



WESTWAY
CONSTRUCTION
SERVICES

Westway Construction Services, LLC

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June 10, 2022

South San Antonio ISD
1450 Gillette Blvd.
San Antonio, Texas 78224

Attn: Andy Rocha

Ref: SSAISD West Campus High School
Cafeteria Package Partial Demo and Wall Construction

Dear Mr. Rocha,

In reference to the above-mentioned project, Westway Construction Services, LLC provides herewith the SSAISD West Campus High School – Cafeteria Package Partial Demo and Wall Construction proposal.

Total amount for this package is \$ One Hundred Ninety Thousand Nine Hundred Fifty-Nine dollars. Time of construction will be 60 Calendar Days from the date established within the Notice to Proceed.

In consideration of this estimate, we have included the following items that are the basis of our proposal:

- Tab One: SD Progress Set Estimate
- Tab Two: Clarifications & Assumptions (C&A)
- Tab Three: List of Drawings (No Specifications were issued)

Savings and/or unused balances of the Contract Allowances included within our proposal will be returned to the District in full, 100%.

We appreciate being part of your project team and helping make your project successful. If you have any questions regarding our proposal or need additional information, please do not hesitate to call.

Respectfully,
Satterfield & Pontikes Construction, Inc.

Kenneth E. Smith,
Senior Vice President

cc: Andrea Tejada – PBK
Gary Pace - S&P
Daniel Perezchica- S&P

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Tab Two – Clarifications & Assumptions (C&A)

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Tab Three – List of Drawings

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Tab One – Estimate

- The Cost Summary is attached.

PROJECT:	South San Antonio ISD West Campus HS - Cafeteria Package	Bid Date:	6/10/2022	\$	190,959
LOCATION:	5622 Ray Ellison BLVD, San Antonio, Tx 78242				

Spec Section	Description	* Quantity	Units	\$/Unit	Estimate/Budget	Sub Amount
4	01-00-00 Division 1 - General Requirements					35,000
11	02-00-00 Division 2 - Existing Conditions					- 16,832
47	07-00-00 Division 7 - Thermal and Moisture Protection					- 3,600
68	09-00-00 Division 9 - Finishes					- 44,550
187	MISCELLANEOUS					- 28,000
230	Sub Default Insurance					2,500 -
232	SUBTOTAL					130,482 127,982
233	GENERAL CONDITIONS					25,000 0
234	TOTALS					155,482 155,482
236	PERMITS			Default is \$3.50 per \$1,000		669
239	SUBTOTAL				Sub-Total	156,151
240	BOND-INITIAL COST				Texas Standard	3,556
241	Enter Months Duration for Bond Premium Surcharge Calculations				12	0
242	BUILDER'S RISK				0.0020000	374
243	GENERAL LIABILITY				0.008900	1,666
244	OWNERS CONTRACTORS PROTECTIVE				-	0
245	WARRANTY COST				0.25%	468
246	SUBTOTAL				Sub-Total	162,215
247	OVERHEAD & PROFIT					25,000
248					Sub-Total	187,215
249	TIPS FEE				2.00%	3,744
250					Total	190,959
260						
261						

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Tab Two- Clarifications & Assumptions (C&A)

General Qualifications

1. This proposal is based upon the drawings Issued for Bid dated June 7, 2022 for the South San Antonio ISD West Campus High School – Cafeteria Package by PBK Architects and their consultants.
2. We have included a Construction Manager Contingency of \$ 10,000 dollars for CM's exclusive use.
3. Proposal is based upon using the TIPS process. We have included a TIPS Fee of 2%.
4. We have included builder's risk insurance, general liability insurance, subcontractor default insurance and payment and performance bonds.
5. If it is determined that items we have excluded are required to be included, such items will be addressed by contract change. Changes requested may require an increase to the contract amount.
6. We have not included any costs for unforeseen conditions.
7. Our proposed work is limited to the following scope items:
 1. Demolition of existing walls in rooms 101, 109 and 110.
 2. Constructing and finishing new drywall partition type S6 between Existing District Storage and the proposed Cafeteria A420
 3. We will include electrical power located within the new drywall partition. Cost for this work will be from the allowance included in our proposal.

Package Specific Assumptions & Clarifications

The following definition represents the basis of our proposal and serves as the Cafeteria Package Estimate for the project. The estimated costs were developed based upon the project documents listed in the appendices and schedule data described elsewhere in this report, and the assumptions, clarifications and design criteria presented under this section.

Division 1:

1. We have included allowances for all MEPS work that will need to be completed.

Division 2:

1. We have included demolition of the interior walls located in rooms 101, 109 and 110.

Division 7:

1. We have included firestopping at new drywall partitions.

Division 9:

1. We have included to tape, float and paint of the new drywall partitions.

Miscellaneous:

1. We have included general labor for clean-up, protection of existing conditions, final clean and safety.

Contract Allowances

To provide this Cafeteria Package Estimate proposal, a number of cost allowances had to be established. These allowances are intended to provide for all direct construction costs associated with each of these items.

1. CM Contingency - \$ 10,000
2. MEPS Allowance – Make Safe at Demo Areas..... \$10,000
3. MEPS Allowance – \$15,000

Exclusions

1. All scope of work not included in the demolition of the Existing District Storage and the enclosure of the Cafeteria.
2. All MEP scope of work shown in the drawings
3. All Technology shown in the drawings
4. Temporary power and water consumption cost for new construction. We have included the use of the services provided by the Owner.
5. Design contingency
6. Furnishings, Fixtures or Equipment.
7. Sales Tax.

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Tab Three – List of Drawings

- Proposal is based upon the following drawings issued by PBK dated 06/07/22:
 - AD- 101; A- 101; A-601