

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE OF THE CITY OF DENTON, A TEXAS HOME-RULE MUNICIPAL CORPORATION, AUTHORIZING THE CITY MANAGER TO EXECUTE TWO GUARANTEED MAXIMUM PRICE (GMP) AMENDMENTS TO THE CONSTRUCTION MANAGER AT RISK CONTRACT WITH CORE CONSTRUCTION SERVICES OF TEXAS, INC., AMENDING THE CONTRACT APPROVED BY THE CITY COUNCIL ON JUNE 28, 2022, IN THE NOT-TO-EXCEED AMOUNT OF \$25,000.00; SAID GMP AMENDMENTS FOR CONSTRUCTION SERVICES FOR FIRE STATION NO. 9 FOR THE FACILITIES MANAGEMENT DEPARTMENT; PROVIDING FOR THE EXPENDITURE OF FUNDS THEREFOR; AND PROVIDING AN EFFECTIVE DATE (RFQ 7967 – CMAR GUARANTEED MAXIMUM PRICE AMENDMENTS AWARDED TO CORE CONSTRUCTION SERVICES OF TEXAS, INC, IN THE FIRST GMP AMENDMENT AMOUNT OF \$4,550,786.00 AND THE SECOND GMP AMENDMENT AMOUNT OF \$7,503,562 FOR A TOTAL NOT-TO-EXCEED AMOUNT TO \$12,079,348.00)

WHEREAS, the City of Denton has engaged in a two-step solicitation for the construction of Fire Station No. 9; and

WHEREAS, CORE Construction Services of Texas, Inc. was selected as the most qualified firm to provide construction manager at risk (“CMAR”) services for the construction of Fire Station No. 9, and on June 28, 2022, the City Council approved the CMAR agreement with CORE Construction Services of Texas, Inc., and funded preconstruction services in the not-to-exceed amount of \$25,000.00 (Ordinance 22-1290); and

WHEREAS, CORE Construction Services of Texas, Inc. and the City, in accordance with the requirements of the CMAR agreement, solicited, received, and tabulated competitive bids and proposals for the CMAR agreement in accordance with the procedures of state laws and city ordinances, and rejected and re-solicited certain bids and proposals. The City Council ratifies and approves any such rejections and finds that the bids and proposals included in the Guaranteed Maximum Price Amendment are the lowest responsible bids, provide the best value, and are in the best interest of the City; and

WHEREAS, the City Council desires to establish a not-to-exceed amount of \$12,079,348.00 for the construction of Fire Station No. 9; and

WHEREAS, upon full review of all matters attendant and related thereto, the City Council is of the opinion that the City Manager, or their designee, should be authorized to execute a Guaranteed Maximum Price Amendment with CORE Construction Services of Texas, Inc., for a Guaranteed Maximum Price that will not exceed \$12,079,348.00.00 for the renovation of the construction of Fire Station No. 9; NOW, THEREFORE,

THE COUNCIL OF THE CITY OF DENTON HEREBY ORDAINS:

SECTION 1. The recitals contained in the preamble of this ordinance are true and correct and are incorporated herewith as part of this ordinance.

SECTION 2. A not-to-exceed amount of \$12,079,348.00 for the renovation of the construction of Fire Station No. 9 has been established and reviewed by the City Council and found to be in the best interest of the City of Denton and its citizens, and is in all things approved.

SECTION 3. The City Manager, or their designee, is authorized to execute a Guaranteed Maximum Price Amendments, attached hereto and incorporated herein, to the CMAR agreement previously approved by City Council on June 28, 2022 under Ordinance No. 22-1290, and all other necessary and related documents after the same have been reviewed and approved by the City Attorney, or their designee, with CORE Construction Services of Texas, Inc., for the construction of Fire Station No. 9 with a CMAR Guaranteed Maximum Price that will not exceed \$12,079,348.00.

SECTION 4. This ordinance shall become effective immediately upon its passage and approval.

The motion to approve this ordinance was made by \_\_\_\_\_ and seconded by \_\_\_\_\_. This ordinance was passed and approved by the following vote [ \_\_\_\_ - \_\_\_\_ ]:

	<b>Aye</b>	<b>Nay</b>	<b>Abstain</b>	<b>Absent</b>
Gerard Hudspeth, Mayor:	_____	_____	_____	_____
Vicki Byrd, District 1:	_____	_____	_____	_____
Brian Beck, District 2:	_____	_____	_____	_____
Jesse Davis, District 3:	_____	_____	_____	_____
Alison Maguire, District 4:	_____	_____	_____	_____
Brandon Chase McGee,				
At Large Place 5:	_____	_____	_____	_____
Chris Watts, At Large Place 6:	_____	_____	_____	_____

PASSED AND APPROVED this the \_\_\_\_\_ day of \_\_\_\_\_, 2022.

\_\_\_\_\_  
GERARD HUDSPETH, MAYOR

ATTEST:  
ROSA RIOS, CITY SECRETARY

BY: \_\_\_\_\_

APPROVED AS TO LEGAL FORM:  
MACK REINWAND, CITY ATTORNEY

BY: 

Digitally signed by Marcella Lunn  
DN: cn=Marcella Lunn, o, ou=City  
of Denton,  
~~email=marcella.lunn@cityofdent~~  
~~on.com, c=US~~  
Date: 2022.11.01 17:35:15 -05'00'



Docusign City Council Transmittal Coversheet

RFP	7967
File Name	FS 9, GMP Amendment 1
Purchasing Contact	Christa Christian
City Council Target Date	
Piggy Back Option	No
Contract Expiration	
Ordinance	



# AIA Document A133™ – 2019 Exhibit A.1

## Guaranteed Maximum Price Amendment

This Amendment dated the \_\_\_\_\_ day of \_\_\_\_\_ in the year Two Thousand Twenty-Two, is incorporated into the accompanying AIA Document A133™–2019, Standard Form of Agreement Between Owner and Construction Manager as Constructor where the basis of payment is the Cost of the Work Plus a Fee with a Guaranteed Maximum Price dated the Twenty-Eighth day of June in the year Two Thousand Twenty-Two (the "Agreement")

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

for the following Work, which is a portion of the PROJECT:  
*(Name and address or location)*

City of Denton's Fire Station No. 09  
GMP Amendment #01 – Site and Long Lead Items  
5000 Airport Rd  
Denton, Texas 76207

### THE OWNER:

*(Name, legal status, and address)*

City of Denton  
215 East McKinney Street  
Denton, Texas 76201  
(940) 349-8307

### THE CONSTRUCTION MANAGER:

*(Name, legal status, and address)*

CORE Construction Services of Texas, Inc  
6320 Research Road  
Frisco, TX 75033

### TABLE OF ARTICLES

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

### ARTICLE A.1 GUARANTEED MAXIMUM PRICE

#### § A.1.1 Guaranteed Maximum Price

Pursuant to Section ~~3-2.6-2.2.6~~ of the Agreement, the Owner and Construction Manager hereby amend the Agreement to establish a ~~Guaranteed Maximum Price~~. Guaranteed Maximum Price for the scope of Work set forth in Exhibit "A.1.C" – Scope of the Work – GMP Amendment #01. All references in this Exhibit "A" to the Guaranteed Maximum Price shall mean and refer to the Guaranteed Maximum Price for the entire scope of Work set forth in Exhibit "A.1.C" – Scope of the Work – GMP Amendment #01, unless the context

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

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

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clearly indicates otherwise. As agreed by the Owner and Construction Manager, the Guaranteed Maximum Price is an amount that the Contract Sum for the scope of Work set forth in Exhibit "A.1.C" – Scope of the Work – GMP Amendment #01 shall not exceed. The Contract Sum consists of the Construction Manager’s Fee plus the Cost of the Work, as that term is defined in Article 6 of the Agreement.

§ A.1.1.1 The Contract Sum is guaranteed by the Construction Manager not to exceed four million five hundred fifty thousand seven hundred eighty-six dollars and zero cents (\$ 4,550,786.00 ), subject to additions and deductions by Change Order as provided in the Contract Documents.

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

See Exhibit "A.1.N" – Itemized Statement of the GMP and Clarifications

§ A.1.1.3 The Construction Manager’s Fee is ~~set forth in~~ converted to and fixed as a lump sum in accordance with Section 6.1.2 of the Agreement.

§ A.1.1.4 The method of adjustment of the Construction Manager’s Fee for changes in the Work is set forth in ~~Section 6.1.3~~ Sections 6.1.2.1 6.1.2.3 of the Agreement.

§ A.1.1.5 **Alternates**

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

Item	Price
<u>See Exhibit "A.1.J" – Alternates with Costs and Expiration Dates</u>	

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

Item	Price	Conditions for Acceptance
<u>See Exhibit "A.1.J" – Alternates with Costs and Expiration Dates</u>		

§ A.1.1.6 Unit prices, if any:  
*(Identify the item and state the unit price and quantity limitations, if any, to which the unit price will be applicable.)*

Item	Units and Limitations	Price per Unit (\$0.00)
<u>See Exhibit "A.1.K" – Unit Costs</u>		

**ARTICLE A.2 DATE OF COMMENCEMENT AND SUBSTANTIAL COMPLETION**

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

- ☒ The date of execution of this Amendment.
- ☐ Established as follows:  
*(Insert a date or a means to determine the date of commencement of the Work.)*

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

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

§ A.2.3 Substantial Completion

§ A.2.3.1 Subject to adjustments of the Contract Time as provided in the Contract Documents, the Construction Manager shall achieve Substantial Completion of the entire ~~Work~~ Work by the date set forth in:  
(Check one of the following boxes and complete the necessary information.)

~~[ ] Not later than ( ) calendar days from the date of commencement of the Work.~~

~~By the following date:~~  
Exhibit "A.1.D" – Construction Manager’s Project Schedule.

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

If the Construction Manager fails to achieve Substantial Completion as provided in this Section A.2.3, liquidated damages, if any, shall be assessed as set forth in Section 8.6 of the General Conditions of the Agreement.

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

ARTICLE A.3 INFORMATION UPON WHICH AMENDMENT IS BASED

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

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

AIA A201 – General Conditions (2017) as amended and included in the original AIA A133 – O-CMAr Agreement, which shall remain unchanged by this Amendment.

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

See Exhibit "A.1.C" – Scope of the Work – GMP Amendment #01

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

See Exhibit "A.1.C" – Scope of the Work – GMP Amendment #01

Number	Title	Date
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§ A.3.1.4 The Sustainability Plan, if any:  
(If the Owner identified a Sustainable Objective in the Owner’s Criteria, identify the document or documents that comprise the Sustainability Plan by title, date and number of pages, and include other identifying information. The Sustainability Plan identifies and describes the Sustainable Objective; the targeted Sustainable Measures;

*implementation strategies selected to achieve the Sustainable Measures; the Owner's and Construction Manager's roles and responsibilities associated with achieving the Sustainable Measures; the specific details about design reviews, testing or metrics to verify achievement of each Sustainable Measure; and the Sustainability Documentation required for the Project, as those terms are defined in Exhibit C to the Agreement.)*

**Title****Date****Pages**

Not Applicable

Other identifying information:

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

**Item****Price**

See Exhibit "A.1.L" – Allowances

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

See Exhibit "A.1.N" – Itemized Statement of the GMP and Clarifications

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

Exhibit "A.1" – Guaranteed Maximum Price Amendment  
Exhibit "A.1.B" – Insurance and Bonds – GMP Amendment #01  
Exhibit "A.1.C" – Scope of the Work – GMP Amendment #01  
Exhibit "A.1.D" – Construction Manager's Project Schedule  
Exhibit "A.1.E" – Construction Manager's Soft Costs and Fee  
Exhibit "A.1.F" – Key Personnel  
Exhibit "A.1.G" – Confidentiality of the Project  
Exhibit "A.1.H" – Customary and Usual Labor Rates  
Exhibit "A.1.I" – Rental Rates  
Exhibit "A.1.J" – Alternates with Costs and Expiration Dates  
Exhibit "A.1.K" – Unit Costs  
Exhibit "A.1.L" – Allowances  
Exhibit "A.1.M" – Schedule of Values – GMP Amendment #01  
Exhibit "A.1.N" – Itemized Statement of the GMP and Clarifications  
Exhibit "A.1.O" – Escrow and Financing Conditions  
Exhibit "A.1.P" – Disputed Work Schedule  
Exhibit "A.1.Z" – Schedule of Exhibits

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

**§ A.4.1** The Construction Manager shall retain the consultants, contractors, design professionals, and suppliers, as may (or may not) be identified in the Exhibit referenced below:  
(List name, discipline, address, and other information.)

See Exhibit "A.1.N" – Itemized Statement of the GMP and Clarifications

This Amendment to the Agreement entered into IN WITNESS WHEREOF, intending to be bound, the Parties have entered into this Agreement as of the day and year first written above.

**OWNER** *(Signature)*

**CONSTRUCTION MANAGER** *(Signature)*

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(Printed name and title)

(Printed name and title)



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/

THIS AGREEMENT HAS BEEN BOTH  
REVIEWED AND APPROVED as to  
financial and operational obligations and  
business terms.

DocuSigned by:  
  
7B46EEAB11BC4E2...  
SIGNATURE

Trevor Crain

PRINTED NAME

Interim Director of Facilities

TITLE


Facilities Management

DEPARTMENT

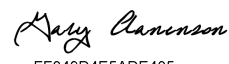
ATTEST:  
ROSA RIOS, CITY SECRETARY

By: \_\_\_\_\_

APPROVED AS TO LEGAL FORM:  
MACK REINWAND, CITY ATTORNEY

DocuSigned by:  
  
4B070831B4AA438...  
By: \_\_\_\_\_

CONSTRUCTION MANAGER

DocuSigned by:  
  
BY: \_\_\_\_\_  
FF849B4E5ADE485...

AUTHORIZED SIGNATURE

Date: Gary Aanenson

Printed Name: Gary Aanenson

Title: Vice President

214-885-1039

PHONE NUMBER

garyaanenson@coreconstruction.com

EMAIL ADDRESS

2022 - 949777

TEXAS ETHICS COMMISSION  
CERTIFICATE NUMBER

CITY OF DENTON, TEXAS  
A Texas Municipal Corporation

By: \_\_\_\_\_  
SARA HENSLEY  
CITY MANAGER

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

### ***AIA® Document D401™ – 2003***

I, Chris Squadra, hereby certify, to the best of my knowledge, information and belief, that I created the attached final document simultaneously with this certification at 12:56:08 ET on 10/21/2022 under Order No. 2114332942 from AIA Contract Documents software and that in preparing the attached final document I made no changes to the original text of AIA® Document A133™ – 2019 Exhibit A, Guaranteed Maximum Price Amendment, as published by the AIA in its software, other than changes shown in the attached final document by underscoring added text and striking over deleted text.

DocuSigned by:  
  
D9FFDCA63E20468...  
(Signed)

Chris Squadra, Peak Program value, LLC  
(Title)

10/31/2022  
(Dated)

Exhibit A.1.B - Insurance and Bonds

To be sent after GMP Amendment  
is signed.



## ENUMERATION OF DOCUMENTS

City of Denton Fire Station No.9

GMP 1

August 26, 2022

PROJECT MANUAL					
Specification/ Drawing	Description	Spec Date	Stamp Date	CORE Received Date	Revision
<b>DIVISIONS 00 – 01</b>	<b>Not Used</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 02</b>	<b>EXISTING CONDITIONS</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
02 41 00	Demolition	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 03</b>	<b>CONCRETE</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
03 10 00	Concrete Forming and Accessories	28-Jun-22	29-Jun-22	30-Jun-22	NONE
03 11 00	Concrete Forming	28-Jun-22	29-Jun-22	30-Jun-22	NONE
03 20 00	Concrete Reinforcing	28-Jun-22	29-Jun-22	30-Jun-22	NONE
03 30 00	Cast-in-Place Concrete	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 04</b>	<b>MASONRY</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
	Not Used	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 05</b>	<b>METALS</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
05 12 00	Structural Steel Framing	28-Jun-22	29-Jun-22	30-Jun-22	NONE
05 21 00	Steel Joists	28-Jun-22	29-Jun-22	30-Jun-22	NONE
05 31 00	Metal Roof Deck	28-Jun-22	29-Jun-22	30-Jun-22	NONE
05 31 13	Composite Metal Floor Deck and Field Welded Shear Studs	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 06</b>	<b>WOOD, PLASTICS, AND COMPOSITES</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
	Not Used	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 07</b>	<b>THERMAL AND MOISTURE PROTECTION</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
07 21 00	Thermal Insulation	28-Jun-22	29-Jun-22	30-Jun-22	NONE
07 41 13	Metal Roof Panels	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISIONS 08 – 09</b>	<b>Not Used</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 10</b>	<b>SPECIALTIES</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
10 14 53	Traffic Signage	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISIONS 11 – 13</b>	<b>Not Used</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 14</b>	<b>CONVEYING EQUIPMENT</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
14 24 00	Machine Room-Less Hydraulic Passenger Elevators	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 21</b>	<b>FIRE SUPPRESSION</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
	Not Used	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 22</b>	<b>PLUMBING</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
22 14 24	Reinforced Concrete Storm Sewers	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISIONS 23 - 25</b>	<b>Not Used</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 26</b>	<b>ELECTRICAL</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
26 05 00	Basic Electrical Methods	28-Jun-22	29-Jun-22	30-Jun-22	NONE
26 05 26	Grounding and Bonding	28-Jun-22	29-Jun-22	30-Jun-22	NONE
26 05 33	Conduit	28-Jun-22	29-Jun-22	30-Jun-22	NONE
26 05 33.16	Boxes	28-Jun-22	29-Jun-22	30-Jun-22	NONE
26 05 53	Electrical Identification	28-Jun-22	29-Jun-22	30-Jun-22	NONE
26 05 73	Power System Studies	28-Jun-22	29-Jun-22	30-Jun-22	NONE
26 32 13	Engine Generator	28-Jun-22	29-Jun-22	30-Jun-22	NONE
26 36 13	Enclosed Transfer Switches	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 27</b>	<b>COMMUNICATIONS</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
	Not Used	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 31</b>	<b>EARTHWORK</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
31 00 00	Earthwork	28-Jun-22	29-Jun-22	30-Jun-22	NONE
31 05 13	Soils for Earthwork	28-Jun-22	29-Jun-22	30-Jun-22	NONE
31 05 16	Aggregates for Earthwork	28-Jun-22	29-Jun-22	30-Jun-22	NONE
31 11 00	Clearing and Grubbing	28-Jun-22	29-Jun-22	30-Jun-22	NONE
31 14 00	Site Preparation	28-Jun-22	29-Jun-22	30-Jun-22	NONE
31 23 33	Trenching and Backfilling	28-Jun-22	29-Jun-22	30-Jun-22	NONE
31 25 00	Erosion and Sedimentation Controls	28-Jun-22	29-Jun-22	30-Jun-22	NONE
31 32 00	Soil Stabilization	28-Jun-22	29-Jun-22	30-Jun-22	NONE
31 32 13	Lime-Stabilized Subgrade	28-Jun-22	29-Jun-22	30-Jun-22	NONE



## ENUMERATION OF DOCUMENTS

City of Denton Fire Station No.9

GMP 1

August 26, 2022

Specification/ Drawing	Description	Spec Date	Stamp Date	CORE Received Date	Revision
31 41 33	Trench Shielding	28-Jun-22	29-Jun-22	30-Jun-22	NONE
31 63 29	Drilled Concrete Piers	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 32</b>	<b>EXTERIOR IMPROVEMENTS</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
32 13 13	Concrete Paving	28-Jun-22	29-Jun-22	30-Jun-22	NONE
32 13 73	Sealants and Caulkings	28-Jun-22	29-Jun-22	30-Jun-22	NONE
32 17 23	Pavement Markings	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISION 33</b>	<b>UTILITIES</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
33 41 00	Storm Utility Drainage Piping	28-Jun-22	29-Jun-22	30-Jun-22	NONE
<b>DIVISIONS 34 – 48</b>	<b>Not Used</b>	28-Jun-22	29-Jun-22	30-Jun-22	NONE
DRAWINGS					
Specification/ Drawing	Description	Drawing Date	Stamp Date	CORE Received Date	Revision
G-001A	Cover Sheet & Index Copy 1	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.01	General Notes	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.02	General Notes 2	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.03	Site Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.04	Demolition Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.05	Dimension Control Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.06	Overall Grading Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.07	Grading Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.08	Grading Plan 2	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.09	Grading Plan 3	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.10	Grading Plan 4	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.11	Water Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.12	Water Profile	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.13	Sanitary Sewer Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.14	Sanitary Sewer Profile	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.15	Existing Drainage Area Map	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.16	Drainage Area Map	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.17	Storm Sewer Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.18	Storm Sewer Profiles	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.19	Sediment Control Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C1.20	Sediment Control Notes	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.01	Sidewalk Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.02	Paving Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.03	Signage & Striping Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.04	Embedment Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.05	Storm Sewer Detail	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.06	Sediment Control Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.07	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.08	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.09	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.10	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.11	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.12	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.13	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.14	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.15	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.16	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.17	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.18	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.19	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.20	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.21	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.22	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.23	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.24	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE



## ENUMERATION OF DOCUMENTS

City of Denton Fire Station No.9

GMP 1

August 26, 2022

Specification/ Drawing	Description	Spec Date	Stamp Date	CORE Received Date	Revision
C2.25	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
C2.26	City Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-101A	Structural Notes	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-101B	Structural Notes	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-102	Special Inspections	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-103	Perspectives	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-104S	Storm Shelter Structural Notes & Plans	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-105S	Storm Shelter Typical Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-111	Foundation Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-121	Second Floor Framing Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-131	Low & High Roof Framing Plans	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-301	Typical Concrete Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-310	Foundation Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-401	Typical Masonry, Notes, Details & Key Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-501	Typical Steel Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-502	Typical Steel Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-503	Typical Steel Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-511	Second Floor Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-512	Roof Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
S-520	Vertical Brace Elevations and Details	28-Jun-22	28-Jun-22	28-Jun-22	NONE
A-141A	Roof Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
A-410A	Stairs and Elevator	28-Jun-22	28-Jun-22	28-Jun-22	NONE
E-001A	Electrical Abbreviations & Legend	28-Jun-22	28-Jun-22	28-Jun-22	NONE
E-100A	Electrical Site Plan	28-Jun-22	28-Jun-22	28-Jun-22	NONE
E-501A	Electrical Riser Diagram	28-Jun-22	28-Jun-22	28-Jun-22	NONE
ADDENDUMS					
Addendums	Description	Drawing Date	Stamp Date	CORE Received Date	Revision



Updated Schedule 10.20.22  
Exhibit A.1.D - Schedule

ID		Task Name	Actual Duration	Remaining Duration	DO NOT EDIT Start	DO NOT EDIT Finish	Notes	Half 2, 2022							Half 1, 2023					Half 2, 2023					Half 1, 2024						
								J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M		
1		Denton Fire Station No. 9	0 days	459 days?	Wed 6/29/22	Tue 4/16/24		<div></div>																							
2		Key Milestones	0 days	459 days?	Wed 6/29/22	Tue 4/16/24		<div></div>																							
3		GMP 1- Early Procurement	0 days	317 days	Wed 6/29/22	Mon 9/25/23		<div></div>																							
4		Receive Bid Package 1- Early Procurement	0 days	0 days	Wed 6/29/22	Wed 6/29/22		<div><div></div>6/29</div>																							
5		Receive Bids, Prepare GMP 1	0 days	30 days	Wed 6/29/22	Wed 8/10/22		<div><div></div></div>																							
6		GMP 1 Review by City Staff	0 days	67 days	Thu 8/11/22	Mon 11/14/22		<div><div></div></div>																							
7		City Council to Consider GMP 1	0 days	0 days	Tue 11/15/22	Tue 11/15/22		<div><div></div>11/15</div>																							
8		Critical Material Deliverys	0 days	215 days	Tue 11/22/22	Mon 9/25/23		<div></div>																							
9		Structural Steel	0 wks	24 wks	Tue 11/22/22	Wed 5/10/23		<div><div></div></div>																							
10		Elevator	0 wks	26 wks	Tue 11/22/22	Wed 5/24/23		<div><div></div></div>																							
11		Roofing	0 wks	30 wks	Tue 11/22/22	Thu 6/22/23		<div><div></div></div>																							
12		Generator(Allow 10 months allowance per O	0 wks	43 wks	Tue 11/22/22	Mon 9/25/23		<div><div></div></div>																							
13		Switch gear	0 wks	40 wks	Tue 11/22/22	Fri 9/1/23		<div><div></div></div>																							
14		GMP 2- Full Project Scope	0 days	56 days	Mon 8/29/22	Tue 11/15/22		<div></div>																							
15		Receive Bid Package 2- Full Project Scope	0 days	0 days	Mon 8/29/22	Mon 8/29/22		<div><div></div>8/29</div>																							
16		Receive Bids, Prepare GMP 2	0 days	30 days	Mon 8/29/22	Mon 10/10/22		<div><div></div></div>																							
17		GMP 2 Review by City Staff	0 days	26 days	Tue 10/11/22	Tue 11/15/22		<div><div></div></div>																							
18		City Council to Consider GMP 2	0 days	0 days	Tue 11/15/22	Tue 11/15/22		<div><div></div>11/15</div>																							
19		Construction	0 days	357 days?	Tue 11/22/22	Tue 4/16/24		<div></div>																							
20		Building Permit Approval	0 days	1 day?	Tue 11/22/22	Tue 11/22/22		<div><div></div></div>																							



Exhibit A.1.D - Schedule

ID	<div><div></div><div></div><div></div></div>	Task Name	Actual Duration	Remaining Duration	DO NOT EDIT Start	DO NOT EDIT Finish	Notes	Half 2, 2022							Half 1, 2023					Half 2, 2023				Half 1, 2024						
								J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	
21	<div><div></div><div></div><div></div></div>	Notice To Proceed	0 days	0 days	Tue 11/22/22	Tue 11/22/22		<div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><div></div><d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**Construction Manager's  
Soft Costs and Fee**

**City of Denton's  
Fire Station No. 9  
Cost Proposal Detail**

**Exhibit C - Construction Manager's Soft Costs and Fee**

Item #	Description	Quantity	Unit	Unit Cost	Total Cost
<b>2.000</b>	<b>FS # 3 - CMAR's Proposal of Costs to Be Reimbursed (Not to Exceed Topset)</b>				
<b>2.A</b>	<b>Insurance</b>				
2.001	Performance & Payment Bonds	1	LS	29,983	31,937
2.002	Maintenance Bond	1	LS	3000	3,000
2.003	Builder's Risk Insurance	1	LS	4,195	4,195
2.004	General Liability Insurance	1	LS	44,751	44,751
2.005	Professional Liability Insurance		LS		INCLUDED
2.006	Pollution Liability Insurance		LS		INCLUDED
2.007	Excess/Umbrella Liability Insurance		LS		INCLUDED
2.008	Other Insurance Requirements		LS		NOT IN PROJECT
2.009	Subcontractor Default Insurance	1	LS	67,127	67,127
<b>2.A</b>	<b>CMAR's Estimated Cost of Insurance - Subtotal</b>				<b>151,011</b>
Percentage of Cost Proposed for CMAR's Insurance on Change Orders				<b>1.0%</b>	
<b>2.B</b>	<b>CMAR's Onsite Staff</b>				
2.009	Project Manager	3	MO	17,500	52,500
2.010	Project Superintendent	3	MO	18,229	54,688
2.011	Assistant Superintendent		MO		NOT IN PROJECT
2.012	Mechanical/Electrical Coordinator		MO		NOT IN PROJECT
2.013	Working Foreman		MO		NOT IN PROJECT
2.014	Project Engineer		MO		NOT IN PROJECT
2.015	Project Manager		MO		NOT IN PROJECT
2.016	Field Engineer		MO		NOT IN PROJECT
2.017	Field Estimator		MO		NOT IN PROJECT
2.018	General Laborer		MO		NOT IN PROJECT
2.019	Timekeeper		MO		NOT IN PROJECT
2.020	Field Office Manager		MO		NOT IN PROJECT
2.021	Warehouse Manager		MO		NOT IN PROJECT
2.022	Field Secretary		MO		NOT IN PROJECT
2.023	Other On-site Contractor Staff		LS		NOT IN PROJECT
2.024	Project Accountant		MO		NOT IN PROJECT

**Construction Manager's  
Soft Costs and Fee**

**City of Denton's  
Fire Station No. 9  
Cost Proposal Detail**

Updated on August 30th, 2022

Item #	Description	Quantity	Unit	Unit Cost	Total Cost
2.025	Project Coordinator	3	MO	1,500	4,500
2.026	Safety Manager	3	MO	1,200	3,600
2.027	QA/QC Manager	3	MO	1,000	3,000
2.B	CMAR's Estimated Cost of Onsite Staff - Subtotal				118,288
2.C CMAR's Onsite Reimbursable Expenses					
Mobilization					
2.024	Field Engineering Equipment		LS		BY SUBCONTRACTOR(S)
2.025	Site Survey		LS		BY SUBCONTRACTOR(S)
2.026	Layout Within Site		LS		BY SUBCONTRACTOR(S)
2.027	Office Trailer	3	MO	1,500.00	4,500
2.028	Office Supplies & Equipment	3	MO	500.00	1,500
2.029	Storage Trailer	3	MO	750.00	2,250
2.030	Warehouse		MO		NOT IN PROJECT
2.031	Set Up Onsite Office	1	LS	10,000.00	10,000
2.032	Set Up Onsite Storage\Laydown Areas	1	LS	5,000.00	5,000
2.033	Set Up Onsite Parking Area(s)		LS		BY SUBCONTRACTOR(S)
2.034	Temporary Roadways		LS		BY SUBCONTRACTOR(S)
2.035	Temporary Fencing		LF		BY SUBCONTRACTOR(S)
2.036	Temporary Toilets	3	MO	750.00	2,250
2.037	Project Sign	1	EA	1,250.00	1,250
2.038	All Other Temporary Project Site Signage		EA		BY SUBCONTRACTOR(S)
Safety					
2.038	Safety Equipment	1	LS	3,500.00	3,500
2.039	First Aid Supplies	3	MO	150.00	450
2.040	Fire Protection		LS		BY SUBCONTRACTOR(S)
2.041	Fire Extinguishers	3	EA	75.00	225
2.042	Fall Protection	0	LS	13,650.00	To be included in GMP#2
2.043	Third Party Safety Inspections		MO		EXCLUDED
2.044	Temporary Walkways		LS		BY SUBCONTRACTOR(S)
2.045	Barricades		LS		BY SUBCONTRACTOR(S)
2.046	Traffic Control		LS		BY SUBCONTRACTOR(S)
2.047	Security/Watchman Services		MO		EXCLUDED

**EXHIBIT A.1.E -**  
**Construction Manager's**  
**Soft Costs and Fee**

**City of Denton's**  
**Fire Station No. 9**  
**Cost Proposal Detail**

Updated on August 30th, 2022

Item #	Description	Quantity	Unit	Unit Cost	Total Cost
2.048	Temp Walls and Enclosures		MO		BY SUBCONTRACTOR(S)
<b>Utilities</b>					
2.048	Install Temporary Electric Service at Site Office		LS		BY SUBCONTRACTOR(S)
2.049	Install Temporary Teledata Service at Site Office		LS		NOT IN PROJECT
2.050	Install Temporary Water & Sewer Service at Site		LS		BY SUBCONTRACTOR(S)
2.051	Install Temporary Gas Service at Site		LS		BY SUBCONTRACTOR(S)
2.052	Ongoing Electric Charges for the Site Office	3	MO	500.00	1,500
2.053	Ongoing Teledata Charges for the Site Office		MO		NOT IN PROJECT
2.054	Ongoing Water & Sanitary District Charges	3	MO	250.00	750
2.055	Ongoing Gas Utility Charges (exluding Temp Heat)	3	MO	300.00	900
<b>Ongoing Expenses</b>					
2.056	Jobsite Cell Phone(s) for Site Staff	3	MO	400.00	1,200
2.057	IT Expenses for Staff		MO		INCLUDED
2.058	Project Schedule Setup & Maintenance		LS		INCLUDED
2.059	BIM Model Setup & Maintenance	1	LS	3,130.00	3,130
2.060	Project Extranet Setup & Maintenance	1	LS	11,250.00	11,250
2.061	Project Photo Documentation	13	WK	25.00	325
2.062	Video\Webcam Documentation		MO		INCLUDED
2.063	Employee Parking		MO		BY SUBCONTRACTOR(S)
2.064	Home Office Travel Costs		LS		NOT IN PROJECT
2.065	Moving & Subsistence		LS		NOT IN PROJECT
2.066	Additional Plans & Specs during Construction	1	LS	2,500.00	2,500
2.067	Shipping, Couriers, & Postage	3	MO	50.00	150
2.068	Project-specific Delivery & Hauling to/from Site		LS		BY SUBCONTRACTOR(S)
2.069	Temporary Radios		LS		NOT IN PROJECT
2.070	Temporary Wiring & Lights		MO		BY SUBCONTRACTOR(S)
2.071	Water, Ice & Cups	3	MO	50.00	150
2.072	Ladders & Stairs		LS		BY SUBCONTRACTOR(S)
2.073	Erosion Control		LS		BY SUBCONTRACTOR(S)
2.074	Shoring		LS		BY SUBCONTRACTOR(S)
2.075	Weekly Clean-up	3	WK	400.00	1,200

**Construction Manager's  
Soft Costs and Fee**

**City of Denton's  
Fire Station No. 9  
Cost Proposal Detail**

Updated on August 30th, 2022

Item #	Description	Quantity	Unit	Unit Cost	Total Cost
2.076	Final Clean-up		sf		BY SUBCONTRACTOR(S)
2.077	Dumpster Rental	3	MO	100.00	300
2.078	Dumpster Pulls	5	EA	450.00	2,250
2.079	Temporary Generator		MO		BY SUBCONTRACTOR(S)
2.080	Misc. Power Equipment		LS		BY SUBCONTRACTOR(S)
2.081	Equipment Repairs & Maintenance		LS		BY SUBCONTRACTOR(S)
2.082	Temporary Partitions		SF		BY SUBCONTRACTOR(S)
2.083	Pick-Up Rental	3	MO	700.00	2,100
2.084	Automobile Rental		MO		NOT IN PROJECT
2.085	Pick-Up Fuel & Maintenance	3	MO	250.00	750
2.086	Automobile Fuel & Maintenance		MO		NOT IN PROJECT
2.087	Water Truck		MO		BY SUBCONTRACTOR(S)
<b>Hoisting &amp; Material Management</b>					
2.088	Forklift Rental		LS		BY SUBCONTRACTOR(S)
2.089	Tower Crane Rental/Mobilization/Demobilization		LS		NOT IN PROJECT
2.090	Hydro-Crane Rental		WK		BY SUBCONTRACTOR(S)
2.091	Other Crane Costs		LS		BY SUBCONTRACTOR(S)
2.092	Material Hoist		WK		NOT IN PROJECT
2.093	Personnel Hoist		LS		NOT IN PROJECT
2.094	Erect Hoists		LS		NOT IN PROJECT
2.095	Hoist Landings		LS		NOT IN PROJECT
2.096	Temporary Hoist Operation		MO		NOT IN PROJECT
2.097	Hoisting for Subs		LS		BY SUBCONTRACTOR(S)
2.098	Scaffolding		LS		BY SUBCONTRACTOR(S)
2.099	Other Hoisting & Materials Management Costs		LS		BY SUBCONTRACTOR(S)
<b>Temporary Protection of the Work</b>					
2.100	Temporary Site Protection not w/Erosion Control		LS		BY SUBCONTRACTOR(S)
2.101	Temporary Building Protection		WK		BY SUBCONTRACTOR(S)
2.102	Temporary Building Heat not w/Gas Charges		WK		BY SUBCONTRACTOR(S)
2.103	Dewatering System & Other Water Removal		LS		BY SUBCONTRACTOR(S)
2.104	Snow Removal		LS		BY SUBCONTRACTOR(S)

**Exhibit A.1.E -**  
**Construction Manager's**  
**Soft Costs and Fee**

**City of Denton's**  
**Fire Station No. 9**  
**Cost Proposal Detail**

Updated on August 30th, 2022

Item #	Description	Quantity	Unit	Unit Cost	Total Cost
2.105	Other Protection of Work Items		WK		BY SUBCONTRACTOR(S)
<b>Testing</b>					
2.106	Soil Testing		LS		BY OWNER
2.107	Concrete Testing		LS		BY OWNER
2.108	Masonry Testing		LS		BY OWNER
2.109	Weld Testing		LS		BY OWNER
2.110	Other Materials Testing		LS		BY OWNER
<b>Permits &amp; Fees</b>					
2.111	Building Permit		LS		BY OWNER
2.112	Plan Check Fee		LS		BY OWNER
2.113	Water Tap Fees		LS		BY OWNER
2.114	Sanitary Sewer Tap Fees		LS		BY OWNER
2.115	Elevator Permit & Inspections		LS		BY SUBCONTRACTOR(S)
2.116	Mechanical & Electrical Permits & Inspections		LS		BY SUBCONTRACTOR(S)
2.117	Health Department Permits & Inspections		LS		BY SUBCONTRACTOR(S)
2.118	Other Government Fees\Permits Required for FCO		LS		BY SUBCONTRACTOR(S)
<b>Other CMAR Onsite Reimbursable Costs</b>					
2.119	Other CMAR's Onsite Costs Needed for the Work		LS		NOT IN PROJECT
<b>2.C</b>	<b>CMAR's Estimated Onsite Reimbursable Expenses - Subtotal</b>				<b>59,380</b>
<b>2.000</b>	<b>CMAR's Total Proposed Costs to Be Reimbursed</b>				<b>328,678</b>

Exhibit A.1.F - Key Personnel

Unchanged in this Amendment



**Exhibit A.1.H - Labor Rates**

**Denton Fire Station #9**

**Customary and Usual Labor Rates**

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Construction Manager will provide Labor Rates for billing of the cost of the Construction Manager's staff" as mutually agreed with the Owner not later than ten (10) business days prior to Notice to Proceed with construction, or 22 NOV 2022 (whichever is earlier).

The Construction Manager acknowledges the Owner's requirement to confirm in writing with all subcontractors performing Work they will be paying their labor at or above the State of Texas Prevailing Wage Rates current as of the date of this Amendment.

The Owner likewise confirms certified payrolls are not a requirement on this project.



"General Decision Number: TX20220243 08/05/2022

Superseded General Decision Number: TX20210243

State: Texas

Construction Type: Building

County: Denton County in Texas.

BUILDING CONSTRUCTION PROJECTS (does not include single family homes or apartments up to and including 4 stories).

Note: Contracts subject to the Davis-Bacon Act are generally required to pay at least the applicable minimum wage rate required under Executive Order 14026 or Executive Order 13658. Please note that these Executive Orders apply to covered contracts entered into by the federal government that are subject to the Davis-Bacon Act itself, but do not apply to contracts subject only to the Davis-Bacon Related Acts, including those set forth at 29 CFR 5.1(a)(2)-(60).

If the contract is entered into on or after January 30, 2022, or the contract is renewed or extended (e.g., an option is exercised) on or after January 30, 2022:	<ul style="list-style-type: none"> <li>. Executive Order 14026 generally applies to the contract.</li> <li>. The contractor must pay all covered workers at least \$15.00 per hour (or the applicable wage rate listed on this wage determination, if it is higher) for all hours spent performing on the contract in 2022.</li> </ul>
If the contract was awarded on or between January 1, 2015 and January 29, 2022, and the contract is not renewed or extended on or after January 30, 2022:	<ul style="list-style-type: none"> <li>. Executive Order 13658 generally applies to the contract.</li> <li>. The contractor must pay all covered workers at least \$11.25 per hour (or the applicable wage rate listed on this wage determination, if it is higher) for all hours spent performing on that contract in 2022.</li> </ul>

The applicable Executive Order minimum wage rate will be adjusted annually. If this contract is covered by one of the Executive Orders and a classification considered necessary for performance of work on the contract does not appear on this wage determination, the contractor must still submit a conformance request.

Additional information on contractor requirements and worker protections under the Executive Orders is available at <https://www.dol.gov/agencies/whd/government-contracts>.

Modification Number	Publication Date
0	01/07/2022
1	01/21/2022

2	02/18/2022
3	02/25/2022
4	04/29/2022
5	08/05/2022

ASBE0021-011 08/01/2017

Rates	Fringes
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ASBESTOS WORKER/HEAT & FROST  
INSULATOR (Duct, Pipe and  
Mechanical System Insulation)....\$ 25.87 7.23

-----  
BOIL0074-003 01/01/2021

Rates	Fringes
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BOILERMAKER.....\$ 29.47 24.10

-----  
CARP1421-002 10/01/2021

Rates	Fringes
-------	---------

MILLWRIGHT.....\$ 29.58 11.27

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ELEV0021-006 01/01/2022

Rates	Fringes
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ELEVATOR MECHANIC.....\$ 45.54 36.885+a+b

## FOOTNOTES:

A. 6% under 5 years based on regular hourly rate for all  
hours worked. 8% over 5 years based on regular hourly rate  
for all hours worked.

B. New Year's Day, Memorial Day, Independence Day, Labor Day,  
Thanksgiving Day, the Friday after Thanksgiving Day,  
Christmas Day, and Veterans Day.

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ENGI0178-005 06/01/2020

Rates	Fringes
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POWER EQUIPMENT OPERATOR  
(1) Tower Crane.....\$ 32.85 13.10  
(2) Cranes with Pile  
Driving or Caisson  
Attachment and Hydraulic  
Crane 60 tons and above.....\$ 28.75 10.60  
(3) Hydraulic cranes 59  
Tons and under.....\$ 32.35 13.10

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\* IRON0263-005 06/01/2022

Rates	Fringes
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IRONWORKER (ORNAMENTAL AND  
STRUCTURAL).....\$ 27.14 7.68

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PLUM0100-008 11/01/2021

Rates	Fringes
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HVAC MECHANIC (HVAC Unit  
Installation Only).....\$ 34.48 13.07

\* SUTX2014-019 07/21/2014

	Rates	Fringes
BRICKLAYER.....	\$ 19.89	0.00
CARPENTER, Excludes Drywall Hanging, Form Work, and Metal Stud Installation.....	\$ 19.25	0.00
CAULKER.....	\$ 16.63	0.00
CEMENT MASON/CONCRETE FINISHER...	\$ 12.93 **	0.00
DRYWALL HANGER AND METAL STUD INSTALLER.....	\$ 15.42	0.00
ELECTRICIAN (Alarm Installation Only).....	\$ 18.83	3.32
ELECTRICIAN (Communication Technician Only).....	\$ 19.98	3.64
ELECTRICIAN (Low Voltage Wiring Only).....	\$ 15.80	2.18
ELECTRICIAN, Excludes Low Voltage Wiring and Installation of Alarms/Sound and Communication Systems.....	\$ 18.82	0.83
FORM WORKER.....	\$ 12.13 **	0.00
GLAZIER.....	\$ 16.55	3.13
HIGHWAY/PARKING LOT STRIPING: Operator (Striping Machine).....	\$ 10.04 **	2.31
INSTALLER - SIDING (METAL/ALUMINUM/VINYL).....	\$ 14.74 **	0.00
INSTALLER - SIGN.....	\$ 15.61	0.00
INSULATOR - BATT.....	\$ 13.00 **	0.00
IRONWORKER, REINFORCING.....	\$ 14.02 **	0.00
LABORER: Common or General.....	\$ 11.76 **	0.00
LABORER: Mason Tender - Brick...	\$ 10.54 **	0.00
LABORER: Mason Tender - Cement/Concrete.....	\$ 10.75 **	0.00
LABORER: Pipelayer.....	\$ 13.00 **	0.35
LABORER: Plaster Tender.....	\$ 12.22 **	0.00
LABORER: Roof Tearoff.....	\$ 11.28 **	0.00
LABORER: Landscape and Irrigation.....	\$ 12.50 **	0.48

LATHER.....	\$ 16.00	0.00
OPERATOR:		
Backhoe/Excavator/Trackhoe.....	\$ 12.83 **	0.00
OPERATOR: Bobcat/Skid		
Steer/Skid Loader.....	\$ 13.93 **	0.00
OPERATOR: Bulldozer.....	\$ 18.29	1.31
OPERATOR: Drill.....	\$ 15.69	0.50
OPERATOR: Forklift.....	\$ 13.21 **	0.81
OPERATOR: Grader/Blade.....	\$ 12.48 **	0.00
OPERATOR: Loader.....	\$ 13.46 **	0.85
OPERATOR: Mechanic.....	\$ 17.52	3.33
OPERATOR: Paver (Asphalt, Aggregate, and Concrete).....	\$ 18.44	0.00
OPERATOR: Roller.....	\$ 15.04	0.00
PAINTER (Brush, Roller and Spray), Excludes Drywall		
Finishing/Taping.....	\$ 13.21 **	2.33
PAINTER: Drywall		
Finishing/Taping Only.....	\$ 13.76 **	2.84
PIPEFITTER, Excludes HVAC		
Pipe Installation.....	\$ 22.98	6.35
PLASTERER.....	\$ 15.75	0.00
PLUMBER (HVAC Pipe Installation Only).....		
	\$ 22.16	5.46
PLUMBER, Excludes HVAC Pipe		
Installation.....	\$ 20.84	4.74
ROOFER.....	\$ 17.19	0.00
SHEET METAL WORKER (HVAC Duct Installation Only).....		
	\$ 20.88	5.19
SHEET METAL WORKER, Excludes HVAC Duct Installation.....		
	\$ 24.88	5.97
SPRINKLER FITTER (Fire Sprinklers).....		
	\$ 22.94	0.00
TILE FINISHER.....	\$ 11.22 **	0.00
TILE SETTER.....	\$ 14.25 **	0.00
TRUCK DRIVER: 1/Single Axle		
Truck.....	\$ 16.40	0.81
TRUCK DRIVER: Dump Truck.....	\$ 12.39 **	1.18
TRUCK DRIVER: Flatbed Truck.....	\$ 19.65	8.57

TRUCK DRIVER: Semi-Trailer  
 Truck.....\$ 12.50 \*\* 0.00

TRUCK DRIVER: Water Truck.....\$ 12.00 \*\* 4.11

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WELDERS - Receive rate prescribed for craft performing operation to which welding is incidental.

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\*\* Workers in this classification may be entitled to a higher minimum wage under Executive Order 14026 (\$15.00) or 13658 (\$11.25). Please see the Note at the top of the wage determination for more information.

Note: Executive Order (EO) 13706, Establishing Paid Sick Leave for Federal Contractors applies to all contracts subject to the Davis-Bacon Act for which the contract is awarded (and any solicitation was issued) on or after January 1, 2017. If this contract is covered by the EO, the contractor must provide employees with 1 hour of paid sick leave for every 30 hours they work, up to 56 hours of paid sick leave each year. Employees must be permitted to use paid sick leave for their own illness, injury or other health-related needs, including preventive care; to assist a family member (or person who is like family to the employee) who is ill, injured, or has other health-related needs, including preventive care; or for reasons resulting from, or to assist a family member (or person who is like family to the employee) who is a victim of, domestic violence, sexual assault, or stalking. Additional information on contractor requirements and worker protections under the EO is available at <https://www.dol.gov/agencies/whd/government-contracts>.

Unlisted classifications needed for work not included within the scope of the classifications listed may be added after award only as provided in the labor standards contract clauses (29CFR 5.5 (a) (1) (ii)).

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The body of each wage determination lists the classification and wage rates that have been found to be prevailing for the cited type(s) of construction in the area covered by the wage determination. The classifications are listed in alphabetical order of "identifiers" that indicate whether the particular rate is a union rate (current union negotiated rate for local), a survey rate (weighted average rate) or a union average rate (weighted union average rate).

#### Union Rate Identifiers

A four letter classification abbreviation identifier enclosed in dotted lines beginning with characters other than "SU" or "UAVG" denotes that the union classification and rate were prevailing for that classification in the survey. Example: PLUM0198-005 07/01/2014. PLUM is an abbreviation identifier of the union which prevailed in the survey for this classification, which in this example would be Plumbers. 0198 indicates the local union number or district council number where applicable, i.e., Plumbers Local 0198. The next number,

005 in the example, is an internal number used in processing the wage determination. 07/01/2014 is the effective date of the most current negotiated rate, which in this example is July 1, 2014.

Union prevailing wage rates are updated to reflect all rate changes in the collective bargaining agreement (CBA) governing this classification and rate.

#### Survey Rate Identifiers

Classifications listed under the ""SU"" identifier indicate that no one rate prevailed for this classification in the survey and the published rate is derived by computing a weighted average rate based on all the rates reported in the survey for that classification. As this weighted average rate includes all rates reported in the survey, it may include both union and non-union rates. Example: SULA2012-007 5/13/2014. SU indicates the rates are survey rates based on a weighted average calculation of rates and are not majority rates. LA indicates the State of Louisiana. 2012 is the year of survey on which these classifications and rates are based. The next number, 007 in the example, is an internal number used in producing the wage determination. 5/13/2014 indicates the survey completion date for the classifications and rates under that identifier.

Survey wage rates are not updated and remain in effect until a new survey is conducted.

#### Union Average Rate Identifiers

Classification(s) listed under the UAVG identifier indicate that no single majority rate prevailed for those classifications; however, 100% of the data reported for the classifications was union data. EXAMPLE: UAVG-OH-0010 08/29/2014. UAVG indicates that the rate is a weighted union average rate. OH indicates the state. The next number, 0010 in the example, is an internal number used in producing the wage determination. 08/29/2014 indicates the survey completion date for the classifications and rates under that identifier.

A UAVG rate will be updated once a year, usually in January of each year, to reflect a weighted average of the current negotiated/CBA rate of the union locals from which the rate is based.

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#### WAGE DETERMINATION APPEALS PROCESS

1.) Has there been an initial decision in the matter? This can be:

- \* an existing published wage determination
- \* a survey underlying a wage determination
- \* a Wage and Hour Division letter setting forth a position on a wage determination matter
- \* a conformance (additional classification and rate) ruling

On survey related matters, initial contact, including requests for summaries of surveys, should be with the Wage and Hour National Office because National Office has responsibility for the Davis-Bacon survey program. If the response from this

initial contact is not satisfactory, then the process described in 2.) and 3.) should be followed.

With regard to any other matter not yet ripe for the formal process described here, initial contact should be with the Branch of Construction Wage Determinations. Write to:

Branch of Construction Wage Determinations  
Wage and Hour Division  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

2.) If the answer to the question in 1.) is yes, then an interested party (those affected by the action) can request review and reconsideration from the Wage and Hour Administrator (See 29 CFR Part 1.8 and 29 CFR Part 7). Write to:

Wage and Hour Administrator  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

The request should be accompanied by a full statement of the interested party's position and by any information (wage payment data, project description, area practice material, etc.) that the requestor considers relevant to the issue.

3.) If the decision of the Administrator is not favorable, an interested party may appeal directly to the Administrative Review Board (formerly the Wage Appeals Board). Write to:

Administrative Review Board  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

4.) All decisions by the Administrative Review Board are final.

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END OF GENERAL DECISIO"



**Exhibit A.1.I - Rental Rates**

**Denton Fire Station #9**

**Rental Rates**

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See attached rental rate information approved and included as part of the GMP Amendment.

Equipment will be billed at these rates when such equipment is available from the Construction Manager, and is demonstrably the most economical (or the most expedient) option for advancing the Work.

Rental billing and payment terms and conditions will be per Section 7.5.2 of the A133 Agreement, and nothing in this Exhibit A.1.I is intended to supersede those terms, which shall govern.



**Exhibit A.1.I - Rental Rates****Rental Rates for CORE owned Equipment**

<b>Equipment</b>	<b>Equipment Specs</b>	<b>UR Rate/Daily</b>	<b>UR Rate/Weekly</b>	<b>UR Rate/Monthly</b>
Air Compressor	Portable diesel air compressor	\$81	\$195	\$650
Air Compressor	Sullair Compressor	\$81	\$195	\$650
Coring Machine	Coring Machine and Accessories	\$50	\$150	\$450
Equipment Attachment	Jack Hammer	\$50	\$140	\$390
Generator	3500W or 3,800W Honda Generator	\$50	\$150	\$380
Generator	Honda Generator 5000 Watt	\$50	\$180	\$395
Skid Steer	Multi Terrain Loader	\$250	\$1,000	\$4,200
Skid Steer	Auger Attachment	\$30	\$225	\$675
Sweeper	Ride on Broom 6' 3-wheel	\$250	\$1,000	\$4,200
Welder	Miller Bobcat 225 Welder	\$50	\$150	\$450
Drop Deck Trailer	14 ft. - 16 ft., Tandem Axle	\$125	\$339	\$879
Drop Deck Trailer	16 ft. - 18 ft., Tandem Axle	\$61	\$182	\$559
Drop Deck Trailer	18 ft. - 20 ft., Tandem Axle	\$146	\$394	\$1,020
Dump Trailer	10 ft. x 12 ft., Tandem Axle	\$261	\$749	\$2,045
Equipment Trailer	Double Axle	\$67	\$135	\$404
Hydraulic Ground Level Equip Trailer	6 ft. x 14 ft., Single Axle	\$47	\$327	\$572
Hydraulic Ground Level Equip Trailer	6 ft. x 14 ft., Tandem Axle	\$63	\$258	\$551
Mobile Restoration Trailer		N/A	N/A	N/A
Mobile Restoration Trailer	14 ft.	N/A	N/A	N/A
Permanent Fuel Tank for Trailer		N/A	N/A	N/A
Tilt Trailer	12 ft., Single Axle	\$55	\$158	\$402
Tilt Trailer	14 ft. - 16 ft., Tandem Axle	\$70	\$303	\$649
Tilt Trailer	14 ft. - 16 ft., Tandem Axle	\$58	\$189	\$515
Trailer Hitch	Slide-in Pintle Ball Combination	\$11	\$32	\$86
Utility Trailer	10 ft. - 14 ft., Tandem Axle	\$75	\$281	\$571
Utility Trailer	8 ft. to 10 ft., Single Axle	\$66	\$193	\$424
Vacuum Trailer	512-575 CFM, Diesel Powered	\$431	\$1,699	\$3,736
Walk-behind Trencher Trailer		\$33	\$66	\$147
Water Trailer	500 Gallons	\$149	\$492	\$946
Track Loader	Large, 2,800-4,107 lbs.	\$709	\$1,683	\$3,337
Track Loader	Small, 1,300-1,699 lbs.	\$499	\$1,319	\$2,725
Track Loader	Small, 1,700 lbs.	\$524	\$1,385	\$2,861
Track Loader	Small, 2,000-2,399 lbs.	\$531	\$1,489	\$3,247
Track Loader	Small, 2,400-2,999 lbs.	\$647	\$1,674	\$3,336
Walk-behind Track Loader		\$285	\$757	\$2,430
Skid Steer Loader	1,351-1,699 lbs.	\$413	\$1,105	\$2,900
Skid Steer Loader	1,700-1,899 lbs.	\$434	\$1,160	\$3,045
Skid Steer Loader	1,900-1,999 lbs.	\$435	\$1,161	\$3,309
Skid Steer Loader	2,001-2,799 lbs.	\$436	\$1,233	\$3,509
Skid Steer Loader	2,600-3,499 lbs.	\$416	\$1,175	\$3,969
2-seat UTV	2WD, Electric Powered	\$85	\$267	\$681
2-seat UTV	2WD, Gas Powered	\$164	\$322	\$718
2-seat UTV	4WD, Diesel Powered	\$169	\$332	\$746
2-seat UTV	4WD, Diesel Powered, Rollover Protection	\$163	\$320	\$716
2-seat UTV	4WD, Gas Powered	\$160	\$314	\$709
Pressure Washer	Chemical Injector Attachment	\$12	\$35	\$69
Pressure Washer	Hose	\$11	\$35	\$77
Pressure Washer	Hose, 50 ft.	\$16	\$35	\$68
Pressuer Washer	Spray Wand	\$12	\$24	\$69
Pressuer Washer	Surface Cleaner, 4,000 PSI, Hydro Scrubber	\$41	\$112	\$231
Sandblast Pot	XL350	\$207	\$628	\$1,098
4-set UTV	2WD, Gas or Electric Powered	\$113	\$285	\$729
4-seat UTV	4WD, Diesel Powered, Rollover Protection	\$173	\$342	\$969
4-seat UTV	4WD, Gas Powered, Rollover Protection	\$170	\$334	\$751
Golf Cart	Gas Powered	\$89	\$281	\$615
Industrial Electric Cart	2WD	\$90	\$282	\$728
UTV	4WD, Diesel	\$186	\$436	\$1,692
Pressure Washer	3,000 PSI, Gas Powered	\$98	\$257	\$690
Pressure Washer	3,000-3,500 PSI, Towable, Gas Powered	\$206	\$904	\$1,962
Pressure Washer	3,500 PSI, Gas Powered	\$95	\$369	\$751
Pressure Washer	3,500 PSI, Towable, Gas Powered	\$324	\$1,155	\$2,414
Pressure Washer	4,000 PSI, Gas Powered	\$112	\$404	\$789
Pressure Washer	Hot Water, 3,500 PSI, Gas Powered	\$189	\$520	\$1,435

**Exhibit A.1.J - Alternates with Costs and Expiration Dates**

**No Alternates in this Amendment**



**Exhibit A.1.K - Unit Costs**

**Denton Fire Station #9**

**Unit Costs**

a. **Piers -**

Pier Units			
Pier Diameter	Add	Deduct	Casing Add
18"	\$52	\$7	\$65
24"	\$72	\$9	\$85

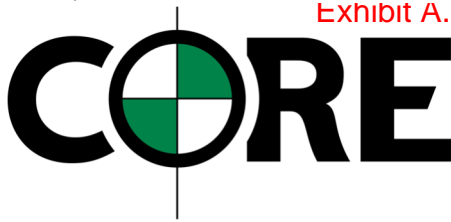


## **Exhibit A.1.L - Allowances**

### **Denton Fire Station #9**

### **Allowances**

- **Allowance #1** – Permit Review Comments - **\$50,000**
- **Allowance #2** – Fiber Line Conduit – **\$50,000**
- **Allowance #3** - Franchise Utilities – **\$50,000**
- **Allowance # 4** - Temporary Generator - **\$50,000**
- **Allowance #5** – Pier Casing - **\$75,000**
- **Allowance #6** – Texas Labor Rates - **\$100,000**



October 20, 2022

**VIA ELECTRONIC MAIL**

Sara Hensley  
City Manager  
City of Denton  
215 East McKinney Street  
Denton, Texas, 76201

**RE: GUARANTEED MAXIMUM PRICE PROPOSAL | Denton Fire Station #9 | GMP #1 of 2**

Dear Sara,

On behalf of CORE Construction, I am pleased to submit our Guaranteed Maximum Price (GMP #1) proposal for the Denton Fire Station #9.

**GMP #1 Summary:**

**Total Guaranteed Maximum Price**

**\$ 4,550,786**

Enclosed you will find the Basis of GMP Clarifications, GMP Cost Summary and Schedule of Values, an Enumeration of Documents, and a Construction Schedule.

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

Respectfully submitted,

*Steven Normand*

Steven Normand  
Director of Preconstruction  
CORE Construction

# Basis of Estimate- GMP

Denton Fire Station #9



The Basis of Estimate is a written explanation clarifying the scope, assumptions and exclusions used in establishing the GMP estimate dated 8/25/2022.

All costs are based on CORE's incorporation of the scope shown on the 6/28/2022 Package #1 Set of construction documents and the scope clarifications below.

## ASSUMPTIONS, CLARIFICATIONS, & EXCLUSIONS

---

### Schedule

Project Construction Duration and Substantial Completion shall remain dependent upon the Building Permit Approval and the following criteria:

- The following milestones are to be met. The dates listed below are the latest possible dates to meet these milestones and any delays will impact the Substantial Completion Date.
  - GMP approval to be received no later than 11/15/2022
  - NTP received by 11/22/2022
  - If NTP is received prior to the date listed above, the Substantial Completion date will not adjust to an earlier date, due to material lead times.
  - If the above criteria are unachievable Substantial Completion will need to be adjusted or acceleration costs further discussed.
- Substantial Completion: March 5<sup>th</sup>, 2024

### Owner Items

- Material Testing, Assembly Testing, as well as and Special Inspections, are by Owner, and are not included.
- Third-party Commissioning is by Owner and is not included. CORE will provide coordination as required.
- Platting and/or re-platting, licensing agreements, land-use permitting, and site development permits as well as any cost related thereto, is not included.
- General Condition expenses included through date of Final Completion.
- Contractor Fee shall be considered a Lump Sum and subject to the terms of the Agreement.
- Building permit costs, plan expeditor fees, plan check fees, impact fees and their associated permits, site development permits/fees, gas and electrical service charges, utility recovery or tap fees, and/or water meter fees shall be paid for by Owner and are not included.

### Contingency and Allowances

- **Preconstruction Contingency (\$102,393 direct cost)** – Escalation Allowance is included in this proposal
- **Additional Marketplace Risk of 1% (\$45,508 direct cost)** – is included in this proposal
- **Construction Contingency of 1% (\$45,508 direct cost)** is included in this proposal
- **Owner Contingency of 2% (\$91,016 direct cost)** – is included in this proposal



# Basis of Estimate- GMP

Denton Fire Station #9



- **Allowance #1** – Permit Review Comments - **\$50,000**
- **Allowance #2** – Fiber Line Conduit – **\$50,000**
- **Allowance #3** - Franchise Utilities – **\$50,000**
- **Allowance # 4** - Temporary Generator - **\$50,000**
- **Allowance #5** – Pier Casing - **\$75,000**
- **Allowance #6** – Texas Labor Rates - **\$100,000**

## General Assumptions

1. Price is based on documents issued by Parkhill as enumerated in the List of Documents.
2. We assume normal working hours. However, to maintain the schedule we may perform work outside of normal working hours. We will request permission from the City, as required by local ordinances, when we plan to work outside of normal work hours.

## Specific Exclusions to GMP

- a. **Guaranteed Delivery Date of Generator** - Due to the long lead time and volatility of this item, delays to the delivery and installation of the generator caused by circumstances not the responsibility of the Contractor under the agreement will not be subject to liquidated damages. It is assumed that we can achieve substantial completion and occupancy prior to the arrival of the generator.

## Other Scope Specific Assumptions and Clarifications:

### DIVISION 7 | Earthwork & Paving

#### A. Included:

- a. Lime Stabilization

### DIVISION 8 | Site Utilities

#### A. Included:

- a. CORE reserves the right to cap and abandon existing utilities in place.

#### B. Excluded:

- a. Site electrical and technology conduit. This will be included as part of the electrical scope in GMP#2.
- b. Fiber Line Relocation & Coordination

### DIVISION 27 | Concrete

#### A. Included:

- a. 5" Slab at apparatus bay per the current construction documents. Any changes will be covered in GMP #2.



# Basis of Estimate- GMP

Denton Fire Station #9



## DIVISION 30 | Steel Package

### A. Included:

- a. Structural Steel as shown.

### B. Excluded:

- a. Any changes to structural design will be priced in GMP#2.

## DIVISION 49 | Roofing

### A. Included:

- a. Roofing price is subject to change at time of manufacturing. Any change in cost at the time of material production will be covered by the preconstruction contingency, if this contingency is exceeded, owner contingency will be used.

## DIVISION 104 | Generator

### A. Included:

- a. 400KW Kohler Generator

### B. Excluded:

- a. Generator Installation. This will be included in GMP #2.
- b. Specification modifications to generator. Any changes to the generator specifications will result in further delays to the procurement of the generator.





Exhibit A.1.N - Itemized Statement of GMP and Clarifications



Denton Fire Station #9  
GMP #1

LOCATION: Denton, TX  
ARCHITECT: Martinez & Parkhill  
DURATION(mnths): 15  
WARRANTY(yrs): 1  
SITE ACREAGE: 4.0  
SQUARE FOOTAGE: 14,421

#	Description		Base Price	\$/SF <i>(direct cost)</i>	% <i>(of direct cost total)</i>
	DEMOLITION/ OFF-SITE INFRASTRUCTURE		\$138,688	\$0.00	3.96%
5	General Requirements		\$138,688	\$9.62	3.96%
	SITE WORK (ROUGH)		\$715,124	\$49.59	20.43%
7	Earthwork		\$255,115	\$17.69	7.29%
8	Site Utilities		\$460,009	\$31.90	13.14%
	SITE WORK (FINISH)		\$928,750	\$64.40	26.54%
19	Concrete		\$928,750	\$64.40	26.54%
	STRUCTURE		\$1,024,750	\$71.06	29.28%
30	Steel Package		\$1,024,750	\$71.06	29.28%
	ENCLOSURE		\$374,270	\$25.95	10.69%
49	Metal Roofing		\$374,270	\$25.95	10.69%
	EQUIPMENT		\$100,000	\$6.93	2.86%
93	Elevators		\$100,000	\$6.93	2.86%
	MEP SYSTEMS		\$172,871	\$11.99	4.94%
104	Generator		\$172,871	\$11.99	4.94%
	Contractor's Construction Contingency		\$45,508	\$3.16	1.30%
1.0%	Contractor's Construction Contingency		\$45,508	\$3.16	1.30%

Subtotal			\$3,499,961
	GENERAL REQUIREMENTS	BASED ON	SUB TOTAL
REQUIRED	General Conditions	\$59,223	\$177,668

Subtotal (with General Requirements)			\$3,677,628
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	INSURANCE, BONDS, AND BUILDERS RISK	BASED ON	SUB TOTAL
REQUIRED	General Liability	1%	\$39,369
REQUIRED	Subcontractor Insurance	1.5%	\$59,053
REQUIRED	Payment and Performance Bond	\$4,550,786	\$28,411
REQUIRED	Builders Risk Insurance	\$4,550,786	\$3,691

Subtotal (with GR's, Prof. Services, & Insurance)			\$3,808,152
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RATE	CONTRACTOR'S FEE	BASED ON	SUB TOTAL
3.50%	Construction Manager At Risk Fee	\$3,677,628	\$128,717

Subtotal (GR's, Prof Services, Insurance, Tax, & Fee)			\$3,936,869
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RATE	Contingency and Allowances		SUB TOTAL
2.25%	Preconstruction Contingency		\$102,393
1.0%	Additional Marketplace Risk		\$45,508
2.0%	Owner Contingency		\$91,016
AL1	Allowance #1 - Permit Review Comments		\$50,000
AL2	Allowance #2 - Fiber Line Conduit		\$50,000
AL3	Allowance #3 - Franchise Utility		\$50,000
AL4	Allowance #4 - Temporary Generator		\$50,000
AL5	Allowance #5 - Pier Casing		\$75,000
AL6	Allowance #6 - Texas Labor Rates		\$100,000

Subtotal (with Contingency and Allowances)			\$4,550,786
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		GMP Amount	
GMP#1 Total		\$4,550,786	
		\$/SF	\$273.00

**City of Denton's Fire Station No. 9**  
**GMP Amendment #01 - Site and Long Lead Items**  
**Exhibit "A.1.Z" - Schedule of Exhibits**

**Updated 22 AUG 2022**  
Printed on 9/8/2022 at 1:18 PM

Description	Prepared By	Status
<b>Exhibits to A133 Exhibit A.1 – Guaranteed Maximum Price Amendment #01</b>		
Exhibit "A.1" – Guaranteed Maximum Price Amendment	Owner	Attached
Exhibit "A.1.B" – Insurance and Bonds - GMP Amendment #01	Construction Manager	After GMP Amdmt #01 is Signed
Exhibit "A.1.C" – Scope of Work - GMP Amendment #01	Construction Manager	Attached
Exhibit "A.1.D" – Construction Manager's Project Schedule	Construction Manager	Unchanged in this Amendment
Exhibit "A.1.E" – Construction Manager's Soft Costs and Fee	Construction Manager	Attached
Exhibit "A.1.F" – Key Personnel	Construction Manager	Unchanged in this Amendment
Exhibit "A.1.G" – Confidentiality of the Project	Owner	TBD
Exhibit "A.1.H" – Customary and Usual Labor Rates	Construction Manager	Attached
Exhibit "A.1.I" – Rental Rates	Construction Manager	Attached
Exhibit "A.1.J" – Alternates with Costs and Expiration Dates	Construction Manager	Not Applicable
Exhibit "A.1.K" – Unit Costs	Construction Manager	Attached
Exhibit "A.1.L" – Allowances	Construction Manager	Attached
Exhibit "A.1.M" – Schedule of Values - GMP Amendment #01	Construction Manager	After GMP Amdmt #01 is Signed
Exhibit "A.1.N" – Itemized Statement of GMP and Clarifications	Construction Manager	Attached
Exhibit "A.1.Z" – Schedule of Exhibits for Exhibit A.1	Construction Manager	This Document

**Certificate Of Completion**

Envelope Id: 2B77208AB5754C6D884D6CA7BC8DAC2F

Status: Sent

Subject: Please DocuSign: City Council Contract 7967 - FS 9, GMP Amendment 1

Source Envelope:

Document Pages: 39

Signatures: 4

Envelope Originator:

Certificate Pages: 6

Initials: 1

Christa Christian

AutoNav: Enabled

901B Texas Street

Enveloped Stamping: Enabled

Denton, TX 76209

Time Zone: (UTC-06:00) Central Time (US &amp; Canada)

Christa.Christian@cityofdenton.com

IP Address: 198.49.140.10

**Record Tracking**

Status: Original

Holder: Christa Christian

Location: DocuSign

10/26/2022 9:43:17 AM

Christa.Christian@cityofdenton.com

**Signer Events****Signature****Timestamp**

Christa Christian

**Completed**

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christa.christian@cityofdenton.com

Viewed: 10/26/2022 10:04:19 AM

Senior Buyer

Signed: 10/26/2022 10:05:26 AM

City of Denton

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(None)**Electronic Record and Signature Disclosure:**  
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Lori Hewell



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lori.hewell@cityofdenton.com

Viewed: 10/26/2022 10:38:25 AM

Purchasing Manager

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City of Denton

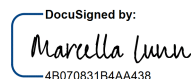
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Marcella Lunn



Sent: 10/26/2022 10:39:09 AM

marcella.lunn@cityofdenton.com

Viewed: 10/26/2022 10:49:40 AM

Deputy City Attorney

Signed: 10/26/2022 10:51:54 AM

City of Denton

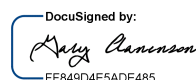
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**Electronic Record and Signature Disclosure:**  
Not Offered via DocuSign

Gary Aanenson



Sent: 10/26/2022 10:51:57 AM

garyaanenson@coreconstruction.com

Viewed: 10/28/2022 7:47:34 AM

Vice President

Signed: 10/31/2022 9:10:07 AM

CORE Construction

Signature Adoption: Pre-selected Style

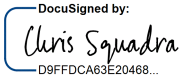
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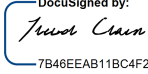
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Sara Hensley sara.hensley@cityofdenton.com Security Level: Email, Account Authentication (None)
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**Electronic Record and Signature Disclosure:**  
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Rosa Rios rosa.rios@cityofdenton.com Security Level: Email, Account Authentication (None)
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### **Withdrawing your consent**

If you decide to receive notices and disclosures from us electronically, you may at any time change your mind and tell us that thereafter you want to receive required notices and disclosures only in paper format. How you must inform us of your decision to receive future notices and disclosure in paper format and withdraw your consent to receive notices and disclosures electronically is described below.

### **Consequences of changing your mind**

If you elect to receive required notices and disclosures only in paper format, it will slow the speed at which we can complete certain steps in transactions with you and delivering services to you because we will need first to send the required notices or disclosures to you in paper format, and then wait until we receive back from you your acknowledgment of your receipt of such paper notices or disclosures. To indicate to us that you are changing your mind, you must withdraw your consent using the DocuSign 'Withdraw Consent' form on the signing page of your DocuSign account. This will indicate to us that you have withdrawn your consent to receive required notices and disclosures electronically from us and you will no longer be able to use your DocuSign Express user account to receive required notices and consents electronically from us or to sign electronically documents from us.

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Unless you tell us otherwise in accordance with the procedures described herein, we will provide electronically to you through your DocuSign user account all required notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to you during the course of our relationship with you. To reduce the chance of you inadvertently not receiving any notice or disclosure, we prefer to provide all of the required notices and disclosures to you by the same method and to the same address that you have given us. Thus, you can receive all the disclosures and notices electronically or in paper format through the paper mail delivery system. If you do not agree with this process, please let us know as described below. Please also see the paragraph immediately above that describes the consequences of your electing not to receive delivery of the notices and disclosures electronically from us.

**How to contact City of Denton:**

You may contact us to let us know of your changes as to how we may contact you electronically, to request paper copies of certain information from us, and to withdraw your prior consent to receive notices and disclosures electronically as follows:

To contact us by email send messages to: [purchasing@cityofdenton.com](mailto:purchasing@cityofdenton.com)

**To advise City of Denton of your new e-mail address**

To let us know of a change in your e-mail address where we should send notices and disclosures electronically to you, you must send an email message to us at [melissa.kraft@cityofdenton.com](mailto:melissa.kraft@cityofdenton.com) and in the body of such request you must state: your previous e-mail address, your new e-mail address. We do not require any other information from you to change your email address..

In addition, you must notify DocuSign, Inc to arrange for your new email address to be reflected in your DocuSign account by following the process for changing e-mail in DocuSign.

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**To withdraw your consent with City of Denton**

To inform us that you no longer want to receive future notices and disclosures in electronic format you may:

- i. decline to sign a document from within your DocuSign account, and on the subsequent page, select the check-box indicating you wish to withdraw your consent, or you may;
- ii. send us an e-mail to [purchasing@cityofdenton.com](mailto:purchasing@cityofdenton.com) and in the body of such request you must state your e-mail, full name, US Postal Address, telephone number, and account number. We do not need any other information from you to withdraw consent.. The consequences of your withdrawing consent for online documents will be that transactions may take a longer time to process..

**Required hardware and software**

Operating Systems:	Windows2000? or WindowsXP?
Browsers (for SENDERS):	Internet Explorer 6.0? or above
Browsers (for SIGNERS):	Internet Explorer 6.0?, Mozilla FireFox 1.0, NetScape 7.2 (or above)
Email:	Access to a valid email account
Screen Resolution:	800 x 600 minimum
Enabled Security Settings:	<ul style="list-style-type: none"><li>•Allow per session cookies</li><li>•Users accessing the internet behind a Proxy Server must enable HTTP 1.1 settings via proxy connection</li></ul>

\*\* These minimum requirements are subject to change. If these requirements change, we will provide you with an email message at the email address we have on file for you at that time providing you with the revised hardware and software requirements, at which time you will have the right to withdraw your consent.

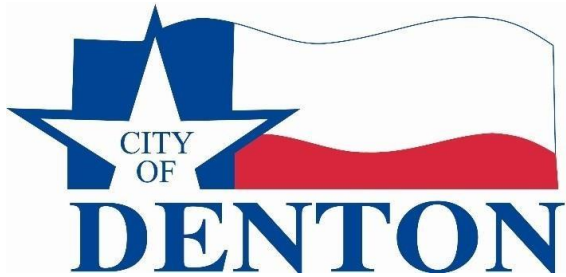
**Acknowledging your access and consent to receive materials electronically**

To confirm to us that you can access this information electronically, which will be similar to other electronic notices and disclosures that we will provide to you, please verify that you were able to read this electronic disclosure and that you also were able to print on paper or electronically save this page for your future reference and access or that you were able to e-mail this disclosure and consent to an address where you will be able to print on paper or save it for your future reference and access. Further, if you consent to receiving notices and disclosures exclusively in electronic format on the terms and conditions described above, please let us know by clicking the 'I agree' button below.

By checking the 'I Agree' box, I confirm that:

- I can access and read this Electronic CONSENT TO ELECTRONIC RECEIPT OF ELECTRONIC RECORD AND SIGNATURE DISCLOSURES document; and
- I can print on paper the disclosure or save or send the disclosure to a place where I can print it, for future reference and access; and
- Until or unless I notify City of Denton as described above, I consent to receive from exclusively through electronic means all notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to me by City of Denton during the course of my relationship with you.





Docusign City Council Transmittal Coversheet

RFP	7967
File Name	FS 9, GMP Amendment 2
Purchasing Contact	Christa Christian
City Council Target Date	
Piggy Back Option	No
Contract Expiration	
Ordinance	



# AIA<sup>®</sup> Document A133<sup>™</sup> – 2019 Exhibit A.2

## Guaranteed Maximum Price Amendment

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

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

for the following Work, which is a portion of the PROJECT:  
*(Name and address or location)*

City of Denton's Fire Station No. 09  
GMP Amendment #02  
5000 Airport Rd  
Denton, Texas 76207

### THE OWNER:

*(Name, legal status, and address)*

City of Denton  
215 East McKinney Street  
Denton, Texas 76201  
(940) 349-8307

### THE CONSTRUCTION MANAGER:

*(Name, legal status, and address)*

CORE Construction Services of Texas, Inc  
6320 Research Road  
Frisco, TX 75033

### TABLE OF ARTICLES

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

### ARTICLE A.1 GUARANTEED MAXIMUM PRICE

#### § A.1.1 Guaranteed Maximum Price

Pursuant to Section ~~3-2.6-2.2.6~~ of the Agreement, the Owner and Construction Manager hereby amend the Agreement to establish a ~~Guaranteed Maximum Price~~. Guaranteed Maximum Price for the scope of Work set forth in Exhibit "A.2.C" – Scope of the Work – GMP Amendment #01. All references in this Exhibit "A" to the Guaranteed Maximum Price shall mean and refer to the Guaranteed Maximum Price for the entire scope of Work set forth in Exhibit "A.2.C" – Scope of the Work – GMP Amendment #01, unless the context

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

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

clearly indicates otherwise. As agreed by the Owner and Construction Manager, the Guaranteed Maximum Price is an amount that the Contract Sum for the scope of Work set forth in Exhibit "A.2.C" – Scope of the Work – GMP Amendment #01 shall not exceed. The Contract Sum consists of the Construction Manager's Fee plus the Cost of the Work, as that term is defined in Article 6 of the Agreement.

§ A.1.1.1 The Contract Sum is guaranteed by the Construction Manager not to exceed seven million five hundred three thousand five hundred sixty-two dollars (\$ 7,503,562.00 ), subject to additions and deductions by Change Order as provided in the Contract Documents.

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

See Exhibit "A.2.N" – Itemized Statement of the GMP and Clarifications

§ A.1.1.3 The Construction Manager's Fee is ~~set forth in~~ converted to and fixed as a lump sum in accordance with Section 6.1.2 of the Agreement.

§ A.1.1.4 The method of adjustment of the Construction Manager's Fee for changes in the Work is set forth in ~~Section 6.1.3~~ Sections 6.1.2.1 6.1.2.3 of the Agreement.

§ A.1.1.5 **Alternates**

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

Item	Price
<u>See Exhibit "A.2.J" – Alternates with Costs and Expiration Dates</u>	

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

Item	Price	Conditions for Acceptance
<u>See Exhibit "A.2.J" – Alternates with Costs and Expiration Dates</u>		

§ A.1.1.6 Unit prices, if any:

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

Item	Units and Limitations	Price per Unit (\$0.00)
<u>See Exhibit "A.2.K" – Unit Costs</u>		

**ARTICLE A.2 DATE OF COMMENCEMENT AND SUBSTANTIAL COMPLETION**

§ A.2.1 The date of commencement of the Work shall be:

(Check one of the following boxes.)

- ☒ The date of execution of this Amendment.
- ☐ Established as follows:  
(Insert a date or a means to determine the date of commencement of the Work.)

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

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

§ A.2.3 Substantial Completion

§ A.2.3.1 Subject to adjustments of the Contract Time as provided in the Contract Documents, the Construction Manager shall achieve Substantial Completion of the entire ~~Work~~ Work by the date set forth in:  
(Check one of the following boxes and complete the necessary information.)

~~[ ] Not later than ( ) calendar days from the date of commencement of the Work.~~

~~By the following date:~~  
Exhibit "A.2.D" – Construction Manager’s Project Schedule.

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

If the Construction Manager fails to achieve Substantial Completion as provided in this Section A.2.3, liquidated damages, if any, shall be assessed as set forth in Section 8.6 of the General Conditions of the Agreement.

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

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

ARTICLE A.3 INFORMATION UPON WHICH AMENDMENT IS BASED

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

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

AIA A201 – General Conditions (2017) as amended and included in the original AIA A133 – O-CMAr Agreement, which shall remain unchanged by this Amendment.

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

See Exhibit "A.2.C" – Scope of the Work – GMP Amendment #01

Section	Title	Date	Pages
---------	-------	------	-------

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

See Exhibit "A.2.C" – Scope of the Work – GMP Amendment #01

Number	Title	Date
--------	-------	------

§ A.3.1.4 The Sustainability Plan, if any:  
(If the Owner identified a Sustainable Objective in the Owner’s Criteria, identify the document or documents that comprise the Sustainability Plan by title, date and number of pages, and include other identifying information. The Sustainability Plan identifies and describes the Sustainable Objective; the targeted Sustainable Measures;

implementation strategies selected to achieve the Sustainable Measures; the Owner's and Construction Manager's roles and responsibilities associated with achieving the Sustainable Measures; the specific details about design reviews, testing or metrics to verify achievement of each Sustainable Measure; and the Sustainability Documentation required for the Project, as those terms are defined in Exhibit C to the Agreement.)

Title	Date	Pages
Not Applicable		

Other identifying information:

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

Item	Price
See Exhibit "A.2.L" – Allowances	

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

See Exhibit "A.2.N" – Itemized Statement of the GMP and Clarifications

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

- Exhibit "A.2" – Guaranteed Maximum Price Amendment
- Exhibit "A.2.B" – Insurance and Bonds – GMP Amendment #01
- Exhibit "A.2.C" – Scope of the Work – GMP Amendment #01
- Exhibit "A.2.D" – Construction Manager's Project Schedule
- Exhibit "A.2.E" – Construction Manager's Soft Costs and Fee
- Exhibit "A.2.F" – Key Personnel
- Exhibit "A.2.G" – Confidentiality of the Project
- Exhibit "A.2.H" – Customary and Usual Labor Rates
- Exhibit "A.2.I" – Rental Rates
- Exhibit "A.2.J" – Alternates with Costs and Expiration Dates
- Exhibit "A.2.K" – Unit Costs
- Exhibit "A.2.L" – Allowances
- Exhibit "A.2.M" – Schedule of Values – GMP Amendment #01
- Exhibit "A.2.N" – Itemized Statement of the GMP and Clarifications
- Exhibit "A.2.O" – Escrow and Financing Conditions
- Exhibit "A.2.P" – Disputed Work Schedule
- Exhibit "A.2.Z" – Schedule of Exhibits

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

§ A.4.1 The Construction Manager shall retain the consultants, contractors, design professionals, and suppliers, as may (or may not) be identified in the Exhibit referenced below:  
(List name, discipline, address, and other information.)

See Exhibit "A.2.N" – Itemized Statement of the GMP and Clarifications

This Amendment to the Agreement entered into IN WITNESS WHEREOF, intending to be bound, the Parties have entered into this Agreement as of the day and year first written above.

OWNER (Signature)

CONSTRUCTION MANAGER (Signature)

(Printed name and title)

(Printed name and title)



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THIS AGREEMENT HAS BEEN BOTH  
REVIEWED AND APPROVED as to  
financial and operational obligations and  
business terms.

DocuSigned by:

*Trevor Crain*

7B46EEAB11BC4F2...

SIGNATURE

Trevor Crain

PRINTED NAME

Interim Director of Facilities

TITLE

Facilities Management

DEPARTMENT

ATTEST:  
ROSA RIOS, CITY SECRETARY

By; \_\_\_\_\_

APPROVED AS TO LEGAL FORM:  
MACK REINWARD, CITY ATTORNEY

DocuSigned by:

*Marcella Lunn*

4B070831B4AA438...

By; \_\_\_\_\_

CONSTRUCTION MANAGER

DocuSigned by:

BY: *Gary Aanenson*

FF849D4E5ADE485...

AUTHORIZED SIGNATURE

Date: 10/31/2022

Printed Name: Gary Aanenson

Title: Vice President

214-885-1039

PHONE NUMBER

[garyaanenson@coreconstruction.com](mailto:garyaanenson@coreconstruction.com)

EMAIL ADDRESS

2022-949777

TEXAS ETHICS COMMISSION  
CERTIFICATE NUMBER

CITY OF DENTON, TEXAS  
A Texas Municipal Corporation

By: \_\_\_\_\_


SARA HENSLEY  
CITY MANAGER

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

### ***AIA® Document D401™ – 2003***

I, Chris Squadra, hereby certify, to the best of my knowledge, information and belief, that I created the attached final document simultaneously with this certification at 13:12:05 ET on 10/21/2022 under Order No. 2114332942 from AIA Contract Documents software and that in preparing the attached final document I made no changes to the original text of AIA® Document A133™ – 2019 Exhibit A, Guaranteed Maximum Price Amendment, as published by the AIA in its software, other than changes shown in the attached final document by underscoring added text and striking over deleted text.

DocuSigned by:  
  
D9FFDCA63E20468...  
(Signed)

Chris Squadra, Peak Program Value, LLC  
(Title)

10/31/2022  
(Dated)





## **Denton Fire Station #9 - GMP #2**

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### **Exhibit 'A.2.B' Insurance and Bonds**

**To be sent after GMP Amendment is signed.**



## **Denton Fire Station #9 - GMP #2**

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### **Exhibit 'A.2.C'** **Scope of Work for GMP Amendment #2**

**See attached Enumeration of Documents.**



## ENUMERATION OF DOCUMENTS

City of Denton Fire Station No.9

GMP 2

October 17, 2022

PROJECT MANUAL					
Specification/ Drawing	Description	Spec Date	Stamp Date	CORE Received Date	Revision
<b>DIVISIONS 00-02</b>	<b>Not Used</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 03</b>	<b>CONCRETE</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
03 10 00	Concrete Forming and Accessories	9-Sep-22	9-Sep-22	9-Sep-22	NONE
03 20 00	Concrete Reinforcing	9-Sep-22	9-Sep-22	9-Sep-22	NONE
03 30 00	Structural Cast-in-Place Concrete	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 04</b>	<b>MASONRY</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
04 20 00	Unit Masonry	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 05</b>	<b>METALS</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
05 12 00	Structural Steel Framing	9-Sep-22	9-Sep-22	9-Sep-22	NONE
05 21 00	Steel Joists	9-Sep-22	9-Sep-22	9-Sep-22	NONE
05 31 00	Metal Roof Deck	9-Sep-22	9-Sep-22	9-Sep-22	NONE
	Composite Metal Floor Deck and Field Welded Shear				
05 31 13	Studs	9-Sep-22	9-Sep-22	9-Sep-22	NONE
05 40 00	Cold-Formed Metal Framing	9-Sep-22	9-Sep-22	9-Sep-22	NONE
05 50 00	Metal Fabrication	9-Sep-22	9-Sep-22	9-Sep-22	NONE
05 51 13	Metal Pan Stairs	9-Sep-22	9-Sep-22	9-Sep-22	NONE
05 52 13	Pipe and Tube Railings	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 06</b>	<b>WOOD, PLASTICS, AND COMPOSITES</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
06 10 00	Rough Carpentry	9-Sep-22	9-Sep-22	9-Sep-22	NONE
06 16 00	Sheathing	9-Sep-22	9-Sep-22	9-Sep-22	NONE
06 41 16	Plastic-Laminate-Clad Architectural Cabinets	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 07</b>	<b>THERMAL AND MOISTURE PROTECTION</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
07 14 16	Cold Fluid-Applied Waterproofing	9-Sep-22	9-Sep-22	9-Sep-22	NONE
07 21 00	Thermal Insulation	9-Sep-22	9-Sep-22	9-Sep-22	NONE
07 27 26	Fluid-Applied Membrane Air Barriers	9-Sep-22	9-Sep-22	9-Sep-22	NONE
07 42 13.23	Metal Composite Material Wall Panels	9-Sep-22	9-Sep-22	9-Sep-22	NONE
07 62 00	Sheet Metal Flashing and Trim	9-Sep-22	9-Sep-22	9-Sep-22	NONE
07 72 00	Roof Accessories	9-Sep-22	9-Sep-22	9-Sep-22	NONE
07 84 13	Penetration Firestopping	9-Sep-22	9-Sep-22	9-Sep-22	NONE
07 84 43	Joint Firestopping	9-Sep-22	9-Sep-22	9-Sep-22	NONE
07 92 00	Joint Sealants	9-Sep-22	9-Sep-22	9-Sep-22	NONE
07 92 19	Acoustical Joint Sealants	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 08</b>	<b>OPENINGS</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
08 41 13	Aluminum-Framed Entrances and Storefronts	9-Sep-22	9-Sep-22	9-Sep-22	NONE
08 71 00	Door Hardware	9-Sep-22	9-Sep-22	9-Sep-22	NONE
08 80 00	Glazing	9-Sep-22	9-Sep-22	9-Sep-22	NONE
08 87 00	Decorative Window Film	9-Sep-22	9-Sep-22	9-Sep-22	NONE
08 87 33	Decorative Film	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 09</b>	<b>FINISHES</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
09 22 16	Non-Structural Metal Framing	9-Sep-22	9-Sep-22	9-Sep-22	NONE
09 29 00	Gypsum Board	9-Sep-22	9-Sep-22	9-Sep-22	NONE
09 30 13	Ceramic Tiling	9-Sep-22	9-Sep-22	9-Sep-22	NONE
09 51 13	Acoustical Panel Ceilings	9-Sep-22	9-Sep-22	9-Sep-22	NONE
09 65 13	Resilient Base and Accessories	9-Sep-22	9-Sep-22	9-Sep-22	NONE
09 65 66	Resilient Athletic Flooring	9-Sep-22	9-Sep-22	9-Sep-22	NONE
09 68 13	Tile Carpeting	9-Sep-22	9-Sep-22	9-Sep-22	NONE
09 72 00	Wall Coverings	9-Sep-22	9-Sep-22	9-Sep-22	NONE
09 72 20	Decorative Fiberglass Reinforced Wall Panels	9-Sep-22	9-Sep-22	9-Sep-22	NONE
	Fiberglass Reinforced Panels and Wall Panels and				
09 77 00	Corner Guards	9-Sep-22	9-Sep-22	9-Sep-22	NONE
09 91 23	Interior Painting	9-Sep-22	9-Sep-22	9-Sep-22	NONE
09 96 00	High Performance Coating	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 10</b>	<b>SPECIALTIES</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
10 14 19	Dimensional Letter Signage	9-Sep-22	9-Sep-22	9-Sep-22	NONE
10 26 00	Wall and Door Protection	9-Sep-22	9-Sep-22	9-Sep-22	NONE
10 28 13	Toilet Accessories	9-Sep-22	9-Sep-22	9-Sep-22	NONE
10 44 13	Fire Protection Cabinets	9-Sep-22	9-Sep-22	9-Sep-22	NONE
10 44 16	Fire Extinguishers	9-Sep-22	9-Sep-22	9-Sep-22	NONE
10 51 13	Metal Lockers	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 11</b>	<b>EQUIPMENT</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
	Not Used	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 12</b>	<b>FURNISHINGS</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE



## ENUMERATION OF DOCUMENTS

City of Denton Fire Station No.9

GMP 2

October 17, 2022

Specification/ Drawing	Description	Spec Date	Stamp Date	CORE Received Date	Revision
12 24 13	Roller Window Shades	9-Sep-22	9-Sep-22	9-Sep-22	NONE
12 36 16	Metal Countertops	9-Sep-22	9-Sep-22	9-Sep-22	NONE
12 36 19	Wood Countertops	9-Sep-22	9-Sep-22	9-Sep-22	NONE
12 36 23.13	Plastic-Laminate-Clad Countertops	9-Sep-22	9-Sep-22	9-Sep-22	NONE
12 36 61 .16	Solid Surfacing Countertops	9-Sep-22	9-Sep-22	9-Sep-22	NONE
12 36 61.19	Quartz Agglomerate Countertops	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISIONS 13-14</b>	<b>Not Used</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 21</b>	<b>FIRE SUPPRESSION</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
21 05 00	Common Work Results for Fire Suppression	9-Sep-22	9-Sep-22	9-Sep-22	NONE
21 13 13	Wet-Pipe Sprinkler Systems	9-Sep-22	9-Sep-22	9-Sep-22	NONE
21 13 16	Dry-Pipe Systems	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 22</b>	<b>PLUMBING</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
22 05 23	General Duty Valves for Plumbing Piping	9-Sep-22	9-Sep-22	9-Sep-22	NONE
22 05 29	Hangers and Supports for Plumbing Piping and Valves	9-Sep-22	9-Sep-22	9-Sep-22	NONE
22 07 00	Plumbing Insulation	9-Sep-22	9-Sep-22	9-Sep-22	NONE
22 10 00	Plumbing Piping	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 23</b>	<b>HEATING, VENTILATING, AND AIR-CONDITIONING (HVAC)</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 05 29	Hangers and Supports for HVAC Piping and Equipment	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 05 53	Identification for HVAC Piping and Equipment	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 05 93	Testing, Adjusting, and Balancing for HVAC	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 07 00	HVAC Insulation	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 08 00	Commissioning of HVAC	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 09 23	Direct-Digital Control System for HVAC	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 09 93	Sequence of Operations for HVAC Controls	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 31 00	HVAC Ducts and Casings	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 33 00	Air Duct Accessories	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 34 00	HVAC Fans	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 37 00	Air Outlets and Inlets	9-Sep-22	9-Sep-22	9-Sep-22	NONE
23 81 26	Split-System Air Conditioners	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 25</b>	<b>INTEGRATED AUTOMATION</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
	Not Used	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 26</b>	<b>ELECTRICAL</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 05 00	Basic Electrical Methods	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 05 13	Building Wire and Cable	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 05 26	Grounding and Bonding	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 05 29	Supporting Devices	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 05 33	Conduit	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 05 33.16	Boxes	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 05 53	Electrical Identification	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 05 73	Power System Studies	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 09 24	Lighting Controls	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 18 39	Enclosed Motor Controllers	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 24 16	Switchboards and Panelboards	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 27 26	Wiring Devices	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 28 16.16	Enclosed Switches	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 41 00	Facility Lightning Protection	9-Sep-22	9-Sep-22	9-Sep-22	NONE
26 51 00	Interior Lighting	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 27</b>	<b>COMMUNICATIONS</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
27 10 00	Structured Cabling System	9-Sep-22	9-Sep-22	9-Sep-22	NONE
27 41 13	Audiovisual Infrastructure	9-Sep-22	9-Sep-22	9-Sep-22	NONE
27 41 16	Audiovisual Systems	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 28</b>	<b>ELECTRONIC SAFETY AND SECURITY</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
28 00 00	Electronic Security	9-Sep-22	9-Sep-22	9-Sep-22	NONE
28 05 00	Common Work for Electronic Safety and Security	9-Sep-22	9-Sep-22	9-Sep-22	NONE
28 08 00	Commissioning of Electronic Security	9-Sep-22	9-Sep-22	9-Sep-22	NONE
28 10 00	Access Control and Intrusion Detection	9-Sep-22	9-Sep-22	9-Sep-22	NONE
28 23 00	Video Surveillance	9-Sep-22	9-Sep-22	9-Sep-22	NONE
28 26 00	Intercommunications	9-Sep-22	9-Sep-22	9-Sep-22	NONE
28 31 00	Fire Alarm System	9-Sep-22	9-Sep-22	9-Sep-22	NONE
28 51 29.10	Two-Way Communication System	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 31</b>	<b>EARTHWORK</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE



## ENUMERATION OF DOCUMENTS

City of Denton Fire Station No.9

GMP 2

October 17, 2022

Specification/ Drawing	Description	Spec Date	Stamp Date	CORE Received Date	Revision
31 63 29	Drilled Concrete Piers	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 32</b>	<b>EXTERIOR IMPROVEMENTS</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
32 33 00	Site Furnishings	9-Sep-22	9-Sep-22	9-Sep-22	NONE
32 84 00	Planting Irrigation	9-Sep-22	9-Sep-22	9-Sep-22	NONE
32 91 13	Soil Preparation	9-Sep-22	9-Sep-22	9-Sep-22	NONE
32 92 00	Turf and Grasses	9-Sep-22	9-Sep-22	9-Sep-22	NONE
32 93 00	Plants	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISION 33</b>	<b>UTILITIES</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE
33 41 00	Storm Utility Drainage Piping	9-Sep-22	9-Sep-22	9-Sep-22	NONE
<b>DIVISIONS 34-48</b>	<b>Not Used</b>	9-Sep-22	9-Sep-22	9-Sep-22	NONE

## DRAWINGS

Specification/ Drawing	Description	Drawing Date	Stamp Date	CORE Received Date	Revision
G-001	Cover Sheet & Index	9-Sep-22	9-Sep-22	9-Sep-22	NONE
G-011	Symbols, Legends & Abbreviations	9-Sep-22	9-Sep-22	9-Sep-22	NONE
G-021	Accessibility Standards	9-Sep-22	9-Sep-22	9-Sep-22	NONE
G-022	Accessibility Standards	9-Sep-22	9-Sep-22	9-Sep-22	NONE
G-023	Accessibility Standards	9-Sep-22	9-Sep-22	9-Sep-22	NONE
G-024	Accessibility Standards	9-Sep-22	9-Sep-22	9-Sep-22	NONE
G-111	Life Safety PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
G-112	Life Safety PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
G-120	Storm Shelter Requirements	9-Sep-22	9-Sep-22	9-Sep-22	NONE
L101	Landscape Planting Plan	9-Sep-22	9-Sep-22	9-Sep-22	NONE
L102	Enlarged Landscape Planting Plan	9-Sep-22	9-Sep-22	9-Sep-22	NONE
L500	Landscape Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
LI001	Landscape Irrigation Notes & Schedules	9-Sep-22	9-Sep-22	9-Sep-22	NONE
LI101	Landscape Irrigation Plan	9-Sep-22	9-Sep-22	9-Sep-22	NONE
LI500	Landscape Irrigation Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-001	Architectural / Interior Legends	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-002	Interior Partition Schedule	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-003	Interior Partition Schedule	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-111	Dimensioned Floor PlansFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-112	Dimensioned Floor PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-121	Annotated Floor PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-122	Annotated Floor PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-131	Reflected Ceiling PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-132	Reflected Ceiling PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-141A	Roof Plan	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-201	Exterior Elevations	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-202	Exterior Elevations	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-211	Interior Elevations	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-212	Interior Elevations	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-213	Interior Elevations	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-301	Building Sections	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-302	Building Sections	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-310	Wall Sections	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-311	Wall Sections	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-312	Wall Sections	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-313	Wall Sections	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-401	Enlarged Plans	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-405	Enlarged Stair	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-410A	Stairs and Elevator	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-500	Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-501	Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-502	Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-505	Plan Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-506	Plan Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-510	Roof Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-515	Stair Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE



## ENUMERATION OF DOCUMENTS

City of Denton Fire Station No.9

GMP 2

October 17, 2022

Specification/ Drawing	Description	Spec Date	Stamp Date	CORE Received Date	Revision
A-520	Millwork Sections	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-601	Door Schedule	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-602	Hollow Metal Frame & Door Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
A-605	Aluminum Frame Schedule	9-Sep-22	9-Sep-22	9-Sep-22	NONE
I-001	Interior Legends & Abbreviations	9-Sep-22	9-Sep-22	9-Sep-22	NONE
I-101	Finish PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
I-102	Finish PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
I-111	Floor Finish PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
I-112	Floor Finish PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
I-121	Wall Finish PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
I-122	Wall Finish PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
I-131	Furniture PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
I-132	Furniture PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
Q-111	Equipment PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
Q-112	Equipment PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
F-111	Fire Protection Plan	9-Sep-22	9-Sep-22	9-Sep-22	NONE
P-001	Plumbing Abbreviations & Legends	9-Sep-22	9-Sep-22	9-Sep-22	NONE
P-110	Plumbing PlanBelow Grade	9-Sep-22	9-Sep-22	9-Sep-22	NONE
P-111	Plumbing PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
P-112	Plumbing PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
P-501	Plumbing Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
P-601	Plumbing Schedules	9-Sep-22	9-Sep-22	9-Sep-22	NONE
M-001	Mechanical Abbreviations & Legends	9-Sep-22	9-Sep-22	9-Sep-22	NONE
M-111	Mechanical PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
M-112	Mechanical PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
M-121	Mechanical Piping PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
M-122	Mechanical Piping PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
M-501	Mechanical Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
M-601	Mechanical Schedules	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-001B	Electrical Abbreviations & Legend	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-100B	Electrical Site Plan	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-111	Lighting PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-112	Lighting Plan Second Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-121	Power PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-122	Power PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-123	Mechanical Power PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-124	Mechanical Power PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-131	Fire Alarm PlanFirst Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-132	Fire Alarm PlanSecond Floor	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-501B	Electrical Riser Diagram	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-502	Electrical Details	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-601	Electrical Schedules	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-602	Electrical Schedules	9-Sep-22	9-Sep-22	9-Sep-22	NONE
E-603	Electrical Schedules	9-Sep-22	9-Sep-22	9-Sep-22	NONE
AV-001	Legend and NotesAudiovisual	9-Sep-22	9-Sep-22	9-Sep-22	NONE
AV-002	RISER DIAGRAMAudiovisual	9-Sep-22	9-Sep-22	9-Sep-22	NONE
AV-111	First Floor Plan -Audiovisual	9-Sep-22	9-Sep-22	9-Sep-22	NONE
AV-112	Second Floor Plan -Audiovisual	9-Sep-22	9-Sep-22	9-Sep-22	NONE
AV-131	Reflected Ceiling PlanFirst FloorAudiovisual	9-Sep-22	9-Sep-22	9-Sep-22	NONE
AV-132	Reflected Ceiling PlanSecond FloorAudiovisual	9-Sep-22	9-Sep-22	9-Sep-22	NONE
AV-301	One Line DetailsAudiovisual	9-Sep-22	9-Sep-22	9-Sep-22	NONE
AV-401	General DetailsAudiovisual	9-Sep-22	9-Sep-22	9-Sep-22	NONE
AV-402	General DetailsAudiovisua	9-Sep-22	9-Sep-22	9-Sep-22	NONE
SC-001	Legend and NotesSecurity	9-Sep-22	9-Sep-22	9-Sep-22	NONE
SC-100	Site PlanSecurity	9-Sep-22	9-Sep-22	9-Sep-22	NONE
SC-111	First Floor PlanSecurity	9-Sep-22	9-Sep-22	9-Sep-22	NONE
SC-112	Second Floor PlanSecurity	9-Sep-22	9-Sep-22	9-Sep-22	NONE
SC-301	Door DetailsSecurity	9-Sep-22	9-Sep-22	9-Sep-22	NONE



## ENUMERATION OF DOCUMENTS

City of Denton Fire Station No.9

GMP 2

October 17, 2022

Specification/ Drawing	Description	Spec Date	Stamp Date	CORE Received Date	Revision
SC-401	General DetailsSecurity	9-Sep-22	9-Sep-22	9-Sep-22	NONE
SC-402	General DetailsSecurity	9-Sep-22	9-Sep-22	9-Sep-22	NONE
T-001	Legend and NotesCommunications	9-Sep-22	9-Sep-22	9-Sep-22	NONE
T-002	Riser DiagramCommunications	9-Sep-22	9-Sep-22	9-Sep-22	NONE
T-100	Site PlanCommunications	9-Sep-22	9-Sep-22	9-Sep-22	NONE
T-111	First Floor PlanCommunications	9-Sep-22	9-Sep-22	9-Sep-22	NONE
T-112	Second Floor PlanCommunications	9-Sep-22	9-Sep-22	9-Sep-22	NONE
T-141	Roof PlanCommunications	9-Sep-22	9-Sep-22	9-Sep-22	NONE
T-301	Telecom Room DetailsCommunications	9-Sep-22	9-Sep-22	9-Sep-22	NONE
T-302	General DetailsCommunications	9-Sep-22	9-Sep-22	9-Sep-22	NONE
ADDENDUMS					
Addendums	Description	Drawing Date	Stamp Date	CORE Received Date	Revision
03 35 43	Polished Concrete Finishing	27-Sep-22	27-Sep-22	27-Sep-22	NONE
04 22 00	Concrete Unit Masonry	27-Sep-22	27-Sep-22	27-Sep-22	NONE
08 11 13	Hollow Metal Doors & Frames	27-Sep-22	27-Sep-22	27-Sep-22	NONE
08 31 31	Access Doors and Frames	27-Sep-22	27-Sep-22	27-Sep-22	NONE
08 33 26	Overhead Coiling Doors	27-Sep-22	27-Sep-22	27-Sep-22	NONE
08 35 13	Folding Doors	27-Sep-22	27-Sep-22	27-Sep-22	NONE
08 36 13	Sectional Doors	27-Sep-22	27-Sep-22	27-Sep-22	NONE
08 91 19	Fixed Louvers	27-Sep-22	27-Sep-22	27-Sep-22	NONE
10 14 23.16	Room-Identification Panel Signage	27-Sep-22	27-Sep-22	27-Sep-22	NONE
10 28 00	Toilet, Bath & Laundry Accessories	27-Sep-22	27-Sep-22	27-Sep-22	NONE
22 14 29	Sump Pumps	27-Sep-22	27-Sep-22	27-Sep-22	NONE
22 15 19	General Service Packaged Air Compressors and Receivers	27-Sep-22	27-Sep-22	27-Sep-22	NONE
22 33 00	Electric Domestic Water Heaters	27-Sep-22	27-Sep-22	27-Sep-22	NONE
23 09 93	Sequence of Operations for HVAC Controls	27-Sep-22	27-Sep-22	27-Sep-22	NONE
23 34 00	HVAC Fans	27-Sep-22	27-Sep-22	27-Sep-22	NONE
23 81 27.00	SFL Variable Refrigerant Flow Air Conditioning Systems	27-Sep-22	27-Sep-22	27-Sep-22	NONE
G-101	Code Information	27-Sep-22	27-Sep-22	27-Sep-22	NONE
G-120	Storm Shelter Requirements	27-Sep-22	27-Sep-22	27-Sep-22	NONE
S-101A	Structural Notes	27-Sep-22	27-Sep-22	27-Sep-22	NONE
S-104S	Storm Shelter Structural Notes & Plans	27-Sep-22	27-Sep-22	27-Sep-22	NONE
S-105S	Storm Shelter Plans, Elevations & Details	27-Sep-22	27-Sep-22	27-Sep-22	NONE
S-111	Foundation Framing Plan	27-Sep-22	27-Sep-22	27-Sep-22	NONE
S-121	Second Floor Framing Plan	27-Sep-22	27-Sep-22	27-Sep-22	NONE
S-131	Low & High Roof Framing Plans	27-Sep-22	27-Sep-22	27-Sep-22	NONE
S-310	Foundation Details	27-Sep-22	27-Sep-22	27-Sep-22	NONE
S-311	Site Plans & Details	27-Sep-22	27-Sep-22	27-Sep-22	NONE
S-501	Typical Steel Details	27-Sep-22	27-Sep-22	27-Sep-22	NONE
S-511	Second Floor Details	27-Sep-22	27-Sep-22	27-Sep-22	NONE
S-512	Roof Details	27-Sep-22	27-Sep-22	27-Sep-22	NONE
A-121	Annotated Floor Plan First Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
A-131	Reflected Ceiling Plan First Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
A-202	Exterior Elevations	27-Sep-22	27-Sep-22	27-Sep-22	NONE
A-211	Interior Elevations	27-Sep-22	27-Sep-22	27-Sep-22	NONE
A-212	Interior Elevations	27-Sep-22	27-Sep-22	27-Sep-22	NONE
A-213	Interior Elevation	27-Sep-22	27-Sep-22	27-Sep-22	NONE
A-312	Wall Sections	27-Sep-22	27-Sep-22	27-Sep-22	NONE
A-521	Millwork Sections	27-Sep-22	27-Sep-22	27-Sep-22	NONE
A-602	Hollow Metal Frame & Door Details	27-Sep-22	27-Sep-22	27-Sep-22	NONE
A-605	Aluminum Frame Schedule	27-Sep-22	27-Sep-22	27-Sep-22	NONE
I-121	Wall Finish Plan First Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
I-122	Wall Finish Plan Second Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
F-111	Fire Protection Plan	27-Sep-22	27-Sep-22	27-Sep-22	NONE
P-110	Plumbing Plan Below Grade	27-Sep-22	27-Sep-22	27-Sep-22	NONE



## ENUMERATION OF DOCUMENTS

City of Denton Fire Station No.9

GMP 2

October 17, 2022

Specification/ Drawing	Description	Spec Date	Stamp Date	CORE Received Date	Revision
P-111	Plumbing Plan First Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
P-112	Plumbing Plan Second Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
P-121	Condensate Piping Plan First Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
P-122	Condensate Piping Plan Second Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
P-501	Plumbing Details	27-Sep-22	27-Sep-22	27-Sep-22	NONE
P-601	Plumbing Schedules	27-Sep-22	27-Sep-22	27-Sep-22	NONE
P-901	Riser Diagrams	27-Sep-22	27-Sep-22	27-Sep-22	NONE
M-111	Mechanical Plan First Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
M-112	Mechanical Plan Second Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
M-121	Mechanical Piping Plan First Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
M-122	Mechanical Piping Plan Second Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
M-501	Mechanical Details	27-Sep-22	27-Sep-22	27-Sep-22	NONE
M-601	Mechanical Schedules	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-001B	Electrical Abbreviations & Legend	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-100B	Electrical Site Plan	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-111	Lighting Plan First Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-112	Lighting Plan Second Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-121	Power Plan First Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-122	Power Plan Second Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-123	Mechanical Power Plan First Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-124	Mechanical Power Plan Second Floor	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-501B	Electrical Riser Diagram	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-601	Electrical Schedules	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-602	Electrical Schedules	27-Sep-22	27-Sep-22	27-Sep-22	NONE
E-603	Electrical Schedules	27-Sep-22	27-Sep-22	27-Sep-22	NONE
AV-111	Floor Plan First Floor AudioVisual	27-Sep-22	27-Sep-22	27-Sep-22	NONE
AV-131	Reflected Ceiling Plan First Floor AudioVisual	27-Sep-22	27-Sep-22	27-Sep-22	NONE
SC-001	Legends and Notes Security	27-Sep-22	27-Sep-22	27-Sep-22	NONE
SC-111	First Floor Plan Security	27-Sep-22	27-Sep-22	27-Sep-22	NONE
SC-112	Second Floor Plan Security	27-Sep-22	27-Sep-22	27-Sep-22	NONE
SC-301	Door Details Security	27-Sep-22	27-Sep-22	27-Sep-22	NONE
T-111	Floor Plan First Floor Communications	27-Sep-22	27-Sep-22	27-Sep-22	NONE
T-112	Floor Plan Second Floor Communications	27-Sep-22	27-Sep-22	27-Sep-22	NONE
T-141	Roof Plan Communications	27-Sep-22	27-Sep-22	27-Sep-22	NONE
T-301	Telecom Room Details Communications	27-Sep-22	27-Sep-22	27-Sep-22	NONE





**Denton Fire Station #9 - GMP #2**

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**Exhibit 'A.2.D'**  
**Construction Managers Project Schedule**

Unchanged in this amendment, provided again here for reference.



Updated Schedule 10.20.22

ID		Task Name	Actual Duration	Remaining Duration	DO NOT EDIT Start	DO NOT EDIT Finish	Notes	Half 2, 2022							Half 1, 2023					Half 2, 2023					Half 1, 2024						
								J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M		
1		Denton Fire Station No. 9	0 days	459 days?	Wed 6/29/22	Tue 4/16/24		<div></div>																							
2		Key Milestones	0 days	459 days?	Wed 6/29/22	Tue 4/16/24		<div></div>																							
3		GMP 1- Early Procurement	0 days	317 days	Wed 6/29/22	Mon 9/25/23		<div></div>																							
4		Receive Bid Package 1- Early Procurement	0 days	0 days	Wed 6/29/22	Wed 6/29/22		<div><div></div>6/29</div>																							
5		Receive Bids, Prepare GMP 1	0 days	30 days	Wed 6/29/22	Wed 8/10/22		<div><div></div></div>																							
6		GMP 1 Review by City Staff	0 days	67 days	Thu 8/11/22	Mon 11/14/22		<div><div></div></div>																							
7		City Council to Consider GMP 1	0 days	0 days	Tue 11/15/22	Tue 11/15/22		<div><div></div>11/15</div>																							
8		Critical Material Deliverys	0 days	215 days	Tue 11/22/22	Mon 9/25/23		<div></div>																							
9		Structural Steel	0 wks	24 wks	Tue 11/22/22	Wed 5/10/23		<div><div></div></div>																							
10		Elevator	0 wks	26 wks	Tue 11/22/22	Wed 5/24/23		<div><div></div></div>																							
11		Roofing	0 wks	30 wks	Tue 11/22/22	Thu 6/22/23		<div><div></div></div>																							
12		Generator(Allow 10 months allowance per Ov	0 wks	43 wks	Tue 11/22/22	Mon 9/25/23		<div><div></div></div>																							
13		Switch gear	0 wks	40 wks	Tue 11/22/22	Fri 9/1/23		<div><div></div></div>																							
14		GMP 2- Full Project Scope	0 days	56 days	Mon 8/29/22	Tue 11/15/22		<div></div>																							
15		Receive Bid Package 2- Full Project Scope	0 days	0 days	Mon 8/29/22	Mon 8/29/22		<div><div></div>8/29</div>																							
16		Receive Bids, Prepare GMP 2	0 days	30 days	Mon 8/29/22	Mon 10/10/22		<div><div></div></div>																							
17		GMP 2 Review by City Staff	0 days	26 days	Tue 10/11/22	Tue 11/15/22		<div><div></div></div>																							
18		City Council to Consider GMP 2	0 days	0 days	Tue 11/15/22	Tue 11/15/22		<div><div></div>11/15</div>																							
19		Construction	0 days	357 days?	Tue 11/22/22	Tue 4/16/24		<div></div>																							
20		Building Permit Approval	0 days	1 day?	Tue 11/22/22	Tue 11/22/22		<div><div></div></div>																							

[illegible]



**Denton Fire Station #9 - GMP #2**

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**Exhibit 'A.2.E'**

**Construction Manager's Soft Costs and Fee**

This is a not to exceed cost for these cost items, which will be billed at Contractor's actual cost per the terms of the Agreement, and the General Conditions Responsibility Matrix included in this Exhibit

Exhibit A.2.E - Construction Manager's Soft Costs and Fee										
		GMP #1 Costs (Previously Approved)				GMP #2 Costs Only				GMP #1 + GMP #2
Item #	Description	Quantity	Unit	Unit Cost	Total Cost	Quantity	Unit	Unit Cost	Total Cost	Total Cost
<b>2.000 FS # 3 - CMAR's Proposal of Costs to Be Reimbursed (Not to Exceed Topset)</b>										
<b>2.A Insurance</b>										
2.001	Performance & Payment Bonds	1	LS		31,937	1	LS	44,730	44,730	76,667
2.002	Maintenance Bond	1	LS	3000	3,000	1	LS	3000	3,000	6,000
2.003	Builder's Risk Insurance	1	LS	4,195	4,195	1	LS	5,250	5,250	9,445
2.004	General Liability Insurance	1	LS	44,751	44,751	1	LS	64,617	64,617	109,368
2.005	Professional Liability Insurance		LS		INCLUDED		LS		INCLUDED	INCLUDED
2.006	Pollution Liability Insurance		LS		INCLUDED		LS		INCLUDED	INCLUDED
2.007	Excess/Umbrella Liability Insurance		LS		INCLUDED		LS		INCLUDED	INCLUDED
2.008	Other Insurance Requirements		LS		NOT IN PROJECT		LS		NOT IN PROJECT	NOT IN PROJECT
2.009	Subcontractor Default Insurance	1	LS	67,127	67,127	1	LS	96,925	96,925	164,052
<b>2.A R's Estimated Cost of Insurance - Subtotal</b>										<b>365,533</b>
ntage of Cost Proposed for CMAR's Insurance on Change C				1.0%						
<b>2.B CMAR's Onsite Staff</b>										
2.009	Project Manager	3	MO	17,500	52,500	12	MO	17,500	210,000	262,500
2.010	Project Superintendent	3	MO	18,229	54,688	10.5	MO	18,229	191,406	246,094
2.011	Assistant Superintendent		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.012	Mechanical/Electrical Coordinator		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.013	Working Foreman		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.014	Project Engineer		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.015	Project Manager		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.016	Field Engineer		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.017	Field Estimator		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.018	General Laborer		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.019	Timekeeper		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.020	Field Office Manager		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.021	Warehouse Manager		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.022	Field Secretary		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.023	Other On-site Contractor Staff		LS		NOT IN PROJECT		LS		NOT IN PROJECT	NOT IN PROJECT
2.024	Project Accountant		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.025	Project Coordinator	3	MO	1,500	4,500	10.5	MO	1,500	15,750	20,250
2.026	Safety Manager	3	MO	1,200	3,600	10.5	MO	1,200	12,600	16,200
2.027	QA/QC Manager	3	MO	1,000	3,000	10.5	MO	1,000	10,500	13,500
<b>2.B Estimated Cost of Onsite Staff - Subtotal</b>										<b>558,544</b>
<b>2.C CMAR's Onsite Reimbursable Expenses</b>										
<b>Mobilization</b>										
2.024	Field Engineering Equipment		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.025	Site Survey		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.026	Layout Within Site		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.027	Office Trailer	3	MO	1,500.00	4,500	10.5	MO	1,500.00	15,750	20,250
2.028	Office Supplies & Equipment	3	MO	500.00	1,500	10.5	MO	500.00	5,250	6,750
2.029	Storage Trailer	3	MO	750.00	2,250	10.5	MO	750.00	7,875	10,125
2.030	Warehouse		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.031	Set Up Onsite Office	1	LS	10,000.00	10,000	1	LS	10,000.00	GMP#1	10,000
2.032	Set Up Onsite Storage/Laydown Areas	1	LS	5,000.00	5,000	1	LS	5,000.00	GMP#1	5,000
2.033	Set Up Onsite Parking Area(s)		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.034	Temporary Roadways		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.035	Temporary Fencing		LF		BY SUBCONTRACTOR(S)		LF		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.036	Temporary Toilets	3	MO	750.00	2,250	10.5	MO	750.00	7,875	10,125
2.037	Project Sign	1	EA	1,250.00	1,250	1	EA	1,250.00	GMP#1	1,250
2.038	All Other Temporary Project Site Signage		EA		BY SUBCONTRACTOR(S)		EA		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
<b>Safety</b>										
2.038	Safety Equipment	1	LS	3,500.00	3,500	1	LS	3,500.00	GMP#1	3,500
2.039	First Aid Supplies	3	MO	150.00	450	10.5	MO	150.00	1,575	2,025
2.040	Fire Protection		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)

Item #	Description	Quantity	Unit	Unit Cost	Total Cost	Quantity	Unit	Unit Cost	Total Cost	Total Cost
2.041	Fire Extinguishers	3	EA	75.00	225	10.5	EA	75.00	788	1,013
2.042	Fall Protection	1	LS	13,650.00	GMP#2	1	LS	13,650.00	13,650	13,650
2.043	Third Party Safety Inspections		MO		EXCLUDED		MO		EXCLUDED	EXCLUDED
2.044	Temporary Walkways		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.045	Barricades		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.046	Traffic Control		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.047	Security/Watchman Services		MO		EXCLUDED		MO		EXCLUDED	EXCLUDED
2.048	Temp Walls and Enclosures		MO		BY SUBCONTRACTOR(S)		MO		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
<b>Utilities</b>										
2.048	Install Temporary Electric Service at Site Office		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.049	Install Temporary Teledata Service at Site Office		LS		NOT IN PROJECT		LS		NOT IN PROJECT	NOT IN PROJECT
2.050	Install Temporary Water & Sewer Service at Site		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.051	Install Temporary Gas Service at Site		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.052	Ongoing Electric Charges for the Site Office	3	MO	500.00	1,500	10.5	MO	500.00	5,250	6,750
2.053	Ongoing Teledata Charges for the Site Office		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.054	Ongoing Water & Sanitary District Charges	3	MO	250.00	750	10.5	MO	250.00	2,625	3,375
2.055	Ongoing Gas Utility Charges (excluding Temp H	3	MO	300.00	900	10.5	MO	300.00	3,150	4,050
<b>Ongoing Expenses</b>										
2.056	Jobsite Cell Phone(s) for Site Staff	3	MO	400.00	1,200	10.5	MO	400.00	4,200	5,400
2.057	IT Expenses for Staff		MO		INCLUDED		MO		INCLUDED	INCLUDED
2.058	Project Schedule Setup & Maintenance		LS		INCLUDED		LS		INCLUDED	INCLUDED
2.059	BIM Model Setup & Maintenance	1	LS	3,130.00	3,130	1	LS	10,000.00	GMP#1	3,130
2.060	Project Extranet Setup & Maintenance	1	LS	11,250.00	11,250	1	LS	-	GMP#1	11,250
2.061	Project Photo Documentation	13	WK	25.00	325	45.5	WK	25.00	1,138	1,463
2.062	Video/Webcam Documentation		MO		INCLUDED		MO		INCLUDED	INCLUDED
2.063	Employee Parking		MO		BY SUBCONTRACTOR(S)		MO		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.064	Home Office Travel Costs		LS		NOT IN PROJECT		LS		NOT IN PROJECT	NOT IN PROJECT
2.065	Moving & Subsistence		LS		NOT IN PROJECT		LS		NOT IN PROJECT	NOT IN PROJECT
2.066	Additional Plans & Specs during Construction	1	LS	2,500.00	2,500	1	LS	2,500.00	GMP#1	2,500
2.067	Shipping, Couriers, & Postage	3	MO	50.00	150	10.5	MO	50.00	525	675
2.068	Project-specific Delivery & Hauling to/from Site		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.069	Temporary Radios		LS		NOT IN PROJECT		LS		NOT IN PROJECT	NOT IN PROJECT
2.070	Temporary Wiring & Lights		MO		BY SUBCONTRACTOR(S)		MO		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.071	Water, Ice & Cups	3	MO	50.00	150	10.5	MO	50.00	525	675
2.072	Ladders & Stairs		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.073	Erosion Control		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.074	Shoring		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.075	Weekly Clean-up	3	WK	400.00	1,200	42.5	WK	400.00	17,000	18,200
2.076	Final Clean-up		sf		BY SUBCONTRACTOR(S)		sf		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.077	Dumpster Rental	3	MO	100.00	300	10.5	MO	100.00	1,050	1,350
2.078	Dumpster Pulls	5	EA	450.00	2,250	60	EA	450.00	27,000	29,250
2.079	Temporary Generator		MO		BY SUBCONTRACTOR(S)		MO		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.080	Misc. Power Equipment		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.081	Equipment Repairs & Maintenance		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.082	Temporary Partitions		SF		BY SUBCONTRACTOR(S)		SF		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.083	Pick-Up Rental	3	MO	700.00	2,100	21	MO	700.00	14,700	16,800
2.084	Automobile Rental		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.085	Pick-Up Fuel & Maintenance	3	MO	250.00	750	21	MO	250.00	5,250	6,000
2.086	Automobile Fuel & Maintenance		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.087	Water Truck		MO		BY SUBCONTRACTOR(S)		MO		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
<b>Hoisting &amp; Material Management</b>										
2.088	Forklift Rental		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.089	Tower Crane Rental/Mobilization/Demobilization		LS		NOT IN PROJECT		LS		NOT IN PROJECT	NOT IN PROJECT
2.090	Hydro-Crane Rental		WK		BY SUBCONTRACTOR(S)		WK		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.091	Other Crane Costs		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.092	Material Hoist		WK		NOT IN PROJECT		WK		NOT IN PROJECT	NOT IN PROJECT

Item #	Description	Quantity	Unit	Unit Cost	Total Cost	Quantity	Unit	Unit Cost	Total Cost	Total Cost
2.093	Personnel Hoist		LS		NOT IN PROJECT		LS		NOT IN PROJECT	NOT IN PROJECT
2.094	Erect Hoists		LS		NOT IN PROJECT		LS		NOT IN PROJECT	NOT IN PROJECT
2.095	Hoist Landings		LS		NOT IN PROJECT		LS		NOT IN PROJECT	NOT IN PROJECT
2.096	Temporary Hoist Operation		MO		NOT IN PROJECT		MO		NOT IN PROJECT	NOT IN PROJECT
2.097	Hoisting for Subs		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.098	Scaffolding		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.099	Other Hoisting & Materials Management Costs		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
<b>Temporary Protection of the Work</b>										
2.100	Temporary Site Protection not w/Erosion Control		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.101	Temporary Building Protection		WK		BY SUBCONTRACTOR(S)		WK		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.102	Temporary Building Heat not w/Gas Charges		WK		BY SUBCONTRACTOR(S)		WK		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.103	Dewatering System & Other Water Removal		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.104	Snow Removal		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.105	Other Protection of Work Items		WK		BY SUBCONTRACTOR(S)		WK		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
<b>Testing</b>										
2.106	Soil Testing		LS		BY OWNER		LS		BY OWNER	BY OWNER
2.107	Concrete Testing		LS		BY OWNER		LS		BY OWNER	BY OWNER
2.108	Masonry Testing		LS		BY OWNER		LS		BY OWNER	BY OWNER
2.109	Weld Testing		LS		BY OWNER		LS		BY OWNER	BY OWNER
2.110	Other Materials Testing		LS		BY OWNER		LS		BY OWNER	BY OWNER
<b>Permits &amp; Fees</b>										
2.111	Building Permit		LS		BY OWNER		LS		BY OWNER	BY OWNER
2.112	Plan Check Fee		LS		BY OWNER		LS		BY OWNER	BY OWNER
2.113	Water Tap Fees		LS		BY OWNER		LS		BY OWNER	BY OWNER
2.114	Sanitary Sewer Tap Fees		LS		BY OWNER		LS		BY OWNER	BY OWNER
2.115	Elevator Permit & Inspections		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.116	Mechanical & Electrical Permits & Inspections		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.117	Health Department Permits & Inspections		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
2.118	Other Government Fees/Permits Required for FCO		LS		BY SUBCONTRACTOR(S)		LS		BY SUBCONTRACTOR(S)	BY SUBCONTRACTOR(S)
<b>Other CMAR Onsite Reimbursable Costs</b>										
2.119	Other CMAR's Onsite Costs Needed for the Work		LS		NOT IN PROJECT		LS		NOT IN PROJECT	NOT IN PROJECT
2.C	Onsite Reimbursable Expenses - Subtotal				59,380				135,175	194,555
2.000	Proposed Costs to Be Reimbursed				328,678				789,953	1,118,632

**City of Denton's Fire Station #9 CMAR RFP -**  
**General Conditions & General Requirements Responsibility Matrix**

Updated on 05 MAY 2022  
Printed on 5/5/2022 at 6:28 PM

Item #	DESCRIPTION	PRE-CONST SERVICES FEE	CONST SERVICES FEE	GC REIMB GEN COND COST	DIRECT COST OF SUB'S WORK	COMMENTS	REQUIRED OF OWNER AND/OR DESIGN TEAM
1.0	<b>PRECONSTRUCTION SERVICES</b>						
1.01	ARCHITECTURAL SELECTION						X
1.02	STRUCTURAL, MECHANICAL, ELECTRICAL AND OTHER DESIGN CONSULTANTS						X
1.03	SPECIAL CONSULTANT SELECTION						X
1.04	SURVEYOR SELECTION						X
1.05	SITE SELECTION RECOMMENDATIONS						X
1.06	REVIEW DESIGN CONCEPTS						X
1.07	DEVELOP BID PACKAGES AND PROCUREMENT STRATEGY	X					
1.08	SITE USE RECOMMENDATIONS						X
1.09	MATERIAL SELECTION RECOMMENDATIONS						X
1.10	BUILDINGS SYSTEMS RECOMMENDATIONS						X
1.11	BUILDING EQUIPMENT RECOMMENDATIONS (MOVEABLE)						X
1.12	BUILDING EQUIPMENT RECOMMENDATIONS (FIXED)						X
1.13	CONSTRUCTION FEASIBILITY RECOMMENDATIONS	X					
1.14	PROJECT MASTER SCHEDULING	X					
1.15	LIFE CYCLE COST ANALYSIS	X					
1.16	INFORMAL AND FORMAL VALUE ENGINEERING	X					



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## General Conditions &amp; General Requirements Responsibility Matrix

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1.17	ENERGY USE ANALYSIS AND RECOMMENDATIONS						X
1.18	INITIAL PROJECT PRO FORMA AND FEASIBILITY REVIEW/APPROVAL						X
1.19	SUBCONTRACTORS' LABOR AVAILABILITY REVIEW	X					
1.20	MATERIAL, EQUIPMENT AND SUBCONTRACTOR AVAILABILITY	X					
<b>2.0</b>	<b>PROJECT BUDGETING AND COST CONTROL</b>						
2.01	TOTAL PROJECT COST BUDGET						X
2.02	CONSTRUCTION COST BUDGET	X					
2.03	CONSTRUCTION COST BUDGET ESTIMATES	X					
2.04	PRELIMINARY COST MODEL						X
2.05	CONCEPTUAL DESIGN ESTIMATE						X
2.06	50% SCHEMATIC DESIGN ESTIMATE						X
2.07	100% SCHEMATIC DESIGN ESTIMATE	X					
2.08	50% DESIGN DEVELOPMENT ESTIMATE	X					
2.09	100% DESIGN DEVELOPMENT ESTIMATE	X					
2.10	50% CONSTRUCTION DOCS ESTIMATE	X					
2.11	BID PACKAGE/ SUBCONTRACT ESTIMATES	X					
2.12	CASH FLOW PROJECTIONS	X					

**City of Denton's Fire Station #9 CMAR RFP -**  
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2.13	FUNDING MODEL & REVENUE PHASING						X
2.14	MATERIAL QUANTITY SURVEYS	X					
2.15	TRADE, VENDOR & SUB ESTIMATES	X					
2.16	CHANGE ORDER ESTIMATES		X				
2.17	COST ACCOUNTING SET-UP		X				
2.18	REPORTING METHODS SET-UP		X				
2.19	PAYMENT PROCEDURES SET-UP		X				
2.20	CHANGE ORDER PROCEDURES SET-UP		X				
2.21	PROJECT COST MONITORING		X				
<b>3.0</b>	<b>SUB-CONTRACTING SELECTION, PURCHASING, &amp; SCOPE MANAGEMENT</b>						
3.01	SET SUB PRE-QUALIFICATION CRITERIA	X					
3.02	RECOMMEND SUBCONTRACTOR PREQUAL & SELECTION METHODS	X					
3.03	RECOMMEND SUBCONTRACTOR BIDDING & AWARD METHODS	X					
3.04	DEVELOP SUBCONTRACTOR INTEREST	X					
3.05	PREPARE BIDDING SCHEDULES	X					
3.06	ISSUE PLANS, SPECS & BIDDING DOCS	X					
3.07	CONDUCT PRE-BID CONFERENCE	X					

## City of Denton's Fire Station #9 CMAR RFP -

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## General Conditions &amp; General Requirements Responsibility Matrix

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3.08	RECEIVE BIDS	X					
3.09	ANALYZE BIDS	X					
3.10	RECOMMEND AWARD	X					
3.11	VERIFY UNIT COSTS	X					
3.12	NEGOTIATE UNION RATES & LABOR COSTS (AS REQUIRED)		X				
3.13	CONDUCT PRE-AWARD CONFERENCE			X			
3.14	PREPARE CONTRACTS	X					
3.15	SUPPLIER AND SUBCONTRACTOR REVIEW	X					
3.16	ORIGINATE RFI'S AFTER SCREENING			X			
3.17	VALIDATE & PREPARE CHANGE ORDERS			X			
3.18	VERIFY CORRECTNESS OF QUANTITIES AND PRICES OF CHANGE ORDERS			X			
3.19	COORDINATE OWNER-SUPPLIED FIXED EQUIPMENT			X			
4.0	CONTRACT DOCUMENTS COORDINATION						
4.01	DRAWING, SPEC & DOCUMENT REVIEW & COORDINATION RECOMMENDATIONS	X					
4.02	CONSTRUCTIBILITY REVIEW AND RECOMMENDATIONS	X					
4.03	SUBCONTRACTOR WORK PACKAGE SCOPE COORDINATION	X					

## City of Denton's Fire Station #9 CMAR RFP -

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## General Conditions &amp; General Requirements Responsibility Matrix

Item #	DESCRIPTION	PRE-CONST SERVICES FEE	CONST SERVICES FEE	GC REIMB GEN COND COST	DIRECT COST OF SUB'S WORK	COMMENTS	REQUIRED OF OWNER AND/OR DESIGN TEAM
4.04	RESPONSIBILITY FOR: SAFETY PRECAUTIONS			X			
4.05	SAFETY PROGRAMS			X			
4.06	TEMPORARY FACILITIES			X			
4.07	COMMON USE EQUIPMENT			X			
4.08	COMMON USE SERVICES			X			
4.09	REVIEW FOR: JURISDICTIONAL OVERLAP	X					
4.10	INCLUSION OF ALL WORK	X					
4.11	CONSTRUCTION PHASING SCOPE & SCHEDULE COORDINATION	X					
4.12	IDENTIFY LONG LEAD ITEMS	X					
4.13	OBTAIN APPROVALS OF AGENCIES HAVING JURISDICTION (AHJ)						X
4.14	ASSIST IN OBTAINING PERMITS & APPROVALS (AS NEEDED)	X		X			
<b>5.0</b>	<b>CONSTRUCTION PHASE STAFF</b>						
5.01	PROJECT MANAGER (AS NEEDED)			X		PM MAY ALSO BE WITH FEE	
5.02	PROJECT SUPERINTENDENT			X			
5.03	ASSISTANT PROJECT SUPERINTENDENT (IF REQUIRED)			X			
5.04	MECHANICAL COORDINATOR (IF REQUIRED)			X			
5.05	ELECTRICAL COORDINATOR (IF REQUIRED)			X			

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## General Conditions &amp; General Requirements Responsibility Matrix

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5.06	OFFICE ENGINEER (AS REQUIRED)			X		STAFFING DESCRIPTIONS SHOWN HERE, & THOSE SHOWN IN THE CONTRACTOR'S STAFFING PLAN AND\OR FEE & COST PROPOSAL MAY VARY FROM WHAT IS SHOWN HERE. PROJECT COST ALLOCATIONS, HOWEVER, WILL BE CONSISTENT WITH THIS MATRIX.	
5.07	FIELD ENGINEER AND SURVEY CREW: SITE\BUILDING LAYOUT (IF REQUIRED)			X			
5.08	FIELD ENGINEER AND SURVEY CREW: LINE AND GRADE (IF REQUIRED)			X			
5.09	RODMAN AND ASSISTANT (IF REQUIRED)			X			
5.10	TIME KEEPER/ CHECKER (IF REQUIRED)			X			
5.11	SCHEDULING ENGINEER (IF REQUIRED)			X			
5.12	PROJECT COORDINATOR (IF REQUIRED)			X			
5.13	COST ENGINEER (IF REQUIRED)			X			
5.14	ADMIN ASSISTANT SITE SECRETARY (IF REQUIRED)			X			
5.15	SAFETY ENGINEER & SAFETY INSPECTOR(S)			X			
5.16	GENERAL LABORER (IF REQUIRED)			X			
6.0	TRAVEL AND LODGING						
6.01	STAFF TRAVEL COST		X				
6.02	STAFF TRANSPORTATION		X				
6.03	PROJECT STAFF MOVING EXPENSES		X				
6.04	PROJECT STAFF SUBSISTENCE COSTS		X				

**City of Denton's Fire Station #9 CMAR RFP -**  
**General Conditions & General Requirements Responsibility Matrix**

Updated on 05 MAY 2022  
Printed on 5/5/2022 at 6:28 PM

Item #	DESCRIPTION	PRE-CONST SERVICES FEE	CONST SERVICES FEE	GC REIMB GEN COND COST	DIRECT COST OF SUB'S WORK	COMMENTS	REQUIRED OF OWNER AND/OR DESIGN TEAM
7.0	<b>TEMPORARY FACILITIES</b>						
7.01	SAFETY EQUIPMENT AND FIRST AID SUPPLIES			X			
7.02	HANDRAILS AND TOE BOARDS			X			
7.03	OPENING PROTECTION			X			
7.04	FIRE EXTINGUISHERS			X			
7.05	WATCHMAN SERVICE (IF NEEDED)			X			
7.06	OFFICE OR TRAILER RENTAL			X			
7.07	WATER, ICE AND CUPS			X			
7.08	TEMPORARY STAIRS/RAMPS			X			
7.09	PROJECT SIGNS			X			
7.10	BULLETIN BOARDS			X			
7.11	CONSTRUCTION FENCING			X			
7.12	BARRICADES AND COVERED WALKWAYS (AS NEEDED)			X			
7.13	SAFETY NETS (AS NEEDED)			X			
7.14	ARCHITECT'S/ ENGINEER'S/ OWNER'S TEMPORARY ONSITE OFFICE						X
7.15	TEMPORARY TOILETS			X			

**City of Denton's Fire Station #9 CMAR RFP -**  
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Item #	DESCRIPTION	PRE-CONST SERVICES FEE	CONST SERVICES FEE	GC REIMB GEN COND COST	DIRECT COST OF SUB'S WORK	COMMENTS	REQUIRED OF OWNER AND/OR DESIGN TEAM
7.16	TRAILER SECURITY & SITE SECURITY MONITORING			X			
7.17	TEMPORARY PROTECTIVE WALKWAYS & WALLS			X			
<b>8.0</b>	<b>ON-SITE UTILITIES AND SERVICES</b>						
8.01	TEMPORARY TELEPHONE INSTALLATION AND EXPENSE			X			
8.02	TEMPORARY POWER SERVICE & DISTRIBUTION ON SITE			X			
8.03	PERMANENT POWER SERVICE			X			POWER TO ONE POINT
8.04	TEMPORARY WATER AND HEATING SERVICE			X		INCLUDING ALL TEMPORARY HEAT FOR SUBS	
8.05	HEATING ENERGY CHARGES			X			
8.06	TEMPORARY WIRING			X			
8.07	LIGHT BULBS FOR TEMP LIGHTING			X			
8.08	DAILY CLEAN-UP			X			
8.09	WEEKLY TRASH-REMOVAL			X			
8.10	FINAL CLEAN-UP			X			
8.11	DUMP PERMITS AND FEES			X			
8.12	DEBRIS HAULING/REMOVAL			X			
8.13	FLAGMAN/TRAFFIC CONTROL (AS NEEDED)				X		

**City of Denton's Fire Station #9 CMAR RFP -**  
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Item #	DESCRIPTION	PRE-CONST SERVICES FEE	CONST SERVICES FEE	GC REIMB GEN COND COST	DIRECT COST OF SUB'S WORK	COMMENTS	REQUIRED OF OWNER AND/OR DESIGN TEAM
8.14	FUELS FOR INITIAL TANK FILLING				X		
8.15	TEMPORARY ROADS				X		
8.16	TEMPORARY ROADWAY MAINTENANCE				X		
8.17	DUST CONTROLS				X		
8.18	TEMPORARY EROSION CONTROL				X		
8.19	TEMP. WATER/SEWER EXPENSE & WATER EXPENSES - SITE GRADING & COMPACTION				X		
8.20	TEMPORARY WATER & SEWER EXPENSES for OFFICE TRAILER				X		
8.21	TWO-WAY RADIO EQUIPMENT & CELL PHONES (AS NEEDED)			X			
8.22	TRASH CHUTE AND HOPPERS (AS NEEDED)			X			
8.22	SOFTWARE LICENSES for PROJECT FIELD STAFF		X				
8.23	PROJECT FIELD INTERNET & WAPS			X			
8.24	SITE CLEANING			X			
<b>9.0</b>	<b>ON-SITE EQUIPMENT</b>						
9.01	AUTOMOBILE AND FUEL (AS NEEDED)			X			
9.02	PICK-UP TRUCK AND FUEL (AS NEEDED)			X			
9.03	FLATBED TRUCK AND FUEL (AS NEEDED)			X			



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9.04	WATER TRUCK (AS NEEDED)				X		
9.05	AIR COMPRESSOR AND FUEL (AS NEEDED)				X		
9.06	DEWATERING EQUIPMENT AND FUEL (AS NEEDED)				X		
9.07	TEMPORARY GENERATOR AND FUEL (AS NEEDED)			X			
9.08	DEBRIS REMOVAL/HAULING EQUIPMENT (AS NEEDED)			X			
9.09	TIRES AND MAINTENANCE COST (AS NEEDED)			X			
9.10	FORKLIFT OPERATOR			X			
9.11	MATERIAL HOIST OPERATOR (AS REQ'D)			X			
9.12	PERSONNEL HOIST OPERATOR (AS REQ'D)			X			
9.13	FIXED CRANE OPERATOR				X		
9.14	TRAVEL CRANE OPERATOR				X		
9.15	PROJECT IDENTIFICATION			X			
9.16	TEMPORARY INTERIOR SIGNAGE			X			
9.17	TOTAL STATION RENTAL			X			
<b>10.0</b>	<b>TEMPORARY PROJECT PROTECTION</b>						
10.01	REMOVE SNOW AND ICE (AS NEEDED)			X			
10.02	TEMPORARY ENCLOSURES (AS NEEDED)			X			

## City of Denton's Fire Station #9 CMAR RFP -

Updated on 05 MAY 2022

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## General Conditions &amp; General Requirements Responsibility Matrix

Item #	DESCRIPTION	PRE-CONST SERVICES FEE	CONST SERVICES FEE	GC REIMB GEN COND COST	DIRECT COST OF SUB'S WORK	COMMENTS	REQUIRED OF OWNER AND/OR DESIGN TEAM
10.03	TEMP BUILDING PIPING (AS NEEDED)			X			
10.04	FUEL COST FOR HEATING (AS NEEDED)			X			
10.05	POWER COST FOR HEATING (AS NEEDED)			X			
10.06	TEMP FURNACE RENTAL (AS NEEDED)			X			
10.07	TEMP HEATER RENTAL (AS NEEDED)			X			
10.08	TEMP BOILER RENTAL (AS NEEDED)			X			
10.09	OPERATOR - TEMPORARY SYSTEMS (AS NEEDED)			X			
10.10	OPERATION FIRE WATCH (AS NEEDED)			X			
10.11	CLEANING COST (AS NEEDED)			X			
10.12	MAINTENANCE COST (AS NEEDED)			X			
10.13	EXTENDED WARRANTY COST IN ADDITION TO STD ONE YR WARRANTY (IF REQUIRED)				X		
10.14	FILTER CHANGE (AS NEEDED)				X		
10.15	TEMPORARY OFFICE HEATING (AS NEEDED)			X			
10.16	TEMP WEATHER PROECTION & HEATING FOR ALL SUBCONTRACTORS (AS MAY BE REQ'D)			X			
10.17	TEMP ELEVATOR USAGE/PROTECTION			X			
11.0	REPRODUCTION/PRINTING AND IT/DATA PROCESSING COSTS						

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11.01	COST ESTIMATING DOCUMENTS	X					
11.02	SYSTEMS STUDY DOCUMENTS	X					
11.03	BID PACKAGE SETS						X
11.04	BIDDING INSTRUCTIONS	X					
11.05	CONSTRUCTION DOCUMENTS ORIGINAL						X
11.06	POSTAGE AND EXPRESS COSTS (CONTRACTOR-ISSUED PLANS)			X			
11.07	AS-BUILT SUB-DOCUMENTS				X		
11.08	AS-BUILT DOCUMENTS			X			
11.09	ACCOUNTING FORMS		X				
11.10	FIELD REPORTING FORMS			X			
11.11	SUBCONTRACT AGREEMENT FORMS	X					
11.12	SCHEDULE REPORT FORMS			X			
11.13	ESTIMATING FORMS	X					
11.14	COST REPORTING FORMS	X					
11.15	VALUE ANALYSIS STUDIES						X
11.16	IT INFRASTRUTURE & DATA PROCESSING	X	X				
11.17	REFERENCE MATERIALS			X			
11.18	SHOP DRAWING PRINTING			X			

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11.19	ON-SITE FAX, SCANNER AND COPIER			X			
11.20	LAPTOPS, IT & DATA PROCESSING (ON-SITE)			X			
11.21	IT LICENSING FEES & SUPPORT SERVICES (HOME OFFICE & FIELD)	X	X				
11.22	MAINTENANCE MANUALS (FROM SUBS) AND OPERATIONS MANUALS (FROM SUBS)				X		
11.23	SUBMITTAL REPRODUCTION COSTS			X			
<b>12.0</b>	<b>QUALITY CONTROL AND TRAINING</b>						
12.01	GC'S FIELD QC INSPECTOR (AS NEEDED)			X			
12.02	GC'S FIELD QC OFFICE (AS NEEDED)			X			
12.03	GC'S QC INSPECTORS' TRANSPORTATION (AS NEEDED)			X			
12.04	GC'S QC INSPECTORS' EQUIP (AS NEEDED)			X			
12.05	SPECIAL INSPECTION CONSULTANTS						X
12.06	SPECIAL TESTING CONSULTANTS						X
12.07	CONCRETE SUBSTRUCTURE-OBSERVATIONS						X
12.08	CONCRETE TESTING						X
12.09	MASONRY TESTING						X
12.10	COMPACTION TESTING						X
12.11	WELDING TESTING						X

## City of Denton's Fire Station #9 CMAR RFP -

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## General Conditions &amp; General Requirements Responsibility Matrix

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12.12	PIER INSPECTION/TESTING						X
12.13	SOILS INVESTIGATION						X
12.14	SPECIAL TESTING SERVICES (EXCEPT AS NOTED)						X
12.15	PROJECT PHOTOGRAPHS			X			
12.16	WARRANTY INSPECTIONS		X				
12.17	AIR AND WATER BALANCING				X		
12.18	ON-SITE TRAINING OF OWNER'S FACILITY STAFF & OPERATORS (BY GC)			X			
12.19	ON-SITE TRAINING OF OWNER'S FACILITY STAFF & OPERATORS (SUBCONTRACTORS)				X		
12.20	COLLATE & PRESENT OPERATION/ MAINTENANCE MANUALS			X			
12.21	PREPARE SUBCONTRACTOR'S OPERATION/ MAINTENANCE MANUALS				X		
12.22	GC DAILY REPORTS AND PHOTO DOCUMENTATION			X			
12.23	VIDEO MONITORING & DOCUMENTATION			X			
13.0	<b>STORAGE, PARKING, PERMITS, LICENSING AND SPECIAL FEES</b>						
13.01	STORAGE YARD RENTAL			X			
13.02	PARKING LOT RENTALS AND SHUTTLE EXPENSES (AS NEEDED)			X			

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13.03	FIELD OFFICE STAFF PARKING FEES			X			
13.04	SIGN PERMITS			X			
13.05	STREET/CURB PERMIT				X		
13.06	BUILDING PERMITS						X
13.07	PLAN CHECK FEES						X
13.08	WATER SYSTEM DEVELOPMENT FEE						X
13.09	SEWER USE & DRAINAGE PERMIT/DEV. FEE						X
13.10	PLUMBING & ELECTRICAL PERMITS				X		
13.11	ELEVATOR PERMIT FEE				X		
13.12	STORM CONNECTION FEE						X
13.13	GAS AND POWER SERVICE CHARGE (PERMANENT)						X
13.14	GAS AND POWER SERVICE CHARGE (TEMPORARY)			X			
13.15	STEAM SERVICE CHARGE (IF ANY)						X
13.16	CHILLER WATER SERVICE CHARGE (IF ANY)						X
13.17	SPECIAL TAP FEES						X
13.18	SOFTWARE LICENSES (ALL PROGRAMS/APS)		X				
13.19	CONTRACTORS LICENSES		X				
13.20	CONSTRUCTION EQUIPMENT LICENSES		X				

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13.21	CONSTRUCTION EQUIPMENT PERMITS				X		
<b>14.0</b>	<b>INSURANCE AND BONDS</b>						
14.01	BUILDERS RISK INSURANCE			X			
14.02	GENERAL LIABILITY, INCLUDING AUTOMOBILE			X			
14.03	POLLUTION INSURANCE			X			
14.04	PROFESSIONAL LIABILITY			X			
14.05	PRODUCT LIABILITY			X			
14.06	EXCESS LIABILITY COVERAGE			X			
14.07	WORKERS COMPENSATION (FIELD OFFICE STAFF)			X			
14.08	FICA INSURANCE (FIELD OFFICE STAFF)			X			
14.09	FEDERAL UNEMPLOYMENT (FIELD OFFICE STAFF)			X			
14.10	STATE UNEMPLOYMENT (FIELD OFFICE STAFF)			X			
14.11	CONTRACTOR'S PAYMENT BOND (IF REQUIRED)			X			
14.12	CONTRACTOR'S PERFORMANCE BOND (IF REQUIRED)			X			
14.13	CONTRACTOR'S MAINTENANCE BOND (IF REQUIRED)			X			
14.14	* SUBCONTRACTOR BONDS				X		
14.15	STATE/LOCAL BONDS				X		
14.16	* ONLY AS MUTUALLY AGREED UPON IN ADVANCE IN WRITING BETWEEN THE OWNER AND THE CONTRACTOR.						

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Item #	DESCRIPTION	PRE-CONST SERVICES FEE	CONST SERVICES FEE	GC REIMB GEN COND COST	DIRECT COST OF SUB'S WORK	COMMENTS	REQUIRED OF OWNER AND/OR DESIGN TEAM
15.0	<b>OTHER COSTS</b>						
15.01	CONSTRUCTION EQUIPMENT				X		
15.02	CONSTRUCTION SERVICES LABOR (GC)			X			
15.03	CONSTRUCTION SERVICES LABOR (SUBS)				X		
15.04	CONSTRUCTION MATERIALS				X		
15.05	COST OF DESIGN AND ENGINEERING						X
15.06	A/E FAST TRACK COST IMPACTS						X
15.07	PRELIMINARY SOILS INVESTIGATION						X
15.08	TITLE/DEVELOPMENT COST						X
15.09	BUILDING OPERATION AFTER MOVE-IN						X
15.10	BUILDING MAINTENANCE AFTER MOVE-IN						X
15.11	MOVING COORDINATION						X
15.12	MOVING COSTS						X
15.13	COSTS OF EMERGENCY WORK				X		
15.14	GC'S GENERAL & HOME OFFICE OVERHEAD		X				
15.15	GC'S PROFIT MARGIN		X				
15.16	GMP FINANCIAL RESPONSIBILITIES		X				
15.17	INSPECTIONS REQUIRED BY AHJ						X



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<b>16.0</b>	<b>CONSTRUCTION PHASE: OFF-SITE SERVICES</b>						
16.01	CORPORATE EXECUTIVES (AS REQUIRED)	X	X				
16.02	PRINCIPAL IN CHARGE (AS REQUIRED)	X	X				
16.03	PROJECT EXECUTIVE (AS REQUIRED)	X	X				
16.04	LEGAL - BASIC SERVICES (AS REQUIRED)	X	X				
16.05	ACCOUNTING (AS REQUIRED)	X	X				
16.06	PURCHASING (AS REQUIRED)	X					
16.07	SAFETY OFFICER (AS REQUIRED)		X				
16.08	EEO OFFICER (AS REQUIRED)	X	X				
16.09	SECRETARIAL AND CLERK-TYPIST (AS REQUIRED)	X	X				
16.10	BENEFITS, BONUSES AND VACATIONS FOR ABOVE	X	X				



## **Denton Fire Station #9 - GMP #2**

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### **Exhibit 'A.2.F'** **Key Personnel**

**Unchanged in this Amendment**



**Denton Fire Station #9 - GMP #2**

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**Exhibit 'A.2.H'**  
**Customary and Usual Labor Rates**

Construction Manager will provide Labor Rates for billing of the cost of the Construction Manager's staff" as mutually agreed with the Owner not later than ten (10) business days prior to Notice to Proceed with construction, or 22 NOV 2022 (whichever is earlier).

The Construction Manager acknowledges the Owner's requirement to confirm in writing with all subcontractors performing Work they will be paying their labor at or above the State of Texas Prevailing Wage Rates current as of the date of this Amendment.

The Owner likewise confirms certified payrolls are not a requirement on this project.

"General Decision Number: TX20220243 08/05/2022

Superseded General Decision Number: TX20210243

State: Texas

Construction Type: Building

County: Denton County in Texas.

BUILDING CONSTRUCTION PROJECTS (does not include single family homes or apartments up to and including 4 stories).

Note: Contracts subject to the Davis-Bacon Act are generally required to pay at least the applicable minimum wage rate required under Executive Order 14026 or Executive Order 13658. Please note that these Executive Orders apply to covered contracts entered into by the federal government that are subject to the Davis-Bacon Act itself, but do not apply to contracts subject only to the Davis-Bacon Related Acts, including those set forth at 29 CFR 5.1(a)(2)-(60).

If the contract is entered into on or after January 30, 2022, or the contract is renewed or extended (e.g., an option is exercised) on or after January 30, 2022:	<ul style="list-style-type: none"> <li>. Executive Order 14026 generally applies to the contract.</li> <li>. The contractor must pay all covered workers at least \$15.00 per hour (or the applicable wage rate listed on this wage determination, if it is higher) for all hours spent performing on the contract in 2022.</li> </ul>
If the contract was awarded on or between January 1, 2015 and January 29, 2022, and the contract is not renewed or extended on or after January 30, 2022:	<ul style="list-style-type: none"> <li>. Executive Order 13658 generally applies to the contract.</li> <li>. The contractor must pay all covered workers at least \$11.25 per hour (or the applicable wage rate listed on this wage determination, if it is higher) for all hours spent performing on that contract in 2022.</li> </ul>

The applicable Executive Order minimum wage rate will be adjusted annually. If this contract is covered by one of the Executive Orders and a classification considered necessary for performance of work on the contract does not appear on this wage determination, the contractor must still submit a conformance request.

Additional information on contractor requirements and worker protections under the Executive Orders is available at <https://www.dol.gov/agencies/whd/government-contracts>.

Modification Number	Publication Date
0	01/07/2022
1	01/21/2022

2	02/18/2022
3	02/25/2022
4	04/29/2022
5	08/05/2022

ASBE0021-011 08/01/2017

Rates	Fringes
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ASBESTOS WORKER/HEAT & FROST  
INSULATOR (Duct, Pipe and  
Mechanical System Insulation)....\$ 25.87 7.23

-----  
BOIL0074-003 01/01/2021

Rates	Fringes
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BOILERMAKER.....\$ 29.47 24.10

-----  
CARP1421-002 10/01/2021

Rates	Fringes
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MILLWRIGHT.....\$ 29.58 11.27

-----  
ELEV0021-006 01/01/2022

Rates	Fringes
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ELEVATOR MECHANIC.....\$ 45.54 36.885+a+b

## FOOTNOTES:

A. 6% under 5 years based on regular hourly rate for all  
hours worked. 8% over 5 years based on regular hourly rate  
for all hours worked.

B. New Year's Day, Memorial Day, Independence Day, Labor Day,  
Thanksgiving Day, the Friday after Thanksgiving Day,  
Christmas Day, and Veterans Day.

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ENGI0178-005 06/01/2020

Rates	Fringes
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POWER EQUIPMENT OPERATOR  
(1) Tower Crane.....\$ 32.85 13.10  
(2) Cranes with Pile  
Driving or Caisson  
Attachment and Hydraulic  
Crane 60 tons and above.....\$ 28.75 10.60  
(3) Hydraulic cranes 59  
Tons and under.....\$ 32.35 13.10

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\* IRON0263-005 06/01/2022

Rates	Fringes
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IRONWORKER (ORNAMENTAL AND  
STRUCTURAL).....\$ 27.14 7.68

-----  
PLUM0100-008 11/01/2021

Rates	Fringes
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HVAC MECHANIC (HVAC Unit  
Installation Only).....\$ 34.48 13.07

\* SUTX2014-019 07/21/2014

	Rates	Fringes
BRICKLAYER.....	\$ 19.89	0.00
CARPENTER, Excludes Drywall Hanging, Form Work, and Metal Stud Installation.....	\$ 19.25	0.00
CAULKER.....	\$ 16.63	0.00
CEMENT MASON/CONCRETE FINISHER...	\$ 12.93 **	0.00
DRYWALL HANGER AND METAL STUD INSTALLER.....	\$ 15.42	0.00
ELECTRICIAN (Alarm Installation Only).....	\$ 18.83	3.32
ELECTRICIAN (Communication Technician Only).....	\$ 19.98	3.64
ELECTRICIAN (Low Voltage Wiring Only).....	\$ 15.80	2.18
ELECTRICIAN, Excludes Low Voltage Wiring and Installation of Alarms/Sound and Communication Systems.....	\$ 18.82	0.83
FORM WORKER.....	\$ 12.13 **	0.00
GLAZIER.....	\$ 16.55	3.13
HIGHWAY/PARKING LOT STRIPING: Operator (Striping Machine).....	\$ 10.04 **	2.31
INSTALLER - SIDING (METAL/ALUMINUM/VINYL).....	\$ 14.74 **	0.00
INSTALLER - SIGN.....	\$ 15.61	0.00
INSULATOR - BATT.....	\$ 13.00 **	0.00
IRONWORKER, REINFORCING.....	\$ 14.02 **	0.00
LABORER: Common or General.....	\$ 11.76 **	0.00
LABORER: Mason Tender - Brick...	\$ 10.54 **	0.00
LABORER: Mason Tender - Cement/Concrete.....	\$ 10.75 **	0.00
LABORER: Pipelayer.....	\$ 13.00 **	0.35
LABORER: Plaster Tender.....	\$ 12.22 **	0.00
LABORER: Roof Tearoff.....	\$ 11.28 **	0.00
LABORER: Landscape and Irrigation.....	\$ 12.50 **	0.48

LATHER.....	\$ 16.00	0.00
OPERATOR:		
Backhoe/Excavator/Trackhoe.....	\$ 12.83 **	0.00
OPERATOR: Bobcat/Skid		
Steer/Skid Loader.....	\$ 13.93 **	0.00
OPERATOR: Bulldozer.....	\$ 18.29	1.31
OPERATOR: Drill.....	\$ 15.69	0.50
OPERATOR: Forklift.....	\$ 13.21 **	0.81
OPERATOR: Grader/Blade.....	\$ 12.48 **	0.00
OPERATOR: Loader.....	\$ 13.46 **	0.85
OPERATOR: Mechanic.....	\$ 17.52	3.33
OPERATOR: Paver (Asphalt, Aggregate, and Concrete).....	\$ 18.44	0.00
OPERATOR: Roller.....	\$ 15.04	0.00
PAINTER (Brush, Roller and Spray), Excludes Drywall		
Finishing/Taping.....	\$ 13.21 **	2.33
PAINTER: Drywall		
Finishing/Taping Only.....	\$ 13.76 **	2.84
PIPEFITTER, Excludes HVAC		
Pipe Installation.....	\$ 22.98	6.35
PLASTERER.....	\$ 15.75	0.00
PLUMBER (HVAC Pipe Installation Only).....		
	\$ 22.16	5.46
PLUMBER, Excludes HVAC Pipe		
Installation.....	\$ 20.84	4.74
ROOFER.....	\$ 17.19	0.00
SHEET METAL WORKER (HVAC Duct Installation Only).....		
	\$ 20.88	5.19
SHEET METAL WORKER, Excludes HVAC Duct Installation.....		
	\$ 24.88	5.97
SPRINKLER FITTER (Fire Sprinklers).....		
	\$ 22.94	0.00
TILE FINISHER.....	\$ 11.22 **	0.00
TILE SETTER.....	\$ 14.25 **	0.00
TRUCK DRIVER: 1/Single Axle		
Truck.....	\$ 16.40	0.81
TRUCK DRIVER: Dump Truck.....	\$ 12.39 **	1.18
TRUCK DRIVER: Flatbed Truck.....	\$ 19.65	8.57

TRUCK DRIVER: Semi-Trailer  
 Truck.....\$ 12.50 \*\* 0.00

TRUCK DRIVER: Water Truck.....\$ 12.00 \*\* 4.11

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WELDERS - Receive rate prescribed for craft performing operation to which welding is incidental.

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\*\* Workers in this classification may be entitled to a higher minimum wage under Executive Order 14026 (\$15.00) or 13658 (\$11.25). Please see the Note at the top of the wage determination for more information.

Note: Executive Order (EO) 13706, Establishing Paid Sick Leave for Federal Contractors applies to all contracts subject to the Davis-Bacon Act for which the contract is awarded (and any solicitation was issued) on or after January 1, 2017. If this contract is covered by the EO, the contractor must provide employees with 1 hour of paid sick leave for every 30 hours they work, up to 56 hours of paid sick leave each year. Employees must be permitted to use paid sick leave for their own illness, injury or other health-related needs, including preventive care; to assist a family member (or person who is like family to the employee) who is ill, injured, or has other health-related needs, including preventive care; or for reasons resulting from, or to assist a family member (or person who is like family to the employee) who is a victim of, domestic violence, sexual assault, or stalking. Additional information on contractor requirements and worker protections under the EO is available at <https://www.dol.gov/agencies/whd/government-contracts>.

Unlisted classifications needed for work not included within the scope of the classifications listed may be added after award only as provided in the labor standards contract clauses (29CFR 5.5 (a) (1) (ii)).

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The body of each wage determination lists the classification and wage rates that have been found to be prevailing for the cited type(s) of construction in the area covered by the wage determination. The classifications are listed in alphabetical order of "identifiers" that indicate whether the particular rate is a union rate (current union negotiated rate for local), a survey rate (weighted average rate) or a union average rate (weighted union average rate).

#### Union Rate Identifiers

A four letter classification abbreviation identifier enclosed in dotted lines beginning with characters other than "SU" or "UAVG" denotes that the union classification and rate were prevailing for that classification in the survey. Example: PLUM0198-005 07/01/2014. PLUM is an abbreviation identifier of the union which prevailed in the survey for this classification, which in this example would be Plumbers. 0198 indicates the local union number or district council number where applicable, i.e., Plumbers Local 0198. The next number,



005 in the example, is an internal number used in processing the wage determination. 07/01/2014 is the effective date of the most current negotiated rate, which in this example is July 1, 2014.

Union prevailing wage rates are updated to reflect all rate changes in the collective bargaining agreement (CBA) governing this classification and rate.

#### Survey Rate Identifiers

Classifications listed under the ""SU"" identifier indicate that no one rate prevailed for this classification in the survey and the published rate is derived by computing a weighted average rate based on all the rates reported in the survey for that classification. As this weighted average rate includes all rates reported in the survey, it may include both union and non-union rates. Example: SULA2012-007 5/13/2014. SU indicates the rates are survey rates based on a weighted average calculation of rates and are not majority rates. LA indicates the State of Louisiana. 2012 is the year of survey on which these classifications and rates are based. The next number, 007 in the example, is an internal number used in producing the wage determination. 5/13/2014 indicates the survey completion date for the classifications and rates under that identifier.

Survey wage rates are not updated and remain in effect until a new survey is conducted.

#### Union Average Rate Identifiers

Classification(s) listed under the UAVG identifier indicate that no single majority rate prevailed for those classifications; however, 100% of the data reported for the classifications was union data. EXAMPLE: UAVG-OH-0010 08/29/2014. UAVG indicates that the rate is a weighted union average rate. OH indicates the state. The next number, 0010 in the example, is an internal number used in producing the wage determination. 08/29/2014 indicates the survey completion date for the classifications and rates under that identifier.

A UAVG rate will be updated once a year, usually in January of each year, to reflect a weighted average of the current negotiated/CBA rate of the union locals from which the rate is based.

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#### WAGE DETERMINATION APPEALS PROCESS

1.) Has there been an initial decision in the matter? This can be:

- \* an existing published wage determination
- \* a survey underlying a wage determination
- \* a Wage and Hour Division letter setting forth a position on a wage determination matter
- \* a conformance (additional classification and rate) ruling

On survey related matters, initial contact, including requests for summaries of surveys, should be with the Wage and Hour National Office because National Office has responsibility for the Davis-Bacon survey program. If the response from this

initial contact is not satisfactory, then the process described in 2.) and 3.) should be followed.

With regard to any other matter not yet ripe for the formal process described here, initial contact should be with the Branch of Construction Wage Determinations. Write to:

Branch of Construction Wage Determinations  
Wage and Hour Division  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

2.) If the answer to the question in 1.) is yes, then an interested party (those affected by the action) can request review and reconsideration from the Wage and Hour Administrator (See 29 CFR Part 1.8 and 29 CFR Part 7). Write to:

Wage and Hour Administrator  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

The request should be accompanied by a full statement of the interested party's position and by any information (wage payment data, project description, area practice material, etc.) that the requestor considers relevant to the issue.

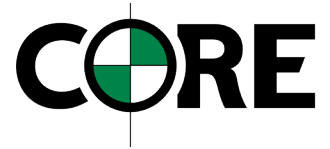
3.) If the decision of the Administrator is not favorable, an interested party may appeal directly to the Administrative Review Board (formerly the Wage Appeals Board). Write to:

Administrative Review Board  
U.S. Department of Labor  
200 Constitution Avenue, N.W.  
Washington, DC 20210

4.) All decisions by the Administrative Review Board are final.

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END OF GENERAL DECISION"



## **Denton Fire Station #9 - GMP #2**

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### **Exhibit 'A.2.I'** **Rental Rates**

**Exhibit G**  
**Rental Rates for CORE owned Equipment**

<b>Equipment</b>	<b>Equipment Specs</b>	<b>UR Rate/Daily</b>	<b>UR Rate/Weekly</b>	<b>UR Rate/Monthly</b>
Air Compressor	Portable diesel air compressor	\$81	\$195	\$650
Air Compressor	Sullair Compressor	\$81	\$195	\$650
Coring Machine	Coring Machine and Accessories	\$50	\$150	\$450
Equipment Attachment	Jack Hammer	\$50	\$140	\$390
Generator	3500W or 3,800W Honda Generator	\$50	\$150	\$380
Generator	Honda Generator 5000 Watt	\$50	\$180	\$395
Skid Steer	Multi Terrain Loader	\$250	\$1,000	\$4,200
Skid Steer	Auger Attachment	\$30	\$225	\$675
Sweeper	Ride on Broom 6' 3-wheel	\$250	\$1,000	\$4,200
Welder	Miller Bobcat 225 Welder	\$50	\$150	\$450
Drop Deck Trailer	14 ft. - 16 ft., Tandem Axle	\$125	\$339	\$879
Drop Deck Trailer	16 ft. - 18 ft., Tandem Axle	\$61	\$182	\$559
Drop Deck Trailer	18 ft. - 20 ft., Tandem Axle	\$146	\$394	\$1,020
Dump Trailer	10 ft. x 12 ft., Tandem Axle	\$261	\$749	\$2,045
Equipment Trailer	Double Axle	\$67	\$135	\$404
Hydraulic Ground Level Equip Trailer	6 ft. x 14 ft., Single Axle	\$47	\$327	\$572
Hydraulic Ground Level Equip Trailer	6 ft. x 14 ft., Tandem Axle	\$63	\$258	\$551
Mobile Restoration Trailer		N/A	N/A	N/A
Mobile Restoration Trailer	14 ft.	N/A	N/A	N/A
Permanent Fuel Tank for Trailer		N/A	N/A	N/A
Tilt Trailer	12 ft., Single Axle	\$55	\$158	\$402
Tilt Trailer	14 ft. - 16 ft., Tandem Axle	\$70	\$303	\$649
Tilt Trailer	14 ft. - 16 ft., Tandem Axle	\$58	\$189	\$515
Trailer Hitch	Slide-in Pintle Ball Combination	\$11	\$32	\$86
Utility Trailer	10 ft. - 14 ft., Tandem Axle	\$75	\$281	\$571
Utility Trailer	8 ft. to 10 ft., Single Axle	\$66	\$193	\$424
Vacuum Trailer	512-575 CFM, Diesel Powered	\$431	\$1,699	\$3,736
Walk-behind Trencher Trailer		\$33	\$66	\$147
Water Trailer	500 Gallons	\$149	\$492	\$946
Track Loader	Large, 2,800-4,107 lbs.	\$709	\$1,683	\$3,337
Track Loader	Small, 1,300-1,699 lbs.	\$499	\$1,319	\$2,725
Track Loader	Small, 1,700 lbs.	\$524	\$1,385	\$2,861
Track Loader	Small, 2,000-2,399 lbs.	\$531	\$1,489	\$3,247
Track Loader	Small, 2,400-2,999 lbs.	\$647	\$1,674	\$3,336
Walk-behind Track Loader		\$285	\$757	\$2,430
Skid Steer Loader	1,351-1,699 lbs.	\$413	\$1,105	\$2,900
Skid Steer Loader	1,700-1,899 lbs.	\$434	\$1,160	\$3,045
Skid Steer Loader	1,900-1,999 lbs.	\$435	\$1,161	\$3,309
Skid Steer Loader	2,001-2,799 lbs.	\$436	\$1,233	\$3,509
Skid Steer Loader	2,600-3,499 lbs.	\$416	\$1,175	\$3,969
2-seat UTV	2WD, Electric Powered	\$85	\$267	\$681
2-seat UTV	2WD, Gas Powered	\$164	\$322	\$718
2-seat UTV	4WD, Diesel Powered	\$169	\$332	\$746
2-seat UTV	4WD, Diesel Powered, Rollover Protection	\$163	\$320	\$716
2-seat UTV	4WD, Gas Powered	\$160	\$314	\$709
Pressure Washer	Chemical Injector Attachment	\$12	\$35	\$69
Pressure Washer	Hose	\$11	\$35	\$77
Pressure Washer	Hose, 50 ft.	\$16	\$35	\$68
Pressuer Washer	Spray Wand	\$12	\$24	\$69
Pressuer Washer	Surface Cleaner, 4,000 PSI, Hydro Scrubber	\$41	\$112	\$231
Sandblast Pot	XL350	\$207	\$628	\$1,098
4-set UTV	2WD, Gas or Electric Powered	\$113	\$285	\$729
4-seat UTV	4WD, Diesel Powered, Rollover Protection	\$173	\$342	\$969
4-seat UTV	4WD, Gas Powered, Rollover Protection	\$170	\$334	\$751
Golf Cart	Gas Powered	\$89	\$281	\$615
Industrial Electric Cart	2WD	\$90	\$282	\$728
UTV	4WD, Diesel	\$186	\$436	\$1,692
Pressure Washer	3,000 PSI, Gas Powered	\$98	\$257	\$690
Pressure Washer	3,000-3,500 PSI, Towable, Gas Powered	\$206	\$904	\$1,962
Pressure Washer	3,500 PSI, Gas Powered	\$95	\$369	\$751
Pressure Washer	3,500 PSI, Towable, Gas Powered	\$324	\$1,155	\$2,414
Pressure Washer	4,000 PSI, Gas Powered	\$112	\$404	\$789
Pressure Washer	Hot Water, 3,500 PSI, Gas Powered	\$189	\$520	\$1,435



## **Denton Fire Station #9 - GMP #2**

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### **Exhibit 'A.2.J'** **Alternates with Costs and Expiration Dates**

**Alternate #1 – Terminal Work: \$88,432**

**This alternate expires 30 days after Notice to Proceed.**



**Denton Fire Station #9 - GMP #2**

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**Exhibit ‘A.2.K’  
Unit Costs**

**Unchanged in this Amendment:**

a. **Piers -**

Pier Units			
Pier Diameter	Add	Deduct	Casing Add
18"	\$52	\$7	\$65
24"	\$72	\$9	\$85



## **Denton Fire Station #9 - GMP #2**

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### **Exhibit 'A.2.L' Allowances**

#### **GMP #1 Allowances (Already Approved):**

**Allowance #1 - Permit Review Comments: \$50,000**

**Allowance #2 - Fiber Line Conduit: \$50,000**

**Allowance #3 - Franchise Utility: \$50,000**

**Allowance #4 - Temporary Generator: \$50,000**

**Allowance #5 - Pier Casing: \$75,000**

#### **GMP#2 Allowances:**

**Allowance #1 - Alerting System Equipment: \$75,000**

**Allowance #2 - Alerting System Installation: \$25,000**

**Allowance #3 - Cascade SCBA Compressor: \$71,000**

**Allowance #4 - Appliances: \$12,400**



## **Denton Fire Station #9 - GMP #2**

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### **Exhibit 'A.2.M'** **Schedule of Values for GMP #2**

**To be issued after the GMP Amendment #2 has been fully executed as mutually agreed by Owner and Contractor.**





## **Denton Fire Station #9 - GMP #2**

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### **Exhibit 'A.2.N'** **Itemized Statement of GMP and Clarifications**



October 21<sup>st</sup>, 2022

**VIA ELECTRONIC MAIL**

Sara Hensley  
City Manager  
City of Denton  
215 East McKinney Street  
Denton, Texas, 76201

**RE: GUARANTEED MAXIMUM PRICE PROPOSAL | Denton Fire Station #9 | GMP #2 of 2**

Dear Sara,

On behalf of CORE Construction, I am pleased to submit our Guaranteed Maximum Price (GMP #2) proposal for the Denton Fire Station #9.

**GMP Summary:**

Guaranteed Maximum Price #1	\$4,550,786
Guaranteed Maximum Price #2	\$7,503,562
Total of Guaranteed Maximum Price #1 & #2	\$12,054,348

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

Respectfully submitted,

*Steven Normand*

Steven Normand  
Director of Preconstruction  
CORE Construction

## ASSUMPTIONS, CLARIFICATIONS, & EXCLUSIONS

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### Schedule

Project Construction Duration and Substantial Completion shall remain dependent upon the Building Permit Approval and the following criteria:

- The following milestones are to be met. The dates listed below are the latest possible dates to meet these milestones and any delays will impact the Substantial Completion Date.
  - GMP approval by City Council to be received no later than 11/15/2022
  - NTP received by 11/22/2022
  - If NTP is received prior to the date listed above, the Substantial Completion date will not adjust to an earlier date, due to material lead times.
  - If the above criteria are unachievable Substantial Completion will need to be adjusted or acceleration costs further discussed.
- Substantial Completion: March 5<sup>th</sup>, 2024
- This schedule assumes that masonry will arrive within 4 months of GMP, and that electrical switchgear will arrive within 7 months of NTP. Both items are critical path items to achieving the substantial completion date. CORE reserves the right to delay construction start and adjust the date of substantial completion without the penalty of liquidated damages if these lead times are extended.

### Owner Items

- The City of Denton and CORE each acknowledge that national and international markets, have been and will continue to be, affected by COVID-19 and other factors, impacting the availability of materials as well as pricing. In the event labor and/or materials or pricing are affected by COVID-19 or other factors, the parties shall negotiate an equitable adjustment to the Contract Price and Schedule as needed due to negative impacts to the Project arising from market conditions. Additionally, substitutions or materials, equipment, systems, etc. may be necessary or partially necessary if specified items are not available.
- Material Testing, Assembly Testing, as well as and Special Inspections, are by Owner, and are not included.
- Third-party Commissioning is by Owner and is not included. CORE will provide coordination as required.
- Platting and/or re-platting, licensing agreements, land-use permitting, and site development permits as well as any cost related thereto, is not included.
- General Condition expenses included through date of Final Completion.
- Contractor Fee shall be considered a Lump Sum and remain in the amount as stated in Exhibit 1-A.
- Building permit costs, plan expediter fees, plan check fees, impact fees and their associated permits, site development permits/fees, gas and electrical service charges, utility recovery or tap fees, and/or water meter fees shall be paid for by Owner and are not included.



## Contingency and Allowances

- **PreConstruction Contingency of 1% (\$75,036 direct cost)** is included in this proposal
- **Additional Marketplace Risk of 1% (\$75,036 direct cost)** – is included in this proposal
- **Construction Phase Contingency of (\$57,816 direct cost)** – is included in this proposal
- **Owner Construction Phase Contingency (\$979,532 direct cost)** – is included in this proposal
  - a. This allowance shall account for an increase in price of materials equipment or products between the date of this proposal and the time when the job is ready for the installation of the affected material. The allowance shall be used to reflect the additional cost to obtain the materials, pending approval by the Owner and provided that the Contractor gives the Owner written notice and documentation of the increased costs.
- **Allowance #1 – Alerting System Equipment: \$75,000**
- **Allowance #2 – Alerting System Installation: \$25,000**
- **Allowance #3 – Cascade SCBA Compressor: \$71,000**
- **Allowance #4 – Residential Appliances: \$12,400**

## General Assumptions

1. Price is based on documents issued by Parkhill as enumerated in the List of Documents.
2. We assume normal working hours. However, to maintain the schedule we may perform work outside of normal working hours. We will request permission from the City, as required by local ordinances, when we plan to work outside of normal work hours.

## Alternates:

### Alternate #1- Terminal Improvements: \$88,415

This alternate is good for 30 days.

## Specific Exclusions to GMP

- a. Fee is excluded from the contingency and allowance section. Fee to be incorporated into the cost upon authorization of usage.



## Other Scope Specific Assumptions and Clarifications:

### LINE ITEM 2 | Public Utility Infrastructure

1. Excluded:
  - a. Relocation or removal of public utilities not shown on the contract drawings.
  - b. Relocation of the fiber lines and telephone lines (by owner). Relocating these lines is critical to the contract schedule. Any delay in the relocation of these lines will adjust the substantial completion date.

### LINE ITEM 15 | Landscaping & Irrigation

1. Excluded:
  - a. Any sod, or landscaping required due to city relocation of fiber lines

### LINE ITEM 18 | Fencing & Gates

1. Included:
  - a. Fencing and gates per plan, no spec provided.
2. Excluded:
  - a. Any fencing & gates on west side of fire station, none shown.

### LINE ITEM 21 | Flagpole

1. Included:
  - a. (1) 35' Internal halyard with winch clear anodized finish, no spec provided.

### LINE ITEM 30 | Steel

1. Included:
  - a. Changes to structural steel to date. Remainder of steel was bought in GMP#2.

### LINE ITEM 40 | Glass & Glazing

1. Excluded:
  - a. Decorative window films, they are not shown on the plans.



### LINE ITEM 41 | Metal Wall Panels

1. Included:
  - a. Pricing for improvements for one side of the terminal building as shown in the drawings.

### LINE ITEM 42 | Masonry

1. Included:
  - a. Masonry veneer with 4-month lead time is included.
2. Excluded:
  - a. Specified brick is not included due to the 12-month lead time.

### LINE ITEM 56 | HM Frames, Doors, & Hardware

1. Included:
  - a. Standard PLAM doors, spec not provided.

### LINE ITEM 57 | Overhead Coiling Doors

1. Included:
  - a. Door engineering FF30 assumed, no spec provided.

### LINE ITEM 61 | Painting

1. Included:
  - a. Pricing for improvements for one side of the terminal building as shown in the drawings.

### LINE ITEM 86 | Residential Appliances

1. Included:
  - a. Extractor, Gas burners
2. Excluded:
  - a. Any other residential appliance, no specifications provided.

### LINE ITEM 98 | Plumbing Systems

1. Included:
  - a. Fixture and trench drains as scheduled or equal.
2. Excluded:
  - a. Anti-buoyancy slabs. Detail D4 on P501 dated 9/9/22. Eliminated in most recent set of documents.

### LINE ITEM 99 | HVAC Systems

1. Included:
  - a. Kitchen hood



b. Building Automation System

**LINE ITEM 102 | Electrical Systems**

1. Included:
  - a. Lightning Protection
  - b. Generator Installation
2. Excluded:
  - a. Generator (in GMP#1)

**LINE ITEM 110 | Security / Access Control Systems**

1. Included:
  - a. Conduit as shown in contract drawings.
2. Excluded:
  - a. By Owner, no spec provided

**LINE ITEM 111 | Audio Visual Systems**

1. Included:
  - a. Conduit as shown in contract drawings.
2. Excluded:
  - a. Any AV besides supporting components by various trades, AV is by owner.



Denton Fire Station #9

GMP 2 Estimate

LOCATION: Denton, TX

ARCHITECT: Martinez & Parkhill

DURATION(mnths): 15

WARRANTY(yrs): 1

SITE ACREAGE: 4.0

SQUARE FOOTAGE: 14,421

#	Description		Base Price	\$/SF <i>(direct cost)</i>	% <i>(of direct cost total)</i>	ALTERNATES
	DEMOLITION/ OFF-SITE INFRASTRUCTURE		\$208,750	\$0.00	4.07%	ALT #1: Terminal Improvements
1	Demolition		By Owner			\$0
5	General Requirements		\$208,750	\$14.48	4.07%	\$0
	SITE WORK (ROUGH)		\$1,580	\$0.11	0.03%	\$0
11	Soil Treatment		\$1,580	\$0.11	0.03%	\$0
	SITE WORK (FINISH)		\$181,443	\$12.58	3.54%	\$34,475
14	Site Signage & Striping		\$11,693	\$0.81	0.23%	
15	Landscaping & Irrigation		\$115,460	\$8.01	2.25%	\$0
18	Fencing & Gates		\$41,115	\$2.85	0.80%	\$0
21	Flagpole		\$10,175	\$0.71	0.20%	\$0
24	Site Furnishings		\$3,000	\$0.21	0.06%	
	STRUCTURE		\$295,816	\$20.51	5.77%	\$0
30	Steel Package		\$285,000	\$19.76	5.56%	\$0
32	Rough Carpentry		\$10,816	\$0.75	0.21%	
	ENCLOSURE		\$966,578	\$67.03	18.84%	\$22,897
37	Damproofing / Waterproofing / Air Barrier		\$122,100	\$8.47	2.38%	\$0
40	Glass & Glazing		\$91,750	\$6.36	1.79%	\$0
41	Metal Wall Panels		\$435,256	\$30.18	8.48%	\$22,897
42	Masonry		\$317,472	\$22.01	6.19%	\$0
	INTERIOR FINISHES		\$1,335,023	\$92.57	26.02%	\$5,522
55	Finished Carpentry & Millwork		\$155,477	\$10.78	3.03%	\$0
56	HM Frames, Doors, & Hardware		\$109,458	\$7.59	2.13%	\$0
57	Overhead Coiling Doors		\$416,875	\$28.91	8.13%	\$0
59	Metal Studs & Drywall Package		\$433,650	\$30.07	8.45%	\$0
61	Painting		\$87,387	\$6.06	1.70%	\$5,522
64	Tile Package		\$63,950	\$4.43	1.25%	\$0
65	Flooring Package		\$13,680	\$0.95	0.27%	\$0
66	Concrete Finishing		\$54,546	\$3.78	1.06%	\$0
	SPECIALTIES		\$118,131	\$8.19	2.30%	\$9,481
72	Window Shades & Curtains		\$7,289	\$0.51	0.14%	\$0
73	Signage Package		\$76,910	\$5.33	1.50%	\$9,481
75	Toilet Partitions & Accessories		\$5,220	\$0.36	0.10%	\$0
77	Wall Protection & Corner Guards		\$1,542	\$0.11	0.03%	\$0
78	Fire Extinguishers & Cabinets		\$1,610	\$0.11	0.03%	\$0
79	Lockers		\$17,960	\$1.25	0.35%	\$0
80	Other Building Specialties		\$7,600	\$0.53	0.15%	
	EQUIPMENT		\$42,230	\$2.93	0.82%	\$0
86	Residential Appliances / Furnishings		\$34,230	\$2.37	0.67%	\$0
87	Stainless Steel Countertops		\$8,000	\$0.55	0.16%	
	MEP SYSTEMS		\$1,879,668	\$130.34	36.64%	\$0
97	Fire Sprinkler Systems		\$61,682	\$4.28	1.20%	\$0
98	Plumbing Systems		\$406,605	\$28.20	7.93%	\$0
99	HVAC Systems		\$562,398	\$39.00	10.96%	\$0
101	Test & Balance		\$8,150	\$0.57	0.16%	\$0
102	Electrical Systems		\$799,997	\$55.47	15.59%	\$0
103	Fire Alarm Systems		\$40,837	\$2.83	0.80%	\$0
	SPECIAL SYSTEMS		\$43,152	\$2.99	0.84%	\$0
109	Structured Cabling Systems		\$43,152	\$2.99	0.84%	\$0
110	Security/Access Control Systems		By Owner			\$0
111	Audio Visual Systems		By Owner			\$0
	CMAR - Construction Phase Contingency		\$57,816	\$4.01	1.13%	\$884
1.0%	CMAR - Construction Phase Contingency	\$5,781,640	\$57,816	\$4.01	1.13%	\$884

Subtotal			\$5,130,187	\$73,259
	GENERAL REQUIREMENTS	BASED ON	SUB TOTAL	SUB TOTAL
REQUIRED	General Conditions	\$59,223	\$651,453	\$9,304

Subtotal (with General Requirements)			\$5,781,640	\$82,563
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	INSURANCE, BONDS, AND BUILDERS RISK	BASED ON	SUB TOTAL	SUB TOTAL
REQUIRED	General Liability	1%	\$61,906	\$884
REQUIRED	Subcontractor Insurance	1.50%	\$92,858	\$1,326
REQUIRED	Payment and Performance Bond	\$7,503,562	\$42,995	\$614
REQUIRED	Maintenance Bond		\$3,000	\$83
REQUIRED	Builders Risk Insurance	\$7,503,562	\$5,804	\$55

Subtotal (with GR's, Prof. Services, & Insurance)			\$5,988,202	\$85,525
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RATE	CONTRACTOR'S FEE	BASED ON	SUB TOTAL	SUB TOTAL
3.50%	Construction Manager At Risk Fee	\$5,781,640	\$202,357	\$2,890

Subtotal (GR's, Prof Services, Insurance, Tax, & Fee)			\$6,190,559	\$88,415
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RATE	Contingency and Allowances		SUB TOTAL	SUB TOTAL
1.00%	Preconstruction Contingency		\$75,036	\$0
1.0%	Additional Marketplace Risk		\$75,036	\$0
	Owner Contingency		\$979,532	\$0
AL1	Allowance #1 Alerting System Equipment		\$75,000	\$0
AL2	Allowance #2 Alerting System Installation		\$25,000	\$0
AL3	Allowance #3 Cascade SCBA Compressor		\$71,000	\$0
AL4	Allowance #4 Residential Appliances		\$12,400	\$0

Subtotal (with Contingency and Allowances)			\$7,503,562	\$88,415
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		GMP Amount		ALT #1: Terminal Improvements
GMP#2 Total		\$7,503,562		\$88,415
	\$/SF	\$429.27		



**City of Denton's Fire Station No. 9**  
**GMP Amendment #01 - Site and Long Lead Items**  
**Exhibit "A.2.Z" - Schedule of Exhibits**

**Updated 17 OCT 2022**  
 Printed on 10/17/2022 at 1:48 PM

Description	Prepared By	Status
<b>Exhibits to A133 Exhibit A.1 – Guaranteed Maximum Price Amendment #01</b>		
Exhibit "A.2" – Guaranteed Maximum Price Amendment	Owner	Attached
Exhibit "A.2.B" – Insurance and Bonds - GMP Amendment #02	Construction Manager	After GMP Amdmt #02 is Signed
Exhibit "A.2.C" – Scope of Work - GMP Amendment #02	Construction Manager	Attached
Exhibit "A.2.D" – Construction Manager's Project Schedule	Construction Manager	Unchanged in this Amendment
Exhibit "A.2.E" – Construction Manager's Soft Costs and Fee	Construction Manager	Attached
Exhibit "A.2.F" – Key Personnel	Construction Manager	Unchanged in this Amendment
Exhibit "A.2.G" – Confidentiality of the Project	Owner	TBD
Exhibit "A.2.H" – Customary and Usual Labor Rates	Construction Manager	Attached
Exhibit "A.2.I" – Rental Rates	Construction Manager	Unchanged in this Amendment
Exhibit "A.2.J" – Alternates with Costs and Expiration Dates	Construction Manager	Not Applicable
Exhibit "A.2.K" – Unit Costs	Construction Manager	Unchanged in this Amendment
Exhibit "A.2.L" – Allowances	Construction Manager	Attached
Exhibit "A.2.M" – Schedule of Values - GMP Amendment #02	Construction Manager	After GMP Amdmt #02 is Signed
Exhibit "A.2.N" – Itemized Statement of GMP and Clarifications	Construction Manager	Attached
Exhibit "A.2.Z" – Schedule of Exhibits for Exhibit A.1	Construction Manager	This Document

**Certificate Of Completion**

Envelope Id: 378163004E284F0A93F6EC349F096102

Status: Sent

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Document Pages: 65

Signatures: 4

Envelope Originator:

Certificate Pages: 6

Initials: 1

Christa Christian

AutoNav: Enabled

901B Texas Street

Enveloped Stamping: Enabled

Denton, TX 76209

Time Zone: (UTC-06:00) Central Time (US &amp; Canada)

Christa.Christian@cityofdenton.com

IP Address: 198.49.140.10

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Christa Christian

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christa.christian@cityofdenton.com

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Senior Buyer

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Lori Hewell



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lori.hewell@cityofdenton.com

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Purchasing Manager

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City of Denton

Signature Adoption: Pre-selected Style

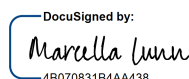
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Marcella Lunn



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marcella.lunn@cityofdenton.com

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Deputy City Attorney

Signed: 10/26/2022 10:54:47 AM

City of Denton

Signature Adoption: Pre-selected Style

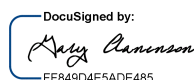
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Gary Aanenson



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garyaanenson@coreconstruction.com

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Vice President

Resent: 10/31/2022 9:03:23 AM

CORE Construction

Viewed: 10/31/2022 9:08:19 AM

Security Level: Email, Account Authentication  
(None)

Signature Adoption: Pre-selected Style

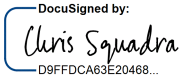
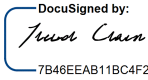
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Trevor Crain trevor.crain@cityofdenton.com Interim Director of Facilities Security Level: Email, Account Authentication (None)	<div> DocuSigned by:    7B46EEAB11BC4F2... </div> Signature Adoption: Pre-selected Style Using IP Address: 198.49.140.10	Sent: 10/31/2022 10:55:09 AM Viewed: 10/31/2022 10:58:22 AM Signed: 10/31/2022 10:58:41 AM
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Cheyenne Defee cheyenne.defee@cityofdenton.com Procurement Administration Supervisor City of Denton Security Level: Email, Account Authentication (None)		Sent: 10/31/2022 10:58:47 AM
<b>Electronic Record and Signature Disclosure:</b> Not Offered via DocuSign		
Sara Hensley sara.hensley@cityofdenton.com Security Level: Email, Account Authentication (None)		
<b>Electronic Record and Signature Disclosure:</b> Not Offered via DocuSign		
Rosa Rios rosa.rios@cityofdenton.com Security Level: Email, Account Authentication (None)		
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Carbon Copy Events	Status	Timestamp
Cheyenne Defee cheyenne.defee@cityofdenton.com Procurement Administration Supervisor City of Denton Security Level: Email, Account Authentication (None) <b>Electronic Record and Signature Disclosure:</b> Not Offered via DocuSign	COPIED	Sent: 10/26/2022 10:13:18 AM
Gretna Jones gretna.jones@cityofdenton.com Legal Secretary City of Denton Security Level: Email, Account Authentication (None) <b>Electronic Record and Signature Disclosure:</b> Not Offered via DocuSign	COPIED	Sent: 10/31/2022 10:58:44 AM Viewed: 10/31/2022 11:16:18 AM
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Hailey Payne hailey.payne@cityofdenton.com Security Level: Email, Account Authentication (None) <b>Electronic Record and Signature Disclosure:</b> Not Offered via DocuSign		
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Operating Systems:	Windows2000? or WindowsXP?
Browsers (for SENDERS):	Internet Explorer 6.0? or above
Browsers (for SIGNERS):	Internet Explorer 6.0?, Mozilla FireFox 1.0, NetScape 7.2 (or above)
Email:	Access to a valid email account
Screen Resolution:	800 x 600 minimum
Enabled Security Settings:	<ul style="list-style-type: none"><li>•Allow per session cookies</li><li>•Users accessing the internet behind a Proxy Server must enable HTTP 1.1 settings via proxy connection</li></ul>

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