

CHANGE ORDER AIA DOCUMENT G701

Distribution: Owner (x)  
 Architect (x)  
 Contractor (x)  
 Field (x)  
 Other ( )

PROJECT: Edd B. Keyes Building Renovation CHANGE ORDER NUMBER: 6  
 INITIATION DATE: 3/9/2015

To: (Contractor) Templeton Construction Co. ARCHITECTS PROJECT NO. 226-06-0412

CONTRACT FOR: Construction Management at Risk

CONTRACT DATE: 12/1/2012

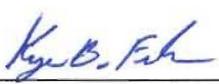
You are directed to make the following change in this Contract:  
 Make changes to the Men's Restroom 103 and Women's restroom 102 and Fiber Lines as described in RFP #5.1

ALL OTHER CONTRACT TERMS AND CONDITIONS REMAIN UNCHANGED.

Not valid until signed by both the Owner and Architect.  
 Signature of the Contractor indicates his agreement herewith, including any adjustment in the Contract Sum or Contract Time.

The original Guaranteed Maximum Cost was:	\$4,488,671.00
Net Change by previously authorized Change Orders:	\$0.00
The Guaranteed Maximum Cost prior to this Change Order was:	\$4,488,671.00
The Guaranteed Maximum Cost will be increased by this Change Order	\$78,158.00
The new Guaranteed Maximum Cost including this Change Order will be	\$4,566,829.00
The original Owners' Contingency Cost was:	\$130,000.00
Net Change by previously authorized Change Orders 1 thru 6 to the Owners' Contingency:	( \$13,723.00)
The Owners' Contingency balance prior to this change order was:	\$116,277.00
Net Change by Authorized Change Order No. 6	\$0.00
The new Balance of Owners' Contingency including this Change Order will be:	\$116,277.00
The Contract Time will be changed by <u>21</u> days	
The Date of Substantial Completion as of the date of this Change Order therefore, is:	Dec. 07, 2015

AUTHORIZED:

<u>Kinney Franke Architects</u> ARCHITECT	<u>Templeton Construction Co.,</u> CONTRACTOR	<u>Tom Green County, Texas</u> OWNER
Signed: <u></u>	<u></u>	<u></u>
By: <u>KYE B. Franke</u>	Ryan Hill	The Honorable Steve Floyd, County Judge
Date: <u>3/10/15</u>	3/9/2015	<u>3-10-15</u>

PROJECT: RFP #5 Revised  
 LOCATION: Edd B. Keyes  
 OWNER: Tom Green County  
 ARCHITECT: Kinney Franke Architects

AREA: sqft  
 TOTAL: \$78,158  
 SQ FT COST: / sqft  
 DURATION: 14 cal. days

BID DATE:  
 Tax Status: exempt  
 Liq. Damages:

CSI	WORK ITEM	Comments	LABOR	MATL	SUB	TOTAL	SUB / VENDOR
01000	General Requirements		4,979	2,055	-	\$ 7,033	TCC
02100	Demolition		6,480	1,200		\$ 7,680	TCC
03000	Concrete Patch		2,160	1,400		\$ 3,560	TCC
04000	Masonry				806	\$ 806	TCC
06100	Carpentry		608	240		\$ 848	TCC
06400	Millwork				(237)	\$ (237)	Terrill
07900	Joint Sealants		100	100		\$ 200	TCC
08100	HM Doors & Frames	delete door #117	(100)	(429)		\$ (529)	Tex-Oma
08200	Wood Doors					w/ HM	Tex-Oma
08700	Finish Hardware					w/ HM	Tex-Oma
09250	Drywall				4,350	\$ 4,350	Alvarez
09300	Ceramic Tile				950	\$ 950	Kiser
09500	Flooring					w/ Ceramic	Kiser
09900	Painting				493	\$ 493	Key City
10165	Toilet Partitions				562	\$ 562	Klinger
10800	Toilet Accessories				239	\$ 239	Klinger
15100	Plumbing					w/ HVAC	Lane
15300	Fire Sprinklers					no cost change	AFP
15600	HVAC				33,000	\$ 33,000	Lane
16000	Electrical				9,150	\$ 9,150	Bryant

Subtotal		14,226	4,566	49,313	68,105	
Labor Burden	0%	-				0 w/ Takeoff
Sales Tax on Material	0.00%		-			0 exempt
<b>Subtotal</b>		14,226	4,566	49,313	68,105	
Building Permit					1,000	
Builder's Risk Insur.	See calc. sheet				14	
P & P Bond	See calc. sheet				1,954	
<b>Subtotal</b>					69,105	
<b>Markup</b>	8.75%				6,047	
<b>Subtotal</b>					75,152	
<b>Contingency</b>	4.00%				3,006	
				<b>TOTAL</b>	<b>\$ 78,158</b>	

# TERRILL

## MANUFACTURING COMPANY

ARCHITECTURAL WOODWORK

TRENSTYLE  
MODULAR CASEWORK



December 23, 2014

Templeton Construction Co.  
521 W. Beauregard  
San Angelo, TX 76903

RE: Edd B. Keys Building Remodel  
San Angelo, TX (5691)

ATTN: Mike O'Rourke

Per review of RFP-005, I am forwarding the proposed credit for making the changes to Elevation 12/A2.05 in Room 128.

The proposed credit is:

Material \$ (-179.00)

Installation \$ (-58.00)

Total Credit \$ (-237.00)

No credit or changes will be initiated without written authorization.

If approved, please sign and return. SIGNATURE \_\_\_\_\_

Yours very truly,  
TERRILL MANUFACTURING COMPANY

A handwritten signature in cursive script that reads "Howard Looka".

Howard Looka  
Project Manager

HL:vk

HOME OF "TRENSTYLE" QUALITY ARCHITECTURAL MILLWORK

2816 Martin Luther King Blvd.  
San Angelo, Texas 76903

Office: (325) 655-7133  
Fax: (325) 658-4719

P.O. Box 3646  
San Angelo, Texas 76902

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**TEX-OMA BUILDERS SUPPLY COMPANY**

2701 Commerce Street  
Wichita Falls, Tx. 76301  
Ph (940) 766-4269 Fax (940) 766-4030

To: Templeton Construction

Date: 11-26-14

From: Danny Craig

Project: Edd B. Keyes Building

**CHANGE ORDER PROPOSAL**

We respectfully submit our proposal to provide the following materials which were omitted/alterd from the specifications:

Delete opening 117 per RFP# 05

**Total:** CREDIT (-\$429.00)

**\*\*\* Change orders will not be processed without written authorization from the general contractor. \*\*\***

*All materials FOB point of shipment with full freight allowed to jobsite.*

This quotation is based upon our company acting as a material supplier, not a subcontractor, and thus is not subject to retainage. This quotation does not include any sales, use or excise tax unless specifically noted. If same is assessed against us, the amount shall be added to the contract agreement.

Terms: Net 30 days; No discount allowed. The full amount due hereunder on demand at the office of Tex-Oma Builders Supply Co., Wichita Falls, Texas.

Your purchase order or signed acceptance of this proposal is necessary before any material can be ordered or shipped.

Accepted:

Respectfully Submitted:

By: \_\_\_\_\_

Tex-Oma Builders Supply Co.

Date: \_\_\_\_\_

By: Danny Craig

.e

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**From:** Danny Craig <danny.craig@tex-oma.com>  
**Sent:** Monday, January 26, 2015 2:03 PM  
**To:** Mike  
**Cc:** fred@tex-oma.com  
**Subject:** 4139 Edd B. Keys RFP #5  
**Attachments:** 4139 Change Order (RFP #5 Delete opening 117) 11-26-14.pdf

Mike,

Attached is the change order to delete opening 117 per RFP #5.

Thank You,  
Danny Craig  
Project Administrator  
2701 Commerce St.  
Wichita Falls, Texas 76301  
Phone: (940)766-4269  
Fax: (940)766-4030



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**From:** Michael Jones [mailto:estimator.1@tex-oma.com]  
**Sent:** Monday, January 26, 2015 10:42 AM  
**To:** 'Fred Sharp'; 'Danny Craig'  
**Subject:** FW: Edd B. Keys RFP #5

Do you guys know anything about the Edd B Keys remodel (possibly 4139)? Mike "doesn't want to speak to me anymore and will only talk to whoever is handling the job". Please give him a call...

**From:** Mike [mailto:mike@templetonconstruction.com]  
**Sent:** Monday, January 26, 2015 9:35 AM  
**To:** estimator.1@tex-oma.com  
**Cc:** Ryan  
**Subject:** Edd B. Keys RFP #5

Mike Jones  
Tex-Oma Builders Supply

Who is handling the Edd B. Keys Remodel for Tom Green County. We sent RFP #5 for pricing before Christmas. I have attached it again here.

Can we get a price for this today?

Thank you.

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*Alvarez*  
DRYWALL & ACOUSTICS  
~ Over 30 Years Experience ~

December 23, 2014

To: Templeton Construction Company

Project: Renovation of Edd B. Keyes Building – RFP # 005

Alvarez Drywall and Acoustics proposes to furnish labor and materials necessary to complete the following:

1. Install new 6" metal studs at wet walls with 5/8" durrock to 7' AFF and 5/8 gypsum above at Rooms 102 and 103.
2. Install drywall grid 16" oc with 5/8 gypsum on ceiling of Rooms 102 and 103.
3. Install metal stud chase at east side of Room 103B.

For the sum of \$ 4,350.00 No tax

Excludes the following:

- A. Demo of existing walls and ceilings.

Respectfully submitted,

*Danny Brooks*  
Danny Brooks

Alvarez Drywall & Acoustics, Inc.  
(325) 665-1232



(325) 942-7069  
 Fax: (325) 942-0828  
 3220 W. Houston Harte  
 San Angelo, TX 76901

Salesman: \_\_\_\_\_  
 Invoice-P.O.# \_\_\_\_\_  
 Side Mark: \_\_\_\_\_  
 Order By: \_\_\_\_\_  
 Mill/Reff: \_\_\_\_\_  
 Mill/Reff: \_\_\_\_\_  
 Mill/Reff: \_\_\_\_\_

Builders: Templeton  
 Job: EDD B KEYS RFP-5  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_  
 Phone: OF \_\_\_\_\_ FX \_\_\_\_\_  
 MO \_\_\_\_\_ HM \_\_\_\_\_  
 Date: 1-26-15

RFP-5

STYLE	COLOR	CODE	ROLL--ITEM #	WIDTH	LENGTH	SY/QT	LINE TOTAL
Rm # 117	ADD Carpet Tile					+	550 <sup>00</sup>
Rm # 103	ADD Tile CERAMIC					+	400 <sup>00</sup>
ADD Carpet TILE to Storeroom that becomes PART OF OFFICE							
ADD WALL & Floor tile to Mens RR.							
						Tax <input type="checkbox"/>	Materials
SPECIAL INSTRUCTIONS						Tax <input type="checkbox"/>	Labor
						All <input type="checkbox"/>	Tax
						Total	950 <sup>00</sup>

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Key City Printing  
P.O. Box 442

Tye, Texas 79563  
325 513 5343

ATTN: Ryan

12-29-14

Ref: Renovation EDD B Keys Ridge

Ref: RFP-005

add labor and materials

\$ 493.00

Key City Printing  
Hector Lomas

(10)

**KLINGER SPECIALTIES DIRECT**  
**BUILDING SPECIALTIES**  
6200 Tri County Parkway, Suite 100  
Schertz, Texas 78154

Phone: 210-654-9100 (EXT. 6)  
Fax: 210-646-8900  
Email: [jgamez@specialtiesdirect.com](mailto:jgamez@specialtiesdirect.com)

**QUOTATION**

PROJECT NAME: Edd B. Keyes / RFP-005

EST. BY: Jesse G.  
BID DATE: 12/23/2014

LOCATION: San Angelo, Texas

ADDENDA: ALTS: None

SECTION: Toilet Accessories

BASE BID: \$239.00 FURNISHED AND INSTALLED

MFG:

NOTES: Quote is base per quantities listed below only! Any additional will be extra to contract

- 1ea. Toilet Paper Holder (Women's Restroom)
- 1ea. Sanitary Napkin Disposal (Women's Restroom)
- 2ea. Mirror 24" x 36" (1ea. At Both Men's and Women's Restroom)

STATE SALES TAX INCLUDED: NO BONDS INCLUDED: NO

**EXCLUSIONS APPLY TO ALL SECTIONS/ITEMS QUOTED ABOVE:**

LAV GUARDS AND INSTALLATION, CUT-OUTS, BLOCKING, DEMO, ELECTRICAL HOOK-UPS, WORK ABOVE CEILINGS  
INSTALLATION OF OWNER FURNISH ACCESSORIES UNLESS OTHERWISE NOTED ABOVE  
FULL SIZE MIRRORS AND INSTALLATION UNLESS NOTED ABOVE.  
FRAMELESS MIRRORS AND INSTALLATION  
BACK PAINTING OF ACCESSORIES, HOT DIP GALVANIZED FASTENERS

KLINGER ASSOCIATES, INC. WILL NOT INDEMNIFY ANY ONE OTHER THAN ITS EMPLOYEES,  
SUB-CONTRACTORS OR AGENTS. QUOTED PRICES ARE SUBJECT TO ACCEPTABLE  
CONTRACTUAL LANGUAGE FOR ALL PARTIES & APPROVED CREDIT OR ARRANGEMENTS.  
PRICE EXCLUDES SALES TAX ON INCORPORATED MATERIALS  
PRICE EXCLUDES BONDS IF REQUIRED

IF A SCOPE REVIEW OF LABOR AND MATERIALS IS NOT ALLOWED KLINGER SPECIALTIES DIRECT, INC.  
RESERVES THE RIGHT TO WITHDRAW OUR BID.

PLEASE READ QUALIFICATIONS CAREFULLY AS THEY ARE HERE TO CALL ATTENTION TO SPECIFIC  
DISCREPANCIES OR QUALIFICATIONS IN THE CONTRACT DOCUMENTS OR REQUIRE SPECIAL ATTENTION

QUOTATION IS VALID FOR 30 DAYS FROM BID DATE  
SBE CERTIFIED BY SCTRCA

APPROVED: \_\_\_\_\_ TITLE: \_\_\_\_\_ DATE: \_\_\_\_\_  
SIGNATURE ABOVE AUTHORIZES KLINGER SPECIALTIES DIRECT TO PROCEED WITH WORK AS  
STATED IN THE QUOTE ABOVE.

TERMS: C.O.D. UNLESS OPEN CREDIT ACCOUNT HAS BEEN ESTABLISHED PRIOR TO PLACING  
ORDER. C.O.D. TERMS ARE 50% DOWN WHEN ORDER IS PLACED AND BALANCE DUE WHEN  
MATERIAL ARRIVES AT JOBSITE BEFORE INSTALLATION. CREDIT TERMS ARE NET 30 DAYS.

**KLINGER SPECIALTIES DIRECT**  
**BUILDING SPECIALTIES**  
6200 Tri County Parkway, Suite 100  
Schertz, Texas 78154

Phone: 210-654-9100 (EXT. 6)  
Fax: 210-646-8900  
Email: [jgamez@specialtiesdirect.com](mailto:jgamez@specialtiesdirect.com)

### QUOTATION

PROJECT NAME: Edd B. Keyes / RFP-005

EST. BY: Jesse G.  
BID DATE: 12/23/2014

LOCATION: San Angelo, Texas

ADDENDA:

ALTS: None

SECTION: NONE Toilet Partitions

BASE BID: \$562.00 FURNISHED AND INSTALLED

MFG:

NOTES: Quote is base per quantities listed below only! Any additional will be extra to contract

1ea. Floor Mounted Overhead Brace Plastic Laminated Partition at Women's 102

STATE SALES TAX INCLUDED: NO BONDS INCLUDED: NO

**EXCLUSIONS APPLY TO ALL SECTIONS/ITEMS QUOTED ABOVE:**

CUT-OUTS, MISC. STEEL, BLOCKING, DEMO, WORK ABOVE CEILINGS,  
PLACEMENT OF CEILING BOLTS, STRUCTURAL SUPPORTS OF ANY TYPE, CAULKING-BACKER RODS  
DRILLING OF HOLES AT STRUCTURAL STEEL FOR TRACK UNLESS OTHERWISE NOTED ABOVE

KLINGER ASSOCIATES, INC. WILL NOT INDEMNIFY ANY ONE OTHER THAN ITS EMPLOYEES,  
SUB-CONTRACTORS OR AGENTS. QUOTED PRICES ARE SUBJECT TO ACCEPTABLE  
CONTRACTUAL LANGUAGE FOR ALL PARTIES & APPROVED CREDIT OR ARRANGEMENTS.  
PRICE EXCLUDES SALES TAX ON INCORPORATED MATERIALS  
PRICE EXCLUDES BONDS IF REQUIRED

IF A SCOPE REVIEW OF LABOR AND MATERIALS IS NOT ALLOWED KLINGER SPECIALTIES DIRECT, INC.  
RESERVES THE RIGHT TO WITHDRAW OUR BID.

PLEASE READ QUALIFICATIONS CAREFULLY AS THEY ARE HERE TO CALL ATTENTION TO SPECIFIC  
DISCREPANCIES OR QUALIFICATIONS IN THE CONTRACT DOCUMENTS OR REQUIRE SPECIAL ATTENTION

QUOTATION IS VALID FOR 30 DAYS FROM BID DATE  
SBE CERTIFIED BY SCTRCA

APPROVED: \_\_\_\_\_ TITLE: \_\_\_\_\_ DATE: \_\_\_\_\_  
SIGNATURE ABOVE AUTHORIZES KLINGER SPECIALTIES DIRECT TO PROCEED WITH WORK AS  
STATED IN THE QUOTE ABOVE.

TERMS: C.O.D. UNLESS OPEN CREDIT ACCOUNT HAS BEEN ESTABLISHED PRIOR TO PLACING  
ORDER. C.O.D. TERMS ARE 50% DOWN WHEN ORDER IS PLACED AND BALANCE DUE WHEN  
MATERIAL ARRIVES AT JOBSITE BEFORE INSTALLATION. CREDIT TERMS ARE NET 30 DAYS.

LANE WEATHER MART, INC.  
3909 N. CHADBOURNE  
SAN ANGELO, TX 76903  
TACLA002274C  
(325)653-5261  
(325)655-9430 FAX

PAGE #1

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**TO: Templeton Construction****DATE: 01-08-2015**

Attn: Mike Orouke

**LOCATION: Ed B Keyes TGC**

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Change Order Request: RFP#5

This request adds the following

## HVAC:

1. Vent-a-hood, ductwork associated, and wall cap
2. Aluminum exhaust duct- approximate 135 lf (replaces the existing duct board)

## Plumbing:

1. North east area- saw cut, remove concrete, and install mop basin, water piping and insulation
2. Women's RR 102- re-rough and add 1 P-1 water closet and 1 P-3A lavatory
3. Men's RR 103- re-rough and add 1 P-3A lavatory

Add price for changes: \$33,000.00

Sincerely,

Mike Lane  
Lane Weather Mart Inc.

# ***Bryant Electric, Inc.***

## **Change Proposal #6 Revised**

**Date:** 17 February, 2015  
**To:** Templeton Construction  
**Project:** Renovation of the Edd. B. Keys Building

**Basis for Proposal:** *RFP-005*

**Scope of Work:** *Labor and material to:*

- 1. Modify conduit routing for the IT installation.*
- 2. Relocate power, data, and FA within Office 113.*
- 3. Add power and switching for vent hood in Break Room 128.*
- 4. Install one 1RU fiber shelf and ST rack mounted adaptor panel, terminate and test ST connectors.*

**Price:** *\$9,150.00*

**Terms:** Adjustment to Contract  
Bid expires in 45 days

**Submitted By:** Mike Kelley

**Accepted/Not Accepted By:**  
(Signature and Title)

**Date:**

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P.O. Box 3464  
San Angelo, TX. 76902  
Phone 325-658-8485

E-mail [t.bader@bryelec.com](mailto:t.bader@bryelec.com)

1009 Templin Rd  
San Angelo, TX 76904  
Fax 325-653-2434

License # 21283

Regulated by The Texas Department of Licensing and Regulation PO Box 12157 Austin, Tx. 78711  
1.800.803.9202 512.463.6599 [www.license.state.tx.us/complaints](http://www.license.state.tx.us/complaints)