

Bowen & Watson Inc  
2802 HIGHWAY 17 ALT  
Toccoa, Georgia 30577-7440  
Phone: 7068863197

**Project:** 561 - Dacula City Core  
2506 Sanjo Street  
Dacula, Georgia 30019

**Prime Contract Potential Change Order #021: CE #021 - Maple Creek Park Entrance (RFP #8)**

<b>TO:</b>	City of Dacula	<b>FROM:</b>	Bowen & Watson Inc 2802 HIGHWAY 17 ALT Toccoa, Georgia 30577-7440
<b>PCO NUMBER/REVISION:</b>	021 / 1	<b>CONTRACT:</b>	561 - Dacula City Core
<b>REQUEST RECEIVED FROM:</b>	Todd Ford (Bowen & Watson Inc)	<b>CREATED BY:</b>	Todd Ford (Bowen & Watson Inc)
<b>STATUS:</b>	Pending - In Review	<b>CREATED DATE:</b>	2/26/2026
<b>REFERENCE:</b>		<b>PRIME CONTRACT CHANGE ORDER:</b>	None
<b>FIELD CHANGE:</b>	No		
<b>LOCATION:</b>		<b>ACCOUNTING METHOD:</b>	Amount Based
<b>SCHEDULE IMPACT:</b>	0 days	<b>PAID IN FULL:</b>	No
<b>EXECUTED:</b>	No	<b>SIGNED CHANGE ORDER RECEIVED DATE:</b>	
		<b>TOTAL AMOUNT:</b>	\$556,965.15

**POTENTIAL CHANGE ORDER TITLE:** CE #021 - Maple Creek Park Entrance (RFP #8)

**CHANGE REASON:** Design Development

**POTENTIAL CHANGE ORDER DESCRIPTION:** *(The Contract Is Changed As Follows)*

CE - 021 - Maple Creek Park Entrance (RFP #8)

This pricing is associated with the changes made to contract construction drawings per RFP #08 - Maple Creek Entrance Improvements

**ATTACHMENTS:**

[224002 DCC RFP #08 \(REV\).pdf](#)

#	Budget Code	Description	Amount
1	10-430.S SIGNAGE	Dimensional Letters for Monumental Sign	\$7,724.32
2	2-100.S SITEWORK	Site Demo and Grading	\$88,830.00
3	2-952.S LANDSCAPING	Grassing, planting and irrigation	\$72,612.54
4	3-100.S CONCRETE SUBCONTRACT	Form and pour footings for pilasters, monumental sign and heavy duty concrete paving (Labor Only)	\$23,674.48
5	4-200.S CONCRETE BLOCK LABOR	Install CMU, brick and cast stone at monumental sign and pilasters (Labor Only)	\$49,500.00
6	16-001.S ELECTRICAL	Electrical & sleeves	\$46,678.62
7	2-580.S PARKING LINES	Paving Markings	\$350.00
8	4-400.M STONE	Cast Stone - Material	\$7,257.22
9	4-100.M BRICK	Brick - Material	\$3,617.00
10	2-545.S ASPHALT PAVING	Asphalt Paving	\$36,360.00
11	1-320.O TEMPORARY FENCE	Ornamental & chain link fencing	\$57,339.00
12	3-781.M REBAR	Rebar	\$2,886.50
13	3-101.M FOOTING CONCRETE	Ready Mix Concrete	\$2,253.00
14	4-200.M CONCRETE BLOCK	CMU Block	\$1,306.00
15	4-201.M PALLETS	Pallets	\$75.00

#	Budget Code	Description	Amount
16	4-705.M MORTAR MIX	Type S Mortar	\$129.00
17	4-706.M MASONRY SAND	Masonry Sand	\$699.00
18	4-710.M COLORED MORTAR MIX	Colored Mortar Mix	\$1,121.00
19	4-720.M GROUT FILL CONCRETE	Grout Fill Concrete	\$928.00
20	4-762.M WALL FLASHING	Wall Flashing	\$1,483.00
21	4-804.M DUROWALL	Durowall and Weeps	\$552.00
22	4-735.S CLEAN BRICK	Clean Brick	\$809.00
23	16-001.S ELECTRICAL	Decorative Bollards	\$5,295.00
24	1-706.E RENT DUMPSTER	Dumpster	\$753.00
25	10-430.S SIGNAGE	Furnish & Install Pedestrian Crosswalk Signs	\$84,011.40
26	1-120.L B&W LABOR	Form and pour footings for crosswalk signs and bollards	\$4,000.00
<b>Subtotal:</b>			<b>\$500,244.08</b>
Sales Tax (6.00% ):			\$1,338.40
Labor Burden (45.00% ):			\$1,800.00
Fee (B&W Work) (20.00% ):			\$16,879.76
Fee (Sub Work) ( ≈ 7.5% ):			\$31,188.40
P&P Bond (1.00% ):			\$5,514.51
<b>Grand Total:</b>			<b>\$556,965.15</b>

Margaret Beaty (Lindsay Pope Brayfield & Assoc)

City of Dacula

Bowen & Watson Inc

2802 HIGHWAY 17 ALT  
Toccoa, Georgia 30577-7440

\_\_\_\_\_  
SIGNATURE DATE

\_\_\_\_\_  
SIGNATURE DATE

\_\_\_\_\_  
SIGNATURE DATE



Jackson Rotger  
Project Manager

jacksonrotger@reisigns.com  
470.309.3412

reisigns.com

Attn: Estimating

**Ref. Signage proposal for Dacula City Core CO 2 (Rev 1)**

5'-4"W X 2'-10"T X 1.5" deep Aluminum Pan Logo with .125 Aluminum face with raised 1/4" thick graphics painted multiple colors (Maple Creek Monument Location)  
quantity = 2 Logos

4" Cast Aluminum Letters "CITY OF DACULA" (Maple Creek Monument Location)  
quantity = 24 Letters

**Total Proposal (Materials & Taxes)**  
\$5,324.32

"PROPOSAL INFORMATION"

**Total Proposal (Installation)**  
\$2,400.00

**Project Total = \$7,724.32**

Regards,  
Jackson Rotger  
REI Signs

# Balance *Site* Inc.

**TITLE:** Maple Park Entrance Demo

**PROPOSED CHANGE ORDER**

**NO. 9**

**PROJECT:** Dacula City Core  
Dacula City Core

**DATE:** 02/06/2026

**TO:** Attn: Todd Ford  
Bowen & Watson Construction  
2802 GA Hwy 17 Alt  
Toccoa GA 30577

**SUBMITTED:**

**COMPLETED:**

**REQUIRED:**

Num Item	Description	Ref	Qty	Unit	Unit Price	Amount
1	Asphlat Demo		7,906.000	SF	2.00	15,812.00
2	Curb & Gutter demo & export		381.000	LF	11.00	4,191.00
3	Cut out & export fill dirt Waste on Maple Park		223.000	CY	18.00	4,014.00
4	Remove Sign, Footting & export		1.000	Each	1,800.00	1,800.00
5	Place area on Subgrade		1.000	Each	4,800.00	4,800.00
6	Backfill Edge of Asphalt		1.000	Each	1,700.00	1,700.00
7	Trees		11.000	Each	2,500.00	27,500.00
8	Remove Fence & export		265.000	LF	8.00	2,120.00
9	Sawcut Asphalt & Sidewalks		88.000	LF	26.00	2,288.00
10	Sidewalk remove & export		1.000	Each	1,300.00	1,300.00
11	Traffic Control		1.000	Each	8,500.00	8,500.00
<b>Item Total:</b>						<b>\$74,025.00</b>
<b>20% OH&amp;P:</b>						<b>\$14,805.00</b>
<b>Total:</b>						<b>\$88,830.00</b>
		<b>\$88,830.00</b>				

**APPROVAL**

**By:** \_\_\_\_\_

**By:** \_\_\_\_\_

**Date:** 02/06/2026 \_\_\_\_\_

**Date:** \_\_\_\_\_



Branch Atlanta Created Date 2/24/2026  
 Reference CO\_03\_ADD\_Maple Creek Entrance Park\_(Dacula City Core)\_R1 Prepared By Jessica Chafin  
 Email jchafin@triscapes.com  
 Contact Name Allen Menard

Category Location	Product	Description	Quantity	UOM	Unit Price	TSI Total Price
	Acer buergerianum - Trident Maple, 3" Cal.		8.00	EA	\$646.88	\$5,175.04
	Magnolia Grandiflora 'Little Gem'- Little Gem Dwarf Southern Magnolia ,12' HT		2.00	EA	\$975.00	\$1,950.00
	Lagerstroemia indica x fauriei 'Sioux' - Sioux Crape Myrtle, 8' HT		7.00	EA	\$384.38	\$2,690.66
	Azalea x 'George L. Taber' - George L. Taber Southern Azalea, 3 GAL		30.00	EA	\$21.75	\$652.50
	Distylium x 'PIIDIST-V' TM - Cimmamon Girl Distylium, 7 GAL		67.00	EA	\$63.75	\$4,271.25
	Gardenia jasminoides 'Radicans' - Gardenia, 3 GAL		39.00	EA	\$21.09	\$822.51
	Hydrangea paniculata 'Limelight' - Limelight Panicle Hydrangea, 3 GAL		8.00	EA	\$37.97	\$303.76
	Nandina domestica 'Gulf Stream' - Gulf Stream Heavenly Bamboo, 3 GAL		82.00	EA	\$24.84	\$2,036.88
	Osmanthus x fortunei - Fortune Osmanthus, 7 GAL		10.00	EA	\$59.06	\$590.60
	Panicum virgatum 'Shenandoah' - Shenandoah Switchgrass, 3GAL.		61.00	EA	\$22.41	\$1,367.01
	Liriope muscari 'Super Blue' - Super Blue Liriope, Flat	TS Pricing 4" Pot. Size unspecified	77.00	EA	\$3.09	\$237.93
	Liriope spicata 'Silver Dragon' - Silver Dragon Creeping Lilyturf,	TS Pricing 4" Pot. Size unspecified	44.00	EA	\$6.66	\$293.04
	Phlox subulata 'Emerald Pink' - Emerald Pink Creeping Phlox	TS Pricing 4" Pot. Size unspecified	58.00	EA	\$8.06	\$467.48
	Cynodon Dactylon x Transvaalensis 'DT-1' TifTuf Bermudagrass		3,385.00	SF	\$1.00	\$3,385.00

Hardwood Mulch	3" Depth	39.00	CY	\$56.25	\$2,193.75
Design Build Irrigation System	Sleeving assumed by others, NOT INCLUDED	1.00	LS	\$5,016.00	\$5,016.00
Truncated Dome Pavers		150.00	SF	\$52.50	\$7,875.00
Pavers - Vehicular	Autumn Color Assumed, GC To Advise	1,050.00	SF	\$15.00	\$15,750.00
Sand - Paver Bedding	2" Depth, At Vehicular Paver Area Only	9.00	TN	\$136.13	\$1,225.17
Aggregate	6" Depth, #89 Stone. At Vehicular Paver Area Only	27.00	TN	\$155.81	\$4,206.87
<b>Subtotal:</b>					<b>\$60,510.45</b>

Markup (20%): \$12,102.09

**Total Price:** \$72,612.54

### Proposal Notes

1. Irrigation price DOES NOT INCLUDE sleeving, water meter, backflow preventer, pump station, power to controller, or power to pumping unit for irrigation system. Any required well is assumed to be by others.
2. Removal and/or disposal of existing or temporary vegetation is NOT INCLUDED in this bid proposal. De-vegetation is NOT INCLUDED in this bid proposal.
3. One (1) year Warranty is based on removing and re-installing newly installed landscaping materials only.
4. Auxiliary Maintenance may be offered as an add-on/alternate selection for service of installed landscape AFTER SUBSTANTIAL COMPLETION. This includes mowing, watering, edging, pruning, and bed-weed control. Any maintenance after substantial completion is NOT INCLUDED in this bid proposal.
5. Topsoil is NOT INCLUDED and is to be placed and screened by site work contractor other than Tri Scapes, LLC.
6. Structural soil, lightweight soil, engineered soil or certified landscape soil mix is NOT INCLUDED in this bid proposal.
7. Proposal based on the assumption that site grade will be received at + - 1/10th foot of finish grade elevation. Additional grading will be done on T&M ticket basis.
8. Site drainage components, structures, subdrainage and tree pit/landscape bed drainage components are NOT INCLUDED in this bid proposal.
9. Any landscape scope at building roof or balcony areas is NOT INCLUDED in this bid proposal. Water source and Power to be supplied by owner for Amenity roof deck area.
10. Crane or other means of getting soil and materials onto the rooftop of building is NOT INCLUDED in this bid proposal as this portion of work is to be taken care of by General Contractor.
11. The following items and associated labor are NOT INCLUDED in this bid proposal:  
seeding, weed barrier, root barrier, sod topdressing, root zone, tree watering bags, tree wrapping, fencing/gates, synthetic turf, erosion control items/scope, grass pavers, bioretention areas, tree grates/frames & metal edging.
12. Any required recompense or off-site tree planting(s) is NOT INCLUDED in this bid proposal.
13. Any Landscape or Irrigation related LEED requirements/components are NOT INCLUDED in this bid proposal.
14. A bond is NOT INCLUDED in this bid proposal.
15. Any required specialty insurance(s) such as, but not limited to, pollution liability or professional liability are NOT INCLUDED in this bid proposal.

\*\*\*Landscape priced per plan pages C4.0 (dated on or before 1/14/26)

\*\*\*Irrigation priced per plan pages C4.0 (dated on or before 1/14/26)

Landscaping schedule at the time of this bid proposal is TBD

Note: Price good for 15 days.

Approval

Company/Owner/Representative: \_\_\_\_\_

Authorized Signature: \_\_\_\_\_

Date: \_\_\_\_\_

\*\*\*\*\*NOTE: Prices good for 30 Days\*\*\*\*\*



**CONCRETE  
INNOVATIONS**

**CHANGE ORDER**

**PROJECT:**  
Dacula City Core  
2506 Sanjo Street  
Dacula, GA 30019

**JOB NUMBER:** 11751  
**CHANGE ORDER:** #6P Rev.1  
**DATE:** 2/9/2026  
**REVISION:** 3/13/2026

**TO CONTRACTOR:**  
Matthew Poole  
Bowen and Watson  
2802 GA 17Alt  
Toccoa, GA 30577

**The contract will change as follows:**

<b><u>Description:</u></b>	<b><u>Amount</u></b>
<i>Additional labor costs for the activities listed in the scope of work, based on RFI #8. (See scope of work and takeoff below.)</i>	
1. Labor.	\$ 14,875.00
2. Equipment.	\$ 3,736.25
3. Forms and miscellaneous.	\$ 2,911.00
4. Administration Fee. (10%)	\$ 2,152.23
<b>Total</b>	<b>\$ 23,674.48</b>

**Concrete Construction Innovations, Inc.**  
SUBCONTRACTOR  
26 South Harris St.  
Buford, GA 30518

**Bowen and Watson**  
CONTRACTOR  
2802 GA 17Alt  
Toccoa, GA 30577

By: Daniel Martinez

By: \_\_\_\_\_

Signature: 

Signature: \_\_\_\_\_

Date: 3/13/2026

Date: \_\_\_\_\_

			<b>SITE WORK (RFI#8)</b>
Sidewalk	338	<b>SF</b>	4" Thick, Broom Finish, reinforced with WWM over Compacted Subgrade. (Detail 2/C702)
Heavy Duty Concrete	2889	<b>SF</b>	8" Thick reinforced with WWM over 4" Aggregate Base.
Concrete Curb	504	<b>LF</b>	8" x 1'-6" reinforced with (2) #4 CONT.
Raised Concrete	126	<b>LF</b>	3'-8" x 12" reinforced with #4 @12" EW.
Monument Sign Footing	1	<b>UNIT</b>	3'-6" x 12'-0" x 1'-0" reinforced with #5 @12' OC EW.
Pilaster Footing	14	<b>UNIT</b>	4'-0" x 4'-0" x 1'-0" reinforced with #5 @12' OC EW.
Curb & Gutter	231	<b>LF</b>	24" Typical Curb & Gutter. (Detail 1/C702)
Bollards	4	<b>UNIT</b>	1'-6" DIA x 3'-0" Footing, Installation and Infill. Bollards provided by others.



# RANGEL MASONRY

PROJECT: DACULA CITY CORE

Maple Creek Park Entrance (RFP #08)

Labor-only price

MONUMENTAL SIGNS, install CMU, brick, flashing, brick ties and cast stone

1 – Monumental signs x \$7,500 ea

14 – Pilasters x \$3,000 ea = \$42,000

**Total \$49,500.00**

# ESTIMATE

J & I Cordon Electric, LLC  
2996 Lawrenceville Hwy  
Lawrenceville, Georgia 30044

quickbooks@cordonelectric.com  
+1 (770) 682-1706  
www.cordonelectric.com



## Bowen & Watson Inc.:Dacula City Core

### Bill to

Bowen & Watson Inc.  
2506 Sanjo Street,  
Dacula, GA 30019

### Ship to

Bowen & Watson Inc.  
2506 Sanjo Street,  
Dacula, GA 30019

### Estimate details

Project Number: 2524916

Estimate no.: 25628

Estimate date: 01/22/2026

Description	Qty	Rate	Amount
DACULA-CO-7 FOR RPP #8= LABOR= 6men @ 8hrs @10 days @65\$ hourly SLEEVING FOR ALL CONDUIT IN CROSSWALKS	1	\$31,200.00	\$31,200.00
MATERIAL= 2" RIGID 90s =26 4" RIGID 90s =8 PVC Pipe, Schedule 40, 4 in-140' PVC Pipe, Schedule 40, 2 in100'- PVC Pipe, Schedule 80, 4 in-100' PVC Pipe, Schedule 80, 2 in-160 PVC Pipe, Schedule 40, 1in-204' THHN 10AWG -1,926FT	1	\$7,274.50	\$7,274.50
Fittings-			
TAXES	0.07	\$7,274.50	\$509.22
OHP	0.2	\$38,474.50	\$7,694.90
<b>Total</b>			<b>\$46,678.62</b>

### Note to customer

\*\*\*REVISED WITH LABOR PRICING \*\* REVISED WITH NO POWER  
TO STOP SGNS\*\*PLEASE SIGN THIS FORM TO PROCEED WITH  
THE JOB.-  
DACULA-CO-7 FOR RPP #8= SLEEVING FOR ALL CONDUIT IN



# Change Order No. 1

P.O. Box 276, Winterville, GA 30682  
 422 Smithonia Rd, Winterville, GA 30683

President: Ken Brown  
 Estimator: Tracy Massey

Office: 706-742-7853 FAX: 706-742-7810 EMAIL: brownsasphalt@gmail.com

DATE: 1/26/2026

Project Title:

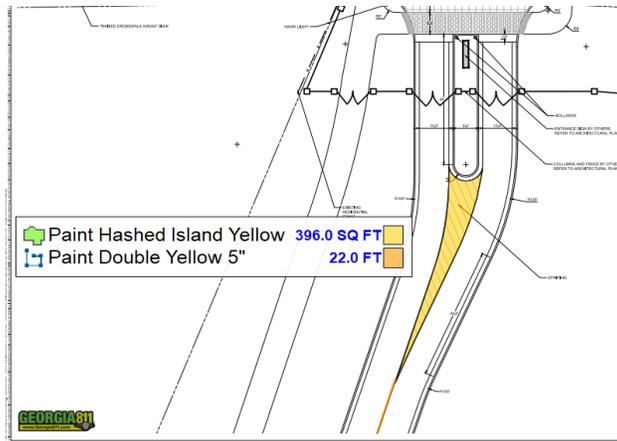
## Dacula City Core SI #6

Location:

*Total of proposed items listed below:*

**\$ 350.00**

Proposed Item	Description	Qty	Units	Unit Price	Total
RFQ#8	Adds the entrance to Maple Creek Park Renovations. The only thing in our scope is 369 SF of Yellow Hashing and 22FT of double yellow			\$	350.00







P. O. Box 509  
 Pendergrass, GA 30567  
 (706) 693-4042 (706) 693-4052 Fax

<b>Change Order Request</b>
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February 6, 2026

RE: Pedestrian Bridge RFP 08

Item	Description	QTY	Units	Unit Price	Total
1	Heavy Duty Paving 8" GAB; 2" 19mm; 2" 9.5mm	475	SY	\$48.00	\$22,800.00
2	Base Crew Mobilization (If Required)	1	EA	\$2,500.00	\$2,500.00
3	Paving Mobilization (If Required)	1	EA	\$5,000.00	\$5,000.00
<b>Subtotal Change Order Amount</b>					\$30,300.00
20% OH & P					\$6,060.00
<b>Total Change Order Amount</b>					<b>\$36,360.00</b>

All other terms and conditions of the original contract will remain in full force.

Thank you for your attention in this matter. Please do not hesitate to call if we may be of further assistance.

Sincerely,

Bryan Jones  
 Vice President



Perimeter Solutions Group

2680 Highway 42 North McDonough, GA 30253 | Phone: 770-603-9745 | Fax: 770-603-9675

# Proposal

*The contractor will be responsible for payment of ANY and ALL additional costs incurred by C&C Fence Company due to contractor and/or site specific requirements, including, but not limited to, safety training, drug screening, security regulations, restrictive work day hours, down time due to site conditions and/or wasted trips to the job site. The amount of the additional charges will be determined by C&C Fence Company.*

**Proposal Submitted To:**

BOWEN & WATSON

**Address:**

PO BOX 877, TOCCOA, Georgia 30577

**Payment Terms:** Net 30, ½ Deposit or COD

**Prepared by:** SES

**Date:** 2/13/2026

**Job Name/Number:** DACULA CITY CORE/136779

**Job Location:** 2506 Sanjo Street, Dacula, Georgia 30019

**Contact Name:**

**Phone:**

Work Order Stage:

Proposal Notes:

BLACK VINYL CHAIN LINK FENCE	FURNISH AND INSTALL 671 LF OF 6' HIGH BLACK VINYL CHAIN LINK FENCE WITH ONE- 14' DOUBLE GATE	\$22,031.00
425 MCMILLIAN ROAD	FURNISH AND INSTALL 4' HIGH ALUMINUM 3 RAIL FLAT TOP FENCE BETWEEN COLUMNS TO INCLUDE TWO- 13.5' DOUBLE GATES AND ONE- 12' DOUBLE GATE 175 LF OF FENCE	\$35,308.00

To our valued customers: This proposal is valid for the sooner of 7 days from the date of issuance or the expiration date from our material supplier's quote. If acceptance occurs beyond this period, material pricing is subject to review and possible adjustment.

Thank you for your understanding.

*Please Read Terms & Conditions Carefully*

**Acceptance of Proposal:**

This proposal may be withdrawn if not accepted within 10 days

The above prices, specifications and conditions are satisfactory, and are hereby accepted. I am a legal representative of the above project/property by ownership, contract or attorney-in-fact, and thereby authorize the work to be performed as specified. Payment will be issued as outlined above.

Signature of BOWEN & WATSON

Date

Signature of C&C Representative

Date



**Todd Ford**

---

**From:** Kit Hatcher <Kit.Hatcher@whitecap.com>  
**Sent:** Tuesday, February 10, 2026 9:47 AM  
**To:** Todd Ford  
**Cc:** Chris Overman  
**Subject:** Re: Dacula City Core - RFP #8 Pricing

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

2.51 tons \$2,886.50

Kit Hatcher  
White Cap, LP  
334-799-2197

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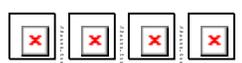
**From:** Todd Ford <toddford@bowen-watson.com>  
**Sent:** Thursday, February 5, 2026 12:45 PM  
**To:** Kit Hatcher <Kit.Hatcher@whitecap.com>  
**Cc:** Chris Overman <Chris.Overman@whitecap.com>  
**Subject:** Dacula City Core - RFP #8 Pricing

Kit,  
We need your pricing for the added rebar for the added monumental sign and pilasters as shown on attached RFP #8. Let me know if you have any questions.

**Todd Ford**  
Project Manager



**O:** 706-886-3197  
**M:** 770-318-9519



Phase	Phase	Description	Notes	Takeoff Quantity	Labor Price	Labor Amount	Material Price	Material Amount	Sub Price	Sub Amount	Sub Used in Bid	Equip Price	Equip Amount	Other Price	Other Amount	Total Amount	Location
		<b>GEN CONDITIONS</b>															
1708		<b>Dump Fee</b>															
	1708	Cleanup: Masonry (Block)		538.00	blk	-	-	-	-	-	-	-	-	0.15	81	81	
	1708	Cleanup: Masonry (Brick)		6,720.00	brk	-	-	-	-	-	-	-	-	0.10	672	672	
		<b>CONCRETE</b>															
3101		<b>Footing Concrete</b>															
	3101	Footing Conc 3000 psi		8.30	cu yd	-	-	176.00	-	1,577	-	-	-	-	-	1,577	Pilasters
	3101	Footing Conc 3000 psi		3.56	cu yd	-	-	176.00	-	676	-	-	-	-	-	676	Monument Signs
3755		<b>Pumping</b>															
	3755	Concrete Pumping, Footings		8.30	cu yd	-	-	-	-	-	-	20.00	166	-	-	166	Pilasters
	3755	Concrete Pumping, Footings		3.56	cu yd	-	-	-	-	-	-	20.00	71	-	-	71	Monument Signs
3781		<b>Rebar All Types</b>															
	3781	Rebar - Lump Sum Material		-	ls	-	-	-	-	-	-	-	-	-	-	0	
		<b>MASONRY</b>															
4110		<b>Face Brick</b>															
	4110	Standard Size Face Brick		4.54	m	-	-	500.00	-	2,382	-	-	-	-	-	2,382	Pilasters
	4110	Standard Size Face Brick		2.19	m	-	-	500.00	-	1,148	-	-	-	-	-	1,148	Monument Signs
	4110	Premium: Accent Brick		0.55	m	-	-	100.00	-	55	-	-	-	-	-	55	Pilasters
	4110	Premium: Accent Brick		0.32	m	-	-	100.00	-	32	-	-	-	-	-	32	Monument Signs
4201		<b>Pallets</b>															
	4201	Pallets		538.00	blk	-	-	0.13	-	70	-	-	-	-	-	70	
	4201	Masonry Checkoff Program (\$0.1 per block)		538.00	blk	-	-	0.01	-	5	-	-	-	-	-	5	
4215		<b>8" Concr Block</b>															
	4215	8" Blk Standard Face Lt Wt		142.00	ea ch	-	-	2.55	-	380	-	-	-	-	-	380	Monument Signs
4220		<b>6" Concr Block</b>															
	4220	6" Blk Standard Face Lt Wt		336.00	ea ch	-	-	2.15	-	759	-	-	-	-	-	759	Pilasters
4225		<b>4" Concr Block</b>															
	4225	4" Blk Standard Face Lt Wt		16.00	ea ch	-	-	1.93	-	32	-	-	-	-	-	32	Monument Signs
4235		<b>8" Lintel Block</b>															
	4235	8" Lintel Stand Face Lt Wt		16.00	ea ch	-	-	3.32	-	56	-	-	-	-	-	56	Monument Signs
4240		<b>6" Lintel Block</b>															
	4240	6" Lintel Stand Face Lt Wt		28.00	ea ch	-	-	2.68	-	79	-	-	-	-	-	79	Pilasters
4400		<b>Stone</b>															
	4400	Cost: Cast Stone Caps/Anchors		14.00	ea	-	-	-	-	-	-	-	-	-	-	0	Pilasters
	4400	Cost: Cast Stone Caps/Anchors		1.00	ls	-	-	-	-	-	-	-	-	-	-	0	Monument Signs
4705		<b>Mortar</b>															
	4705	Mortar Type "S"		0.81	cu yd	-	-	11.00	-	80	-	-	-	-	-	80	Pilasters
	4705	Mortar Type "S"		0.50	cu yd	-	-	11.00	-	49	-	-	-	-	-	49	Monument Signs
	4705	Sand At Mortar		4.20	cu yd	-	-	53.00	-	390	-	-	-	-	-	390	Pilasters
	4705	Sand At Mortar		0.81	cu yd	-	-	53.00	-	75	-	-	-	-	-	75	Pilasters
	4705	Sand At Mortar		0.50	cu yd	-	-	53.00	-	46	-	-	-	-	-	46	Monument Signs
	4705	Sand At Mortar		2.03	cu yd	-	-	53.00	-	188	-	-	-	-	-	188	Monument Signs
4710		<b>Mortar Color</b>															
	4710	Colored Mortar		4.20	cu yd	-	-	20.00	-	756	-	-	-	-	-	756	Pilasters
	4710	Colored Mortar		2.03	cu yd	-	-	20.00	-	365	-	-	-	-	-	365	Monument Signs
4720		<b>Grout Fill Concr</b>															
	4720	Grout Fill 3000 psi, 1/2" Gravl		2.40	cu yd	-	-	215.00	-	541	-	-	-	-	-	541	Pilasters
	4720	Grout Fill 3000 psi, 1/2" Gravl		0.18	cu yd	-	-	215.00	-	42	-	-	-	-	-	42	Pilasters

Phase	Phase	Description	Notes	Takeoff Quantity	Labor Price	Labor Amount	Material Price	Material Amount	Sub Price	Sub Amount	Sub Used in Bid	Equip Price	Equip Amount	Other Price	Other Amount	Total Amount	Location
<b>4720</b>		<b>Grout Fill Concr</b>															
	4720	Grout Fill 3000 psi, 1/2" Gravl		1.39 cu yd	-	-	215.00	314					-	-	-	314	Monument Signs
	4720	Grout Fill 3000 psi, 1/2" Gravl		0.14 cu yd	-	-	215.00	31					-	-	-	31	Monument Signs
<b>4725</b>		<b>Weep Holes</b>															
	4725	Weepholes		84.00 ea	0.20	17	0.70	59	-	-			-	-	-	76	Pilasters
	4725	Weepholes		39.00 ea	0.20	8	0.70	27	-	-			-	-	-	35	Monument Signs
<b>4735</b>		<b>Clean Brick</b>															
	4735	Clean Brick		13.44 sq	-	-	-	-	45.00	605			-	-	-	605	Pilasters
	4735	Clean Brick		4.53 sq	-	-	-	-	45.00	204			-	-	-	204	Monument Signs
<b>4762</b>		<b>Wall Flashing</b>															
	4762	Wall Flashing		112.00 Inft	-	-	9.00	1,008					-	-	-	1,008	Pilasters
	4762	Wall Flashing		52.00 Inft	-	-	9.00	468					-	-	-	468	Monument Signs
	4762	Flashing Sealant		1.00 tub	-	-	7.00	7	-	-			-	-	-	7	
<b>4804</b>		<b>Durowall</b>															
	4804	Durowall 4" truss		0.50 mlf	-	-	485.00	244	-	-			-	-	-	244	Pilasters
	4804	Durowall 4" truss		0.11 mlf	-	-	485.00	52	-	-			-	-	-	52	Monument Signs
	4804	Durowall 6" truss		0.24 mlf	-	-	490.00	119	-	-			-	-	-	119	Pilasters
	4804	Durowall 8" truss		0.10 mlf	-	-	510.00	51	-	-			-	-	-	51	Monument Signs
		<b>STEEL</b>															
<b>5400</b>		<b>Guard Posts</b>															
	5400	Set & Fill: Bollards		4.00 ea	50.00	200	25.00	100	-	-		20.00	80	-	-	380	Bollards

Estimate Totals

Description	Amount	Totals	Rate
Labor	225		
Material	12,262		
Subcontract	808		
Equipment	317		
Other	753		
	<b>14,365</b>	<b>14,365</b>	
<b>Total</b>		<b>14,365</b>	

Decorative Bollards - \$1,323.75 each

**Todd Ford**

**From:** Joseph Colucci <joe@cordonelectric.com>  
**Sent:** Thursday, February 19, 2026 8:15 AM  
**To:** Todd Ford  
**Subject:** Re: Submittals changes

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.  
\$1,323.75 per unit

Thank you,



**Joe Colucci**  
Project Manager  
D: (470)299-8486  
O: (770)682-1706  
C: (973)617-7472  
joe@cordonelectric.com  
2996 Lawrenceville Hwy,  
Lawrenceville, GA 30044  
www.cordonelectric.com



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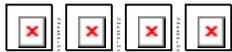
**From:** Todd Ford <toddford@bowen-watson.com>  
**Sent:** Wednesday, February 18, 2026 4:56 PM  
**To:** Joseph Colucci <joe@cordonelectric.com>  
**Cc:** Allen Menard <allenmenard@bowen-watson.com>  
**Subject:** RE: Submittals changes

Joe,  
It doesn't matter to me. I just need quote for the two bollards.

**Todd Ford**  
Project Manager



**O:** 706-886-3197  
**M:** 770-318-9519



---

**From:** Joseph Colucci <joe@cordonelectric.com>  
**Sent:** Tuesday, February 17, 2026 8:28 AM  
**To:** Todd Ford <toddford@bowen-watson.com>  
**Cc:** Allen Menard <allenmenard@bowen-watson.com>  
**Subject:** Re: Submittals changes

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

Todd,

I am working on the updated pricing now with the battery backup deductions.

For the bollards, would you like me to submit this as an official QuickBooks quote, or should I just send the pricing over in an email?

Thank you,



**Joe Colucci**  
Project Manager  
D: (470)299-8486  
O: (770)682-1706  
C: (973)617-7472  
[joe@cordonelectric.com](mailto:joe@cordonelectric.com)  
2996 Lawrenceville Hwy,  
Lawrenceville, GA 30044  
[www.cordonelectric.com](http://www.cordonelectric.com)



---

**From:** Todd Ford <toddford@bowen-watson.com>  
**Sent:** Monday, February 16, 2026 1:21 PM  
**To:** Joseph Colucci <joe@cordonelectric.com>  
**Cc:** Allen Menard <allenmenard@bowen-watson.com>  
**Subject:** RE: Submittals changes

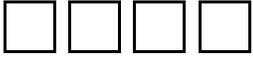
Joe,  
Per our conversation, the original bid drawings showed emergency and battery backup lights in the Restroom and Amphitheater. Please go back and confirm, but it appears your proposal needs to be revised to exclude add for battery backup fixtures.

**Todd Ford**  
Project Manager



O: 706-886-3197

M: 770-318-9519



From: Joseph Colucci <joe@cordonelectric.com>
Sent: Monday, February 16, 2026 11:29 AM
To: Todd Ford <toddford@bowen-watson.com>; Allen Menard <allenmenard@bowen-watson.com>
Subject: Submittals changes

CAUTION: This email originated from outside your organization. Exercise caution when opening attachments or clicking links, especially from unknown senders.

Good morning Todd,

Lighting Associates provided a detailed breakdown of the changes to the controls package in the attached Excel sheet. By referencing the revised submittal package (updated per the Procore request) along with this sheet, you can see the specific changes and the updated material quantities required.

Regarding the battery backups, the original package was quoted with no integral battery backup units, with fixtures only connected to emergency circuits. The added battery backup requirements are the reason for the increase in cost.

Please let me know if you need any additional information.

Thank you,



Joe Colucci
Project Manager
D: (470)299-8486
O: (770)682-1706
C: (973)617-7472
joe@cordonelectric.com
2996 Lawrenceville Hwy,
Lawrenceville, GA 30044
www.cordonelectric.com



# B3200 SERIES-LED

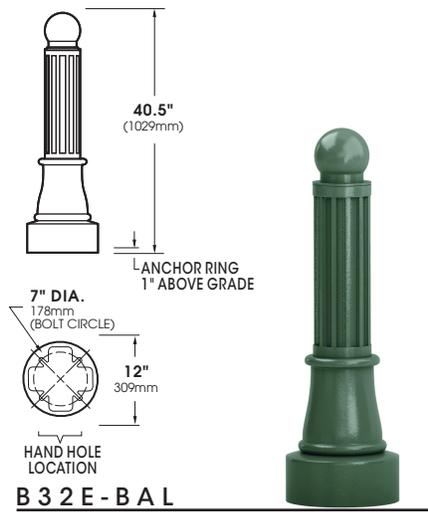
## S P E C I F I C A T I O N S

### HOUSING and RISER

Durable, corrosion resistant cast aluminum (A356 alloy; < 0.2% Cu) base, riser and top cap, minimum .250" wall thickness. All visible welds are blended, all exposed hardware is stainless steel.

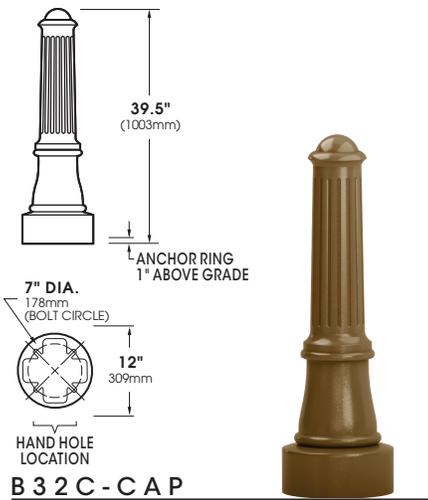
### FINISH

Electrostatically applied TGIC Polyester Powder Coat on substrate prepared with 20 PSI power wash at 140°F. Four step media blast and iron phosphate pretreatment for protection and paint adhesion. 400°F bake for maximum hardness and durability.



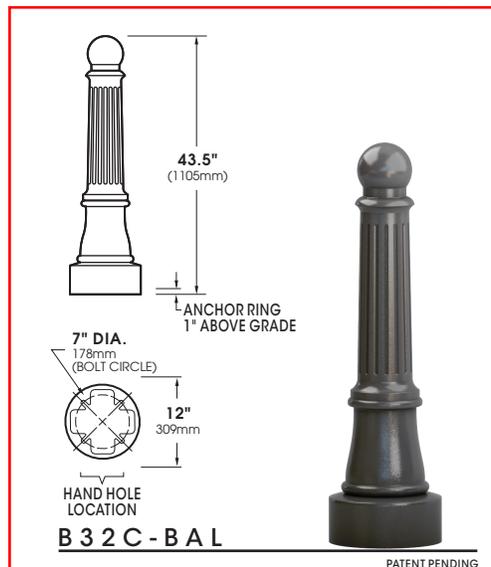
**B 3 2 E - B A L**

PATENT PENDING



**B 3 2 C - C A P**

PATENT PENDING



**B 3 2 C - B A L**

PATENT PENDING

### ACCESSORIES



Mailboxes may be mounted post top or side mount.

Mailboxes are of durable, corrosion resistant, cast aluminum (A356 alloy; < .02% copper) and painted to match the decorative bollard.

Mailboxes include nonlocking pull latch and cast flag.

**DUP or GFI**  
DUPLX OR G.F.I.  
RECEPTACLE  
WITH COVER



Specify Duplex or GFCI receptacle to mount in the outlet provision. Standard cover supplied and location.

**BEB**  
BOLLARD  
EYE BOLT



Eyebolts for barrier chain or cord. Specify eyebolt(s) height and location.

**CAP\***  
DOME CAP  
\*(STANDARD)



**BAL**  
BALL CAP



Unlit Example: B32C-CAP/RAL-6005-S

## UN-LIGHTED SPEC/ORDERING INFORMATION

MODEL	FINISH	ACCESSORIES
<b>MODEL</b>	<b>FINISH</b>	<b>ACCESSORIES</b>
UN-LIGHTED	STANDARD TEXTURED FINISH	
<input type="checkbox"/> B32E-BAL	<input checked="" type="checkbox"/> BLACK ..... RAL-9005-T	<input type="checkbox"/> MAILBOX - SINGLE ..... MBS
<input type="checkbox"/> B32C-CAP	<input type="checkbox"/> WHITE ..... RAL-9003-T	<input type="checkbox"/> MAILBOX-DOUBLE ..... MBD
<input checked="" type="checkbox"/> B32C-BAL	<input type="checkbox"/> GREY ..... RAL-7004-T	<input type="checkbox"/> DUPLEX RECEPTACLE ..... DUP
TO CONFIGURE, SHOW MODEL, FINISH AND ANY PERTINENT ACCESSORIES	<input type="checkbox"/> DARK BRONZE ..... RAL-8019-T	<input type="checkbox"/> GROUND FAULT RECEPTACLE ..... GFI
	<input type="checkbox"/> GREEN ..... RAL-6005-T	<input type="checkbox"/> BALL CAP ..... BAL
	FOR SMOOTH FINISH REPLACE SUFFIX "T" WITH SUFFIX "S" (EXAMPLE: RAL-9500-S)	BOLLARD EYE BOLT
	SEE USALTG.COM FOR ADDITIONAL COLORS	<input type="checkbox"/> SINGLE ..... BEB
		<input type="checkbox"/> DOUBLE ..... BEB/2-180



# TEMPLE, INC.

P.O. Box 2066 / 50 Davis Street  
 Decatur, AL 35602  
 Phone: 800/633-3221  
 Fax: 256/353-4578

## 1954 - 2026 Serving the South's Traffic Needs for Over 72 Years

City of Dacula, GA

City Core Project

DATE: 19-Feb-26
TERMS: NET 30 DAYS
DELIVERY: 14 to 16 Weeks, ARO
SALESPERSON: Casey Inoue

QUOTE #: Dacula.021926

Page 1 of 1

**CONDITIONS:** The prices and terms on this quotation are subject to verbal changes or other agreements unless approved in writing by Temple, Inc.. All quotations and agreements are contingent upon strikes, accidents, fires, availability of materials and all other causes beyond our control. Prices are based on cost and conditions existing on the date of the quotation and are subject to changes by Temple, Inc. before final acceptance.

Quantity	Description	Price	Extended
4	Carmanah R920-MX AC Crosswalk System (1) R920-MX 300 AC Cabinet (4) R920-MX Light Bars, Yellow (1) Polara iNX Talking Button, 9x12, Yellow (1) Overhead Lighting Fixture, DC Silver (2) 30"x30" W11-2 Sign (2) 24"x12" Diagonal Down Arrow Plaque, FYB, (1) Left and (1) Right (4) Signal Mtg Hdw (Set of 2) (3) Years of Carmanah MX Cloud Lite	\$ 9,390.00	\$ 37,560.00
2	Carmanah R247-MX Solar System (1) R247-MX 100 Solar Panel Module (2) R247-MX Yellow Signals w/ Yellow LED and Mounting (3) Years of Carmanah MX Cloud Lite	\$ 3,857.00	\$ 7,714.00
6	Pelco Pole Assembly, Black includes: PB-5100-15-P33, PB-5334-P33, PB-5325-P33, PB-5306-GLV	\$ 1,461.00	\$ 8,766.00
1	Installation by Western ITS	\$ 26,729.00	\$ 26,729.00
		Tax: \$	3,242.40
		<b>Total:</b> \$	<b>84,011.40</b>

**NOTES:**  
 1) Temple, Inc. reserves the right to charge 4% on all credit card purchases  
 2) Cost includes shipping but not taxes.  
 3) Please send all orders to [orders@temple-inc.com](mailto:orders@temple-inc.com).

Quote Valid for 30 Days

Tyler Berry

**REQUEST FOR PROPOSAL NO.:** 08



**PROJECT:** Maple Creek Park:  
Entrance Improvements

**LPB PROJECT NUMBER:** 225069  
**DATE:** 01/15/26  
**BY:** Kiry Ly

**OWNER:** Brittni Nix  
City of Dacula  
442 Harbins Road  
Dacula, GA 30019

**CONTRACTOR:** Todd Ford - B&W  
Bowen & Watson  
2802 Highway 17 Alt.  
Toccoa, GA 30577

The following is a Request for Proposal issued on the Owner's request that pricing be established for the changed or revised item as listed below:

Provide a price to the Owner for revision to the following item as shown on the attached revised drawings: G000, G001, C1.0, C2.0, C3.0, C4.0, AS100, AS101, and AS102

- 1. Maple Creek Entrance: Monument sign, Demolition, Landscaping, Brick pilaster/alum fence along McMillan and various improvements

The following paragraph must be attached to all change order proposals: "I swear and affirm under criminal penalties for false swearing that the costs shown herein do not exceed current costs for like services or materials and do not exceed the actual cost to the Contractor therefore and that the quantities shown do not exceed actual requirements".

Please respond immediately with itemized breakdown and unit cost of material and labor, as well as quantities of material to be added.

This is not a work authorization. No work should be conducted toward these changes unless specific written direction is given by the Owner or Architect.

# MAPLE CREEK PARK

425 MCMILLAN RD, DACULA, GA 30019

OWNER:

**CITY OF DACULA**

442 HARBINS ROAD DACULA, GA 30019

ARCHITECT:

**LINDSAY POPE BRAYFIELD & ASSOCIATES, INC.**

344 WEST PIKE STREET, LAWRENCEVILLE, GA 30046  
770-963-8989

SITE PLANNER & CIVIL ENGINEERS:

**BOWMAN CONSULTING GROUP**

4174 SILVER PEAK PKWY, SUWANEE, GA 30024  
770-932-6550



INDEX OF DRAWINGS	
SHEET NUMBER	SHEET TITLE
GENERAL	
G000	COVER SHEET
G001	GENERAL NOTES AND PROJECT DATA
LANDSCAPE	
C1.0	DEMOLITION PLAN
C2.0	SITE PLAN
C3.0	SLEEVING AND PAVING DETAILS
C4.0	OVERALL LANDSCAPE SCHEDULE & DETAILS
ARCHITECTURAL	
AS100	MAPLE STREET SITE PLAN
AS101	ENLARGED SITE PLAN
AS102	MAPLE CREEK MONUMENT SIGNS



03-19-25

EDITION:

RFP #08 01-08-2025

CONFORMED SET 05-08-2025

DRAWN BY: DF  
CHECKED BY: MB

**CITY OF DACULA**  
442 HARBINS ROAD  
DACULA, GA 30019

COVER SHEET  
MAPLE CREEK SIGNAGE  
425 MCMILLAN RD, DACULA, GA 30019

CURRENT REV. DATE:

PROJECT NO: 224002

**G000**

**L | P | B**  
344 WEST PIKE STREET,  
LAWRENCEVILLE, GA 30046  
PHONE: (770) 963-8989  
lpsb@lpsb.com  
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LINDSAY POPE BRAYFIELD

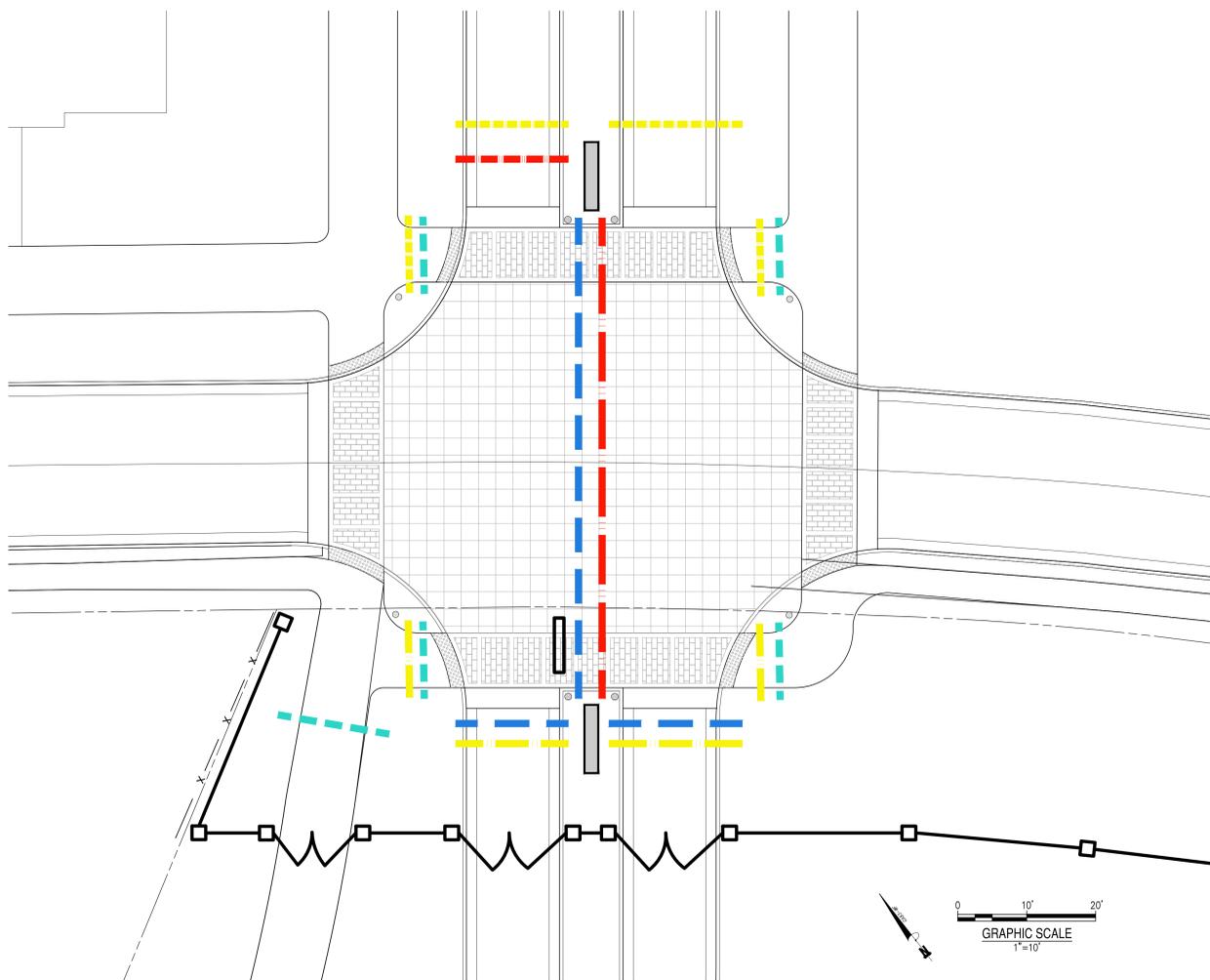




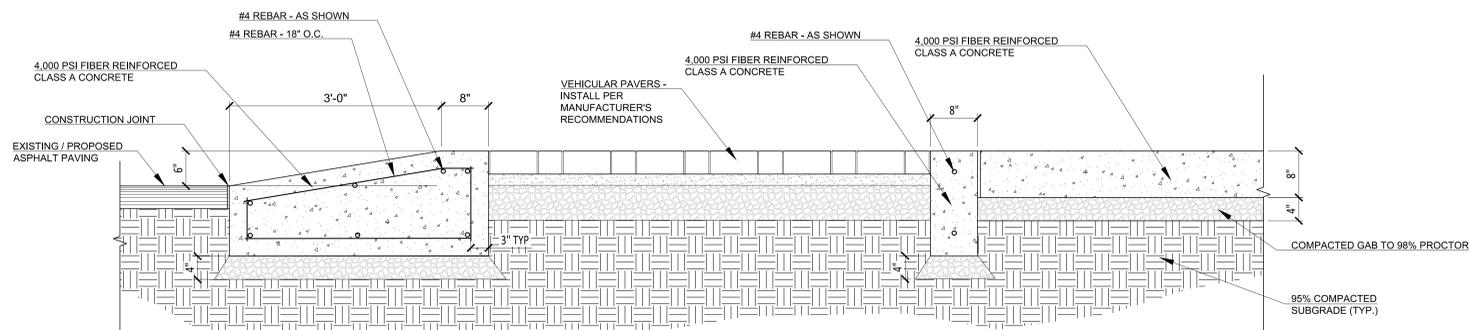


**SLEEVING LEGEND**

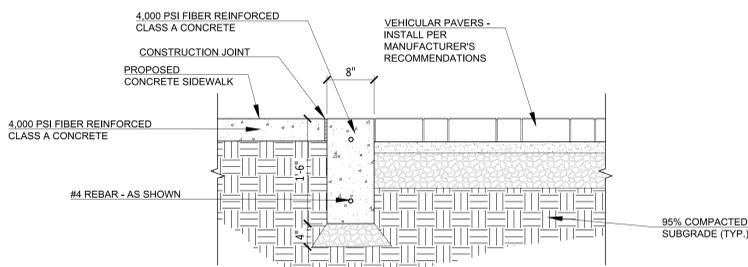
-  4" SCHEDULE 40 PVC
-  2" SCHEDULE 40 PVC
-  4" SCHEDULE 80 PVC
-  2" SCHEDULE 80 PVC



**1 SLEEVING PLAN**  
SCALE: 1" = 10'-0"



**2 CROSS SECTION**  
**VEHICULAR TABLETOP SECTION**  
SCALE: 1" = 1"



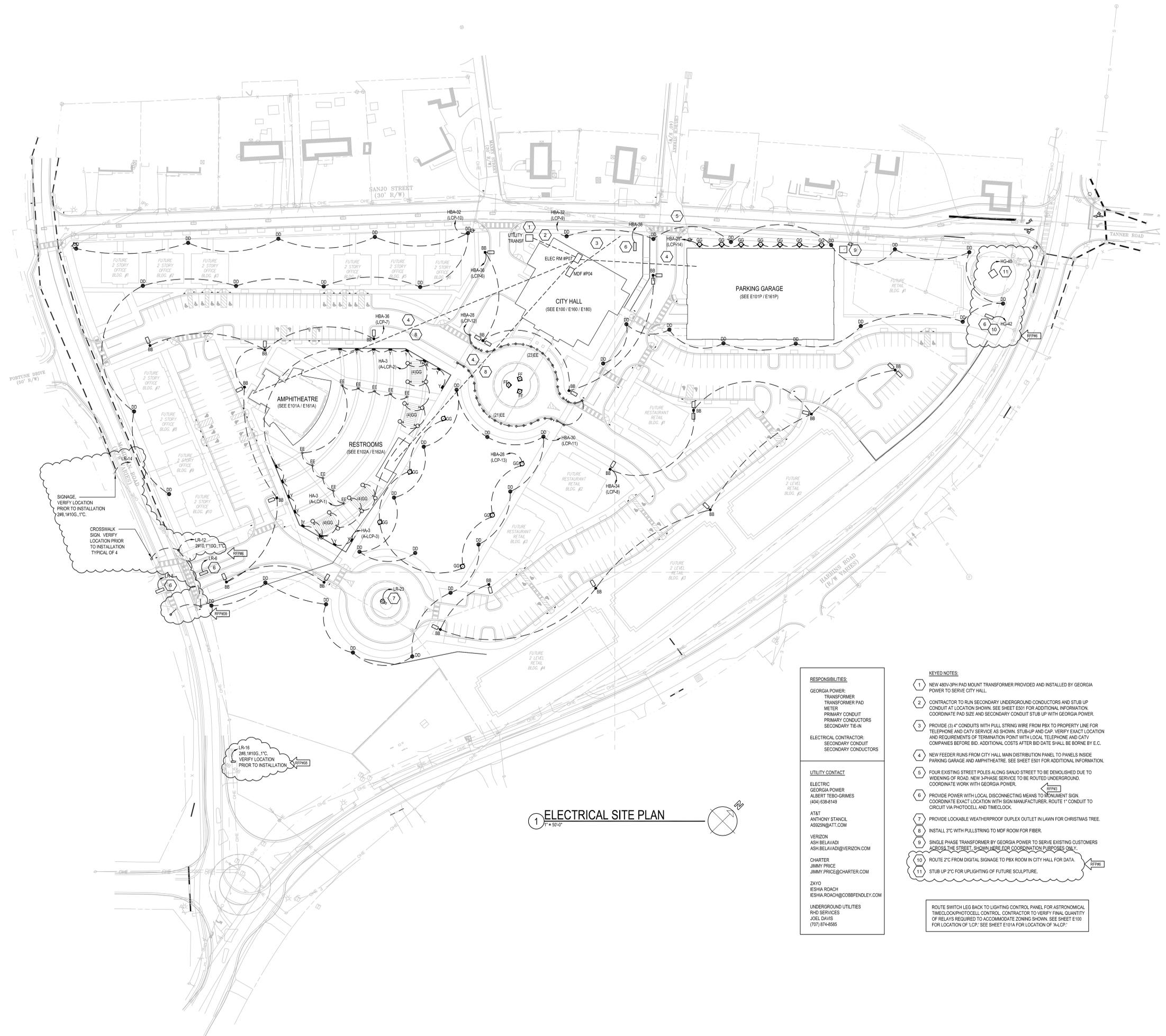
**3 CROSS SECTION**  
**VEHICULAR TABLETOP SECTION AT SIDEWALK**  
SCALE: 1" = 1"











**EDITION:**

ISSUE	DATE
50% CD SET	10/10/2024
75% CD SET	11/21/2024
PERMIT SET	01/23/2025
BID SET	03/19/2025
RFP #06	12/05/2025
RFP #08	01/08/2026

CONFORMED SET	05/08/2025
DRAWN BY:	
CHECKED BY:	

**1 ELECTRICAL SITE PLAN**  
 1" = 50'-0"

**RESPONSIBILITIES:**  
 GEORGIA POWER:  
 TRANSFORMER  
 TRANSFORMER PAD  
 METER  
 PRIMARY CONDUIT  
 PRIMARY CONDUCTORS  
 SECONDARY TIE-IN  
 ELECTRICAL CONTRACTOR:  
 SECONDARY CONDUIT  
 SECONDARY CONDUCTORS

**UTILITY CONTACT**  
 ELECTRIC  
 GEORGIA POWER  
 ALBERT TEBO-GRIMES  
 (404) 638-6149  
 AT&T  
 ANTHONY STANCL  
 ASS2GN@ATT.COM  
 VERIZON  
 ASH BELAVADI@VERIZON.COM  
 ASH BELAVADI@VERIZON.COM  
 CHARTER  
 JIMMY PRICE  
 JIMMY.PRICE@CHARTER.COM  
 ZAYO  
 IESHA ROACH  
 IESHA.ROACH@COBBFENDLEY.COM  
 UNDERGROUND UTILITIES  
 RHD SERVICES  
 JOEL DAVIS  
 (707) 874-8585

- KEYED NOTES:**
- NEW 480V-3PH PAD MOUNT TRANSFORMER PROVIDED AND INSTALLED BY GEORGIA POWER TO SERVE CITY HALL.
  - CONTRACTOR TO RUN SECONDARY UNDERGROUND CONDUCTORS AND STUB UP CONDUIT AT LOCATION SHOWN. SEE SHEET E501 FOR ADDITIONAL INFORMATION. COORDINATE PAD SIZE AND SECONDARY CONDUIT STUB UP WITH GEORGIA POWER.
  - PROVIDE (3) 4" CONDUITS WITH PULL STRING WIRE FROM PBX TO PROPERTY LINE FOR TELEPHONE AND CATV SERVICE AS SHOWN. STUB-UP AND CAP. VERIFY EXACT LOCATION AND REQUIREMENTS OF TERMINATION POINT WITH LOCAL TELEPHONE AND CATV COMPANIES BEFORE BID. ADDITIONAL COSTS AFTER BID DATE SHALL BE BORNE BY E.C.
  - NEW FEEDER RUNS FROM CITY HALL MAIN DISTRIBUTION PANEL TO PANELS INSIDE PARKING GARAGE AND AMPHITHEATRE. SEE SHEET E501 FOR ADDITIONAL INFORMATION.
  - FOUR EXISTING STREET POLES ALONG SANJO STREET TO BE DEMOLISHED DUE TO WIDENING OF ROAD. NEW 3-PHASE SERVICE TO BE ROUTED UNDERGROUND. COORDINATE WORK WITH GEORGIA POWER.
  - PROVIDE POWER WITH LOCAL DISCONNECTING MEANS TO MONUMENT SIGN. COORDINATE EXACT LOCATION WITH SIGN MANUFACTURER. ROUTE 1" CONDUIT TO CIRCUIT VIA PHOTOCELL AND TIMELOCK.
  - PROVIDE LOCKABLE WEATHERPROOF DUPLEX OUTLET IN LAWN FOR CHRISTMAS TREE.
  - INSTALL 3" WITH PULLSTRING TO MDF ROOM FOR FIBER.
  - SINGLE PHASE TRANSFORMER BY GEORGIA POWER TO SERVE EXISTING CUSTOMERS ACROSS THE STREET. SHOWN HERE FOR COORDINATION PURPOSES ONLY.
  - ROUTE 2" FROM DIGITAL SIGNAGE TO PBX ROOM IN CITY HALL FOR DATA.
  - STUB UP 2" FOR UPLIGHTING OF FUTURE SCULPTURE.

ROUTE SWITCH LEG BACK TO LIGHTING CONTROL PANEL FOR ASTRONOMICAL TIMELOCKPHOTOCELL CONTROL. CONTRACTOR TO VERIFY FINAL QUANTITY OF RELAYS REQUIRED TO ACCOMMODATE ZONING SHOWN. SEE SHEET E100 FOR LOCATION OF LCP; SEE SHEET E101A FOR LOCATION OF 'ALCP'.

CITY OF DACULA  
 PROJECT 431, CITY OF DACULA, GA  
 GWINNETT COUNTY

SITE PLAN  
 CITY HALL BUILDING  
 2500 SANJO STREET, DACULA, GA 30019