

DIR-CPO-4813

Temple College OCC
Temple College
December 02, 2024

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Project Brief

PROJECT INFORMATION	
Job Name:	Temple College OCC (317006) - Structured Cabling
Job ID:	317006-001
Company:	Temple College
Site Address:	2600 S 1st St, Temple, TX 76504
Quote Type:	Estimate
Quote Date:	December 02, 2024
Status:	A1

CUSTOMER CONTACT

ACCOUNT MANAGER
Kellyn Burger
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REFERENCED DOCUMENTS
campus-map.pdf
TC_CampusServices_ConformedSet_20230625.pdf
Temple Main and Library.pdf
Visual Arts Workforce.pdf

Project Overview

IES Communications, LLC (IES) is pleased to submit for your review and approval the following proposal. Please feel free to contact us with any questions you might have during your review. The following is an outline of IES's proposal.

IES is providing pricing for the installation of communications-cabling connectivity per customer provided documentation. All cabling installed shall be in compliance with the ANSI/TIA/EIA 568-C Commercial Building Telecommunications Cabling Standards.

The proposed structured cabling solution consists of Fiber Optic cable. Cables will run from existing MDF/IDF location(s).

Project Schedule

- Based on the Customer provided schedule, the estimated timeline for this project will be between October 2024 and October 2024
- The projected crew size will range from 1-4 tech(s).
- These techs will work eight-hour shift(s) between 6:00 am and 6:00 pm M-F to complete a 40 hour work week, per tech.

IES will assign a Project Manager to oversee and coordinate project details with customer representative.

Key Notes & Clarifications

Taxes are not included in this pricing due to receipt of proper tax exemption certificate prior to submission.

Standard ceiling height is assumed; any overhead work resulting in the need for man lifts or scaffolding shall result in a change order. Scaffolding to be provided by the GC for multi-trades.

Equipment and material storage is not required for this installation.

Permit fees and inspections are not included in this pricing.

Standard wage rates are included in this pricing.

Performance & Payment and/or Bid Bonds are not included in this pricing.

OCIP and/or CCIP deducts are not included in this pricing.

All required conduit pathways and backboxes will be provided by the EC/GC. Conduit will be free and clear with an available pull string.

All interior and exterior penetrations will be completed by others.

All 110v power, PDUs and UPS battery backups to be provided by others.

Due to extreme supply chain volatility, all material pricing and material delivery schedules are subject to change. IES can only guarantee material pricing for (15) days from quote date.

Due to ongoing, and escalating, macroeconomic conditions, IES reserves the right to reprice labor and materials within 6 months of actual project start.

IES has excluded the costs necessary for compliance with Buy America/Buy American/Made in America requirements. Any additional cost, or time, associated with such requirements will be added as needed.

Scope of Work

Structured Cabling (317006-001)

Temple College OCC OSP Fiber Runs

Backbone Buildout

Temple Main Building

IES shall provide and install (1) one, 48 strand Singlemode OSP fiber from One College Center-OCC to the new Main building Demarc in basement level.

Hubert M. Dawson Library

IES shall provide and install (1) one, 12 strand Singlemode OSP fiber from One College Center-OCC to existing Library.

Temple College Visual Arts

Backbone Buildout

Temple Visual Arts Building

IES shall provide and install (1) one, 24 strand Singlemode OSP fiber from One College Center-OCC to the new Visual Arts building Demarc.

Assumptions & Exclusions

Assumptions

The following assumptions are included in this proposal:

- Any requested changes to the scope of work require a written change order prior to IES performing the work.
- No CCIP/Bonds/Fees/Licenses are required where work is to be performed.
- IES Assumes there are no firewalls to breach that are over a 1-hour rating, or that require a non-sleeve penetration to create a rated solution for this installation.
- Telecommunications Grounding Busbars (TMGB/TGB) in each Telecommunications Room are installed and functioning to BICSI standards.
- The environment is and will remain free of hazardous materials. The Customer is responsible for supplying information concerning hazardous materials for the disclosure to all employees working on the project.
- All materials with lead times are per quote date, and are subject to change based on the date of formal purchase approval.
- Our pricing is based on the negotiation of a mutually agreed upon schedule.
- All work is scheduled for regular business hours [insert business hours here].
- IES is assuming that this project is not expedited. Our estimate is based on an 8-hour workday and 40 hours a week.
- Equipment rentals are billed monthly.
- Due to extreme supply chain volatility, that all material pricing and material delivery schedules are subject to change. If this impacts the project schedule, IES will discuss with the Customer on how to proceed.
- IES understands our scope has coordination with other trades, and has included this in our proposal. If other trades cause an impact on IES's schedule, additional cost could apply to keep overall schedule commitments.
- Achieving any milestone dates is dependent upon normal staffing, and may be impacted by client or authority-having-jurisdiction (AHJ) limitations.
- All work will be performed in accordance with national, state and local codes.
- There will be unimpeded access to all work areas. Delays caused by access issues may result in additional charges to client.
- If as-builts are required, the client will provide a current cable drawings in CAD format.
- The space above the ceiling where the cable will be installed is free of obstructions.
- All furniture entrances are located at the point closest to the TR/IDF.
- All pathways and penetrations required for this projects scope of work will be existing or in place at the time of install.

Assumptions & Exclusions

Exclusions

The following are excluded from this proposal:

- Supply or install conduit.
- Supply or install any electrical.
- Architecture, engineer design, consulting fees, or engineered stamped drawings.
- Costs associated with parking.
- Improvement to building grounding system.
- Cutting, patching, and painting of finished surfaces.
- Concrete and asphalt cutting or patching.
- Coring and drilling of walls, floors, footers or headers.
- Modifications to correct existing code/building violations or upgrade of systems to comply with State or City codes.
- Supply or install all floor boxes and backing.
- Supply or install plywood backboards.
- Underground trenching or boring.
- All OSP electrical work in the form of power provision, outlets, trenching, duct banks, building penetrations, man holes, hand holes, EMT, PVC or flexible metal conduit, and pull string inside newly installed conduits.
- Labor to move furniture, PC, or other end user equipment that will preclude IES from performing their duties. Technicians must have free and clear access to all areas where their work is being performed.
- All closet buildout in existing spaces.
- Performance and Payment (P&P) bond costs.
- Permits and inspection fees.
- Third party inspections.
- Supply or install Telecommunications Grounding Backbone (TBB) connecting the primary bonding conductor between the TMGB and other TGBs.
- Supply or install grounding equalizer conductors.
- Cost associated with hidden hazardous conditions, hazardous materials, or asbestos abatement.
- Alterations or penetrations to special finishes or furniture.
- Testing of end devices and network gear.
- Supply, install, or configuration of all customer network equipment.
- Lift rental.
- Overtime, 2nd, and 3rd shift labor.
- BMS, EPMS, and Security cabling.
- All Uninterruptible Power System (UPS) systems.
- Supply or install access control equipment.
- Supply and install all AV cabling or AV equipment.
- Supply and install all horizontal conduit between devices in hard-lid areas.
- Demolition for legacy cabling.
- All system hardware including handsets, PBX, remote shelves, servers, switches, PC's, software.
- Expedited shipping charges.
- Spare equipment.

Assumptions & Exclusions

- All vertical or horizontal conduit sleeves between floors, entrance into the MPOE, MDF and IDF's, and interconnecting buildings.
- Certification of cable runs longer than 90 meters (permanent link), unless UTG or extended distance cables are installed.
- Reel tests for cable.
- Supply or install of Maxcell fabric innerduct.

IES Standards

Safety

At IES Communications, LLC (IES), the safety of our employees has always and will always come first. Safety is built directly into our organizational structure as a fundamental core value at IES. Our Director of Safety is accountable directly to the CEO. Supervision thoroughly instructs all employees in the safety practices applicable to their work and provides safety updates on every project.

Our safety goals are simple: no injuries and no time lost due to accidents. Our exceptional safety record directly results from the processes and procedures put in place to empower our staff to take action or even stop work when safety is a concern. From the careful screening and onboarding of employees to institutionalized and continuous training to rigorous ongoing safety programs and safety updates on every project, safety is a fundamental value integrated into our culture – it is essential to our operational excellence. Our Safety Program includes New Employee Orientation, Safety Expectations, Communications and Reporting, Incident Reports, Energized Electrical Training, and much more. Additionally, each employee must complete a site orientation before beginning work on any job site, which includes knowing the location of the safety program, specific hazards present on each site, site requirements for safety, and employees are made aware of emergency action plans.

Environment and Sustainability

IES management is committed to protecting human health and natural resources, promoting environmental stewardship, and implementing innovative environmental technologies and practices. Our Sustainability Program is well communicated to all employees and enforced wherever and whenever we do business. Our goal is to perform all work responsibly and purposefully, seize opportunities to minimize our environmental impact, and collaborate with vendors and customers to establish procedures structured with a conservative approach. This same culture is adopted by our customers, who are witnessing significant strides in sustainability and stepping closer to their net-zero carbon goals. IES is helping the stakeholders transform these structures into energy-efficient and sustainable buildings of the future.

Quality

Every project needs the right team to get the job done. All IES operations occur with fluent interaction between colleagues, sharing all knowledge gained, written and verbal, with each process, policy, and procedure documented and agreed upon before implementation. This creates a seamless and effective transition from the initial stages of design, installation, and maintenance of a project to reduce risk and facilitate an effective progression plan through consistent communication, milestones, measurable goals, and regular progress meetings.

In addition to clear communication during every stage of the project lifecycle, having the right tools and approaches is vital. IES utilizes a proprietary estimating, project and service management, and costing platform, a complete and detailed system to monitor and manage quality and consistency throughout the entire lifespan of your project. With customer satisfaction as a top priority, this system is flexible and easily customizable to ensure your unique needs are met.

IES also utilizes customizable apps for both Safety and QA management. These interactive tools provide metrics on service performance, enhance operational capabilities to streamline project execution processes, mitigate infrastructure requirement gaps, and prioritize customer satisfaction through survey and reporting features. Implementing these collaborative customer-focused workspaces enhances our operational and service capabilities.

Recruiting

The IES recruitment team works quickly to seek out, hire, and onboard the most talented employees from a diverse candidate pool. Every new hire must pass a background check and drug screen. Additional screening is completed as required by the customer.

As an ally to all candidates, our recruiters focus on providing competitive wages and benefits to poise all employees for a long-lasting and rewarding career with IES.

IES Standards

Diversity and Inclusivity

IES is an Equal Opportunity Employer dedicated to offering all qualified candidates and employees the same hiring, training, compensation, transfer, promotion, and other aspects of employment opportunities regardless of race, color, sex, gender identity, sexual orientation, religion, marital status, age, national origin, disability, protected veteran status, or any other status legally protected by federal, state, or local laws.

True diversity and inclusion in the workplace are achieved through commitment, accountability, and follow-through from the leadership of an organization. IES employees lead with fairness, transparency, and an open mind.

Our employees' talent, diversity, and commitment are essential to our vision, culture, and success. By creating an inclusive work environment, our employees bring their whole, authentic selves to work, resulting in a more productive and unified team. The more we collaborate and value difference, the closer we get to living in a genuinely inclusive community.

Our pledge to diversity extends to supporting, mentoring, and sponsoring our communities of small business entities. IES provides a comprehensive Small Business Program to manage, analyze, and track the diversity of our network of small business entities that represent IES. In addition, we have an extremely stringent onboarding, oversight, mentoring, and review program to ensure that our partners act in a manner congruent with our professionalism, standard of safety, quality, training, and service excellence.

Employee Development

Employees play a crucial role in the success of any organization. Quality work comes from qualified staff. A phrase that can be heard often from our team is "Training never stops." Our work environment fosters collaboration, promotes learning, and nurtures a strong company culture. Every employee receives core training for their position and has access to additional courses to enhance their growth as an individual. Since much of our workforce is comprised of field teams, IES offers several technical courses and certifications to make the field stronger and more confident in its onsite skills. This includes comprehensive training on identifying the right technologies based on project scale, cost-effective implementation practices, and infrastructure support. This is one of the many reasons IES can bring unmatched quality to your project, regardless of scale. IES's workforce also participates in our manufacturing partners' training and certification courses. Its specialists meticulously install and integrate the products, ensuring the longevity envisioned by the manufacturers, who trust IES, with its 38 years of industry experience, to conduct training programs on their behalf. With seven BICSI Authorized Training Facilities (ATFs), technical, safety, quality, and "soft skills" training such as customer service training, IES employees are provided the tools to build a fulfilling career with opportunities for growth, development, and a clear path to achieve their professional and personal goals.

General Terms & Conditions

A current Master Service Agreement or other previously agreed contract terms between Contractor and Customer may supersede the below terms:

Terms of Payment

The customer identified in this document ("Customer") agrees to pay IES Communications, LLC ("Contractor") the total purchase price, plus applicable sales tax, listed for the material and labor used as outlined in this Purchase Agreement. Material balance will be due upon the Customer's acceptance. Contractor will provide labor progress invoices for work performed in association with this Purchase Agreement. All invoices are due no later than 30 days from receipt. If the customer elects to finance the services and equipment on this Purchase Agreement through one of the Contractor's third-party authorized leasing sources, an initial deposit of 20% is required at signing this Purchase Agreement. The Contractor's finance department must approve special arrangements or terms other than stated herein.

Taxes may be included in this proposal's pricing, and customer is responsible for such taxes unless and until customer provides a valid, unexpired tax exemption certificate for the state where the work is being performed. Any tax-free proposal pricing that IES may provide for customer's convenience is non-binding, provided for informational purposes only, and is strictly contingent upon customer timely providing a valid, unexpired tax exemption certificate.

Late Charges on Past Due Accounts

Customer agrees to pay Contractor the lesser of (a) the highest interest rate allowed by law or (b) 1.5% interest per month (an annual rate of 18%) on any unpaid balance after the due date.

Expedite Charge

To avoid an expedited shipping charge, Contractor must receive a signed Purchase Agreement and purchase order (if Customer's purchasing policy requires that a purchase order be issued) five (5) business days prior to commencing the work. Customer is responsible for Contractor's additional expediting costs incurred due to Customer's failure to timely return a signed Purchase Agreement (and PO, if applicable). The additional costs of any special rush requests, if not included in this Purchase Agreement's pricing, will be invoiced separately and subject to a ten percent (10%) markup.

Timeline

Customer acknowledges that if the project is delayed or accelerated due to reasons beyond the reasonable control of Contractor, that Contractor may incur additional expenses. Such expenses may include but are not limited to employee wages, materials, mileage, travel/lodging, design, and re-engineering fees. Upon Contractor's providing a written change order for any such additional costs, Customer will timely reimburse Contractor at Contractor's standard rate or rates.

Change in Scope

Any change to the scope of work, as specified in this Purchase Agreement, which is requested by the customer or its duly authorized representative, may only be effected through a written, mutually executed change order. The change order must be signed by an authorized representative of the Customer, and an additional purchase order, or an amendment to the original purchase order, issued. All change orders to the original scope of work shall be governed by these General Terms and Conditions. Any preprinted terms or conditions on the Customer's purchase order form are expressly null and void, and the services and/or materials stated in any such purchase order shall be subject to these General Terms and Conditions.

General Terms & Conditions

Cancellation

Customer acknowledges that this is a non-cancelable Purchase Agreement. If Customer elects to return any material or equipment delivered as part of this Purchase Agreement, it must be unused and in its original packaging. Customer will be liable for any restocking or similar return fees incurred by Contractor, at a rate equal to the amount charged to Contractor, on all returned material and equipment. Customer will also be liable for any and all labor hours performed at the Contractor's standard hourly rate. Contractor shall have the right to suspend work and/or terminate this Purchase Agreement upon notice and without further liability, if the Customer defaults on its payment obligations hereunder and such default remains uncured after seven (7) days written notice.

Customer Responsibilities

Unless stated otherwise in the General Notes, Exclusions, and Clarifications section of this contract, it is the responsibility of the customer to provide the following:

- A safe and secure location for storing all materials and equipment related to this project.
- Copies of floor plans (electronic CAD files preferred in the DWG or DXF format), including the furniture layout and outlet locations (outlet locations may be hand-drawn).
- Adequate environment at the worksite (appropriate ventilation, lighting, access, etc.).
- A single point of contact for the duration of the project.

Hazardous Materials

Customer acknowledges that the scope of work performed by IES shall not include the identification, detection, abatement, encapsulation, or removal of hazardous materials or products containing hazardous materials, including but not limited to, asbestos and lead. The Customer shall be solely responsible for identifying and notifying IES of any potential presence of hazardous materials on the project site before commencing any work. The Customer also agrees to promptly disclose any relevant information regarding hazardous materials that may impact the safety or feasibility of the project. If the presence of hazardous materials is discovered during the project, IES may, at its sole discretion, suspend the project until the Customer addresses the hazardous materials in accordance with all applicable regulations and provides abatement plans to IES prior to commencing any work. Any additional costs incurred due to the project suspension or modifications shall be the responsibility of the Customer.

Limitation

All prices remain in effect for fifteen (15) days from the date of this Purchase Agreement.

Dispute Resolution, Governing Law, Venue, Attorney's Fees

In the event of a dispute arising under this Purchase Agreement, the complaining party shall give the other party a comprehensive, reasonably detailed written notice of its claim(s), which notice shall include appropriate supporting documentation. Within seven (7) days of the date of the notice, the parties' authorized representatives shall meet (virtually or in-person) and confer in an effort to resolve the dispute amicably. If the parties fail to resolve the dispute at such meeting, then either party may submit the dispute for nonbinding mediation. Either party may initiate submission of the dispute to mediation upon written notice to the other party. The parties shall mutually agree on a single, qualified, neutral, independent mediator, and the parties shall split the mediator's fee. Each party shall participate in the mediation in good faith and shall send to the mediation a representative with full settlement authority. If mediation fails to resolve the dispute, then either party may issue a notice of demand for arbitration to (1) the other party and (2) the filing party's choice of arbitrator or dispute resolution provider, but mediation is a condition precedent to either party's right to demand arbitration. Any arbitration hereunder shall be governed by the arbitration provider's applicable construction-industry arbitration rules and procedures or the set of JAMS, AAA, or CPR rules and procedures otherwise agreed upon by the parties. Texas law shall govern any disputes hereunder without regard for its conflict of laws principles, and any mediation or arbitration of disputes hereunder shall take place in the greater Phoenix, AZ metro area.

General Terms & Conditions

Insurance

Contractor will maintain the following types of insurance coverage and liability limits:

- Commercial automobile insurance for all non-owned vehicles, covering bodily injury and property damage, with a limit of \$1,000,000 for each occurrence.
- Commercial general liability insurance covering bodily injury, property damage, and contractual liability, with a limit of \$3,000,000 for each occurrence and \$6,000,000 general aggregate.
- Workers' compensation, with the statutory requirement for coverage.

Additional Insured

IES will name Customer as an additional insured on IES Communications, LLC's general liability policy.

Waiver of Subrogation

Rights of subrogation under the policies listed above will be waived in favor of the Customer.

Certification

IES will provide the Customer with a certificate of insurance confirming all insurance.

Pricing & Authorization

DESCRIPTION	TOTAL
Labor	\$37,460.40
Material	\$19,438.30
Other (May include shipping, permits, parking, travel, lift rentals, etc.)	\$0.00
Services	\$0.00
Total:	\$56,898.70
Tax:	\$0.00
Total with Tax:	\$56,898.70

The total sum for this proposal is **\$56,898.70**, which includes all applicable tax, material, labor, equipment, supplies, travel expenses, and misc. expenses.

For tax exempt customers, taxes may be included in this proposal's pricing. The customer is responsible for such taxes unless and until IES receives a valid, unexpired tax exemption certificate for the state where the work is being performed.

Excluded from this proposal, are any adds, moves, or changes during the project, which will be billed separately from the original proposal.

Temple College-317006-001

By signing below, I am accepting this proposal and the attached terms and conditions.

Customer Authorized Signature

Date

Customer Print Name

Customer Title

IES Communications, LLC

IES Authorized Signature

Date

IES Print Name

IES Title

Pricing Details

Temple College OCC OSP Fiber Runs

DESCRIPTION	LABOR	MATERIAL	OTHER	SERVICES	SUBTOTAL	TAX	TOTAL
Backbone Buildout	\$25,528.11	\$12,245.87	\$0.00	\$0.00	\$37,773.99	\$0.00	\$37,773.99
Totals:	\$25,528.11	\$12,245.87	\$0.00	\$0.00	\$37,773.99	\$0.00	\$37,773.99

Temple College Visual Arts

DESCRIPTION	LABOR	MATERIAL	OTHER	SERVICES	SUBTOTAL	TAX	TOTAL
Backbone Buildout	\$11,932.29	\$7,192.42	\$0.00	\$0.00	\$19,124.71	\$0.00	\$19,124.71
Totals:	\$11,932.29	\$7,192.42	\$0.00	\$0.00	\$19,124.71	\$0.00	\$19,124.71

*Other may include shipping, permits, parking, travel, lift rentals, etc.

Bill of Material

MFG	PART DESCRIPTION	PART#	QTY	UNIT
CommScope	760053843 TeraSPEED OSP 12 Strand SM Loose Tube Cable	D-012-LN-8W-F12NS	2500	FEET
CommScope	Fiber OSP cable, TeraSPEED® Single Jacket All-Dielectric, Gel-Free, 48 fibers, Stranded Loose Tube, SM, Feet, Black Jacket	D-048-LN-8W-F12NS	2000	FOOT
CommScope	Singlemode LC/UPC to LC/UPC, Fiber Patch Cord - 3M	FEWLCLC42-JXM003	6	EACH
CommScope	24ST OS2 SM Interlocking Aluminum Armored Plenum Fiber Cable	P-024-DZ-8W-FSUYL	2600	FEET
Corning	1U Closet Connector Housing, Holds (2) Panels	CCH-01U	2	EACH
Corning	2U Closet Connector Housing, Holds (4) Panels	CCH-02U	3	EACH
Corning	Closet Connector Housing Splice Cassette Pigtailed 12 Fiber LC UPC Duplex OS2	CCH-CS12-A9-P00RE	2	EACH
Corning	Closet Connector Housing Splice Cassette Pigtailed 24 Fiber LC UPC Duplex OS2	CCH-CS24-A9-P00RE	6	EACH
IES	Misc Material	GC-MSC_MATRL	1	LOT