

Work Order Signature Document**EZIQC Contract No.: GA-A07-040820-PAR**☒**New Work Order****Modify an Existing Work Order**

Work Order Number: 147791.00

Work Order Date: 10/13/2025

Work Order Title: City of Stonecrest - Salem Park - Design/Build Restroom

Owner Name: City of Stonecrest

Contractor Name: Paryani Real Estate LLC

Contact: Hari Karikaran

Contact: Bhavik Paryani

Phone: 7703161076

Phone: 7703550441

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 - Salem Park - Design/Build Restroom

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

Will apply:



Will not apply:

**Work Order Firm Fixed Price: \$465,235.63**

Owner Purchase Order Number:

Approvals_____
Owner_____
Date_____
Contractor_____
Date

Detailed Scope of Work

To: Bhavik Paryani
Paryani Construction
5505 Interstate N. Parkway
Atlanta, GA 30328
7703550441

From: Hari Karikaran
City of Stonecrest
3120 Stonecrest Blvd
Stonecrest, GA 30038
7703161076

Date Printed: October 13, 2025

Work Order Number: 147791.00

Work Order Title: City of Stonecrest - Salem Park - Design/Build Restroom

Brief Scope: City of Stonecrest - Salem Park - Design/Build Restroom

☐

Preliminary

☐

Revised

☒

Final

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 attached detailed scope of work (DSOW)

Contractor

Date

Owner

Date

Contractor's Price Proposal - Summary

Date: October 13, 2025

IQC Master Contract #: GA-A07-040820-PAR

Work Order Number: 147791.00

Owner PO #:

Work Order Title: City of Stonecrest - Salem Park - Design/Build Restroom

Contractor: Paryani Real Estate LLC

Proposal Name: City of Stonecrest - Salem Park - Design/Build Restroom

Proposal Value: \$465,235.63

01 - General Requirements	\$52,410.31
03 - Concrete	\$25,965.45
04 - Masonry	\$21,844.90
05 - Metals	\$2,042.71
06 - Wood, Plastic, and Composites	\$4,279.01
07 - Thermal & Moisture Protection	\$61,490.59
08 - Openings	\$11,654.43
09 - Finishes	\$29,715.16
10 - Specialties	\$17,480.70
22 - Plumbing	\$118,700.53
23 - Heating, Ventilating, And Air-Conditioning (HVAC)	\$17,076.64
26 - Electrical	\$61,748.35
31 - Earthwork	\$40,826.85
Proposal Total	\$465,235.63

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: October 13, 2025

IQC Master Contract #: GA-A07-040820-PAR

Work Order Number: 147791.00

Owner PO #:

Work Order Title: City of Stonecrest - Salem Park - Design/Build Restroom

Contractor: Paryani Real Estate LLC

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Proposal Value: \$465,235.63

Sect.	Item	Modifier.	UOM	Description	Line Total
Labor	Equip.	Material	(Excluded if marked with an X)		
01 - General Requirements					
1	01 22 16 00 0002		EA	Reimbursable FeesReimbursable Fees will be paid to the contractor for eligible costs as directed by Owner. Insert the appropriate quantity to adjust the base cost to the actual Reimbursable Fee. If there are multiple Reimbursable Fees, list each one separately and add a comment in the "note" block to identify the Reimbursable Fee (e.g. sidewalk closure, road cut, various permits, extended warranty, expedited shipping costs, etc.). A copy of each receipt, invoice, or proof of payment shall be submitted with the Price Proposal.	\$17,689.99
			Installation	Quantity 14,481.00 x Unit Price 1.00 x Factor 1.2216 = Total 17,689.99	
			Payment & Performance Bond		
2	01 22 20 00 0045		HR	Senior Surveyor (Party Chief)	\$1,885.91
			Installation	Quantity 30.00 x Unit Price 51.46 x Factor 1.2216 = Total 1,885.91	
			Utilities Survey for Design and Engineering		
3	01 22 20 00 0046		HR	Surveyor (Instrument person)	\$3,234.55
			Installation	Quantity 60.00 x Unit Price 44.13 x Factor 1.2216 = Total 3,234.55	
			Utilities Survey for Design and Engineering		
4	01 22 20 00 0054		HR	Principal Architect	\$1,485.47
			Installation	Quantity 5.00 x Unit Price 243.20 x Factor 1.2216 = Total 1,485.47	
			Architecture Review and Code Compliance		
5	01 22 20 00 0055		HR	Senior Architect	\$3,283.66
			Installation	Quantity 15.00 x Unit Price 179.20 x Factor 1.2216 = Total 3,283.66	
			General Design and Layout		
6	01 22 20 00 0056		HR	Architect	\$10,320.08
			Installation	Quantity 60.00 x Unit Price 140.80 x Factor 1.2216 = Total 10,320.08	
			Architecture Services - Document Generation & Construction Admin		
7	01 22 20 00 0057		HR	Principal Engineer	\$1,282.19
			Installation	Quantity 5.00 x Unit Price 209.92 x Factor 1.2216 = Total 1,282.19	
			MEP Engineering Review and Code Compliance		
8	01 22 20 00 0058		HR	Senior Engineer	\$3,189.84
			Installation	Quantity 15.00 x Unit Price 174.08 x Factor 1.2216 = Total 3,189.84	
			General Design and Layout		

Contractor's Price Proposal - Detail Continues..

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Labor	Equip.	Material	(Excluded if marked with an X)		
01 - General Requirements					
9	01 22 20 00 0059		HR	Engineer	\$10,038.62
				Installation	
				Quantity	Unit Price
				60.00	136.96
				x	x
				Factor	Total
				1.2216	= 10,038.62
				Engineering Services - Document Generation & Construction Admin	
Subtotal for 01 - General Requirements					\$52,410.31
03 - Concrete					
10	03 11 13 00 0003		SF	Continuous Footings Foundation Wood Formwork	\$3,898.74
				Installation	
				Quantity	Unit Price
				650.00	4.91
				x	x
				Factor	Total
				1.2216	= 3,898.74
				Form Footings for Slab on Grade	
11	03 11 13 00 0003	0001	MOD	For <1,000, Add	\$682.87
				Installation	
				Quantity	Unit Price
				650.00	0.86
				x	x
				Factor	Total
				1.2216	= 682.87
12	03 11 13 00 0005		SF	Mat Foundation Wood Formwork	\$3,702.06
				Installation	
				Quantity	Unit Price
				475.00	6.38
				x	x
				Factor	Total
				1.2216	= 3,702.06
				Form Mat Foundation at Slab on Grade	
13	03 11 13 00 0005	0001	MOD	For <1,000, Add	\$678.90
				Installation	
				Quantity	Unit Price
				475.00	1.17
				x	x
				Factor	Total
				1.2216	= 678.90
14	03 11 13 00 0010		LF	>6" To 12" High Slab Edge and Block-Out Wood Formwork	\$854.39
				Installation	
				Quantity	Unit Price
				130.00	5.38
				x	x
				Factor	Total
				1.2216	= 854.39
				Form Edge of Slab at Foundation	
15	03 11 13 00 0098		EA	8" Diameter Sleeves Or Chases for Concrete Formwork, Plastic or Sheet Metal	\$44.44
				Installation	
				Quantity	Unit Price
				2.00	18.19
				x	x
				Factor	Total
				1.2216	= 44.44
				Sleeve for Utility Entrance at Slab	
16	03 31 13 00 0005		SF	6" 3,000 PSI Slab On Grade Concrete Slab Assembly	\$10,966.91
				Installation	
				Quantity	Unit Price
				1,050.00	8.55
				x	x
				Factor	Total
				1.2216	= 10,966.91
				Slab On Grade	
17	03 31 13 00 0005	0161	MOD	For >1,000 To 2,000, Add	\$1,372.47
				Installation	
				Quantity	Unit Price
				1,050.00	1.07
				x	x
				Factor	Total
				1.2216	= 1,372.47
18	03 35 13 00 0002		SF	Screed, Concrete Floor Finish	\$769.61
				Installation	
				Quantity	Unit Price
				1,050.00	0.60
				x	x
				Factor	Total
				1.2216	= 769.61
				Initial Finish of Slab	

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Labor	Equip.	Material	(Excluded if marked with an X)		
03 - Concrete					
19	03 35 13 00 0005		SF	Final Float, Concrete Floor Finish	\$1,218.55
				Quantity	Unit Price
			Installation	1,050.00 x 0.95 x 1.2216 =	Total 1,218.55
				Final Finish of Slab	
20	03 35 13 00 0006		SF	Steel Trowel, Concrete Floor Finish	\$1,372.47
				Quantity	Unit Price
			Installation	1,050.00 x 1.07 x 1.2216 =	Total 1,372.47
				Second Finish of Slab	
21	03 62 13 00 0010		LF	6" Deep x 1/2" Thick, Non-Metallic Non-Shrink Grout For Joints	\$404.04
				Quantity	Unit Price
			Installation	175.00 x 1.89 x 1.2216 =	Total 404.04
				Joint Grout at Wet Cut Expansion Joints in Slab on Grade	
Subtotal for 03 - Concrete					\$25,965.45
04 - Masonry					
22	04 22 23 29 0005		SF	8" x 8" x 16", Plain Or Scored, Split Face, Concrete Block	\$21,550.25
				Quantity	Unit Price
			Installation	1,300.00 x 13.57 x 1.2216 =	Total 21,550.25
				Exterior Block Wall	
23	04 22 23 29 0010		SF	6" x 8" x 16", Plain Or Scored, Split Face, Bond Beam Or Lintel Concrete Block	\$294.65
				Quantity	Unit Price
			Installation	18.00 x 13.40 x 1.2216 =	Total 294.65
				Bond Beam at Windows and Doors	
Subtotal for 04 - Masonry					\$21,844.90
05 - Metals					
24	05 05 19 00 0037		EA	1" Diameter x 12" Length, Zinc Plated Steel, Wedge Anchor Expansion Bolt	\$1,085.37
				Quantity	Unit Price
			Installation	16.00 x 55.53 x 1.2216 =	Total 1,085.37
				Steel Anchors and Bolts for Concrete to Block Wall Connection (Vertical)	
25	05 05 19 00 0095		EA	1" Diameter x 12" Length, Hot Dipped Galvanized Steel, Wedge Anchor Expansion Bolt	\$957.34
				Quantity	Unit Price
			Installation	16.00 x 48.98 x 1.2216 =	Total 957.34
				Steel Anchors and Bolts for Concrete to Block Wall Connection (Horizontal)	
Subtotal for 05 - Metals					\$2,042.71
06 - Wood, Plastic, and Composites					

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Labor	Equip.	Material	(Excluded if marked with an X)		
06 - Wood, Plastic, and Composites					
26	06 11 13 00 0005		LF	Two 2" x 10" Built-up Wood Beam Or Joist	\$1,480.21
				Quantity	Unit Price
				210.00	5.77
			x		
				Factor	Total
				1.2216	1,480.21
				=	
				Installation	
				Wood Roof Framing	
27	06 16 33 00 0039		SF	3/4" Thick Structural Oriented Strand Board (OSB) On Roof	\$2,231.86
				Quantity	Unit Price
				1,050.00	1.74
			x		
				Factor	Total
				1.2216	2,231.86
				=	
				Installation	
				Roof Sheathing at Joist	
28	06 46 29 00 0027		SF	3/8" Thick, MDO Plywood Soffit	\$566.94
				Quantity	Unit Price
				130.00	3.57
			x		
				Factor	Total
				1.2216	566.94
				=	
				Installation	
				Exterior Soffit	
Subtotal for 06 - Wood, Plastic, and Composites					\$4,279.01
07 - Thermal & Moisture Protection					
29	07 14 13 00 0003		SF	125 Mil Hot Applied Rubberized Asphalt Waterproofing Coating, Vertical SurfaceIncludes primer.	\$1,480.09
				Quantity	Unit Price
				520.00	2.33
			x		
				Factor	Total
				1.2216	1,480.09
				=	
				Installation	
				Waterproofing at Edge of Slab Detail	
30	07 21 13 19 0016		SF	3" Thick, R7.5, High-Density Fiberboard, Mineral Board Insulation, Mechanically Fastened	\$6,516.01
				Quantity	Unit Price
				1,050.00	5.08
			x		
				Factor	Total
				1.2216	6,516.01
				=	
				Installation	
				Insulation at Roof Deck	
31	07 21 19 00 0008		SF	3-1/2" Thick, R13.3, 0.5 PCF, Open Cell, Spray Polyurethane Foam Insulation	\$5,081.86
				Quantity	Unit Price
				1,300.00	3.20
			x		
				Factor	Total
				1.2216	5,081.86
				=	
				Installation	
				Insulation at Exterior CMU Wall	
32	07 41 16 00 0007		SF	5" Polyurethane Foam, 24 Gauge Galvanized Steel (Each Side), Insulated Standing Seam Metal Roof Panels	\$38,506.05
				Quantity	Unit Price
				1,050.00	30.02
			x		
				Factor	Total
				1.2216	38,506.05
				=	
				Installation	
				Standing Seam Metal Roofing	
33	07 42 93 00 0008		LF	4' Overhang, 0.019" Thick, Solid Or Vented Aluminum Soffit	\$2,394.82
				Quantity	Unit Price
				130.00	15.08
			x		
				Factor	Total
				1.2216	2,394.82
				=	
				Installation	
				Soffit Vent	
34	07 71 23 00 0005		LF	6", 0.027" Thick, K-Style Aluminum Gutter	\$1,403.86
				Quantity	Unit Price
				130.00	8.84
			x		
				Factor	Total
				1.2216	1,403.86
				=	
				Installation	
				Gutters at Roof	

Contractor's Price Proposal - Detail Continues..

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Labor	Equip.	Material	(Excluded if marked with an X)		
07 - Thermal & Moisture Protection					
35	07 72 23 00	0046	EA	36" Orifice Diameter, Spun Aluminum, Stationary Mushroom Gravity Ventilator	\$6,107.90
				Quantity	Unit Price
				Installation	2.00 x 2,499.96 x 1.2216 = 6,107.90
				Roof Vent at Standing Seam	
Subtotal for 07 - Thermal & Moisture Protection					\$61,490.59
08 - Openings					
36	08 12 13 13	0008	EA	3' x 6'-8" Through 7'-2" High, 4-3/4" Deep, 16 Gauge, Knock Down Hollow Metal Door Frame	\$1,792.14
				Quantity	Unit Price
				Installation	2.00 x 733.52 x 1.2216 = 1,792.14
				Door Frames at Entrance	
37	08 13 13 13	0080	EA	3' x 6'-8" x 1-3/4", 16 Gauge, Level 3 Extra Heavy-Duty, Honeycomb Core, Hollow Metal Door	\$1,810.73
				Quantity	Unit Price
				Installation	2.00 x 741.13 x 1.2216 = 1,810.73
				Doors at Entrances	
38	08 51 13 00	0020	EA	>10 To 15 SF, 3-1/4" Frame Depth, HC 40, Side Loading Sash, Single Hung Aluminum Window (Traco TR-9700)	\$5,894.59
				Quantity	Unit Price
				Installation	2.00 x 2,412.65 x 1.2216 = 5,894.59
				High Mounted Exterior Windows (Fixed)	
39	08 71 11 00	0005	PR	4" x 4" Standard Duty, Full Mortise, Plain Bearing, Brass/Bronze, Satin Chrome Finish Hinge	\$187.91
				Quantity	Unit Price
				Installation	2.00 x 76.91 x 1.2216 = 187.91
				Door Hardware	
40	08 71 11 00	0427	EA	1-3/8" Overall Height, 9/16" Base Height, Satin Aluminum Finish, Aluminum Dome Floor Stop (Ives FS438)	\$59.79
				Quantity	Unit Price
				Installation	2.00 x 24.47 x 1.2216 = 59.79
				Door Hardware	
41	08 71 11 00	0548	EA	Bright Brass Finish, Brass Plunger Type Door Holder (Ives FS1154)	\$336.43
				Quantity	Unit Price
				Installation	2.00 x 137.70 x 1.2216 = 336.43
				Door Hardware	
42	08 71 11 00	0671	EA	Top And Bottom Bolt, Constant Latching, Brass Flush Bolt For Metal Doors (Ives FB51P)	\$685.32
				Quantity	Unit Price
				Installation	2.00 x 280.50 x 1.2216 = 685.32
				Door Hardware	
43	08 71 11 00	0794	EA	8" x 42", 0.050" Thick, Satin Aluminum Finish, Aluminum Kick Plate	\$182.04
				Quantity	Unit Price
				Installation	2.00 x 74.51 x 1.2216 = 182.04
				Door Hardware	

Contractor's Price Proposal - Detail Continues..

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Labor	Equip.	Material	(Excluded if marked with an X)		
08 - Openings					
44	08 71 11 00 2053		EA	1" Diameter, 12" Center to Center, Aluminum Door Pulls (Ives 8103HD-12)	\$165.23
				Quantity	Unit Price
				2.00	67.63
				x	x
				Factor	Total
				1.2216	165.23
				=	
				Installation	
				Door Hardware	
45	08 71 11 00 2063		EA	4" x 16" Aluminum Pull Plate Door Hardware (Ives 8302)	\$214.98
				Quantity	Unit Price
				2.00	87.99
				x	x
				Factor	Total
				1.2216	214.98
				=	
				Installation	
				Door Hardware	
46	08 71 11 00 2114		EA	Dummy Trim (Von Duprin Series 22, 210DT)Anodized finish: aluminum or dark brown.	\$194.41
				Quantity	Unit Price
				2.00	79.57
				x	x
				Factor	Total
				1.2216	194.41
				=	
				Installation	
				Door Hardware	
47	08 72 43 00 0013		LF	8" Width, 1/4" Height, Aluminum Saddle Threshold (Pemko 2748A)	\$130.86
				Quantity	Unit Price
				2.00	53.56
				x	x
				Factor	Total
				1.2216	130.86
				=	
				Installation	
				Door Hardware	
Subtotal for 08 - Openings					\$11,654.43
09 - Finishes					
48	09 30 13 00 0004		SF	8" x 8" And Larger Unmounted Ceramic Floor TileIncludes glazed porcelain , unglazed porcelain and glazed ceramic tiles.	\$10,482.92
				Quantity	Unit Price
				910.00	9.43
				x	x
				Factor	Total
				1.2216	10,482.92
				=	
				Installation	
				Wall Tile in Restrooms to 6' AFF	
49	09 39 00 00 0008		LF	3/8" Height, Satin Anodized Aluminum Cove Shaped Transition Profile Trim For Tile (Schluter® Dilex-AHK)	\$2,125.58
				Quantity	Unit Price
				250.00	6.96
				x	x
				Factor	Total
				1.2216	2,125.58
				=	
				Installation	
				Inside Corner Wall Transition	
50	09 39 00 00 0041		LF	1/2" Height, Aluminum Edge Protection Trim For Tile (Schluter® QUADDEC)	\$612.63
				Quantity	Unit Price
				85.00	5.90
				x	x
				Factor	Total
				1.2216	612.63
				=	
				Installation	
				Outside Corner Transition for Tile	
51	09 51 13 00 0005		SF	2' x 2' x 1" Thick, Square Edge, Fiberglass Acoustical Ceiling Panel (Armstrong Optima®)	\$10,415.36
				Quantity	Unit Price
				1,050.00	8.12
				x	x
				Factor	Total
				1.2216	10,415.36
				=	
				Installation	
				ACT Ceilings	
52	09 53 23 00 0007		SF	2' x 2' Grid, Hot Dipped Galvanized Steel, 9/16" T Bar Ceiling Suspension System	\$4,798.51
				Quantity	Unit Price
				1,505.00	2.61
				x	x
				Factor	Total
				1.2216	4,798.51
				=	
				Installation	
				ACT Ceiling Grid System	

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Labor	Equip.	Material	(Excluded if marked with an X)		
09 - Finishes					
53	09 91 23 00 0022		SF	2 Coats Paint, Brush/Roller Work, Paint Interior Concrete Walls	\$781.34
				Quantity Unit Price Factor = Total	
			Installation	520.00 x 1.23 x 1.2216 = 781.34	
				Paint Walls Above Tile	
54	09 91 23 00 0259		EA	2 Coats Paint, Brush/Roller Work, Both Faces, Paint Interior Metal Door	\$426.97
				Quantity Unit Price Factor = Total	
			Installation	2.00 x 174.76 x 1.2216 = 426.97	
				Paint Entrance Doors	
55	09 91 23 00 0343		SF	2 Coats Paint, Brush/Roller Work, Paint Interior Exposed Metal Trim	\$71.85
				Quantity Unit Price Factor = Total	
			Installation	34.00 x 1.73 x 1.2216 = 71.85	
				Paint Entrance Door Frames	
Subtotal for 09 - Finishes					\$29,715.16
10 - Specialties					
56	10 21 13 14 0005		EA	60" x 60", Floor Anchored, Stainless Steel, One Compartment Corner Unit, Complete ADA Compliant Toilet Partition	\$10,256.49
				Quantity Unit Price Factor = Total	
			Installation	3.00 x 2,798.65 x 1.2216 = 10,256.49	
				Restroom Partitions	
57	10 21 13 14 0023		EA	48" x 58" x 1", Floor Anchored, Stainless Steel, Urinal Screen	\$1,025.64
				Quantity Unit Price Factor = Total	
			Installation	1.00 x 839.59 x 1.2216 = 1,025.64	
				Restroom Urinal Screen	
58	10 28 13 13 0007		EA	Surface Mounted, Stainless Steel Folded Paper Towel Dispenser (Bobrick B-2621)	\$474.71
				Quantity Unit Price Factor = Total	
			Installation	4.00 x 97.15 x 1.2216 = 474.71	
				Restroom Accessories	
59	10 28 13 13 0034		EA	Two Roll Without Controlled Delivery, Surface Mounted, Cast Aluminum Toilet Tissue Dispenser (Bobrick B-2740)	\$215.16
				Quantity Unit Price Factor = Total	
			Installation	3.00 x 58.71 x 1.2216 = 215.16	
				Restroom Accessories	
60	10 28 13 13 0065		EA	24 Fluid Ounce, Surface Mounted, Chrome-Plated, Translucent Polyethylene Soap Dispenser (Bobrick B-155)	\$255.07
				Quantity Unit Price Factor = Total	
			Installation	4.00 x 52.20 x 1.2216 = 255.07	
				Restroom Accessories	
61	10 28 13 13 0095		EA	Surface Mounted, Stainless Steel Sanitary Seat-Cover Dispenser (Bobrick Contura B-4221)	\$505.27
				Quantity Unit Price Factor = Total	
			Installation	3.00 x 137.87 x 1.2216 = 505.27	
				Restroom Accessories	

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10 - Specialties					
62	10 28 13 13 0104		EA	Surface Mounted, Stainless Steel Sanitary Napkin/Tampon Vending (Bobrick B-2706)	\$1,563.89
			Installation	Quantity 2.00 x Unit Price 640.10 x Factor 1.2216 = Total 1,563.89	
				Restroom Accessories	
63	10 28 13 13 0119		EA	6.4 Gallon, Surface Mounted, Stainless Steel Waste Receptacle (Bobrick B-279)	\$723.38
			Installation	Quantity 4.00 x Unit Price 148.04 x Factor 1.2216 = Total 723.38	
				Restroom Accessories	
64	10 28 13 13 0152		EA	24" Length, 1-1/4" Diameter, Stainless Steel Grab Bar (Bobrick B-5806x24)	\$675.06
			Installation	Quantity 6.00 x Unit Price 92.10 x Factor 1.2216 = Total 675.06	
				ADA Grab Bars	
65	10 28 13 13 0154		EA	36" Length, 1-1/4" Diameter, Stainless Steel Grab Bar (Bobrick B-5806x36)	\$681.21
			Installation	Quantity 6.00 x Unit Price 92.94 x Factor 1.2216 = Total 681.21	
				ADA Grab Bars	
66	10 28 13 13 0346		EA	24" x 60", Surface Mounted, Stainless Steel Channel Frame Glass Mirror (Bobrick B-165 2460)	\$1,104.82
			Installation	Quantity 4.00 x Unit Price 226.10 x Factor 1.2216 = Total 1,104.82	
				Restroom Accessories	
Subtotal for 10 - Specialties					\$17,480.70
22 - Plumbing					
67	22 11 16 00 0916		LF	3/4" Inside Diameter, Type L, Copper Pipe/Tubing With Fittings AssemblyIncludes all hangers and couplings, elbow, tee, reducer fittings. All hangers are complete assemblies. Not for use where detail is available.	\$8,987.92
			Installation	Quantity 375.00 x Unit Price 19.62 x Factor 1.2216 = Total 8,987.92	
				Interior Domestic Water Supply	
68	22 11 16 00 0918		LF	1-1/4" Inside Diameter, Type L, Copper Pipe/Tubing With Fittings AssemblyIncludes all hangers and couplings, elbow, tee, reducer fittings. All hangers are complete assemblies. Not for use where detail is available.	\$28,530.47
			Installation	Quantity 900.00 x Unit Price 25.95 x Factor 1.2216 = Total 28,530.47	
				Exterior Domestic Water Supply	
69	22 11 16 00 0920		LF	2" Inside Diameter, Type L, Copper Pipe/Tubing With Fittings AssemblyIncludes all hangers and couplings, elbow, tee, reducer fittings. All hangers are complete assemblies. Not for use where detail is available.	\$9,293.93
			Installation	Quantity 200.00 x Unit Price 38.04 x Factor 1.2216 = Total 9,293.93	
				Tap and Line at Domestic Water Supply	

Contractor's Price Proposal - Detail Continues..

Work Order Number: 147791.00

Work Order Title: City of Stonecrest - Salem Park - Design/Build Restroom

Proposal Name: City of Stonecrest - Salem Park - Design/Build Restroom

Proposal Value: \$465,235.63

Sect.	Item	Modifier.	UOM	Description	Line Total
Labor	Equip.	Material	(Excluded if marked with an X)		
22 - Plumbing					
70	22 13 16 00 0005		LF	4" Underground Bell And Spigot Cast Iron Soil Pipe AssemblyIncludes all fittings and gaskets. Excludes earthwork excavation, backfill and compaction. Not for use where detail is available.	\$58,329.89
			Installation	Quantity 892.00 x Unit Price 53.53 x Factor 1.2216 = Total 58,329.89	
				Underground Sanitary Sewer	
71	22 13 16 00 0014		LF	4" Aboveground No Hub Cast Iron Soil Pipe AssemblyIncludes all fittings , couplings and hangers. Fittings are assumed every 10'. Not for use where detail is available.	\$5,072.39
			Installation	Quantity 85.00 x Unit Price 48.85 x Factor 1.2216 = Total 5,072.39	
				Above Ground Sanitary Sewer and Vent	
72	22 33 13 13 0003		EA	7.2 KW, 0.75 GPM, Instantaneous, Tankless, Electric Domestic Water Heater (Bosch RP7P)	\$1,425.05
			Installation	Quantity 2.00 x Unit Price 583.27 x Factor 1.2216 = Total 1,425.05	
				Point of Service Hot Water Heater for Sinks	
73	22 42 13 13 0005		EA	2 Piece Tank Type, Pressure Assisted, Siphon Jet, Floor Mounted, Wall Outlet, Elongated Vitreous China Water Closet (American Standard Yorkville™)	\$2,913.88
			Installation	Quantity 3.00 x Unit Price 795.10 x Factor 1.2216 = Total 2,913.88	
				Restroom Fixtures	
74	22 42 13 16 0006		EA	Wall Hung Siphon Jet, Vitreous China Urinal (American Standard Trimbrook™)	\$663.39
			Installation	Quantity 1.00 x Unit Price 543.05 x Factor 1.2216 = Total 663.39	
				Restroom Fixtures	
75	22 42 16 13 0007		EA	19" x 17" Vitreous China Wall Hung Lavatory (American Standard Declyn™)	\$1,623.60
			Installation	Quantity 4.00 x Unit Price 332.27 x Factor 1.2216 = Total 1,623.60	
				Restroom Fixtures	
76	22 42 16 13 0082		EA	Wall Mounted Hanger Plate Type, Single Lavatory Carrier	\$813.88
			Installation	Quantity 3.00 x Unit Price 222.08 x Factor 1.2216 = Total 813.88	
				Restroom Fixtures	
77	22 42 39 00 0027		EA	4" Classic Style Centerset Lavatory Faucet With Chrome Lever Handles (Delta 2523LF-MPU)	\$1,046.13
			Installation	Quantity 4.00 x Unit Price 214.09 x Factor 1.2216 = Total 1,046.13	
				Restroom Fixtures	
Subtotal for 22 - Plumbing					\$118,700.53

23 - Heating, Ventilating, And Air-Conditioning (HVAC)

Contractor's Price Proposal - Detail Continues..

Work Order Number: 147791.00

Work Order Title: City of Stonecrest - Salem Park - Design/Build Restroom

Proposal Name: City of Stonecrest - Salem Park - Design/Build Restroom

Proposal Value: \$465,235.63

Sect.	Item	Modifier.	UOM	Description	Line Total
Labor	Equip.	Material	(Excluded if marked with an X)		
23 - Heating, Ventilating, And Air-Conditioning (HVAC)					
78	23 34 16 00 0270		EA	514 CFM, Ceiling/Wall Mounted, Metal Intake Grille, Heavy-Duty/Continuous Operation Exhaust Fan (Broan® LoSone® Ventilator L500)	\$1,741.29
				Quantity Unit Price Factor = Total	
	Installation	2.00	x	712.71 x 1.2216 =	1,741.29
	Exhaust Fans				
79	23 54 13 00 0008		EA	>2.5 To 3 Ton Up/Horizontal Flow Multi-Speed Air Handler/ Electric FurnaceExcludes cooling equipment.	\$6,479.07
				Quantity Unit Price Factor = Total	
	Installation	4.00	x	1,325.94 x 1.2216 =	6,479.07
	HVAC Heating				
80	23 73 13 00 0008		EA	1,600 CFM Single Zone Air Handling Unit, Built-Up, Constant Volume, Horizontal / Vertical, Draw-Through Fan	\$8,856.28
				Quantity Unit Price Factor = Total	
	Installation	1.00	x	7,249.74 x 1.2216 =	8,856.28
	HVAC Cooling				
Subtotal for 23 - Heating, Ventilating, And Air-Conditioning (HVAC)					\$17,076.64

26 - Electrical

81	26 13 16 00 0003		EA	1,200 Amperes, 75 MVA, 4.16 Or 4.8 KV Switchgear, With Air Circuit Breaker, Secondary Distribution Section	\$19,920.94
				Quantity Unit Price Factor = Total	
	Installation	1.00	x	16,307.25 x 1.2216 =	19,920.94
	Electrical Service to Building				
82	26 21 13 00 0006		LF	#2 AWG, 600 Volt, Aluminum Duplex ACSR With Neutral Cable Service Drop, Stranded Cable	\$10,127.06
				Quantity Unit Price Factor = Total	
	Installation	1,000.00	x	8.29 x 1.2216 =	10,127.06
	Service Cable				
83	26 22 13 00 0010		EA	37.5 KVA, 480 Volt - 120/240 Volt, 1 Phase, 60 Hertz, General Purpose Dry Type Transformer	\$7,589.54
				Quantity Unit Price Factor = Total	
	Installation	1.00	x	6,212.79 x 1.2216 =	7,589.54
	Transformer from Service				
84	26 24 13 00 0045		EA	200/400 Amperes, 120/240 Volt, 1 Phase, 3 Wire, Distribution Switchboard With MC Main Breaker	\$4,727.31
				Quantity Unit Price Factor = Total	
	Installation	1.00	x	3,869.77 x 1.2216 =	4,727.31
	Main Gear for Building				
85	26 24 13 00 0247		EA	Ground-Fault Trip All Power Breakers - Factory Installed	\$3,719.54
				Quantity Unit Price Factor = Total	
	Installation	1.00	x	3,044.81 x 1.2216 =	3,719.54
	GFCI For Main Gear				

Contractor's Price Proposal - Detail Continues..

Work Order Number: 147791.00

Work Order Title: City of Stonecrest - Salem Park - Design/Build Restroom

Proposal Name: City of Stonecrest - Salem Park - Design/Build Restroom

Proposal Value: \$465,235.63

Sect.		Item		Modifier.		UOM		Description		Line Total	
Labor	Equip.	Material	(Excluded if marked with an X)								
26 - Electrical											
86	26	27	26	00	0007	EA	20 Amperes, 2 Gang, NEMA 5-20, Duplex Receptacle Assembly				\$1,354.68
						Installation	Quantity	Unit Price	Factor	=	Total
							14.00	79.21	x	1.2216	1,354.68
						Convivence Outlets at Exterior and Interior					
87	26	43	13	00	0005	EA	277 Volt AC Single Phase, 2 Wire 25 kA Low Exposure Transient Voltage Surge Suppressor				\$3,552.34
						Installation	Quantity	Unit Price	Factor	=	Total
							14.00	207.71	x	1.2216	3,552.34
						Over-Current Protection					
88	26	51	19	00	0038	EA	2' x 2', 3,300 Lumens, Prismatic Lensed, Lay-In/Troffer LED Fixture (Lithonia 2TL2)				\$3,665.53
						Installation	Quantity	Unit Price	Factor	=	Total
							10.00	300.06	x	1.2216	3,665.53
						Lighting at Lay In Ceilings					
89	26	52	13	13	0009	EA	72 Max Wattage At 90 Minutes, 12 Volt, Remote Capability, Polycarbonate Housing, Krypton Lamps, Commercial Emergency Light (Lithonia ELM1272)				\$1,918.13
						Installation	Quantity	Unit Price	Factor	=	Total
							2.00	785.09	x	1.2216	1,918.13
						Emergency Bug Eyes at Restrooms					
90	26	52	13	16	0034	EA	Single Face, Aluminum Housing, Vandal-Resistant/Wet Location, LED Exit Sign With Battery Backup (Lithonia LV-S-W-1-R-120/277-EL-N)				\$2,042.42
						Installation	Quantity	Unit Price	Factor	=	Total
							2.00	835.96	x	1.2216	2,042.42
						Exit Signs at Restrooms					
91	26	56	19	00	0026	EA	11,375 Lumens, 80 Watt, Open Face LED Wall Pack, With Motion Sensor (Maxlite WP-OP80U-50B-MS)				\$3,130.86
						Installation	Quantity	Unit Price	Factor	=	Total
							4.00	640.73	x	1.2216	3,130.86
						Exterior Surface Mounted Lighting					

Subtotal for 26 - Electrical **\$61,748.35**

31 - Earthwork

92	31 23 16	13 0003	CY	Over 12" Wide, Excavation for Trenching by Machine in Soil	\$17,836.53
				Quantity	Unit Price
				2,992.00	4.88
			x		x
					Factor =
					1.2216
					Total
					17,836.53
				Sanitary Line Connection Requirement	
93	31 23 16	13 0013	CY	Backfilling or Placing Subbase for Trenches with Imported or Stockpiled Materials by Hand	\$6,014.85
				Quantity	Unit Price
				325.00	15.15
			x		x
					Factor =
					1.2216
					Total
					6,014.85
				Backfill for Sanitary Line	
94	31 23 16	13 0019	CY	Load Excess Material by Hand for Removal from Excavation for Trenching	\$4,886.40
				Quantity	Unit Price
				100.00	40.00
			x		x
					Factor =
					1.2216
					Total
					4,886.40
				Needed Near Utilities or Gas Lines	

Contractor's Price Proposal - Detail Continues..

Work Order Number: 147791.00
Work Order Title: City of Stonecrest - Salem Park - Design/Build Restroom

Proposal Name: City of Stonecrest - Salem Park - Design/Build Restroom
Proposal Value: \$465,235.63

Sect.	Item	Modifier.	UOM	Description	Line Total
Labor	Equip.	Material	(Excluded if marked with an X)		
31 - Earthwork					
95	31 23 16 13 0033		LF	6" Wide, 18" Deep Trench, Medium Soil, Chain Trencher	\$1,263.13
				Quantity Unit Price Factor = Total	
				Installation 1,100.00 x 0.94 x 1.2216 = 1,263.13	
				Primary Trench for Domestic Water	
96	31 23 16 13 0051		LF	Backfill 8" Wide, 36" Deep Trench, With Compaction	\$940.63
				Quantity Unit Price Factor = Total	
				Installation 1,100.00 x 0.70 x 1.2216 = 940.63	
				Backfill for Domestic Water Trench	
97	31 23 16 36 0003		CY	Excavation For Building Foundations And Other Structures By Skid-Steer Loader In Soil	\$3,444.18
				Quantity Unit Price Factor = Total	
				Installation 555.00 x 5.08 x 1.2216 = 3,444.18	
				Slab On Grade Preparation	
98	31 23 16 36 0018		CY	Backfilling Around Building Foundations And Other Structures By Hydraulic Excavator, Backhoe, Loader	\$1,229.54
				Quantity Unit Price Factor = Total	
				Installation 275.00 x 3.66 x 1.2216 = 1,229.54	
				Backfill at Footings and Slab on Grade	
99	31 23 16 36 0021		CY	Compaction Of Fill Or Subbase For Building Foundations and Other Structures by Vibratory Plate, Air Tamper, Etcetera	\$5,211.59
				Quantity Unit Price Factor = Total	
				Installation 830.00 x 5.14 x 1.2216 = 5,211.59	
				Compaction of Slab Subbase	
Subtotal for 31 - Earthwork					\$40,826.85
Proposal Total					\$465,235.63

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

Print Date: October 13, 2025
Work Order Number: 147791.00
Work Order Title: City of Stonecrest - Salem Park - Design/Build Restroom
Contractor: GA-A07-040820-PAR - Paryani Real Estate LLC
Brief Scope: City of Stonecrest - Salem Park - Design/Build Restroom

To: Bhavik Paryani
Paryani Construction
5505 Interstate N. Parkway
Atlanta, GA 30328
7703550441

From: Hari Karikaran
City of Stonecrest
3120 Stonecrest Blvd
Stonecrest, GA 30038
7703161076

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 attached detailed scope of work (DSOW)

Owner

Date

Contractor

Date

SCOPE OF WORK

The Basis of Estimate is a written explanation clarifying the assumptions and exclusions used in establishing the bid dated October 13th 2025. The scope of the work includes the construction of public restroom facilities, located at Salem Park. The following were used in preparation of this estimate:

- Site Walkthrough with City of Stonecrest
- Attachment A – Technical Memorandum
- Site Development Plans for Sanitary Sewer Extension – “NOT FOR CONSTRUCTION” dated 7/11/25

Following a joint review, reconciliation, and estimate modifications can be made to better serve your needs.

ALLOWANCES

-
- We have included permitting services by general contractor. Permitting fee's by owner.
 - We have included an allowance for up to 892 LF of sanitary sewer tie in. Engineering for sanitary sewer by City of Stonecrest.

ASSUMPTIONS & CLARIFICATIONS

GENERAL

-
- Paryani Construction carries insurance as required by law and excess liability over the total cost of the project.
 - We have included a general one-year warranty on all items.
 - We have confirmed adequate parking on site at no additional costs for all contractors.
 - Payment and Performance bonds have been included.
 - All material testing and special inspections are to be provided by an independent third party contracted by the Owner if required.
 - All moisture remediation of concrete is assumed to not be required.
 - All moving and of owner fixtures, furniture, and equipment are excluded.
 - All temporary electricity, water, wi-fi, and other utility costs during construction are to be assumed by owner for the duration of the construction.
 - We have included progress and final cleaning.
 - We have included full-time site supervision and project management services.
 - We have included Architectural and Engineering Services to develop a 100% of Construction Documents.

03 – CONCRETE

- We have included new footings, foundations, and slab on grade as required.
- We have included digging, forming, and backfilling as required for the new slab on grade.
- We have included concrete sleeves for utility entrances as required.
- We have included finishing concrete and wet cutting expansion joints.
- We have included expansion joint grouting at new slab on grade.
- We have excluded all other concrete not specifically listed.

04 – MASONRY

- We have included split face block on the exterior walls.
- We have included lintel blocks above doors and windows as required.
- We have excluded all other masonry not specifically listed.

05 – METALS

- We have included masonry connections to slab on grade and clips at wood framing.
- We have excluded all other metals not specifically listed.

06 – WOODS, PLASTICS, AND COMPOSITES

- We have included new stick-built wood joist.
- We have included new wood decking at the joist system.
- We have included new plywood soffit.
- We have excluded all other woods, plastics, and composites not specifically listed.

07 – THERMAL AND MOISTURE PROTECTION

- We have included edge of slab on grade waterproofing.
- We have included insulation board at bottom of structure for R-Value requirements.
- We have included open-cell insulation inside block walls for R-Value requirements.
- We have included new standing seam metal roofing panels.
- We have included new vented soffits beyond wood soffits.
- We have included gravity ventilators to vent attic area for moisture control.
- We have excluded all other thermal and moisture protection not specifically listed.

08 – DOORS, FRAMES & HARDWARE, GLASS & GLAZING

- We have included hollow metal doors and frames at entrance of restrooms.
- We have included door hardware as required by code.
- We have included new fixed glass windows in restrooms.
- We have excluded all other doors, frames, and hardware not specifically listed.

09 – FINISHES

- We have included large slab on grade with not finish throughout.
- We have included large format wall tile to 6' AFF throughout.
- We have included Schluter detail at ceramic tile terminations.
- We have included ACT grid and tile throughout.
- We have included painting block walls above tile throughout.
- We have excluded exterior painting. All exterior to be finished material.
- We have included painting of hollow metal doors, and frames.
- We have excluded all other painting not specifically listed.

10 – SPECIALTIES

- We have included new restroom partitions throughout.
- We have included new restroom accessories throughout.
- We have included new ADA grab bars as required by code.
- We have excluded all other specialties not specifically listed.

21 – FIRE SUPPRESSION

- We have excluded all fire suppression.

22 – PLUMBING

- We have included new rough in for domestic water, sanitary sewer, and vents.
- We have included new sinks, faucets, toilets, and hot water heaters.
- We have excluded water fountains.
- We have excluded all other plumbing not specifically listed.

23 – HEATING, VENTILATION, AND AIR CONDITIONING (HVAC)

- We have included new split system and protection cage.
- We have included all new exhaust fans, and wall caps.
- We have included certified test and balance.
- We have excluded all other HVAC not specifically listed.

26 – ELECTRICAL

- We have included a new service to the building, including but not limited to, meter base, panels, transformers, underground feeders, and service feeders.
- We have included a temp power pole and temp power for the duration of the project.
- We have included the lighting in the ACT ceilings.
- We have included outlets, GFI's, and power for equipment.
- We have included power for all mechanical and plumbing systems.
- We have excluded all other electrical not specifically listed.

27 – COMMUNICATIONS

- We have excluded all low voltage and communications wiring.

28 – ELECTRONIC SAFETY AND SECURITY

- We have excluded design, permitting, and installation of any Fire Alarm systems.

31 – EARTHWORK

- We have included excavation and backfill for slab on grade.
- We have included trenching and backfill for new utilities.
- We have included tamping and confirming compaction at all backfill.
- We have included 811 coordination and potholing as needed.
- We have excluded all other earthwork not specifically listed.