

GMP

CITY OF MCKINNEY

CITY OF MCKINNEY
PUBLIC SAFETY - PHASE 5
November 4, 2020



**CITY OF MCKINNEY - PUBLIC SAFETY - PHASE 5
GMP**

NOVEMBER 4, 2020

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3. Qualifications and Clarifications
4. Construction Schedule
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1. Executive Summary





GUARANTEED MAXIMUM PRICE SUMMARY

McKinney Public Safety Building - Phase 5

November 4, 2020

BASE BUDGET

50% CD ESTIMATE	<u>\$5,153,804</u>
GMP ESTIMATE	<div>\$5,073,814</div>
OVER/UNDER	<u>-\$79,990</u>

ALTERNATES

RENOVATE BREAK ROOM 1101	<u>\$134,709.00</u>
RENOVATE FUTURE OFFICE 1217	<u>\$394,162.00</u>
INSTALL LOCKERS NOTED AS "FUTURE" IN ROOM 1213	<u>\$123,094.00</u>
NEW 350KW GENERATOR WITH ON-BOARD SYNCHRONIZATION CAPABILITY, CONDUCTORS, AND ANNUNCIATOR PANEL	<u>\$211,966.00</u>
TOTAL GMP W/ ALTERNATES	<div>\$5,937,745</div>

2. GMP Pricing Summary



McKinney Public Safety Building - Phase 5

City of McKinney

11/4/2020

GUARANTEED MAXIMUM PRICE



					50% CD		COMMENT
	DESCRIPTION	GMP	COST/SF	%	BUDGET	DELTA	
	GENERAL REQUIREMENTS						
01A	GENERAL CONDITIONS	\$440,181	\$48.13	8.68%	\$440,181	\$0	
01D	PROJECT REQUIREMENTS	\$24,461	\$2.67	0.48%	\$24,461	\$0	
	EXISTING CONDITIONS						
02A	DEMOLITION	\$27,310	\$2.99	0.54%	\$28,800	-\$1,490	
	CONCRETE						
03A	CONCRETE	\$452,652	\$49.50	8.92%	\$423,900	\$28,752	
03B	CONCRETE STAINING/POLISHING	\$40,425	\$4.42	0.80%	\$22,555	\$17,870	
	MASONRY						
04A	MASONRY	\$242,700	\$26.54	4.78%	\$267,610	-\$24,910	Includes generator yard masonry wall
	METALS						
05A	METALS	\$300,325	\$32.84	5.92%	\$264,949	\$35,376	
	WOOD & PLASTICS						
06D	FINISH CARPENTRY	\$354,012	\$38.71	6.98%	\$337,521	\$16,491	Includes Custom Millwork Lockers
	THERMAL/MOISTURE PROTECTION						
07A	WATERPROOFING/AIR BARRIERS/CAULKING	\$62,800	\$6.87	1.24%	\$31,364	\$31,436	
07C	ROOFING & SHEET METAL	\$151,900	\$16.61	2.99%	\$160,549	-\$8,649	
07E	FIREPROOFING & FIRESTOPPING	\$26,000	\$2.84	0.51%	\$0	\$26,000	
	OPENINGS						
08A	DOORS, FRAMES & HARDWARE	\$65,858	\$7.20	1.30%	\$101,176	-\$35,318	Includes ICC 500 Rated Doors
08E	GLASS & GLAZING	\$57,900	\$6.33	1.14%	\$37,122	\$20,778	
	FINISHES						
09B	DRYWALL/ACOUSTICAL	\$174,617	\$19.09	3.44%	\$173,900	\$717	
09C	TILING	\$31,493	\$3.44	0.62%	\$32,900	-\$1,407	
09D	CARPET/VCT/ BASE	\$55,040	\$6.02	1.08%	\$60,581	-\$5,541	
09E	ATHLETIC FLOORING	\$41,169	\$4.50	0.81%	\$28,683	\$12,486	
09K	PAINTING & WALL COVERINGS	\$98,720	\$10.79	1.95%	\$61,200	\$37,520	
	SPECIALTIES						
10C	SIGNAGE	\$11,690	\$1.28	0.23%	\$4,298	\$7,392	
10C.2	MEMORIAL HEADSTONE	\$18,000	\$1.97	0.35%	\$20,507	-\$2,507	
10D	TOILET ACCESSORIES & COMPARTMENTS	\$10,609	\$1.16	0.21%	\$8,658	\$1,951	
10F	FIRE PROTECTION SPECIALTIES	\$3,116	\$0.34	0.06%	\$2,117	\$999	
	EQUIPMENT						
11C	COMMERCIAL & RESIDENTIAL APPLIANCES	\$17,295	\$1.89	0.34%	\$2,059	\$15,236	
11J	GYMNASIUM EQUIPMENT/SCOREBOARDS	\$18,691	\$2.04	0.37%	\$60,563	-\$41,872	
	FIRE SUPPRESSION						
21A	FIRE SUPPRESSION	\$30,500	\$3.34	0.60%	\$32,922	-\$2,422	
	PLUMBING						
22A	PLUMBING	\$234,600	\$25.65	4.62%	\$197,600	\$37,000	

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City of McKinney

11/4/2020

GUARANTEED MAXIMUM PRICE



					50% CD		COMMENT
	DESCRIPTION	GMP	COST/SF	%	BUDGET	DELTA	
	HVAC						
23A	HVAC	\$335,000	\$36.63	6.60%	\$369,769	-\$34,769	Added mechanical screens
23B	CONTROLS	\$200,000	\$21.87	3.94%	\$0	\$200,000	
	ELECTRICAL						
26A	ELECTRICAL	\$338,398	\$37.00	6.67%	\$475,920	-\$137,522	
	COMMUNICATIONS						
27A	VOICE & DATA	\$39,425	\$4.31	0.78%	\$25,880	\$13,545	
27B	AUDIO VIDEO	\$11,793	\$1.29	0.23%	\$50,730	-\$38,937	
	ELECTRONIC SAFETY & SECURITY						
28A	FIRE ALARM	\$28,000	\$3.06	0.55%	\$30,900	-\$2,900	
28B	SECURITY SYSTEM	\$64,361	\$7.04	1.27%	\$61,800	\$2,561	
	EARTHWORK						
31A	EARTHWORK	\$83,647	\$9.15	1.65%	\$82,150	\$1,497	
31B	TERMITE CONTROL	\$750	\$0.08	0.01%	\$732	\$18	
31C	SWPPP	\$5,325	\$0.58	0.10%	\$5,492	-\$167	
	EXTERIOR IMPROVEMENTS						
32C	PAVEMENT MARKINGS/SPECIALTIES	\$3,935	\$0.43	0.08%	\$1,783	\$2,152	
32I	PLANTING, IRRIGATION, TURFS & GRASSES	\$49,943	\$5.46	0.98%	\$45,542	\$4,401	
	UTILITIES						
33A	SITE UTILITIES	\$40,890	\$4.47	0.81%	\$48,980	-\$8,090	
	ALLOWANCES						
34A	PIER CASING ALLOWANCE	\$30,000	\$3.28	0.59%	\$30,000	\$0	
34B	SITework ALLOWANCE	\$25,000	\$2.73	0.49%	\$100,000	-\$75,000	
34C	IDF EXPANSION ALLOWANCE	\$25,000	\$2.73	0.49%	\$50,000	-\$25,000	
34D	AV ALLOWANCE FOR TVs	\$65,000	\$7.11	1.28%	\$0	\$65,000	
34E	EXISTING CONDITIONS ALLOWANCE	\$50,000	\$5.47	0.99%	\$0	\$50,000	
34F	STORM SHELTER COORDINATION	\$25,000	\$2.73	0.49%	\$0	\$25,000	
34G	CITY COMMENTS	\$50,000	\$5.47	0.99%	\$0	\$50,000	
34H	RF SHIELD OFFICE	\$20,000	\$2.19	0.39%	\$0	\$20,000	
	COST OF WORK SUBTOTAL	\$4,483,531		88.37%	\$4,227,006	\$277,677	
	CONTINGENCIES						
35A	OWNER CONTINGENCY	\$150,000	\$16.40	2.96%	\$220,225	-\$70,225	
35B	C/M CONTINGENCY	\$100,000	\$10.93	1.97%	\$220,225	-\$120,225	
35C	DESIGN CONTINGENCY	\$0	\$0.00	0.00%	\$220,225	-\$220,225	
	SUBTOTAL	\$4,733,531		93.29%	\$4,887,681	-\$132,998	
	FINANCIALS						
	BUILDING PERMIT	\$0	\$0.00	0.00%	\$0	\$0	
	PRECONSTRUCTION FEES	\$0	\$0.00	0.00%	\$0	\$0	
	SUB DEFAULT INS	\$82,837	\$9.06	1.63%	\$0	\$82,837	
	POGUE P&P BOND	\$48,098	\$5.26	0.95%	\$52,901	-\$4,803	
	POGUE INSURANCES	\$14,201	\$1.55	0.28%	\$14,999	-\$798	
	FINANCIALS SUBTOTAL	\$145,136		2.86%	\$67,900	\$77,236	
	SUBTOTAL	\$4,878,667	\$533	96.15%	\$4,955,581	\$102,236	
	CONST MGR FEE @ 4%	\$195,147	\$21.34	3.85%	\$198,223	-\$3,076	
	TOTAL	\$5,073,814	\$555	100.00%	\$5,153,804	-\$79,990	

McKinney Public Safety Building - Phase 5

City of McKinney

10/28/2020

ALTERNATE BREAKOUT PRICING

		50%			
	DESCRIPTION	BUDGET	COST/SF	%	COMMENT
RENOVATE BREAK ROOM 1101					
	GENERAL REQUIREMENTS				
01D	PROJECT REQUIREMENTS	\$6,055	\$0.66	4.49%	
	EXISTING CONDITIONS				
02A	DEMOLITION	\$4,370	\$3.31	3.24%	
	WOOD & PLASTICS				
06D	FINISH CARPENTRY	\$16,808	\$12.72	12.48%	
	FINISHES				
09B	DRYWALL/ACOUSTICAL	\$14,880	\$11.26	11.05%	
09D	CARPET/VCT/ BASE	\$9,513	\$7.20	7.06%	
09K	PAINTING & WALL COVERINGS	\$9,100	\$6.89	6.76%	
	SPECIALTIES				
10B	VISUAL DISPLAY UNITS	\$478	\$0.36	0.35%	
	PLUMBING				
22A	PLUMBING	\$2,600	\$1.97	1.93%	
	HVAC				
23A	HVAC	\$13,750	\$10.41	10.21%	
	ELECTRICAL				
26A	ELECTRICAL	\$37,848	\$28.65	28.10%	
	COMMUNICATIONS				
27A	VOICE & DATA	\$3,869	\$2.93	2.87%	
27B	AUDIO VIDEO	\$2,456	\$1.86	1.82%	
	ELECTRONIC SAFETY & SECURITY				
28A	FIRE ALARM	\$1,600	\$0.17	1.19%	
	COST OF WORK SUBTOTAL	\$123,327		91.55%	

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ALTERNATE BREAKOUT PRICING

		50%			
	DESCRIPTION	BUDGET	COST/SF	%	COMMENT
	CONTINGENCIES				
35A	OWNER CONTINGENCY	\$0	\$0.00	0.00%	
35B	C/M CONTINGENCY	\$2,431	\$1.84	1.80%	
35C	DESIGN CONTINGENCY	\$0	\$0.00	0.00%	
	SUBTOTAL	\$125,758		93.36%	
	FINANCIALS				
	BUILDING PERMIT	\$0	\$0.00	0.00%	
	PRECONSTRUCTION FEES	\$0	\$0.00	0.00%	
	SUB DEFAULT INS	\$2,201	\$0.24	1.63%	
	POGUE P&P BOND	\$1,192	\$0.90	0.88%	
	POGUE INSURANCES	\$377	\$0.29	0.28%	
	FINANCIALS SUBTOTAL	\$3,770		2.80%	
	SUBTOTAL	\$129,528	\$14	96.15%	
	CONST MGR FEE @ 4%	\$5,181	\$3.92	3.85%	
	TOTAL	\$134,709	\$101.97	100.00%	

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10/28/2020

ALTERNATE BREAKOUT PRICING

		50%			
	DESCRIPTION	BUDGET	COST/SF	%	COMMENT
RENOVATE FUTURE OFFICE 1217					
	GENERAL REQUIREMENTS				
01D	PROJECT REQUIREMENTS	\$750	\$0.08	0.19%	
	EXISTING CONDITIONS				
02A	DEMOLITION	\$11,900	\$4.25	3.02%	
	WOOD & PLASTICS				
06D	FINISH CARPENTRY	\$10,202	\$3.65	2.59%	
	OPENINGS				
08A	DOORS, FRAMES & HARDWARE	\$11,287	\$4.03	2.86%	
	FINISHES				
09B	DRYWALL/ACOUSTICAL	\$24,600	\$8.79	6.24%	
09D	CARPET/VCT/ BASE	\$13,806	\$4.93	3.50%	
09K	PAINTING & WALL COVERINGS	\$14,430	\$5.16	3.66%	
	SPECIALTIES				
10B	VISUAL DISPLAY UNITS	\$846	\$0.30	0.21%	
	SPECIAL CONSTRUCTION				
13E	RF SHIELDING ENCLOSURE	\$94,500	\$33.77	23.97%	
	PLUMBING				
22A	PLUMBING	\$7,600	\$2.72	1.93%	
	HVAC				
23A	HVAC	\$50,545	\$18.06	12.82%	
	ELECTRICAL				
26A	ELECTRICAL	\$68,823	\$24.60	17.46%	
	COMMUNICATIONS				
27A	VOICE & DATA	\$34,503	\$12.33	8.75%	
27B	AUDIO VIDEO	\$11,267	\$4.03	2.86%	
	ELECTRONIC SAFETY & SECURITY				
28A	FIRE ALARM	\$5,800	\$0.63	1.47%	
	COST OF WORK SUBTOTAL	\$360,859		91.55%	

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10/28/2020

ALTERNATE BREAKOUT PRICING

		50%			
	DESCRIPTION	BUDGET	COST/SF	%	COMMENT
	CONTINGENCIES				
35A	OWNER CONTINGENCY	\$0	\$0.00	0.00%	
35B	C/M CONTINGENCY	\$7,112	\$2.54	1.80%	
35C	DESIGN CONTINGENCY	\$0	\$0.00	0.00%	
	SUBTOTAL	\$367,971		93.36%	
	FINANCIALS				
	SUB DEFAULT INS	\$6,439	\$0.70	1.63%	
	POGUE P&P BOND	\$3,488	\$1.25	0.88%	
	POGUE INSURANCES	\$1,104	\$0.39	0.28%	
	FINANCIALS SUBTOTAL	\$11,031		2.80%	
	SUBTOTAL	\$379,002	\$135.45	96.15%	
	CONST MGR FEE @ 0%	\$15,160	\$5.42	3.85%	
	TOTAL	\$394,162	\$140.87	100.00%	

McKinney Public Safety Building - Phase 5

City of McKinney

10/28/2020

ALTERNATE BREAKOUT PRICING

		50%			
	DESCRIPTION	BUDGET	COST/SF	%	COMMENT
INSTALL LOCKERS NOTED AS "FUTURE" IN ROOM 1213					
	WOOD & PLASTICS				
06D	FINISH CARPENTRY	\$105,000	\$132.74	85.30%	
	ELECTRICAL				
26A	ELECTRICAL	\$7,694	\$0.84	6.25%	
	COST OF WORK SUBTOTAL	\$112,694		91.55%	
	CONTINGENCIES				
35B	C/M CONTINGENCY	\$2,221	\$2.81	1.80%	
	SUBTOTAL	\$114,915		93.36%	
	FINANCIALS				
	SUB DEFAULT INS	\$2,011	\$2.54	1.63%	
	POGUE P&P BOND	\$1,089	\$1.38	0.88%	
	POGUE INSURANCES	\$345	\$0.44	0.28%	
	FINANCIALS SUBTOTAL	\$3,445		2.80%	
	SUBTOTAL	\$118,360	\$149.63	96.15%	
	CONST MGR FEE @ 0%	\$4,734	\$5.98	3.85%	
	TOTAL	\$123,094	\$155.62	100.00%	

McKinney Public Safety Building - Phase 5

City of McKinney


10/28/2020

ALTERNATE BREAKOUT PRICING

		50%			
	DESCRIPTION	BUDGET	COST/SF	%	COMMENT
NEW 350KW GENERATOR WITH ON-BOARD SYNCHRONIZATION CAPABILITY, CONDUCTORS, AND ANNUNCIATOR PANEL					
	ELECTRICAL				
26A	ELECTRICAL	\$194,055	\$93.52	91.55%	
	COST OF WORK SUBTOTAL	\$194,055		91.55%	
	CONTINGENCIES				
35B	C/M CONTINGENCY	\$3,825	\$1.84	1.80%	
	SUBTOTAL	\$197,880		93.35%	
	FINANCIALS				
	SUB DEFAULT INS	\$3,463	\$1.67	1.63%	
	POGUE P&P BOND	\$1,876	\$0.90	0.89%	
	POGUE INSURANCES	\$594	\$0.29	0.28%	
	FINANCIALS SUBTOTAL	\$5,933		2.80%	
	SUBTOTAL	\$203,813	\$22.29	96.15%	
	CONST MGR FEE @ 4%	\$8,153	\$3.93	3.85%	
	TOTAL	\$211,966	\$102.15	100.00%	

3. Qualifications and Clarifications

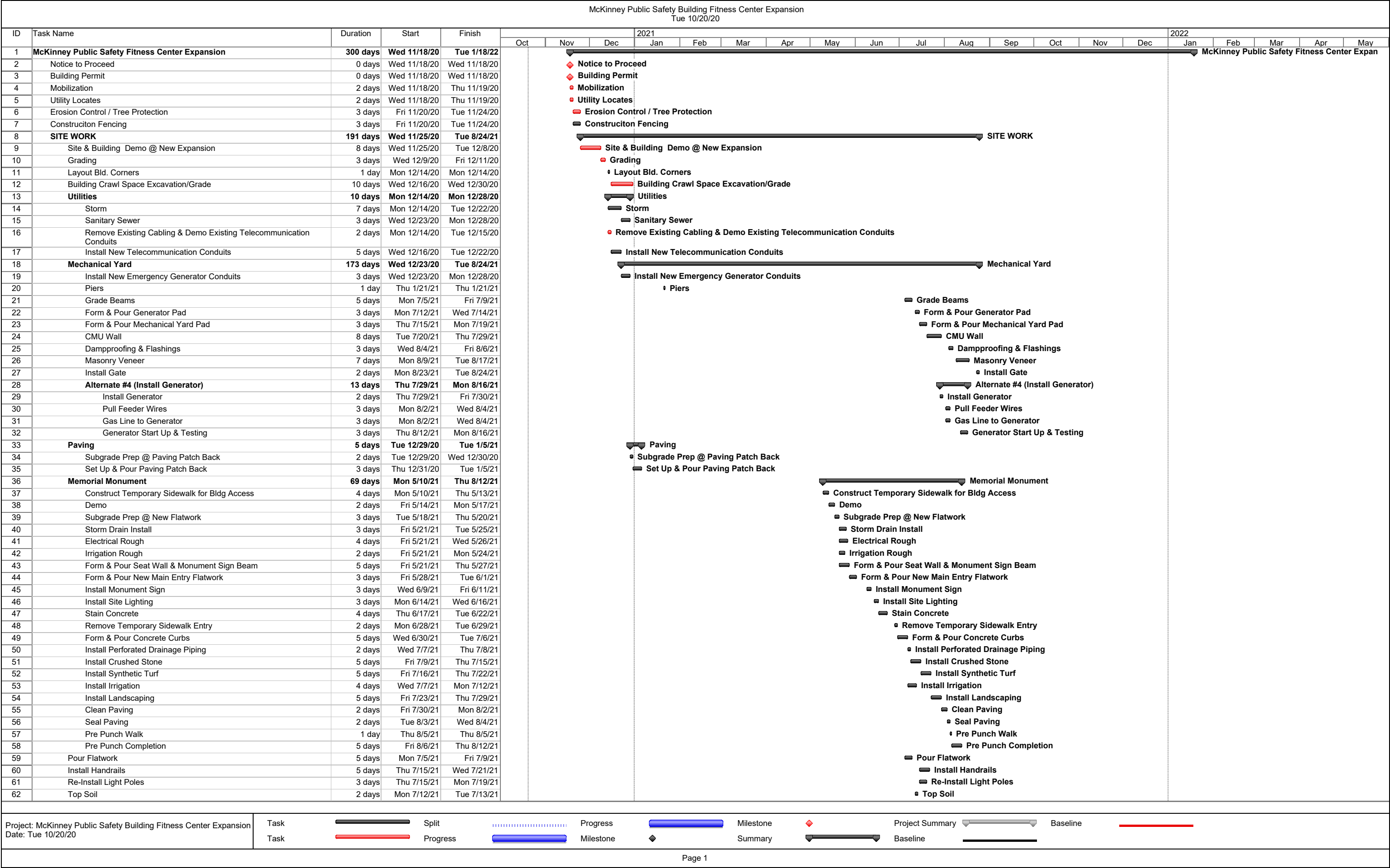


I N C L U D E D	E X C L U D E D	N I C	A L L O W A N C E	QUALIFICATIONS & CLARIFICATIONS			 POWERED BY PEOPLE
This GMP Estimate is for the McKinney Public Safety Building - Phase 5 for City of McKinney, and is based upon the below listed scope of work. Should there be a discrepancy between the Construction Documents and these Clarifications and Exclusions, this document shall prevail.							
X				General Liability and Builders Risk Insurance			
X				The Pogue Construction bank account is intended to be used for the life of this project. Any changes to bank account information must be received in writing and confirmed via in-person meeting with the Chief Financial Officer of Pogue Construction.			
X				CM Contingency in the amount of \$100,000 for Pogue Construction's exclusive use. Any unused portion will be returned to the owner after the completion of the project.			
X				Owner Contingency in the amount of \$150,000			
X				Performance and Payment Bond			
X				Owner understands and agrees that Subcontractor Default Insurance shall be billed and paid at the agreed rate of 1.75% to manage the risk of Subcontractor or Supplier default			
	X			Removal/ Replacement of existing FF&E Items prior to Demolition/ Construction.			
	X			Due to COVID-19 Pandemic, Pogue Construction excludes any and all cost burden or liquidated damages due to any delays or material acquisition challenges that may result.			
	X			Building Permit			
	X			Impact fees, meters, utility fees, usage fees, rights-of-ways, connection fees, easements, tap fees, gas fees, occupancy fees and any other governmental fees			
	X			Fees for special inspections required by the Designers, Architect/Engineer, Owner, or Government Agencies having jurisdiction over the work			
	X			State sales tax on materials and goods incorporated into the work			
	X			Obstacles due to unforeseen conditions			
	X			Abatement/ Removal of Hazardous Materials			
	X			Dumpster Costs for Owner FF&E/Move-In			
	X			Temporary Electricity Expense			
	X			Temporary Water Expense			
	X			Vending Machines			
03A Concrete							
X				Drilled piers at structure foundations are included with depth and penetration into Bearing Stratum per the pier schedule. In the event piers exceed or are less than the bid depth indicated in the drawings, the following unit prices will apply and are to be reconciled against owner contingency.			
				Lineal foot cost of additional depth			
			18"	\$34.25	/Lineal Foot		
			24"	\$52.50	/Lineal Foot		
			30"	\$95.25	/Lineal Foot		
			Lineal foot cost of less depth				
			18"	\$11.26	/Lineal Foot		
			24"	\$19.86	/Lineal Foot		
			30"	\$30.92	/Lineal Foot		
			Casing of piers is included in the base bid. If length of pier casing is greater than expected, the below pricing will apply.				
			Lineal foot cost of pier casing by pier diameter. If pier casing is required, this cost will be added to the entire depth of pier.				
			18"	\$38.00	/Lineal Foot		
			24"	\$41.00	/Lineal Foot		
			30"	\$50.30	/Lineal Foot		
	X		Hot and Cold Weather Procedures				

I N C L U D E D	E X C L U D E D	A L L O W A N C E	N I C	QUALIFICATIONS & CLARIFICATIONS		 POWERED BY PEOPLE
05A Metals						
X				High performance coating to be shop applied in lieu of field application		
X				Touch up of high performance coating after welding & field installation		
	X			In-situ SSPC-SP 10/NACE No. 2, near white blast cleaning		
07E Fireproofing & Firestopping						
X				Proposal includes R-10 spray foam insulation on the underside of crawlspace as indicated in the drawings (RFI response pending)		
X				Bid includes cementitious fireproofing in lieu of intumescent fireproofing at crawlspace steel (RFI response pending)		
08E Glass & Glazing						
X				Product to be used for standard storefront to be manufactured by US Aluminum (Substitution request forthcoming).		
X				Standard glazing to be Solarban 70. Solarban 70XL glazing is no longer available and has been renamed to Solarban 70.		
X				Storefront door in SF8 to be wide style per the drawings.		
09D Carpet/VCT/ Base						
X				Final finish selections are pending. Current pricing is based on the following material unit costs.		
				Walk Off CPT = \$35.00 SY – 24" TILE		
				CPT Tile = \$25.00 SY – 24" TILE		
				All Ceramic Tile = \$6.00 SF – 12"X12" – EXCLUDES WT3 WHICH IS NOT SHOWN ON THE PLANS.		
				VCT = ARMSTRONG STANDARD EXCELRON		
09K Painting & Wall Coverings						
	X			VWC-1 and VWC-2 on finish legend		
11J Gymnasium Equipment/Scoreboards						
	X			Training Floor Mats (No material is specified).		
13E RF Shielding Enclosure						
X				Proposal is based on products from ETS Lingren (RFI Response Pending).		
27A Voice & Data						
X				Wall mount cabinet "Rack" in Forensics 1225		
X				6" and 10" Wire managers in IDF A		
X				Backbone fiber running from (1) of the 2 new racks in IDF A back to the MDF upstairs.		
X				All TV's are equipped with a Coax cable being ran back to the nearest IDF (IDF A or IDF B, and not to Forensics 1225).		
31A Earthwork						
	X			Stone outlet sediment trap, rock check dam, and stabilized construction entrance		
31B Termite Control						
X				No specification is provided for termite control. Tengard SFR will be the provided product.		
32H Retaining Walls						
	X			Retaining Wall Notes on C-101		

4. Construction Schedule





McKinney Public Safety Building Fitness Center Expansion
Tue 10/20/20

ID	Task Name	Duration	Start	Finish	2021												2022							
					Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May
63	Irrigation	5 days	Wed 7/14/21	Tue 7/20/21																				
64	Landscaping	5 days	Wed 7/21/21	Tue 7/27/21																				
65	Clean Paving	1 day	Tue 7/27/21	Tue 7/27/21																				
66	Seal Paving	2 days	Wed 7/28/21	Thu 7/29/21																				
67	Pavement Striping & Signage	2 days	Fri 7/30/21	Mon 8/2/21																				
68	Civil Inspection	1 day	Tue 8/3/21	Tue 8/3/21																				
69																								
70	Storm Shelter Addition	183 days	Thu 12/31/20	Wed 9/15/21																				
71	Under Floor Drainage System	3 days	Thu 12/31/20	Tue 1/5/21																				
72	Drill & Pour Piers	3 days	Wed 1/6/21	Fri 1/8/21																				
73	Grade Beams	9 days	Mon 1/11/21	Thu 1/21/21																				
74	Crawl Space Final Grading	2 days	Fri 1/22/21	Mon 1/25/21																				
75	Form & Pour Mud Slab	3 days	Tue 1/26/21	Thu 1/28/21																				
76	Structural Beams	7 days	Fri 1/29/21	Mon 2/8/21																				
77	Under Floor Plumbing	5 days	Tue 2/9/21	Mon 2/15/21																				
78	Under Floor Electrical	5 days	Tue 2/9/21	Mon 2/15/21																				
79	Underfloor Mechanical	2 days	Fri 2/12/21	Mon 2/15/21																				
80	Misc. Structural Steel	5 days	Tue 2/9/21	Mon 2/15/21																				
81	Under Floor Inspections - Structural Steel and MEP	1 day	Tue 2/16/21	Tue 2/16/21																				
82	Floor Decking / Studs	5 days	Wed 2/17/21	Tue 2/23/21																				
83	Inspections - Deck and Welds	1 day	Wed 2/24/21	Wed 2/24/21																				
84	Slab MEP Sleeves / Blockouts	1 day	Thu 2/25/21	Thu 2/25/21																				
85	Slab Setup & Pour	5 days	Fri 2/26/21	Thu 3/4/21																				
86	ICF Walls	25 days	Fri 3/12/21	Thu 4/15/21																				
87	Install Structural Steel Beams / Joists	5 days	Fri 4/16/21	Thu 4/22/21																				
88	Install Roof Decking	4 days	Fri 4/23/21	Wed 4/28/21																				
89	Install Louvers @ Exhaust Fan Curb Locations	1 day	Thu 4/29/21	Thu 4/29/21																				
90	Install Roof Drains	2 days	Thu 4/29/21	Fri 4/30/21																				
91	Roof Slab Set Up & Pour	5 days	Mon 5/3/21	Fri 5/7/21																				
92	Install Roof Curbs	1 day	Thu 5/13/21	Thu 5/13/21																				
93	Roofing	10 days	Mon 5/24/21	Fri 6/4/21																				
94	Roof Dryin	0 days	Fri 5/28/21	Fri 5/28/21																				
95	Set Exhaust Fan	1 day	Mon 5/31/21	Mon 5/31/21																				
96	Windows & Storefront	5 days	Mon 5/10/21	Fri 5/14/21																				
97	Install Vertical Wall Louvers	3 days	Mon 5/17/21	Wed 5/19/21																				
98	Dampproofing & Flashings	5 days	Thu 5/20/21	Wed 5/26/21																				
99	Masonry Veneer	10 days	Mon 5/24/21	Fri 6/4/21																				
100	Install Canopies	2 days	Mon 7/12/21	Tue 7/13/21																				
101	Roof Copings & Gutters	5 days	Mon 6/7/21	Fri 6/11/21																				
102	HVAC Ducts	7 days	Mon 5/10/21	Tue 5/18/21																				
103	Fire Sprinkler Rough	5 days	Wed 5/12/21	Tue 5/18/21																				
104	Interior Framing	5 days	Wed 5/12/21	Tue 5/18/21																				
105	Plumbing Rough	7 days	Thu 5/13/21	Fri 5/21/21																				
106	Electrical Rough	7 days	Thu 5/13/21	Fri 5/21/21																				
107	Wall Rough Inspections	0 days	Fri 5/21/21	Fri 5/21/21																				
108	Install Drywall & Sanded Plywood	6 days	Mon 5/24/21	Mon 5/31/21																				
109	Tape/Bed/Paint	15 days	Tue 6/1/21	Mon 6/21/21																				
110	Overhead Electrical Rough	10 days	Mon 5/24/21	Fri 6/4/21																				
111	Fire Alarm Rough	5 days	Mon 6/7/21	Fri 6/11/21																				
112	Data Rough	5 days	Mon 6/7/21	Fri 6/11/21																				
113	A/V Rough	5 days	Mon 6/7/21	Fri 6/11/21																				
114	Security Rough	5 days	Mon 6/7/21	Fri 6/11/21																				
115	Frame Gyp Ceilings	2 days	Tue 6/1/21	Wed 6/2/21																				
116	Above Ceiling Inspection @ Gyp Ceilings	1 day	Mon 6/7/21	Mon 6/7/21																				
117	Install Drywall @ Gyp Ceilings	1 day	Tue 6/8/21	Tue 6/8/21																				
118	Tape/Bed/Paint Gyp Ceilings	5 days	Wed 6/9/21	Tue 6/15/21																				
119	Paint Exposed Structures	5 days	Mon 6/7/21	Fri 6/11/21																				
120	Install Lighting Inverter	5 days	Tue 6/8/21	Mon 6/14/21																				
121	Pull Inverter Feeders to Distribution Panel	5 days	Tue 6/15/21	Mon 6/21/21																				
122	Test Inverter	2 days	Wed 6/30/21	Thu 7/1/21																				
123	HVAC Start up	2 days	Wed 8/11/21	Thu 8/12/21																				
124	Ceiling Grid	3 days	Fri 6/11/21	Tue 6/15/21																				
125	Install Lighting	7 days	Mon 6/14/21	Tue 6/22/21																				

Project: McKinney Public Safety Building Fitness Center Expansion
Date: Tue 10/20/20

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Summary

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McKinney Public Safety Building Fitness Center Expansion Tue 10/20/20																								
ID	Task Name	Duration	Start	Finish	2021												2022							
					Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May
189	Access Controls Rough In	6 days	Fri 6/11/21	Fri 6/18/21																				
190	Rough Inspections	1 day	Thu 6/10/21	Thu 6/10/21																				
191	Install Drywall & Sanded Plywood	10 days	Fri 6/11/21	Thu 6/24/21																				
192	Tape/Bed/Paint	20 days	Fri 6/25/21	Thu 7/22/21																				
193	Overhead Electrical Rough	15 days	Thu 6/10/21	Wed 6/30/21																				
194	Paint Exposed Structures	5 days	Thu 7/1/21	Wed 7/7/21																				
195	Install Big A** Fan's	5 days	Thu 7/8/21	Wed 7/14/21																				
196	Ceiling Grid	7 days	Fri 7/23/21	Mon 8/2/21																				
197	HVAC Trim Out	5 days	Tue 8/3/21	Mon 8/9/21																				
198	Install Lighting	12 days	Fri 7/30/21	Mon 8/16/21																				
199	Drop Fire Sprinkler Heads	8 days	Fri 7/23/21	Tue 8/3/21																				
200	Over Head Inspections	1 day	Tue 8/17/21	Tue 8/17/21																				
201	Hydro Sprinkler System	1 day	Wed 8/4/21	Wed 8/4/21																				
202	HVAC Start up	3 days	Tue 8/10/21	Thu 8/12/21																				
203	Ceiling Tile	7 days	Mon 8/23/21	Tue 8/31/21																				
204	Install Floor & Wall Tile	8 days	Thu 8/26/21	Tue 9/7/21																				
205	Install Lockers	10 days	Mon 8/30/21	Mon 9/13/21																				
206	Install Millwork	5 days	Wed 9/1/21	Wed 9/8/21																				
207	Electrical Trim Out	10 days	Tue 9/7/21	Mon 9/20/21																				
208	Plumbing Trim Out	5 days	Wed 9/8/21	Tue 9/14/21																				
209	Toilet Accessories	2 days	Wed 9/15/21	Thu 9/16/21																				
210	Fire Sprinkler Trim Out	4 days	Wed 9/1/21	Tue 9/7/21																				
211	Fire Alarm Trim Out	7 days	Wed 9/1/21	Fri 9/10/21																				
212	Data Trim Out	5 days	Tue 9/14/21	Mon 9/20/21																				
213	A/V Trim Out	5 days	Tue 9/14/21	Mon 9/20/21																				
214	Security Trim Out	5 days	Wed 9/1/21	Wed 9/8/21																				
215	Install Flooring	10 days	Tue 9/7/21	Mon 9/20/21																				
216	Install Mirrors	8 days	Tue 9/21/21	Thu 9/30/21																				
217	Install TV's	7 days	Tue 9/21/21	Wed 9/29/21																				
218	Doors & Hardware	5 days	Tue 9/14/21	Mon 9/20/21																				
219	Access Control Trim Out	3 days	Thu 9/16/21	Mon 9/20/21																				
220	Signage	1 day	Tue 9/21/21	Tue 9/21/21																				
221	Rough Clean	3 days	Fri 10/1/21	Tue 10/5/21																				
222	Pre Punch Walk	1 day	Wed 10/6/21	Wed 10/6/21																				
223	Pre Punch Completion	5 days	Thu 10/7/21	Wed 10/13/21																				
224	Final Clean	4 days	Thu 10/14/21	Tue 10/19/21																				
225																								
226	Renovation of Swing Lockers	38 days	Mon 1/4/21	Wed 2/24/21																				
227	Build Temporary Partitions	1 day	Mon 1/4/21	Mon 1/4/21																				
228	Electrical Make Safe	1 day	Tue 1/5/21	Tue 1/5/21																				
229	Remove & Store Lockers	3 days	Wed 1/6/21	Fri 1/8/21																				
230	Demo	2 days	Mon 1/11/21	Tue 1/12/21																				
231	Fire Sprinkler Piping Re-Work	2 days	Wed 1/13/21	Thu 1/14/21																				
232	HVAC Ducts	2 days	Wed 1/13/21	Thu 1/14/21																				
233	Interior Framing	3 days	Wed 1/13/21	Fri 1/15/21																				
234	Electrical Rough	5 days	Wed 1/13/21	Tue 1/19/21																				
235	Rough Inspections	0 days	Tue 1/19/21	Tue 1/19/21																				
236	Fire Alarm Rough	3 days	Wed 1/20/21	Fri 1/22/21																				
237	Install Drywall	2 days	Wed 1/20/21	Thu 1/21/21																				
238	Tape/Bed/Paint	6 days	Fri 1/22/21	Fri 1/29/21																				
239	Install Ceiling Grid	2 days	Mon 2/1/21	Tue 2/2/21																				
240	Install Light Fixtures	2 days	Wed 2/3/21	Thu 2/4/21																				
241	Install HVAC Grills	2 days	Wed 2/3/21	Thu 2/4/21																				
242	Drop Fire Sprinkler Heads	1 day	Thu 2/4/21	Thu 2/4/21																				
243	Hydro Sprinkler System	0 days	Thu 2/4/21	Thu 2/4/21																				
244	Above Ceiling Inspection	0 days	Thu 2/4/21	Thu 2/4/21																				
245	Install Ceiling Tile	1 day	Fri 2/5/21	Fri 2/5/21																				
246	Install Lockers	3 days	Mon 2/8/21	Wed 2/10/21																				
247	Install Shower Curtains	2 days	Mon 2/8/21	Tue 2/9/21																				
248	Install Flooring	3 days	Thu 2/11/21	Mon 2/15/21																				
249	Install Doors & Hardware	1 day	Tue 2/16/21	Tue 2/16/21																				
250	Install Room Signage	1 day	Wed 2/17/21	Wed 2/17/21																				
251	Electrical Trim Out	2 days	Wed 2/10/21	Thu 2/11/21																				

Project: McKinney Public Safety Building Fitness Center Expansion
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McKinney Public Safety Building Fitness Center Expansion Tue 10/20/20																								
ID	Task Name	Duration	Start	Finish	2021												2022							
					Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May
252	Fire Sprinkler Trim Out	1 day	Fri 2/5/21	Fri 2/5/21																				
253	Fire Alarm Trim Out	3 days	Mon 2/8/21	Wed 2/10/21																				
254	Rough Clean	1 day	Tue 2/16/21	Tue 2/16/21																				
255	Pre-Punch Walk	1 day	Tue 2/16/21	Tue 2/16/21																				
256	Pre-Punch Completion	5 days	Wed 2/17/21	Tue 2/23/21																				
257	Final Clean	1 day	Wed 2/24/21	Wed 2/24/21																				
258																								
259	Renovation of Womens Locker Rm & Weight Rm Corridor	42 days	Thu 2/25/21	Fri 4/23/21																				
260	Build Temporary Partitions	1 day	Thu 2/25/21	Thu 2/25/21																				
261	Electrical Make Safe	1 day	Fri 2/26/21	Fri 2/26/21																				
262	Remove & Store Lockers	3 days	Mon 3/1/21	Wed 3/3/21																				
263	Demo	2 days	Thu 3/4/21	Fri 3/5/21																				
264	Fire Sprinkler Piping Re-Work	2 days	Mon 3/8/21	Tue 3/9/21																				
265	HVAC Ducts	2 days	Mon 3/8/21	Tue 3/9/21																				
266	Interior Framing	3 days	Mon 3/8/21	Wed 3/10/21																				
267	Electrical Rough	5 days	Mon 3/8/21	Fri 3/12/21																				
268	Rough Inspections	0 days	Fri 3/12/21	Fri 3/12/21																				
269	Fire Alarm Rough	3 days	Mon 3/15/21	Wed 3/17/21																				
270	Install Drywall	2 days	Mon 3/15/21	Tue 3/16/21																				
271	Tape/Bed/Paint	10 days	Wed 3/17/21	Tue 3/30/21																				
272	Install Windows & Storefronts	2 days	Wed 3/31/21	Thu 4/1/21																				
273	Install Elec. Panel & Transformer	5 days	Mon 3/22/21	Fri 3/26/21																				
274	Pull Branch Wires	8 days	Mon 3/29/21	Wed 4/7/21																				
275	Pull Elec. Feeders to Main	2 days	Thu 4/8/21	Fri 4/9/21																				
276	PERMINATE POWER	1 day	Mon 4/12/21	Mon 4/12/21																				
277	Install Ceiling Grid	2 days	Wed 3/31/21	Thu 4/1/21																				
278	Install Light Fixtures	2 days	Fri 4/2/21	Mon 4/5/21																				
279	Install HVAC Grills	2 days	Fri 4/2/21	Mon 4/5/21																				
280	Drop Fire Sprinkler Heads	1 day	Mon 4/5/21	Mon 4/5/21																				
281	Hydro Sprinkler System	0 days	Mon 4/5/21	Mon 4/5/21																				
282	Above Ceiling Inspection	0 days	Mon 4/5/21	Mon 4/5/21																				
283	Install Ceiling Tile	1 day	Tue 4/6/21	Tue 4/6/21																				
284	Install Lockers	3 days	Wed 4/7/21	Fri 4/9/21																				
285	Install Millwork	2 days	Wed 4/7/21	Thu 4/8/21																				
286	Install Flooring	3 days	Mon 4/12/21	Wed 4/14/21																				
287	Install Doors & Hardware	1 day	Thu 4/15/21	Thu 4/15/21																				
288	Install Room Signage	1 day	Fri 4/16/21	Fri 4/16/21																				
289	Electrical Trim Out	2 days	Fri 4/9/21	Mon 4/12/21																				
290	Fire Sprinkler Trim Out	1 day	Tue 4/6/21	Tue 4/6/21																				
291	Fire Alarm Trim Out	3 days	Wed 4/7/21	Fri 4/9/21																				
292	Rough Clean	1 day	Thu 4/15/21	Thu 4/15/21																				
293	Pre-Punch Walk	1 day	Thu 4/15/21	Thu 4/15/21																				
294	Pre-Punch Completion	5 days	Fri 4/16/21	Thu 4/22/21																				
295	Final Clean	1 day	Fri 4/23/21	Fri 4/23/21																				
296																								
297	Final Fire Sprinkler Inspection	0 days	Fri 9/10/21	Fri 9/10/21																				
298	Test Fire Alarm System	5 days	Mon 9/20/21	Fri 9/24/21																				
299	Fire Alarm Inspection	0 days	Fri 9/24/21	Fri 9/24/21																				
300	Final Plumbing Inspection	0 days	Fri 9/17/21	Fri 9/17/21																				
301	Final Electrical Inspection	0 days	Thu 9/23/21	Thu 9/23/21																				
302	Final Building Inspection	0 days	Mon 9/27/21	Mon 9/27/21																				
303	Substantial Completion (Base Bid)	0 days	Tue 10/19/21	Tue 10/19/21																				
304	Arch. Punch Walk (Base Bid)	1 day	Wed 10/20/21	Wed 10/20/21																				
305	Arch. Punch Completion (Base Bid)	22 days	Wed 10/20/21	Thu 11/18/21																				
306	Final Completion (Base Bid)	0 days	Thu 11/18/21	Thu 11/18/21																				
307																								
308	Alternates 1 & 2 (Break Room & Future Office Expansion)	61 days	Tue 10/26/21	Tue 1/18/22																				
309	Build Temporary Partitions	1 day	Thu 11/4/21	Thu 11/4/21																				
310	Electrical Make Safe	1 day	Fri 11/5/21	Fri 11/5/21																				
311	Remove Owner Equipment	8 days	Tue 10/26/21	Thu 11/4/21																				
312	Demo	5 days	Mon 11/8/21	Fri 11/12/21																				
313	Fire Sprinkler Piping Re-Work	5 days	Thu 11/11/21	Wed 11/17/21																				
314	HVAC Ducts	5 days	Thu 11/11/21	Wed 11/17/21																				

Project: McKinney Public Safety Building Fitness Center Expansion
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◆ Final Fire Sprinkler Inspection

▣ Test Fire Alarm System

◆ Fire Alarm Inspection

◆ Final Plumbing Inspection

◆ Final Electrical Inspection

◆ Final Building Inspection

◆ Substantial Completion (Base Bid)

◆ Arch. Punch Walk (Base Bid)

▬ Arch. Punch Completion (Base Bid)

◆ Final Completion (Base Bid)

▬ Alternates 1 & 2 (Break Room & Future Office Expansion)

◆ Build Temporary Partitions

◆ Electrical Make Safe

▬ Remove Owner Equipment

▬ Demo

▬ Fire Sprinkler Piping Re-Work

▬ HVAC Ducts

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McKinney Public Safety Building Fitness Center Expansion Tue 10/20/20																									
ID	Task Name	Duration	Start	Finish	2021												2022								
					Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	
315	Interior Framing	4 days	Thu 11/11/21	Tue 11/16/21		<ul style="list-style-type: none"> Interior Framing Electrical Rough Plumbing Rough<ul style="list-style-type: none"> Rough Inspections<ul style="list-style-type: none"> Fire Alarm Rough A/V Rough Data Rough▫ Frame Gyp Ceilings<ul style="list-style-type: none">▫ MEP Rough @ Gyp Ceilings Overhead Rough @ Gyp Ceilings▫ Install Drywall @ Gyp Ceilings<ul style="list-style-type: none"> Tape/Bed/Paint Gyp Ceilings Install Drywall Tape/Bed/Paint Install Windows & Storefronts<ul style="list-style-type: none"> Install Ceiling Grid Install Light Fixtures Install HVAC Grills<ul style="list-style-type: none"> Drop Fire Sprinkler Heads Hydro Sprinkler System Above Ceiling Inspection Install Ceiling Tile Install Millwork Install Flooring<ul style="list-style-type: none">▫ Install Doors & Hardware▫ Install Room Signage▫ Electrical Trim Out Plumbing Trim Out▫ Fire Sprinkler Trim Out Fire Alarm Trim Out Data Trim Out A/V Trim Out▫ Install TV's▫ Rough Clean▫ Pre-Punch Walk Pre-Punch Completion<ul style="list-style-type: none">▫ Final Clean Final Fire Sprinkler Inspection Test Fire Alarm System Fire Alarm Inspection Final Plumbing Inspection Final Electrical Inspection Final Building Inspection Substantial Completion (Alternates 1 & 2) Arch. Punch Walk (Alternates 1 & 2) Arch. Punch Completion (Alternates 1 & 2) Final Completion (Alternates 1 & 2)																			
316	Electrical Rough	10 days	Thu 11/11/21	Wed 11/24/21																					
317	Plumbing Rough	5 days	Thu 11/11/21	Wed 11/17/21																					
318	Rough Inspections	0 days	Wed 11/24/21	Wed 11/24/21																					
319	Fire Alarm Rough	3 days	Thu 11/25/21	Mon 11/29/21																					
320	A/V Rough	5 days	Thu 11/25/21	Wed 12/1/21																					
321	Data Rough	5 days	Thu 11/25/21	Wed 12/1/21																					
322	Frame Gyp Ceilings	1 day	Wed 11/17/21	Wed 11/17/21																					
323	MEP Rough @ Gyp Ceilings	1 day	Thu 11/18/21	Thu 11/18/21																					
324	Overhead Rough @ Gyp Ceilings	0 days	Thu 11/18/21	Thu 11/18/21																					
325	Install Drywall @ Gyp Ceilings	1 day	Fri 11/19/21	Fri 11/19/21																					
326	Tape/Bed/Paint Gyp Ceilings	5 days	Mon 11/22/21	Fri 11/26/21																					
327	Install Drywall	4 days	Thu 11/25/21	Tue 11/30/21																					
328	Tape/Bed/Paint	12 days	Mon 11/29/21	Tue 12/14/21																					
329	Install Windows & Storefronts	2 days	Thu 11/25/21	Mon 11/29/21																					
330	Install Ceiling Grid	4 days	Mon 12/13/21	Thu 12/16/21																					
331	Install Light Fixtures	5 days	Wed 12/15/21	Tue 12/21/21																					
332	Install HVAC Grills	3 days	Wed 12/15/21	Fri 12/17/21																					
333	Drop Fire Sprinkler Heads	2 days	Mon 12/20/21	Tue 12/21/21																					
334	Hydro Sprinkler System	0 days	Tue 12/21/21	Tue 12/21/21																					
335	Above Ceiling Inspection	0 days	Tue 12/21/21	Tue 12/21/21																					
336	Install Ceiling Tile	2 days	Wed 12/22/21	Thu 12/23/21																					
337	Install Millwork	4 days	Wed 12/22/21	Mon 12/27/21																					
338	Install Flooring	5 days	Thu 12/23/21	Wed 12/29/21																					
339	Install Doors & Hardware	1 day	Thu 12/30/21	Thu 12/30/21																					
340	Install Room Signage	1 day	Fri 12/31/21	Fri 12/31/21																					
341	Electrical Trim Out	2 days	Tue 12/28/21	Wed 12/29/21																					
342	Plumbing Trim Out	3 days	Tue 12/28/21	Thu 12/30/21																					
343	Fire Sprinkler Trim Out	1 day	Thu 12/23/21	Thu 12/23/21																					
344	Fire Alarm Trim Out	3 days	Tue 12/21/21	Thu 12/23/21																					
345	Data Trim Out	3 days	Fri 12/24/21	Tue 12/28/21																					
346	A/V Trim Out	3 days	Fri 12/24/21	Tue 12/28/21																					
347	Install TV's	2 days	Wed 12/29/21	Thu 12/30/21																					
348	Rough Clean	1 day	Thu 12/30/21	Thu 12/30/21																					
349	Pre-Punch Walk	1 day	Thu 12/30/21	Thu 12/30/21																					
350	Pre-Punch Completion	5 days	Fri 12/31/21	Thu 1/6/22																					
351	Final Clean	1 day	Fri 1/7/22	Fri 1/7/22																					
352																									
353	Final Fire Sprinkler Inspection	0 days	Thu 12/23/21	Thu 12/23/21																					
354	Test Fire Alarm System	5 days	Fri 12/24/21	Thu 12/30/21																					
355	Fire Alarm Inspection	0 days	Thu 12/30/21	Thu 12/30/21																					
356	Final Plumbing Inspection	0 days	Mon 1/3/22	Mon 1/3/22																					
357	Final Electrical Inspection	0 days	Fri 12/31/21	Fri 12/31/21																					
358	Final Building Inspection	0 days	Tue 1/4/22	Tue 1/4/22																					
359	Substantial Completion (Alternates 1 & 2)	0 days	Tue 1/4/22	Tue 1/4/22																					
360	Arch. Punch Walk (Alternates 1 & 2)	1 day	Wed 1/5/22	Wed 1/5/22																					
361	Arch. Punch Completion (Alternates 1 & 2)	10 days	Wed 1/5/22	Tue 1/18/22																					
362	Final Completion (Alternates 1 & 2)	0 days	Tue 1/18/22	Tue 1/18/22																					
Project: McKinney Public Safety Building Fitness Center Expansion Date: Tue 10/20/20		<div><div>Task</div><div><div><div></div></div>Split<div><div></div></div>Progress<div><div></div></div>Milestone<div><div></div></div>Project Summary<div><div></div></div>Baseline<div><div></div></div></div><div><div>Task</div><div><div><div></div></div>Progress<div><div></div></div>Milestone<div><div></div></div>Summary</div></div></div>																							
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5. Contract Document Log



	CONTRACT DOCUMENTS LISTING				
SHEET	SHEET NAME	ISSUE DATE	REVISION	REV. DATE	
ADDENDA					
ADD#1	Addendum #1	10/21/2020			
SPECIFICATIONS					
DIVISION 00 - BIDDING REQUIREMENTS AND CONTRACT FORMS					
000107	Seals Page	10/2/2020			
000110	Table of Contents	10/2/2020			
007000	General Conditions	10/2/2020			
008000	Supplementary Conditions	10/2/2020			
DIVISION 01 - GENERAL REQUIREMENTS					
011000	Summary	10/2/2020			
012100	Allowances	10/2/2020			
012300	Alternates	10/2/2020			
012500	Substitution Procedures	10/2/2020			
012500.13	Substitution Request Form	10/2/2020			
012600	Contract Modification Procedures	10/2/2020			
012900	Payment Procedures	10/2/2020			
013100	Project Management and Coordination	10/2/2020			
013200	Construction Progress Documentation	10/2/2020			
013233	Photographic Documentation	10/2/2020			
013300	Submittal Procedures	10/2/2020			
013516	Alteration Project Procedure	10/2/2020			
014000	Quality Requirements	10/2/2020			
014200	References	10/2/2020			
014536	Protection of the Environment	10/2/2020			
015000	Temporary Facilities and Controls	10/2/2020			
015713	Temp Erosion and Sediment Control During Construction	10/2/2020			
016000	Product Requirements	10/2/2020			
017300	Execution	10/2/2020			
017700	Closeout Procedures	10/2/2020			
017823	Operation and Maintenance Data	10/2/2020			
017839	Project Record Documents	10/2/2020			
017900	Demonstration and Training	10/2/2020			
DIVISION 02 – EXISTING CONDITIONS					
024119	Selective Demolition	10/2/2020			
DIVISION 03 – CONCRETE					
031000	Concrete Forming and Accessories	10/2/2020			
031119	Insulating Concrete Forming (ICF)	10/2/2020			
031313	ICF Accessories, Integrated Framing Assemblies (IFA's)	10/2/2020			
032000	Concrete Reinforcing	10/2/2020			
033000	Cast-In-Place Concrete	10/2/2020			
033543	Polished Concrete	10/2/2020			
035416	Hydraulic Cement Underlayment	10/2/2020			
DIVISION 04 - MASONRY					
042000	Unit Masonry	10/2/2020			
042200	Concrete Unit Masonry	10/2/2020			
044300	Stone Masonry	10/2/2020			

CONTRACT DOCUMENTS LISTING



SHEET	SHEET NAME	ISSUE DATE	REVISION	REV. DATE
DIVISION 05 - METALS				
051200	Structural Steel Framing	10/2/2020		
052100	Steel Joist Framing	10/2/2020		
052101	High Performance Coating for Structural Steel	10/2/2020		
053100	Steel Decking	10/2/2020		
054000	Cold-Formed Metal Framing	10/2/2020		
055000	Metal Fabrications	10/2/2020		
055213	Pipe and Tube Railings	10/2/2020		
055300	Gratings	10/2/2020		
DIVISION 06 - WOOD AND PLASTICS				
061000	Miscellaneous Rough Carpentry	10/2/2020		
061600	Sheathing	10/2/2020		
062023	Interior Finish Carpentry	10/2/2020		
064116	Plastic Laminate Faced Architectural Cabinets	10/2/2020		
066400	Plastic Paneling	10/2/2020		
DIVISION 07 - THERMAL AND MOISTURE PROTECTION				
072100	Thermal Insulation	10/2/2020		
072129	Spray Applied Insulation	10/2/2020		
072600	Under Slab Vapor Barrier	10/2/2020		
072726	Fluid-Applied Membrane Air Barrier	10/2/2020		
074213	Metal Wall Panels	10/2/2020		
075323	EPDM Roofing	10/2/2020		
076200	Sheet Metal Flashing and Trim	10/2/2020		
076210	Flexible Flashing	10/2/2020		
077200	Roof Accessories	10/2/2020		
078123	Intumescent Fireproofing	10/2/2020		
079200	Joint Sealants	10/2/2020		
079500	Expansion Control	10/2/2020	ADD#1	10/21/2020
DIVISION 08 - DOORS AND WINDOWS				
080671	Door Hardware Schedule	10/2/2020		
081113	Hollow Metal Doors and Frames	10/2/2020		
081416	Flush Wood Doors	10/2/2020		
083113	Access Doors and Frames	10/2/2020		
084113	Aluminum-Framed Entrances and Storefronts	10/2/2020		
085113	Aluminum Storm Rated Windows	10/2/2020		
087100	Door Hardware	10/2/2020		
088000	Glazing	10/2/2020		
088300	Mirrors	10/2/2020		
089119	Louvers	10/2/2020		
DIVISION 09 - FINISHES				
092216	Non-Structural Metal Framing	10/2/2020		
092900	Gypsum Board	10/2/2020		
093013	Tiling	10/2/2020		
095113	Acoustical Panel Ceilings	10/2/2020		
096116	Concrete Floor Sealing	10/2/2020		
096513	Resilient Base and Accessories	10/2/2020		

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SHEET	SHEET NAME	ISSUE DATE	REVISION	REV. DATE
096516	Resilient Sheet Flooring	10/2/2020		
096519	Resilient Tile Flooring	10/2/2020		
096813	Tile Carpeting	10/2/2020		
097200	Wall Coverings	10/2/2020		
098116	Acoustical Blanket Insulation	10/2/2020		
099100	Painting	10/2/2020		
DIVISION 10 – SPECIALTIES				
101100	Visual Display Units	10/2/2020		
101400	Signage	10/2/2020		
102123	Shower Curtains and Tracks	10/2/2020		
102600	Wall and Door Protection	10/2/2020		
102800	Toilet Accessories	10/2/2020		
104313	Emergency Aid Cabinets	10/2/2020		
104413	Fire Protection Cabinets	10/2/2020		
104416	Fire Extinguishers	10/2/2020		
108213	Roof Top Equipment Screens	10/2/2020		
109900	Miscellaneous Specialties	10/2/2020		
DIVISION 11 – EQUIPMENT				
113100	Appliances	10/2/2020		
115224	Flat Screen TV Mounts	10/2/2020		
116623	Training Room Equipment	10/2/2020		
DIVISION 12 - FURNISHINGS				
123661	Simulated Stone Countertops	10/2/2020		
124816	Entrance Floor Grilles	10/2/2020		
DIVISION 13 - SPECIAL CONSTRUCTION				
134946	RF Shielding Enclosure	10/2/2020		
DIVISION 21 - FIRE SUPPRESSION				
	Not Used			
DIVISION 22 – PLUMBING				
220513	Common motor requirements for plumbing equipment	10/2/2020		
220517	Sleeves and sleeve seals for plumbing piping	10/2/2020		
220518	Escutcheons for plumbing piping	10/2/2020		
220523.12	Ball valves for plumbing piping	10/2/2020		
220523.14	Check valves for plumbing piping	10/2/2020		
220529	Hangers and supports for plumbing piping and equipment	10/2/2020		
220553	Identification for plumbing piping and equipment	10/2/2020		
220719	Plumbing piping insulation	10/2/2020		
221116	Domestic water piping	10/2/2020		
221119	Domestic water piping specialties	10/2/2020		
221316	Sanitary waste and vent piping	10/2/2020		
221319	Sanitary waste piping specialties	10/2/2020		
221413	Facility storm drainage piping	10/2/2020		
221423	Storm drainage piping specialties	10/2/2020		
221429	Sump pumps	10/2/2020		
224213.13	Commercial water closets.....	10/2/2020	ADD#1	10/21/2020

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SHEET	SHEET NAME	ISSUE DATE	REVISION	REV. DATE
224216.13	Commercial lavatories.....	10/2/2020	ADD#1	10/21/2020
224216.16	Commercial sinks.....	10/2/2020		
224223	Commercial showers.....	10/2/2020		
224713	Drinking fountains.....	10/2/2020		
DIVISION 23 - HEATING VENTILATING AND AIR CONDITIONING				
230500	Mechanical general requirements	10/2/2020		
230513	Common motor requirements for HVAC equipment	10/2/2020		
230529	Hangers and supports for HVAC piping and equipment	10/2/2020		
230548	Vibration and seismic controls for HVAC	10/2/2020		
230553	Identification for HVAC piping and equipment	10/2/2020		
230593	Testing, adjusting, and balancing for HVAC	10/2/2020		
230713	Duct insulation	10/2/2020		
230719	HVAC Piping Insulation	10/2/2020		
233113	Metal ducts	10/2/2020		
233300	Air duct accessories	10/2/2020		
233346	Flexible ducts	10/2/2020		
233416	Centrifugal HVAC Fans	10/2/2020		
233423	HVAC power ventilators	10/2/2020		
233439	High-volume, low-speed fans	10/2/2020		
233600	Air Terminal Units	10/2/2020		
233713	Air Diffusers, Registers and Grilles	10/2/2020		
237416	Packaged, Rooftop Air-conditioning Units	10/2/2020		
238123.13	Computer-Room Air-conditioning, Ceiling Mounted Units	10/2/2020	ADD#1	10/21/2020
DIVISION 26 - ELECTRICAL				
260050	Basic electrical materials and methods	10/2/2020		
260519	Low-voltage electrical power conductors and cables	10/2/2020		
260526	Grounding and bonding for electrical systems	10/2/2020		
260529	Hangers and supports for electrical systems	10/2/2020		
260533	Raceways and boxes for electrical systems	10/2/2020		
260536	Cable trays for electrical systems	10/2/2020		
260544	Sleeves and sleeve seals for elec. raceways and cabling	10/2/2020		
260553	Identification for electrical systems	10/2/2020		
260573.13	Short-circuit studies	10/2/2020		
260573.19	Arc-flash hazard analysis	10/2/2020		
260923	Lighting control devices	10/2/2020		
262213	Low-voltage distribution transformers	10/2/2020		
262416	Panelboards	10/2/2020	ADD#1	10/21/2020
262726	Wiring devices	10/2/2020	ADD#1	10/21/2020
262813	Fuses	10/2/2020		
262816	Enclosed switches and circuit breakers	10/2/2020	ADD#1	10/21/2020
263213.13	Diesel-engine-driven generator sets	10/2/2020	ADD#1	10/21/2020
264113	Lighting Protection for Structures	10/2/2020		
265119	Led interior lighting	10/2/2020		
265213	Emergency and exit lighting	10/2/2020		
265619	Led exterior lighting	10/2/2020		
DIVISION 27 - COMMUNICATIONS				
270528	Pathways for communications systems	10/2/2020	ADD#1	10/21/2020
270529	Hangers and supports for communication systems	10/2/2020		

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270543	Underground pathways and structures for comm. systems	10/2/2020		
DIVISION 28 - ELECTRONIC SAFETY AND SECURITY				
281500	Access control hardware devices	10/2/2020	ADD#1	10/21/2020
282000	Video surveillance	10/2/2020	ADD#1	10/21/2020
284621.11	Addressable fire-alarm systems	10/2/2020		
DIVISION 31 - EARTHWORK				
311100	Site Clearing and Grubbing	10/2/2020		
312200	Excavation, Backfill, and Grading for Site Work	10/2/2020		
312324	Graded Stone Base	10/2/2020		
312333	Excavation, Backfill, and Compacting for Pavement	10/2/2020		
313510	Grass Seeding for Slope Protection and Erosion Control	10/2/2020		
316329	Drilled Concrete Piers and Shafts	10/2/2020		
DIVISION 32 - EXTERIOR IMPROVEMENTS				
321113.13	Lime Stabilized Subgrade	10/2/2020		
321313	Portland Cement Concrete Paving (Civil)	10/2/2020		
321316	Decorative Concrete Paving	10/2/2020		
321822	Synthetic Turf	10/2/2020		
323119	Decorative Metal Fences and Gates	10/2/2020		
328400	Landscape Irrigation System	10/2/2020		
329200	Turfgrass Planting	10/2/2020		
329300	Shrub, Native Grass, and Ground Cover Planting	10/2/2020		
DIVISION 33 – UTILITIES				
	Not Used			
PLANS				
GENERAL				
COVER		10/2/2020		
G-001	INDEX OF DRAWINGS, GENERAL REQUIREMENTS NOTES, CODE SUMMARY & LOCATION MAPS	10/2/2020		
G-101	1ST FLOOR LIFE SAFETY PLAN AREAS B, C & E	10/2/2020		
ARCHITECTURAL				
AG-001	ARCHITECTURAL SYMBOL & MATERIAL LEGENDS, ABBREVIATIONS	10/2/2020		
AS-101	ARCHITECTURAL SITE PLAN	10/2/2020		
AS-102	OVERALL SITE PLAN & DEMO PLAN / GRADE PLAN - "MEMORIAL"	10/2/2020		
AS-401	ENLARGED SITE PLANS & DETAILS - "MEMORIAL"	10/2/2020		
AD-101	OVERALL 1ST FLOOR DEMOLITION PLAN & GENERAL DEMOLITION NOTES	10/2/2020		
AD-111B	DEMOLITION PLAN - AREA B	10/2/2020		
AD-111C	DEMOLITION PLAN - AREA C	10/2/2020		
AD-151B	REFLECTED CEILING DEMOLITION PLAN - AREA B	10/2/2020		
AD-151C	REFLECTED CEILING DEMOLITION PLAN - AREA C	10/2/2020		
A-101	OVERALL 1ST FLOOR PLAN	10/2/2020		
A-102	OVERALL ROOF PLAN	10/2/2020		
A-103	CRAWL SPACE FLOOR PLAN, SECTIONS & NOTES	10/2/2020		
A-110	DIMENSIONAL CONTROL FLOOR PLAN - AREAS B & C	10/2/2020		
A-111B	FLOOR & CLERESTORY PLAN - AREAS B & E	10/2/2020	ADD#1	10/21/2020
A-111C	FLOOR PLAN - AREAS C & E	10/2/2020		
A-112B	ROOF PLAN - AREAS B & E	10/2/2020	ADD#1	10/21/2020

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SHEET	SHEET NAME	ISSUE DATE	REVISION	REV. DATE
A-112C	ROOF PLAN - AREAS C & E	10/2/2020		
A-151B	REFLECTED CEILING PLAN - AREAS B & E	10/2/2020		
A-151C	REFLECTED CEILING PLAN - AREAS C & E	10/2/2020		
A-201	EXTERIOR ELEVATIONS	10/2/2020		
A-301	BUILDING SECTIONS	10/2/2020		
A-311	EXTERIOR WALL SECTIONS	10/2/2020		
A-312	EXTERIOR WALL SECTIONS	10/2/2020	ADD#1	10/21/2020
A-313	EXTERIOR WALL SECTIONS	10/2/2020	ADD#1	10/21/2020
A-314	EXTERIOR WALL SECTIONS	10/2/2020	ADD#1	10/21/2020
A-401	ENLARGED TOILET PLANS & ELEVATIONS	10/2/2020		
A-402	ENLARGED SHOWER PLANS & ELEVATIONS	10/2/2020		
A-403	ALTERNATE #1 ENLARGED BREAK ROOM FLOOR PLAN, ELEVATIONS, & SECTIONS	10/2/2020		
A-404	ALTERNATE #2 ENLARGED OFFICE FLOOR PLAN, RCP, ELEVATIONS, & SECTIONS	10/2/2020		
A-405	ENLARGED PLANS, ELEVATIONS, & SECTIONS	10/2/2020		
A-412	TYPICAL GUIDELINES FOR ACCESSIBLE TOILETS, ACCESSORIES, & FIXTURES	10/2/2020		
A-511	EXTERIOR SECTION DETAILS	10/2/2020		
A-512	EXTERIOR SECTION DETAILS	10/2/2020	ADD#1	10/21/2020
A-521	EXTERIOR PLAN DETAILS	10/2/2020	ADD#1	10/21/2020
A-531	EXPANSION JOINT DETAILS	10/2/2020	ADD#1	10/21/2020
A-541	TYPICAL EPDM ROOFING SYSTEM DETAILS	10/2/2020		
A-542	TYPICAL EPDM ROOFING SYSTEM DETAILS	10/2/2020		
A-601	PARTITION TYPES, DETAILS, & GENERAL NOTES	10/2/2020		
A-602	TYPICAL PARTITION & MISC. DETAILS	10/2/2020		
A-611	DOOR SCHEDULE, DOOR & FRAME TYPES, MISC. DETAILS	10/2/2020		
A-631	TYPICAL SIGNAGE TYPES & DETAILS	10/2/2020		
A-641	ROOM FINISH SCHEDULE, FINISH MATERIAL LEGEND	10/2/2020	ADD#1	10/21/2020
A-711B	1ST FLOOR FINISH PLAN - AREA B	10/2/2020		
A-711C	1ST FLOOR FINISH PLAN - AREA C	10/2/2020		
A-712B	1ST FLOOR FURNITURE & EQUIPMENT PLAN - AREA B	10/2/2020		
A-712C	1ST FLOOR FURNITURE & EQUIPMENT PLAN - AREA C	10/2/2020		
A-721	INTERIOR ELEVATIONS	10/2/2020		
A-722	INTERIOR ELEVATIONS	10/2/2020		
A-731	CASEWORK SECTIONS & DETAILS	10/2/2020		
A-732	TYPICAL LOCKER & VEST DRYING CABINET PLAN, ELEVATIONS, & SECTIONS	10/2/2020	ADD#1	10/21/2020
STRUCTURAL				
S002	GENERAL NOTES AND SPECIAL INSPECTIONS	10/2/2020		
S101	FOUNDATION PLAN - FIRST FLOOR	10/2/2020		
S102	FOUNDATION PLAN - FIRST FLOOR	10/2/2020		
S103	FOUNDATION PLAN AND DETAIL - "MEMORIAL"	10/2/2020		
S201	FRAMING PLAN - ROOF	10/2/2020	ADD#1	10/21/2020
S202	FRAMING PLAN - ROOF	10/2/2020	ADD#1	10/21/2020
S501	FITNESS ROOM DETAILS - FOUNDATION	10/2/2020		
S502	FITNESS ROOM DETAILS CONT. - FOUNDATION	10/2/2020		
S503	STORM SHELTER DETAILS - FOUNDATION	10/2/2020	ADD#1	10/21/2020
S504	SCREEN WALL DETAILS	10/2/2020		
S701	FITNESS ROOM DETAILS - FRAMING	10/2/2020		
S702	FITNESS ROOM DETAILS CONT. - FRAMING	10/2/2020	ADD#1	10/21/2020
S703	STORM SHELTER DETAILS - FRAMING	10/2/2020	ADD#1	10/21/2020
PLUMBING				

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SHEET	SHEET NAME	ISSUE DATE	REVISION	REV. DATE
P-001	PLUMBING GENERAL NOTES AND LEGENDS	10/2/2020		
PD-111B	PLUMBING DEMOLITION PLAN - AREA B	10/2/2020		
PD-111C	PLUMBING DEMOLITION PLAN - AREA C	10/2/2020		
PS-101	PLUMBING SITE PLAN	10/2/2020		
P-101	PLUMBING ROOF PLAN	10/2/2020		
P-102	PLUMBING CRAWLSPACE PLAN	10/2/2020		
P-111B	PLUMBING UNDERFLOOR PLAN - AREA B	10/2/2020		
P-111C	PLUMBING UNDERFLOOR PLAN - AREA C	10/2/2020		
P-112B	PLUMBING SANITARY SEWER PLAN - AREA B	10/2/2020	ADD#1	
P-112C	PLUMBING SANITARY SEWER PLAN - AREA C	10/2/2020	ADD#1	10/21/2020
P-113B	PLUMBING DOMESTIC WATER PLAN - AREA B	10/2/2020		
P-113C	PLUMBING DOMESTIC WATER PLAN - AREA C	10/2/2020		
P-401	PLUMBING ENLARGED PLANS	10/2/2020		
P-402	PLUMBING STORM SHELTER PLAN	10/2/2020	ADD#1	10/21/2020
P-501	PLUMBING DETAILS I	10/2/2020		
P-502	PLUMBING DETAILS II	10/2/2020		
P-601	PLUMBING SCHEDULES	10/2/2020	ADD#1	10/21/2020
P-801	PLUMBING RISER DIAGRAM	10/2/2020	ADD#1	10/21/2020
PF-101	FIRE PROTECTION PERFORMANCE SPECIFICATION	10/2/2020		
PF-102	CONCEPTUAL FIRE PROTECTION PLAN - AREA B	10/2/2020		
PF-103	CONCEPTUAL FIRE PROTECTION PLAN - AREA C	10/2/2020		
MECHANICAL				
M-001	MECHANICAL GENERAL NOTES AND LEGENDS	10/2/2020		
MD-111B	MECHANICAL DEMOLITION PLAN - AREA B	10/2/2020		
MD-111C	MECHANICAL DEMOLITION PLAN - AREA C	10/2/2020		
M-101	MECHANICAL ROOF PLAN	10/2/2020		
M-102	MECHANICAL CRAWLSPACE PLAN	10/2/2020		
M-111B	MECHANICAL HVAC PLAN - AREA B	10/2/2020		
M-111C	MECHANICAL HVAC PLAN - AREA C	10/2/2020		
M-401	MECHANICAL STORM SHELTER PLAN	10/2/2020		
M-501	MECHANICAL DETAILS I	10/2/2020		
M-502	MECHANICAL DETAILS II	10/2/2020		
M-601	MECHANICAL SCHEDULES I	10/2/2020	ADD#1	10/21/2020
M-701	MECHANICAL CONTROLS	10/2/2020	ADD#1	10/21/2020
M-901	MECHANICAL ISOMETRICS	10/2/2020		
ELECTRICAL				
EG-001	ELECTRICAL GENERAL NOTES AND LEGENDS	10/2/2020	ADD#1	10/21/2020
EG-002	ADDITIONAL CITY OF MCKINNEY TECHNICAL INFORMATION	10/21/2020	ADD#1	10/21/2020
EG-003	ADDITIONAL CITY OF MCKINNEY TECHNICAL INFORMATION	10/21/2020	ADD#1	10/21/2020
ED-100	ELECTRICAL DEMOLITION SITE PLAN	10/2/2020		
ED-101	ELECTRICAL DEMOLITION ROOF PLAN	10/2/2020	ADD#1	10/21/2020
ED-111B	ELECTRICAL DEMOLITION PLAN - AREA B	10/2/2020		
ED-111C	ELECTRICAL DEMOLITION PLAN - AREA C	10/2/2020		
E-100	ELECTRICAL SITE PLAN	10/2/2020		
E-101	ELECTRICAL ROOF PLAN	10/2/2020		
E-102	ELECTRICAL MUD SLAB FLOOR PLAN	10/2/2020		
E-103	ELECTRICAL MEMORIAL SITE PLAN	10/2/2020		
E-104	ELECTRICAL MEMORIAL LIGHTING CUT SHEETS	10/2/2020		
E-105	ELECTRICAL SITE COORDINATION PLAN	10/2/2020		

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E-111B	ELECTRICAL LIGHTING CEILING PLAN - AREA B	10/2/2020		
E-111C	ELECTRICAL LIGHTING CEILING PLAN - AREA C	10/2/2020		
E-121B	ELECTRICAL POWER FLOOR PLAN - AREA B	10/2/2020	ADD#1	10/21/2020
E-121C	ELECTRICAL POWER FLOOR PLAN - AREA C	10/2/2020		
E-131B	MECHANICAL EQUIPMENT CONNECTION FLOOR PLAN - AREA B	10/2/2020	ADD#1	10/21/2020
E-131C	REVISED CIRCUITS FOR SPLIT SYSTEM EVAPORATORS	10/21/2020	ADD#1	10/21/2020
E-141B	SPECIAL SYSTEMS FLOOR PLAN - AREA B	10/2/2020		
E-141C	SPECIAL SYSTEMS FLOOR PLAN - AREA C	10/2/2020		
E-401	ELECTRICAL ENLARGED PLANS I	10/2/2020		
E-501	ELECTRICAL DETAILS I	10/2/2020		
E-502	ELECTRICAL DETAILS II	10/2/2020		
E-601	ELECTRICAL SCHEDULES I	10/2/2020	ADD#1	10/21/2020
E-602	ELECTRICAL SCHEDULES II	10/2/2020	ADD#1	10/21/2020
CIVIL				
C-101	GENERAL NOTES	10/2/2020		
C-102	GENERAL NOTES	10/2/2020		
C-201	DEMOLITION AND PAVING & DIMENSIONAL SITE PLANS	10/2/2020		
C-301	GRADING AND UTILITY PLANS	10/2/2020		
C-302	UTILITY AND PAVING DETAILS	10/2/2020		
C-401	EROSION CONTROL PLAN AND EROSION CONTROL NOTES & DETAILS	10/2/2020		
C-402	EROSION CONTROL DETAILS	10/2/2020		
C-501	FRANCHISE UTILITY PLAN	10/2/2020		
LANDSCAPE				
L1.01	PLANTING PLAN AND DETAILS	10/2/2020		
L2.01	IRRIGATION PLAN AND DETAILS	10/2/2020		
L3.01	LANDSCAPE PLAN - "MEMORIAL"	10/2/2020		