



Village of Romeoville Deer Crossings Concessions
Guaranteed Maximum Price Acceptance

July 14, 2017

Steve Gulden
Village of Romeoville
1050 West Romeo Road
Romeoville, IL 60446

RE: Village of Romeoville Deer Crossing Concessions
Guaranteed Maximum Price

Mr. Gulden,

Pursuant to our contract dated May 1, 2017 for the construction of the Romeoville Summer 2017 Projects, which includes the Deer Crossings Concessions Project, the following documents form the basis of the Guaranteed Maximum Price for the project.

Deer Crossings GMP Budget dated 07-14-17
GMP Qualifications dated 07-14-17
GMP Drawing Log dated 07-14-17
GMP Spec Index dated 07-14-17

Acceptance below shall incorporate the above documents into the contract as the basis of the Guaranteed Maximum Price

Owner Signature

Construction Manager Signature

Steve Gulden
Village Manager
Village of Romeoville

Patrick S. Harbour
President
Harbor Contractors, Inc.

Date _____

Date _____

Project **Deer Crossing Concessions**
 Location **Romeoville, IL**
 Date **7/14/2017**

Building Area 1,587
 Covered Canpoy 215
TOTAL SF 1,802

GENERAL REQUIREMENTS

Division	Description	SF Cost	%	Cost
DIV 1	Design Services			By Owner
DIV 1	Utility Locate Services			By Owner
DIV 1	Permits & Fees			By Owner
DIV 1	Construction Testing - Allowance			By Owner
DIV 1	Final Cleaning			By Owner
DIV 1	Field Engineering & Layout			By Owner
DIV 1	Temp Fencing	\$ 5.86	1.26%	\$ 10,564.00
DIV 1	Misc. General Requirements	\$ 1.39	0.30%	\$ 2,500.00
Subtotal		\$ 7.25	1.56%	\$ 13,064.00

SITE WORK

Division	Description	SF Cost	%	Cost
DIV 2	Site & Building Excavation	\$ 21.02	4.51%	\$ 37,875.00
DIV 2	On Site Haul Roads / Staging Areas	\$ 1.39	0.30%	\$ 2,500.00
DIV 2	Construction Entrance	\$ 1.94	0.42%	\$ 3,500.00
DIV 2	Erosion Control Monitoring & Maintenance	\$ 0.86	0.18%	\$ 1,550.00
DIV 2	Site Utilities	\$ 27.90	5.99%	\$ 50,274.00
DIV 2	Asphalt Pavement- Patching Allowance	\$ 1.39	0.30%	\$ 2,500.00
DIV 2	Landscaping			By Owner
DIV 2	Irrigation Systems - Modifications	\$ 1.39	0.30%	\$ 2,500.00
DIV 2	Site Furnishings			NIC
Subtotal		\$ 55.88	11.99%	\$ 100,699.00

BUILDING CONSTRUCTION

Division	Description	SF Cost	%	Cost
DIV 3	Building Concrete	\$ 36.43	7.82%	\$ 65,650.00
DIV 4	Unit Masonry Assemblies	\$ 74.92	16.08%	\$ 135,000.00
DIV 5	Structural Steel	\$ 24.36	5.23%	\$ 43,900.00
DIV 6	Carpentry / Trusses / Drywall	\$ 22.75	4.88%	\$ 40,985.00
DIV 6	Millwork and Casework	\$ 13.21	2.83%	\$ 23,795.00
DIV 7	Sprayed on Fire Proofing			NIC
DIV 7	Metal Roofing	\$ 43.92	9.43%	\$ 79,138.00
DIV 7	Joint Sealants	\$ 3.02	0.65%	\$ 5,450.00
DIV 8	Hollow Metal & Hardware	\$ 3.47	0.74%	\$ 6,250.00
DIV 8	Access Doors - Allowance	\$ 0.28	0.06%	\$ 500.00
DIV 8	Glass and Glazing	\$ 9.21	1.98%	\$ 16,600.00
DIV 9	Floor Preparation Allowance	\$ 0.83	0.18%	\$ 1,500.00
DIV 9	Concrete Sealer	\$ 1.30	0.28%	\$ 2,340.00
DIV 9	Painting	\$ 4.88	1.05%	\$ 8,800.00
DIV 9	Visual Display Boards	\$ 0.68	0.15%	\$ 1,230.00
DIV 10	Toilet Compartments	\$ 4.59	0.98%	\$ 8,265.00
DIV 10	Toilet Accessories	\$ 2.16	0.46%	\$ 3,895.00
DIV 10	Louvers and Vents	\$ 0.17	0.04%	\$ 300.00
DIV 10	Signage Allowance			By Owner
DIV 10	Knox Box			By Owner
DIV 10	Fire Protection Extinguishers	\$ 0.08	0.02%	\$ 150.00
DIV 12	Food Service Equipment			NIC
DIV 12	Window Treatments			NIC
DIV 12	FF & E (Fixtures, Furniture & Equipment)			NIC
DIV 15	Fire Protection	\$ 4.50	0.97%	\$ 8,107.00
DIV 15	Building Plumbing	\$ 36.43	7.82%	\$ 65,650.00
DIV 15	HVAC	\$ 19.70	4.23%	\$ 35,500.00

DIV 16	Building Electrical	\$	41.62	8.93%	\$	75,000.00
DIV 16	Voice and Data Systems	\$	2.50	0.54%	\$	4,505.00
DIV 16	Sound Systems					None
DIV 16	Security Systems					None
Subtotal		\$	351.02	75.33%	\$	632,510.00

CONSTRUCTION MANAGEMENT

Division	Description	Cost
	CONTINGENCY	\$ 37,314.00
	SUBCONTRACTOR BONDS	\$ 15,672.00
	GENERAL CONDITIONS	Separate Contract
	INSURANCE	\$ 9,991.00
	BUILDERS RISK INSURANCE	By Owner
	CONSTRUCTION MANAGEMENT FEE	\$ 30,347.00
Subtotal		\$ 93,324.00
TOTAL		\$ 465.95
		\$ 839,597.00

Notes

- 1 The above highlighted line items have been reduces thru negotiation and scope removal, or are to be provided by owner.
- 2 The following line items are true scope changes:
 - i. Contingency has been reduced from 10% to 5%.