Langlas & Associates
GENERAL CONTRACTORS

Amend Park Recreation Campus
Bid Packages
GMP Summary

Exhibit #A2

Bid Package No.	Description	Apparent Low Bid	Apparent Low Bidder	Alternate #1 Sand Blasted Concrete	Alternate #2 Volleyball Equipment	Alternate #3 Scoreboards	Alternate #4 Humidification Equipment	Alternate #5 Wall Covering Graphics	Alternate #6 Acoustical Treatments	Comments
Bid Package #1	**March 18, 2025**									
2A	Deep Foundations	$ 79,750.00	Specialty Foundation Systems	$ -	$ -	$ -	$ -	$ -	$ -	
2B	Sitework & Ditch Relocation	$ 2,964,697.00	Weave Construction	$ 10,660.00	$ -	$ -	$ -	$ -	$ -	Includes changes per 100% CDs
5A	Pre-Engineered Metal Building Supply & Erection	$ 4,075,438.00	True North Steel	$ -	$ -	$ -	$ -	$ -	$ -	Includes changes per 100% CDs
	Subtotal Bid Package #1	**$ 7,119,885.00**		**$ 10,660.00**	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**	
Bid Package #2	**May 29, 2025**									
1A	Final Cleaning & Window Cleaning	$ 22,670.00	Clean By Design	$ -	$ -	$ -	$ -	$ -	$ -	
2C	Landscape & Irrigation	$ 553,381.00	The Good Earth Works	$ -	$ -	$ -	$ -	$ -	$ -	included planter topsoil & boulders
3A	Building Concrete & Misc	$ 759,715.00	Langlas	$ -	$ -	$ -	$ -	$ -	$ -	
3B	Building Concrete Placement & Finish	$ 460,952.00	Billings Concrete	$ -	$ -	$ -	$ -	$ -	$ -	included mech equipment pads
6A	Rough Carpentry & Misc	$ 1,214,450.00	Langlas	$ -	$ -	$ -	$ -	$ -	$ -	
6B	Interior Metal Stud Framing	$ 202,158.50	Silver Peak Framing & Drywall	$ -	$ -	$ -	$ -	$ -	$ -	
6C	Casework, Countertops & Finish Carpentry	$ 82,282.33	Square One Cabinets	$ -	$ -	$ -	$ -	$ -	$ -	included die walls at viewing windows
7A	Building Insulation	$ 20,600.00	Apex Insulation	$ -	$ -	$ -	$ -	$ -	$ -	included exterior wall insulation
8A	Door, Frame, and Hardware	$ 101,340.00	Granite Door Company	$ -	$ -	$ -	$ -	$ -	$ -	
8B	Storefront, Hardware & Glazing	$ 245,455.00	Grizzly Glass	$ -	$ -	$ -	$ -	$ -	$ -	included D windows shown as ITP
9A	Drywall & Painting	$ 370,750.00	Bighorn Drywall	$ -	$ -	$ -	$ -	$ -	$ (42,000.00)	Smooth Rock pulled bid, Bighorn next qualified
9B	Acoustical Ceilings & Acoustic Treatments	$ 101,146.00	Yellowstone Acoustics	$ -	$ -	$ -	$ -	$ -	$ (66,496.00)	
9C	Flooring, Tile & Rubber Base	$ 127,538.00	Fischer Commercial Flooring	$ -	$ -	$ -	$ -	$ -	$ -	
9D	Concrete Floor Polishing & Sealed Concrete	$ 51,974.00	Alpine Concrete Restoration	$ -	$ -	$ -	$ -	$ -	$ -	included epoxy flooring
9E	Wood Gym Floor	$ 1,101,108.00	Northern Hardwood	$ -	$ -	$ -	$ -	$ -	$ -	
10A	Specialties	$ 390,098.40	Langlas	$ -	$ -	$ -	$ -	$ (12,750.00)	$ -	included stainless tables and FRP in Conc Rm
10B	Signage	$ 85,350.00	Yesco	$ -	$ -	$ -	$ -	$ -	$ -	
11A	Athletic Equipment	$ 635,220.00	Montana School Equipment	$ -	$ (104,920.00)	$ (36,370.00)	$ -	$ -	$ -	
12A	Window Coverings	$ 15,465.00	Shades Unlimited	$ -	$ -	$ -	$ -	$ -	$ -	
15A	Plumbing	$ 243,000.00	Plumb MT	$ -	$ -	$ -	$ 11,000.00	$ -	$ -	Bond Added
15B	HVAC	$ 1,024,955.00	Air Controls	$ -	$ -	$ -	$ 28,000.00	$ -	$ -	included early equipment start up
15C	Fire Suppression	$ 206,600.00	Tiensvold Fire Protection	$ -	$ -	$ -	$ -	$ -	$ -	Safeline pulled bid, Tiensvold next qualified
16A	Electrical, Low Voltage, Security & Fire Alarm	$ 1,144,850.00	Central Electric	$ -	$ -	$ -	$ -	$ -	$ -	included site lighting & FA devices
	Subtotal Bid Package #2	**$ 9,161,058.23**		**$ -**	**$ (104,920.00)**	**$ (36,370.00)**	**$ 39,000.00**	**$ (12,750.00)**	**$ (108,496.00)**	
	Subtotal ALL Bid Packages	**$ 16,280,943.23**		**$ 10,660.00**	**$ (104,920.00)**	**$ (36,370.00)**	**$ 39,000.00**	**$ (12,750.00)**	**$ (108,496.00)**	
	ALLOWANCES									
	Winter Conditions & Temporary Heat	$ 150,000.00								
	Temporary Fencing	$ 39,600.00								
	Subtotal of Allowances	**$ 189,600.00**								
				ADD	**DEDUCT**	**DEDUCT**	**ADD**	**DEDUCT**	**DEDUCT**	
	GENERAL CONDITIONS & FEES			**Alternate #1**	**Alternate #2**	**Alternate #3**	**Alternate #4**	**Alternate #5**	**Alternate #6**	
	General Conditions (includes Pre-Construction Fee)	$ 624,890.00		$ -	$ -	$ -	$ -	$ -	$ -	includes safety, site logistics, temp staging
	General Liability Insurance - .75%	$ 128,215.75		$ 79.95	$ (786.90)	$ (272.78)	$ 292.50	$ (95.63)	$ (813.72)	
	Construction Manager Fee - 2.75%	$ 473,650.35		$ 295.35	$ (2,906.94)	$ (1,007.68)	$ 1,080.54	$ (353.25)	$ (3,006.02)	
	Payment & Performance Bond - .55%	$ 97,873.45		$ 61.03	$ (600.68)	$ (208.22)	$ 223.28	$ (73.00)	$ (621.15)	
	Builder's Risk Insurance	By Owner		By Owner	By Owner	By Owner	By Owner	By Owner	By Owner	
	Subtotal of GC's & Fees	**$ 1,324,629.55**		**$ 436.33**	**($4,295)**	**($1,489)**	**$1,596**	**($522)**	**($4,441)**	
	Project Total	**$ 17,795,172.78**		**$ 11,096.33**	**$ (109,214.52)**	**$ (37,858.67)**	**$ 40,596.32**	**$ (13,271.88)**	**$ (112,936.89)**	
	CONTINGENCY									
	Total Project Contingency - 5.1%	$ 900,549.93		$ 554.82			$ 2,029.82			
	Subtotal of Contingency	**$ 900,549.93**		**$ 554.82**	**$ -**	**$ -**	**$ 2,029.82**	**$ -**	**$ -**	
	Alternates as Accepted	**$ 54,277.28**		**$ 11,651.14**	**$ (109,214.52)**	**$ (37,858.67)**	**$ 42,626.14**	**$ (13,271.88)**	**$ (112,936.89)**	**Alternate Total with Contigency**
	GMP Project Total with Contingency & Accepted Alternates	**$ 18,750,000.00**								
	Owner Soft Costs	**$ 1,250,000.00**								
	Project Total with Contingency, Soft Costs, & Alts	**$ 20,000,000.00**								
	Langlas Contract Summary									
	GMP Amendment #1	**$ 3,894,768.91**	Previously Contracted, Early Bid / Selection Packages							
	GMP Amendment #1A	**$ 3,226,357.89**	Previously Contracted, PEMB, IMPs, ITPs Procurement							
	GMP Amendment #2	**$ 11,628,873.20**	Current Request, Remaining Scope							
	Total GMP	**$ 18,750,000.00**								