

Proposal

PROJECT: BROWNELL MIDDLE SCHOOL CAMPUS REPLACEMENT & MODERNIZATION

This proposal is intended to fix known fees through the course of the project, which will help the District with budgeting and long term planning. The Contractor acknowledges that the fees listed herein will be fixed and used as part of the Guaranteed Maximum Price for the construction of the buildings and associated sitework.

Fee Category			EXTENDED COST (based on Projected GMP of \$50M)
Contractor's Fee	2.95 %	\$	1,475,000.00
General Conditions	5.00 %	\$	2,500,000.00
Insurance	1.55 %	\$	775,000.00
Bonds	0.60 %	\$	300,000.00
Financing Fee	0.25 %	\$	125,000.00
Contingency*	4.00 %	\$	2,000,000.00
Pre Construction Fee (lump sum)	0.40 %	\$	200,000.00

The Developer shall provide a cost breakdown and budget analysis indicating that they can meet the program within the budget as described herein and in the accompanying documents. A GMP will be developed once the design has been completed and the project has been submitted to DSA for review and approval.

*Contingency proposed should be based on Developer's understanding of the current development of the plan, design contingency & DSA. Unused contingency will be returned to owner.

Total Proposed Fees for the Base Bid work is as follows**:

Seven Million Three Hundred Seventy-Five Thousand Dollars **\$7,375,000.00**

** Total of table above, for proposals that contemplate use of pre-engineered modular or component building systems, do NOT include internal design fees.

Total Project Cost for the Base Bid Work is as follows:

Forty-Five Million Four Hundred Fifty-One Thousand Nine Hundred Sixty Dollars **\$45,451,960.00**

Design-Fees for pre-engineered modular or component building systems, as applicable

Low voltage/electrical/fire alarm	\$150,000.00
Architectural	\$200,000.00
Mechanical/Plumbing/EMS	\$Included with Electrical
Structural	\$150,000.00
Fire Suppression	\$Included with Electrical
Total Internal Design Fees	\$500,000.00

ADDITIVE ALTERNATES:

Additive Alternate 1: Addition of (1) Classroom at each pod shown as "Alternate 1" on plans:

\$ **337,333.33** per classroom x (6) classrooms = total of **\$2,024,000.00** Dollars **\$Two Million Twenty-Four Thousand**

Additive Alternate 2: Addition of Roof-Mounted Solar Array at each classroom pod for 270KW, campus wide:

One Million Twenty-One Thousand Dollars **\$1,021,000.00**

Descriptions of alternates are primarily scope definitions and do not necessarily detail the full range of materials and processes needed to complete the construction.

Proposed Project Duration: **900** Calendar days from issue of NTP.