

# REQUEST FOR PROPOSAL (RFP) - RFP 24062

**Washburn Attachment A.2**

CMaR Fee/General Conditions Cost Analysis: Mabee Refresh and Remodel

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| **COST RESPONSIBILITY MATRIX for CMAR** | | | | | | |
| Cost break down per AIA A133 Contract | Article 5 Precon Fee | Article 7.9 Cost not to be reimbursed | Article 7.1-7.7 Costs to be reimbursed (cost of the work)  \*\*Must have receipts/invoices documentation\*\* | | Costs outside Contract Construction Manager Contract | |
| **DESCRIPTION** | **PRECON FEE** | **CM FEE** | **GEN'L COND'S** | **DIRECT COST OF**  **WORK** | **A/E** | **OWNER** |

I. PRECONSTRUCTION/CONSTRUCTION MANAGEMENT SERVICES

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Design Coordination Meetings Attendance | X |  |  |  |  |  |
| Initial Cost Opinion/Control Estimate | X |  |  |  |  |  |
| Constructability Analysis Through Completion | X |  |  |  |  |  |
| Cost Analysis/Control Through Completion | X |  |  |  |  |  |
| MEP-FP Design Coordination Reviews | X |  |  |  |  |  |
| CD Document Review | X |  |  |  |  |  |

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Subcontract Bidding/Buyout Process |  |  | X |  |  |  |
| Small/Local Participation Program Management |  |  | X |  |  |  |
| Project Manager |  |  | X |  |  |  |
| Project Superintendent |  |  | X |  |  |  |
| Project Engineer/Assistant Superintendent |  |  | X |  |  |  |
| Corporate Executives/Legal Services |  | X |  |  |  |  |
| Project Executive |  | X |  |  |  |  |
| Accounting/Purchasing |  | X |  |  |  |  |
| Scheduling/Phasing |  |  | X |  |  |  |
| Estimating | X |  |  |  |  |  |
| Safety Officer |  | X |  |  |  |  |
| Safety Engineer |  |  | X |  |  |  |
| Project Manager's Vehicle |  |  | X |  |  |  |
| Superintendent's Truck |  |  | X |  |  |  |

1. **SAFETY, SECURITY, AND SERVICES**

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Safety Equipment |  |  |  | X |  |  |
| Handrails and toe Boards |  |  |  | X |  |  |
| Fire Extinguishers/Fire Watch |  |  |  | X |  |  |
| Routine Cleanup |  |  |  | X |  |  |
| Final Cleanup |  |  |  | X |  |  |
| Temporary Fencing |  |  |  | X |  |  |
| Barricades |  |  |  | X |  |  |
| Debris Hauling/Removal - Dumpsters |  |  |  | X |  |  |
| Traffic Control |  |  |  | X |  |  |
| Dust Controls |  |  |  | X |  |  |
| Trash Chute and Hoppers |  |  |  | X |  |  |

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1. **FACILITIES, EQUIPMENT, AND UTILITIES**

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Office and Trailer Rentals |  |  | X |  |  |  |
| Temporary Wiring/Lighting |  |  | X |  |  |  |
| Power Expense |  |  |  |  |  | X |
| Temporary Water Service |  |  |  |  |  | X |
| Heating Expense |  |  |  |  |  | X |
| Cooling Expense |  |  |  |  |  | X |
| Temporary Toilets |  |  | X |  |  |  |
| Telephone Expenses |  |  | X |  |  |  |
| Trucks |  |  | X |  |  |  |
| Air Compressors |  |  |  | X |  |  |
| Generators |  |  |  | X |  |  |
| Technology |  |  | X |  |  |  |
| Miscellaneous Equipment |  |  |  | X |  |  |

1. **VERTICAL HOISTING/EQUIPMENT**

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Small Material Hoist Rental |  |  |  | X |  |  |
| Forklift Rental |  |  |  | X |  |  |
| Misc Equipment Rental |  |  |  | X |  |  |

1. **REPRODUCTION AND PRINTING**

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Bid Package Documents | X |  |  |  |  |  |
| Bidding Instructions | X |  |  |  |  |  |

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Construction Documents Printing |  |  | X |  |  |  |
| As-Built Documentation |  |  | X |  |  |  |
| Accounting Forms |  |  |  |  | X |  |
| Field Reporting Forms |  | X |  |  |  |  |
| Contract Agreement Forms |  | X |  |  |  |  |
| Maintenance Manuals |  |  | X |  |  |  |
| Operation Manuals |  |  | X |  |  |  |

1. **QUALITY CONTROLS**

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Special Testing Consultants |  |  |  |  | X |  |
| Special Testing Services |  |  |  |  |  | X |
| Supplies and Materials (Field Office/Rough Hardware) |  |  |  | X |  |  |
| Project Photographs |  |  | X |  |  |  |
| Air and Water Balancing |  |  |  | X |  |  |
| Operator On-Site Training |  |  |  | X |  |  |
| Prepare Operation Manuals |  |  | X |  |  |  |
| Prepare Maintenance Manual |  |  | X |  |  |  |

1. **PERMITS AND SPECIAL FEES**

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Parking Fees |  |  |  |  |  | X |
| Curb and Gutter permits |  |  |  |  |  | X |
| Sign Permits |  |  |  | X |  |  |
| Building Permits |  |  |  | X |  |  |
| Water Connection Fee |  |  |  | X |  |  |
| Sanitary Connection Fee |  |  |  | X |  |  |
| Storm connection Fee |  |  |  | X |  |  |

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| --- | --- | --- | --- | --- | --- | --- |
| Special Tap Fees |  |  |  | X |  |  |
| Contractor's Licenses |  | X |  |  |  |  |
| Royalties |  | X |  |  |  |  |
| A.G.C. Fees |  | X |  |  |  |  |

1. **INSURANCE AND BONDS**

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Builders Risk Insurance |  |  |  | X |  |  |
| General Liability |  |  |  | X |  |  |
| Excess Liability Coverage |  |  |  | X |  |  |
| Payment Bond |  |  |  | X |  |  |
| Performance Bond |  |  |  | X |  |  |

1. **OTHER COSTS**

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Project Taxes |  |  |  |  |  | X |
| Construction Equipment |  |  |  | X |  |  |
| Construction and Services |  |  |  | X |  |  |
| Construction Materials |  |  |  | X |  |  |
| Cost of Design and Engineering |  |  |  |  |  | X |

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| --- | --- | --- | --- | --- | --- | --- |
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| A/E Cost for Bid Packages |  |  |  |  | X |  |
| Preliminary Soils Investigations |  |  |  |  | X |  |

|  |  |  |  |  |  |  |
| --- | --- | --- | --- | --- | --- | --- |
| Title/Development Cost |  |  |  |  |  | X |
| Land Costs |  |  |  |  |  | X |
| Financing/Interest Cost |  |  |  |  |  | X |
| Interim Financing Costs |  |  |  |  |  | X |
| Owner Change contingency |  |  |  |  |  | X |
| Project Operation After Move-In |  |  |  |  |  | X |
| Project Maintenance After Move-In |  |  |  |  |  | X |
| Moving Coordination |  |  |  |  |  | X |
| Moving Costs |  |  |  |  |  | X |
| C.M. General Overhead Cost |  | X |  |  |  |  |
| C.M. Profit/Margin |  | X |  |  |  |  |
| Cost Over GMP |  | X |  |  |  |  |