

Project Price Summary

American Direct Procurement, LLC – Kansas City

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Project: **149085 - Sommet Blanc (Budget)**

Location: **Park City, Utah**

July 5, 2023

Base Bid: Budget Proposal

Item No.	Description	Total Amount
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1	Hollow Metal Frames and Doors (08 11 13) [Includes (195) HM frames, (203) door slabs, (0) B.L. frames - see clarifications below]	
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2	Wood Door and Wood Frames (08 14 16) [Includes (1168) door slabs, (598) wood frames - see clarifications below]	
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3	Phasing, storage, deliveries, Misc. packaging. Project split up into (4) phases over duration of construction schedule.	
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4	Finish Hardware (08 71 00) [Includes (1) Lot of finish HW - see clarifications below]	
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5	Installation See clarifications below	
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5	Subtotal from Above (Sales Tax EXCLUDED)	\$2,847,950.00
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6	9.05% Sales Tax on Subtotal Above	\$257,739.48
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OPTIONS

1	Estimated budget cost for Sun Valley Bronze locks / passage latch	\$335,714.00
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(Unit hardware group #52 and #53. All other Sun Valley Hardware is excluded).

2	Escalation: Hollow metal escalation date is September 10, 2023. Add 3% (\$10,206.45) per qtr. Wood door escalation date is December 10, 2023. Add 1 1/2% (8,595.00) per qtr. Wood frames will need to be repriced after 60 days. Hardware escalation date is December 10, 2023. Add 3% (\$16,812.00) per qtr. Closers, locks, overhead stops escalation date is May 16, 2024.	
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Hardware escalation numbers may vary due to different escalation dates per hardware type. Above number is an estimate and will be verified at time of LOI.

Escalation is for budgeting purposes and will be verified at time of LOI.

ABOVE PRICING IS GOOD UNTIL:

001	Pricing of hollow metal doors and frames are good for materials purchased from vendor by 09-10-2023. Anything purchased from vendor after that date will be re-priced at current market pricing.
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- 002 Pricing of wood doors is good for items purchased from vendor by 12-10-2023. Anything purchased from vendor after that date will be re-priced at current market pricing.
- 003 Pricing of finish hardware is good for items purchased from vendor by 12-10-2023. Anything purchased from vendor after that date will be re-priced at current market pricing.
- 004 *****Ordered by date is completion of submittals and all RFQ's answered. This order date is when American Direct has to order from the factory to ensure pricing.***

Notes & Qualifications:

- 001 This proposal based on Architectural plans IFC dated 11/18/2022, revised door schedule dated 11/18/2022 and specifications dated 11/18/2022. Pricing is per revised door schedule dated 11/18/2022. Revised door schedule and floor plans have discrepancies and door schedule was used as guiding document for pricing.
- 002 Retainage not accepted on material-only-supply purchase orders, or subcontracts.
- 003 An amount equal to 10% of the total contract value will be invoiced on an initial project pay application for pre-construction and engineering fees upon issuance of project submittals.
- 004 Proposal is based on acceptance of all scopes as a package. Price for separate parts of the work may be increased from the values shown above. Price is good for 60 days.
- 005 **Sales tax excluded unless explicitly noted above. Contractor will be responsible to add sales tax, or remit all applicable taxes.**
- 006 Installation, unloading, spreading or stocking of material, onsite coordination of deliveries, material storage, and field verification of existing conditions is excluded. All pricing is based upon utilizing standard Common Carrier & 85' tractor trailer delivery methods to jobsite.
- 007 Material that cannot be received at the jobsite that was shipped according to lead time, and at no fault of Supplier, will incur storage fee charges. Monthly storage fee is based on \$60 per skid handling load/unload. \$ 85 per skid storage fee. Freight is based on weight, volume, and destination.
- 008 Material must be inspected upon arrival at the job site. Any visual damage on boxes, and/or wrapped material must be noted on the bill of lading before signing. Please include name and title on the signature line, and take a picture of the damage. This backup documentation must be submitted to the ADP team within 72 business hours of delivery. Claims received after this period will be rejected.
- 009 Material delivery is based on the quantity of shipments quoted. Request for expedited and extra shipments, will incur freight charges.
- 010 If specialized "Re-delivery" is required or additional handling of material is required, additional charges will be incurred. **If a lift gate is required, then \$250.00 per delivery will be added to the job and charged to the General Contractor. It is the General Contractor's responsibility to inform American Direct at the time the PO is being generated if a lift gate will be required.** All deliveries to be handled by Non-Union drivers; should Union drivers be required additional charges may be incurred. Contact ADP for specific questions regard logistics and materials handling.
- 011 **Glass in doors or for relite windows, sidelights, transom's or any other interior/exterior glass windows is EXCLUDED unless noted below.**

- 012 Access Control systems, Wall Mounted card readers, HID or Prox Readers, Door Position Switches and all related power supplies are excluded that are NOT listed in 08 71 00 hardware sets . See operational descriptions in hardware groups for clarification.
- 013 All frames are quoted with (2) shipments / deliveries, HM doors and wood doors are quoted with (2) shipment / delivery each, and the hardware is quoted with (2) shipments / deliveries. Additional shipment / delivery may result in additional freight cost. If more shipments / deliveries are needed than what's included in this proposal, please notify American Direct prior to issuance of Purchase Order.
- 014 Due to world economic reality involving steel and the pricing of its raw materials steel products quoted herein are for market pricing today and may be subject to confirmation of steel pricing and availability prior to acceptance by American Direct. A surcharge for steel products of up to 5% may be applicable for shipments with lead times greater than 60 days from the date of acceptance.
- 015 **Please note that all quoted material must be purchased for the above pricing to be in effect. Any substantial removal of quoted material will affect the overall price, due to factory quoted discounts being based on the quantity of quoted material.**
- 016 **Please note that ALL aluminum frames and / or aluminum doors are excluded from this proposal. Cylinders only have been included at these openings.**
- 017 **Field Splicing is excluded.**
- 018 **All grouting, bituminous coating, insulation and/or back priming is excluded.**
- 019 **Mockups and related material are excluded.**
- 020 **Overhead doors, Glass doors, Aluminum doors, Sliding doors, elevator door smoke system, vinyl windows, access doors, related frames, and related hardware are excluded.**
- 021 **Metal partitions are excluded.**
- 022 **Signage is excluded.**
- 023 **STC material is excluded.**
- 024 **Knox box, key storage systems excluded.**
- 025 **Door casing, bypass opening trim, pocket door trim, barn door trim excluded and to be supplied and installed by others.**
- 026 **Blocking, supports, structural bracing excluded.**

Steel Door & Frame Notes:

Exterior hollow metal doors quoted as A60 galv., 16ga, polystyrene cores, with seamless edges. Interior hollow metal doors quoted as CRS, 16ga, honeycomb cores, with seamless edges. Exterior hollow metal frames quoted as 16ga, A60 galv., cont. welded. Interior hollow metal frames quoted as 16ga, CRS, face welded.

Grouting, special coatings (i.e. bituminous), or field finishing for hollow metal doors and frames is excluded. Fire labels will be either WHI or UL Mylar adhesive. Grouting or insulations (i.e. mineral fiber) for frame is NIC and part of installation process, and it also excluded.

Glass and glazing is excluded.

All HM frames and doors are quoted for a 14-16 week standard factory lead time. *Lead times start from date of approved submittal. Please plan accordingly. Please note that if a frame and/or door is going to be needed on site in a shorter time frame than what the above quoted lead times allow, then the frames and / or doors will need to be quoted accordingly and additional charges will be assessed.

Wood Door and Frame Notes:

Wood doors bid rift cut white oak, book balance match, matching veneered edges, factory clear finish.

FSC, NAUF, LEED excluded.

Glass and glazing is excluded.

Wood frames are bid as manufactured wood products with white oak veneer, factory clear finished. Knock down 3 piece frames with loose stops.

Wood frames bid single rabbet at unit entries, double rabbet at interior unit doors.

Csing, backing, blocking, caulking and touchup excluded.

All wood doors and frames are quoted for a 16-18 week standard factory lead time. *Lead times start from date of approved submittal. Please plan accordingly. Please note that if a frame and/or door is going to be needed on site in a shorter time frame than what the above quoted lead times allow, then the frames and / or doors will need to be quoted accordingly and additional charges will be assessed.

Finish Hardware Notes:

Please note that all hardware was quoted per the sets in the 08 71 00 specifications ONLY. Furthermore, no other HW items are included in this proposal unless it was specifically listed in the 08 71 00 HW sets.

A price adjustment may be required based upon Final Project Engineering or issuance of Addenda, RFI's or additional documents. AD is not responsible for incorrect hardware assignment. We recommend this hardware schedule be reviewed by an AHC; please contact American Direct for assistance.

All door hardware will be marked with item codes that correspond to the approved hardware schedule, and associated door schedule. Includes shipment to project site. Contractor will receive material and secure in hardware storage room. Contractor will inventory hardware and notify AD in a timely manner (within 5 days of receipt of hardware) of any shortages or discrepancies. After 30 days AD is no longer responsible for lost/missing hardware items; these shall be replaced at Contractors expense. Contractor shall provide secure lock-up room, with shelving for inventory and storage of hardware.

Proposal EXCLUDES aluminum frames, aluminum doors and finish hardware for aluminum openings, unless priced above.

All hardware quoted as standard BHMA/US finish systems. Anti-microbial or AG Ion or AG+ finishes are excluded UNO. Closers, brackets and coordinators will be in the closest compatible painted finish or Prime coat as applicable.

Wires, wiring diagrams, card readers, auto operators, power supplies and any related access control is to be by others.

Sun Valley hardware excluded. Sun Valley hardware listed in hardware schedule is excluded in base bid and included as option #1 above. This is a budget number and will need to be finalized once hardware specification is finalized.

Latch M-series mortised lockset are exclude including all associated security hardware items. Per hardware spec IFC set, dated Nov 18 2022 these items are to be provided by security contractor and are not included in this proposal.

All finish hardware is quoted for a 16-18 week standard factory lead time. *Lead times start from date of approved submittal. Please plan accordingly. Please note that if a frame and/or door is going to be needed on site in a shorter time frame than what the above quoted lead times allow, then the frames and / or doors will need to be quoted accordingly and additional charges will be assessed.

DFH installation:

Installation for doors, frames and hardware per revised door schedule dated 11/18/2022 and hardware schedule dated 11/18/2022.

Installation includes install of wood doors, hollow metal doors, hollow metal frames and finish hardware.

Exclusions:

Excludes any card reader installation, all access control hardware.

Aluminum hardware at entry doors, aluminum sliding doors, gates, rollup doors.

Caulking & Joint sealants, grouting, insulation, special coatings.

Frames in Masonry walls.

Door prep, fixing or adjusting old or existing doors

Wood framing, blocking, concrete.

Welding and imbeds

CMU, grout, patching of concrete

Door casing, barn door frames, pocket door trim, bypass opening trim.

Paul Keithly

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