



Please note that the following hours represent our current best judgment as to the manpower assignments which will be made. We reserve the right to assign manpower as it becomes available and to make assignment based upon the best interests of the project. We also have made the following assignments based upon the current information available to us, if that information changes the fee estimate must likewise change.		
*All meetings unless listed below are extra and shall be billed on an hourly basis:		
<u>Pre-design Services</u>		
Measure/photo existing conditions		
Existing conditions into CAD - floor plan		
Existing conditions into CAD - exterior elevations		
Subtotal	\$3,700.00	
<u>Schematic Design Services</u>		
Floor plan options (2)		
Meetings w/ owner (3)		
City council meetings (2)		
Subtotal	\$4,500.00	
<u>Design Development Services</u>		
Plan development		
Meeting w/ owner (2)		
City council meeting (1)		
Refine scope / materials / finishes		
Subtotal	\$5,800.00	
<u>Construction Documents/Permit Document Services</u>		
Floor Plans		
Finish schedules		
Door & frame schedules		
Interior elevations		
Reflected ceiling plan		
Wall sections		
Roof plan		
Specifications		
Details		
Plan review		
Misc calls/Administration		
Submittals		
Check set		
Subtotal	\$25,800.00	



Exhibit D

<u>Bid/Negotiation Phase Services</u>		
Bidding Questions/Addenda/Submittals		
Subtotal	\$3,200.00	
<u>Construction Phase Services</u>		
Contracts		
Pre-construction Meeting		
Site Meetings (16)		
Shop drawings		
Change orders		
Project closeout		
Subtotal	\$15,500.00	
	Architectural	\$58,500.00
	Mechanical	To be determined.
	Electrical	To be determined.
	Structural	To be determined.
<u>TOTAL OF SERVICES</u>		\$58,500.00
<p>Note 1- No reimbursable expenses are included in this proposal. All such expenses will be charged for as they are incurred. Reimbursable expenses will be primarily printing of plans and specifications for use by the contractors during bidding and construction. Mileage, long distance telephone and other expenses may be included if required for the project.</p>		
<p>Note 2- This project is predicated upon timely decisions being made by the Owner. The number of meetings shown in each phase is built upon this basis. Should the Owner require additional meetings to decide on project decisions the Architect will continue to provide services for such meetings but shall charge for the additional meetings and may charge for additional studies or documents required by the Owner in making these decisions.</p>		
<p>Note 3-</p>		
Hourly rates for computing services:		
Principal Architect	\$	130.00
Project Architect	\$	105.00
Project Manager	\$	100.00
Draftsperson	\$	85.00
Clerical	\$	60.00