

**Work Order Signature Document**

**EZIQC Contract No.: GA-A07-040820-PAR**

**New Work Order**       **Modify an Existing Work Order**

Work Order Number: 120484.00      Work Order Date: 12/06/2023

Work Order Title: City of Stonecrest - Executive Staff Suite Design Services

Owner Name: City of Stonecrest      Contractor Name: Paryani Real Estate LLC

Contact: Shakerah Hall      Contact: Manish Paryani

Phone: 770-224-0200      Phone: 404-432-7820

**Work to be Performed**

Work to be performed as per the Final Detailed Scope of Work Attached and as per the terms and conditions of EZIQC Contract No GA-A07-040820-PAR.

Brief Work Order Description:

City of Stonecrest - Executive Staff Suite Design Services

**Time of Performance**      *See Schedule Section of the Detailed Scope of Work*

**Liquidated Damages**      Will apply:       Will not apply:

**Work Order Firm Fixed Price: \$98,647.92**

Owner Purchase Order Number:

**Approvals**

\_\_\_\_\_  
Owner      Date

\_\_\_\_\_  
Contractor      Date

### Detailed Scope of Work

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**To:** Manish Paryani  
Paryani Construction  
2300 Windy Ridge Parkway SE  
Atlanta, GA 30339  
404-432-7820

**From:** Shakerah Hall  
City of Stonecrest  
3120 Stonecrest Boulevard  
Stonecrest, GA 30038  
770-224-0200

**Date Printed:** December 06, 2023

**Work Order Number:** 120484.00

**Work Order Title:** City of Stonecrest - Executive Staff Suite Design Services

**Brief Scope:** City of Stonecrest - Executive Staff Suite Design Services

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Preliminary

Revised

Final

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The following items detail the scope of work as discussed at the site. All requirements necessary to accomplish the items set forth below shall be considered part of this scope of work.

Please see the attached detailed scope of work (DSOW).

\_\_\_\_\_  
Contractor

\_\_\_\_\_  
Date

\_\_\_\_\_  
Owner

\_\_\_\_\_  
Date

# Contractor's Price Proposal - Summary

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**Date:** December 06, 2023  
**IQC Master Contract #:** GA-A07-040820-PAR  
**Work Order Number:** 120484.00  
**Owner PO #:**  
**Work Order Title:** City of Stonecrest - Executive Staff Suite Design Services  
**Contractor:** Paryani Real Estate LLC  
**Proposal Name:** City of Stonecrest - Executive Staff Suite Design Services  
**Proposal Value:** \$98,647.92

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**01 - General Requirements** **\$98,647.92**

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**Proposal Total** **\$98,647.92**

This total represents the correct total for the proposal. Any discrepancy between line totals, sub-totals and the proposal total is due to rounding.

**The Percentage of NPP on this Proposal:** %

# Contractor's Price Proposal - Detail

**Date:** December 06, 2023  
**IQC Master Contract #:** GA-A07-040820-PAR  
**Work Order Number:** 120484.00  
**Owner PO #:**  
**Work Order Title:** City of Stonecrest - Executive Staff Suite Design Services  
**Contractor:** Paryani Real Estate LLC  
**Proposal Name:** City of Stonecrest - Executive Staff Suite Design Services  
**Proposal Value:** \$98,647.92

Sect.	Item	Modifier.	UOM	Description	Line Total
Labor	Equip.	Material	(Excluded if marked with an X)		

## 01 - General Requirements

1	01 22 20 00 0054	HR		Principal Architect	\$13,986.00
				Installation Quantity 50.00 x Unit Price 225.00 x Factor 1.2432 = Total 13,986.00	
				This cost includes time dedicated to overall design of and functionality of the space. Firstly, the architect will meet with the client to discuss requirements, and go over space planning and programming. Once the initial set of design is completed, a high-level plan will be provided (SD Set) to the client for review and approval. After the SD Set is approved, the architect will meet with the Project Manager to confirm constructability and then continue with code analysis to confirm no code issues. Lastly the architect will complete a full set of architectural Construction Documents along with CAD files to be given to the MEP Engineer who will then provide engineering. The architectural drawings will be completed so that a permit can be received.	
2	01 22 20 00 0056	HR		Architect	\$16,783.20
				Installation Quantity 90.00 x Unit Price 150.00 x Factor 1.2432 = Total 16,783.20	
				This cost includes time dedicated to overall design of and functionality of the space. The architect will work under the principal architect to conduct research for code analysis, pick finishes, and design. Once architectural drawings are complete, the architect will coordinate with MEP engineers during the design phase to complete engineering of documents	
3	01 22 20 00 0057	HR		Principal Engineer	\$13,830.60
				Installation Quantity 50.00 x Unit Price 222.50 x Factor 1.2432 = Total 13,830.60	
				This cost includes time dedicated to overall design of and functionality of the space. Firstly, the engineer will meet with the Architect to discuss requirements, and go over space planning and programming. Once the initial set of design is completed, a high-level plan will be provided (SD Set) to the client for review and approval. After the SD Set is approved. The engineer continue with code analysis to confirm no code issues or other engineering issues arise. Lastly the Engineer will complete a full set of MEP Construction Documents along with CAD files to be given to the Owner. The MEP drawings will be completed so that a permit can be received.	
4	01 22 20 00 0058	HR		Senior Engineer	\$19,300.68
				Installation Quantity 90.00 x Unit Price 172.50 x Factor 1.2432 = Total 19,300.68	
				This cost includes time dedicated to overall functionality of the space. The Senior Engineer will work under the Principal Engineer to conduct research for code analysis, pick selections needed for MEP (panels, HVAC, fixtures). Once drawings are complete, the MEP engineers will coordinate with with the architects to compile a full set of Construction Documents ready for permitting.	
5	01 22 20 00 0059	HR		Engineer	\$21,818.16
				Installation Quantity 130.00 x Unit Price 135.00 x Factor 1.2432 = Total 21,818.16	
				The cost includes time dedicated to the drafting and drawings of proposed MEP drawings, and the drafting of both the SD and CD set of drawings.	
6	01 22 20 00 0060	HR		Draft Person	\$12,929.28
				Installation Quantity 130.00 x Unit Price 80.00 x Factor 1.2432 = Total 12,929.28	
				The cost includes time dedicated to the field measurement of the existing space, and the drafting of both the SD and CD set of drawings.	

## Contractor's Price Proposal - Detail Continues..

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Proposal Name: City of Stonecrest - Executive Staff Suite Design Services  
Proposal Value: \$98,647.92

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Sect.	Item	Modifier.	UOM	Description	Line Total
Labor	Equip.	Material	(Excluded if marked with an X)		

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**Subtotal for 01 - General Requirements** **\$98,647.92**

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**Proposal Total** **\$98,647.92**

This total represents the correct total for the proposal. Any discrepancy between line totals, sub-totals and the proposal total is due to rounding.

**The Percentage of NPP on this Proposal:** %

**Client - City of Stonecrest**

**Detailed Scope of Work**

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**Print Date:** December 06, 2023  
**Work Order Number:** 120484.00  
**Work Order Title:** City of Stonecrest - Executive Staff Suite Design Services  
**Contractor:** GA-A07-040820-PAR - Paryani Real Estate LLC  
**Brief Scope:** City of Stonecrest - Executive Staff Suite Design Services

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3120 Stonecrest Boulevard  
Stonecrest, GA 30038  
770-224-0200

The following items detail the scope of work as discussed at the site. All requirements necessary to accomplish the items set forth below shall be considered part of this scope of work.

**Detailed Scope:**

Please see the attached detailed scope of work (DSOW).

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Owner \_\_\_\_\_ Date \_\_\_\_\_

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**Contractor** \_\_\_\_\_ **Date** \_\_\_\_\_

**SCOPE OF WORK**  
**City of Stonecrest – Executive Staff Suite Design**  
**3120 Stonecrest Blvd. Suite 190, Stonecrest, GA 30038**  
**October 19, 2023**

**Summary Scope**

Provide architectural design services for the City of Stonecrest Executive Staff Suite.

**Detailed Scope of Work**

The Contractor shall provide architectural design services for the City of Stonecrest to design their new Executive Staff Suites and associated work.

**Scope:**

- Meet with the Client to understand their space planning and programming requirements.
- Field measures the space to provide a CAD layout of the existing space.
- Prepare and present to the client a preliminary floor plan showing the proposed layout to achieve the requested requirements and wants.
- Prepare and present interior design recommendations, including millwork, cabinetry, fixtures, furniture layouts, images, and illustrations to convey design intent.
- Prepare and present a full set of Architectural, Mechanical, Electrical, and Plumbing Construction Documents, including interior demolition plans, partition plan, furniture plan, floor and ceiling plans, reflected ceiling plans, finish schedules, elevations, sections, and details required to describe the construction.
- This proposal assumes that the design work for the executive staff suites will be released at the same time as the design proposal for the judicial center, so that the architect and engineers can make one site visit to view both areas at the same time. The savings from these efficiencies are being passed to the City of Stonecrest and are included in this proposal.

**Details that Apply to All Work Areas:**

Submittals are to be provided to the Owner as part of the submittal process during the design phase.

Field measure all areas to create an accurate CAD file that can be used for design and construction documents, and coordination.

The contractor shall perform all work, make all deliveries, and have access to work areas between 7:00 AM and 5:00 PM Monday through Friday, excluding Federal and State holidays.

Contractor shall coordinate meetings with ownership as needed.

**Exclusions:**

- Permit fees
- Civil Engineering
- Structural Engineering
- Landscape Architecture
- Bonds
- After hours work
- Construction

**Submittals:**

1. Contractor shall submit to Owner submittals for approval throughout the design phase and at the end of the Construction Documents phase in PDF and CAD.

**Project Schedule**

1. All work shall be completed during normal working hours (7am to 5pm) as directed by Owner.
2. Project construction will be scheduled upon receipt of the PO.
3. The work shall be completed within 180 calendar days from date of the Purchase Order issuance. The Contractor will coordinate a specific schedule for on-site meetings with the Owner's representative.

**Owner Responsibilities**

1. Coordinate with all shareholders to advise on design intent.
2. Provide times and schedules where multiple meetings can be scheduled, and design can be discussed.
2. Provide access to all areas during normal working hours.

**Contract Document Order of Precedence:**

Contract documents shall govern in the order first listed below:

1. This Detailed Scope of Work
2. EZIQC master contract document