



**REVISED AGENDA**  
**SPECIAL BOARD OF EDUCATION MEETING**  
**May 3, 2017**  
**5:45 p.m.**  
**Education Service Center – Board Room**

- 1.00 Call to Order and Roll Call**
- 2.00 Welcome and Pledge of Allegiance**
- 3.00 Approval of Agenda**
- 4.00 Open Forum (*3 minute time limit for each speaker*)**
- 5.00 Action Items**
  - 5.01 Approval of Additional Funding for Allies Learning Center and Modular Replacement Project at Odyssey Elementary (15 minutes)
- 6.00 Other Business**
  - 6.01 Revised Job Description, Teacher on Special Assignment for Early Childhood Education (5 minutes)
- 7.00 Adjournment**

DATE OF POSTING: May 1, 2017

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Donna Richer  
Executive Assistant to the Board of Education

## **BOARD OF EDUCATION AGENDA ITEM 5.01**

<b>BOARD MEETING OF:</b>	May 3, 2017
<b>PREPARED BY:</b>	Jack W. Bay, Chief Operations Officer
<b>TITLE OF AGENDA ITEM:</b>	Odyssey Allies Learning & Mod Replacement Project
<b>ACTION/INFORMATION/DISCUSSION:</b>	Discussion & Action

### **BACKGROUND INFORMATION, DESCRIPTION OF NEED:**

In developing the capital construction budget for the Allies Learning Center and the Modular replacement project a “turnkey” price was requested from the various vendors and general contractors that were submitting proposals to the Chief Operations Officer. The COO received bids back from three general contractors for this project. After reviewing the bids, submitted the preferred general contractor from the building vendor being utilized for the project due to the construction time needed of 90 days or less was identified as the lowest bid. Several discussions followed the preliminary selection to investigate how the general contractor could complete the project for the submitted price. The general contractor indicated that due to his long term relationship with his sub-contractors and his ability to complete the work in house his firm could get the project completed in the condensed time frame for the quoted price. The information noted on the bid indicated the price was a “turnkey” price. As a result, the COO made an assumption that all the components needed to complete the project were included in the quote. After further review and discussions regarding splitting the building costs from the GC’s bid to accommodate our two fiscal budget years that would be impacted by the project, the GC and the building vendor revealed that the building was not quoted in the submitted bids. This created a significant budget deviation that would result in additional capital funds begin needed to complete the project. After reviewing all of the three bids along with a fourth bid that was submitted by an alternate local contractor the GC that was identified as the highest bid initially was truly the lowest bid since they were the only contractor of the initial three that submitted a turnkey quote.

### **RATIONALE:**

As a result of the budget deviation all revised quotes are being reviewed by the purchasing department to confirm the scope and price of the project along with the contractor’s ability to meet the requested completion dates so the new facility will be ready for the 2017-2018 school year. This re-review resulted in a projected budget deviation of approximately \$600,000 (\$579,330) more than the funding requested by the COO when the project was submitted to the Board for review earlier this spring. In order to fund this deviation the building vendor has proposed several lease options for the acquisition of the building that will lower our initial investment. Since the funds needed exceed the \$1,000,000 approved in the 2017-2018 capital program these options are being reviewed by the finance team to determine the most efficient means to acquire the building.

### **RELEVANT DATA AND EXPECTED OUTCOMES:**

As a learning experience the budget deviation could have been disclosed prior to the projects initial submittal to the board and our stakeholders had the COO utilized the purchasing office to receive and vet the submitted bids for this project. In an effort to assist the D49 administrative support team and due to the workloads that are resulting from the passing of the 3B MLO initiative the COO took the lead on the project. This circumvented the check and balance process that may have identified this issue much sooner in the process. Through our involvement in the RMPEX continuous improvement process we have learned that following processes and procedures lead to superior results. In the future the COO will ensure that all processes that are in place to ensure efficient and effect decisions involving capital projects will be utilized.

### **IMPACTS ON THE DISTRICT’S MISSION PRIORITIES—THE RINGS AND ROCKS:**

<b>Culture</b>	<b>Inner Ring—How we treat each other</b>  Two components of the cultural compass are transparent and accountable, these two bedrocks are in how we communicate new information that impacts our daily decisions.
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BOE Special Meeting May 3, 2017  
Item 5.01 continued

	<b>Outer Ring</b> —How we treat our work	
Strategy	<b>Rock #1</b> —Establish enduring <u>trust</u> throughout our community	As new information becomes available that significantly impacts past or future decisions it is our responsibility to communicate the new information so we can maintain the trust we have earned with our stakeholders.
	<b>Rock #2</b> —Research, design and implement programs for intentional <u>community</u> participation	
	<b>Rock #3</b> — Grow a robust <u>portfolio of</u> distinct and exceptional <u>schools</u>	
	<b>Rock #4</b> — Build <u>firm foundations</u> of knowledge, skills and experience so all learners can thrive	By providing a safe, aesthetically pleasing, efficient and comfortable learning facility for our students and staff the operations department assists D49 in building a firm foundation for education to flourish
	<b>Rock #5</b> — Customize our educational systems to <u>launch each student toward success</u>	

**FUNDING REQUIRED:** Additional \$600,000 to fund project    **AMOUNT BUDGETED:** \$1,500,000

**RECOMMENDED COURSE OF ACTION/MOTION REQUESTED:** Move to approve the additional funding requested in the 2017-2018 budget by the administration for the Allies Learning Center and Modular buildings replacement at Odyssey Elementary.

**APPROVED BY:** Jack W. Bay COO; Brett Ridgway CBO

**DATE:** April 28, 2017

# Sprung Building Upgrade

prepared by jack Bay 4-27-17

## Combined Project: GC GH Phipps

Description	Notes	Type	Unit	\$/unit	Total Cost
<b><i>Exterior Finish Upgrade</i></b>					
Sprung Building Allies	Sprung	Sprung	15300	\$51	\$780,364
			0		
Sub Total					\$780,364

<b><i>Interior Finish Upgrade</i></b>					
Interior Walls	AMH	Modular Office space	15300	\$21	\$316,058
Assemble Building and Complete HVAC, Electrical Flooring					\$1,608,375
Sub Total					\$1,924,433

<b><i>Other Costs</i></b>					
Architectual	RTA		1	\$10,000	\$10,000
IT AP Access	CCS	Misc IT	1	\$5,000	\$10,000
					\$20,000
One Time Startup Costs					\$2,724,797
					Previous Estimate \$1,414,000
					Difference in Price \$1,310,797

### **Notes**

These cost reflect actual hard costs from a local Contractor



## Sprung Building Upgrade

prepared by jack Bay 4-25-17

### Combined Project: GC Tiffany

Description	Notes	Type	Unit	\$/unit	Total Cost
<b><i>Exterior Finish Upgrade</i></b>					
Sprung Building Allies	Sprung	Sprung	8100	\$49	\$400,545
Sprung Building Mod	Sprung		7200	\$53	\$379,819
			0		
Sub Total					\$780,364

### ***Interior Finish Upgrade***

Interior Finish Sprung Preferred Contractor	Reliant	Modular Office space	15300	\$79	\$1,210,168
Flooring - Carpet	AMH	Complete Offices	15000	\$7	\$105,000
Carpet Allowance in Tiffany Bid					-\$15,000
Sub Total					\$1,300,168

### ***Other Costs***

Architectual and MEP engineering	RTA		1	\$22,000	\$22,000
IT AP Access	CCS	Misc IT	1	\$5,000	\$10,000
					\$32,000
One Time Startup Costs					\$2,112,532
					\$1,414,000
Previous Estimate					\$1,414,000
Difference in Price					\$698,532

### **Notes**

These cost reflect actual hard costs from the Sprung Preferred Contractor and from Sprung Building of Sept 1.



# TIFFANY STRUCTURES

## BID PROPOSAL

**Member of ISNetworld**

March 15, 2017  
Revised 4/26/17

### **Falcon School District 49**

#### **RE: Erection: Of a 60' x 120' & 60' x 135' Insulated Sprung Structure: Colorado Springs, CO.**

With over 300 completed Sprung Structures the staff at Tiffany Structures have vast knowledge and valuable experience in the erection of the Sprung Structure thus enabling us to save you time and money.

#### **Project completion approx. 45 working days which includes:**

- Erection of a 60' x 120' & 60' x 135' Insulated Sprung Structure:
- Non-Prevailing Wage
- All labor to erect Sprung Structure with the exception of change orders during the course of the project
- Equipment rental for the project
- Concrete with Minimal Grading
- Basic Electrical Lighting and Outlets; Emergency Back Up Lighting, Exit Signs; Power for HVAC; Lightning Protection; 600amp 3 phase with 200amp Sub
- HVAC 70 Tons; (2) 480v 3 Phase 35 Ton Units; Gas Heat and Electric Cooling Package ERV's; Air Distribution for Grid Ceiling; Supply and Return Diffusers; Complete DCV Controls; VAV box's for Individual Room Temp Control; Stamped Mechanical Engineering and Commissioning;
- T-Bar Ceiling
- Interior Build Out per Sprung Drawing F17-109.0 not to exceed 1,100 Linear Feet
- Plumbing to (16) Openings
- Carpet Allowance to \$ 15,000.00
- Fire Sprinkler and Fire Alarm; Voice EVAC System; Fire Sprinkler and Fire Alarm Engineered Drawings
- Dumpster and Debris Removal

#### **Exclusions:**

#### **The following exclusions can be bid at customer's request:**

- Permits and Engineering and all associated fee's

- Spoils Removal: Any Hazmat Removal or Export of any type associated with contamination; Special Inspections; Concrete or Soils Testing; BMP's
- Asphalt Overlay
- Epoxy Rebar
- Power to structure
- Glazing wall (Refers to glass for glazing wall)
- Earth Anchors
- Water, sewer and septic to the structure

#### TERMS:

Deposit/Mobilization:	\$ 300,000.00
After the Concrete is Poured Structure (1):	\$ 168,401.00
After the Concrete is Poured Structure (2):	\$ 168,401.00
After Frame (1) is Erected:	\$ 162,602.00
Start of HVAC and Fire System Structure (1):	\$ 72,000.00
After Frame (2) is Erected:	\$ 162,602.00
Start of HVAC and Fire System Structure (2):	\$ 72,000.00
Balance on Completion Structure (1):	\$ 62,128.00
Balance on Completion Structure (2):	\$ 62,034.00
Total	\$ 1,210,168.00

\*Deposits are nonrefundable

\*After frame erected refers to center bays only for draw

\*Terms in this proposal supersede all others

\*Proposal must be signed and returned to Tiffany Structures

\*Draw schedule deposit/mobilization cover mobilization, concrete and minimal grading start; rough plumbing and underground electrical; Order of HVAC and Fire Sprinkler/Fire Alarm

Delays due to other contractors or force majeure will be paid at an agreed upon sit rate of **\$ 500** per hour or **\*\$ 4,000.00** per day, plus equipment costs.

\*Once crew arrives on site, if there is a project delay due to no fault of our own, you will be billed sit rate in the amount of \$ 4,000.00 per day plus equipment costs until project can start.

Please ACH to: Raymond K. Tiffany; dba: Tiffany Structures

Bank of America Account #: 325018827879 Routing #: 121000358

Or overnight to:

Tiffany Structures  
4802 View Drive  
San Antonio, Texas



Note:

This price is based on all materials being on site at time of arrival on site.

Off load day does not count against schedule. All change orders must be signed before said work can be started and be paid upon completion of said change order

This is a Pre-Engineered Proposal. Pricing may change with Engineering

Pricing subject to change with Room and Equipment Availability

**Change order causes:**

Changes in Structure after proposal date

Undisclosed items as of date of proposal

Damage by other trades or delays

Obstructions at base plates or earth anchors will create a change order

This is not an all inclusive list

Thank you for the opportunity to bid on this project. If you have any questions, please don't hesitate to call. Thank you once again for your consideration

Best Regards,

**Ray Tiffany**

**(619) 905-9684**

**Owner**

[raytiffany@tiffanysttructures.com](mailto:raytiffany@tiffanysttructures.com)

**Jeff Harwood**

**(619) 905-9952**

**Project Manager**

[jeffharwood@tiffanysttructures.com](mailto:jeffharwood@tiffanysttructures.com)

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

Acceptance of proposal - by responsible party. By signing below, I am confirming I have the authority to approve this proposal and any change orders requested. By signing below you agree to all terms listed above.

\_\_\_\_\_  
Name

\_\_\_\_\_  
Title

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

This bid/proposal is the sole property of Tiffany Structures. Its confidentiality is vital to our ability to keep our prices competitive. Any other use without written consent is illegal and punishable by law. Also note that the sharing of this information between bidders is prohibited.

Tiffany Structures although a new company forming in 2011 we have experience that spans over 45 years. We are the most experienced in the business. The Owner, Ray Tiffany has been in construction over 47 years and has been working on Sprung Structures since 1992. Jeff Harwood, the Company's Project Coordinator has been in

the construction field for over 45 years and a Sprung Erector for the last 14 years. Our staff has an average of five years' experience in this specialized field.

We have had the distinction of erecting a Sprung Structure over the Utah Olympic swimming pool, the Deep Water Horizon oil drill rig in New Orleans on the NASA base, Harvard Business School in Boston, as well as other high profile projects. With our vast knowledge and experience in this specialized field we can save you valuable time and money.

Below is a list of our completed projects

D.N.V Deep Water Horizon Oil Well New Orleans, LA at the NASA base for the US Coast Guard, aka British Petroleum (BP)  
Fort Sam Houston, San Antonio TX. The SAMMC Project  
Camp Pendleton, Camp Del Mar Special Forces  
DHL Services O'Hara Airport  
LAX, Air Bus luggage Structure on the tarmac  
U S Army Scofield Barracks, Hawaii 54 Structures  
Castle Rock Community Recreation Center (over pool), Castle Rock, Colorado  
Target Logistics' 6 Structures 43,740 Square Feet, Turn Key

Gateway Company St Louis, MO  
Halliburton Corp. Dickinson ND  
Preston Park Elementary Roanoke, VA  
Alliance Church Alliance, TX  
Church of the Bibles Houston, TX  
Wilson Supply George West, TX  
Alamo College San Antonio, TX  
EG Source Orville, CA  
Running Creek Casino CA  
Red Dog Ice Carrion Creek, TX  
Stone Brae Golf Hayward, CA  
Harvard Business School, Boston, MA  
Round Hill Elementary, Roanoke, VA  
Elko Gold Mine, Elko, NV  
BHI; New Town ND  
Marathon Oil New Town, ND  
Craig Energy Williston, ND  
San Diego Veterans Homeless Shelter  
BMW Greely, SC  
Fort Hood Killeen Texas

Kern Olympic Pool UT  
Hasslet Christian Church  
Aqua Farms VA  
Kennecott Copper Mine, UT  
Probst Electric MT.  
Livermore VA. Hospital CA  
San Mateo Fire Dept. CA  
Puerto Rico re-skin  
Bell Auto Peoria, AZ  
KIA of Bedford, Ohio  
Hilton Double Tree, SD  
San Diego Zoo  
Cripple Creek Gold Mine, CO  
Aberdeen Proving Grounds  
Pauma Casino, San Diego, CA  
Marathon Oil, Dunn Center, ND  
San Diego Homeless Shelter  
Beaver Creek Energy, New Town, ND  
City of Thornton Colorado  
Gila Bend AZ Air Force Base

Nova Companies Louisiana Gym Dismantles  
Southwest Airlines, Dallas, TX  
Vestas Wind Technology, Brighton and  
Windsor, Colorado

Woods Valley Golf Course, San  
Diego, CA  
Living Exhibit, Palm Springs, CA

## TIFFANY STRUCTURES

### REFERENCES

Cartesian Aqua farms LLC  
154 Bunker Hill Rd. South Mills, NC  
Charles Verde [cverdey@aol.com](mailto:cverdey@aol.com)

- Take down, relocate and re-erect

Preston Park Elementary School  
2314 Patterson Ave. SW,  
Roanoke VA.  
Stan Breakell 540-345-7309 [Breakell-inc.com](http://Breakell-inc.com)

- 24017 erect 80'x91'

Running Creek Casino  
1020 highway 20 Upper Lake CA  
Lanny Haas Kitchell Corp 520-275-9117 [lhaas@kitchell.com](mailto:lhaas@kitchell.com)

- Erect a 110'x 333'

EC Source  
Orville, CA  
Jared Watts 480-466-4096

- 80'x 90' take-down contact

Puerto Rico  
Bill Alexander 281-782-4337

- Re-skin 50' x 100'

For a recommendation from Sprung Structures personnel, please call 713-782-6888

Best Regards,

Ray Tiffany  
Tiffany Structures  
13162 Hwy 8 Bus.  
El Cajon, CA 92021  
P# 619-905-9684

Jeff Harwood  
Tiffany Structures  
4802 View Drive  
San Antonio, Texas 78228  
619-905-9952  
210-455-3744





## High Performance Building Solutions

April 20, 2017

Jack Bay  
Falcon School District 49  
10850 E. Woodmen Road  
Peyton, CO 80831

Telephone (719) 495-1118  
Email [jbay@d49.org](mailto:jbay@d49.org)

Dear Mr. Bay

We are pleased to submit the following quotation for a Sprung Structure to be located at your site in Colorado Springs, Colorado. Sprung is the inventor of the stressed membrane structure which has been patented worldwide. With over 130 years of experience, Sprung offers an innovative, cost effective building alternative which dramatically accelerates construction time lines while providing complete flexibility for the future.

**STRUCTURE  
DESCRIPTION:**

SIGNATURE SERIES 60 feet wide by 120 feet long, measured by maximum width by maximum length including the following accessories:

- 1 - Connecting Corridor (Insulated) - Tedlar or Kynar - 10' 0" wide (Corridor connecting: 1 structure(s); )
- 1 - Double Personal Door XL -Frame Only
- 1 - Falcon School District 49 Graphic Logo at Entrance
- 1 - Insulated Double Personnel Door(s) c/w Hood, High Traffic Panic, Closers & Top Lite (6'0"x7'0")
- 1 - LED Hood Light(s) 120-277, 50 or 60 Hz c/w Bracket and Photo Cell
- 1 - Transition Bumper(s)
- 2 - Engineered Flat End(s), each c/w 1 bay of cable bracing
- 2 - Insulated Double Personnel Door(s) c/w High Traffic Panic, Closers & Top Lite (6'0" x 7'0") in Flat End
- 2 - Standard Framed Opening(s) for insulated structure - size 4' wide by 4' high and smaller
- 14 - Tempered Safety Glass Window(s) 39" x 39" Insulated R4 - with Slider
- 44 - Interior Suspension Eynut(s) Maximum Load 75 LBS
  - 8" (R-25) blanket of Johns Manville foil backed fiberglass insulation to the daylight panels c/w white interior liner membrane
  - Conduit Holes Set as per diagram provided by Sprung
  - Engineered Stamped Drawings
  - Perimeter Flat Bar
  - Tedlar or Kynar opaque membrane with Daylight Panels

**ARCHITECTURAL  
MEMBRANE:**

Tedlar® or Kynar coated opaque membrane, available in a wide range of colors, please contact local Sprung sales office.

**AVAILABILITY:**

Normally from inventory.



**INTERIOR  
HANGING  
DETAILS:**

Sprung Instant Structures offers a large selection of brackets and hangers which can be utilized for the hanging of lighting, HVAC and any other items that may need to be suspended from the interior of the structure. The type and size in each case will depend on weight and proposed position. Please contact your Sprung representative for diagrams and further details.

**ERECTION:**

We will supply a Technical Consultant on site to provide information about structure assembly and erection and will supply hand tools for your use, at no charge. The Technical Consultant is not authorized to perform any other services. Customer is responsible for supervision of and safety compliance in structure location, assembly and erection.

Recommended equipment and manpower:

- a) Scaffolding or manlifts
- b) Appropriate fall protection (body harness and life line).
- c) Electrical power to site.
- d) Estimated 7 workmen for approximately 25, 8 hour working days, approximately half of which should be manlift qualified.
- e) A supervisor with construction experience.

**CRANE:**

We request that you supply a crane with operator and rigger to assist in raising the free span aluminum beams during the erection sequence. It will be needed for approximately 8 hours.

**HAND TOOLS:**

Although specialized hand tools are supplied for your use at no charge, you are responsible for the tools while they are at your site and until picked up by Sprung following completion of the erection of the structure.

**ANCHORAGE:**

Concrete Footing. Base reactions will be provided when required.

**DISMANTLING:**

Leased structures will require our Technical Consultant for dismantling. The same terms as outlined above under the heading "Erection" and "Technical Consultant" will apply. It will be your responsibility to return the structure and tools, prepaid, to the depot in Salt Lake City, Utah.

<b>LEASE PRICING</b>	
<b>LEASE PRICES are F.O.B. Salt Lake City, Utah, USA, sales and/or use taxes extra.</b>	
<b>36 MONTH FIRM LEASE FOR STRUCTURE PAYABLE MONTHLY IN ADVANCE:</b>	\$8,085.00 / month
<b>48 MONTH FIRM LEASE FOR STRUCTURE PAYABLE MONTHLY IN ADVANCE:</b>	\$6,529.00 / month
<b>TERMS, O.A.C:</b> Payable monthly in advance.	
<b>PURCHASE OPTION:</b>	
The Lessee has the option to purchase the structure as follows:	
If all lease payments have been made on time during the first three months of the lease period, 100% of these payments will be credited towards the purchase price, <u>or</u> alternatively	

For the 36 Month Lease Option: If all lease payments have been made on time during the first thirty-six months the lease period, 60% of all thirty-six months payments will be credited towards the purchase price or alternatively

For the 48 Month Lease Option: If all lease payments have been made on time during the first forty-eight months the lease period, 50% of all forty-eight months payments will be credited towards the purchase price

**Note:** Any purchase option can be exercised by presentation of Lessies check for the full purchase price, less the applicable credit, prior to the expiry of the applicable lease period.

PURCHASE PRICE	
<b>STRUCTURE AND ACCESSORIES AS ABOVE:</b> F.O.B. Salt Lake City, Utah, USA, sales and/or use taxes extra.	\$374,769.00
<b>TERMS, O.A.C:</b> 50% with order; balance upon delivery of the structure.	

ADDITIONAL CHARGES	
<b>TECHNICAL CONSULTANT:</b> Although the Technical Consultant is supplied, his travel, accommodation and meals will be charged to you at a fixed cost of	\$11,390.00
<b>DELIVERY:</b> At your request we can arrange, on your behalf, for delivery of this structure by commercial carrier to your site in Colorado Springs, Colorado. Customer is responsible to receive and unload freight in a timely manner.	\$5,150.00

**PERMITS,  
LICENSES AND  
TAXES:**

It will be your responsibility to obtain all permits, licenses and pay all applicable taxes. This structure is designed to meet 120 mph, Exposure C, 3 second gust as defined in ASCE-7-10 and IBC-2012.

**GUARANTEE:**

To demonstrate our confidence in the quality and longevity of the Sprung Structure, our product comes with a 30 year pro-rata guarantee on the aluminum substructure and, on your architectural membrane selection, a 20 year pro-rata guarantee all in accordance with the attached Guarantee Certificate.

**NOTE:**

This quotation is valid for 60 days.

Thank you for the opportunity to submit this quotation and we look forward to being of service to you in the future.

Yours very truly,  
Rob Ekblad  
rob.ekblad@sprung.com  
Business Development Manager  
SPRUNG INSTANT STRUCTURES, INC.  
RE/js





## High Performance Building Solutions

March 13, 2017

Jack Bay  
District 49  
10850 E. Woodmen Road  
Peyton, CO 80831

Telephone (719) 495-1118  
Email [jbay@d49.org](mailto:jbay@d49.org)

Dear Mr. Bay

We are pleased to submit the following quotation for a Sprung Structure to be located at your site in Colorado Springs, Colorado. Sprung is the inventor of the stressed membrane structure which has been patented worldwide. With over 130 years of experience, Sprung offers an innovative, cost effective building alternative which dramatically accelerates construction time lines while providing complete flexibility for the future.

**STRUCTURE  
DESCRIPTION:**

SIGNATURE SERIES 60 feet wide by 135 feet long, measured by maximum width by maximum length including the following accessories:

- 1 - Connecting Corridor (Insulated) - Tedlar or Kynar - 10' 0" wide (Corridor connecting: 2 structure(s); )
- 1 - Falcon School District 49 Graphic Logo at Entrances
- 1 - Over size door for corridor- Frame only.
- 2 - Engineered Flat End(s), each c/w 1 bay of cable bracing
- 2 - Insulated Double Personnel Door(s) c/w High Traffic Panic, Closers & Top Lite (6'0" x 7'0") in Flat End
- 2 - LED Hood Light(s) 120-277, 50 or 60 Hz c/w Bracket and Photo Cell
- 2 - Standard Framed Opening(s) for insulated structure - size 4' wide by 4' high and smaller
- 16 - Tempered Safety Glass Window(s) 39" X 39" - Insulated R4 - with Slider
- 48 - Interior Suspension Eyenut(s) Maximum Load 75 LBS
  - 8" (R-25) blanket of Johns Manville foil backed fiberglass insulation to the daylight panels c/w white interior liner membrane
  - Conduit Holes Set as per diagram provided by Sprung
  - Engineered Stamped Drawings
  - Perimeter Flat Bar
  - Tedlar or Kynar opaque membrane with Daylight Panels

**ARCHITECTURAL  
MEMBRANE:**

Tedlar® or Kynar coated opaque membrane, available in a wide range of colors, please contact local Sprung sales office.

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Normally from inventory.

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HANGING  
DETAILS:**

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**ERECTION:**

We will supply a Technical Consultant on site to provide information about structure assembly and erection and will supply hand tools for your use, at no charge. The Technical Consultant is not authorized to perform any other services. Customer is responsible for supervision of and safety compliance in structure location, assembly and erection.

Recommended equipment and manpower:

- a) Scaffolding or manlifts
- b) Appropriate fall protection (body harness and life line).
- c) Electrical power to site.
- d) Estimated 7 workmen for approximately 25, 8 hour working days, approximately half of which should be manlift qualified.
- e) A supervisor with construction experience.

**CRANE:**

We request that you supply a crane with operator and rigger to assist in raising the free span aluminum beams during the erection sequence. It will be needed for approximately 9 hours.

**HAND TOOLS:**

Although specialized hand tools are supplied for your use at no charge, you are responsible for the tools while they are at your site and until picked up by Sprung following completion of the erection of the structure.

**ANCHORAGE:**

Concrete Footing. Base reactions will be provided when required.

**DISMANTLING:**

Leased structures will require our Technical Consultant for dismantling. The same terms as outlined above under the heading "Erection" and "Technical Consultant" will apply. It will be your responsibility to return the structure and tools, prepaid, to the depot in Salt Lake City, Utah.

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For the 48 Month Lease Option: If all lease payments have been made on time during the first forty-eight months the lease period, 50% of all forty-eight months payments will be credited towards the purchase price

**Note:** Any purchase option can be exercised by presentation of Lessies check for the full purchase price, less the applicable credit, prior to the expiry of the applicable lease period.

PURCHASE PRICE	
<b>STRUCTURE AND ACCESSORIES AS ABOVE:</b> F.O.B. Salt Lake City, Utah, USA, sales and/or use taxes extra.	\$384,005.00
<b>TERMS, O.A.C:</b> 50% with order; balance upon delivery of the structure.	

ADDITIONAL CHARGES	
<b>TECHNICAL CONSULTANT:</b> Although the Technical Consultant is supplied, his travel, accommodation and meals will be charged to you at a fixed cost of	\$11,390.00
<b>DELIVERY:</b> At your request we can arrange, on your behalf, for delivery of this structure by commercial carrier to your site in Colorado Springs, Colorado. Customer is responsible to receive and unload freight in a timely manner.	\$5,150.00

**PERMITS,  
LICENSES AND  
TAXES:**

It will be your responsibility to obtain all permits, licenses and pay all applicable taxes. This structure is designed to meet 120 mph, Exposure C, 3 second gust as defined in ASCE-7-10 and IBC-2012.

**GUARANTEE:**

To demonstrate our confidence in the quality and longevity of the Sprung Structure, our product comes with a 30 year pro-rata guarantee on the aluminum substructure and, depending on your architectural membrane selection, a 20 year pro-rata guarantee all in accordance with the attached Guarantee Certificate.

**NOTE:**

This quotation is valid for 60 days.

Thank you for the opportunity to submit this quotation and we look forward to being of service to you in the future.

Yours very truly,  
Rob Ekblad  
[rob.ekblad@sprung.com](mailto:rob.ekblad@sprung.com)  
Business Development Manager  
SPRUNG INSTANT STRUCTURES, INC.  
RE/ck

# Sprung Building Upgrade

prepared by jack Bay 4-25-17

## Combined Project: GC Reliant

Description	Notes	Type	Unit	\$/unit	Total Cost
<b>Exterior Finish Upgrade</b>					
Sprung Building Allies	Sprung	Sprung	8100	\$49	\$400,545
Sprung Building Mod	Sprung		7200	\$53	\$379,819
Construct Sprung	Tiffany	Construct Sprung	15300	\$8	\$122,400
			0		
Sub Total					\$902,764

<b>Interior Finish Upgrade</b>					
Interior Finish Reliant Construction	Reliant	Modular Office space	15300	\$68	\$1,035,635
Flooring - Carpet	AMH	Complete Offices	15000	\$7	\$105,000
Sub Total					\$1,140,635

<b>Other Costs</b>					
Architctual and MEP engineering	RTA		1	\$22,000	\$22,000
IT AP Access	CCS	Misc IT	1	\$5,000	\$10,000
					\$32,000

One Time Startup Costs

Previous Estimate

Difference in Price

\$1,172,635

\$1,414,000

\$661,399

### Notes

These cost reflect actual hard costs from a local contractor and from Sprung Building of Sept 1.



Taxes	G/L Rate	OVERHEAD
8.25%	0.750%	4.00%

Base Bid	\$1,032,635.00
Alt #1	\$0.00
Alt #2	\$0.00
Alt #3	\$0.00
Alt #4	\$0.00
Alt #5	\$0.00
Total	\$1,032,635.00

NO Contingency

Total Mark Up	\$77,905.90
Total Contingency	\$0.00





4-19-2014

D-49, Odyssey Allies Learning Center & Modular Replacement. 6275 Bridal Spur Ave, 80922. 4-5-2017

Mr. Jack Bay, Chief Operations Officer

Scope of Work:

1- 60' x 135' = 8,100 s.f. 1- 60' x 120' = 7,200 s.f.

Division 1:

- Overlot Grading.
- Soils Report.
- Plans submittal.
- MEP by owner with assistance from

Division 2 – Existing Conditions

- District to remove existing modular units.
- Begin project May 15<sup>th</sup>, need permit.
- MEP, Ben Parsaye (719) 332-2006 [bhengrs@aol.com](mailto:bhengrs@aol.com)

Division 3 – Concrete

- 4" concrete slab with welded wire throughout.
- Foundation TBD

Division 6, Wood & Plastic

- Misc. wood backing as needed.
- Install Doors & Hardware.

Division 7, Thermal & Moisture Protection

- Foundation insulation and coating?
- Sound Batt insulation, all interior walls.

Division 8 – Openings

- Interior windows supplied by Sprung
- Reliant installs windows.
- All interior solid weld frames, 3 x 7' metal doors with view lites, hinges, closures and door stops by Reliant.





#### Division 9 – Finishes

- Metal stud framing 16" o.c. with batt insulation, 5/8" type "X" drywall tape and finish.
- Drywall Company to prime walls prior to texture and painting.
- Two coat paint all walls and doors, frames.
- Flooring by owner. \* MD
- Grid & Tile ceiling at 9' a.f.f.

#### Division 10 – Specialties

- Bathroom Hardware & accessories
- Fire Extinguisher cabinets

Signage by owner

#### Division 12 – Furnishings

- Breakroom cabinets & Countertops

#### Division 21 – Fire Suppression

- Fire sprinkler system and monitoring

#### Division 22 – Plumbing

- Bathrooms per layout, plumbing subs to select fixtures and supply specs to Reliant.
- Sewer and water tie connections.

#### Division 23 – Heating, Ventilating and Air Conditioning (HVAC)

- Design & install HVAC per code requirements

#### Division 25 - Integrated Automation

- By owner

#### Division 26 – Electrical

- Design and install per code, supply fixtures etc. to owner for approval.

#### Division 27 – Communications

- By Owner.

#### Division 28 – Electronic Safety and Security

- By owner, coordinated with Reliant and Electrical Subcontractor.



#### Division 31 – Earthwork

- Site clearing
- Grading/level.
- Backfill as needed.

#### Division 32 – Exterior Improvements

- Landscaping and irrigation by owner.
- D-49 to purchase & erect Sprung Structures.
- Will need to install Restrooms per code with concrete slab.
- Foundation by Reliant.
- HVAC, ducted, balanced with fire dampers. All Seasons HVAC. Tommy English (719) 499-6214. [Tommy@Allseasonsoftherockies.com](mailto:Tommy@Allseasonsoftherockies.com)
- Electrical, Avar Electric Greg Anzlovar (719) 240-9757 & Berwick
- 600 amp service.
- Fire alarm through Greg Anzlovar
- Lighting
- Fire sprinkler, Brickwall
- No taxes
- No bond

Wendel Torres, Managing Partner  
Reliant Construction  
Tel: 719-358-9216  
Cell: 719-499-1550  
[wendelt@reliant-construction.com](mailto:wendelt@reliant-construction.com)









PROJECT: Odyssey Elem. Spring Structure									
Address: 15,110									
LOCATION: 6275 Bridge Spur Ave 88922									
Time Of Completion (Days) = 100 Months									
LIQUIDATED DAMAGES ARE									
SF									
14.29 Weeks									
ESTIMATOR: Torres									
BID TIME: \$48,834 \$35,119 \$123,097 \$37,767 \$745,576 \$2,890 \$5,173 \$38,189 \$39,717 4.00%									
Taxes 8.25% GL Rate 0.75% OVERHEAD 4.00% PROFIT 4.00%									
Bond Rate									
SF Price									
Total Estimate \$1,032,633									
TAXES-INSURANCE-QUIP-BOND									
TOTAL									
COST/SF %SF									
#DIV/0!									
TOTAL DW 33									

Total Direct Costs		\$945,576
Taxes on Material	8.25%	\$2,890
Liability Insurance on Subcontractors	0.75%	\$5,173
Overhead	4.00%	\$38,189
Profit	4.00%	\$39,717
Contingency		
Bond		
Total Cost of the Project		\$1,032,633

\$48,834	\$35,119	\$823,097	\$37,767	\$945,576	\$2,890	\$5,173	\$38,189	\$39,717	\$1,032,633
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PROFIT	Contingency	Bond Rate
4.00%	0.00%	0.00%



## High Performance Building Solutions

April 20, 2017

Jack Bay  
Falcon School District 49  
10850 E. Woodmen Road  
Peyton, CO 80831

Telephone (719) 495-1118  
Email [jbay@d49.org](mailto:jbay@d49.org)

Dear Mr. Bay

We are pleased to submit the following quotation for a Sprung Structure to be located at your site in Colorado Springs, Colorado. Sprung is the inventor of the stressed membrane structure which has been patented worldwide. With over 130 years of experience, Sprung offers an innovative, cost effective building alternative which dramatically accelerates construction time lines while providing complete flexibility for the future.

**STRUCTURE  
DESCRIPTION:**

SIGNATURE SERIES 60 feet wide by 120 feet long, measured by maximum width by maximum length including the following accessories:

- 1 - Connecting Corridor (Insulated) - Tedlar or Kynar - 10' 0" wide (Corridor connecting: 1 structure(s); )
- 1 - Double Personnel Door XL -Frame Only
- 1 - Falcon School District 49 Graphic Logo at Entrance
- 1 - Insulated Double Personnel Door(s) c/w Hood, High Traffic Panic, Closers & Top Lite (6'0"x7'0")
- 1 - LED Hood Light(s) 120-277, 50 or 60 Hz c/w Bracket and Photo Cell
- 1 - Transition Bumper(s)
- 2 - Engineered Flat End(s), each c/w 1 bay of cable bracing
- 2 - Insulated Double Personnel Door(s) c/w High Traffic Panic, Closers & Top Lite (6'0" x 7'0") in Flat End
- 2 - Standard Framed Opening(s) for insulated structure - size 4' wide by 4' high and smaller
- 14 - Tempered Safety Glass Window(s) 39" x 39" Insulated R4 - with Slider
- 44 - Interior Suspension Eynut(s) Maximum Load 75 LBS
  - 8" (R-25) blanket of Johns Manville foil backed fiberglass insulation to the daylight panels c/w white interior liner membrane
  - Conduit Holes Set as per diagram provided by Sprung
  - Engineered Stamped Drawings
  - Perimeter Flat Bar
  - Tedlar or Kynar opaque membrane with Daylight Panels

**ARCHITECTURAL  
MEMBRANE:**

Tedlar® or Kynar coated opaque membrane, available in a wide range of colors, please contact local Sprung sales office.

**AVAILABILITY:**

Normally from inventory.

**INTERIOR  
HANGING  
DETAILS:**

Sprung Instant Structures offers a large selection of brackets and hangers which can be utilized for the hanging of lighting, HVAC and any other items that may need to be suspended from the interior of the structure. The type and size in each case will depend on weight and proposed position. Please contact your Sprung representative for diagrams and further details.

**ERECTION:**

We will supply a Technical Consultant on site to provide information about structure assembly and erection and will supply hand tools for your use, at no charge. The Technical Consultant is not authorized to perform any other services. Customer is responsible for supervision of and safety compliance in structure location, assembly and erection.

Recommended equipment and manpower:

- a) Scaffolding or manlifts
- b) Appropriate fall protection (body harness and life line).
- c) Electrical power to site.
- d) Estimated 7 workmen for approximately 25, 8 hour working days, approximately half of which should be manlift qualified.
- e) A supervisor with construction experience.

**CRANE:**

We request that you supply a crane with operator and rigger to assist in raising the free span aluminum beams during the erection sequence. It will be needed for approximately 8 hours.

**HAND TOOLS:**

Although specialized hand tools are supplied for your use at no charge, you are responsible for the tools while they are at your site and until picked up by Sprung following completion of the erection of the structure.

**ANCHORAGE:**

Concrete Footing. Base reactions will be provided when required.

**DISMANTLING:**

Leased structures will require our Technical Consultant for dismantling. The same terms as outlined above under the heading "Erection" and "Technical Consultant" will apply. It will be your responsibility to return the structure and tools, prepaid, to the depot in Salt Lake City, Utah.

LEASE PRICING	
LEASE PRICES are F.O.B. Salt Lake City, Utah, USA, sales and/or use taxes extra.	
36 MONTH FIRM LEASE FOR STRUCTURE PAYABLE MONTHLY IN ADVANCE:	\$8,085.00 / month
48 MONTH FIRM LEASE FOR STRUCTURE PAYABLE MONTHLY IN ADVANCE:	\$6,529.00 / month
TERMS, O.A.C: Payable monthly in advance.	
<b>PURCHASE OPTION:</b> The Lessee has the option to purchase the structure as follows:	
If all lease payments have been made on time during the first three months of the lease period, 100% of these payments will be credited towards the purchase price, <u>or</u> alternatively	



## **Sprung Instant Structures**

This Guarantee is presented to:

### **Falcon School District 49**

The architectural membrane and aluminum materials utilized in Sprung Structures have been selected for their proven strength, durability and longevity. To show our sincere confidence in our product, Sprung Instant Structures is pleased to issue the following guarantees.

#### **ARCHITECTURAL MEMBRANE WITH TEDLAR PVF FILM or KYNAR COATING**

All membranes used are water and mildew resistant, insect proof and flame retardant. These membranes withstand extreme climatic variations and contain ultra-violet inhibitors to reduce degradation by the sun's rays. Flame retardant status has been warranted by the membrane suppliers.

Sprung Instant Structures guarantees to supply new replacement membrane, on a pro-rata basis at the then current price, for all colors of Tedlar or Kynar coated membrane which deteriorate from any of the aforementioned factors within TWENTY (20) YEARS from the date of delivery of the structure(s).

#### **EXTRUDED ALUMINUM SUBSTRUCTURE AND COMPONENTS**

Aluminum used is professionally engineered and is of the highest quality and structural capability. Sprung Instant Structures guarantees to replace, on a pro-rata basis at the then current price, any aluminum which deteriorates from normal usage within THIRTY (30) years from the date of delivery of the structure(s).

The guarantee will not be valid if a Sprung technical consultant is not present during all erections and dismantling's of the structure during the guarantee period or if any payments associated with the structure(s) are not made on time.

April 20, 2017

PHIL SPRUNG - PRESIDENT





## High Performance Building Solutions

March 13, 2017

Jack Bay  
District 49  
10850 E. Woodmen Road  
Peyton, CO 80831

Telephone (719) 495-1118  
Email [jbay@d49.org](mailto:jbay@d49.org)

Dear Mr. Bay

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**STRUCTURE  
DESCRIPTION:**

SIGNATURE SERIES 60 feet wide by 135 feet long, measured by maximum width by maximum length including the following accessories:

- 1 - Connecting Corridor (Insulated) - Tedlar or Kynar - 10' 0" wide (Corridor connecting: 2 structure(s); )
- 1 - Falcon School District 49 Graphic Logo at Entrances
- 1 - Over size door for corridor- Frame only.
- 2 - Engineered Flat End(s), each c/w 1 bay of cable bracing
- 2 - Insulated Double Personnel Door(s) c/w High Traffic Panic, Closers & Top Lite (6'0" x 7'0") in Flat End
- 2 - LED Hood Light(s) 120-277, 50 or 60 Hz c/w Bracket and Photo Cell
- 2 - Standard Framed Opening(s) for insulated structure - size 4' wide by 4' high and smaller
- 16 - Tempered Safety Glass Window(s) 39" X 39" - Insulated R4 - with Slider
- 48 - Interior Suspension Eyebolt(s) Maximum Load 75 LBS
  - 8" (R-25) blanket of Johns Manville foil backed fiberglass insulation to the daylight panels c/w white interior liner membrane
  - Conduit Holes Set as per diagram provided by Sprung
  - Engineered Stamped Drawings
  - Perimeter Flat Bar
  - Tedlar or Kynar opaque membrane with Daylight Panels

**ARCHITECTURAL  
MEMBRANE:**

Tedlar® or Kynar coated opaque membrane, available in a wide range of colors, please contact local Sprung sales office.

**AVAILABILITY:**

Normally from inventory.

**INTERIOR  
HANGING  
DETAILS:**

Sprung Instant Structures offers a large selection of brackets and hangers which can be utilized for the hanging of lighting, HVAC and any other items that may need to be suspended from the interior of the structure. The type and size in each case will depend on weight and proposed position. Please contact your Sprung representative for diagrams and further details.

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Recommended equipment and manpower:

- a) Scaffolding or manlifts
- b) Appropriate fall protection (body harness and life line).
- c) Electrical power to site.
- d) Estimated 7 workmen for approximately 25, 8 hour working days, approximately half of which should be manlift qualified.
- e) A supervisor with construction experience.

**CRANE:**

We request that you supply a crane with operator and rigger to assist in raising the free span aluminum beams during the erection sequence. It will be needed for approximately 9 hours.

**HAND TOOLS:**

Although specialized hand tools are supplied for your use at no charge, you are responsible for the tools while they are at your site and until picked up by Sprung following completion of the erection of the structure.

**ANCHORAGE:**

Concrete Footing. Base reactions will be provided when required.

**DISMANTLING:**

Leased structures will require our Technical Consultant for dismantling. The same terms as outlined above under the heading "Erection" and "Technical Consultant" will apply. It will be your responsibility to return the structure and tools, prepaid, to the depot in Salt Lake City, Utah.

<b>LEASE PRICING</b>	
<b>LEASE PRICES are F.O.B. Salt Lake City, Utah, USA, sales and/or use taxes extra.</b>	
<b>36 MONTH FIRM LEASE FOR STRUCTURE PAYABLE MONTHLY IN ADVANCE:</b>	\$8,323.00 / month
<b>48 MONTH FIRM LEASE FOR STRUCTURE PAYABLE MONTHLY IN ADVANCE:</b>	\$6,732.00 / month
<b>TERMS, O.A.C:</b> Payable monthly in advance.	
<b>PURCHASE OPTION:</b> The Lessee has the option to purchase the structure as follows:	
If all lease payments have been made on time during the first three months of the lease period, 100% of these payments will be credited towards the purchase price, <u>or</u> alternatively	



For the 36 Month Lease Option: If all lease payments have been made on time during the first thirty-six months the lease period, 60% of all thirty-six months payments will be credited towards the purchase price or alternatively

For the 48 Month Lease Option: If all lease payments have been made on time during the first forty-eight months the lease period, 50% of all forty-eight months payments will be credited towards the purchase price

**Note:** Any purchase option can be exercised by presentation of Lessies check for the full purchase price, less the applicable credit, prior to the expiry of the applicable lease period.

PURCHASE PRICE	
<b>STRUCTURE AND ACCESSORIES AS ABOVE:</b> F.O.B. Salt Lake City, Utah, USA, sales and/or use taxes extra.	\$384,005.00
<b>TERMS, O.A.C:</b> 50% with order; balance upon delivery of the structure.	

ADDITIONAL CHARGES	
<b>TECHNICAL CONSULTANT:</b> Although the Technical Consultant is supplied, his travel, accommodation and meals will be charged to you at a fixed cost of	\$11,390.00
<b>DELIVERY:</b> At your request we can arrange, on your behalf, for delivery of this structure by commercial carrier to your site in Colorado Springs, Colorado. Customer is responsible to receive and unload freight in a timely manner.	\$5,150.00

**PERMITS,  
LICENSES AND  
TAXES:**

It will be your responsibility to obtain all permits, licenses and pay all applicable taxes. This structure is designed to meet 120 mph, Exposure C, 3 second gust as defined in ASCE-7-10 and IBC-2012.

**GUARANTEE:**

To demonstrate our confidence in the quality and longevity of the Sprung Structure, our product comes with a 30 year pro-rata guarantee on the aluminum substructure and, depending on your architectural membrane selection, a 20 year pro-rata guarantee all in accordance with the attached Guarantee Certificate.

**NOTE:**

This quotation is valid for 60 days.

Thank you for the opportunity to submit this quotation and we look forward to being of service to you in the future.

Yours very truly,  
Rob Ekblad  
[rob.ekblad@sprung.com](mailto:rob.ekblad@sprung.com)  
Business Development Manager  
SPRUNG INSTANT STRUCTURES, INC.  
RE/ck

For the 36 Month Lease Option: If all lease payments have been made on time during the first thirty-six months the lease period, 60% of all thirty-six months payments will be credited towards the purchase price or alternatively

For the 48 Month Lease Option: If all lease payments have been made on time during the first forty-eight months the lease period, 50% of all forty-eight months payments will be credited towards the purchase price

**Note:** Any purchase option can be exercised by presentation of Lessies check for the full purchase price, less the applicable credit, prior to the expiry of the applicable lease period.

PURCHASE PRICE	
<b>STRUCTURE AND ACCESSORIES AS ABOVE:</b> F.O.B. Salt Lake City, Utah, USA, sales and/or use taxes extra.	\$374,769.00
<b>TERMS, O.A.C:</b> 50% with order; balance upon delivery of the structure.	

ADDITIONAL CHARGES	
<b>TECHNICAL CONSULTANT:</b> Although the Technical Consultant is supplied, his travel, accommodation and meals will be charged to you at a fixed cost of	\$11,390.00
<b>DELIVERY:</b> At your request we can arrange, on your behalf, for delivery of this structure by commercial carrier to your site in Colorado Springs, Colorado. Customer is responsible to receive and unload freight in a timely manner.	\$5,150.00

**PERMITS,  
LICENSES AND  
TAXES:**

It will be your responsibility to obtain all permits, licenses and pay all applicable taxes. This structure is designed to meet 120 mph, Exposure C, 3 second gust as defined in ASCE-7-10 and IBC-2012.

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This quotation is valid for 60 days.

Thank you for the opportunity to submit this quotation and we look forward to being of service to you in the future.

Yours very truly,  
Rob Ekblad  
rob.ekblad@sprung.com  
Business Development Manager  
SPRUNG INSTANT STRUCTURES, INC.  
RE/js



*Building Construction only*



# TIFFANY STRUCTURES

## BID PROPOSAL

**Member of ISNetworld**

March 15, 2017

**Falcon School District 49**

**RE: Erection: Of a 60' x 120' & 60' x 135' Insulated Sprung Structure: Colorado Springs, CO.**

With over 300 completed Sprung Structures the staff at Tiffany Structures have vast knowledge and valuable experience in the erection of the Sprung Structure thus enabling us to save you time and money.

**Project completion approx. 30 working days which includes:**

- Erection of a 60' x 120' & 60' x 135' Insulated Sprung Structure:
- Non-Prevailing Wage
- All labor to erect Sprung Structure with the exception of change orders during the course of the project
- Equipment rental for the project

**Exclusions:**

**The following exclusions can be bid at customer's request:**

- Permits and Engineering and all associated fee's
- Spoils Removal: Any Hazmat Removal or Export of any type associated with contamination; Special Inspections; Concrete or Soils Testing; BMP's
- Asphalt Overlay
- Epoxy Rebar
- Power to structure
- Glazing wall (Refers to glass for glazing wall)
- Electrical
- HVAC
- T-Bar Ceiling
- Fire Sprinkler and Fire Alarm
- Concrete and Grading
- Dumpster and Debris Removal
- Plumbing
- Carpet
- Interior Build Out
- Earth Anchors

- Water, sewer and septic to the structure

**TERMS:**

TO BE DETERMINED:

Total \$ 122,400.00

- \*Deposits are nonrefundable
- \*After frame erected refers to center bays only for draw
- \*Terms in this proposal supersede all others
- \*Proposal must be signed and returned to Tiffany Structures

Delays due to other contractors or force majeure will be paid at an agreed upon sit rate of **\$ 400** per hour or **\*\$ 4,000.00** per day, plus equipment costs.

\*Once crew arrives on site, if there is a project delay due to no fault of our own, you will be billed sit rate in the amount of \$ 4,000.00 per day plus equipment costs until project can start.

Please ACH to: Raymond K. Tiffany; dba: Tiffany Structures  
Bank of America Account #: 325018827879 Routing #: 121000358

Or overnight to:

Tiffany Structures  
4802 View Drive  
San Antonio, Texas

**Note:**

This price is based on all materials being on site at time of arrival on site.

Off load day does not count against schedule. All change orders must be signed before said work can be started and be paid upon completion of said change order

This is a Pre-Engineered Proposal. Pricing may change with Engineering

Pricing subject to change with Room and Equipment Availability

**Change order causes:**

Changes in Structure after proposal date

Undisclosed items as of date of proposal

Damage by other trades or delays

Obstructions at base plates or earth anchors will create a change order

This is not an all inclusive list

Thank you for the opportunity to bid on this project. If you have any questions, please don't hesitate to call. Thank you once again for your consideration

Best Regards,

**Ray Tiffany**

**Jeff Harwood**

**(619) 905-9684**

**Owner**

raytiffany@tiffanystructures.com

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

**(619) 905-9952**

**Project Manager**

jeffharwood@tiffanystructures.com

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

Acceptance of proposal - by responsible party. By signing below, I am confirming I have the authority to approve this proposal and any change orders requested. By signing below you agree to all terms listed above.

\_\_\_\_\_  
Name

\_\_\_\_\_  
Title

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

This bid/proposal is the sole property of Tiffany Structures. Its confidentiality is vital to our ability to keep our prices competitive. Any other use without written consent is illegal and punishable by law. Also note that the sharing of this information between bidders is prohibited.

Tiffany Structures although a new company forming in 2011 we have experience that spans over 45 years. We are the most experienced in the business. The Owner, Ray Tiffany has been in construction over 47 years and has been working on Sprung Structures since 1992. Jeff Harwood, the Company's Project Coordinator has been in the construction field for over 45 years and a Sprung Erector for the last 14 years. Our staff has an average of five years' experience in this specialized field.

We have had the distinction of erecting a Sprung Structure over the Utah Olympic swimming pool, the Deep Water Horizon oil drill rig in New Orleans on the NASA base, Harvard Business School in Boston, as well as other high profile projects. With our vast knowledge and experience in this specialized field we can save you valuable time and money.

Below is a list of our completed projects

D.N.V Deep Water Horizon Oil Well New Orleans, LA at the NASA base for the US Coast Guard, aka British Petroleum (BP)  
Fort Sam Houston, San Antonio TX. The SAMMC Project  
Camp Pendleton, Camp Del Mar Special Forces



DHL Services O'Hara Airport  
LAX, Air Bus luggage Structure on the tarmac  
U S Army Scofield Barracks, Hawaii 54 Structures  
Castle Rock Community Recreation Center (over pool), Castle Rock, Colorado  
Target Logistics' 6 Structures 43,740 Square Feet, Turn Key

Gateway Company St Louis, MO  
Halliburton Corp. Dickinson ND  
Preston Park Elementary Roanoke, VA  
Alliance Church Alliance, TX  
Church of the Bibles Houston, TX  
Wilson Supply George West, TX  
Alamo College San Antonio, TX  
EG Source Orville, CA  
Running Creek Casino CA  
Red Dog Ice Carrion Creek, TX  
Stone Brae Golf Hayward, CA  
Harvard Business School, Boston, MA  
Round Hill Elementary, Roanoke, VA  
Elko Gold Mine, Elko, NV  
BHI; New Town ND  
Marathon Oil New Town, ND  
Craig Energy Williston, ND  
San Diego Veterans Homeless Shelter  
BMW Greely, SC  
Fort Hood Killeen Texas  
Nova Companies Louisiana Gym Dismantles  
Southwest Airlines, Dallas, TX  
Vestas Wind Technology, Brighton and  
Windsor, Colorado

Kern Olympic Pool UT  
Hasslet Christian Church  
Aqua Farms VA  
Kennecott Copper Mine, UT  
Probst Electric MT.  
Livermore VA. Hospital CA  
San Mateo Fire Dept. CA  
Puerto Rico re-skin  
Bell Auto Peoria, AZ  
KIA of Bedford, Ohio  
Hilton Double Tree, SD  
San Diego Zoo  
Cripple Creek Gold Mine, CO  
Aberdeen Proving Grounds  
Pauma Casino, San Diego, CA  
Marathon Oil, Dunn Center, ND  
San Diego Homeless Shelter  
Beaver Creek Energy, New Town, ND  
City of Thornton Colorado  
Gila Bend AZ Air Force Base  
Woods Valley Golf Course, San  
Diego, CA  
Living Exhibit, Palm Springs, CA

# TIFFANY STRUCTURES

## REFERENCES

Cartesian Aqua farms LLC



154 Bunker Hill Rd. South Mills, NC  
Charles Verde [cverdey@aol.com](mailto:cverdey@aol.com)

- Take down, relocate and re-erect

Preston Park Elementary School  
2314 Patterson Ave. SW,  
Roanoke VA.  
Stan Breakell 540-345-7309 [Breakell-inc.com](http://Breakell-inc.com)

- 24017 erect 80'x91'

Running Creek Casino  
1020 highway 20 Upper Lake CA  
Lanny Haas Kitchell Corp 520-275-9117 [lhaas@kitchell.com](mailto:lhaas@kitchell.com)

- Erect a 110'x 333'

EC Source  
Orville, CA  
Jared Watts 480-466-4096

- 80'x 90' take-down contact

Puerto Rico  
Bill Alexander 281-782-4337

- Re-skin 50' x 100'

For a recommendation from Sprung Structures personnel, please call 713-782-6888

Best Regards,

Ray Tiffany  
Tiffany Structures  
13162 Hwy 8 Bus.  
El Cajon, CA 92021  
P# 619-905-9684

Jeff Harwood  
Tiffany Structures  
4802 View Drive  
San Antonio, Texas 78228  
619-905-9952  
210-455-3744

***INDEX***

***School District 49***

***Odyssey Allies Learning Center & Modular Replacement***

1.     **Pricing Recap**
2.     **Exclusions, Qualifications & Clarifications**
3.     **Detailed Estimate**
4.     **Construction Schedule**
5.     **Design Build Mechanical & Electrical Information**



**District 49**

**Odyssey Allies Learning Center & Modular Replacement**

28-Mar-17

**Schematic Design Estimate**

Description:		Base Bid	Alternate 1	Alternate 2	Alternate 3	Alternate 4	Total
		Sprung Structure	Add Fire Protection & Service Line	Lights Fluorescent to LED	DX Split System for IT Cooling	Add sound batts above act ceilings	
Sprung Structure	15,860 SF	1,419,622	91,720	14,775	12,465	15,300	1,553,882
Subtotal Direct Costs		\$ 1,419,622	\$ 91,720	\$ 14,775	\$ 12,465	\$ 15,300	\$ 1,553,882
Building Permit	1.10%	15,616	1,009	163	137	168	17,093
Plan Check Fee (50% of perm.)	0.21%	2,981	193	31	26	32	3,263
Fire Department/Misc Permits	0.10%	1,391	90	14	12	15	1,523
Liability Insurance	1.00%	\$ 1,439,611	\$ 93,011	\$ 14,983	\$ 12,641	\$ 15,515	\$ 1,575,761
		14,396	930	150	126	155	15,758
Estimating Contingency	3.00%	\$ 1,454,007	\$ 93,942	\$ 15,133	\$ 12,767	\$ 15,671	\$ 1,591,519
Construction Contingency	2.50%	43,620	28	4	4	5	43,661
		36,350	2,349	378	319	392	39,788
Construction Fee	4.85%	\$ 1,533,977	\$ 96,318	\$ 15,516	\$ 13,090	\$ 16,067	\$ 1,674,968
		74,398	4,671	753	635	779	81,236
<b>Schematic Design Estimate</b>							
<b>Total</b>		<b>\$ 1,608,375</b>	<b>\$ 100,989</b>	<b>\$ 16,268</b>	<b>\$ 13,725</b>	<b>\$ 16,846</b>	<b>\$ 1,756,204</b>

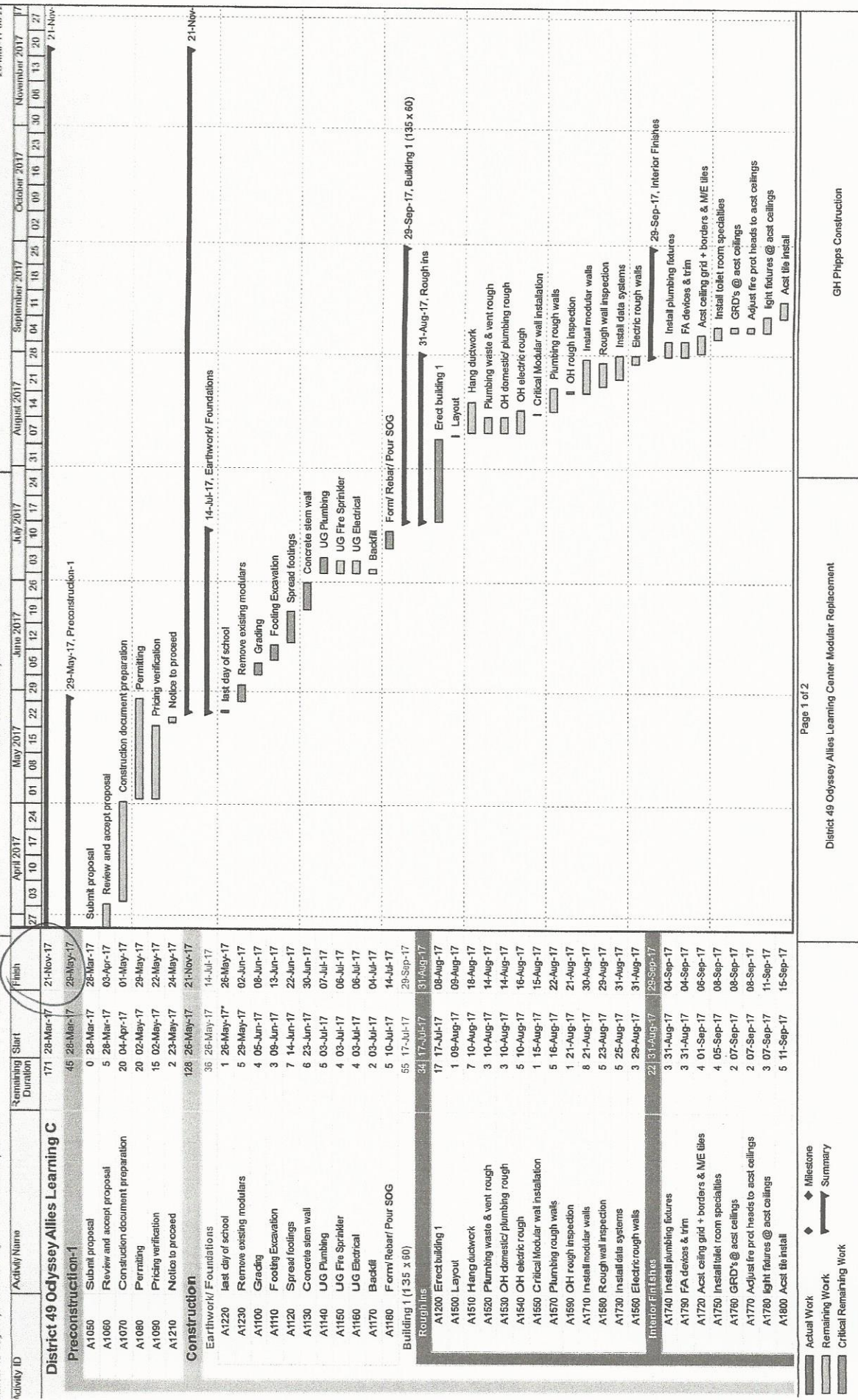
SF 15,860

Ease Bid Cost per SF

\$101.41



Not 8/15/17



## Qualifications and Clarifications

### Division 1 Summary

The following fees are not included in our proposal:

- 1) Utility development/tap fees.
- 2) Architectural and structural engineering. (See MEP for engineering inclusions)
- 3) Testing services.
- 4) Taxes.

The following costs are not included in this estimate:

- 1) Cost of Performance and Payment Bonds.
- 2) Cost of Builder's Risk Insurance.
- 3) Utility usage cost.

### Contingencies:

- 1) Design Contingency
- 2) Uses: Scope for additional space, added quantities of materials, enhanced quality of materials, code revisions, owner-requested items, additional equipment and/or capacity.  
**Not included in this estimate.**
- 3) Estimating Contingency  
Uses: Estimating accuracy based on quantities assumed or measured, unanticipated market conditions, lack of bidding competition, subcontractor defaults, interfacing omissions between work categories, errors of the construction manager, general condition overruns, and any other necessary costs that do not require a change order. Use of this contingency is only allowed with written approval by the Owner. **3% Included**
- 4) Construction Contingency **2.5% Included**  
In preparing the Guaranteed Maximum Price proposal, the Contractor shall include a contingency for the Contractor's exclusive use to cover those costs considered reimbursable as the Cost of the Work but not included in a Change Order. The contingency use may include, but is not limited to, costs associated with estimating accuracy, omissions of the estimate, discrepancies or interfacing omissions between subcontractors and suppliers scope of work, subcontractor defaults, self-performed and general condition work over runs, market conditions, acts of war, acts of God and other costs incurred by the Contractor in performance of the work.



The Construction Contingency shall not be used when the work is properly the subject of a change order including but not limited to instances of unforeseen or differing job/site conditions, drawing coordination issues, A&E errors and omissions, code requirements or owner scope issues. The owner will be informed of the use of the Construction Contingency on a regular basis and all unused contingency will be deducted from the contract sum at the completion of the project.

- 5) We have discussed schedule with Sprung Structures as well as AMH. Installation durations have been included per information given by them.
- 6) Fire watch is not included

#### **DIVISION 2**

- 7) Temporary Security Fencing has been included around the construction perimeter. (permanent fencing is too short to be used for construction)
- 8) Perimeter drain may be required. Pricing will be included if required pending final design.
- 9) A chain link fence has been included to enclose the mechanical units
- 10) No landscaping restoration has been included.
- 11) Existing sanitary service is 4" or larger within 5' of new building
- 12) Existing gas service capacity is adequate
- 13) Existing gas meter is adequate
- 14) A gas sub-meter is not required

#### **DIVISION 3**

- 15) We have included a continuous foundation system for the two sprung structures. Foundations have been included as follows:
  - a. A 1'6" w x 1' h continuous footing has been included around the build perimeter.
  - b. A 12' w x 2' h stemwall has been included around the building g perimeter.
- 16) Slab on grade has been included at 4" thick with 1.4 WWF.
- 17) The two links (between existing school and building & between two buildings) have been included as a thickened edge slab. No foundations are included for that work.
- 18) Housekeeping pads for RTU's have been included

#### **DIVISION 4**

- 19) NIC

#### **DIVISION 5**

- 20) NIC

#### **DIVISION 6**

- 21) NIC



**DIVISION 7**

- 22) Dampproofing has been included on the exterior stemwalls
- 23) Perimeter insulation has been included on all the stem walls

**DIVISION 8**

- 24) All interior doors to be provided and installed by modular wall system (D49 vendor)
- 25) All exterior doors/ windows to be furnished by sprung structures (D49 vendor)

**DIVISION 9**

- 26) It is our recommendation that the school add loose laid batt insulation above the ACT Ceiling to help reduce noise from classroom to classroom. Sound batts above the act ceiling will aid in sound control due to exterior weather. (This recommendation is based on conversation with the manager of the sprung structures operated by El Paso County. See alternate pricing).
- 27) All walls to be the Modular wall system furnished and installed direct by D49.
- 28) The modular walls in the bathrooms are assumed to have appropriate surface for wet wall use (FRP or similar)
- 29) The modular walls are assumed to be able to anchor the toilet partitions/ accessories/ lavatories
- 30) A unistrut grid has been included 4' OC perpendicular to the structure. This grid will be used to anchor ductwork, electrical, ACT, etc... (items required by code to be anchored more frequently than 15' OC)
- 31) Standard 2' x 4' x 15/16" suspended grid ceiling system with mid-grade lay-in acoustical ceiling tile is included
- 32) Ceiling grid has been included as one grid across the top of the modular walls so that the walls remain modular without ceiling reconfiguration
- 33) Carpet material allowance has been included at \$2.50/ SF

**DIVISION 10**

- 34) Toilet partitions have been carried as floor mounted, overhead braced baked enamel.

**DIVISION 11**

- 35) NIC

**DIVISION 12**

- 36) All furniture, millwork, display boards are to be furnished and installed by D49

**DIVISION 13**

- 37) Sprung structure package to be supplied by D49 per quotes dated 3/13/17. Package to be onsite per the construction schedule
- 38) The existing modular trailers are to be removed by D49

**DIVISION 14**

39) NIC

**DIVISION 21**

40) A fire protection system is not included in the base bid. We have provided an add alternate allowance for this work, to be determined upon final design.

**DIVISION 22**

41) Heating and Plumbing Engineers has provided budgeting for this project as a Design Build Subcontractor. Farris Engineering or ME Engineering has been included as the project designer

42) Pipe & Fitting

- a. Underground sanitary – PVC/DWV solid core
- b. Aboveground sanitary – CI no hub
- c. Domestic water – type L copper, crimp or solder fittings, PEX fixture run-outs

43) Fixtures per the space plan

- a. (3) ADA height floor mounted tank type water closets
- b. (6) standard height floor mounted tank type water closets
- c. (3) wall hung urinals with wall plate and manual flush valves
- d. (4) 36" semi-circular, hand wash basins with manual faucets
- e. (1) wall hung lavatory with carrier and single lever faucet
- f. (2) bi-level electric water coolers
- g. (1) fiberglass mop basin
- h. (1) 20 gauge stainless steel single compartment sink with single lever faucet
- i. (4) floor drains with "trap guards" (restrooms)

44) Water heating

- a. (2) 6kw electric, 20-gallon storage water heater heaters. Each located above the Boys or Girls wash basins
- b. Re-circulation pump
- c. (1) 1.5 kw point of use water heater – located below the single bathroom lavatory
- d. (1) 3.0 kw point of use water heater – located below the conference room sink

45) Miscellaneous:

- a. 1.5" water service from 5'-0" outside (assumed the existing water line to the modular is 1.5" or larger)
- b. 1.5" RPBFP, PRV (assumed location is near restrooms on exterior wall)
- c. (2) exterior frost proof hose bibs

46) Gas piping

- a. aboveground gas piping - tie ins to existing gas piping on "house" side of meter (assumed existing gas line serving modular is sufficient to serve the new design)
- b. underground gas piping (not included in base bid - SEE ADD ALTERNATE)
  - i. separate to each RTU / in the same trench when possible
  - ii. 360 feet to north RTU
  - iii. 265 feet to south RTU



**DIVISION 23**

- 47) Heating and Plumbing Engineers has provided budgeting for this project as a Design Build Subcontractor. Farris engineering has been included as the project designer
- 48) D49 campus wide Automated Logic DDC controls (Integrated Control Systems) (not included in base bid - SEE ADD ALTERNATE)
- 49) Our proposed system is a Constant Volume Bypass system as manufactured by Carrier or Trane
- 50) Our current budget is based on Carrier DX cooling / gas heating, constant volume rooftop units located on grade.
  - a. North wing – (1) 27.5 ton (nominal) RTU
  - b. South wing – (1) 25 ton (nominal) RTU
- 51) Zoning – see attached zoning layout – Value engineering can be achieved by reducing the amount of zones in the building
  - c. (14) zone dampers/thermostats
  - d. (2) zone dampers with electric reheat/thermostats
- 52) Lay-in louvered face diffusers
- 53) Perforated face return air grilles with “duct-board” sound attenuator elbows
- 54) (4) ceiling recessed electric cabinet unit heaters
- 55) Toilet exhaust fan – inline cabinet type discharging through a wall louver

**DIVISION 26**

- 56) Berwick Electric has provided budgeting for this project as a Design-Build Subcontractor.
- 57) Any required AV capabilities to be furnished and installed by D49



**Schematic Design Estimate**

March 28, 2017

Description	Quan	Un	Total	\$/Un
<b>Sprung Structure Addition</b>	15,860	SF		
<b>Substructure</b>	15,860	SF		
<b>Footings 1-1/2"W x 1'H</b>	1,195	SF		
Footing Concrete	46	CY	6,669	144.99
Concrete Add Mixtures - Accelerators	46	CY	-	
Concrete Pumping - Priced Per CY	46	CY	602	13.09
Forming - Footings	1,594	SF	9,985	6.26
Form Rental (1 Month)	1,594	SF	1,594	1.00
Haul Forms Truck Rental	1	EA	1,018	1,017.78
Steps TOW	4	EA	211	52.86
Steps BOW	4	EA	211	52.86
Rebar Material	5	TN	5,156	1,031.20
Rebar Labor	5	TN	2,500	500.00
<b>Total Footings 1-1/2"W x 1'H</b>	1,195	SF	27,947	23.39
<b>Stem Wall 12"w x 2'H</b>	1,804	SF		
Stem Wall Concrete	70	CY	10,272	146.75
Concrete Pumping - Priced Per CY	70	CY	916	13.09
Forming - Grade Beams 6' or less	3,608	SF	26,589	7.37
Form Rental (1 Month)	3,608	SF	3,608	1.00
Rebar Material	7	TN	7,218	1,031.20
Rebar Labor	7	TN	3,500	500.00
Dampproofing	1,804	SF	5,412	3.00
Perimeter Insulation	1,804	SF	4,769	2.64
<b>Total Stem Wall 12"w x 2'H</b>	1,804	SF	62,285	34.53
<b>Slabs on Grade</b>	15,300	SF		
Slabs on Grade Concrete	202	CY	25,021	123.87
Concrete Pumping - Priced Per Cy	202	CY	2,643	13.09
Concrete Pumping - Priced Per Mob.	1	EA	1,200	1,200.00
Forming - Slabs on Grade	35	LF	258	7.37
WWF Mat 6x6 1.4x1.4	168	SQ	4,331	25.78
WWF Lab 6x6 1.4x1.4	168	SQ	1,386	8.25
Concrete Finishing	15,300	SF	13,005	0.85
Concrete Curing	15,300	SF	779	0.05
Sawcutting	2,550	LF	2,550	1.00
Hand Excavation - Thick Edge		CY	-	
Vapor Barrier And Tape - Include 10% waste	15,300	SF	7,637	0.50
<b>Total Slabs on Grade</b>	15,300	SF	58,811	3.84
<b>Slab On Grade Building links</b>	560	SF		
Slabs on Grade Concrete	7	CY	867	123.87
Concrete Pumping - Priced Per Cy	7	CY	92	13.09
Forming - Slabs on Grade	130	LF	958	7.37

**Schematic Design Estimate**

March 28, 2017

Description	Quan	Un	Total	\$/Un
WWF Mat 6x6 1.4x1.4	6	SQ	155	25.78
WWF Lab 6x6 1.4x1.4	6	SQ	49	8.25
Concrete Finishing	560	SF	476	0.85
Concrete Curing	560	SF	29	0.05
Sawcutting	40	LF	40	1.00
Hand Excavation - Thick Edge	5	CY	401	80.26
Vapor Barrier And Tape - Include 10% waste	560	SF	280	0.50
<b>Total Slab On Grade Building links</b>	560	SF	3,346	5.98
<b>HVAC equipment pads</b>	200	SF		
Slabs on Grade Concrete	3	CY	372	123.87
Forming - Slabs on Grade	82	LF	604	7.37
WWF Mat 6x6 1.4x1.4	2	SQ	52	25.78
WWF Lab 6x6 1.4x1.4	2	SQ	16	8.25
Concrete Finishing	200	SF	170	0.85
Concrete Curing	200	SF	10	0.05
<b>Total HVAC equipment pads</b>	200	SF	1,224	6.12
<b>Total Substructure</b>	15,860	SF	153,615	9.69
<b>Structure</b>	15,860	SF		
<b>Sprung Structure Erection</b>	15,860	SF		
Erection equipment (forklift/ crane)	1	LS	11,000	11,000.00
Erection labor	32	DY	110,788	3,462.12
<b>Total Sprung Structure Erection</b>	15,860	SF	121,788	7.68
<b>Total Structure</b>	15,860	SF	121,788	7.68
<b>Interiors</b>	15,860	SF		
<b>Floor Finishes</b>	15,860	SF		
Carpet	15,860	SF	55,510	3.50
Carpet protection (hallways)	15,860	SF	1,586	0.10
<b>Total Floor Finishes</b>	15,860	SF	57,096	3.60
<b>Unistrut support grid</b>	15,300	SF		
Unistrut grid (bars 4' OC perpindicular to structure) to be used for support of structure hung items between structural membranes (ductwork, Act ceiling, conduit, plumbing, etc...)	15,300	SF	48,195	3.15
Eyenuit connectors to structure	170	EA	4,383	25.78
<b>Total Unistrut support grid</b>	15,300	SF	52,578	3.44
<b>Ceiling Finishes</b>	15,860	SF		
Acoustical Ceilings	15,860	SF	49,959	3.15
<b>Total Ceiling Finishes</b>	15,860	SF	49,959	3.15



**Schematic Design Estimate**

March 28, 2017

Description	Quan	Un	Total	\$/Un
<b>General Clean</b>	15,860	SF		
General clean	21	WK	13,440	640.00
<b>Total General Clean</b>	15,860	SF	13,440	0.85
<b>Composite crew</b>	15,860	SF		
Composite Crew	21	WK	22,720	1,081.91
<b>Total Composite crew</b>	15,860	SF	22,720	1.43
<b>Total Interiors</b>	15,860	SF	195,793	12.35
<b>Equipment and Furnishings</b>	15,860	SF		
<b>Toilet Partitions</b>	10	EA		
Toilet Partitions- Baked Enamel	8	EA	6,400	800.00
Toilet Partitions - Urinal Screens	2	EA	300	150.00
<b>Total Toilet Partitions</b>	10	EA	6,700	670.00
<b>Fire Extinguisher &amp; Cabinets</b>	4	EA		
Fire Extinguisher Cabinets- Baked Enamel Finish	4	EA	536	134.06
Fire Extinguisher- 10 Lb	4	EA	268	67.03
<b>Total Fire Extinguisher &amp; Cabinets</b>	4	EA	804	201.08
<b>Toilet Accessories</b>	32	EA		
Paper Towel Dispenser/Trash	3	EA	1,125	375.00
Toilet Paper Dispenser	9	EA	900	100.00
Grab Bar	9	EA	720	80.00
Soap Dispenser (automatic, lav mounted)	5	EA	750	150.00
Mop Holder	1	EA	275	275.00
24" x 36" Framed Mirror	5	EA	1,425	285.00
<b>Total Toilet Accessories</b>	32	EA	5,195	162.34
<b>Total Equipment and Furnishings</b>	15,860	SF	12,699	0.80
<b>Mechanical</b>	15,860	SF		
<b>Prime Mechanical</b>	1	LS		
Design Build Mechanical	1	SF	357,150	357,150.00
DX Gas RTU's 460/3 Phase	2	EA	-	
Ceiling cabinet unit heaters	4	EA	-	
5kw zone valve w/ electric reheat	1	EA	-	
3kw zone valve w/ electric reheat	1	EA	-	
In-line cabinet fan 1/4HP	1	EA	-	
Bi-level electric water coolers	2	EA	-	
6kw electric water heaters (located above the ceiling, above wash basins)	2	EA	-	



**Schematic Design Estimate**

March 28, 2017

Description	Quan	Un	Total	\$/Un
1.5kw electric point of use water heater. (located below sink in single restroom	1	EA	-	
3kw electric point of use water heater (located below sink in conference room)	1	EA	-	
<b>Total Prime Mechanical</b>	1	LS	357,150	357,150.00

<b>Temperature Controls</b>				
Temperature Controls	1	LS	75,200	75,200.00
Integrated Control System (Proprietary Quote)			-	
<b>Total Temperature Controls</b>			75,200	

<b>Total Mechanical</b>	15,860	SF	432,350	27.26
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<b>Electrical</b>				
	15,860	SF		
<b>Prime Electrical</b>	1	LS		
Mobilization	1	LS	11,900	11,900.00
Primay, Secondary, Switchgear, Distribution, Grounding	1	LS	36,010	36,010.00
Branch Power Circuiting	1	LS	63,795	63,795.00
Light Fixtures and Controls	1	LS	90,415	90,415.00
Mechanical Wiring	1	LS	24,135	24,135.00
Fire Alarm	1	LS	49,260	49,260.00
Security - Stub Only	1	LS	1,910	1,910.00
Tele/Data site Conduits	1	LS	4,795	4,795.00
Tele/Data/CATV Interior Conduits - Stubs Only	1	LS	8,030	8,030.00
Electrical Engineering and Preconstruction	1	LS	25,855	25,855.00
<b>Total Prime Electrical</b>	1	LS	316,105	316,105.00

<b>Total Electrical</b>	15,860	SF	316,105	19.93
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<b>Building Sitework</b>				
	15,860	SF		
<b>Temporary Fence</b>	714	LF		
Construction Fence Install/Remove	714	LF	1,428	2.00
Construction Fence Rental .20/lf/mo	714	LF	1,714	2.40
<b>Total Temporary Fence</b>	714	LF	3,142	4.40

<b>Survey &amp; Laout</b>				
	4	WK		
Surveying	1	LS	3,000	3,000.00
Layout Building	2	WK	3,665	1,832.58
Interior Layout	2	WK	4,581	2,290.72
<b>Total Survey &amp; Laout</b>	4	WK	11,247	2,811.65

<b>Site Concrete Sidewalks</b>				
	195	SF		
Concrete Site Concrete Sidewalks	3	CY	371	123.60
Form, Place and Finish	195	SF	975	5.00
Concrete Curing	195	SF	24	0.12

**Schematic Design Estimate**

March 28, 2017

<b>Description</b>	<b>Quan Un</b>	<b>Total</b>	<b>\$/Un</b>
Fine Grade	195 SF	196	1.00
<b>Total Site Concrete Sidewalks</b>	195 SF	1,565	8.03
<b>Earthwork</b>	15,300 SF		
Erosion Control	1 LS	1,200	1,200.00
<b>EXCAVATION</b>		-	
Demo Sidewalk	700 SF	700	1.00
Rough Grade and level pads	1,133 CY	11,330	10.00
Machine Excavation - Con't Footing	265 CY	9,275	35.00
Fine Grade - Con't Footing	1,195 SF	799	0.67
Machine Backfill	203 CY	7,105	35.00
Fine Grade Slab on Grade	15,300 SF	5,116	0.33
Gravel	495 TN	7,657	15.47
Street Sweeping	NIC	-	
<b>Total Earthwork</b>	15,300 SF	43,182	2.82
<b>Storm Water Management N/A</b>	NIC		
1/5 Acre	LS	-	
<b>Total Storm Water Management N/A</b>	NIC	-	
<b>Utility Services (Allowance)</b>	275 LF		
Storm Sewer		-	
Sanitary Sewer		-	
4" Sewer Line	275 LF	12,100	44.00
Water Line		-	
Gas Piping	275 LF	6,050	22.00
Relocate existing storm area drain		-	
Gas Piping	1 IS	15,400	15,400.00
<b>Total Utility Services (Allowance)</b>	275 LF	33,550	122.00
<b>Asphalt Pavement</b>	NIC		
NIC		-	
<b>Total Asphalt Pavement</b>	NIC	-	
<b>Landscaping &amp; Irrigation</b>	NIC		
NIC		-	
<b>Total Landscaping &amp; Irrigation</b>	NIC	-	
<b>Permanent fence (RTU's)</b>	150 LF		
Chain link fencing of RTU's	150 LF	3,300	22.00
Chain link gate	2 EA	800	400.00
<b>Total Permanent fence (RTU's)</b>	150 LF	4,100	27.33
<b>Total Building Sitework</b>	15,860 SF	96,786	6.10





## Full Detail Report

### Schematic Design Estimate

March 28, 2017

Description	Quan	Un	Total	\$/Un
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<b>General Requirements</b>	15,860	SF		
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<b>Administrative Requirements</b>	21	WK		
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Project Manager	21	WK	16,150	769.04
Project Engineer	21	WK	4,573	217.78
Project Coordinator	21	WK	1,843	87.76
Project Superintendent	21	WK	53,760	2,560.00
<b>Total Administrative Requirements</b>	21	WK	76,326	3,634.58

<b>Temporary Facilities and Controls</b>	21	WK		
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Temporary Electric to Site	By Owner	LS	-	
Temporary Electric in Building	15,300	SF	-	
Electrical Utility Costs	By Owner	MO	-	
Fire Watch	By Owner	WK	-	
Temporary Natural Gas	By Owner	MO	-	
Temporary Lighting	By Owner	MO	-	
Install Telephone/T1 Lines	NIC	LS	-	
Telephone/ T1 Charges	NIC	MO	-	
Wireless Cards	NIC	MO	-	
Office Trailer	NIC	MO	-	
Tattletale/ Trailer	NIC	MO	-	
Tattletale Monthly Monitoring	NIC	MO	-	
Semi-Trailer	NIC	MO	-	
Conex (W/ Office)	5	MO	1,293	258.65
Set Trailer - Phipps	NIC	EA	-	
First Aid	1	LS	272	271.63
Sanitary Facilities	5	MO	1,250	250.00
Field Office Equipment Rentals	NIC	MO	-	
Field Office - Office Supplies	NIC	MO	-	
Parking Areas	By Owner	LS	-	
Traffic Control & Barricades	NIC	WK	-	
Project Identification	1	LS	2,054	2,054.08
<b>Total Temporary Facilities and Controls</b>	21	WK	4,869	231.86

<b>Execution Requirements</b>	WK			
-------------------------------	----	--	--	--

Blue Beam	NIC	LS	-	
General Cleanup Building	21	WK	4,157	197.97
General Cleanup Site	NIC	WK	-	
Dumpster	5	MO	2,500	500.00
Snow Removal	NIC	MO	-	
Final Cleaning Building	By Owner	SF	-	
Final Cleaning Site	NIC	WK	-	
Safety Construction (Not First Aid)	21	WK	1,141	54.33
Temporary Fire Extinguishers	5	MO	407	81.49





## Full Detail Report

### Schematic Design Estimate

March 28, 2017

Description	Quan Un	Total	\$/Un
Competent Person	NIC LS	-	
On Site Safety Specialist	NIC WK	-	
Reproduction	1 LS	1,087	1,086.50
<b>Total Execution Requirements</b>	WK	9,292	
<hr/>			
<b>Total General Requirements</b>	15,860 SF	90,487	5.71
<hr/>			
<b>Total Sprung Structure Addition</b>	15,860 SF	1,419,622	89.51
<hr/>			
<b>Total Direct Cost</b>	<b>15,860 SF</b>	<b>1,419,622</b>	<b>89.51</b>



## High Performance Building Solutions

March 13, 2017

Jack Bay  
District 49  
10850 E. Woodmen Road  
Peyton, CO 80831

Telephone (719) 495-1118  
Email [jbay@d49.org](mailto:jbay@d49.org)

Dear Mr. Bay

We are pleased to submit the following quotation for a Sprung Structure to be located at your site in Colorado Springs, Colorado. Sprung is the inventor of the stressed membrane structure which has been patented worldwide. With over 130 years of experience, Sprung offers an innovative, cost effective building alternative which dramatically accelerates construction time lines while providing complete flexibility for the future.

**STRUCTURE  
DESCRIPTION:**

SIGNATURE SERIES 60 feet wide by 135 feet long, measured by maximum width by maximum length including the following accessories:

- 1 - Connecting Corridor (Insulated) - Tedlar or Kynar - 10' 0" wide (Corridor connecting: 2 structure(s); )
- 1 - Falcon School District 49 Graphic Logo at Entrance
- 1 - Over size door for corridor- Frame only.
- 2 - Engineered Flat End(s), each c/w 1 bay of cable bracing
- 2 - Insulated Double Personnel Door(s) c/w High Traffic Panic, Closers & Top Lite (6'0" x 7'0") in Flat End
- 2 - LED Hood Light(s) 120-277, 50 or 60 Hz c/w Bracket and Photo Cell
- 2 - Standard Framed Opening(s) for insulated structure - size 4' wide by 4' high and smaller
- 16 - Tempered Safety Glass Window(s) 39" X 39" - Insulated R4 - with Slider
- 48 - Interior Suspension Eyebolt(s) Maximum Load 75 LBS
  - 8" (R-25) blanket of Johns Manville foil backed fiberglass insulation to the daylight panels c/w white interior liner membrane
  - Conduit Holes Set as per diagram provided by Sprung
  - Engineered Stamped Drawings
  - Perimeter Flat Bar
  - Tedlar or Kynar opaque membrane with Daylight Panels

**ARCHITECTURAL  
MEMBRANE:**

Tedlar® or Kynar coated opaque membrane, available in a wide range of colors, please contact local Sprung sales office.

**AVAILABILITY:**

Normally from inventory.



**INTERIOR  
HANGING  
DETAILS:**

Sprung Instant Structures offers a large selection of brackets and hangers which can be utilized for the hanging of lighting, HVAC and any other items that may need to be suspended from the interior of the structure. The type and size in each case will depend on weight and proposed position. Please contact your Sprung representative for diagrams and further details.

**ERECTION:**

We will supply a Technical Consultant on site to provide information about structure assembly and erection and will supply hand tools for your use, at no charge. The Technical Consultant is not authorized to perform any other services. Customer is responsible for supervision of and safety compliance in structure location, assembly and erection.

Recommended equipment and manpower:

- a) Scaffolding or manlifts
- b) Appropriate fall protection (body harness and life line).
- c) Electrical power to site.
- d) Estimated 7 workmen for approximately 25, 8 hour working days, approximately half of which should be manlift qualified.
- e) A supervisor with construction experience.

**CRANE:**

We request that you supply a crane with operator and rigger to assist in raising the free span aluminum beams during the erection sequence. It will be needed for approximately 9 hours.

**HAND TOOLS:**

Although specialized hand tools are supplied for your use at no charge, you are responsible for the tools while they are at your site and until picked up by Sprung following completion of the erection of the structure.

**ANCHORAGE:**

Concrete Footing. Base reactions will be provided when required.

**DISMANTLING:**

Leased structures will require our Technical Consultant for dismantling. The same terms as outlined above under the heading "Erection" and "Technical Consultant" will apply. It will be your responsibility to return the structure and tools, prepaid, to the depot in Salt Lake City, Utah.

<b>LEASE PRICING</b>	
<b>LEASE PRICES are F.O.B. Salt Lake City, Utah, USA, sales and/or use taxes extra.</b>	
<b>36 MONTH FIRM LEASE FOR STRUCTURE PAYABLE MONTHLY IN ADVANCE:</b>	\$8,562.00 / month
<b>48 MONTH FIRM LEASE FOR STRUCTURE PAYABLE MONTHLY IN ADVANCE:</b>	\$6,911.00 / month
<b>TERMS, O.A.C:</b> Payable monthly in advance.	
<b>PURCHASE OPTION:</b>	
The Lessee has the option to purchase the structure as follows:	
If all lease payments have been made on time during the first three months of the lease period, 100% of these payments will be credited towards the purchase price, <u>or</u> alternatively	



For the 36 Month Lease Option: If all lease payments have been made on time during the first thirty-six months the lease period, 60% of all thirty-six months payments will be credited towards the purchase price or alternatively

For the 48 Month Lease Option: If all lease payments have been made on time during the first forty-eight months the lease period, 50% of all forty-eight months payments will be credited towards the purchase price

**Note:** Any purchase option can be exercised by presentation of Lessies check for the full purchase price, less the applicable credit, prior to the expiry of the applicable lease period.

PURCHASE PRICE	
<b>STRUCTURE AND ACCESSORIES AS ABOVE:</b> F.O.B. Salt Lake City, Utah, USA, sales and/or use taxes extra.	\$392,577.00
<b>TERMS, O.A.C:</b> 50% with order; balance upon delivery of the structure.	

ADDITIONAL CHARGES	
<b>TECHNICAL CONSULTANT:</b> Although the Technical Consultant is supplied, his travel, accommodation and meals will be charged to you at a fixed cost of	\$11,390.00
<b>DELIVERY:</b> At your request we can arrange, on your behalf, for delivery of this structure by commercial carrier to your site in Colorado Springs, Colorado. Customer is responsible to receive and unload freight in a timely manner.	\$5,150.00

**PERMITS,  
LICENSES AND  
TAXES:**

It will be your responsibility to obtain all permits, licenses and pay all applicable taxes. This structure is designed to meet 120 mph, Exposure C, 3 second gust as defined in ASCE-7-10 and IBC-2012.

**GUARANTEE:**

To demonstrate our confidence in the quality and longevity of the Sprung Structure, our product comes with a 30 year pro-rata guarantee on the aluminum substructure and, depending on your architectural membrane selection, a 20 year pro-rata guarantee all in accordance with the attached Guarantee Certificate.

**NOTE:**

This quotation is valid for 60 days.

Thank you for the opportunity to submit this quotation and we look forward to being of service to you in the future.

Yours very truly,  
Rob Ekblad  
[rob.ekblad@sprung.com](mailto:rob.ekblad@sprung.com)  
Business Development Manager  
SPRUNG INSTANT STRUCTURES, INC.  
RE/ck



## High Performance Building Solutions

4900000  
2490000

March 13, 2017

Jack Bay  
District 49  
10850 E. Woodmen Road  
Peyton, CO 80831

Telephone (719) 495-1118  
Email [jbay@d49.org](mailto:jbay@d49.org)

Dear Mr. Bay,

We are pleased to submit the following quotation for a Sprung Structure to be located at your site in Colorado Springs, Colorado. Sprung is the inventor of the stressed membrane structure which has been patented worldwide. With over 130 years of experience, Sprung offers an innovative, cost effective building alternative which dramatically accelerates construction time lines while providing complete flexibility for the future.

**STRUCTURE  
DESCRIPTION:**

SIGNATURE SERIES 60 feet wide by 120 feet long, measured by maximum width by maximum length including the following accessories:

- 1 - Connecting Corridor (Insulated) - Tedlar or Kynar - 10' 0" wide (Corridor connecting: 1 structure(s); )
- 1 - Double Personal Door XL -Frame Only
- 1 - Falcon School District 49 Graphic Logo at Entrance
- 1 - LED Hood Light(s) 120-277, 50 or 60 Hz c/w Bracket and Photo Cell
- 1 - Transition Bumper(s)
- 2 - Engineered Flat End(s), each c/w 1 bay of cable bracing
- 2 - Insulated Double Personnel Door(s) c/w High Traffic Panic, Closers & Top Lite (6'0" x 7'0") in Flat End
- 2 - Standard Framed Opening(s) for insulated structure - size 4' wide by 4' high and smaller
- 14 - Tempered Safety Glass Window(s) 39" X 39" - Insulated R4 - with Slider
- 44 - Interior Suspension Eyenut(s) Maximum Load 75 LBS
  - 8" (R-25) blanket of Johns Manville foil backed fiberglass insulation to the daylight panels c/w white interior liner membrane
  - Conduit Holes Set as per diagram provided by Sprung
  - Engineered Stamped Drawings
  - Perimeter Flat Bar
  - Tedlar or Kynar opaque membrane with Daylight Panels

**ARCHITECTURAL  
MEMBRANE:**

Tedlar® or Kynar coated opaque membrane, available in a wide range of colors, please contact local Sprung sales office.

**AVAILABILITY:**

Normally from inventory.



**INTERIOR  
HANGING  
DETAILS:**

Sprung Instant Structures offers a large selection of brackets and hangers which can be utilized for the hanging of lighting, HVAC and any other items that may need to be suspended from the interior of the structure. The type and size in each case will depend on weight and proposed position. Please contact your Sprung representative for diagrams and further details.

**ERECTION:**

We will supply a Technical Consultant on site to provide information about structure assembly and erection and will supply hand tools for your use, at no charge. The Technical Consultant is not authorized to perform any other services. Customer is responsible for supervision of and safety compliance in structure location, assembly and erection.

Recommended equipment and manpower:

- a) Scaffolding or manlifts
- b) Appropriate fall protection (body harness and life line).
- c) Electrical power to site.
- d) Estimated 7 workmen for approximately 25, 8 hour working days, approximately half of which should be manlift qualified.
- e) A supervisor with construction experience.

**CRANE:**

We request that you supply a crane with operator and rigger to assist in raising the free span aluminum beams during the erection sequence. It will be needed for approximately 8 hours.

**HAND TOOLS:**

Although specialized hand tools are supplied for your use at no charge, you are responsible for the tools while they are at your site and until picked up by Sprung following completion of the erection of the structure.

**ANCHORAGE:**

Concrete Footing. Base reactions will be provided when required.

**DISMANTLING:**

Leased structures will require our Technical Consultant for dismantling. The same terms as outlined above under the heading "Erection" and "Technical Consultant" will apply. It will be your responsibility to return the structure and tools, prepaid, to the depot in Salt Lake City, Utah.

<b>LEASE PRICING</b>	
<b>LEASE PRICES are F.O.B. Salt Lake City, Utah, USA, sales and/or use taxes extra.</b>	
<b>36 MONTH FIRM LEASE FOR STRUCTURE PAYABLE MONTHLY IN ADVANCE:</b>	\$7,900.00 / month
<b>48 MONTH FIRM LEASE FOR STRUCTURE PAYABLE MONTHLY IN ADVANCE:</b>	\$6,389.00 / month
<b>TERMS, O.A.C:</b> Payable monthly in advance.	
<b>PURCHASE OPTION:</b>	
The Lessee has the option to purchase the structure as follows:	
If all lease payments have been made on time during the first three months of the lease period, 100% of these payments will be credited towards the purchase price, <u>or</u> alternatively	



For the 36 Month Lease Option: If all lease payments have been made on time during the first thirty-six months the lease period, 60% of all thirty-six months payments will be credited towards the purchase price or alternatively

For the 48 Month Lease Option: If all lease payments have been made on time during the first forty-eight months the lease period, 50% of all forty-eight months payments will be credited towards the purchase price

**Note:** Any purchase option can be exercised by presentation of Lessies check for the full purchase price, less the applicable credit, prior to the expiry of the applicable lease period.

PURCHASE PRICE	
<b>STRUCTURE AND ACCESSORIES AS ABOVE:</b> F.O.B. Salt Lake City, Utah, USA, sales and/or use taxes extra.	\$364,075.00
<b>TERMS, O.A.C:</b> 50% with order; balance upon delivery of the structure.	

ADDITIONAL CHARGES	
<b>TECHNICAL CONSULTANT:</b> Although the Technical Consultant is supplied, his travel, accommodation and meals will be charged to you at a fixed cost of	\$11,390.00
<b>DELIVERY:</b> At your request we can arrange, on your behalf, for delivery of this structure by commercial carrier to your site in Colorado Springs, Colorado. Customer is responsible to receive and unload freight in a timely manner.	\$5,150.00

**PERMITS,  
LICENSES AND  
TAXES:**

It will be your responsibility to obtain all permits, licenses and pay all applicable taxes. This structure is designed to meet 120 mph, Exposure C, 3 second gust as defined in ASCE-7-10 and IBC-2012.

**GUARANTEE:**

To demonstrate our confidence in the quality and longevity of the Sprung Structure, our product comes with a 30 year pro-rata guarantee on the aluminum substructure and, depending on your architectural membrane selection, a 20 year pro-rata guarantee all in accordance with the attached Guarantee Certificate.

**NOTE:**

This quotation is valid for 60 days.

Thank you for the opportunity to submit this quotation and we look forward to being of service to you in the future.

Yours very truly,  
Rob Ekblad  
rob.ekblad@sprung.com  
Business Development Manager  
SPRUNG INSTANT STRUCTURES, INC.  
RE/ck

# Sprung Building Upgrade

prepared by jack Bay 3-20-17

## Odyssey Total Complex Sprung GC Tiffany

Description	Notes	Type	Unit	\$/unit	Total Cost
<b>Exterior Finish Upgrade</b>					
Sprung Building	Sprung	Lease Option 1st three month	2		\$40,000
Construct Sprung	Tiffany	Construct Sprung	7200	\$8	\$122,000
			0		\$0
Sub Total					\$162,000

### Interior Finish Upgrade

Interior Office-classroom area	AMH	Modular Office space	1	\$199,920	Included
Flooring - Carpet	AMH	Complete Offices	8100	\$10	\$45,000
Concrete Flooring	Est	Concrete Floor	8100	\$7	Included
Sidewalk to Allies			1	\$4,000	\$4,000
Sub Total					\$49,000

### Other Costs

Architectual and MEP engineering	RTA		1	\$20,000	\$20,000
Freight	Other		2	\$5,150	\$10,300
Sprung Technical Expertise	Sprung		1	\$11,400	\$11,400
Bathroom Fixtures			1	\$15,000	\$15,000
Remove Mods			1	\$15,000	\$15,000
Permits			1	\$10,000	\$10,000
Concrete Apron			2	\$15,000	\$30,000
					\$111,700
Total Phase 1					\$322,700

3B and Zone Funds

Capital Funding 2017-2018  
Interior Buildout

Sprung Building 1 \$750,350  
Tiffany Construction 1 \$341,850

Total Phase 2

\$1,092,200

Grand Total

\$1,414,900

### Notes

This assumes the lease option for the first three months with a Buyout of the lease by August 15, 2017 Lease payments offset purchase price.

Both Buildings and installation can commence May 15- May 31



# Sprung Building Upgrade

prepared by jack Bay 3-20-17

## Odyssey Total Complex Spring GC Bid

Description	Notes	Type	Unit	\$/unit	Total Cost
<b><u>Exterior Finish Upgrade</u></b>					
Sprung Building	Sprung	Sprung	1		\$1,305,516
Construct Sprung	Tiffany	Construct Sprung	7200	\$8	included
			0		\$0
Sub Total					\$1,305,516

<b><u>Interior Finish Upgrade</u></b>					
Interior Office-classroom area	AMH	Modular Office space	1	\$199,920	Included
Flooring - Carpet	AMH	Complete Offices	8100	\$10	\$50,000
Concrete Flooring	Est	Concrete Floor	8100	\$7	Included
Sidewalk to Allies			1	\$4,000	\$4,000
Sub Total					\$54,000

<b><u>Other Costs</u></b>					
Architectual and MEP engineering	Lou Galletta		1	\$10,000	\$10,000
HVAC Modifications	All Seasons		1	\$40,000	Included
Fire Sprinkler Offices and Inventory area	Western Fire		1	\$10,500	Included
Electrical Hookups and Inventory Lights	Avar	Electrical	1	\$15,000	\$15,000
Fire Alarm	Avar	Electrical	1	\$4,500	Included
IT AP Access	CCS	Misc IT	1	\$5,000	\$5,000
					\$30,000
Total Building Costs					\$1,389,516

### **Notes**

This project will be monitored by Ron Lee and Jack Bay to keep costs down and fasttrack the project for a deliver of Sept 1. Note: 45 Days of Construction per bid



Jack Bay &lt;jbay@d49.org&gt;

---

**District 49 60x120 & 60x135 turnkey quotes**

1 message

---

**Rob Ekblad** <Rob.Ekblad@sprung.com>  
To: "jbay@d49.org" <jbay@d49.org>  
Cc: Rob Ekblad <Rob.Ekblad@sprung.com>

Wed, Mar 15, 2017 at 2:24 PM

Jack,

Attached is the quote for the turnkey portion for the two structures (60 x 120 AND 60 X 135) .

Please note the dropped ceilings are also included in the interior build.

Please also note the structures are quoted as landing on concrete.

I have asked the same contractor to send me another quote for erection only, of which I'll send to you later today for comparison...

All our best,

Rob Ekblad | Business Development Manager

Sprung Structures

5711 W. Dannon Way

West Jordan, Utah 84081

Office: 801-280-1555

Mobile: 801-633-5506

Fax: 801-280-7072

Toll Free: 800-528-9899

Email: [rob.ekblad@sprung.com](mailto:rob.ekblad@sprung.com)

Web: [www.sprung.com](http://www.sprung.com)



High Performance Building Solutions





*"We are passionate at creating solutions that will*

*challenge conventional thinking to excite and inspire our customers."*

---

**From:** jeffharwood@tiffanysttructures.com [mailto:jeffharwood@tiffanysttructures.com]

**Sent:** Wednesday, March 15, 2017 1:55 PM

**To:** Rob Ekblad

**Subject:** Falcon School District 60x120 & 60x135

Jeffrey A. Harwood  
Managing Partner

**Tiffany Structures**

C: 619-905-9952

F: 210-455-3744

Email: jeffharwood@tiffanysttructures.com

Web: tiffanysttructures@tiffanysttructures.com



**Falcon School District 49 60x120 and 60x135 A.pdf**  
152K







# TIFFANY STRUCTURES

## BID PROPOSAL

**Member of ISNetworld**

March 15, 2017

### **Falcon School District 49**

**RE: Erection: Of a 60' x 120' & 60' x 135' Insulated Sprung Structure: Colorado Springs, CO.**

With over 300 completed Sprung Structures the staff at Tiffany Structures have vast knowledge and valuable experience in the erection of the Sprung Structure thus enabling us to save you time and money.

### **Project completion approx. 45 working days which includes:**

- Erection of a 60' x 120' & 60' x 135' Insulated Sprung Structure:
- Non-Prevailing Wage
- All labor to erect Sprung Structure with the exception of change orders during the course of the project
- Equipment rental for the project
- Concrete with Minimal Grading
- Basic Electrical Lighting and Outlets; Emergency Back Up Lighting, Exit Signs; Power for HVAC; Lightning Protection; 600amp 3 phase with 200amp Sub
- HVAC 75 Tons
- T-Bar Ceiling
- Interior Build Out per Sprung Drawing F17-109.0 not to exceed 2000 Linear Feet
- Plumbing to (16) Openings
- Carpet Allowance to \$ 20,000.00
- Fire Sprinkler and Fire Alarm
- Dumpster and Debris Removal

### **Exclusions:**

**The following exclusions can be bid at customer's request:**

- Permits and Engineering and all associated fee's
- Spoils Removal: Any Hazmat Removal or Export of any type associated with contamination; Special Inspections; Concrete or Soils Testing; BMP's
- Asphalt Overlay
- Epoxy Rebar
- Power to structure
- Glazing wall (Refers to glass for glazing wall)

- Earth Anchors
- Water, sewer and septic to the structure

# **TERMS:**

TO BE DETERMINED:

Total \$ 1,305,516.00

- \*Deposits are nonrefundable
- \*After frame erected refers to center bays only for draw
- \*Terms in this proposal supersede all others
- \*Proposal must be signed and returned to Tiffany Structures

Delays due to other contractors or force majeure will be paid at an agreed upon sit rate of **\$ 400** per hour or **\*\$ 4,000.00** per day, plus equipment costs.

\*Once crew arrives on site, if there is a project delay due to no fault of our own, you will be billed sit rate in the amount of \$ 4,000.00 per day plus equipment costs until project can start.

Please ACH to: Raymond K. Tiffany; dba: Tiffany Structures  
Bank of America Account #: 325018827879 Routing #: 121000358

Or overnight to:

Tiffany Structures  
4802 View Drive  
San Antonio, Texas

Note:

This price is based on all materials being on site at time of arrival on site.

Off load day does not count against schedule. All change orders must be signed before said work can be started and be paid upon completion of said change order

This is a Pre-Engineered Proposal. Pricing may change with Engineering

Pricing subject to change with Room and Equipment Availability

## **Change order causes:**

Changes in Structure after proposal date

Undisclosed items as of date of proposal

Damage by other trades or delays

Obstructions at base plates or earth anchors will create a change order

This is not an all inclusive list

Thank you for the opportunity to bid on this project. If you have any questions, please don't hesitate to call. Thank you once again for your consideration

Best Regards,



**Ray Tiffany**  
**(619) 905-9684**  
**Owner**  
[raytiffany@tiffanysttructures.com](mailto:raytiffany@tiffanysttructures.com)

**Jeff Harwood**  
**(619) 905-9952**  
**Project Manager**  
[jeffharwood@tiffanysttructures.com](mailto:jeffharwood@tiffanysttructures.com)

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Date

Acceptance of proposal - by responsible party. By signing below, I am confirming I have the authority to approve this proposal and any change orders requested. By signing below you agree to all terms listed above.

\_\_\_\_\_  
Name

\_\_\_\_\_  
Title

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

This bid/proposal is the sole property of Tiffany Structures. Its confidentiality is vital to our ability to keep our prices competitive. Any other use without written consent is illegal and punishable by law. Also note that the sharing of this information between bidders is prohibited.

Tiffany Structures although a new company forming in 2011 we have experience that spans over 45 years. We are the most experienced in the business. The Owner, Ray Tiffany has been in construction over 47 years and has been working on Sprung Structures since 1992. Jeff Harwood, the Company's Project Coordinator has been in the construction field for over 45 years and a Sprung Erector for the last 14 years. Our staff has an average of five years' experience in this specialized field.

We have had the distinction of erecting a Sprung Structure over the Utah Olympic swimming pool, the Deep Water Horizon oil drill rig in New Orleans on the NASA base, Harvard Business School in Boston, as well as other high profile projects. With our vast knowledge and experience in this specialized field we can save you valuable time and money.

Below is a list of our completed projects

D.N.V Deep Water Horizon Oil Well New Orleans, LA at the NASA base for the US Coast Guard, aka British Petroleum (BP)  
Fort Sam Houston, San Antonio TX. The SAMMC Project

Camp Pendleton, Camp Del Mar Special Forces  
DHL Services O'Hara Airport  
LAX, Air Bus luggage Structure on the tarmac  
U S Army Scofield Barracks, Hawaii 54 Structures  
Castle Rock Community Recreation Center (over pool), Castle Rock, Colorado  
Target Logistics' 6 Structures 43,740 Square Feet, Turn Key

Gateway Company St Louis, MO  
Halliburton Corp. Dickinson ND  
Preston Park Elementary Roanoke, VA  
Alliance Church Alliance, TX  
Church of the Bibles Houston, TX  
Wilson Supply George West, TX  
Alamo College San Antonio, TX  
EG Source Orville, CA  
Running Creek Casino CA  
Red Dog Ice Carrion Creek, TX  
Stone Brae Golf Hayward, CA  
Harvard Business School, Boston, MA  
Round Hill Elementary, Roanoke, VA  
Elko Gold Mine, Elko, NV  
BHI; New Town ND  
Marathon Oil New Town, ND  
Craig Energy Williston, ND  
San Diego Veterans Homeless Shelter  
BMW Greely, SC  
Fort Hood Killeen Texas  
Nova Companies Louisiana Gym Dismantles  
Southwest Airlines, Dallas, TX  
Vestas Wind Technology, Brighton and  
Windsor, Colorado

Kern Olympic Pool UT  
Hasslet Christian Church  
Aqua Farms VA  
Kennecott Copper Mine, UT  
Probst Electric MT.  
Livermore VA. Hospital CA  
San Mateo Fire Dept. CA  
Puerto Rico re-skin  
Bell Auto Peoria, AZ  
KIA of Bedford, Ohio  
Hilton Double Tree, SD  
San Diego Zoo  
Cripple Creek Gold Mine, CO  
Aberdeen Proving Grounds  
Pauma Casino, San Diego, CA  
Marathon Oil, Dunn Center, ND  
San Diego Homeless Shelter  
Beaver Creek Energy, New Town, ND  
City of Thornton Colorado  
Gila Bend AZ Air Force Base  
Woods Valley Golf Course, San  
Diego, CA  
Living Exhibit, Palm Springs, CA

# TIFFANY STRUCTURES

REFERENCES



Cartesian Aqua farms LLC  
154 Bunker Hill Rd. South Mills, NC  
Charles Verde [cverdey@aol.com](mailto:cverdey@aol.com)

- Take down, relocate and re-erect

Preston Park Elementary School  
2314 Patterson Ave. SW,  
Roanoke VA.  
Stan Breakell 540-345-7309 [Breakell-inc.com](http://Breakell-inc.com)

- 24017 erect 80'x91'

Running Creek Casino  
1020 highway 20 Upper Lake CA  
Lanny Haas Kitchell Corp 520-275-9117 [lhaas@kitchell.com](mailto:lhaas@kitchell.com)

- Erect a 110'x 333'

EC Source  
Orville, CA  
Jared Watts 480-466-4096

- 80'x 90' take-down contact

Puerto Rico  
Bill Alexander 281-782-4337

- Re-skin 50' x 100'

For a recommendation from Sprung Structures personnel, please call 713-782-6888

Best Regards,

Ray Tiffany  
Tiffany Structures  
13162 Hwy 8 Bus.  
El Cajon, CA 92021  
P# 619-905-9684

Jeff Harwood  
Tiffany Structures  
4802 View Drive  
San Antonio, Texas 78228  
619-905-9952  
210-455-3744

# Sprung Building Upgrade

prepared by jack Bay 4-27-17

## Combined Project: GC Houston

Description	Notes	Type	Unit	\$/unit	Total Cost
<b>Exterior Finish Upgrade</b>					
Sprung Building Allies	Sprung	Sprung	15300	\$60	\$912,120
			0		
Sub Total					\$912,120

### Interior Finish Upgrade

Interior Finish Sprung Preferred Constructor		Modular Office space	15300	\$71	\$1,082,110
Sub Total					\$1,082,110

### Other Costs

Architectural	RTA		1	\$10,000	\$10,000
IT AP Access	CCS	Misc IT	1	\$5,000	\$10,000
					\$20,000
One Time Startup Costs					\$2,014,230
Previous Estimate					\$1,414,000
Difference in Price					\$600,230

### Notes

These cost reflect actual hard costs from a local Contractor

91994230  
 20,000  
 \$2014230





**H.W. Houston**  
Construction

**Odyssey Allies Learning Center & Modular Replacement**  
Colorado Springs, CO

Cost Estimate

*Turnkey*

March 30, 2017

**Summary**

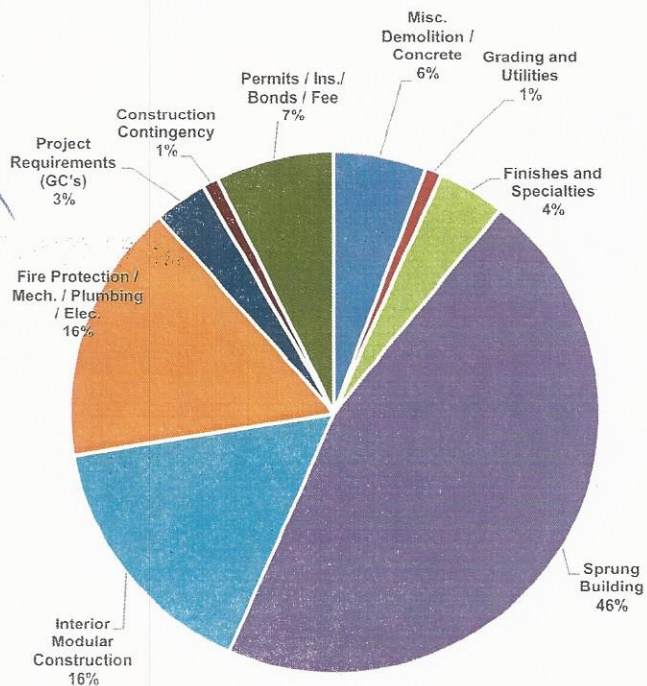
- \* This Cost Estimate is for the proposed Sprung Building Installation and interior finish for Odyssey Allies Learning Center & Modular Replacement. This estimate was prepared using information package provided by Jack Bay dated 3-20-17.
  - \* Within this estimate, we have provided cost for two Sprung Building one to be 60' x 120' and the other to be 60' x 135'. Total combined square footage not including connection links is 15,300 SF.
  - \* Estimate includes interior Modular construction as well and full MEP required for a code compliant Building. See attached Estimate Summary.
- Note:** This project is anticipated to start in May of 2017 so no escalation has been figured in this pricing.

**Area / Program Summary**

	GBA (sf)
Odyssey Allies Learning Center	8,100
Modular Replacement Building	7,200
<b>New Building Construction</b>	<b>15,300</b>
"Onsite" Site Work	Minimal

**Budgeting**

Misc. Demolition / Concrete	\$ 112,814.00
Grading and Utilities	\$ 20,133.00
Finishes and Specialties	\$ 82,568.00
Sprung Building	\$ 912,120.00
Interior Modular Construction	\$ 316,058.00
Fire Protection / Mech. / Plumbing / Elec.	\$ 321,265.00
Project Requirements (GC's)	\$ 65,147.00
<b>Subtotal Direct Cost</b>	<b>\$ 1,830,105.00</b>
Construction Contingency	\$ 19,942.00
Permits / Ins./ Bonds / Fee	\$ 144,183.00
<b>Total Construction</b>	<b>\$ 1,994,230.00</b>



Cost Summary

Detailed Cost Estimate

Page 2

Pages 3-10

*\* ASSUMED MODULAR WALL THAN AM H*



**H.W. Houston**  
Construction

Odyssey Allies Learning Center & Modular Replacement  
Colorado Springs, CO

## COST SUMMARY

March 30, 2017

Proposed Sprung Building Cost		Gross Area (sf)	15,300
Sys	Description of Work	Total	Cost / SF
1	General Requirements	65,147.00	4.26
2	Misc. Demolition	2,094.00	0.14
3	Concrete	110,720.00	7.24
4	Masonry	-	-
5	Misc. Steel	1,525.00	0.10
6	Millwork	-	-
7	Moisture Protection	2,502.00	0.16
8	Doors and Windows	7,129.00	0.47
9	Finishes	59,502.00	3.89
10	Specialties	11,910.00	0.78
13	Sprung Building / Erection	912,120.00	59.62
13	Interior Modular Construction	316,058.00	20.66
21	Fire Protection	50,695.00	3.31
22	Plumbing and HVAC	117,570.00	7.68
26	Electrical	153,000.00	10.00
31	Earthwork / Erosion Control	10,133.00	0.66
33	Utilities	10,000.00	0.65
Subtotal Systems		1,830,105.00	119.61
Contingency (1%) - Construction		19,942.00	1.30
<b>Indirect Cost</b>			
	Insurance	9,971.00	0.65
	Builders Risk	1,795.00	0.12
	Performance and Payment Bond	14,757.00	0.96
	Building Permit and Plan Check Fees	7,977.00	0.52
	Office Overhead	39,885.00	2.61
	CM/GC Fee	69,798.00	4.56
<b>Subtotal Indirect Costs</b>		144,183.00	9.42
<b>Total Estimated Construction Cost</b>		<b>1,994,230.00</b>	<b>130.34</b>

### Additional Clarifications:

Minimal Site work is included for Concrete Pad  
Concrete to be 4" SOG reinforced with WWF 6x6 W2.1. Sidewalks are non reinforced  
Demolition of the Existing Modulares is not included  
Millwork is not anticipated and has been excluded  
Thermal Insulation to be provided by Sprung  
Doors and Frames to be provided by Sprung and AMH. Exterior Windows to be provided by Sprung  
We have allowed \$35 / Yard Installed for Carpet Tile throughout. Restrooms to have Sealed Concrete Finish  
Interior Painting is not anticipated  
Acoustical Ceiling Tile and Grid to be furnished and Installed by AMH. This is included in the estimate.  
Marker Board and Tackboards are not Included  
ID Devices are not Included  
We have included cost for Toilet Partitions and Urinal Screens as well as the required number of Fire Extinguishers  
MEP has been included  
We have allowed \$10,000 in the estimate for Utilities.  
Performance and Payment Bond has been included  
Architectural Fees are not included

**D-49**  
**Sprung Building Installation**  
**Odyssey Allies Learning Center & Modular Replacement**

<b>Project name</b>	17 - D49 - Sprung Bldg Colorado Springs CO
<b>Client</b>	D-49
<b>Estimator</b>	LAN
<b>Job size</b>	15300 SF
<b>Bid date</b>	3/29/2017 5:00 PM
<b>Report format</b>	Sorted by 'Group phase/Phase' 'Detail' summary Allocate addons



**H.W. Houston**  
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 210 S. Victoria Ave  
 Pueblo, CO 81004

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**D-49**  
**Sprung Building Installation**

Item	Description	Takeoff Qty	Labor Amount	Material Amount	Subcontract Amount	Equipment Amount	Other Amount	Total Amount
<b>1000.000</b>	<b>GENERAL REQUIREMENTS</b>							
<b>1005.000</b>	<b>Personnel Supervision</b>							
10	Superintendent	10.00 wks	24,025	-	3,000	-	-	27,025
30	Project Manager	3.00 wks	7,208	-	900	-	-	8,108
55	Safety Specialist	1.00 wks	1,550	-	-	-	-	1,550
	<b>Personnel Supervision</b>		<b>32,783</b>		<b>3,900</b>			<b>36,683</b>
<b>1050.000</b>	<b>Layout</b>							
10	Building-Type A	15,300.00 sf	8,300	765	-	-	-	9,065
20	Site-Type 1	1.00 acre	1,085	-	1,200	-	-	2,285
30	By P.E./L.S.	1.00 ls	-	-	2,500	-	-	2,500
	<b>Layout</b>		<b>9,385</b>	<b>765</b>	<b>3,700</b>			<b>13,850</b>
<b>1400.000</b>	<b>Quality Control</b>							
70	Materials Testing Bid	1.00 ls	-	-	1 by owner	-	-	1
	<b>Quality Control</b>				<b>1</b>			<b>1</b>
<b>1500.000</b>	<b>Temp. Facilities</b>							
30	Tool Storage Facility	2.50 mon	-	450	-	-	-	450
	<b>Temp. Facilities</b>			<b>450</b>				<b>450</b>
<b>1525.000</b>	<b>Temp. Utilities</b>							
10	Temp. Power / Water / Consumption	1.00 ls	-	-	1 by owner	-	-	1
60	Temp. Toilet	10.00 wks	-	800	-	-	-	800
	<b>Temp. Utilities</b>			<b>800</b>	<b>1</b>			<b>801</b>
<b>1550.000</b>	<b>Temp. Protection</b>							
10	Temp. Fence	500.00 lf	-	-	1,750	-	-	1,750
90	Temp. Fire Protection	2.50 mnth	-	50	-	-	-	50
	<b>Temp. Protection</b>			<b>50</b>	<b>1,750</b>			<b>1,800</b>
<b>1650.000</b>	<b>Safety/Controls</b>							
10	Safety Equip./Materials	1.00 ls	1,550	500	-	-	-	2,050
	<b>Safety/Controls</b>		<b>1,550</b>	<b>500</b>				<b>2,050</b>
<b>1700.000</b>	<b>Cleaning</b>							
10	Daily Cleanup	10.00 wkly	2,713	100	-	-	-	2,813
20	Final Cleanup-1	15,300.00 sf	-	-	3,825	-	-	3,825
40	Dumpster	5.00 wk	-	-	2,375	-	-	2,375
	<b>Cleaning</b>		<b>2,713</b>	<b>100</b>	<b>6,200</b>			<b>9,013</b>
<b>1800.000</b>	<b>Office Equip./Supplies</b>							
20	Construction Documents	1.00 ls	-	500	-	-	-	500
	<b>Office Equip./Supplies</b>			<b>500</b>				<b>500</b>



Item	Description	Takeoff Qty	Labor	Material	Subcontract	Equipment	Other	Total
			Amount	Amount	Amount	Amount	Amount	Amount
2000.000	GENERAL REQUIREMENTS		46,430	3,165	15,552	0	0	65,147
	EXISTING CONDITIONS							
2050.000	Demolition							
20	Building Demolition / Modulares	1.00 ls			1 by owner		-	1
21	Demolition Items / Misc. Demo	30.00 hrs	2,093		-		-	2,093
	Demolition		2,093		1			2,094
3000.000	EXISTING CONDITIONS		2,093	0	1	0	0	2,094
	CONCRETE							
3120.000	Floor Slab On Grade							
05	Form Floors-S.O.G.	738.00 lf	686	258	-	-	-	945
10	Fine Grade Floors	15,300.00 sf	2,846	-	-	-	-	2,846
15	Floor Screeds	15,300.00 sf	1,186	459	-	-	-	1,645
30	Floor Control Joint	515.00 lf	-	-	773	-	-	773
35	Floor Const. Joint	135.00 lf	419	88	-	-	-	506
60	Vapor Barrier-poly.	15,300.00 sf	1,186	536	-	-	-	1,721
84	Pour Floors/Pump	210.00 cy	1,953	31,500	-	3,150	-	36,603
86	Finish Floors-S.O.G.	15,300.00 sf	-	-	43,605	-	-	43,605
	Floor Slab On Grade		8,275	32,841	44,378	3,150	-	88,643
3140.000	Sidewalks & Drives							
05	Sidewalks-F.P.F.	640.00 sf	-	-	1,824	-	-	1,824
15	Fine Grade	640.00 sf	119	-	960	-	-	1,079
20	Sidewalk Concrete	10.00 cy	-	1,500	-	-	-	1,500
	Sidewalks & Drives		119	1,500	2,784			4,403
3160.000	Concrete Bases & Pads							
70	Utility Pads-F.P.F.	800.00 sf	4,340	880	-	-	-	5,220
75	Utility Pad Concrete	18.00 cy		2,700	-	-	-	2,700
	Concrete Bases & Pads		4,340	3,580				7,920
3200.000	Reinforcing Steel							
54	WWF 6x6-W/2.1	15,300.00 sf	-	4,743	3,825	-	-	8,568
75	Wire Mesh Supports	15,300.00 sf	1,186			-	-	1,186
	Reinforcing Steel		1,186	4,743	3,825			9,754
5000.000	CONCRETE		13,920	42,664	50,987	3,150	0	110,720
	METALS							



Item	Description	Takeoff Qty	Labor	Material	Subcontract	Equipment	Other	Total
			Amount	Amount	Amount	Amount	Amount	Amount
5500.000	Metal Fabrication							
	10 Miscellaneous Steel	1.00 ls	-	750	-	-	-	750
	30 Install Misc. Steel	1.00 ls	775	-		-	-	775
	Metal Fabrication		775	750				1,525
6000.000	METALS		775	750	0	0	0	1,525
	CARPENTRY							
6400.000	Millwork							
	10 Millwork	1.00 ls	-		1	-	-	1
	Millwork				1			1
7000.000	CARPENTRY		0	0	1	0	0	1
	MOISTURE PROTECTION							
7200.000	Building Insulation							
	10 Blanket Thermal Insulation	1.00 ls	-	-	1	-	-	1
	Building Insulation				1			1
7900.000	Caulking & Sealants							
	10 Caulking-Building	1.00 ls	-	-	2,500	-	-	2,500
	Caulking & Sealants				2,500			2,500
8000.000	MOISTURE PROTECTION		0	0	2,501	0	0	2,501
	DOORS & WINDOWS							
8100.000	Metal Doors & Frames							
	10 Install Doors / Frames and Hardware - Sprung Building	6.00 ea	1,721		-	-	-	1,721
	20 Install Doors / Frames and Hardware - Interior	1.00 ls		-	1	-	-	1
	Metal Doors & Frames		1,721		1			1,722
8500.000	Windows							
	10 Install Windows	30.00 ea	3,953		-	-	-	3,953
	Windows		3,953					3,953
8700.000	Finish Hardware							
	50 Knox Box	2.00 ea	155	1,300	-	-	-	1,455





Item	Description	Takeoff Qty	Labor		Material		Subcontract		Equipment		Other		Total	
			Amount		Amount		Amount		Amount		Amount		Amount	
	Finish Hardware		155		1,300								1,455	
	<b>DOORS &amp; WINDOWS</b>		<b>5,828</b>		<b>1,300</b>		<b>1</b>		<b>0</b>		<b>0</b>		<b>7,129</b>	
<b>9000.000</b>	<b>FINISHES</b>													
9200.000	Plaster & Gypsum Board 50 Gyp. Board Systems - Int. Bathroom Walls Plaster & Gypsum Board	1.00 ls	-		-		1 by AMH 1		-		-		1	1
9500.000	Ceilings 10 Acoustical Ceilings Ceilings	1.00 ls	-		-		1 by AMH 1		-		-		1	1
9600.000	Flooring 85 Flooring Allowance Flooring	1,700.00 sy	-		-		59,500 59,500		-		-		59,500 59,500	
	<b>FINISHES</b>		<b>0</b>		<b>0</b>		<b>59,502</b>		<b>0</b>		<b>0</b>		<b>59,502</b>	
<b>10000.000</b>	<b>SPECIALTIES</b>													
10100.000	Visual Display Boards 10 Markerboards & Tackboards Visual Display Boards	1.00 ls	-		-		1 Not Included 1		-		-		1	1
10140.000	I. D. Devices 10 I. D. Devices I. D. Devices	1.00 ls	-		-		1 Not Included 1		-		-		1	1
10200.000	Compartments & Cubicles 15 Install Toilet Partitions 18 Install Urinal Screens Compartments & Cubicles	8.00 ea 2.00 ea	558 93		7,600 700		- -		-		-		8,158 793	
			651		8,300								8,951	
10280.000	Toilet & Bath Access. 20 Install Toilet Access. Toilet & Bath Access.	36.00 ea	530		1,800		-		-		-		2,330	
			530		1,800								2,330	
10450.000	Fire Protection Spec. 20 Install F.E. Cabinets Fire Protection Spec.	2.00 ea	87		540		-		-		-		627	
			87		540								627	
	<b>SPECIALTIES</b>		<b>1,268</b>		<b>10,640</b>		<b>2</b>		<b>0</b>		<b>0</b>		<b>11,910</b>	



Item	Description	Takeoff Qty	Labor		Material		Subcontract		Equipment		Other		Total	
			Amount		Amount		Amount		Amount		Amount		Amount	
13000.000	SPECIAL CONSTRUCTION													
13120.000	Pre-Engineered Structures													
10	Sprung Building - Allies	1.00	Is	-	392,577	-	Sprung	-	-	-	-	-	392,577	
10	Sprung Building - Mod Replacement	1.00	Is	-	364,075	-	Sprung	-	-	-	-	-	364,075	
15	Erect Sprung Building	1,440.00	hrs	100,440	-	-	HWH	14,400	-	-	-	-	114,840	
20	Mlt. Bldg. Insulation System	250.00	Is	17,438	-	-	HWH	-	-	-	-	-	17,438	
30	Sprung Building - Technical Consultant	1.00	Is	-	-	-	Sprung	11,390	1,500	-	-	-	12,890	
30	Sprung Building - Delivery - Allies	1.00	Is	-	-	-	Sprung	5,150	-	-	-	-	5,150	
30	Sprung Building - Delivery - Mod Replacement	1.00	Is	-	-	-	Sprung	5,150	-	-	-	-	5,150	
	Pre-Engineered Structures			117,878	756,652	-	21,690	15,900	-	-	-	-	912,120	
13150.000	Interior Modular Construction													
10	Interior Modular Construction - Materials - Allies	1.00	Is	-	144,500	-	AMH	-	-	-	-	-	144,500	
10	Interior Modular Construction - Materials - Mod Replacement	1.00	Is	-	84,198	-	AMH	-	-	-	-	-	84,198	
20	Interior Modular Install - Allies	1.00	Is	-	-	-	AMH	49,540	-	-	-	-	49,540	
20	Interior Modular Install - Mod Replacement	1.00	Is	-	-	-	AMH	29,000	-	-	-	-	29,000	
30	Delivery - Allies	1.00	Is	-	-	-	AMH	5,880	-	-	-	-	5,880	
30	Delivery - Mod Replacement	1.00	Is	-	-	-	AMH	2,940	-	-	-	-	2,940	
	Interior Modular Construction			-	228,698	-	87,360	-	-	-	-	-	316,058	
210000.000	SPECIAL CONSTRUCTION													
	FIRE SUPPRESSION			117,878	985,350	-	109,050	15,900	-	-	-	-	1,228,178	
215000.000	Fire Protection													
10	Sprinkler System	15,300.00	sf	-	-	-	48,195	-	-	-	-	-	48,195	
15	Main Entry Service	1.00	Is	-	-	-	2,500	-	-	-	-	-	2,500	
	Fire Protection			-	-	-	50,695	-	-	-	-	-	50,695	
220000.000	FIRE SUPPRESSION													
	PLUMBING			0	0	-	50,695	0	-	-	-	-	50,695	
225000.000	Complete Mechanical													
10	Complete Mechanical	1.00	Is	-	-	-	117,570	-	-	-	-	-	117,570	
	Complete Mechanical			-	-	-	117,570	-	-	-	-	-	117,570	
260000.000	PLUMBING													
	ELECTRICAL			0	0	-	117,570	0	-	-	-	-	117,570	



Item	Description	Takeoff Qty	Labor		Material		Subcontract		Equipment		Other		Total	
			Amount		Amount		Amount		Amount		Amount		Amount	
261000.000	Complete Electrical													
10	Complete Electrical	15,300.00 sf	-	-	-	-	153,000		-	-	-	-	153,000	
	Complete Electrical						153,000						153,000	
	<b>ELECTRICAL</b>		0	0	0	0	153,000		0	0	0	0	153,000	
310000.000	<b>EARTHWORK</b>													
311000.000	Earthwork													
	Earthwork	15,300.00 sf	-	-	-	-	7,650		-	-	-	-	7,650	
	Earthwork						7,650						7,650	
312500.000	Erosion Control													
10	Erosion Control	1.00 ls	-	-	-	-	850		-	-	-	-	850	
40	Vehicle Tracking Mats	1.00 ea	-	-	-	-	1,000		-	-	-	-	1,000	
60	Erosion Control Maintenance	2.00 mon	233	100	100	300			-	-	-	-	633	
	Erosion Control		233	100	100	2,150							2,483	
	<b>EARTHWORK</b>		233	100	100	9,800			0	0	0	0	10,133	
330000.000	<b>UTILITIES</b>													
331000.000	Site Utilities													
15	Utility Allowance	1.00 ls	-	-	-	-	10,000		-	-	-	-	10,000	
	Site Utilities						10,000						10,000	
	<b>UTILITIES</b>		0	0	0	0	10,000		0	0	0	0	10,000	





**Estimate Totals**

Description	Amount	Totals	Hours	Rate	Cost Basis	Cost per Unit	Percent of Total
Labor	188,424					12.315 /SF	9.45%
Material	1,043,969					68.233 /SF	52.35%
Subcontract	578,662					37.821 /SF	29.02%
Equipment	19,050					1.245 /SF	0.96%
Other							
	<b>1,830,105</b>	<b>1,830,105</b>				<b>119.615 /SF</b>	<b>91.77</b>
Ins.-Gen. Lia.	9,971			5,000 \$ /	1,000 T	0.652 /SF	0.50%
Builders Risk Ins.- Non Comb.	1,795			0.900 \$ /	1,000 T	0.117 /SF	0.09%
Performance & Payment Bond	14,757				B	0.965 /SF	0.74%
Building Permit	7,977			4,000 \$ /	1,000 T	0.521 /SF	0.40%
Contingency	19,942			1,000 %	T	1.303 /SF	1.00%
Office Overhead	39,885			2,000 %	T	2.607 /SF	2.00%
Fee	69,798			3,500 %	T	4.562 /SF	3.50%
<b>Total</b>		<b>1,994,230</b>				<b>130.342 /SF</b>	

## BOARD OF EDUCATION AGENDA ITEM 6.01

<b>BOARD MEETING OF:</b>	May 3, 2017
<b>PREPARED BY:</b>	Kathlynn Jackson
<b>TITLE OF AGENDA ITEM:</b>	Revised Job Description Teacher on Special Assignment for Early Childhood Education
<b>ACTION/INFORMATION/DISCUSSION:</b>	Discussion

**BACKGROUND INFORMATION, DESCRIPTION OF NEED:** Updated job description is needed to reflect leadership needs.

**RATIONALE:** An updated job description is needed to reflect the leadership needs of the role of the Early Childhood Leader.

**RELEVANT DATA AND EXPECTED OUTCOMES:** Special Education leadership met with preschool teachers on April 10, 2017 to seek input on the leadership expertise and other qualities the preschool teachers desired. This generated a refreshing of the job description to highlight supporting instructional coaching, support for home-bound students, and refinement of the criteria that someone have an Early Childhood Special Education focus.

### **IMPACTS ON THE DISTRICT'S MISSION PRIORITIES—THE RINGS AND ROCKS:**

Culture	<b>Inner Ring</b> —How we treat each other	The expectations are that the new leader possesses and demonstrates the qualities of the inner circle.
	<b>Outer Ring</b> —How we treat our work	The new leader will be expected to demonstrate the qualities of the outer circle.
Strategy	<b>Rock #1</b> —Establish enduring <u>trust</u> throughout our community	Enhance the professional development model within early childhood preschool classrooms to include more instructional coaching with an intentional focus on serving students with at-risk and special needs. This also addresses the Special Education Department's Area of Focus of Recruit and Retain Effective and Highly Effective staff. Finally, it corrects grammatical errors in the previous job description.
	<b>Rock #2</b> —Research, design and implement programs for intentional <u>community</u> participation	
	<b>Rock #3</b> — Grow a robust <u>portfolio</u> of distinct and exceptional <u>schools</u>	Supports Best District through the increased focus on instructional coaching; therefore student outcomes will be positively impacted.
	<b>Rock #4</b> — Build <u>firm foundations</u> of knowledge, skills and experience so all learners can thrive	Supports the District's Primary Literacy focus.
	<b>Rock #5</b> — Customize our educational systems to <u>launch each student toward success</u>	Focus on the individual needs of the student to excel academically, behaviorally, and socially.

**FUNDING REQUIRED:** None

**AMOUNT BUDGETED:**

**RECOMMENDED COURSE OF ACTION/MOTION REQUESTED:** Move revised job description forward to next Board of Education meeting as an Action Item.

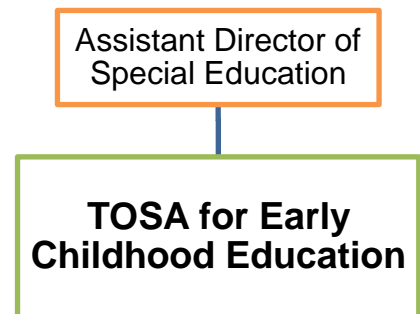
**APPROVED BY:** Peter Hilts, Chief Education Officer

**DATE:** May 1, 2017

## TEACHER ON SPECIAL ASSIGNMENT FOR EARLY CHILDHOOD EDUCATION

<b>Job Title:</b>	<a href="#">TOSA for</a> Early Childhood Education
<b>Initial:</b>	June 27, 2012
<b>Revised:</b>	<a href="#">May 11, 2017</a>
<b>Work Year:</b>	<a href="#">197</a> days
<b>Office:</b>	Education
<b>Department:</b>	Special <a href="#">Education</a>
<b>Reports To:</b>	Assistant Director of Special <del>Services</del> <a href="#">Education</a>
<b>FLSA Status:</b>	Exempt
<b>Pay Range:</b>	<del>Teacher-Licensed</del> Salary Schedule plus <del>additional</del> 15 days <del>for Elementary School Level</del> plus 15% stipend

### Related Organization Chart



**POSITION SUMMARY:** [The TOSA for Early Childhood Education works with staff to ensure implementation of effective programming that strives for inclusive excellence; serves as a resource for building SPED personnel, general education staff, building administrators, district administrators and parents; identifies and provides professional development opportunities for teachers, administrators and parents; and supports the overall goals and functions of the Special Education Department. The TOSA for Early Childhood Education is also responsible for Child Find expectations.](#)

### ESSENTIAL DUTIES AND RESPONSIBILITIES

The following statements of essential functions and responsibilities are intended to describe the general nature and level of work being performed by individuals assigned to this position. These statements are not intended to be an exhaustive list of all duties and responsibilities required of all personnel within this position. Actual duties and responsibilities may vary depending on building assignment and other factors.

- Promotes [excellence](#) and continuous improvement in student achievement by providing leadership and support at the district and school levels in effective instructional practices through implementation of the written, taught and tested curriculum for pre-school programs.
- Provides [instructional coaching](#), modeling and effective feedback to teachers, providing professional development aligned with effective instructional practices which support district and school improvement initiatives including professional learning communities and School Improvement Plans.
- Assists [in](#) the coordination of district professional development programs for Pre-school teachers and Child Find staff (new teacher orientation, induction, and mentoring programs).
- [Provides](#) assistance to building Principals in the administration of the total pre- school program and is the primary contact for coordinating of all day-to-day events.
- Suggests [alternative means](#) and new ideas, different approaches to aid in achieving students' success and improved educational goals.

*To perform this job successfully, an individual must be able to perform each essential function satisfactorily. Reasonable accommodations may be made to enable individuals with disabilities to perform the essential functions.*



- Provides s general oversight for regulatory requirements of CPP, DHS, Head-Start, and Child Find.
- Monitors s referral system and multi-disciplinary staffings for student placement in appropriate programs to meet the individual needs of the students including Child Find and summer assessments.
- Communicates, collaborates, and cooperates with colleagues, supervisors, and students.
- Serves s as a resource person to staff regarding policy, procedure, and special situations.
- Acts in an advisory capacity to the principal in matters relation to the formulation and execution of School policies.
- Collaborates with building administrators and Special Education Department Administration to promote the district in a positive manner.
- Works collaboratively community based agencies to foster improved programming for early childhood students (CPP, Head Start) and Child Find students.
- Attends s required trainings and disseminates s information appropriately.
- Collaborates to create and/or support the long range and short range plans of the district's zones and schools.
- Facilitates or attends meetings that may include a range of issues. Assists in objectively evaluating situations, discussing recommendations, identifying appropriate actions, identifying key personnel to implement the actions, and supporting the overall implementation and monitoring of the actions to ensure effective results.
- Maintains general oversight of specific programs and services including record keeping and compliance with district policies, state and federal regulations.
- Willingness to provide homebound tutoring to pre-school students who are out of school due to illness, injury, or other medical issues which prevents the child from attending school preferred
- Other duties as assigned.

#### **Supervision & Technical Responsibilities:**

- This position does not directly supervise other employees.

#### **Budget Responsibility:**

- This positions does not have any direct budget responsibility.

### **QUALIFICATIONS**

The requirements listed below are representative of the education, experience, knowledge, skills, and/or abilities required for this position.

#### **Education & Training:**

- Bachelors degree plus additional coursework required for certification or licensure
- Degree in Early Childhood Special Needs or related areas with state license as a teacher ages 0-5 Early Childhood Special Education

#### **Experience:**

- Experience in programming for regular Early Childhood and Early Childhood Special Needs preferred
- Demonstrated evidence of Administrative coursework or willingness to take Administrative coursework pursuant to SB 191 preferred

#### **Knowledge Skills & Abilities:**

- Strong knowledge of Early Childhood Education including best practices, learning patterns, and specific needs of pre-school program

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- [Knowledge of Special Education processes and procedures](#)

**Certificates, Licenses, & Registrations:**

- Colorado Department of Education Teacher License
- Endorsement in Early Childhood Special Education [required](#)
- Criminal background check required for hire

**OTHER WORK FACTORS**

The physical demands, work environment factors and mental functions described herein are representative of those that employee must meet to successfully perform the essential functions of this job.

**Physical Demands:** While performing the duties of this job, the employee is frequently required to talk or hear. The employee is occasionally required to stand; walk or sit. The employee must occasionally lift and/or move up to 25 pounds. There are no specific vision abilities required by this job.

**Work Environment:** The noise level in the work environment is usually moderate.

**Mental Functions:** While performing the duties of this job, the employee is frequently required to compare, analyze, communicate, coordinate, instruct, compute, synthesize, evaluate, use interpersonal skills and compile. Occasionally required to copy and negotiate.

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