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Date: December 17, 2018

From: Kirk Kuykendall, Minor Construction Manager

To: Tom Taylor

Re: PDB - Remove wall between rooms 802B1 and 802B2.

After reviewing your request as described in Work Order 665205 / Portal Request 21479 the TFC Minor Construction department has determined that your proposed project has a preliminary estimated budgetary amount of **\$11,538.00**, see Attachment A.

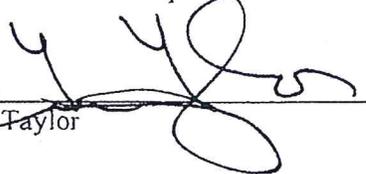
As we have an Interagency Contract with your agency 18-011-000, this Minor Construction project cost can be allocated to this IAC.

The TFC Minor Construction department is able to furnish this estimate to you without charge. If you would like to proceed with the project based on the estimated amount stated above, please sign in the corresponding signature area below.

Expenses will be based on the actual costs of the work for the Project. Services may include but not be limited to services required for research, pricing, estimate gathering, construction document development, and bid monitoring, coordination and evaluation services commenced by TFC as of the date of this portal request. This proposal is based on available information provided to TFC by your Agency and shall remain valid for a period limited to 30 days from the date of this letter. Failure to approve this project within 30 days shall render this estimated budget null and void and will result in your work order being closed.

Please note that payment is due upon receipt of the ITV (Interagency Transaction Voucher).

I authorize TFC to proceed with this project based on the budgetary amount stated above.



Tom Taylor

Date:

12/19/2018

Cc
Rb
Rk
Cw
Lr
Nm

Attachment A - Estimate Summary

Portal #: 21479	Estimate Type: FINAL MLA
Project: PDB Demo Partition Wall Between #802B2 & #802B1	TFC Base Labor Rate: \$ 93.00 per hour
Date: 12/17/2018	Overtime Labor Rate: \$ 139.50 per hour
Ref Docs: 11/27/2018	

BUILDING SUMMARY	TFC Labor		Material	Subcontract	TOTAL
	HR	Cost			
Demolition	17	\$ 1,581	\$ -	\$ -	\$ 1,581
Furnishings	42	\$ 3,906	\$ 266	\$ -	\$ 4,172
Electrical	0	\$ -	\$ -	\$ 1,500	\$ 1,500
SUBTOTALS	59	\$ 5,487	\$ 266	\$ 1,500	

Notes:

- (a) Project Coordination is for construction-related: bidding, purchasing; planning; scheduling; and coordination of the various trades.
- (b) Project Contingency is for hidden conditions that are unforeseeable and that may arise over the course of construction.
- (c) Design Contingency is for yet-to-be-determined design changes that may be necessary to address code related issues and/or minor changes in project scope.
- (d - h) Accessible Path of Travel Corrections are required by TDLR any time a "Primary Function Space" is altered. The minimum cost established by TDLR is 20% of the Construction Subtotal. TDLR & RAS Fees (if required) cover TDLR Project Registration, Variance Application, Document Review, and Construction Inspection.
- (e) Professional Services Fee recovers TFC's costs for providing statutorily required professional architectural and engineering services.

TRADES SUBTOTAL		\$	7,253
(a) Project Coordination	16	Hours x \$ 93.00	\$ 1,488
(b) Project Contingency		20%	\$ 1,748
(c) Design Contingency		0%	\$ -
CONSTRUCTION SUBTOTAL		\$	10,489
(d-h) Accessible Path of Travel Corrections (% of Construction Subtotal + TDLR & RAS FEES)		0%	\$ -
TOTAL COST OF CONSTRUCTION		\$	10,489
(e) Professional Services Fee (% of Total Construction Cost)		10%	\$ 1,049
TOTAL PROJECT COST		\$	11,538

Scope:

- Remove approximately 15' of partition wall between room 802B1 & 802B2
- Demo door to room #802B2 and infill, texture & paint
- Patch & paint existing walls corner to corner where wall was removed
- Demo electric back to the nearest junction box in ceiling
- Remove light switch from room #802B2 & reswitch all lights to switch in room #802B1
- Demo voice & data lines, roll up & tie above ceiling
- Patch flooring where wall was removed
- Install new rubber base where needed
- Replace damage ceiling tiles where wall was removed

OK
R.B. 12/17/18