



PROPOSAL NUMBER: 231505-104-01

DATE: 05/15/2023

TO:
Town of Prosper

JOB SITE:
Town Hall
250 W First St.
Prosper, TX 75078

ATTENTION: Robert Cook

RE: Fountain Restoration

We propose to furnish equipment, labor and materials to complete the following scope:

Scope of Work - North Fountain

- Install temporary fence around work area.
- Drain, prep & re-plaster fountains - 129' Quartzbrite Aruba Sky
- Remove and replace waterline tile - Glass Tile TBD 200'
- Demo limestone coping, haul off and Install Lueders limestone coping. 194sq ft
- Demo fountain veneer, haul off an install 4' rough back stone. 258sqft
- Core in (4) holes for new jandy nichless pool lights being install at fountains facing the parking lot.
- Remove and replace mastic. 129'
- At spill ways, matching limestone with coping, 4"-6" lips will be installed. (4)
- Apply stone sealer to rough back veneer. 258sqftg
- Note - Walkway has current hairline crack along west side running north and south. It is possible that the sidewalk becomes damaged in the removal of the stone around the fountain. If the sidewalk breaks or spalls additional charges will be applied to be repair with approved changed order.
- Working hours are from 8am-5pm - Monday-Friday

Price **\$83,077.20**

TIPS Contract # 23010402
Texas HUB #: 1743139271500
WBENC #: 2005115574

Approved by: (Signature)

Date

Estimated By: Ricky Whitfield

(Print Name)

Terms of Payment: We will invoice 100% upon completion, due upon receipt.

Weatherproofing Services LLC **will NOT be responsible** for the possibility of nor the presence of mold and/or mildew resulting from water and/or other sources. This includes any contamination prior to or after work was completed by Weatherproofing Services LLC. This exclusion also pertains to microorganisms, biological organisms and/or organic contamination.



WEATHERPROOFING SERVICES



Page 2 of 3



2336 Oak Grove Lane, Crossroads, Texas 76227 * 972-731-8222 * 972-731-8225 FAX

Website: www.WsTexas.com * Email: Service@WsTexas.com

WEATHERPROOFING SERVICES



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RCC Services, LLC

Construction Consulting and Estimating

05/13/2023

To Whom it May Concern:

RE: Independent Cost Estimate
Contractor Name: Weatherproofing Services
RCC Services Estimate Number: TX3500029
Project Name: TIPS #23010402 Town of
Prosper Town Hall Water Feature Renovation

RCC Services was retained by Weatherproofing Services to provide an independent review of their proposal for the above referenced project for pricing validation purposes. The attached Independent Cost Estimate (I.C.E.) was derived from the Material Takeoffs, Scope of Work documents, Site Inspection Documentation, and project photos provided by the contractor. The attached report will provide you with our findings.

The I.C.E. was created using RS Means on-line estimating software which utilizes the most current version of RS Means Cost Data. The construction means and methods for this I.C.E. were based upon our estimator's professional experience in line item estimating and construction standard practices.

The Cost data is based on a national average for line item pricing. The I.C.E. has been adjusted utilizing the most current RS Means Data QTR 1, 2023 and was further adjusted by the RS Means City Cost Index (CCI) for McKinney, Texas as well as the TIPS #23010402 Contract Co-Efficient.

As a result of our efforts we have determined that the proposal from Weatherproofing Services is consistent within the industry standard of our I.C.E. If you have any questions regarding the attached documents please feel free to contact us.

Sincerely,

Jeremy Rotondo

Jeremy Rotondo
Vice President
RCC Services, LLC
jeremy@rccservices.net

Division Totals

Division 01 - General Requirements	\$	33,501.60
Division 02 - Existing Conditions	\$	1,060.00
Division 03 - Concrete	\$	221.40
Division 04 - Masonry	\$	34,402.61
Division 05 - Metals	\$	5,225.24
Division 06 - Wood, Plastics, and Composites	\$	-
Division 07 - Thermal and Moisture Protection	\$	442.72
Division 08 - Openings	\$	-
Division 09 - Finishes	\$	8,067.04
Division 10 - Specialties	\$	-
Division 11 - Equipment	\$	-
Division 12 - Furnishings	\$	-
Division 13 - Special Construction	\$	12,196.96
Division 14 - Conveying Equipment	\$	-
Division 21 - Fire Suppression	\$	-
Division 22 - Plumbing	\$	-
Division 23 - Heating, Ventilating, and Air Conditioning (HVAC)	\$	-
Division 26 - Electrical	\$	466.01
Division 27 - Communications	\$	-
Division 28 - Electronic Safety and Security	\$	-
Division 31 - Earthwork	\$	-
Division 32 - Exterior Improvements	\$	-
Division 33 - Utilities	\$	-
Division 34 - Transportation	\$	-
RS MEANS PRICING TOTAL (MODIFIED BY CITY COST INDEX)	\$	101,729.69
TIPS CONTRACT COEFFICIENT (MEANS BASED PRICING ONLY)	\$	8,138.38
SUBTOTAL	\$	93,591.31
NON PREPRICED LINE ITEM TOTAL	\$	-
NON PRICED ITEM COEFFICIENT	\$	-
NON PRICED ITEM TOTAL	\$	-
SUBTOTAL	\$	-
P&P BOND @ 1.2%	\$	-
TOTAL PRICE	\$	93,591.31
PROPOSED PRICE	\$	83,077.20
DISCOUNT TO MEMBER		1.126558367

Cost Estimate Report

Date: 05/13/2023

205 West First Street
Prosper, Texas, 75078

Town of Prosper Water Feature Renovation

Year 2023 Quarter 1

Unit Summary Report

Prepared By: Jeremy Rotondo

RCC Services, LLC.

Division	Description	Total
Division 01	General Requirements	\$33,501.60
Division 02	Existing Conditions	\$1,060.00
Division 03	Concrete	\$221.40
Division 04	Masonry	\$34,402.61
Division 07	Thermal and Moisture Protection	\$442.72
Division 09	Finishes	\$8,067.04
Division 13	Special Construction	\$12,196.96
Division 26	Electrical	\$466.01
Subtotal		\$90,358.34
General Contractor's Markup on Subs	20.00%	\$11,371.35
Subtotal		\$101,729.69
General Conditions	0.00%	\$0.00
Subtotal		\$101,729.69
TIPS #200201 Contract Co-efficient	0.92	-\$8,138.38
Grand Total		\$93,591.31

Cost Estimate Report

Date: 05/13/2023

Prosper, Texas, 75078
205 West First Street

Town of Prosper Water Feature Renovation

Year 2023 Quarter 1

Unit Detail Report

Prepared By: Jeremy Rotondo

RCC Services, LLC.

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
Division 01 General Requirements					
013113200220	Field personnel, project manager, maximum	2.00	Week	\$4,274.00	\$8,548.00
013113200280	Field personnel, superintendent, maximum	3.00	Week	\$4,225.00	\$12,675.00
015433101100	Rent core drill, electric, 2.5 H.P. 1" to 8" bit diameter, Incl. Hourly Oper. Cost.	1.00	Day	\$86.47	\$86.47
015433205450	Rent truck flatbed 1axle 1-1/2 ton rating, Incl. Hourly Oper. Cost.	3.00	Week	\$1,763.73	\$5,291.19
015433406410	Rent toilet portable chemical, Incl. Hourly Oper. Cost.	3.00	Week	\$80.65	\$241.96
015433407200	Rent truck pickup 3/4 ton 4 wheel drive, Incl. Hourly Oper. Cost.	5.00	Week	\$934.07	\$4,670.33
015626500100	Temporary fencing, chain link, 6' high, 11 ga	200.00	L.F.	\$8.28	\$1,656.00
015626500100	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$0.46	\$92.20
017413200052	Cleaning up, cleanup of floor area, continuous, per day, during construction	1.00	M.S.F.	\$60.71	\$60.71
017413200052	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$3.76	\$3.76
017413200100	Cleaning up, cleanup of floor area, final by GC at end of job	2.00	M.S.F.	\$82.84	\$165.68
017413200100	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$5.16	\$10.31
Division 01 General Requirements Subtotal					\$33,501.60
Division 02 Existing Conditions					
024119190700	Selective demolition, rubbish handling, dumpster, 10 C.Y., 3 ton capacity, weekly rental, includes one dump per week, cost to be added to demolition cost	2.00	Week	\$530.00	\$1,060.00
Division 02 Existing Conditions Subtotal					\$1,060.00

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
Division 03 Concrete					
038213100200	Concrete core drilling, core, reinforced concrete slab, 2" diameter, up to 6" thick slab, includes bit cost, layout and set up time	4.00	Ea.	\$52.19	\$208.76
038213100200	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$3.16	\$12.64
Division 03 Concrete Subtotal					\$221.40
Division 04 Masonry					
040505103040	Selective demolition, masonry, copings, precast or masonry, hard mortar, to 8" wide, remove	140.00	L.F.	\$2.45	\$343.00
040505103040	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$0.17	\$24.01
040505105140	Selective demolition, masonry, veneers, stone, 4" thick	258.00	S.F.	\$2.18	\$562.44
040505105140	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$0.15	\$39.37
044310551200	Limestone veneer facing panel, sugarcube finish, 4" thick, 5' x 11'	258.00	S.F.	\$97.65	\$25,193.70
044310551200	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$4.90	\$1,264.12
047210100300	Limestone coping, stock units, 12" wall, 4" thick, includes mortar, excludes scaffolding	146.00	L.F.	\$45.62	\$6,660.52
047210100300	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$2.16	\$315.45
Division 04 Masonry Subtotal					\$34,402.61
Division 07 Thermal and Moisture Protection					
071353102100	Elastomeric sheet waterproofing, for application to horizontal surfaces, fiberglass reinforced, 1/8" thick, fluid applied	129.00	S.F.	\$3.24	\$417.96
071353102100	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$0.19	\$24.76
Division 07 Thermal and Moisture Protection Subtotal					\$442.72
Division 09 Finishes					
090505202020	Flooring demolition, tile, ceramic, mud set	200.00	S.F.	\$0.98	\$196.00
090505202020	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$0.07	\$13.72
090505208150	Remove mastic only	129.00	S.F.	\$1.06	\$136.74
093013201200	Ceramic tile, seal tile and grout with penetrating sealer	258.00	S.F.	\$0.96	\$247.68
093013201200	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$0.07	\$17.34

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
093223101060	Glass mosaics, blend, 2" tile on 12" sheet	200.00	S.F.	\$35.34	\$7,068.00
093223101060	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$1.94	\$387.56
Division 09	Finishes Subtotal				\$8,067.04
Division 13	Special Construction				
131113504000	Swimming pool, replaster, 2 coats portland cement, 1/2" thick	500.00	SF Surf	\$15.06	\$7,530.00
131113504000	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$1.04	\$518.20
131146502100	Swimming pool equipment, lights, underwater, with transformer, 12 volt, 300 watt	4.00	Ea.	\$975.39	\$3,901.56
131146502100	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$61.80	\$247.20
Division 13	Special Construction Subtotal				\$12,196.96
Division 26	Electrical				
260519909000	Wire, minimum labor/equipment charge	4.00	Job	\$108.88	\$435.52
260519909000	Cost adjustment factors, protection of existing work, add to construction costs for particular job requirements, maximum	1.00	Costs	\$7.62	\$30.49
Division 26	Electrical Subtotal				\$466.01
Subtotal					\$90,358.34
General Contractor's Markup on Subs				20.00%	\$11,371.35
Subtotal					\$101,729.69
General Conditions				0.00%	\$0.00
Subtotal					\$101,729.69
TIPS #200201 Contract Co-Efficient				0.92	-\$8,138.38
Grand Total					\$93,591.31