

CITY OF HOLLYWOOD, FLORIDA

CONSTRUCTION MANAGEMENT AT RISK SERVICES AGREEMENT



PHASE II

CONSTRUCTION SERVICES

**New Hollywood Beach Clubhouse/Community Center
DCM – 19-001194**

**DEPARTMENT OF DESIGN & CONSTRUCTION MANAGEMENT
2207 RALEIGH STREET
HOLLYWOOD, FLORIDA 33020**



CONSTRUCTION MANAGEMENT AT RISK
SERVICES AGREEMENT

PHASE II

CONSTRUCTION SERVICES

This Agreement made this 12 day of February in the year 2025, by and between the City of Hollywood, a municipal corporation of the State of Florida ("Owner") and State Contracting & Engineering Corp., a Florida authorized corporation to do business in the State of Florida as a Construction Manager at Risk ("CMAR").

RECITALS:

Whereas, Owner desires to construct a **New Clubhouse/Community Center to include pro shop, dining area, and meeting space. Construction of golf course maintenance building, cart barn and on course restroom building, staging area, signage, and parking.**

Whereas, it is in the best interests of Owner to obtain professional construction management services in order to insure quality, timely and valued construction from a pre-approved professional construction manager at risk; and

Whereas, Owner, through a Request for Proposals (RFP), has competitively selected CMAR; and

Whereas, CMAR will provide professional construction management services for the New Clubhouse/Community Center project as directed by the Director.

NOW, THEREFORE, Owner and CMAR, for considerations herein set forth, agree as follows:

[THIS SPACE LEFT INTENTIONALLY BLANK]

TABLE OF CONTENTS

Article:	1.	Scope of Services
	2.	Definitions
	3.	Contractor's Services and Responsibilities
		Intention of City
		Superintendence and Supervision
		Contractor to Check Drawings, Specifications and Data
		Differing Site Conditions
		Submittals
		Field Layout of the Work and Record Drawings
		Inspection and Testing
		Taxes and Direct Owner Purchase Option
	4.	Priority of Provisions
	5.	Consultant's Authority
	6.	Time for Performance
		Contract Time/Liquidated Damages
		Substantial Completion Date
		Notification of Change of Contract Time or Contract Price
		Use of Completed Portions
	7.	Changes in the Work or Terms of Contract Documents
		Change Orders
		Contract Price Element Adjustment
		Memoranda
		No Damages for Delay
		Excusable Delay: Compensable & Non-Compensable
	8.	Payments and Cost of the Work
		Subcontractor Costs
		Contractor's Labor Costs
		Materials and Equipment
		Miscellaneous Costs
		Exclusions to Cost of the Work
		Progress Payments
		Project Closeout
	9.	Contingencies and Allowances
		The Contract Documents Completion Allowance
		The Construction Contingency
	10.	Discounts, Rebates and Refunds
	11.	Subcontracts and Purchase Order
	12.	Insurance
		Certificate of Insurance
		Insurance Limits of Liability
	13.	Indemnification
	14.	Performance and Payment Bond, Qualifications of Surety

15. Independent Contractor
16. Project Records
17. Survey
18. CONTRACTOR's Responsibility for the Work
19. Occupational Health and Safety
20. Permits, Licenses and Impact Fees
21. Personnel
 - Prevailing Wage Requirement
22. Contractor's Warranties
23. Defective Work
24. Signage
25. Public Entity Crimes Act
26. Ownership of Contract Documents
27. CONTRACTOR'S Representative
28. City Right to Terminate Contract
29. CONTRACTOR'S Right to Stop Work or Terminate Contract
30. Resolution of Disputes
31. Notices
32. Hurricane Precautions
33. Other Terms & Conditions

List of Exhibits and Forms

ARTICLE 1

SCOPE OF WORK/SERVICES

1.0 It is the intent of CITY to describe in the Contract Documents a functionally complete project (or part thereof as applicable) to be constructed in accordance with the Contract Documents. Any work, materials or equipment that may reasonably be inferred from the Contract Documents as being required to produce the intended result shall be supplied by CMAR, whether or not specifically called for by the Contract Documents. When words which have a well-known technical or trade meaning are used to describe work, materials or equipment, such words shall be interpreted in accordance with that meaning. Reference to standard specifications, manuals, or codes of any technical society, organization or association, or to the laws or regulations of any governmental authority, whether such reference be specific or by implication, shall mean the latest standard specification, manual, code or laws or regulations in effect at the time of permit issuance. CITY shall have no duties other than those duties and obligations expressly set forth within the Contract Documents.

1.1 Upon the issuance of a Notice to Proceed by the Director or his/her designee, CMAR shall furnish professional construction management at risk services for the construction phase of the PROJECT described in the attached Exhibits "A", through "G" and in accordance with the CONTRACT DOCUMENTS including the Drawings, Specifications and Addenda prepared by the CONSULTANT for the Project, as well as the construction service responsibilities set forth in Article 3 of this contract. Further, CMAR shall furnish any and all required materials, labor and equipment, and incidentals and enter into and cause to be performed all trade contracts necessary to achieve correct and timely completion of the construction of the entire PROJECT in accordance with the CONTRACT DOCUMENTS and warrant all work and services as provided in the CONTRACT DOCUMENTS.

1.2 By executing the CONTRACT DOCUMENTS, the CMAR makes the following express representations and warranties to the Owner:

- a. The CMAR is professionally qualified to act as a construction manager for the Project and has, and shall maintain, any and all licenses, permits and other authorizations necessary to act as a construction manager for the Project.
- b. The CMAR is financially solvent and has sufficient working capital to perform its obligations under the CONTRACT DOCUMENTS; and
- c. The CMAR has become familiar with the project site and the local conditions under which the PROJECT is to be designed, constructed and operated, and it will review the Consultant's Design and Construction documents and provide comments in accordance with the CONTRACT DOCUMENT requirements. If the PROJECT involves modifications to any existing structure(s) or other man-made feature(s) on the Project site, the CMAR has reviewed all as-built and record drawings, plans and specifications of which CMAR has been informed by Owner and thoroughly inspected the existing structure(s) and man-made feature(s) to identify existing deficiencies and

ascertain the specific locations of pertinent structural components. Claims by CMAR resulting from CMAR's failure to familiarize itself with the site or pertinent documents shall be deemed waived; and

- d. The CMAR assumes full responsibility to the Owner for the improper acts and omissions of its consultants, the trade contractors, and others employed or retained by it in connection with the Project.
- e. The CMAR has performed all services outlined in the Phase I-Preconstruction Services Contract, attached as Exhibit "G".

NOTHING CONTAINED HEREIN SHALL LIMIT OR RESTRICT ANY OTHER REPRESENTATION OR WARRANTY SET FORTH ELSEWHERE IN THE CONTRACT DOCUMENTS.

1.3 PRICE GUARANTEES.

- a. Upon execution of Exhibit "D", the CMAR guarantees that the sum of the actual cost of the WORK, the CMAR's CONTINGENCY, the CMAR's staffing costs, the general conditions cost, and CMAR's overhead and profit, shall not exceed the amount set forth in the agreed upon GMP. All costs and expenses that would cause this sum to exceed the GMP shall be borne by the CMAR unless adjusted by the OWNER/PROJECT MANGER through a CHANGE ORDER.
- b. Upon execution of Exhibit "D", the CMAR guarantees that the actual cost of the WORK/services, CMAR'S staffing costs, general conditions costs and CMAR's overhead and profit shall not exceed the guaranteed maximum or each such category and that all costs and expenses that would cause any of these individual categories to exceed the guaranteed maximum for each such category in the agreed upon GMP shall be borne by the CMAR unless adjusted by the OWNER/PROJECT MANAGER through a CHANGE ORDER.
- c. Upon execution of Exhibit "D", the CMAR certifies that all factual unit costs supporting the GMP proposal are accurate, complete and current at the time of negotiations, and that any other factual unit costs that may be furnished to the OWNER in the future to support any additional amounts that may be authorized will also be accurate and complete. Payments to the CMAR shall be reduced if the OWNER determines such amounts were originally included due to the materially inaccurate, incomplete, or non-current factual unit costs.

ARTICLE 2 **DEFINITIONS**

- 2.1 **CHANGE ORDER**: A written document that complies with Section 38.48 of the City's Procurement Code.

- 2.2 **CITY COMMISSION**: The CITY Commission of the CITY of Hollywood, its successors and assigns.

- 2.3 **CITY OR OWNER**: The CITY of Hollywood, Florida, a Florida Municipal Corporation. In all respects hereunder, CITY'S performance is pursuant to the CITY'S position as the owner of a construction project. In the event the CITY exercises its regulatory authority as a governmental body, the exercise of such authority and the enforcement of any rules, regulations, laws and ordinances shall be deemed to have occurred as to City's authority as a governmental body and shall not be attributable in any manner to the CITY as a party to this contract.

- 2.4 **CONSTRUCTION MANAGER AT RISK ("CMAR")**. The prime contractor that provide construction management at risk services under this contract, including but not limited to preparation of cost estimates, constructability reviews, value engineering and assist in systems life cost cycle analysis, scheduling, bidding and submission of a GMP, as defined below, for construction and construction management. Upon execution of this contract, the CMAR shall serve, from that point forward as the General Contractor.

- 2.5 **CONSULTANT**: The individual, partnership, corporation, association, joint venture, or any combination thereof, consisting of properly registered professional architects and/or engineers, which has entered into an agreement to provide professional services to the OWNER for the PROJECT.

- 2.6 **CONSTRUCTION CONTINGENCY**: An established sum included in the Guaranteed Maximum Price and shall be in amount which the parties believe, in their best judgement, is reasonable to cover construction related costs which were not specifically foreseeable or quantifiable as of the date the GMP was established, including but not limited to : correction of minor defects or omissions in the Work not caused by the CMAR's negligence, cost overruns due to the default of any Subcontractor or Supplier, minor changes caused by unforeseen or concealed site conditions, minor changes in the Work not involving adjustment in the GMP or extension of the completion date and not inconsistent with the approved final Plans and Specifications, and written agreed upon City requested changes to the Work.

- 2.7 **CONSTRUCTION MANAGEMENT AT RISK CONTRACT**: The method of construction contracting whereby CMAR provides construction services for the PROJECT. The fee is a dollar amount negotiated for profit, overhead and on and off-site general and administrative costs. All subcontracts are generally awarded by the CMAR based on competitive bids received in response to invitations to

bid issued by the CMAR. The total price paid to the CMAR is either the fee plus the costs, or the GMP, whichever is less.

- 2.8 CONTRACT DOCUMENTS: The PROJECT MANUAL (including this contract and its Exhibits, Attachments and Forms), drawings and specifications, the Request For Qualifications and/or Proposals, as applicable, and CMAR's response as negotiated and accepted by the CITY, any Addenda to the PROJECT MANUAL Project Manual, the record of the contract award by the CITY the Performance Bond and Payment Bond, the Notice of Award, the Notice(s) to Proceed, the Purchase Order and all agreed upon modifications issued after execution of the Contract are the documents which are collectively referred to as the CONTRACT DOCUMENTS as referenced in the attached Exhibit "C".
- 2.9 CONTRACT PRICE: The amount established in the CONTRACT DOCUMENTS as the Guaranteed Maximum Price (GMP), as may be amended if so warranted, by a CHANGE ORDER issued in conformity with the Contract Documents and Section 38.48 of the City's Purchasing Ordinance.
- 2.10 CONTRACT TIME: The time between the project initiation date specified in the Notice to Proceed and final completion, including any milestone dates thereof, established in the CONTRACT DOCUMENTS, as may be amended by any CHANGE ORDER.
- 2.11 DIRECTOR: The Director of the Department of Design and Construction Management of the CITY having the authority and responsibility for management of the PROJECT authorized under the CONTRACT DOCUMENTS.
- 2.13 FINAL COMPLETION: The date certified by the CONSULTANT and PROJECT MANAGER in the Final Certificate of Payment on which all conditions and requirements of any permits and regulatory agencies have been satisfied; and the documents (if any) required to be provided by CMAR have been received by the PROJECT MANAGER, and to the best of CONSULTANT'S and PROJECT MANAGER's information and belief, has been fully completed in accordance with the terms and conditions of the CONTRACT DOCUMENTS.
- 2.14 GENERAL CONDITION ITEMS: The provision of facilities or performance services by CMAR for items which do not lend themselves readily to inclusion in one of the separate trade contracts. Payment for the General Condition items will be a cost and included as part of the GMP.
- 2.15 GUARANTEED MAXIMUM PRICE. The term 'Guaranteed Maximum Price' or "GMP" shall mean the sum certain agreed to between the City and the CMAR and set forth in the Phase II Construction Services Contract as the maximum total Project price that the CMAR guarantees not to exceed for the construction of the Project for all services within the Pre-Construction and Construction Services Agreements
- 2.16 INSPECTOR: An employee of the CITY assigned by the DIRECTOR to make observations of work performed by CMAR.

- 2.17 MATERIALS: Materials incorporated in the PROJECT, or used or consumed in the performance of the Scope of Services.
- 2.18 NOTICE TO PROCEED: One or more written notices to CMAR authorizing the commencement of the Scope of Services.
- 2.19 OWNER'S CONTINGENCY: A sum established by the OWNER, to be included in the GMP, subject to adjustment to include any buyout or sales tax project savings, which may be utilized by the OWNER for OWNER requested changes, additive bid alternates and deductive credits, differing/unforeseen existing conditions.
- 2.20 PLANS AND/OR DRAWINGS: The official graphic representations of the PROJECT which are a part of the CONTRACT DOCUMENTS.
- 2.21 PROJECT: The construction, alteration or repair, and all services and incidents thereto, of a CITY facility as contemplated and budgeted by the CITY as described in the CONTRACT DOCUMENTS, including the work described herein.
- 2.22 PROJECT MANAGER: An employee of the CITY, expressly designated as PROJECT MANAGER in writing by the DIRECTOR, who is the representative of the CITY, concerning the CONTRACT DOCUMENTS.
- 2.23 PROJECT MANUAL: The official documents setting forth information and requirements; contract forms, bonds, and certificates; general and supplementary conditions of the CONTRACT DOCUMENTS; the specifications; and the plans and drawings of the PROJECT.
- 2.24 RESIDENT PROJECT REPRESENTATIVE: An authorized representative of the CONSULTANT on the PROJECT.
- 2.25 SUBCONTRACTOR: A person, firm or corporation having a direct contract with the CMAR, including one who furnishes material worked to a special design according to the PROJECT MANUAL for this work, but not including a person, firm or corporation merely furnishing material not so worked.
- 2.26 SUBSTANTIAL COMPLETION: That date on which, as certified in writing by CONSULTANT, the Work/Scope of Services, or a portion thereof designated by the PROJECT MANAGER in his/her sole discretion, is at a level of completion in substantial compliance with the CONTRACT DOCUMENTS such that all conditions of permits and regulatory agencies have been satisfied and the OWNER or its designee can enjoy beneficial use or occupancy and can use or operate the Work in all respects for its intended purpose(s).
- 2.27 SURETY: The surety company which is bound by the performance bond and payment bond with and for CMAR who is primarily liable, and which surety company is responsible for CMAR's acceptable and timely performance of the work under the CONTRACT DOCUMENTS and for the payment of all debts pertaining thereto in accordance with Section 255.05, Florida Statutes, as

amended from time to time. All surety companies shall be authorized to conduct suretyship business under Florida Law and have a Florida Resident Agent.

- 2.28 WORK: The totality of the obligations, including construction and other services required by the CONTRACT DOCUMENTS including all labor, materials, equipment and service provided or to be provided by CMAR to fulfill CMAR's obligations. The Work may constitute the whole or a part of the PROJECT.
- 2.29 WRITTEN NOTICE: Shall be deemed to have been duly served if delivered in person to the individual or to a member of the firm or to an officer of the corporation for whom it is intended, if delivered at or sent to the last known business address by registered mail, other traceable delivery service, email, facsimile, or text message.

ARTICLE 3 **CMAR's RESPONSIBILITIES**

- 3.1 The CMAR shall provide the construction services described in Exhibits "A" through "G", this Contract and the CONTRACT DOCUMENTS.
- 3.2 CMAR shall cause all materials and other parts of the Work to be readily available as and when required or needed for or in connection with the construction, furnishing and equipping of the improvements.
- 3.3 CMAR shall plan, record, and update, at least monthly, the construction schedule of the PROJECT. The schedule shall indicate the dates for the commencement and completion of the various stages of construction and shall be revised as required by the conditions of the work. The Progress Schedule shall encompass all of the work of all trades necessary for the construction of the Project and shall be sufficiently complete and comprehensive to enable progress to be monitored on a weekly basis.
- 3.4 SUPERINTENDENCE AND SUPERVISION:
- 3.4.1 The instructions of CITY are to be given through CONSULTANT, which instructions are to be strictly and promptly followed in every case. CMAR shall keep on the Project site during its progress, a competent, full time, English speaking Superintendent or Supervisor ("Superintendent") and any necessary assistants, all satisfactory to the CONSULTANT and PROJECT MANAGER. The Superintendent or Supervisor shall not be changed except with the written consent of PROJECT MANAGER, unless the Superintendent or Supervisor proved to be unsatisfactory to CMAR and ceases to be in its employ. The Superintendent or Supervisor shall represent CMAR and all direction given to the Superintendent or Supervisor shall be as binding as if given to CMAR and will be confirmed in writing by CONSULTANT. CMAR shall give efficient supervision to the Work, using its best skill and attention.
- 3.4.2 CMAR's Superintendent or Supervisor shall record, at a minimum, the following information in a bound log on a daily basis: the day; date; weather conditions and how any weather conditions affected the progress

of the work; time of commencement of work for the day; the work being performed; materials, labor, personnel, equipment and subcontractors at the PROJECT site; visitors to the PROJECT site including representatives of CITY, CONSULTANT, regulatory authorities; any special or unusual conditions or occurrences encountered; and the time of termination of work for the day. All information shall be recorded in the daily log in ink. The daily log shall be kept on the PROJECT site and shall be available at all times for inspection and copying by the PROJECT MANAGER and CONSULTANT.

3.4.3 CMAR, CONSULTANT and PROJECT MANAGER shall meet at least every two weeks or as otherwise determined by CONSULTANT and/or PROJECT MANAGER during the course of the WORK to review and agree upon the WORK performed to date and to establish the controlling items of work for the next two weeks. CONSULTANT shall publish, keep, and distribute minutes of, and any comments on, each such meeting.

3.4.4 CMAR shall supervise and direct the work competently and efficiently, devoting such attention thereto and applying such skills and expertise as may be necessary to perform the Work in accordance with the CONTRACT DOCUMENTS. CMAR shall be solely responsible for the means, methods, techniques, sequences and procedures of construction.

3.5 CMAR shall use reasonable efforts to verify all dimensions, quantities and details shown on the drawings, specifications or other data received from CONSULTANT, and shall notify CONSULTANT of all errors, omissions and discrepancies found therein within three calendar days of discovery.

3.6 DIFFERING SITE CONDITIONS:

In the event that during the course of the work, CMAR encounters an underground utility that was not shown on the CONTRACT DOCUMENTS; or subsurface or concealed conditions at the project site which differ materially from those shown on the CONTRACT DOCUMENTS and from those ordinarily encountered and generally recognized as inherent in work of the character called for in the CONTRACT DOCUMENTS; or unknown physical conditions of the PROJECT site, of an unusual nature, which differ materially from that ordinarily encountered and generally recognized as inherent in work of the character called for in the CONTRACT DOCUMENTS, CMAR without disturbing the conditions and before performing any work affected by such conditions, shall, no later than 9:00 a.m. the next day after their discovery, notify CITY and CONSULTANT in writing of the existence of the aforesaid conditions. CITY or CONSULTANT shall, within one business day after receipt of CMAR's written notice, investigate the site conditions identified by the CMAR. If, in the sole opinion of CITY or CONSULTANT, the conditions do materially so differ and cause an increase or decrease in CMAR's cost of, or the time required for the performance of any part of the work, whether or not charged as a result of the conditions, CITY or CONSULTANT shall recommend an equitable adjustment to the CONTRACT PRICE, and /or the CONTRACT TIME, or both, which is subject to written approval by the PROJECT MANAGER. If CITY or CONSULTANT and CMAR cannot agree on an adjustment in the CONTRACT PRICE or CONTRACT

TIME, the adjustment shall be determined by the CONSULTANT with City input and approval in accordance with Article 30. No request by CMAR for an equitable adjustment or change to the CONTRACT PRICE or CONTRACT TIME under this provision shall be allowed unless the CMAR has given written notice within 30 days from when the CMAR knew or should have known of such conditions and the written notice shall detail the facts relating to such request. .

No request for an equitable adjustment or change to the CONTRACT PRICE or CONTRACT TIME for different site conditions shall be allowed if made after the date certified by CONSULTANT as the date of SUBSTANTIAL COMPLETION.

3.7 SUBMITTALS:

3.7.1 CMAR shall provide submittals (including but not limited to shop drawings, product samples, product data, warranties, closeout submittals, reports and photographs) as required by the specifications. The submittals serve as CMAR's coordination documents and demonstrate the suitability, efficiency, technique of manufacture, installation requirements, detailing and coordination of specified products, components, assemblies and systems, and evidence compliance or noncompliance with the CONTRACT DOCUMENTS. CMAR's submittals are not part of the CONTRACT DOCUMENTS but are documents prepared and utilized by the CMAR to coordinate the WORK.

3.7.2 Within ten calendar days after the date of the first NOTICE TO PROCEED, CMAR shall provide to CONSULTANT, a list of all submittals required for permitting. Within 20 calendar days after the date of the NOTICE TO PROCEED, CMAR shall submit to CONSULTANT (with a copy to the PROJECT MANAGER) a comprehensive list of required items and shall identify the critical items. Approval of this list (the Submittal Schedule) by CONSULTANT shall in no way relieve CMAR from providing complete submittals as required by the CONTRACT DOCUMENTS and providing services, products, materials, equipment, systems and assemblies, fully in accordance with the CONTRACT DOCUMENTS.

3.7.3 After the approval of the submittal schedule, CMAR shall promptly request submittals from the various manufacturers, fabricators, and suppliers. 3.7.4 CMAR shall thoroughly review and check the submittals and provide them to the CONSULTANT in accordance with the requirements for such submittals specified in Division 1 of the specifications. Each submittal and required copy shall indicate CMAR's review of that submittal in the form required by the CONTRACT DOCUMENTS.

3.7.5 CMAR shall maintain a Submittal Log which shall include, at a minimum, the date of each submittal, the date of any resubmittal, the date of any approval or rejection, and the reason for any approval or rejection.

3.7.6 If the submittals indicate deviations or departures from the requirements of the CONTRACT DOCUMENTS, CMAR shall make specific mention of such in its letter of transmittal. Failure to point out such deviations or

departures shall not relieve CMAR from its responsibility to comply with the CONTRACT DOCUMENTS.

3.7.7 CONSULTANT shall have no duty to review partial or incomplete submittals except as may be provided otherwise within the CONTRACT DOCUMENTS.

3.7.8 Provided such submittals conform to the approved submittal schedule, CONSULTANT shall review and approve submittals as expeditiously as possible, within ten calendar days from the date received, unless said submittals are rejected by CONSULTANT for material reasons or the submittals are of substantial building systems which require more time for thorough review. CONSULTANT's approval of submittals will be general and shall not relieve CMAR of responsibility for the accuracy of such drawings, nor for the proper fitting and construction of the WORK, nor for the furnishing of materials or work required by the CONTRACT DOCUMENTS. No WORK for which submittals are required shall be performed until said submittals have been approved by CONSULTANT. Approval shall not relieve CMAR from responsibility for errors or omissions on the submittals or for compliance with the requirements of the CONTRACT DOCUMENTS.

3.7.9 No review or approval will be given to partial submittals for items which interconnect and/or are interdependent where necessary to properly evaluate the submittal. It is CMAR's responsibility to assemble the submittals for all such interconnecting and/or interdependent items, check them and then provide one submittal to CONSULTANT along with comments as to compliance, noncompliance, or features requiring special attention.

3.7.10 Additional information provided by the CMAR on any submittal shall be typewritten or lettered in ink.

3.7.11 CMAR shall submit the number of copies required by the CONTRACT DOCUMENTS plus the number required by jurisdictional authorities (when submittals are to be made to such authorities). Resubmissions of submittals shall be made in the same quantity until final approval is obtained from CONSULTANT.

3.7.12 CMAR shall keep one set of CONSULTANT approved submittals at the project site at all times.

3.8 FIELD LAYOUT OF THE WORK AND RECORD DRAWINGS:

3.8.1 The entire responsibility for establishing and maintaining line and grade in the field lies with CMAR. CMAR shall maintain an accurate and precise record of the location and elevation of all pipe lines, conduits, structures, manholes, handholes, fittings and other accessories/features and shall prepare a complete site survey sealed by a Florida registered Professional Surveyor which shall be submitted as a project record document at the time of requesting final payment. Final surveys shall be submitted in

hardcopy on Mylar and as an electronic media submittal prepared in accordance with requirements for electronic media submittals as specified elsewhere in the PROJECT MANUAL. The cost of all such field layout and recording work is included in the prices bid for the appropriate items.

- 3.8.2 CMAR shall maintain in a safe place at the project site, one record copy of all drawings, plans, specifications, addenda, written amendments, change orders, submittals and written interpretations and clarifications in good order and annotated to show all changes made during construction. Each of these documents shall be clearly marked by CMAR as "Project Record Document." These Project Record Documents together with all approved samples and a counterpart of all approved submittals shall be available at all times to CONSULTANT for reference. Upon final completion of the PROJECT and prior to Final Payment, these Project Record Documents, including submittals and other Project Record Documents required elsewhere in the PROJECT MANUAL and specifications shall be delivered to the PROJECT MANAGER.
- 3.8.3 Prior to, and as a condition precedent to Final Payment, CMAR shall submit to CITY, CMAR's record drawings or as-built drawings acceptable to CONSULTANT.
- 3.8.4 CMAR shall deliver to CONSULTANT for delivery to the CITY all equipment data, along with its recommended spare parts list, maintenance manuals, manufacturer's warranties and operations manuals as may be required within the PROJECT MANUAL for the CITY's employees and agents to maintain and operate any equipment provided as part of the WORK.

3.9 INSPECTION AND TESTING:

- 3.9.1 CONSULTANT and PROJECT MANAGER shall at all times have access to the WORK, and CMAR shall provide for use by the CONSULTANT the facilities described in Division 1 of the specifications for such access and for inspecting, measuring and testing.
 - 3.9.1.1 Should the CONTRACT DOCUMENTS, CONSULTANT's instructions, any laws, ordinances, or public authority require any of the Work to be specially tested or approved, CMAR, shall update the CONSULTANT on a weekly basis by providing a two week look-ahead schedule denoting all activity to be performed and highlighting those activities that need testing and approval. If the testing or approval is to be made by an authority other than CITY, timely notice shall be given of the date fixed for such testing or approval. Testing shall be made promptly, and where practicable, at the source of supply. If any of the WORK that requires approval is covered up without approval or consent of CONSULTANT, it must, if required by CONSULTANT, be uncovered for examination and properly restored to the satisfaction of the CONSULTANT.

3.9.1.2 Reexamination of any of the WORK may be ordered by CONSULTANT with prior written approval by the PROJECT MANAGER, and if so ordered, the WORK must be uncovered by the CONTRACTOR. If such WORK is found to be in accordance with the CONTRACT DOCUMENTS, CITY shall pay the cost of reexamination and replacement by means of a CHANGE ORDER. If such WORK is not in accordance with the CONTRACT DOCUMENTS, CMAR shall pay such cost to be deducted from the CMAR's fee at no additional cost to CITY.

3.9.2 No inspector, employee or agent of the City shall have the authority to permit deviations from, nor to modify any of the provisions of the CONTRACT DOCUMENTS nor to delay the contract by failure to inspect the materials and WORK with reasonable promptness without the written permissions or instructions of CONSULTANT and PROJECT MANAGER.

3.9.3 The payment of any compensation, whatever may be its character or form, or the giving of any gratuity or the granting of any favor by CMAR to any inspector, directly or indirectly, is strictly prohibited, and any such act on the part of the CMAR will constitute a breach of this contract.

3.10 TAXES/DIRECT OWNER PURCHASE OPTION

3.10.1 CMAR shall pay all applicable sales, consumer, use and other taxes required by law. CMAR is responsible for reviewing the pertinent state statutes and regulations involving state taxes and complying with all requirements.

3.10.2 Taxes shall be a reimbursable cost under Section 8.3.4(6) except income and franchise taxes. All such taxes that are required as of the time of contract execution shall be included in the GMP.

3.10.3 The CITY, in its sole discretion, may choose to exercise the Owner direct purchase option CMAR has included in its GMP and shall pay all sales, consumer, use and other similar taxes for the WORK or portions thereof provided by CMAR which are legally enacted at the time the GMP is established, whether or not yet effective. OWNER reserves the right to delete portions of the WORK and to direct purchase materials to realize a true savings pursuant to an owner direct purchase Option ("ODP"). CMAR hereby agrees to permit OWNER to direct purchase from its suppliers at prices quoted to CMAR and for OWNER to retain any true savings generated thereby.

3.10.4 In accordance with the provisions of subsection 3.10.3 of this contract, CITY may exercise its right to implement an OPD/ Sales Tax Savings Program, with respect to this contract. This Article describes the procedures by which this program will be implemented and administered if the CITY subsequently determines to do so. Pursuant to these procedures, CITY may

order and pay for all such purchases, as well as take title to all such purchases, directly from the supplier or manufacturer.

- 3.10.5 At the time the GMP is established, but not later than concurrently with submission of the required Schedule of Values, CITY, CONSULTANT, and CMAR shall endeavor to identify the specific items and the estimated costs of the potential "ODP". CMAR shall identify a separate line item cost for each potential ODP item. CMAR CONTRACTOR must clearly and separately identify any CONTINGENCY or allowance amount associated with any ODP line items. The GMP must include the total cost of the WORK, including the cost of the ODP items and their associated sales taxes.
- 3.10.6 Based upon review of the CONTRACT DOCUMENTS, CMAR shall recommend potential ODP items to the PROJECT MANAGER and CONSULTANT. After reviewing CMAR's recommendations and the applicable CONTRACT DOCUMENTS, and after consultation with CONSULTANT, PROJECT MANAGER shall make the final determination as to which items, if any, will be purchased as ODP items.
- 3.10.7 After PROJECT MANAGER identifies the ODP items, CMAR shall prepare a standard purchase order requisition on a purchase order form provided by CITY, to specifically identify the materials which CITY has elected to purchase directly. The purchase order requisition form shall include the following information:

Project Name;
CONTRACTOR Name;
Manufacturer/Supplier Name;
Name, address, telephone number and contact person for Manufacturer/ Supplier;
Manufacturer or brand model or specification number of the item;
The quantity and unit of measure needed as estimated by CONTRACTOR;
The price quoted by the Manufacturer/Supplier for the materials or equipment identified;
All sales tax associated with the price quote;
Delivery address;
Delivery dates;
Delivery instructions;
Vendor identification number;
Mailing address for invoices.

- 3.10.8 All purchase order requisitions prepared by CMAR must be sent to CITY's Department of Design and Construction Management, with a copy to the CONSULTANT, and they must be expressly approved by PROJECT MANAGER before a purchase order is issued to the applicable Manufacturer/Supplier. In preparing the standard purchase

order requisition, CMAR shall include all terms and conditions, which may have been negotiated by the CMAR with the Manufacturer/Supplier {e.g. payment terms, warranties, etc.}. To the extent any such terms or conditions differ from the standard terms and conditions included in CITY's standard purchase order requisition form, such differences must be specifically identified to CITY by the CMAR prior to submitting the requisition for review by the City Attorney's Office and Procurement Director. Upon the additional terms or conditions being reviewed and accepted, CMAR shall submit the required purchase order requisition. All shipping expenses associated with any ODP item (including all freight insurance) must be included in the cost of that item and not charged as a separate item.

- 3.10.9 All purchase order requisitions prepared by CMAR must be submitted to the PROJECT MANAGER and CONSULTANT no less than 21 calendar days prior to the need for the ordering of the subject ODP item, in order to provide sufficient time for its review.
- 3.10.10 CMAR is responsible for ensuring that all necessary attachments to the purchase order requisition {e.g., shop drawings, details, specification sheets, etc.) required to properly place the order with the Manufacturer/Supplier, have been attached to the purchase order requisition at the time it is sent to PROJECT MANAGER for review. Once approved by the DIRECTOR OR PROJECT MANAGER, PROJECT MANAGER shall forward the completed purchase order requisition, with all attachments, to the Manufacturer/Supplier, with a copy to CMAR.
- 3.10.11 The CITY shall take title to ODP items from the Manufacturer/Supplier at the time of purchase or delivery, as applicable, according to the terms of purchase and delivery. The CITY assumes the risk of loss with respect to ODP items in that it bears the economic burden of insurance for loss or damage, and directly enjoys the economic benefit of proceeds of such insurance as an additional named insured.
- 3.10.12 As ODP items are delivered to the job site, CMAR shall visually inspect all shipments from Manufacture/Suppliers and approve the vendor's shipping record for material delivered. CMAR shall assure that each delivery of an ODP item is accompanied by the appropriate documentation to adequately identify the purchase order number against which the purchase is made and to confirm that the correct type and quantity of the ODP item has been delivered in the appropriate condition. CMAR's approval will include a legible signature (printed) of the person who inspected the delivered items, dated as of the date of delivery.
- 3.10.13 All invoices from the Manufacturer/Supplier must be directed and sent to PROJECT MANAGER at the Department of Design and Construction Management by CMAR. It is the responsibility of

CMAR to review all such invoices and confirm in writing their accuracy in relation to the delivery ticket and the OPD items actually delivered before forwarding them to PROJECT MANAGER for processing and payment. CMAR shall obtain from the Manufacturer/Supplier all releases, warranties and other necessary supporting documentation which may be required by CITY and shall insure that all such releases, warranties and supporting documentation have been attached to the invoice before forwarding the invoice to PROJECT MANAGER for processing and payment. CMAR is responsible for obtaining from the Manufacturer/Supplier all operating information and manuals, spare parts and all other items required to be provided by the Manufacturer/Supplier.

- 3.10.14 CMAR shall review all such items for compliance with the requirements of the DOCUMENTS and shall organize and deliver all such items to PROJECT MANAGER as part of its requirements for achieving SUBSTANTIAL COMPLETION of the WORK.
- 3.10.15 CMAR, PROJECT MANAGER and CONSULATANT shall review on a quarterly basis, the ODPs that have been delivered and paid for the previous quarter. CMAR's shall prepare a log of ODPs, showing the amount equal to the value of any ODPs, including sales taxes, paid for by CITY. At a time of its choosing, but prior to completion of the WORK, CITY shall prepare an appropriate CHANGE ORDER, for CMAR's execution, which reduces the CONTRACT PRICE by the total cost paid by CITY for the ODPs, together with the amount of sales tax savings that have been realized as a result of CITY's ODPs. Further, the CHANGE ORDER shall allocate to the OWNER's CONTINGENCY any sales tax savings.
- 3.10.16 Nothing in this Article relieves CMAR from its responsibility for the requisitioning of the order, scheduling, coordinating, insuring, delivery, unloading, storage, installation, repair, operation and warranty of all ODP items. All such obligations remain the responsibility of CMAR and have been paid for by CITY as a part of the CONTRACT PRICE (which always included these responsibilities and obligations) as fully as if there had been no CITY ODP purchase whatsoever.

ARTICLE 4

PRIORITY OF PROVISIONS

- 4.1 The CONTRACT DOCUMENTS shall be interpreted so as to eliminate inconsistencies or conflicts, but in the event of any conflict, requirements for greater quantity and/or more expensive work shall govern such interpretation.
- 4.2 In case of conflicts between the provisions of this contract, any ancillary documents executed contemporaneously herewith or prior hereto, or any other of the CONTRACT DOCUMENTS, the provisions of this Contract (including all Exhibits) shall prevail.

- 4.3 Anything shown on the drawings and not mentioned in the specifications or mentioned in the specifications and not shown on the drawings shall have the same effect as if shown or mentioned respectively in both. In the event of a conflict among the CONTRACT DOCUMENTS, the most stringent requirements applicable to the CMAR shall control.
- 4.4 The organization of the specifications into divisions and sections and the arrangement of drawings shall not control CMAR in dividing the WORK among subcontractors or in establishing the extent of the WORK to be performed by any trade. The organization of the specifications and the arrangement of the drawings is for the convenience of CMAR and is not intended to relieve CMAR from its obligation to conduct a complete study of the drawings, specifications and addenda for the purpose of directing and coordinating the various subcontractors and suppliers as to their respective responsibilities.

ARTICLE 5

CONSULTANT'S AUTHORITY

- 5.1 CONSULTANT will provide overall technical and management services to assist the CITY in maintaining schedules, establishing budgets, controlling costs, and achieving quality.
- 5.2 If at any time the CONSULTANT observes or becomes aware of any fault or defect in the WORK or of any nonconformance with the CONTRACT DOCUMENTS, CONSULTANT will promptly notify the PROJECT MANAGER and CMAR in writing and will direct that all reasonable steps be taken to correct such fault, defect or nonconformance. The CONSULTANT shall have the authority to reject work that does not in its opinion, or in the opinion of the PROJECT MANAGER, conform to the CONTRACT DOCUMENTS.
- 5.3 CONSULTANT shall monitor the overall quality, progress and cost of the WORK.
- 5.4 CONSULTANT shall not have control over construction means, methods, techniques, sequences and procedures employed by CMAR in the performance of the WORK, but shall be responsible for using its best efforts to review and, if unacceptable, disapprove such and shall recommend a course of action to the CITY based on the fact that the requirements of the CONTRACT DOCUMENTS are not being met by CMAR.
- 5.5 The CITY will be assisted by CONSULTANT in the areas of on-site review of WORK in progress, review of pay requests submitted by CMAR, assisting in the interpretation of the intent of the CONTRACT DOCUMENTS for the proper execution of the WORK, and such other assistance as the CITY may request.
- 5.6 The CONSULTANT shall have no authority to order or approve any deviation from the CONTRACT DOCUMENTS, whether or not such deviation affects the cost of the WORK, or the date of SUBSTANTIAL COMPLETION. In the event any such deviation is sought by CONSULTANT or CMAR, prior written approval from the PROJECT MANAGER must be obtained.

ARTICLE 6

TIME FOR PERFORMANCE

6.1 CONTRACT TIME:

6.1.1 CMAR shall be instructed to commence the WORK by written NOTICES TO PROCEED issued by the PROJECT MANAGER. The first NOTICE TO PROCEED will not be issued until CMAR's submission to PROJECT MANAGER of all required documents and after execution of the contract by both parties. Preliminary work, including submission of a project schedule, schedule of values, submittals, submittal schedule, and other documents required for permitting, and performance of work that does not require permits, shall be submitted within ten calendar days after the date of the NOTICE TO PROCEED. Receipt of all permits by CMAR is a condition precedent to the issuance of a second NOTICE TO PROCEED for all other work. The WORK to be performed pursuant to the second NOTICE TO PROCEED shall be completed within ten calendar days of the Project Initiation Date specified in the second NOTICE TO PROCEED

6.1.2 Time is of the essence throughout this contract. The PROJECT shall be SUBSTANTIALLY COMPLETED within **368 calendar days** from the date of the second NOTICE TO PROCEED. The total PROJECT shall be completed and ready for final payment within **30 calendar days** from the date certified by CONSULTANT as the date of SUBSTANTIAL COMPLETION in accordance with Article 8.

6.1.3 LIQUIDATED DAMAGES.

A. LIQUIDATED DAMAGES FOR SUBSTANTIAL COMPLETION.

1. The CMAR shall pay the OWNER the sum of **\$2025.00** Dollars per day for each and every calendar day of unexcused delay in achieving SUBSTANTIAL COMPLETION beyond the date set forth in the CONTRACT DOCUMENTS for SUBSTANTIAL COMPLETION of each phase, if phased, or the PROJECT, if not phased.
2. OWNER and CMAR acknowledge that any sums due and payable by the CMAR shall be payable, not as a penalty, but as liquidated damages representing a reasonable estimate of delay damages, inconvenience, additional overhead and costs likely to be sustained by the OWNER as estimated at the time of executing the CONTRACT DOCUMENTS. If the OWNER reasonably believes in its discretion that SUBSTANTIAL COMPLETION will be delayed, the OWNER shall be entitled, but not required, to withhold from any amounts otherwise due the CMAR an amount then believed by the OWNER to be adequate to recover liquidated damages applicable to such delays. If and when in the OWNER's discretion the CMAR overcomes the delay in achieving the SUBSTANTIAL COMPLETION, or any part thereof, for which the OWNER has

withheld payment, the OWNER shall promptly release to the CMAR those funds withheld, but no longer applicable, as liquidated damages.

3. Partial use or occupancy of the PROJECT may not result in the Scope of Services/Work being deemed substantially completed, and such partial use or occupancy may not be evidence of SUBSTANTIAL COMPLETION.

SUBSTANTIAL COMPLETION, in the context of this contract, does not refer to any prior dates on which the OWNER employs other contractors to work on the same site.

B. LIQUIDATED DAMAGES FOR FINAL COMPLETION.

1. If the CMAR fails to achieve FINAL COMPLETION within 30 days of the date of SUBSTANTIAL COMPLETION, the CMAR shall pay the OWNER the sum of **\$500.00** Dollars per day for each and every calendar day of unexcused delay in achieving final completion beyond the date set forth for completion of the WORK or PROJECT.
2. Any sums due and payable hereunder by the CMAR shall be payable, not as a penalty, but as liquidated damages representing a reasonable estimate of delay damages, inconvenience, additional overhead and costs likely to be sustained by the OWNER, as estimated at or before the time of executing this contract. When the OWNER reasonably believes that FINAL COMPLETION will be inexcusably delayed, the OWNER shall be entitled, but not required, to withhold from any amounts otherwise due the CMAR an amount then believed by the OWNER to be adequate to recover liquidated damages applicable to such delays.
3. Prior to being entitled to receive final payment, and as a condition precedent thereto, the CMAR shall provide the OWNER, in the form and manner required by the OWNER, the following:
 - a. An affidavit that the CMAR's obligations to all subcontractors, laborers, equipment or suppliers, or other third parties in connection with the PROJECT, have been paid or otherwise satisfied;
 - b. Such other documents as required by the PROJECT MANUAL from each subcontractor, lower tier subcontractor, laborer, supplier or other person or entity who may have a claim against the person or entity that retained it, including but not limited to final releases of bond;
 - c. All product warranties, operating manuals, instruction manuals and other documents customarily required of the CMAR or reasonably required by the OWNER, including but

not limited to those required elsewhere in the CONTRACT DOCUMENTS, as part of its Project Closing procedure.

6.1.4 CMAR shall be responsible for reimbursing CITY, in addition to liquidated damages, for all costs incurred by CONSULTANT in administering the construction of the PROJECT beyond the completion dates specified above or beyond an approved extension of time granted to CMAR, whichever date is later. Such costs shall be deducted from the monies due CMAR for performance of work under this contract by means of unilateral credit change orders issued periodically to CITY as costs are incurred by CONSULTANT and agreed to by CITY.

6.15 Extensions to the CONTRACT TIME for delays caused by the effects of inclement weather shall be submitted as a request for change in CONTRACT TIME pursuant to Article 6.3. These time extensions are justified only when rains or other inclement weather conditions or related adverse soil conditions prevent CMAR from productively performing controlling items of work identified on the accepted schedule or updates resulting in CMAR being unable to work at least 50% of the normal workday on controlling items of work identified on the accepted schedule or updates due to adverse weather conditions.

6.2 SUBSTANTIAL COMPLETION DATE:

When CMAR considers that the WORK, or portion thereof designated by PROJECT MANAGER pursuant to Article 6.4 hereof, has reached SUBSTANTIAL COMPLETION, CMAR shall so notify PROJECT MANAGER and CONSULTANT in writing. CONSULTANT and PROJECT MANAGER shall then promptly inspect the WORK.

When CONSULTANT, on the basis of such an inspection, determines that the WORK or designated portion thereof is substantially complete, CONSULTANT will then prepare a Certificate of Substantial Completion in the form attached hereto as Form 1 which shall establish the Date of SUBSTANTIAL COMPLETION; shall state the responsibilities of CITY and CMAR for security, operation, safety, maintenance, services, damage to the WORK, insurance, and warranties; and shall list all work yet to be completed (Punch List) to satisfy the requirements of the CONTRACT DOCUMENTS for FINAL COMPLETION. The failure to include any items of corrective work on such list does not alter the responsibility of CMAR to complete all of the work in accordance with the CONTRACT DOCUMENTS. The Certificate of Substantial Completion shall be submitted to the PROJECT MANAGER, after execution by CMAR, and CONSULTANT, indicating their written acceptance of such certificate.

6.3 NOTIFICATION OF CHANGE OF CONTRACT TIME OR CONTRACT PRICE:

6.3.1 Any claim for a change in the CONTRACT TIME or CONTRACT PRICE shall be made by written notice and delivered by CMAR to the CONSULTANT with a copy to PROJECT MANAGER within five

calendar days of the commencement of the event giving rise to the claim and stating the general nature of the claim. Notice of the nature and elements of the claim shall be delivered within 20 calendar days after the date of such written notice. Thereafter, within ten calendar days of the termination of the event giving rise to the claim, notice of the extent of the claim with supporting data shall be delivered unless CONSULTANT allows an additional period of time to ascertain more accurate data in support of the claim and shall be accompanied by CMAR's written statement that the adjustment claimed is justified as a result of the occurrence of said event. All claims for adjustment in the CONTRACT TIME or CONTRACT PRICE shall be determined by CONSULTANT and City in accordance with Article 30 hereof, if CONSULTANT and CMAR cannot otherwise agree. NO CLAIM FOR AN ADJUSTMENT IN THE CONTRACT TIME OR CONTRACT PRICE WILL BE VALID IF NOT SUBMITTED IN STRICT ACCORDANCE WITH THE REQUIREMENTS OF THIS SECTION.

- 6.3.2 The CONTRACT TIME will be extended in an amount equal to time lost due to delays beyond the control of and through no fault or negligence of CMAR if a claim is made therefore as provided in subsections 6.3.1 and 7.81 of this contract. Such delays shall include, but not be limited to, acts or neglect by any separate independent contractors employed by CITY, fires, floods, labor disputes, epidemics, abnormal weather conditions or acts of God.

6.4 USE OF COMPLETED PORTIONS:

- 6.4.1 CITY shall have the right, at its sole option, to take possession of and use of any completed or partially completed portions of the PROJECT. Such possession and use shall not be deemed an acceptance of any of the WORK not completed in accordance with the CONTRACT DOCUMENTS. If such possession and use increases the cost of or delays of the work, CMAR shall be entitled to reasonable extra compensation, or reasonable extension of time or both, by appropriate adjustment pursuant to Article 7.4 or 7.6 hereof.
- 6.4.2 In the event CITY takes possession of any completed or partially completed portions of the PROJECT, the following shall occur:
- 6.4.3 CITY shall give notice to CMAR in writing at least 15 calendar days prior to CITY's intended occupancy of a designated area.
- 6.4.4 CMAR shall complete to the point of SUBSTANTIAL COMPLETION the designated area and request inspection and issuance of a Certificate of SUBSTANTIAL COMPLETION on the form attached hereto as Form 1 from CITY.

- 6.4.4.1 Upon CONSULTANT's issuance of a Certificate of SUBSTANTIAL COMPLETION, CITY will assume full responsibility for maintenance, services, subsequent damages of or by the CITY and the public, adjustment of insurance coverage and start of warranty for the occupied area.
- 6.4.4.2 CMAR shall complete all items noted on the Certificate of SUBSTANTIAL COMPLETION within the time specified in Section 6.1 and request final acceptance of the portion of the WORK occupied. Upon completion of final inspection and receipt of an application for final payment, CONSULTANT shall issue a Final Certificate of Payment relative to the occupied area.
- 6.4.4.3 If the CITY finds it necessary to occupy or use a portion or portions of the WORK to SUBSTANTIAL COMPLETION thereof, such occupancy or use shall not commence prior to a time mutually agreed upon by CITY and CMAR and to which the insurance company or companies providing the property insurance have consented by endorsement to the policy or policies. Insurance on the unoccupied or unused portion or portions shall not be canceled or lapsed on account of such partial occupancy or use. Consent of CMAR and of the insurance company or companies to such occupancy or use shall not be unreasonably withheld.

ARTICLE 7

CHANGES IN THE WORK OR TERMS OF CONTRACT DOCUMENTS

- 7.1 Without invalidating the contract and without notice to the surety, CITY reserves and shall have the right, from time to time, to make such increases, decreases or other changes in the character or quantity of the work as may be considered necessary or desirable to complete fully and acceptably the proposed construction in a satisfactory manner. Any extra or additional work within the scope of this PROJECT must be accomplished by means of an appropriate CHANGE ORDER in accordance with the requirements of the CONTRACT DOCUMENTS and Section 38.48 of the Purchasing Ordinance.
- 7.2 Any changes to the terms of the CONTRACT DOCUMENTS must be contained in a written document, executed by the parties hereto, with the same formality and of equal dignity prior to the initiation of any work reflecting such change. This section shall not prohibit the issuance of CHANGE ORDERS executed only by CITY as hereinafter provided.
- 7.3 The PROJECT MANAGER through the CONSULTANT may direct CMAR to expedite the WORK by whatever means CMAR may use, including, without limitation, increasing staffing or working overtime to bring the work back within the progress schedule. If the expediting of WORK is required due to reasons outside the control or responsibility of CMAR, then the additional costs incurred

shall be the subject of an appropriate adjustment issued pursuant to Article 7.4 or Article 7.6, below as applicable.

7.4 CHANGE ORDERS:

7.4.1 Changes in the quantity or character of the WORK within the scope of the PROJECT which are not properly executed, or the subject of supplemental instructions, including all changes resulting in changes in the CONTRACT PRICE, or the CONTRACT TIME, shall be authorized only by written CHANGE ORDERS approved and issued in accordance with the provisions of the CONTRACT DOCUMENTS and the requirements set forth in §38.48 of the CITY's Purchasing Ordinance which is deemed to be incorporated by reference herein as though set forth in full.

7.4.2 CMAR's fee on such changes which exceeds GMP shall be determined as follows:

- (a) A mutually acceptable fixed fee, or
- (b) If none can be agreed upon, a fee based upon a percentage of the net change to the Cost of the Work resulting from the CHANGE ORDER, in accordance with Article 8.3, hereof, not to exceed five percent.

A Subcontractor's percentage markup on CHANGE ORDERS for overhead and profit shall be reasonable, but in no event shall the aggregate of the Subcontractor's overhead and profit markups exceed 10%. In the event Subcontractor is affiliated with the CMAR by common ownership or management, or is effectively controlled by CMAR, no fee will be allowed on the Subcontractor costs. In the event there is more than one level of Subcontractor such as second and third tier Subcontractors, the sum of all of the Subcontractors' percentage markups for overhead and profit shall not in the aggregate exceed 20%.

7.4.3 CMAR shall not start WORK on any changes requiring an increase in the CONTRACT PRICE or the CONTRACT TIME until a CHANGE ORDER setting forth adjustments is prior to receiving written authorization through the PROJECT MANAGER, it does so at its own risk and assume all associated responsibility and costs. Upon receipt of an approved CHANGE ORDER, CMAR shall promptly proceed with the WORK set forth within the document.

7.4.4 In the event satisfactory adjustment cannot be reached for any item requiring a change in the CONTRACT PRICE or CONTRACT TIME, and a CHANGE ORDER has not been issued, CITY reserves the right at its sole option to either terminate this contract as it applies to the items in question and make such arrangements as may be deemed necessary to complete the disputed work; or submit the matter in dispute to CONSULTANT as set forth in Article 30 hereof. Upon receipt of a CHANGE ORDER, CMAR shall promptly proceed with the change in the work involved and advise

the CONSULTANT and PROJECT MANAGER in writing within seven calendar days of CMAR’s agreement or disagreement with the method, if any, provided in the CHANGE ORDER for determining the proposed adjustment in the CONTRACT PRICE or CONTRACT.

7.4.5 On approval of any contract change increasing the CONTRACT PRICE, CMAR shall ensure that the Performance Bond and Payment Bond are increased so that each reflects the total CONTRACT PRICE contract price as increased and shall provide a copy of the revised bonds to the PROJECT MANAGER.

7.5 SUPPLEMENTAL INSTRUCTIONS:

7.5.1 the CONSULTANT shall have the right to approve and issue changes setting forth written interpretations of the intent of the CONTRACT DOCUMENTS and ordering minor changes in work execution, providing it involves no change in the CONTRACT PRICE or CONTRACT TIME.

7.5.2 CONSULTANT shall have the right to approve and issue Supplemental Instructions setting forth written orders, instruction, or interpretations concerning the CONTRACT DOCUMENTS, provided such supplemental instructions involve no change in the CONTRACT PRICE or CONTRACT TIME.

7.6 CONTRACT PRICE ELEMENT ADJUSTMENT MEMORANDA:

CONTRACT PRICE
FIXED FEE WITH A GUARANTEED MAXIMUM PRICE (GMP)

Item	Amount
Direct Construction Cost of the Work	\$8,126,075
CMAR Staff	\$694,540
Construction Phase Fee	\$497,157
General Conditions/ Requirements	\$245,983
Insurance & Bond	\$273,208
Owners Contingency	\$453,330
CM Contingency	\$150,000
Guaranteed Maximum Price	\$10,440,293

The PROJECT MANAGER shall have the right to issue certain Contract Price Element Adjustment Memoranda which shall address the reallocation of sums between the Contract Price Elements within the CONTRACT PRICE. In no event shall the Contract Price be modified except by following an appropriate CHANGE ORDER. The following specific Memoranda are contemplated, but additional or different Memoranda may be required and issued, provided, they do not result in a change to the CONTRACT PRICE, and provided that amounts shall only be transferred from Elements a. through e. above with prior approval of the CMAR and the CITY.

the CONSULTANT and PROJECT MANAGER in writing within seven calendar days of CMAR’s agreement or disagreement with the method, if any, provided in the CHANGE ORDER for determining the proposed adjustment in the CONTRACT PRICE or CONTRACT.

7.4.5 On approval of any contract change increasing the CONTRACT PRICE, CMAR shall ensure that the Performance Bond and Payment Bond are increased so that each reflects the total CONTRACT PRICE contract price as increased and shall provide a copy of the revised bonds to the PROJECT MANAGER.

7.5 SUPPLEMENTAL INSTRUCTIONS:

7.5.1 the CONSULTANT shall have the right to approve and issue changes setting forth written interpretations of the intent of the CONTRACT DOCUMENTS and ordering minor changes in work execution, providing it involves no change in the CONTRACT PRICE or CONTRACT TIME.

7.5.2 CONSULTANT shall have the right to approve and issue Supplemental Instructions setting forth written orders, instruction, or interpretations concerning the CONTRACT DOCUMENTS, provided such supplemental instructions involve no change in the CONTRACT PRICE or CONTRACT TIME.

7.6 CONTRACT PRICE ELEMENT ADJUSTMENT MEMORANDA:

CONTRACT PRICE
FIXED FEE WITH A GUARANTEED MAXIMUM PRICE (GMP)

Item	Amount
Direct Construction Cost of the Work	\$8,126,075
CMAR Staff	\$694,540
Construction Phase Fee	\$497,157
General Conditions/ Requirements	\$245,983
Insurance & Bond	\$273,208
Owners Contingency	\$453,330
CM Contingency	\$150,000
Guaranteed Maximum Price	\$10,440,293

The PROJECT MANAGER shall have the right to issue certain Contract Price Element Adjustment Memoranda which shall address the reallocation of sums between the Contract Price Elements within the CONTRACT PRICE. In no event shall the Contract Price be modified except by following an appropriate CHANGE ORDER. The following specific Memoranda are contemplated, but additional or different Memoranda may be required and issued, provided, they do not result in a change to the CONTRACT PRICE, and provided that amounts shall only be transferred from Elements a. through e. above with prior approval of the CMAR and the CITY.

At the completion of the WORK, a Memorandum will be issued in conjunction with a final CHANGE ORDER to remove any remaining sums within the Direct Construction Cost and General Conditions and reduce the GMP in accordance with subsection 7.4 and subsection 8.2 of this Agreement.

When major subcontracts of the PROJECT are bid and have been executed, if the sum of the subcontracts are below such WORK, a Memorandum may be issued by mutual agreement of the CMAR and the PROJECT MANAGER.

During the progress of construction, the construction contingency within the GMP may be decreased and the surplus transferred to the City Allowance Account by issuance of a Memoranda by mutual written consent of the CMAR and the PROJECT MANAGER.

At the FINAL COMPLETION OF THE PROJECT, after calculation of any savings in accordance with subsection 8.2 below, a Memorandum will be issued in conjunction with a Final CHANGE ORDER to remove any remaining sums within the OWNER's CONTINGENCY AND the CONSTRUCTION CONTINGENCY the GMP shall be reduced in accordance with subsections 7.4 and 8.2 of this Agreement.

7.7 NO DAMAGES FOR DELAY:

No claim for damages or any claim other than for an extension of time, shall be made or asserted against CITY by reason of any delays. CMAR shall not be entitled to an increase in the CONTRACT PRICE or payment or compensation of any kind from CITY for direct, indirect, consequential, impact or other costs, expenses or damages, including, but not limited to, costs of acceleration or inefficiency, arising because of delay, disruption, Eichleay Formula Costs, interference or hindrance from any cause whatsoever, whether such delay, disruption, interference or hindrance be reasonable or unreasonable, foreseeable or unforeseeable, or avoidable or unavoidable; provided, however, that this provision shall not preclude recovery of damages by CMAR for hindrance or delays due solely to fraud, bad faith or active interference on the part of CITY or its agents. Otherwise, CMAR shall be entitled only to extensions of the CONTRACT TIME as the sole and exclusive remedy for such resulting delay, in accordance with and to the extent specifically provided above.

7.8 EXCUSABLE DELAY: COMPENSABLE & NON-COMPENSABLE

7.8.1 Excusable Delay: Delay which extends the completion of the WORK which is caused by circumstances beyond the control of CMAR or its subcontractors, materials persons, suppliers, or vendors is Excusable Delay. CMAR is entitled to a time extension of the CONTRACT TIME for each day the WORK is delayed due to excusable delay. CMAR shall document its claim for any time extensions as provided in Article 6, subsection 6.3 hereof.

Failure of CMAR to comply with Article 6, subsection 6.3 hereof as to any particular event of delay shall be deemed conclusively to constitute a

waiver, abandonment or relinquishment of any and all claims resulting from that particular event of delay.

7.8.2 Excusable Delay may be compensable or non-compensable.

- (a) **Compensable Excusable Delay.** Excusable Delay is only compensable when: (i) the delay extends the CONTRACT TIME; and (ii) is due solely to fraud, bad faith or active interference on the part of CITY or its agents. In no event shall CMAR be compensated for interim or non-critical delays, which do not extend the CONTRACT TIME.
- If CMAR is entitled to an increase in the CONTRACT PRICE as a result of a Compensable Excusable Delay pursuant to this subsection and the General Conditions set forth in this Agreement, the CONTRACT PRICE will be increased by a to be determined sum which will only include CM staff time per approved staff rates at time of delay per calendar day for which such compensation is payable. Such increase will be reflected in an approved CHANGE ORDER.
- (b) **Non-Compensable Excusable Delay.** When Excusable Delay is not due solely to fraud, bad faith or active interference on the part of CITY or its agents, then CMAR shall be entitled only to a time extension and no further compensation for the delay.

ARTICLE 8 PAYMENTS AND COST OF THE WORK

- 8.1 In full consideration of the full and complete performance of the WORK and all other obligations of CMAR hereunder, the CITY shall pay to CMAR a sum of money not to exceed the CONTRACT PRICE which is defined to be the total of: (i) CMAR's direct construction cost; (ii) so much of the CMAR's general conditions as may have been expended; (iii) so much of the approved amount of the construction contingency as may have been expended; and (iv) CMAR'S construction management fee. The CONTRACT PRICE shall not exceed the sum shown in Exhibit "D" and in accordance with Article 1 as the GMP, adjusted to take into account any approved CHANGE ORDERS, and shall mean those costs necessarily incurred and paid by CMAR in connection with the performance of all the work.
- 8.2 After completion and acceptance of the work, in the event that the cost of the WORK plus the CMAR's fee are less than the GMP after giving effect to adjustments to the GMP made in accordance with this contract then the difference between the cost of the WORK plus the CMAR's fee on the one hand and the GMP on the other hand is the "savings". Prior to making this calculation and for the purpose of this calculation only, the remaining balance of the CITY's money shall be deducted from the GMP. In the event that CMAR's total approved expenditures for this PROJECT shall exceed the GMP, CMAR shall pay such excess from its own funds, and the CITY shall not be required to pay any amount that exceeds the GMP; and CMAR shall have no claim against the CITY on account thereof.

SCEC Reviewed
02/06/2025 10:03:42 AM

SCEC Reviewed
11/22/2024 8:18:12 AM

- 8.3 The term ‘Cost of the Work’ shall mean the sum of all direct costs necessarily and reasonably incurred and paid by CMAR in the performance of the WORK . Such costs shall be at rates not higher than those customarily paid in the locality of the project except with the prior written consent of CITY. The Cost of the Work shall include only those items set forth in this Article 8.3 and shall not include any items listed in Article 8.4. Cost of the Work shall be determined as follows:

8.3.1 SUBCONTRACTOR COSTS:

(a) CMAR’s Direct Construction Cost, as generally described on Exhibit “A”, attached hereto, to be 100% performed by subcontractors selected in accordance with Article 11, below. Where the WORK is covered by unit prices contained in the CONTRACT DOCUMENTS or an applicable subcontract, the Cost of the Work shall be determined by application of unit prices to the quantities of items involved.

(b) By mutual acceptance of a lump sum which SUBCONTRACTOR, CONTRACTOR and CITY acknowledge contains a component for overhead and profit, which shall be subject to the limitation of subcontractor fees set forth in Article 7, subsection 7.4.3. Whenever a change in subcontractor work is to be based on mutual acceptance of a lump sum, whether the amount is an addition, credit or no change-in-cost, CMAR shall submit an initial cost estimate obtained from the subcontractor and acceptable to CONSULTANT. The breakdown shall list the quantities and unit prices for materials, labor, equipment and other items of cost. Whenever a change involves more than one SUBCONTRACTOR and the change is an increase in the GMP, overhead and profit percentage of each SUBCONTRACTOR and CMAR, if applicable, shall be itemized separately.

(c) If the subcontract provides that the SUBCONTRACTOR is to be paid on the basis of Cost of the Work plus a fee, the subcontractor’s Cost of the Work shall be determined in the same manner as CMAR’s Cost of the Work, subject to the limitation on subcontractor’s fees set forth in Article 7, subsection 7.4.3.

(d) If changes to subcontracted work affect the GMP, such changes shall be accomplished in accordance with Article 7, subsection 7.4, Change Orders. The amount of decrease in the GMP for any change that results in a net decrease in cost, will be the amount of the actual net decrease. When both additions and decreases are involved in any one change, the combined effect shall be figured on the basis of the net change in the GMP, if any.

8.3.2 CONTRACTOR’S LABOR COSTS:

Payroll costs for employees in the direct employ of CMAR in the performance of the WORK described in the CONTRACT DOCUMENTS, are as follows: (a) salaries plus labor burden of forty two percent (42%) as set forth in the schedule of job classifications agreed upon by CITY and CONTRACTOR. The contractors general conditions are lump sum and are

to be billed on a percentage of work completed basis. Payroll costs for employees not employed full time on the work covered by the contract shall be appointed on the basis of the time the employees spent on the WORK. Payroll costs shall include salaries and wages plus the labor burden to cover costs including social security contributions, unemployment, excise and payroll taxes, workers' compensation, health insurance, sick leave, vacation, and holiday pay.

8.3.3 MATERIALS AND EQUIPMENT:

Cost of all materials and equipment furnished and incorporated in the WORK , including costs of transportation and storage thereof, and manufacturers' field services required in connection therewith, adjusted in accordance with Article 10, pertaining to Discounts, Rebates and Refunds; rentals of all construction equipment and machinery and the parts thereof whether rented from CONTRACTOR or others in accordance with rental agreements and the costs of transportation, loading, unloading, installation, dismantling and removal thereof, all in accordance with the terms of said agreements. The rental of any such equipment, machinery or parts shall cease when the use thereof is no longer necessary for the WORK.

8.3.4 MISCELLANEOUS COSTS:

(a) The cost, as documented by CMAR's detailed receipts, of telephone, telegrams, postage, photographs, blueprints, office supplies, first aid supplies and related miscellaneous costs reasonably incurred in direct support of the WORK at the PROJECT location.

(b) Premiums (Net) on bonds and insurance, including subcontractor bonds, if any that CMAR is obligated to secure and maintain under the terms of the CONTRACT DOCUMENTS and such other insurance and bonds as may be required, subject to the written approval of the CITY. Premiums paid, as part of CMAR's cost, shall be net of trade discounts, volume discounts, dividends, and other adjustments. All insurance and bonds shall be provided by companies acceptable to the CITY.

Self-insurance by CMAR or insurance through any affiliates of CMAR shall not be permitted without the CITY's prior written approval. City's approval shall not be required on a subcontractor bond, and premiums thereof shall be considered a Cost of the Work.

(c) The cost of obtaining and using any utility services required for the WORK that are not paid directly by CITY, including fuel and sanitary services at the project site.

(d) The cost of removal of debris from the site. The PROJECT site, lay-down locations, and staging sites will be kept clear of all debris on a daily basis. All subcontracts shall require SUBCONTRACTORS to remove all debris daily created by their activities, and CMAR shall exercise its best efforts to enforce such requirements or effect the removal of the debris of

the subcontractors who fail in this regard. Provided, however, CMAR shall not be required to remove debris created by the CITY's separate contractors except pursuant to Change Order procedures set forth herein and in accordance with Section 38.48 of the Purchasing Ordinance.

(e) The cost and expenses, actually sustained by CMAR in connection with the WORK, of protecting and repairing adjoining property, if required, except to the extent that any such cost or expense is:

(1) The responsibility of CMAR under Article 13, reimbursable by insurance or otherwise;

(2) Due to the failure of CMAR to comply with the requirements of the CONTRACT DOCUMENTS with respect to insurance; or

(3) Due to the failure of any officer of CMAR or any of its representatives having supervision or direction of the WORK to exercise good faith or the standard of care normally exercised in the conduct of the business of a general contractor experienced in the performance of work of the magnitude, complexity and type encompassed by the CONTRACT DOCUMENTS, in any of which events any such expenses shall not be included in CMAR's costs.

(f) Federal, state, municipal, sales, use and other taxes required by law, as applicable to the PROJECT, all with respect to service performed or materials furnished for the WORK, it being understood that none of the foregoing includes, federal, state or local income or franchise taxes.

(g) All reasonable costs and expenditures necessary for the operation of the project job site office(s), including cost of field computer equipment and software.

(h) The proportion of necessary transportation, travel and subsistence expenses of CMAR's employees, excluding travel time, incurred in discharge of duties connected with the WORK except for local travel to and from the site of the WORK.

(i) Cost, including transportation and maintenance, of all materials, supplies, equipment, machinery, appliances, office and temporary facilities at the site and hand tools not owned by the workers, which are consumed in the performance of the WORK, and cost less market value of such items used but not consumed which remain the property of CMAR.

(j) Deposits lost for causes other than CMAR's negligence, royalty payments and fees for permits and licenses.

(k) Cost of premiums for additional bonds and insurance required because of changes in the WORK.

(l) Cost of special consultants, including, but not limited to, engineers, architects, testing laboratories, surveyors employed for services specifically related to the WORK.

(m) Any other expenses or changes incurred, with the prior written approval of the CONSULTANT, in the performance of the WORK.

8.4 Overhead EXCLUSIONS TO COST OF THE WORK:

is defined as any and all other costs, not referenced in Article 8.3, of CMAR and its operation which are not in direct support of the PROJECT. CMAR agrees to furnish and perform, as a part of CMAR's Fee and without reimbursement, said overhead items. The term "Cost of the Work" shall not include any of the following:

- 8.4.1 Payroll costs and other compensation of CMAR's officers, executives, principals (of partnership and sole proprietorship), general managers, estimators, purchasing and contracting agents, clerks and other personnel employed by CMAR as approved by CITY, whether at the site or in its principal or a branch office, for general administration that are not specifically included in the General Conditions are to be considered administrative costs covered by CMAR's fee.
- 8.4.2 Other than those expenses authorized on Exhibit "B", expenses of CMAR's principal and branch offices.
- 8.4.3 Any part of CMAR's capital expenses, including interest on CMAR's capital spent for the WORK and charges against CMAR for delinquent payments.
- 8.4.4 Other overhead, general expense costs or charges of any kind and the cost of any item not specifically and expressly included in subsection 8.3.
- 8.4.5 Costs in excess of the Guaranteed Maximum Price.
- 8.4.6 Entertainment and meal expenses, car allowances and charges of a personal nature.
- 8.4.7 Bonuses, pensions, profit sharing or other special labor charges not set forth in subsection 8.3.2, above.
- 8.4.8 Any outside legal or accounting fees incurred without prior written approval from the City Attorney, which approval is at the sole discretion of the City Attorney.

8.5 PROGRESS PAYMENTS:

- 8.5.1 CMAR may make a Request for Payment for WORK completed during the PROJECT at intervals of not more than once a month. CMAR's request shall show a complete breakdown of the PROJECT components, the percentages completed and the amount due in proportion to the

percentages of the WORK completed or, as to General Conditions, at cost. Each request shall be accompanied by such supporting evidence as may be reasonably required by City and CONSULTANT, as more particularly described in subsection 8.5.4 below. CMAR shall submit with each Request for Payment, an updated progress schedule acceptable to City and CONSULTANT and either release of liens relative to the WORK which is the subject of the Request or consent of the surety as to such payment.

8.5.2 Five percent of all monies earned by CMAR shall be retained by CITY until FINAL COMPLETION and acceptance by CITY in accordance with Article 8.9 hereof, except for the following items: General Conditions and self-performed Work performed on a cost reimbursement basis, if any.

8.5.3 After 50% of the WORK has been completed, the PROJECT MANAGER may reduce the retainage to two and a half percent of all monies previously earned and all monies earned thereafter. After 90% of the WORK has been completed, the PROJECT MANAGER may reduce the retainage to one percent of all monies previously earned and all monies earned thereafter. Any reduction in retainage shall be in the sole discretion of the PROJECT MANAGER, shall be recommended by CONSULTANT, and CMAR shall have no entitlement to a reduction. Any interest earned on retainage shall accrue solely to the benefit of CITY.

8.5.4 CITY may withhold, in whole or in part, payment to such extent as may be necessary to protect itself from loss on account of:

8.5.4.1 Defective Work not remedied by CMAR and/or its SUBCONTRACTORS.

8.5.4.2 Claims filed or reasonable evidence indicating probable filing of claims by other parties against CMAR

8.5.4.3. Failure of CMAR to make payments properly to SUBCONTRACTORS or for material or labor.

8.5.4.4. Damage to another contractor not remedied.

8.5.4.5 Liquidated damages.

8.5.5 The Schedule of Values, prepared in accordance with Exhibit "A", shall list the cost of materials, the cost of labor, the cost of equipment and the cost of subcontractor work separately for all the portions of the WORK delineated. Each monthly Application for Payment shall be for a sum equal to: (i) that portion of CMAR's direct construction cost equal to the percentage of the WORK completed; plus (ii) an appropriate amount of the CMAR's fee as related to the percentage of the WORK completed. The calculation of the percentage of the WORK completed shall be in accordance with the approved Progress Schedule; provided, however, prior to the date of the Final Request, and unless subject to reduction

pursuant to subsection 8.5.3, the aggregate of CMAR's fee payments shall not exceed 90% of CMAR's fee as stated in subsection 8.3.

CMAR's direct construction cost shall be segregated and detailed in a manner satisfactory to the CONSULTANT and the PROJECT MANAGER to evaluate the charges. The Request for Payment shall indicate the percentage of completion of each portion of the WORK, and the total WORK, as of the end of the period covered by the Request for Payment. The Schedule of Values shall be used as one basis for reviewing the Request for Payment when such amounts are approved.

If the CONSULTANT, in its good faith judgement, determines that the portion of the GMP then remaining unpaid will not be sufficient to complete the WORK in accordance with the CONTRACT DOCUMENTS, no additional payments will be due to CMAR unless and until CMAR, at its sole cost, performs a sufficient portion of the WORK so that such portion of the GMP then remaining unpaid is determined by the CONSULTANT to be sufficient to so complete the WORK.

- 8.6 The CONSULTANT and PROJECT MANAGER shall review each such Request for Payment and may make such exceptions, as the CONSULTANT and the PROJECT MANAGER reasonably deem necessary or appropriate under the state of circumstances then existing. In no event shall the CITY be required to make payment for items of CMAR's cost to which the CONSULTANT or the PROJECT MANAGER reasonably take exception.
- 8.7 CMAR shall remain solely liable for SUBCONTRACTORS' work and for any unpaid laborers, material suppliers SUBCONTRACTORS in the event it is later discovered that said WORK is deficient or that any of said laborers, material suppliers or subcontractors did not receive payments due them on the PROJECT.
- 8.8 Within 30 days after FINAL COMPLETION of the WORK and acceptance thereof by the CITY, CMAR shall submit a Final Request for Payment (Final Request) which shall set forth all amounts due and remaining unpaid to CMAR (including the unpaid portion of the CMAR's fee).
- 8.9 Except for the CMAR's fee, CMAR shall use the sums paid to it pursuant to this Article solely for the purpose of performance of the WORK and the construction, furnishing and equipping of the WORK in accordance with the CONTRACT DOCUMENTS and payments of bills incurred by CMAR in performance of the WORK.
- 8.10 CMAR shall promptly pay all bills for labor and material performed and furnished by its subcontractors, suppliers and materials providers, in connection with the construction, furnishing and equipping of the WORK and the performance of the WORK.

ARTICLE 9 **CONTINGENCIES**

9.0 THE CONSTRUCTION CONTINGENCY:

An agreed upon sum included in the GMP for the purpose of defraying CMAR's actual approved expenditures due to unforeseen circumstances relating to CMAR's direct construction costs, or to cover other costs arising during construction, such as: anticipated costs that exceed a particular line item within the estimated CMAR's direct construction cost; increases in SUBCONTRACTOR costs due to insolvency, preferred SUBCONTRACTOR cost differentials generated by contract selection of SUBCONTRACTORS (PROJECT MANAGER's designation of preferred SUBCONTRACTORS shall be subject to the provisions of subsection 11.2); correction of defective WORK ; payment of deductible amounts for loss covered by Builder's Risk; and any other cost agreed to mutually in writing between the PROJECT MANAGER and CMAR .

Any costs to be applied against the CONTINGENCY must first be approved by the CONSULTANT and the CITY in writing. CMAR will be required to furnish documentation evidencing the expenditures charged to the CONTINGENCY prior to release of funds by the CITY. At FINAL COMPLETION of the PROJECT, any remaining monies in the Construction Contingency shall vest in the CITY and will be excluded from any cost savings sharing pursuant to subsection 8.11. The GMP shall be reduced in the amount of the Construction Contingency remaining monies, if any.

- 9.1 Direct Costs Buy Out Savings. In the event that CMAR awards contracts for portions of the WORK which are less than the amounts budgeted in the GMP approved by the OWNER for such portions of the WORK, such buyout savings shall be first utilized to offset shortfalls on other bid packages. If, after offsetting any shortfalls, buyout savings remain, at the time provided on Exhibit "D" for the award of subcontracts, all buyout savings shall be transferred to the OWNER's CONTINGENCY.
- 9.2 Within 90 days of the execution of this Contract and monthly thereafter, CMAR is required to submit, in writing, a buyout reconciliation of all subcontracts that have been awarded since and as a product of the initial bid opening date. The result of this reconciliation is to be presented in association with a modified schedule of values reflecting the Direct Cost Buyout Savings as set forth in subsection 9.1. above.

ARTICLE 10 **DISCOUNTS, REBATES, AND REFUNDS**

- 10.1 All cash discounts obtained on payments made by CMAR shall accrue to the CITY unless CMAR actually advanced its own funds, prior to receipt of funds from CITY, to make the payment giving rise to the discount. When CMAR becomes aware that a cash discount may be available to CITY, CMAR shall, prior to advancing its own funds, notify CONSULTANT of such opportunity so CITY can make the required payment to achieve the discount for the CITY. CMAR shall only advance its own funds if PROJECT MANAGER declines to make the early payment. All trade discounts, rebates and refunds and all returns from sale of surplus materials and equipment shall accrue to CITY, and CMAR shall make provisions so that they may be obtained.

ARTICLE 11

SUBCONTRACTS AND PURCHASE ORDERS

- 11.1 Unless waived in writing for good cause by CONSULTANT or PROJECT MANAGER, CMAR must obtain competitive pricing and subcontracts, in compliance with the requirements of this Article for 100% of CMAR's direct construction cost required under this contract. Subcontracts and purchase orders, involving amounts not in excess of \$25,000.00 may be awarded without the prior approval of the CONSULTANT. All other subcontracts and purchase orders shall be awarded according to the following procedure:

CMAR shall prepare for CONSULTANT'S and PROJECT MANAGER'S review and approval a list of SUBCONTRACTORS and suppliers for each bid who meet CMAR's schedule of minimum requirements. CMAR shall obtain bids from a minimum of three such SUBCONTRACTORS for each subcontract, when available. After receiving such bids, CMAR shall analyze them and make recommendations to the CONSULTANT for awards. When the CONSULTANT and the PROJECT MANAGER have approved the award of any such subcontract or purchase order, CMAR shall contract solely in its own name and behalf, and not in the name or behalf of the CITY, with the specified SUBCONTRACTOR or supplier. The subcontract shall provide that the SUBCONTRACTOR shall perform its portion of the WORK in accordance with all applicable provisions of this contract and the other CONTRACT DOCUMENTS ; that the SUBCONTRACTOR shall be bound to CMAR , to the same extent as CMAR is bound to the CITY, to name the CITY as an additional insured on its comprehensive general liability insurance; that the subcontractor shall provide an insurance certificate evidencing the same; that CMAR shall have the right to terminate the subcontract in the same manner and by the same method as provided for termination of this contract by the CITY, or as otherwise provided in the subcontract, whichever is more protective of the CITY'S interest; and that, in the event this contract is terminated for any reason, the SUBCONTRACTOR shall, at the CITY'S option, perform its subcontract for the CITY, or for a contractor designated by the CITY, without additional or increased cost, provided the SUBCONTRACTOR is paid in accordance with its subcontract. CMAR shall sign and cause each SUBCONTRACTOR to sign an Assignment of Rights under Construction Subcontract. Nothing contained herein shall impose on the CITY an obligation to assume any subcontract or make any payments to any SUBCONTRACTOR to perform, and nothing contained herein shall create any contractual relationship between the CITY and any SUBCONTRACTOR. If the CONSULTANT and the PROJECT MANAGER approve as the selected SUBCONTRACTOR or supplier, a bidder whose bid exceeds that of the bidder recommended by CMAR, whose bid complies with the CONTRACT DOCUMENTS (the amount by which the bid of the selected SUBCONTRACTOR exceeds the bid of the bidder recommended by CMAR is referred to herein as the "preferred subcontractor cost differential"), then the PROJECT MANAGER may designate that the GMP shall be increased by the amount of the preferred

subcontractor cost differential or the Contingency Allowance. All subcontracts shall, so far as applicable, contain unit prices and any other feasible formula for use in determination of the cost of changes in the WORK.

- 11.2 If the CITY designates a bidder as the selected SUBCONTRACTOR or supplier, and the s bid exceeds that of the recommended bidder selected by the CMAR , whose bid complies with the CONTRACT DOCUMENTS (the amount by which the bid of the CITY's selected subcontractor exceeds the amount of the bid of the CMAR's selected bidder is referred to herein as the preferred subcontractor cost differential), then the PROJECT MANAGER may designate that the GMP shall be increased by the amount of the preferred subcontractor cost differential.
- 11.3 All subcontracts shall, so far as practicable, contain unit prices and any other feasible formula for use in determination of the cost of changes in the WORK.

ARTICLE 12 **INSURANCE**

- 12.1 Prior to the commencement of WORK governed by this contract (including the pre-staging of personnel and material), CMAR shall obtain insurance as specified in the schedules shown below. CMAR will ensure that the insurance obtained will extend protection to all SUBCONTRACTORS engaged by CMAR. As an alternative, CMAR may require all SUBCONTRACTORS to obtain insurance consistent with the schedules shown below.

CMAR will not be permitted to commence WORK governed by this contract (including pre-staging of personnel and material) until satisfactory evidence of the required insurance has been furnished to the CITY as specified below. Delays in the commencement of WORK, resulting from the failure of CMAR to provide satisfactory evidence of the required insurance, shall not extend deadlines specified in this contract and any penalties and failure to perform assessments shall be imposed as if the WORK commenced on the specified date and time, except for CMAR's failure to provide satisfactory evidence.

CMAR shall maintain the required insurance throughout the entire term of this contract and any extensions specified in any attached schedules. Failure to comply with this provision may result in the immediate suspension of all work until the required insurance has been reinstated or replaced. Delays in the completion of work resulting from the failure of CMAR to maintain the required insurance shall not extend deadlines specified in this contract and any penalties and failure to perform assessments shall be imposed as if the WORK had not been suspended, except for CMAR's failure to maintain the required insurance.

CMAR shall provide, to the CITY, as satisfactory evidence of the required insurance, either:

1. Certificate of Insurance with endorsements; or
2. Certified copy of the actual insurance policy.

The CITY, at its sole option, has the right to request a certified copy of any or all insurance policies required by the CONTRACT DOCUMENTS. All insurance policies must specify that they are not subject to cancellation, non-renewal, material change, or reduction in coverage unless a minimum of 30 days prior notification is given to the CITY by the insurer.

The acceptance and/or approval of CMAR's insurance shall not be construed as relieving CMAR from any liability or obligation assumed under the CONTRACT DOCUMENTS or imposed by law. The CITY, its employees and officers shall be named as "Additional Insured" on all policies, except for Workers' Compensation. In addition, the CITY will be named as an Additional Insured and Loss Payee on all policies covering CITY-owned property. Any deviations from these General Insurance Requirements must be requested in writing on the CITY prepared form entitled "**Request for Waiver of Insurance Requirements**" and approved by the CITY's Risk Manager.

12.2 CONTRACTORS – INSURANCE REQUIREMENTS

All insurance policies shall be issued by companies authorized to do business under the laws of the State of Florida and satisfactory to the Owner. All companies shall have a Florida resident agent and be rated a minimum A-VII, as per A.M. Best Company's Key Rating Guide, latest edition.

Any sub-contractor shall supply such similar insurance required of the Contractor. Such certificates shall name the City as additional insured on the general liability and auto liability policies.

The Contractor shall furnish certificates of insurance to the Risk Management Director for review and approval prior to the execution of this agreement. No failure to renew, material change or cancellation of, the insurance shall be effective without a 30-day prior written notice to and approval by the Owner.

1. Commercial General Liability:

Prior to the commencement of work governed by this contract, the Contractor shall obtain General Liability Insurance. Coverage shall be maintained throughout the life of the contract and include, as a minimum:

Premises Operations
Products and Completed Operations
Personal & Advertising Injury
Damages to rented premises

The minimum limits acceptable shall be:

\$1,000,000 Each Occurrence / \$2,000,000 General Aggregate

The City of Hollywood shall be named as Additional Insured.

2. Automobile Liability Insurance:

Recognizing that the work governed by this contract requires the use of vehicles, the Contractor, prior to the commencement of work, shall obtain Vehicle Liability Insurance. Coverage shall be maintained throughout the life of the contract and include, as a minimum, liability coverage for:

Owned, Non-Owned, and Hired Vehicles

The minimum limits acceptable shall be:

\$1,000,000 Combined Single Limit

If split limits are provided, the minimum limits acceptable shall be:

\$ 500,000 per Person
\$1,000,000,000 per Occurrence
\$ 100,000 property damage

The City of Hollywood shall be named as Additional Insured.

3. **Worker's Compensation Insurance:**

Prior to the commencement of work governed by this contract, the Contractor shall obtain Workers' Compensation Insurance with limits sufficient to respond to the applicable state statutes.

In addition, the Contractor shall obtain Employers' Liability Insurance with limits of not less than:

\$500,000 Bodily Injury by Accident
\$500,000 Bodily Injury by Disease, policy limits
\$500,000 Bodily Injury by Disease, each employee

4. **Professional Liability Insurance:**

Recognizing that the work governed by this contract involves the furnishing of advice or services of a professional nature, the Contractor shall purchase and maintain, throughout the life of the contract, Professional Liability Insurance which will respond to damages resulting from any claim arising out of the performance of professional services or any error or omission of the Contractor arising out of work governed by this contract.

The minimum limits of liability shall be:

\$1,000,000 each claim / \$2,000,000 aggregate

If coverage is provided on a claims made basis an "extended reporting period" of (5) years will be required.

5. **Pollution Liability:**

The minimum limits of liability shall be:

\$1,000,000 each claim / \$2,000,000 aggregate

Including non-owned disposal sites.

6. Cyber Liability:

The minimum limits of liability shall be:

\$1,000,000 each claim / \$2,000,000 aggregate

7. Builders Risk

The contractor shall be required to purchase and maintain, throughout the life of the contract, and until the project is accepted by the City, Builder's Risk Insurance on an All Risk of Loss form. Coverage shall include:

Theft, Aircraft, Windstorm, Vehicles, Hail, Smoke, Explosion, Fire, Riot, Collapse, Civil Commotion, Flood

The policy limits shall be no less than the amount of the finished project and coverage shall be provided on a completed value basis. Property located on the construction premises, which is intended to become a permanent part of the building, shall be included as property covered. The policy shall be endorsed permitting the City to occupy the building prior to completion without affecting the coverage. The City of Hollywood shall be named as Additional Insured and Loss Payee. The Builder's Risk Insurance shall be provided on or before the execution of the Phase II agreement.

Deductible not to exceed \$100,000

ARTICLE 13 **INDEMNIFICATION**

CMAR shall indemnify, defend and hold harmless the CITY, its officers and employees, from liabilities, damages, losses and costs, including, but not limited to, reasonable attorney's fees, to the extent caused by the negligence, recklessness, or intentional wrongful misconduct of the CONTRACTOR and persons employed or utilized by the CONTRACTOR in the performance of the CONTRACT DOCUMENTS. These provisions shall survive the expiration or earlier termination of the CONTRACT DOCUMENTS. Nothing in this contract shall be construed in any way to affect the sovereign immunity of the CITY or the rights of the CITY as set forth in Section 768.28, Florida Statutes.

ARTICLE 14 **PERFORMANCE AND PAYMENT BOND AND QUALIFICATIONS OF SURETY**

- 14.1 Within ten calendar days of being notified of the award, CMAR shall furnish a Performance Bond and a Payment Bond containing all the provisions of the Performance Bond and Payment Bond attached as Forms 1 and 2.

14.1.1 Each Bond shall be in the amount of 100% of the GMP guaranteeing to CITY the completion and performance of the WORK covered in this contract as well as full payment if all suppliers, material providers, laborers, or SUBCONTRACTORS employed pursuant to the PROJECT. Each Bond shall be with a surety company which is qualified pursuant to subsection 14.2.

14.1.2 Each Bond shall continue in effect for one year after FINAL COMPLETION and acceptance of the WORK with liability equal to 100% of the CONTRACT PRICE, or an additional bond shall be conditioned that CMAR will, upon notification by CITY, correct any defective or faulty WORK or materials which appear within one year after FINAL COMPLETION of the contract.

14.1.3 Pursuant to the requirements of Section 255.05(1)(a), Florida Statutes, as may be deemed amended from time to time, CMAR shall ensure that the bond(s) referenced above shall be recorded in the public records of Broward County and provide the PROJECT MANAGER with evidence of such recording.

14.2 QUALIFICATIONS OF SURETY:

14.2.1 Each bond must be executed by a surety company in recognized standing, authorized to do business in the State of Florida as surety, having a resident agent in the State of Florida and having been in business with a record of successful continuous operation for at least five years.

14.2.2 The Surety Company shall hold a current certificate of authority as acceptable surety on federal bonds in accordance with United States Department of Treasury Circular 570, Current Revisions. If the amount of the Bond exceeds the underwriting limitation set forth in the circular, in order to qualify, the net retention of the surety company shall not exceed the underwriting limitation in the circular, and the excess risks must be protected by coinsurance, reinsurance, or other methods in accordance with Treasury Circular 297, revised September 1, 1973 (31 DFR Section 223.10, Section 223.111). Further, the Surety Company shall provide CITY with evidence satisfactory to CITY, that such excess risk has been protected in an acceptable manner.

14.2.3 The CITY will accept a surety bond from a company with a rating of B+ or better for bonds up to \$2 million, provided, however, that if any surety company appears on the watch list that is published quarterly by Intercom of the Office of the Florida Insurance Commissioner, the CITY shall review and either accept or reject the surety company based on the financial information available to the CITY. A surety company that is rejected by the CITY may be substituted by the bidder or proposer with a surety company acceptable to the CITY, only if the bid amount does not increase. The ratings of Surety shall correspond to the amount of bonds as follows:

Amount of Bond	Policy Holder's Ratings	Financial Size Category
500,001 to 1,000,000	B+	Class I
1,000,001 to 2,000,000	B+	Class II
2,000,001 to 5,000,000	A	Class III
5,000,001 to 10,000,000	A	Class IV
10,000,001 to 25,000,000	A	Class V
25,000,001 to 50,000,000	A	Class VI
50,000,001 or more	A	Class VII

ARTICLE 15

INDEPENDENT CONTRACTOR

In performing the WORK, CMAR shall be deemed an independent contractor and not an agent or employee of the CITY. CMAR shall be solely responsible for and have control over construction means, methods, techniques, sequences and procedures and for coordinating all portions of the WORK under this contract, unless the CONTRACT DOCUMENTS give other specific instructions concerning these matters.

ARTICLE 16

PROJECT RECORDS

- 16.1 CITY or its designee shall have the right to inspect and copy the books and records and accounts of CMAR and all major SUBCONTRACTORS including but not limited to books, records, correspondence, instructions, drawings, receipts, payment records, vouchers, and memoranda which relate in any way to the PROJECT, and to any claim for additional compensation made by CMAR which relate to the PROJECT. CMAR shall preserve and make available to CITY all financial records, supporting documents, statistical records and any other documents which relate to the PROJECT and to any claim for the required retention period of the Florida Public Records Act (Chapter 119, Fla. Statute), if applicable, and, if the Public Records Act is not applicable, for a period of three years following FINAL COMPLETION of the PROJECT. During the PROJECT and for the appropriate record retention period, CMAR shall provide CITY access to its books and records at CMAR's usual place of business upon (72 hours written notice. If any audit has been initiated and audit findings have not been resolved at the end of the retention period or three years, whichever is longer, the books, records and accounts shall be retained until resolution of the audit findings. Any incomplete or incorrect entry in such books, records and accounts shall be a basis for CITY's disallowance and recovery of any payment upon such entry.

CMAR acknowledges that if Chapter 119, Florida Statutes entitled "Public Records Law" is applicable to this contract the provisions of Section 119.0701, Florida Statute are also applicable and CMAR acknowledges its obligations to comply with said requirements with regard to public records and shall:

- (a) Keep and maintain public records required by the City to perform the services required under the contract;
- (b) upon request from the City's custodian of public records or his/her designee, provide the City with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes, or as otherwise provided by law;
- (c) ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of the term of the CONTRACT DOCUMENTS and following the completion of the contract if the CMAR does not transfer the records to the City; and
- (d) Upon completion of the contract, CMAR shall transfer, at no cost to the City, all public records in possession of the CMAR or keep or maintain public records required by the City to perform the service. If the CMAR transfers all public records to the City upon completion of the contract, the CMAR shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. If the CMAR keeps and maintains public records upon completion of the contract, the CMAR shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the City, upon request from the City's custodian of public records, in a format that is compatible with the information technology systems of the City.

IF THE CMAR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CMAR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THE CONTRACT DOCUMENTS, CONTACT THE CITY'S CUSTODIAN OF PUBLIC RECORDS AT: CITY CLERK'S OFFICE, 2600 HOLLYWOOD BOULEVARD, HOLLYWOOD, FLORIDA 33020 OR AT (954) 921-3211, PCERNY@HOLLYWOODFL.ORG

16.1.1 CMAR's records shall include, but not be limited to accounting records (hard copy, as well as computer readable data), written policies and procedures; subcontractor files (including proposals of successful and unsuccessful bidders and bid recaps), surety files and bond company files, original estimates, estimating work sheets, correspondence, change order files (including, but not limited to, documentation covering negotiated settlements), back charge logs and supporting documentation, general ledger entries detailing cash and trade discounts earned, insurance rebates and dividends and any other supporting evidence deemed necessary by the CITY to substantiate charges related to this contract (all of the foregoing hereinafter referred to as records).

16.1.2 CMAR shall require all SUBCONTRACTORS, insurance agents and material suppliers (payees) to keep and maintain comparable records for the same time period and to permit the CITY to review, inspect and audit

such records. CMAR shall include such requirements in all written subcontracts and purchase orders issued.

- 16.2 If an audit inspection or other examination by the City or the CITY's representatives in accordance with this Article, discloses overcharges (of any nature) by the CMAR to the CITY in excess of one percent of the total billings, the cost of the CITY's audit (whether performed by the CITY or outside auditors) shall be reimbursed or paid to the CITY by CMAR. Any adjustments and/or records shall be made within a reasonable amount of time (not to exceed 30 days) from presentation of the CITY findings to CMAR.

ARTICLE 17 **SURVEY**

As required by the technical specifications (or, in absence of technical specification requirements concurrent with the Final Request for Payment), the CMAR shall furnish final surveys in electronic media utilizing CAD Standards as designated by the PROJECT MANAGER, in addition to three sets of hard copy, showing the exact locations of all structures and underground site Services installed by CMAR, including all water, sewer, gas, fuel, telephone, security and electric lines and main, and locations of all easements for such Services. Such surveys shall be prepared by a licensed Florida surveyor who shall certify that the WORK is installed and erected entirely upon the Project Site and within the building restriction lines, if any, and does not overcharge or encroach upon any easement or right-of-way of others.

ARTICLE 18 **CMAR'S RESPONSIBILITY FOR THE WORK**

- 18.1 CMAR shall accept full responsibility for the WORK against all loss or damage of whatsoever nature sustained until final acceptance by CITY, and shall promptly repair any damage done from any cause whatsoever.
- 18.2 CMAR shall be responsible for all materials, equipment and supplies pertaining to the PROJECT. In the event any such materials, equipment and supplies are lost, stolen, damaged or destroyed prior to final acceptance by CITY; CMAR shall replace it without cost to CITY. CMAR shall be responsible to protect all materials, equipment and supplies, keeping them free from deterioration, weathering, rusting or other action detrimental to the materials.
- 18.3 CITY reserves the right to award other contracts in connection with the PROJECT. CMAR shall afford other persons or contractors reasonable opportunity for the introduction and storage of materials and the execution of work under such separate contracts. CMAR shall properly connect and coordinate the WORK with the work of any other persons or contractors that might contract separately with CITY.
- 18.4 If any part of CMAR's WORK depends on proper execution of the WORK of any other persons, CMAR shall inspect and promptly report to CONSULTANT any defects in such work that render it unsuitable for such proper execution and results. CMAR's failure to so inspect and report shall constitute an acceptance of the other person's work as fit and proper for the reception of CMAR's WORK,

except as to defects which may develop in other contractor's work after the execution of CMAR's WORK.

- 18.5 CMAR shall conduct its operations and take all reasonable steps to coordinate the prosecution of the WORK so as to create no interference or impact on any other contractor on the Project site. Should such interference or impact occur, and CMAR failed to take reasonable steps, CMAR shall be liable to the affected contractor for the cost of such interference or impact.

To ensure the proper execution of subsequent WORK, CMAR shall inspect the WORK already in place and shall at once report to CONSULTANT any discrepancy between the executed WORK and the requirements of the CONTRACT DOCUMENTS

ARTICLE 19 **OCCUPATIONAL HEALTH AND SAFETY**

- 19.1 In compliance with applicable federal and state laws, any toxic substance listed in such laws delivered as a result of the Project must be accompanied by a Material Safety Data Sheet (MSDS) which may be obtained from the manufacturer. The MSDS must include the following information:

19.1.1 The chemical name and the common name of the toxic substance.

19.1.2 The hazards or other risks posed by the use of the toxic substance, including:

- (1) The potential for fire, explosion, corrosion, and reaction;
- (2) The known acute and chronic health effects of risks from exposure, including the medical conditions which are generally recognized as being aggravated by exposure to the toxic substance; and
- (3) The primary routes of entry and symptoms of overexposure.

19.1.3 The proper precautions, handling practices, necessary personal protective equipment, and other safety precautions in the use of or exposure to the toxic substance, including appropriate emergency treatment in case of overexposure.

19.1.4 The emergency procedure for spills, fire, disposal, and first aid.

19.1.5 A description in lay terms of the known specific potential health risks posed by the toxic substance intended to alert any person reading this information.

19.1.6 The year and month, if available, that the information was compiled and the name, address, and emergency telephone number of the manufacturer responsible for preparing the information.

19.2 CMAR agrees that it shall not knowingly transport to, use, generate, dispose of, or install at the project site any Hazardous Substance, (as defined in Section 20.5), except in accordance with applicable environmental laws. Further, in performing the WORK, CMAR TRACTOR shall not knowingly cause any release of hazardous substances into, or contamination of, the environment, including the soil, the atmosphere, any water course or ground water, except in accordance with applicable environmental laws.

19.2.1 In the event CMAR encounters on the PROJECT any Hazardous Substance, or what CMAR reasonably believes to be a Hazardous Substance, which is being introduced to the WORK, or exists on the Project location, in violation of any applicable environmental laws, CMAR shall immediately stop WORK in the area affected and report the condition to the CONSULTANT and PROJECT MANAGER.

19.2.2 The PROJECT MANAGER through the CONSULTANT may direct CMAR, by utilization of CITY'S allowance account funds, to remediate and/or render harmless the Hazardous Substance in accordance with applicable permits then in existence, but CMAR not be required to remediate and/or render harmless the Hazardous Substance absent such direction. If CMAR is not so directed, CMAR shall not be required to resume WORK in any area affected by the Hazardous Substance until such time as the Hazardous Substance has been remediated and/or rendered harmless.

19.2.3 For purposes of this contract, the term "Hazardous Substance" shall mean and include, but shall not be limited to, any element, constituent, chemical, substance, compound or mixture, which is defined in or included under or regulated by any local, state, or federal law, rule, ordinance, by-law, or regulation pertaining to Comprehensive Environmental Response, Compensation, and Liability Act of 1980 (CERCLA), The Resource Conservation and Recovery Act (RCRA), The Toxic Substances Control Act (TSCA), The Clean Water Act (CWA), the Clean Air Act (CAA), and The Marine Protection Research and Sanctuaries Act (MPRSA), The Occupational Safety and Health Act (OSHA), The Superfund Amendments and Reauthorization Act of 1986(SARA), or other state superior lien or environmental clean-up or disclosure statutes including all state and local counterparts of such laws (all such laws, rules and regulations being referred to collectively as Environmental Laws). It is CMAR's responsibility to comply with Article 20 of this contract based on the law in effect at the time its services are rendered and to comply with any amendments to those laws for all services rendered after the effective date of any such amendments.

ARTICLE 20

PERMITS, LICENSES AND IMPACT FEES

20.1 The parties agree that the Public Bid Disclosure Act does not apply to this contract because the CITY is reimbursing CMAR the actual amount or direct cost of permits, licenses and impact fees required by law for the PROJECT. Accordingly, CITY permits, licenses and impact fees are not listed. CMAR shall obtain all required permits and licenses as required for completion of the

PROJECT. Such permits and licenses, along with any corresponding general and specific conditions and requirements, shall become a part of the CONTRACT DOCUMENTS. CMAR shall comply with all conditions and requirements of said permits and licenses.

Payment of all such permits and licenses, and impact fees shall be made by CMAR as part of the General Conditions within the GMP and shall include all federal, state, and local application, permit, and surcharge fees. CMAR shall be responsible for paying any and all fees, penalties, and fines imposed as a result of CMAR's failure to obtain such permits and licenses prior to the commencement of the WORK and shall pay such costs by deducting them from its r fee.

- 20.2 If applicable, Local Business Taxes must be paid as required by Section 205.065, Florida Statutes, and evidence of such payment must be submitted within ten days of execution of this contract.
- 20.3 It is CMAR's responsibility to have and maintain appropriate Certificates(s) of Competency, valid for the WORK to be performed and valid for the jurisdiction in which the WORK is to be performed for all persons working on the PROJECT for whom a Certificate of Competency is required.

ARTICLE 21 **PERSONNEL**

- 21.1 All personnel used or employed by CMAR in the performance of the WORK shall be qualified by training and experience to perform their assigned tasks. At the request of the CITY or the CONSULTANT, CMAR shall not use in the performance of the WORK any personnel deemed by the CITY or the CONSULTANT to be incompetent, careless, or unqualified to perform the WORK assigned to that person, or otherwise unsatisfactory to the CITY.
- 21.2 CMAR agrees that in the performance of the WORK called for by this contract, it will employ only such labor, and engage SUBCONTRACTORS that employ only such labor, as will not delay or interfere with the speedy and lawful progress of the PROJECT and as will be acceptable to and work in harmony with all other workers employed on the Project site or on any other building, structure, or other improvement which CMAR or any other contractor may then be erecting or altering on behalf of the CITY.
- 21.3 CMAR agrees that it shall not employ any labor that will interfere with labor harmony at the project site or with the introduction and storage of materials and the execution of WORK by other contractors or by SUBCONTRACTORS.
- 21.4 CMAR shall furnish the CONSULTANT on request, resumes of CMAR's key personnel involved in the day-to-day WORK on the PROJECT.

ARTICLE 22 **CMAR'S WARRANTIES**

- 22.1 CMAR warrants to CITY that all materials and equipment under this contract will be new unless otherwise specified and that all of the WORK will be of good quality free from faults and defects and in conformance with the CONTRACT DOCUMENTS. All WORK not conforming to these requirements, including substitutions not properly approved and authorized by the PROJECT MANAGER and CONSULTANT may be considered defective. If required by CONSULTANT, CMAR shall furnish satisfactory evidence as to the kind and quality of materials and equipment. This warranty is not limited by the provisions of Article 23 herein.
- 22.2 CMAR shall provide a one year warranty and shall coordinate and supervise the completion of warranty work during the warranty period. CMAR shall participate with the OWNER in conducting warranty inspections held during the sixth month and 11th month after occupancy. CMAR shall deliver all as-built drawings, warranties and guarantees to the PROJECT MANAGER.

CMAR shall provide a warranty summary report at the end of each warranty inspection. This report shall provide at a minimum:

- (a) Description of each warranty item during the period;
- (b) Date item reported to CMAR;
- (c) Date item corrected. If more than one trip required, document each.
- (d) Description of action taken to cure warranty items;
- (e) Signature of PROJECT MANAGER acknowledging warranty items have been completed; and
- (f) Other pertinent information, if applicable.

Refusal of CMAR to provide any work required in the warranty phase of the PROJECT shall be a basis for non-payment of any and all warranty phase fees otherwise due and payable at the time of refusal.

ARTICLE 23 **DEFECTIVE WORK**

- 23.1 CONSULTANT shall have the authority to reject or disapprove work which CONSULTANT finds to be defective. If required by CONSULTANT, CMAR shall promptly either correct all defective work or remove such defective work and replace it with non-defective work. CMAR shall pay all direct, indirect and consequential costs of such removal or corrections including cost of testing laboratories and personnel. Such costs shall be included in the GMP.
- 23.2 Should CMAR fail or refuse to remove or correct any defective work or to make any necessary repairs in accordance with the requirements of the CONTRACT DOCUMENTS within the time indicated in writing by CONSULTANT, CITY shall have the authority to cause the defective work to be removed or corrected, or make such repairs as may be necessary at CMAR's expense. Any expense incurred by CITY in making such removals, corrections or repairs shall be paid for out of any monies due or which may become due to CMAR and deducted from the GMP, or may be charged against the Performance Bond. In the event of failure of CMAR to make all necessary repairs promptly and fully, CITY may declare a default.

- 23.3 If, within one year after the date of FINAL COMPLETION or such longer period of time as may be prescribed by the terms of any applicable special warranty required by the CONTRACT DOCUMENTS, any of the work is found to be defective or not in accordance with the CONTRACT DOCUMENTS, CMAR, after receipt of written notice from CITY, shall promptly correct such defective or nonconforming work within the time specified by CITY without cost to CITY, to do so. Nothing contained herein shall be construed to establish a period of limitation with respect to any other obligation, which CMAR might have under the CONTRACT DOCUMENTS.
- 23.4 Failure to reject any defective work or material shall not in any way prevent later rejection when such defect is discovered, or obligate CITY to final acceptance.
- 23.5 CMAR shall: (i) replace any part of the WORK that fails to conform with the requirements of this contract that appear during progress of the work on the PROJECT; (ii) remedy any defects in the WORK due to faulty materials or workmanship which appear within a period of one year from the time of FINAL COMPLETION of the WORK or portions thereof hereunder or within such longer period of time as may be set forth in the CONTRACT DOCUMENTS or as may be required by law; and (iii) replace, repair or restore any parts of the PROJECT or furniture, fixtures, equipment or other items placed therein (whether by the CITY or any other party) that are injured or damaged by any such parts of the WORK that do not conform to the requirements of this contract or are due to defects in the WORK. The provisions of this Article shall not apply to corrective work attributable solely to the acts or omissions of any separate contractor or subcontractor of the CITY unless CMAR is acting in such capacity or capacities. The cost to CMAR of performing any of its obligations under this Article shall be within the GMP. CMAR's responsibility to make repairs and redo work under this Article is in addition to CMAR's responsibility to the CITY for any other damages of any kind for which CMAR would be legally responsible.
- 23.6 If the CITY and CMAR deem it inexpedient to require the correction of work damaged or not performed in accordance with the CONTRACT DOCUMENTS, an equitable deduction from the CONTRACT PRICE and the GMP shall be made by agreement between CMAR and the CITY. Until such settlement, the CITY may withhold such sums as the CITY deems just and reasonable from monies, if any, due CMAR. If no monies are held by the CITY, reimbursement shall be made to the CITY within 30 days by CMAR.
- 23.7 CMAR's express warranty herein shall be in addition to, and not in lieu of, any other warranties or remedies the CITY may have under this contract, at law, or in equity for defective WORK.

ARTICLE 24

SIGNAGE

- 24.1 Any requirements for a project sign shall be as set forth within the Technical Specifications section.

- 24.2 All construction signage located at the project location shall be subject to the prior written approval of the CONSULTANT and PROJECT MANAGER. CMAR recognizes that all signage may be disallowed, in the CONSULTANT's and PROJECT MANAGER's sole discretion, and that existing signage or advertising on construction field offices, trailers, construction fences, and other construction elements or aids, may be required to be masked or deleted at no cost or expense to the CITY. Such signage will be considered an overhead expense pursuant to subsection 8.4 and if allowed shall not be included within the Cost of the Work.

ARTICLE 25

PUBLIC ENTITY CRIMES ACT

- 25.1 CMAR represents that the execution of this contract will not violate the Public Entity Crimes Act (Section 287.133, Florida Statutes), which essentially provides that a person or affiliate who is a contractor, consultant or other provider and who has been placed on the convicted vendor list following a conviction for a Public Entity Crime may not submit a bid on a contract to provide any goods or services to CITY, may not submit a bid on a contract with CITY for the construction or repair of a public building or public work, may not submit bids on leases of real property to CITY, may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with CITY, and may not transact any business with CITY in excess of the threshold amount provided in Section 287.017, Florida Statutes, for category two purchases for a period of 36 months from the date of being placed on the convicted vendor list. Violation of this section shall result in termination of this contract and recovery of all monies paid pursuant to this contract, and may result in debarment from CITY's competitive procurement activities.
- 25.2 In addition, to the foregoing, CMAR further represents that there has been no determination, based on an audit, that it committed an act defined by Section 287.133, Florida Statutes, as a public entity crime and that it has not been formally charged with committing an act defined as a public entity crime regardless of the amount of money involved and regardless of whether CMAR has been placed on the convicted vendor list.

ARTICLE 26

OWNERSHIP OF CONTRACT DOCUMENTS

Any and all drawings, specifications, designs, models, photographs, reports, surveys, and other data submitted by CMAR and provided in connection with the CONTRACT DOCUMENTS are and shall remain the property of the CITY whether the PROJECT for which they are made is completed or not. All finished or unfinished documents, data, studies, surveys, drawings, maps, models, photographs, and reports prepared by CMAR become the property of CITY and shall be delivered by CMAR to CITY within seven days of termination of the CONTRACT DOCUMENTS by either party. Any compensation due to CMAR shall be withheld until all documents are received as provided herein. CMAR shall adhere to Chapter 119, Florida Statutes, entitled "Public Records Act" and the requirements set forth in Article 16 of this Agreement.

ARTICLE 27 **CMAR'S REPRESENTATIVE**

CMAR shall advise, the CITY, in writing of any limitations on the authority of CMAR's representative; otherwise, CMAR's representative shall be considered to have full authority to execute any and all instruments requiring CMAR's signature and to act on behalf of CMAR with respect to all matters arising out of this contract.

ARTICLE 28 **CITY's RIGHT TO TERMINATE CONTRACT**

- 28.1 In the event that CMAR fails to begin the WORK within ten calendar days after the project initiation date, fails to perform the WORK with sufficient workers and equipment or with sufficient materials to insure the prompt completion of the WORK, or shall perform the WORK unsuitably, or cause it to be rejected as defective and unsuitable, or shall discontinue the prosecution of the WORK pursuant to the accepted schedule or its SUBCONTRACTOR fails to perform any material term set forth in the CONTRACT DOCUMENTS or if CMAR shall become insolvent or be declared bankrupt, or commits any act of bankruptcy or insolvency, or shall make an assignment for the benefit of creditors, or for any other cause whatsoever shall not carry on the WORK in an acceptable manner, PROJECT MANAGER may give notice in writing to CMAR and its Surety of such delay, neglect or default, specifying the same.

If CMAR, within a period of ten calendar days after such notice, shall not proceed in accordance therewith, then CITY may upon written certificate from CONSULTANT of the fact of such delay, neglect or default and CMAR'S failure to comply with such notice, terminate the services of CMAR, exclude CMAR from the project site and take the prosecution of the WORK out of the hands of CMAR, and appropriate or use any or all materials and equipment that are an integral part of the WORK on the project site as may be suitable and acceptable. In such case, CMAR shall not be entitled to receive any further payment until the PROJECT is completed.

In addition, CITY may enter into an agreement for the completion of the PROJECT according to the terms and provisions of the CONTRACT DOCUMENTS, or use such other methods as in CITY'S sole opinion shall be required for the completion of the PROJECT according to the terms and provisions of the CONTRACT DOCUMENTS, or use such other methods as in CITY'S sole opinion shall be required for the completion of the PROJECT in an acceptable manner. All damages, costs and charges incurred by CITY, together with the costs of completing the PROJECT, shall be deducted from any monies due or which may become due to CMAR. In case the damages and expenses so incurred by CITY shall exceed the unpaid balance, then CMAR shall be liable and shall pay to CITY the amount of said excess.

- 28.2 If after notice of termination of CMAR's right to proceed, it is determined for any reason that CMAR was not in default, the rights and obligations of CITY and CMAR shall be the same as if the notice of termination had been issued pursuant to the Termination for Convenience clause as set forth in subsection 28.3 below.

- 28.3 This contract may be terminated for convenience in writing by CITY upon ten days written notice to CMAR (delivered by certified mail, return receipt requested) of intent to terminate and the date on which such termination becomes effective. In such case, CMAR shall be paid for all work executed and expenses incurred prior to termination in addition to termination settlement costs reasonably incurred by CMAR relating to commitments which had become firm prior to the termination. Payment shall include reasonable profit for work and/or services performed. No payment shall be made for profit for work and/or services that have not been performed.
- 28.4 Upon receipt of Notice of Termination pursuant to this Article, CMAR shall promptly discontinue all affected work unless the Notice of Termination directs otherwise and deliver or otherwise make available to the CITY all data, drawings, specifications, reports, estimates, summaries and such other information as may have been required by the CONTRACT DOCUMENTS whether completed or in process.

ARTICLE 29

CMAR's RIGHT TO STOP WORK OR TERMINATE CONTRACT

If CONSULTANT fails to review and approve or state in writing reasons for rejection of any Request for Payment within 20 days after it is properly presented, or if CITY fails either to pay CMAR within 30 days after presentation by CONSULTANT of any sum certified by CONSULTANT, or to notify CMAR and CONSULTANT in writing of any objection to the Request for Payment, then CMAR may give written notice to CITY and CONSULTANT of such delay, neglect or default, specifying the same. If CITY or CONSULTANT (where applicable), within a period of ten calendar days after such notice shall not remedy the delay, neglect, or default upon which the notice is based, then CMAR may stop work or terminate this contract and recover from CITY payment for all work executed and reasonable expenses sustained therein plus reasonable termination expenses. Any objection made by CITY to a Request for Payment shall be submitted to CONSULTANT in accordance with the provisions of Article 30 hereof.

ARTICLE 30

RESOLUTION OF DISPUTES

- 30.1 To prevent all disputes and litigation, it is agreed by the parties hereto that CONSULTANT shall decide all questions, claims, difficulties and disputes of whatever nature which may arise relative to the technical interpretation of the CONTRACT DOCUMENTS and fulfillment of this contract as to the character, quality, amount, value of any work done and materials furnished, or proposed to be done or furnished under or by reason of, the CONTRACT DOCUMENTS, and CONSULTANT's estimates and decisions upon all claims, questions, difficulties and disputes shall be final and binding to the extent provided in this Article. Any claim, question, difficulty or dispute which cannot be resolved by mutual agreement of PROJECT MANAGER and CMAR shall be submitted to CONSULTANT in writing within 2) calendar days. CONSULTANT shall notify PROJECT MANAGER and CMAR in writing of CONSULTANT's decision within

21 calendar days from the date of the submission of the claim, question, difficulty or dispute, unless CONSULTANT requires additional time to gather information or allow the parties to provide additional information. All nontechnical administrative disputes shall be determined by the PROJECT MANAGER pursuant to the time periods provided herein. During the pendency of any dispute and after a determination thereof, CMAR, CONSULTANT, and PROJECT MANAGER shall act in good faith to mitigate any potential damages including utilization of construction schedule changes and alternate means of construction.

- 30.2 In the event the determination of a dispute under this Article is unacceptable to any of the parties hereto, the party objecting to the determination must notify the other party in writing within ten days of receipt of the written determination. The notice must state the basis of the objection and must be accompanied by a statement that any CONTRACT PRICE adjustment claimed is the entire adjustment to which the objecting party has reason to believe it is entitled as a result of the determination. Within 60 days after FINAL COMPLETION of the WORK, the parties shall participate in mediation to address all objections to any mediator mutually agreed upon by the parties. Should any objection not be resolved in mediation, the parties retain all their legal rights and remedies provided under State law. If a party objecting to a determination, fails to comply in strict accordance with the requirements of this Article, said party specifically waives all of its rights provided hereunder, including its rights and remedies under State law.
- 30.3 The CONTRACT DOCUMENTS, inclusive of the contract, shall be interpreted and construed in accordance with and governed by the laws of the State of Florida. Any controversies or legal problems arising out of this Agreement and any action involving the enforcement or interpretation of any rights hereunder shall be submitted to the exclusive jurisdiction of the State courts of the Seventeenth Judicial Circuit of Broward County, Florida, the venue sites, and shall be governed by the laws of the State of Florida. By entering into this contract, CMAR and CITY hereby expressly waive any rights either party may have to trial by jury of any civil litigation related to, or arising out of the PROJECT. CMAR, pursuant to Article 11 of this contract, shall specifically bind all SUBCONTRACTORS to the provisions of this contract.

Pending resolution of any dispute arising under this contract, other than termination hereof, CMAR shall proceed diligently with performance of this contract and the CITY shall continue to make payments in accordance with the CONTRACT DOCUMENTS.

ARTICLE 31 **NOTICES**

Notices: All notices to be given hereunder shall be in writing, and may be given by depositing the same in the United States Mail addressed to the party to be notified, postpaid, return receipt requested, or by delivering the same in person to such party with written receipt of acknowledgement of delivery by a person at the address (s) set forth below. All notices to be given to the parties hereto shall be sent to or made to the

addresses shown below. The place for giving notice shall remain the same as set forth herein unless changed in the manner provided in this Article.

For CMAR :

Paul Carty

State Contracting & Engineering Corp.

5391 N Nob Hill Road, Sunrise, FL 33351

For City:

Jose Cortes

Director

Department of Design and Construction Management

2207 Raleigh Street

Hollywood, FL 33020

And to Consultant:

Scott Bakos

Bermello Ajamil & Partners, Inc.

900 Southeast 3rd Avenue, Suite 203

Fort Lauderdale, FL 33316

ARTICLE 32

HURRICANE PRECAUTIONS

During such periods of time as are designated by the United States Weather Bureau as being a hurricane warning or alert, CMAR shall take all precautions necessary to secure the project site in response to all threatened storm events, regardless of whether the CITY or CONSULTANT has given notice of same.

Compliance with any specific hurricane warning or alert precautions which are within the normal scope of work of CMAR, i.e. normal construction clean-up of debris and securing all loose items at the site, will not constitute additional work and will be performed at no additional cost to the CITY.

Additional work (which is over and beyond removal of debris and securing of loose items) relating to hurricane warning or alert at the project site will be addressed by a change order in accordance with Article 7, subsection 7.4.

Suspension of the work caused by a threatened or actual storm event, regardless of whether the CITY has directed such suspension, will entitle CMAR to additional CONTRACT TIME as non-compensable, excusable delay, and shall not give rise to a claim of compensable delay.

ARTICLE 33

OTHER TERMS & CONDITIONS

- 33.1 **Third Party Beneficiaries:** Neither CMAR nor CITY intend to directly or substantially benefit a third party by this contract. Therefore, the parties agree that there are no third party beneficiaries to this contract and that no third party shall be entitled to assert a claim against either of them based upon the CONTRACT DOCUMENTS. The parties expressly acknowledge that it is not their intent to create any rights or obligations in any third person or entity under the CONTRACT DOCUMENTS.
- 33.2 **Conflicts:** Neither CMAR nor its employees shall have or hold any continuing or frequently recurring employment or contractual relationship that is substantially antagonistic to, or incompatible with, CMAR's loyal and conscientious exercise of judgment related to its performance under this contract. CMAR agrees that none of its employees shall, during the term of this contract, serve as an adverse, hostile or expert witness against CITY in any legal or administrative proceeding in which he or she is not a party, unless compelled by court process. Further, CMAR agrees that I such persons shall not give sworn testimony or issue a report or writing, as an expression of his or her opinion, which is adverse or prejudicial to the interests of CITY in any such pending or threatened legal or administrative proceeding. The limitations of this Article shall not preclude CMAR and any other persons from representing themselves in any action or in any administrative or legal proceeding. In the event CMAR is permitted to utilize SUBCONTRACTORS to perform any services required by the CONTRACT DOCUMENTS, CMAR agrees to prohibit its SUBCONTRACTORS, by written contract, from having any conflicts as within the meaning of this Article.
- 33.3 **Joint Preparation:** The parties acknowledge that they have sought and received whatever competent advice and counsel as was necessary for them to form a full and complete understanding of all rights and obligations herein and that the preparation of the CONTRACT DOCUMENTS has been their joint effort. The language agreed to expresses their mutual intent and the resulting document shall not, solely as a matter of judicial construction, be construed more severely against one of the parties than the other.
- 33.4 **Drug Free Workplace:** It is a requirement of CITY that it enter into contracts only with firms that certify the establishment of a drug-free workplace. Execution of this contract by CMAR shall also serve as CMAR's required certification that it either has or that it will establish a drug-free workplace.
- 33.5 **Assignment:** Neither the CONTRACT DOCUMENTS nor any interest herein shall be assigned or transferred by CMAR.
- 33.6 **Waiver:** No consent or waiver, express or implied, by either party to this contract to or of any breach or default by the other in the performance of any obligations hereunder shall be deemed or construed to be a consent or waiver to or of any other or future breach or default by such party hereunder, nor deemed to be a modification of this contract. Failure on the part of any party hereto to complain of any act or failure to act of the other party or to declare the other party in default hereunder, irrespective of how long such failure continues, shall not constitute a waiver of the rights of such party hereunder, provided however this section shall not alter or amend the notice provisions set forth in the Construction Documents including but not limited to, in Article 6. Inspection by, payment by or tentative

approval or acceptance by the CITY, or the failure of the CITY to perform any inspection hereunder shall not constitute a final acceptance of the WORK or any part thereof and shall not release CMAR from any of its obligations hereunder.

33.7 Construction of Terms: Unless the context clearly intends the contrary, words singular or plural in number shall be deemed to include the other and pronouns having masculine or feminine gender shall be deemed to include the other. The term "person" shall be deemed to include an individual, corporation, unincorporated organization, partnership, trust, government and governmental agency or subdivision, as the context shall require.

33.8 Prohibition Against Contingent Fees.

CMAR warrants that it has not employed or retained any company or person, other than a bona fide employee working solely for CMAR, to solicit or secure this contract and that it has not paid or agreed to pay any person, company, corporation, individual or firm, other than a bona fide employee working solely for CMAR, any fee, commission, percentage, gift, or other consideration contingent upon or resulting from the award or making of this contract. For a breach or violation of this provision, CITY shall have the right to terminate this contract without liability at its discretion, or to deduct from the CONTRACT PRICE or otherwise recover the full amount of such fee, commission, percentage, gift or consideration.

33.9 Captions: The captions used for the Articles of this Contract are inserted only as a matter of convenience and for reference and in no way define, limit or describe the scope of the intent of this Contract or any Article hereof.

33.10 Entire Agreement; Severability; Amendments: These Contract Documents incorporate and include all prior negotiations, correspondence, conversations, agreements, and understandings applicable to the matters contained herein and the parties agree that there are no commitments, agreements or understandings concerning the subject matter of this contract that are not contained in the CONTRACT DOCUMENTS. Accordingly, the parties agree that no deviation from the terms hereof shall be predicated upon any prior representations or agreements, whether oral or written. It is further agreed that no modification, amendment or alteration in the terms or conditions contained herein shall be effective unless contained in a written document in accordance with Article 7. In the event any provision of the Contract Documents shall be found by a court of competent jurisdiction to be invalid or otherwise unenforceable, the remainder of this contract shall not be affected thereby and each remaining provision, term, covenant or condition of the Contract Documents shall continue to be effective.

33.11 Counterparts: This contract may be executed in one or more counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement on the day and date first above in two (2) counterparts, each of which shall, without proof or accounting for the other counterparts, be deemed an original contract.

DS



THE CITY OF HOLLYWOOD, a municipal corporation of the State of Florida

By: _____
Josh Levy, Mayor

DocuSigned by:
E5E0208F0A34FA

ATTEST:

Approved by:

Patricia A. Cerny, MMC
City Clerk

Stephanie Tinsley, Director of Financial Services

DocuSigned by:
Patricia A. Cerny
784415EE2C0C47E

DocuSigned by:
Stephanie Tinsley
A5200B173E0B424

Approved As To Form:

Damaris Henlon, Interim City Attorney

DocuSigned by:
Damaris Henlon
E07CB57F3510477

Construction Management at Risk Agreement Phase II Construction Services

WHEN THE CONTRACTOR IS A CORPORATION:
ATTEST:

Barry Transleau
Secretary

(SEAL)

(Correct Name of Corporation)

BY: _____
(President)



LIST OF EXHIBITS AND FORMS

Exhibits:

- A. CMAR's Direct Construction Costs, CMAR's Staff General Condition Costs, General Conditions, General Requirements, Construction Contingency, Insurances and Fee
- B. CMAR's list of allowances
- C. Project Schedule and List of Contract Documents Drawings and Specifications.
- D. Authorization for Construction-Project Terms and Requirements
- E. CMAR Project Team
- F. CMAR's GMP Qualifications & Clarifications
- G. Pre-Construction Services Agreement

Forms:

- 1. Performance Bond
- 2. Payment Bond

EXHIBIT A

CMAR's Direct Construction Costs, CMAR's Staff General Condition Costs, General Conditions, General Requirements, Construction Contingency, Insurances and Fee



City of Hollywood: Golf Clubhouse

ESTIMATE NO./REF. GMP 2 (R2)
PROJECT NUMBER: DCM 19-001194
LOCATION/OWNER: Hollywood Beach / City of Hollywood
GMP DATE: September 20, 2024

1	2	3	4	5	6	7	8	9	10	11	12	
Div.	CSI		Bid	Description of Work	Total Project GMP Amount	Breakout Costs (Estimating Purposes Only)				Number	%	
	Cost					Clubhouse	Cart Barn	Maintenance, Sheds and Fairway Restroom				
No.	Code	Package						Name of Bidder	Bids	Low	MWBE	
Division 01 - General Conditions/Requirements												
01	01 00 00	01100	✓	CM Staffing + General Conditions & Requirements	940,523	611,340		329,183	SCEC	-	-	-
01	-	01450	✓	Testing Services	-				by Owner	-	-	-
01	-	-	✓	BIM Coordination	-				w/ GMP1	-	-	-
01	-	00360	✓	City Permits	-				by Owner	-	-	-
01	-	02210	✓	Outside Agency Permits	-				by Owner	-	-	-
Division 02 - Existing Conditions												
02	02 40 00	02220	✓	Building Selective Demolition	20,730			20,730	Details Demo	2	7.87%	-
02	02 40 00	02220	✓	Site Demolition	-				w/ Site Earthwork	-	-	-
02	-	-	✓	Temporary Fencing	63,375	31,688		31,688	SCEC	1	-	-
02	-	-	✓	Misc. Protection/Trade Coordination/Restoration	59,918	44,939		14,980	SCEC	1	-	-
Division 03 - Concrete												
03	03 30 00	03300	✓	Concrete Shell	869,295	599,760	99,960	169,575	H&R Const.	4	0.22%	-
03	03 41 33	03410	✓	Metal Canopy + Trellis Foundations	-				w/ Concrete	-	-	-
Division 04 - Masonry												
04	04 22 00	04050	✓	Concrete Unit Masonry (CMU)	-				w/ Concrete	-	-	-
Division 05 - Metals												
05	05 12 23	05120	✓	Structural Steel	303,433	285,532		17,901	East Coast	4	1.51%	-
Division 06 - Wood, Plastics & Composites												
06	06 10 00	06100	✓	Miscellaneous Rough Carpentry	29,100	21,825		7,275	SCEC	1	-	-
06	06 17 53	06135	✓	Wood Trusses	-				w/ Concrete	-	-	-
06	06 41 16	06410	✓	Plastic Laminate Architectural Cabinets	124,822	117,972		6,850	B&B Casework	1	-	-
Division 07 - Thermal & Moisture Protection												
07	07 61 00	07410	✓	Tile Roof & Flat	315,062	306,934		8,128	Latite	2	15.88%	-
07	07 92 00	07900	✓	Joint Sealants	2,700	2,025		675	Metro	1	-	-
Division 08 - Openings												
08	08 11 13	08100	✓	Doors & Frames	146,360	102,860	5,000	38,500	Integrated	1	-	-
08	08 30 00	08300	✓	Overhead Coiling Door	53,800		16,200	37,600	Industrial Door	1	-	-
08	08 41 13	08410	✓	Aluminum Entrances & Storefront	236,232	236,232			Windglass	2	38.83%	-
08	08 51 13	08520	✓	Aluminum Windows	-				w/ Alum. Storefront	-	-	-
08	08 71 13	08710	✓	Door Hardware	-				w/ HM Doors	-	-	-
08	08 70 00	08700	✓	Door & Hardware Install	-				w/ HM Doors	-	-	-
08	08 81 00	08521	✓	Glass & Glazing	-				w/ Alum. Storefront	-	-	-
08	08 91 00	10210	✓	Louvers at Fairway Restroom	12,000			12,000	Allowance	1	-	-
Division 09 - Finishes												
09	09 24 23	09220	✓	Exterior Stucco Patching + Interior CMU Patching	-				w/ Drywall	-	-	-
09	09 29 82	09260	✓	Drywall & Framing	507,867	464,510		43,358	Powertech	3	7.47%	-
09	09 30 00	09310	✓	Ceramic Tile	57,773	38,280		19,493	Floor Pro	2	6.97%	-
09	09 51 23	09510	✓	Acoustical Tile Ceiling	9,490	9,490			Acousti	4	13.33%	-
09	09 65 19	09600	✓	Resilient Tile Flooring & Base	46,305	35,681		10,624	Floor Pro	2	0.42%	-
09	09 90 00	09900	✓	Painting	134,292	87,290		47,002	OJ Paint	2	18.26%	-
Division 10 - Specialties												
10	10 14 00	10400	✓	Signage (Code Compliance)	3,000	3,000			Allowance	1	-	-
10	10 14 63	10100	✓	Exterior Building (Lettering & Logs)	-				by Owner	1	-	-
10	10 21 00	10165	✓	Toilet Accessories	50,215	40,172		10,043	S10	3	5.83%	-
10	10 22 06	10650	✓	Operable Partition Walls	-				VE Removal	1	-	-
10	10 28 00	10810	✓	Toilet Accessories	-				w/ Toilet Access.	-	-	-
10	10 44 16	10522	✓	Fire Extinguishers & Cabinets	14,896	12,960	447	1,490	SDI	3	-	-
10	10 51 13	10500	✓	Metal Lockers & Benches	-				w/ Toilet Access.	-	-	-
10	10 71 00	10705	✓	Knox Boxes	1,500	1,500			Allowance	1	-	-
10	-	-	✓	Shade Structures: Awnings	27,412	15,165		12,247	Paradise	2	-	-
10	10 73 26	10532	✓	Metal Roof Canopy (Shed B)	-				VE Removal	1	-	-
10	-	-	✓	Flagpole	10,000	10,000			Allowance	1	-	-
Division 11 - Equipment												
11	11 31 00	11452	✓	Residential Appliances	-				by Owner	-	-	-
11	11 40 00	11400	✓	Food Service Equipment (Exhaust Hood & Fire Suppression Only)	100,000	100,000			Allowance	1	-	-
11	-	-	✓	Wash Equipment at Shed B	-				by Owner	-	-	-
11	-	-	✓	Chemical Sink Station / Chemical Prefab. Bldg. at Shed B	-				by Owner	-	-	-
Division 12 - Furnishings												
12	12 21 00	12510	✓	Window Treatment	17,250	17,250			Raise & Shine	-	-	-
12	12 48 13	-	✓	Entrance Door Mats and Frames	-				w/ Toilet Access.	-	-	-
12	12 93 13	02870	✓	Site Furnishings (Trash Receptacles & Bike Racks)	39,978	39,978			SCEC	1	-	-
Division 13 - Special Construction												
13	13 00 00	05160	✓	Pre-engineered Metal Bldg. (PEMB)	297,181		297,181		Kalex	1	-	-
13	-	-	✓	Pre-engineered Metal Bldg. (PEMB): Anchor Bolts	10,000		10,000		Allowance	1	-	-
Division 21 - Fire Suppression												
21	21 00 00	13930	✓	Fire Sprinkler System	115,500	115,500			Arfran	2	13.65%	-
Division 22 - Plumbing												
22	22 00 00	15400	✓	Plumbing	375,478	295,653	5,000	74,825	DAB	2	1.56%	-
Division 23 - Heating Ventilating and Air Conditioning												
23	23 00 00	50114	✓	HVAC	861,735	682,305	15,000	164,430	Coltec	3	7.50%	-
23	23 00 00	-	✓	Commissioning HVAC	-				by Owner	-	-	-
Division 26 - Electrical												
26	26 00 00	16050	✓	Electrical	1,167,061	987,785	50,000	129,276	Universal Elec.	3	8.18%	-
23	23 10 00	-	✓	Access Control/Security/CCTV	104,448	104,448			Zimmy Elec	1	-	-
26	-	-	✓	Structured Cabling	49,000	49,000			Allowance	1	-	-
Division 31 - Earthwork												
31	31 00 00	02300	✓	Earthwork & Utilities	1,565,672	1,487,388	78,284		GPE	1	-	-
31	31 10 00	02370	✓	Erosion & Sedimentation Controls	-				w/ Site Earthwork	-	-	-
31	31 00 00	02360	✓	Termite Control - Soil Treatment	-				w/ Concrete	-	-	-
Division 32 - Exterior Improvements												
32	32 10 00	02370	✓	Parking Lot (Earthwork, Paving w/ Striping + Markings & Site Concrete)	-				w/ Site Earthwork	-	-	-
32	32 00 00	02780	✓	ADA Truncated Dome Paver, Surface	3,125	3,125			Allowance	1	-	-
32	32 30 00	02790	✓	Logo w/in Stamped Concrete	-				VE Removal	1	-	-
32	32 00 00	02820	✓	Chain Link Fence & Gate	77,470	15,270		62,200	LTG/Carlson	2	-	-
32	32 80 00	02810	✓	Irrigation	82,600	82,600			Arazoza	1	-	-
32	32 90 00	02945	✓	Landscape	125,000	125,000			Allowance	1	-	-



CM Staffing + General Conditions & Requirements

City of Hollywood: Golf Clubhouse

ESTIMATE NO./REF. GMP 2 (R2)
 PROJECT NUMBER: DCM 19-001194
 LOCATION/OWNER: Hollywood Beach / City of Hollywood
 GMP DATE: September 20, 2024

1	2	3	4	5	6	7	8	9	10	11
Div. No.	CSI Cost Code	Enter Quantity	Unit	Description of Work	Unit Cost	Labor Burden	not used	not used	Total Unit w/Tax & Burden	TOTAL
Construction Phase - CM Staff										
01	01 30 00	5	Week	Project Executive	5,005.00	Incl.			5,005.00	\$ 25,025
01	01 30 05	12	Week	Sr. Project Manager	4,522.50	Incl.			4,522.50	\$ 54,270
01	01 30 05	30	Week	Project Manager	4,310.00	Incl.			4,310.00	\$ 129,300
01	01 30 15	26	Week	Assistant Project Manager	3,125.00	Incl.			3,125.00	\$ 81,250
01	01 30 20	52	Week	Superintendent	4,070.00	Incl.			4,070.00	\$ 211,640
01	01 30 25	26	Week	Assistant Superintendent	2,767.50	Incl.			2,767.50	\$ 71,955
01	01 30 30	20	Week	Project Coordinator	2,080.00	Incl.			2,080.00	\$ 41,600
01	01 30 35	12	Week	Project Accountant	2,925.00	Incl.			2,925.00	\$ 35,100
01	01 30 40	12	Week	Safety/Quality Control	3,700.00	Incl.			3,700.00	\$ 44,400
									-	\$ -

Subtotal Direct Supervision CM Staff \$ **694,540**

Division 01 - General Conditions

Support - Field Staff

01			Month	Vehicle and Mileage - PM & SPM	Incl. Above				Incl. Above	Incl. Above
01			Month	Vehicle and Mileage - Super	Incl. Above				Incl. Above	Incl. Above
01			Month	Vehicle and Mileage - Assistant Super	Incl. Above				Incl. Above	Incl. Above
01			Month	Vehicle and Mileage - PE's	Incl. Above				Incl. Above	Incl. Above
01		12	Month	Communications (wireless service)	650.00				650.00	\$ 7,800
01	01 52 20	12	Month	Field Office Rental	1,950.00				1,950.00	\$ 23,400
01	01 52 21	1	LS	Field Office Setup	4,000.00				4,000.00	\$ 4,000
01	01 52 23	1	LS	Field Office Furniture	1,000.00				1,000.00	\$ 1,000
	01 52 26	12	Month	Computer Systems	1,527.00				1,527.00	\$ 18,324
01	01 31 02	6	Month	Postage & Courier	60.00				60.00	\$ 360
01	01 31 01	6	Month	Office Supplies	130.00				130.00	\$ 780
01	01 51 40	12	Month	Water, Ice and Cups	200.00				200.00	\$ 2,400
01	01 35 02	6	Month	Safety Supplies	90.00				90.00	\$ 540
01	01 52 16	6	Month	First Aid Supplies	90.00				90.00	\$ 540
01	01 35 03	4	Each	Fire Extinguishers	115.00				115.00	\$ 460
01	01 30 03	1	LS	Blueprints & Copies	3,000.00				3,000.00	\$ 3,000

Subtotal General Conditions \$ **62,604**

Division 01 - General Requirements

Field Office & Yard

01	01 74 13	26	Week	General Labor	1,885.00				1,885.00	\$ 49,010
01	01 43 27	1	LS	Restore Staging Area	2,500.00				2,500.00	\$ 2,500
01	01 52 13	12	Month	Temporary Storage Containers	375.00				375.00	\$ 4,500
01	01 52 13	1	Each	Temporary Storage (Delivery/Pickup)	450.00				450.00	\$ 450
01	01 56 26		LF	Temporary Fencing					-	w/ Div. 2
01	01 56 26		Each	Temporary Fence Gates					-	w/ Div. 2
01	01 56 29		LF	Temporary Wind Screen					-	w/ Div. 2
01	01 57 13		LF	Silt Fencing					-	w/ Site
01	01 58 13	1	LS	Job Signs	2,059.00				2,059.00	\$ 2,059
01	01 32 33	12	Month	Progress Photographs (Aerial, SCEC, Video)	200.00				200.00	\$ 2,400
01	01 51 13		Month	Electric Charges					-	Connect to Owner
01	01 41 22		Month	Temp Electric (Start up)					-	Connect to Owner
01	01 41 22		LS	Temp Electric Hookup (FP&L)					-	Connect to Owner
01	01 51 19	24	Month	Portable Toilets	290.00				290.00	\$ 6,960
01	01 51 36		Month	Water Charges					-	Connect to Owner
01	01 51 36		LS	Water HOOK UP					-	Connect to Owner
01	01 74 19	28	Load	Trash Dumpsters & Fees	800.00				800.00	\$ 22,400
01	01 54 05	6	Month	Small Tools	350.00			350.00	350.00	\$ 2,100
01	01 95 01	1	LS	Misc. GC Expense	2,500.00				2,500.00	\$ 2,500
01	01 74 23	1	LS	Final Cleaning	23,000.00				23,000.00	\$ 23,000
01	01 54 02	1	LS	Material Unloading/Lifts	4,000.00				4,000.00	\$ 4,000
01		1	LS	Misc. Grading/Site Cleanup	5,000.00				5,000.00	\$ 5,000
01		1	LS	Pressure Cleaning	2,500.00				2,500.00	\$ 2,500
01	01 32 16	1	LS	CPM Consultant	12,000.00				12,000.00	\$ 12,000
01	01 32 23	1	LS	Survey & Layout	20,000.00				20,000.00	\$ 20,000
01	01 45 23	1	LS	BIM Coordination (MEP)	22,000.00				22,000.00	\$ 22,000

Subtotal General Requirements \$ **183,379**

									0	
TOTAL										940,523



CM Staff Breakdown

City of Hollywood: Golf Clubhouse

ESTIMATE NO./REF. GMP 2 (R2)
PROJECT NUMBER: DCM 19-001194
LOCATION/OWNER: Hollywood Beach / City of Hollywood
GMP DATE: September 20, 2024

1	2	3	4	5	6	7	8	9	10	11
Div. No.	CSI Cost Code	Enter Quantity	Unit	Description of Work	Base Weekly Unit Cost	Labor Burden Rate	Labor Burden Amount	not used	Total Unit w/ Labor Burden	TOTAL
Construction Phase Fee (CM Staff)										
01	01 30 00	5	Week	Project Executive	3,451.72	45%	1553.28		5,005.00	\$ 25,025
01	01 30 05	12	Week	Sr. Project Manager	3,118.97	45%	1403.53		4,522.50	\$ 54,270
01	01 30 05	30	Week	Project Manager	2,972.41	45%	1337.59		4,310.00	\$ 129,300
01	01 30 15	26	Week	Assistant Project Manager	2,155.17	45%	969.83		3,125.00	\$ 81,250
01	01 30 20	52	Week	Superintendent	2,806.90	45%	1263.10		4,070.00	\$ 211,640
01	01 30 25	26	Week	Assistant Superintendent	1,908.62	45%	858.88		2,767.50	\$ 71,955
01	01 30 30	20	Week	Project Coordinator	1,434.48	45%	645.52		2,080.00	\$ 41,600
01	01 30 35	12	Week	Project Accountant	2,017.24	45%	907.76		2,925.00	\$ 35,100
01	01 30 40	12	Week	Safety/Quality Control	2,551.72	45%	1148.28		3,700.00	\$ 44,400
									-	\$ -
Subtotal Direct Supervision CM Staff										\$ 694,540

EXHIBIT B

CONSTRUCTION MANAGER AT RISK LIST OF ALLOWANCES



ALLOWANCES

As part of this GMP Proposal, the following allowances are included:

1. Louvers at Fairway Restroom: \$12,000.00
2. Signage (Code Compliance): \$3,000.00
3. Knox Boxes: \$1,500.00
4. Flagpole: \$10,000.00
5. Food Service Equipment (Exhaust Hood & Fire Suppression Only): \$100,000.00
6. Pre-Engineered Metal Bldg. (PEMB) Anchor Bolts: \$10,000.00
7. Structured Cabling: \$49,000.00
8. ADA Truncated Dome Paver, Surface: \$3,125.00
9. Landscape: \$125,000.00
10. Above Ground Fuel Storage Tank: \$35,000.00

EXHIBIT C

PROJECT SCHEDULE AND LIST OF CONTRACT DOCUMENTS AND SPECIFICATIONS

Activity ID		Activity Name	Start	Finish	Original Duration	Activity % Complete	Total Float	2024									
									Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov
Hollywood Beach Clubhouse			19-Feb-24 A	3-Feb-26	642		0										
Project Milestones			3-Mar-25	3-Feb-26	337		0										
PM-1000	QGS Golf Course Completion	3-Mar-25		0	0%	307											
PM-1010	Substantial Completion	4-Jan-26		0	0%	0											
PM-1020	Punchlist/ Closeout	4-Jan-26	2-Feb-26	30	0%	0											
PM-1030	Final Completion	3-Feb-26		0	0%	0											
Pre- Construction			19-Feb-24 A	2-Jan-25	245		0										
PC-1000	Permits Review	19-Feb-24 A	10-Jun-24 A	100	100%		Permits Review										
PC-1010	Presentations & Selection	4-Apr-24 A	4-Apr-24 A	1	100%		Presentations & Selection										
PC-1020	Pre-Construction Plan Review	5-Apr-24 A	19-Apr-24 A	21	100%		Pre-Construction Plan Review										
PC-1030	Award Pre-Construction	8-Apr-24 A	28-May-24 A	14	100%		Award Pre-Construction										
PC-1040	Coordination with QGS	16-May-24 A	20-Jun-24 A	35	100%		Coordination with QGS										
PC-1050	Advertise & Bidding	10-Jun-24 A	10-Jul-24 A	28	100%		Advertise & Bidding										
PC-1055	Permits Issuance	28-Jun-24 A	28-Jun-24 A	1	100%		Permits Issuance										
PC-1057	Bid Opening	9-Sep-24 A	9-Sep-24 A	1	100%		Bid Opening										
PC-1060	Submit GMP	13-Sep-24 A	20-Sep-24 A	7	100%		Submit GMP										
PC-1070	City Review GMP	20-Sep-24 A	20-Nov-24 A	10	100%												
PC-1080	Commission Approval / Contract Issuance	20-Dec-24*	20-Dec-24	1	0%	12											
PC-1110	NTP	2-Jan-25*		0	0%	0											
Submittals / Procurement / Fabrication			2-Jan-25	30-Jul-25	210		114										
SP-1000	Procurement & Submittals	2-Jan-25	31-Jan-25	30	0%	114											
SP-1020	Lift Station Deliver	1-Feb-25	30-Jul-25	180	0%	114											
SP-1030	Fuel Tanks Deliver	1-Feb-25	30-Jun-25	150	0%	137											
SP-1050	HVAC Equipment Deliver	1-Feb-25	18-Jun-25	138	0%	114											
SP-1080	Commercial Kitchen Equipment Deliver	1-Feb-25	30-Jun-25	150	0%	137											
SP-1090	Pre-Engineered Metal Building Deliver	1-Feb-25	31-May-25	120	0%	119											
Construction			3-Jun-24 A	3-Jan-26	471		30										
Co-1010	Mobilization & Trailer Compound	2-Jan-25	8-Jan-25	7	0%	0											
Golf Course			3-Jun-24 A	2-Mar-25	214		307										
Co-1010	QGS Development - Golf Course	3-Jun-24 A	2-Mar-25	214	51.87%	307											
Clubhouse			9-Jan-25	3-Jan-26	360		30										
CI-1000	Clear & Grub	9-Jan-25	15-Jan-25	7	0%	0											
CI-1010	Sanitary Sewer	16-Jan-25	5-Feb-25	21	0%	0											
CI-1020	Storm Drainage	6-Feb-25	26-Feb-25	21	0%	0											
CI-1030	Water/ Fire Lines	27-Feb-25	19-Mar-25	21	0%	0											
CI-1040	Building Pad	20-Mar-25	2-Apr-25	14	0%	0											

Remaining Level of Effort

Hammock

Actual Work

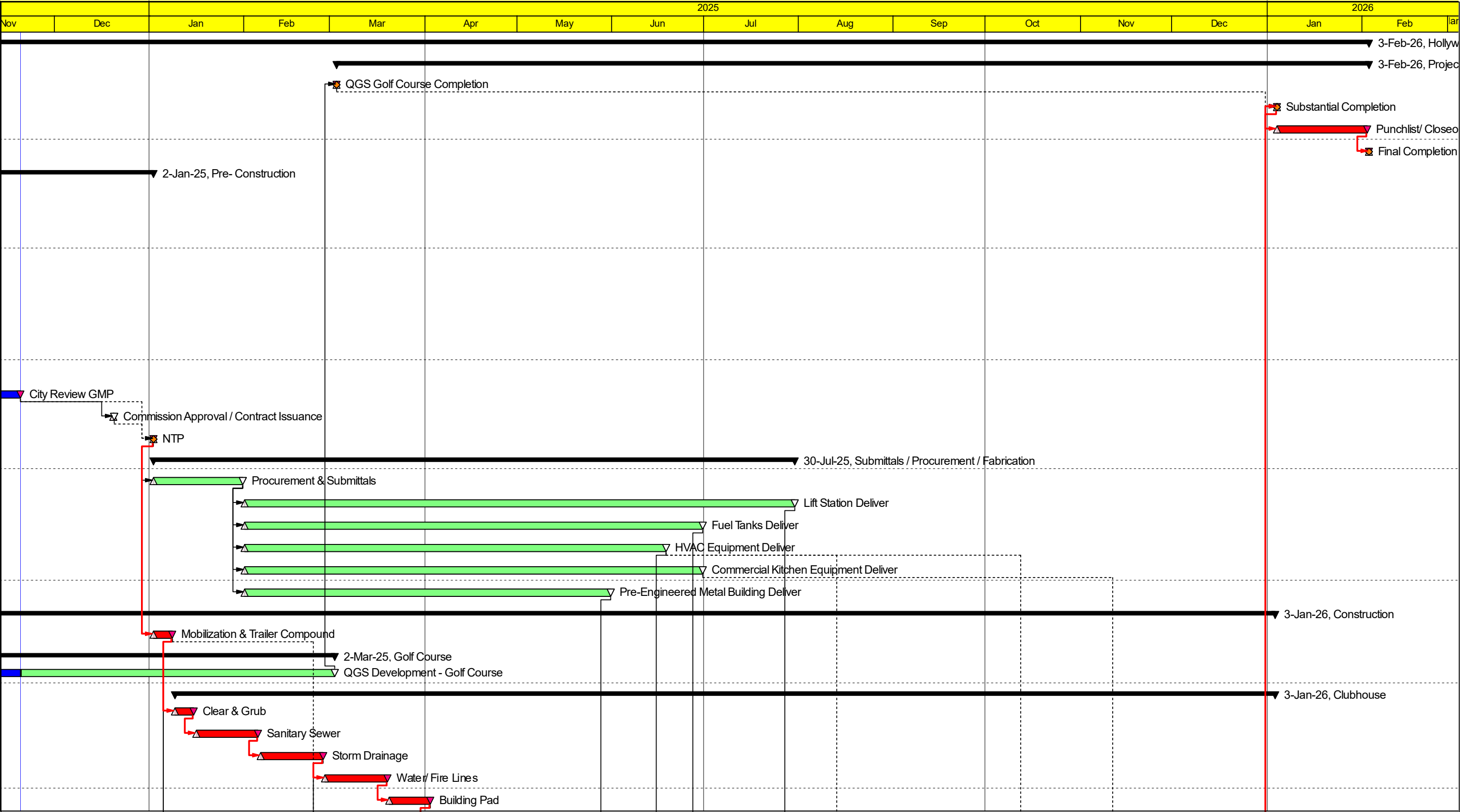
Remaining Work

Critical Remaining Work

Milestone

Summary





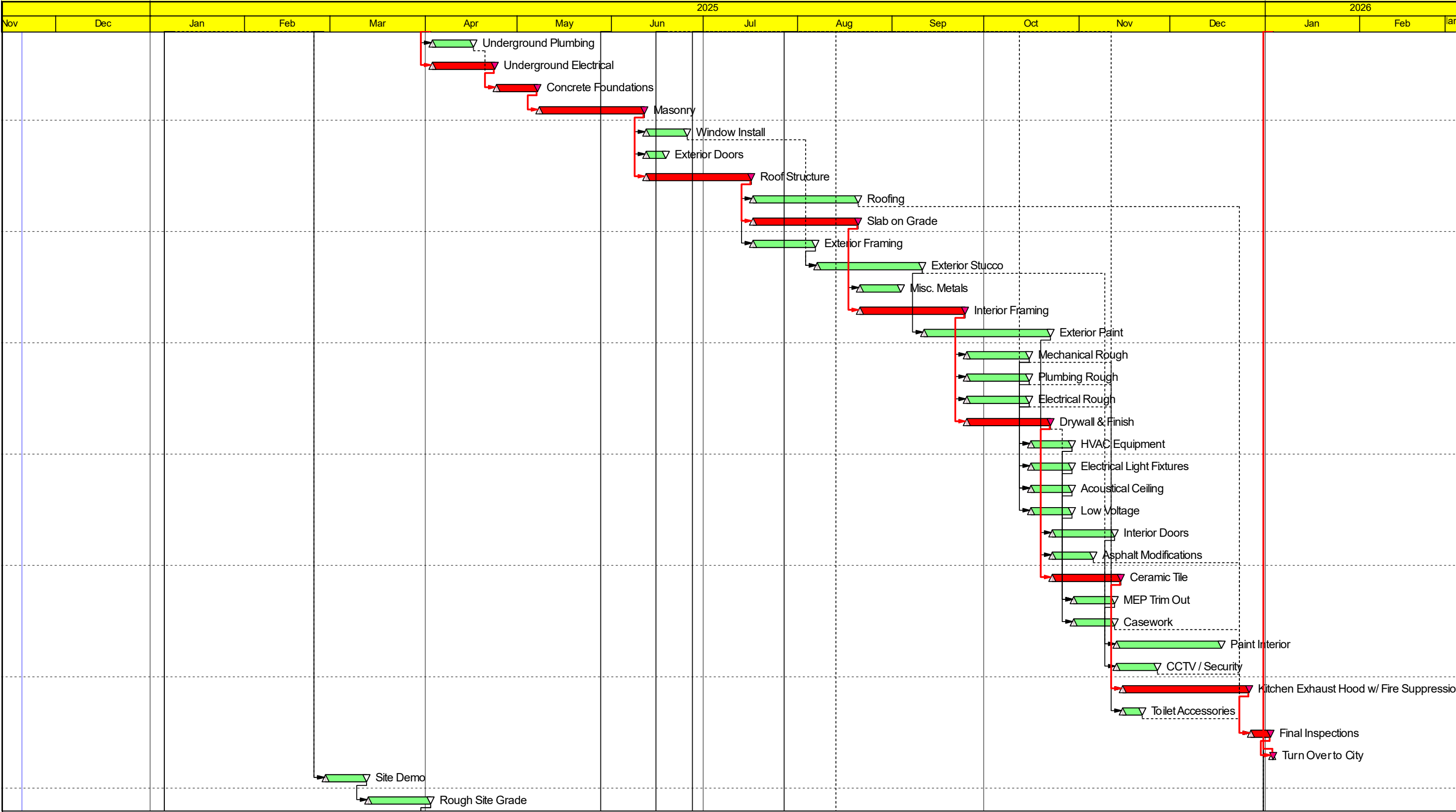
- Remaining Level of Effort
- Critical Remaining Work
- Hammock
- Milestone
- Actual Work
- Summary
- Remaining Work



Activity ID		Activity Name	Start	Finish	Original Duration	Activity % Complete	Total Float	2024																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																		
									Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
<div></div>	CI-1050	Underground Plumbing	3-Apr-25	16-Apr-25	14	0%	7																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																			

- Remaining Level of Effort
- Critical Remaining Work
- Hammock
- Milestone
- Actual Work
- Summary
- Remaining Work





- Remaining Level of Effort
- Critical Remaining Work
- Hammock
- Milestone
- Actual Work
- Summary
- Remaining Work



Activity ID		Activity Name	Start	Finish	Original Duration	Activity % Complete	Total Float	2024										
									Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	
<div></div> <div></div> <div></div>	PL-102	Storm Drainage	3-Apr-25	7-May-25	35	0%	9											
	PL-103	Electric Underground	3-Apr-25	23-Apr-25	21	0%	23											
	PL-104	Sanitary Sewer	8-May-25*	11-Jun-25	35	0%	9											
	PL-105	Water / Fire Lines	12-Jun-25	16-Jul-25	35	0%	9											
	PL-106	Pavement Subgrade	17-Jul-25	30-Jul-25	14	0%	9											
	PL-107	Concrete Flatwork	31-Jul-25	27-Aug-25	28	0%	9											
	PL-108	Lime Rock Base	28-Aug-25	10-Sep-25	14	0%	16											
	PL-109	Light Pole Install	28-Aug-25	17-Sep-25	21	0%	9											
	PL-110	Irrigation Rough	28-Aug-25	10-Sep-25	14	0%	16											
	PL-111	Final Site Grading	18-Sep-25	1-Oct-25	14	0%	9											
	PL-112	Concrete Pavement	2-Oct-25	29-Oct-25	28	0%	9											
	PL-113	Landscaping	30-Oct-25	12-Nov-25	14	0%	9											
	PL-114	Irrigation Trim	13-Nov-25	19-Nov-25	7	0%	9											
	PL-115	FPL Transformer	13-Nov-25	26-Nov-25	14	0%	23											
	PL-116	Asphalt Pavement	20-Nov-25	10-Dec-25	21	0%	9											
	PL-117	Striping & Signage	11-Dec-25	17-Dec-25	7	0%	9											
	PL-118	Final Inspections	18-Dec-25	24-Dec-25	7	0%	9											
	PL-119	Turn Over to City	25-Dec-25	25-Dec-25	1	0%	9											
	Maintenance Building Renovation			9-Jan-25	11-Sep-25	246		114										
	MB-100	Demolition	9-Jan-25	29-Jan-25	21	0%	114											
	MB-101	Sanitary Sewer	30-Jan-25	26-Mar-25	56	0%	114											
	MB-102	Water/ Fire Lines	30-Jan-25	26-Mar-25	56	0%	141											
	MB-103	Masonry	30-Jan-25	12-Feb-25	14	0%	183											
	MB-104	Misc. Metals	13-Feb-25	26-Feb-25	14	0%	183											
	MB-105	Window Install	13-Feb-25	26-Feb-25	14	0%	212											
	MB-106	Exterior Doors	27-Feb-25	12-Mar-25	14	0%	212											
	MB-107	Exterior Stucco	13-Mar-25	26-Mar-25	14	0%	254											
	MB-108	Storm Drainage	27-Mar-25	22-Apr-25	27	0%	114											
	MB-109	Underground Electrical	27-Mar-25	9-Apr-25	14	0%	141											
	MB-110	Exterior Paint	27-Mar-25	15-Apr-25	20	0%	255											
	MB-111	Underground Plumbing	23-Apr-25	6-May-25	14	0%	114											
	MB-112	Interior Framing	7-May-25	21-May-25	15	0%	114											
	MB-113	Pavement Subgrade	7-May-25	13-May-25	7	0%	199											
	MB-114	Lime Rock Base	14-May-25	20-May-25	7	0%	199											
	MB-115	Asphalt Mill & Resurface	21-May-25	10-Jun-25	21	0%	199											

Remaining Level of Effort

Critical Remaining Work

Hammock

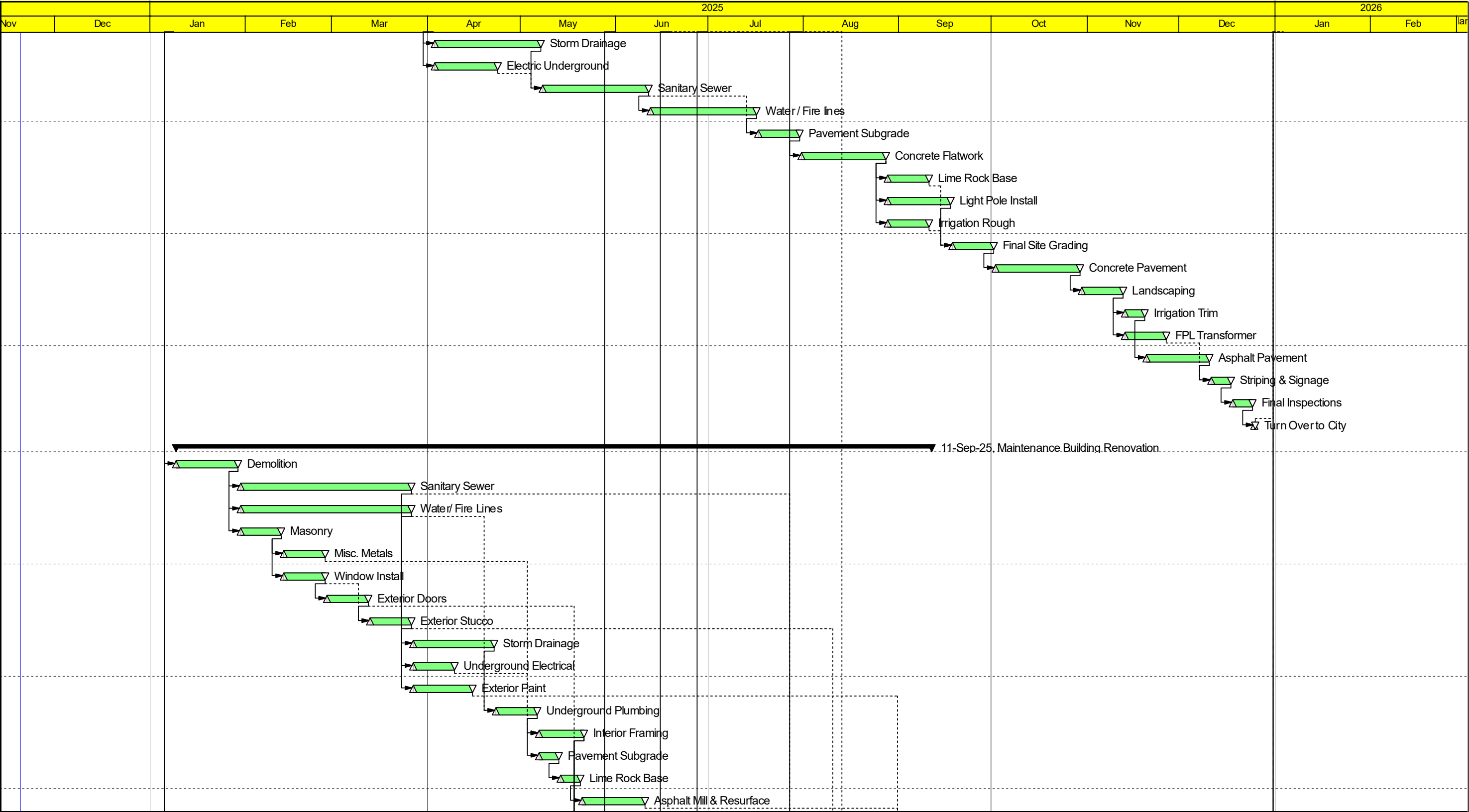
Milestone

Actual Work

Summary

Remaining Work





Remaining Level of Effort Critical Remaining Work
Hammock Milestone
Actual Work Summary
Remaining Work

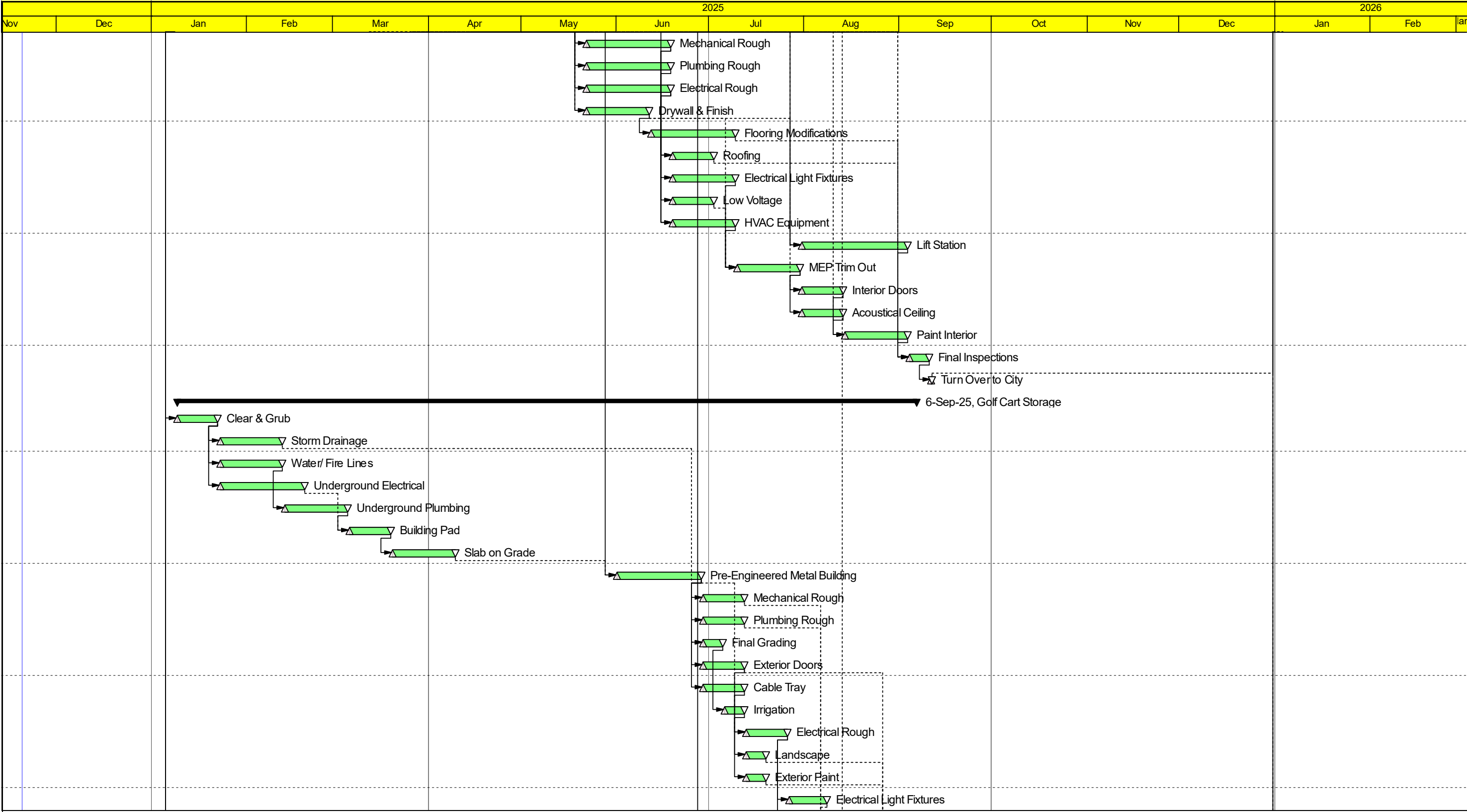
Hollywood Beach Clubhouse
Construction CPM
20-Nov-24
Page 6 of 12



Activity ID		Activity Name	Start	Finish	Original Duration	Activity % Complete	Total Float	2024																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
									Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
		MB-116 Mechanical Rough	22-May-25	18-Jun-25	28	0%	114																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																						

- Remaining Level of Effort
- Critical Remaining Work
- Hammock
- Milestone
- Actual Work
- Summary
- Remaining Work





- Remaining Level of Effort
- Critical Remaining Work
- Hammock
- Milestone
- Actual Work
- Summary
- Remaining Work

Hollywood Beach Clubhouse
Construction CPM
20-Nov-24
Page 8 of 12



Activity ID		Activity Name	Start	Finish	Original Duration	Activity % Complete	Total Float	2024										
									Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	
		GC-111	Low Voltage	27-Jul-25	9-Aug-25	14	0%	119										
		GC-111	MEP Trim	10-Aug-25	16-Aug-25	7	0%	119										
		GC-121	HVAC Equipment	17-Aug-25	29-Aug-25	13	0%	119										
		GC-12	Final Inspections	30-Aug-25	5-Sep-25	7	0%	119										
		GC-12	Turn Over to City	6-Sep-25	6-Sep-25	1	0%	119										
		Bathroom Renovation		9-Jan-25	10-Apr-25	92		268										
		Br-1000	Demolition	9-Jan-25	15-Jan-25	7	0%	268										
		Br-1010	Rough Electric	16-Jan-25	22-Jan-25	7	0%	275										
		Br-1020	Rough Plumbing	16-Jan-25	29-Jan-25	14	0%	268										
		Br-1030	Roofing	16-Jan-25	29-Jan-25	14	0%	331										
		Br-1040	Doors & Hardware	16-Jan-25	22-Jan-25	7	0%	275										
		Br-1050	Wall & Ceiling Patch	30-Jan-25	12-Feb-25	14	0%	268										
		Br-1060	Ceramic Tile	13-Feb-25	5-Mar-25	21	0%	268										
		Br-1070	Toilet Accessories	6-Mar-25	12-Mar-25	7	0%	268										
		Br-1080	Painting	13-Mar-25	19-Mar-25	7	0%	268										
		Br-1090	Electrical Light Fixtures	20-Mar-25	26-Mar-25	7	0%	268										
		Br-1100	MEP Trim	27-Mar-25	2-Apr-25	7	0%	268										
		Br-1110	Final Inspections	3-Apr-25	9-Apr-25	7	0%	268										
		Br-1120	Turn Over to City	10-Apr-25	10-Apr-25	1	0%	268										
		Maintenance Shelter A		9-Jan-25	19-Aug-25	223		137										
		MSA-111	Clear & Grub	9-Jan-25	15-Jan-25	7	0%	219										
		MSA-111	Building Pad	16-Jan-25	29-Jan-25	14	0%	219										
		MSA-111	Concrete Foundations	30-Jan-25	12-Feb-25	14	0%	219										
		MSA-111	Masonry	13-Feb-25	5-Mar-25	21	0%	219										
		MSA-111	Misc. Metals / Bollards	6-Mar-25	19-Mar-25	14	0%	219										
		MSA-111	Slab on Grade	20-Mar-25	9-Apr-25	21	0%	219										
		MSA-111	Stucco	10-Apr-25	16-Apr-25	7	0%	233										
		MSA-111	Painting	17-Apr-25	23-Apr-25	7	0%	233										
		MSA-111	Chain Link Fence	24-Apr-25	30-Apr-25	7	0%	233										
		MSA-111	Asphalt Patching	1-May-25	7-May-25	7	0%	233										
		MSA-111	Fuel Tank & Piping	1-Jul-25	11-Aug-25	42	0%	137										
		MSA-111	Final Inspections	12-Aug-25	18-Aug-25	7	0%	137										
		MSA-111	Turn Over to City	19-Aug-25	19-Aug-25	1	0%	137										
		Maintenance Shelter B		9-Jan-25	26-Jun-25	169		191										
		MSB-111	Clear & Grub	9-Jan-25	22-Jan-25	14	0%	191										
		MSB-111	Underground Electric	23-Jan-25	12-Feb-25	21	0%	191										

Remaining Level of Effort

Hammock

Actual Work

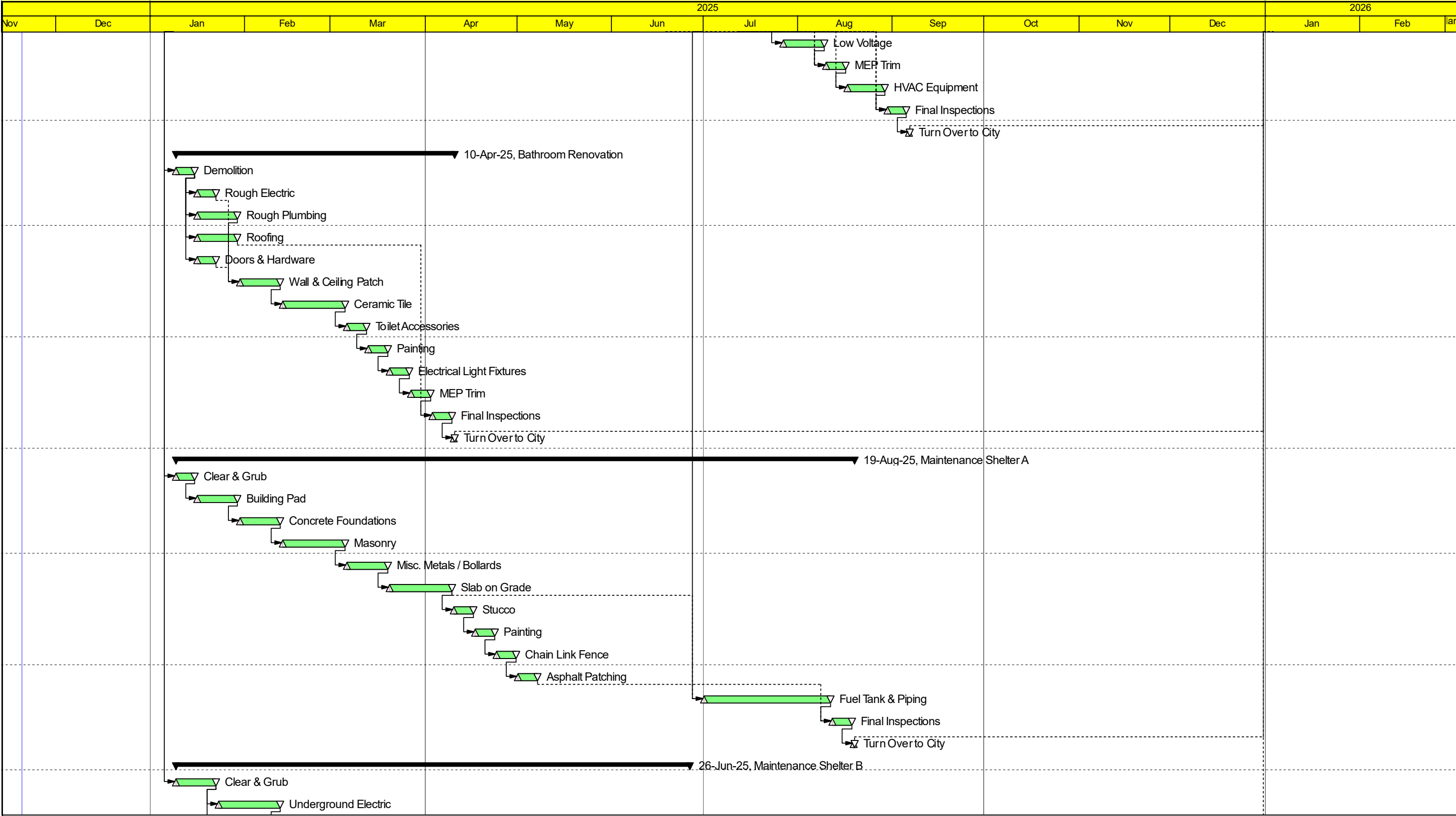
Remaining Work

Critical Remaining Work

Milestone

Summary





- Remaining Level of Effort

Critical Remaining Work
- Hammock

Milestone
- Actual Work

Summary
- Remaining Work



Activity ID			Activity Name	Start	Finish	Original Duration	Activity % Complete	Total Float	2024											
										Mar		Apr	May		Jun	Jul	Aug		Sep	Oct
<div></div>	MSB-1	Underground Plumbing	23-Jan-25	12-Feb-25	21	0%	191													
	MSB-1	Building Pad	13-Feb-25	26-Feb-25	14	0%	191													
	MSB-1	Concrete Foundations	27-Feb-25	12-Mar-25	14	0%	191													
	MSB-1	Masonry	13-Mar-25	26-Mar-25	14	0%	191													
	MSB-1	Misc. Metals / Bollards	27-Mar-25	16-Apr-25	21	0%	191													
	MSB-1	Slab on Grade	17-Apr-25	14-May-25	28	0%	191													
	MSB-1	Stucco	15-May-25	28-May-25	14	0%	191													
	MSB-1	Chain Link Fence	15-May-25	4-Jun-25	21	0%	191													
	MSB-1	Painting	29-May-25	18-Jun-25	21	0%	191													
	MSB-1	Asphalt Patching	5-Jun-25	18-Jun-25	14	0%	191													
	MSB-1	Final Inspections	19-Jun-25	25-Jun-25	7	0%	191													
	MSB-1	Turn Over to City	26-Jun-25	26-Jun-25	1	0%	191													

Remaining Level of Effort

Critical Remaining Work

Hammock

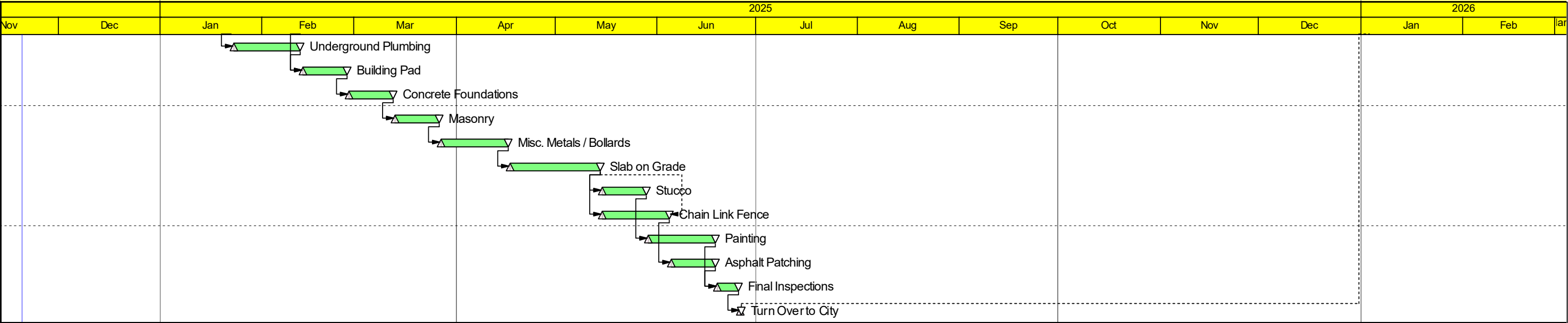
Milestone

Actual Work

Summary

Remaining Work





- Remaining Level of Effort
- Critical Remaining Work
- Hammock
- Milestone
- Actual Work
- Summary
- Remaining Work



	PERMIT SET	
Sheet	Title	Date
	GENERAL	
G000	Cover Page	10/13/2023
G001	Index of Drawings	7/26/2024
G002	Project Info	4/19/2024
G003	General Notes	6/12/2024
G004	Project Data Sheet	6/07/2024
G005	Truck Route Diagrams	10/13/2023
G007	Truck Route Diagrams	10/13/2023
G008	Truck Route Diagrams	10/13/2023
	SURVEY	
0	Survey Cover Sheet	10/13/2023
2	Survey	10/13/2023
3	Survey	10/13/2023
4	Survey	10/13/2023
5	Survey	10/13/2023
6	Survey	10/13/2023
7	Survey	10/13/2023
8	Survey	10/13/2023
9	Survey	10/13/2023
10	Survey	10/13/2023
11	Survey	10/13/2023
	GOLFCOURSE	
G1.00	Index Sheet	10/13/2023
G1.01	Master Plan	10/13/2023
G1.02	Tree Removal Plan Index	5/14/2024
G1.03	Tree Removal Plan	5/14/2024
G1.04	Tree Removal Plan	5/14/2024
G1.05	Tree Removal Plan	5/14/2024
G1.06	Tree Removal Plan	5/14/2024
G1.07	Tree Removal Plant List	5/14/2024
G1.08	Tree Removal Plant List	5/14/2024
G1.09	Tree Removal Plant List	5/14/2024
G1.10	Pond Dewatering Plan	10/13/2023
G1.11	Grading Plan Index	10/13/2023
G1.12	Grading Plan	10/13/2023

G1.13	Grading Plan	10/13/2023
G1.14	Grading Plan	10/13/2023
G1.15	Grading Plan	10/13/2023
G1.16	Cut & Fill Plan	10/13/2023
G1.17	Soil Remediation Plan	10/13/2023
G1.18	Gold Course Overall Staking Plan	10/13/2023
G1.19	Drainage Plan Index	10/13/2023
G1.20	Drainage Plan	10/13/2023
G1.21	Drainage Plan	10/13/2023
G1.22	Drainage Plan	10/13/2023
G1.23	Drainage Plan	10/13/2023
G1.24	Holes 1 & 2 Grading and Drainage Detail Plan	10/13/2023
G1.25	Holes 3 & 4 Grading and Drainage Detail Plan	10/13/2023
G1.26	Holes 5 & 6 Grading and Drainage Detail Plan	10/13/2023
G1.27	Holes 7 & 8 Grading and Drainage Detail Plan	10/13/2023
G1.28	Holes 9 & 10 Grading and Drainage Detail Plan	10/13/2023
G1.29	Holes 11 & 12 Grading and Drainage Detail Plan	10/13/2023
G1.30	Holes 13 & 14 Grading and Drainage Detail Plan	10/13/2023
G1.31	Holes 15 & 16 Grading and Drainage Detail Plan	10/13/2023
G1.32	Holes 17 & 18 Grading and Drainage Detail Plan	10/13/2023
G1.33	Practice Putting & Chipping Greens Grading and Drainage Detail Plan	10/13/2023
G1.34	Grassing Plan	10/13/2023
G1.35	Golf Course Landscape Plan	6/12/2024
G1.36	Clubhouse Landscape Plan	6/12/2024
G1.37	Golf Course Construction Details	10/13/2023
G1.38	Golf Course Construction Details	10/13/2023
G1.39	Landscape Details	10/13/2023
	CIVIL	
C0.0	Cover Sheet	10/13/2023
C1.0	General Notes & Specifications	10/13/2023
C1.1	Civil Legend, Abbreviations & Symbols	10/13/2023
C1.2	Overall Key Sheet	10/13/2023
C1.3	Post-Development Drainage Basin Map	10/13/2023
C2.0	Site Clearing & Demolition Plan	4/19/2024
C2.1	Site Clearing & Demolition Plan	10/13/2023
C2.2	Site Clearing & Demolition Plan	10/13/2023
C2.3	Site Clearing & Demolition Plan	10/13/2023
C3.0	Geometry, Signing & Marking Plan	6/12/2024
C3.1	Geometry, Signing & Marking Plan	7/26/2024

C3.2	Geometry, Signing & Marking Plan	6/12/2024
C3.3	Geometry, Signing & Marking Plan	6/12/2024
C4.0	Site Grading & Drainage Plan	6/12/2024
C4.1	Site Grading & Drainage Plan	6/12/2024
C4.2	Site Grading & Drainage Plan	6/12/2024
C4.3	Site Grading & Drainage Plan	6/12/2024
C4.4	Drainage Structure & Pipe Tabulation	5/14/2024
C4.5	Typical Cross Sections	4/19/2024
C4.6	Typical Cross Sections	4/19/2024
C5.0	Clubhouse Geometry, Signing & Marking Plan	7/26/2024
C5.1	Clubhouse Grading & Drainage Plan	7/26/2024
C5.2	Clubhouse Utility Plan	6/12/2024
C6.0	Maint. Bldg. Geometry, Signing & Marking Plan	6/12/2024
C6.1	Maint. Bldg. Grading & Drainage Plan (Access Road)	6/12/2024
C6.2	Maint. Bldg. Grading & Drainage Plan	6/12/2024
C6.3	Maint. Bldg. Utility Plan	6/12/2024
C6.3.2	N.E. Bathroom Sanitary Lateral	7/26/2024
C6.4	Maint. Bldg. Utility Profile	10/13/2023
C7.0	General Construction Details	6/12/2024
C7.1	Drainage Details	10/13/2023
C7.2	Drainage Details	10/13/2023
C7.3	Water & Sewer Details	5/14/2024
C7.4	Water & Sewer Details	4/19/2024
C8.0	Stormwater Pollution Prevention Plan	6/12/2024
C8.1	Stormwater Pollution Prevention Plan	6/12/2024
C8.2	Stormwater Pollution Prevention Plan	6/12/2024
C8.3	Stormwater Pollution Prevention Plan	6/12/2024
C8.4	Stormwater Pollution Prevention Plan	10/13/2023
LS-1	Grinder Lift Station Details	10/13/2023
LS-2	Grinder Lift Station Electrical Details	10/13/2023
IRRIGATION		
I-DI	Irrigation Design Drawings Cover Sheet (ATI)	10/13/2023
I-OV	Irrigation Design Drawings (ATI)	10/13/2023
I-MC	Irrigation Mechanical Drawings (ATI)	10/13/2023
I-TW	Irrigation Two Wire Decoder Drawings (ATI)	10/13/2023
I-D1	Irrigation Details (ATI)	10/13/2023
I-D2	Irrigation Two Wire Details (ATI)	10/13/2023
I-P1	Typical Pump Station Details (IATI)	10/13/2023

I-P2	Typical Pump Station Details (ATI)	10/13/2023
I-P3	Typical Pump Station Details (ATI)	10/13/2023
IP-100	Clubhouse Irrigation Plans (ATI)	10/13/2023
IP-200	Clubhouse Irrigation Details (ATI)	10/13/2023
LANDSCAPE		
LT-01	Tree Disposition Plan	10/13/2023
LT-02	Tree Disposition Plan	10/13/2023
LT-03	Tree Disposition Plan	10/13/2023
LT-04	Tree Disposition Plan	10/13/2023
LT-05	Tree Disposition Plan	10/13/2023
LT-06	Tree Disposition Plan	10/13/2023
LT-07	Tree Disposition Plan	10/13/2023
LT-08	Tree Disposition Plan	10/13/2023
LT-09	Tree Disposition Plan	10/13/2023
LT-10	Tree Disposition Plan	10/13/2023
LT-11	Tree Disposition Plan	10/13/2023
LT-12	Tree Disposition Plan	10/13/2023
LT-13	Tree Disposition Plan	10/13/2023
LT-14	Tree Disposition Plan	10/13/2023
LT-15	Tree Disposition Plan	10/13/2023
LT-16	Tree Disposition Plan	10/13/2023
LT-17	Tree Disposition Plan	10/13/2023
LT-18	Tree Disposition Plan	10/13/2023
LT-19	Tree Disposition Plan	10/13/2023
LT-20	Tree Disposition Plan	10/13/2023
LT-21	Tree Disposition Plan	10/13/2023
LT-22	Tree Disposition Plan	10/13/2023
LT-23	Tree Disposition Plan	10/13/2023
LT-24	Tree Disposition Plan	10/13/2023
LT-25	Tree Disposition Plan	10/13/2023
LT-26	Tree Disposition Plan	10/13/2023
LT-27	Existing Planting Images	10/13/2023
LT-28	Existing Planting Images	10/13/2023
LT-29	Existing Planting Images	10/13/2023
LT-30	Existing Planting Images	10/13/2023
LT-31	Existing Planting Images	10/13/2023
LT-32	Existing Planting Images	10/13/2023
LT-33	Existing Planting Images	10/13/2023
LT-34	Existing Planting Images	10/13/2023

LT-35	Existing Planting Images	10/13/2023
LT-36	Existing Planting Images	10/13/2023
LT-37	Existing Planting Images	10/13/2023
LT-38	Existing Planting Images	10/13/2023
LT-39	Existing Planting Images	10/13/2023
LT-40	Existing Planting Images	10/13/2023
LT-41	Existing Planting Images	10/13/2023
LT-42	Existing Planting Images	10/13/2023
LT-43	Existing Planting Images	10/13/2023
LT-44	Existing Planting Images	10/13/2023
LT-45	Existing Planting Images	10/13/2023
LT-46	Existing Planting Images	10/13/2023
LT-47	Existing Planting Images	10/13/2023
LT-48	Existing Planting Images	10/13/2023
LT-49	Existing Planting Images	10/13/2023
LT-50	Existing Planting Images	10/13/2023
LT-51	Existing Planting Images	10/13/2023
LT-52	Existing Planting Images	10/13/2023
LT-53	Existing Planting Images	10/13/2023
LT-54	Existing Planting Images	10/13/2023
LT-55	Existing Planting Images	10/13/2023
LT-56	Existing Planting Images	10/13/2023
LT-57	Existing Planting Images	10/13/2023
LT-58	Existing Planting Images	10/13/2023
LT-59	Existing Planting Images	10/13/2023
LT-60	Existing Planting Images	10/13/2023
LT-61	Existing Planting Images	10/13/2023
LT-62	Existing Planting Images	10/13/2023
LT-63	Existing Planting Images	10/13/2023
LT-64	Existing Planting Images	10/13/2023
LT-65	Existing Planting Images	10/13/2023
LT-66	Existing Planting Images	10/13/2023
LT-67	Existing Planting Images	10/13/2023
LT-68	Existing Planting Images	10/13/2023
LT-69	Existing Planting Images	10/13/2023
LT-70	Existing Planting Images	10/13/2023
LT-71	Existing Planting Images	10/13/2023
LT-72	Existing Planting Images	10/13/2023
LT-73	Existing Planting Images	10/13/2023

LT-74	Existing Planting Images	10/13/2023
LT-75	Existing Planting Images	10/13/2023
	SITE	
AS101	Site Plan – Overall	7/26/2024
AS102	Site Plan – Club House (CH)	7/26/2024
AS102.1	Pavement Plan – Club House (CH)	7/26/2024
AS103	Site Plan – Maint. Building	6/7/2024
AS104	Site Plan – Demo Overall	6/8/2024
AS105	Site Furniture	4/19/2024
	LIFE SAFETY PLANS	
LS100	First Floor Life Safety Plan (CH)	7/26/2024
LS100.1	Cart Barn Life Safety Plan	4/19/2024
LS100.2	Maint. Bldg Life Safety Plan	6/12/2024
LS100.3	Maint. Shed Life Safety Plan	10/15/2024
	DEMOLITION PLANS	
D100	Site Plan – Overall Demo	6/12/2024
D201.2	Demo Maint. Bldg & Bath Flr	10/13/2023
D202.2	Demo Maint. Bldg & Bath RF	10/13/2023
D300.2	Demo Maint. Bldg & Bath	7/26/2024
	FLOOR PLANS & RCPS	
A100	First Flr Plan – Club House Dims	7/26/2024
A101-A	First Flr Plan – Club House	7/26/2024
A101-B	Floor Plan CH Service Yard	7/26/2024
A101.1	Flr & Roof Plan Cart Barn	10/15/2024
A101.2	Flr Plan Maint Building	7/26/2024
A101.3	Flr Plan Maint She – A&B	6/7/2024
A101.4	Plan & Elev. – Exist. RR	10/13/2023
A202	Roof Plan – CH	6/12/2024
A202.2	Roof Plan – Maint & Exist RR	10/13/2023
A202.3	Roof Plan – Maint Shed	10/13/2023
A300-A	First Floor RCP – CH	7/26/2024
A300-B	First Floor RCP – CH	7/26/2024
A300.1	Cart Barn RCP	10/13/2023
A300.2	Maint. Bldg RCP	10/13/2023
A300.3	Maint. Shed A&B RCP	10/13/2023
	BUILDING WALL SECTIONS	
A400	Building Sections - CH	7/26/2024
A401	Building Sections - CH	7/26/2024
A402	Building Sections - CH	7/26/2024

A403	Building Sections - CH	7/26/2024
A404	Building Sections - CH	7/26/2024
A405	Building Sections – Cart Barn	10/13/2023
A406	Building Sections – Maint. Bldg	10/13/2023
A407	Building Sections – Maint. Shed A&B	10/13/2023
EXTERIOR ELEVATIONS		
A500A	Building Elevations - CH	6/12/2024
A500B	Building Elevations - CH	6/12/2024
A500C	Building Elevations - CH	6/12/2024
A500.1	Building Elevations – CB	10/13/2023
A500.2	Building Elevations – MB	6/7/2024
A500.3A	Building Elevations – MS	10/13/2023
DETAILS		
A600	ADA Details	10/13/2023
A601	ADA Details	10/13/2023
A610	Partition Types	6/12/2024
A611	Wall Types	7/26/2024
A612	Storefront Details	6/12/2024
A620	Details Type Fire Penetrations	10/13/2023
A621	Details Type Fire Penetrations	10/13/2023
A623	Details Typ Misc	6/12/2024
A624	Details Typ Framing Misc	10/13/2023
A625	Details Typ Interior	6/12/2024
A628	Wall Sections MB & CH	7/26/2024
A630	RCP Details	6/12/2024
A640	Details Typ – Roof	10/15/2024
A641	Details – Tile Roof	10/15/2024
A642	Details – Tile Roof	6/12/2024
A643	Details – Tile Roof	10/15/2024
A650	Details Pavement	7/26/2024
A651	Details Fence & Awning	6/07/2024
A670	Details Casework	10/13/2023
A671	Details Casework	10/13/2023
ENLARGED PLANS & ELEVATIONS		
A700	Enlarged Plans & Int. Elev. - CH	7/26/2024
A700.2	Enlarged Plans Elevation - MB	7/26/2024
A701	Enlarged Plans & Int. Elev. - CH	7/26/2024
A701.2	Enlarged Plans Elevation - MB	6/12/2024
A702	Enlarged Plans & Int. Elev. - CH	6/12/2024

A703	Enlarged Plans & Int. Elev. - CH	7/26/2024
A704	Enlarged Plans & Int. Elev. - CH	10/13/2023
A705	Enlarged Plans & Int. Elev. - CH	10/15/2024
A706	Enlarged Plans & Int. Elev. - CH	7/26/2024
A706.1	Enlarged Plans & Int. Elev. - CH	7/26/2024
A707	Enlarged Plans & Int. Elev. - CH	6/12/2024
A708	Enlarged Plans & Int. Elev. - CH Tower	7/26/2024
A709	Enlarged Plans & Int. Elev. - CH	6/12/2024
A711	Enlarged Plans & Int. Elev. - CH	6/12/2024
A712	Enlarged Plans & Int. Elev. - CH	10/15/2024
	DOORS & WINDOWS	
A800	Door Schedule	6/12/2024
A801	Hardware Sets	6/12/2024
A810	Window & Storefront	6/12/2024
	INTERIOR DESIGN	
ID000	General	10/15/2024
ID101-A	Finish Plan CH - 1 st Floor	7/26/2024
ID101-B	Finish Plan CH - 1 st Floor	7/26/2024
ID101.2	Finish Plan Maint. Bldg.	7/26/2024
ID102	Millwork & Details - CH	7/26/2024
ID103	Millwork & Details - Club House	6/12/2024
ID106	Furniture Plan - Club House	10/13/2023
ID108	ID Schedules	7/26/2024
ID109	ID Transition Details	6/12/2024
	SIGNAGE	
SG001	Signage Plan - CH	7/26/2024
SG002	Signage Types - CH	10/13/2023
SG100	Exterior Bldg Signage	6/12/2024
	EQUIPMENT	
QF000	General Notes	10/13/2023
QF100	FS Equipment Plan - Club House	10/13/2023
QF101	FS Equipment Plan - Maint Bldg	10/13/2023
QF200	FS Equipment Schedule	10/13/2023
QF300	FS Plumbing Plan	10/13/2023
QF400	FS Electrical Plan	10/13/2023
QF500	FS Ventilation Plan	10/13/2023
QF501	Exhaust Hood Details	10/13/2023
QF502	Exhaust Hood Details	10/13/2023
QF503	Exhaust Hood Details	10/13/2023

QF504	Exhaust Hood Details	10/13/2023
QF505	Exhaust Hood Details	10/13/2023
QF600	FS Special Conditions Plan	10/13/2023
QF601	FS Walk-In Details	10/13/2023
QF700	FS Custom FAB Plan	10/13/2023
QF701	FS Elevations	10/13/2023
QF800	FS Standard Details	10/13/2023
	E-D VIEWS	
R100	Club House Renderings	10/13/2023
R101	Club House Renderings	10/13/2023
R102	Club House Renderings	10/13/2023
R103	Club House Renderings	10/13/2023
R104	Club House Renderings	10/13/2023
R105	Club House Renderings	10/13/2023
R106	Club House Renderings	10/13/2023
R107	Club House Renderings	10/13/2023
R108	Club House Renderings	10/13/2023
	STRUCTURAL	
S1.00	Cover Sheet	7/26/2024
S1.01	Structural Notes	6/12/2024
S1.02	Structural Notes	10/13/2023
S1.11	Wall Wind Diagrams Club House	10/13/2023
S1.12	Roof Wind Diagram Club House	10/15/2024
S1.13	Wall Wind Diagrams Storage Building	10/15/2024
S2.10	Foundation & Level 1 Plan Club House	6/12/2024
S2.11	Foundation & Level 1 Plan Storage Building	7/26/2024
S2.12	Existing Building Plan	10/15/2024
S2.40	Roof Framing Plan Club House	6/12/2024
S2.41	Roof Trusses Framing Plan	6/12/2024
S3.01	Building Sections	6/12/2024
S3.02	Entrance Tower Frame and Details	7/26/2024
S3.03	Building Sections	10/15/2024
S3.11	Foundation Details	6/12/2024
S5.01	Slab on Grade	6/12/2024
S5.11	Masonry Details	6/12/2024
S6.01	Roof Details	7/26/2024
S6.02	Roof Details	6/12/2024
	MECHANICAL	
M000	Index, Symbol Legend and Notes	4/19/2024

M200	Mechanical Plan – Club House	7/26/2024
4/19/2024 4M200-1	Roof Mechanical Plan – Club House	7/26/2024
M201	Mechanical Plan – Cart Barn	7/26/2024
M202	Mechanical Plan – Maint – Bldg.	7/26/2024
M202-1	Roof Mechanical Plan – Maint – Bldg.	7/26/2024
M300	Mechanical Schedules	7/26/2024
M400	Mechanical Details	7/26/2024
M401	Kitchen Hood Drawings #1	10/13/2023
M402	Kitchen Hood Drawings #2	10/13/2023
M403	Kitchen Hood Drawings #3	4/19/2024
M404	Kitchen Hood Drawings #4	4/19/2024
M405	Kitchen Hood Drawings #5	4/19/2024
M406	Kitchen Hood Drawings #6	4/19/2024
M407	Kitchen Hood Drawings #7	4/19/2024
M408	Kitchen Hood Drawings #8	4/19/2024
M500	3D Club House Mechanical System	10/13/2023
M501	3D Maint. Bldg. Mechanical Plan	10/13/2023
	ELECTRICAL	
E000	Index, Notes & Symbol Legend	5/14/2024
E100	Electrical Site – Club House and Cart Barn	5/14/2024
E101	Electrical Site – Maint – Bldg & Sheds	7/26/2024
E102	Site Photometric Plan – Club House	10/15/2024
E200	Power Floor Plan – Club House	4/19/2024
E200-1	Lighting Plan – Club House	10/15/2024
E200-2	Enlarged Kitchen Power Plan	7/26/2024
E200-3	Roof Plan – Club House	7/26/2024
E200-4	Fire Alarm Floor Plan -Club House	6/07/2024
E201	Power & Lighting Plans – Cart Barn	10/15/2024
E202	Power Floor Plan – Maint. Bldg.	7/26/2024
E202-1	Lighting Plan – Maint Bldg.	7/26/2024
E202-2	Electrical Plan – Maint. Sheds A&B	7/26/2024
E203	Electrical Plan – Maint. Sheds A&B	5/14/2024
E300	Panel Schedules	7/26/2024
E301	Power Riser Diagrams	7/26/2024
E302	Fire Alarm Riser	6/07/2024
	PLUMBING	
P000	Index, Notes & Symbol Legend	7/26/2024
P001	Details	10/13/2023

CONTRACT DRAWING LOG

P100	Plumbing Site – Club House & Cart Barn	7/26/2024
P101	Plumbing Site – Maint. Bldg. & Shed	7/26/2024
P200	Domestic Water Plan – Club House	7/26/2024
P200-1	Sanitary Floor Plan – Club House	7/26/2024
P200-2	Roof Plumbing Plan – Club House	7/26/2024
P201	Plumbing Floor Plans – Cart Barn	7/26/2024
P202	Domestic Water Plan – Maint. Bldg.	7/26/2024
P202-1	Sanitary Floor Plan – Maint. Bldg.	7/26/2024
P203	Plumbing Floor Plans – Maint. – Sheds A&B	7/26/2024
P204	Roof Plumbing Plan – Maint. Bldg.	7/26/2024
P300	Domestic Water & Gas Isometrics C-H	7/26/2024
P301	San. – Storm – Cond. – Isometrics – C-H	7/26/2024
P302	Plumbing Isometrics – Maint. Cart Barn – Sheds	7/26/2024
FIRE PROTECTION		
FP000	Index, Notes & Symbol Legend	4/19/2024
FP100	Fire Protection Site Plan	4/19/2024
FP200	Fire Protection Plan – Club House	7/26/2024
TECHNOLOGY		
T-001	Technology Symbols Legend and Notes	10/13/2023
T-002	Technology Symbols Legend and Notes	10/13/2023
T-101	Overall Site Plan - Tech	10/13/2023
T-201	First Floor Plan – Club House – Tech	10/13/2023
T-202	Floor Plan Maint. Bldg - Tech	10/13/2023
T-203	Floor Plan Cart Barn - Tech	10/13/2023
T-501	Technology Details	10/13/2023
Grand Total: 385		

EXHIBIT D

AUTHORIZATION FOR CONSTRUCTION

Pursuant to the Agreement between the City of Hollywood and **State Contracting & Engineering Corp.** ("Construction Manager"), for the construction of the **Hollywood Beach Clubhouse/Community Center**, the City of Hollywood and the Construction Manager hereby execute the **Authorization** and further agree as set forth below.

[Optional: Whereas, the Project is being performed in phases as permitted by the Contract for Construction; and Whereas, the City of Hollywood desires to authorize Construction Manager to commence the [TBD] phase of the project.]

1. Construction Manager shall commence of the Work within ten (10) calendar days after the date indicated on the Notice to Proceed. The date of the Substantial Completion for the Project shall be: **January 17, 2025**.
2. The date of the Final Completion for the Project shall be **thirty (30)** days after the date of Substantial Completion.
3. The construction Manager's Guaranteed Maximum Price ("GMP") proposal dated **February 18, 2025**, attached hereto and incorporated herein, is accepted by the Owner.
4. The Construction Manager shall award Trade Contracts representing ninety percent (90%) or more of the Cost of the Work within **ninety (90)** days of issuance of the Notice to Proceed for Construction Services.

Item	Amount
Direct Construction Cost of the Work	\$8,126,075
CMAR Staff	\$694,540
Construction Phase Fee	\$497,157
General Conditions/ Requirements	\$245,983
Insurance & Bond	\$273,208
Owners Contingency	\$453,330
CM Contingency	\$150,000
Guaranteed Maximum Price	\$10,440,293

APPROVED AS TO FORM.

Submitted:

Nicole Heran
Deputy Director, Department of Design &
Construction Management

Approved:

Recommended:

Douglas R. Gonzales
City Attorney

Jose Cortes
Director, Department of Design &
Construction Management

Approved:

Approved:

Stephanie Tinsley
Director, Department of Financial Services

Josh Levy
Mayor

Attest:

Accepted:

Patricia A. Cerny, MMC
City Clerk

Paul A. Carty - President
State Contracting & Engineering Corp.

Distribution:
1 Original to Construction Manager
1 Original to DCM Project File
Cc: Senior Accountant

Note to Construction Manager: Please Sign All Originals and Return to the Department of Design & Construction Management

Account No.:

EXHIBIT E CONSTRUCTION MANGER AT RISK PROJECT TEAM



Hollywood Beach Golf Clubhouse & Community Center
Project Information Sheet

Contact Information:
Below is contact information for key personnel.

POSITION	CONTACT	CONTACT INFORMATION
Project Executive	Paul Carty	(C) 954.931.3857
		pcarty@statecontracting.com
Project Manager	Eileen See	(C) 954.802.6578
		esee@statecontracting.com
		Pay Applications, Contracts, Change Orders, RFIs, Submittals, Closeout Documents
Assistant Project Manager	Timothy Laltoo	(C) 954.529.8234
		tlaltoo@statecontracting.com
Project Superintendent	Ernesto Esquivel	(C) 305.433.0815
		eesquivel@statecontracting.com
Assistant Superintendent	Broward Coker	bcoker@statecontracting.com
Project Coordinator	Diane Vazquez	(O) 954.923.4747 ext.114 / (C) 954.990.9471
		dvazquez@statecontracting.com
		Pay Applications, Contracts, Change Orders, RFIs, Submittals, Closeout Documents
EHS Manager	Chris Hawkins	chawkins@statecontracting.com
Project Accountant	Monique Rodriguez	(O) 954.923.4747, ext. 104
		mrodriguez@statecontracting.com
		Payments, Releases of Lien



5391 N. Nob Hill Road Sunrise, Florida 33351 954.923.4747

EXHIBIT F

CONSTRUCTION MANAGED AT RISK – GMP PROPOSAL, QUALIFICATIONS AND CLARIFICATIONS

The following outlines the documents and general qualifications of our GMP proposal.

Bid Documents as follows:

Plans prepared by Bermello Ajamil & Partners, Inc dated 10/13/2023 through R5 07/26/2024 + SCEC Bid Clarifications #1 and #2.

Clarifications, qualifications, and exclusions stated by SCEC in this document take precedence over the Permit Set Documents.

Division 01 - GENERAL:

1. GMP does not include any capital improvement fees, connection fees, or impact fees.
2. GMP does not include the removal of hazardous materials, asbestos, or lead-containing materials.
3. GMP does not include Material Testing or Specialty Inspection costs.
4. GMP does not include any FF&E not specifically noted as a line item.
5. GMP does not include scope of work for Note #5 on AS101.
6. GMP does not include any permit fees.
7. GMP assumes all utilities will be paid by Owner.
8. GMP does not include specified wage rates, grant money requirements, and/or certified payroll.
9. GMP assumes uninterrupted access to the project site for the completion of construction duration.
10. GMP assumes NTP (construction) is predicated upon receipt of permit-approved construction docs.
11. GMP assumes the CM Staffing and General Conditions will be a lump sum cost item evenly billed every month during the duration of construction. General Requirements remain reimbursable.
12. The parties agree that the Contract Amount has been calculated based on the current prices and timing for building materials. Due to the volatility of the market for certain building materials and the concerns of the imposition of tariffs on the price and lead time of materials (including the ramifications of any trade war), it is understood that certain material price increases/escalations could occur. Should any material price increase after the execution of this Agreement as the direct or indirect result of the imposition of tariffs, after any buyout savings are exhausted, the Contractor agrees to review the materials price increase with the Owner and if found to be acceptable, the Owner Contingency shall be utilized. The Contractor's claim to the Owner for any material price or time change as a result of the above aforementioned shall require written notice from the Contractor to the Owner within ten (10) calendar days of discovery of the price or time change. The Contractor's claim for any price increase shall include, and be supported by, invoices, bills of sale, and/or other documentation, as applicable to satisfy the City that there is a change. Any unused Owner Contingency at the end of the project shall vest to the city.

Division 02 – EXISTING CONDITIONS:

1. GMP assumes on-site salvage rights belong to SCEC.

Division 03 – CONCRETE:

1. GMP assumes canopy and metal trellis footers to be isolated with a size of 3' x 3' x 3' with 3000 psi concrete and standard reinforcing.

Division 05 – METALS:

1. GMP does not include structural roof repairs to the exposed steel joist/decking at the Maintenance Bldg.

Division 07 – THERMAL & MOSITURE PROTECTION:

1. GMP does not include scope of work related to 07 21 19 Foamed-In-Place Insulation

Division 08 – OPENINGS:

1. GMP does not include for final keying of Door Hardware.

Division 09 – FINISHES:

1. GMP assumes a level surface to exist at the Maintenance and Fairway Restroom buildings for the installation of all flooring finishes.
2. GMP does not include moisture and/or crack mitigation for the installation of all floor finishes.
3. GMP does not include "grinding" for floor finish CTF-1 identified on ID108.

Division 10 – SPECIALTIES:

1. GMP does not include mural scope of work.
2. GMP does not include shelving at Stock Storage 109 and Bag Storage 110.
3. GMP does not include new 4-yard dumpster containers.
4. GMP does not include the manual Operable Partition. Above ceiling steel support is included.
5. GMP does not include the manual operation Metal Trellis overhang. Foundations are included.
6. GMP does not include the Metal Roof Canopy over Shed B. Foundations are included.
7. GMP does not include the Exterior Building (Lettering & Logos).

Division 11 – EQUIPMENT:

1. GMP does not include Residential Appliances.
2. GMP only includes an allowance of \$100,000.00 for the Exhaust Hood with Fire Suppression for the Food Service Equipment.

Division 21 – FIRE SUPPRESSION:

1. GMP does not include any Gaseous Fire Suppression System scope of work.
2. GMP does not include a deluge fire sprinkler system at any fenestrations.

Division 22 – PLUMBING:

1. GMP assumes all plumbing services at the Maintenance and Fairway Restroom buildings are fully operational.
2. GMP assumes existing plumbing piping within the Fairway Restroom to be adaptable in its current condition with the new service that enters from the North side of the building. Demolition of floors and/or walls is not included.
3. GMP does not include pipe insulation for CW lines.
4. GMP assumes gas service with a regulator to the building connection point to be by the owner.

Division 23 – MECHANICAL:

1. GMP does not include HVAC Commissioning.

Division 26 – ELECTRICAL:

1. GMP does not include FPL, Comcast, AT&T and/or CATV fees and service entrance costs.
2. GMP does not include FPL Primary side scope of work.
3. GMP assumes all existing electrical services at the Maintenance and Fairway Restroom buildings are fully operational.
4. GMP does not include power service to the Pump House.
5. GMP does not include A/V such as but not limited to projectors, audio enhancements, projection screens and TV displays.

Division 31/32/33 – SITEWORK:

1. GMP does not include sitework scope to be completed by GQS via their contract for the new Golf Course.
2. GMP assumes the existing irrigation controller to be in working condition without the need for upgrades for tie-in.
3. GMP does not include the power service to the Pump House.
4. GMP does not include the Logo within the stamped concrete entrance.
5. GMP includes an allowance of \$125,000.00 for the Landscape scope of work.



ACCEPTED SCOPE REMOVED/REDUCTION LIST

As part of this GMP Proposal, the following is the Accepted Scope Removed/Reduction List:

1. Exterior Building (Lettering & Logos): Removed
2. Metal Trellis at Clubhouse Dining Spill Out (North Side): Removed
3. Metal Canopy at Shed B: Removed
4. Operable Partition at Clubhouse: Removed
5. Residential Equipment: Removed
6. Food Service Equipment: Reduced to an allowance of \$100,000 (only Exhaust Hood w/ Fire Suppression)
7. Pump House Power: Removed
8. Stamped Concrete Logo: Removed
9. Landscape: Reduced to an allowance of \$125,000

City of Hollywood: Golf Clubhouse

SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Building Selective Demolition
Bid Package Number: 02220
Cost Code: 02 40 00
Division: 02

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$0.95

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Details Demo	Coastal	N&P	DEMCON	Downright		
Subcontractor Bid Proposal	1 LS			NO BID	NO BID	NO BID		
Bond Premium		n/a	n/a	n/a	n/a	n/a		
<u>CLUBHOUSE & CART BARN:</u>								
No demolition								
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>		17,915	22,500					
Remove Doors		Included	Included					
Decorative Block		Included	Included					
Demo Restrooms Incl. Plumbing Fixtures		Included	Included					
Demo Interior Partition Walls & Floor Finishes		Included	Included					
Demo Interior Ceilings		Included	Included					
Plumbing Cuts in SOG	108 SF	Included	Included					
Restrom Building		Included	Included					
Slab Cut for new Masonry Wall	190 LS	1,900	Included					
Demo Pro Shop Ceiling		915	Included					
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		20,730	22,500	0	0	0	0	0
BEST COMBINATION:		20,730	Details Demo					
SELECTED SUBCONTRACTOR:		Details Demo			Notes:			
Estimate Prepared by: AV Estimate Reviewed by: PAC					1)			
					2)			
					3)			
					4)			
					5)			

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Temporary Fencing
Bid Package Number: -
Cost Code: -
Division: 02

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$2.91

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Unit	Unit Cost	SCEC				
Subcontractor Bid Proposal								
Bond Premium								
TEMPORARY FENCING								
Temporary Fencing	4500	LF	10.00	45,000				
Temporary Fence Gates	3	EA	500.00	1,500				
Temporary Wind Screen	4500	LF	3.75	16,875				
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:				63,375				
BEST COMBINATION:		63,375 SCEC						
SELECTED SUBCONTRACTOR: SCEC					Notes:			
Estimate Prepared by: AV Estimate Reviewed by: PAC					1)			
					2)			
					3)			
					4)			
					5)			

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid:	September 20, 2024	SCEC Estimate No/Ref:	GMP 2 (R2)
Scope of Work:	Misc. Protection/Trade Coordination/Restoration	Project Number:	DCM 19-001194
Bid Package Number:	-	Cost per SF:	\$2.75
Cost Code:	-		
Division:	02		

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Unit	Unit Cost	SCEC				
<u>Scope of Work:</u>								
Misc. Protection/Trade Coordination/Restoration								
<u>MATERIALS</u>								
Caution Tape & Signs & Barriers	1	LS	300.00	300				
Floor Protection	13699	SF	0.52	7,123				
Temporary Exterior Envelope Enclosures	2000	SF	5.25	10,500				
<u>CREW & EQUIPMENT</u>								
Skilled Labor	2	Weeks	1,957.50	3,915				
Labor	8	Weeks	1,885.00	15,080				
Core Drilling (Trades Coordination)	1	LS	10,000	10,000				
Site GPR (Trades Coordination)	1	LS	10,000	10,000				
Post Shoring for TC at Maintence Bldg.	1	LS	3,000	3,000				
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:				59,918				
BEST COMBINATION:		59,918	SCEC					

SELECTED SUBCONTRACTOR: SCEC				Notes:
Estimate Prepared by: AV Estimate Reviewed by: PAC				1)
				2)
				3)
				4)
				5)

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Concrete Shell
Bid Package Number: 03300
Cost Code: 03 30 00
Division: 03

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$39.87

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Cami-Axle	H&R Const.	Smith	TSG			
Subcontractor Bid Proposal		655,053			870,000			
Bond Premium		add below	add below	add below	add below			
<u>CLUBHOUSE & CART BARN:</u>								
Clubhouse		included	588,000	712,217	included			
Wood Trusses (Placement & Sheating)		175,000	included	175,000	included			
Cart Barn		included	98,000	included	included			
Slab at Receiving		included	included	included	included			
Masonry		included	included	included	included			
Rebar		included	included	included	included			
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>								
Existing Building		included	36,500	121,970	included			
Maintenance Sheds		included	102,750	included	included			
Slab infill at Storage		included	included	included	included			
New Block Wall storage		included	included	included	included			
New openings		included	included	included	included			
Housekeeping pads		included	included	included	included			
Metal Trellis Footers at Clubhouse		11,558	12,000	12,000	12,000			
Shed B Footers at Shed B Canopy		15,000	15,000	15,000	15,000			
Bond Premium Adjustment		14,562	17,045	20,724	17,940			
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		871,173	869,295	1,056,911	914,940	0	0	0
BEST COMBINATION:		869,295 H&R Const.						
SELECTED SUBCONTRACTOR:					Notes:			
Estimate Prepared by: AV Estimate Reviewed by: PAC					1)			
					2)			
					3)			
					4)			
					5)			

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: Structural Steel
Bid Package Number: 05120
Cost Code: 05 12 23
Division: 05

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$13.92

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Suncor	Steel Fab	East Coast	Skyline	MMF	TWS	
Subcontractor Bid Proposal	1 LS					NO BID	NO BID	
Bond Premium		add below	add below	add below	add below			
<u>CLUBHOUSE & CART BARN:</u>		279,000	289,014	267,808	270,900			
Embeds & Anchor Bolts		included	included	included	included			
Steel Columns and Beams		included	included	included	included			
Metal Deck		included	included	included	included			
Partition Support		included	included	included	included			
Bracing		included	included	included	included			
Tube Steel Roof		included	included	included	included			
Pipe Bollards		12,125	12,125	12,125	12,125			
<u>MAINTENANCE & SHEDS:</u>								
Pipe Bollards		17,550	17,550	17,550	17,550			
Bond Premium Adjustment		4,630	3,187	5,950	7,514	0		
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		313,305	321,876	303,433	308,089	0	0	0
BEST COMBINATION:		303,433 East Coast						
SELECTED SUBCONTRACTOR:					Notes:			
East Coast					1)			
					2)			
					3)			
					4)			
					5)			
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: Miscellaneous Rough Carpentry
Bid Package Number: 06100
Cost Code: 06 10 00
Division: 06

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$1.33

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Unit	Unit Cost	SCEC				
Subcontractor Bid Proposal								
Bond Premium								
<u>MATERIALS</u>								
Install HM Frames w/ CMU Openings (4 Openings)								
Bituminous Coating	4	EA	75.00	300				
Setting & Grouting	4	EA	350.00	1,400				
Caulking	4	EA	50.00	200				
Set/Install + Paint Bollards	60	EA	150.00	9,000				
Column Corner Post Protector at Maintenance Bldg.	12	EA	95.00	1,140				
Opaque Film at Men's Locker Rm Maintenance Bldg.	32	SF	10.00	320				
Wall Blocking for Food Service	560	SF	5.00	2,800				
Roof Access Panel (Insulated)	1	EA	600.00	600				
<u>CREW & EQUIPMENT</u>								
Skilled Labor	2	Weeks	1,957.50	3,915				
Labor	5	Weeks	1,885.00	9,425				
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:				29,100				
BEST COMBINATION:		29,100 SCEC						
SELECTED SUBCONTRACTOR:				SCEC				
Estimate Prepared by: AV				Notes:				
Estimate Reviewed by: PAC				1)				
				2)				
				3)				
				4)				
				5)				

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Plastic Laminate Architectural Cabinets
Bid Package Number: 06410
Cost Code: 06 41 16
Division: 06

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$5.72

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	B&B Casework	Adv. Woodworking	Royal	Golden Wood			
Subcontractor Bid Proposal	1 LS		NO BID	NO BID	NO BID			
Bond Premium		n/a						
<u>CLUBHOUSE & CART BARN:</u>		96,350						
Lobby		included						
Pro-Shop		included						
Changing Room		included						
Support Area		included						
Bar		included						
Display Case (ID102, 1 LOC)		3,434						
Reception Desk at Dining 116		3,188						
Millwork Accent Lighting (Allowance)		15,000						
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>								
Breakroom		6,850						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		124,822	0	0	0	0	0	0
BEST COMBINATION:		124,822	B&B Casework					
SELECTED SUBCONTRACTOR:		B&B Casework			Notes:			
Estimate Prepared by: AV Estimate Reviewed by: PAC					1)			
					2)			
					3)			
					4)			
					5)			

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Tile Roof & Flat
Bid Package Number: 07410
Cost Code: 07 61 00
Division: 07

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$14.45

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Latite	Atlas Apex	A1 Duran	Infinity			
Subcontractor Bid Proposal	1 LS	302,100	359,000	NO BID	NO BID			
Bond Premium		add below	incl					
<u>CLUBHOUSE & CART BARN:</u>								
Multi ply bit over metal deck (flat)		included	included					
Flashing		included	included					
Curb flashing		included	included					
Roof Hatch		included	included					
Walkway pads		included	included					
S Style Roof		included	included					
Plywood nail deck w/ R19 insulation		included	included					
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>								
Patch and flash new HVAC		4,500	10,000					
Restroom Building Repairs		3,500						
Bond Premium Adjustment		4,962	5,535					
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		315,062	374,535	0	0	0	0	0
BEST COMBINATION:		315,062	Latite					
SELECTED SUBCONTRACTOR:					Notes:			
Estimate Prepared by: AV Estimate Reviewed by: PAC					1)			
					2)			
					3)			
					4)			
					5)			

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: Joint Sealants
Bid Package Number: 07900
Cost Code: 07 92 00
Division: 07

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$0.12

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Metro	Div. 7 Specialty					
Subcontractor Bid Proposal	1 LS		NO BID					
Bond Premium		n/a						
<u>CLUBHOUSE & CART BARN:</u>		2,125						
Exterior Door Frames		included						
Exterior Window Frames		included						
Exterior Louvers		included						
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>		375						
Exterior Door Frames		included						
Exterior Window Frames		included						
Exterior Louvers		included						
2nd Mob		200						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		2,700	0	0	0	0	0	0
BEST COMBINATION:		2,700	Metro					
SELECTED SUBCONTRACTOR: Metro				Notes:				
				1)				
				2)				
				3)				
				4)				
				5)				
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: **Doors & Frames**
Bid Package Number: 08100
Cost Code: 08 11 13
Division: 08

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$6.71

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Integrated	CD & Assoc.	Quality Eng.	Next Door	JJAS	Cynamon Bros	
Subcontractor Bid Proposal	1 LS	140,360	NO BID	NO BID	NO BID	NO BID	NO BID	
Bond Premium		n/a						
<u>CLUBHOUSE & CART BARN:</u>								
HM Frame		included						
HM Doors		included						
Wood Doors		included						
Finish Hardware Lot		included						
Install Doors & Hardware		included						
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>								
HM Frame		included						
HM Doors		included						
Wood Doors		included						
Pre-Install Glazing at Door Kit Vision		included						
Finish Hardware Lot		included						
Medeco Cylinders (14 Qty.)		included						
Install Doors & Hardware		included						
Fairway Restroom (Door Tag #163 & #164)		6,000						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		146,360	0	0	0	0	0	0
BEST COMBINATION:		146,360	Integrated					
SELECTED SUBCONTRACTOR:					Notes:			
Integrated					1)			
					2)			
					3)			
					4)			
					5)			
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Overhead Coiling Door
Bid Package Number: 08300
Cost Code: 08 30 00
Division: 08

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$2.47

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Industrial Door						
Subcontractor Bid Proposal	1 LS							
Bond Premium		n/a						
CLUBHOUSE & CART BARN:								
Exterior Door - New roll-up door, 10'-0" wide x 9'-0" high, motor	2	16,200						
MAINTENANCE, SHEDS & FAIRWAY RESTROOM:								
Exterior Door - New roll-up door, 15'-11" wide x 7'-6" high, motor (Allowance)	1	24,000						
Exterior Door - New roll-up door, 8'-0" wide x 8'-6" high, motor (Allowance)	1	13,600						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		53,800	0	0	0	0	0	0
BEST COMBINATION:		53,800 Industrial Door						
SELECTED SUBCONTRACTOR:		Industrial Door			Notes:			
Estimate Prepared by: AV Estimate Reviewed by: PAC					1)			
					2)			
					3)			
					4)			
					5)			

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Aluminum Entrances & Storefront
Bid Package Number: 08410
Cost Code: 08 41 13
Division: 08

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$10.83

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Windglass	Performance	Ready Window	Ocean Window	Glass Tech		
Subcontractor Bid Proposal	1 LS	231,600	350,000	NO BID	NO BID	NO BID		
Bond Premium		add below	add below					
CLUBHOUSE & CART BARN:								
Storefronts		Included	Included					
Storefront Doors		Included	Included					
Exterior Windows		Included	Included					
Interior Windows		Included	Included					
Glass for Door Sidelights		Included	Included					
MAINTENANCE, SHEDS & FAIRWAY RESTROOM:		none	none					
Bond Premium Adjustment		4,632	7,000					
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		236,232	357,000	0	0	0	0	0
BEST COMBINATION:		236,232	Windglass					
SELECTED SUBCONTRACTOR:				Notes:				
				1)				
				2)				
				3)				
				4)				
				5)				

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: Louvers at Fairway Restroom
Bid Package Number: 10210
Cost Code: 08 91 00
Division: 08

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$0.55

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Allowance	Bidder 2	Bidder 3	Bidder 4	Bidder 5	Bidder 6	*Estimate*
Subcontractor Bid Proposal	1 LS							
Bond Premium		n/a	n/a	n/a	n/a	n/a	n/a	n/a
Louvers at Fairway Restroom	4	12,000						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		12,000	0	0	0	0	0	0
BEST COMBINATION:		12,000	Allowance					
SELECTED SUBCONTRACTOR:					Notes:			
					1)			
					2)			
					3)			
					4)			
					5)			
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Drywall & Framing
Bid Package Number: 09260
Cost Code: 09 29 82
Division: 09

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$23.29

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Powertech	RMC	Coastal				
Subcontractor Bid Proposal	1 LS		518,100	544,800				
Bond Premium		add below	add below	add below				
<u>CLUBHOUSE & CART BARN:</u>								
Drywall & Framing		198,920	included	included				
Exterior Light Gage Framing + Engineering		39,950	included	included				
FRP		9,200	included	included				
Plywood Soffit Framing		33,910	included	included				
Stucco + Corbels		169,400	included	included				
Bar Low Wall		1,800	included	included				
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>								
Drywall & Framing at Maintenance Bldg..		22,300	included	included				
Wall & Soffit Repairs at Maintenance Bldg. & Fairway Restroom (Allowance)		20,000	20,000	20,000				
Bond Premium Adjustment		12,387	10,762	16,944				
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		507,867	548,862	581,744	0	0	0	0
BEST COMBINATION:		507,867	Powertech					
SELECTED SUBCONTRACTOR: Powertech				Notes:				
Estimate Prepared by: AV Estimate Reviewed by: PAC				1)				
				2)				
				3)				
				4)				
				5)				

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Ceramic Tile
Bid Package Number: 09310
Cost Code: 09 30 00
Division: 09

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$2.65

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Floor Pro	O'Neill Bros	Acousti	Resoruce4Floors	Vassell	Amion	Supreme Clg & Int.
Subcontractor Bid Proposal	1 LS		62,100	NO BID	NO BID	NO BID	NO BID	NO BID
Bond Premium		n/a	n/a					
<u>CLUBHOUSE & CART BARN:</u>		34,832						
Floor Tile		included	included					
Wall Tiles		included	included					
Transitions & Terminations Accessories		included	included					
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>		18,015						
Floor Tile		included	included					
Wall Tiles		included	included					
Transitions & Terminations Accessories		included	included					
Schluter Transitions		4,926	included					
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		57,773	62,100	0	0	0	0	0
BEST COMBINATION:		57,773 Floor Pro						
SELECTED SUBCONTRACTOR:				Notes:				
				1)				
				2)				
				3)				
				4)				
				5)				

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Acoustical Tile Ceiling
Bid Package Number: 09510
Cost Code: 09 51 23
Division: 09

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$0.44

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Powertech	Acousti	Rightway	A Beautiful Clg	Bergolla	Supreme Clg.	
Subcontractor Bid Proposal	1 LS	10,950	9,490	15,446	17,000	NO BID	NO BID	
Bond Premium		n/a	n/a	n/a	n/a			
<u>CLUBHOUSE & CART BARN:</u>								
ACT		included	included	included	included			
ACT at Kitchen		included	included	included	included			
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>		None	None	None	None			
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		10,950	9,490	15,446	17,000	0	0	0
BEST COMBINATION:		9,490 Acousti						
SELECTED SUBCONTRACTOR: Acousti					Notes:			
					1)			
					2)			
					3)			
					4)			
Estimate Prepared by: AV					5)			
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Resilient Tile Flooring & Base
Bid Package Number: 09600
Cost Code: 09 65 19
Division: 09

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$2.12

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Floor Pro	O'Neill Bros	Acousti	Resoruce4Floors	Supreme Clg & Int.	Amion	
Subcontractor Bid Proposal	1 LS		44,000	NO BID	NO BID	NO BID	NO BID	
Bond Premium		n/a	n/a					
<u>CLUBHOUSE & CART BARN:</u>		35,681						
Carpet		included	included					
Wall Base		included	included					
Minor Floor Prep		included	included					
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>		10,624						
Carpet		included	included					
Wall Base		included	included					
Minor Floor Prep		included	included					
Attic Stock		included	2,500					
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)								
TOTALS:		46,305	46,500	0	0	0	0	0
BEST COMBINATION:		46,305	Floor Pro					
SELECTED SUBCONTRACTOR:				Notes:				
				1)O'Neill Bros: Attic stock is for tile & resilient flooring				
				2)				
				3)				
				4)				
				5)				

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Painting
Bid Package Number: 09900
Cost Code: 09 90 00
Division: 09

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$6.16

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	OJ Paint	Coastal	A-1 Paint	MBR	Jasper	J Mori	
Subcontractor Bid Proposal	1 LS	134,292	164,300	NO BID	NO BID	NO BID	NO BID	
Bond Premium		n/a						
<u>CLUBHOUSE & CART BARN:</u>								
Paint Exterior Walls & Ceilings		included	included					
Painting Bldg. Interior Walls & Ceilings		included	included					
Paint HM Doors & Frames		included	included					
Misc. Caulking		included	included					
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>								
Paint Exterior Walls & Ceilings		included	included					
Painting Bldg. Interior Walls & Ceilings		included	included					
Paint HM Doors & Frames		included	included					
Misc. Caulking		included	included					
Clean & Paint Roof Joist at Maintenance Bldg.		included	included					
Dumpster		included	included					
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		134,292	164,300	0	0	0	0	0
BEST COMBINATION:		134,292 OJ Paint						
SELECTED SUBCONTRACTOR:				Notes:				
				1)				
				2)				
				3)				
				4)				
				5)				
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Signage (Code Compliance)
Bid Package Number: 10400
Cost Code: 10 14 00
Division: 10

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$0.14

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Allowance	Bidder 2	Bidder 3	Bidder 4	Bidder 5	Bidder 6	*Estimate*
Subcontractor Bid Proposal	1 LS	3,000						
Bond Premium			n/a	n/a	n/a	n/a	n/a	n/a
Building Code Signage (40 Qty)		included						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		3,000	0	0	0	0	0	0
BEST COMBINATION:		3,000 Allowance						
SELECTED SUBCONTRACTOR:			Allowance			Notes:		
Estimate Prepared by: AV Estimate Reviewed by: PAC						1)		
						2)		
						3)		
						4)		
						5)		

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Toilet Accessories
Bid Package Number: 10165
Cost Code: 10 21 00
Division: 10

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$2.30

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	S10	SDI	All Specialty				
Subcontractor Bid Proposal	1 LS							
Bond Premium								
<u>Toilet Accessories</u>		21,720	34,930	24,830				
Grab Bars		included	included	included				
Toilet Tissue Dispenser		included	included	included				
Mop Holder		included	included	included				
Baby Changing Station		included	included	included				
ADA Sink Mirror		included	included	included				
Sanitary Dispenser		included	included	included				
Paper Towel + Waste Receptacle Combo		included	included	included				
Seat Cover Dispenser		included	included	included				
Specialty Mirror		2,565	2,565	2,565				
Floor Mats		10,629	10,629	10,629				
Lockers		9,199	10,289	9,199				
Bike Racks & Benches		6,102	1,512	6,102				
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		50,215	59,925	53,325	0	0	0	0
BEST COMBINATION:		50,215	S10					
SELECTED SUBCONTRACTOR:				S10	Notes:			
Estimate Prepared by: AV Estimate Reviewed by: PAC				1)				
				2)				
				3)				
				4)				
				5)				

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Fire Extinguishers & Cabinets
Bid Package Number: 10522
Cost Code: 10 44 16
Division: 10

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$0.68

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	SDI	All Specialty	PyeBarker				
Subcontractor Bid Proposal	1 LS	14,896	Incomplete	Incomplete				
Bond Premium								
<u>CLUBHOUSE & CART BARN:</u>								
Fire Extinguishers Cabinets, Fire Rated		included						
Fire Extinguishers Cabinets, Non-Fire Rated		included						
Fire Extinguishers		included						
AED w/ Bleedkit		included						
<u>MAINTENANCE:</u>								
Fire Extinguishers Cabinets, Fire Rated		included						
Fire Extinguishers Cabinets, Non-Fire Rated		included						
Fire Extinguishers		included						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		14,896	0	0	0	0	0	0
BEST COMBINATION:		14,896	SDI					
SELECTED SUBCONTRACTOR:				SDI	Notes:			
Estimate Prepared by: AV Estimate Reviewed by: PAC				1)				
				2)				
				3)				
				4)				
				5)				

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Knox Boxes
Bid Package Number: 10705
Cost Code: 10 71 00
Division: 10

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$0.07

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Allowance						
Subcontractor Bid Proposal	1 LS							
Bond Premium		n/a						
Knox Boxes (5 Qty)		1,500						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		1,500	0	0	0	0	0	0
BEST COMBINATION:		1,500	Allowance					
SELECTED SUBCONTRACTOR:		Allowance		Notes:				
				1)				
				2)				
				3)				
				4)				
				5)				
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: Shade Structures: Awnings
Bid Package Number: -
Cost Code: -
Division: 10

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$1.26

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Paradise	Miami Awning	Bidder 3	Bidder 4	Bidder 5	Bidder 6	*Estimate*
Subcontractor Bid Proposal	1 LS							
Bond Premium		n/a	n/a	n/a	n/a	n/a	n/a	n/a
<u>CLUBHOUSE & CART BARN:</u>								
Metal Trellis Structure		VE removed	VE removed					
Metal Trellis Retractable Fabric Top (Manual)								
Metal Trellis Retractable Fabric Sides (Manual)								
Fabric Awnings		4,500	4,500					
Shop Drawings for Awnings Only		5,000	5,000					
Sales Tax		665	665					
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>								
Aluminum Awnings		2,100	2,100					
Sales Tax		147	147					
Shop Drawings for Awnings Only		included	included					
Foundation Engineering for Fabric Trellis & Shed B		15,000	15,000					
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		27,412	27,412	0	0	0	0	0
BEST COMBINATION:		27,412 Paradise						
SELECTED SUBCONTRACTOR:				Notes:				
Paradise				1)				
				2)				
				3)				
				4)				
				5)				
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse

Date of Bid:

September 20, 2024

Scope of Work:

Flagpole

Bid Package Number:

-

Cost Code:

-

Division:

10

SCEC

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref:

GMP 2 (R2)

Project Number:

DCM 19-001194

Cost per SF:

\$0.46

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Allowance						
Subcontractor Bid Proposal	1 LS	10,000						
Bond Premium		n/a						
<u>CLUBHOUSE & CART BARN:</u>								
Flag Mast Pole, Roof Mounted Aluminum w/ Accessories (1 Qty)		included						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		10,000	0	0	0	0	0	0
BEST COMBINATION:		10,000 Allowance						
SELECTED SUBCONTRACTOR:				Allowance				
Estimate Prepared by: AV				Notes:				
Estimate Reviewed by: PAC				1)				
				2)				
				3)				
				4)				
				5)				

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Food Service Equipment (Exhaust Hood & Fire Suppression Only)
Bid Package Number: 11400
Cost Code: 11 40 00
Division: 11

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$4.59

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Allowance						
Subcontractor Bid Proposal	1 LS							
Bond Premium		incl						
CLUBHOUSE & CART BARN:								
Exhaust Hood System Furnish		75,000						
Exhaust Hood System Installation		25,000						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		100,000	0	0	0	0	0	0
BEST COMBINATION:		100,000	Allowance					
SELECTED SUBCONTRACTOR:			Notes:					
Estimate Prepared by: AV Estimate Reviewed by: PAC			1) 2) 3) 4) 5)					

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: Window Treatment
Bid Package Number: 12510
Cost Code: 12 21 00
Division: 12

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$0.79

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Raise & Shine	Custom	National	New Generation	Marquis		
Subcontractor Bid Proposal	1 LS		NO BID	NO BID	NO BID	NO BID		
Bond Premium		n/a						
<u>CLUBHOUSE & CART BARN:</u>								
Hunter Douglas, Faux Wood Blinds, 2" Slats, LiteRise		17,250						
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>								
		None						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		17,250	0	0	0	0	0	0
BEST COMBINATION:		17,250 Raise & Shine						
SELECTED SUBCONTRACTOR:				Raise & Shine			Notes:	
Estimate Prepared by: AV Estimate Reviewed by: PAC							1)	
							2)	
							3)	
							4)	
							5)	

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Site Furnishings (Trash Receptacles & Bike Racks)
Bid Package Number: 02870
Cost Code: 12 93 13
Division: 12

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$1.83

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Unit	Unit Cost	SCEC				
Subcontractor Bid Proposal								
Bond Premium								
<u>MATERIALS</u>								
Trash Receptacles, Victor Stanley	14	EA	2,250.00	31,500				
Bike Rack, 5-Loop Uline	3	EA	750.00	2,250				
Bike Racks In-Ground Setting	1	LS	500.00	500				
<u>CREW & EQUIPMENT</u>								
Skilled Labor	1	Weeks	1,957.50	1,958				
Labor	2	Weeks	1,885.00	3,770				
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:				39,978				
BEST COMBINATION:		39,978	SCEC					
SELECTED SUBCONTRACTOR:				SCEC	Notes:			
Estimate Prepared by: AV					1)			
Estimate Reviewed by: PAC					2)			
					3)			
					4)			
					5)			

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Pre-engineered Metal Bldg. (PEMB)
Bid Package Number: 05160
Cost Code: 13 00 00
Division: 13

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$13.63

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Kalex						
Subcontractor Bid Proposal	1 LS							
Bond Premium		add below						
CLUBHOUSE & CART BARN:		289,933						
PEMB, Furnish & Install		included						
Engineering		included						
Sales Tax		included						
</								

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: Pre-engineered Metal Bldg. (PEMB): Anchor Bolts
Bid Package Number: -
Cost Code: -
Division: 13

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$0.46

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Allowance						
Subcontractor Bid Proposal	1 LS	10,000						
Bond Premium		n/a						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		10,000	0	0	0	0	0	0
BEST COMBINATION:		10,000	Allowance					
SELECTED SUBCONTRACTOR:		Allowance		Notes:				
				1)				
				2)				
				3)				
				4)				
				5)				
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Fire Sprinkler System
Bid Package Number: 13930
Cost Code: 21 00 00
Division: 21

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$5.30

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Southern Fire	Arfran	Sprinklromatic	Farmer & Irwin	Economy		
Subcontractor Bid Proposal	1 LS			NO BID	NO BID	NO BID		
Bond Premium		n/a	n/a					
<u>CLUBHOUSE & CART BARN:</u>								
Wet Pipe Sys at Main Bldg. Area		29,810	46,700					
Wet Pipe Sys at Mansard & Tower		65,440	34,000					
Nitrogen Inserting Sys.		included	included					
Site Underground		35,510	31,800					
First Fill of Nitrogen Tanks		3,000	3,000					
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		133,760	115,500	0	0	0	0	0
BEST COMBINATION:		115,500	Arfran					
SELECTED SUBCONTRACTOR:				Notes:				
				Arfran				
Estimate Prepared by: AV				1) "Gaseous clean agent" not required and/or included.				
Estimate Reviewed by: PAC				2)				
				3)				
				4)				
				5)				

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Plumbing
Bid Package Number: 15400
Cost Code: 22 00 00
Division: 22

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$17.22

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	DAB	Centerline	Farmer & Irwin	Estrella	Manny & Lou		
Subcontractor Bid Proposal	1 LS			NO BID	NO BID	NO BID		
Bond Premium		add below	add below					
CLUBHOUSE & CART BARN:		293,320	305,125					
Sanitary & RWL Piping to 5' Out		included	included					
Water Piping to 5' Out		included	included					
Condensate Piping		included	included					
AC Drywells								
Piping Insulation as Noted		included	included					
Gas Piping from Outlet Side of Meter		included	included					
Conduit Lines for Soda & Beer at Kitchen		included	included					
Plumbing Fixtures		included	included					
Floor Drains		included	included					
Water Heaters		included	included					
Grease Interceptor		included	included					
Connections of Kitchen Equip. (Provided by others		included	included					
MAINTENANCE, SHEDS & FAIRWAY RESTROOM:		63,000	57,000					
Sanitary & RWL Piping to 5' Out		included	included					
Water Piping to 5' Out		included	included					
Condensate Piping		included	included					
Piping Insulation as Noted		included	included					
Plumbing Fixtures		included	included					
Floor Drains		included	included					
Oil Interceptor + Sump Pump		by Owner	by Owner					
Fairway Restroom (Allowance)		10,000	10,000					
Bond Premium Adjustment		9,158	9,303					
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		375,478	381,428	0	0	0	0	0
BEST COMBINATION:		375,478	DAB					

SELECTED SUBCONTRACTOR:				Notes:				
DAB				1)				
				2)				
				3)				
				4)				
				5)				

Estimate Prepared by: AV
Estimate Reviewed by: PAC

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: HVAC
Bid Package Number: 50114
Cost Code: 23 00 00
Division: 23

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$39.52

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Coltec	Koldaire	Weathertrol	Farmer & Irwin	HYVAC	DAB	Bradley Air
Subcontractor Bid Proposal	1 LS				NO BID	NO BID	NO BID	NO BID
Bond Premium		add below	add below	incl				
CLUBHOUSE & CART BARN:		687,000	763,580	832,000				
Roof Top Packaged Units		included	included	included				
DX Split Systems		included	included	included				
Exhaust Fans		included	included	included				
Air Distribution		included	included	included				
Galv. Sheet Metal Duct w/ Insulation		included	included	included				
NOA Condenser Stand		included	included	included				
NOA Mech. Louvers		included	included	included				
Exhaust Hood Ductwork + Fire Wrap Insulation		included	included	included				
Refrigerant Piping		included	included	included				
Drain Pans & Float Switches		included	included	included				
BMS		included	included	included				
T&B Independent		included	included	included				
MAINTENANCE, SHEDS & FAIRWAY RESTROOM:		162,000	149,777	208,000				
Roof Top Packaged Unit		included	included	included				
Exhaust Fans		included	included	included				
Air Distribution		included	included	included				
Galv. Sheet Metal Duct w/ Insulation		included	included	included				
NOA Condenser Stand		included	included	included				
NOA Mech. Louvers		included	included	included				
BMS		included	included	included				
T&B Independent		included	included	included				
Bond Premium Adjustment		12,735	18,267					
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		861,735	931,624	1,040,000	0	0	0	0

BEST COMBINATION: 861,735 Coltec

SELECTED SUBCONTRACTOR: Coltec

Estimate Prepared by: AV
Estimate Reviewed by: PAC

- Notes:
- 1)
 - 2)
 - 3)
 - 4)
 - 5)

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Electrical
Bid Package Number: 16050
Cost Code: 26 00 00
Division: 26

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$53.52

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Universal Elec.	Nextep Elec	Pomeroy	Kendall	Stryker Elec	C&F Elec	SAE
Subcontractor Bid Proposal	1 LS				NO BID	NO BID	NO BID	NO BID
Bond Premium								
CLUBHOUSE & CART BARN:		1,017,448	1,135,000	1,066,410				
Temp. Power		included	included	14,596				
Switchgear Equipment		included	included	included				
Outlets w/ Conduit & Wiring		included	included	included				
Bldg. Lighting + Controls w/ Conduit & Wiring		included	included	included				
Site Lighting + Controls w/ Conduit & Wiring		included	included	included				
F/A w/ Conduit & Wiring		included	included	included				
FPL Service, Secondary Feed		included	included	included				
Structured Cabling + Low Voltage Conduit Infrastructure		included	included	included				
MEP Connections		included	included	included				
Grounding		included	included	included				
Owner Services Site Conduit(s)		included	included	included				
EV Stub Out Conduits (Future) + Entry Gate(s)		5,000	5,000	5,000				
Pump House Power		by Owner	by Owner	by Owner				
MAINTENANCE, SHEDS & FAIRWAY RESTROOM:		127,366	100,000	188,190				
Temp. Power		included	included	2,576				
Demo Existing		included	included	included				
Outlets w/ Conduit & Wiring		included	included	included				
Bldg. Lighting + Controls w/ Conduit & Wiring		included	included	included				
Site Lighting + Controls w/ Conduit & Wiring		included	included	included				
F/A w/ Conduit & Wiring		included	included	included				
Structured Cabling Sys. + CCTV Conduit Infrastructure		included	included	included				
MEP Connections		included	included	included				
Grounding		included	included	included				
Bond Premium Adjustment		17,247	31,000	22,344				
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		1,167,061	1,271,000	1,299,116	0	0	0	0
BEST COMBINATION:		1,167,061	Universal Elec.					
SELECTED SUBCONTRACTOR: Universal Elec.					Notes:			
Estimate Prepared by: AV Estimate Reviewed by: PAC					1)			
					2)			
					3)			
					4)			
					5)			

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Access Control/Security/CCTV
Bid Package Number: -
Cost Code: 23 10 00
Division: 23

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$4.79

SCOPE OF WORK		SUBCONTRACTOR:							
Description	Quantity	Zimy Elec							
Subcontractor Bid Proposal	1 LS	104,448							
Bond Premium									
<u>CLUBHOUSE & CART BARN:</u>									
Access Control		included							
Video Camera		included							
Security Burglar Alarm		included							
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>									
Access Control		included							
Video Camera		included							
Security Burglar Alarm		included							
Bond Premium Adjustment									
Final Price Adjustment									
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-	
TOTALS:		104,448	0	0	0	0	0	0	
BEST COMBINATION:		104,448	Zimy Elec						
SELECTED SUBCONTRACTOR:		Zimy Elec							Notes:
									1)
									2)
									3)
									4)
									5)
Estimate Prepared by: AV									
Estimate Reviewed by: PAC									

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: **Structured Cabling**
Bid Package Number: -
Cost Code: -
Division: 26

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$2.25

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Allowance						
Subcontractor Bid Proposal	1 LS							
Bond Premium		n/a						
CLUBHOUSE & CART BARN:								
Structured Cabling		39,000						
MAINTENANCE, SHEDS & FAIRWAY RESTROOM:								
Structured Cabling		10,000						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		49,000	0	0	0	0	0	0
BEST COMBINATION:		49,000	Allowance					
SELECTED SUBCONTRACTOR:		Allowance					Notes:	
							1)	
							2)	
							3)	
							4)	
							5)	
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: Earthwork & Utilities
Bid Package Number: 02300
Cost Code: 31 00 00
Division: 31

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: 3365
Cost per SF: -

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	GPE						
Subcontractor Bid Proposal	1 LS							
Bond Premium		add below						
<u>CLUBHOUSE & CART BARN:</u>								
Mobilization		15,229						
Survey & As Builts		included						
Erosion Control		15,000						
MOT		included						
Tree Clearing		none						
Grubbing		included						
Site Demolition		36,061						
Water System		306,761						
Fire Line System		included						
Sewer System		61,442						
Drainage		143,878						
RWL Drainage		included						
Earthwork		237,596						
Asphalt Pavement		339,217						
Site Concrete (Stamped, Sidewalk, D-Curbs, TE)		299,817						
Striping & Signage		24,069						
<u>FAIRWAY RESTROOM:</u>								
Sanitary + Adajcent Flatwork New		41,000						
Bond Premium Adjustment		45,602						
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		1,565,672	0	0	0	0	0	0
BEST COMBINATION:		1,565,672	GPE					
SELECTED SUBCONTRACTOR: GPE					Notes:			
Estimate Prepared by: AV Estimate Reviewed by: PAC					1)			
					2)			
					3)			
					4)			
					5)			

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: ADA Truncated Dome Paver, Surface
Bid Package Number: 02780
Cost Code: 32 00 00
Division: 32

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$0.14

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Unit	Unit Cost	Allowance				
Subcontractor Bid Proposal								
Bond Premium								
<u>CLUBHOUSE & CART BARN:</u>								
Brick Unit Pavers at Vehicular Drop	125	SF	25.00	3,125				
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:				3,125				
BEST COMBINATION:		3,125 Allowance						
SELECTED SUBCONTRACTOR:		Allowance			Notes:			
Estimate Prepared by: AV Estimate Reviewed by: PAC					1)			
					2)			
					3)			
					4)			
					5)			

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Chain Link Fence & Gate
Bid Package Number: 02820
Cost Code: 32 00 00
Division: 32

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$3.55

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	LTG/Carlson	Smith	Tropic Fence	Gomez			
Subcontractor Bid Proposal			Incomplete	NO BID	NO BID			
Bond Premium								
<u>CLUBHOUSE & CART BARN:</u>								
No fencing		none						
Parking Lot Entry Gates		15,270						
<u>MAINTENANCE BUILDING & RESTROOM:</u>								
New Fence		31,250						
New Sliding Gates (Manual, on wheels)		incl						
New Fence & Gate at Lift Station		9,400						
Interior Fence partition		6,550						
Swing Gates at Entry Drive		10,000						
Dumpster Wood Fence		2,000						
Engineering Fees		3,000						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		77,470	0	0	0	0	0	0
BEST COMBINATION: 77,470 LTG/Carlson								
SELECTED SUBCONTRACTOR:					Notes:			
LTG/Carlson					1)			
					2)			
					3)			
					4)			
					5)			
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Irrigation
Bid Package Number: 02810
Cost Code: 32 80 00
Division: 32

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: -

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Arazoza	LSP	B&R	Dixie	Brightview	Mondragon	
Subcontractor Bid Proposal	1 LS		NO BID	NO BID	NO BID	NO BID	NO BID	
Bond Premium		n/a						
<u>CLUBHOUSE & CART BARN:</u>		82,600						
Install Irrigation System w/ Sleeves		Included						
Control Valves & Wiring		Included						
Connect to Existing Controller		Included						
Connect to Existing Pump Station		Included						
<u>MAINTENANCE BUILDING & RESTROOM:</u>		none						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		82,600	0	0	0	0	0	0
BEST COMBINATION:		82,600	Arazoza					
SELECTED SUBCONTRACTOR: Arazoza					Notes:			
					1) Assumes Connection to Acceptable Existing Working System			
					2)			
					3)			
					4)			
					5)			
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



Date of Bid: September 20, 2024
Scope of Work: Landscape
Bid Package Number: 02945
Cost Code: 32 90 00
Division: 32

SUBCONTRACTOR BID EVALUATION

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: -

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Allowance						
Subcontractor Bid Proposal	1 LS	125,000						
Bond Premium		n/a						
<u>CLUBHOUSE & CART BARN:</u>								
Trees & Palms								
Shrubs Area & Ground Covers								
Mulch								
Sod								
Planting Soil								
Maintenance Through Final Inspection								
<u>MAINTENANCE BUILDING & RESTROOM:</u>								
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		125,000	0	0	0	0	0	0
BEST COMBINATION:		125,000	Allowance					
SELECTED SUBCONTRACTOR: Allowance				Notes:				
				1)				
				2)				
				3)				
				4)				
				5)				
Estimate Prepared by: AV								
Estimate Reviewed by: PAC								

City of Hollywood: Golf Clubhouse



SUBCONTRACTOR BID EVALUATION

Date of Bid: September 20, 2024
Scope of Work: Above Ground Fuel Storage Tank
Bid Package Number: 13200
Cost Code: 33 50 00
Division: 33

SCEC Estimate No/Ref: GMP 2 (R2)
Project Number: DCM 19-001194
Cost per SF: \$1.61

SCOPE OF WORK		SUBCONTRACTOR:						
Description	Quantity	Allowance						
Subcontractor Bid Proposal	1 LS							
Bond Premium								
<u>MAINTENANCE, SHEDS & FAIRWAY RESTROOM:</u>		35,000						
ConVault - D500-500 Model (v91913)		included						
Dual Fuel - Two (2) 500 gallon capacity tanks.		included						
Pump Dispensers		included						
Bond Premium Adjustment								
Final Price Adjustment								
MWBE Participation (A,W,H,O)		-	-	-	-	-	-	-
TOTALS:		35,000						
BEST COMBINATION:		35,000	Allowance					
SELECTED SUBCONTRACTOR:		Allowance		Notes:				
Estimate Prepared by: AV Estimate Reviewed by: PAC				1)				
				2)				
				3)				
				4)				
				5)				

EXHIBIT G

PROJECT PRECONSTRUCTION SERVICES AGREEMENT

CITY OF HOLLYWOOD, FLORIDA
CONSTRUCTION MANAGEMENT AT RISK SERVICES



PHASE I

PRE-CONSTRUCTION SERVICES

**Hollywood Beach Golf Course and Clubhouse / Community
Center
DCM-19-001194**

**DEPARTMENT OF DESIGN & CONSTRUCTION MANAGEMENT
2207 RALEIGH STREET
HOLLYWOOD, FLORIDA 33020**



CONSTRUCTION MANAGEMENT AT RISK
SERVICES AGREEMENT

PHASE I

PRE-CONSTRUCTION SERVICES

This Agreement made this 22nd day of May in the year 2024, by and between the City of Hollywood, a municipal corporation of the State of Florida ("Owner") and **State Contracting & Engineering Corporation** a Florida authorized corporation to do business in the State of Florida as a Construction Manager at Risk ("CMAR").

WITNESSETH:

Whereas, Owner desires to construct a new clubhouse/community center on the SW corner to include a pro shop, dining area, meeting space, cart barn, renovated maintenance building and course restrooms, signage, and parking at 1645 Polk Street, Hollywood, FL 33020; and

Whereas, it is the best interests of the City to obtain professional construction management services in order to insure quality timely and valued construction from a pre-approved professional Construction Manager at Risk ("CMAR"); and

Whereas, the City issued a Request for Qualifications ("RFQ") in accordance with Section 287.055, Florida Statutes, entitled "Consultants' Competitive Negotiation Act" ("CCNA"), and Section 255.103, Florida Statutes, entitled "Construction Management or Program Management Entities" and has competitively selected the CMAR per Resolution R-2022-271 dated September 21, 2022; and

Whereas, CMAR will provide professional construction management services for the **Hollywood Beach Golf Course and Clubhouse /Community Center project** as directed by the Director of Design and Construction Management.

NOW, THEREFORE, the City and the CMAR, for the considerations herein set forth, agree as follows:

[THIS SPACE LEFT INTENTIONALLY BLANK]

TABLE OF CONTENTS

Article 1.	General Description of Scope of Services
Article 2.	Definitions
Article 3.	Term and Time of Performance
Article 4.	Compensation
Article 5.	Changes in Scope of Service
Article 6.	Indemnification
Article 7.	Insurance
Article 8.	Termination
Article 9	Miscellaneous
9.1	Ownership of Documents
9.2	Audit Right and Retention of Records
9.3	Non-Discrimination
9.4	Public Crime Entity Act
9.5	Independent Contractor
9.6	Prevailing Wage Requirement
9.7	Third Party Beneficiaries
9.8	Notices
9.9	Assignment and Performance
9.10	Conflicts
9.11	Prohibition Against Contingency Fees
9.12	Truth In Negotiation
9.13	Materiality and Waiver of Breach
9.14	Liquidated Damages
9.15	Compliance With Laws
9.16	Severance
9.17	Joint Preparation
9.18	Priority of Provisions
9.19	Applicable Law and Venue
9.20	Amendments
9.21	Prior Agreements
9.22	Drug-Free Workplace
9.23	Incorporation By Reference
9.24	Counterparts
Article 10.	Subcontractors and Purchase Orders

ARTICLE 1 GENERAL DESCRIPTION OF SCOPE OF SERVICES

1.1 The CMAR shall furnish professional construction management at risk services related to Pre-Construction Services as set forth in the Scope of Services attached as Exhibit "A" for the Hollywood Beach Golf Course and Clubhouse /Community Center project, upon issuance of City's NOTICE TO PROCEED by the DIRECTOR or his/her designee. The intent of the CONTRACT DOCUMENTS is for the CMAR to provide all of those services set forth in Exhibit "A", furnish any and all required materials, labor and equipment, incidentals and enter into and cause to be performed all trade contracts necessary to achieve correct and timely completion of the construction of the entire Project in accordance with the CONTRACT DOCUMENTS and warrant all work and services as provided in the CONTRACT DOCUMENTS.

1.2 By executing the CONTRACT DOCUMENTS, the CMAR makes the following express representations and warranties to the Owner:

- a. The CMAR is professionally qualified to act as a construction manager for the PROJECT and has, and shall maintain, any and all licenses, permits and other authorizations necessary to act as a construction manager for the Project.
- b. The CMAR is financially solvent and has sufficient working capital to perform its obligations under the CONTRACT DOCUMENTS; and
- c. The CMAR has become familiar with the project site and the local conditions under which the PROJECT is to be designed, constructed and operated and it will review the Consultant's design and construction documents and provide comments in accordance with the CONTRACT DOCUMENT requirements. If the PROJECT involves modifications to any existing structure(s) or other man-made feature(s) on the Project site, the CMAR has reviewed all as-built and record drawings, plans and specifications of which CMAR has been informed by Owner and thoroughly inspected the existing structure(s) and man-made feature(s) to identify existing deficiencies and ascertain the specific locations of pertinent structural components. Claims by CMAR resulting from CMAR's failure to familiarize itself with the site or pertinent documents shall be deemed waived; and
- d. The CMAR assumes full responsibility to the OWNER for the improper acts and omissions of the CMAR consultants, trade contractors, and others employed or retained by the CMAR in connection with the Project.

NOTHING CONTAINED HEREIN SHALL IN ANY MANNER WHATSOEVER SUPERSEDE, LIMIT OR RESTRICT ANY OTHER REPRESENTATION OR WARRANTY SET FORTH ELSEWHERE IN THE CONTRACT DOCUMENTS.

1.3 Project Schedule/Time of Essence. The CMAR has provided the Owner with a preliminary schedule covering the pre-construction and construction of the PROJECT which is set forth in the attached Exhibit "B". This preliminary schedule shall serve as a

framework for the subsequent development of all detailed construction schedules described in the CONTRACT DOCUMENTS, including Exhibits. The CMAR shall at all times carry out its duties and responsibilities as expeditiously as possible and in accordance with the Project schedule, subject to delays in the schedule not the fault of the CMAR or its SUBCONTRACTORS. Time is of the essence in the performance of this contract.

1.4 Project Team. CMAR will use the project team identified in Exhibit "C". CMAR will not remove or replace any members of the project team except with the written approval of OWNER based upon good cause shown or as directed by OWNER as provided in the CONTRACT DOCUMENTS. Further, if any member of the project team discontinues service on the PROJECT for any reason whatsoever, CMAR shall promptly replace such team member with a qualified individual approved by OWNER, in writing, which approval shall not be unreasonably withheld.

1.5 GUARANTEED MAXIMUM PRICE.

- a. Prior to the performance of construction services, the CMAR shall prepare and deliver to the PROJECT MANAGER, with a copy to the CONSULTANT, a GMP proposal. The CMAR shall include in the GMP proposal the following:
 - (i) a recital of the specific CONTRACT DOCUMENTS, including construction documents, drawings, specifications, and all addenda, used in the preparation of the GMP proposal;
 - (ii) the five elements of the GMP are as follows:
 - a. Cost of Work
 - b. Construction Fee
 - c. General Conditions Costs
 - d. Construction Contingency
 - e. Owners Contingency
 - (iii) A draft schedule of values;
 - (iv) A description of all other inclusions to , or exclusions from, the GMP;
 - (v) All assumptions and clarifications; and
 - (vi) The final construction schedule.
- b. The CMAR acknowledges that the CONTRACT DOCUMENTS may be incomplete at the time the CMAR delivers the GMP proposal, and that the CONTRACT DOCUMENTS may not be completed until after commencement of the Work/Services. Nevertheless, the GMP proposal shall include all costs for the WORK/Services required by the completed CONTRACT DOCUMENTS, and if the GMP is accepted by the OWNER, the CMAR shall be entitled to no increase in the GMP if the WORK required by the completed



CONTRACT DOCUMENTS: (i) is required by the CONTRACT DOCUMENTS for construction; (ii) is reasonably inferable from the incomplete documents; (iii) is consistent with the OWNER's programmatic goals and objectives; (iv) is consistent with the OWNERS's design and construction standards and the general industry standards for completion of the WORK/services; (v) is not a substantial enlargement of the Scope of Services/WORK; or (vi) substantially conforms to the nature, type, kind or quality of WORK/services depicted in the incomplete documents.

- c. If the GMP proposal is unacceptable to the OWNER, the OWNER shall promptly notify the CMAR in writing. Within fourteen calendar days of such notification, the OWNER, CONSULTANT and PROJECT MANAGER shall meet to discuss and resolve the differences, inconsistencies, or misunderstandings and to negotiate recommended adjustments to the WORK/services and/or to the GMP.
- d. The OWNER may, at its sole discretion and based upon its sole judgment (i) indicate its acceptance of a GMP proposal; (ii) reject the GMP proposal and terminate this contract.

1.6 PRICE GUARANTEES.

- a. Upon execution of the Construction Contract, the CMAR guarantees that the sum of the actual cost of the WORK, the CMAR's CONTINGENCY, the CMAR's staffing costs, the general conditions cost, and CMAR's overhead and profit, shall not exceed the amount set forth in the agreed upon GMP. All costs and expenses that would cause this sum to exceed the GMP shall be borne by the CMAR unless adjusted by the OWNER/PROJECT MANGER through a CHANGE ORDER.
- b. Upon execution of the Construction Contract, the CMAR guarantees that the actual cost of the WORK/services, CMAR'S staffing costs, general conditions costs and CMAR's overhead and profit shall not exceed the guaranteed maximum for each such category and that all costs and expenses that would cause any of these individual categories to exceed the guaranteed maximum for each such category in the agreed upon GMP shall be borne by the CMAR unless adjusted by the OWNER/PROJECT MANAGER through a CHANGE ORDER.
- c. Upon execution of the Construction Contract, the CMAR certifies that all factual unit costs supporting the GMP proposal are accurate, complete and current at the time of negotiations, and that any other factual unit costs that may be furnished to the OWNER in the future to support any additional amounts that may be authorized will also be accurate and complete. Payments to the CMAR shall be reduced if the OWNER determines such amounts were originally included due to the materially inaccurate, incomplete, or non-current factual unit costs.



ARTICLE 2 **DEFINITIONS**

For the purpose of this Agreement, the following definitions shall apply unless the context clearly indicates or requires a different meaning.

- 2.1 **CHANGE ORDER.** A written document that complies with Section 38.48 of the City's Procurement Code.

- 2.2 **CITY COMMISSION:** The City Commission of the City of Hollywood, its successors and assigns.

- 2.3 **CITY OR OWNER:** The City of Hollywood, Florida, a Florida Municipal Corporation. In all respects CITY performance is pursuant to the CITY's position as the owner of a construction project. In the event CITY exercises its regulatory authority as a governmental body, the exercise of such authority and the enforcement of any rules, regulations, laws and ordinances shall be deemed to have occurred pursuant to the City's authority as a governmental body and shall not be attributable in any manner to CITY as a party to this contract.

- 2.4 **CONSTRUCTION MANAGER AT RISK ("CMAR").** The prime contractor that shall provide construction management at risk services including but not limited to preparation of cost estimates, constructability reviews, value engineering and assist in systems life cost cycle analysis, scheduling, bidding and submission of a GMP, as defined below, for construction and construction management. If the parties enter into a Phase II Construction Services Agreement, the CMAR shall serve, from that point forward as the General Contractor.

- 2.5 **CONSULTANT:** The individual, partnership, corporation, association, joint venture, or any combination thereof, consisting of properly registered professional architects and/or engineers, which has entered into an agreement to provide professional services to the OWNER for the PROJECT.

- 2.6 **CONSTRUCTION CONTINGENCY:** An established sum included in the Guaranteed Maximum Price and shall be in amount which the parties believe, in their best judgement, is reasonable to cover construction related costs which were not specifically foreseeable or quantifiable as of the date the GMP was established, including but not limited to : correction of minor defects or omissions in the Work not caused by the CMAR's negligence, cost overruns due to the default of any Subcontractor or Supplier, minor changes caused by unforeseen or concealed site conditions, minor changes in the Work not involving adjustment in the GMP or extension of the completion date and not inconsistent with the approved final Plans and Specifications, and written agreed upon City requested changes to the Work.

- 2.8 **CONTRACT DOCUMENTS:** The PROJECT MANUAL (including this contract and its Exhibits, Attachments and Forms), the trade contracts, drawings and

specifications, the Request For Qualifications and CMAR's response as negotiated and accepted by the CITY), any Addenda to the Project Manual, the record of the contract award by the City Commission, the Payment and Performance Bond, the Notice of Award, the Notice(s) to Proceed, the Purchase Order and all agreed upon modifications issued after execution of the contract are the documents which are collectively referred to as the CONTRACT DOCUMENTS .

- 2.9 CONTRACT PRICE: The amount established in the CONTRACT DOCUMENTS as the Guaranteed Maximum Price (GMP), as may be amended if so warranted, by a CHANGE ORDER issued in conformity with the Contract Documents and Section 38.48 of the City's Procurement Code.
- 2.10 DIRECTOR: The Director of the Department of Design and Construction Management of the CITY having the authority and responsibility for management of the specific project authorized under the CONTRACT DOCUMENTS.
- 2.11 FIELD ORDER: A written order which directs minor changes in the Scope of Services, but does not involve a change in the Contract Price (GMP) or contract time.
- 2.12 FINAL COMPLETION: The date certified by the CONSULTANT and PROJECT MANAGER in the Final Certificate of Payment on which all conditions and requirements of any permits and regulatory agencies have been satisfied; and the documents (if any) required to be provided by CMAR have been received by the PROJECT MANAGER, and to the best of CONSULTANT'S and PROJECT MANAGER's information and belief, has been fully completed in accordance with the terms and conditions of the CONTRACT DOCUMENTS.
- 2.13 GENERAL CONDITION ITEMS: The provision of facilities or performance of work/services by the CMAR for items, which do not lend themselves readily to inclusion in one of the separate trade contracts. Payment for the General Condition items will be at cost and included as part of the GMP.
- 2.14 GUARANTEED MAXIMUM PRICE ("GMP"): The term 'Guaranteed Maximum Price' or "GMP" shall mean the sum certain agreed to between the City and the CMAR and set forth in the Phase II Construction Services Contract as the maximum total Project price that the CMAR guarantees not to exceed for the construction of the Project for all services within the Pre-Construction and Construction Services Contracts.
- 2.15 INSPECTOR: An employee of the CITY assigned by the Director to make observations of work performed by CMAR.
- 2.16 MATERIALS: Materials incorporated in the PROJECT, or used or consumed in the performance of the Scope of Services.



- 2.17 NOTICE TO PROCEED: One or more written notices to CMAR authorizing the commencement of the Scope of Services.
- 2.18 OWNER'S CONTINGENCY: A sum established by the OWNER, to be included in the GMP, subject to adjustment to include any buyout or sales tax project savings, which may be utilized by the OWNER for OWNER requested changes, additive bid alternates and deductive credits, differing/unforeseen existing conditions.
- 2.19 PLANS AND/OR DRAWINGS: The official graphic representations of this construction project which are a part of the CONTRACT DOCUMENTS.
- 2.20 PRE-CONSTRUCTION FEE: The lump sum fee payable to the CMAR for the WORK performed during the pre-construction phase related to the PROJECT, accepted by the CITY and the CMAR, which fee includes all direct and indirect costs incurred by the CMAR in the proper performance of WORK during the pre-construction phase.
- 2.21 PROJECT: The construction, alteration or repair, and all services and incidents thereto, of a CITY facility as contemplated and budgeted by the OWNER as described in the CONTRACT DOCUMENTS, including the Scope of Services described in the attached Exhibit "A".
- 2.22 PROJECT MANAGER: An employee of the CITY expressly designated as PROJECT MANAGER in writing by the DIRECTOR, who is the representative of the CITY, concerning the CONTRACT DOCUMENTS.
- 2.23 PROJECT MANUAL: The official documents setting forth information and requirements; contract forms, bonds, and certificates; general and supplementary conditions of the CONTRACT DOCUMENTS; the specifications; and the plans and drawings of the PROJECT.
- 2.24 RESIDENT PROJECT REPRESENTATIVE: An authorized representative of CONSULTANT on the PROJECT.
- 2.25 SUBCONTRACTOR: A person, firm or corporation having a direct contract with the CMAR, including one who furnishes material worked to a special design according to the PROJECT MANUAL for this work, but does not include a person, firm or corporation merely furnishing material not so worked.
- 2.26 SUBSTANTIAL COMPLETION: That date on which, as certified in writing by CONSULTANT, the Work, or a portion thereof designated by the PROJECT MANAGER in his/her sole discretion, is at a level of completion in substantial compliance with the CONTRACT DOCUMENTS such that all conditions of permits and regulatory agencies have been satisfied and the OWNER or its designee can enjoy beneficial use or occupancy and can use or operate the Work in all respects for its intended purpose(s).

- 2.27 WORK: The totality of the obligations, including construction and other services required by the Contract Documents, including all labor, materials, equipment and service provided or to be provided by CMAR to fulfill CMAR's obligations. The Work may constitute the whole or a part of the Project and is provided in accordance with the Scope of Services.
- 2.28 WRITTEN NOTICE: Shall be deemed to have been duly served if delivered in person to the individual or to a member of the firm or to an officer of the corporation for whom it is intended, if delivered at or sent to the last known business address by registered mail, other traceable delivery service, email, facsimile, or text message.

ARTICLE 3 **TERM AND TIME OF PERFORMANCE**

- 3.1 The term of this contract shall begin on the date it is fully executed by both parties and shall end on the date of commencement of the term of the contract between the CITY and a construction manager at risk for pre-construction services for the **Hollywood Beach Golf Course and Clubhouse /Community Center** or, not later than, **August 1, 2024**, unless terminated in accordance with Article 8. When the CONSULTANT determines it is necessary to extend the time for the PROJECT, the CONSULTANT shall notify the PROJECT MANAGER, and the term of this contract may be extended for a period of time not to exceed 60 calendar days in accordance with the CITY's Procurement Ordinance and as set forth in Section 9.20 herein.
- 3.2 All duties, obligations, and responsibilities of CMAR required by this contract shall be completed no later than **August 1, 2024**. Time shall be deemed to be of the essence in performing the duties, obligations and responsibilities required by the CONTRACT DOCUMENTS.
- 3.3 At or before the above referenced completion date for this contract the CMAR following completion of cost estimating, value engineering and other services set forth in Article 4 will tender to the CITY a written GMP for final completion of the PROJECT. The City, by and through the DIRECTOR, the PROJECT MANAGER and/or other City personnel, will have the opportunity to negotiate the amount of the GMP with the CMAR. In the event a GMP which is satisfactory to City personnel in their reasonable discretion is not agreed upon in writing within 30 days of the tender of GMP, the CITY reserves the right to terminate this contract for convenience and the CMAR will immediately tender all documents, in accordance with the applicable provisions of the CONTRACT DOCUMENTS. The CMAR shall have no recourse from this termination and the CITY shall take such documents, as defined, in Section 9.1 of this contract, and commence negotiations with the second and third ranked firm, respectively. Conditions precedent to a Phase II contract for this project are the satisfactory final completion of Phase I and an agreed upon GMP. If a GMP is agreed to with the CMAR, a separate contract will be entered into between the parties.

ARTICLE 4
COMPENSATION FOR PRE-CONSTRUCTION PHASE SERVICES/PRE-CONSTRUCTION FEE

4.1 CITY agrees to pay CMAR, in the manner specified in subsection 4.2, the total lump sum compensation in an amount not to exceed **twenty five thousand dollars (\$25,000.00)** for work actually performed and completed pursuant to this Contract which amount shall be accepted by CMAR as full compensation for all such pre-construction service phase work. It is acknowledged and agreed by CMAR that this amount is the maximum payable and constitutes a limitation upon CITY's obligation to compensate CMAR for its services related to the Scope of Services set forth in Exhibits "A" and "A-1". This maximum amount, however, does not constitute a limitation, of any sort, upon CMAR's obligation to perform all items of work required by or which can be reasonably inferred from the Scope of Services. No amount shall be paid to CMAR'S to reimburse its expenses.

4.2 The lump sum compensation in an amount not to exceed **twenty five thousand dollars (\$25,000.00)** shall be paid out in accordance with the percentage amount set forth as follows:

<u>Project Phases</u>	<u>Fee %</u>
Scheduling	10%
Constructability Review	20%
Cost Estimating	25%
Value Engineering	10%
Prequalification of Subcontractors	10%
Guaranteed Maximum Price (GMP)	25%

4.3 It is understood that the method of compensation is that of lump sum which means that CMAR shall perform all services set forth in Exhibit "A", and in CONTRACT DOCUMENTS, for the total compensation in the Lump sum amount, including all reimbursable expenses.

METHOD OF BILLING AND PAYMENT

4.4.1 CMAR may submit invoices for compensation no more often than on a monthly basis, but only after the services for which the invoices are submitted have been completed. Such invoices shall include the phase of the services for which invoice is submitted along with a detail of the task or services performed for that phase. An original invoice plus one copy are due within 15 days of the end of the month, except the final invoice which must be received no later than 60 days after this contract expires. Invoices shall designate the nature of the services performed and/or the expenses incurred.

4.4.2 CITY shall pay CMAR pursuant to Section 218.735, Florida Statutes. To be deemed proper, all invoices must comply with the requirements set forth in

this Agreement and must be submitted on the form and pursuant to instructions prescribed by PROJECT MANAGER. Payment may be withheld for failure of CMAR to comply with a term, condition, or requirement of the CONTRACT DOCUMENTS.

4.5 Notwithstanding any provision of the CONTRACT DOCUMENTS to the contrary, CITY may withhold, in whole or in part, payment to the extent necessary to protect itself from loss on account of inadequate or defective work which has not been remedied, or resolved in a manner satisfactory to the CONSULTANT AND/OR PROJECT MANAGER, and/or due to CMAR's failure to comply with Section 9.1 below. The amount withheld shall not be subject to payment of interest by CITY.

4.6 Payment shall be made to CMAR at:

State Contracting & Engineering Corporation
5391 N. Nob Hill Road
Sunrise, FL 33351

ARTICLE 5

CHANGES IN SCOPE OF SERVICES

Any change to the Scope of Services shall require a written amendment to the CONTRACT DOCUMENTS executed by the parties in accordance with Section 9.19 below.

ARTICLE 6

INDEMNIFICATION

The CMAR shall indemnify and hold harmless the CITY, its officers and employees, from liabilities, damages, losses and costs, including, but not limited to, reasonable attorney's fees, to the extent caused by the negligence, recklessness, or intentional wrongful misconduct of the CMAR and persons employed or utilized by the CMAR in the performance of the CONTRACT DOCUMENTS. These provisions shall survive the expiration or earlier termination of the CONTRACT DOCUMENTS. Nothing in this contract shall be construed in any way to affect the sovereign immunity of the CITY or the rights of the CITY as set forth in Section 768.28, Florida Statutes.

ARTICLE 7

INSURANCE

7.1 Prior to the commencement of work governed by the CONTRACT DOCUMENTS (including the pre-staging of personnel and material), the CMAR shall obtain insurance as specified in the schedules shown below. The CMAR will ensure



that the insurance obtained will extend protection to all sub-contractors engaged by the CMAR. As an alternative the CMAR may require all SUBCONTRACTORS to obtain insurance consistent with the schedules shown below.

The CMAR will not be permitted to commence work governed by the CONTRACT DOCUMENTS (including pre-staging of personnel and material) until satisfactory evidence of the required insurance has been furnished to the CITY as specified below. Delays in the commencement of work, resulting from the failure of the CMAR to provide satisfactory evidence of the required insurance, shall not extend deadlines specified in this contract and any penalties and failure to perform assessments shall be imposed as if the work commenced on the specified date and time, except for the CMAR's failure to provide satisfactory evidence.

The CMAR shall maintain the required insurance throughout the entire term of the CONTRACT DOCUMENTS and any extensions specified in any attached schedules. Failure to comply with this provision may result in the immediate suspension of all work until the required insurance has been reinstated or replaced. Delays in the completion of work resulting from the failure of the CMAR to maintain the required insurance shall not extend deadlines specified in the contract and any penalties and failure to perform assessments shall be imposed as if the work had not been suspended, except for the CMAR's failure to maintain the required insurance.

The CMAR shall provide, to the CITY, as satisfactory evidence of the required insurance, either:

1. Certificate of Insurance; or
2. Certified copy of the actual insurance policy

The CITY, at its sole option, has the right to request a certified copy of any or all insurance policies required by the CONTRACT DOCUMENTS. All insurance policies must specify that they are not subject to cancellation, non-renewal, material change, or reduction in coverage unless a minimum of 30 days prior notification is given to the CITY by the insurer.

The acceptance and/or approval of the CMAR's insurance shall not be construed as relieving the CMAR from any liability or obligation assumed under the CONTRACT DOCUMENTS or imposed by law. The CITY, its employees and officials will be included as "Additional Insureds" on all policies, except for Workers' Compensation. In addition, the CITY will be named as an Additional Insured and Loss Payee on all policies covering CITY-owned property. Any deviations from these General Insurance Requirements must be requested in writing on the CITY prepared form entitled "**Request for Waiver of Insurance Requirements**" and approved by the CITY's Risk Manager.

7.2 INSURANCE LIMITS OF LIABILITY:

All insurance policies shall be issued by companies authorized to do business under the laws of the State of Florida and satisfactory to the OWNER. All companies shall have a Florida resident agent and be rated a minimum A-X, as per A.M. Best Company's Key Rating Guide, latest edition.

The CMAR shall furnish certificates of insurance to the Risk Manager for review and approval prior to the commencement of work governed by this contract. The Certificates shall clearly indicate that the CMAR has obtained insurance of the type, amount and classification required by these provisions, in excess of any pending claims at the time of contract award to the CMAR. All insurance policies must specify that they are not subject to cancellation, non-renewal, material change, or reduction in coverage unless a minimum of 30 days prior notification is given to the CITY by the insurer.

Sub Consultant

Prior to the commencement of work governed by this contract CMAR will ensure that the insurance obtained will extend protection to all SUB CONSULTANTS engaged by CMAR. As an alternative, CMAR may require all SUB CONSULTANTS to obtain insurance consistent with the schedules shown below.

7.2.1 Comprehensive General Liability:

Prior to the commencement of work governed by this contract, the CMAR shall obtain General Liability Insurance. Coverage shall be maintained throughout the life of the contract and include, as a minimum:

1. Premises Operations
2. Products and Completed Operations
3. Blanket Contractual Liability
4. Personal Injury Liability
5. Expanded Definition of Property Damage

The minimum limits acceptable shall be:

i. Limits of Liability:

Bodily Injury and Property Damage Liability	
Each Occurrence	\$1,000,000
General Aggregate Limit	\$2,000,000
Personal Injury	\$1,000,000
Products/Completed Operations	\$2,000,000

ii. Endorsements Required:

City of Hollywood included as an Additional Insured
 Broad Form Contractual Liability
 Waiver of Subrogation
 Premises/Operations
 Products/Completed Operations
 Independent Contractors

An Occurrence Form policy is preferred. If coverage is provided on a Claims Made policy, its provisions should include coverage for claims filed on or after the effective date of this contract. In addition, the period for which claims may be reported should extend for a minimum of 12 months following the acceptance of work by the CITY. The CITY, its employees and officials shall be named as Additional Insureds on all policies issued to satisfy the above requirements.

7.2.2 Comprehensive Automobile Liability:

Recognizing that the work governed by this contract requires the use of vehicles, the CMAR, prior to the commencement of work, shall obtain Vehicle Liability Insurance. Coverage shall be maintained throughout the life of the contract and include, as a minimum, liability coverage for:

Owned, Non-Owned, and Hired Vehicles

The minimum limits acceptable shall be:

i. **Limits of Liability:**

Bodily Injury and Property Damage Liability

Combined Single Limit \$1,000,000

Any Auto

Including Hired, Borrowed or Non-Owned Autos

ii. **Endorsements Required:**

Waiver of Subrogation

City of Hollywood included as an Additional Insured

The CITY, its employees and officials shall be named as Additional Insureds on all policies issued to satisfy the above requirements.

7.2.3 Workers' Compensation Insurance:

Prior to the commencement of work governed by this contract, the CMAR shall obtain Workers' Compensation Insurance with limits sufficient to respond to the applicable state statutes.

In addition, the CMAR shall obtain Employers' Liability Insurance with limits of not less than:

Limits of Liability: Statutory-State of Florida

Coverage shall be maintained throughout the entire term of the contract.



Coverage shall be provided by a company or companies authorized to transact business in the state of Florida and the company or companies must maintain a minimum rating of A-VI, as assigned by the A.M. Best Company.

If the CMAR has been approved by the Florida's Department of Labor, as an authorized self-insurer, the CITY shall recognize and honor the CMAR's status. The CMAR may be required to submit a Letter of Authorization issued by the Department of Labor and a Certificate of Insurance, providing details on the CMAR's Excess Insurance Program.

If the CMAR participates in a self-insurance fund, a Certificate of Insurance will be required. In addition, the CMAR shall be required to submit updated financial statements from the fund upon request from the CITY.

ARTICLE 8

TERMINATION

- 8.1 This contract may be terminated for cause by CITY or by CMAR if the party in breach has not corrected the breach within 30 days after written notice from the aggrieved party identifying the breach, or for convenience by CITY, without any cause, upon not less than 30 days' written notice by PROJECT MANAGER. This contract may also be terminated by PROJECT MANAGER upon such notice as PROJECT MANAGER deems appropriate under the circumstances in the event PROJECT MANAGER determines that termination is necessary to protect the public health, safety, or welfare.
- 8.2 Termination of this contract for cause shall include, but not be limited to, failure to suitably perform the work and failure to continuously perform the work in a manner calculated to meet or accomplish the objectives of CITY as set forth in the CONTRACT DOCUMENT notwithstanding whether any such breach was previously waived or cured. Upon the occurrence of a breach which is not cured within the cure period, in addition to all remedies available to it by law, the City may immediately, upon written notice to the CMAR, terminate this contract whereupon, all payments, advances, or other compensation paid by the City to the CMAR while the CMAR was in breach shall be immediately returned to the City. The City may suspend any payment or part thereof or order a Work stoppage until such time as the issues concerning compliance are resolved. CMAR understands and agrees the termination of this contract under this Article shall not release the CMAR from any obligation accruing prior to the effective date of the termination. In the event of termination due to a default, in addition to the foregoing, the CMAR shall be liable for all costs and expenses incurred by the City in the re-procurement of the Work under the CONTRACT DOCUMENTS.

- 8.3 Notice of termination shall be provided in accordance with the "NOTICES" section of this contract, except that notice of termination by PROJECT MANAGER, which PROJECT MANAGER deems necessary, to protect the public health, safety, or welfare may be verbal notice which shall be promptly confirmed in writing in accordance with the "NOTICES" section of this Contract .
- 8.4 In the event this contract is terminated for convenience, CMAR shall be paid for any services performed to the date the contract is terminated; however, upon being notified of CITY's election to terminate, CMAR shall refrain from performing further services or incurring additional expenses under the terms of the CONTRACT DOCUMENTS. CMAR acknowledges and agrees that ten dollars (\$10.00) of the compensation to be paid by CITY, the adequacy of which is acknowledged by CMAR, is given as specific consideration to CMAR for CITY's right to terminate this contract for convenience.
- 8.5 In the event this contract is terminated, any compensation payable by CITY shall be withheld until all documents are provided to CITY pursuant to Section 9.1 below.

ARTICLE 9

MISCELLANEOUS

9.1 OWNERSHIP OF DOCUMENTS

Any and all reports, photographs, surveys, and other data and documents provided or created in connection with this contract are and shall remain the property of CITY. In the event of termination of this contract any reports, photographs, surveys, estimates, schedules, drawings, and other data and documents prepared by CMAR, whether finished or unfinished, shall become the property of CITY and shall be delivered by CMAR to the PROJECT MANAGER within seven days of termination of this contract by either party. Any compensation due to CMAR shall be withheld until all documents are received as provided in the CONTRACT DOCUMENTS. This shall apply to all documents produced in any phase of the work, regardless of whether a subsequent phase is undertaken with CMAR.

9.2 AUDIT RIGHT AND RETENTION OF RECORDS

CITY shall have the right to audit the books, records and accounts of CMAR that are related to the PROJECT. CMAR shall keep such books, records, and accounts as may be necessary in order to record complete and correct entries related to the PROJECT.

CMAR shall preserve and make available, at reasonable times for examination and audit by CITY, all financial records, supporting documents, statistical records, and any other documents pertinent to the CONTRACT DOCUMENTS for the required retention period of the Florida Public Records Act (Chapter 119,

Fla. Statute), if applicable, or, if the Florida Public Records Act is not applicable, for a minimum period of three years after termination of this contract. If any audit has been initiated and audit findings have not been resolved at the end of the retention period or three years, whichever is longer, the books, records, and accounts shall be retained until resolution of the audit findings. If the Florida Public Records Act is determined by CITY to be applicable to CMAR's records, CMAR shall comply with all requirements thereof; however, no confidentiality or non-disclosure requirement of either federal or state law shall be violated by CMAR. Any incomplete or incorrect entry in such books, records, and accounts shall be a basis for CITY's disallowance and recovery of any payment upon such entry.

CMAR acknowledges that if Chapter 119, Florida Statutes entitled "Public Records Law" is applicable to this contract the provisions of Section 119.0701, Florida Statute are also applicable and CMAR acknowledges its obligations to comply with said requirements with regard to public records and shall:

(a) keep and maintain public records required by the City to perform the services required under the contract;

(b) upon request from the City's custodian of public records or his/her designee, provide the City with a copy of the requested records or allow the records to be inspected or copied within a reasonable time at a cost that does not exceed the cost provided in Chapter 119, Florida Statutes, or as otherwise provided by law;

(c) ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law for the duration of the term of the CONTRACT DOCUMENTS and following the completion of the contract if the CMAR does not transfer the records to the City; and

(d) upon completion of the contract, CMAR shall transfer, at no cost to the City, all public records in possession of the CMAR or keep or maintain public records required by the City to perform the service. If the CMAR transfers all public records to the City upon completion of the contract, the CMAR shall destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. If the CMAR keeps and maintains public records upon completion of the contract, the CMAR shall meet all applicable requirements for retaining public records. All records stored electronically must be provided to the City, upon request from the City's custodian of public records, in a format that is compatible with the information technology systems of the City.

IF THE CMAR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CMAR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THE CONTRACT DOCUMENTS, CONTACT THE CITY'S CUSTODIAN OF PUBLIC RECORDS AT: CITY

CLERK'S OFFICE, 2600 HOLLYWOOD BOULEVARD, HOLLYWOOD, FLORIDA 33020 OR AT (954) 921-3211, PCERNY@HOLLYWOODFL.ORG

9.3 NONDISCRIMINATION

CMAR agrees that it will not discriminate against any employee or applicant for employment for work under this contract because of race, color, religion, gender, sexual orientation, age, national origin, political affiliation, or disability and will take affirmative steps to ensure that applicants are employed and employees are treated during employment without regard to race, color, religion, gender, sexual orientation, age, national origin, political affiliation or disability. This provision shall include, but not be limited to, the following: employment upgrading, demotion or transfer; recruitment advertising; layoff or termination; rates of pay or other forms of compensation; and selection for training, including apprenticeships.

9.4 PUBLIC ENTITY CRIME ACT

CMAR represents that the execution of the CONTRACT DOCUMENTS will not violate the Public Entity Crimes Act (Section 287.133, Florida Statutes), which essentially provides that a person or affiliate who is a contractor, consultant or other provider and who has been placed on the convicted vendor list following a conviction for a Public Entity Crime may not submit a bid on a contract to provide any goods or services to CITY, may not submit a bid on a contract with CITY for the construction or repair of a public building or public work, may not submit bids on leases of real property to CITY, may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with CITY, and may not transact any business with CITY IN EXCESS OF THE THRESHOLD AMOUNT PROVIDED IN Section 287.017, Florida Statutes, for category two purchases for a period of 36 months from the date of being placed on the convicted vendor list. Violation of this section shall result in termination of this Contract and recovery of all monies paid hereto, and may result in debarment from CITY's competitive procurement activities.

In addition, to the foregoing, CMAR further represents that there has been no determination, based on an audit, that it committed an act defined by Section 287.133, Florida Statutes, as a public entity crime and that it has not been formally charged with committing an act defined as a public entity crime regardless of the amount of money involved and regardless of whether CMAR has been placed on the convicted vendor list.

9.5 INDEPENDENT CONTRACTOR

CMAR is an independent contractor under this Contract. Services provided by CMAR pursuant to the CONTRACT DOCUMENTS shall be subject to the supervision of CMAR. In providing such services, neither contractor nor its agents shall act as officers, employees, or agents of the CITY. The contract shall

not constitute or make the parties a partnership or joint venture. The CITY is not responsible for any debt, default, act or omission of CMAR.

9.6 PREVAILING WAGE REQUIREMENT (IF REQUIRED BY FUNDING SOURCE)

9.6.1 CMAR shall be responsible for ensuring payment of the rate of wages and fringe benefits, or cash equivalent, for all laborers, mechanics and apprentices employed by him/her or his/her SUBCONTRACTORS on the work covered by this contract which shall be not less than the prevailing rate of wages and fringe benefits or cash equivalent for similar skills or classifications of work as established by the General Wage Decision by the United States Department of Labor for Broward County, Florida that is in effect prior to the date the CITY issued the Request for Qualifications (RFQ) for this PROJECT.

If the General Wage Decision fails to provide for a fringe benefit rate for any worker classification, then the fringe benefit rate applicable to such worker classification shall be the fringe benefit rate that has a basic wage rate closest in dollar amount to the work classification for which no fringe benefit rate has been provided.

9.6.2 Upon commencement of work, CMAR and all of its SUBCONTRACTORS shall post a notice in a prominent place at the work site stating the requirements of this section.

9.6.3 If any questions should arise concerning the applications of this Section, which are not specifically addressed, the CITY may, but is not required to, rely on rules, regulations, practices, administrative rulings and court decisions governing applications of the Davis-Bacon Act.

9.6.4 CMAR and its SUBCONTRACTORS shall submit to the CITY on a regular basis, but not less than monthly, payroll sheets, which have been certified under oath by CMAR and/or SUBCONTRACTORS as to their accuracy and compliance with the provisions of this Section. The certified payroll sheets shall contain the following: name and address of each employee; his/her current classification; rate of pay (including rates of contributions for, or costs assumed to provide, fringe benefits); daily and weekly number of hours worked; deductions made; and actual wages paid. Such records shall be maintained by CMAR and its SUBCONTRACTORS for a period of at least three years following completion of the work.

9.6.5 The CITY may withhold, or cause to be withheld from CMAR, so much of any requisitioned payment as may be considered necessary to pay laborers, mechanics and apprentices the full amount of wages required by this section. The CITY, or its designee, may enter on the job site and conduct such inquiries of CMAR'S workers and its subcontractor's workers to determine whether this section is being complied with. If CMAR or its SUBCONTRACTOR fails to pay any laborers, mechanics or apprentices



employed or working on the job site all or part of the wages required by this section, then the CITY may, after written notice to CMAR, take such action as may be necessary to cause suspension of any further payments or advances until such violations have been corrected. If the violations are not corrected, the CITY may terminate CMAR's right to proceed with the work or such part of the work for which there has been a failure to pay the required wages and take such steps as are necessary to complete the work, whereupon CMAR and its sureties shall be liable to the CITY for all excess costs incurred by the CITY.

9.6.6 The CMAR shall insert in any subcontracts such language as is necessary to require all of its SUBCONTRACTORS to comply with the requirements of this section. CMAR shall be responsible for noncompliance by any of its SUBCONTRACTORS. This section shall be deemed part of any contract entered into between CMAR and any of his/her SUBCONTRACTORS.

9.7 THIRD PARTY BENEFICIARIES

Neither CMAR nor CITY intends to directly or substantially benefit a third party by this contract. Therefore, the parties agree that there are no third party beneficiaries to this contract and that no third party shall be entitled to assert a claim against either of them based upon the CONTRACT DOCUMENTS. The parties expressly acknowledge that it is not their intent to create any rights or obligations in any third person or entity under the CONTRACT DOCUMENTS.

9.8 NOTICES

Whenever either party desires to give notice to the other, such notice must be in writing, sent by certified United States mail, postage prepaid, return receipt requested, or by hand-delivery with a request for a written receipt of acknowledgment of delivery, addressed to the party for whom it is intended at the place last specified. The place for giving notice shall remain the same as set forth herein until changed in writing in the manner provided in this section. For the present, the parties designate the following:

CITY OF HOLLYWOOD:

Jose Cortes, Director
Design and Construction Management
2207 Raleigh Street
Hollywood, Florida 33020

FOR CMAR :

State Contracting & Engineering
Corporation.
5391 N. Nob Hill Road
Sunrise, FL 33351

9.9 ASSIGNMENT AND PERFORMANCE

Neither this contract nor any interest herein shall be assigned, transferred, or encumbered by either party. In addition, CMAR shall not subcontract any portion of the work required of it by the CONTRACT DOCUMENTS without written consent of the PROJECT MANAGER.

CMAR represents that all persons delivering the services required by this Agreement have the knowledge and skills, either by training, experience, education, or a combination thereof, to adequately and competently perform the duties, obligations, and services set forth in the Scope of Services and to provide and perform such services to CITY's satisfaction for the agreed compensation.

CMAR shall perform its duties, obligations, and services under this contract in a skillful and respectable manner. The quality of CONTRACTOR's performance and all interim and final product(s) provided to or on behalf of CITY shall be comparable to the best local and national standards.

9.10 CONFLICTS

Neither CMAR nor its employees shall have or hold any continuing or frequently recurring employment or contractual relationship that is substantially antagonistic or incompatible with CMAR's loyal and conscientious exercise of judgment related to its performance under the CONTRACT DOCUMENTS.

CMAR agrees that none of its officers or employees shall, during the term of this contract, serve as an expert witness against CITY in any legal or administrative proceeding in which he or she is not a party, unless compelled by court process. Further, CMAR agrees that such persons shall not give sworn testimony or issue a report or writing, as an expression of his or her expert opinion, which is adverse or prejudicial to the interests of CITY in connection with any such pending or threatened legal or administrative proceeding. The limitations of this section shall not preclude CMAR or any other persons from representing themselves in any action or in any administrative or legal proceeding.

In the event CMAR is permitted to utilize subcontractors to perform any services required by the CONTRACT DOCUMENTS, CMAR agrees to prohibit such SUBCONTRACTORS, by written contract, from having any conflicts within the meaning of this section.

9.11 PROHIBITION AGAINST CONTINGENT FEES.

CMAR warrants that it has not employed or retained any company or person, other than a bona fide employee working solely for CMAR, to solicit or secure this contract and that it has not paid or agreed to pay any person, company, corporation, individual or firm, other than a bona fide employee working solely for CMAR, any fee, commission, percentage, gift, or other consideration contingent upon or resulting from the award or making of this contract.. For a breach or

violation of this provision, CITY shall have the right to terminate this contract without liability at its discretion, or to deduct from the contract price or otherwise recover the full amount of such fee, commission, percentage, gift or consideration.

9.12 TRUTH IN NEGOTIATION

CMAR shall execute and furnish to the CITY a Truth-in-Negotiation Certificate, stating that wage rates and other factual unit costs supporting compensation are accurate, complete and current at the time of execution of the contract. The original contract amount and any additions thereto shall be adjusted to exclude any significant sums when CITY determines the contract amount was increased due to inaccurate, incomplete or noncurrent wage rates or other factual costs.

9.13 MATERIALITY AND WAIVER OF BREACH

CITY AND CMAR agree that each requirement, duty, and obligation set forth herein is substantial and important to the formation of this contract and, therefore, is a material term hereof.

CITY's failure to enforce any provision of this contract shall not be deemed a waiver of such provision or modification of this contract. A waiver of any breach of a provision of this contract shall not be deemed a waiver of any subsequent breach and shall not be construed to be a modification of the terms of this contract.

9.14 LIQUIDATED DAMAGES.

A. LIQUIDATED DAMAGES FOR SUBSTANTIAL COMPLETION.

1. The CMAR shall pay the Owner the sum of ten (10) Dollars per day for each and every calendar day of unexcused delay in achieving Substantial Completion beyond the date set forth in the CONTRACT DOCUMENTS for Substantial Completion of each phase, if phased, or the project, if not phased.
2. Owner and CMAR acknowledge that any sums due and payable by the CMAR shall be payable, not as a penalty, but as liquidated damages representing a reasonable estimate of delay damages, inconvenience, additional overhead and costs likely to be sustained by the Owner as estimated at the time of executing the CONTRACT DOCUMENTS. If the Owner reasonably believes in its discretion that Substantial Completion will be delayed, the Owner shall be entitled, but not required, to withhold from any amounts otherwise due the CMAR an amount then believed by the Owner to be adequate to recover liquidated damages applicable to such delays. If and when in the Owner's discretion the CMAR overcomes the delay in achieving the Substantial Completion, or

any part thereof, for which the Owner has withheld payment, the Owner shall promptly release to the CMAR those funds withheld, but no longer applicable, as liquidated damages.

3. Partial use or occupancy of the PROJECT may not result in the Scope of Services/Work being deemed substantially completed, and such partial use or occupancy may not be evidence of Substantial Completion.

Substantial Completion, in the context of this contract, does not refer to any prior dates on which the Owner employs other contractors to work on the same site.

B. LIQUIDATED DAMAGES FOR FINAL COMPLETION.

1. If the CMAR fails to achieve final completion within 60 days of the date of Substantial Completion, the CMAR shall pay the Owner the sum of ten (10) Dollars per day for each and every calendar day of unexcused delay in achieving final completion beyond the date set forth for completion of the Work or Project.
2. Any sums due and payable hereunder by the CMAR shall be payable, not as a penalty, but as liquidated damages representing a reasonable estimate of delay damages, inconvenience, additional overhead and costs likely to be sustained by the Owner, as estimated at or before the time of executing this Contract. When the Owner reasonably believes that final completion will be inexcusably delayed, the Owner shall be entitled, but not required, to withhold from any amounts otherwise due the CMAR an amount then believed by the Owner to be adequate to recover liquidated damages applicable to such delays.
3. Prior to being entitled to receive final payment, and as a condition precedent thereto, the CMAR shall provide the Owner, in the form and manner required by the Owner, the following:
 - a. An affidavit that the CMAR's obligations to all subcontractors, laborers, equipment or suppliers, or other third parties in connection with the Project, have been paid or otherwise satisfied;
 - b. Such other documents as required by the Project Manual from each subcontractor, lower tier subcontractor, laborer, supplier or other person or entity who may have a claim against the person or entity or retained it, including but not limited to final releases of bond;
 - c. All product warranties, operating manuals, instruction manuals and other documents customarily required of the

CMAR or reasonably required by the Owner, including but not limited to those required elsewhere in the CONTRACT DOCUMENTS, as part of its Project Closing procedures.

9.15 COMPLIANCE WITH LAWS

CMAR shall comply with all federal, state, and local laws, codes, ordinances, rules, and regulations in performing its duties, responsibilities, and obligations pursuant to the CONTRACT DOCUMENTS.

9.16 SEVERANCE

In the event a portion of this contract is found by a court of competent jurisdiction to be invalid, the remaining provisions shall continue to be effective unless CITY or CMAR elects to terminate this contract. An election to terminate this contract based upon this provision shall be made within seven days after the finding by the court becomes final

9.17 JOINT PREPARATION

The parties acknowledge that they have sought and received whatever competent advice and counsel as was necessary for them to form a full and complete understanding of all rights and obligations herein and that the preparation of CONTRACT DOCUMENTS has been their joint effort. The language agreed to expresses their mutual intent and the resulting document shall not, solely as a matter of judicial construction, be construed more severely against one of the parties than the other.

9.18 PRIORITY OF PROVISIONS

If there is a conflict or inconsistency between any term, statement, requirement, or provision of any exhibit attached, any document or events referred to herein, or any document incorporated into the CONTRACT DOCUMENTS by reference and a term, statement, requirement, or provision of the CONTRACT DOCUMENTS, the term, statement, requirement, or provision contained in the CONTRACT DCUMENTS shall prevail and be given effect.

9.19 APPLICABLE LAW AND VENUE

The CONTRACT DOCUMENTS shall be interpreted and construed in accordance with and governed by the laws of the State of Florida. Venue for litigation or any proceedings concerning the CONTRACT DOCUMENTS shall be exclusively in Broward County, Florida.

9.20 AMENDMENTS

No modification, amendment, or alteration in the terms or conditions contained herein shall be effective unless contained in a written document prepared with

the same or similar formality as this contract and executed by the CITY and CMAR.

9.21 PRIOR AGREEMENTS

This document incorporates and includes all prior negotiations, correspondence, conversations, agreements, and understandings applicable to the matters contained herein and the parties agree that there are no commitments, agreements or understandings concerning the subject matter of the CONTRACT DOCUMENTS that are not contained in this document. Accordingly, the parties agree that no deviation from the terms hereof shall be predicated upon any prior representations or agreements, whether oral or written. It is further agreed that no modification, amendment or alteration in the terms or conditions contained herein shall be effective unless set forth in writing in accordance with Section 9.20 above.

9.22 DRUG-FREE WORKPLACE

It is a requirement of CITY that it enter into contracts only with firms that certify the establishment of a drug free work place. Execution of this contract by CMAR shall serve, as CMAR's required certification that it either has or that it will establish a drug free work place.

9.23 INCORPORATION BY REFERENCE

The truth and accuracy of each "Whereas" clause set forth herein is acknowledged by the parties. The attached Exhibits A – Scope of services ; A-1 – Pre Construction Services Proposal; B- Project Schedule; C- Project Team and Roles; D- Phase II Construction Phase Agreement; are incorporated into and made a part of the CONTRACT DOCUMENTS.

9.24 COUNTERPARTS

This contract may be executed in two or more copies by all parties, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument.

ARTICLE 10
SUBCONTRACTORS AND PURCHASE ORDERS

Unless waived in writing, for good cause, by the CONSULTANT or PROJECT MANAGER, CMAR must obtain competitive pricing and subcontract, in compliance with the requirements of this Article 10, for 100% of CMAR direct construction cost required under this contract. Subcontracts and purchase orders, involving amounts not in excess of (\$25,000.00) may be awarded without the prior approval of the CONSULTANT. All other subcontracts and purchase orders shall be awarded according to the following procedure:

CMAR shall prepare for CONSULTANT'S and PROJECT MANAGER'S review and approval a list of subcontractors and suppliers for each bid who meet the CMAR's schedule of minimum requirements. CMAR shall obtain bids from a minimum of three such subcontractors for each subcontract, when available. After receiving such bids, CMAR shall analyze them and make recommendations to the CONSULTANT for awards. When the CONSULTANT and the PROJECT MANAGER have approved the award of any such subcontract or purchase order, CMAR shall contract solely in its own name and behalf, and not in the name or behalf of the CITY, with the specified subcontractor or supplier. The subcontract shall provide that the subcontractor shall perform its portion of the Work in accordance with all applicable provisions of CONTRACT DOCUMENTS; that the subcontractor shall be bound to the CMAR, to the same extent as CMAR is bound to the CITY, to name the CITY, its employees and officers as an additional insureds on its comprehensive general liability insurance; that the subcontractor shall provide an insurance certificate evidencing the same; that CMAR shall have the right to terminate the subcontract in the same manner and by the same method as provided for termination of this contract by the CITY, or as otherwise provided in the subcontract, whichever is more protective of the CITY'S interest; and that, in the event this contract is terminated for any reason, the subcontractor shall, at the CITY'S option, perform its subcontract for the CITY, or for a CONTRACTOR designated by the CITY, without additional or increased cost, provided the subcontractor is paid in accordance with its subcontract. CMAR shall sign and cause each subcontractor to sign an Assignment of Rights under Construction Subcontract. Nothing contained herein shall impose on the CITY an obligation to assume any subcontract or make any payments to any subcontractor to perform, and nothing contained herein shall create any contractual relationship between the CITY and any subcontractor. If the CONSULTANT and the PROJECT MANAGER shall approve as the selected subcontractor or supplier a bidder whose bid exceeds that of the bidder recommended by the CMAR, whose bid complies with the CONTRACT DOCUMENTS (the amount by which the bid of the selected subcontractor exceeds the bid of the bidder recommended by the CMAR is referred to herein as the "preferred subcontractor cost differential"), then the PROJECT MANAGER may designate that the Guaranteed Maximum Price shall be increased by the lesser of the preferred subcontractor cost differential or the Contingency Allowance. All subcontracts shall, so far as

applicable, contain unit prices and any other feasible formula for use in determination of the cost of changes in the WORK.

IN WITNESS WHEREOF, the parties hereto have executed this contract on the day and date first above written, each of which shall, without proof or accounting for the other counterparts, be deemed an original contract.



THE CITY OF HOLLYWOOD, a municipal corporation of the State of Florida

By: _____
Josh Levy, Mayor

DocuSigned by:

E3E6798FD4A34FA...

ATTEST:

Services
Patricia A. Cerny, MMC
City Clerk

DocuSigned by:

784415EE2C0C47E...

Approved by:

Stephanie Tinsley, Director of Financial

DocuSigned by:

A5200B173E98424...

APPROVED AS TO FORM:

Douglas R. Gonzales,
City Attorney

DocuSigned by:

31026A0647F142A...

Construction Management at Risk Agreement Phase I Pre-Construction Services

WHEN THE CMAR IS AN INDIVIDUAL:

Signed, sealed and delivered in the presence of:

_____	_____
(SEAL)	(Witness)
	(Signature of individual)

_____	_____
(SEAL)	(Witness)
	(Signature of individual)

WHEN THE CMAR IS A SOLE PROPRIETORSHIP OR OPERATES UNDER A TRADE NAME:

Signed, sealed and delivered in the presence of:

_____	_____
Witness	(Name of Firm)

_____	_____
(SEAL)	(Witness)
	(Signature of individual)

WHEN THE CMAR IS A PARTNERSHIP:

Signed, sealed and delivered in the presence of:

_____	_____
(Witness)	(Name of Firm)

_____	BY: _____
(Witness)	(Partner)



Construction Management at Risk Agreement Phase I Pre-Construction Services

WHEN THE PRINCIPAL IS A CORPORATION:
attest:

Secretary

BY:

State Contracting & Engineering Corp.
Name of Corporation

(Affix Corporate Seal)

Paul Carty
Printed Name

President
Official Title



CERTIFICATE AS TO CORPORATE PRINCIPAL

I, Barry Transleau, certify that I am the Secretary of the corporation named as Principal in the within bond; that Paul Carty who signed the said bond on behalf of the Principal was then President of said corporation; that I know his signature, and his signature thereto is genuine and that said Bond was duly signed, sealed and attested for and on behalf of said corporation by authority of its governing body:

Secretary (SEAL)

Barry Transleau
Printed Name of Secretary

TO BE EXECUTED BY CORPORATE SURETY:
attest:

Secretary

Corporate Surety

Business Address

Business Phone Number

BY:

(Affix Corporate Seal)

Attorney-In-Fact

Name of Local Agency

Business Address

LIST OF EXHIBITS

- A. Scope of Services
- A-1 CMAR Pre-Construction Services Fee Proposal
- B. Project Schedule
- C. Project Team and Roles
- D. Subcontractor and Material Supplier Payment Certification
- E. Tabulation of subcontractors and material suppliers

EXHIBIT "A"

SCOPE OF SERVICES

CMAR shall provide pre-construction services as set forth in Article 1 of the contract and s as set forth in this Exhibit.

The services of the CMARs hall include, but are not limited to, those described or specified herein. The services described or specified shall not be deemed to constitute a comprehensive specification having the effect of excluding services not specifically mentioned. The CMAR shall also comply with all requirements of the Florida Building Code (FBC), permits issued and included as part of the Project Documents and any other applicable codes, regulations and procedures that are in effect as of the date the building permit(s) is issued. Notwithstanding any other provisions of the CONTRACT DOCUMENTS to the contrary, any substantially affected person may appeal any building code dispute or interpretation of the Chief Building Official of the City of Hollywood, Florida to the Broward County Board of Rules and Appeals.

I. GENERAL PRECONSTRUCTION PHASE

- A. Based upon the preliminary schedule set forth in Exhibit "B", CMAR shall develop a detailed project schedule, utilizing Critical path method ("CPM") logic sequencing, reflecting the design (remaining portion thereof) and construction of the overall project.
- B. CMAR shall utilize the completed detailed project schedule, to develop a project control schedule, which shall be presented in a bar graph format. The purpose of the project control schedule is to summarize the information contained in the CPM schedule in order to provide the project team with a management tool and an overall project visual aid to easily determine the schedule and status of the total project. The information derived from these two schedules are to become part of the CMAR's management plan developed by CMAR.
- C. CMAR shall periodically update on a monthly basis both the detailed project schedule and the project control schedule throughout the term of the preconstruction and construction phases of the project as part of CMAR's management activity.
- D. CMAR shall review project requirements, educational specifications, on and off-site development, survey requirements, preliminary budget, and make value engineering and constructability recommendations for revisions to the CITY and Consultant in the form of a written report prior to final payment for this phase.



EXHIBIT "A"

- E. CMAR shall, subject to CITY's approval and compliance with existing CITY completion schedule, establish a preliminary master project schedule identifying all phases, critical path elements, responsibilities of the CITY, Consultant, outside agencies, third parties and any other impacts which would affect project schedule and progress and update them monthly throughout the duration of the contract.
- F. Where the project includes renovation or expansion of an existing facility, CMAR will assist the construction team in preparing an analysis package outlining the condition of the existing facility, existing structure, existing finishes, and existing equipment, code deficiencies, energy use, and life expectancy of other building systems by providing constructability, value engineering and cost estimates recommendations. The package should contain CMAR's recommendations, cost estimates and preliminary schedules. Such information shall be provided to the CITY and Consultant in the form of a written report prior to final payment for this phase.
- G. CMAR shall provide project delivery options for the design, bid, and bid packaging of the project for efficient scheduling, cost control and financial resource management. Such information shall be provided to the CITY and Consultant in the form of a written report prior to final payment for this phase.
- H. CMAR shall utilize information and reporting systems to provide the CITY with monthly reports containing accurate and current cost controls, work status, including but not limited to Work narrative, Work completed/anticipated, short term and long term schedules estimated expenditures, and project accounting systems of the project at all times. Such information shall be provided to the CITY and Consultant in the form of a written report, prior to final payment for this phase.
- I. CMAR shall prepare a report with the project team's participation which shall describe, as a minimum, the Work plan, job responsibilities, and written procedures for reports, meetings, inspections, changes to the project, building systems and delivery analysis and other relevant matters. Such information shall be provided to the CITY and Consultant prior to final payment for this phase.
- J. CMAR's personnel to be assigned during this phase and their duties and responsibilities to this project and the duration of their assignments are shown on Exhibit "C" and as set forth in the RFQ under the General Conditions. All required reports and documentation shall be submitted and approved by the CITY as pre-requisite to progress payments to CMAR by the CITY during this phase.

EXHIBIT "A"

II. DESIGN PHASE AS PART OF PRE-CONSTRUCTION PHASE

- A. CMAR shall review and evaluate design development documents (if applicable) for clarity, consistency, completeness, and ease of construction in order to achieve the overall objective of the project. CMAR will also periodically review all CONTRACT DOCUMENTS for constructability and to help ensure compliance with all applicable laws, rules, codes, design standards, and ordinances. CMAR shall immediately notify CITY of any non-compliant CONTRACT DOCUMENTS. Such information shall be provided to the CITY and Consultant in the form of a written report in format as noted herein prior to final payment for this phase.

CMAR will be required to attend all project related meetings and include a summary of the meeting in its monthly report to the CITY.

- B. CMAR 's review of the design documents shall include the following activities:
1. Preparing a Master Checklist to be used as a guide for reviewing each technical discipline.
 2. Conducting reviews by preparing a "mark-up" set of documents and a list of comments corresponding to the "mark-up."
 3. Preparing and presenting a written report of constructability problems and concerns, including:
 - (a) recommendations
 - (b) checklist and comments
 4. Attending workshop meetings with the Consultant and the PROJECT MANAGER to review proposed changes and recommending the changes, which are to be implemented for the PROJECT.
 5. Verifying and conducting final review of changes to the construction Documents.
- C. CMAR's services shall be rendered compatible and in cooperation with the Consultant's services under the CITY's Agreement with the CONSULTANT. CMAR will be required to maintain a working relationship with and coordinate their activities with the Consultant and any additional consultants, testing labs and others that CITY designates for the project and report all findings as specified in Section 3.5 of the Pre Construction Services Contract.



EXHIBIT "A"

- D. CMAR shall prepare detailed cost estimates and recommendations to CITY and Consultant at 100% Construction Documents phase of the PROJECT. Such information shall be provided to the CITY and CONSULTANT in the form of a written report prior to final payment for each phase.
- E. CMAR shall review all CONTRACT DOCUMENTS for the new and existing buildings and/or building sites and provide value engineering recommendations to minimize the CITY's capital outlay and maximize the CITY's operational resources. Such information shall be provided to the CITY and CONSULTANT in the form of a written report prior to final payment for this phase. All such recommendations shall be acknowledged and reviewed for incorporation into the CONSTRUCTION DOCUMENTS by the CONSULTANT once authorized by the CITY in writing.
- F. CMAR will review all CONTRACT DOCUMENTS, all new and existing buildings' conditions and the building site to ensure proper coordination, constructability, clarity and completeness, and to minimize conflict, errors, omissions and unforeseen conditions. CMAR shall coordinate with the CONSULTANT to eliminate change orders due to errors, omissions and unforeseen conditions. CMAR agrees specifically that no change orders shall be requested by the CMAR or considered by the CITY for reasons that were or should have reasonably been known by CMAR involving unforeseen conditions, conflicts or questions of clarity in the CONTRACT DOCUMENTS, or between the CONTRACT DOCUMENTS and the existing conditions, utilities, and unforeseen underground conditions.
- G.
 - 1. CMAR shall periodically update the master project schedule and make recommendations for recovery of lost time. Such information shall be provided to the CITY and CONSULTANT in the form of a written report prior to final payment for this phase.
 - 2. CMAR will coordinate with the CONSULTANT and provide to the project construction team permitting applications and requirements for the projects. CMAR will periodically update cost estimates and make recommendations to keep the project within the target budget.

EXHIBIT "A"

3. At completion of CMAR's review of the plans and specifications, except only as to specific matters as may be identified by appropriate written comments pursuant to this section, CMAR, without assuming the CONSULTANT's responsibilities, shall notify CITY in writing that the plans and specifications are consistent, practical, feasible and constructible and that the work described in the plans and specifications for the various bidding packages is constructible within the scheduled construction time.
4. **DISCLAIMER OF WARRANTY: THE CITY DISCLAIMS ANY WARRANTY THAT THE PLANS AND SPECIFICATIONS FOR THE PROJECT ARE ACCURATE, PRACTICAL, CONSISTENT, CONSTRUCTIBLE OR WITHOUT DEFECT.**
5. The CITY may select certain projects for expediting using fast-track construction. When this option is exercised, in writing, by the CITY, it shall be implemented in accordance with the following:

H. Design/Construction documents as noted herein shall be submitted by the Consultant for review and approval by CITY (including Building Code review and Building permit issuance for 100% completion documents) the CONTRACTOR and others, as applicable, having jurisdiction.

1. Foundation / Structural / LCCA / Site and Off-Site Package – 100% Documents
 - a. A separate 50% completion progress set (for information only) of building finish package drawings shall also be submitted which shall show all of the major characteristics of the project utilities and service, detailed site and floor plans, elevations, sections, schedules, etc.
 - b. Construction may begin after approvals and building permit is obtained for above package.
2. Building Finish Package – 100% Documents
3. As mutually agreed by the parties in writing.



EXHIBIT "A"

- I. CMAR shall be responsible for preparing one construction cost estimate.
- J. The construction cost estimate shall be based on one hundred percent (100%) complete construction documents and shall be "permit ready" with sufficient detail to permit issuance of a building permit and to obtain all required approval of all governmental authorities having jurisdiction over the project. The construction cost estimate shall be used as the basis for negotiating the GMP for the PROJECT and the basis for monitoring status of the PROJECT throughout the construction phase.
- K. As a result of CMAR's constructability review or construction cost estimate and in order to reduce or control costs, CMAR shall analyze the building's structural, architectural, mechanical, electrical and plumbing systems and elements, and make cost/performance recommendations for the PROJECT MANAGER's and CONSULTANT's consideration. CMAR shall prepare its recommendation in the form of a written report to be presented to the project team.

III. BIDDING AND AWARD PHASE AS PART OF PRECONSTRUCTION PHASE

- A. Upon obtaining all necessary approvals of the construction documents, including a building permit as required by the FBC and CITY approval of the latest statement of probable construction cost, CMAR shall obtain bids and commence awarding construction contracts.
- B. CMAR shall review the CITY's records of pre-qualified contractors, and prepare a list of those recommended for work pursuant to this contract. The CITY reserves the right to reject any or all subcontractors recommended for approval. CMAR shall maintain a list of all potential bidders, including M/WBEs and those who are approved as pre-qualified. In the event that this PROJECT is funded wholly or in part by grant funds or other governmental entity funding, CMAR shall comply with any and all requirements of the funding source or requirements of the governmental entity.
- C. CMAR shall evaluate potential participants to establish their qualifications (based on past work experience, similar projects, the building quality of those past projects, and other similar factors) presentation to the CITY. CMAR shall present its evaluation to the CITY in the form of a written report utilizing the attached forms as necessary, the subcontractors being considered, the scope of work recommended for that subcontractor, the subcontractor's qualifications and past work history, and CMAR's recommendation concerning the use of the listed subcontractors.

EXHIBIT "A"

- D. CMAR shall prepare and issue the bid packages to cover the scope of the Work for this contract.
- E. CMAR, in coordination with the CITY, shall schedule pre-bid conferences as required and issue a written summary of the conference(s).
- F. CMAR and CITY shall jointly open and evaluate, at a mutually agreed upon location, at least three bids, if possible, for each portion of the WORK solicited. CMAR shall also make recommendations to the CITY for award to the lowest, responsive, and responsible bidder. A recommendation for award to other than the lowest bidder shall be justified in writing. CMAR will disclose any related party relationship in a bidding subcontractor in writing prior to the award of contracts. For the purposes of this agreement, a related party relationship shall constitute any instance of common ownership, common management, or an ownership stake in the bidding subcontractor. CMAR is required to present the bid tabulation summary and all supporting bid day documentation to the CITY after the bid opening. The referenced documentation as well as the awarding of any subcontracts is subject to the written approval of the CITY. The CMAR is not authorized to enter into any subcontract agreements without first obtaining written approval for each subcontractor.
- G. GMP: Upon completion of the design phase [construction documents 100% complete] and bidding, the CMAR shall present to the CITY the GMP for the CITY's review and approval in accordance with the provisions of the CONTRACT DOCUMENTS and the requirements set forth in this Exhibit.
- H. Should CMAR desire to submit a bid to self-perform any of the portions of the Work, this intention must be clearly conveyed to the CITY prior to the receipt of any other bids for the same scope of work. All bids to be received for this portion of the Work must be submitted directly to the CITY who will then open and evaluate at bid opening. When three or more bids are received for that portion of work, and the CONTRACTOR's CMAR's bid is the lowest and approved by the CITY, CMAR's bid shall be incorporated in the GMP as a lump sum. In the event where fewer than three bids are received for that portion of work which the CMAR intends to self-perform, the CITY shall reimburse CMAR for the actual cost of work performed, subject to the supporting documentation provisions as outlined in the CONTRACT DOCUMENTS.



EXHIBIT A-1
CONSTRUCTION MANAGER AT RISK PRE-CONSTRUCTION SERVICES FEE
PROPOSAL

<div><div>SCEC</div><div>State Contracting & Engineering Corporation</div></div>					
PROJECT GENERAL CONDITIONS DETAIL (Phase 1 Services)				Date:	4/5/24
Project Name: Hollywood Beach Clubhouse/Community Center			Project No:	TBD	
GENERAL CONDITIONS	Quantity	Unit	Unit Price	Labor Burden	Total
Construction Manager Paul Carty	30	hrs	\$ 184.00	included	\$5,520.00
Project Manager Eileen See/Adrian Viera	85	hrs	\$ 92.00	included	\$7,820.00
Project Engineer Tim Laltoo	50	hrs	\$ 92.00	included	\$4,600.00
Project Coordinator Diane Vazquez	10	hrs	\$ 65.00	included	\$650.00
Project Superintendent Ernesto Esquivel	40	hrs	\$ 107.00	included	\$4,280.00
Sub Total					\$22,870.00
CM Fee					2,130.00
TOTAL					\$25,000.00

BILLING BREAKDOWN	
Project Phases	Fee
Scheduling	\$3,625.00
Constructability Review	\$6,400.00
Cost Estimating	\$5,750.00
Value Engineering	\$1,400.00
Guaranteed Maximum Price (GMP)	\$6,500.00
Prequalification of Subcontractors	\$1,325.00



EXHIBIT B
PRE-CONSTRUCTION PROJECT SCHEDULE

Preconstruction for Contract	57 days		
Preconstruction Contract Approval	4 days	5/13/24	5/17/24
Bid	21 days	5/23/24	6/21/24
GMP Preparation	5 days	6/24/24	7/1/24
GMP and Contract Negotiations	4 days	7/2/24	7/8/24
Pre-Commission Approvals and Routing	21 days	7/9/24	8/6/24
Commission Meeting	1 day	8/7/24	8/7/24
NTP	1 day	8/8/24	8/8/24



EXHIBIT C
PROJECT TEAM AND ROLES

ORGANIZATIONAL PROFILE + TEAM QUALIFICATIONS

Capabilities and Responsibilities



SCEC STAFF	PAUL CARTY LEED AP	ADRIAN VIERA LEED AP	GERALD TOBIAS	LEAH GRIFFIN LEED AP	EILEEN SEE LEED AP BD+C	ERNESTO ESQUIVEL
PROJECT ROLE	Construction Manager	Pre-Construction Manager	Estimating	Community Lialson	Project Manager	Project Superintendent
CONTINUITY	Pre-Construction - Warranty	Pre-Construction - Warranty	Pre-Construction	Pre-Construction - Construction	Pre-Construction - Warranty	Construction - Warranty
EXPERIENCE - CM AT RISK	✓	✓	✓	✓	✓	✓
EXPERIENCE - Effective Budget Control	✓	✓	✓	✓	✓	✓
EXPERIENCE - Effective Schedule Control	✓	✓	✓	✓	✓	✓
EXPERIENCE - Sustainable Construction	✓	✓	✓	✓	✓	✓

PROJECT ROLE	ROLE PRE-CONSTRUCTION	ROLE - CONSTRUCTION
Construction Manager	<ul style="list-style-type: none">Contract negotiationsEstablish and monitor project goalsAssist with constructability & plan reviewMaintain communication with CityEnsure compliance with deadlines	<ul style="list-style-type: none">Monitor project goals & ScheduleMaintain communication with CityEnsure compliance with deadlines
Project Manager	<ul style="list-style-type: none">Assist estimating teamWork on overall project phasingPrepare and submit monthly PMIS reportFormal communication with CityManage plan review, constructabilityConduct Pre Bid meetings	<ul style="list-style-type: none">Manage submittals and RFI's.Attend/Conduct meetingsContract oversight of subcontractorsMonthly Pay RequestsIssue SubcontractsPrepare and Submit monthly PMIS ReportManage all accounting of the projectManage Close Out ProcessUpdate and submit monthly scheduleManage QC Program
Superintendent	<ul style="list-style-type: none">Site logistics	<ul style="list-style-type: none">Organize, schedule and direct personnel, subcontractors & equipment in the field.Daily ReportsTesting coordinationConduct safety meetingsSupport QC programCoordinate with PM on schedule



EXHIBIT D
PHASE II CONSTRUCTION SERVICES AGREEMENT
(refer to separate attachment)



EXHIBIT E
City of Hollywood, FL
Subcontractor and Material Supplier Payment Certification

(Check the category that applies to this certification. One form to be completed for each Subcontractor and Material Supplier)

- a. ☐ Local SBE Subcontractor/Material Supplier
b. ☐ Local MBE Subcontractor/Material Supplier
c. ☐ Other Subcontractor/Material Supplier

Release of Lien information (agrees with) ☐ or (does not come from) _____ Payment Application.

Amount of Contract with Subcontractor ☐ or Material Supplier ☐ \$ _____.

Amount Paid to Date \$ _____ Percentage Paid to Date _____

This is to certify that _____
(Subcontractor of Material Supplier)

Received Partial ☐ or Final ☐ payment in the amount of \$ _____ on _____
(actual amount) (date)

from _____ for labor ☐ or materials ☐ used on
(Name of Prime Contractor)

(Contract/Project Name) (Contract/Project Number)

Printed _____ Signed _____
(Prime Contractor Official)

Sworn to and subscribed before me this _____ day of _____ A.D., 20 _____

(Notary Public) Commission Expires Notary Seal

Printed _____ Signed _____
(Official of Subcontractor or Material Supplier of over \$1,000 value)

Sworn to and subscribed before me this _____ day of _____ A.D., 20 _____

(Notary Public) Commission Expires Notary Seal

Due: Contractor shall provide a partial released of lien for each subcontractor and/or material supplier for amounts over \$1,000 based on the current schedule of values as attached to each Application and Certificate for Payment.

This partial release of lien shall include the percentage of work completed this period and be provided to the City of Hollywood the earlier of 30 days after payment made to prime contractor or prior to the next payment request by the prime contractor.

NOTE: If the Contractor without reasonable cause fails to make payment to Subcontractors and/or Material Suppliers within 15 working days after receipt by the Contractor of full or partial payment, the Contractor shall pay the Subcontractor and/or Material Supplier a penalty in the amount of one percent (1%) of the amount due, per month, from the expiration of the period allowed herein for payment. Such penalty shall be in addition to the actual payments owed.

CONSTRUCTION MANAGEMENT AT RISK MANAGEMENT

EXHIBIT F
TABULATION OF SUBCONTRACTORS AND MATERIAL SUPPLIERS

The Undersigned states that the following is a complete list of the proposed Subcontractors and Material Suppliers on this Project and the class of work to be performed by each, and that such list will not be added to nor altered without written consent of the City of Hollywood. Please add more lines if necessary.

Subcontractor Name and Address	Class of Work or Material	Must provide Percentage or Price of Work/Materials to complete work	(Check appropriate Business Type)			
			Local	Local	Local	Other
			Minority Business	Small Business	Small Business	Business
1. _____	_____	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. _____	_____	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. _____	_____	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. _____	_____	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
5. _____	_____	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Material Suppliers Name & Address	Supply/ Material	(Check appropriate Business Type)			
		Local	Local	Local	Other
		Minority Business	Small Business	Small Business	Business
1. _____	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
2. _____	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
3. _____	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
4. _____	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Company Name: _____ By: _____
Date: _____ Title: _____

Completion and submission of this form with the bid is mandatory for bid to be considered responsive.

S:\DCM\DCM Projects\DCM-DOB\DCM-19-001194-HWD BCH Golf Course Clubhouse-Community Center & Perimeter Park\04- Construction\04-
Contracts\Construction Contracts\State Contracting\docs\CMAR Phase I Pre-Construction Services_HBGC SCEC.doc



DEPARTMENT OF DESIGN & CONSTRUCTION
MANAGEMENT

PO Box 229045
Hollywood, FL 33022-9045
Phone (954) 921-3900 Fax (954) 921-3416

PERFORMANCE BOND

KNOW ALL MEN BY THESE PRESENTS:

That we _____, as Principal,
and _____, as Surety, are held
and firmly bound unto the City of Hollywood in the sum of _____
_____ Dollars (\$ _____), for the payment of
said sum we bind ourselves, our heirs, executors, administrators and assigns, jointly and
severally, for the faithful performance of a certain written contract, dated the _____ day of
_____ 20 _____, entered into between the Principal and the City of Hollywood,
Florida, for:

Contract Number _____ located at _____
(Address location of the job)

A copy of said Contract is incorporated herein by reference and is made a part hereof as if fully
copied herein.

* Note: The principal business address, phone number of the Contractor and Surety are listed on the signature
pages of this form.

NOW, THEREFORE, THE CONDITIONS OF THIS OBLIGATION ARE SUCH, that if the Principal shall in all respects comply with the terms and conditions of said Contract and his obligations thereunder, including all of the Contract Documents (that include the Advertisement for Bids, Instructions to Bidders, Proposal, Bid Bond, Contract, Performance Bond, Specifications, Addenda and Drawings), therein referred to and made a part thereof, and such alterations as may be made in said Drawings and Specifications as therein provided for, and shall indemnify and save harmless the City of Hollywood its officials and employees against and from all expenses, damages, injury or conduct, want of care of skill, negligence or default, including patent infringement on the part of said Principal, his agents or employees, in the execution or performance of said Contract, including errors in the Drawings furnished by said Principal, and further, if the Principal shall promptly make payments to all who supply him, with labor and/or materials, used directly or indirectly by the Principal in the prosecution of the work provided for in said Contract, then this obligation shall be null and void; otherwise, the Principal and Surety, jointly and severally, agree to pay the City of Hollywood its officials and employees any difference between the sum that the City of Hollywood its officials and employees may be obliged to pay for the completion of said work, by Contract or otherwise, and any damages, whether direct, indirect, or consequential, which the City of Hollywood its officials and employees may incur as a result of the failure of the said Principal to properly execute all of the provisions of said Contract.

AND, the said Principal and Surety hereby further bind themselves, their successors, executors, administrators and assigns, jointly and severally, that they will amply and fully protect the City of Hollywood its officials and employees against, and will pay any and all amounts, damages, costs and judgments which may be recovered against or which the Owner may be called upon to pay to any person or corporation by reason of any damage arising from the performance of the said work, repair or maintenance thereof, or the manner of doing the same, or his agents or his servants, or the infringements of any patent rights by reason of the use of any material furnished or work done, as aforesaid or otherwise.

AND, the said Surety, for value received, hereby stipulates and agrees that no change, extension of time, alteration or addition to the terms of the Contract or to the work to be performed thereunder or the Specifications and Drawings accompanying the same, shall in any way affect its obligations on this Bond, and it does hereby waive notice of any such change, extension of time, alteration or addition to the terms of the Contract or to the work or to the Specifications and Drawings.

AND, any action under this bond must be instituted in accordance with the Notice and Time Limitations provisions prescribed in section 255.05, Florida Statutes.

The Surety hereby waives notice and agrees that any changes in or under the Contract documents and compliance or noncompliance with any formalities connected with the Contract or the changes does not affect the Surety's obligation under this bond.

WHEN THE PRINCIPAL IS AN INDIVIDUAL:

Signature of Individual

Performance Bond _____

Printed Name of Individual

Address of Individual

Phone Number

Signed, sealed and delivered in the presence of:

Witness

Witness

Printed Name of Witness

Printed Name of Witness

Address

Address

Phone Number

Phone Number

WHEN THE PRINCIPAL IS A SOLE PROPRIETORSHIP OR OPERATES UNDER A TRADE
NAME:

Name of Firm

Performance Bond

Signature of Individual

Printed Name of Individual

Address of Individual

Phone Number

Signed, sealed and delivered in the presence of:

Witness

Witness

Printed Name of Witness

Printed Name of Witness

Address

Address

Phone Number

Phone Number

WHEN THE PRINCIPAL IS A PARTNERSHIP:

Name of Partnership

Performance Bond _____

BY:_____
Partner (SEAL)

Printed Name of Partner

Address of Partner

Phone Number

Signed, sealed and delivered in the presence of:

Witness

Witness

Printed Name of Witness

Printed Name of Witness

Address

Address

Phone Number

Phone Number

WHEN THE PRINCIPAL IS A CORPORATION:
attest:

Secretary

Performance Bond _____

Name of Corporation

BY: _____
(Affix Corporate Seal)

Printed Name

Official Title

CERTIFICATE AS TO CORPORATE PRINCIPAL

I, _____, certify that I am the Secretary of the corporation named as Principal in the within bond; that _____ who signed the said bond on behalf of the Principal was then _____ of said corporation; that I know his signature, and his signature thereto is genuine and that said Bond was duly signed, sealed and attested for and on behalf of said corporation by authority of its governing body.

Secretary (SEAL)

Printed Name of Secretary

TO BE EXECUTED BY CORPORATE SURETY:
attest:

Secretary

Corporate Surety

Business Address

Business Phone Number

BY: _____
(Affix Corporate Seal)

Attorney-In-Fact

Name of Local Agency

Business Address

Phone Number



**DEPARTMENT OF DESIGN & CONSTRUCTION
MANAGEMENT**

PO Box 229045
Hollywood, FL 33022-9045
Phone (954) 921-3900 Fax (954) 921-3416

STATE OF FLORIDA
COUNTY OF BROWARD
CITY OF HOLLYWOOD

Before me, a Notary Public, duly commissioned, qualified and acting, personally appeared, _____
_____ to me well known, who
being by me first duly sworn upon oath, says that he is the attorney-in-fact for the _____
_____ and that he has been authorized by _____
_____ to execute the foregoing bond on behalf of the
CONTRACTOR named therein in favor of the City of Hollywood, Florida. CONTRACTOR
named therein in favor of the City of Hollywood, Florida.

Subscribed and sworn before me this _____ day of _____, 20____

Notary Public, State of Florida

Printed Name of Notary

Commission Number: _____

My Commission Expires: _____

APPROVED AS TO FORM:

BY: _____
CITY ATTORNEY

APPROVED AS TO FINANCE DIRECTOR

BY: _____
DIRECTOR OF FINANCE



**DEPARTMENT OF DESIGN & CONSTRUCTION
MANAGEMENT**

PO Box 229045
Hollywood, FL 33022-9045
Phone (954) 921-3900 Fax (954) 921-3416

PAYMENT BOND

KNOW ALL MEN BY THESE PRESENTS:

That we _____, as Principal,
and _____, as Surety, are held and firmly bound unto
the City of Hollywood, its officials and employees, in the sum of _____
_____Dollars (\$_____), for the payment of
said sum we bind ourselves, our heirs, executors, administrators and assigns, jointly and
severally, for the faithful performance of a certain written contract, dated the _____ day of
_____20_____, entered into between the Principal and the City of Hollywood,
Florida, for:

Copy of said Contract is incorporated herein by reference and is made a part hereof as if fully
copied herein.

NOW, THEREFORE, THE CONDITIONS OF THIS OBLIGATION ARE SUCH, that, if the
Principal shall promptly make payments to all claimants, as herein below defined, then this
obligation shall be void; otherwise, this Bond shall remain in full force and effect, subject to the
following terms and conditions:

- A. A claimant is defined as any person supplying the Principal with labor, material
and supplies, used directly or indirectly by the said Principal or any
subcontractor in the prosecution of the work provided for in said Contract, and is
further defined in Section 713.01 of the Florida Statutes.

- B. The above named Principal and Surety hereby jointly and severally agree with the City of Hollywood, its officials, and employees, that every claimant as herein defined, who has not been paid in full before the expiration of a period of ninety (90) days after performance of the labor or after complete delivery of materials and supplies by such claimant, may sue on this Bond for the use of such claimant, prosecute the suit to final judgment for such sums or sums as may be justly due claimant, and have execution thereon. The City shall not be liable for the payment of any costs or expenses of any such suit.
- C. No suit or action shall be commenced hereunder by any claimant:
1. Unless claimant, other than one having a direct contract with the Principal, shall within forty-five (45) days after beginning to furnish labor, materials or supplies for the prosecution of the work, furnish the Principal and Surety with a notice that he intends to look to this bond for protection.
 2. Unless claimant, other than one having a direct contract with the Principal, shall within ninety (90) days after such claimant's performance of the labor or complete delivery of materials and supplies, deliver to the Principal and Surety written notice of the performance of such labor or delivery of such material and supplies and the nonpayment therefore.
 3. After the expiration of one (1) year from the performance of the labor or completion of delivery of the materials and supplies; it being understood, however, that if any limitation embodied in this Bond is prohibited by any law controlling the construction hereof such limitations shall be deemed to be amended so as to be equal to the minimum period of limitation permitted by such law.
 4. Other than in a state court of competent jurisdiction in and for Broward County, Florida, or in the United States District Court for the Southern District of Florida, and not elsewhere.
- D. The Principal and the Surety jointly and severally, shall repay the City of Hollywood any sum which it may be compelled to pay because of any lien for labor or materials furnished for any work included in or provided by said Contract.
- E. The Surety, for value received, hereby stipulates and agrees that no charge, extension of time, alteration of or addition to the terms of the Contract or to the work to be performed thereunder or to the Specifications applicable thereto shall in any way affect its obligations on this Bond, and the Surety hereby waives notice of any such change, extension of time, alterations of or addition to the terms of the Contract, or to the work or to the Specifications.

- F. The Surety represents and warrants to the City of Hollywood, its officials, and employees, that they have a Best's Key Rating Guide, General Policyholder's rating of "A" and Financial Size Category of Class "X".
- G. Any action under this bond must be instituted in accordance with the Notice and Time Limitations provisions prescribed in Section 255.05, Florida Statutes.
- H. The Surety hereby waives notice and agrees that any changes in or under the Contract documents and compliance or noncompliance with any formalities connected with the Contract or the changes does not affect the Surety's obligation under this bond.

IN WITNESS WHEREOF, the above bounded parties executed this instrument under their several seals, this _____ day of _____, 20_____ A.D., the name and corporate seal of each corporate party being hereto affixed and these presents duly signed by its undersigned representative, pursuant to authority of its governing body.

This bond is executed pursuant to Section 255.05, Florida Statutes, and is subject to the notice and time limitation provisions thereof.

WHEN THE PRINCIPAL IS AN INDIVIDUAL:

Signature of Individual

Payment Bond _____

Printed Name of Individual

Address of Individual

Phone Number of Individual

Signed, sealed and delivered in the presence of:

Witness

Witness

Printed Name of Witness

Printed Name of Witness

Address of Witness

Address of Witness

Phone Number of Witness

Phone Number of Witness

WHEN THE PRINCIPAL IS A SOLE PROPRIETORSHIP OR OPERATES UNDER A TRADE NAME:

Payment Bond _____

Name of Firm

Signature of Individual

Printed Name of Individual

Address of Individual

Phone Number of Individual

Signed, sealed and delivered in the presence of:

Witness

Witness

Printed Name of Witness

Printed Name of Witness

Address of Witness

Address of Witness

Phone Number of Witness

Phone Number of Witness

WHEN THE PRINCIPAL IS A PARTNERSHIP:

Payment Bond _____

Name of Partnership

BY: _____
Partner (SEAL)

Printed Name of Partner

Address of Partner

Phone Number of Partner

Signed, sealed and delivered in the presence of:

Witness

Witness

Printed Name of Witness

Printed Name of Witness

Address of Witness

Address of Witness

Phone Number of Witness

Phone Number of Witness

WHEN THE PRINCIPAL IS A CORPORATION:
attest:

Secretary

Payment Bond _____

Name of Corporation

BY: _____
(Affix Corporate Seal)

Printed Name

Official Title

CERTIFICATE AS TO CORPORATE PRINCIPAL

I, _____, certify that I am the Secretary of the corporation named as Principal in the within bond; that _____ who signed the said bond on behalf of the Principal was then _____ of said corporation; that I know his signature, and his signature thereto is genuine and that said Bond was duly signed, sealed and attested for and on behalf of said corporation by authority of its governing body.

Secretary (SEAL)

Printed Name of Secretary

TO BE EXECUTED BY CORPORATE SURETY:
attest:

Secretary

Corporate Surety

Business Address

Business Phone Number

BY: _____
(Affix Corporate Seal)

Attorney-In-Fact

Name of Local Agency

Business Address



**DEPARTMENT OF DESIGN & CONSTRUCTION
MANAGEMENT**

PO Box 229045
Hollywood, FL 33022-9045
Phone (954) 921-3900 Fax (954) 921-3416

STATE OF FLORIDA
COUNTY OF BROWARD
CITY OF HOLLYWOOD

Before me, a Notary Public, duly commissioned, qualified and acting, personally appeared, _____
_____ to me well known, who
being by me first duly sworn upon oath, says that he is the attorney-in-fact for the _____
_____ and that he has been authorized by _____
_____ to execute the foregoing bond on behalf of the
CONTRACTOR named therein in favor of the City of Hollywood, Florida. CONTRACTOR
named therein in favor of the City of Hollywood, Florida.

Subscribed and sworn before me this _____ day of _____, 20____.

Notary Public, State of Florida

Printed Name of Notary

Commission Number: _____

My Commission Expires: _____

APPROVED AS TO FORM:

BY: _____
CITY ATTORNEY

APPROVED AS TO FINANCE DIRECTOR

BY: _____
DIRECTOR OF FINANCE