140025 Asphaltic concrete paving, parking lots & driveways, 6" stone base, 2" binder course, 2" topping, no asphalt hauling included	SF	36,930.00	0.10 3,681	2.48 91,586	0.20 7,433	0.00 0	4.67 172,580	8.40 310,061	9.90 365,692
1.8.2.2 RSM 321216140035 Asphaltic concrete paving, parking lots & driveways, 6" stone base, 4" binder course, 2" topping, no asphalt hauling included	SF	21,930.00	0.10 2,186	3.30 72,369	0.20 4,414	0.00 0	6.02 132,001	10.81 237,157	12.75 279,707
1.8.2.3 RSM 321216133000 Plant-mix asphalt paving, pre-treatment for paving, prime coat, emulsion, 0.30 gallons per S.Y., 1000 S.Y.	SY	6,540.00	0.13 842	2.34 15,304	0.34 2,203	0.00 0	4.78 31,233	8.58 56,114	10.12 66,182
1.8.2.4 RSM 321216133100 Plant-mix asphalt paving, pre-treatment for paving, tack coat, emulsion, 0.10 gallons per S.Y., 1000 S.Y.	SY	6,540.00	0.13 842	0.78 5,101	0.34 2,203	0.00 0	2.21 14,486	3.98 26,026	4.69 30,695
1.8.2.5 RSM 321123230200 Base course drainage layers, aggregate base course for roadways and large paved areas, stone base, compacted, 3/4" stone base, to 9" deep (Note: Aggregate Pavement)	SY	3,468.00	0.17 596	5.95 20,635	0.74 2,577	0.00 0	11.62 40,291	20.87 72,389	24.62 85,376
1.8.2.6 RSM 321613130430 Cast-in place concrete curbs & gutters, straight, wood forms, 0.055 C.Y. per LF, 6" high curb, 6" thick gutter, 24" wide, includes concrete	LF	2,539.00	1.03 2,627	24.00 60,936	0.00 0	0.00 0	41.34 104,972	74.28 188,594	87.61 222,432
1.8.2.7 RSM 321723140825 Pavement markings, parking stall, paint, white, small quantities, 4" wide	STL	108.00	3.44 372	11.95 1,291	0.00 0	0.00 0	26.15 2,824	46.98 5,074	55.41 5,985
1.8.2.8 RSM 321723141200 Pavement markings, handicap symbol, painted	EA	4.00	6.88 28	34.50 138	0.00 0	0.00 0	69.70 279	125.23 501	147.70 591
1.8.2.9 RSM 321723141210 Pavement markings, handicap sign and post, 12" x 18"	EA	4.00	37.40 150	137.00 548	21.92 88	0.00 0	340.65 1,363	612.02 2,448	721.83 2,887
1.8.2.10 RSM 320610100350 Sidewalks, driveways, and patios, sidewalk, concrete, cast-in-place with 6 x 6 - W1.4 x W1.4 mesh, broomed finish, 3000 psi, 5" thick, excludes base	SF	196.00	0.56 109	3.54 694	0.00 0	0.00 0	6.87 1,346	12.34 2,418	14.55 2,852
1.8.2.11 HNC 312323212005 Hauling, excavated or borrow material, loose cubic yards, 12 mile round trip @ base wide rate, 12 C.Y. truck, highway haulers, excludes loading	LCY	1,950.00	1.02 1,987	0.00 0	3.65 7,120	0.00 0	9.42 18,372	16.93 33,007	19.96 38,929
1.8.3 Earthwork	EA	1.00	6,433.94 6,434	0.00 0	19,715.81 19,716	0.00 0	52,645.61 52,646	94,584.34 94,584	111,554.50 111,555
			0.85	0.00	1.91	0.00	5.54	9.95	11.74

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.8.3.1 RSM 312316463220 Excavating, bulk, dozer, open site, bank measure, common earth, 105 H.P. dozer, 150' haul	BCY	2,800.00	2,388	0	5,354	0	15,510	27,866	32,866
1.8.3.2 HNC 312213100210 Shape embankment, slope greater than 1 in 4, by machine	SY	1,450.00	0.16 230	0.00 0	0.89 1,287	0.00 0	2.12 3,080	3.82 5,533	4.50 6,526
1.8.3.3 RSM 312216103500 Fine grading, lagoon bottoms, to be paved with grader	MSF	5.20	75.42 392	0.00 0	155.21 807	0.00 0	461.51 2,400	829.16 4,312	977.92 5,085
1.8.3.4 HNC 312323212005 Hauling, excavated or borrow material, loose cubic yards, 12 mile round trip @ base wide rate, 12 C.Y. truck, highway haulers, excludes loading	LCY	3,360.00	1.02 3,424	0.00 0	3.65 12,268	0.00 0	9.42 31,656	16.93 56,873	19.96 67,078
1.8.4 Site Improvements	EA	1.00	2,972.60 2,973	33,085.35 33,085	1,259.05 1,259	0.00 0	62,504.65 62,505	112,297.33 112,297	132,445.52 132,446
1.8.4.1 RSM 323113200800 Fence, chain link industrial, galvanized steel, 6 ga. wire, 2" posts @ 10' OC, 6' high, includes excavation, & concrete, excludes barbed wire	LF	956.00	1.80 1,716	24.50 23,422	1.07 1,026	0.00 0	45.82 43,801	82.32 78,694	97.09 92,814
1.8.4.2 RSM 323113203110 Fence, chain link industrial, overhead slide gate, cantilever type, chain link, 6' high, to 18' wide, includes excavation, in concrete	LF	36.00	12.76 459	205.00 7,380	6.21 224	0.00 0	373.40 13,442	670.86 24,151	791.23 28,484
1.8.4.3 RSM 101419108100 Signs, exterior, custom, interior illuminated, on pedestal, 84" x 30" x 12", not including foundation	EA	1.00	738.64 739	2,025.00 2,025	0.00 0	0.00 0	4,707.79 4,708	8,458.13 8,458	9,975.67 9,976
1.8.4.1 Continuous Foundations (Note: New Site Sign)	LF	7.00	8.34 58	36.91 258	1.33 9	0.00 0	79.02 553	141.97 994	167.44 1,172
1.8.4.1.1 RSM 312316130060 Excavating, trench or continuous footing, common earth, 1/2 C.Y. excavator, 1' to 4' deep, excludes sheeting or dewatering	BCY	4.15	1.51 6	0.00 0	1.35 6	0.00 0	5.63 23	10.12 42	11.94 50
1.8.4.1.2 RSM 312316132100 Excavating, trench or continuous footing, common earth, trim sides and bottom for concrete pours, excludes sheeting or dewatering	SF	84.00	0.29 24	0.00 0	0.02 2	0.00 0	0.59 50	1.07 90	1.26 106
1.8.4.1.3 RSM 031113450020 C.I.P. concrete forms, footing, continuous wall, plywood, 1 use, includes erecting, bracing, stripping and cleaning	SFC	17.50	0.57 10	7.85 137	0.00 0	0.00 0	13.96 244	25.07 439	29.57 517
1.8.4.1.4 RSM 032111600502 Reinforcing steel, in place, footings, #4 to #7, A615, grade 60, incl labor for accessories, excl material for accessories	LB	33.87	0.34 12	0.73 25	0.00 0	0.00 0	1.84 62	3.30 112	3.89 132

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.8.4.1.5 RSM 033113350350 Structural concrete, ready mix, heavyweight, 4500 psi, includes local aggregate, sand, Portland cement (Type I) and water, delivered, excludes all additives and treatments	CY	0.71	0.00 0	135.00 96	0.00 0	0.00 0	221.60 158	398.14 284	469.57 335
1.8.4.1.6 RSM 033113701900 Structural concrete, placing, continuous footing, shallow, direct chute, includes leveling (strike off) & consolidation, excludes material	CY	0.71	7.17 5	0.00 0	0.67 0	0.00 0	14.96 11	26.88 19	31.70 23
1.8.4.1.7 HNC 312323140023 Backfill, structural, 6" lifts, backfill around foundation, with hydraulic excavator	LCY	2.83	0.33 1	0.00 0	0.52 1	0.00 0	1.69 5	3.04 9	3.58 10
1.8.5 Storm Drainage	EA	1.00	4,104.39 4,104	10,612.90 10,613	7,705.61 7,706	0.00 0	40,982.52 40,983	73,630.17 73,630	86,840.77 86,841
1.8.5.1 RSM 312316130090 Excavating, trench or continuous footing, common earth, 1/2 C.Y. excavator, 4' to 6' deep, excludes sheeting or dewatering (Note: Inlets and connecting storm piping)	BCY	50.67	1.51 76	0.00 0	1.35 69	0.00 0	5.63 285	10.12 513	11.94 605
1.8.5.2 RSM 312323160100 Fill by borrow and utility bedding, for pipe and conduit, crushed stone, 3/4" to 1/2", excludes compaction	LCY	30.40	2.94 89	38.50 1,170	1.81 55	0.00 0	72.48 2,203	130.22 3,959	153.58 4,669
1.8.5.3 RSM 312316133020 Excavating, trench backfill, 1 C.Y. bucket, minimal haul, front end loader, wheel mounted, excludes dewatering	LCY	30.40	0.58 17	0.00 0	0.94 29	0.00 0	3.02 92	5.43 165	6.40 195
1.8.5.4 RSM 312316131700 Excavating, trench or continuous footing, common earth, for tamping backfilled trenches, 6" lift, air tamped, excludes sheeting or dewatering, add	ECY	60.80	1.43 87	0.00 0	0.23 14	0.00 0	3.19 194	5.73 348	6.75 411
1.8.5.5 RSM 334211501070 Public storm utility drainage piping, drainage and sewage, corrugated HDPE, type S, bell and spigot, with gaskets, 24" diameter, excludes excavation and backfill	LF	75.00	2.25 169	26.50 1,988	0.51 38	0.00 0	48.82 3,661	87.71 6,578	103.44 7,758
1.8.5.6 RSM 334233131582 Utility area drain, catch basins or manholes curb inlet frame, grate, and curb box, large, heavy duty, 24" x 36", excluding footing & excavation	EA	3.00	152.08 456	2,050.00 6,150	0.00 0	0.00 0	3,652.95 10,959	6,562.97 19,689	7,740.49 23,221
1.8.5.7 RSM 334213130110 Concrete culvert, headwall concrete, cast in place, 30 degree skewed wingwall, 18" diameter pipe	EA	3.00	376.70 1,130	435.00 1,305	17.46 52	0.00 0	1,456.10 4,368	2,616.06 7,848	3,085.43 9,256
1.8.5.8 HNC 312323212005 Hauling, excavated or borrow material, loose cubic yards, 12 mile round trip @ base wide rate, 12 C.Y. truck, highway haulers, excludes loading	LCY	2,040.00	1.02 2,079	0.00 0	3.65 7,448	0.00 0	9.42 19,220	16.93 34,530	19.96 40,726

Description	UOM	Quantity	LaborCost	MatlCost	EQCost	SubBidCost	CostToPrime	ContractCost	ProjectCost
1.8.6 Sanitary Sewer	EA	1.00	3,076.27	12,452.12	3,657.51	0.00	33,778.69	60,687.59	71,576.05
			3,076	12,452	3,658	0	33,779	60,688	71,576
1.8.6.1 RSM 333113252080 Public sanitary utility sewerage piping, piping polyvinyl chloride pipe, B & S, 13' lengths, 8" diameter, SDR 35, excludes excavation or backfill	LF	455.00	1.43 649	12.70 5,779	0.00 0	0.00 0	23.55 10,713	42.30 19,247	49.89 22,701
1.8.6.2 RSM 333113252000 Public sanitary utility sewerage piping, piping polyvinyl chloride pipe, B & S, 20' lengths, 4" diameter, SDR 35, excludes excavation or backfill	LF	10.00	1.27 13	2.21 22	0.00 0	0.00 0	6.04 60	10.85 108	12.79 128
1.8.6.3 RSM 334913101300 Storm drainage manholes, frames and covers, precast concrete, 4' diameter manhole, 8" thick top	EA	2.00	55.18 110	190.00 380	33.85 68	0.00 0	485.92 972	873.02 1,746	1,029.65 2,059
1.8.6.4 RSM 334413132300 Utility area drain, catch basins or manholes frames and covers, cast iron, Massachusetts state standard, 26" diameter, 475 lb., excluding footing & excavation	EA	2.00	63.06 126	720.00 1,440	38.69 77	0.00 0	1,380.79 2,762	2,480.76 4,962	2,925.85 5,852
1.8.6.5 HNC 333113253720 Cleanout FIPxPP, polyvinyl chloride pipe fittings, 4", SDR 35	EA	1.00	12.69 13	26.52 27	0.00 0	0.00 0	67.45 67	121.18 121	142.92 143
1.8.6.6 USR Utility Trench, incl bedding and backfill, Deep	LF	465.00	4.66 2,165	10.33 4,805	7.55 3,512	0.00 0	41.30 19,204	74.20 34,503	87.51 40,694