



We Are Columbia

Special Projects Administration  
1737 Main Street, Columbia, SC 29201 • Phone (803) 545-4309

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INTER OFFICE MEMORANDUM

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**TO:** Teresa Wilson, City Manager

**FROM:** Missy Gentry, P.E., Assistant City Manager

**SUBJECT:** Council Agenda Item: City of Columbia Multi-Use Entertainment Venue – Early Site Package Guaranteed Maximum Price (GMP)

**DATE:** December 11, 2014

A request for proposals was issued by CCEB Venture Partners (The Firm awarded The Pre-Construction and Construction Manager at Risk Contract for the Multi-Use Entertainment Venue) for the Early Site Package portion of the work. CCEB received seven proposals and the lowest responsive bidder was the LAD Corporation. The LAD Corporation is a Qualified Local Business Enterprise and Governor's Office Certified Woman Owned Business.

The Guaranteed Maximum Price (GMP) amount requested by CCEB, for inclusion in their existing contract, is One Million Six Hundred Fifty Eight Thousand Five Hundred and Twenty Five Dollars and No/100 (\$1,658,525). Of the total amount, 100% will go to Qualified Local Business Enterprises (CCEB's work - \$756,344, LAD Corporation - \$891,316 and Dennis Corporation - \$10,865). Of the total amount, 53.7% is going to Certified Woman Owned Business (LAD Corporation).

The amount of the request is in line with the corresponding portion of the overall Multi-Use Entertainment Venue Project budget.

Recommend the City approve this Guaranteed Maximum Price (GMP) amount requested by CCEB, for inclusion in their existing contract in the amount of \$1,658,525 and authorize 10% contingency of \$165,852 to be managed by City of Columbia Special Projects Administrator.



December 11, 2014

Mr. Gregory Tucker  
City of Columbia  
1737 Main Street  
Columbia, SC 29217

RE: Columbia Commons Venue Site GMP

Dear Gregory:

We are excited to report that LAD Corporation was the low bidder for the Grading and Demolition and we have incorporated their bid into the overall Site GMP attached. LAD is both a City approved LBE and DBE (certifications attached). Also attached are all the grading proposals we received, separate demolition quotes we received, and our Subcontractor Outreach efforts for your information. We are happy to report that we received seven turnkey proposals, one stand-alone grading proposal, and five demolition and/or abatement proposals so we are very confident we have received the most competitive number possible and thoroughly provided prospective bidders with the opportunity to participate in this portion of the Venue Project

Please let me know if you require anything further to receive approval from City Council to allow us to proceed with this work beginning on 12/22/14 to ensure completion of this portion of work by March 2015 as originally planned.

Sincerely,

Greg Hughes



**EARLY SITE PACKAGE  
CITY OF COLUMBIA MULTI-USE ENTERTAINMENT VENUE  
COLUMBIA, SOUTH CAROLINA**



Item	Description	Takeoff Qty	Labor Amount	Material Amount	Subcontract Amount	Equipment Amount	Other Amount	Total Amount
<b>1000.000</b>	<b>GENERAL REQUIREMENTS</b>							
1062.500	Business License	1.00	-	-	4,175	-	-	4,175
	Business License				4,175			4,175
1450.210	Testing / Quality Control	1.00	-	-	10,865	-	-	10,865
	SWPPP				10,865			10,865
	Testing / Quality Control				10,865			10,865
<b>2000.000</b>	<b>GENERAL REQUIREMENTS</b>		<b>0</b>	<b>0</b>	<b>15,040</b>	<b>0</b>	<b>0</b>	<b>15,040</b>
	<b>SITework</b>							
2070.010	Demolition	1.00	-	-	-	-	-	-
	Demolition Wilsons Included	1.00	-	-	-	-	-	-
	Demolition Leiber Included	1.00	-	-	-	-	-	-
	Demolition Shed Included	1.00	-	-	-	-	-	-
	Demolition Storage Included	1.00	-	-	-	-	-	-
	Demolition Classroom Included	1.00	-	-	-	-	-	-
	Demo Steam Lines Included	1.00	-	-	-	-	-	-
	Bldg. Abatement Included	1.00	-	-	-	-	-	-
	Steam Line Abatement	1.00	-	-	12,000	-	-	12,000
	Demolition				12,000			12,000
<b>31000.000</b>	<b>SITework</b>		<b>0</b>	<b>0</b>	<b>12,000</b>	<b>0</b>	<b>0</b>	<b>12,000</b>
	<b>EARTHWORK</b>							
31300.010	Site Work							



Item	Description	Takeoff Qty	Labor Amount	Material Amount	Subcontract Amount	Equipment Amount	Other Amount	Total Amount
31300.010	Site Work							
40	Sitework	1.00	-	-	881,316	-	-	881,316
40	Unsuitable Soils Allowance	1.00	-	-	200,000	-	-	200,000
40	Haul Off Excess Materials	15,000.00	-	-	135,000	-	-	135,000
100	Site Work Sub Bonds Included	1.00	-	-	-	-	-	-
	<b>Site Work</b>				<u>1,226,316</u>			<u>1,226,316</u>
31310.010	Erosion & Sedimentation Controls							
40	Erosion Controls Included	1.00	-	-	-	-	-	-
	<b>EARTHWORK</b>		<b>0</b>	<b>0</b>	<b>1,226,316</b>	<b>0</b>	<b>0</b>	<b>1,226,316</b>
	<b>435,600.00 sqft</b>							
33000.000	<b>UTILITIES</b>							
33410.000	Storm Drainage							
100	Storm Drainage Sub	1.00	-	-	200,000	-	-	200,000
	<b>Storm Drainage</b>		<b>0</b>	<b>0</b>	<b>200,000</b>	<b>0</b>	<b>0</b>	<b>200,000</b>
	<b>UTILITIES</b>		<b>0</b>	<b>0</b>	<b>200,000</b>	<b>0</b>	<b>0</b>	<b>200,000</b>



Estimate Totals

Description	Amount	Totals	
Labor			
Material			
Subcontract	1,453,356		
Equipment			
Other	1,453,356	1,453,356	
Umbrella/Gen Liability	3,488		0.240 %
Rent	10,173		0.700 %
	13,661	1,467,017	
Construction Contingency	44,011		3.000 %
General Requirements	74,180		
Pre-Construct Services	25,000		
Fee	48,302		
	191,508	1,658,525	3.000 %
<b>Total</b>		<b>1,658,525</b>	

**CCEB**  
VENUE PARTNERS



**Columbia Commons Multi-use Venue – Early Site Package  
City of Columbia, SC**

**Construction Management at Risk Services Team:**

**Contract Construction, Inc.  
Construction Dynamics, Inc.  
Enviro AgScience, Inc.  
Barton Malow**

**Subject:** Request for Bids

**Name of the Project:** Columbia Commons Multi-use Venue - Early Site Package

**Location of the Project:** Columbia Commons – Bull Street, Columbia, SC

**Ownership:** Government-Federal/State/Local

**Bid Date:** 12-10-14 at 3:00 PM

**Bids Received:** [quotes@contractconstruction.net](mailto:quotes@contractconstruction.net)

**Questions to:** Greg Hughes at [ghughes@contractconstruction.net](mailto:ghughes@contractconstruction.net)

**Payment and Performance Bonds:** 100% PP Bonds Required (*CM@Risk Policy: CCEB Venue Partners issues Joint Check Agreements to assist with subcontractor credit and breaks packages down into bondable sizes.*)

**The Owner:** City of Columbia  
1737 Main Street  
Columbia, SC 29217

**CCEB Venue Partners Contact:** Greg Hughes, President  
Contract Construction, Inc.  
P.O. Box 269  
Ballentine, SC 29002

**The Architect:** POPULOUS Inc.  
300 Wyandotte, Suite 200  
Kansas City, MO 64105

**Description:** Contract Construction, Inc. is accepting bids from sitework subcontractor for the Columbia Commons Multi-use Venue Early Site Package in Columbia, SC. Work includes: Demolition of Structures, Asbestos Abatement Earthwork, Site Clearing, Erosion and Sedimentation Controls.

DO NOT CONTACT THE OWNER or ARCHITECT. To request plans, specs, Electronic Data Transfer Agreement and more information, you may contact CCEB Venue Partners' Representative:

**Susan Clary at office of Contract Construction, Inc., 803.781.7058 or [sclary@contractconstruction.net](mailto:sclary@contractconstruction.net)**

**Local Business Enterprise and BID ONLINE Requirements:** CCEB Venue Partners, in compliance with the City of Columbia's Subcontracting Outreach Program, requests that local subcontractors and vendors engaged in the pre-construction services (bidding) phase complete the attached Local Business Enterprise (LBE) Qualification Statement and submit to Ayesha G. Driggers (contact information is below). The City of Columbia and CCEB Venue Partners encourages participation by all certified Disadvantaged Business Enterprise (DBE), Disabled Veteran Business Enterprise (DVBE), and Other Business Enterprise (OBE). If your organization is certified as any of the above mentioned business enterprises, please provide supporting documentation in advance or with your bid.

In addition, all subcontractors and vendors engaged in the pre-construction services (bidding) phase are required to become registered with the City of Columbia's BID ONLINE website. BID ONLINE Instructions are attached and you may also click this link to begin the process: <https://bidonline.columbiasc.gov/ifas7/bidonline>. For further assistance, you may contact City of Columbia's Program Compliance Administrator:

**Ayesha G. Driggers at 803.545.3049 or [agdriggers@columbiasc.net](mailto:agdriggers@columbiasc.net)**





Certified WBE Business

221 Martin Neese Rd  
Swansea, SC 29160  
(P) 803.739.4483 / (F) 803.568.2197  
Contractor's License # - G12926

## PROPOSAL

DATE: 12/10/2014  
PROPOSAL TO: Contract Construction Co.  
Attr: Greg Hughes

PROJECT: COLUMBIA COMMON VENUE  
Columbia, SC  
ENGINEER: DAVIS & FLOYD  
PLANS DATED: 11/14/2014

*LAD Corporation hereby proposes the following pricing in accordance with the plans above:*

<u>GENERAL CONDITIONS</u>	\$46,500.00
<u>DEMOLITION</u>	\$386,940.00
<u>EROSION CONTROL</u>	\$46,470.00
<u>EARTHWORK</u>	\$390,756.00
<u>STORM DRAINAGE</u>	\$20,650.00
<b>TOTAL BASE BID:</b>	<b>\$891,316.00</b>

### CLARIFICATIONS TO BUDGET:

\* The above price shall remain in effect for 30 days. If Proposal is not accepted within 30 days the current price shall be rendered void.

### EXCLUSIONS TO BUDGET:

Testing Fees  
Removal/Disposal of Rock & Unsuitable Material  
Asbestos Abatement related to chilled water lines

Respectfully Submitted:  
LAD Corporation of West Columbia

Brad Stutts



**COLUMBIA COMMONS VENUE - Early Site Package**

Description	Qty	Unit	Total
<b><u>GENERAL CONDITIONS</u></b>			
Mobilization	1	LS	
Staking & Layout	11	AC	
Bond	1	LS	
Business License	1	LS	
<b><u>DEMOLITION</u></b>			
Building Demo & Abatement	1	LS	
Building Abatement	1	LS	
Remove Sewer (4')	1420	LF	
Remove Sewer Manholes	15	EA	
Plug Manhole	3	EA	
Remove Water	1550	LF	
Cut/Cap	3	EA	
Remove Steam Lines	1	LS	
Remove Steam Pit	1	LS	
Remove comm lines	2870	LF	
Remove OH Power	1	LS	
Remove Chilled Water 10"	1230	LF	
Remove Chilled Water 14"	660	LF	
Cut/Cap	6	EA	
Remove Storm Drain (18" @ 4')	2100	LF	
Remove Catch Basin	19	EA	
Cap or Plug	7	EA	
Remove Asphalt	1	LS	
Remove Concrete, Curb, Sidewalks, etc	1	LS	
<b><u>EROSION CONTROL</u></b>			
Construction Entrance	1	EA	
Silt Fence	1550	LF	
Sediment Tube	14	EA	
Sediment Basin	1	EA	
Coir Baffle	220	LF	
Outlet Structure	1	EA	
6" Skimmer	1	EA	
18" HDPE	60	LF	
Tie to Structure	1	EA	
Rip Rap	20	TNS	
Temporary Grassing	11	AC	
<b><u>EARTHWORK</u></b>			
Earthwork			
30" and smaller trees	21	EA	
36"-48" trees	18	EA	
Strip Topsoil to Stockpile	6960	CY	
Cut/Fill/Stockpile	74156	CY	
Fine Grading	53340	SY	
Diversion Ditch	1960	LF	
<b><u>STORM DRAINAGE</u></b>			
Junction Box 0-8	2	EA	
Tie to Existing Basins	2	EA	
18" RCP 0-8	405	LF	
Road Cut/Patch	50	SY	
<b>BID PROPOSAL</b>			
			<b>\$ 891,316.00</b>



# City of Columbia Qualification Statement Local Business Enterprise (LBE)

By checking all boxes below, I certify that My Company meets all of the following qualifications below to be eligible for the local vendor preference. (Qualifications *will* be researched and verified by Compliance Team.) A company must be certified PRIOR to bid openings.

- Is independently owned and operated (Ownership of a local business must be directly independent provided that the interest is controlled by the local firm).
- In good standing with State of South Carolina (Local business enterprise must be in good standing with the State of South Carolina regarding its payments of taxes and required business licenses).
- Has a business license (Local business license within any of the 7 CSA jurisdictions).
- At least one year of presence within the CSA Jurisdiction (Local business must have presence within any of the 7 CSA jurisdictions for at least one year prior to applying for LBE Certification issued by the City of Columbia). 1987  
*7 CSA Jurisdictions include: Calhoun, Fairfield, Kershaw, Lexington, Newberry, Richland and Saluda.*
- Have 50% of employees residing within any of the 7 CSA jurisdictions. Applicant shall attach list of all owner/employee addresses and submit with this Qualification Statement - - names are optional, give street address, city, state & zip. (This rule applies to full-time, part-time and contract employees.) 100%

**Note: Term of certification:** Certification is valid for a period of 4 years from issue date. 30 days prior to expiration LBE may submit documentation to re-qualify.

Company Name: LAD CORPORATION OF WEST COLUMBIA  
 Address: 221 MARTIN NEESE ROAD, SWANSEA, SC 29160  
 Type of Products or Services: CONSTRUCTION  
 Current Business License Number: 612926 What Jurisdiction? LEXINGTON  
 Phone Number: 803-739-4483 Email: LADCORP@PBTOMM.NET

I certify with my signature below that all of the information given above is true and accurate to the best of my knowledge. I also recognize that by signing that any false information indicated above may lead to penalties or sanctions by any of the 7 CSA jurisdictions.

Owner's Name: Linda A. Hutto (Print) LINDA A. HUTTO (Signature)  
 Sworn to before me this SEVENTH day of SEPTEMBER, 2011  
 Notary Public for the State of SOUTH CAROLINA  
 My Commission Expires: 4-25-2016  
 Notary Name: BABEAN C. JONES (Print) [Signature] (Signature)

**To be completed by Authorized City of Columbia Compliance Officer:**

Please submit this document to:  
 Department of Utilities and Engineering Tel: (803) 545 3369  
 Attn: LBE Compliance Team Fax: (803) 545-4130  
 1136 Washington Street, 5<sup>th</sup> Floor Email: [evassell@columbiasec.net](mailto:evassell@columbiasec.net)  
 Columbia, SC 29201

Vendor Qualified: [Signature] Date: 9/7/2011  
 (Compliance Authorized Signature)

**Governor's Office  
of  
Small & Minority  
Business Assistance**

**Certificate of Woman-Owned Business**

**LAD Corp. and LAD Columbia**

located at

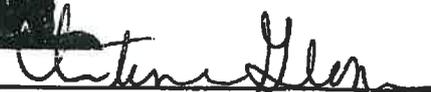
**West Columbia, South Carolina**

has been determined to be a

woman-owned business operating

in the State of South Carolina



  
Director, Office of Small & Minority  
Business Assistance

Certification Number: **0325000312**

Date: **March 15, 2012**

Expiration Date: **March 31, 2017**

**RICHARDSON**  
**CONSTRUCTION CO.**  
OF COLUMBIA, SOUTH CAROLINA, INC.

6806 Monticello Road  
Columbia, S.C. 29203  
P. O. Box 3489  
Columbia, S.C. 29230  
Phone 803/786-9741  
Fax 803/735-1581

December 10, 2014

Susan Clary  
CCEB Venue Partners  
P.O. Box 269  
Ballentine, SC 29002-0269

RE: Columbia Commons Multi-Use Venue  
Columbia, South Carolina

Dear Susan:

We are pleased to offer our proposal for the above referenced project as follows:

Our quote includes mobilization, layout, bonds, erosion control measures, site demolition, underground utility demolition, asbestos abatement, building demolition, strip & stockpile, topsoil, cut & fill to grade and stockpile excess soil on site.

Lump Sum                   \$ 897,000.00

Unit Prices:   Remove & replace unsuitable soil       \$ 23.00 cy  
                  Furnish & replace crusher run stone   \$ 32.00 per ton

Our proposal anticipates sloping of the embankment to allow for a retaining wall.  
The grades on the playing field will be to elevation on the plans.

Thank you for the opportunity to quote this project.

Sincerely,

*Robert M. Richardson*

Robert M. Richardson  
President

RMR/JB

**Coogler Construction Inc.**

1760 Dutch Fork Road

Ballentine, SC 29002

(803) 781-7411 / Fax (803) 781-2457

[james@cooglerconstruction.com](mailto:james@cooglerconstruction.com)

Columbia Commons Multi-Use Venue

ITEM	DESCRIPTION	QUANTITY	BID PRICES	
			BID UNIT PRICES	TOTAL BID

**1.0 GENERAL**

1.01	MOBILIZATION	1 LS	\$8,500.00	\$8,500.00
1.02	STAKING AND AS-BUILTS	1 LS	\$6,700.00	\$6,700.00
1.03	PROJECT CLEANUP	1 LS	\$1,000.00	\$1,000.00
<b>TOTAL ITEM NO. 1.00</b>				<b>\$16,200.00</b>

**2.00 CLEARING AND DEMOLITION\* (SEE NOTE BELOW)**

2.01	TREE REMOVAL	1 LS	\$19,450.00	\$19,450.00
2.02	BUILDING DEMO (SEE NOTE)* DEMO AND RECYCLE	1 LS	\$185,225.00	\$185,225.00
2.03	ASPHALT	6,420 SY	\$6.75	\$43,335.00
2.04	DEMO CONCRETE (SEE NOTE)*	2,653 LF	\$9.00	\$23,877.00
2.05	DEMO STEAMLINE (SEE NOTE)*	1,906 FT	\$10.50	\$20,013.00
2.06	DEMO SEWER	1,369 FT	\$10.50	\$14,374.50
2.07	DEMO STORM DRAIN	1,269 FT	\$12.50	\$15,862.50
2.08	DEMO WATER	1,243 FT	\$9.25	\$11,497.75
2.09	DEMO CHILLED WATER (SEE NOTE)*	900 LF	\$9.75	\$8,775.00
2.10	DEMO COMMUNICATIONS	3,510 LF	\$8.50	\$29,835.00
2.11	WATER CAPS	3 EA	\$350.00	\$1,050.00
2.12	STORM DRAIN CAPS	5 EA	\$550.00	\$2,750.00
2.13	SEWER CAPS	2 EA	\$300.00	\$600.00
2.14	CHILLED WATER CAPS	3 EA	\$350.00	\$1,050.00
2.15	STEAMLINE CAPS	5 EA	\$1,250.00	\$6,250.00
2.16	STEAM PIT REMOVAL	7 EA	\$850.00	\$5,950.00
2.17	SEWER MANHOLE REMOVAL	14 EA	\$850.00	\$11,900.00
2.18	WATER PIT REMOVAL	1 EA	\$550.00	\$550.00

<b>Coogler Construction Inc.</b> 1760 Dutch Fork Road Ballentine, SC 29002 (803) 781-7411 / Fax (803) 781-2457 <a href="mailto:james@cooglerconstruction.com">james@cooglerconstruction.com</a>	<b>Columbia Commons Multi-Use Venue</b>
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ITEM	DESCRIPTION	QUANTITY	BID PRICES	
			BID UNIT PRICES	TOTAL BID

2.19	CHILLED WATER PIT REMOVAL	1 EA	\$550.00	\$550.00
2.20	CATCH BASIN REMOVAL	5 EA	\$750.00	\$3,750.00
TOTAL ITEM NO. 2.00				\$406,844.75

<b>3.00 EROSION CONTROL</b>				
GRAVEL CONSTRUCTION				
3.01	ENTRANCE/EXIT	2 EA	\$5,300.00	\$10,600.00
3.02	SILT FENCE	2,000 LF	\$4.00	\$8,000.00
3.03	SEDIMENT TUBES	14 EA	\$49.75	\$696.50
3.04	GRASSING	1.00 AC	\$1,485.00	\$1,485.00
3.05	RIP RAP	30 TN	\$70.50	\$2,115.00
TOTAL ITEM NO. 3.00				\$22,896.50

<b>4.00 ROUGH GRADING</b>				
4.01	TOPSOIL STRIPING	4,661 CY	\$3.50	\$16,313.50
4.02	CUT TO FILL UNDERCUT (REMOVE AND REPLACE)	54,055 CY	\$5.50	\$297,302.50
4.03	REPLACE	0 CY	\$18.75	\$0.00
4.04	TEMPORARY DITCHES	2,000 LF	\$3.50	\$7,000.00
4.05	RESPREAD TOPSOIL	4,661 CY	\$3.50	\$16,313.50
4.06	SWALES	430 LF	\$3.50	\$1,505.00
TOTAL ITEM NO. 4.00				\$338,434.50

<b>6.00 STORM DRAINAGE</b>				
5.01	18" RCP	408 LF	\$29.75	\$12,138.00
5.02	CATCH BASIN	2 EA	\$1,768.00	\$3,536.00
5.03	OUTLET STRUCTURE	1 EA	\$6,256.00	\$6,256.00
TOTAL ITEM NO. 5.00				\$21,930.00

<b>Coogler Construction Inc.</b> 1760 Dutch Fork Road Ballentine, SC 29002 (803) 781-7414 / Fax (803) 781-2457 <a href="mailto:jorhes@cooglerconstruction.com">jorhes@cooglerconstruction.com</a>			Columbia Commons Multi-Use Venue	
			<b>BID PRICES</b>	
ITEM	DESCRIPTION	QUANTITY	BID UNIT PRICES	TOTAL BID

**8.00 FINE GRADING**

6.01	SUB GRADE PREP (MACHINE WORK NO HAND WORK)	41,545 SY	\$3.00	\$124,635.00	
<table border="1" style="width: 100%;"> <tr> <td style="width: 80%;"><b>TOTAL ITEM NO. 8.00</b></td> <td style="width: 20%; text-align: right;"><b>\$124,635.00</b></td> </tr> </table>				<b>TOTAL ITEM NO. 8.00</b>	<b>\$124,635.00</b>
<b>TOTAL ITEM NO. 8.00</b>	<b>\$124,635.00</b>				
<table border="1" style="width: 100%;"> <tr> <td style="width: 80%;"><b>TOTAL BASE BID</b></td> <td style="width: 20%; text-align: right;"><b>\$830,740.75</b></td> </tr> </table>				<b>TOTAL BASE BID</b>	<b>\$830,740.75</b>
<b>TOTAL BASE BID</b>	<b>\$830,740.75</b>				

\*NOTE: REMOVAL OF ANY ITEM DEEMED HAZARDOUS MATERIAL (ie asbestos) IS NOT INCLUDED IN OUR PRICES WITH THIS PROPOSAL.



**WILEY EASTON CONSTRUCTION COMPANY, INC.**

P.O. BOX 467, LEXINGTON, SOUTH CAROLINA 29071

PHONE (803) 808-3550 . FAX (803) 808-6261

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**PROPOSAL**

DECEMBER 10, 2014

LICENSE #G99420

CONTRACT CONSTRUCTION  
P. O. Box 269  
BALLENTINE, SC 29002

PROJECT: COLUMBIA SC COMMONS MULTI-USE VENUE  
EARLY SITE PACKAGE

**PRICE INCLUDES:**

CLEARING, EROSION CONTROL, SITE DEMOLITION, ABATEMENT AS  
DIRECTED BY DAVIS & FLOYD SURVEY, GRADING TO WITHIN 0.1 FT. +/-  
AND STORM DRAINAGE.

**\$1,325,000.00**

**PRICE DOES NOT INCLUDE:**

- (1) SWPPP INSPECTIONS
- (2) NO WATER OR SEWER
- (3) NO LAYDOWN AREA PLACED OR REMOVED
- (4) NO PERMITS, TESTING OR FEES
- (5) BOND AT ADDITIONAL 1.1%

\*\*\*\*\*  
WE HEREBY PROPOSE TO FURNISH LABOR AND ALL MATERIALS COMPLETE IN  
ACCORDANCE WITH THE ABOVE SPECIFICATIONS. PAYMENT TO BE MADE AS INVOICED.  
ANY ALTERATIONS OR DEVIATIONS FROM THE ABOVE SPECIFICATIONS WILL BE  
EXECUTED ONLY UPON WRITTEN CHANGE ORDER. ALL AGREEMENTS CONTINGENT  
UPON WEATHER, SOIL CONDITIONS OR DELAYS BEYOND OUR CONTROL. PLEASE NOTE  
THIS PROPOSAL MAY BE WITHDRAWN BY US IF NOT ACCEPTED WITHIN 30 DAYS.

WILEY EASTON CONSTRUCTION CO., INC. BY W. E. Easton, Jr.  
W. BEN EASTON, JR., PRESIDENT



248 Plemmons Road - Duncan, South Carolina 29334  
 (864) 968-2250 Fax (864) 968-2255

645 Rosewood Drive - Columbia, South Carolina 29201  
 (803) 376-1240 Fax (803) 376-1967

www.sloan-construction.com

<b>To:</b>	Contract Construction, Inc.	<b>Contact:</b>	Greg Hughes
<b>Address:</b>	1125 Bickley Road Irmo, SC 29063	<b>Phone:</b>	781-7058
<b>Project Name:</b>	Columbia Commons Multi-Use Venue	<b>Fax:</b>	
<b>Project Location:</b>	Bull Street Development, Columbia, SC	<b>E-mail:</b>	greg@sloan-construction.net
		<b>Bid Number:</b>	HB#141210CASC
		<b>Bid Date:</b>	12/10/2014

Plan Sheet	Item Description	Estimated Quantity	Unit	Unit Price	Total Price
	<b>Scope of Work:</b>				
C0-01	Photographic Documentation				
C0-02	Construction Staking and Temporary Construction Office				
	Asbuilt Survey of Utility "cut off" Points and Storm Drain				
C1-01	Tree Removal (12" diameter and larger to Stockpile Area)				
C1-02	Building Removal and Asbestos Abatement				
C1-03	Asphalt and Concrete Pavement, Curb, and Sidewalk Removal				
C1-04	Overhead Electric Removal				
C1-05	Communications Ductbank Removal				
C1-06	Potable and Chilled Water Removal				
C1-07	Sanitary Sewer Removal				
C1-08	Storm Drainage Removal				
	Install New Storm Drainage				
C1-09	Steam and Condensate Removal				
Note:	Demolished Utility Trench Compaction is Included				
C2-01	Cut to Fill (sub-grade), Topsoil to Stockpile, Excess Material to Stockpile				
	Fill will be placed as close as practical to the toe of proposed walls and sloped toward infield.				
	Install Temporary Slope Drains				
C2-02	Install Sediment Basin, Outlet Structure, Diversion Ditches, and Concrete Washout				
	C2-03 Through C3-06 Noted				
C4-01	Install and Maintain Erosion Control Devices for Job Duration				
C4-02	Install and Maintain Erosion Control Devices for Job Duration				
	<b>Bid Total:</b>				<b>\$1,188,950.00</b>

- Proposal based on civil site plans and specifications prepared by Davis and Floyd, dated November 14, 2014 with no revisions noted.
- Bid Total is limited to the Scope of Work defined above.
- Project Price Firm Date: March 31, 2015 -- If work is done after this date, Bid Total is subject to adjustment.
- Imported Fill is not included.
- Unsuitable Soil removal and replacement is not included
- Sub-Grade will be proof rolled to expose unsuitable soil conditions. Unsuitable material will be removed and replaced at the unit price of \$26.00 per cubic yard and the quantity will be based on 15 cubic yards per truck load.
- Testing and quality assurance will be by Owner and is not included
- Contaminated soil handling is not included.
- Perimeter Fencing is not included
- Temporary Office rental and fees are for the duration of the above scope and will be removed at job completion
- Maintenance of erosion control devices is for duration of above scope and will terminate at job completion.
- Asbuilt Topo is not included
- Miscellaneous permits and fees are not included.

Please feel free to contact me with questions or comments.

Sloan Construction Company  
 Mike Epting

# Sitework Proposal

December 10, 2014

Re: Columbia Commons Multi-Use Venue

Wayne Brothers, Inc. proposes to safely furnish supervision, labor, tools, materials, equipment, taxes and insurance for the construction of the referenced project.

## **We specifically include the following in our proposal:**

- 1) Mobilization and surveying.
- 2) Clear and grub site – 1 ls
- 3) Erosion Control measures, including temporary sediment pond – 1 ls
- 4) Laydown area – 22,500 sf
- 5) Demolition:
  - Asphalt paving: 116,000 sf approx..
  - Sidewalks and slabs: 22,600 sf approx..
  - Curb & gutter: 5,500 lf approx..
  - Sanitary line & structures: 1,984 lf approx..
  - Water lines: 4,525 lf approx..
  - Storm lines: 2,350 lf approx..
  - Steam/Condensate tunnels: 2,290 lf approx..
- 6) Traffic control for our operations – 1 ls
- 7) Topsoil, strip and remove – 8,000 cys
- 8) On site cut and fill (assume suitable soil) – 36,939 cys
- 9) Export soil - 20,000 cys
- 10) Backfill CIP concrete walls and bleachers to subgrade – 27,500 cys approx..  
Establish Bleacher slopes one time only.
- 11) 18" RCP - 456 lf
- 12) Catch Basins – 3 ea
- 13) Inlet protection for storm – 3 ea

## **We specifically exclude the following:**

- 1) Permanent site seeding
- 2) Building and building foundations demolition
- 3) Steam and condensate lines
- 4) Landscaping
- 5) Fencing
- 6) Unsuitable soil remediation, undercut or haul off
- 7) Blasting or removing rock
- 8) Footing or foundation spoils

- 9) Soil drying or tempering
- 10) Ground water remediation
- 11) Field testing of soil placement
- 12) Asphalt or concrete paving, curb & gutter, sidewalks.
- 13) Sanitary and water lines.
- 14) Removal, remediation or replacement of any contaminated soils
- 15) Existing utility conflicts
- 16) Any item not specifically noted above

The price for the work as outlined above is: Two million two hundred ten thousand eight hundred forty seven dollars (\$2,210,847.00)

Add 1% for Performance and Payment bond.

**Clarifications:**

- Our proposal is based on drawings 2014-11-17 Early Site Package Plans as drawn by Populus dated 11.07.2014.
- We assume on site soil meets all design requirements.
- We will establish the Bleacher slopes to provide subgrade for concrete slabs and seating by tracking in with a loader. Fine grading in preparation for Bleachers and slabs by others.
- This proposal is based on a mutually agreeable schedule, construction sequence, contract, and payment terms.

Thank you for the opportunity to quote this work.

Sincerely,



Jim Edwards  
Senior Estimator  
WAYNE BROTHERS, INC.  
704/956-2247 (direct line)  
704/939-8680 (fax)  
[jim.edwards@waynebrothers.com](mailto:jim.edwards@waynebrothers.com)

Clear, Grub	\$60,028
Demolition	\$688,464
Erosion Control	\$70,194
Rough Grading	\$1,234,263
Fine Grading	\$131,811
Storm Drainage	\$26,088
	\$2,210,847