

**PROPOSAL FORM  
RFP FOR RFQ 22-31RFQ**

**FIRM:** Crossland Construction Company, Inc.

**ADDRESS:** 731 Industry Way

Prosper, TX 75078

**PRIMARY CONTACT**

**NAME:** Rocky Hussman

**TITLE:** Division Manager

**SIGNATURE:** 

**EMAIL:** [rhussman@crossland.com](mailto:rhussman@crossland.com)

**PHONE:** 469-408-7702

**CELL:** 469-408-7702

**INSTRUCTIONS  
FOR PROPOSAL PRICING BELOW**

All firms responding to this RFP (Request for Proposal) shall fill in all applicable costs for the Fire Department Headquarters project. If there is no cost for an item, a zero must be inserted to illustrate no cost. The City of McKinney will not allow any cost item requested to be transferred to a subcontractor's "cost of the work" as noted in the General Conditions area.

**McKINNEY AIR CENTER AIRFIELD MAINTENANCE AND STORAGE BUILDING  
AI4315**

**PROPOSAL PRICING**

ITEM	DESCRIPTION	COSTS
A1	CMAR Pre-Construction Fees (lump sum)	\$ 15,000.00
A2	CMAR Construction Services Fee (for both base work and changes) (percentage)	4.25%
A3	Project Budget	\$ 4,000,000
A4	CMAR - Construction Fee Amount (% x Project Budget)	\$ 170,000.00
A5	CMAR - Office & Field Staff Cost from B10	\$ 325,611.40
A6	CMAR General Conditions Lump Sum from C33	\$ 173,083.33
<b>A7</b>	<b>CMAR TOTAL COST (sum of the above)</b>	<b>\$ 683,695</b>

A8	SCHEDULE - in number of months months	8
A9	CMAR COSTS PER MONTH from A7 / A8	\$85,461.84

A10	CMAR COSTS AS A PERCENTAGE OF CONSTRUCTION COSTS from A7 / A3	17.09
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A11	CMAR BOND RATE	0.50%
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ITEM	ONSITE FIELD AND OFFICE STAFF including all necessary overhead, insurance and multipliers within each line item. General home office staff will be included in the Construction Services Fee.	COSTS
	<b>Title</b> <span style="float:right"><b>% Dedicated to the Project</b></span>	
B1	Project Executive Name: Rocky Hussman <span style="float:right">5%</span>	\$ 7,279
B2	Senior Project Manager Name: Derek Kloer <span style="float:right">10%</span>	\$ 13,171
B3	Project Manager Name: Kyle Roberts <span style="float:right">100%</span>	\$ 103,980
B4	Assistant Project Manager Name: <span style="float:right"></span>	\$ -
B5	Project Engineer Name: Jacob Williams <span style="float:right">50%</span>	\$ 38,280
B6	Project Superintendent Name: Mike Kirk <span style="float:right">100%</span>	\$ 117,844
B7	Assistant Project Superintendent Name: TBD <span style="float:right">22%</span>	\$ 45,058
B8	Safety Manager Name: <span style="float:right">0%</span>	\$ -
B9	Project Administrative Name: <span style="float:right">0%</span>	\$ -
<b>B10</b>	<b>ONSITE FIELD AND OFFICE STAFF TOTAL COST (sum of B1-B9 costs)</b>	<b>\$ 325,611</b>

Please attach resume of all personnel listed in this chart if not previously included in RFQ Submittal.  
 Provide details for any personnel that will not be dedicated to this project for the entire construction schedule.  
 \*See attached Staffing Plan for details as to why some personnel are not dedicated for the entire schedule.

ITEM	GENERAL CONDITIONS including all costs for the line items listed. These items may not be included in the "Cost of the Work". Include additional lines as needed.	COSTS
<b>TEMPORARY FACILITIES</b>		
C1	Project Office Trailer including rental, moving, set-up / removal	\$ 18,800
C2	Temporary Toilets	\$ 11,200
C3	Temporary Fencing	\$ 5,250
C4	Janitorial Services	\$ 800
C5	Project Sign & Signage	\$ 2,000
<b>TEMPORARY SERVICES</b>		
C6	Ice, Cups, Water, Coffee, Miscellaneous for Meetings	\$ 800
C7	Office Furnishings and Equipment	\$ 7,100
C8	Office Computers, Monitors, TVs, Copier and Printer	\$ 3,400
C9	Office Supplies and Paper	\$ 800
C10	Postage / Delivery / Courier / Shipping	\$ 400
C11	Printing / Reproduction	\$ 3,000
C12	Photos / Aerials	\$ 1,200
<b>SAFETY</b>		
C13	Barricades	\$ -
C14	Perimeter Protection	\$ -
C15	Fire Extinguishers / Fire Protection	\$ 333
C16	First Aid Supplies	\$ 400
<b>UTILITIES</b>		
C17	Temporary Power including set-up	\$ 4,000
C18	Temporary Water including set-up	\$ 800
C19	Data / Communications Service including set-up	\$ 1,600
<b>GENERAL TRASH REMOVAL</b>		
C20	Clean Up Crew	\$ 24,000
C21	Dumpster (loads per week)	\$ 19,200
C22	Dumping Fees (note locations)	\$ -
<b>STAFF SUPPORT SERVICES</b>		
C23	Vehicles including rental, fuel, maintenance and insurance	\$ 13,200
C24	Cell Phones including devices, monthly charges and fees	\$ 1,200
C25	Miscellaneous Small Tools	\$ 1,600
C26	Equipment including fuel and maintenance	\$ 12,000
C27	Travel Expenses	\$ -
<b>INSURANCE AND BONDS</b>		
C28	Builder's Risk	\$ 6,000
C29	General Commercial Liability	\$ 14,000
C30	Umbrella / Excess Liability	Included w/ C29 GLI
C31	All Other Insurance Required	Included w/ C29 GLI
C32	Payment and Performance Bonds	\$ 20,000
C33	<b>TOTAL GENERAL CONDITIONS</b>	<b>\$ 173,083</b>

**Clarifications**

C20 - Clean Up Crew is for cleaning unidentifiable trash and debris. Subcontractors shall be responsible for dailey clean up.  
C21 - Dumpster cost is for Crossland Temporary Office Facilities only and includes one (1) pull every two (2) weeks.

# Staffing Plan

McKinney Air Center Maintenance and Storage Building



Construction Phase/Building	Size	Jan-23	Feb-23	Mar-23	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23
Duration in Months		1	2	3	4	5	6	7	8	9
Sitework	3.0 Acres									
Building	15,000 SF									
Substantial Completion										
Final Completion										
Hours by Month per Proposal										
Name of Individual Team Members	Role	Jan-23	Feb-23	Mar-23	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23
Duration in Months		1	2	3	4	5	6	7	8	9
Rocky Hussman	Project Executive	9	9	9	9	9	9	9	9	
Derek Kloer	Sr. Project Manager	17	17	17	17	17	17	17	17	
Kyle Roberts	Project Manager	173	173	173	173	173	173	173	173	
	Assistant PM	0	0	0	0	0	0	0	0	
Jacob Williams	Project Engineer	87	87	87	87	87	87	87	87	
Mike Kirk	Superintendent	173	173	173	173	173	173	173	173	
	Assistant Superintendent	0	0	0	0	173	173	173	173	
	Field Engineer	0	0	0	0	173	173	173	173	
Ben Harris	General Superintendent	0	0	0	0	0	0	0	0	
<b>Total Base Staff Hours by Month</b>		<b>461</b>	<b>462</b>	<b>463</b>	<b>464</b>	<b>811</b>	<b>812</b>	<b>813</b>	<b>814</b>	<b>9</b>

Line	Name	Duration	Start	Finish	2022												2023											
					April	May	June	July	August	September	October	November	December	January	February	March	April	May	June	July	August	September	October	November	December			
	<b>MAJOR MILESTONES</b>	<b>360d</b>	<b>4/7/2022</b>	<b>9/7/2023</b>																								
2	Step 1 RFQ Deadline		4/7/2022	4/7/2022																								
3	Step 2 RFQ Deadline		4/21/2022	4/21/2022																								
4	Interviews, (If Needed)	5d	5/2/2022	5/6/2022																								
5	CMAR Awarded	5d	5/16/2022	5/20/2022																								
6	Design Drawings 30%		6/20/2022	6/20/2022																								
7	Design Drawings 60%		8/9/2022	8/9/2022																								
8	Design Drawings 90%		9/28/2022	9/28/2022																								
9	Construction Drawings Complete		11/16/2022	11/16/2022																								
10	GMP Finalized		10/27/2022	10/27/2022																								
11	PEMB Ordered		9/23/2022	9/23/2022																								
12	Construction Begin		1/18/2023	1/18/2023																								
13	PEMB On Site		4/12/2023	4/12/2023																								
14	Roof Installed		5/30/2023	5/30/2023																								
15	Building Dried In		5/30/2023	5/30/2023																								
16	Maintenance and Storage Bldg Complete		9/7/2023	9/7/2023																								
	<b>DESIGN AND ENGINEERING</b>	<b>125d</b>	<b>5/23/2022</b>	<b>11/16/2022</b>																								
	<b>DESIGN DEVELOPMENT</b>	<b>95d</b>	<b>5/23/2022</b>	<b>10/5/2022</b>																								
19	Design Development 30%	20d	5/23/2022	6/20/2022																								
20	Design Development 60%	20d	7/20/2022	8/16/2022																								
21	Design Development 90%	20d	9/8/2022	10/5/2022																								
	<b>CONTRACT DOCUMENTS</b>	<b>15d</b>	<b>10/27/2022</b>	<b>11/16/2022</b>																								
23	Construction Documents 100%	15d	10/27/2022	11/16/2022																								
	<b>PRECONSTRUCTION</b>	<b>145d</b>	<b>6/21/2022</b>	<b>1/17/2023</b>																								
	<b>DD BUDGETING</b>	<b>90d</b>	<b>6/21/2022</b>	<b>10/26/2022</b>																								
26	DD 30% Budget Pricing and Review	20d	6/21/2022	7/19/2022																								
27	DD 60% Budget Pricing and Review	20d	8/10/2022	9/7/2022																								
28	DD 90% Budget Pricing and Review	20d	9/29/2022	10/26/2022																								
	<b>GMP DEVELOPMENT</b>	<b>70d</b>	<b>9/8/2022</b>	<b>12/16/2022</b>																								
30	PEMB 100% Pricing	15d	9/8/2022	9/28/2022																								
31	GMP Submitted	1d	10/27/2022	10/27/2022																								
32	Construction Documents 100% Pricing	20d	11/17/2022	12/16/2022																								
	<b>PERMITTING AND APPROVALS</b>	<b>80d</b>	<b>9/22/2022</b>	<b>1/17/2023</b>																								
34	PEMB Bid Scope and Approval With City of McKinney	1d	9/22/2022	9/22/2022																								
35	Bid Scope Verification With City of McKinney	10d	12/19/2022	1/3/2023																								
36	Subcontracts Awarded	10d	1/4/2023	1/17/2023																								
37	Permitting Obtained	20d	11/17/2022	12/16/2022																								



**McKinney Air Center  
Airfield Maintenance and  
Storage Building**

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Start Date: 4/7/2022  
Finish Date: 9/7/2023

Print Date: 4/6/2022 4:23:40 PM  
Update as of: 4/7/2022

City of McKinney

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Line	Name	Duration	Start	Finish	2022												2023											
					April	May	June	July	August	September	October	November	December	January	February	March	April	May	June	July	August	September	October	November	December			
	<b>CORPORATE HANGAR 10</b>	<b>163d</b>	<b>1/18/2023</b>	<b>9/7/2023</b>																								
	<b>EARTHWORK</b>	<b>15d</b>	<b>1/18/2023</b>	<b>2/7/2023</b>																								
40	Site Clearing	5d	1/18/2023	1/24/2023																								
41	Earthwork	10d	1/25/2023	2/7/2023																								
	<b>UTILITIES</b>	<b>25d</b>	<b>2/8/2023</b>	<b>3/14/2023</b>																								
43	Site Utilities	25d	2/8/2023	3/14/2023																								
	<b>FOUNDATION</b>	<b>23d</b>	<b>2/8/2023</b>	<b>3/10/2023</b>																								
45	Foundations	10d	2/8/2023	2/21/2023																								
46	MEP Underslab RI	15d	2/15/2023	3/7/2023																								
47	SOG	7d	3/2/2023	3/10/2023																								
	<b>STRUCTURE</b>	<b>18d</b>	<b>4/13/2023</b>	<b>5/8/2023</b>																								
49	Erect PEMB	15d	4/13/2023	5/3/2023																								
50	Erect ARFF Covered Awning	3d	5/4/2023	5/8/2023																								
	<b>EXTERIORS</b>	<b>20d</b>	<b>5/1/2023</b>	<b>5/26/2023</b>																								
52	Facade	10d	5/1/2023	5/12/2023																								
53	Roof Maintenance and Storage Bldg	10d	5/15/2023	5/26/2023																								
54	Roof ARFF	3d	5/9/2023	5/11/2023																								
55	Windows and Doors	10d	5/8/2023	5/19/2023																								
	<b>INTERIORS</b>	<b>50d</b>	<b>5/30/2023</b>	<b>8/9/2023</b>																								
57	Framing	10d	5/30/2023	6/12/2023																								
58	MEP	25d	5/30/2023	7/5/2023																								
59	Finishes	40d	6/13/2023	8/9/2023																								
	<b>SITE FINISHES</b>	<b>35d</b>	<b>5/30/2023</b>	<b>7/19/2023</b>																								
61	Generator Install	5d	6/27/2023	7/5/2023																								
62	Site Paving	20d	5/30/2023	6/26/2023																								
63	Misc. Sitework (Dumpster, Fence, Signage, Fuel Tanks, etc.)	25d	5/30/2023	7/5/2023																								
64	Landscaping	10d	7/6/2023	7/19/2023																								
	<b>CLOSEOUT</b>	<b>20d</b>	<b>8/10/2023</b>	<b>9/7/2023</b>																								
66	<b>PUNCHLIST</b>	<b>20d</b>	<b>8/10/2023</b>	<b>9/7/2023</b>																								
67	Punch List	20d	8/10/2023	9/7/2023																								
68	<b>FINAL INSPECTIONS</b>	<b>15d</b>	<b>8/10/2023</b>	<b>8/30/2023</b>																								
69	100% Final Inspections	15d	8/10/2023	8/30/2023																								

Milestone Appearances

◇ Diamond



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