

June 1, 2023

Kevin McKeever
Bond Program Office Director
Lamar Consolidated Independent School District
3911 Avenue I
Rosenberg, Texas 77471

RE: LCISD Blue Track Addition and Renovations- Rosenberg Transportation Center – GMP 4

Dear Kevin McKeever

Please find enclosed our Guaranteed Maximum Price (GMP) Proposal for the LCISD – Blue Track Addition and Renovations, which includes the renovation for the Rosenberg Transportation Center. Pricing is based on drawings released by Corgan and Wylie on 4/28/2023.

The completion schedule will be driven by getting subcontractors on board and released in the summer months so the project can remain productive during the summer. It would be critical that we get the subcontractors released to procure material as soon as possible so they can begin to procure the more challenging material with longer lead times. Gilbane presents our GMP-4 of Five Million, Eight Hundred Four Thousand, Nine Hundred Thirty Dollars and no cents. (\$5,804,930). Our GMP-4 is comprised of the bid summary, allowance detail and clarifications that form the basis of our understanding of this package.

Upon approval of this GMP by the Board of Trustees it is our understanding that the LCISD Team will produce a Notice to Proceed Letter (NTP) to immediately release Gilbane to proceed with the work.

Thank you again for the opportunity to present this GMP and to work with you on this project. We look forward to building on this relationship as we construct your project. If you have any questions, please do not hesitate to contact us at any time.

Sincerely,

Gilbane Building Company
Michael Matula
Senior Project Executive

GMP Cost Summary

DESCRIPTION		Vendor Bid	Vendor	GMP 3
	Demolition	02A \$ 195,151		\$ 195,151
	Concrete, Earthwork, and Sitework	03A/31A \$ 799,253		\$ 799,253
	Structural and Miscellaneous Metals	05A \$ 485,650		\$ 485,650
	Millwork and Casework	06A \$ 74,000		\$ 74,000
	Roofing and Metal Panels	07A \$ 269,815		\$ 269,815
	Waterproofing	07B \$ 31,601		\$ 31,601
	Doors and Frames	08A \$ 77,550		\$ 77,550
	Glazing	08B \$ 39,316		\$ 39,316
	Overhead Doors	08C \$ 73,434		\$ 73,434
	Acoustical Ceilings	09A \$ 45,647		\$ 45,647
	Drywall and Cold-Formed Metal Framing	09B \$ 150,308		\$ 150,308
	Flooring	09C \$ 38,061		\$ 38,061
	Painting	09D \$ 64,767		\$ 64,767
	Canopies-Removed from GMP	10A \$ -		\$ -
	Specialties	10B \$ 13,692		\$ 13,692
	Fire Protection	21A \$ 26,360		\$ 26,360
	Plumbing	22A \$ 167,621		\$ 167,621
	Mechanical	23A \$ 622,756		\$ 622,756
	Electrical	26A \$ 859,156		\$ 859,156
	Technology	27A \$ 209,350		\$ 209,350
	Fencing	32A \$ 11,532		\$ 11,532
	SWPPP	33A \$ 10,000		\$ 10,000
	Bus Lift Allowance- Removed from GMP	\$ -		\$ -
	Bus Cabinets	\$ 60,000		\$ 60,000
	Fire Alarm	\$ 37,185		\$ 37,185
	Cost for Relocating Staff-Allowance	\$ 15,000		\$ 15,000
	Cost for Storage To store Existing Furniture-Allowance	\$ 10,000		\$ 10,000
	Temporary Lighting Allowance	\$ 60,000		\$ 60,000
	Temporary Fencing Allowance	\$ 30,000		\$ 30,000
	Owner Contingency	\$ 223,860		\$ 223,860
	SUBTOTAL SUBCONTRACTOR	4,701,065		4,701,065
Note*	CONTRACTOR DEFAULT INSURANCE (1.3% * Sub Cost)	\$61,114		61,114
	PRECONSTRUCTION SERVICES	Separate PO		Separate PO
	GENERAL CONDITIONS (8.3%)	\$467,776		467,776
Note**	Additional Builders Risk	\$279,093		279,093
	FEE (2.25%)	\$126,807		126,807
	SUBTOTAL - Cost of the Work (COW)	\$5,635,855		5,635,855
	NOTE ***CONSTRUCTION CONTINGENCY 3.000%			\$169,076
	GMP 4 TOTAL			\$5,804,930
Note*:	CDI = 1.3% x (\$4,701,065) = \$61,114			
Note***:	CONSTRUCTION CONTINGENCY = 3% X (\$5,804,930) = \$169076			
Note**:	Builders Risk Insurance - An estimate of \$75,000 was originally included in our proposal (this amount is part of the 8.3% General Conditions) for the Builders Risk Insurance per the original scope of work and the estimated project value of \$27,420,000 as defined in the Request for Proposal. Based on the final scope of the project and the increased project value, we have gone back to the market, and received a revised Builder's Risk proposal for \$354,093. The additional cost of builders risk insurance of \$279,093 and has been accounted for within this GMP.			