



# PROJECT BUILD – SHOPPES OF HOPE VALLEY



**Durham County - Project BUILD – Shoppes of Hope Valley  
GMP 1 – February 16, 2026**

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February 16, 2026

Durham County - Project BUILD – Shoppes of Hope Valley

**Attn:** Dan Nosbusch

Dear Mr. Nosbusch,

On behalf of Holt Brothers Construction, we respectfully submit to you our Guaranteed Maximum Price proposal for Durham County - Project BUILD – Shoppes of Hope Valley. Please refer to the summary of work and cost breakdown here within. Please contact us if you have any questions.

Best Regards,

A handwritten signature in black ink, appearing to read 'JH', followed by a horizontal line extending to the right.

Jonte M. Harris

Holt Brothers Construction, Senior Project Manager

CC:

Peri Manns – Durham County

Brenda Hayes-Bright – Durham County

Jeff Beam – Holt Brothers Construction

Dalton Williams – Holt Brothers Construction

Tyler Harris – Holt Brothers Construction

# COST SUMMARY

Line	Description	Subcontractor	Total
01 00 01	Final Cleaning		\$2,802.20
		IC Drywall	
02 00 00	Existing Conditions		\$26,920.00
	Selective Demolition	Divine Construction	
03 00 00	Concrete		\$32,680.00
	Cast-In-Place Concrete	CM Red	
04 00 00	Masonry		\$3,800.00
	Masonry	Whitman Masonry	
06 00 00	Wood, Plastics, and Composites		\$33,970.00
	Millwork	Stephenson Millwork	
08 00 00	Openings		\$97,322.00
	Doors, Frames, Hardware	Martin Architectural	
	Entrances, Storefronts, Window Film Curtain Walls	MSJ	
09 00 00	Finishes		\$132,091.18
	Drywall & Framing	IC Drywall	
	Tile	Brock Contract Services	
	Acoustical Ceilings	Brock Contract Services	
	Flooring	Central Flooring	
	Painting	IC Drywall	
10 00 00	Specialties		\$39,696.65
	Interior Specialties & Toilet Accessories	Martin Architectural Products	
	Signage	Blakney Global	
21 00 00	Fire Protection		\$24,124.00
	Fire Protection & Sprinkler	Crawford Sprinkler	
22 00 00	Plumbing		\$131,708.00
	Common Work Results For Plumbing	Adkins Plumbing	
23 00 00	Heating, Ventilating, And Air Conditioning (HVAC)		\$75,000.00
	Common Work Results for HVAC	Raleigh Mechanical Contractors	
26 00 00	Electrical		\$235,000.00
	Common Work Results For Electrical	D.W. Evans	
27 00 00	Communications		\$126,382.72
	Data & Telecommunications	Peerless	
	Audio Visual	Avidex	
28 00 00	Electronic Safety and Security		\$33,496.00
	Access Controls & Security	BFPE International	
	Cost of Work		\$994,992.75
	General Requirements		\$59,497.80
	<b>Subtotal</b>		<b>\$1,054,490.55</b>
	<b>Allowances</b>		<b>\$129,100.00</b>
	Roof Repair	\$2,100.00	
	Water Leak Repair from Adjacent Suite	\$10,000.00	
	Sidewalk Replacement for Water Meter	\$5,000.00	
	Water Meter Changeover	\$60,000.00	
	Fire Alarm Allowance	\$25,000.00	
	Appliances	\$12,000.00	
	Temporary Utilities Allowance	\$15,000.00	
	<b>Subtotal 1</b>		<b>\$1,183,590.55</b>
	5.00% Construction Contingency		\$65,656.53
	2.00% Design Contingency		\$26,262.61
	<b>Subtotal 2</b>		<b>\$1,275,509.69</b>
	General Conditions Lump Sum	\$258,640.00	
	1.60% Insurance 1.6% Fixed Rate of total contract	\$24,044.05	
	1.00% Bond 1% Fixed Rate of total contract	\$15,027.53	
	<b>Subtotal 3</b>		<b>\$1,573,221.27</b>
	3.50% 3.5% Fee	\$46,175.12	
	Building Permit Allowance	\$4,943.00	
	0.50% Builders Risk .5% Fixed Rate of total contract	\$7,513.77	
	<b>Subtotal 4</b>		<b>\$1,631,853.16</b>
	<b>Total For GMP</b>		<b>\$1,631,853.16</b>
	<b>Subtotal 5</b>		
	<b>GMP SUMMARY</b>		<b>\$1,631,853.16</b>

# GENERAL QUALIFICATIONS & EXCLUSIONS

## GENERAL REQUIREMENTS

### *Qualifications*

1. This Guaranteed Maximum Price is based on the 100% Construction Documents by RND Architects, PA See Document list for complete listing.
2. This Guaranteed Maximum Price is based on Project Build at the Shoppes of Hope Valley Technical Specifications.
3. Our Guaranteed Maximum Price is based on bids received December 9, 2025, December 18, 2025, and January 21, 2026.
4. Permit allowance is included.
5. The General Requirements and General Conditions are represented as a Lump Sum Price as noted.

### *Exclusions*

1. Modifications or repairs to existing adjacent suites of any kind (other than allowance carried).
2. All required third party testing to be performed by the Owner's independent testing company.
3. All tap, impact, capacity, and meter fees for utilities are by Owner.
4. Any relocation of or provision of additional utilities (gas, electrical, fiber, cable) are by Owner.
5. Any environmental impact fees, user fees, utility company service fees, development fees, and assessments.
6. BIM Modeling
7. Building and site security
8. Furniture, fixtures, and equipment (FF&E)
9. Unforeseen and/or hidden conditions.

## DEMOLITION

### *Qualifications*

1. Demolition of interior elements is included as depicted in Contract Documents.

### *Exclusions*

1. Rooftop-mounted equipment of any kind.
2. This excludes any exterior elements of existing building not specifically noted in the Contract Documents.
3. Abatement or disposal of hazardous materials of any kind.

## CONCRETE

### *Qualifications*

1. Infill of concrete slab at removed locations with reinforcement, vapor barrier, and doweling into existing slab.

### *Exclusions*

1. Concrete beyond building interiors.

## **MASONRY**

### *Qualifications*

1. Replacement of lintel at removed rear door.
2. Replacement and/or modification of existing brick wall, as needed, for new rear door.

### *Exclusions*

1. Repairs/modification to existing masonry beyond rear door replacement location.

## **STRUCTURAL / MISCELLANEOUS STEEL**

### *Qualifications*

1. No modifications or repairs to existing structures of any kind.

## **CARPENTRY / MILLWORK**

### *Qualifications*

1. Pricing includes Millwork as noted within Construction Documents through Bulletin #1

### *Exclusions*

1. 7.WD-1: Oak Wood Panel – noted but not depicted on drawings.

## **DAMP-PROOFING/ WATERPROOFING**

### *Qualifications*

1. No scope of work is anticipated or included.

## **ROOFING**

### *Qualifications*

1. Flashing & ceiling at new penetrations, as necessary carried as an allowance.
2. Removal of abandoned existing penetrations with flashing & ceiling, as necessary by Owner's required roofing contractor.

### *Exclusions*

1. Repairs or modifications to existing membrane roofing, equipment mounts, curbs, or penetrations.

## **DOORS, FRAMES, AND HARDWARE**

### *Qualifications*

1. Pricing includes standard hardware for (13) Solid Core Flush Wood Doors and (3) Insulated Steel Doors.
2. Pricing includes (1) new panic hardware for the back door. Assumed standard exit panic hardware.
3. Pricing includes (1) ADA Door Operator

## **GLASS AND GLAZING**

### *Qualifications*

1. Pricing includes (1) new panic hardware for the storefront glass door. Assumed Rim panic exit device with latch pull.
2. New Aluminum framed store front with single glass door entry & card reader access to match existing.

### *Exclusions*

1. Repairs or modifications to existing storefront beyond scope of work indicated in project documents.
2. Weathering & age of existing storefront may show some visible differences in finish.

## **DRYWALL & FRAMING**

### *Qualifications*

1. New partitions through space as depicted.
2. Blocking as needed

### *Exclusions*

1. Anything not specifically noted within in the Construction Documents.

## **ACOUSTICAL CEILING TILES**

### *Qualifications*

1. Pricing includes ACT and grid per contract documents.

### *Exclusions*

1. That which is not shown, noted, or included in Contract Documents.

## **FLOORING**

### *Qualifications*

1. Pricing includes Carpet, LVT, Vinyl Base per Contract Drawings.
2. Pricing includes sealed concrete.

### *Exclusions*

1. LVT-1: EF Contract Luxury Vinyl Tile as not shown.
2. EPX-1: Dur-a-chip as not shown.
3. Resinous flooring as not shown.
4. Floor leveling outside of the 362 SQ FT concrete slab removal and re-fill area.

## **PAINTING**

### *Qualifications*

1. Pricing includes all painting per schedule on A900.
2. Pricing includes repainting exterior of rear wall of suite to match existing following masonry modifications.

### *Exclusions*

1. Painting of any nearby suites.

## **ACCESSORIES - SIGNAGE**

### *Qualifications*

1. Pricing includes signage per Contract Documents

### *Exclusion*

1. Sign at electrical room as none shown.
2. Sign at exterior back door as none shown.
3. Sign at backflow preventer room as none shown.

## **ACCESSORIES - TOILET SPECIALTIES**

### *Qualifications*

1. Pricing includes toilet accessories per schedule

### *Exclusion*

1. Liquid soap dispenser in Mother's room (none shown).
2. Any accessories not noted on A301 or called out in specific rooms.

## **ACCESSORIES - VISUAL DISPLAY UNITS**

### *Qualifications*

1. Pricing includes EZO Board Tac Panel



### *Exclusion*

2. White Boards as by furniture vendor.
3. VWC-1: Momentum P3TEC Wall Protection as not shown.

## **FURNISHINGS**

### *Qualifications*

1. CM will assist & cooperate with coordination of owner-provided, owner-installed furnishings and final location requirements.

### *Exclusion*

1. Supply & installation of owner-provided, owner-installed furnishings

## **APPLIANCES**

### *Qualifications*

1. Pricing includes:
  - a. (1) Refrigerator at breakroom
  - b. (1) Under the counter small fridge at Mothers room
  - c. (1) Dishwasher at breakroom
  - d. (1) Microwave at breakroom

### *Exclusion*

1. Any appliances not shown on the drawings.

## **WINDOW TREATMENT**

### *Qualifications*

1. Window Film per construction documents.

### *Exclusions*

1. SmartGlass film and/or glass door per email on August 7<sup>th</sup>

## **FIRE SUPPRESSION**

### *Qualifications*

1. All new wet pipe fire suppression system throughout space tied to existing building supply.
2. Pricing assumes that no elevation change of existing supply piping will be required.
3. Pricing assumes that no upsizing or changing of existing lines will be required, only modifications to branch lines will be required.

### *Exclusions*

1. Fire Pump of any kind.
2. Modifications to existing utility water supply of any kind.

## **PLUMBING**

### *Qualifications*

1. Per Plumbing Drawings and Specs
2. New Meter
3. Supply and install



### *Exclusions*

1. Those not specifically noted in Construction Documents.

## **HVAC**

### *Qualifications*

1. New supply & return ductwork throughout space connected to rooftop units.
2. Accessories and fixtures per contract documents
3. Testing & balancing
4. Pricing assumes that the RTUs provided in separate phase will provide connections at a minimum of 1 linear foot into space for tie in. All required roof curbs & penetrations for RTU tie-in provided by others.

### *Exclusions*

1. Rooftop units supplied in a separate phase by others, not included in this proposal.
2. Repairs or modifications to existing building automation system of any kind.

## **ELECTRICAL**

### *Qualifications*

1. Electrical scope of work per contract documents.
2. Connections to instantaneous electric water heaters, sensor-operated faucets, exhaust fans, electric water cooler, split system condensing unit, split system expansion unit, & electric unit heater
3. New raceways, wiring, & hangers throughout space for electrical and low voltage scope of work.
4. Raceways for Fire Alarm, AV, Security as per contract documents.

### *Exclusions*

1. Modifications or additions to existing utility power supply to building of any kind
2. Proposal assumes that existing electrical supply to building space from existing risers is sufficient to supply Panel PP1 without additional requirements.
3. Power to new rooftop units supplied in separate phase
4. Repairs or modifications to existing building automation system of any kind
5. Exterior lighting
6. No BDA system of testing for BDA system requirement are included.

## **LOW VOLTAGE - DATA**

### *Qualifications*

1. Cabling to wall-mounted data & television outlets, ceiling-mounted wireless access points, and floor-mounted outlet.
2. Coaxial cabling & outlets for wall-mounted video displays
3. Plenum-Type 23 CAT6 & 6A cabling as required
4. 4-Post vertical data rack with two-sided wire management & additional data outlets
5. Horizontal ladder racks
6. Fiber Connector Panel for future fiber connections
7. 48-Port Patch Panels
8. Power Distribution Unit
9. Uninterruptible Power Supply

### *Exclusions*

1. Fiber Optic cabling, terminations, and coupler points
2. Network switches & wireless access points are OFOI

3. No backbone cabling

## **LOW VOLTAGE – ACCESS CONTROL**

### *Qualifications*

1. Card readers, door position switches, and integration of electric door hardware into building access control system at (5) locations
2. CAT6 cabling for all interior access control devices
3. Cabling & interfacing with building network between access control points & owner network switch
4. Programming security settings to owner's requirements
5. Security panel with battery backup
6. Testing of wiring & equipment

### *Exclusions*

1. Power-over-ethernet switch is Owner-Furnished
2. Licensing for required system is Owner-Furnished

## **LOW VOLTAGE – VIDEO SURVEILLANCE**

### *Qualifications*

1. Exterior wall-mounted weatherproof cameras at (3) locations
2. Interior ceiling-mounted camera at (1) location
3. Installation & connection to video storage unit
4. Configuration of video monitoring system for 'Activity Detection Recording'
5. Loading & configuration of video surveillance software to (3) workstations
6. Surge protection in IT room for exterior cameras

### *Exclusions*

1. Workstations are Owner-Furnished, Owner-Installed
2. Video storage unit is Owner-Furnished, Contractor-Installed
3. Licensing for required system is Owner-Furnished, Contractor-Installed

## **LOW VOLTAGE – AUDIO-VISUAL**

### *Qualifications*

1. Per AUDIO VISUAL Contract Documents.
2. We have included electrical rough-in for the Audio-Visual scope of work.

### *Exclusions*

1. Owner Furnished and installed items.

## **FIRE ALARM**

### *Qualifications*

1. Fire Alarm per contract documents.
2. Allowance carried

### *Exclusions*

1. Actions not noted in Construction Documents.

## **SITWORK**

### *Qualifications*

1. No scope of work anticipated or included.

## **SITE UTILITIES**

### *Qualifications*

1. No scope of work anticipated or included.

## **SUMMARY SCOPE OF WORK**

BP-1A Final Cleaning – Subcontractor to complete Final Cleaning prior to turnover to Owner.

BP-2A Selective Demolition – Subcontractor to demolition and disposal of the noted items per the Contract Documents.

BP-3A Concrete – Subcontractor to provide a package for replacement of concrete demo and excavated 600+Sq.Ft. because of added Electrical and Plumbing.

BP-4A Masonry – Subcontractor to provide a package for Masonry per the Contract Documents.

BP-6A Millwork – Subcontractor to provide a package for Architectural Millwork as noted in the Contract Documents.

BP-08A Doors, Frames, & Hardware – Subcontractor is to provide a Doors, Frames & Hardware package for interior and exterior doors (not Storefront), per the Contract Documents.

BP-08B Storefronts & Window Film – Subcontractor is to provide a Storefront package with glazing and film as noted in the Contract Documents. This includes exterior and interior as noted in the Contract Documents.

BP-09A Drywall & Framing – Subcontractor is to provide new drywall and framing per the Contract Documents. This also includes the blocking needed in walls, as well as sanding and painting preparation.

BP-09B Tile – Subcontractor to provide a package for ceramic floor and wall tile as noted in the Contract Documents. Surface prep as needed.

BP-09C ACT Ceilings – Subcontractor is to provide a complete package as noted in the Contract Documents.

BP-09D Flooring – Subcontractor is to provide and install all new VCT, Base, Carpet, Sealed Concrete per Contract Documents. This scope includes all subbase work needed to install new materials.

BP-09E Painting – Subcontractor is to provide a painting package including prepping, per the Contract Documents.

BP-10A Specialties & Toilet Accessories – Subcontractor is to provide a specialties package, including Toilet Accessories, Ezobord Tac Panels, & Fire Protection Brackets/Fire Extinguishers per the Contract Documents.

BP-10B Signage – Subcontractor is to provide a signage package, including all engineered connections, mounting assemblies and foundations, per the Contract Documents.



BP-21A Fire Protection & Sprinkler – Subcontractor is to provide a Fire Protection & Sprinkler package, including demolition of existing sprinkler heads & piping back to supply piping, per the Contract Documents.

BP-22A Plumbing – Subcontractor is to provide a Plumbing package, including all fixtures & assemblies, per the Contract Documents.

BP-23A Mechanical – Subcontractor is to provide a Mechanical package, including all ducts, fixtures, & units as shown in the construction documents, per the Contract Documents.

BP-26A Electrical – Subcontractor is to provide an Electrical package, including installation of all fixtures, electrical equipment hookup, identification, & tagging, per the Contract Documents.

BP-27A Data & Telecommunications – Subcontractor is to provide a Data & Telecommunications package, including all Low Voltage/Data equipment and painting & touch-up of factory finishes on telecom and security equipment, per the Contract Documents.

BP-27B Audio-Visual – Subcontractor is to provide Audio/Visual package, including all equipment & infrastructure noted in the construction documents.

BP-28A Access Control & Security - Subcontractor is to provide Package to reflect documents including all devices, access control, programming, & video surveillance equipment, per the Contract Documents.

BP-28B Fire Alarm - Fire Alarm system per Contract Documents and updates via updates.

# 75%CD DRAWINGS TO 100% CD DRAWINGS DEVIATION TRACKING LOG

**Project BUILD - Shoppes of Hope Valley**

3825 S. Roxboro St., Durham, NC 27713

**Document Deviation Tracking Log**

75%CD Drawings to 100%CD Drawings

ESTIMATED COST CHANGES 75%CD to 100%CD	
Architectural	\$17,465
Fire Protection	\$0
Plumbing	\$33,931
Mechanical	\$0
Electrical	\$67,416
IT	\$1,450
Audio Visual	\$123,729
<b>TOTAL</b>	<b>\$243,990</b>

ITEM	PAGE #	NOTED CHANGE	IMPLICATION / RECOMMENDATION	ADD OR DEDUCT COST?	ESTIMATED CHANGE
A1	A001	Drawing Sheet List REVISED - Architectural - A1000 REMOVED	No change	No Change	
A2	A001	Drawing Sheet List REVISED - Fire Protection - FP002, FPD101 ADDED	No change	No Change	
A3	A001	Drawing Sheet List REVISED - Electrical - E003, E401, E601 ADDED	No change	No Change	
A4	A001	Drawing Sheet List REVISED - IT - T402, T504, T601 ADDED	No change	No Change	
A5	A001	Drawing Sheet List REVISED - Audio Visual - V201.1 REVISED to V202	No change	No Change	
A6	A001	Drawing Sheet List REVISED - Audio Visual - V302, V303, V402, V403, V404, V502 ADDED	No change	No Change	
A7	A003	1/A003 - Renovation Life Safety Area Plan detail - REVISED - 2 Hour Rated Fire Barrier REVISED to 1 Hour Rated Fire Barrier	No change	No Change	
A8	A003	2/A003 - Renovation Life Safety detail - REVISED - 2 Hour Rated Fire Barrier REVISED to 1 Hour Rated Fire Barrier	No change	No Change	
A9	A003	3/A003 - Overall Key Plan detail ADDED	No change	No Change	
A10	A1000	Page REMOVED in its entirety	No change	No Change	
A11	A1001	1/A1001 - Depicts incorrect project area	RFI - Recommend page be REMOVED from drawing set.	No Change	
A12	A1001	2/A1001 - Depicts incorrect project area	RFI - Recommend page be REMOVED from drawing set.	No Change	
A13	A101	1/A101 - Revisions to concrete demolition & removal - (3) locations ADDED; (1) location REMOVED	I've redrawn the concrete demolition portion of A101 to represent our recommendation for concrete removal. This has been overlaid with the plumbing, electrical, and furnishing drawings to ensure that all below slab work is included, including the new 2" domestic water service. It results in 678 sf of slab demolition with 338 lf of sawcutting.	ADD	\$12,638
A14	A101	Keyed Demolition Note #11 ADDED - Replace existing storefront door with new glass & storefront.	ADD demolition of existing storefront to DIV 02. Check for temporary protectors in DIV 01. (Item #A16 for ADDition of replacement glass & storefront)	ADD	\$341
A15	A102	1/A102 - Scope of removal of existing lay-in ceiling and grid - REVISED - Expanded to areas at rear of suite	No change - This was included in base estimate based on site photos of existing.	No Change	
A16	A201	Keyed Renovation Note #13 ADDED - New storefront glass.	(1) location - ADD aluminum framed storefront & glazing to DIV 08	ADD	\$3,255
A17	A201	Keyed Renovation Note #14 ADDED - New ADA Door Operator	No change - accounted for in base estimate via allowance	No Change	
A18	A201	Keyed Renovation Note #15 ADDED - New Stainless Steel Toilet Partitions	No change - accounted for in 75%CD base estimate	No Change	
A19	A201	Keyed Renovation Note #16 ADDED - New video door bell (Aliphone)	No change - accounted for in base estimate via allowance (Aliphone)	No Change	
A20	A201	Keyed Renovation Note #17 ADDED - New video doorbell monitor	No change - accounted for in base estimate via allowance (Aliphone)	No Change	
A21	A201	Toilet Accessory Schedule - TA-15 (Paper Towel Dispenser, Recessed, Stainless Steel) ADDED	No change - ADDED below (see Item #A57)	No Change	
A22	A201	1/A201 - Note ADDED - Install FR Plywood from floor to 8' on all walls indicated	No change - Assumed 4'x 8' plywood in 75%CD budget	No Change	
A23	A201	1/A201 - Wall Type B1 Identified in ELEC. RM. 13 at (3) locations	No change	No Change	
A24	A201	1/A201 - Partition revision - BREAK ROOM & KITCHENETTE 12 - E partition shifted to W; Room dimension reduced from 19'-9" to 18'-8"	No change	No Change	
A25	A201	1/A201 - Partition revision - RPZ Closet REMOVED from WOMEN'S TOILET 11; E & W partitions shifted to W	Add to DIV 09 for additional framing	ADD	\$192
A26	A201	1/A201 - Partition revision - MEN'S TOILET 10 - E & W partitions shifted to W	No change	No Change	
A27	A201	1/A201 - Partition revision - RESTROOM 9 - EW room width increased from 6'-7" to 7'-8"; RPZ Closet relocated to CORRIDOR 19 (adjacent to Electric Water Cooler). Electric Water Cooler shifted to E	No change (see Item #A25)	No Change	
A28	A201	1/A201 - Partition revision - RECORDS ROOM 7 - REMOVED entirely; space now labeled WORK ROOM 7; Door #7 REMOVED; W partition extended; S partition shifted to S; Millwork layout REVISED	(see Items #A29 & #A72 for door DEDUCT)	No Change	
A29	A201	1/A201 - Partition revision - WORK ROOM 6 REMOVED entirely; space now labeled WORKSTATIONS 6; W partition extended; S partition shifted to S	DEDUCT for reduced wall framing & gypsum	DEDUCT	(\$1,440)
A30	A201	1/A201 - Partition revision - LARGE CONFERENCE 5 - N & S partitions shifted to S; Room dimension reduced from 20'-0" to 19'-0"	No change	No Change	
A31	A201	1/A201 - Partition revision - C.S. MANAGER 4 - N & S partitions shifted to S; Room dimension reduced from 11'-6" to 11'-0"	No change	No Change	
A32	A201	1/A201 - Partition revision - DIRECTOR 3 - N & S partitions shifted to S; Room dimension reduced from 11'-6" to 11'-0"	No change	No Change	
A33	A201	1/A201 - Partition revision - PROGRAM MGR. 2 - N partition shifted to S; Room dimension reduced from 11'-1" to 10'-7"	No change	No Change	
A34	A201	1/A201 - Partition revision - MEETING LOUNGE 17 - N wingwall partition shifted 8'-0" to S; length reduced from 10'-9" to 8'-3"	DEDUCT for length of wall reduction from DIV 09. (Wall height is 8'-0")	DEDUCT	(\$300)
A35	A201	1/A201 - Wall Type C1 identified in WORKSTATIONS 18 at (4) locations	No change - This was assumed in base estimate	No Change	
A36	A201	1/A201 - Wall Type C1 identified in MEETING LOUNGE 17 at (2) locations	No change - This was assumed in base estimate	No Change	
A37	A201	1/A201 - Wall Type A7 identification REMOVED from W demising wall	No change - This was assumed in base estimate	No Change	
A38	A201	1/A201 - 1 Hour Fire Rated Barrier indication ADDED to E & W demising walls	No change - This was assumed in base estimate	No Change	
A39	A201	1/A201 - AWF-5 (Solyx Window Film) ADDED to interior sidelite glazing at (4) locations	(4) locations - ADD to DIV 08	ADD	\$560
A40	A201	1/A201 - AWF-1,2,3,4 (Solyx Window Film) ADDED to S exterior storefront wall	No change - This was indicated on 75%CD drawings as 'Obscure Film On Glass' and included in base estimate	No Change	
A41	A202	1/A202 - Ceiling Grid REMOVED from JANITOR'S CLOSET 27 & BACKFLOW PREVENTER	(1) location - DEDUCT ACT Ceiling from DIV 09	DEDUCT	(\$140)
A42	A202	1/A202 - Ceiling height indicated as 10'-0" in all Ceiling Grid locations	No change - This was assumed & included in base estimate	No Change	
A43	A202	1/A202 - Partition revisions noted	No change - included above (see Items #A24 thru A33)	No Change	
A44	A301	Keyed Renovation Note - (# missing) - Access Door for the backflow preventer ADDED; was previously indicated as Item #9; Item #9 now indicated as 'Backflow Preventer'	No change - This appears to be a typo error.	No Change	
A45	A301	Keyed Renovation Note #13 ADDED - New storefront glass.	No change - included above (see Item #A16)	No Change	
A46	A301	Keyed Renovation Note #14 ADDED - New ADA Door Operator	No change - This was included in base estimate via an allowance	No Change	
A47	A301	Keyed Renovation Note #15 ADDED - New Stainless Steel Toilet Partitions	No change - included above (see Item #A18)	No Change	
A48	A301	Keyed Renovation Note #16 ADDED - New video door bell (Aliphone)	No change - This was included in base estimate via an allowance	No Change	
A49	A301	Keyed Renovation Note #17 ADDED - New video doorbell monitor	No change - This was included in base estimate via an allowance (see Item #A48)	No Change	
A50	A301	Toilet Accessory Schedule - TA-15 (Paper Towel Dispenser, Recessed, Stainless Steel) ADDED	No change - included below (see Item #A57)	No Change	
A51	A301	1/A301 - Toilet Partitions indicated as '15' in WOMEN'S TOILET 11 & MEN'S TOILET 10	(4) locations. No change	No Change	
A52	A301	1/A301 - TA-4 ADDED to WOMEN'S TOILET 11, MEN'S TOILET 10, RESTROOM 9	No change	No Change	
A53	A301	1/A301 - TA-5 ADDED to WOMEN'S TOILET 11 & MEN'S TOILET 10	No change	No Change	
A54	A301	1/A301 - Wall Type A5 identified in BREAK ROOM & KITCHENETTE 12 on E partition	No change	No Change	
A55	A301	1/A301 - Wall Type A8 identified in WOMEN'S TOILET 11 on E partition	No change	No Change	
A56	A301	1/A301 - Wall Type A8 identified in MEN'S TOILET 10 on E partition	No change	No Change	
A57	A301	2/A301 - TA-4 REVISED to TA-15 in MOTHERS ROOM 8	(1) location - ADD cost difference to DIV 10	ADD	\$175
A58	A302	1/A302 - Door # identification ADDED; Door #16 ADDED (entrance to RPZ Closet)	(1) location - ADD cost difference between Access Door in 75%CD and FWD in 100%CD to DIV 08. (see Item #A73)	No Change	
A59	A302	1/A302 - Partition shifts and Millwork layout shifts already noted above	No change - included above (see Items #A28)	No Change	
A60	A302	2/A302 - Millwork items identified as PLAM-1, PLAM-3, SSM-1	No change	No Change	
A61	A302	3/A302 - Tiling revision - WTL-1, WTL-2, WTL-3 ADDED; Schluter Jolly Trim ADDED; TILB-1 ADDED	No change	No Change	
A62	A302	4/A302 - Tiling revision - Schluter Jolly Trim ADDED	No change (see Item #A58)	ADD	\$620
A63	A302	4/A302 - Door #9 REMOVED from elevation	No change - This was indicated on 75%CD drawings as 'Obscure Film On Glass' and included in base estimate	No Change	
A64	A302	6/A302 - AWF-1,2,3,4 (Solyx Window Film) ADDED & locations provided	No change	No Change	
A65	A302	9/A302 - Open Office Dividing Wall - West: this detail was called "6-a" in the 75% drawings.	RFI confirmed that this is a partition wall in the middle of the office. ADD cost for insulation at all Type A locations. RFI still did not answer deck height. Ceiling height is 10' and extend gypsum board is 4' min per drawing. The deck height is approximately 14' AFF. Need field verification. Budgets included 16' AFF.	No Change	
A66	A401	3/A401 - Type A wall: insulation ADDED per RFI #13	ADD cost for insulation at all Type A locations. RFI still did not answer deck height. Ceiling height is 10' and extend gypsum board is 4' min per drawing. The deck height is approximately 14' AFF. Need field verification. Budgets included 16' AFF.	ADD	
A67	A401	3/A401 - Type C wall ADDED	ADD for insulatio. RFI confirmed that this is the partition wall type. The partition wall was priced in the 75%CD budgets. Sub to re-evaluate the cost due to type change.	ADD	\$68
A68	A401	4/A401 - Note ADDED - 3M FILM ADDED; Back Paint on the Glass REMOVED	RFI to request revision - recommend this note REVISED to Solyx Window Film per 6/A302. (see Item #A40)	No Change	
A69	A401	4/A401 - Note ADDED - 5/8" Gyp Board ADDED	No change - Assumed & included in base estimate.	No Change	
A70	A401	4/A401 - Note ADDED - Matt Black Acoustic Fiber Board ADDED	(1) location - ADD to DIV 09	ADD	\$468
A71	A401	5/A401 - Note ADDED - 3 x 2 Steel Tube Reinforcement for low partition	(1) location - ADD to DIV 05; RFI confirmed to be Top and End Wall detail for middle partition wall	ADD	\$640
A72	A501	Door and Frame Schedule - Door #7 REMOVED (RECORDS ROOM)	(1) location - DEDUCT from DIV 08	DEDUCT	(\$1,500)
A73	A501	Door and Frame Schedule - Door #16 ADDED (BACKFLOW PREVENTER)	(1) location - ADD to DIV 08. Hardware set not identified; assume Hardware Set 9.0	ADD	\$1,500
A74	A501	Door and Frame Schedule - Door #22 REMOVED	(1) location - DEDUCT from DIV 08	DEDUCT	(\$1,500)
A75	A501	1/A501 - Aluminum Framed Storefront stile ADDED E of new door	(1) location - ADD to DIV 08	ADD	\$450

A76	A601	1/A601 - Interior partition shifts previously noted	No change - Included above (see Items #A24 thru A33)	No Change	
A77	A700	1/A700 - Interior partition shifts previously noted	No change - Included above (see Items #A24 thru A33)	No Change	
A78	A700	1/A700 - Furniture layout REVISED	No change - All items OFOI	No Change	
A79	A800	2/A800 - Casework layout REVISED in WORK ROOM	Adjust quantities in DIV 06: (1) 36" Upper Cabinet PLAM Cabinet Removed + Increase in size for top cabinet filler in Elevation 1	DEDUCT	(\$1,863)
A80	A800	3/A800 - Casework layout REVISED in WORKROOM	No change (see Item #A79)	No Change	
A81	A800	4/A800 - Casework layout REVISED in WORKROOM	No change (see Item #A79)	No Change	
A82	A900	Room Finish Schedule revision - 1 ENTRANCE - Floor ADDED as RES-1; Base ADDED as VB-1	No change	No Change	
A83	A900	Room Finish Schedule revision - 2 PROGRAM MGR. - Floor REVISED from CPT-1/CPT-3 to CPT-2,3,4	No change	No Change	
A84	A900	Room Finish Schedule revision - 3 DIRECTOR - Floor REVISED from CPT-1/CPT-3 to CPT-2,3,4	No change	No Change	
A85	A900	Room Finish Schedule revision - 4 C.S. MANAGER - Floor REVISED from CPT-1/CPT-3 to CPT-2,3,4	No change	No Change	
A86	A900	Room Finish Schedule revision - 5 LARGE CONFERENCE - Floor REVISED from CPT-2/CPT-3 to CPT-2,3,4	No change	No Change	
A87	A900	Room Finish Schedule revision - 6 WORK ROOM REVISED to 6 WORKSTATIONS; Floor REVISED from RES-1 to CPT-VARIES; Paint WEST REMOVED	No change	No Change	
A88	A900	Room Finish Schedule revision - 7 RECORDS ROOM REVISED to 7 WORK ROOM; Paint NORTH REVISED from PT-1 to ACCENT PAINT; Paint SOUTH REVISED from PT-1 to ACCENT PAINT	No change	No Change	
A89	A900	Room Finish Schedule revision - 8 MOTHERS ROOM - Paint NORTH REVISED from PT-1 to ACCENT PAINT	No change	No Change	
A90	A900	Room Finish Schedule revision - 9 RESTROOM - Ceiling ADDED as ACT-2	No change	No Change	
A91	A900	Room Finish Schedule revision - 10 MEN'S TOILET - Floor REVISED from TIL-1,2,3,4 to TIL-1,2,3	No change	No Change	
A92	A900	Room Finish Schedule revision - 11 WOMEN'S TOILET - Floor REVISED from TIL-1,2,3,4 to TIL-1,2,3	No change	No Change	
A93	A900	Room Finish Schedule revision - 12 BREAK ROOM & KITCHENETTE - Ceiling REVISED from ACT-1 to ACT-2	No change	No Change	
A94	A900	Room Finish Schedule revision - 13 ELEC RM. - Ceiling ADDED as ACT-1	No change	No Change	
A95	A900	Room Finish Schedule revision - 17 MEETING LOUNGE - Paint NORTH REMOVED; Paint EAST ADDED as ACCENT PAINT	No change	No Change	
A96	A900	Room Finish Schedule revision - 18 WORKSTATIONS - Paint EAST REVISED from PT-1 to ACCENT PAINT	No change	No Change	
A97	A900	Room Finish Schedule revision - 19 CORRIDOR REMOVED entirely	No change	No Change	
A98	A900	Room Finish Schedule revision - 22 BACKFLOW PREVENTER REMOVED entirely	No change	No Change	
A99	A900	Room Finish Schedule revision - 33 BACKFLOW PREVENTER ADDED; Floor ADDED as SC; Base ADDED as VB-1; Paint NORTH, SOUTH, EAST, WEST ADDED as PT-1	No change	No Change	
A100	A900	Room Finish Schedule revision - 38 CORRIDOR ADDED; No finishes provided	No change	No Change	
A101	A900	Room Finish Schedule revision - 57 WORKSTATIONS ADDED; Floor ADDED as CPT-VARIES; Base ADDED as VB-1; Paint NORTH & SOUTH ADDED as ACCENT PAINT; Paint EAST & WEST ADDED as PT-1; Ceiling ADDED as ACT-1	No change	No Change	
A102	A900	Finish Material Legend revision - EPX-1 (DUR-A-CHIP) Code REMOVED; Product still in legend without Code.	No change	No Change	
A103	A900	Finish Material Legend revision - AWF-1 REVISED from 3M WINDOW FILM to SOLYX WINDOW FILM	No change (see Item #A40)	No Change	
A104	A900	Finish Material Legend revision - AWF-2 (SOLYX WINDOW FILM) ADDED	No change (see Item #A40)	No Change	
A105	A900	Finish Material Legend revision - AWF-3 (SOLYX WINDOW FILM) ADDED	No change (see Item #A40)	No Change	
A106	A900	Finish Material Legend revision - AWF-4 (SOLYX WINDOW FILM) ADDED	No change (see Item #A40)	No Change	
A107	A900	Finish Material Legend revision - AWF-5 (SOLYX WINDOW FILM) ADDED	No change (see Item #A40)	No Change	
A108	A900	Finish Material Legend revision - CG-3 (CORNER GUARD) ADDED	No change. Included below (see Item #A113)	No Change	
A109	A900	Finish Schedule Notes revision - Note B - language ADDED "...AND CORNER GUARD LOCATIONS"	No change	No Change	
A110	A900	Finish Schedule Notes revision - Note H - language REMOVED "...MULTIPLE..."	No change	No Change	
A111	A901	1/A901 - CG-1 (CORNER GUARD) ADDED to ELEC. RM. 13, CORRIDOR 38	(2) locations - ADD to DIV 10	ADD	\$600
A112	A901	1/A901 - CG-2 (CORNER GUARD) ADDED to CORRIDOR 38, WORKSTATIONS 18, MEETING LOUNGE 17, WORKSTATIONS 6	(8) locations - ADD to DIV 10	ADD	\$2,400
A113	A901	1/A901 - CG-3 (CORNER GUARD) ADDED to LARGE MEETING ROOM 16	(1) location - ADD to DIV 10	ADD	\$300
A114	A901	1/A901 - CPT-8 REMOVED	No change	No Change	
A115	A901	1/A901 - Flooring REVISED from RES-1 to CPT-1, CPT-2, CPT-3, CPT-4, CPT-6 in WORKSTATIONS 6 & partial area of CORRIDOR 38 where BACKFLOW PREVENTER 33 has been relocated	Quantity & ADD/DEDUCT as necessary from DIV 09	TBD	
FP1	FP001	Fire Protection General Notes REMOVED	No change	No Change	
FP2	FDP101	General Notes REVISED - Note #1 language REVISED to 'No existing Fire Protection/Sprinkler plans...' ADDED; Note #2 REMOVED	No change	No Change	
FP3	FDP101	Keyed Notes ADDED - Note 1 & 2	No change	No Change	
FP4	FP101	General Notes REVISED	No change	No Change	
FP5	FP501	Sprinkler detail changes - #7 - Fire Department Hose Valve REMOVED; #6 - Main Drain Piping REMOVED; #2 - Removed	No change	No Change	
P1	P001	Symbols & Abbreviations table REVISED	No change	No Change	
P2	P002	Plumbing Fixture Schedule - CO-3 REMOVED	No change	No Change	
P3	P002	Plumbing Fixture Schedule - HB-1 REMOVED	No change	No Change	
P4	P002	Plumbing Fixture Schedule - LAV-1 - Fixture Carrier REVISED	(1) location - Zum Model Z1231EZ REVISED to MIFAB MC-41 Concealed Arm Lavatory	ADD	\$329
P5	P002	Plumbing Fixture Schedule - UR-1 - Carrier ADDED	MIFAB MC-32 Double Hanger Plate Unal Carrier, Floor Mounted	ADD	\$1,779
P6	P002	Plumbing Fixture Schedule - WC-1 - Water Closet - 'Floor-Mounted' language ADDED	No change - Same model included in base estimate	No Change	
P7	P002	Plumbing Fixture Schedule - WC-1 - Carrier REMOVED	(2) locations - DEDUCT carrier (single) - water closet is floor-mounted	DEDUCT	(\$4,800)
P8	P002	Plumbing Fixture Schedule - WC-2 - Water Closet - 'Floor-Mounted' language ADDED	No change - Same model included in base estimate	No Change	
P9	P002	Plumbing Fixture Schedule - WC-2 - Carrier REMOVED	(2) locations - DEDUCT carriers (1) single & (1) double - water closet is floor-mounted	DEDUCT	(\$5,100)
P10	P003	Plumbing Construction Notes changes - 3.18 & 3.19 REMOVED	No change	No Change	
P11	PD101	General Note #1 ADDED - No existing interior plumbing plans...	Will require investigation of existing piping entrance location into suite. (see Item #P14)	No Change	
P12	PD101	General Note #2 ADDED - Domestic Water system design is increased from original space usage. Confirm water service pipe size.	(see Item #P14) - Need to confirm water service pipe size. Appears to be 1" DCW according to site photos and as-built drawings. Site photos of existing RPZ appear to indicate a 3/4" domestic water service. As-Builts indicate 1" water service.	No Change	
P13	PD101	Keyed Note #5 ADDED - Plumbing contractor to confirm diameter of existing domestic water service is minimum of 2"	(see Item #P14) - All existing indications are point to the existing water service is only 3/4" to 1" diameter. Refer to Keyed Note #6	No Change	
P14	PD101	Keyed Note #6 ADDED - If domestic water service is less than 2", site clear and route new 2" piping from meter located at storefront.	ADD plumbing allowance for sawcutting, excavation, piping, meter upsiz, concrete infill. Site photos of existing RPZ appear to indicate a 3/4" domestic water service. As-Builts indicate 1" water service.	ADD	\$ 40,023
P15	PD101	Keyed Note #7 ADDED - Site clear sanitary piping from Men's Toilet Room	No change - Expected and accounted for in base estimate	No Change	
P16	PD101	Keyed Note #8 ADDED - Site clear sanitary piping from Women's Toilet Room	No change - Expected and accounted for in base estimate	No Change	
P17	PD101	Keyed Note #9 ADDED - Site clear sanitary piping from drinking fountain	No change - Expected and accounted for in base estimate	No Change	
P18	PD101	Keyed Note #10 ADDED - Site clear existing vent piping & patch roof penetrations.	No change - Expected and accounted for in base estimate	No Change	
P19	PD101	Keyed Notes #11 ADDED - Site clear main waste piping remaining after removal of fixtures just upstream of exterior wall. Provide necessary length for code compliant reconnection point.	No change - Expected and accounted for in base estimate	No Change	
P20	P101	General Note #1 ADDED - 'No existing interior plumbing plans...'	(see Item #P14)	No Change	
P21	P101	Keyed Note #2 ADDED - Connect to main service from beneath slab	(see Item #P14)	No Change	
P22	P101	Keyed Note #3 ADDED - Install new 2" domestic water piping main...	(see Item #P14)	No Change	
P23	P101	1/P101 - RPZ relocated. Location of piping entering building REVISED. 75%CD depicts 2" DCW from rear. 100% CD depicts piping below slab from meters at front. P401 - Riser Diagram	Additional piping removal to DIV 02. Additional below slab piping to DIV 22. ADD sawcutting & infill to DIV 03. ADD meter upgrade to DIV 22. (see Item #P14)	No Change	
P24	P201	General Note #1 ADDED - No existing interior plumbing plans...	(See Item #P14)	No Change	
P25	P201	Keyed Note #1 ADDED - Connect new 4" sanitary piping to existing 4" sanitary piping	(1) location - CO-2 REVISED to X-CO (existing cleanout). DEDUCT (1) CO-2 cleanout	DEDUCT	(\$600)
P26	P201	Keyed Note #2 ADDED - Reuse existing roof penetration for vent piping	DEDUCT (1) new penetration.	DEDUCT	(\$700)
P27	P202	General Note #1 ADDED - 'No existing interior plumbing plans...'	(See Item #P14)	No Change	
P28	P202	Keyed Note #1 ADDED - New 3" vent through roof	RFI to have note REVISED - Conflicts with Item #P30 to reuse existing penetration.	No Change	
P29	P401	General Note #1 ADDED - 'No existing interior plumbing plans...'	(See Item #P14)	No Change	
P30	P401	Keyed Note #1 ADDED - Reuse existing roof penetration for vent piping	No change - (see Item #P28)	No Change	
P31	P401	Keyed Note #2 ADDED - Connect to main service from beneath slab	(See Item #P14)	No Change	
P32	P401	Keyed Note #3 ADDED - Connect new 4" sanitary piping to existing 4" sanitary piping	No change	No Change	
P33	P401	1/P401 - Isolation Valves ADDED	(10) locations - ADD Isolation Valves	ADD	\$2,000
P34	P401	1/P401 - WHA - Water Hammer Arrestors ADDED	(5) locations - ADD Water Hammer Arrestors	ADD	\$1,000
P35	P501	6/P501 - RPZ Feed from Below - details REVISED	Gate Valve REVISED to Ball Valve	No Change	
M1	M001	ASHRAE 15 Effective Dispersal Volume Charge (EDVC) table ADDED	No change	No Change	
M2	M101	Mini-Split System Schedule modified. Model REVISED. Was OFCI, now FCFC	Daikin Model FTK18NMVJU (1.5 ton) [DISCONTINUED] REVISED to Daikin FTKF18BVJU9 (1.5 ton) [COMPARABLE UNIT]. No change - included as FCFC in base estimate.	No Change	
M3	M201	1/M201 - Shifting of duct locations noted	No change	No Change	
M4	M202	2/M202 detail ADDED depicting bottom takeover from RTU. General Note #3 ADDED - Refers to same.	No change	No Change	
E1	E001	Security Coordination Note to Contractor table ADDED	No change	No Change	
E2	E001	Light Fixture Symbols REVISED. Recessed Downlight Fixture REMOVED	No change	No Change	
E3	E001	Power / Data Symbols REVISED. Wall Mounted Duplex Receptacle "USB" ADDED	Provide Legrand R26USBAC6 or equal (see Item #E23)	No Change	

E4	E001	Power / Data Symbols REVISED. L6-30R 208V Special Purpose Receptacle ADDED	No change - included in base estimate	No Change	
E5	E001	Power / Data Symbols REVISED. Motor Rated Snap Switch ADDED	(see Item #E25)	No Change	
E6	E002	Fire Alarm Notes & Specifications REVISED - General Note #15 - Approved Manufacturers - REVISED to Siemens only. (Notifier, Simplex, EST REMOVED)	Checked with current fire alarm subcontractor for facility - Everon. Per RFI will need stand alone FACP by Siemens that is connected to existing EST system. Recommended contact BFPE for Siemens system.	TBD	
E7	E002	Fire Alarm Notes & Specifications REVISED - Execution Note #7 REVISED - 'Elevator Control Panel' language REMOVED.	No change	No Change	
E8	E100	1/E100 - Light Fixture Type A ADDED to WORKSTATIONS 6. From (2) fixtures to (4) fixtures	(2) locations - ADD to DIV 26	ADD	\$1,300
E9	E100	1/E100 - Occupancy Sensor REMOVED from WORKSTATIONS 6	(1) location - DEDUCT Occupancy Sensor from DIV 26	DEDUCT	(\$500)
E10	E100	1/E100 - Light Fixture Type D ADDED to RPZ closet. Occupancy Sensor ADDED to RPZ Closet	(1) location. ADD Light Fixture & Occupancy Sensor to DIV 26	ADD	\$1,100
E11	E100	1/E100 - Ground bar ADDED to ELEC. RM. 13	(1) location. ADD to DIV 26	ADD	\$400
E12	E100	1/E100 - Wall-Mounted Emergency Fixture relocated to opposing wall	No change	No Change	
E13	E100	1/E100 - Three-Way Switch ADDED in corridor	(1) location. ADD to DIV 26	ADD	\$350
E14	E100	1/E100 - Three-Way Switch REMOVED from WORKSTATIONS 18	(1) location - DEDUCT Three-Way Switch	DEDUCT	(\$350)
E15	E100	1/E100 - Occupancy Sensor REVISED to Manual Switch in I.T. 14	(1) location. DEDUCT from Occupancy Sensor to Manual Switch in DIV 26	DEDUCT	(\$300)
E16	E200	Keyed Note #6 REVISED - 'To Lighting Circuit' language ADDED	No change	No Change	
E17	E200	Keyed Note #9 REVISED - 'Above Accessible Ceiling' language ADDED	No change	No Change	
E18	E200	Keyed Note #10 ADDED - Thru wall penetration ADDED	(1) location. ADD to DIV 26	ADD	\$250
E19	E200	Keyed Note #11 ADDED - Feed to RTU ADDED	(2) locations. ADD to DIV 26	ADD	\$1,400
E20	E200	Keyed Note #12 ADDED - Junction box for video doorbell screen	No change. Included in base estimate via allowance (Aliphone)	No Change	
E21	E200	1/E200 - Quad Receptacles ADDED	(4) locations. ADD to DIV 26	ADD	\$2,800
E22	E200	1/E200 - Duplex Receptacles REMOVED	(4) locations. DEDUCT from DIV 26	DEDUCT	(\$2,200)
E23	E200	1/E200 - Duplex Receptacles with USB Ports ADDED	(10) locations. ADD to DIV 26	ADD	\$6,500
E24	E200	1/E200 - Floor Box Duplex w/ Data ADDED	(2) locations. ADD to DIV 26	ADD	\$1,250
E25	E200	1/E200 - Motor Rated Snap Switch ADDED	(9) locations. ADD to DIV 26	ADD	\$2,250
E26	E200	1/E200 - Junction Box ADDED in ENTRANCE 1	No change. Included in base estimate via allowance.	No Change	
E27	E200	1/E200 - Push Button ADDED at rear door to CORRIDOR 19	No change. Included in base estimate via allowance.	No Change	
E28	E200	1/E200 - Noted ADDED - Connection to Grounding TRIAC. - Refer to Details	ADD to DIV 26. Will also require demolition & sawcutting, excavation, concrete, infill of asphalt and curb & gutter, lightning protection	ADD	\$47,966
E29	E300	General Notes Demolition Note #2 ADDED - Existing duct-mounted detectors & rails to be REMOVED. Provide new devices	(2) locations assumed. ADD to DIV 26 and/or DIV 23	ADD	\$900
E30	E300	1/E300 - Fire Alarm Speaker/Strobe Unit ADDED	(1) location. ADD to DIV 26	ADD	\$600
E31	E300	1/E300 - Smoke Detectors ADDED	(2) locations. ADD to DIV 26	ADD	\$700
E32	E400	1/E401 - Single Line Diagram ADDED. Notes Keyed to Single Line - New Grounding TRIAC. New Ductbank encased in concrete from new site transformer	(see Item #E28)	No Change	
E33	E400	Ground Grid Detail ADDED - Provide ground grid inspection well	(see Item #E28)	No Change	
E34	E401	Panel PP1 - 46.8 KVA to 98.9 KVA. 129.3 amps to 274.8 amps. Size remains 400 AMPS	No change. See receptacle quantity changes.	No Change	
E35	E401	Panel PP2 - 7.3 KVA to 20.1 KVA. 20.3 amps to 55.8 amps. Size remains 100 AMPS	No change. See receptacle quantity changes.	No Change	
E36	E401	Panel LP1 - 2.9 KVA to 3.0 KVA. 7.9 amps to 8.4 amps. Size remains 100 AMPS	No change. See receptacle quantity changes.	No Change	
E37	E401	Panel T1 - 3.1 KVA to 3.2 KVA. 8.5 amps to 9.0 amps. Size remains 100 AMPS	No change. See receptacle quantity changes.	No Change	
E38	E500	Fire Alarm Battery Calculations ADDED	No change	No Change	
E39	E500	Typical AHU Shutdown Circuit ADDED	(2) locations. ADD to DIV 26	ADD	\$3,000
E40	E500	Fire Alarm SPD Diagram ADDED	No change	No Change	
E41	E601	Electric Service Grounding Electrode Detail ADDED	(see Item #E28)	No Change	
T1	T000	Device Legend - Telecom/Structured Cabling table - REVISED - Electrical Conduit Rough-In column	No change. Raceways assumed & included in base estimate.	No Change	
T2	T000	Sheet List - REVISED - T-402 One-Line Diagrams ADDED	No change	No Change	
T3	T000	Device Legend - Security/Access Control table - REVISED - Mounting Heights - additional information provided	No change	No Change	
T4	T000	Device Legend - Security/Access Control table - REVISED - Electrical Conduit Rough-In column ADDED.	No change. Raceways assumed & included in base estimate.	No Change	
T5	T000	Device Legend - Security/Access Control table - REVISED - ADA Door Actuator Button ADDED	No change - included in base estimate via allowance	No Change	
T6	T000	Device Legend - Security/Access Control table - REVISED - Video Intercom Master Station ADDED	No change - included in base estimate via allowance (Aliphone)	No Change	
T7	T000	Device Legend - Security/Access Control table - REVISED - Video Intercom Substation ADDED	No change - included in base estimate via allowance (Aliphone)	No Change	
T8	T000	Device Legend - Video Surveillance table - REVISED - Electrical Conduit Rough-In column ADDED.	No change. Raceways assumed & included in base estimate.	No Change	
T9	T201	Keyed Note #7 ADDED - 'Access Control Devices to be integrated with automatic door operators by security contractor...'	No change - included in base estimate via allowance	No Change	
T10	T201	Push Buttons ADDED at rear door #18	No change - included in base estimate via allowance	No Change	
T11	T201	Wall mount data outlet relocated to opposing wall in ELEC. RM. 13	No change	No Change	
T12	T201	Card Reader to RECORDS ROOM 7 - REMOVED	(1) location. RECORDS ROOM 7 was REMOVED and space REVISED to WORK ROOM 7. DEDUCT Card Reader from DIV 26 & 27	DEDUCT	(\$650)
T13	T201	Electric Door Hardware to RECORDS ROOM 7 - REMOVED	(1) location. RECORDS ROOM 7 was REMOVED and space REVISED to WORK ROOM 7. DEDUCT from DIV 26, 27. Check with DIV 08	DEDUCT	(\$400)
T14	T201	Wall Mount Data Outlet - ADDED	(3) locations. ADD to DIV 26 & 27	ADD	\$1,560
T15	T201	Floor Data Outlet - ADDED	(2) locations. ADD to DIV 26 & 27	ADD	\$1,590
T16	T201	Door Position Switch - REMOVED	(1) location. DEDUCT from DIV 26 & 27	DEDUCT	(\$650)
T17	T201	Wall Mount Video Intercom Master Station ADDED	No change - included in base estimate via allowance (Aliphone)	No Change	
T18	T201	Door mounted Video Intercom Substation ADDED	No change - included in base estimate via allowance (Aliphone)	No Change	
T19	T301	Keyed Note #9 ADDED - Coordinate location of Data Outlet with AV equipment	No change	No Change	
T20	T402	Page ADDED - One-Line Diagrams - For RF-Based TV Distribution & Intercom Systems	No change - included in base estimate via allowance	No Change	
V1	V000	Project General Note #5 ADDED - 'PVC Conduit is unacceptable...'	No change - assumed in base estimate	No Change	
V2	V000	Project General Note #6 ADDED - All AV junction boxes & stubouts to remain accessible at all times	No change	No Change	
V3	V000	Project General Note #7 ADDED - All slab & CMU penetrations to be fireproofed	No change	No Change	
V4	V000	Project General Note #8 ADDED - Cable length service loops at terminations	No change - service loops details were provided in 75%CD Drawings	No Change	
V5	V000	Project General Note #9 ADDED - All cabling to be plenum rated	No change - plenum rated cabling included in base estimate	No Change	
V6	V000	Project General Note #10 ADDED - All cable routing to be concealed in public areas	No change - all cabling included in raceways in base estimate	No Change	
V7	V000	Project General Note #11 ADDED - Provide barrier where boxes include 120v & LV signal wiring	(10) locations - USB Duplex receptacles (see Item #E23)	ADD	\$250
V8	V000	Device Legend - Audio Visual - Power Provided By EC column ADDED	No change - included in base estimate	No Change	
V9	V000	Device Legend - Audio Visual - FB2 - Floor Box - Raised Access ADDED	No change - no Raised Access flooring in this project	No Change	
V10	V000	Device Legend - Audio Visual - FB4 - Floor Box - Poke Thru ADDED	No change (see Item #E24)	No Change	
V11	V000	Device Legend - Audio Visual - S2 - Speaker - Pendant ADDED	No change - none depicted	No Change	
V12	V000	Device Legend - Audio Visual - S3 - Speaker - Landscape ADDED	No change - none depicted	No Change	
V13	V000	Device Legend - Audio Visual - CTL3 - Wall Control Panel REMOVED. CTL2 - Tabletop Control Panel ADDED	No change - revision may be in error? CTL3 still depicted in drawings. Include with RFI	No Change	
V14	V000	Device Legend - Audio Visual - CM - Ceiling Mounted Occupancy Sensor ADDED	No change - none depicted	No Change	
V15	V000	Device Legend - Audio Visual - TV - CATV Outlet with Data Outlet REMOVED	No change - none depicted	No Change	
V16	V000	Device Legend - Audio Visual - DS - Digital Signage Panel REMOVED	No change - none depicted	No Change	
V17	V000	Device Legend - Audio Visual - RS - Room Scheduling Panel ADDED	No change - none depicted	No Change	
V18	V000	Device Legend - Audio Visual - PI - Ceiling Mounted Video Projector ADDED	No change - none depicted	No Change	
V19	V000	Audio Visual Responsibility Matrix REVISED. OFOI all REVISED to CFCl	ADD AV scope of work to base estimate in DIV 27. Delete related Alternate in QCs	ADD	\$120,000
V20	V000	AV Sheet List - REVISED - V-201.1 REVISED to V-202	No change	No Change	
V21	V000	AV Sheet List - REVISED - V-502 ADDED	No change (see Item #V23 thru V24)	No Change	
V22	V201	Keyed Note #4 ADDED - AV contractor provide & install CATV Player Shelf from PS200 Peerless or PAC101B from Chief	(1) location - ADD to DIV 27 for shelf; DIV 09 for blocking	ADD	\$455
V23	V301	Keyed Note #9 ADDED - Electrical Contractor to provide & install Walimatte RPWM-32MAXBF-BOX-KIT back box...	(1) location - ADD to DIV 26. DEDUCT previous back box	ADD	\$775
V24	V301	Keyed Note #10 ADDED - AV contractor provide & install RPWM-32MAXBF-XMS-ADA-NB from RP Visual Solution for 98" diag display	(1) location - ADD to DIV 26. DEDUCT previous back box	ADD	\$775
V25	V301	Keyed Note #11 ADDED - AV contractor provide & install CATV Player Shelf from PS200 Peerless or PAC101B from Chief	(2) locations - ADDition for DIV 27 for shelf. ADDITION for DIV 09 for blocking	ADD	\$910
V26	V302	1/V302 - Wireless Microphone Antenna locations REVISED.	No change - quantity unchanged	No Change	
V27	V303	Key Note #15 ADDED - AV Contractor provide & install CATV Player Shelf from PS200 Peerless or PAC101B from Chief	(1) location - ADD to DIV 27 for shelf; DIV 09 for blocking	ADD	\$455
V28	V303	2/V303 - 2" Conduit Sleeve location - REVISED	No change - quantity unchanged	No Change	
V29	V401	1/V401 - REVISED - Video Matrix Switcher (Extron Crosspoint 82 4k) REVISED to Video Presentation Switcher (Extron IN 1804 Di/DO)	(1) location - ADD cost difference to DIV 27	ADD	\$1,587
V30	V401	1/V401 - REVISED - Video Twisted Pair Receiver (Extron DTP HDMI 4k 230 RX) REVISED to Type 2 Video RX (Extron DTP HDMI 4k 330 RX)	(1) location - ADD cost difference to DIV 27	ADD	\$5,541
V31	V401	1/V401 - REVISED - Wall Transmitter (Extron DTP T HWP 4k 231 D) REVISED to Video TX (Extron DTP T 212 D)	(1) location - ADD cost difference	ADD	\$1,157
V32	V401	1/V401 - REVISED - USB Conference Device (Extron Mediaport 300) from Audio DSP REMOVED	(1) location - DEDUCT from DIV 27	DEDUCT	(\$6,638)
V33	V401	1/V401 - REVISED - Type 1 Video RX (Extron DTP3 R 201) ADDED	(1) location - ADD to DIV 27	ADD	\$1,413
V34	V402	1/V402 - REVISED - 1 x SBC-200 Charger ADDED	(1) location - ADD to DIV 27	ADD	\$345
V35	V402	1/V402 - REVISED - 2 x SB900 Battery ADDED	(2) locations - ADD to DIV 27	ADD	\$400
V36	V402	1/V402 - REVISED - Ceiling Speaker REVISED from QSC AD-6CT to JBL Control 426LP	(6) locations - DEDUCT from DIV 27	DEDUCT	(\$315)
V37	V402	1/V402 - REVISED - AV Network Switch REVISED from Netgear M4250 to CATALYST 9300L-XXP	(1) location - ADD to DIV 27	ADD	\$3,594

V38	V402	1V402 - REVISED - Two-Channel Power Amplifier REVISED from Extron XPA2001 to Extron XPA U 2002 SB	No change	No Change	
V39	V403	1V403 - REVISED - USB Mic & Cam Soundbar (BIAMP VBC 2500) REVISED to Video Conference Bar (Polycom Studio V52)	(1) location - ADD to DIV 27	ADD	\$807
V40	V403	1V403 - REVISED - USB 3.0 Extender (Bluestream UEX3D-WP-US) REVISED to USB Collaboration Switcher TX (Extron UCS T 503)	No change	No Change	
V41	V403	1V403 - REVISED - Video Twisted Pair Transmitter (Extron DTP HDMI 4k 230 TX) REMOVED	(1) location - DEDUCT from DIV 27	DEDUCT	(\$5,706)
V42	V403	1V403 - REVISED - Control Button Panel REVISED from Kramer RC-74L to Extron MLC Plus 400	(1) location - DEDUCT from DIV 27	DEDUCT	(\$36)
V43	V403	1V403 - REVISED - Video Twisted Pair Receiver (Extron DTP HDMI 4k 230RX) REMOVED	(1) location - DEDUCT	DEDUCT	(\$963)
V44	V403	1V403 - REVISED - USB 3.0 Extender (Bluestream UEX3D-WP-US) REMOVED	(1) location - DEDUCT	DEDUCT	(\$893)
V45	V403	1V403 - REVISED - POE Injector (Extron PI 115) ADDED	(1) location - ADD to DIV 27	ADD	\$707
V46	V403	1V403 - REVISED - USB Collaboration Switcher RX ADDED (Extron UCS SR 301)	(1) location - ADD to DIV 27	ADD	\$309
V47	V403	3V403 - One-Line Digital Signage detail moved to 2/V404	No change - See 2/V404	No Change	
V48	V404	1V404 - One-Line Diagram - Stand Alone Display detail REVISED to One-Line Diagram - Meeting Lounge	No change expected	No Change	
V49	V501	4V501 - Meeting Lounge 17 (North) detail ADDED	No change	No Change	
V50	V501	5V501 - Meeting Lounge 17 (West) detail ADDED	No change	No Change	
V51	V502	Page ADDED - contains details 1/V502 - TV in Wall Box, 2/V502 - Floor Box, 3/V502 - TV in Wall Box	No change (see item #V23 thru V24)	No Change	
V52	V601	Display Schedule table REVISED - Backbox heights REVISED for TV02.03.05.06	No change	No Change	

**Document Deviation Tracking Log:**

**60%CD Technical Specifications to 100%CD Technical Specifications**

ITEM	REFERENCE	NOTED CHANGE	IMPLICATION / RECOMMENDATION	ADD OR DEDUCT COST?	ESTIMATED CHANGE
TS1	015000-3.3	Temporary Facilities & Controls - metering charges may apply	Update General Requirements	ADD	
TS2	087100-3.8-A	Door Hardware Schedule	Need to provide hardware set types. Pending Hardware consultant to send the information per RFI response #20.	TBD	
TS3	095113-2.3-C	Classification point 1 was REMOVED	No change	No Change	
TS4	095113-2.4-A	Metal Suspension System Section was ADDED	No change	No Change	
TS5	095113-2.5-A	Wire Hangers, Braces and Ties Section was ADDED	No change	No Change	
TS6	033000-2.11	PSI for concrete mixtures provided at 3000 psi	No change needed. 3000 psi was assumed in base estimate	No Change	
TS7	055000-1.1	Steel tube reinforcement for low partitions ADDED	No change (see item #A71)	No Change	
TS8	055000-1.3	Ladder access control REMOVED	No change - assumed not in project in base estimate	No Change	
TS9	102800-2.1-D	TA-15 ADDED, but has the same description as TA-8	No change (see item #A57)	No Change	
TS10	271500-3.1	Service loops for copper coils ADDED	No change (see item #V4)	No Change	
TS11	274000-2.8	Video Twisted Pair Receiver - Basis of Design - REVISED from Extron DTP HDMI 4K 230 RX to Extron DTP HDMI 4K 330 RX	No change (see item #V30)	No Change	
TS12	274000-2.9	Video Presentation Switcher - Basis of Design - REVISED from Extron CROSSPOINT 82 4K to Extron IN 1804 DI/DO	No change (see item #V29)	No Change	
TS13	274000-2.16	Control Button Panel - Basis of Design - REVISED from Kramer RC-74L to Extron MLC 400	No change (see item #V42)	No Change	
TS14	274000-2.17	Network Switch - Basis of Design - REVISED from Netgear M4250 to CATALYST 9300L-XXP	No change (see item #V37)	No Change	
TS15	274000-2.19	USB Mic & Cam Soundbar - Basis of Design - REVISED from Biamp Parle VBC 2500 Video Bar to Poly V52 Video Bar	No change (see item #V39)	No Change	
TS16	274000-2.23	Sound Masking System - Basis of Design - REVISED from Cambridge QT X600 to Cambridge QT X300 with QT emitters	DEDUCT from DIV 27	DEDUCT	(\$1,200)
TS17	274000-2.27	Mono Power Amplifier - Basis of Design - REVISED from Extron XPA 2001 to Extron XPA U 2002 SB	No change (see item #V38)	No Change	
TS18	274000-2.28	Ceiling Speaker (SL) - Basis of Design - REVISED from QXAD-6CT to JBL Control 426LP	No change (see item #V36)	No Change	
TS19	275319-2.02	CATV Station & Distribution Cable - A.1.a - type provided - Commscope 2227V	No change	No Change	
TS20	275319-2.02	CATV Station & Distribution Cable - A.1.b - type provided - General Cable C3525 only	No change	No Change	
TS21	275319-2.03	CATV Station & Distribution Connectors - A.1.b - type provided - Siemon #RG6C	No change	No Change	
TS22	282000-2.7	NVR Storage Requirements - Acceptable Manufacturers - REVISED from Pivot3, Seneca, S2 to S2 NetVR 100 Series plus NetVR Software Solution	No change	No Change	
TS23	282000-2.10	Transient Voltage Surge Suppression - REMOVED	No change	No Change	
TS24	285000-2.15	Transient Voltage Surge Suppression - Acceptable Manufacturers - REVISED - Ditek Corporation ADDED to list	No change	No Change	

**Document Deviation Tracking Log:**

**RFI Responses Received**

ITEM	REFERENCE	RESPONSE	IMPLICATION / RECOMMENDATION	ADD OR DEDUCT COST?	ESTIMATED CHANGE
	RFI#1	RND : See A401 For Type C wall (the wall in the middle of the office) It is a partition wall.	Wall Type C wall ADDED to 3/A401 (see item #A67)	No Change	
	RFI#2	RND: See Detail 5/A401	5/A401 - Detail REVISED to depict 3x2 steel tube (see item #A71)	No Change	
	RFI#3	Maria : WB-1 ans WB-2 will be supplied and installed by furniture vendor.	No change	No Change	
	RFI#4	RND : See #A302 and 2/A301 TA-15	(see item #A57)	No Change	
	RFI#5	5 RND: No. See Detail 4/A401	(see item #A40)	No Change	
	RFI#6	RND: See 6/A302	(see item #A40)	No Change	
	RFI#7	RND: It's a new door	No change - included in base estimate	No Change	
	RFI#8	RND: Changed - See New door schedule	(see items #A73 thru A74)	No Change	
	RFI#9	RND: Indicated on 1/A301 Note 15	(see item #A47)	No Change	
	RFI#10	Ed: No. Typically, this is not required for mini-split systems of this small size. The IT room does not reach the criteria requiring external leak detection.	(see item #M2)	No Change	
	RFI#11	Ed: the AHUS / duct detectors / rails are existing and will be removed and replaced with new devices compatible with the new system. Yes, provide new wiring to connect new duct detectors to new fire alarm control panel. No splicing is acceptable.	(see item #E39)	No Change	
	RFI#12	RND: Field Verify by GC	(see item #A66)	No Change	
	RFI#13	RND: Insulation Added. See wall types.	3/A401 - Wall Types REVISED (see items #A66 thru A67)	No Change	
	RFI#14	RND: Existing Demising Walls are to remain	(see item #A37)	No Change	
	RFI#15	RND: See Renovation Plan	(see item #A22)	No Change	
	RFI#16	RND: Only Fire rated walls are the Demising Walls	(see item #A38)	No Change	
	RFI #17	<b>No response provided</b>	Is there a way to confirm the existing storefront glass vendor? As stated in the RFI, it is understood that partial storefront glass replacement will not work if the new glass is from a different vendor. If the existing glass vendor is unknown, we will likely have to include the cost to cover whole storefront glass replacement.  Alternatively, we can ask the subs to price the vendors recommended in the spec. Boyd Aluminum, Marvin, Wausau Window and Wall Systems). But there are risks with Change Orders.	TBD	
	RFI #18	RND: GC to Field Verify	(see item #T56)	No Change	
	RFI #19	RND: Yes, 4" on each side	(see item #A23)	No Change	
	RFI #20	5 RND: Hardware consultant to send the information	(see item #T52)	No Change	
	RFI #21	The "CARRIER" heading in the fixture description is a part of the engineer's plumbing fixture schedule and is denoted as "Not Applicable" when there is no carrier required. The water closet types for this project are not wall hung type; thus carrier type is denoted as "Not Applicable". Additional verbiage shall be added to equipment specification on fixture schedule to identify the water closet(s) as "floor mounted" for clarification.	(see items #P7 thru P9)	No Change	
	RFI #22	<b>No response provided</b>		TBD	
	RFI #23	<b>No response provided</b>	(see item #A60)	No Change	
	RFI #24	RND: See updated specs	<b>No spec provided</b>	TBD	
	RFI #25	The Mini Split Unit for the IT Room is to be furnished by the mechanical contractor. Information on the unit can be found on the mechanical schedule sheet M101.	(see item #M2)	No Change	
	RFI #26	Per Owner direction hose bibb has been removed from design; fixture schedule shall be updated.	No change - not included in base estimate	No Change	
	RFI #27	RND: Updated	(see item #P14)	No Change	
	RFI #28	No. The system serving project build shall be interconnected to the system serving the plaza. Refer to notes on sheet E500 regarding this requirement. The plaza system is not a Durham County preferred, (required) system manufacturer. New FACP panel shall be provided as designed.	(see item #E6)	No Change	
	RFI #29	5 RND: Revised.	(See items #A19 thru A20)	No Change	
	RFI #30	<b>No response provided</b>		TBD	
	RFI #31	<b>No response provided</b>		TBD	
	RFI #32	RND: Updated	(See items #A90 & A93)	No Change	
	RFI #33	RND: Updated	(See items #A90 & A93)	No Change	
	RFI #34	<b>No response provided</b>		TBD	

# General Requirements Cost Summary

DESCRIPTION	BUDGET
Office Supplies & Equipment	\$ 1,000.00
Copier/Printer	\$ 1,750.00
Internet	\$ 750.00
Mobile Phones	\$ 2,250.00
Computer Equipment & Ipads	\$ 1,250.00
Procore	\$ 4,500.00
Superintendent Vehicle	\$ 5,500.00
Superintendent Incidentals	\$ 1,250.00
Survey/Layout/Benchmarks	\$ 2,500.00
Project Signs	\$ 1,500.00
Temp Protection - Matertial	\$ 1,500.00
Temp Protection - Labor	\$ 2,500.00
Job Site Fence - 6ft Panels w/Double Gate	\$ 2,322.80
Water, Ice, Cups & Heat Prevention	\$ 750.00
Safety Equipment / OSHA Compliance	\$ 2,250.00
Fire Extinguishers	\$ 2,175.00
Dumpsters	\$ 10,250.00
Small Tools & Supplies	\$ 2,200.00
Floor Trash Buggies	\$ 800.00
Shipping & Postage	\$ 500.00
Printing Costs	\$ 1,000.00
Temp Handwashing Stations	\$ 1,500.00
Temp Toilets	\$ 4,500.00
X-Ray Floor Slab	\$ 5,000.00
	<b>\$ 59,497.80</b>

# General Conditions Cost Summary

General Conditions Summary	PERSONNEL	JOB COST CODE	RATE	PROPOSED BUDGET (Construction)
<b>MANAGEMENT</b>				
Vice President		01-310014.L, B, D	\$ 225.00	\$ -
Director of Operations		01-310013.L, B, D	\$ 195.00	\$ -
Project Manager	Jonte Harris	01-321311.L, B, D	\$ 145.00	\$ <b>56,840.00</b>
Assistant Project Manager		01-310032.L, B, D	\$ 95.00	\$ -
Project Engineer	Tyler Harris	01-310030.L, B, D	\$ 80.00	\$ <b>90,880.00</b>
<b>FIELD</b>				
Superintendent	Brandon Marks	01-310020, L, B, D	\$ 110.00	\$ <b>105,600.00</b>
Sr. Superintendent		01-310022, L, B, D	\$ 110.00	\$ -
QA/QC Superintendent		01-310023.L, B, D	\$ 110.00	\$ -
Field Engineer		01-310024.L, B, D	\$ 80.00	\$ -
<b>SUPPORT</b>				
Project Administrator	Bekah Tate	01-310041.L, B, D	\$ 70.00	\$ <b>2,520.00</b>
Project Coordinator	Tenia Dixon	01-310040.L, B, D	\$ 70.00	\$ <b>2,800.00</b>
Sr. Safety Manager		01.310045.OTH	\$ 95.00	\$ -
<b>TOTAL STAFFING</b>				\$ <b>258,640.00</b>

**DOCUMENT LOG:**

Number	Title	Rev #	Rev Date	Bid Set	Addendum #1	Addendum #2	Bulletin #1+2
<b>ARCHITECTURAL</b>							
A001	Cover Sheet	100% CD - R1	08/29/2025	08/29/2025			
A002	Building Code Summary	Bulletin #2 - R2	01/30/2026	08/29/2025			01/30/2026
A003	Life Safety Plan	Bulletin #2 - R2	01/30/2026	08/29/2025			01/30/2026
A004	Existing Building Code Decision Diagram, Notes, & Legends	100% CD - R1	08/29/2025	08/29/2025			
A101	Demolition Plan	100% CD - R1	08/29/2025	08/29/2025			
A102	Demolition Reflected Ceiling Plan	100% CD - R1	08/29/2025	08/29/2025			
A201	Renovation Plan	Bulletin #1 - R2	08/29/2025	08/29/2025			01/19/2026
A202	Renovation Reflected Ceiling Plan	100% CD - R1	08/29/2025	08/29/2025			
A301	Enlarged Plans	100% CD - R1	08/29/2025	08/29/2025			
A302	Interior Elevations	Bulletin #1 - R2	08/29/2025	08/29/2025			01/19/2026
A401	Wall Types, Sections, & Details	100% CD - R1	08/29/2025	08/29/2025			
A402	Typical Ada Mounting Heights	100% CD - R1	08/29/2025	08/29/2025			
A501	Door Schedule & Details	Add. #2 - R3	08/29/2025	08/29/2025	11/21/2025	12/02/2025	
A601	Signage Plans	100% CD - R1	08/29/2025	08/29/2025			
A602	Signage Plans	100% CD - R1	08/29/2025	08/29/2025			
A700	Furniture Plan	100% CD - R1	08/29/2025	08/29/2025			
A800	Casework Details	Bulletin #1 - R2	08/29/2025	08/29/2025			01/19/2026
A900	Finish Legend & Schedule	Bulletin #1 - R2	08/29/2025	08/29/2025			01/19/2026
A901	Floor Finish Plan & Accent Paint	100% CD - R1	08/29/2025	08/29/2025			
<b>PLUMBING</b>							
P001	Plumbing Legends, Abbreviations, & Schedules	100% CD - R1	08/29/2025	08/29/2025			
P002	Plumbing Schedules	100% CD - R1	08/29/2025	08/29/2025			
P003	Plumbing Specifications	100% CD - R1	08/29/2025	08/29/2025			
PD101	Plumbing Plan - Demolition Plan	Bulletin #1 - R2	08/29/2025	08/29/2025			01/19/2026
P101	Plumbing Plan - Domestic Water	Bulletin #1 - R2	08/29/2025	08/29/2025			01/19/2026
P201	Plumbing Plan - Waste & Vent	100% CD - R1	08/29/2025	08/29/2025			
P202	Plumbing Roof Plan	100% CD - R1	08/29/2025	08/29/2025			
P401	Plumbing Riser Diagrams	100% CD - R1	08/29/2025	08/29/2025			
P501	Plumbing Details	100% CD - R1	08/29/2025	08/29/2025			
P502	Plumbing Details	100% CD - R1	08/29/2025	08/29/2025			



MECHANICAL							
M001	Mechanical Legends & Abbreviations	100% CD - R1	08/06/2025	08/29/2025			
M002	Mechanical Specifications	100% CD - R1	08/06/2025	08/29/2025			
M101	Mechanical Schedules	100% CD - R1	08/06/2025	08/29/2025			
M201	Mechanical Floor Plan	100% CD - R1	08/06/2025	08/29/2025			
M202	Mechanical Roof Plan	100% CD - R1	08/06/2025	08/29/2025			
M601	Mechanical Details	100% CD - R1	08/06/2025	08/29/2025			
ELECTRICAL							
E001	Electrical Legends & Abbreviations	100% CD - R1	08/29/2025	08/29/2025			
E002	Electrical Specifications	100% CD - R1	08/29/2025	08/29/2025			
E003	Electrical Specifications	100% CD - R1	08/29/2025	08/29/2025			
E100	Electrical Floor Plan - Lighting	100% CD - R1	08/29/2025	08/29/2025			
E200	Electrical Floor Plan - Power	Bulletin #1 - R2	08/29/2025	08/29/2025			01/19/2026
E300	Electrical Special Systems Plan	100% CD - R1	08/29/2025	08/29/2025			
E400	Electrical Schedules	100% CD - R1	08/29/2025	08/29/2025			
E401	Electrical Schedules	Bulletin #1 - R2	08/29/2025	08/29/2025			01/19/2026
E500	Electrical Riser Diagrams	100% CD - R1	08/29/2025	08/29/2025			
E600	Electrical Details	100% CD - R1	08/29/2025	08/29/2025			
E601	Electrical Details	100% CD - R1	08/29/2025	08/29/2025			
TELECOMMUNICATIONS							
T-000	General Notes & Legends	100% CD - R1	08/29/2025	08/29/2025			
T-201	Level 1 - Floor Plan	100% CD - R1	08/29/2025	08/29/2025			
T-301	Large Scales	100% CD - R1	08/29/2025	08/29/2025			
T-401	One-Line Diagrams	100% CD - R1	08/29/2025	08/29/2025			
T-402	One-Line Diagrams	100% CD - R1	08/29/2025	08/29/2025			
T-501	Details	100% CD - R1	08/29/2025	08/29/2025			
T-502	Details	100% CD - R1	08/29/2025	08/29/2025			
T-503	Details	100% CD - R1	08/29/2025	08/29/2025			
T-504	Details	100% CD - R1	08/29/2025	08/29/2025			
T-601	Camera Schedule	100% CD - R1	08/29/2025	08/29/2025			
VIDEO							
V-000	Cover Page	100% CD - R1	08/29/2025	08/29/2025			
V-201	Level 1 - Floor Plan	100% CD - R1	08/29/2025	08/29/2025			
V-202	Level 1 - Reflected Ceiling Plan	100% CD - R1	08/29/2025	08/29/2025			
V-301	Large Scales - Large Meeting Room	100% CD - R1	08/29/2025	08/29/2025			
V-302	Large Scales - Large Meeting Room	100% CD - R1	08/29/2025	08/29/2025			
V-303	Large Scales - Large Conference	100% CD - R1	08/29/2025	08/29/2025			
V-401	One-Line Diagrams	100% CD - R1	08/29/2025	08/29/2025			
V-402	One-Line Diagrams	100% CD - R1	08/29/2025	08/29/2025			
V-403	One-Line Diagrams	100% CD - R1	08/29/2025	08/29/2025			



V-404	One-Line Diagrams	100% CD - R1	08/29/2025	08/29/2025			
V-501	Details	100% CD - R1	08/29/2025	08/29/2025			
V-502	Details	100% CD - R1	08/29/2025	08/29/2025			
V-601	Display Schedule	100% CD - R1	08/29/2025	08/29/2025			
<b>FIRE PROTECTION</b>							
FP001	Legends, Abbreviations	100% CD - R1	08/29/2025	08/29/2025			
FP002	Fire Protection Specifications	100% CD - R1	08/29/2025	08/29/2025			
FDP101	Overall Demolition	100% CD - R1	08/29/2025	08/29/2025			
FP101	Fire Protection Plan - Overall Plan	100% CD - R1	08/29/2025	08/29/2025			
FP501	Fire Protection Details	100% CD - R1	08/29/2025	08/29/2025			

VOLUME 1				
Number	Title	Date	Rev #	Rev Date
<b>DIVISION 00 - PROCUREMENT &amp; CONTRACTING REQUIREMENTS</b>				
	Refer to CMAR Project Manual	08/29/2025	0	
<b>DIVISION 01 - GENERAL REQUIREMENTS</b>				
00 00 00	Cover	08/29/2025	0	
00 00 01	TOC	08/29/2025	0	
00 01 00.01	Professional Seals	08/29/2025	0	
01 10 00	Summary	08/29/2025	0	
01 22 00	Unit Prices	08/29/2025	0	
01 23 00	Alternates	08/29/2025	0	
01 25 00	Substitution Procedures	08/29/2025	0	
01 26 00	Contract Modification Procedures	08/29/2025	0	
01 29 00	Payment Procedures	08/29/2025	0	
01 31 00	Project Management & Coordination	08/29/2025	0	
01 32 00	Construction Progress Documentation	08/29/2025	0	
01 33 00	Submittal Procedures	08/29/2025	0	
01 40 00	Quality Requirements	08/29/2025	0	
01 50 00	Temporary Facilities & Controls	08/29/2025	0	
01 60 00	Product Requirements	08/29/2025	0	
01 73 00	Execution	08/29/2025	0	
01 77 00	Closeout Procedures	08/29/2025	0	
01 78 23	Operation & Maintenance Data	08/29/2025	0	
01 78 39	Project Record Documents	08/29/2025	0	
01 79 00	Demonstration & Training	08/29/2025	0	

Bid Set	Addendum #1	Addendum #2	Bulletin #1
08/29/2025			
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Number	Title	Date	Rev #	Rev Date
<b>DIVISION 01 - GENERAL REQUIREMENTS</b>				
	Refer to Volumn 1	08/29/2025	0	
<b>DIVISION 03 - CONCRETE</b>				
03 30 00	Cast-In-Place Concrete	08/29/2025	1	01/19/2026
<b>DIVISION 05 - METALS</b>				
05 50 00	Metal Fabrications	08/29/2025	0	
<b>DIVISION 06 - WOOD, PLASTICS &amp; COMPOSITES</b>				
06 20 23	Interior Finish Carpentry	08/29/2025	0	
06 41 16	Plastic-Laminate-Clad Architectural Cabinets	08/29/2025	0	
<b>DIVISION 07 - THERMAL &amp; MOISTURE PROTECTION</b>				
07 21 00	Thermal Insulation	08/29/2025	0	
07 92 00	Joint Sealants	08/29/2025	0	
07 92 19	Acoustical Joint Sealants	08/29/2025	0	
<b>DIVISION 08 - OPENINGS</b>				
08 11 13	Hollow Metal Doors & Frames	08/29/2025	0	

Bid Set	Addendum #1	Addendum #2	Bulletin #1
08/29/2025			
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08/29/2025			01/19/2026
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VOLUME 1									
Number		Title	Date	Rev #	Rev Date	Bid Set	Addendum #1	Addendum #2	Bulletin #1
	08 12 13	Hollow Metal Frames	08/29/2025	0		08/29/2025			
	08 12 16	Aluminum Frames	08/29/2025	0		08/29/2025			
	08 14 16	Flush Wood Doors	08/29/2025	0		08/29/2025			
	08 41 13	Aluminum-Framed Entrances & Storefronts	08/29/2025	0		08/29/2025			
	08 71 00	Door Hardware	08/29/2025	0		08/29/2025			
	08 80 00	Glazing	08/29/2025	0		08/29/2025			
<b>DIVISION 09 - FINISHES</b>									
	09 22 16	Non-Structural Metal Framing	08/29/2025	0		08/29/2025			
	09 29 00	Gypsum Board	08/29/2025	0		08/29/2025			
	09 30 00	Tiling	08/29/2025	0		08/29/2025			
	09 51 13	Acoustical Panel Ceilings	08/29/2025	0		08/29/2025			
	09 65 13	Resilient Base & Accessories	08/29/2025	0		08/29/2025			
	09 65 19	Resilient Tile Flooring	08/29/2025	0		08/29/2025			
	09 67 23	Resinous Flooring	08/29/2025	0		08/29/2025			
	09 68 13	Tile Carpeting	08/29/2025	0		08/29/2025			
	09 91 23	Interior Painting	08/29/2025	0		08/29/2025			
	09 96 00	High-Performance Coatings (MPI Standards)	08/29/2025	0		08/29/2025			
<b>DIVISION 10 - SPECIALTIES</b>									
	10 11 00	Visual Display Units	08/29/2025	0		08/29/2025			
	10 14 23.16	Room-Identification Panel Signage	08/29/2025	0		08/29/2025			
	10 21 13.14	Stainless Steel Toilet Compartments	08/29/2025	0		08/29/2025			
	10 26 00	Wall & Door Protection	08/29/2025	0		08/29/2025			
	10 28 00	Toilet, Bath, & Laundry Accessories	08/29/2025	0		08/29/2025			
	10 44 13	Fire Protection Cabinets	08/29/2025	0		08/29/2025			
	10 44 16	Fire Extinguishers	08/29/2025	0		08/29/2025			
<b>DIVISION 11 - EQUIPMENT</b>									
	11 30 13	Residential Appliances	08/29/2025	0		08/29/2025			
<b>DIVISION 12 - FURNISHINGS</b>									
	12 36 61.16	Solid Surfacing Countertops	08/29/2025	0		08/29/2025			
	12 36 61.19	Quartz Agglomerate Countertops	08/29/2025	0		08/29/2025			
<b>DIVISION 21 - FIRE SUPPRESSION</b>									
		SEE DRAWINGS	08/29/2025	0		08/29/2025			
<b>DIVISION 22 - PLUMBING</b>									
		SEE DRAWINGS	08/29/2025	0		08/29/2025			
<b>DIVISION 22 - HEATING, VENTILATING, &amp; AIR CONDITIONING (HVAC)</b>									
		SEE DRAWINGS	08/29/2025	0		08/29/2025			
<b>DIVISION 26 - ELECTRICAL</b>									
		SEE DRAWINGS	08/29/2025	0		08/29/2025			
<b>DIVISION 27 - COMMUNICATIONS</b>									
	27 05 00	Common Work Results for Communications	08/29/2025	0		08/29/2025			
	27 05 26	Grounding & Bonding	08/29/2025	0		08/29/2025			

**VOLUME 1**

Number	Title	Date	Rev #	Rev Date
27 05 53	Identification for Communication Systems	08/29/2025	0	
27 08 00	Commissioning for Communication Systems	08/29/2025	0	
27 11 00	Equipment Room Components	08/29/2025	0	
27 11 23	Cable Management & Telecom Room Ladder Rack	08/29/2025	0	
27 11 26	Rack Mounted Power Strips	08/29/2025	0	
27 15 00	Communications Horizontal Cabling	08/29/2025	0	
27 15 43	Faceplates & Connectors	08/29/2025	0	
27 40 00	Audio/Visual Systems	08/29/2025	0	
27 53 19	CATV Distribution	08/29/2025	0	
<b>DIVISION 27 - ELECTRONIC SAFETY &amp; SECURITY</b>				
28 20 00	Video Surveillance System	08/29/2025	0	
28 50 00	Security & Access Control System	08/29/2025	0	

Bid Set	Addendum #1	Addendum #2	Bulletin #1
08/29/2025			
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OVERALL PROJECT SCHEDULE:

ID	Task Mode	Task Name	Duration	Start	Finish	Predecessors	Resource Names	3rd Quarter	Aug	Sep	4th Quarter	Oct	Nov	Dec	1st Quarter	Jan	Feb	Mar	2nd Quarter	Apr	May	Jun	3rd Quarter	Jul	Aug	Sep	4th Quarter	Oct
1		<b>Shoppes at Hope Valley</b>	<b>303 days</b>	<b>Fri 8/1/25</b>	<b>Tue 9/29/26</b>																							
2		<b>Pre-Construction</b>	<b>157 days</b>	<b>Fri 8/1/25</b>	<b>Mon 3/9/26</b>																							
3		DD Pricing	21 days	Fri 8/1/25	Fri 8/29/25																							
4		CD Documents received	1 day	Tue 10/7/25	Tue 10/7/25																							
5		Prequalifications/Advertising	45 days	Wed 10/8/25	Tue 12/9/25	4																						
6		GMP Pricing	27 days	Fri 1/2/26	Mon 2/9/26	5																						
7		GMP presented to Durham County	1 day	Tue 2/10/26	Tue 2/10/26	6																						
8		Permit Documents received	1 day	Mon 11/3/25	Mon 11/3/25																							
9		Submit for permit	1 day	Mon 11/10/25	Mon 11/10/25	8																						
10		Review of permit documents/pricing	10 days	Tue 1/27/26	Mon 2/9/26	8																						
11		Approval of GMP	1 day	Mon 3/9/26	Mon 3/9/26																							
12		<b>Construction</b>	<b>113 days</b>	<b>Tue 3/24/26</b>	<b>Thu 8/27/26</b>	<b>2</b>																						
13		Notice to proceed	1 day	Tue 3/24/26	Tue 3/24/26	7,10FS+1 day,11F																						
14		<b>Submittals</b>	<b>30 days</b>	<b>Wed 3/25/26</b>	<b>Tue 5/5/26</b>																							
15		DFH	30 days	Wed 3/25/26	Tue 5/5/26	13																						
16		Cabinets	30 days	Wed 3/25/26	Tue 5/5/26	13																						
17		Flooring	30 days	Wed 3/25/26	Tue 5/5/26	13																						
18		Paint	30 days	Wed 3/25/26	Tue 5/5/26	13																						
19		ACT	30 days	Wed 3/25/26	Tue 5/5/26	13																						
20		Metal Studs/Drywall	30 days	Wed 3/25/26	Tue 5/5/26	13																						
21		Plumbing	30 days	Wed 3/25/26	Tue 5/5/26	13																						
22		Fire Protection	30 days	Wed 3/25/26	Tue 5/5/26	13																						
23		HVAC	30 days	Wed 3/25/26	Tue 5/5/26	13																						
24		Electrical	30 days	Wed 3/25/26	Tue 5/5/26	13																						
25		HBC mobilize to site	3 days	Wed 3/25/26	Fri 3/27/26	13																						
26		Demolition	15 days	Wed 3/25/26	Tue 4/14/26	13,10																						
27		Saw cut slab	3 days	Fri 4/10/26	Tue 4/14/26	26FS-3 days																						
28		Building permit received	1 day	Wed 3/25/26	Wed 3/25/26	10,13																						
29		Under ground rough in	4 days	Wed 5/6/26	Mon 5/11/26	28,21																						
30		Lay out walls	3 days	Wed 5/6/26	Fri 5/8/26	28,20																						
31		Pour back concrete trenches	1 day	Tue 5/12/26	Tue 5/12/26	29																						
32		Frame walls	10 days	Wed 5/13/26	Tue 5/26/26	31,20																						
33		OH rough in - MEP/Fire Protection	10 days	Wed 5/13/26	Tue 5/26/26	31,21,22,23,24																						
34		Wall rough in	10 days	Thu 5/21/26	Wed 6/3/26	32FS-4 days,24,21																						
35		Wall and ceiling box walk	1 day	Tue 6/9/26	Tue 6/9/26	34FS+3 days																						
36		Framing/MEP Inspections - Walls	2 days	Wed 6/10/26	Thu 6/11/26	35																						
37		MEP/Fire Protection inspections - OH	2 days	Wed 6/10/26	Thu 6/11/26	35																						
38		Hang/Finish Drywall	10 days	Fri 6/12/26	Thu 6/25/26	36																						
39		Install door frames	3 days	Tue 5/26/26	Thu 5/28/26	32FS-1 day																						
40		Prime coat paint	3 days	Fri 6/26/26	Tue 6/30/26	38																						
41		Point up drywall	2 days	Wed 7/1/26	Thu 7/2/26	40																						
42		Measure glass	1 day	Fri 5/29/26	Fri 5/29/26	39																						
43		Install Acoustical Ceiling Grid	5 days	Wed 7/1/26	Tue 7/7/26	40																						
44		MEP trim out	10 days	Wed 7/8/26	Tue 7/21/26	43																						
45		MEP/Fire Protection Above Ceiling	2 days	Fri 7/31/26	Mon 8/3/26	44,46																						
46		Install Electrical devices	20 days	Fri 7/3/26	Thu 7/30/26	41																						
47		AV/Telecom	20 days	Fri 7/3/26	Thu 7/30/26	41																						
48		Install cabinets	5 days	Fri 7/3/26	Thu 7/9/26	41,16FS+40 days																						
49		Final Paint	5 days	Fri 7/10/26	Thu 7/16/26	48																						
50		Drop Ceiling tiles	3 days	Tue 8/4/26	Thu 8/6/26	45																						
51		Install flooring	10 days	Fri 8/7/26	Thu 8/20/26	50																						
52		Set plumbing fixtures	5 days	Tue 8/18/26	Mon 8/24/26	51FS-3 days																						
53		Install Doors/Hardware/Glass	5 days	Fri 8/21/26	Thu 8/27/26	51,42FS+30 days																						
54		Set toilet partitions	2 days	Tue 8/25/26	Wed 8/26/26	52																						
55		<b>Final Inspections</b>	<b>24 days</b>	<b>Thu 8/27/26</b>	<b>Tue 9/29/26</b>																							
56		Life Safety Inspections	2 days	Thu 8/27/26	Fri 8/28/26	54																						
57		Substantial Completion	1 day	Mon 8/31/26	Mon 8/31/26	56																						
58		Final Clean	1 day	Mon 8/31/26	Mon 8/31/26	56																						
59		Move-in Furniture	10 days	Tue 9/1/26	Mon 9/14/26	57																						
60		Building Punch List Walk	5 days	Tue 9/15/26	Mon 9/21/26	59																						
61		Building Punch List Corrections	5 days	Tue 9/22/26	Mon 9/28/26	60																						
62		Final Clean - touch up	1 day	Mon 9/28/26	Mon 9/28/26	61FS-1 day																						
63		Building Final Inspection	1 day	Tue 9/15/26	Tue 9/15/26	59																						
64		Owner Move in	1 day	Tue 9/29/26	Tue 9/29/26	61																						
65		<b>Closeout</b>	<b>20 days</b>	<b>Wed 9/30/26</b>	<b>Tue 10/27</b>																							