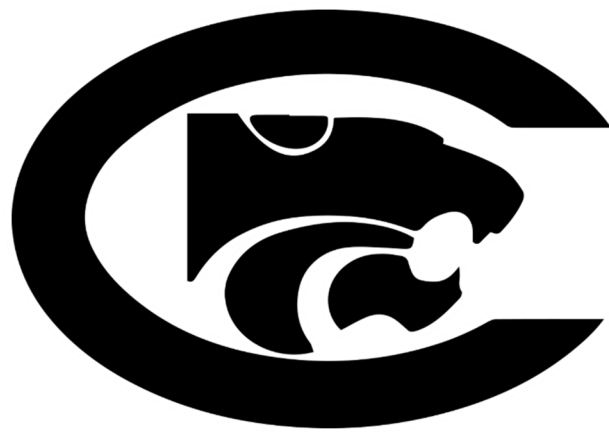


Crawford County R-II School District



Facility Maintenance Master Plan

March 2025

Book 2 of 3





TABLE OF CONTENTS

Tab 1:	High School Entrance Security
Tab 2:	Middle School Gym, Hallway, Cafeteria HVAC
Tab 3:	Demo Old Administrative Building
Tab 4:	Parking Lot Replacements
Tab 5:	Bus Facility Rock Parking Lot
Tab 6:	Bus Facility Additional Restroom
Tab 7:	Bus Facility Additional Overhead Door
Tab 8:	Softball Field Parking
Tab 9:	Sports Field Lighting
Tab 10:	Parking Lot Lighting Improvements
Tab 11:	Playground Surfacing and Fence

Tab 1:	High School Entrance Security
---------------	--------------------------------------



HS Entrance Security Renovations

FACILITY MAINTENANCE MASTER PLAN

1.6.1 - High School Entrance Security Renovations

Lump Sum		\$	86,452
General Conditions	11.0%	\$	9,510
Insurance	1.0%	\$	960
Overhead and Profit	8.0%	\$	7,754
Performance and Payment Bond	1.0%	\$	1,047
Escalation per year	3.0%	\$	3,172
Soft Costs (Includes Contingency)	25.0%	\$	27,223
TOTAL			\$ 136,117

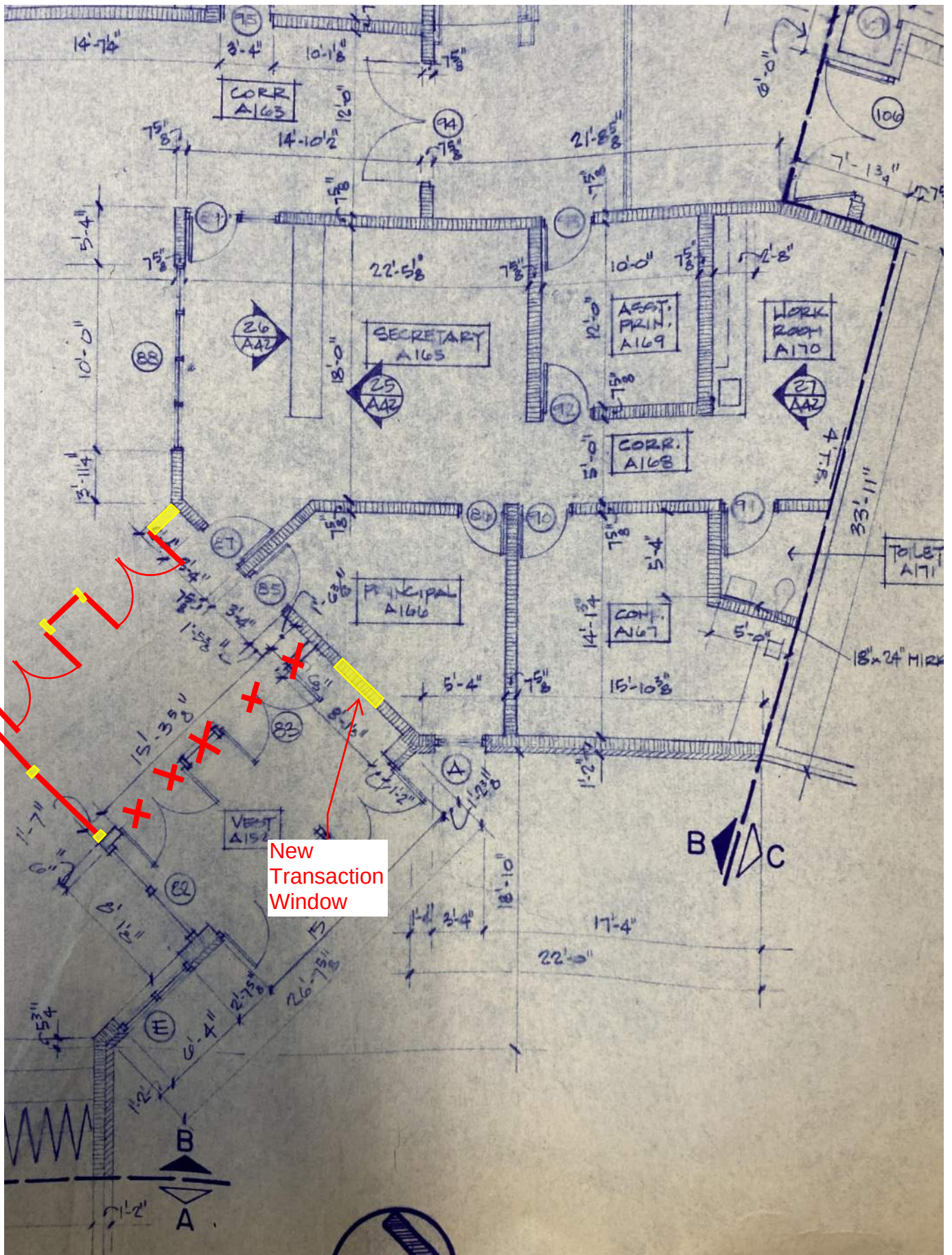
Description	Quantity	Unit	Price	Extension
Saw Cut, Remove CMU	1	ls	\$1,200.00	\$1,200
Steel Lintel	6	lf	\$275.00	\$1,650
Patch CMU	1	ls	\$1,600.00	\$1,600
BR Transaction Window	1	ea	\$6,000.00	\$6,000
Transaction Countertop	1	ea	\$1,500.00	\$1,500
Relocate FEC	1	ea	\$200.00	\$200
Relocate Drop Box	1	ea	\$500.00	\$500
Remove Finishes / MEP	340	sf	\$6.00	\$2,040
Cut / Cap / Investigate Mech & Elec	24	hrs	\$125.00	\$3,000
CMU Partition	50	sf	\$35.00	\$1,750
DW Bulkhead	247	sf	\$15.00	\$3,702
Relocate Storefront	153	sf	\$50.00	\$7,650
Add Storefront	80	sf	\$85.00	\$6,800
Rework Door Hardware As Required	1	ls	\$3,500.00	\$3,500
Security Film	234	sf	\$40.00	\$9,360
Caulking, Misc Carpentry	8	hrs	\$150.00	\$1,200
Walkoff Carpet, ACT, RB, Painting	340	sf	\$20.00	\$6,800
Patch Adjacent Areas	1	ls	\$3,000.00	\$3,000
Rework HVAC, Unit Heater	1	ls	\$10,000.00	\$10,000
Rework Power, Lighting, Heater, F/A	1	ls	\$10,000.00	\$10,000
Access Controls, Security	1	ls	\$5,000.00	\$5,000
			Subtotal*	\$86,452

* does not include markup percentages shown above

1.6.1 – High School Entrance Security Renovations

1. Scope of Work

- a. The scope of work includes renovations to the existing high school entrance vestibule to include a transaction window and provide a meeting place for visitors without entering the secured portion of the facility.
- b. To minimize the amount of interior demolition, CMU wall demolition, and possible load bearing wall demolition, and A166 (Principal or Asst. Principal) will be converted into a combined Administration Office / Public Assist room. The School District will need to further review space planning for the Administration Suite, including relocating the Asst. Principal, School Resource Officer, Secretary, and Conference Room.
- c. The work at the transaction window will require relocating a semi-recessed fire extinguisher cabinet, electrical power receptacle, and drop box. To create the transaction window, an opening in the existing CMU masonry wall will need to be created. New bullnosed CMU will likely be required at the opening to eliminate sharp outside corners. A painted steel lintel will be required at the CMU opening. A transaction countertop will be provided along with a new sliding type transition window with ballistic glass.
- d. The interior storefront (10'-0" tall x 15'-3 5/8" wide) will be relocated approximately 11 feet inside the cafeteria space. This will require new 10ft tall CMU wall partitions, and gypsum board wall framing up to the bottom of roof deck. The bottom of roof deck is approximately 16'-8" above finished floor. Relocating the interior storefront will allow the existing door (Door Opening #85) to room A166 to be within the secured vestibule.
- e. Other construction considerations include caulking, drywall bulkheads, acoustical ceilings, walk-off carpet, rubber base, paint, HVAC unit heater, interior lighting, exit signs, fire alarm, and access controls.
- f. Space planning and interior demolition within the Administration Suite has not been reviewed and is not included.



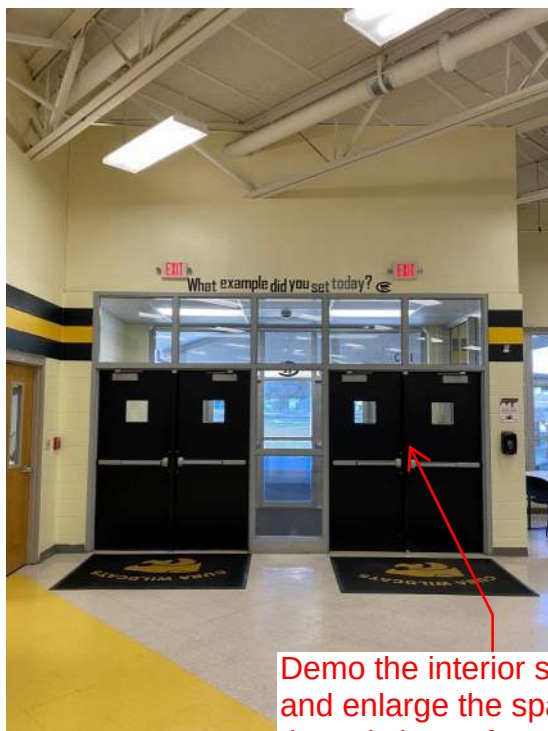
High School Entrance Security

Scope of Work

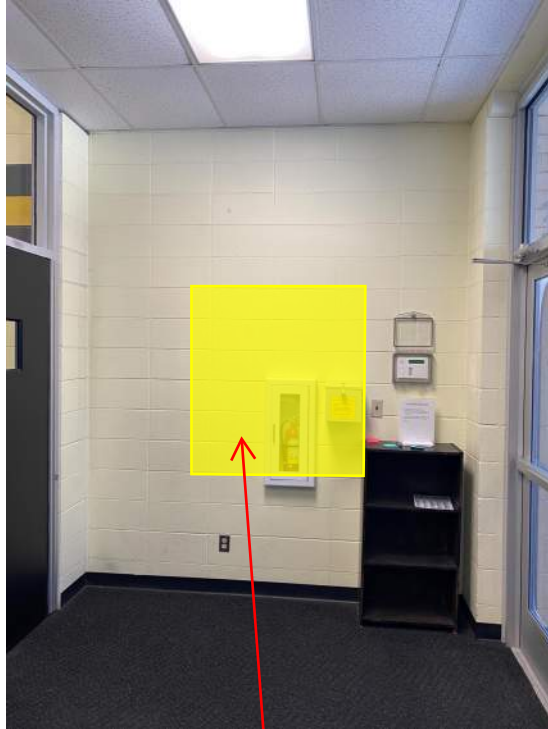
Provide new transaction window inside existing vestibule.

Enlarge existing vestibule, thus incorporating the two existing wood doors to the Administrative Suite into the vestibule.

New CMU, Drywall Bulkhead, Storefront, Aluminum Doors, Flooring, Paint, ACT, Light Fixtures, Access Control



Demo the interior storefront and enlarge the space inside the existing cafeteria



New
Transaction
Window

Tab 2:	Middle School Gym, Hallway, Cafeteria HVAC
---------------	---



MS Gym and Hallway HVAC Upgrades

FACILITY MAINTENANCE MASTER PLAN

1.6.2 - Middle School HVAC in Gymnasium and Hallways

Lump Sum		\$	362,363
General Conditions	11.0%	\$	39,860
Insurance	1.0%	\$	4,022
Overhead and Profit	8.0%	\$	32,500
Performance and Payment Bond	1.0%	\$	4,387
Escalation per year	3.0%	\$	13,294
Soft Costs (Includes Contingency)	25.0%	\$	114,106
TOTAL			\$ 570,532

Description	Quantity	Unit	Price	Extension
Remove/Infill/Patch Gym Heaters & EFs	6	ea	\$3,200.00	\$19,200
Add HVAC / Ductwork @ Gym	7,038	sf	\$28.00	\$197,064
Crane Hoisting	1	ls	\$4,000.00	\$4,000
Exterior Ductwork Insulation Jacketing	1	ls	\$1,500.00	\$1,500
CMU Penetrations / Patch	2	ea	\$1,600.00	\$3,200
Misc. Paint Touch-Up	1	ls	\$2,500.00	\$2,500
CMU Access Scaffolding	1	ls	\$5,000.00	\$5,000
Structural Modifications @ Gym RTU's	2	ea	\$5,000.00	\$10,000
Structural Modifications @ Corridor RTU's	7	ea	\$3,000.00	\$21,000
Structural Modifications @ Corridor EF's	7	ea	\$1,500.00	\$10,500
Corridor RTUs / Ductwork	7	ea	\$22,500.00	\$157,500
Corridor Exhaust Fans	7	ea	\$6,000.00	\$42,000
Remove / Reinstall Ceilings	10,715	sf	\$2.50	\$26,788
Remove Concealed Ceiling	10,715	sf	\$2.00	\$21,430
Asbestos Abatement Premium	10,715	sf	\$3.00	\$32,145
Power to RTU's	9	ea	\$3,000.00	\$27,000
Power to EF's	7	ea	\$2,000.00	\$14,000
			Subtotal*	\$362,363

* does not include markup percentages shown above



MS Cafeteria HVAC Upgrade

FACILITY MAINTENANCE MASTER PLAN

1.6.2a - Middle School HVAC in Cafeteria

Lump Sum		\$	86,742
General Conditions	11.0%	\$	9,542
Insurance	1.0%	\$	963
Overhead and Profit	8.0%	\$	7,780
Performance and Payment Bond	1.0%	\$	1,050
Escalation per year	3.0%	\$	3,182
Soft Costs (Includes Contingency)	25.0%	\$	27,315
TOTAL			\$ 136,573

Description	Quantity	Unit	Price	Extension
Replace Existing RTU's	3	ea	\$20,000.00	\$60,000
Electrical Disconnect / Reconnect	3	ea	\$1,500.00	\$4,500
Insulate Existing Ductwork	4,044	sf	\$3.00	\$12,132
Remove / Reinstall Ceilings	4,044	sf	\$2.50	\$10,110
			Subtotal*	\$86,742

** does not include markup percentages shown above*

1.6.2 – Middle School HVAC in Gymnasium, Hallways and Cafeteria

1. Existing Condition

- a. The Gymnasium is currently serviced by two (2) large exhaust fans and four (4) gas pipe unit heaters. The Gymnasium does not have its own make-up air unit to support the exhaust fans which results in the space being negatively pressured. The exhaust fans are thus “stealing” air from adjacent spaces, including the corridors and exterior pulling ambient air through the building (hot or cold, dry or humid) and creating air draft through the building.
- b. The Gymnasium roof deck is 26’-6” above finished floor.
- c. The Hallways are currently unconditioned. The clear space between the corridor roof structure and the ceiling is approximately 15.5”. The clear space becomes less at light fixture locations.
- d. The Cafeteria is currently served by three (3) rooftop units. According to facility maintenance, the existing units are loud, and the duct is likely not insulated resulting in damaged ceiling tiles from condensation.

2. Scope of Work

- a. Gymnasium – Furnish and install two (2) new rooftop HVAC units and extend exposed ductwork across the gym. Work will require structural reinforcing, exterior insulated ductwork, exterior CMU wall penetrations, exposed round duct (not-painted), HVAC controls, and electrical connections.
- b. Hallways – Furnish and install new HVAC Rooftop Units to provide conditioned air to the hallways. Furnish and install new roof mounted exhaust fans at opposite ends of the hallways to allow conditioned air to flow through the space. Structural modifications to the roof system is anticipated to support the weight of new equipment. Associated scope will include removing and reinstalling the existing acoustical ceiling tiles, and removing the existing concealed ceiling.

3. Add Alternate

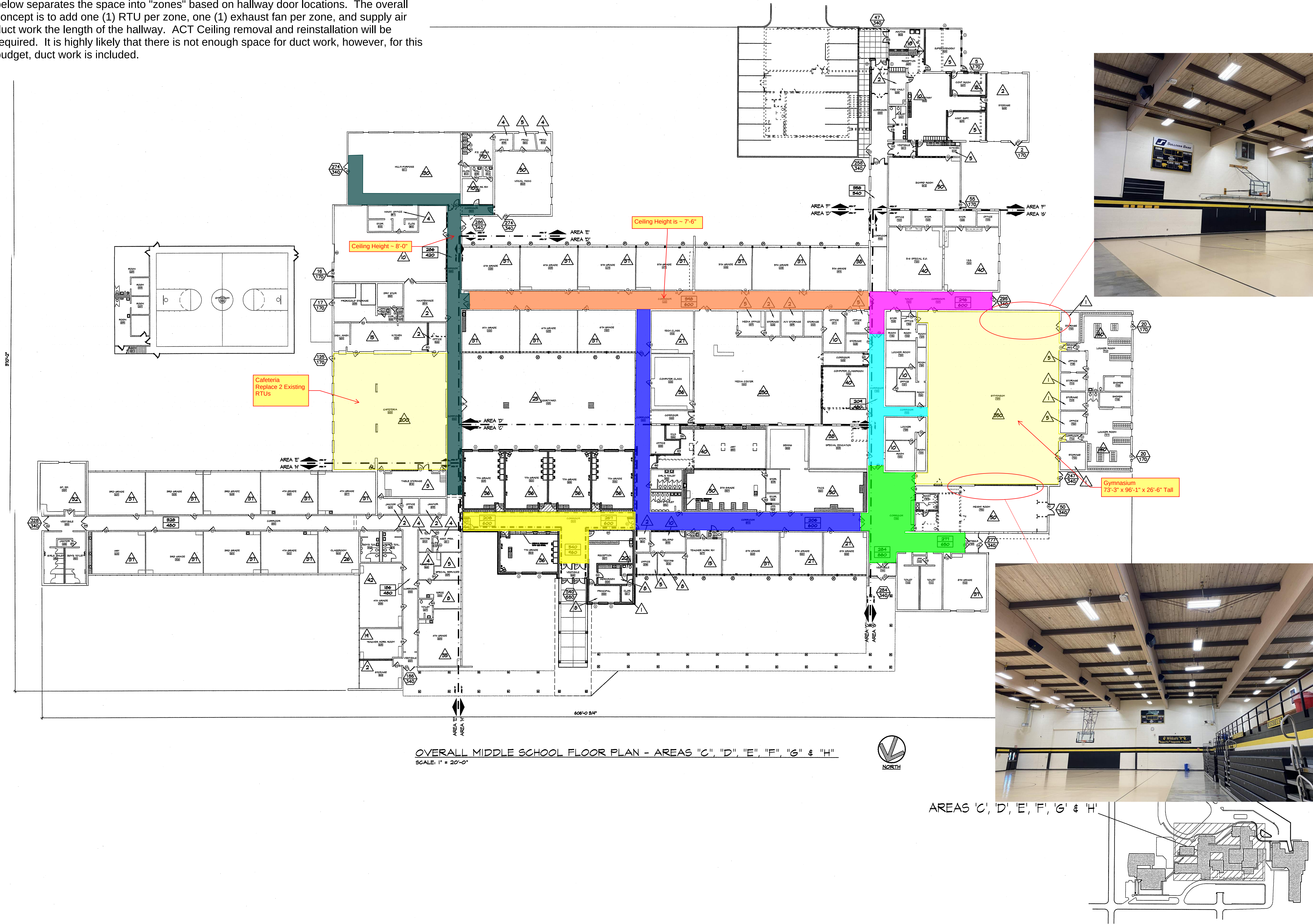
- a. Cafeteria – Furnish and install three (3) new HVAC Rooftop Units to replace the existing units. Remove ceiling tile to insulate ductwork. Re-install existing ceiling tiles.

4. Other Considerations

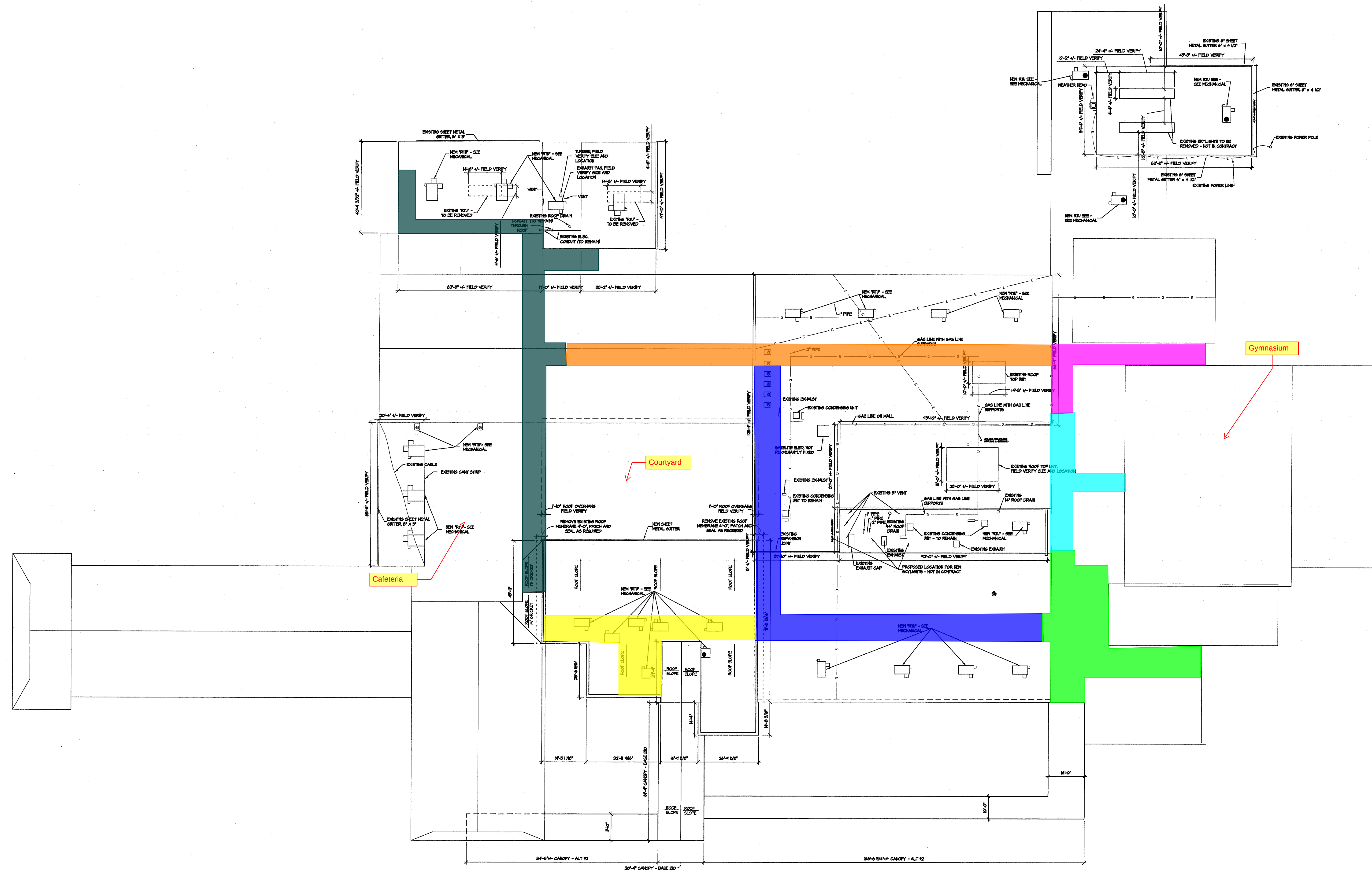
- a. Concealed False Ceiling
 - i. There is a concealed false ceiling above the current acoustical ceiling. The construction material and installation method is unknown. If not already completed, it is recommended that the school district look into Phase 1 and Phase 2 Environmental Studies to identify potentially hazardous materials.

1.6.2 - Middle School HVAC

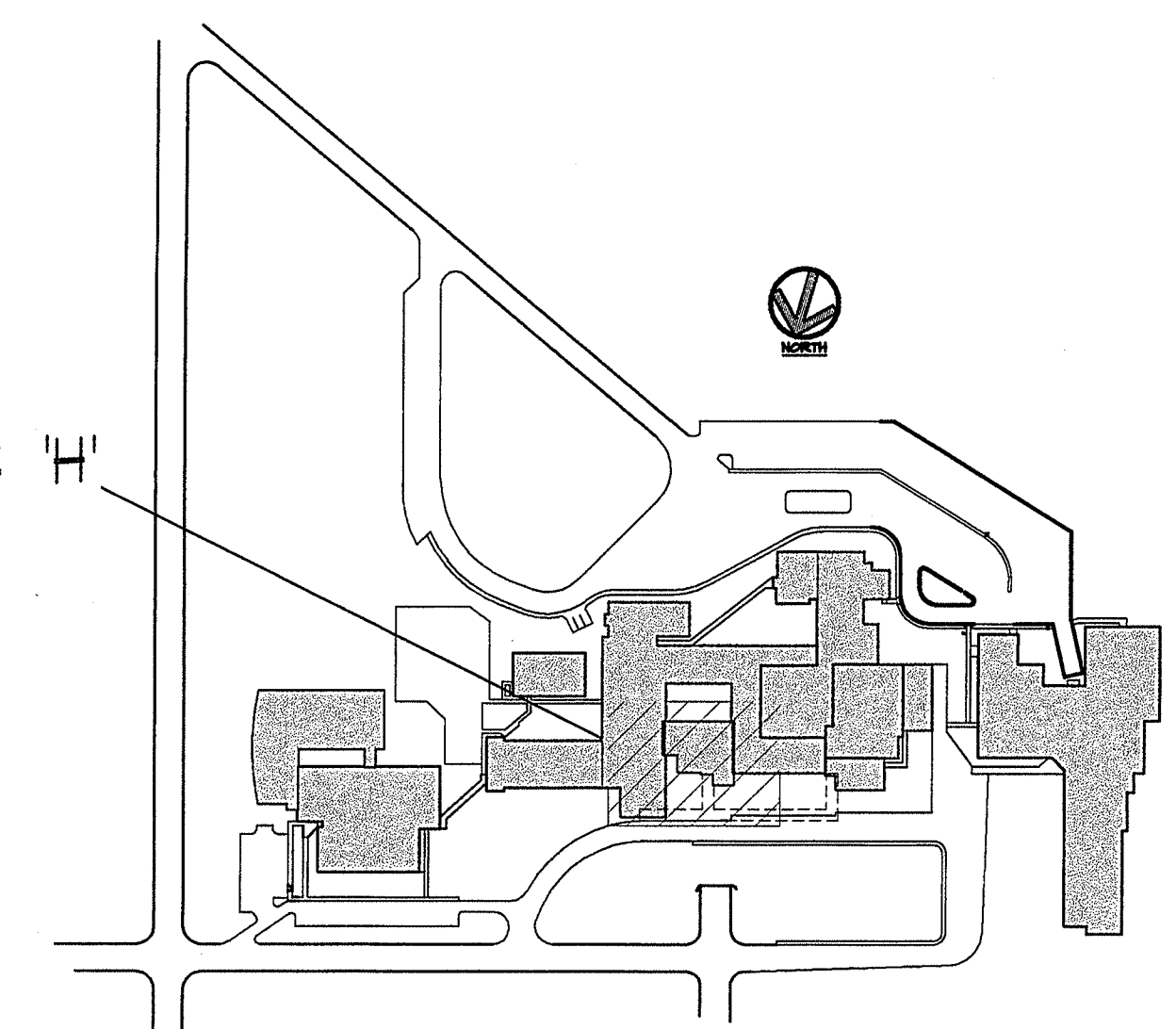
Due to restricted above ceiling space, light fixtures, and existing piping/conduit/classroom ductwork, it will be difficult to distribute conditioned air throughout the hallways. The map below separates the space into "zones" based on hallway door locations. The overall concept is to add one (1) RTU per zone, one (1) exhaust fan per zone, and supply air duct work the length of the hallway. ACT Ceiling removal and reinstallation will be required. It is highly likely that there is not enough space for duct work, however, for this budget, duct work is included.



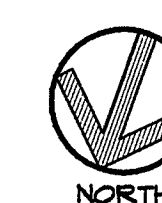
1.6.2 - Middle School HVAC



AREAS 'C', 'D', 'E', 'F', 'G' & 'H'

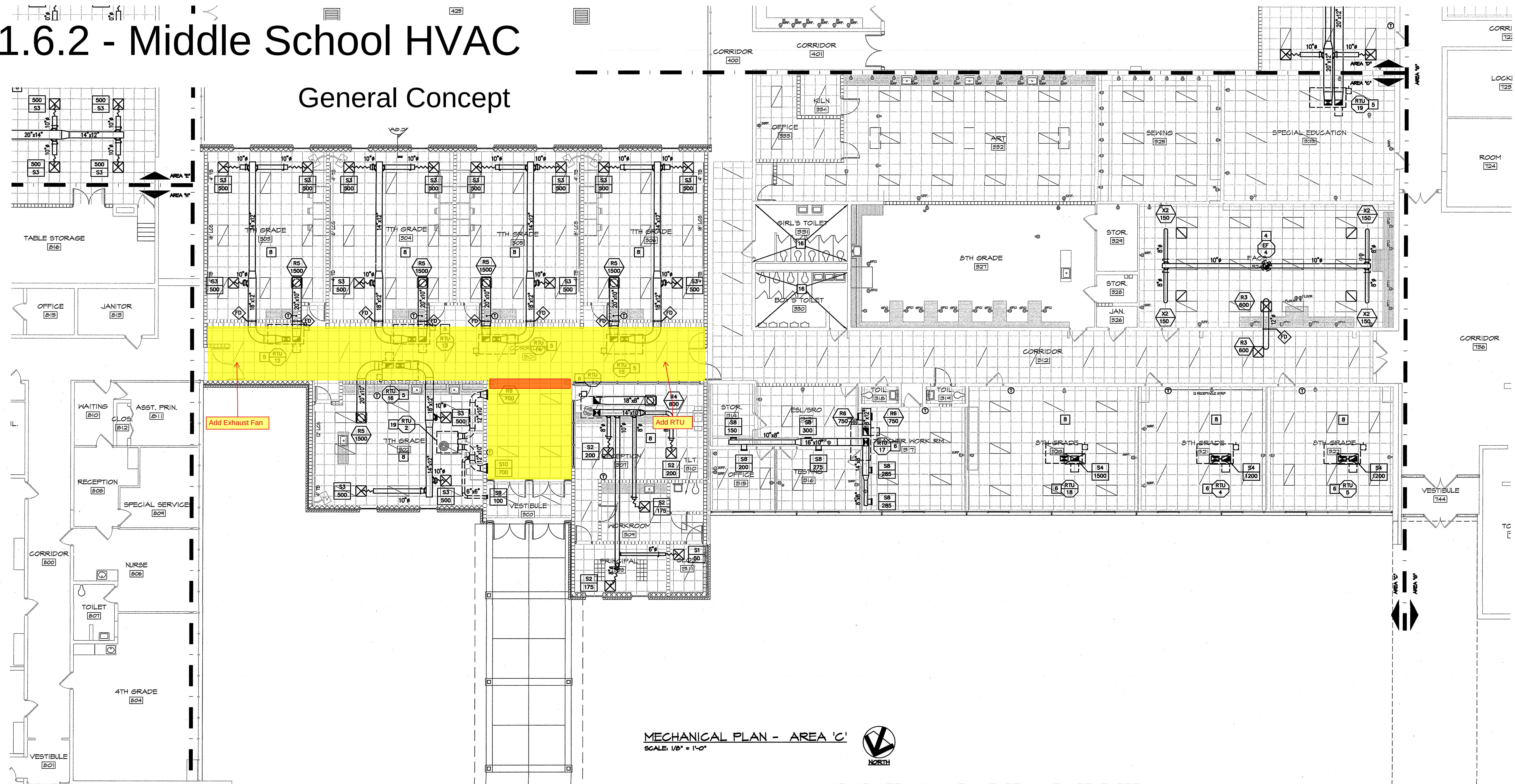


OVERALL MIDDLE SCHOOL FLOOR PLAN - AREAS "C", "D", "E", "F", "G" & "H"
SCALE: 1" = 20'-0"



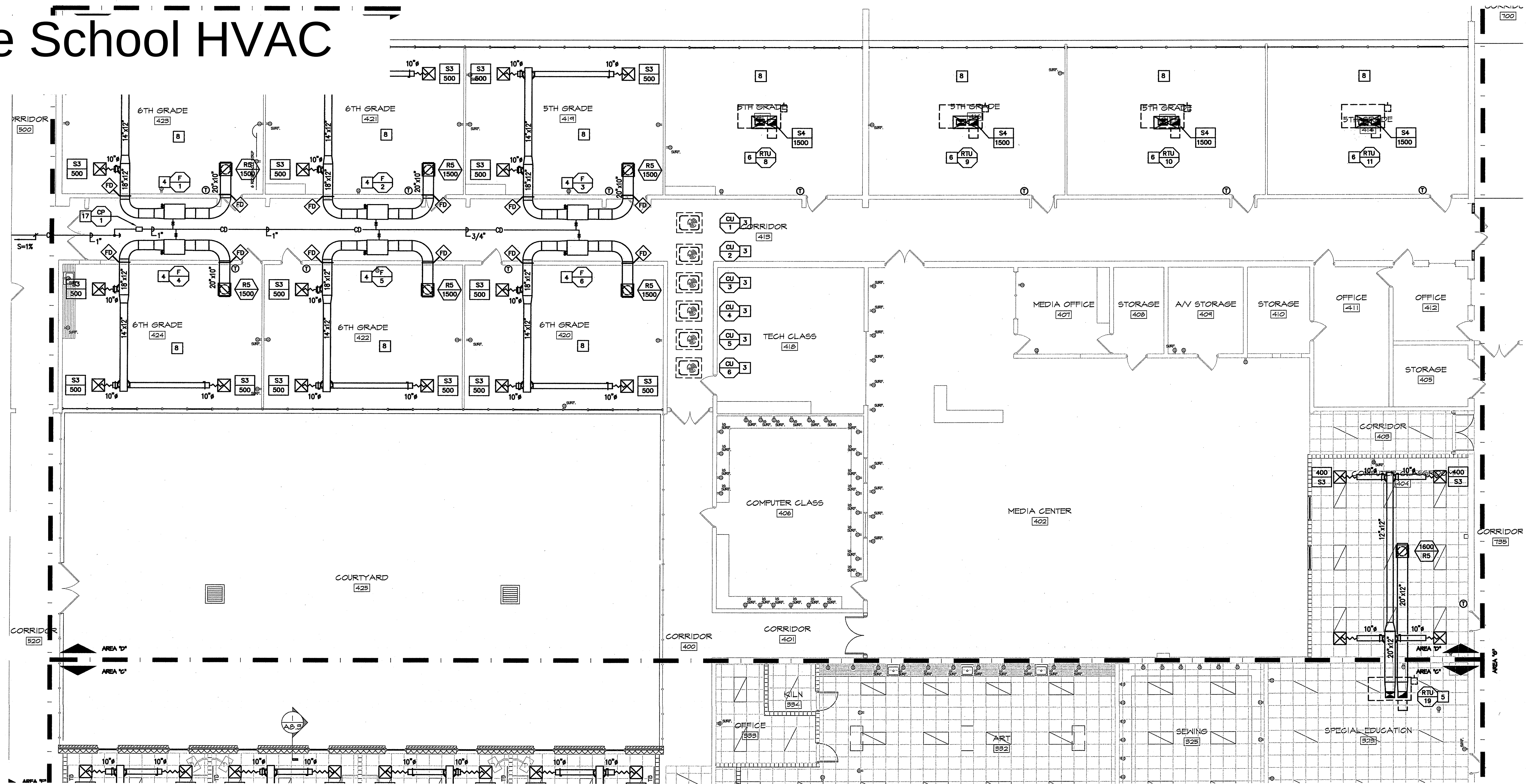
1.6.2 - Middle School HVAC

General Concept

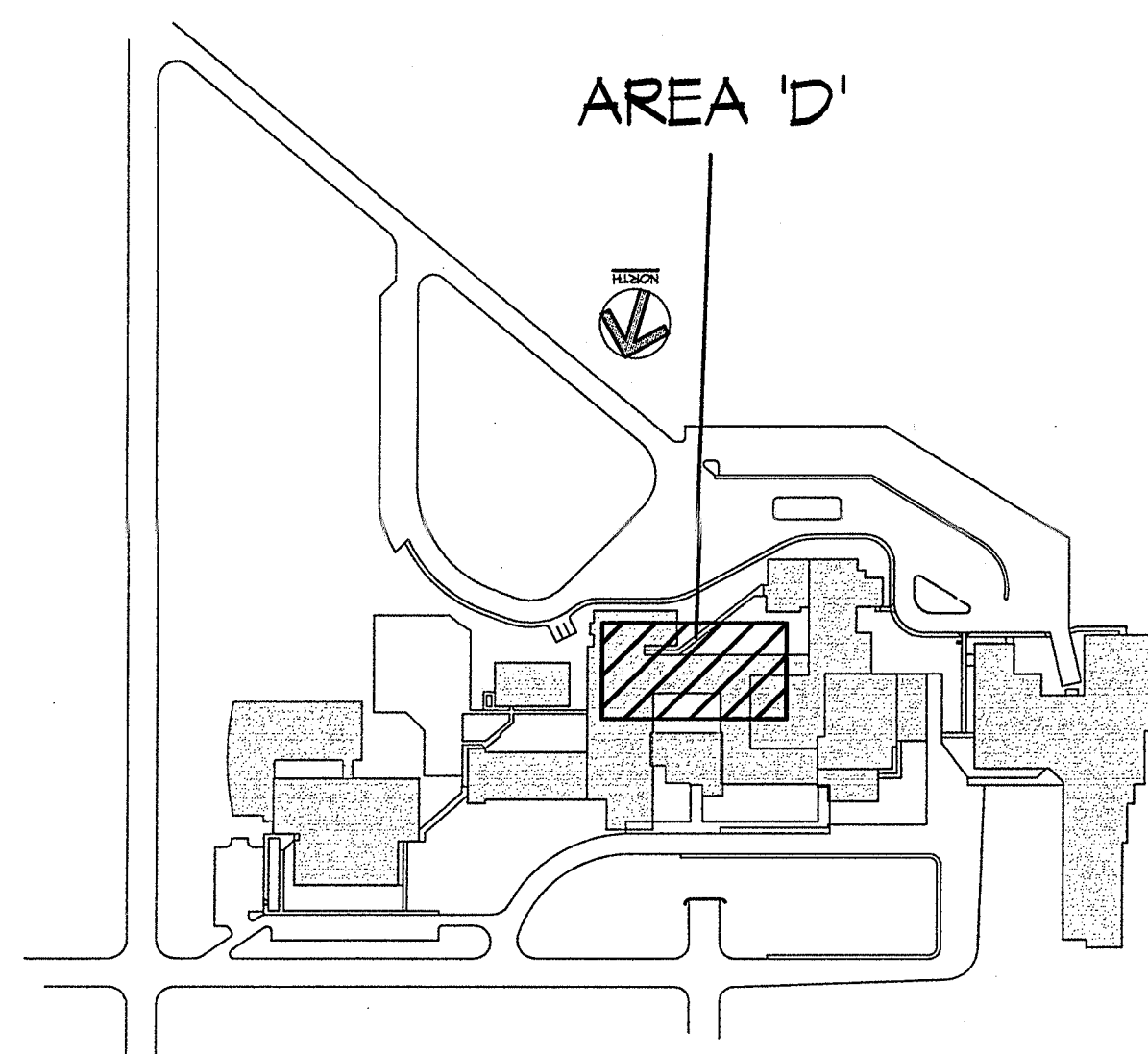


AREA 'C

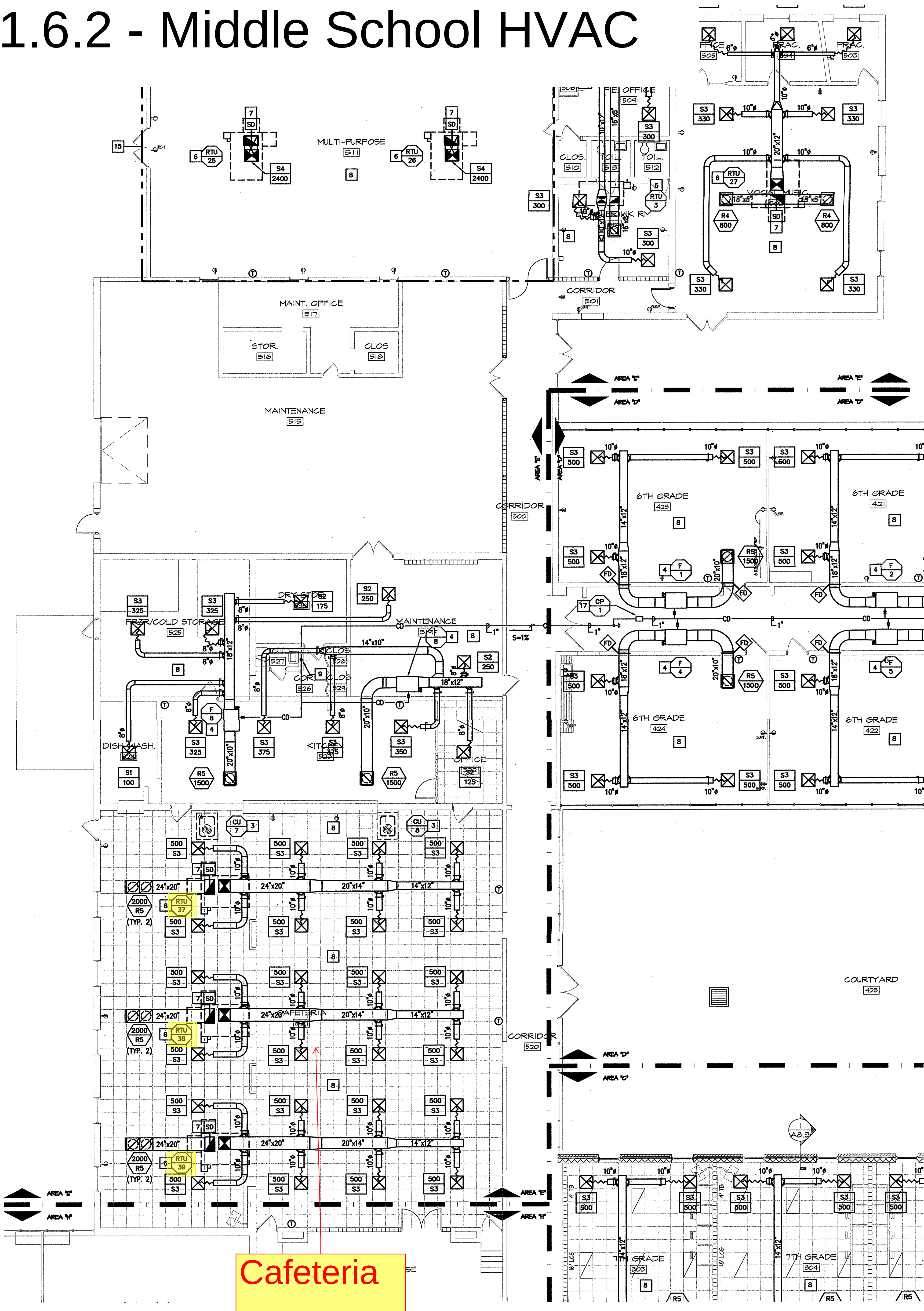
1.6.2 - Middle School HVAC



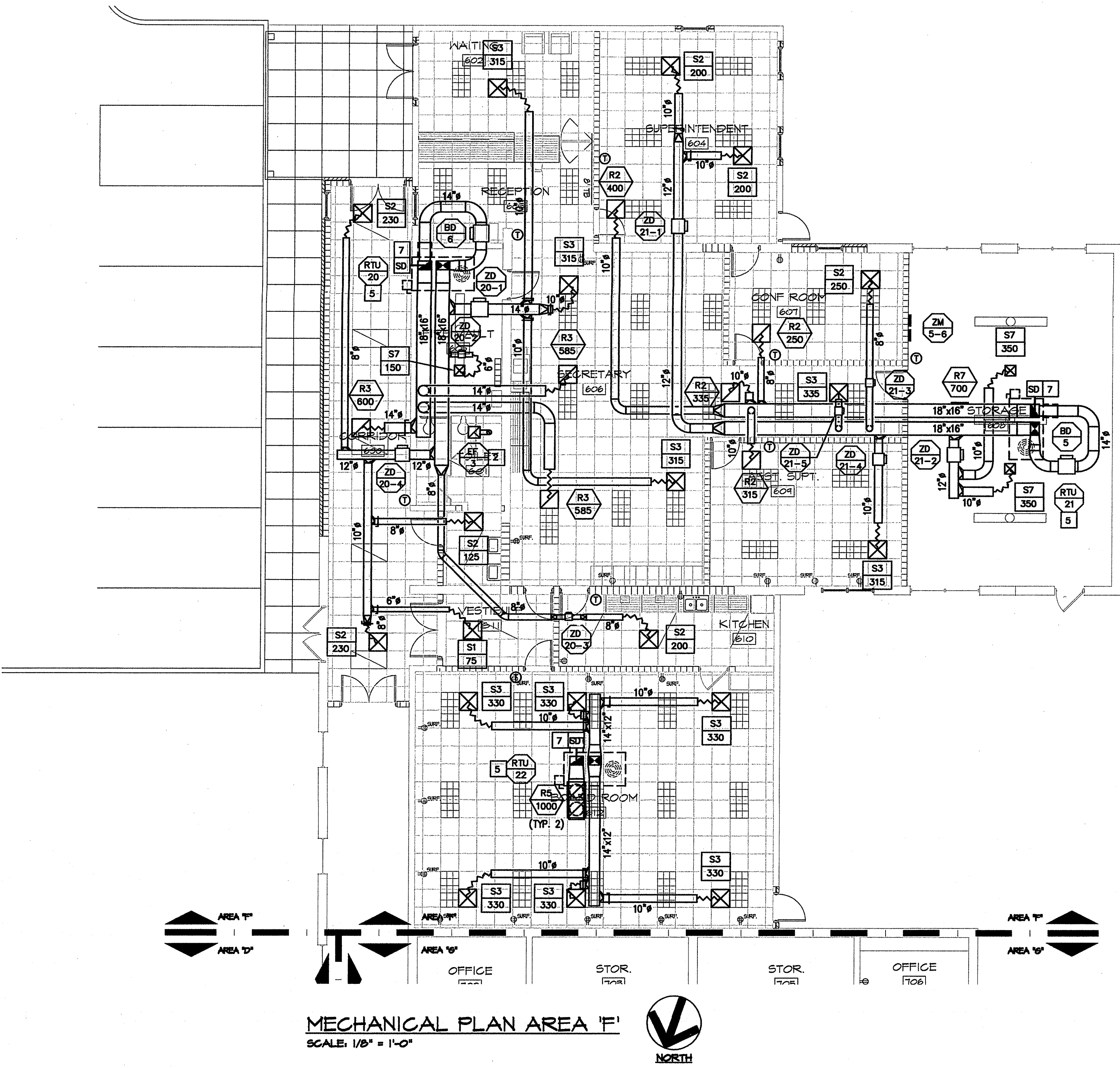
MECHANICAL PLAN - AREA 'D'
SCALE: 1/8" = 1'-0"



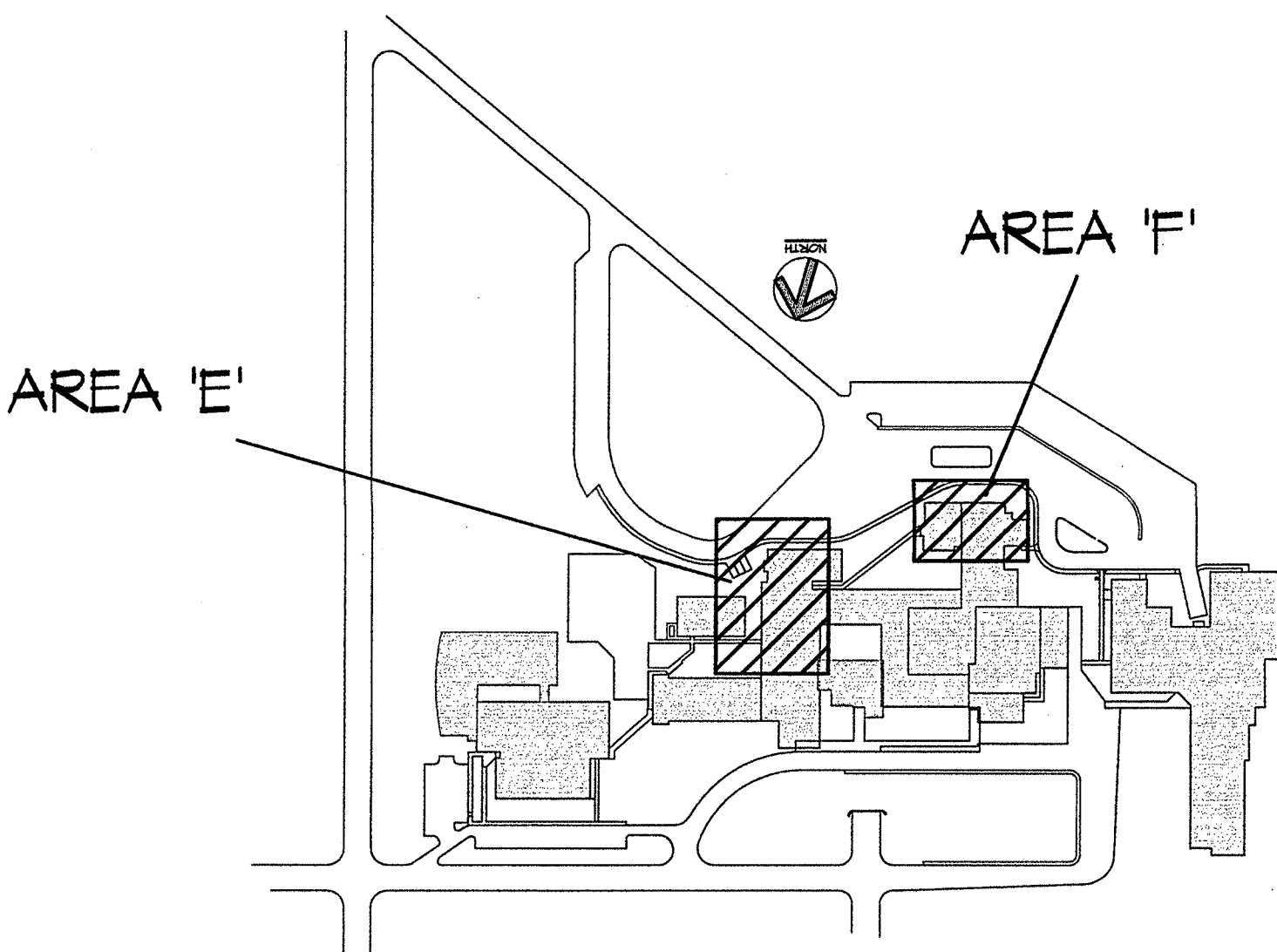
1.6.2 - Middle School HVAC



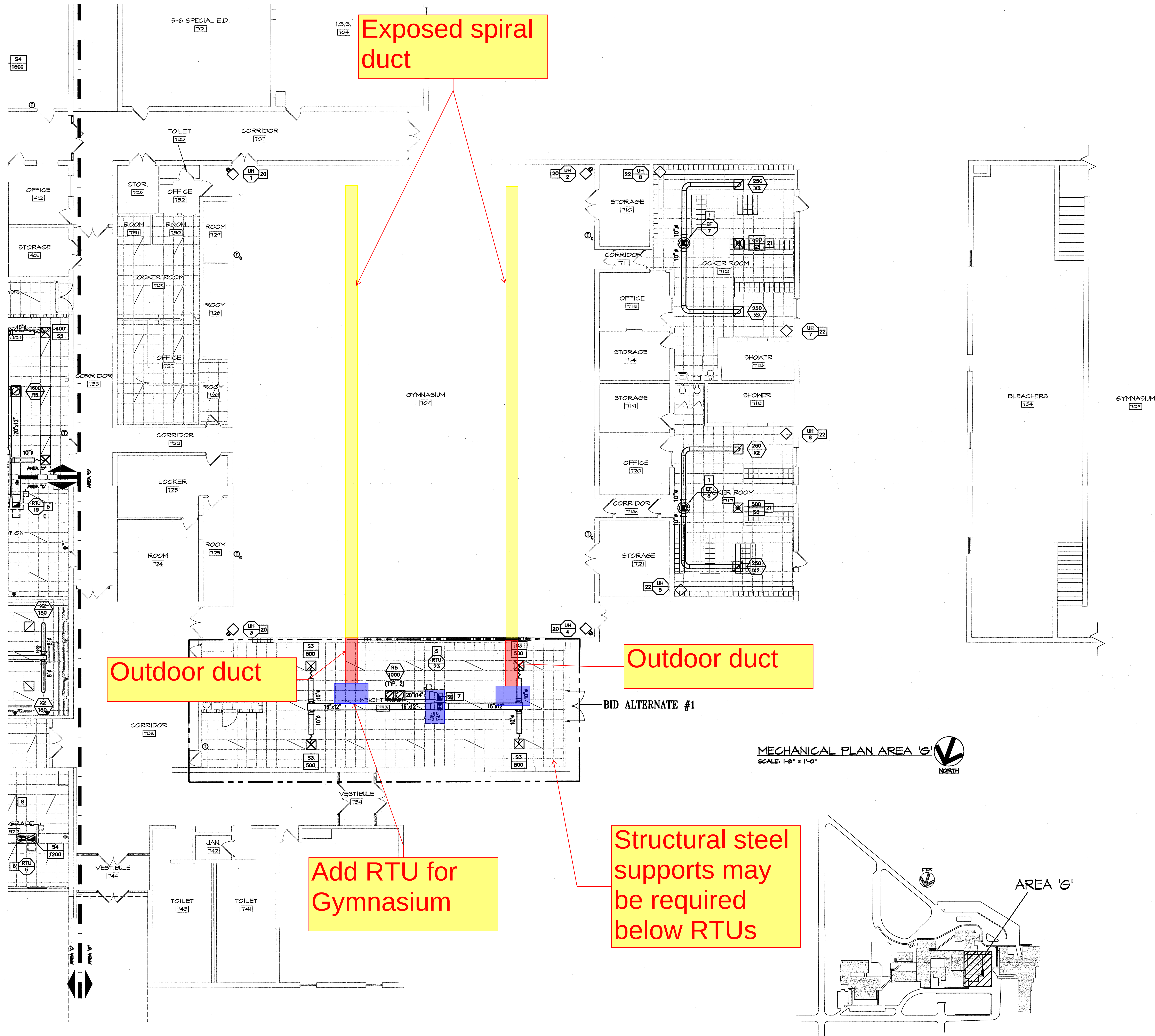
MECHANICAL PLAN AREA 'E'
SCALE: 1/8" = 1'-0"



MECHANICAL PLAN AREA 'F'
SCALE: 1/8" = 1'-0"



1.6.2 - Middle School HVAC



Cafeteria RTU's

		GAS FIRED ROOFTOP UNIT														WEIGHT (LBS)		ACCESSORIES		REMARKS	
		COOLING MBH				SUPPLY FAN				ELECTRICAL											
MA	RTU's	EFF.	TOTAL	SENS.	SEER/EBR	CFM	MIN	OJA	ESP	HP	V/PH	MCA	MOCp								
1	YORK D0305	80%	23.5	17.9	12.4/-	800	160		0.70"	1/2	208-240/1#	15.3	20	450		SPW, PCO, TDR, UMD, MD, ET, FRC, LPG	1, 2, 3				
3-5	YORK D0305	3.0	50	40	80%	46.0	32.0	11.5/10.1	1200	300	0.75"	1-1/2	208-240/3#	35.1	45	750	SPW, PCO, TDR, UMD, MD, ET, FRC, LPG	1, 2, 3			
6-19	YORK D0408	4.0	75	59	80%	52.0	37	11.0/10.0	1500	450	0.75"	1-1/2	208-240/3#	35.9	50	875	EC, SPW, PCO, TDR, UMD, MD, ET, FRC, LPG	1, 2, 3			
20-23	YORK D0600	5.0	100	79	80%	63.0	46.0	11.0/10.0	2000	450	1.0"	1-1/2	208-240/3#	41.6	60	900	EC, SPW, PCO, TDR, UMD, MD, ET, FRC, LPG	1, 2, 3			
24-27	YORK D0702	6.0	100	79	80%	74.7	48.1	-/10.3	2200	450	1.0"	1-1/2	208-240/3#	40.8	50	900	EC, SPW, PCO, TDR, UMD, MD, ET, FRC, LPG	1, 2, 3			
28-30	YORK D0900	7.5	120	96	80%	91.1	68.1	-/10.3	3000	600	1.0"	1-1/2	208-240/3#	53.5	60	1000	EC, SPW, PCO, TDR, UMD, MD, ET, FRC, LPG	1, 2, 3			
31-39	YORK D0120	10.0	180	144	80%	119.2	87.1	-/10.3	4000	*	0.60"	2	208-240/3#	66.7	80	1650	EC, SPW, PCO, TDR, CO UMD, MD, ET, FRC, LPG	1, 2, 3			
40-41	YORK D0150	12.5	180	144	80%	159.0	116.0	-/10.0	4375	*	0.75"	3	208-240/3#	75.9	90	1700	EC, SPW, PCO, TDR, CO UMD, MD, ET, FRC, LPG	1, 2, 3			
42-43	YORK D0180	15	300	240	80%	186.0	139.0	-/10.8	6000	*	0.75"	5	208-240/3#	80.9	100	2550	EC, SPW, PCO, TDR, CO UMD, MD, ET, FRC, LPG	1, 2, 3			
ACCESSORIES - FACTORY INSTALLED:																		REMARKS			
EC - DIFFERENTIAL ENTHALPY ECONOMIZER WITH POWER EXHAUST. CO - CARBON DIOXIDE SENSOR IN RETURN PATH TO MODULATE ECONOMIZER SPW - SINGLE POINT WIRING PCO - POWERED CONVENIENCE OUTLET TDR - TIME DELAY RELAY UMD - UNIT MOUNTED DISCONNECT SWITCH MD - MOTORIZED OUTDOOR AIR DAMPER LPG - LPG CONVERSION KIT																		1 - CAPACITY BASED ON 80°F EDB, 67°F EWB, AND 95° AMBIENT TEMPERATURE FROM INSIDE AIR ROOFTOP UNITS. CONTRACTOR SHALL INSTALL CLEAN FILTERS INSIDE EACH DIFFUSER BEHIND EACH RETURN AIR GRILLE. CONTRACTOR SHALL ALSO SUPPLY AN ADDITIONAL CLEAN SET OF FILTERS TO THE OWNER AT THE COMPLETION OF THE JOB.			
ACCESSORIES - FIELD INSTALLED:																					
ET - ELECTRONIC PROGRAMMABLE THERMOSTAT WITH TIMELOCK AND AUTO CHANGEOVER PROGRAM FOR FAN TO OPERATE CONTINUOUSLY DURING COOLING HOURS. RC - SPRING ISOLATION ROOF CURB BY MECHANICAL CONTRACTOR. INT - INTERNAL FRAMING AND SUPPORT BY MECHANICAL CONTRACTOR TCU - THROUGH CURB UTILITY																		* - UNIT TO HAVE CARBON DIOXIDE SENSOR IN RETURN PATH TO MODULATE ECONOMIZER FOR OUTSIDE AIR AS REQUIRED.			
APPROVED ALTERNATE MANUFACTURERS FOR ROOFTOP UNITS (MANUFACTURER/SERIES):																					
CARRIER TRANE LENNOX																					

CONDENSING UNIT SCHEDULE													
PLAN DESIG.	MANUFACTURER	MODEL #	TONS	COOLING TOTAL	MH. SEER	LINE LIQUID	SIZES SUCTION	ELECTRICAL VOLT./PH.	MCA	MOP	WEIGHT	ACCESSORIES/REMARKS	
1-8	YORK	H1RC042506	4	46.5	34.9	12	3/8" 7/8"	208/5/60	18.9	30	184	CP, OCT, CSB, LA, FD, SV	

ACCESSORIES/REMARK ABBREVIATIONS:
CP - CONCRETE PAD
OCT-OVT CYCLE TIMER DELAY
FD-FILTER DRIER

SV - SERVICE VALVES
CSB - COMPRESSOR SOUND BLANKET
LA - LOW AMBIENT CONTROL

EXHAUST FAN SCHEDULE											
PLAN DESIG.	SERVICE	MANUFACTURER	MODEL #	CFM	S.P.	MOTOR		WEIGHT	ROOF OPENING	ACCESSORIES/REMARKS	
						HP	WATTS				VOLT./PH.
1	TOILET 117	COOK	CG-140	100	0.25	-	61.7	120/1	15	-	WC, BD, LS, VI, PG
2	TOILETS 127 & 129	COOK	120 ACEB	800	0.375	1/6	-	120/1	65	15-1/2"	BD, DS, RC, TC
3	TOILET 272	COOK	CG-160	150	0.25	-	104	120/1	15	-	RAJ, BD, LS, VI, PG
4	FACS 138	COOK	100 ACEB	600	0.375	1/6	-	120/1	40	13-1/2"	BD, DS, RC, SW
5	DISHWASHER	COOK	100 ACEB	600	0.375	1/6	-	120/1	40	13-1/2"	BD, DS, RC, TC
6	TOILET 000	COOK	CG-140	100	0.25	-	61.7	120/1	15	-	WC, BD, LS, VI, PG
7-8	LOCKER RIMS 712/717	COOK	100 ACEB	500	0.375	1/6	-	120/1	40	13-1/2"	BD, DS, RC, TC

ACCESSORIES/REMARK ABBREVIATIONS:
BD - BACKDRIFT DAMPER,
DS - INSECT SCREEN
PG - PRE-WIRED DISCONNECT SWITCH.

RC - ROOF JACK
LS - INTERLOCK FOR OPERATION WITH LIGHT SWITCH

SW - IN ROOM
VERMILION ISOLATION HANGERS

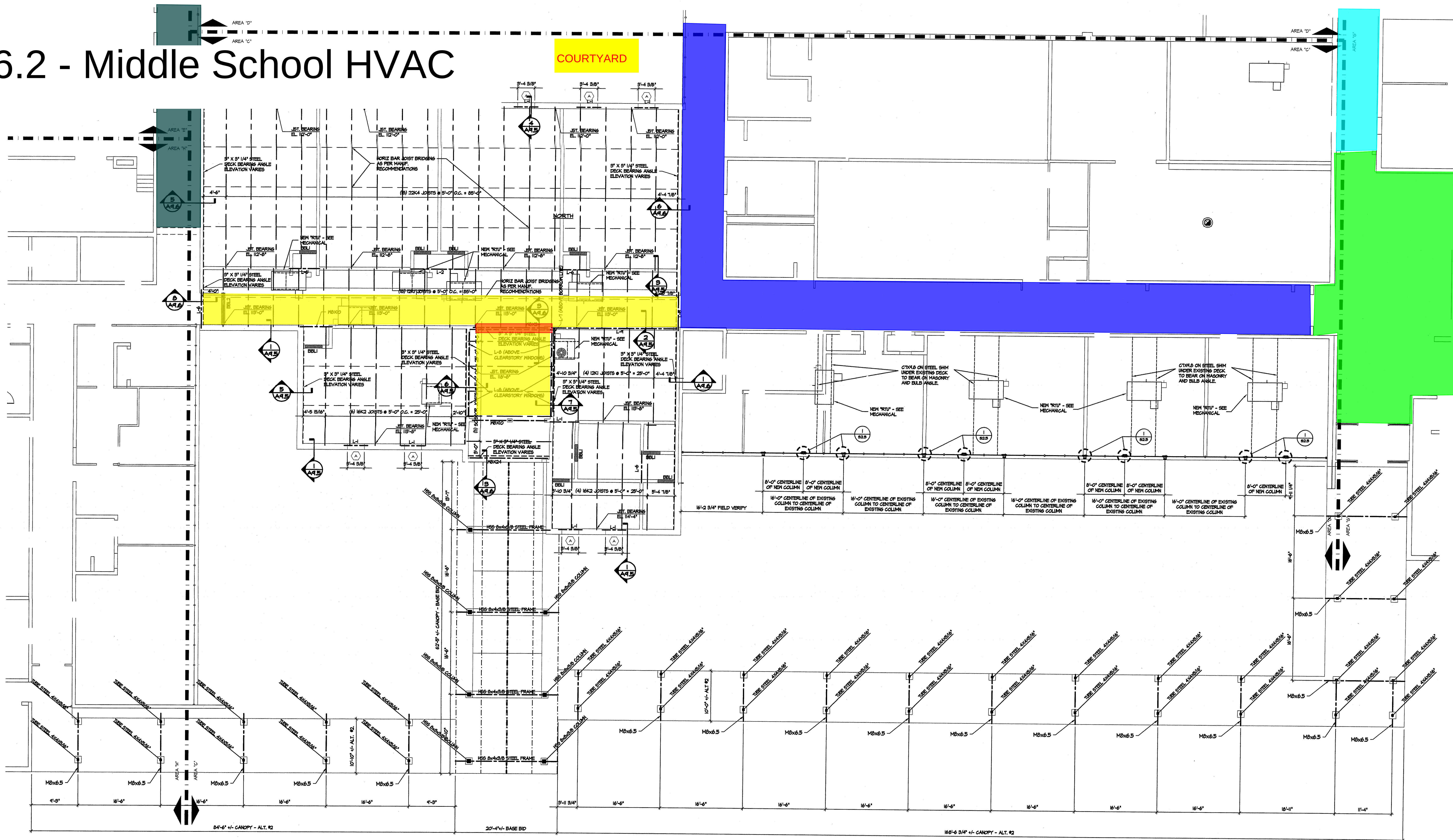
PG - WHITE PLASTIC GRILL
TC - FAN TO OPERATE
BY THERMOC

CFM	SUPPLY DIFFUSER SCHEDULE								
PLAN DESIG.	MAX. CFM	MANUFACTURER	MODEL #	NECK SIZE	MODULE SIZE	FRAME	MAX. IN.	FINISH	ACCESSORIES/REMARKS
S1	110	ANEMOSTAT	DP	6"x6" (6"x)	24"x24"	LAY-IN	<20	WHITE	SRA.OBD, 4-WAY
S2	250	ANEMOSTAT	DP	9"x9" (9"x)	24"x24"	LAY-IN	<20	WHITE	SRA.OBD, 4-WAY
S3	500	ANEMOSTAT	DP	12"x12" (10"x)	24"x24"	LAY-IN	21	WHITE	SRA.OBD, 4-WAY
S4	2500	TITUS	CSR-P	--	48"x24"	LAY-IN	36	WHITE	CONCENTRIC SUP/RTN
S5	4000	TITUS	CSR-P	--	48"x48"	LAY-IN	--	WHITE	CONCENTRIC SUP/RTN
S6	110	ANEMOSTAT	DP	6"x6" (6"x)	11.75x11.75	SURFACE	<20	WHITE	SRA.OBD, 4-WAY
S7	350	ANEMOSTAT	DP	9"x9" (10"x)	14.75x14.75	SURFACE	24	WHITE	SRA.OBD, 4-WAY
S8	300	ANEMOSTAT	S2SHO	12"x6"	--	SURFACE	35	WHITE	OBD
S9	150	ANEMOSTAT	S2VO	--	6"x6"	--	25	WHITE	SRA.OBD
S10	700	ANEMOSTAT	S2VO	--	20"x10"	--	30	WHITE	OBD

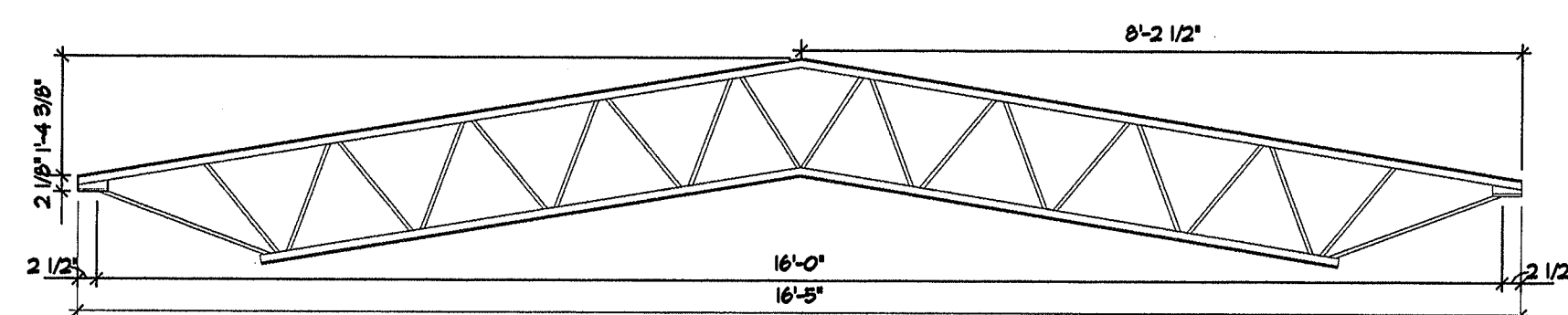
ACCESSORIES AND/OR REMARKS: ABA-SQUARES
 AL-ALUMINUM, CH-CENTER NUT, CMA-COLOR TO MATCH CEILING FINISH(FOR CLG. MTD.) OR WALL FINISH(FOR WALL MTD.), IP-INSULATED PLENUM, PPF-PERFORATED, SRA-SQUARE TO ROUND ADAPTER, OBD-OFFSET BUILT DAMPER, VE-VOLUME EXTRACTOR (MODEL DT-2).

NOTE: ALL DIFFUSER DESIGNATIONS MAY NOT BE USED ON THIS PROJECT. APPROVED MANUFACTURERS: TITUS, KRUEGER, CARNES, NAIDOR

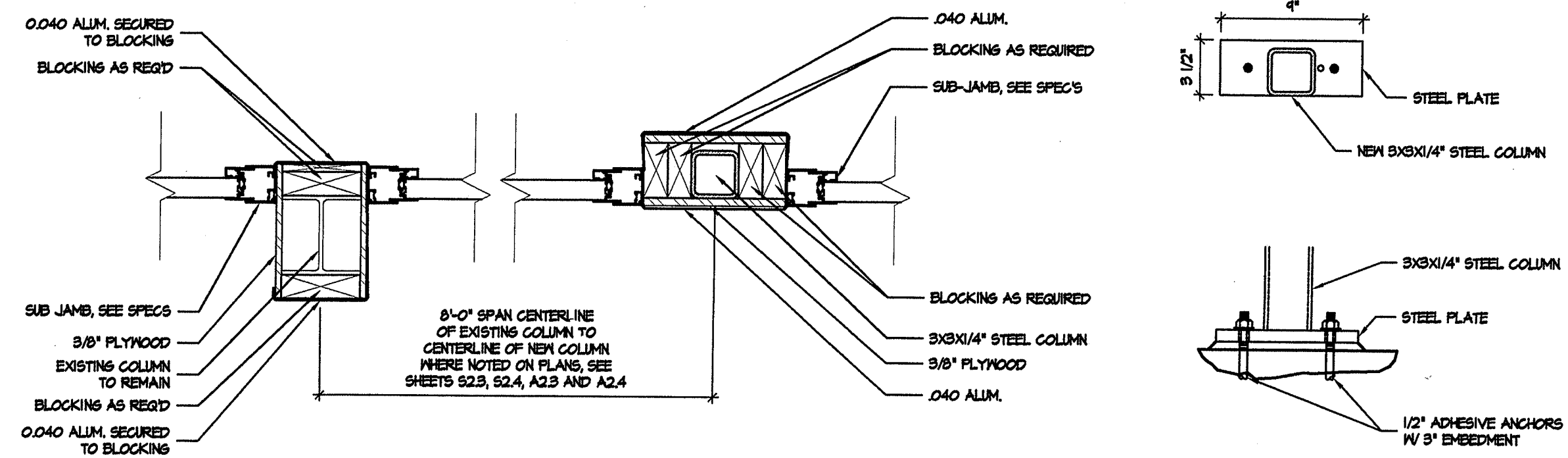
1.6.2 - Middle School HVAC



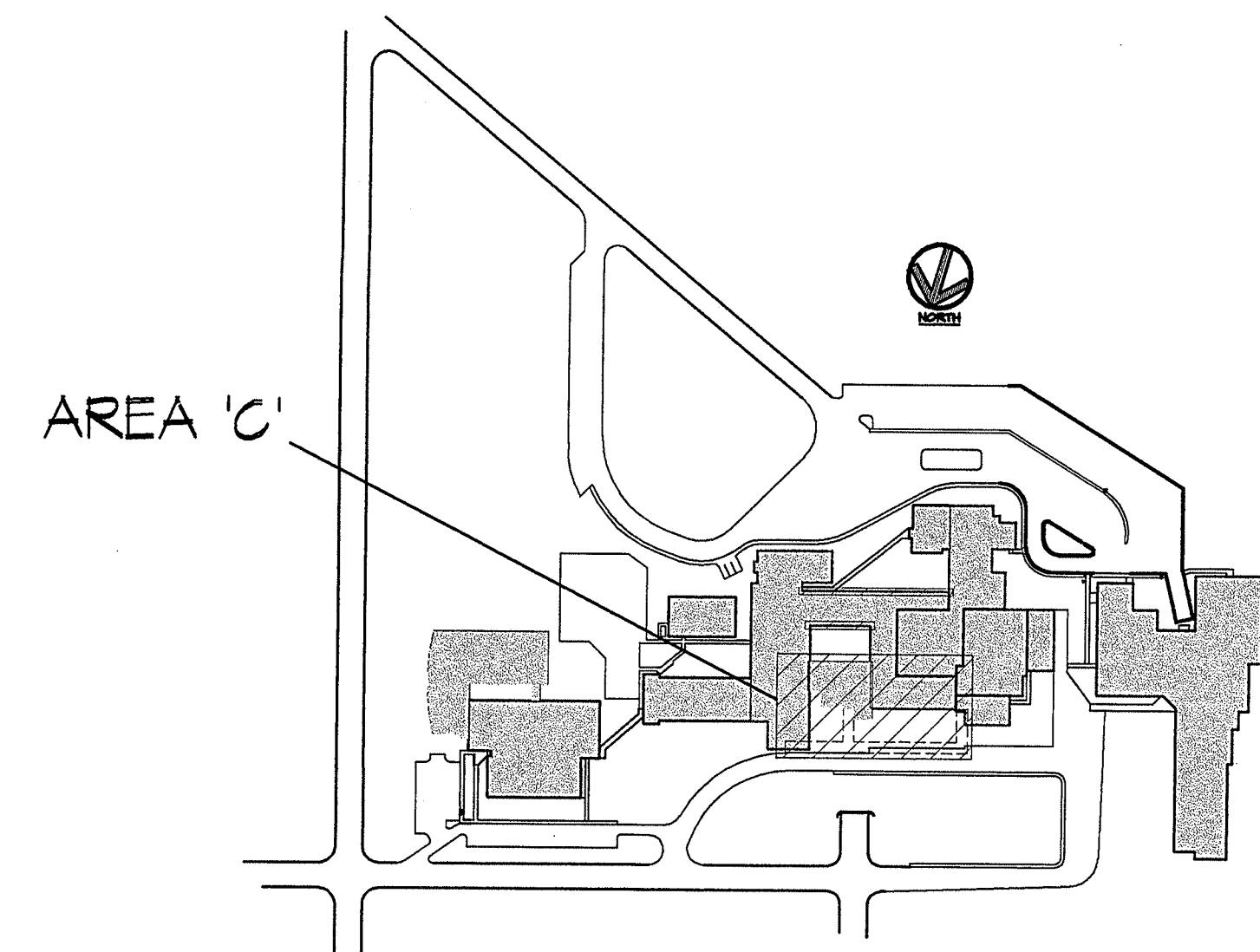
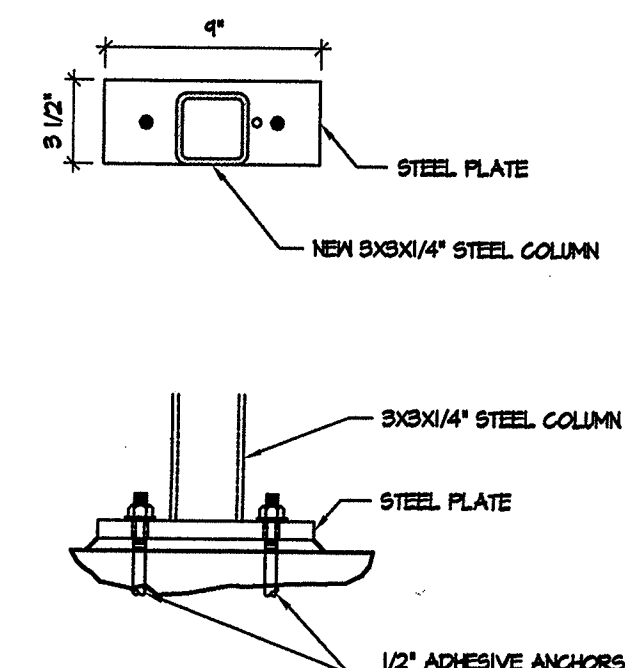
PARTIAL FRAMING PLAN - AREA 'C'
SCALE: 1/8" = 1'-0"



SCISSOR JOIST DIAGRAM
SCALE: 1/2" = 1'-0"



DETAIL 
SCALE: 1 1/2" = 1'-0"



Middle School - Cafeteria

Existing HVAC system is loud. The ductwork above the ACT ceiling sweats requiring yearly ceiling tile replacement.

Scope of Work

Furnish and Install new HVAC Rooftop Equipment

Insulate existing ductwork.



Middle School - Hallways

Hallways are currently unconditioned. Due to the Gymnasium exhaust fans, the hallways become drafty and cold in the winter.

The roof structure and ceiling heights vary throughout the middle school, but at most locations there is approximately 15.5" of clear space between the bottom roof structure beam flange and ceiling grid.

One possible solution would be to install new rooftop units in the hallways and exhaust/return fans at the end of the hallways to pull tempered air through the hallways.



Middle School - Hallways

Hallways are currently unconditioned. The roof structure and ceiling heights vary throughout the middle school, but at most locations there is approximately 15.5" of clear space between the bottom roof structure beam flange and ceiling grid.

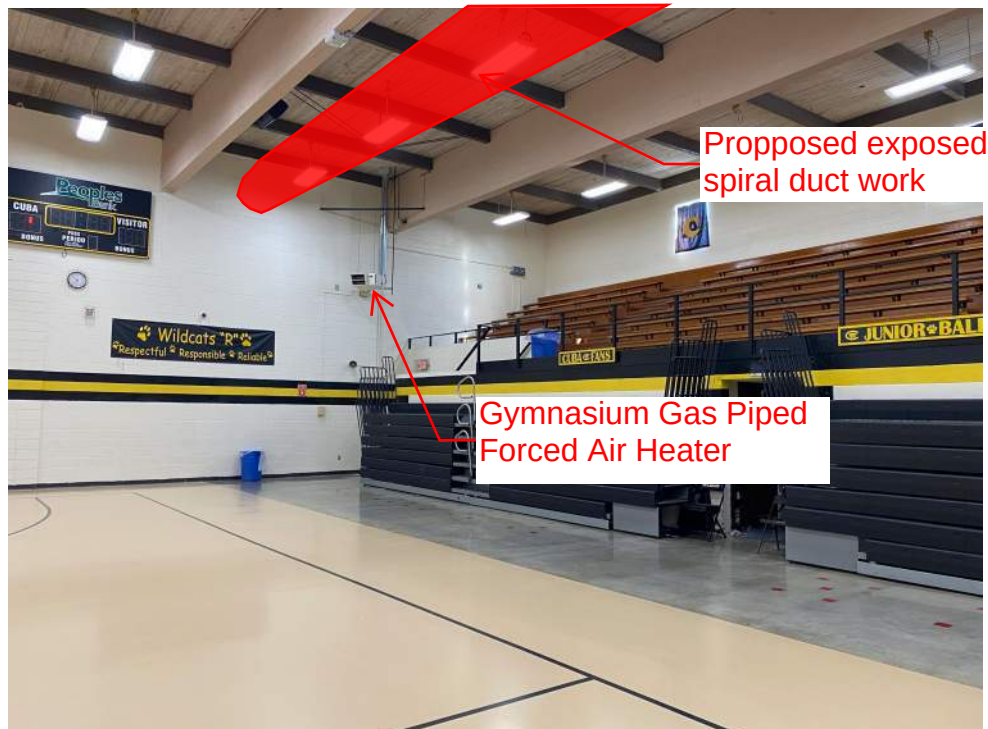


Middle School - Gymnasium

The Gymnasium currently has four (4) gas piped forced air heaters near the corners of the court floor. There are also two (2) exhaust fans on the south wall near the bottom of the roof deck.

The School District is exploring HVAC options to condition the Gymnasium.

Gymnasium:
26'-6" (t)



Middle School - Gymnasium

The Gymnasium currently has four (4) gas piped forced air heaters near the corners of the court floor. There are also two (2) exhaust fans on the south wall near the bottom of the roof deck.

The School District is exploring HVAC options to condition the Gymnasium.

Gymnasium:
26'-6" (t)

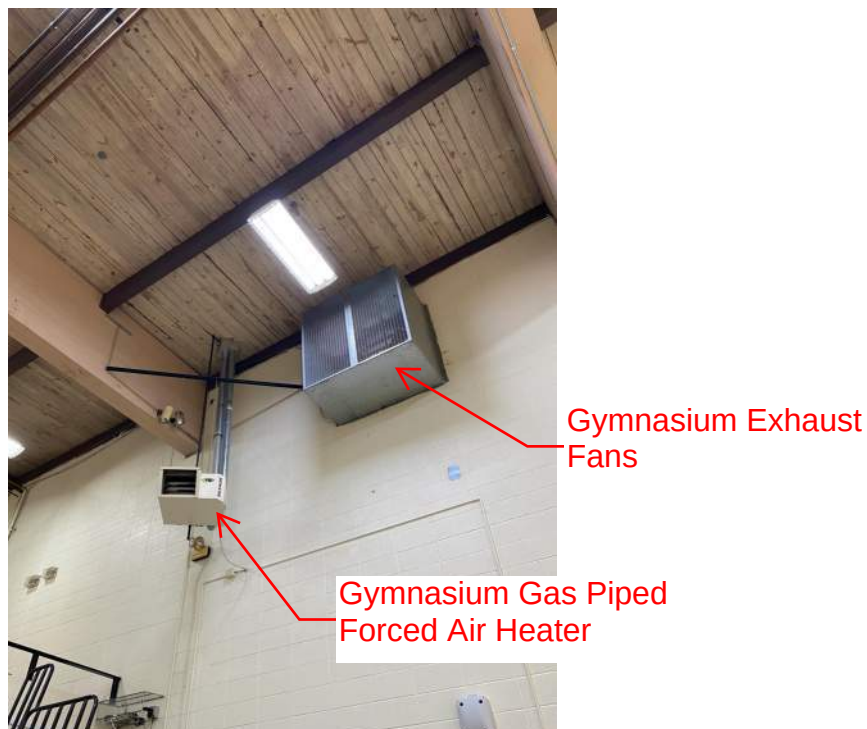


Middle School - Gymnasium

The Gymnasium currently has four (4) gas piped forced air heaters near the corners of the court floor. There are also two (2) exhaust fans on the south wall near the bottom of the roof deck.

The School District is exploring HVAC options to condition the Gymnasium.

Gymnasium:
26'-6" (t)





Possible Rooftop HVAC Unit Location



Tab 3:	Demo Old Administrative Building
---------------	---



Demo Old Administration Building

FACILITY MAINTENANCE MASTER PLAN

1.6.3 - Demo Old Administration Building

Lump Sum		\$	73,380
General Conditions	11.0%	\$	8,072
Insurance	1.0%	\$	815
Overhead and Profit	8.0%	\$	6,581
Performance and Payment Bond	1.0%	\$	888
Escalation per year	3.0%	\$	2,692
Soft Costs (Includes Contingency)	25.0%	\$	23,107
TOTAL			\$ 115,535

Description	Quantity	Unit	Price	Extension
Utility Disconnects	1	ls	\$3,500.00	\$3,500
Demo Structure / Foundation / Basement	1	ls	\$35,000.00	\$35,000
Removal of Hazardous Mat'l - Allowance	1	ls	\$5,000.00	\$5,000
Backfill Basement w/Engineered Fill	465	cy	\$32.00	\$14,880
Misc. Site Demolition	1	ls	\$7,500.00	\$7,500
Site Restoration	1,250	sy	\$6.00	\$7,500
			Subtotal*	\$73,380

** does not include markup percentages shown above*

1.6.3 – Demo Old Administration Building

1. Existing Condition

- a. The former Administration Building is a single story structure with two separate, unconnected, basement areas. The building measures approximately 90' x 80' and is appears to be wood framed construction partially on wood support posts, and partially over cast-in-place or CMU foundations. The building is located near the corner of Vance St. and S. Hickory St. next to Paul Bryan Park. Large, mature trees surround the building.
- b. The main level interior space is currently used as a storage space for old furniture including tables, chairs, bookshelves, classroom desks, and banquet seating.
- c. Only one of the basement levels was observed. The observed basement level measured 38'-9" x 24'-8" x 7' tall. Several drums of previously removed materials, primarily floor tile, has been bagged and stored within the drums. There is a small closet that contains 20+ individual gallons paint, sealers, cleaners, etc. These items will need to be properly disposed of.
- d. The building is currently fed with overhead electric. There are additional electrical meters on the exterior of the building. It is unknown what the additional meters are for or what purpose they may have served.

2. Scope of Work

- a. The scope of work will include:
 - i. Proper disposal of undocumented materials contained in the storage drums, and paint/liquids.
 - ii. Full demolition of the Administration Building, lean-to shelters, concrete door stoops, concrete stairs (2 sets), wood deck/ramp, concrete ramp and basement levels, including complete removal of the building footings and foundations.
 - iii. Demolition of the short concrete retaining walls, footings, sidewalk, and railing along the south elevation at the basement door access location.
 - iv. Backfill basement excavations.
 - v. Seed disturbed and backfilled area.
 - vi. Abatement, beyond the storage drums and identified paint/liquids, has not been included.
 - vii. Removal and/or relocation of existing stored furnishings is assumed to be completed directly by the district and is not included.

3. Other Considerations

- a. Based on the age of the former Administration Building it is assumed that it was constructed using hazardous materials. The Missouri Department of Natural Resources regulates demolition and renovation projects for institutional, commercial, public, and industrial structures. Any entity beginning demolition should be aware of the various state regulations and local ordinances that apply.

- b. If it is not already completed, it is recommended that the district conduct a Phase 1 and Phase 2 Environmental Study of the existing building to identify any hazardous materials.









Crawford County

Description

Taken Date
02/13/2025 at 02:30 pm

Upload Date
02/13/2025 at 06:13 pm

Uploaded By
Dustin Roberts

File Name
[IMG_0029.JPG](#)



Areas of the existing structure not constructed over a basement level are wood framed constructed. It is unclear if the wood posts bear directly on grade, bear on a concrete pier, driven into the earth, or embedded in a concrete pier.

Crawford County

Description

Taken Date
02/13/2025 at 02:28 pm

Upload Date
02/13/2025 at 06:12 pm

Uploaded By
Dustin Roberts

File Name
[IMG_0026.JPG](#)



South elevation. Basement foundation can be seen on the right side of the photo. Skirting is shown concealing the wood framed support.

Crawford County

Description

Taken Date
02/13/2025 at 02:28 pm

Upload Date
02/13/2025 at 06:12 pm

Uploaded By
Dustin Roberts

File Name
[IMG_0025.JPG](#)

South elevation. Basement foundation can be seen on the left side of the photo. Skirting is shown concealing the wood framed support.



Crawford County

Description

Taken Date
02/13/2025 at 02:24 pm

Upload Date
02/13/2025 at 06:13 pm

Uploaded By
Dustin Roberts

File Name
[IMG_0024.JPG](#)

East elevation. Basement foundation can be seen on the left side of the photo. The lean-to structure appears to be the access to the basement area.



Crawford County

Description

Taken Date

02/13/2025 at 02:22 pm

Upload Date

02/13/2025 at 06:14 pm

Uploaded By

Dustin Roberts

File Name

[IMG_0021.JPG](#)



North elevation. Concrete ramp extends from the road to the building.

Crawford County

Description

Taken Date

02/13/2025 at 02:20 pm

Upload Date

02/13/2025 at 06:12 pm

Uploaded By

Dustin Roberts

File Name

[IMG_0018.JPG](#)



South elevation. Basement is accessible through doorway. Soil is retained by two concrete retaining walls on either side of the doorway.

Crawford County

Description

Taken Date
02/13/2025 at 02:20 pm

Upload Date
02/13/2025 at 06:13 pm

Uploaded By
Dustin Roberts

File Name
[IMG_0016.JPG](#)

West elevation. Basement foundation can be seen on the right side of the photo. Skirting is shown concealing the wood framed support. Concrete stairs lead to the building.



Crawford County

Description

Taken Date
02/13/2025 at 02:20 pm

Upload Date
02/13/2025 at 06:12 pm

Uploaded By
Dustin Roberts

File Name
[IMG_0015.JPG](#)

West elevation. Skirting is shown concealing the wood framed support. Concrete stairs lead to the building.



Crawford County

Description

Taken Date
02/13/2025 at 02:19 pm

Upload Date
02/13/2025 at 06:12 pm

Uploaded By
Dustin Roberts

File Name
[IMG_0013.JPG](#)

West elevation. Existing trees around the building will need to be trimmed or possibly removed with the demolition.



Crawford County

Description

Taken Date
02/13/2025 at 02:19 pm

Upload Date
02/13/2025 at 06:12 pm

Uploaded By
Dustin Roberts

File Name
[IMG_0012.JPG](#)

Northeast elevation.



Crawford County

Description

Taken Date
02/13/2025 at 02:19 pm

Upload Date
02/13/2025 at 06:11 pm

Uploaded By
Dustin Roberts

File Name
[IMG_0011.JPG](#)



Crawford County

Description

Taken Date
02/13/2025 at 11:46 am

Upload Date
02/13/2025 at 06:16 pm

Uploaded By
Dustin Roberts

File Name
[IMG_9923.JPG](#)



East elevation. This portion of the building is bearing on cast-in-place concrete and partial CMU.

Crawford County

Description

Taken Date
02/13/2025 at 11:42 am

Upload Date
02/13/2025 at 06:15 pm

Uploaded By
Dustin Roberts

File Name
[IMG_9922.JPG](#)

Basement Closet. Paint buckets, sealers, and other unidentified liquids will need to be properly disposed of.



Crawford County

Description

Taken Date
02/13/2025 at 11:41 am

Upload Date
02/13/2025 at 06:15 pm

Uploaded By
Dustin Roberts

File Name
[IMG_9920.JPG](#)

Basement. Trash containers are filled with demolished tile. It is suspected that the material may contain asbestos. Testing should be completed to verify. Materials to be properly disposed of.



Crawford County

Description

Taken Date
02/13/2025 at 11:41 am

Upload Date
02/13/2025 at 06:15 pm

Uploaded By
Dustin Roberts

File Name
[IMG_9919.JPG](#)

Basement. Trash containers are filled with demolished tile. It is suspected that the material may contain asbestos. Testing should be completed to verify. Materials to be properly disposed of.



Crawford County

Description

Taken Date
02/13/2025 at 11:41 am

Upload Date
02/13/2025 at 06:15 pm

Uploaded By
Dustin Roberts

File Name
[IMG_9918.JPG](#)

Basement. Stairwell was inaccessible.



Crawford County

Description

Taken Date
02/13/2025 at 11:41 am

Upload Date
02/13/2025 at 06:15 pm

Uploaded By
Dustin Roberts

File Name
[IMG_9917.JPG](#)

Basement.



Crawford County

Description

Taken Date
02/13/2025 at 11:41 am

Upload Date
02/13/2025 at 06:15 pm

Uploaded By
Dustin Roberts

File Name
[IMG_9915.JPG](#)

Basement access from the south. Concrete retaining walls, railing, and pavement will need to be removed.



Crawford County

Description

Taken Date
02/13/2025 at 11:40 am

Upload Date
02/13/2025 at 06:15 pm

Uploaded By
Dustin Roberts

File Name
[IMG_9914.JPG](#)

South elevation.



Crawford County

Description

Taken Date
02/13/2025 at 11:38 am

Upload Date
02/13/2025 at 06:15 pm

Uploaded By
Dustin Roberts

File Name
[IMG_9909.JPG](#)

Main Level Interior. Space
is filled with old furniture.



Crawford County

Description

Taken Date
02/13/2025 at 11:38 am

Upload Date
02/13/2025 at 06:15 pm

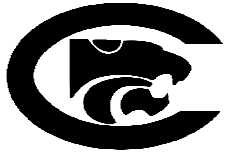
Uploaded By
Dustin Roberts

File Name
[IMG_9908.JPG](#)

Main Level Interior. Space
is filled with old furniture.



Tab 4:	Parking Lot Replacements
---------------	---------------------------------



Parking Lot Repairs and Replacement

FACILITY MAINTENANCE MASTER PLAN

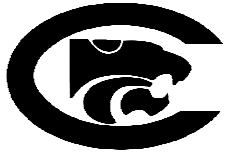
1.6.4 - Parking Lot Repairs and Replacement

Lump Sum		\$	1,344,241
General Conditions	11.0%	\$	147,866
Insurance	1.0%	\$	14,921
Overhead and Profit	8.0%	\$	120,562
Performance and Payment Bond	1.0%	\$	16,276
Escalation per year	3.0%	\$	49,316
Soft Costs (Includes Contingency)	25.0%	\$	423,296
TOTAL			\$ 2,116,478

Description	Quantity	Unit	Price	Extension
Remove Asphalt	253,792	sf	\$1.10	\$279,171
Misc. Grading, Pavement Prep	253,792	sf	\$0.30	\$76,138
Curb & Gutter	620	lf	\$36.00	\$22,320
Standard Duty Asphalt	8,998	sy	\$29.50	\$265,441
Heavy Duty Asphalt	19,202	sy	\$35.50	\$681,671
Striping	1	ls	\$8,500.00	\$8,500
Seeding, Site Restoration	1	ls	\$11,000.00	\$11,000
			Subtotal*	\$1,344,241

** does not include markup percentages shown above*

	Const. Budget	Loaded Budget
Area A	\$60,083	\$94,599
Area B	\$58,418	\$91,978
Area C	\$556,054	\$875,494
Area D	\$444,782	\$700,299
Area E	\$224,905	\$354,108
Subtotal	\$1,344,241	\$2,116,478



Parking Lot Replacement Area A

FACILITY MAINTENANCE MASTER PLAN

1.6.4a - Parking Lot Replacement - Area A

Lump Sum		\$	60,083
General Conditions	11.0%	\$	6,609
Insurance	1.0%	\$	667
Overhead and Profit	8.0%	\$	5,389
Performance and Payment Bond	1.0%	\$	727
Escalation per year	3.0%	\$	2,204
Soft Costs (Includes Contingency)	25.0%	\$	18,920
TOTAL			\$ 94,599

Description	Quantity	Unit	Price	Extension
Remove Asphalt	11,760	sf	\$1.10	\$12,936
Misc. Grading, Pavement Prep	11,760	sf	\$0.30	\$3,528
Standard Duty Asphalt	880	sy	\$29.50	\$25,960
Heavy Duty Asphalt	427	sy	\$35.50	\$15,159
Striping	1	ls	\$1,000.00	\$1,000
Seeding, Site Restoration	1	ls	\$1,500.00	\$1,500
			Subtotal*	\$60,083

** does not include markup percentages shown above*



Parking Lot Replacement Area B

FACILITY MAINTENANCE MASTER PLAN

1.6.4b - Parking Lot Replacement - Area B

Lump Sum		\$	58,418
General Conditions	11.0%	\$	6,426
Insurance	1.0%	\$	648
Overhead and Profit	8.0%	\$	5,239
Performance and Payment Bond	1.0%	\$	707
Escalation per year	3.0%	\$	2,143
Soft Costs (Includes Contingency)	25.0%	\$	18,396
TOTAL			\$ 91,978

Description	Quantity	Unit	Price	Extension
Remove Asphalt	11,062	sf	\$1.10	\$12,168
Misc. Grading, Pavement Prep	11,062	sf	\$0.30	\$3,319
Standard Duty Asphalt	533	sy	\$29.50	\$15,724
Heavy Duty Asphalt	696	sy	\$35.50	\$24,708
Striping	1	ls	\$1,000.00	\$1,000
Seeding, Site Restoration	1	ls	\$1,500.00	\$1,500
			Subtotal*	\$58,418

** does not include markup percentages shown above*



Parking Lot Replacement Area C

FACILITY MAINTENANCE MASTER PLAN

1.6.4c - Parking Lot Replacement - Area C

Lump Sum		\$	556,054
General Conditions	11.0%	\$	61,166
Insurance	1.0%	\$	6,172
Overhead and Profit	8.0%	\$	49,871
Performance and Payment Bond	1.0%	\$	6,733
Escalation per year	3.0%	\$	20,400
Soft Costs (Includes Contingency)	25.0%	\$	175,099
TOTAL			\$ 875,494

Description	Quantity	Unit	Price	Extension
Remove Asphalt	105,725	sf	\$1.10	\$116,298
Misc. Grading, Pavement Prep	105,725	sf	\$0.30	\$31,718
Standard Duty Asphalt	2,580	sy	\$29.50	\$76,110
Heavy Duty Asphalt	9,167	sy	\$35.50	\$325,429
Striping	1	ls	\$3,000.00	\$3,000
Seeding, Site Restoration	1	ls	\$3,500.00	\$3,500
			Subtotal*	\$556,054

* does not include markup percentages shown above



Parking Lot Replacement Area D

FACILITY MAINTENANCE MASTER PLAN

1.6.4d - Parking Lot Replacement - Area D

Lump Sum		\$	444,782
General Conditions	11.0%	\$	48,926
Insurance	1.0%	\$	4,937
Overhead and Profit	8.0%	\$	39,892
Performance and Payment Bond	1.0%	\$	5,385
Escalation per year	3.0%	\$	16,318
Soft Costs (Includes Contingency)	25.0%	\$	140,060
TOTAL			\$ 700,299

Description	Quantity	Unit	Price	Extension
Remove Asphalt	86,452	sf	\$1.10	\$95,097
Misc. Grading, Pavement Prep	86,452	sf	\$0.30	\$25,936
Standard Duty Asphalt	3,794	sy	\$29.50	\$111,923
Heavy Duty Asphalt	5,812	sy	\$35.50	\$206,326
Striping	1	ls	\$2,500.00	\$2,500
Seeding, Site Restoration	1	ls	\$3,000.00	\$3,000
			Subtotal*	\$444,782

* does not include markup percentages shown above



Parking Lot Replacement Area E

FACILITY MAINTENANCE MASTER PLAN

1.6.4e - Parking Lot Replacement - Area E

Lump Sum		\$	224,905
General Conditions	11.0%	\$	24,740
Insurance	1.0%	\$	2,496
Overhead and Profit	8.0%	\$	20,171
Performance and Payment Bond	1.0%	\$	2,723
Escalation per year	3.0%	\$	8,251
Soft Costs (Includes Contingency)	25.0%	\$	70,822
TOTAL			\$ 354,108

Description	Quantity	Unit	Price	Extension
Remove Asphalt	38,793	sf	\$1.10	\$42,672
Misc. Grading, Pavement Prep	38,793	sf	\$0.30	\$11,638
Curb & Gutter	620	lf	\$36.00	\$22,320
Standard Duty Asphalt	1,211	sy	\$29.50	\$35,725
Heavy Duty Asphalt	3,100	sy	\$35.50	\$110,050
Striping	1	ls	\$1,000.00	\$1,000
Seeding, Site Restoration	1	ls	\$1,500.00	\$1,500
			Subtotal*	\$224,905

** does not include markup percentages shown above*

1.6.4 – Parking Lot Repairs and Replacement

1. Existing Condition

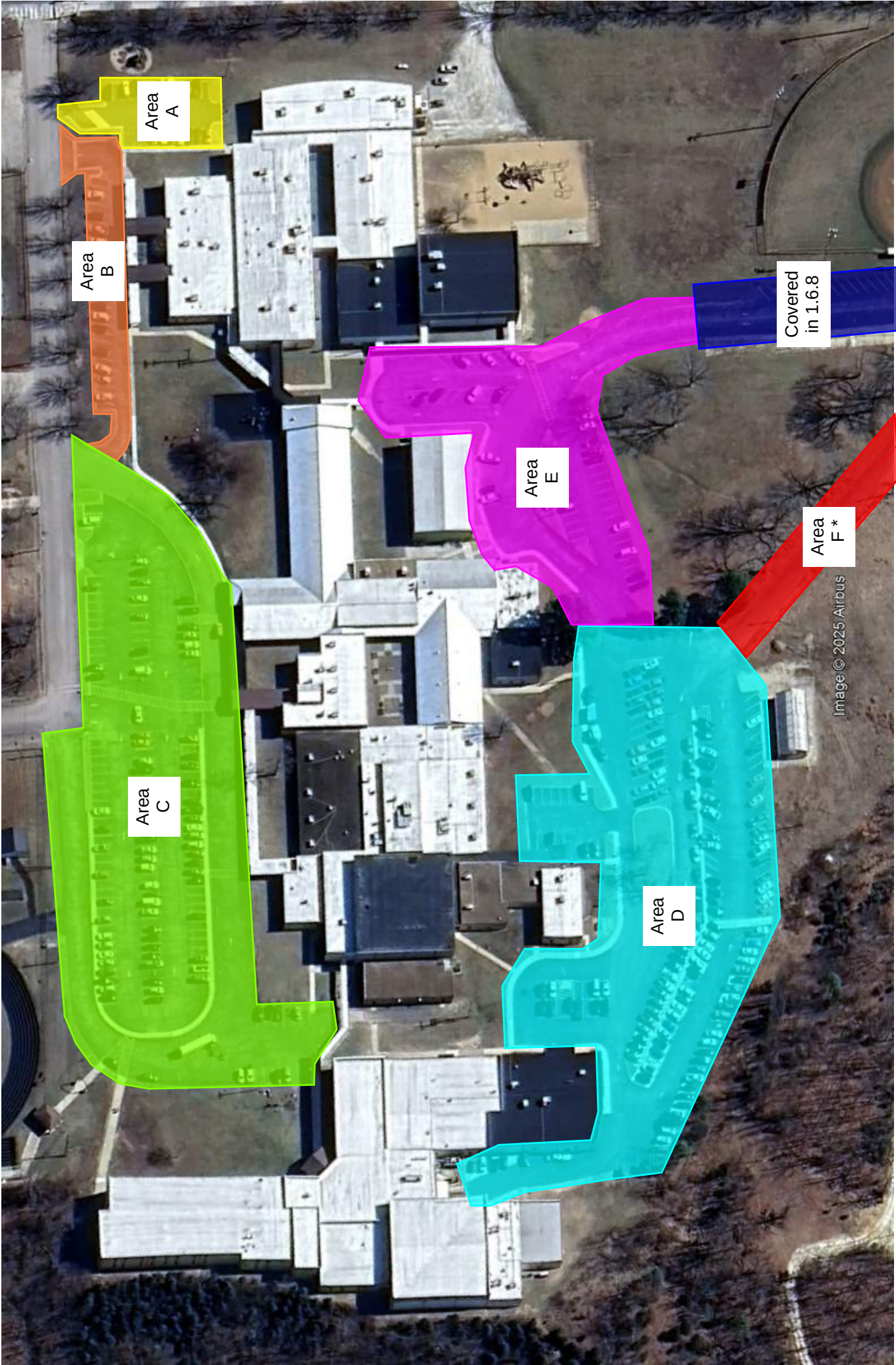
- a. The existing parking lots and driveways are constructed with asphalt paving. Over the years, the school district has elected to address asphalt issues by patching isolated locations.
- b. Most locations have been constructed without a perimeter concrete curb in effort to reduce the underground storm utility infrastructure and use the natural topography to shed stormwater. There is one parking lot, south of the Maintenance Building, that has a perimeter rolled asphalt curb. The parking lot at the corner of S. Franklin St. and Wildcat Pride Dr. does include a perimeter concrete curb.

2. Scope of Work

- a. An aerial map of the school campus has been provided and divided into smaller “Areas”.
- b. In general, the scope of work includes removal of existing asphalt paving, rolled asphalt curbs (where it occurs), conduct miscellaneous grading and pavement prep, pour new concrete curb and gutter to replace the rolled asphalt curb, place new heavy duty and standard duty asphalt, stripe the parking lot, and restore disturbed areas with seed and sod.
- c. Heavy duty asphalt paving consists of 4” asphalt over an 8” compacted rock base. Heavy duty asphalt is recommended at driveway and drive lanes.
- d. Standard duty asphalt paving consists of 3” asphalt over an 8” compacted rock base. Standard duty asphalt will be used at parking stall locations.

3. Other Considerations

- a. Asphalt paving is generally more cost effective than concrete paving in the short term. Asphalt paving is easier to install than concrete, and can be driven on earlier than concrete paving. Concrete paving is more durable than asphalt, but is more expensive to install and repair.



* City Owned and Maintained
Not included in pricing

Area F - Looking
southeast towards S.
Franklin St.



Towards softball field



Area F - Looking
southeast towards S.
Franklin St.



Area D - Looking South.
Raised sidewalk to
remain. No perimeter
curb. No wheel stops.



Concrete pavement as
seen on aerial images

Area D - Looking
southeast.
Raised sidewalk to
remain. No perimeter
curb. Provide (15) wheel
stops.



Wheel Stop

Area D - Looking West.
Raised sidewalk to
remain. No perimeter
curb. No wheel stops.



Area D - Looking East.
Raised sidewalk to
remain. No perimeter
curb. Wheel stops at
parking stalls in front of
greenhouse.



Area D - Looking South.
Area is between the High
School and Central Office



Area D - Looking North.
Area is between the High
School and Central Office



Area D - Looking West.
towards Central Office



Area D - Looking South
from Area E.



Area E - Looking south.
Asphalt rolled curb



Area E - Looking west.
Maintenance building is
on the right side of photo



Area E - Looking southwest. Asphalt rolled curbs. Maintenance building is on the right side of photo



Area A - Looking north.



Area A - Looking south.



Area B - Looking northeast.



Area C - Looking east.



Area C - Looking west.



Area C - Looking east
from the High school
towards Middle school.



Area C - Looking east.



Area C - Looking south.



Tab 5:	Bus Facility Rock Parking Lot
---------------	--------------------------------------



Pave Rock Parking Lot at Bus Facility

FACILITY MAINTENANCE MASTER PLAN

1.6.5 - Pave the Rock Parking Lot at Bus Facility

Lump Sum		\$	238,367
General Conditions	11.0%	\$	26,220
Insurance	1.0%	\$	2,646
Overhead and Profit	8.0%	\$	21,379
Performance and Payment Bond	1.0%	\$	2,886
Escalation per year	3.0%	\$	8,745
Soft Costs (Includes Contingency)	25.0%	\$	75,061
TOTAL			\$ 375,303

Description	Quantity	Unit	Price	Extension
Remove Gravel, Haul Off	42,000	sf	\$1.10	\$46,200
Misc. Grading, Pavement Prep	42,000	sf	\$0.50	\$21,000
Adjust Cleanout to Grade	2	ea	\$500.00	\$1,000
Heavy Duty Asphalt	4,667	sy	\$35.50	\$165,667
Striping	1	ls	\$2,000.00	\$2,000
Seeding, Site Restoration	1	ls	\$2,500.00	\$2,500
			Subtotal*	\$238,367

** does not include markup percentages shown above*

1.6.5 – Pave the Rock Parking Lot at Bus Facility

1. Existing Condition

- a. The Bus Facility is located off McCormick St. near Paul Bryan Park. The gravel lot is accessed by a vehicular gate directly off McCormick St., and there is a secondary gate off Vance St. near the baseball field.
- b. The site gradually slopes to the east.
- c. There is a secondary bus lot north of the Bus Facility which is currently paved. There is a small ramp from the rock parking lot to the paved parking lot.
 - i. The paved parking lot is not included in this scope.
- d. The Bus Facility lot is surrounded by a chain link fence on all sides.
- e. There is a 15' wide concrete apron off the face of the Bus Facility at the overhead door locations.
- f. There are two (2) sanitary cleanouts on the west side of the Bus Facility.

2. Scope of Work

- a. In general, the scope of work includes removal of existing gravel rock, conduct miscellaneous grading and pavement prep, adjust existing sanitary cleanout heights, place new heavy duty asphalt, stripe the parking lot, and restore disturbed areas with seed.
- b. Heavy duty asphalt paving consists of 4" asphalt over an 8" compacted rock base. Heavy duty asphalt is recommended at driveway and drive lanes.

3. Other Considerations

- a. Asphalt paving is generally more cost effective than concrete paving in the short term. Asphalt paving is easier to install than concrete, and can be driven on earlier than concrete paving. Concrete paving is more durable than asphalt, but is more expensive to install and repair.





North

Gate

Small rock ramp
area to asphalt lot

Concrete
Apron

2 Sanitary
Cleanouts

Perimeter
chain-link fence

Concrete
Apron

Gate



Bus Facility - West
Elevation



Bus Facility - West end of
parking lot looking North



Bus Facility - Looking Northwest.



Bus Facility - Looking North.



Bus Facility - Two sanitary cleanouts are located approximately 10'-15' west of the building.



Bus Facility - Two sanitary cleanouts are located approximately 10'-15' west of the building.



Bus Facility - Looking West



Bus Facility - Looking North.



Bus Facility - South elevation looking west.



Bus Facility - North elevation looking west.



Bus Facility - North elevation looking west.



Bus Facility - Looking Northeast at vehicle gate.



Concrete apron is 15'
wide in front of the
overhead doors.



Tab 6:	Bus Facility Additional Restroom
---------------	---



Bus Facility Restroom Addition

FACILITY MAINTENANCE MASTER PLAN

1.6.6 - Add Additional Restroom to Bus Facility

Lump Sum		\$	43,763
General Conditions	11.0%	\$	4,814
Insurance	1.0%	\$	486
Overhead and Profit	8.0%	\$	3,925
Performance and Payment Bond	1.0%	\$	530
Escalation per year	3.0%	\$	1,606
Soft Costs (Includes Contingency)	25.0%	\$	13,781
TOTAL			\$ 68,904

Description	Quantity	Unit	Price	Extension
Cut / Cap / Investigate MEP	12	hrs	\$125.00	\$1,500
Saw / Remove Mezz Deck	1	ea	\$1,200.00	\$1,200
Remove Casework	7	lf	\$25.00	\$175
Remove FEC	1	ea	\$75.00	\$75
Fire Extinguisher w/ Wall Bracket	1	ea	\$125.00	\$125
Saw / Remove / Patch CMU, Steel Lintel	1	ls	\$3,500.00	\$3,500
Relocate Thermostat	1	ea	\$200.00	\$200
Relocate Time Clock	1	ea	\$100.00	\$100
DW Plumbing Chase	95	sf	\$20.00	\$1,900
HM Door, Frame, Hardware	1	ea	\$1,700.00	\$1,700
ACT	176	sf	\$6.00	\$1,056
Sealer	176	sf	\$2.00	\$352
RB	75	lf	\$3.00	\$225
Paint Walls, Patch	1	ls	\$1,000.00	\$1,000
Roof Penetration for Exhaust Duct	1	ls	\$800.00	\$800
Saw / Remove / Patch Slab	1	ls	\$2,700.00	\$2,700
FRP	175	sf	\$12.00	\$2,100
Toilet Accessories	8	ea	\$175.00	\$1,400
Base Cabinet w/PL Top	7	lf	\$400.00	\$2,800
ADA Sign	1	ea	\$175.00	\$175
Remove / Reinstall FF&E	12	hrs	\$90.00	\$1,080
Appliances (Frig, MW, GD)	1	ls	\$2,500.00	\$2,500
Plumbing Fixtures w/Piping	3	ea	\$3,500.00	\$10,500
Floor Drain	1	ea	\$2,000.00	\$2,000
Add/Relocate Outlets, Lighting, F/A	1	ls	\$2,100.00	\$2,100
Rework HVAC, Exhaust	1	ls	\$2,500.00	\$2,500
			Subtotal*	\$43,763

* does not include markup percentages shown above

1.6.6 – Add Additional Restroom to Bus Facility

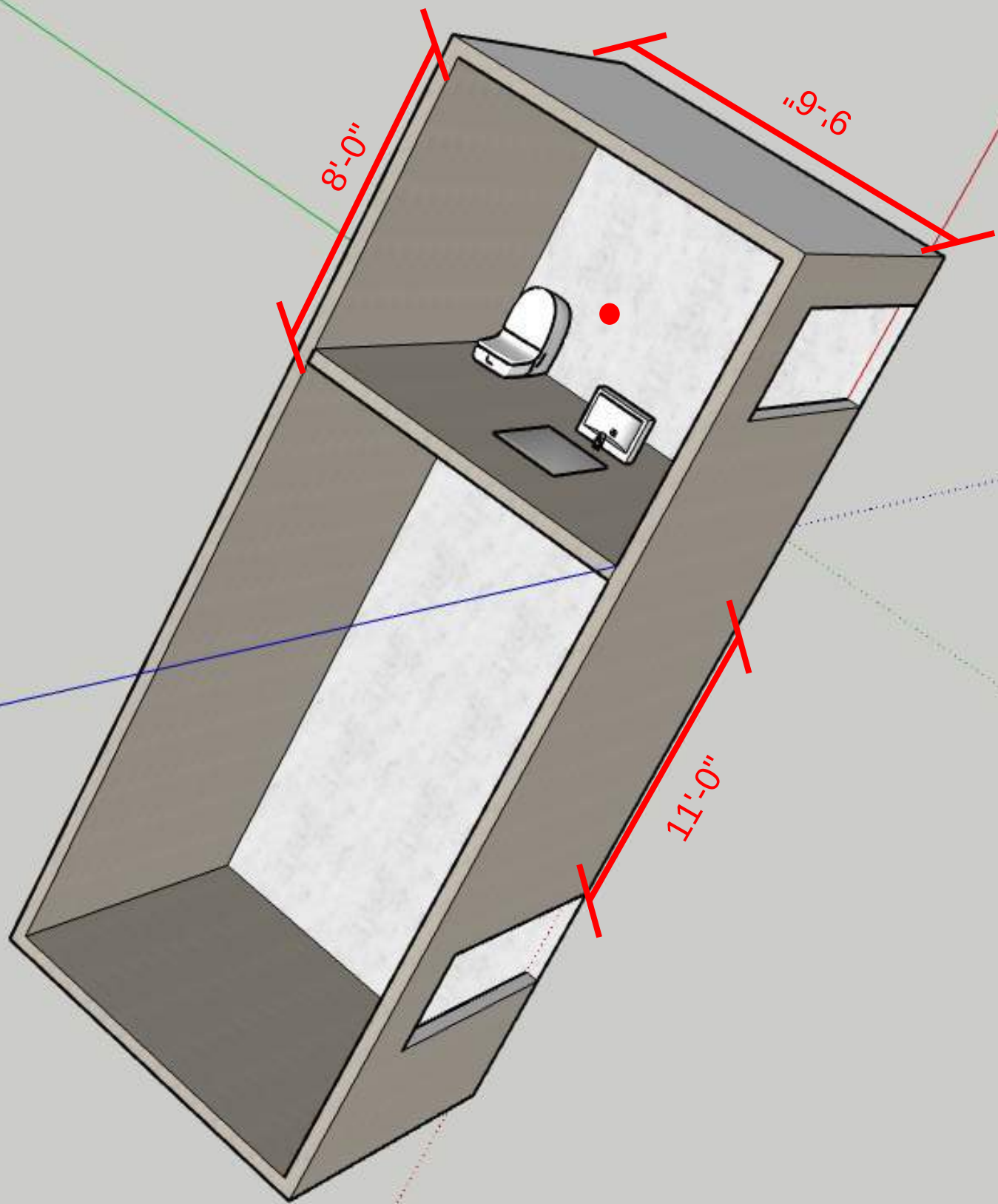
1. Existing Condition

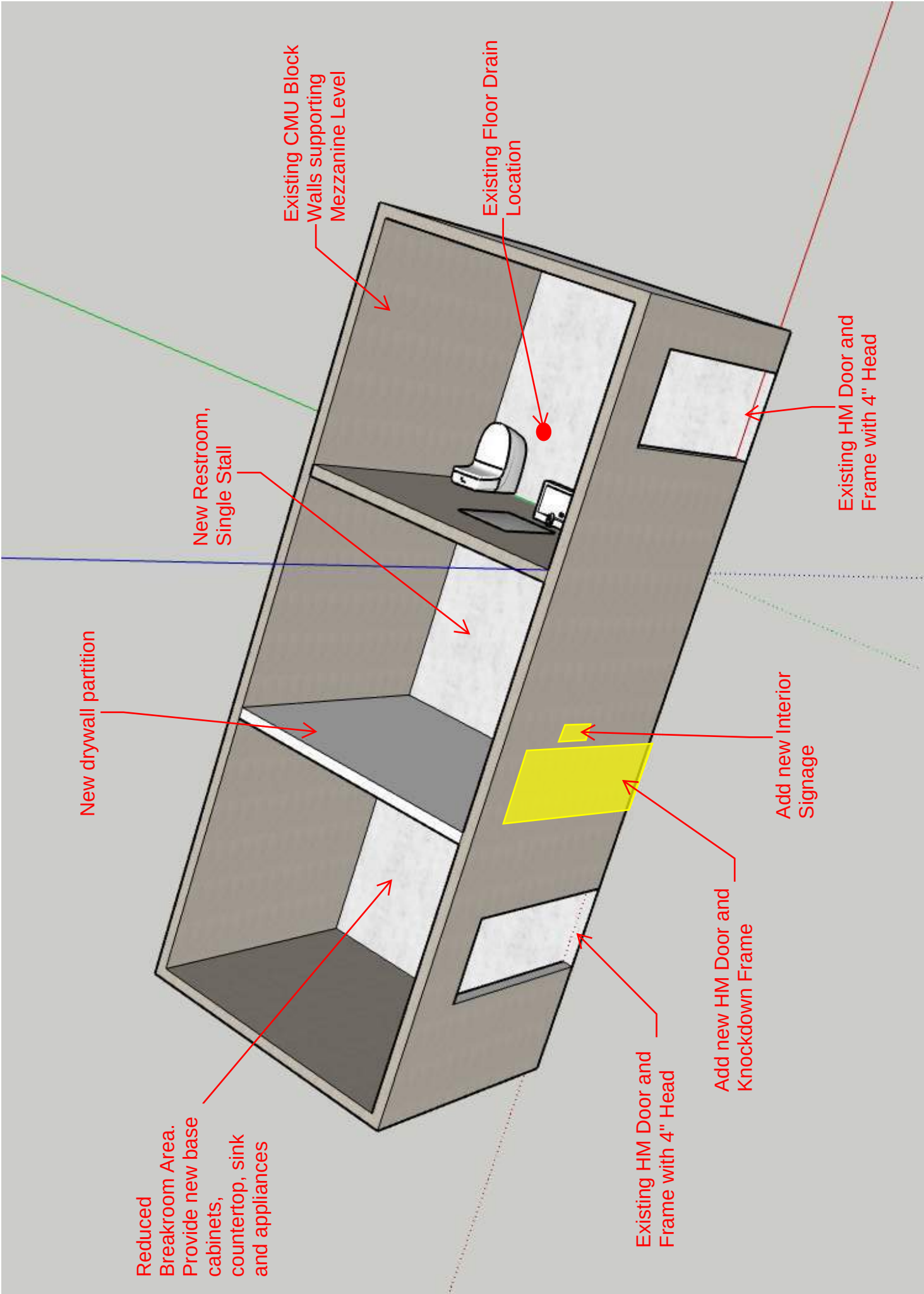
- a. The Bus Facility is located off McCormick St. near Paul Bryan Park.
- b. The office complex is located on the south end of the Bus Facility and is constructed with CMU load bearing walls. There is a mezzanine above the office complete that appears to be used for storage purposes.
- c. The office complex currently includes an office, a break room, a single stall restroom, and storage closets.
- d. The office complex is 9'-6" wide x 60' long.

2. Scope of Work

- a. The scope of work includes partitioning off the existing break room to create a second single stall restroom.
- b. Work required includes:
 - i. Selective demolition of the break room casework, countertop, appliances, and MEP Rough-ins. Selective demolition to relocate a fire extinguisher cabinet and thermostat is required.
 - ii. Sawcut CMU for new HM door and frame. Patch and paint as required.
 - iii. Build a new light gauge metal wall with a single layer of 5/8" moisture resistant gypsum board on each side and cavity batt insulation.
 - iv. Underground and above ceiling plumbing work will be required.
 - v. Restroom
 1. Size: 8'-0" x 9'-6"
 2. Walls: Full height FRP on wet walls
 3. Ceiling: New Acoustical Ceiling System
 4. Flooring: Sealed Concrete with Rubber Wall Base
 5. Provide standard toilet accessories, including grab bars, toilet paper holder, sanitary napkin dispenser, soap dispenser, paper towel dispenser, and mirror.
 6. Provide new floor mounted toilet, wall mounted lavatory, and floor drain.
 7. Provide new wall mounted light fixture and switch.
 8. Provide HVAC supply ductwork fed off of the existing equipment and a new exhaust fan.
 - vi. Break Room
 1. Reconstruct Break Room to include new cabinets, PLAM countertops, appliances, sink, and receptacles.
 2. Patch or replace acoustical ceiling.
 3. Paint.
 4. Reinstall wall shelving and furniture.

Existing Condition





Reduced
Breakroom Area.
Provide new base
cabinets,
countertop, sink
and appliances

New drywall partition

New Restroom,
Single Stall

Existing CMU Block
Walls supporting
Mezzanine Level

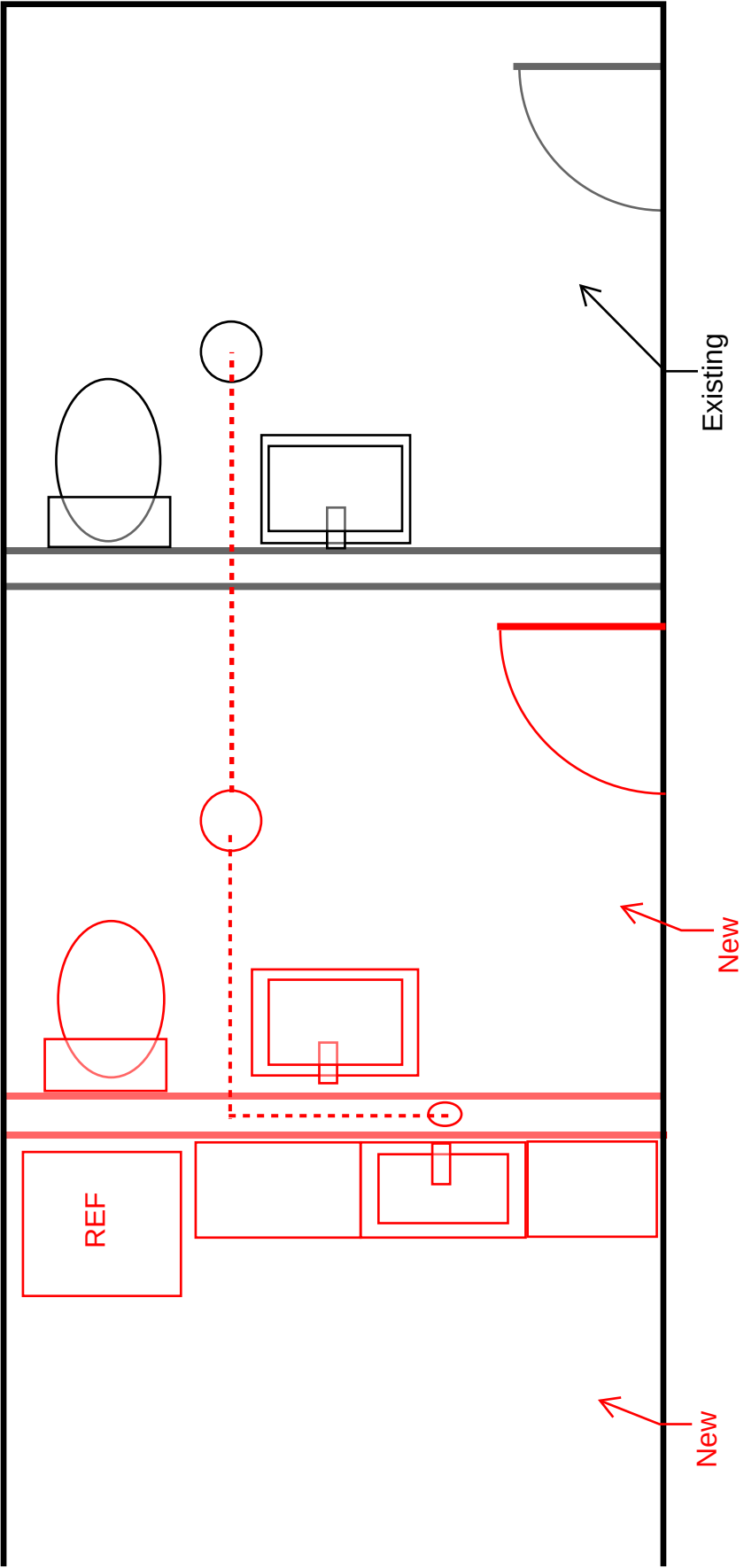
Existing Floor Drain
Location

Existing HM Door and
Frame with 4" Head

Add new Interior
Signage

Existing HM Door and
Frame with 4" Head

Add new HM Door and
Knockdown Frame



Bus Facility - Restroom Scope

Reduce current Breakroom size with new partition to create a new 8'x9'-6" restroom.

New restroom to match existing restroom finishes, including:

- HM Door and Hardware,
- ACT Ceiling, Sealed
- Concrete Floors, Rubber
- Wall Base, Paint, Toilet
- Accessories (TP Holder,
- Sanitary Napkin Dispenser,
- Soap Dispenser, Mirror,
- Paper Towel Dispenser,
- Grab Bars, Plumbing
- Fixtures, Underground
- Plumbing, Plumbing
- Rough-Ins, Wall Lighting,
- Exhaust Fan



Breakroom Door to remain.

Relocate thermostat as required for new door opening

Patch and repaint CMU wall as required.



Demo FEC Cabinet. Furnish and install new wall mounted FE with bracket

Existing Restroom door to remain

Bus Facility - Breakroom



Relocate shelving and furniture as required for new partition and casework



Relocate shelving and furniture as required for new partition and casework

Electrical receptacle may need to be removed based new wall partition location

Demo and replace
ACT Ceiling at new
restroom and
breakroom

Relocate existing time
clock to new Breakroom

Bus Facility - Breakroom

New Breakroom will need
to include new base
cabinets and PLAM
countertop with drop in
sink.

New Garabage Disposal.

New GFCI Electrical
Circuits above countertop
and at refrigerator location



Bus Facility - Existing Restroom

Existing Restroom includes:

Supply and Exhaust Air
Wall Mounted Light
Toilet Accessories
Wall Hung Lavatory
Floor Mounted Toilet
Sealed Concrete Floors



Bus Facility - Existing
Restroom

Existing Restroom includes:

Supply and Exhaust Air
Wall Mounted Light
Toilet Accessories
Wall Hung Lavatory
Floor Mounted Toilet
Sealed Concrete Floors



Existing Floor Drain.

Tab 7:	Bus Facility Additional Overhead Door
---------------	--



Bus Facility Overhead Door Addition

FACILITY MAINTENANCE MASTER PLAN

1.6.7 - Add Overhead Door to Bus Facility

Lump Sum		\$	38,350
General Conditions	11.0%	\$	4,219
Insurance	1.0%	\$	426
Overhead and Profit	8.0%	\$	3,440
Performance and Payment Bond	1.0%	\$	464
Escalation per year	3.0%	\$	1,407
Soft Costs (Includes Contingency)	25.0%	\$	12,076
TOTAL			\$ 60,381

Description	Quantity	Unit	Price	Extension
Relocate Vent & Gas Piping	1	ls	\$4,000.00	\$4,000
Saw Cut, Remove, Patch Slab	1	ls	\$3,000.00	\$3,000
Excavate, Pour Concrete Footings	2	ea	\$1,600.00	\$3,200
Remove / Rework Metal Panels, Add Trim	110	sf	\$15.00	\$1,650
Rework / Add Steel Framing	1	ls	\$3,500.00	\$3,500
Painted Steel Bollards	4	ea	\$750.00	\$3,000
Overhead Door w/Door Operator	1	ea	\$6,500.00	\$6,500
Power to Operator	1	ea	\$1,500.00	\$1,500
Relocate Unit Heater	1	ea	\$2,000.00	\$2,000
Excavate, Pour Concrete Apron	400	sf	\$25.00	\$10,000
			Subtotal*	\$38,350

** does not include markup percentages shown above*

1.6.7 – Add Overhead Door to Bus Facility

1. Existing Condition

- a. The Bus Facility is located off McCormick St. near Paul Bryan Park.
- b. The Bus Facility is a pre-engineered metal building with steel columns and roof beams, and associated wall girts. The exterior is clad with vertically orientated sheet metal. The inside face of the wall panels is faced fiberglass insulation.
- c. The Bus Facility currently has three (3) overhead sectional doors approximately 10'-6" x 10'-6", which three (3) glazed lites about 54" from the bottom. The bottom of the doors appear to have a connection for tail pipe exhaust. The overhead doors tracks are connected and braced back to the existing roof and wall structure.
- d. The existing overhead door openings are protected with exterior and interior steel square bollards painted yellow.
- e. There is a 15' wide concrete apron in front of each of the existing overhead doors.
- f. The proposed overhead door location conflicts with existing gas piping and PVC vent piping. The gas meter location appears to be out of the way, but the piping into the building will need to be modified.

2. Scope of Work

- a. The scope of work will include:
 - i. Selective MEP demolition to re-route existing PVC vent piping and gas piping, including partial slab removal and replacement.
 - ii. Structural steel channel framing to support new overhead door exterior wall opening, including new concrete footings.
 - iii. Selective demolition of exterior wall system and framing.
 - iv. One (1) overhead section door.
 - v. Sheet metal fascia and break metal trim pieces to wrap wall panels at overhead door opening.
 - vi. Electrical power and low voltage wiring for door operation and control.
 - vii. Four (4) square bollards and footings, including slab replacement. Paint bollards safety yellow.
 - viii. Pour new 15' wide exterior concrete pavement that dowels into the adjacent pavement.

3. Other Considerations

- a. Based on the proposed location for the overhead door, it is likely that the ceiling supported unit heater may conflict with the door, or may need to be relocated so it does not heat the overhead door track and support.

Bus Facility - West
Elevation

New overhead door to match existing should fit between the existing downspout and the gas meter. The gas piping entering the building will need to be reconfigured accommodate the new door.

Pour a 15' wide 7" thick, WWF reinforced, concrete apron in front of the overhead door. Dowel concrete to existing concrete apron.



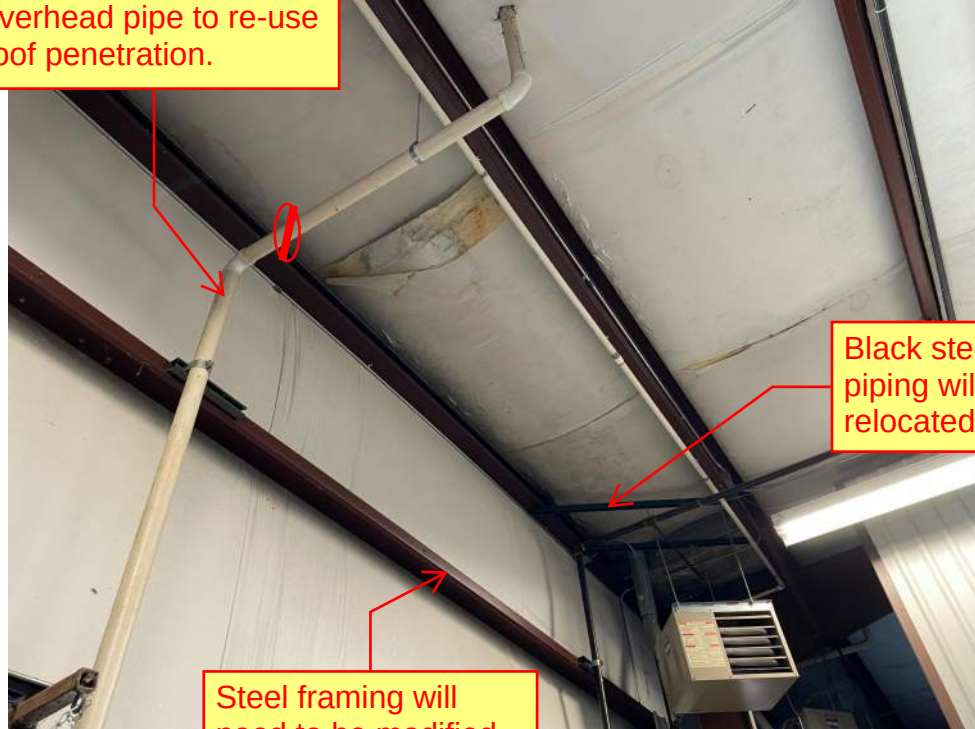
Cut existing plumbing vent pipe and re-route. Tie back into existing overhead pipe to re-use roof penetration.

Bus Facility - Inside wall at proposed overhead door location.

Existing PVC plumbing vent will need to be relocated which will require concrete removal and re-routing below grade.

New structural steel and metal framing will be required to frame and support the new overhead door.

The gas line inside the building will need to be relocated.



Black steel gas piping will need to be relocated.

Steel framing will need to be modified.



Two PVC vent pipes extending from the slab and combining into a single pipe.



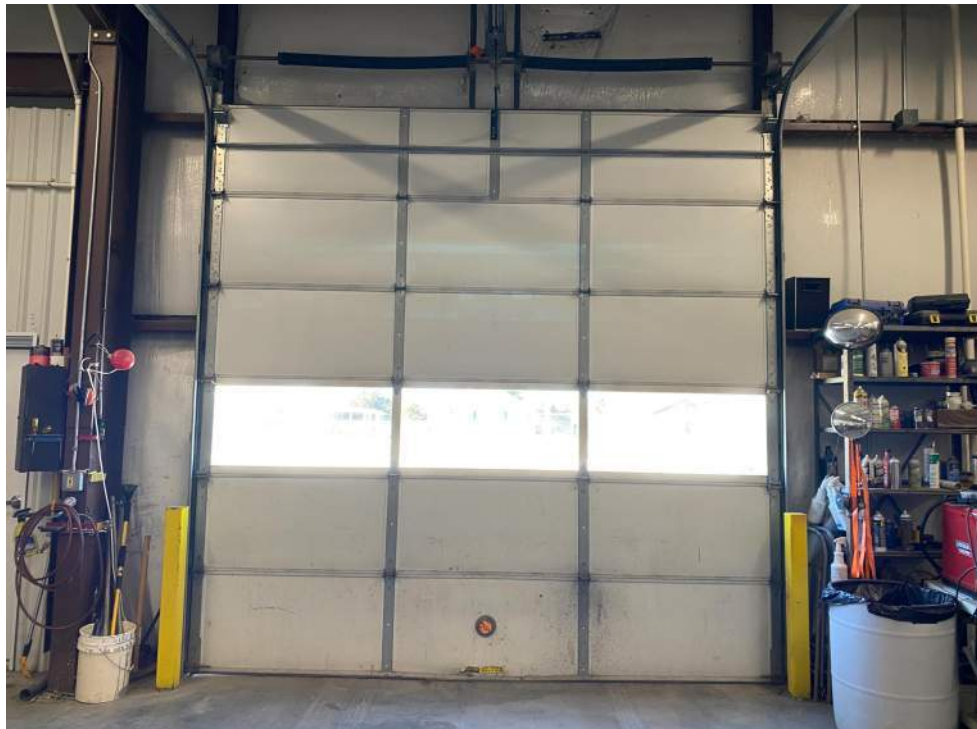
Bus Facility - Inside

Existing overhead door to match.

Structural modifications will need to include new footings, new steel posts, new steel channels, and painted square steel bollards.

Architectural sheet metal flashing and break metal will be required at transitions and jambs.

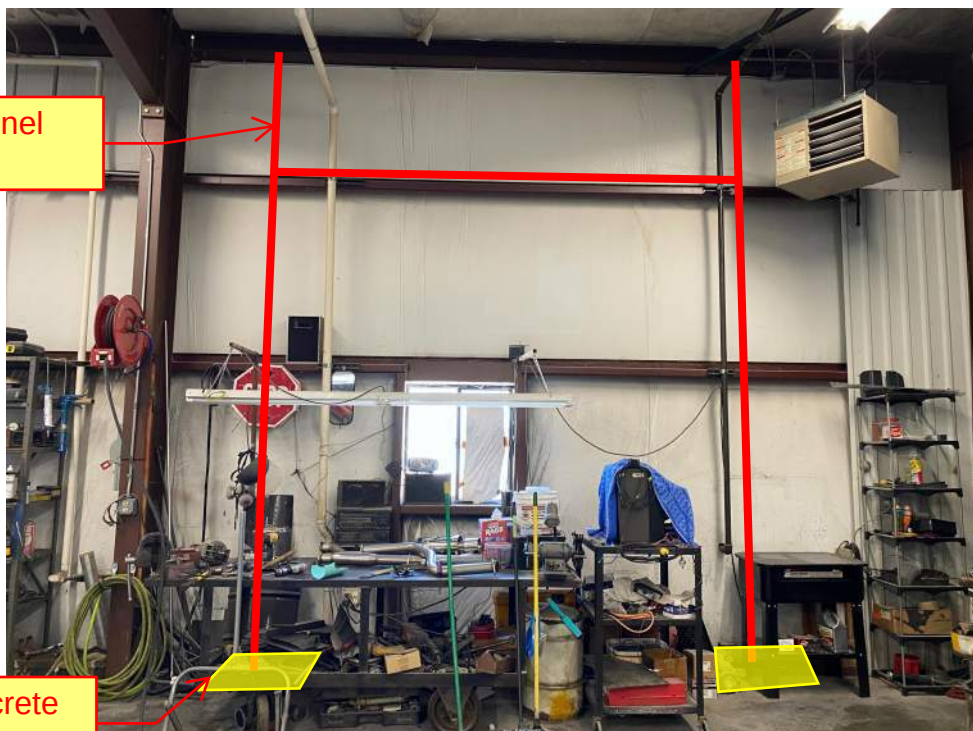
Electrical conduit, power, and control wiring will be required.





New steel channel
framing

New concrete
footings





Tab 8:	Softball Field Parking
---------------	-------------------------------



Softball Field Parking Lot

FACILITY MAINTENANCE MASTER PLAN

1.6.8 - Add Additional Parking Spaces at the Softball Field

Lump Sum		\$	126,284
General Conditions	11.0%	\$	13,891
Insurance	1.0%	\$	1,402
Overhead and Profit	8.0%	\$	11,326
Performance and Payment Bond	1.0%	\$	1,529
Escalation per year	3.0%	\$	4,633
Soft Costs (Includes Contingency)	25.0%	\$	39,766
TOTAL			\$ 198,831

Description	Quantity	Unit	Price	Extension
Remove Gravel, Haul Off	4,700	sf	\$1.10	\$5,170
Remove Asphalt	13,740	sf	\$1.10	\$15,114
Misc. Grading, Pavement Prep	24,500	sf	\$0.50	\$12,250
Standard Duty Asphalt	1,600	sy	\$29.50	\$47,200
Heavy Duty Asphalt	1,100	sy	\$35.50	\$39,050
Striping	1	ls	\$2,500.00	\$2,500
Seeding, Site Restoration	1	ls	\$2,000.00	\$2,000
Painted Steel Bollards	4	ea	\$750.00	\$3,000
			Subtotal*	\$126,284

** does not include markup percentages shown above*

1.6.8 – Add Additional Parking Spaces at the Softball Field

1. Existing Condition

- a. The softball field is located to the south of the school campus buildings along S. Franklin St.
- b. There is asphalt angled parking on one side of driveway and a gravel rock area on the other side of the driveway. Each area is approximately 20' wide.
- c. There are existing overhead power poles within the gravel rock area.
- d. There are no existing curbs or wheel stops.

2. Scope of Work

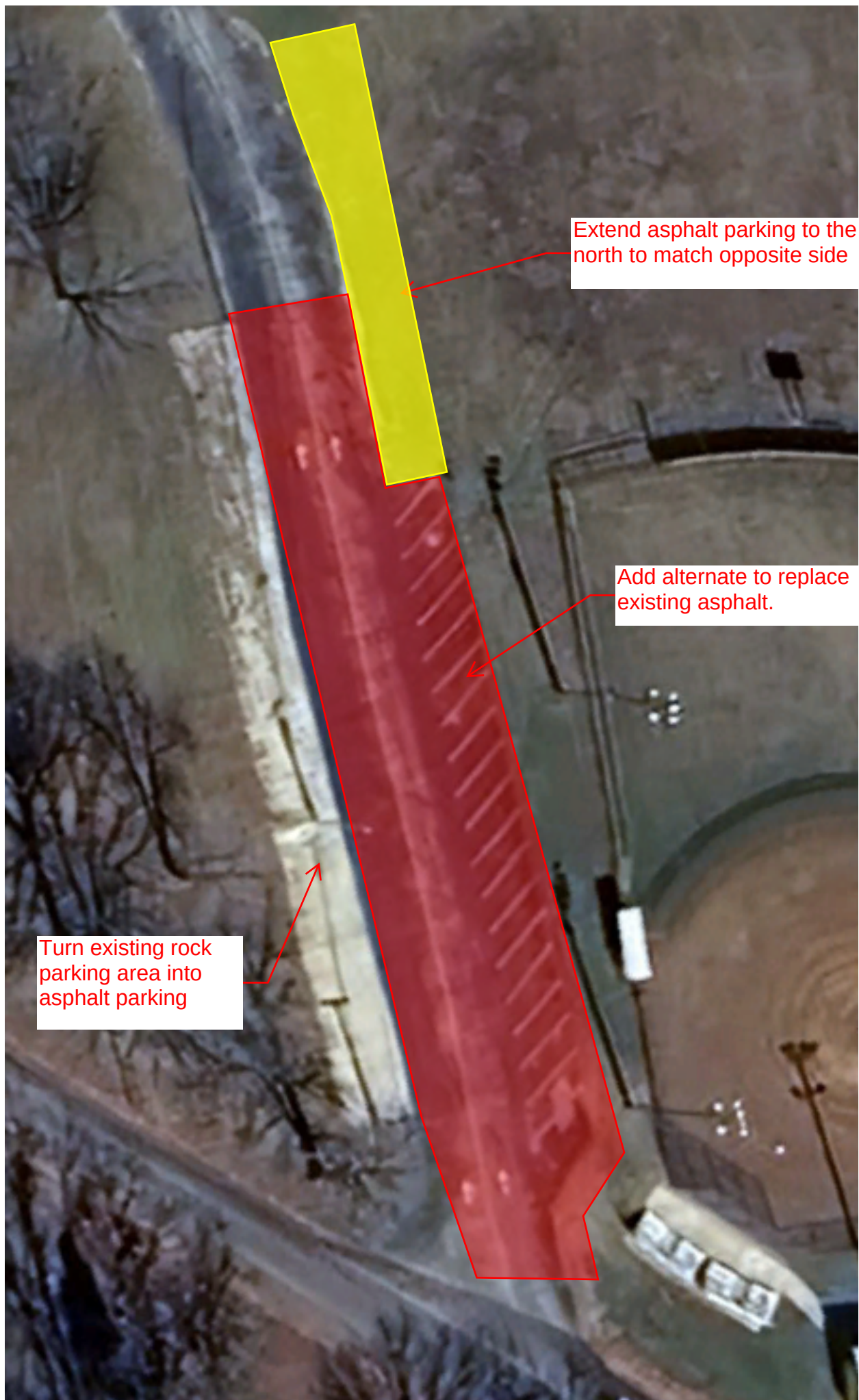
- a. In general, the scope of work includes removal of existing gravel rock area, complete miscellaneous grading and pavement prep, place new standard duty asphalt, stripe the parking lot, and restore disturbed areas with seed and sod.
- b. The existing asphalt angled parking area will be extended to the north approximately 50' to align with the edge of the gravel rock area.
- c. Standard duty asphalt paving consists of 3" asphalt over an 8" compacted rock base. Standard duty asphalt will be used at parking stall locations.

3. Additional Scope

- a. Remove and replace existing pavement identified in the aerial map including the drive lane and angled parking area.
- b. Standard duty asphalt will be used at the parking stalls. Heavy duty asphalt will be used at the drive lane.
- c. Standard duty asphalt paving consists of 3" asphalt over an 8" compacted rock base. Standard duty asphalt will be used at parking stall locations.
- d. Heavy duty asphalt paving consists of 4" asphalt over an 8" compacted rock base. Heavy duty asphalt is recommended at driveway and drive lanes.

4. Other Considerations

- a. The school district may want to add steel bollards, concrete curbs, or at a minimum pavement striping at the existing overhead power poles to help protect them from possible vehicular damage.



Extend asphalt parking to the north to match opposite side

Add alternate to replace existing asphalt.

Turn existing rock parking area into asphalt parking

Softball Parking Lot -
West Side looking north.

Remove existing gravel.

Prep and place new
asphalt paving.

Striping.



Softball Parking Lot -
West Side looking south.

Remove existing gravel.

Prep and place new
asphalt paving.

Striping.



Softball Parking Lot -
West Side looking south.

Remove existing gravel.

Prep and place new
asphalt paving.

Striping.



Softball Parking Lot -
West Side looking north.

Remove existing gravel.

Prep and place new
asphalt paving.

Striping.



Softball Parking Lot -
East Side looking north.

Remove existing gravel.

Prep and place new
asphalt paving.

Striping.



Tab 9:	Sports Field Lighting
---------------	------------------------------



Field Lighting - Football

FACILITY MAINTENANCE MASTER PLAN

1.6.9 - Replace Field Lighting at Football Field

Lump Sum		\$	280,000
General Conditions	11.0%	\$	30,800
Insurance	1.0%	\$	3,108
Overhead and Profit	8.0%	\$	25,113
Performance and Payment Bond	1.0%	\$	3,390
Escalation per year	3.0%	\$	10,272
Soft Costs (Includes Contingency)	25.0%	\$	88,171
TOTAL			\$ 440,854



Field Lighting - Softball and Baseball

FACILITY MAINTENANCE MASTER PLAN

1.6.9a - Replace Field Lighting at Softball and Baseball Fields

Lump Sum		\$	390,000
General Conditions	11.0%	\$	42,900
Insurance	1.0%	\$	4,329
Overhead and Profit	8.0%	\$	34,978
Performance and Payment Bond	1.0%	\$	4,722
Escalation per year	3.0%	\$	14,308
Soft Costs (Includes Contingency)	25.0%	\$	122,809
TOTAL			\$ 614,047

1.6.9 – Replace Field Lighting at Softball, Baseball, and Football Fields

1. Existing Condition

- a. There are three separate sport fields at Crawford County R-II. These are the football field, softball field, and baseball field.
 - i. Football Field
 - 1. Four (4) wood poles with 12 luminaires each
 - ii. Softball Field
 - 1. Six (6) wood poles with varying luminaire quantities based on pole location.
 - iii. Baseball Field
 - 1. Eight (8) wood poles with varying luminaire quantities based on pole location.
 - 2. Existing wood poles are in poor condition. Several poles are warped, and one pole is being supported by another buttress pole.
 - 3. Three (3) poles include pole-mounted electrical transformers.
 - 4. All poles appear to be served by overhead power, and may help distribute power to adjacent buildings and properties.

2. Scope of Work

- a. The scope of work will include:
 - i. Demolition and removal of the existing sports lighting, including fixtures and poles.
 - ii. Turnkey installation of new steel poles, crossarm assemblies, underground electric, and 50 foot-candle luminaires.

3. Other Considerations

- a. Due to the overhead power and transformers, the district will need to review the existing poles with the electric public utility company.

Crawford County R-II
1.6.9 - Football Field Lighting Upgrade

Baseball Field

Football Field

Softball Field



Football Field - Looking northeast.

4 poles total. 12
luminaires per wooden
pole.



Football Field - West side
looking North.

4 poles total. 12
luminaires per wooden
pole.





Football Field - Looking North

4 poles total. 12
luminaires per wooden
pole.



Football Field - East side
looking North.

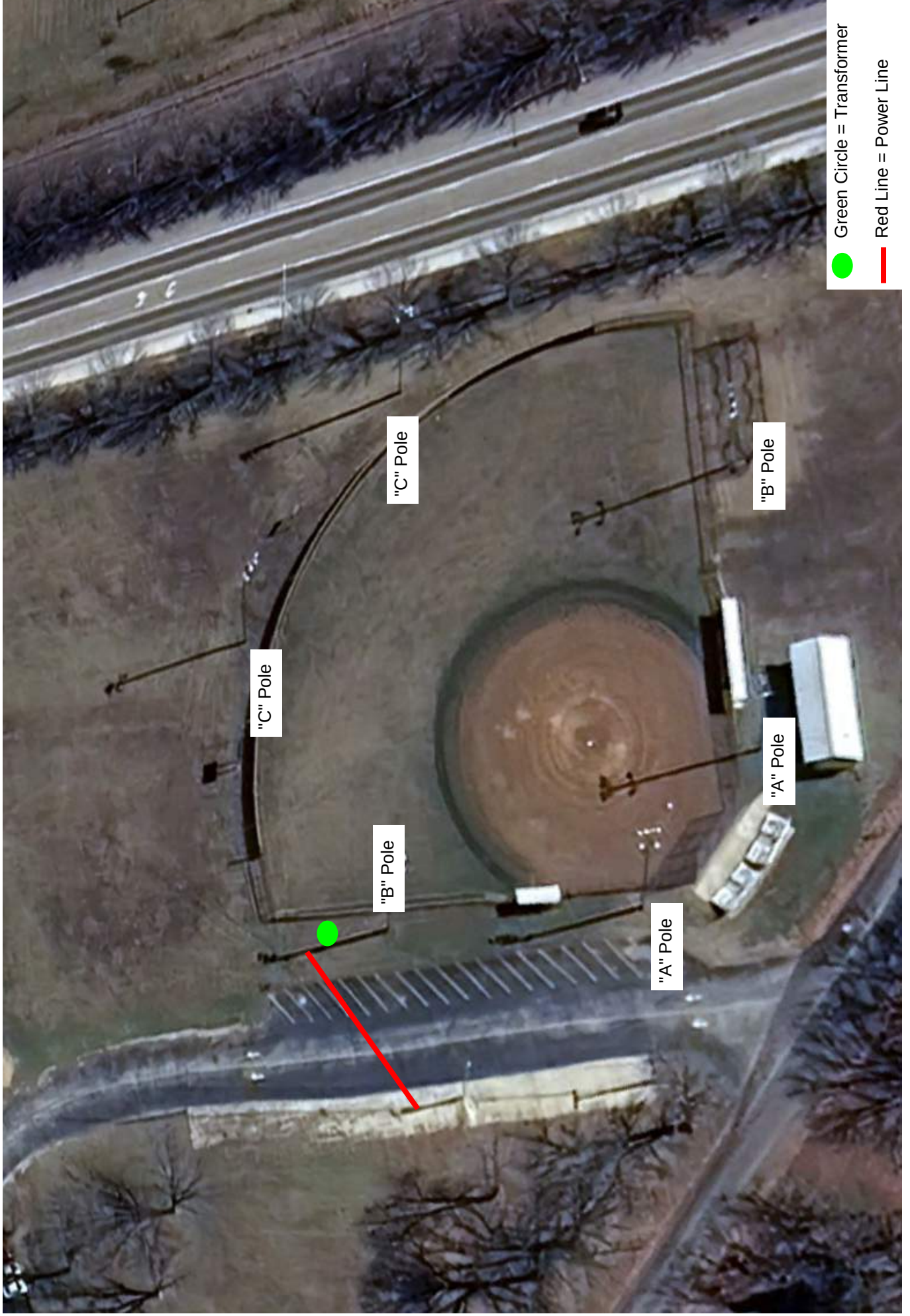
4 poles total. 12
luminaires per wooden
pole.



Football Field - Looking
North.

4 poles total. 12
luminaires per wooden
pole.





Green Circle = Transformer

Red Line = Power Line

Softball Field Lighting

"A" Poles - 2 poles with 6 luminaires each.

"B" Poles - 2 poles with 5 luminaires each.

"C" Poles - 2 poles with 5 luminaires each.

Existing poles are wood.
Approximately 50' tall.
Overhead electric feeding
one pole. Remaining
poles are fed by
underground electric.



Softball Field Lighting

"A" Poles - 2 poles with 6 luminaires each.

"B" Poles - 2 poles with 5 luminaires each.

"C" Poles - 2 poles with 5 luminaires each.

Existing poles are wood.
Approximately 50' tall.
Overhead electric feeding
one pole. Remaining
poles are fed by
underground electric.



Softball Field Lighting

"A" Poles - 2 poles with 6
luminaires each.

"B" Poles - 2 poles with 5
luminaires each.

"C" Poles - 2 poles with 5
luminaires each.

Existing poles are wood.
Approximately 50' tall.
Overhead electric feeding
one pole. Remaining
poles are fed by
underground electric.



Softball Field Lighting

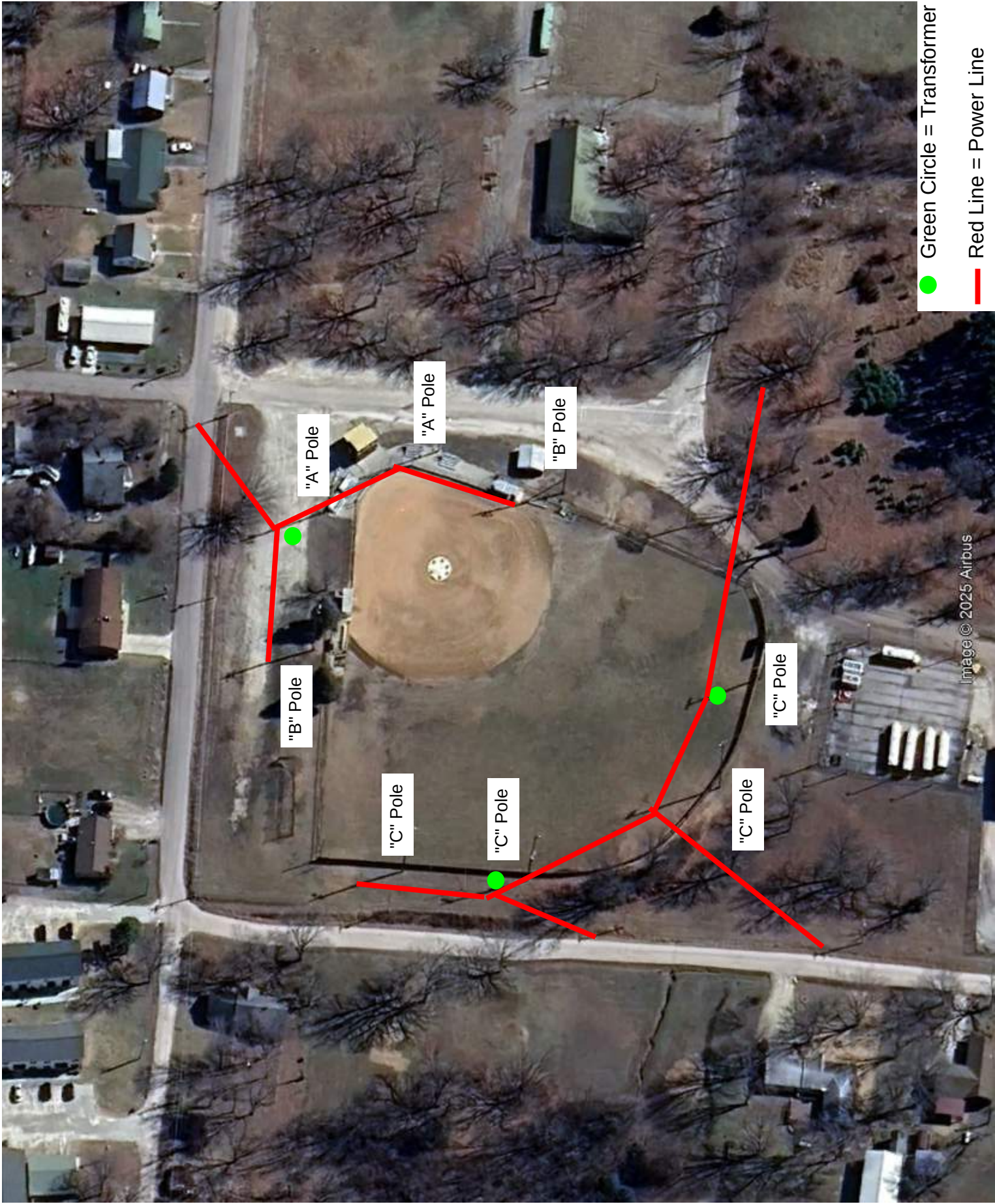
"A" Poles - 2 poles with 6
luminaires each.

"B" Poles - 2 poles with 5
luminaires each.

"C" Poles - 2 poles with 5
luminaires each.

Existing poles are wood.
Approximately 50' tall.
Overhead electric feeding
one pole. Remaining
poles are fed by
underground electric.





Green Circle = Transformer

Red Line = Power Line

Baseball Field Lighting.
"A" Poles - 2 poles with 4
luminaires each.

"B" Poles - 2 poles with 5
luminaires each.

"C" Poles - 4 poles with 4
luminaires each.

Existing poles are wood.
There are pole mounted
transformers on (3) of the
poles. Electrical power
lines are strung from pole
to pole. It is unclear if
the power is to feed the
lights, or distribute power
to adjacent buildings and
properties.



Baseball Field Lighting.
"A" Poles - 2 poles with 4
luminaires each.

"B" Poles - 2 poles with 5
luminaires each.

"C" Poles - 4 poles with 4
luminaires each.

Existing poles are wood.
There are pole mounted
transformers on (3) of the
poles. Electrical power
lines are strung from pole
to pole. It is unclear if
the power is to feed the
lights, or distribute power
to adjacent buildings and
properties.

Poles also include
additional flood lights
directed at the bleacher
and concession area.





Baseball Field Lighting.
"A" Poles - 2 poles with 4
luminaires each.

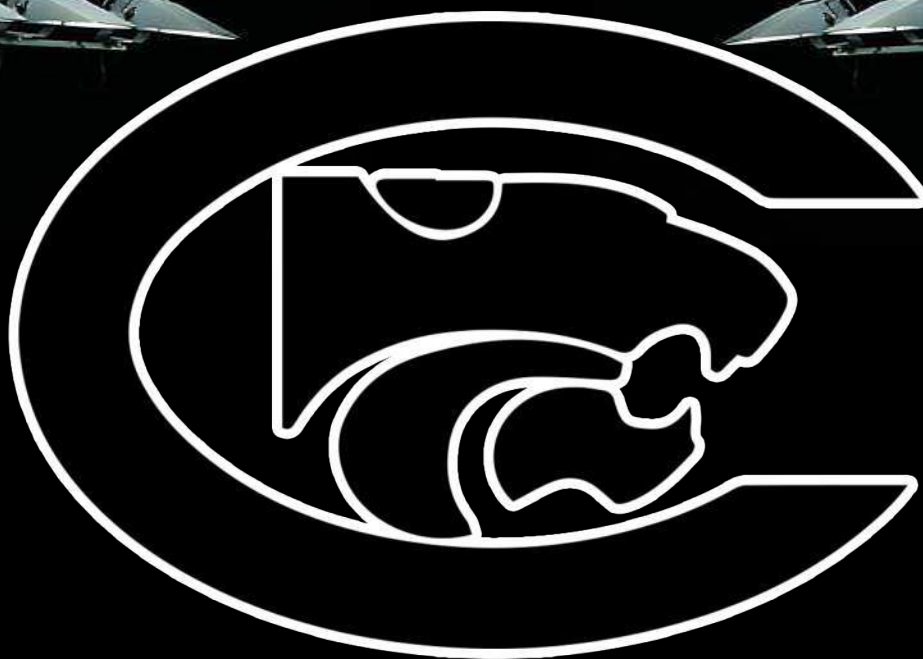
"B" Poles - 2 poles with 5
luminaires each.

"C" Poles - 4 poles with 4
luminaires each.

Existing poles are in poor
condition. The one in
this photograph is being
supported due to the
pole leaning significantly.







Crawford County R-II

Hillsboro, Kansas

FOOTBALL / BASEBALL / SOFTBALL - LED PROPOSAL

Jim Thomas : 316-253-4530 / jt@sportlighting.com

All include turnkey installation and demo of existing sports lighting. These numbers may change a bit based upon primary power on site and the adjustments needed but they are in the ball park for budget purposes.

Football: **\$270,000 - \$280,000**

Baseball and Softball: **\$380,000 - \$390,000**

TSL800W

FIXTURE



Standard Visor



Extended Visor (optional)

TSL800W

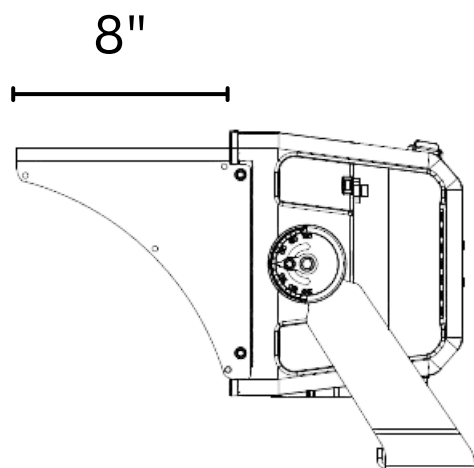
TECHNICAL DATA

SYSTEM WATTS	800w
LUMEN OUTPUT	113,600
EFFICACY	142 LM/W
EPA	2.2
WEIGHT	45 lbs
BEAM ANGLE	N, M, W, EW
POWER FACTOR	0.99
CCT	5700K
CRI	>70Ra
INPUT VOLTAGE	200-480v
INPUT PROTECTION	10KV Current Surge
DRIVER	Integral
IP RATING	IP65
OPERATING TEMP RANGE	-40° C to +45°C
Controls	0-10v, DMX, DALI

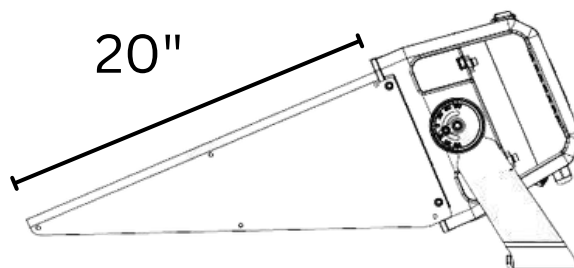
TSL800W

VISOR OPTIONS

Standard Visor



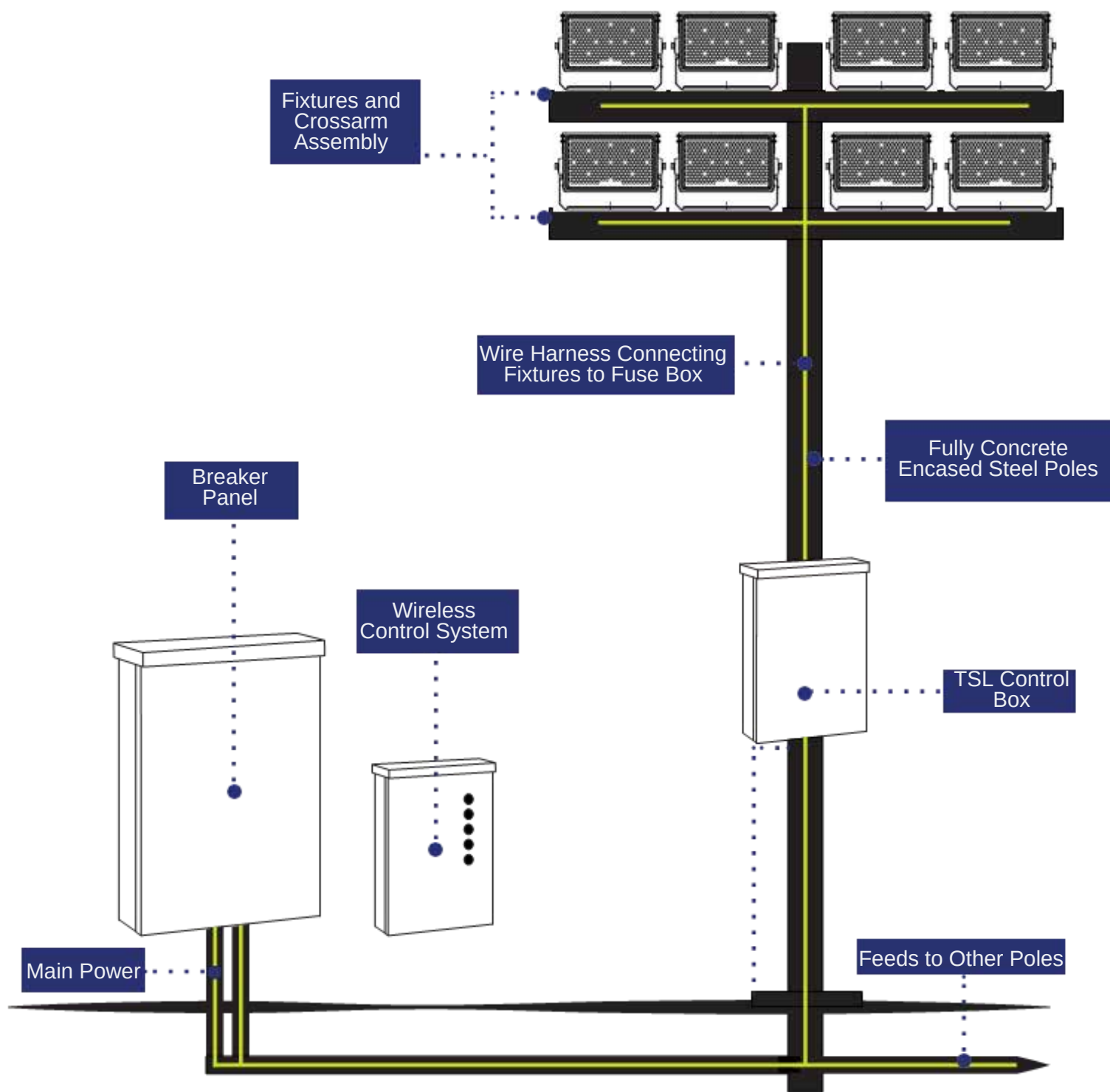
Extended Visor (optional)



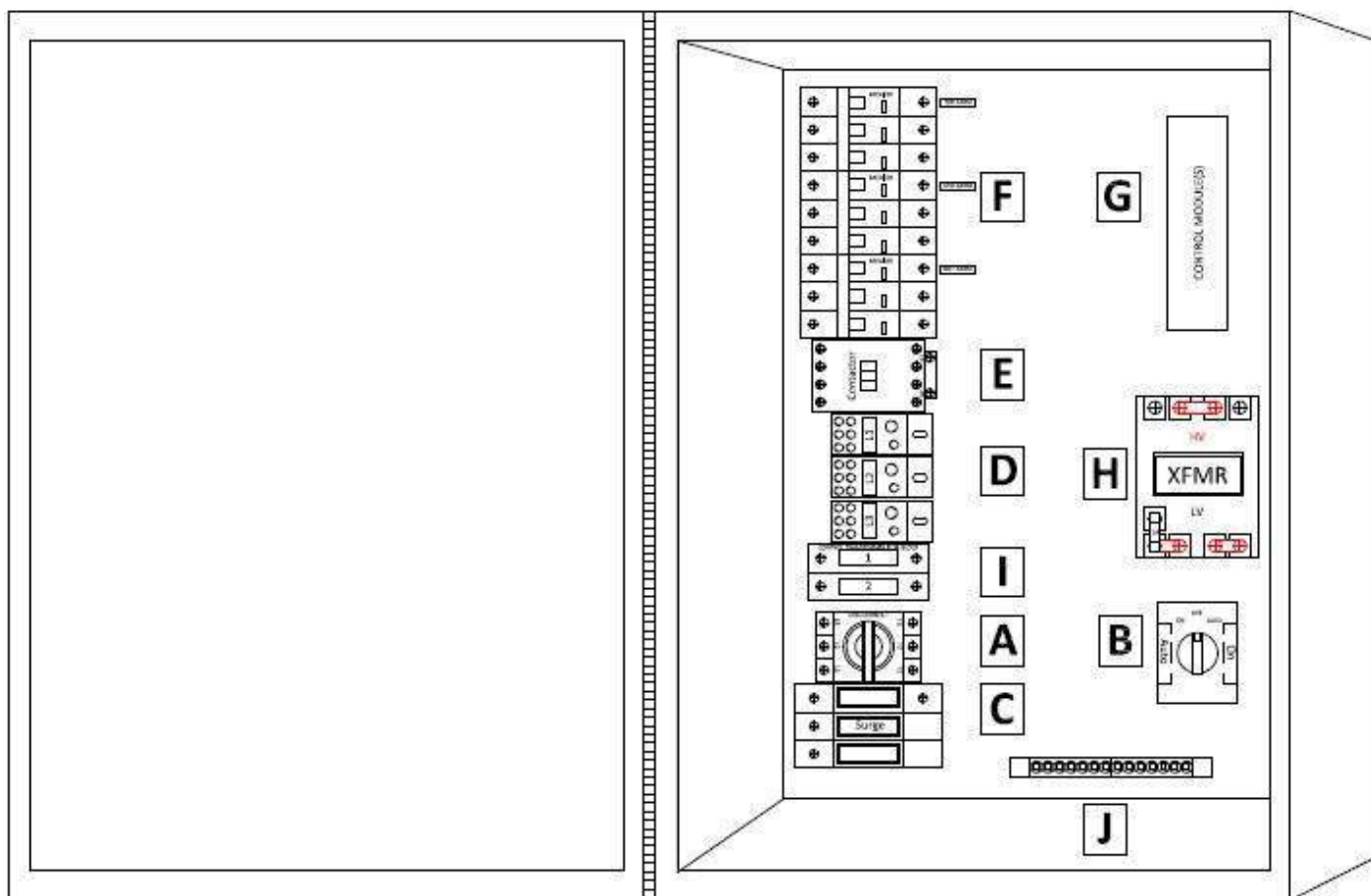
Fixture Aimed at 23° Below
Horizontal

800 Watt

System Drawing



TSL Control Box



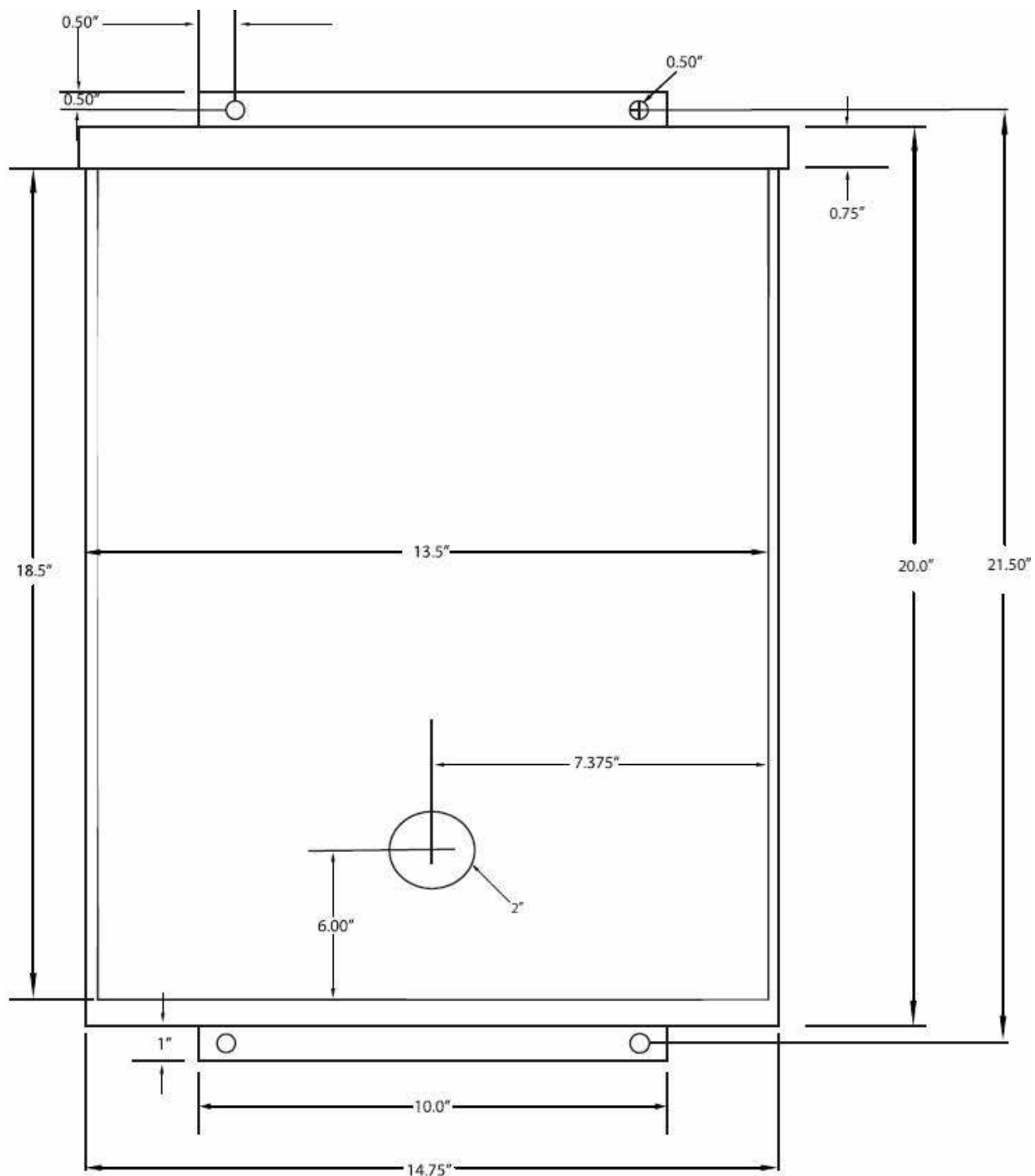
Drawings do not designate Breaker/Fuse Sizes, NEMA Box Type, Distribution Block Info., Disconnect Switch Size, Ampacity or Surge Arrester specification.

Drawing depicts a typical TSL Pole Mounted Control Box.

A customized Control Box will be Designed for requiremenst of specific applications.

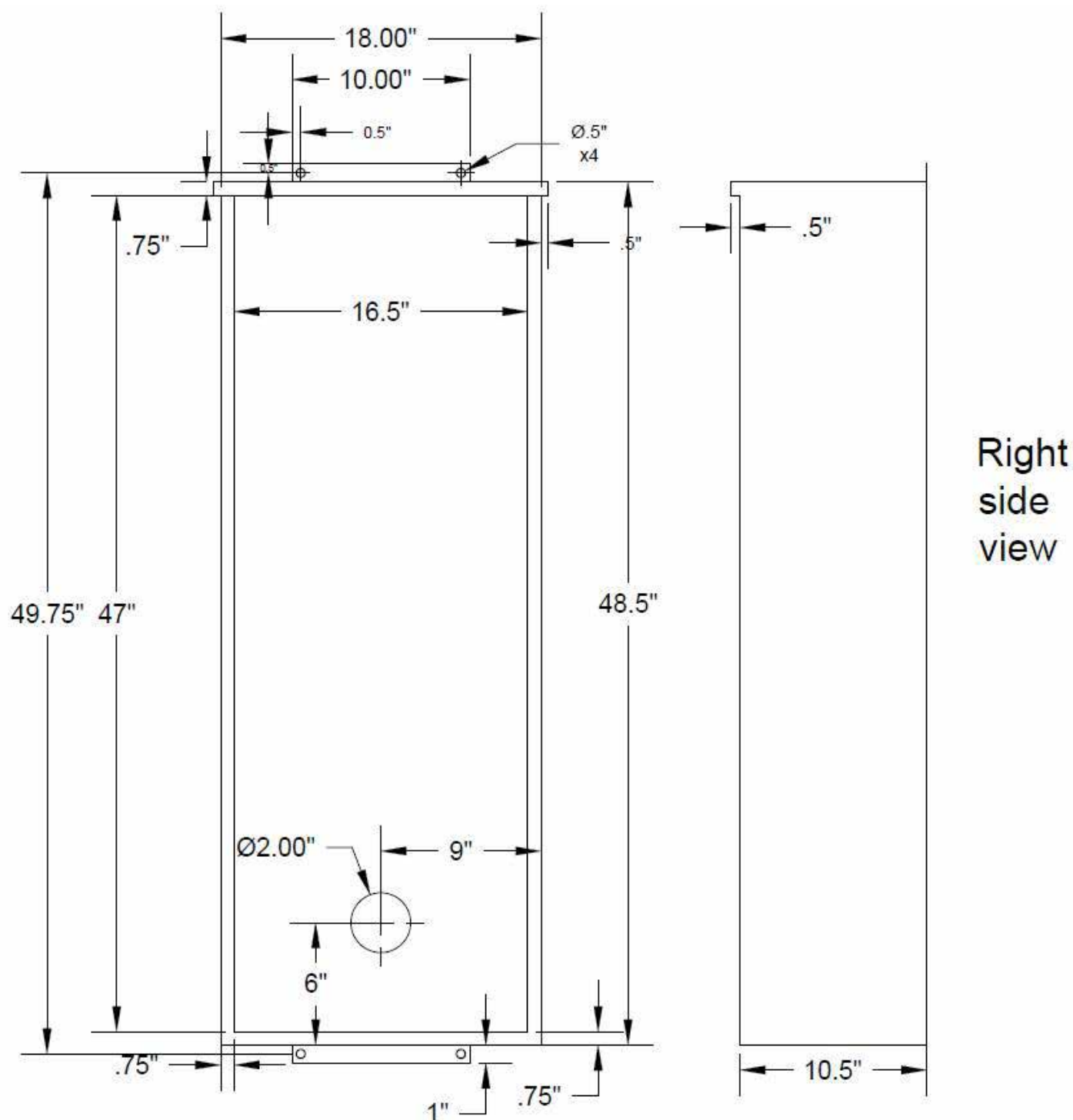
- A** - Safety Disconnect Switch
- B** - On/Off/Auto Override Switch
- C** - Surge Protection
- D** - Distribution Block
- E** - Contactor
- F** - Breakers for Power to Fixtures
- G** - Control Module (controls specified by project)
- H** - Step-Down Transformer for Controls
- I** - Fuses for Step-Down Transformer
- J** - Grounding Bar

Small Box



****Drawings do not designate fuse size, wiring, NEMA box type, distribution block information, disconnect switch size, ampacity, and surge arrester specification**

Large Box



****Drawings do not designate fuse size, wiring, NEMA box type, distribution block information, disconnect switch size, ampacity, and surge arrester specification**

Technical Data

Product Overview

The Wireless Controller is a SimplySNAP component that can be installed anywhere you need wireless push-button lighting control, such as municipal ballparks, hockey arenas, basketball facilities, and other multi-use complexes.

The heart of the wireless controller is the SS450 site controller, contained in the NEMA 4X enclosure with 5 buttons that allow for controlled manual access to site lighting.

The Wireless Controller makes it easy for electricians to quickly install the SimplySNAP site controller and enables quick and simple access to a switch station that can be programmed to meet the needs of the end-user.

Features

- Allows for dimming and Action Lighting capabilities
- Weather protected - perfect for both indoor and outdoor applications
- Optional, pre-configured 5-button switch to allow for control of all lighting within the facility
- External Ethernet port for connecting to IT network



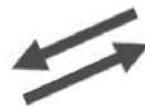
To learn more call or visit:
synapsewireless.com
 (877) 982-7888

Wireless Controller



Product #	CBSSW-450-001 Cellular & WiFi
Description	SS-450-based model w/5 button switch
Dimensions	15.5" x 13.5" x 7.7" (393 x 342 x 195 mm)
Input Power	90-120 VAC; 8W max, 6kV surge protection
Operating Environment	-20°C to +55°C, IP65
Radio	SNAP 2.4GHz 802.15.4 WiFi 2.4GHz 802.11 b/g/n
Certifications	FCC/IC Tested to CAN/CSA C22.2 #60950-1/A2:2014 & UL 60950-1/R:2014-10

Technical Data



Wireless Controls

TECHLINE 10 YEAR WARRANTY

10 Year Warranty

Techline Sports Lighting, LLC ("TSL") will provide all materials and labor to maintain operation of your lighting system to original design criteria for 10 years. TSL products and services are guaranteed to perform on your project as detailed in this document.

TSL warrants your lighting system to be free from defects in materials and workmanship for a period of 10 years starting from date of product shipment. TSL agrees to provide labor and materials to replace defective parts or repair defects in workmanship to maintain original design performance criteria. This includes all TSL manufactured product (such as wire harnesses, drivers, luminaires, poles).

Terms & Conditions

Service under this Contract is provided by Techline Sports Lighting, LLC ("TSL") or an authorized servicer approved by TSL. Services performed under this Contract shall consist of furnishing labor and parts necessary to restore the operation of the Covered Product(s) to original design criteria provided such service is necessitated by failure of the Covered Product(s) during normal usage.

"We", "us" and "our" mean TSL. "You" and "your" mean the purchaser of the Covered Product(s). No one has the authority to change this Contract without the prior written approval of TSL. TSL shall not assume responsibility for their agents or assignees other than as described below. If there is a conflict between the terms of this Contract and information communicated either orally or in writing by one or more of our employees or agents, this Contract shall control.

Additional Provisions

1. **Availability of Service:** TSL Warranty support team members can receive messages 24/7 via web site, phone, fax, or email. Support team members shall be available to respond to requests from 8AM to 5PM Central Time, and services shall be rendered during these same hours in your local time zone, Monday through Friday (with the exception of national holidays). Hours of operation are subject to change without notice. TSL will exercise all reasonable efforts to perform service under this Contract, but will not be responsible for delays or failure in performing such services caused by adverse weather conditions, acts of any government, failure of transportation, accidents, riots, war, labor actions or strikes or other causes beyond its control.
2. **Determination of Repairs:** TSL will utilize any field monitoring system plus any information provided by the customer to determine when the usage of the field is materially impacted. From this information, TSL will determine needed repair and/or replacement of Covered Product(s) and parts. Repair will be with product(s) of like kind and quality. Warranty claims will be processed if fixture outages cause more than 10% of the guaranteed light levels to be affected and the field of play is materially impacted.
3. **Your Requirements Under this Contract:** Must meet all electrical and installation requirements as specified by the manufacturer. In addition, you promise and assure: full cooperation with TSL, TSL's technicians and authorized servicers during telephone diagnosis and repair of the Covered Product(s); reasonable accessibility of the Covered Product(s); a non-threatening and safe environment for service. You agree to check fuses and replace them as needed. Electrical system must provide quality power within + / - 3% of nominal voltage. You agree to keep your Techline Sports Lighting system online. This means keeping the required control voltage to the control system at all times. Any deviation from this practice must be discussed with TSL's Warranty Department.
4. **Service Limitations - This Contract does not cover:** Maintenance, repair or replacement necessitated by loss or damage resulting from any external causes such as, but not limited to, theft, environmental conditions, negligence, misuse, abuse, improper electrical/power supply, unauthorized repairs by third parties, attachments, damage to cabinetry, equipment modifications, vandalism, animal or insect infestation, physical damage to Covered Products parts or components, failure of existing structures, supporting electrical systems or any non-TSL equipment, or acts of God/nature (including, but not limited to: earthquake, flood, tornadoes, typhoons, hurricanes or lightning). Warranty assumes poles are accessible with a standard lift not more than 10 feet taller than the mounting height of the pole being serviced. If larger lifts are required to service poles that are inaccessible due to infrastructure or other site conditions, additional charges may apply. If other obstructions exist that impede access to the pole being serviced, such as attached cellular antenna structures, additional charges may apply.

TECHLINE 10 YEAR WARRANTY

5. Contract Limitations:

- i. Exclusions from Coverage: IN NO EVENT WILL TSL BE LIABLE FOR ANY SPECIAL, INDIRECT, INCIDENTAL OR CONSEQUENTIAL DAMAGES WHICH INCLUDE, BUT ARE NOT LIMITED TO, ANY DELAY IN RENDERING SERVICE OR LOSS OF USE DURING THE REPAIR PERIOD OF THE COVERED PRODUCT(S) OR WHILE OTHERWISE AWAITING PARTS.
- ii. Limitation of Liability: To the extent permitted by applicable law, the liability of TSL, if any, for any allegedly defective Covered Product(s) or components shall be limited to repair or replacement of the Covered Product(s) or components at TSL's option. THIS CONTRACT IS YOUR SOLE EXPRESS WARRANTY WITH RESPECT TO THE COVERED PRODUCT(S). ALL IMPLIED WARRANTIES WITH RESPECT TO THE COVERED PRODUCT(S) INCLUDING, BUT NOT LIMITED TO, IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR A PARTICULAR PURPOSE, ARE HEREBY EXPRESSLY EXCLUDED.
- iii. For the purposes of and by your acceptance of this Contract you acknowledge and agree that if a surety bond ("Bond") is provided the warranty and/or maintenance guarantee provided for in this Contract and any corresponding liability on behalf of the issuing surety under the Bond is limited to the first twelve (12) months of said warranty and/or maintenance guarantee coverage period. Any warranty and/or guarantee coverage period in excess of said initial 12-month period does not fall within the scope of the Bond and shall be the sole responsibility of TSL.
- iv. TSL requires reasonable access for a crane or man lift equipment to service the lighting system. TSL will not be responsible for damage from operating the vehicle on the property when the equipment is operated in the prescribed manner over the designated access route.
- v. TSL will make every effort to maintain any component of our sports lighting system for the entirety of the warranty period. Advances in technology and obsolescence of some components, including but not limited to; regulatory changes, cellular upgrades, and other items beyond our control, could possibly render this impossible for some components in the future. TSL will always make every effort to support our system as long as manufactured components are available.

6. **Transfer and Assignment:** Except to owners, you shall not have the right to assign or otherwise transfer your rights and obligations under this Contract except with the prior written consent of TSL; however, a successor in interest by merger, operation of law, assignment or purchase or otherwise of your entire business shall acquire all of your interests under this Contract.

7. **Governing Law:** Unless otherwise governed by applicable state law, the Contract shall be interpreted and enforced according to the laws of the State of Texas.

8. **Subrogation:** In the event TSL repairs or replaces any Covered Product(s), parts or components due to any defect for which the manufacturer or its agents or suppliers may be legally responsible, you agree to assign your rights of recovery to TSL. You will be reimbursed for any reasonable costs and expenses you may incur in connection with the assignment of your rights. You will be made whole before TSL retains any amounts it may recover.

Techline Sports Lighting, LLC has a team of people to ensure fulfillment of our product and services warranty and maintains financial reserves dedicated to support our fulfillment of this warranty. Please keep this document as your signed contract guaranteeing comprehensive service for the 10 year period.

Effective Date:



Techline Sports Lighting, LLC.
Rodney M. Hawthorne
President



William Jewell College - Liberty, MO

William Jewell College in Liberty, MO was looking to dramatically improve the experience of their student-athletes and their community. Techline Sports Lighting installed a complete, turnkey solution for their Baseball, Softball, and Soccer fields. The lighting of these fields allows student-athletes to play games at times that don't conflict with classes. It will also create additional revenue for the college through use by outside groups.

"We wanted to add lights to our baseball, softball, and new soccer/lacrosse fields which had previously not been lit. We were looking for NCAA post season light quality and wanted to balance high quality with our budget priorities. Techline Sports Lighting gave us both: amazing light on our fields while working within our budget. They also do a great job minimizing glare to the surrounding areas. The user interface is simple and easy to use, and the support from Techline has been fantastic as well. Adding lights to the fields has given our student-athletes and coaches more options when it comes to scheduling; like moving practices to evenings on a hot fall afternoon or squeezing in a few extra minutes at the end of practice when it gets dark sooner in the early spring months. These subtle adjustments make a huge difference when it comes to a positive student-athlete experience."

*Tom Eisenhauer - Director of Athletics
William Jewell College - Liberty, MO*



Why Techline

249 LED Fixtures

18 Pre-Engineered
Poles

50% Increased
Light Levels

68% Energy Savings

For more than 20 years, Techline Sports lighting has been a nationwide leader in sports lighting solutions. From professional and college stadiums, to high school fields and municipal sports complexes, Techline Sports Lighting offers a complete range of sports lighting solutions. From design to installation, our in-house team of engineers, designers, electricians, installers, sales and support staff partner with you to provide a turnkey, state-of-the-art, maintenance free LED lighting solution all at an incredible value.



<u>Installation</u>	<u>Type Field</u>	<u>City</u>	<u>State</u>
Carl Junction High School	Football, Baseball	Carl Junction	Missouri
Carthage High School	Baseball	Carthage	Missouri
City of Desoto-North Sports Complex	Multipurpose	Desoto	Missouri
Creve Coeur Park	Soccer	Maryland Heights	Missouri
Dardenne Prairie Athletic Complex	Baseball	Dardenne Prairie	Missouri
East Buchanan High School	Football	Gower	Missouri
Festus High School	Baseball	Festus	Missouri
Henry County Jr & Sr High	Football	Windsor	Missouri
Joplin Supply Company (Diamond Ball Fields)	Materials	Webb City	Missouri
Ladue Horton Watkins High School	Football	St. Louis	Missouri
Legacy Performance Academy	Softball	Chesterfield	Missouri
Legion Park	Soccer	Overland	Missouri
Lions Park Field 6	Baseball	Eureka	Missouri
Macon High School	Baseball	Macon	Missouri
Mid Buchanan High School	Other	Faucett	Missouri
Mineral Area College	Softball	Park Hills	Missouri
Mound City High School	Football, Track	Mound City	Missouri
Neosho School District	Soccer	Neosho	Missouri
North St. Francois County R-1	Football, Baseball	Bonne Terre	Missouri
Northland Christian School	Multipurpose	Kansas City	Missouri
Osceola High School	Football, Track	Osceola	Missouri
Owensville High School	Baseball	Owensville	Missouri
Putnam County	Baseball, Softball	Unionville	Missouri
Sherwood Cass R-VIII School District	Football, Baseball, Softball	Creighton	Missouri
Slater High School	Football	Slater	Missouri
Springfield Soccer Complex	Soccer	Springfield	Missouri
St. Robert Community Center	Baseball	St. Robert	Missouri
Sunset Hills Athletic Fields	Baseball, Softball	St. Louis	Missouri
Ultra Electric Inc	Fixtures	St. Louis	Missouri
Willard High School	Football, Soccer, Baseball, Track	Willard	Missouri
William Jewell College	Baseball, Softball, Soccer	Liberty	Missouri
Worth County R-III School District	Football	Grant City	Missouri

Tab 10:	Parking Lot Lighting Improvements
----------------	--



Parking Lot Lighting Improvements

FACILITY MAINTENANCE MASTER PLAN

1.6.10 - Parking Lot Lighting Improvements

Lump Sum		\$	9,000
General Conditions	11.0%	\$	990
Insurance	1.0%	\$	100
Overhead and Profit	8.0%	\$	807
Performance and Payment Bond	1.0%	\$	109
Escalation per year	3.0%	\$	330
Soft Costs (Includes Contingency)	25.0%	\$	2,834
TOTAL			\$ 14,170

Description	Quantity	Unit	Price	Extension
Add Wall Packs	2	ea	\$1,500.00	\$3,000
Replace Light Pole w/4-Head	1	ea	\$6,000.00	\$6,000
			Subtotal*	\$9,000

** does not include markup percentages shown above*

1.6.10 – Parking Lot Lighting Improvements

1. Existing Condition

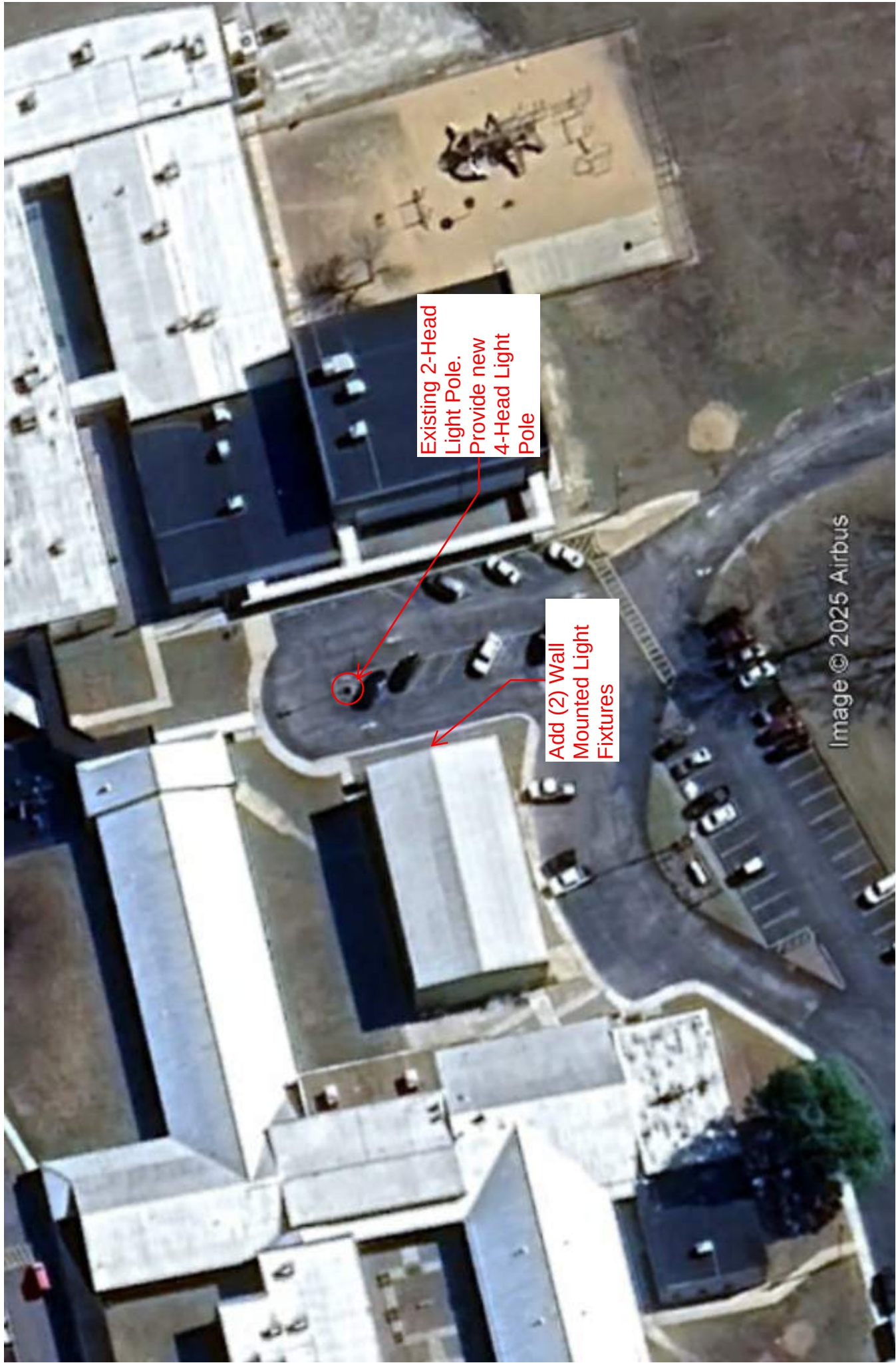
- a. The existing parking lot in consideration is located east of the Maintenance Building and is approximately 70' x 144'. Parking lot lighting is achieved only by an existing light pole with two fixtures, approximately 25ft tall. It is assumed that the light pole fixture is in working condition, but provides insufficient lighting of the parking lot.

2. Scope of Work

- a. The scope of work includes adding two (2) exterior wall mounted light fixtures to the east side of the Maintenance Building, including fixtures, conduit, wiring, penetrations, and joint sealants.
- b. The scope of work includes removing and replacing the existing 2-head light pole fixture with a new 4-head light pole fixture. It is assumed that the wiring and concrete base is adequate for the new fixture.

3. Considerations

- a. It is assumed that the existing pole mounted light electrical wiring is sufficient for the additional power draw of the new fixture.
- b. If additional lighting is still required, it may be possible to add additional exterior light fixtures on the existing overhead walkway canopies on the north end of the parking lot and along the east side of the parking lot. These fixtures could be fed from the nearest electrical circuit inside the adjoining building.

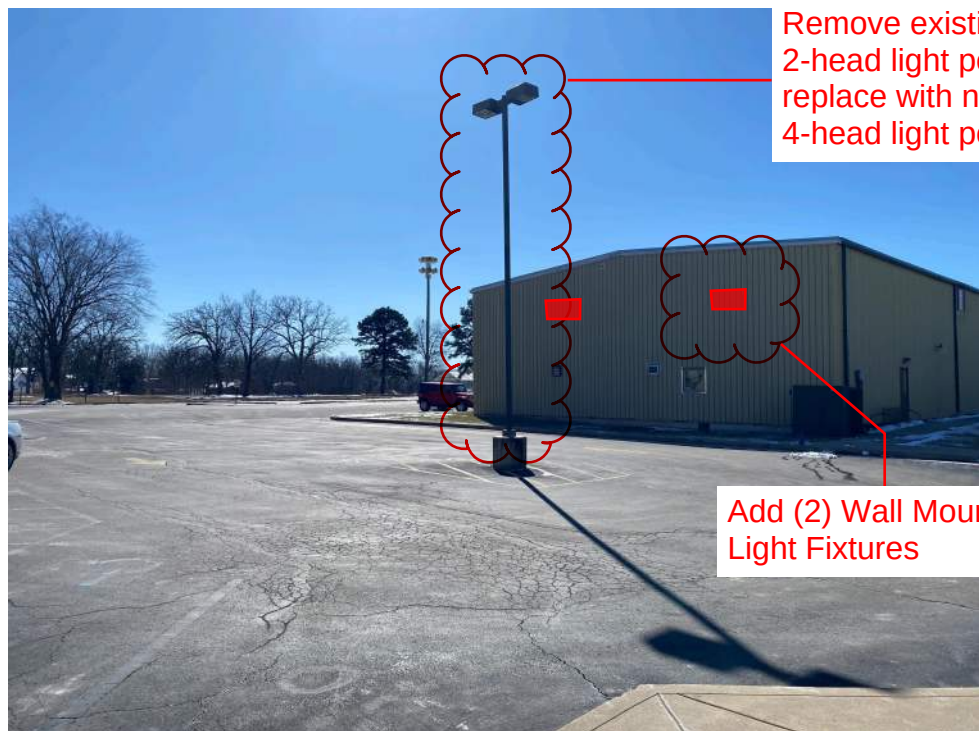


Existing 2-Head
Light Pole.
Provide new
4-Head Light
Pole

Add (2) Wall
Mounted Light
Fixtures

Parking Lot Lighting Improvements

Add (2) Wall Mounted Light Fixtures to project to the parking lot.



Remove existing
2-head light pole and
replace with new
4-head light pole

Add (2) Wall Mounted
Light Fixtures



Tab 11:	Playground Surfacing and Fence
----------------	---------------------------------------



Playground Surfacing

FACILITY MAINTENANCE MASTER PLAN

1.6.11 - Replace Playground Surfacing

Lump Sum		\$	148,320
General Conditions	11.0%	\$	16,315
Insurance	1.0%	\$	1,646
Overhead and Profit	8.0%	\$	13,303
Performance and Payment Bond	1.0%	\$	1,796
Escalation per year	3.0%	\$	5,441
Soft Costs (Includes Contingency)	25.0%	\$	46,705
TOTAL			\$ 233,527

Description	Quantity	Unit	Price	Extension
Remove Pea Gravel, Haul Off	500	cy	\$25.00	\$12,500
Excavate / Haul Off	675	cy	\$25.00	\$16,875
4" Rock Base	245	cy	\$45.00	\$11,025
15" Wood Fiber	930	cy	\$80.00	\$74,400
Underdrain	922	lf	\$30.00	\$27,660
Filter Fabric	17,440	sf	\$0.25	\$4,360
Tie-In to Storm	1	ea	\$1,500.00	\$1,500
			Subtotal*	\$148,320

** does not include markup percentages shown above*



Green Space Fencing

FACILITY MAINTENANCE MASTER PLAN

1.6.11a - Add Fencing at Green Space

Lump Sum		\$	22,850
General Conditions	11.0%	\$	2,514
Insurance	1.0%	\$	254
Overhead and Profit	8.0%	\$	2,049
Performance and Payment Bond	1.0%	\$	277
Escalation per year	3.0%	\$	838
Soft Costs (Includes Contingency)	25.0%	\$	7,195
TOTAL			\$ 35,977

Description	Quantity	Unit	Price	Extension
6' Chain Link Fence	370	lf	\$55.00	\$20,350
Double Gate	1	pr	\$2,500.00	\$2,500
			Subtotal*	\$22,850

** does not include markup percentages shown above*

1.6.11 – Replace Playground Surfacing and Add Fencing at Green Space

1. Existing Condition

- a. The playground associated with this scope of work is located on the backside/south side of the Elementary and Early Childhood buildings. The playground can be directly accessed off of S. Franklin St.
- b. The playground is 106'x184' with pea gravel surface. There is a 24'x86' concrete slab in the southwest corner for basketball.
- c. The playground is enclosed with a 6' tall galvanized chain link fence.
- d. There is a large green space to the south between the playground and the softball field.

2. Scope of Work

- a. Playground Re-Surfacing
 - i. Remove and dispose of existing pea gravel surface.
 - ii. Install an engineered wood fiber mulch system (15" minimum) over 4" drainage rock base layer.
 - iii. Install a 4" underdrain system and connect to nearest storm drainage pipe (assume 50 LF)
- b. Fence Enclosure
 - i. Furnish and install approximately 370 LF of 6' tall galvanized chain link fence that connects to the south side of the existing playground fence.
 - ii. Include one (1) pair of 3ft wide swinging fence gates.



Playground Re-Surfacing

Area = 106' x 184'

Existing Surface: Pea
Gravel (to be removed
and disposed of)

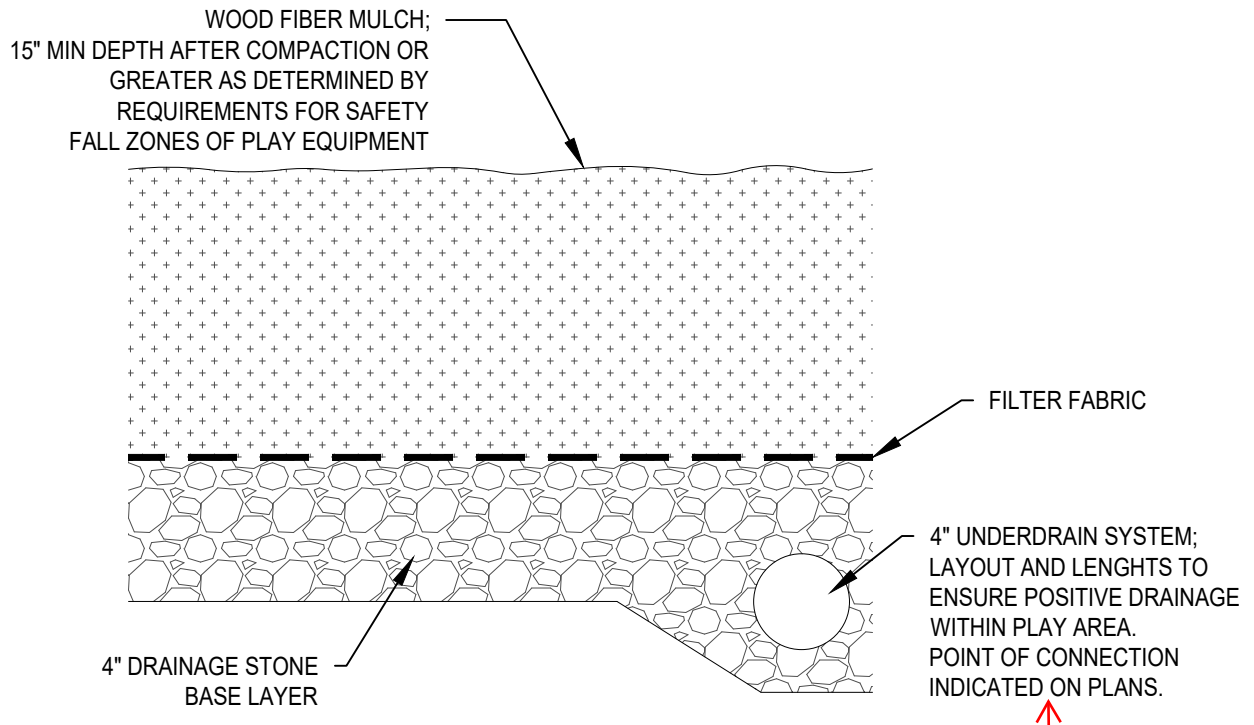
Proposed Surface:
Engineered Wood Fiber
Playground Mulch





24' x 86' Concrete
Pavement

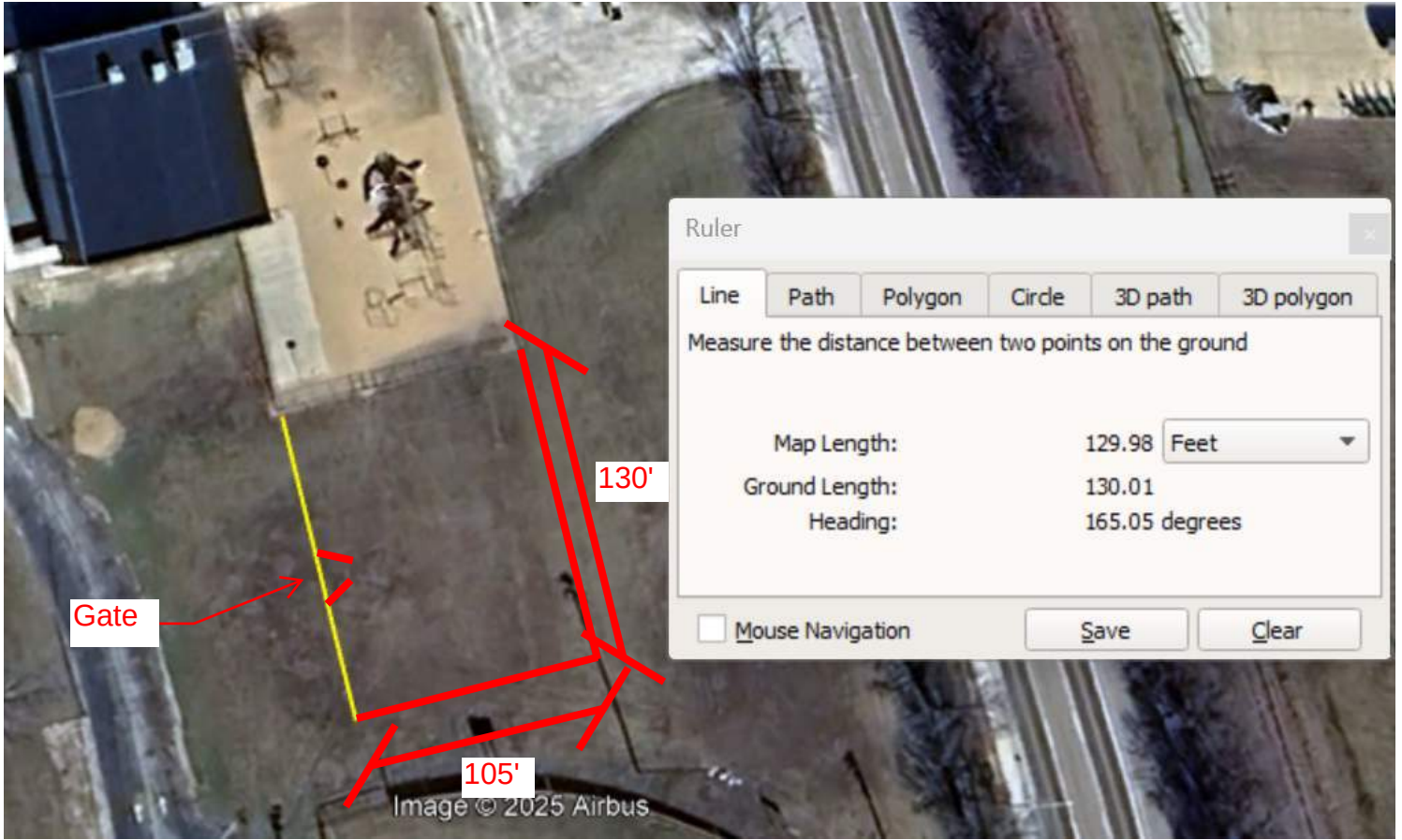




ENGINEERED WOOD FIBER MULCH

1-1/2" = 1'-0"

Recommended if there
is a place to tie into the
existing storm
drainage system



Green Space Fencing

Scope of Work

Furnish and install approximately 370 LF of 6' tall galvanized chain link fence, including a pair of 3ft wide swing gates.

