



October 6, 2026

Attn: Kent Boyd

Temple Independent School District
401 Santa Fe Way
Temple, TX 76504

Re: Temple ISD HS Cheer – Golf Renovation – GMP 009

Our GMP proposal for the Cheer – Golf Renovation is \$ 916,087. The construction duration is estimated to be approximately 10-months beginning in late October 2026 and reaching completion by the end of July 2027.

The following allowances / contingency are included:

1.	Allowances	
	a. Permits	\$ 6,000
	b. Putting Green	\$ 15,000
	c. Unforeseen Conditions	\$ 30,000
	d. Signage	\$ 2,000
	e. Low Voltage Systems	\$ 30,000
2.	Contractor Contingency	\$ 35,000
3.	Owner Contingency	\$ 35,000
	Total Allowances and Contingency	\$ 153,000

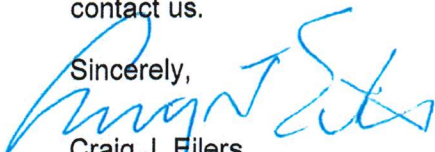
The following Exhibits are part of this proposal:

- Exhibit "A" – GMP Summary
- Exhibit "B" – Allowances.
- Exhibit "C" – Proposals
- Exhibit "D" – Schedule
- Exhibit "E" – Clarifications.
- Exhibit "F" – Drawing Log.

We appreciate the opportunity to work with Temple ISD on this challenging project.

If you should have any questions or comments regarding this proposal, please feel free to contact us.

Sincerely,



Craig J. Eilers
Project Manager

EXHIBIT "A"
AMERICAN CONSTRUCTORS

Temple ISD HS Cheer / Golf Renovation
Stantec

DIV	DESCRIPTION	MATLS	SUB	TOTAL	PROPOSED SUBCONTRACTORS
2.00	Selective Demolition		65,793	65,793	Maynard Construction
2.00	X-ray existing walls & slab		2,000	2,000	American Constructors
3.00	Misc concrete (locker bases / patch slab and walls)		12,186	12,186	MM Concrete
4.00	Masonry		53,803	53,803	ATC Contractors
5.00	Structural Steel/Miscellaneous Metals (Material)		2,000	2,000	American Constructors
6.00	Millwork (base / upper / counter)		23,955	23,955	Trauttschold Millwork
7.00	Sealants		4,217	4,217	ATC Contractors
8.00	Doors/Frames/Hardware (Material / Installation)		17,980	17,980	C.F.Supply
9.00	Metal studs / Drywall / Ceilings		59,899	59,899	Lasco
9.00	Dumpster / Debris Removal		16,596	16,596	American Constructors
9.00	Epoxy Flooring		63,303	63,303	Johnson and Son
9.00	VCT Floor and Protection		7,899	7,899	Flooring Solution / American Const
9.00	Painting		37,576	37,576	Slater Painting
10.00	Plastic Laminate Wall Panels		3,535	3,535	PSI
10.00	Toilet Partitions / Accessories / Mirrors / Folding Bench		39,452	39,452	CF Supply
10.00	Lockers		81,842	81,842	RFS
10.00	Fire Extinguishers		1,500	1,500	American Constructors
22.00	Plumbing / Temporary Facilities		33,823	33,823	Rabroker
23.00	HVAC / Controls / Test & Balance		23,873	23,873	Rabroker
26.00	Electrical / Temporary Power		86,278	86,278	Mustang Electric
27.00	Low Voltage Systems (Fire Alarm & Intercom)		ALLOWANCE		
32.00	Putting Green		ALLOWANCE		
	Document printing / As-Builts		750	750	American Constructors
	Storage Container		1,500	1,500	American Constructors
	Safety Observation / Training / First Aid Supplies		3,150	3,150	American Constructors
	Street / parking lot Sweeping		2,800	2,800	American Constructors
	Site Security Fencing / Temporary Partitons		10,800	10,800	American Constructors

EXHIBIT "A"
AMERICAN CONSTRUCTORS

Temple ISD HS Cheer / Golf Renovation
Stantec

DIV	DESCRIPTION	MATLS	SUB	TOTAL	PROPOSED SUBCONTRACTORS
	Clean up - Building (Weekly/Final)		6,000	6,000	American Constructors
	Small Tools		1,000	1,000	American Constructors
	Asbestos Abatement (by TISD)		not included	not included	Temple ISD ,
	SUBTOTAL		663,509	663,509	
	ALLOWANCES				
1	Building Permit Fees		6,000	6,000	Allowance
2	Putting Green		15,000	15,000	Allowance
3	Unforeseen conditions		30,000	30,000	Allowance
4	Signage (permanent and construction temporary)		2,000	2,000	Allowance
6	Low Voltage Systems (Fire Alarm & Intercom)		30,000	30,000	Allowance
	SUBTOTAL		746,509	746,509	
	P&P Bond Fixed		12,367	12,367	1.35%
	General Liability Insurance		7,787	7,787	0.85%
	Builders Risk Insurance		824	824	
	CM Contingency		35,000	35,000	Allowance
	Owner Contingency		35,000	35,000	Allowance
	SUB TOTAL		837,487	837,487	
	Fee	2.4%	20,100	20,100	
	Quoted General Conditions		56,000	56,000	
	Precon Fee		2,500	2,500	
				916,087	
	FINAL GMP AMOUNT			916,087	

EXHIBIT "B"
AMERICAN CONSTRUCTORS
TEMPLE ISD - CHEER / GOLF RENOVATION

Allowances/Contingency			
	Building Permit	-----	6,000
	Putting Green	-----	15,000
	Unforeseen Conditions	-----	30,000
	Signage (permanent and construction)		2,000
	Low Voltage System (Fire Alarm & Intercom)		30,000
	Subtotal	-----	83,000
	Owner Contingency	-----	35,000
	Contractor Contingency	-----	35,000
	Allowance Total		153,000

EXHIBIT "C"
AMERICAN CONSTRUCTORS
SUBCONTRACTOR PROPOSALS

02 DEMOLITION

Maynard Construction
Diamond S Construction

Burnet, TX
Axtell, TX

65,793
66,205

03 CONCRETE

MM Concrete

Gatesville, TX

12,186

04 MASONRY

ATC Constructors
All Season Masonry
Division 7

Georgetown, TX
San Marcos, TX
Waco, TX

53,803
61,540
62,442

06 MILLWORK

Trautschold Millwork
Georgetown Woodwork

Waco, TX
Georgetown, TX

23,955
41,433

07 SEALANTS

ATC Constructors

Georgetown, TX

4,217

08 DOORS, FRAMES, HARDWARE

CF Supply

Waco, TX

17,980

09 DRYWALL/ACOUSTICAL CEILING AND PANELS

Lasco
Drywall Inc.
Tommy Williams Drywall

Austin, TX
Waco, TX
Tyler, TX

59,899
60,076
62,668

09 EPOXY FLOORING

Johnsons and Son

Austin, TX

63,303

09 VCT Flooring

Flooring Solution

Austin, TX

7,899

09 PAINTING

Slater Painting
Grant Goss Contracting
Dyer Painting

Austin, TX
Waco, TX
Waco, TX

37,576
66,230
67,464

EXHIBIT "C"
AMERICAN CONSTRUCTORS
SUBCONTRACTOR PROPOSALS

10 TOILET PARTITIONS / ACCESSORIES

CF Supply

Waco, TX

39,452

10 LOCKERS

RFS Sport

Bradford Systems

Cothron's

Elite Storage

Kemah, TX

81,842

82,438

84,227

84,818

22 PLUMBING

Rabroker AC

Waco, TX

22,963

23 HVAC / CONTROLS / TEST & BALANCE

Rabroker AC

Texas Heating & Air Service

Waco, TX

23,873

Temple, TX

25,500

26 ELECTRICAL

Mustang Electric

BP Services

Moody, TX

86,278

Woodway, TX

88,694

27 INTERCOM / CLOCK SYSTEM (ALLOWANCE)

28 FIRE ALARM (ALLOWANCE)

EXHIBIT "D"

CONSTRUCTION SCHEDULE

