



Jim Craft
Senior Project Manager

Skanska USA Building Inc.
101 Seaport Boulevard
Boston, MA 02210
P: 617-574-1400
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E: jim.craft@skanska.com

November 16, 2018

Mr. William Lovallo
Chair, Belmont High School Building Committee
Town of Belmont
455 Concord Avenue,
Belmont, MA 02478

Reference: Pre-GMP Amendment #2
Belmont High School

Dear Mr. Lovallo,

Skanska is pleased to provide you with the attached Pre-GMP Amendment #2 in the amount of **Four Hundred Forty-Four Thousand, Eight Hundred Two Dollars and Zero Cents (\$444,802.00)** for the **Early Bid Package 001 – Locker Room/Hallway Ceiling Abatement** (per attached sheets) at the new Belmont High School.

The summary of this amendment has been organized to include the addition of the items listed above to the amount previously approved in the base contract.

Please do not hesitate to contact me with any questions.

Sincerely,

Jim Craft
Senior Project Manager

Cc: G. Hall – Town of Belmont
C. Subramanian – Town of Belmont
P. Bruschi – Belmont HS Building Committee
S. Nolan – Daedalus
T. Gatzunis - Daedalus
D. Lanneville – Skanska

Accounting
File

**AMENDMENT NO. 1
TO OWNER – CONSTRUCTION MANAGER AGREEMENT
FOR
BELMONT HIGH SCHOOL PROJECT**

Pursuant to Article 6.7.1 of the Agreement dated July 17th, 2018 between the Town of Belmont by its School Building Committee (Owner) and Skanska USA Building Inc. (Construction Manager), for construction of the Belmont High School (the Project), the Owner and Construction Manager establish an interim price to allow an interim phase of construction services to proceed prior to the execution of the Guaranteed Maximum Price (GMP) amendment. This Amendment shall also serve as the Notice to Proceed (NTP) for the Construction Manager to perform this initial phase of construction services.

**Pre-GMP Amendment #1
CONTRACT VALUE**

The Construction Manager's price for this work is **Four Hundred Forty-Four Thousand, Eight Hundred Two Dollars and Zero Cents (\$444,802.00)**. This price is for the work associated with the **Early Bid Package 001 – Locker Room/Hallway Ceiling Abatement** all as set forth in the following pages of this Amendment and Exhibit 1 attached.

**Pre-GMP Amendment #1
CONTRACT TIME**

The date of substantial completion for the Project is TBD.

Signatures next page

This agreement is made as of the _____ day of _____ by and between the Town of Belmont and Skanska USA Building, Inc.

CONSTRUCTION MANAGER

Skanska USA Building, Inc.

By: _____

Jim Craft
Senior Project Manager

OWNER

Town of Belmont
By its School Building Committee

By: _____

Mr. William D. Lovallo
Chair, Belmont High School Building Committee

Approved as to Availability of Funds:

Name: Chitra Subramanian

Title: Town Accountant

Date:

G/L Account _____



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DESIGN DOCUMENTS

The work associated with **Pre-GMP - #2 - Locker Room/Hallway Ceiling Abatement** is based on the following Design Documents included with this Amendment and attached.

- 1 Belmont HS_Bid Package No. 001 - Locker Room/Hallway Ceiling Abatement
- 2 Belmont HS_Bid Package No. 001 - Addendum 001
- 3



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ALLOWANCES

Allowance Description	Amount	Comments
Allowances not included in Subcontracts		
Unit price abatement adjustments above what is carried in base	\$ 35,000.00	
Allowance to dress and tie wiring supported on grid above and beyond visible devices	\$ 15,000.00	
Allowance above assumed quantity required for temp construction required to achieve containment	\$ 14,000.00	
Allowance to address and damaged MEP components (existing)	\$ 15,000.00	
Allowance to conceal ceilings with ACT if space cannot be completed	\$ 23,500.00	
Allowance for Fire Alarm Monitoring	\$ 15,000.00	
Allowances included in Subcontracts		
None	\$ -	
TOTAL	\$ 117,500.00	



ASSUMPTIONS, QUALIFICATIONS AND CLARIFICATIONS

The list below represents any assumptions, qualifications and clarifications made in preparation of **Pre-GMP Amendment #2** to supplement the information contained in the Project Design Documents, including a listing of any unavoidable constructability issues that may preclude the issuance of a Final Certificate of Occupancy, as described in paragraph 4.2 of the Contact Agreement.

- 1 Per direction from the Owner, the current building is unprotected and therefore spray fireproofing replacement is not required.
- 2 Assumes a building permit is not required with the Town of Belmont for the abatement scope included in this proposal
- 3 Assumes Owner to coordinate deactivating and reactivating Fire Alarm System as required to complete the abatement scope. FA Monitoring Allowance included in this proposal to cover coordination with Owner's Fire Alarm Monitoring Company if required.
- 4 Police details presumed not required and not included in the attached proposal
- 5 This GMP Proposal does not include any provisions for Building Fire Watch by uniformed Belmont Fire Department.
- 6 Based on conversations with the Owner, this proposal presumes the building will be unoccupied with the exception of custodial staff.
- 7 This proposal assumes 2nd shift & extended work hours (24 hrs if required) can be accommodated.
- 8 The project schedule assumes Owner's testing agent can turn around test results in 24 hours
- 9 Assumes the Owner's Testing Agent will be present for all abatement activities during 2nd shift and extended work hours.
- 10 Assumes contractor will have access to water
- 11 This proposal assumes owner items will be removed from work area prior to the mobilization on 12/21/2018. Spaces included lockers, trophy cases, and athletic storage.
- 12 Unit Prices provided for abatement assumes the materials abated are within the containment required to complete the base scope.
- 13 We have excluded all utility company charges including but not limited to, usage fees, connection fees, and utility back charges.
- 14 All temporary and permanent utility consumption costs including but not limited to water, sewer, electric and gas are excluded and to be paid for by the Owner.
- 15 All 3rd Party Testing will be provided by the Owner.
- 16 Builder's Risk Insurance is not included. Any associated deductibles will be paid for by the Owner.
- 17 Snow removal by others. It is assumed that all required snow removal performed to allow timely access to the project.
- 18 We have presumed leaving the area's abated as exposed structure and exposed MEP systems.
- 19 Our proposal assumes ACM disposal containers can remain on site near work area.



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Article 6.7.1d - Schedule
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CONTRACT TIME

The Substantial Completion Date is yet to be determined. The work associated within Pre-GMP Amendment is in accordance with our Preliminary Project Schedule.

The scope associated with Pre GMP Amendment has a schedule of 12/21/2018 - 1/2/2019.



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 Article 6.7.1e - GMP
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PRE-GMP AMENDMENT #2 SCHEDULE OF VALUES

DESCRIPTION	MSBA COST CODE	BASE CONTRACT	PRE-GMP AMENDMENT 1	PRE-GMP AMENDMENT 2	PROJECT TOTAL
Schematic Design Preconstruction Services	0004-0000	\$ 103,912.00	\$ -	\$ -	\$ 103,912.00
Preconstruction Services	0501-0000	\$ -	\$ 446,582.00	\$ -	\$ 446,582.00
General Conditions	0502-0100	\$ -	\$ -	\$ 22,622.00	\$ 22,622.00
Division 01 - General Requirements	0502-0100	\$ -	\$ -	\$ 33,392.00	\$ 33,392.00
Division 02 - Existing Conditions	0502-0200	\$ -	\$ -	\$ 380,280.00	\$ 380,280.00
Division 03 - Concrete	0502-0300	\$ -	\$ -	\$ -	\$ -
Division 04 - Masonry	0502-0400	\$ -	\$ -	\$ -	\$ -
Division 05 - Metals	0502-0500	\$ -	\$ -	\$ -	\$ -
Division 06 - Wood, Plastics and Composite	0502-0600	\$ -	\$ -	\$ -	\$ -
Division 07 - Thermal & Moisture Protection	0502-0700	\$ -	\$ -	\$ -	\$ -
Division 08 - Opening	0502-0800	\$ -	\$ -	\$ -	\$ -
Division 09 - Finishes	0502-0900	\$ -	\$ -	\$ -	\$ -
Division 10 - Specialties	0502-1000	\$ -	\$ -	\$ -	\$ -
Division 11 - Equipment	0502-1100	\$ -	\$ -	\$ -	\$ -
Division 12 - Furnishings	0502-1200	\$ -	\$ -	\$ -	\$ -
Division 13 - Special Construction	0502-1300	\$ -	\$ -	\$ -	\$ -
Division 14 - Conveying Systems	0502-1400	\$ -	\$ -	\$ -	\$ -
Division 21 - Fire Suppression	0502-2100	\$ -	\$ -	\$ -	\$ -
Division 22 - Plumbing	0502-2200	\$ -	\$ -	\$ -	\$ -
Division 23 - Heating Ventilation Air Conditioning	0502-2300	\$ -	\$ -	\$ -	\$ -
Division 25 - Integrated Automation	0502-2500	\$ -	\$ -	\$ -	\$ -
Division 26 - Electrical	0502-2600	\$ -	\$ -	\$ -	\$ -
Division 27 - Communications	0502-2700	\$ -	\$ -	\$ -	\$ -
Division 28 - Electronic Safety and Security	0502-2800	\$ -	\$ -	\$ -	\$ -
Division 31 - Earthwork	0502-3100	\$ -	\$ -	\$ -	\$ -
Division 32 - Exterior Improvements	0502-3200	\$ -	\$ -	\$ -	\$ -
Division 33 - Utilities	0502-3300	\$ -	\$ -	\$ -	\$ -
Alternates	0506-0000	\$ -	\$ -	\$ -	\$ -
Fee	0502-0010	\$ -	\$ -	\$ 8,508.00	\$ 8,508.00
Insurance	0502-0020	\$ -	\$ -	\$ -	\$ -
GMP Contingency	0502-0030	\$ -	\$ -	\$ -	\$ -
TOTAL		\$ 103,912.00	\$ 446,582.00	\$ 444,802.00	\$ 995,296.00



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 Article 6.7.1f - Alternates
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ALTERNATES

ALT #	DESCRIPTION	ADD/DED.	AMOUNT	BID PKG	Accept	Reject	Hold
001	2nd Flr Stairway, Landing & Storage Room - February Vacator	Add	\$ 74,959.00	001 - GC's, GR's, Div 2, Fee			
002	None this Amendment	N/A	\$ -	N/A			
003	None this Amendment	N/A	\$ -	N/A			
004	None this Amendment	N/A	\$ -	N/A			
TOTAL ALTERNATES			\$ 74,959.00				

NOTES:

Value of Alternate includes the premium associated with the additional abatement containment, GC's and GR's associated with completing the stairway, second floor landing and the gym storage room during February Vacation.



UNIT PRICES

UNIT PRICE #	BID PKG	DESCRIPTION	ASSUMED QTY	UNIT COST ADD	UNIT COST DEDUCT
001	EBP 001 -Div 02	SF to remove Spray Fireproofing Overspray containing ACM	5600*** SF	\$ 18.00	\$ 15.65
002	EBP 001 -Div 02	SF to Remove Duct Insulation	100 SF	\$ 25.00	\$ 21.75
003	EBP 001 -Div 02	SF to remove Pipe Insulation	100 SF	\$ 30.00	\$ 26.00
004	EBP 001 -Div 02	SF of GWB Wall Extensions / Patches	250 SF	\$ 30.00	\$ 26.00
005	EBP 001 -Div 02	Cost per SF to remove Vinyl Floor Tile & Mastic containing ACM	\$ -	\$ 7.00	\$ -
006	EBP 001 -Div 02	Cost per SF to remove Hard Joint Insulation containing ACM	\$ -	\$ 35.00	\$ -
007	EBP 001 -Div 02	Cost per SF to remove Interior Expansion Joint containing ACM	\$ -	\$ 25.00	\$ -
008	EBP 001 -Div 02	Cost to remove Tubes (EA) in Lights containing ACM	\$ -	\$ 5.00	\$ -
009	EBP 001 -Div 02	Cost per SF to remove Blackboards (SF) containing ACM	\$ -	\$ 7.00	\$ -
010	EBP 001 -Div 02	Cost per SF to remove Joint Compound containing ACM	\$ -	\$ 6.00	\$ -
011	N/A	None this Amendment	\$ -	\$ -	\$ -
012	N/A	None this Amendment	\$ -	\$ -	\$ -

NOTES:

*** Confirming SF carried for 2nd floor landing, storage room and stairway - which has been included in the base. This value will be altered to reflect assumed SF quantity.



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TIME LIMIT FOR ACCEPTANCE

Limit for acceptance of Pre-GMP Amendment #2 Proposal (which shall not be less than 90 days).

Submitted Date	Required Acceptance Date
November 9, 2018	February 7, 2019



Skanska USA Building

101 Seaport Boulevard
Boston, MA 02210
Phone: 617-574-1400
Fax: 617-574-1399
Web: www.usa.skanska.com

Project Name: Belmont High School
Project Number: 1318017
Date: 11/16/2018

Recommendation to Award No.: **EBP 001 XX XX XX - Abatement - Locker Rooms**

Responsive Bidder(s)	Total	Notes
JDC Demolition Company***	\$ 585,000.00	1-8
CEOS Construction LLC	\$ 425,000.00	1-8
Select Demo Services LLC	\$ 262,780.00	1-8

***JDC Demolition excluded Alternate b - 2nd Floor Stairway & Landing Abatement on Same Schedule. All other bidders provided pricing and confirmation that increased manpower could achieve schedule. After descope - it was determined that this scope could be completed, and therefore has been added to the base cost of work.

Non-Responsive Bidder(s)
NASDI Corporation

Notes:

- Bidder's total includes all labor, material, equipment supervision, scaffolding, transportation, tools & services required to complete the installation of the above referenced work.
- Bid Package documents issued include Invitation to Bid, Bid Form, Addendum 001 Skanska Exhibits A - D
- Bidder's total does **not** included CM fees and CM General Conditions.
- Bidder's total does **not** included Performance & Payment Bonds. Pricing is based upon Subguard Program.
- Bidder's total does **not** includes Massachusetts State Sales & Use Tax.
- Attached for your review and to be made part hereof is a copy of the Bid Analysis Sheet for the above referenced Scope of Work.
- Bidder includes the Scope of Work as detailed in the attached Exhibit A.
- Pricing Adjustments to the base bid are identified below:

Scope Information	Cost
Premium for 2nd Flr Stairway, Landing & Storage Rm - February Vacation	\$ 23,270.00

- 9.
- 10
- 11.

Skanska USA Building's Recommendation to Award for the Subcontract Agreement associated with the above referenced Scope of Work for the Belmont High School Project.

Select Demo Services LLC in the amount of: **\$262,780.00 ***



Skanska USA Building

101 Seaport Boulevard
 Boston, MA 02210
 Phone: 617-574-1400
 Fax: 617-574-1399
 Web: www.usa.skanska.com

* Note: the following hold items have not been purchased

Owner Allowances	Description	Included in Subcontract Value	Not included in Subcontractor Value
1.	Unit price abatement adjustments above the allowances carried in the base		\$ 35,000.00
2.	Allowance to Dress Up and Tie wiring supporting on grid above and beyond visible devices		\$ 15,000.00
3.	Allowance above 250 SF carried in for temp construction to block unknown openings to achieve containment		\$ 14,000.00
4.	Allowance to address any damaged MEP component (existing)		\$ 15,000.00
5.	Allowance to conceal ceilings with ACT if space cannot be completed.		\$ 23,500.00
6.	Allowance to coordinate with Owner's Fire Alarm Monitoring Company		\$ 15,000.00

Hold Items	Description	Included in Subcontract Value	Not included in Subcontractor Value
1.			
2.			
3.			

Total Direct Trade Costs **\$ 380,280.00**

SIGNATURE SECTION

Acknowledged and Agreed

Acknowledged and Agreed

SKANSKA USA BUILDING INC.

Belmont High School Building Committee

By: _____

By: _____

James K. Craft
 Hereunto Duly Authorized

William Lovallo
 Its Authorized Representative

Date Printed: _____

Date Printed: _____

Skanska

Project Information:

CSI No. / Trade Description: Abatement - EBP 001

Project Name: Belmont High School

Date / Estimate Type / Project Type

11/13/2018

-- Subcontractor Information		Select Demo - Bill Finn & Tom Higgins	JDC - Rob Holmes, Tim Higgins, Chris Mori	CEOS - Chris Ferrant			
-- Scope Information		11/7/2018 - 2:30 Call to Review Revised Pricing received 11/9/2018	11/7/2018 - 3:30 Call to Review Revised Pricing received 11/9/2018	11/7/2018 - 11:30 Call to Review Revised Pricing received 11/12			
		Notes/Comments	\$ Values	Notes/Comments	\$ Values	Notes/Comments	\$ Values
A. Base Bid		See Below	\$0	See Below	\$0	See Below	\$0
B. Adjustments - General Scope Items							
1	Work hours are second and third shift	Two 10 hour Shifts Assumed Throughout - (potential 24 hours if required)		Two 8 hour Shifts Assumed Throughout - 20 person crews		Two Shifts Assumed Throughout - No 3rd	
2	GLI Insurance						
3	Project is Tax-Exempt						
4	Per Skanska's Environmental, Health and Safety Plan						
5	Based upon Prevailing Wages / Certified Payrolls Required						
6	Based upon union labor						
7	All permits & notifications required for abatement						
8	Abatement Scope Completed by 12/27/2018						
9	Supply CM with equipment & training required to access	Likely required DLS License to enter - will videotape to provide visuals					
10	Acknowledge Addendum 001						
C. Adjustments - Trade Specific Scope Items							
2	Mobilization / Permitting	Abatement Permitting & All required notifications	5,000	Abatement Permitting & All required notifications	25,000	Abatement Permitting & All required notifications	31,750
3	Temporary protection/Containment/Ventilation as required to meet all applicable codes and standards	3 chamber decon included	46,000	3 chamber decon included	75,000	3 chamber decon included	65,000
4	Demolition/Disposal of Ceilings as Diagrammed on EBP 001 - Demo/Abatement Summary		10,080		37,000		45,000
5	Abatement and disposal of 5,600 SF Spray Fireproofing on Beams, Columns & Deck above Ceilings as outlined	\$18/SF x 5600 SF carried. Anticipated Handwork to remove with wipe down	100,800	\$49 /SF x 5600 SF carried. Anticipated Handwork to remove with wipe down	276,000	Anticipated Handwork to remove	56,000
6.a	Electrical cost to make safe, remove, abate/clean, protect & store light fixtures & other ceiling mounted devices (included FA) prior to abatement. Rehang upon completion of abatement	Includes bagging smoke and installing new light fixtures in lieu of cleaning. Skanska to evaluate VE to leave lights, clean and protect in place w/ Universal	15,400	Includes bagging smoke and installing new light fixtures in lieu of cleaning.	150,000		40,000
6.b	Abatement scope required to support 6a.		16,600		0		15,000
7	2 Core penetrations 6" diameter in the first floor slab	Assumed locations outside of containment. Includes protection etc.	2,500		3,000		6,000
8	Order and make available 2600 SF of ACT & Grid for install as Alternate. (To be bid as an alternate with Installation)	Will review to see if there is a economical tile typically in stock we can accept as alternate.	Inc. As Alternate		Inc. As Alternate		Inc. As Alternate
9	Install GWB Wall Extensions/Patch existing walls for ACM Enclosure if Required	250 SF x \$30 / SF	7,500	250 SF x \$20 / SF	5,000	Suggested taped insulation as a less expensive option for consideration 250 x \$75/SF	18,750
10	Abate, dispose and replace 100 SF of Pipe Insulation	100 SF x \$45 SF CARRIED as LF (Assumes nothing larger than 12")	4,500	100 SF x \$50 SF CARRIED as LF	5,000	100 x \$150/SF	15,000
11	Abate, dispose and replace 100 SF of Duct Insulation	100 SF x \$50/ SF	5,000	100 SF x \$65/ SF	6,500	100 x \$150/SF	15,000
12	Misc. Patching Allowance for repair of Pneumatic Tubing		2,500		2,500		2,500
13							
14	Alternate f- Removal of Ceilings as ACM (Added to Base - must be removed as ACM)	5600 SFx \$2 / SF Premium	11,200	Included with Base Number		Included in Base	0
15	Alternate b - 2nd Floor Stairway & Landing - Same Schedule		35,700	NO BID PROVIDED - SCHEDULE			115,000
D. Total Adjusted Bid			\$262,780		\$585,000		\$425,000
E. Alternates/Unit Prices							
a.	Payment & Performance Bond		3,355		1.5% Contract		8,000
b.	2nd floor stairway and landing - Same Schedule	Included in Base	0	NO BID PROVIDED - SCHEDULE		Included in Base	
c.	2nd floor stairway and landing - February Vacation	PREMIUM to complete in Feb	23,270		196,000	PREMIUM to complete in Feb	20,000
d.	Replace light fixtures in lieu of Removing & cleaning		12,000	Included in Base		Included in Base Bid Price	0
e.	Install 2600 SF of Ceiling (Labor Only)		15,600	2600 x \$7.75/ SF	20,150		39,000
f.	Removal of Ceilings as ACM	Added to Base		Included in Base	Added to Base		Added to Base
g.	Material Order for 2600 F of ACT & Grid (Removed from Base due to availability)		7,800		10,000		15,000
h.			0		0		

**Bid Proposal Form for Bid Package No. 001 – Locker Room/Hallway Ceiling Abatement
Belmont High School
Belmont, MA**

Bid Due Date & Time:	October 31st 2018
Pre-Bid Walk	Friday October 12 th 6:30 am, Belmont High School TBD
Bid Addressed to:	Mike Morrison Skanska USA Building Inc. 101 Seaport Boulevard, 2 nd Floor Boston, MA 02210 Fax: 1 866 317 4568 Email: mike.morrison@skanska.com

Subcontractor Name: Select Demo Services LLC

Address: 40 Lowell Road, Bldg. 2

City, State, Zip: Salem, NH 03079

Telephone: 603-386-0391

Fax: 603-458-7389

the undersigned,

1. Proposes to furnish all labor, materials, equipment, engineering, and services as required to satisfactorily complete all **Demolition/Abatement** as described in the **Bid Package No. 001** as required for the construction and completion of Locker Room / Hallway Ceiling Abatement, all in strict accordance with the documents included.
2. Having examined the contract documents and visited the site of the proposed work to become familiar with all of the conditions associated with the proposed construction including the availability of labor and materials, the Instructions to Bidders, Exhibit A - Scope of Work, and all other associated Bid Documents.
3. It is expected that the successful bidder will execute the subcontract without modifications as included within the bid package. Any qualifications or exclusions requiring modification to the Subcontract must be brought to Skanska's attention and included when submitting your bid. No modifications to the Subcontract other than those listed in the bidder's proposal will be entertained after receipt of said bid.
4. In accordance with the Construction Management Agreement with the Owner, Article VII "Changes In The Work".
 - A. Adjustments in the Contract Price that are warranted due to approved Change Orders shall be determined according to one of the following methods, or a combination thereof, as determined by the Owner:
 - (1) fixed price basis, provided that the fixed price shall be inclusive of items (a) through (g) below and shall be computed in accordance with those provisions;
 - (2) estimated lump sum basis to be adjusted in accordance with Contract unit prices or other agreed upon unit prices provided that the unit prices shall be inclusive of all costs related to such adjustment;
 - (3) time and materials basis to be subsequently adjusted on the basis of actual costs (but subject to a predetermined "not to exceed limit") calculated as follows:
 - a) the direct prevailing wage cost (or credit) for labor at the minimum wage rates established for this Contract pursuant to M.G.L. c. 149, § 26-27H;
 - b) plus (or minus) the cost of Workmen's Compensation Insurance, Liability Insurance, Federal Social Security and Massachusetts Unemployment Compensation, which are to

Company Select Demo Services

Date: 11/2/18

**Bid Proposal Form for Bid Package No. 001 – Locker Room/Hallway Ceiling Abatement
Belmont High School
Belmont, MA**

be calculated using an allowance equal to 30% applied to said rate. The rate of (30) percent is inclusive of all insurances, taxes, general conditions, overhead, superintendence, fee, and profit. No other expenses are allowed, for example, sick time, vacation time, etc. are included in the all-inclusive rate. Documentation must be provided if a higher percentage is requested and will only be accepted for Workmen’s Compensation over 12.5%.

- c) plus (or minus) the actual direct additional premium costs and expenses incurred as a result of collective bargaining agreements or other agreements between organized labor. No allowance for markups is allowed on these costs.
- d) Plus the direct cost of materials and use of equipment; an allowance equal to 15% of the amount of materials and equipment for General Conditions, overhead, superintendence, and profit can be applied.
- e) Certain miscellaneous services provided and approved by the Owner (e.g. police details, utilities, etc.) may be included and are subject to a 5% markup.
- f) plus (or minus) the actual direct premium cost of payment and performance bonds required of the CM and certain subcontractors for this Contract.
- g) The CM shall receive an allowance equal to 5% of the sum of items (a) through (e) above for overhead, superintendence, and profit when the work is performed by Subcontractors. Subcontractors can also apply an allowance equal to 5% of the sum of items (a) through (e) above for overhead, superintendence, and profit when the work is performed by Sub-tier Subcontractors,
- h) The aggregate amount of all mark-ups for General Conditions, overhead, superintendence and profit, for the Contractor and all Subcontractors, regardless of the number of tiers of Subcontractors involved or the amount of the Change Order, shall not exceed twenty-five percent (25%).

5. Bid Package 001 – Locker Room / Hallway Ceiling Abatement

Note: This proposal will ONLY be accepted with complete Bid breakdowns as requested herein. The Total Bid Proposal Price must include the entire Scope of Work.

1. Mobilization/Permitting	\$ 5,000.00
2. Temporary protection/containment/ventilation as required to meet all applicable codes and standards	\$ 46,000.00
3. Demolition and disposal of ceilings as diagrammed on “EBP 001 – Demo/Abatement Summary” and reviewed at the walkthrough.	\$ 10,080.00
4. Abatement and disposal of 5,600 SF spray fireproofing on beams, columns & deck above ceilings as outlined 5,600 SF x \$ 18.00 /SF	\$ 100,800.00
5. Remove, abate/clean, protect & store light fixtures & other ceiling mounted devices (including Fire Alarm) prior to abatement. Rehang devices upon completion of abatement.	\$ 32,000.00
6. (2) core penetrations size 6” diameter in the first floor slab to expose unknown underslab conditions. Patch core opening with concrete upon completion	\$ 2,500.00
7. Order & make available 2600 SF of ACT & grid for install as Alternate	\$ 7,800.00

Company Select Demo Services

Date: 11/2/18

**Bid Proposal Form for Bid Package No. 001 – Locker Room/Hallway Ceiling Abatement
Belmont High School
Belmont, MA**

8. Install GWB wall extensions/patch existing walls above ceilings for ACM enclosure if required 250 SF x \$ <u>30.00</u> \$/SF	\$ <u>7,500.00</u>
9. Abate, dispose and replace 100 SF of Pipe Insulation 100 SF x \$ <u>45.00</u> \$/SF This unit price is in LF	\$ <u>4,500.00</u>
10. Abate, dispose and replace 100 SF of Duct Insulation containing ACM. 100 SF x \$ <u>50.00</u> \$/SF	\$ <u>5,000.00</u>
11. Misc. Patching Allowance for repair of damaged Pneumatic Tubing	<u>\$2,500</u>
Total Bid Proposal:	\$ <u>223,680.00</u>

Total Amount of Bid Proposal (*Please provide both written and numerical values*):

- a. (Amount Written) Two Hundred Twenty Three Thousand Six Hundred Eighty Dollars
- b. (Dollar Amount) \$ 223,680.00
- c. Calendar Days to Complete: 11 Days
- d. Total Proposed Manhours: 1192 MH's
6. Approximate Quantities:
- a. Total SF Ceilings to be demolished 5,600 SF
- b. Total SF Fireproofing to be Abated 5,600 SF
7. Alternate Pricing Section: At the Construction Manager's option, and in accordance with the Bid Documents, the following Alternates shall be used to adjust the Bid Proposal Amount for additions and/or deletions to the Scope of Work and shall include all charges for labor, material, equipment, waste factor, handling, delivering, storing, hoisting, scaffolding, power hook-ups, general expenses, taxes/duties and fees, onsite automobile insurance, labor burdens, engineering, shop drawings, small tools, field and office supervisory personnel, permits, cleanings, restocking charges, etc., as may be necessary or required by each alternate. Please provide prices for each of the following items. See Instructions to Bidders for additional information on alternates
- a. Insert the amount to be added to the Subcontract Amount if the Subcontractor is directed to provide Payment, Performance Bonds and Lien Bonds. ADD \$ 3,355.20
- b. Insert the amount to be added to the Subcontract Amount if directed to proceed with ceiling demo/abatement and disposal of the first floor stairway and second floor landing ceilings as defined in the "EBP-001 – Abatement/Demolition Scope". This cost should include all required temp protection, containment, ventilation equipment and device removal/reinstallation. This work would be completed with no changes to the contract schedule. ADD \$ 35,700.00
- c. Insert the amount to be added to the Subcontract Amount if directed to proceed with ceiling demo/abatement and disposal of the first floor stairway and second floor landing ceilings as defined in the "EBP-001 – Abatement/Demolition Scope". This cost should include all
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required temp protection, containment, ventilation equipment and device removal and reinstallation. This work would be completed at between February 16th 2019 and February 24th 2019.

ADD \$ 58,970.00 _____

- d. Insert the amount to be added/deducted to the Subcontract Amount if the light fixtures were to be replaced with new similar fixtures in lieu of removing, abating/cleaning, protecting & storing light fixtures for reinstallation.

ADD \$ 12,000.00 _____

- e. Insert the amount to be added to the Subcontractor Amount if the scope of work is to include the installation of 2600 SF of ACT & Grid.

2,600 SF x \$ 6.00 /SF ADD \$ 15,600.00 _____

- f. Insert the amount to be added to the Subcontractor Amount if the ceilings to be demolished require disposal as ACM.

5,600 SF x \$ 2.00 /SF Premium for ACM Disposal ADD \$ 11,200.00 _____

9. **Unit Pricing:** The following Unit Prices may be used to adjust the Trade Contract Price when there are changes in the work for which a unit price is stipulated. All Unit Prices submitted shall be complete, in-place prices (unless noted as such) and must include all costs for overhead, profit, labor, materials, equipment, trucking, shop drawings, engineering, bonds, insurance, etc., and any other incidentals related to the completion of the Work, and shall remain firm for the period of the Trade Contract. Unit Prices listed are for additive work. Deductive unit prices shall be calculated at no less than 85% of the additive unit price. (100% if used in conjunction with an allowance).

- a. Provide hourly rates for all Project Team Members that are not covered by the Labor Rates listed in Item “L” below. \$ N/A _____

- b. Provide unit pricing

Item	Unit Cost
Additive Unit Price per SF above 5,600 SF to remove Spray Fireproofing Overspray containing ACM	\$18.00/SF
Deductive Unit Price per SF below 5,600 SF to remove Spray Fireproofing Overspray containing ACM	\$15.65/SF
Additive Unit Price per SF above 100 SF to Remove Duct Insulation	\$25.00/SF
Deductive Unit Price per SF below 100 SF to Remove Duct Insulation	\$21.75/SF
Additive Unit Price per SF above 100 SF to Remove Pipe Insulation	\$30.00/LF
Deductive Unit Price per SF below 100 SF to Remove Pipe Insulation	\$26.00/LF
Additive Unit Price per SF above the 250 SF GWB wall extensions/patch	\$30.00/SF
Deductive Unit Price per SF below the 250 SF GWB wall extensions/patch	\$26.00/SF
Cost per SF to remove Vinyl Floor Tile & Mastic containing ACM	\$7.00/SF
Cost per SF to remove Hard Joint Insulation containing ACM	\$35.00/EA
Cost per SF to remove Interior Expansion Joint containing ACM	\$25.00/LF
Cost to remove Tubes (EA) in Lights containing ACM	\$5.00/EA
Cost per SF to remove Blackboards (SF) containing ACM	\$7.00/SF
Cost per SF to remove Joint Compound containing ACM	\$6.00/SF

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Cost per SF to remove Soft Ceiling Plaster containing ACM	\$18.00/SF
Cost per SF to remove Textured Ceiling Plaster containing ACM	\$15.00/SF
Cost per SF to remove Tank Insulation containing ACM	\$22.00/SF
Cost per SF to remove additional ACT ceilings to Access to ACM	\$3.00/SF
Cost per SF to remove GWB to Access ACM	\$4.00/SF

10. Additional Information Required with Bid Proposal:

- a. Any exceptions to these specifications and/or contract terms in a separate section titled "Exceptions".
- b. Type and duration of the proposed training program (if required).
- c. Identification of any special environmental requirements more stringent than what is shown in the Specifications (if any).
- d. Notification of any perceived safety hazard with the specified design of the system or its components.
- e. Proposed equipment of non-standard design.

Anticipated Schedule:

- Anticipated Start Date (After 3:00 PM): 12/21/2018
- Abatement Completed/Final Acceptance Test: 12/27/2018
- Reinstall light fixtures, FA & other Misc Devices: 1/1/2019

Anticipated Durations for Key Subcontractor Activities

Activity	Workdays	Craft HRS
1. Preparation of Containment/Fixture Make-safe	2	12/21-12/22
2. Interior Abatement/Final Clean	6	12/23-12/28
3. Air Clearance/Teardown	1	12/29
4. Re-insulate/Install New Ceiling as required	2	12/30-31
5.		

11. Voluntary Options: Although the aforementioned bid is in strict accordance with the Project Drawings and Specifications, this Subcontractor proposes the following deduct cost savings options for consideration (attach additional sheets if necessary.):

- Leave Light and Fire Protection Fixtures in place, Lockout/Tagout, and decontaminate and protect during abatement. DEDUCT \$10,000.00
- a. _____
 - b. _____
 - c. _____
 - d. _____
 - e. _____
 - f. _____

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12. Trade Subcontractors: The following Trade Subcontractors are proposed for the item of work as listed. Trade Subcontractors are subject to review and approval by Project, Construction Manager and Owner. List only firms that will supply labor at the site:

<u>Item of Work</u>	<u>Trade Subcontractor Name</u>
<u>Abatement</u>	<u>Select Demo Services LLC</u>
<u>Electrical</u>	<u>T&J Electric</u>
<u>Mechanical (Pneumatic)</u>	<u>Peak Mechanical</u>

13. Labor Rates: Contractor/Buyer may elect to have Subcontractor/Seller provide labor (or additional labor) in connection with its Scope. All additional labor shall be billed at the applicable rate as required by law. Each specified rate is inclusive of all of Subcontractor's/Seller's costs and expenses to furnish the additional labor in accordance with all requirements of the Subcontract/Purchase Order. Subcontractor/Seller shall provide Contractor/Buyer a breakdown for each rate specified.

Trade	Rate Straight Time	Rate Premium Time	Rate Double Time
1. Asbestos Labor - See Attached	\$ _____ /hr	\$ _____ /hr	\$ _____ /hr
2. Electrician - Will provide prior to award	\$ _____ /hr	\$ _____ /hr	\$ _____ /hr
3. HVAC Mechanic - Will provide prior to award	\$ _____ /hr	\$ _____ /hr	\$ _____ /hr
4. _____	\$ _____ /hr	\$ _____ /hr	\$ _____ /hr
5. _____	\$ _____ /hr	\$ _____ /hr	\$ _____ /hr
6. _____	\$ _____ /hr	\$ _____ /hr	\$ _____ /hr

The following are hourly labor rates for all field labor classifications which may be used in pricing any changes in the Work that may be required. Rates are total hourly billing rates **exclusive of overhead and profit**. Rates are actual wages, taxes, fringes and applicable insurance. Overhead and profit will be applied in accordance with the terms of the General Conditions. Hourly rates indicated by the Subcontractor are those which are in effect at the time of the award of the Contract. As new labor agreements take effect, wages and fringes will be adjusted accordingly to reflect the actual change in cost. Please complete table on following page.

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Labor Rate Breakdown	
Project:	Belmont High School
Work Classification:	Demolition and Abatement
Subcontractor:	Select Demo Services LLC
Date:	11/2/18
Effective Dates:	SEE ATTACHED

	Foreman			Journeyman			Apprentice		
	Straigh	Premiu m 1½	Premiu m 2	Straigh	Premiu 1½	Premiu 2	Straigh	Premiu 1½	Premiu m 2
Base Rate \$ _____									
Benefits \$ _____									
(Employer Paid) Health & Welfare									
Pension									
Apprentice Annuity									
Payroll Taxes @ \$									
FICA _____%									
FUTA _____%									
SUTA _____%									
Insurances @ \$	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Workers' Comp. _____%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
General Liability _____%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Subtotal									

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14. Equipment Rates: (for typical equipment only – no operator)

<u>Description</u>	<u>Hourly Rates (\$)</u>
Will provide prior to award	

15. Utilization of Disadvantaged Contractors & Suppliers:

a. The Bidder shall use best efforts to contract with Subconsultants, Subsubcontractors and Suppliers who are Minority Business Enterprises (MBE) and Women Business Enterprises (WBE).

b. Indicate here the utilization of certified WBE/MBE's included in the base bid.

Check the appropriate space:

3% WBE Bid includes ___% participation.

_____ Bid does not include DBE participation.

16. Bid Document Signature Sheet: Each Bidder is responsible for reviewing, understanding, and accepting all documents listed in the Table of Contents. These exhibits and their contents are contract documents for this bid package. Some documents may have cost implications related to the scope of work. Please initial each document as shown below, sign bottom of form, and enclose this completed form with the bid proposal submittal to the CM.

Item No.	Description	Initial
1	Instructions to Bidders	JB
2	Bid Proposal Form	JB
3	Bid Question Form	JB
4	Consent of Surety Form	JB
5	Subcontract Agreement Cover Page	JB
6	Exhibit A – Scope of Work	JB
7	Exhibit B – Drawings and Sketches	JB
8	Exhibit C – Alternates, Unit Prices and Labor Rates (See Bid Proposal Form for Breakdown)	JB
9	Exhibit D – Project Schedule/Milestones	JB
10	Exhibit E – Skanska Standard Subcontract Terms and Conditions	JB
11	Exhibit F – Skanska Code of Conduct	JB
12	Exhibit G – Skanska Standard Insurance Requirements & CCIP Manual	JB
13	Exhibit H – Skanska Standard Interim Estimate for Payment, Waiver and Release	JB
14	Exhibit I – Skanska Standard Final Estimate for Payment, Unconditional Waiver	JB
15	Exhibit J – Skanska Standard Subcontractor EHS Requirements & Project	JB

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	Specific Plan	
16	Exhibit K – Skanska Standard Change Order	JB
17	Exhibit N – Supplemental Terms and Conditions to Subcontract for use in the Commonwealth of Massachusetts	JB
18	Exhibit M – Project Specific Requirements	JB
19	Exhibit Q – Skanska Standard Environmental Insurance Requirements	JB
20	Exhibit R – Project Specific Quality Management Program	JB
21	Exhibit U – Sub-Subcontractor Identification	JB
22	Exhibit V – Guarantee to Owner	JB
23	Exhibit X – Site Requirements and Logistics	JB
24		
25		
26	Exhibit PS-3 – Construction Management Plan	JB
26	Exhibit PS-4 – Construction Indoor Air Quality Management Plan & Construction Waste Management Plan	JB

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Date Signed

Joseph Baker

Digitally signed by Joseph Baker
DN: cn=Joseph Baker, o=Select Demo Services,
LLC, ou, email=jbaker@selectdemoservices.com,
c=US
Date: 2018.11.02 16:21:36 -0400

Signature of Bidder's Representative/

Printed Name: Joseph Baker, Vice President

Company Select Demo Services

Date: 11/2/18

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Bidder understands that the Owner reserves the right to reject any or all bids and to waive any informality in the bidding.

The Bidder agrees that this bid shall be valid for and may not be withdrawn for a period of one hundred twenty (120) days, (excluding Saturdays, Sundays and legal holidays) after the bid opening.

Bidder has acknowledged review and acceptance of the Subcontract agreement as is with no modifications.

Upon receipt of a written notice of the acceptance of this bid, Bidder will execute the attached formal Subcontract Agreement within 10 days.

Bidder: Select Demo Services LLC **Date:** 11/2/18
By: Joseph Baker
Title: Vice President

This Proposal must bear the written signature of the Bidder or that of his duly authorized agent. If the Bidder is a corporation or a partnership, the bid must be signed by a duly authorized officer of such corporation or by a Partner and the title of such officer must be stated. Satisfactory completion of the following data is an essential part of submission of this Proposal and is required. Bid must be embossed with corporate seal.

(a) Address at which Bidder can be contacted:

40 Lowell Rd. Bldg. 2, Salem NH 03079

(b) Telephone number at this address or other number at which Bidder can be contacted:

603-386-0391

Respectfully submitted:

Joseph Baker
Signature

Vice President
Title

40 Lowell Rd. Bldg 2, Salem NH 03079
Legal Address

11/2/18
Date

(Seal - if Bid is by a corporation)
Attest _____

Note: If Bidder is a corporation, write State of Incorporation under signature; if Bidder is a partnership, give full names of all partners.

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