City of Bryan

Fiscal Year 2015

Downtown Improvements Program

204 East 23rd Street	**$11,450.00**
Property Address	Requested Funding Amount
$11,450.00	**$7,500.00**
Cost Estimate #1	Cost Estimate #2

Application Review	**Yes**	**No**	**Both**
1) The application meets the minimum submittal requirements. *Section II-A.*	✓		
2) The property is eligible to receive funding. *Section I-E.*	✓		
3) The proposed improvements are eligible to receive funding. *Section I-D.*		✓	
4) The request exceeds a combined total of $1,000 per linear foot of façade street frontage. *Section I-J.*		✓	

Note *If "No" is checked on any or all for questions 1-3 above, the application is not eligible to be considered for grant funding.*

Additional Consideration Criteria *Section II-C*	**Yes**	**No**	**Both**
1) Property is on the National Register of Historic Places.		✓	
2) Located within the Downtown Historic District, or other City preservation overlay or district.		✓	
3) Improvements propose to remove historically insensitive additions and/or maintain existing features.		✓	
4) Improvements attempt to reuse existing, historic materials instead of complete replacement with new materials.		✓	
5) Property has not previously received DIP funding.	✓		

Recommendation

$0.00	**0%**
Recommended funding amount for application	**Percentage of original requested amount**
Lindsey Guindi, AICP	Randy Haynes, AICP, LEED GA
Director of Strategic Projects	Historic Preservation Officer
Paul Kaspar, P.E., CFM	Robert Holzweiss
City Engineer	HLC Appointee
Richard Cortez	March 2, 2015
TIRZ 21 Board Appointee	Date

Additional comments regarding the application and reasoning behind the recommended funding are on the opposite side of this sheet.

Comments

Below are comments from the Downtown Improvements Grant Review Panel regarding the proposed improvements and the justification for the recommended amount of funding. City Council makes the final decision regarding the amount of funds granted.

Application Review

In Section II-D: Eligible Improvements, it outlines types of improvements that are eligible for funding. The subject property does not propose any of the listed improvements as part of their grant request. The application is for the demolition of an existing structure, not a repair or replacement project.

Drawings/Plan Details

No drawings or plans were submitted for consideration with the grant request. As grant monies are awarded based on viable improvements that are in compliance with the Secretary of the Interior's Standards for Historic Preservation, drawings are required as a part of the submittal.

Additional Consideration

The application meets the following additional consideration criteria as outlined in Section II-C:

- The property has not previously received DIP funding.

Other Comments

Due to the proposed changes to the property not meeting the Eligible Improvements section of the Downtown Improvements Grant application, no funding for the project is recommended.

Per Curiam Holdings, L.L.C.

400 North Washington Avenue
Bryan, TX 77803
Phone: 979-775-4100 Fax: 979-775-4300
E-Mail: jean@shanephelpslaw.com
shane@shanephelpslaw.com

February 13, 2015

Mr. Paul Kaspar
Planning & Development
City of Bryan
300 South Texas Avenue
Bryan, TX 77803

Dear Mr. Kaspar:

Please find attached two applications for the Downtown Improvements Program Grant. The first application is for the demolition of the duplex located at 204 E. 23rd Street. The second application is for the proposed addition to the building located at 400 N. Washington Avenue. These two buildings are located on the same piece of property.

When we purchased this property in late 2011 both buildings were in a state of disrepair. We rehabilitated the building at 400 N. Washington and now use it as our law office. This rehabilitation included completely replacing the rotted siding, new windows, floors, doors, electric, plumbing and landscaping. The only item left untouched was the roof.

The duplex located at the back of this property had a trespass warning from the Bryan Police Department attached to the doors when we purchased it. This building was clearly used for illegal drug activity prior to our purchase and the building shows the result of that activity (see the photos included). We painted the exterior and attempted to remodel half of the interior. However, because of flooding issues and the overall poor condition of the building this was ultimately unsuccessful. At this point, our only reasonable option is to demolish this building and have already obtained a permit from the city to do so. I have included a copy of the permit with this documentation. We believe that this will vastly improve the property and the surrounding neighborhood. Once this demolition is complete we plan to expand the law office by approximately 1000 square feet.

Please note that the bid from H. Bond Construction is more expensive than the one from KellyBurt Dozer. However, the Bond bid includes capping the plumbing and sewer lines and providing backfill, topsoil and sod for the area after demolition is complete. We have also had a certified arborist out at the site to advise us on the best way to protect the two large trees located very near the building that will be demolished. We are spending another $1000 on arborist services in an attempt to save a large pecan tree and a large oak tree. It is important to us to do what we can to save these trees. To that end Howard Bond from H. Bond Construction has consulted with the arborist regarding the best methods for demolition and removal of the resulting debris. KellyBurt Dozer has also indicated that it will be several months before they can begin to do any work at the site. Using their services will likely result in not being able to meet the time deadlines imposed by the grant.

We have only included one bid for the new addition construction because we had already been working with Stephen Beck of Beck Construction when we were made aware of this grant opportunity. We chose Beck Construction because of their reputation for remodeling historic buildings. Our building is a traditional arts & crafts house built around the turn of the last century. While the interior floor plan was significantly changed before we purchased the property, the exterior remained mostly unchanged. We believe a front porch and back porch were enclosed over the years. When we purchased the building and remodeled it, it was important to us to maintain the historic character of the building and make sure it stayed true to the neighborhood aesthetic. We made sure that the doors, windows and exterior paint colors were appropriate for the arts & crafts architecture of the building. It is important that the addition flows with the architecture of the current building and does not look like an afterthought. Using Beck Construction with their experience remodeling older buildings will help ensure that the addition is seamless and the building continues to be aesthetically pleasing and historically appropriate.

Sincerely,

Jean Ricciardello Phelps

Shane Phelps

Downtown Improvements Program Grant Application

Date Received:
HLC Meeting Date:
Council Meeting Date:
Case Contact:

979-775-4300 fax

Per Curiam Holdings, LLC 979-775-4100

Owner's Name **Telephone No.** **Fax No.** **E-Mail**

400 N. Washington Ave Bryan 77803

Owner's Mailing Address

Jean Ricciardello Phelps see above jean@shanephelpslaw.com

Agent's Name **Telephone No.** **Fax No.** **E-Mail**

see above

Agent's Mailing Address

400 N. Washington Ave Bryan Tx 77803

Building Name and Address

City of Bryan Townsite Block 11, Lots 8-9 & Part of alley

Subdivision **Block** **Lot(s)**

Zoning of Property: Commercial

Current Use of Property: Law Office **Proposed Use of Property:** Law Office

Cost Estimate No. 1 prepared by: Brex Construction **Total for Cost Estimate No. 1: $** 160,802

Cost Estimate No. 2 prepared by: _____ **Total for Cost Estimate No. 2: $** _____

Please note that both Cost Estimates must use the standardized format and be attached to this application.

Linear Feet of Street Frontage: 34

Grant Request: $ 34,000

Please note that maximum grant requests are based on the amount of linear street frontage.

Has this property received any other funding through the City of Bryan? No

Source _____ **Amount** _____

Certification

I hereby certify that I am the owner of the above described property for the purpose of this application. I also certify that I have been informed and understand the regulations regarding this process as specified by City Ordinance. I also understand it is necessary for me or my authorized agent to be present at any and all public hearings in regard to this case.

Ricciardello — Jean Ricciardello

Owner's Signature — Owner's Printed Name

For Per Curiam Holdings, LLC

400 N. Washington Ave Bryan 77803 — 979-775-4100

Owner's Mailing Address — Owner's Telephone

Agent Authorization

In lieu of representing this request myself as owner of the subject property, I hereby authorize the person designated below to act as my agent for the application, processing, representation and/ or presentation of this request. The designated agent shall be the principle contact person with the City (and vice versa) in processing and responding to requirements, information, or issues relevant to this request.

Owner's Signature — Owner's Printed Name

Agent's Signature — Agent's Printed Name

Agent's telephone number — Agent's Address

CITY OF BRYAN
DOWNTOWN IMPROVEMENTS PROGRAM

This Agreement is by and between the CITY OF BRYAN, a Texas Home Rule Municipal Corporation (hereinafter referred to as "CITY"), and Per Curiam Holdings, LLC, property owner of PROPERTY ADDRESS, located in Downtown Bryan. (hereinafter referred to as "Grant Recipient").

As part of the City's Downtown Improvement program, both parties agree that this program makes Downtown more attractive, increasing the economic vitality of the buildings, increasing sales tax and property values, while preserving and enhancing Bryan's architectural and cultural history.

The Grant Recipient agrees and accepts funding from the City as part of this Downtown Improvements Program.

The Grant Recipient shall complete all work in the scope approved by Bryan City Council. The Grant recipient shall complete all Extra Work in connection therewith. All work and materials shall be in strict conformity with the specifications. The Substantial Completion of the work shall not excuse the Grant recipient from performing all the work undertaken, whether of a minor or major nature, and thereby completing the Project in accordance with the Grant Program guidelines and scope of work. In the event that the Grant recipient fails to perform the work as required for Final Completion, Grant recipient shall reimburse the City for all costs; or the City may contract with a third party to complete the work and the Grant recipient shall assume and pay the costs of the performance of the work as contracted.

By: J Ricciardello for Per Curiam Holdings, LLC
Printed Name: Jean Ricciardello
Title: Member
Date: Feb 16, 2015

CITY OF BRYAN:

_____ Date:_____
Mayor

APPROVED:

_____ Date:_____
City Manager

_____ Date:_____
City Attorney

_____ Date:_____
Chief Financial Officer

Addition				
Division 01-General Data	Quantity Unit	Unit Cost	Subtotal	Division Cost
Contractor's Overhead (10%)	1	10930.00	10930.00	
Contractor's Profit (10%)	1	10930.00	10930.00	
Other-Permit	1	1094.00	1094.00	
Subtotal				22954.00
Division 02-Sitework				
Other-moving carport	1	750.00	750.00	
Other-dumpster	1	450.00	450.00	
Other-Cleaning	1	200.00	200.00	
Subtotal				1400.00
Division 05-Metal				
Other-metal railings	1	350.00	350.00	
Subtotal				350.00
Division 06-Wood & Plastic				
06010 - Lumber	1388	15.76	21878.00	
06100 - Rough Carpentry	1388	17.34	24065.00	
06200 - Finish Carpentry	1388	5.52	7657.00	
Other-Flooring	1388	9.46	13127.00	
Subtotal				66727.00
Division 07-Thermal & Moisture Protection				
07300 - Shingles & Roofing Tiles	1388	5.58	7751.00	
Other-Insulation	1388	0.79	1094.00	
Subtotal				8845.00
Division 08-Doors & Windows- included in Dividion 07				0.00
Division 09-Finishes				
09250 - Gypsum Board	1388	3.94	5469.00	
Other-Painting	1388	3.15	4376.00	
Subtotal				9845.00
Division 15-Mechanical				
Other-HVAC	1388	3.94	5469.00	
Other-Plumbing	1	250.00	250.00	
Subtotal				5719.00
Division 16-Electrical				
16050 - Basic Electrical Material:	1	3282.00	3282.00	
Other-Electrical labor	1388	8.67	12033.00	
Subtotal				15315.00
Addition Total			**131155.00**	**131155.00**

Driveway				
Division 01-General Data	Quantity Unit	Unit Cost	Subtotal	Division Cost
Contractor's Overhead (10%)	1	1348.00	1348.00	
Contractor's Profit (10%)	1	1348.00	1348.00	
Subtotal				2696.00
Division 03-Concrete				
03350 - Concrete Finishes	400	6.88	2750.00	
Other-Concrete material and lab	1734	6.19	10729.00	

Subtotal				13479.00
Driveway Total			**16175.00**	**16175.00**

Optional Driveway				
Division 01-General Data	Quantity Unit	Unit Cost	Subtotal	Division Cost
Contractor's Overhead (10%)	1	708.00	708.00	
Contractor's Profit (10%)	1	708.00	708.00	
Subtotal				1416.00
Division 03-Concrete				
Other-Concrete material and lab	1029	6.88	7075.00	
Subtotal				7075.00
Driveway Total			**8491.00**	**8491.00**

Sidewalk				
Division 01-General Data	Quantity Unit	Unit Cost	Subtotal	Division Cost
Contractor's Overhead (10%)	1	415.00	415.00	
Contractor's Profit (10%)	1	415.00	415.00	
Subtotal				830.00
Division 03-Concrete				
Other-Concrete material and lab	477	8.70	4151.00	
Subtotal				4151.00
Sidewalk Total			**4981.00**	**4981.00**

Beck Construction, Inc

Stephen Beck | 979-777-6661
stephen@beckconstructionbcs.com | www.BeckConstructionBCS.com
201 College View | Bryan, Texas 77801

Jean and Shane Phelps
400 N. Washington | Bryan, Texas 77803
979-775-4100 | jean@shanephelpslaw.com

Date: 2/15/2015

Addition **131155.00**

PR Get building permit
DU Provide dumpster
MO Move existing carport to north-west corner of parking lot
FD Pour footings for pier and beam foundation
CF Remove overhang on west wall
Remove siding on west wall
Build pier and beam foundation
Frame exterior and interior walls, ceiling joists, rafters, decking, felt and overhang
Install deadwood
Install 15 new 2959 windows
Install 5 existing windows
Install EXISTING exterior door unit
Install building wrap
Install hardi siding and trim
RO Roof new decking
FD Pour stairs to back door
ME Install metal rail for stairs
PA Paint exterior

<u>THE ADDITION IS NOW DRIED IN…</u>

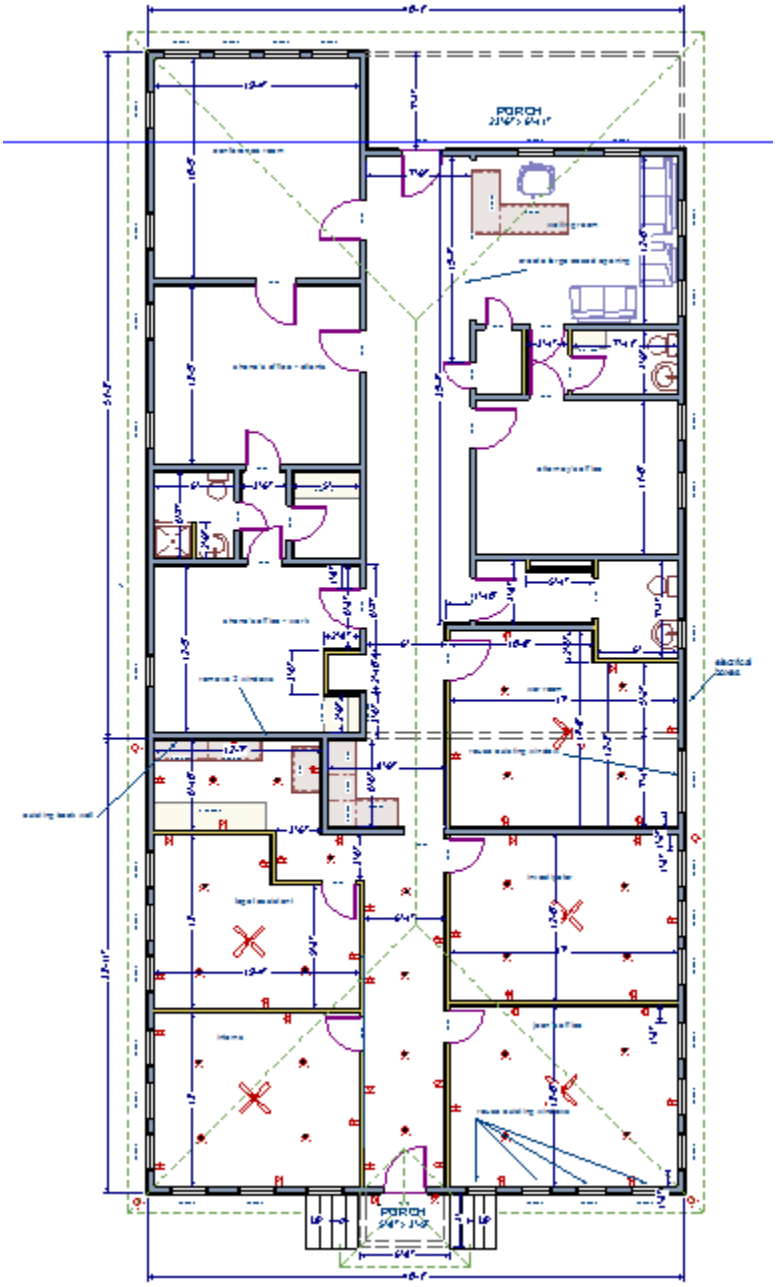
AC Rough in ac ducts, blower and condensing unit
EL Rough in electrical outlets, fans and lights
Rough in electrical for ac
PL Rough in plumbing for ac
Cap off existing exterior hose bib
Rough in exterior hose bib
IN Insulate walls
Insulate ceilings
CA Frame in west windows in Shane's office
Frame in west windows in new war room
Cut cased opening in new waiting room
Install hard wood threshold to cover floor gap left by wall removal
SR Hang sheetrock on walls and ceilings
Hang sheetrock on framed in windows
CA Install interior doors
Install base, crown and trim on doors and windows
PA Paint walls, ceilings, doors and trim
Paint west wall in Shane's office
Paint west wall in new war room
Paint both sides of new wall in new waiting room
EL Trim out electrical

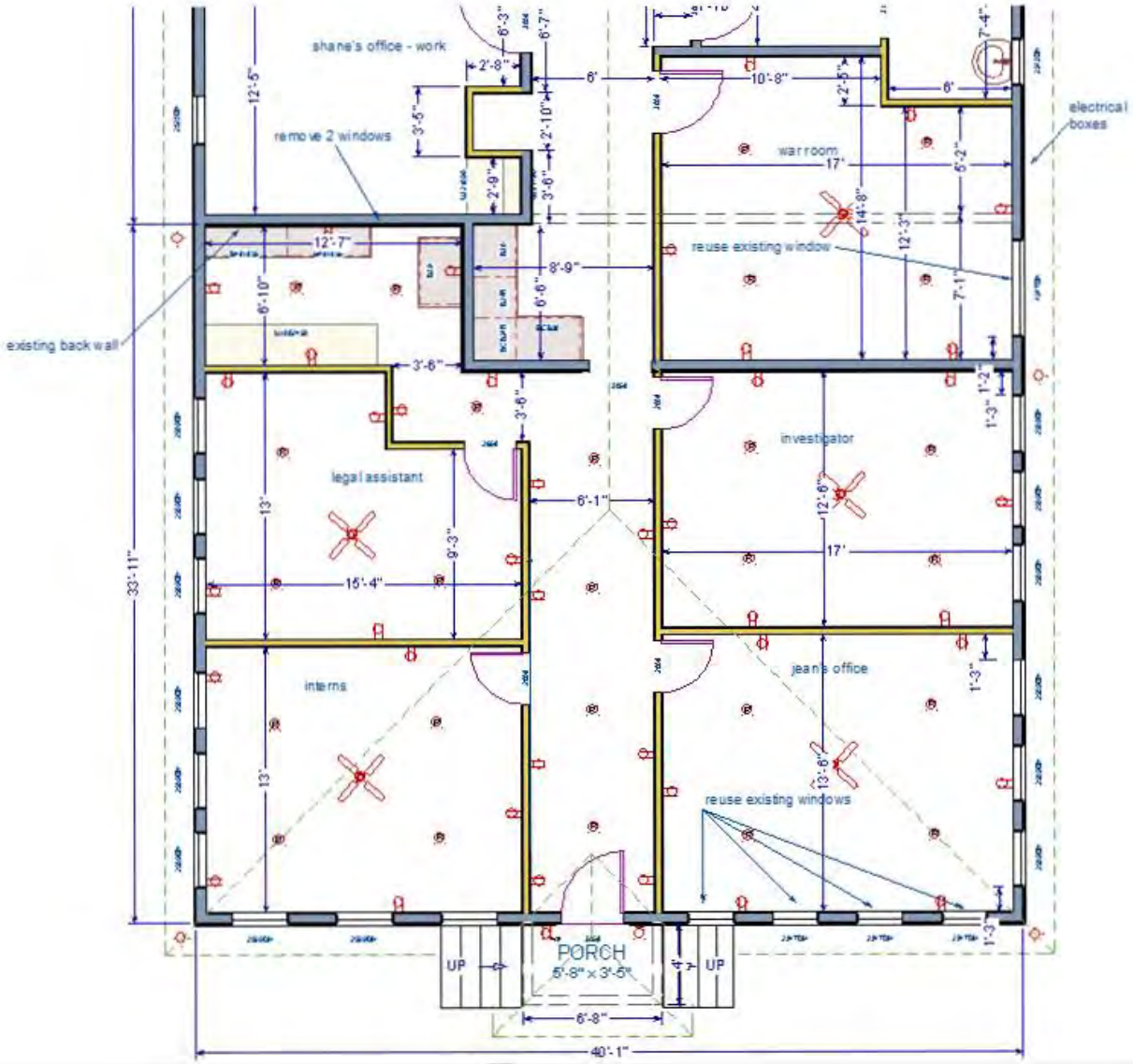
AC Trim out ac
FL Install hard wood floor
Install shoe mould
PA Paint shoe mould
House removed by others.
Dish removed/installed by others.
Security system repair or installation by others.
Tree trim by others.

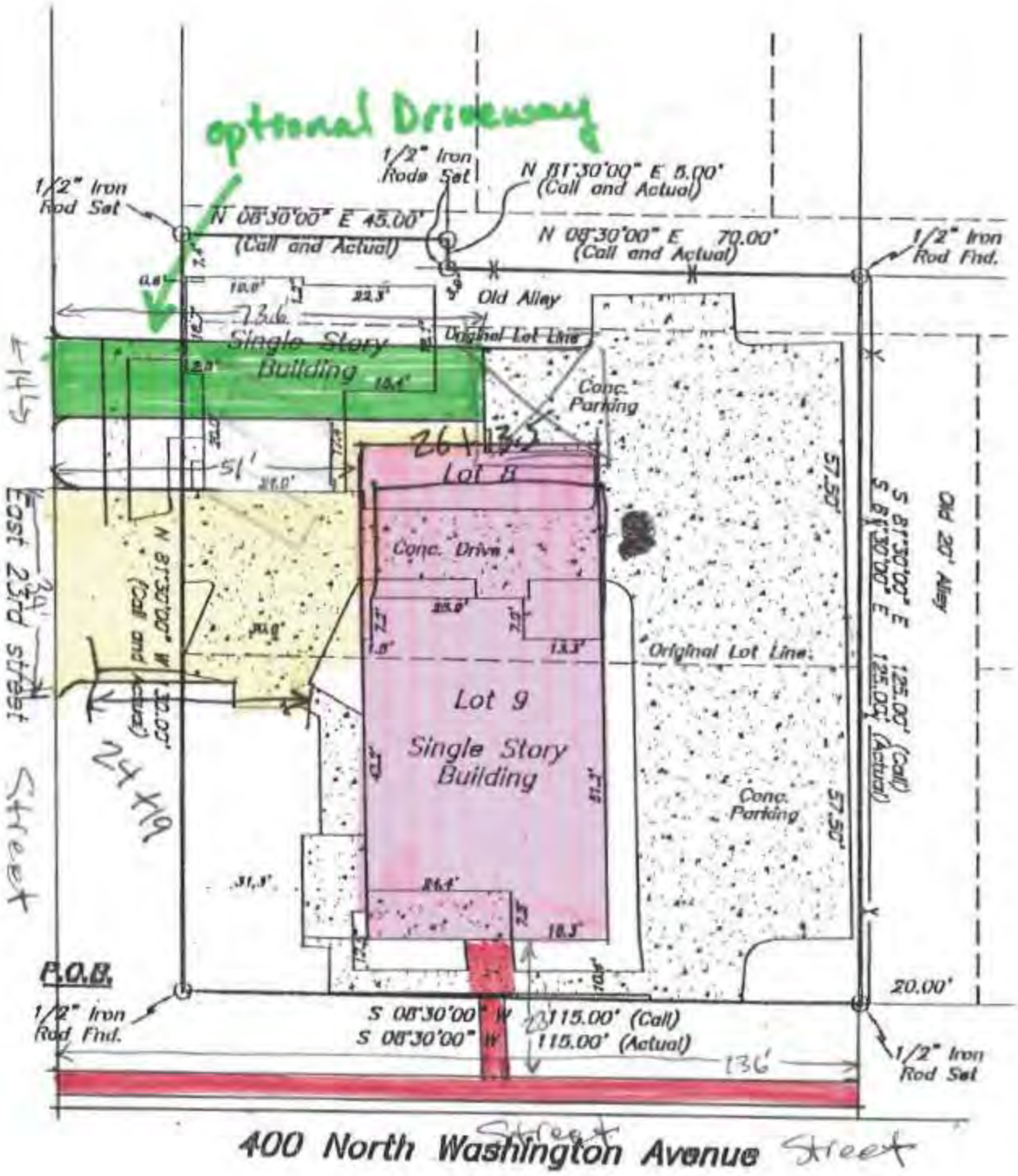
Driveway **16175.00**
FD Pour concrete as necessary to build driveway as shown on plans
SP Apply Spreadstone polymer modified cement overlay over both new and existing concrete

Optional Driveway **8491.00**
FD Pour concrete to build OPTIONAL driveway as shown on plans

Sidewalk **4981.00**
FD Demo existing sidewalk
Pour new sidewalk


PORCH
PORCH


shane's office - work
remove 2 windows
existing back wall
electrical boxes
war room
reuse existing window
legal assistant
investigator
interns
jean's office
reuse existing windows
PORCH
5'-8" x 3'-5"
UP
UP
40'-1"
33'-11"


optional Driveway
1/2" Iron Rod Set
1/2" Iron Rods Set
N 81°30'00" E 5.00' (Call and Actual)
N 08°30'00" E 45.00' (Call and Actual)
N 08°30'00" E 70.00' (Call and Actual)
1/2" Iron Rod Fnd.
Old Alley
Single Story Building
Original Lot Line
Conc. Parking
Lot 8
Conc. Drive
Original Lot Line
Lot 9
Single Story Building
Conc. Parking
Old 20' Alley
S 81°30'00" E 125.00' (Call) S 81°30'00" E 125.00' (Actual)
N 81°30'00" W 30.00' (Call and Actual)
East 23rd street
P.O.B.
1/2" Iron Rod Fnd.
S 08°30'00" W 115.00' (Call)
S 08°30'00" W 115.00' (Actual)
1/2" Iron Rod Set
20.00'
136'
400 North Washington Avenue

Downtown Improvements Program Grant Application

Date Received:	
HLC Meeting Date:	
Council Meeting Date:	
Case Contact:	

979-775-4300 (fax)

Per Curiam Holdings, LLC 979-775-4100

Owner's Name **Telephone No.** **Fax No.** **E-Mail**

400 N. Washington Ave Bryan 77803

Owner's Mailing Address

Jean Bicciardello Phelps see above jean@shanephelpslaw.com

Agent's Name **Telephone No.** **Fax No.** **E-Mail**

see above

Agent's Mailing Address

204 E. 23rd St. Bryan Tx 77803

Building Name and Address

City of Bryan Townsite Block 11, Lot 8-9 & Part of Alley

Subdivision **Block** **Lot(s)**

Zoning of Property: Residential

Current Use of Property: Vacant **Proposed Use of Property:** Open space, landscaped

Cost Estimate No. 1 prepared by: H. Bond Construction **Total for Cost Estimate No. 1: $** 11,450

Cost Estimate No. 2 prepared by: Kelly Burt Dozer **Total for Cost Estimate No. 2: $** 7,500

Please note that both Cost Estimates must use the standardized format and be attached to this application.

Linear Feet of Street Frontage: 36

Grant Request: $ 11,450

Please note that maximum grant requests are based on the amount of linear street frontage.

Has this property received any other funding through the City of Bryan? No

Source _____ **Amount** _____

Certification

I hereby certify that I am the owner of the above described property for the purpose of this application. I also certify that I have been informed and understand the regulations regarding this process as specified by City Ordinance. I also understand it is necessary for me or my authorized agent to be present at any and all public hearings in regard to this case.

Owner's Signature For PerCuriam Holdings, LLC — Owner's Printed Name: Jean Bicciardello

Owner's Mailing Address: 400 N Washington Ave Bryan 77803 — Owner's Telephone: 979-775-4100

Agent Authorization

In lieu of representing this request myself as owner of the subject property, I hereby authorize the person designated below to act as my agent for the application, processing, representation and/ or presentation of this request. The designated agent shall be the principle contact person with the City (and vice versa) in processing and responding to requirements, information, or issues relevant to this request.

Owner's Signature — Owner's Printed Name

Agent's Signature — Agent's Printed Name

Agent's telephone number — Agent's Address

CITY OF BRYAN
DOWNTOWN IMPROVEMENTS PROGRAM

This Agreement is by and between the CITY OF BRYAN, a Texas Home Rule Municipal Corporation (hereinafter referred to as "CITY"), and _____, property owner of PROPERTY ADDRESS, located in Downtown Bryan. (hereinafter referred to as "Grant Recipient").

As part of the City's Downtown Improvement program, both parties agree that this program makes Downtown more attractive, increasing the economic vitality of the buildings, increasing sales tax and property values, while preserving and enhancing Bryan's architectural and cultural history.

The Grant Recipient agrees and accepts funding from the City as part of this Downtown Improvements Program.

The Grant Recipient shall complete all work in the scope approved by Bryan City Council. The Grant recipient shall complete all Extra Work in connection therewith. All work and materials shall be in strict conformity with the specifications. The Substantial Completion of the work shall not excuse the Grant recipient from performing all the work undertaken, whether of a minor or major nature, and thereby completing the Project in accordance with the Grant Program guidelines and scope of work. In the event that the Grant recipient fails to perform the work as required for Final Completion, Grant recipient shall reimburse the City for all costs; or the City may contract with a third party to complete the work and the Grant recipient shall assume and pay the costs of the performance of the work as contracted.

By: J Ricciardello for Per Curiam Holdings, LLC
Printed Name: Jean Ricciardello
Title: Member
Date: Feb 16, 2015

CITY OF BRYAN:

_____ Date: _____
Mayor

APPROVED:

_____ Date: _____
City Manager

_____ Date: _____
City Attorney

_____ Date: _____
Chief Financial Officer

CITY OF BRYAN
PO BOX 1000
BRYAN TX 77805
(979) 209-5010

Phone Access Code 964775
Application Number . . . . . 15-00000260 Date 2/03/15
Property Address . . . . . 204 E 23RD ST
Parcel number . . 191000-0011-0090
PID # R105651
Application type description DEMO - DWELLING (2 UNIT)
Subdivision Name . . . . . CITY OF BRYAN
Property Use . . . . . COMMERCIAL
Application valuation 0

Owner	Contractor
PERCURIAM HOLDINGS LLC	OWNER
400 N WASHINGTON AVE	
BRYAN TX 77803	BRYAN TX 77803
BRYAN TX 77803	

Permit . . . . . PLUMBING PERMIT
Additional desc . . CAP SEWER...JT
Permit Fee 00
Issue Date . . . . 2/03/15 Valuation 0
Expiration Date . . 8/02/15

Fee summary	Charged	Paid	Credited	Due
Permit Fee Total	.00	.00	.00	.00
Grand Total	.00	.00	.00	.00

SEPERATE ELEC; MECH; PLUMB; PERMITS ARE REQUIRED. I HEREBY CERTIFY TO HAVE READ AND EXAMINED THIS PERMIT AND THE SAME IS TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND ORDINANCES GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH.
APPLICANT SIGNATURE: _____

CITY OF BRYAN, TEXAS
*** CUSTOMER RECEIPT ***

Batch ID: JTEAGUE 2/03/15 00 Receipt no: 9575

Year	Number	Type	SvcCd	Description	Amount
2015	260	BP		BUILDING PERMITS	
					$75.00

DEMO DUPLEX
204 E 23RD ST
BRYAN, TX 77803
Trans number: 926711
PERCURIAM HOLDINGS LLC

Tender detail
CK Ref#: 1024 $75.00
Total tendered: $75.00
Total payment: $75.00

Trans date: 2/03/15 Time: 10:23:38

NOT ALL ITEMS REFUNDABLE - RECEIPT REQ'D

H. BOND CONSTRUCTION, INC.
4790 NORTH COUNTRY DRIVE
BRYAN, TEXAS 77808
(979) 778-1996
(979) 846-2736 fax

WINNER OF THE 2008 BETTER BUSINES BUREAU TORCH AWARD FOR MARKETPLACE ETHICS!

REPAIR/REMODEL CONTRACT

February 5, 2015

Contract Submitted To:
Shane Phelps
108 Washington Avenue
Bryan, TX 77803

Phone: 775-4100
E-Mail: shane@shanephelpslaw.com
E-Mail: jean@shanephelpslaw.com

SCOPE OF WORK

Demo-Storage/Out-Building

SPECIFICATIONS

Demo and remove old storage building, complete to include slab. Concrete to be removed, and hauled away. Take precaution when removing building around the large Pecan tree. Also cut concrete area at 2nd tree location and leave concrete at this corner that the tree has grown into.

Owner to provide permit for demo. BTU to disconnect electrical to building. BTU to shut-off water, and remove meter.

Sewer line to be dug up, and capped-off. H. Bond Construction, Inc. to complete this and arrange inspection by the City of Bryan PRIOR to demo. Gas meter has been previously removed.

Upon completion of demo, clean-up, and haul away of job related debris, back-fill and final grade with top soil.

TOTAL THIS SCOPE OF WORK	**$10,250.00**	**_____initial to accept**
OPTIONAL-Deliver, and install St. Augustine Sod grass 1,800 sq. ft. (4 pallets)	**$ 1,200.00**	**_____initial to accept**
TOTAL W/OPTIONAL	**$11,450.00**	

TERMS: 50% payment due to start project, balance due on completion

CUSTOMER ACCEPTANCE-Customer signature constitutes an agreement to perform above specifications within the scope of work, for the stated price.

_____ **DATE**_____
Customer Signature(s)

_____ **DATE**_____
H. Bond Construction, Inc.

EXHIBIT "B"

Division 01-General Data	Quantity Unit	Unit Cost	Subtotal	Division Cost
01050 - Field Engineering				
01400 - Quality Control				
01410 - Testing Laboratory Services (Asbestos Etc.)				
01500 - Construction Facilities & Temporary Controls				
01892 - Construction Management & Contracting	1	500.00	500.00	
Contractor's Overhead		900.00	900.00	
Contractor's Profit		900.00	900.00	
Other-Specify Cap off Sewer	1	150.00	150.00	
Subtotal				2450
Division 02-Sitework				
02050 - Demolition	1	7000.00	7000.00	
02080 - Hazardous Material Abatement				
02150 - Shoring & Underpinning				
02160 - Excavation Support Systems				
02500 - Paving & Surfacing - Sack Aways	5 Pallets	1200.00	1200.00	
02800 - Site Improvements				
02900 - Landscaping	7 Fill/2 Loads	800.00	800.00	
Other-Specify				
Subtotal				9,000.00
Division 03-Concrete				
03000 - Concrete Materials				
03020 - Concrete Admixtures				
03030 - Concrete Finishing Materials				
03100 - Concrete Formwork				
03125 - Formliners				
03200 - Concrete Reinforcement				
03203 - Concrete Repair				
03240 - Fiber Reinforced Concrete				
03250 - Concrete Accessories				
03260 - Cast-in-Place Anchors & Inserts				
03265 - Waterstops				
03275 - Tool-driven Concrete Fasteners				
03300 - Cast-In-Place Concrete				
03315 - Concrete Placement Systems & Equipment				

03346 - Concrete Crack Control Equipment				
03350 - Concrete Finishes				
03360 - Specially Placed Concrete				
03370 - Concrete Curing				
03372 - Non-shrink, Non-Corrosive, Aggregate Grout				
03400 - Precast Concrete				
03450 - Architectural Precast Concrete				
03510 - Gypsum Concrete				
03600 - Grout				
03700 - Concrete Restoration & Cleaning				
03800 - Mass Concrete Placement				
Other-Specify				
Subtotal				
Division 04-Masonry				
04100 - Mortar & Masonry Grout				
04150 - Masonry Reinforcing & Accessories (general)				
04170 - Stonework Anchors & Accessories				
04200 - Unit Masonry (general)				
04242 - Masonry Wall Systems				
04245 - Veneer Masonry Systems				
04270 - Glass Unit Masonry				
04400 - Stone				
04500 - Masonry Restoration & Cleaning				
Other-Specify				
Subtotal				
Division 05-Metal				
05010 - Metal Materials (General)				
05050 - Metal Fastening				
05100 - Structural Metal Framing				
05200 - Metal Joists (General)				
05300 - Metal Decking				
05400 - Cold-Formed Metal Framing				
05500 - Metal Fabrications				
05580 - Sheet Metal Fabrications				
05600 - Architectural Metalwork (General)				
05700 - Ornamental Metal				

05800 - Expansion Control (General)				
Other-Specify				
Subtotal				
Division 06-Wood & Plastic				
06010 - Lumber				
06050 - Adhesives				
06060 - Connectors & Supports				
06100 - Rough Carpentry				
06132 - Mill-Framed Structures				
06200 - Finish Carpentry				
06260 - Board Paneling				
06300 - Wood Treatment				
06400 - Architectural Woodwork				
06610 - Glass Fiber & Resin Fabrications				
Other-Specify				
Subtotal				
Division 07-Thermal & Moisture Protection				
07100 - Waterproofing & Dampproofing				
07240 - Exterior Insulation & Finish Systems				
07248 - Insulation Fastening Accessories				
07250 - Fireproofing				
07300 - Shingles & Roofing Tiles				
07400 - Manufactured Roofing & Siding				
07500 - Membrane Roofing (General)				
07560 - Roof Maintenance/Repair				
07600 - Flashing & Sheet Metal				
07700 - Roof Specialties & Accessories				
07920 - Sealants, Caulking & Seals				
Other-Specify				
Subtotal				
Division 08-Doors & Windows				
08100 - Metal Doors & Frames (general)				
08200 - Wood & Plastic Doors & Frames (general)				
08250 - Door Opening Assemblies				

08275 - Door Louvers & Vision Lights				
08400 - Entrances & Storefronts				
08500 - Metal Windows (General)				
08600 - Wood & Plastic Windows				
08650 - Special Windows				
08700 - Hardware				
08800 - Glazing				
Other-Specify				
Subtotal				
Division 09-Finishes				
09100 - Metal Support Systems				
09200 - Lath & Plaster				
09250 - Gypsum Board				
09300 - Tile				
09400 - Terrazzo - Poured, Precast (general)				
09900 - Painting Materials (general)				
09940 - Lead Paint Encapsulant				
09990 - Finish Adhesives				
09995 - Finish Fasteners				
Other-Specify				
Subtotal				
Division 10-Specialties				
10200 - Louvers & Vents				
10235 - Brick & Block Vents				
10240 - Grilles & Screens				
10280 - Prefabricated Ramps & Walkways				
10290 - Bird & Pest Control				
10340 - Prefabricated Exterior Specialties				
10350 - Flagpoles				
Other-Specify				
Subtotal				
Division 11-Equipment				
Omitted				
Division 12-Furnishings				
Omitted				
Division 13-Special Construction				
Omitted				
Division 14-Conveying Systems				

Omitted				
Division 15-Mechanical				
Omitted				
Division 16-Electrical				
16050 - Basic Electrical Materials				
16500 - Lighting				
Other-Specify				
Subtotal				
Grand Total				11,450.00

EXHIBIT "B"

Division 01-General Data	Quantity Unit	Unit Cost	Subtotal	Division Cost
01050 - Field Engineering				
01400 - Quality Control				
01410 - Testing Laboratory Services (Asbestos Etc.)				
01500 - Construction Facilities & Temporary Controls				
01892 - Construction Management & Contracting				
Contractor's Overhead				
Contractor's Profit				
Other-Specify				
Subtotal				
Division 02-Sitework				
02050 - Demolition	sf	$6.25		$7500
02080 - Hazardous Material Abatement				
02150 - Shoring & Underpinning				
02160 - Excavation Support Systems				
02500 - Paving & Surfacing				
02800 - Site Improvements				
02900 - Landscaping				
Other-Specify				
Subtotal				$7500
Division 03-Concrete				
03000 - Concrete Materials				
03020 - Concrete Admixtures				
03030 - Concrete Finishing Materials				
03100 - Concrete Formwork				
03125 - Formliners				
03200 - Concrete Reinforcement				
03203 - Concrete Repair				
03240 - Fiber Reinforced Concrete				
03250 - Concrete Accessories				
03260 - Cast-in-Place Anchors & Inserts				
03265 - Waterstops				
03275 - Tool-driven Concrete Fasteners				
03300 - Cast-In-Place Concrete				
03315 - Concrete Placement Systems & Equipment				