



3171 SE Inner Loop  
Georgetown, TX  
78626

T: (512) 663-7461  
F: (512) 681-9752

September 05, 2018

Dwayne Gossett  
Williamson County, Texas  
3101 SE Inner Loop  
Georgetown, TX 78620

Re: North Campus Facilities

Job No: 233901

Subj: Change Proposal No. 233901-0064

Dear Sir or Madam:

We respectfully submit our proposal for an increase to our contract in the amount of \$1,018,000 (one million eighteen thousand) dollars to provides Bldg. j Sign Shop & Bldg. a for the above referenced project.

This proposal excludes asphalt paving until steel is procured due to the volatility of steel cost.

The projects revised substantial completion date is March 31st, 2019.

Please indicate your acceptance of this change proposal by signing and returning one copy of the attached Form B breakdown of our cost.

Very truly yours,  
VAUGHN CONSTRUCTION

A handwritten signature in blue ink, appearing to read "DBoram", written over a circular stamp.

Doug Boram

Attachments: Form B, Pricing Back-up

CC:

# FORM B

PROJECT: North Campus Facilities

CHANGE PROPOSAL NO: 233901-0064

QUOTATION :

Item	Labor	Materials	Subs	Total
Bldg. j Scope	\$0.00	\$17,452.00	\$452,548.00	\$470,000.00
Bldg. a Scope	\$0.00	\$319,027.00	\$1,430,973.00	\$1,750,000.00
To Be Funded By Buyout Savings	\$0.00	\$(265,500.00)	\$0.00	\$(265,500.00)
To Be Funded By Work Remaining to Procure Moved to Buyout Savings	\$0.00	\$(669,554.00)	\$0.00	\$(669,554.00)
To Be Funded By CM Contingency	\$0.00	\$(215,450.00)	\$0.00	\$(215,450.00)
To Be Funded By Owners Contingency	\$0.00	\$(51,496.00)	\$0.00	\$(51,496.00)

Totals	\$0.00	\$(865,521.00)	\$1,883,521.00	\$1,018,000.00
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Insurance, Tax, Benefits on Labor	\$0.00
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Overhead	\$0.00
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Fee on Subs	\$0.00
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Fee on JTV	\$0.00
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Bond	\$0.00
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Remodel Tax	\$0.00
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TOTAL	\$1,018,000.00
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Submitted Date: 9/6/2018

Accepted

VAUGHN CONSTRUCTION

By:

By:

Doug Boram

Date

Proposal Valid for Days

# FORM B

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<b>TOTAL</b>	<b>\$1,018,000.00</b>
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Submitted Date: 9/6/2018

Accepted

VAUGHN CONSTRUCTION

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

By:  \_\_\_\_\_  
Doug Boram

Date \_\_\_\_\_

Proposal Valid for Days

# **Williamson County - NCF - Facilities Storage Shed**

Georgetown, Texas

GMP

8/29/2018

Prepared By:

Vaughn Construction

Vaughn Team

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<b>Total Cost of Work - See Attached Detail</b>		<b>\$1,312,838</b>
<b>General Conditions</b>		<b>\$273,878</b>
<b>Design Contingency</b>	<b>0.00%</b>	<b>\$0</b>
<b>CM Contingency</b>	<b>3.00%</b>	<b>\$39,385</b>
<b>Construction Contingency</b>	<b>0.00%</b>	<b>By Owner</b>
<b>Escalation</b>	<b>6.00%</b>	<b>\$78,770</b>
<b>Permit</b>		<b>By Others</b>
<b>Umbrella, GL, and Auto Insurance</b>		<b>Incl. in GCs</b>
<b>Builder's Risk Insurance</b>		<b>Incl. in GCs</b>
<b>Special Insurance</b>		<b>Not Included</b>
<b>Owner's Protective Insurance</b>		<b>Incl. in GCs</b>
<b>Association Fees</b>		<b>Incl. in GCs</b>
<b>Sales Tax</b>		<b>In Cost of Work</b>
<b>GC Bond</b>		<b>Incl. in GCs</b>
<b>Sub Bonds</b>		<b>In Cost of Work</b>
<b>Fee</b>	<b>3.4375%</b>	<b>\$45,129</b>
<b>TOTAL</b>		<b>\$1,750,000 *</b>

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\* Please see attached clarifications, qualifications, and exclusions to the Estimate.

## General Conditions

Project Manager	\$ 34,465.19
Project Engineer	\$ 30,858.22
Superintendent	\$ 56,112.18
PSC	\$ 16,433.47
Payment & Performance Bonds	\$ 21,822.62
Builder's Risk Insurance	\$ 4,000.81
GL, Umbrella, Auto, PPL Insurance	\$ 27,460.13
SDI / Sub P&P Bond	\$ 12,227.94
Temporary Water Distribution & Meters	\$ 5,195.86
Project Water	\$ 249.40
Dumpsters	\$ 4,000.81
Temporary Toilets	\$ 4,988.03
Fencing and Covered Walkways	\$ 15,587.58
Site Erosion Control and Project Entrances	\$ 10,391.72
Clean Trucks & Streets	\$ 2,078.34
Final Clean	\$ 1,558.76
Temporary Fire Protection	\$ 1,039.17
IT Costs	\$ 8,053.58
Project Specific Safety Signage	\$ 1,558.76
Postage/Special Shipping	\$ 1,454.84
Project/As Built Drawings	\$ 2,597.93
Employee Identification System	\$ 2,597.93
Storage Trailers	\$ 1,454.84
Monthly Office Trailer Rental Cost	\$ 6,235.03
Reproduction Services	\$ 1,454.84
<b>Total GCs \$ 273,878.00</b>	

Bldg, j Sign Shop

Item	Labor	Materials	Subs	Total
Bldg. j Sign Shop Millwork Scope	\$ -	\$ -	\$ 4,342	\$ 4,342
Bldg. j Sign Shop Waterproof & Insulation Scope	\$ -	\$ -	\$ 36,989	\$ 36,989
Bldg. j Sign Shop Roofing Scope	\$ -	\$ -	\$ 41,922	\$ 41,922
Bldg. j Sign Shop Glazing Scope	\$ -	\$ -	\$ 2,024	\$ 2,024
Bldg. j Sign Shop Gyp. Board Assemblies Scope	\$ -	\$ -	\$ 47,086	\$ 47,086
Bldg. j Sign Shop Painting Scope	\$ -	\$ -	\$ 25,093	\$ 25,093
Bldg. j Sign Shop Plumbing & HVAC Scope	\$ -	\$ -	\$ 122,316	\$ 122,316
Bldg. j Sign Shop Electrical Scope	\$ -	\$ -	\$ 104,684	\$ 104,684
Bldg. j Sign Shop Earthwork & CCT Utilities Scope	\$ -	\$ -	\$ 27,708	\$ 27,708
Bldg. j Sign Shop Flooring Scope	\$ -	\$ -	\$ 8,127	\$ 8,127
Bldg. j Sign Shop Toilet Accessories Scope	\$ -	\$ -	\$ 1,883	\$ 1,883
Bldg. j Sign Shop Data/Comm. Scope	\$ -	\$ -	\$ 5,661	\$ 5,661
Bldg. j Sign Shop HM Doors & Frames Scope	\$ -	\$ -	\$ 11,987	\$ 11,987
Bldg. j Sign Shop Appliances Scope	\$ -	\$ -	\$ 1,946	\$ 1,946
Bldg. j Sign Shop Removals Scope	\$ -	\$ -	\$ 10,780	\$ 10,780
Subcontractor Default Insurance	\$ -	\$ 1,833	\$ -	\$ 1,833
Fee	\$ -	\$ 15,619	\$ -	\$ 15,619
	\$ -	\$ 17,452	\$ 452,548	\$ 470,000

# Williamson County - NCF - Facilities Storage Shed

Loc: Georgetown, Texas  
Project Size: 0 sqft  
Type: GMP

Est Date: 08/29/2018  
Estimator: Vaughn Team

## Cost of Work Summary

Description	Quantity	UM	Unit Cost	TotalCost	\$/SF
<b>ALTERNATE #1 - FACILITIES STORAGE SHED</b>					
<b>03.00 - CONCRETE TURNKEY</b>					
<b>Site Concrete</b>					
FACILITIES STORAGE SHED - 8" CONCRETE PAVING	650.00	SF	7.00	4,550	
FACILITIES STORAGE SHED - SIDEWALKS	2,800.00	SF	6.50	18,200	
FACILITIES STORAGE SHED - CURB & GUTTER	381.00	LF	25.00	9,525	
FACILITIES STORAGE SHED - RIBBON CURB	810.00	LF	18.00	14,580	
FACILITIES STORAGE SHED - RIBBON CURB - DEDUCT BASE BID CURB	-195.00	LF	18.00	-3,510	
FACILITIES STORAGE SHED - POLE BASES	11.00	EA	934.00	10,274	
*** Total Site Concrete				53,619	
<b>Building Concrete</b>					
FACILITIES STORAGE SHED - GRADE BEAMS	790.00	LF	140.00	110,600	
FACILITIES STORAGE SHED - SLAB ON GRADE	8,000.00	SF	7.15	57,200	
FACILITIES STORAGE SHED - MEP PADS	61.00	SF	43.00	2,623	
*** Total Building Concrete				170,423	
** Total 03.00 - CONCRETE TURNKEY				224,042	
<b>04.01 - MASONRY</b>					
<b>Reinforcing Steel</b>					
MASONRY REBAR	0.79	TON	890.00	701	
*** Total Reinforcing Steel				701	
<b>Concrete Masonry Units (CMU)</b>					
PARTITION TYP P = CMU CAVITY WALL - 4" STANDARD	152.00	SF	7.00	1,064	
PARITION TYPE R - CMU - 8" STANDARD - INTERIOR	451.00	SF	8.25	3,721	
CMU - 4" SPLIT FACED COLOR VENEER	252.00	SF	8.45	2,129	
CMU - 8" BACKUP WALL TO EXTERIOR MASONRY	3,627.00	SF	11.45	41,529	
CMU - 8" SCREEN WALL	260.00	SF	11.45	2,977	
*** Total Concrete Masonry Units (CMU)				51,420	
<b>Cast Stone</b>					
CAST STONE PARAPET CAP	40.00	LF	53.50	2,140	
*** Total Cast Stone				2,140	
<b>Masonry Scaffolding</b>					
SCAFFOLDING FOR EXTERIOR MASONRY	3,880.00	SF	1.89	7,333	
*** Total Masonry Scaffolding				7,333	
<b>Grout Frames</b>					
GROUT HOLLOW METAL FRAMES	5.00	EA	103.00	515	
*** Total Grout Frames				515	
** Total 04.01 - MASONRY				62,110	
<b>05.01 - STEEL FABRICATION</b>					
<b>Steel Fabrication Budget</b>					
COILING DOOR SUPPORTS	1.00	EA	500.00	500	
*** Total Steel Fabrication Budget				500	
<b>Masonry Supports</b>					
MASONRY LINTELS	20.00	LF	70.00	1,400	
*** Total Masonry Supports				1,400	
<b>Overhead Support Framing</b>					
PIPE BOLLARDS	4.00	EA	110.00	440	
*** Total Overhead Support Framing				440	
** Total 05.01 - STEEL FABRICATION				2,340	
<b>05.02 - STEEL ERECTION</b>					
<b>Masonry Lintels</b>					

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Est Date: 08/29/2018  
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## Cost of Work Summary

Description	Quantity	UM	Unit Cost	TotalCost	\$/SF
MASONRY RELIEF LINTELS	20.00	LF	30.44	609	
*** Total Masonry Lintels				609	
<b>Steel Erection Typically Excluded</b>					
PIPE BOLLARDS	4.00	EA	88.05	352	
*** Total Steel Erection Typically Exclude				352	
** Total 05.02 - STEEL ERECTION				961	
<b>05.06 - PRE-ENGINEERED METAL BUILDING</b>					
<b>Pre-Engineered Metal Building</b>					
PRE-ENGINEERED METAL BUILDING	8,200.00	SF	10.00	82,000	
ROOF INSULATION PROVIDED (BASED ON 3.5", UNFACED)		INCL	1.50		
*** Total Pre-Engineered Metal Building				82,000	
** Total 05.06 - PRE-ENGINEERED METAL BUIL				82,000	
<b>05.07 - PRE-ENGINEERED METAL BUILDING ERECTION</b>					
<b>Pre-Engineered Metal Building Erection</b>					
ERECT PRE-ENGINEERED METAL BUILDING	8,200.00	SF	7.00	57,400	
*** Total Pre-Engineered Metal Building Er				57,400	
** Total 05.07 - PRE-ENGINEERED METAL BUIL				57,400	
<b>06.06 - ROUGH CARPENTRY</b>					
<b>Toilet Accessory Blocking</b>					
TOILET ACCESSORY - 2 x 4 FIRE TREATED WOOD BLOCKING	18.00	LF	2.73	49	
*** Total Toilet Accessory Blocking				49	
<b>Other Blocking &amp; Grounds</b>					
OTHER BLOCKING - FIRE TREATED PLYWOOD - 3/4" @ AWNINGS	26.00	SF	2.79	72	
*** Total Other Blocking & Grounds				72	
** Total 06.06 - ROUGH CARPENTRY				122	
<b>07.01 - WATERPROOF/DAMPPROOF/JOINT SEALANTS</b>					
<b>PVC Flashings</b>					
40 MIL SELF ADHERED TO 12" @ OPENINGS	96.00	LF	5.00	480	
BASE LAP FLASHING @ CMU	261.00	LF	5.00	1,305	
*** Total PVC Flashings				1,785	
<b>Aluminum Flashings</b>					
ALUMINUM COUNTER FLASHING @ METAL PANELS	312.00	LF	15.00	4,680	
FLASHING TO MATCH METAL PANE ON CONT. CLEAT	50.00	LF	15.00	750	
*** Total Aluminum Flashings				5,430	
<b>Stainless Steel Flashings</b>					
DRIP EDGE @ OPENINGS	22.00	LF	7.00	154	
*** Total Stainless Steel Flashings				154	
<b>Sheet Membrane Waterproofing</b>					
RUBBERIZED ASPHALT SHEET WATERPROOFING - 40 MIL @ AWNINGS	26.00	SF	1.95	51	
*** Total Sheet Membrane Waterproofing				51	
<b>Water Repellents</b>					
FLUID APPLIED VAPOR AND AIR BARRIER@ CMU	4,113.00	SF	3.55	14,601	
FLUID APPLIED VAPOR AND AIR BARRIER@ MWP	160.00	SF	3.55	568	
*** Total Water Repellents				15,169	
<b>Building Facade Joint Sealants</b>					
JOINT SEALANTS - CMU TO METAL PANEL	311.00	LF	2.60	809	
VERTICAL JOINT SEALANTS @ CMU	133.00	LF	3.00	399	
JOINT SEALANT @ LOUVERS	2.00	EA	25.00	50	
*** Total Building Facade Joint Sealants				1,258	



# Williamson County - NCF - Facilities Storage Shed

Loc: Georgetown, Texas  
Project Size: 0 sqft  
Type: GMP

Est Date: 08/29/2018  
Estimator: Vaughn Team

## Cost of Work Summary

Description	Quantity	UM	Unit Cost	TotalCost	\$/SF
** Total 07.01 - WATERPROOF/DAMPPROOF/JOIN				23,846	
<b>07.02 - INSULATION</b>					
<b>Rigid Insulation</b>					
RIGID INSULATION - MWP	850.00	SF	3.89	3,307	
*** Total Rigid Insulation				3,307	
<b>Insulation Batts</b>					
VINYL FACED BATT INSULATION @ WALLS	4,395.00	SF	2.55	11,207	
*** Total Insulation Batts				11,207	
** Total 07.02 - INSULATION				14,514	
<b>07.05 - METAL ROOF &amp; WALL PANELS</b>					
<b>Metal Wall Panels</b>					
METAL WALL PANELS	2,373.00	SF	20.00	47,460	
METAL WALL PANELS @ AWNINGS	234.00	SF	20.00	4,680	
SCAFFOLDING FOR EXTERIOR WALL PANELS	818.00	SF	1.00	818	
*** Total Metal Wall Panels				52,958	
<b>Flashings &amp; Trim</b>					
GALVALUME METAL FLASHING @ BASE	102.00	LF	5.00	510	
GALVALUME SHEETMETAL FLASHING	200.00	LF	4.00	800	
SHEETMETAL FLASHING @ AWNINGS	26.00	LF	4.00	104	
*** Total Flashings & Trim				1,414	
** Total 07.05 - METAL ROOF & WALL PANELS				54,372	
<b>08.01 - HOLLOW METAL</b>					
<b>Door Frames</b>					
3070 HOLLOW METAL FRAME	5.00	EA	149.00	745	
*** Total Door Frames				745	
<b>Doors</b>					
3070 HOLLOW METAL DOOR - INSULATED	4.00	EA	340.00	1,360	
3070 HOLLOW METAL DOOR - INT	1.00	EA	300.00	300	
*** Total Doors				1,660	
** Total 08.01 - HOLLOW METAL				2,405	
<b>08.10 - OVERHEAD DOORS/COILING GRILLS</b>					
<b>Overhead Doors</b>					
FIRE RATED OVERHEAD COILING DOOR-14'-08"x14'-08"	1.00	EA	11,000.00	11,000	
PREMIUM FOR MOTOR OPERATIONS TO 14x14	1.00	EA	1,475.00	1,475	
*** Total Overhead Doors				12,475	
** Total 08.10 - OVERHEAD DOORS/COILING GR				12,475	
<b>08.34 - FINISH HARDWARE</b>					
<b>Hardware Sets</b>					
***DOOR HARDWARE SET #1***	4.00	EA	620.00	2,480	
***DOOR HARDWARE SET #2***	1.00	EA	620.00	620	
***DOOR HARDWARE SET #3***	2.00	EA	620.00	1,240	
*** Total Hardware Sets				4,340	
** Total 08.34 - FINISH HARDWARE				4,340	
<b>08.38 - DOOR &amp; HARDWARE INSTALLATION</b>					
<b>Door Distribution</b>					
DISTRIBUTE HOLLOW METAL DOORS	5.00	EA	14.31	72	
*** Total Door Distribution				72	
<b>Frame Distribution</b>					
DISTRIBUTE HOLLOW METAL FRAMES	5.00	EA	14.31	72	
*** Total Frame Distribution				72	
<b>Set Hollow Metal Doors</b>					
SET HOLLOW METAL DOORS	5.00	EA	39.00	195	

# Williamson County - NCF - Facilities Storage Shed

Loc: Georgetown, Texas  
Project Size: 0 sqft  
Type: GMP

Est Date: 08/29/2018  
Estimator: Vaughn Team

## Cost of Work Summary

Description	Quantity	UM	Unit Cost	TotalCost	\$/SF
*** Total Set Hollow Metal Doors				195	
<b>Install Hardware Sets</b>					
LABOR TO SET	7.00	EA	216.32	1,514	
UNLOAD AND DISTRIBUTE HARDWARE SETS	7.00	EA	38.94	273	
*** Total Install Hardware Sets				1,787	
** Total 08.38 - DOOR & HARDWARE INSTALLAT				2,125	
<b>09.02 - DRYWALL</b>					
<b>Furred Walls, One Layer on Finish Side</b>					
TO 18' -20 GA.2 1/2"@16",1 EA 5/8"GYP FINISH SIDE - HIGH IMPACT	401.00	LF	160.00	64,160	
*** Total Furred Walls, One Layer on Finis				64,160	
<b>Drywall Ceilings</b>					
DRYWALL CEILING - 1 LAYER GYP TO 8' HEIGHT	60.00	SF	6.00	360	
*** Total Drywall Ceilings				360	
** Total 09.02 - DRYWALL				64,520	
<b>09.03 - TILE</b>					
<b>Tile Scope Items</b>					
FLOOR PROTECTION	60.00	SF	0.96	58	
*** Total Tile Scope Items				58	
** Total 09.03 - TILE				58	
<b>09.12 - PAINTING</b>					
<b>Paint Drywall</b>					
PAINT DRYWALL CEILINGS	60.00	SF	0.45	27	
*** Total Paint Drywall				27	
<b>Paint Masonry</b>					
BLOCK FILLER	7,880.00	SF	0.50	3,940	
PAINT CMU	7,880.00	SF	0.60	4,728	
*** Total Paint Masonry				8,668	
<b>Paint Doors &amp; Frames</b>					
PAINT HOLLOW METAL FRAMES	14.00	EA	50.00	700	
PAINT HOLLOW METAL DOORS	14.00	EA	50.00	700	
*** Total Paint Doors & Frames				1,400	
<b>Paint Steel Members</b>					
EPOXY PAINT BOLLARDS	4.00	EA	125.00	500	
*** Total Paint Steel Members				500	
<b>MEP Painting</b>					
PAINT EXPOSED STRUCTURE ABOVE	7,465.00	SF	2.00	14,930	
*** Total MEP Painting				14,930	
<b>Paint Preparation</b>					
TAPE & FLOAT BY PAINTER	60.00	SF	0.55	33	
TAPE & FLOAT BY PAINTER	60.00	SF	1.30	78	
*** Total Paint Preparation				111	
** Total 09.12 - PAINTING				25,636	
<b>09.16 - CONCRETE SEALER</b>					
<b>Concrete Sealer</b>					
CONCRETE SEALER - TWO COATS	7,465.00	SF	1.10	8,212	
*** Total Concrete Sealer				8,212	
** Total 09.16 - CONCRETE SEALER				8,212	
<b>10.08 - SIGNAGE</b>					
<b>Miscellaneous Signage</b>					
SIGNAGE ALLOWANCE PER OPENING	7.00	EA	125.00	875	
*** Total Miscellaneous Signage				875	
** Total 10.08 - SIGNAGE				875	

# Williamson County - NCF - Facilities Storage Shed

Loc: Georgetown, Texas  
Project Size: 0 sqft  
Type: GMP

Est Date: 08/29/2018  
Estimator: Vaughn Team

## Cost of Work Summary

Description	Quantity	UM	Unit Cost	TotalCost	\$/SF
<b>10.10 - FIRE PROTECTION SPECIALTIES</b>					
<b>Fire Extinguisher Cabinets</b>					
FIRE EXTINGUISHER W/CABINET	1.00	EA	220.00	220	
*** Total Fire Extinguisher Cabinets				220	
<b>Install Fire Protection Specialties</b>					
INSTALL FIRE EXTINGUISHER WITH CABINET	1.00	EA	28.81	29	
*** Total Install Fire Protection Specialt				29	
** Total 10.10 - FIRE PROTECTION SPECIALTI				249	
<b>10.17 - TOILET ACCESSORIES</b>					
<b>Grab Bars</b>					
GRAB BARS - 36" SATIN FINISH, EXPOSED MTD.	1.00	EA	29.50	30	
GRAB BARS - 42" SATIN FINISH, EXPOSED MTD.	1.00	EA	38.50	39	
*** Total Grab Bars				68	
<b>Toilet Paper Dispensers</b>					
TOILET TISSUE DISPENSER, EXPOSED, SURFACE MTD	1.00	EA	30.00	30	
*** Total Toilet Paper Dispensers				30	
<b>Soap Dispensers</b>					
SOAP DISPENSER - SURFACE MTD	1.00	EA	45.00	45	
*** Total Soap Dispensers				45	
<b>Mirrors</b>					
MIRROR 18x36	1.00	EA	85.00	85	
*** Total Mirrors				85	
<b>Install Toilet Accessories</b>					
INSTALL GRAB BARS	1.00	EA	14.40	14	
INSTALL PAPER TOWEL DISPENSER RECESS MTD	1.00	EA	17.28	17	
INSTALL TOILET TISSUE DISPENSER	1.00	EA	21.61	22	
INSTALL SOAP DISPENSER	1.00	EA	14.40	14	
INSTALL MIRROR - SMALL	1.00	EA	14.40	14	
*** Total Install Toilet Accessories				82	
** Total 10.17 - TOILET ACCESSORIES				310	
<b>21.01 - FIRE PROTECTION</b>					
<b>Sprinkler Systems</b>					
WAREHOUSE FIRE PROTECTION	8,200.00	SF	0.50	4,100	
*** Total Sprinkler Systems				4,100	
** Total 21.01 - FIRE PROTECTION				4,100	
<b>22.01 - PLUMBING</b>					
<b>Building Plumbing</b>					
INSTITUTIONAL BASE PLUMBING	8,200.00	SF			
*** Total Building Plumbing					
<b>Domestic Water Piping</b>					
L-Cu DIST. PIPING 1/2"	25.00	LF	38.00	950	
L-Cu DIST. PIPING 3/4"	280.00	LF	46.00	12,880	
L-Cu DIST. PIPING 1"	20.00	LF	49.00	980	
*** Total Domestic Water Piping				14,810	
<b>Cleanouts &amp; Specialties</b>					
BACKFLOW PREVENTER 2"	1.00	EA	1,000.00	1,000	
*** Total Cleanouts & Specialties				1,000	
<b>Sanitary Waste &amp; Vent Piping</b>					
C.I. WASTE & VENT UNDERGROUND 2"	25.00	LF	42.00	1,050	
C.I. WASTE & VENT UNDERGROUND 3"	30.00	LF	51.00	1,530	

# Williamson County - NCF - Facilities Storage Shed

Loc: Georgetown, Texas  
Project Size: 0 sqft  
Type: GMP

Est Date: 08/29/2018  
Estimator: Vaughn Team

## Cost of Work Summary

Description	Quantity	UM	Unit Cost	TotalCost	\$/SF
C.I. WASTE & VENT UNDERGROUND 4"	35.00	LF	67.00	2,345	
EXCAVATION & BACKFILL	90.00	LF	20.00	1,800	
*** Total Sanitary Waste & Vent Piping				6,725	
<b>Floor Drains, Cleanouts, &amp; Specialties</b>					
FLOOR CLEANOUT 4"	1.00	EA	275.00	275	
YARD CLEANOUT 4"	1.00	EA	250.00	250	
*** Total Floor Drains, Cleanouts, & Speci				525	
<b>Fixtures, Drains, Connections</b>					
WCH - WATER CLOSET, FLR MNTD, FLUSH VALVE	1.00	EA	1,711.00	1,711	
AUTOMATIC FLUSH SENSOR & OPERATOR FOR WATER CLOSET	1.00	EA	520.00	520	
LH - LAVATORY, WALL HUNG VITREOUS	1.00	EA	1,520.00	1,520	
INFRARED SENSORS FOR LAVATORIES (W/ FAUCET HEAD)	1.00	EA	490.00	490	
CARRIERS & SUPPORTS FOR LAVATORIES	1.00	EA	465.00	465	
FD - (2"-3") FLOOR DRAIN, CAST IRON	1.00	EA	347.00	347	
HB - HOSE BIB 3/4"	3.00	EA	75.00	225	
*** Total Fixtures, Drains, Connections				5,278	
<b>Plumbing Scope Items</b>					
PLUMBING TO 5' OUTSIDE BLDG	1.00	SCOPE			
FIRESTOP OWN PENETRATIONS	8,200.00	SF	0.05	410	
*** Total Plumbing Scope Items				410	
** Total 22.01 - PLUMBING				28,748	
<b>23.01 - HVAC</b>					
<b>Test &amp; Balance</b>					
TEST & BALANCE BY HVAC SUBCONTRACTOR	8,200.00	SF	0.78	6,396	
*** Total Test & Balance				6,396	
<b>Building HVAC Controls</b>					
CONTROLS TURNKEY - BASIC	8,200.00	SF	1.75	14,350	
*** Total Building HVAC Controls				14,350	
<b>Refrigerant Piping</b>					
LIQUID PIPING	875.00	LF	14.29	12,504	
*** Total Refrigerant Piping				12,504	
<b>Piping Connections</b>					
COOLING COIL HOOK-UP	5.00	EA	1,284.00	6,420	
*** Total Piping Connections				6,420	
<b>Supply/Return/Exhaust Duct</b>					
GALVANIZED SPIRAL DUCT	4,100.00	LB	4.00	16,400	
*** Total Supply/Return/Exhaust Duct				16,400	
<b>Duct &amp; Piping Insulation</b>					
DUCT INSULATION	8,200.00	SF	1.25	10,250	
PIPE INSULATION - REFRIDGERANT LINES	875.00	LF	20.00	17,500	
*** Total Duct & Piping Insulation				27,750	
<b>Air Distribution Devices</b>					
SIDE WALL DIFFUSERS	25.00	EA	100.00	2,500	
*** Total Air Distribution Devices				2,500	
<b>Exhaust/Return Fans</b>					
TOILET EXHAUST FANS	75.00	CFM	2.85	214	
*** Total Exhaust/Return Fans				214	
<b>AHU DX Systems/ Mini-Split</b>					
DX COOLING GAS HTG. 5 TONS	5.00	EA	6,050.00	30,250	
RIGGING	5.00	EA	1,500.00	7,500	
*** Total AHU DX Systems/ Mini-Split				37,750	
** Total 23.01 - HVAC				124,284	

## 26.01 - ELECTRICAL

# Williamson County - NCF - Facilities Storage Shed

Loc: Georgetown, Texas  
Project Size: 0 sqft  
Type: GMP

Est Date: 08/29/2018  
Estimator: Vaughn Team

## Cost of Work Summary

Description	Quantity	UM	Unit Cost	TotalCost	\$/SF
<b>Site Electrical Ductbank</b>					
SITE DUCT BANK - ELECTRICAL	167.00	LF	175.00	29,225	
SITE DUCT BANK CONCRETE	65.00	CY	80.00	5,200	
HAUL OFF DUCT BANK SPOILS	78.00	TCY	10.00	780	
*** Total Site Electrical Ductbank				35,205	
<b>Light Poles &amp; Standards</b>					
LIGHT POLES - ONE ARM	8.00	EA	3,000.00	24,000	
*** Total Light Poles & Standards				24,000	
<b>Building Electrical</b>					
INSTITUTIONAL BASE ELECTRICAL	8,200.00	SF			
*** Total Building Electrical					
<b>Secondary Feeders</b>					
SECONDARY FEEDERS	8,200.00	SF	2.50	20,500	
*** Total Secondary Feeders				20,500	
<b>Distribution Panels and Panelboards</b>					
120/208 V, 4 WIRE, 400 AMP MAIN	1.00	EA	3,200.00	3,200	
277/480 V, 4 WIRE, 400 AMP MAIN	1.00	EA	3,200.00	3,200	
277/480 V, 4 WIRE, 800 AMP MAIN	1.00	EA	8,860.00	8,860	
*** Total Distribution Panels and Panelboa				15,260	
<b>Branch Circuiting</b>					
120V GFI DUPLEX OUTLET	8.00	EA	158.01	1,264	
120V FOURPLEX OUTLET	12.00	EA	188.98	2,268	
ADD FOR WEATHERPROOF COVER	7.00	EA	20.00	140	
SINGLE SWITCHES	1.00	EA	141.66	142	
SWITCH - 4 WAY	4.00	EA	292.40	1,170	
WALL MOUNTED OCC. SENSORS	1.00	EA	217.73	218	
CEILING MOUNTED OCC. SENSORS	9.00	EA	339.38	3,054	
J.B.W/25' CONDUIT & WIRE FOR RETRACTABLE POWER CHORD	12.00	EA	154.22	1,851	
CONDUIT & WIRING PER DROP	54.00	EA	127.00	6,858	
*** Total Branch Circuiting				16,964	
<b>Building Light Fixtures</b>					
TYPE C2 - 2X4 LAY IN LED - W/ GYP FLANGE KIT	1.00	EA	574.00	574	
X1 - LED SINGLE FACE EXIT	4.00	EA	280.80	1,123	
TYPE U3 - 16"X4 HIGH BAY LED	35.00	EA	619.00	21,665	
Y1 - EMERGENCY EGRESS FIXTURE	13.00	EA	618.61	8,042	
CONDUIT & WIRING PER FIXTURE	45.00	EA	127.00	5,715	
*** Total Building Light Fixtures				37,119	
<b>HVAC Connections</b>					
LOCAL DISC SW/STARTER, SIZE 1, 3R	5.00	EA	1,250.00	6,250	
*** Total HVAC Connections				6,250	
<b>Transformers</b>					
TRANSFORMERS	8,200.00	SF	0.78	6,396	
3 PH 240/480-120/208 112.5 KVA	0.01	EA	6,367.00	64	
*** Total Transformers				6,460	
<b>Fire Alarm</b>					
FIRE ALARM SYSTEM	8,200.00	SF	1.85	15,170	
*** Total Fire Alarm				15,170	
<b>Other Electrical</b>					
FIRECAULKING	8,200.00	SF	0.12	984	
*** Total Other Electrical				984	
<b>Electrical Scope Items</b>					
TEMP. ELECTRICAL	8,200.00	SF	0.08	656	
*** Total Electrical Scope Items				656	
** Total 26.01 - ELECTRICAL				178,568	

# Williamson County - NCF - Facilities Storage Shed

Loc: Georgetown, Texas  
Project Size: 0 sqft  
Type: GMP

Est Date: 08/29/2018  
Estimator: Vaughn Team

## Cost of Work Summary

Description	Quantity	UM	Unit Cost	TotalCost	\$/SF
<b>28.01 - SECURITY</b>					
<b>Access Control</b>					
ELECTRIC DOOR STATUS INDICATOR DEVICES	6.00	EA	150.00	900	
CARD READERS (PER DOOR, READER, REX, LOCK, DOOR CONTACTS, WIRING, INSTALL)	5.00	EA	1,200.00	6,000	
*** Total Access Control				6,900	
<b>Other Access Control</b>					
CARD READER ROUGH IN (PER DOOR)	1.00	EA	1,500.00	1,500	
HEADEND - (PER DOOR INCLUDES CONTROL PANEL, LOCK POWER SUPPLY)	1.00	EA	600.00	600	
*** Total Other Access Control				2,100	
<b>Electronic Surveillance</b>					
STATIONARY CAMERAS - EXTERIOR	4.00	EA	3,600.00	14,400	
CAMERA DOMES	4.00	EA	350.00	1,400	
*** Total Electronic Surveillance				15,800	
** Total 28.01 - SECURITY				24,800	
<b>31.01 - EARTHWORK</b>					
<b>Stripping</b>					
STRIPPING - LARGER THAN 2 ACRES	576.00	TCY	5.09	2,934	
HAUL OFF STRIPPING MATERIALS (SPREAD ONSITE)	576.00	TCY	2.40	1,380	
*** Total Stripping				4,313	
<b>Building Mass Excavation</b>					
EXPORT MATERIALS - BUILDING	2,492.00	TCY	7.19	17,908	
MASS EXCAVATION - MAINT. SHED.	2,492.00	TCY	2.78	6,919	
*** Total Building Mass Excavation				24,827	
<b>Building Structural Fill</b>					
STRUCTURAL FILL - MAINT. SHED. (6.5')	3,500.00	TCY	3.30	11,532	
IMPORT MATERIALS - SELECT FILL	3,500.00	TCY	14.37	50,304	
SCARIFY AND COMPACT - MAINT. SHED.	10,027.00	SF	0.14	1,374	
*** Total Building Structural Fill				63,211	
<b>Paving Cut/Fill</b>					
IMPORT MATERIALS - PAVING (SELECT FILL)	136.00	TCY	14.37	1,955	
EXPORT MATERIALS - PAVING	156.00	TCY	7.19	1,121	
CUT FOR SITE PAVING	156.00	TCY	6.50	1,015	
FILL FOR SITE PAVING	136.00	TCY	5.06	688	
*** Total Paving Cut/Fill				4,779	
<b>Misc. Site Cut/Fill</b>					
BACKFILL CURBS (CREW & MATERIAL)	356.00	TCY	11.54	4,107	
*** Total Misc. Site Cut/Fill				4,107	
<b>Base Materials</b>					
PLACE 12" LIMESTONE BASE SUBGRADE	1,677.00	TON	6.26	10,498	
PURCHASE LIMESTONE BASE SUBGRADE	1,677.00	TON	14.37	24,103	
*** Total Base Materials				34,601	
<b>Lime Stabilization</b>					
STABILIZE SUBGRADE - ASPHALT SUBGRADE (12" FLEX BASE, 6" LIME STAB.)	2,245.00	SYD	5.04	11,324	
BLUE TOP / CUT TO GRADE - ASPHALT SUBGRADE (12" FLEX BASE, 6" LIME STAB.)	20,205.00	SF	0.11	2,208	
PURCHASE LIME	51.00	TON	191.63	9,773	
FUEL FOR STABILIZATION	1.00	WK	2,357.29	2,357	
CALCULATION - 36LBS PER SY x SY / 2000 = TONS	1.00	SCOPE			
*** Total Lime Stabilization				25,662	
** Total 31.01 - EARTHWORK				161,501	
<b>31.05 - SOIL TREATMENT</b>					
<b>Termite Treatment</b>					

# Williamson County - NCF - Facilities Storage Shed

Loc: Georgetown, Texas  
Project Size: 0 sqft  
Type: GMP

Est Date: 08/29/2018  
Estimator: Vaughn Team

## Cost of Work Summary

Description	Quantity	UM	Unit Cost	TotalCost	\$/SF
TERMITE TREATMENT	8,200.00	SF	0.16	1,312	
*** Total Termite Treatment				1,312	
** Total 31.05 - SOIL TREATMENT				1,312	
<b>32.01 - ASPHALT</b>					
<b>Asphalt Paving</b>					
ASPHALT PAVING - 2" TYPE C	20,205.00	SF	1.50	30,308	
*** Total Asphalt Paving				30,308	
** Total 32.01 - ASPHALT				30,308	
<b>32.13 - LANDSCAPE &amp; IRRIGATION</b>					
<b>Irrigation Systems</b>					
PERMANENT AND TEMP IRRIGATION SYSTEM	1.00	LS	15,000.00	15,000	
*** Total Irrigation Systems				15,000	
<b>Trees</b>					
CEDAR ELM - 65 GALLON	3.00	EA	550.00	1,650	
MONTEREY OAK - 65 GALLON	2.00	EA	550.00	1,100	
*** Total Trees				2,750	
<b>Lawns &amp; Grasses</b>					
BERMUDA SOD	8,436.00	SF	0.80	6,749	
*** Total Lawns & Grasses				6,749	
<b>Plant Accessories</b>					
GRANITE GRAVEL	135.00	SF	2.85	385	
TREE STAKING	15.00	EA	150.00	2,250	
*** Total Plant Accessories				2,635	
<b>Topsoil</b>					
SPREAD TOPSOIL - LABOR ONLY	2.50	BCY	9.50	24	
PROVIDE TOPSOIL - MATERIAL ONLY	2.50	BCY	18.00	45	
*** Total Topsoil				69	
** Total 32.13 - LANDSCAPE & IRRIGATION				27,202	
<b>33.01 - SITE UTILITIES</b>					
<b>Water Piping</b>					
PVC SCH 40 PIPE - 2"	331.00	LF	4.10	1,357	
PVC SCH 40 BEND - 2"	6.00	EA	20.49	123	
INSTALL WATER LINE PIPE	331.00	LF	25.80	8,540	
BANK SAND	320.00	TCY	19.13	6,120	
*** Total Water Piping				16,140	
<b>Water Distribution Equipment</b>					
GATE VALVE & BOX - 2"	1.00	EA	478.16	478	
TAPPING SLEEVE - 16" X 2"	1.00	EA	6,830.87	6,831	
*** Total Water Distribution Equipment				7,309	
<b>Meters</b>					
DOMESTIC WATER METER - 2"	1.00	EA	20,492.61	20,493	
*** Total Meters				20,493	
<b>Testing &amp; Disinfection</b>					
DISINFECTION OF WATER PIPING	1.00	SCOPE			
HYDROSTATIC TESTING OF WATER PIPING	1.00	SCOPE			
*** Total Testing & Disinfection					
<b>Sanitary Piping</b>					
PVC SDR 26 - 6"	355.00	LF	10.93	3,880	
INSTALL SANTIARY PIPE	355.00	LF	40.11	14,238	
CEMENT STABILIZED BACKFILL	570.00	TONS	34.15	19,468	
CLEANOUT	1.00	EA	136.62	137	
*** Total Sanitary Piping				37,723	
<b>Miscellaneous Utilities</b>					
HAUL SANITARY SPOILS	437.00	TCY	9.61	4,201	

# Williamson County - NCF - Facilities Storage Shed

Loc: Georgetown, Texas

Est Date: 08/29/2018

Project Size: 0 sqft

Estimator: Vaughn Team

Type: GMP

## Cost of Work Summary

Description	Quantity	UM	Unit Cost	TotalCost	\$/SF
HAUL WATER SPOILS	320.00	TCY	10.13	3,242	
*** Total Miscellaneous Utilities				7,442	
** Total 33.01 - SITE UTILITIES				89,106	
* Total ALTERNATE #1 - FACILITIES STORAGE				1,312,838	
Total Gross Cost				1,312,838	



**Funds Tracking Log**

Change Proposal No.	Change Type & No.	Time Extension (Days)		GMP Breakdown						GMP #2339.01	Total Updated Contract Amount
		Pend.	App.	Cost of Work	CM Contingency	Owner Contingency	General Conditions	Buyout Savings	Construction Phase Fee		
N/A	GMP	-	-	\$18,195,395	\$406,771	\$406,771	\$1,896,522		\$625,467	\$21,530,926	\$21,530,926
1	OCO	0	0	\$3,659	\$0	(\$3,659)	\$0		\$0	\$0	\$21,530,926
2	OCO	10	10	\$114,186	\$0	(\$114,186)	\$0		\$0	\$0	\$21,530,926
3	OCO	0	0	\$1,706	\$0	(\$1,727)	\$21		\$0	\$0	\$21,530,926
4	OCO	0	0	\$15,994	\$0	(\$15,994)	\$0		\$0	\$0	\$21,530,926
5	OCO	0	0	\$19,676	(\$19,676)	\$0	\$0		\$0	\$0	\$21,530,926
6	OCO	0	0	\$14,465	(\$14,465)	\$0	\$0		\$0	\$0	\$21,530,926
7	OCO	0	0	\$2,237	\$0	(\$2,237)	\$0		\$0	\$0	\$21,530,926
8	OCO	0	0	\$3,450	\$0	(\$3,450)	\$0		\$0	\$0	\$21,530,926
9	OCO	0	0	\$832	\$0	(\$832)	\$0		\$0	\$0	\$21,530,926
10	OCO	0	0	\$285	\$0	(\$285)	\$0		\$0	\$0	\$21,530,926
11	OCO	0	0	\$22,415	\$0	(\$22,415)	\$0		\$0	\$0	\$21,530,926
12	OCO	0	0	\$11,221	\$0	(\$11,221)	\$0		\$0	\$0	\$21,530,926
13	OCO	0	0	(\$5,000)	\$0	\$5,000	\$0		\$0	\$0	\$21,530,926
14	OCO	0	0	\$0	\$0	\$0	\$0		\$0	\$0	\$21,530,926
15	OCO	0	0	\$79,584	\$0	(\$79,584)	\$0		\$0	\$0	\$21,530,926
16	OCO	0	0	\$9,930	\$0	(\$9,930)	\$0		\$0	\$0	\$21,530,926
17	OCO	0	0	\$2,450	(\$2,450)	\$0	\$0		\$0	\$0	\$21,530,926
18	OCO	0	0	\$1,747	(\$1,747)	\$0	\$0		\$0	\$0	\$21,530,926
19	OCO	0	0	(\$1,763)	\$0	\$0	\$1,763		\$0	\$0	\$21,530,926
20	OCO	0	0	\$5,784	\$0	(\$5,856)	\$72		\$0	\$0	\$21,530,926
21	OCO	0	0	\$10,364	(\$10,364)	\$0	\$0		\$0	\$0	\$21,530,926
22	OCO	0	0	\$6,410	(\$6,461)	\$0	\$51		\$0	\$0	\$21,530,926
23	OCO	0	0	\$15,825	(\$15,825)	\$0	\$0		\$0	\$0	\$21,530,926
24	OCO	0	0	\$33,487	(\$33,906)	\$0	\$419		\$0	\$0	\$21,530,926
25	OCO	0	0	\$8,854	(\$8,854)	\$0	\$0		\$0	\$0	\$21,530,926
26	OCO	0	0	(\$106)	\$0	\$106	\$0		\$0	\$0	\$21,530,926
27R	OCO	0	0	\$2,687	\$0	(\$2,687)	\$0		\$0	\$0	\$21,530,926
28	Void	0	0	\$0	\$0	\$0	\$0		\$0	\$0	\$21,530,926
29	OCO	0	0	\$3,647	(\$3,647)	\$0	\$0		\$0	\$0	\$21,530,926
30	OCO	0	0	(\$30,000)	\$0	\$30,000	\$0		\$0	\$0	\$21,530,926
31	OCO	0	0	\$4,434	\$0	(\$4,434)	\$0		\$0	\$0	\$21,530,926
32	OCO	0	0	\$6,816	\$0	(\$6,816)	\$0		\$0	\$0	\$21,530,926
33R	OCO	0	0	(\$28,265)	\$0	\$28,265	\$0		\$0	\$0	\$21,530,926
34	OCO	0	0	\$5,273	(\$5,273)	\$0	\$0		\$0	\$0	\$21,530,926
35	OCO	0	0	(\$168,250)	\$0	\$0	\$0		\$0	(\$168,250)	\$21,362,676
36	OCO	0	0	\$1,280	(\$1,280)	\$0	\$0		\$0	\$0	\$21,362,676
37	OCO	0	0	\$1,601	(\$1,601)	\$0	\$0		\$0	\$0	\$21,362,676
38R	OCO	0	0	\$4,646	(\$4,646)	\$0	\$0		\$0	\$0	\$21,362,676
39R	OCO	15	15	\$0	\$0	\$0	\$0		\$0	\$0	\$21,362,676
40R	OCO	0	0	(\$6,292)	\$0	\$6,292	\$0		\$0	\$0	\$21,362,676
41	OCO	0	0	(\$50,311)	\$0	\$50,311	\$0		\$0	\$0	\$21,362,676
42R	OCO	0	0	(\$44,494)	\$0	\$44,494	\$0		\$0	\$0	\$21,362,676
43R	OCO	0	0	\$24,129	\$0	(\$24,129)	\$0		\$0	\$0	\$21,362,676
44R	OCO	0	0	\$4,882	\$0	(\$4,882)	\$0		\$0	\$0	\$21,362,676
45R	OCO	0	0	\$25,500	(\$25,500)	\$0	\$0		\$0	\$0	\$21,362,676
46	OCO	168	168	\$1,304,051	\$0	\$0	\$132,086	(\$135,504)	\$49,367	\$1,350,000	\$22,712,676
47	OCO	0	0	\$1,112	\$0	(\$1,126)	\$14		\$0	\$0	\$22,712,676
48	OCO	0	0	\$35,771	\$0	(\$36,181)	\$410		\$0	\$0	\$22,712,676
49	OCO	0	0	\$2,541	(\$2,573)	\$0	\$32		\$0	\$0	\$22,712,676
50	OCO	4	4	\$4,392	(\$4,392)	\$0	\$0		\$0	\$0	\$22,712,676
51	OCO	4	4	\$5,759	\$0	(\$5,759)	\$0		\$0	\$0	\$22,712,676
52	OCO	0	0	(\$2,064)	\$0	\$2,064	\$0		\$0	\$0	\$22,712,676
53	Void	0	0	\$0	\$0	\$0	\$0		\$0	\$0	\$22,712,676
54	OCO	0	0	\$20,376	\$0	(\$20,586)	\$210		\$0	\$0	\$22,712,676
55	OCO	0	0	(\$390)	\$0	\$390	\$0		\$0	\$0	\$22,712,676
56	OCO	0	0	\$5,676	\$0	(\$5,676)	\$0		\$0	\$0	\$22,712,676
57	OCO	0	0	\$63,922	(\$9,317)	(\$54,605)	\$0		\$0	\$0	\$22,712,676
58	OCO	0	0	\$24,379	\$0	(\$24,379)	\$0		\$0	\$0	\$22,712,676
59	OCO	0	0	\$2,107	\$0	(\$2,128)	\$21		\$0	\$0	\$22,712,676
60	OCO	0	0	\$1,631	\$0	(\$1,631)	\$0		\$0	\$0	\$22,712,676
61	OCO	0	0	\$48,990	\$0	(\$49,269)	\$279		\$0	\$0	\$22,712,676
62	OCO	0	0	\$19,344	(\$19,344)	\$0	\$0		\$0	\$0	\$22,712,676
63	OCO	0	0	\$6,533	\$0	(\$6,533)	\$0		\$0	\$0	\$22,712,676
64	OCO	206	-	\$1,883,541	(\$215,450)	(\$51,496)	\$275,711	(\$935,054)	\$60,748	\$1,018,000	\$23,730,676
Current Amounts		407	201	\$21,758,041	\$0	\$0	\$2,307,611	(\$1,070,558)	\$735,582	\$23,730,676	\$23,730,676