



October 9, 2019

Mr. Brett Burditt
Business Manager, Meade School District #46-1
1230 Douglas Street
Sturgis, SD 57785

Re: Sturgis Williams Middle School – Grunwald Gymnasium Locker Room Renovations

Dear Mr. Burditt:

Thank you for the opportunity to provide a proposal for professional architectural and engineering services for the locker room renovations project at Grunwald Gymnasium.

We understand that the project consists of gutting the existing boys and girls locker rooms, reconfiguring the layout of the spaces, ensuring they comply with applicable accessibility standards and building codes, and updating the public restrooms for Grunwald Gymnasium, as an add alternate to the project, to comply with current accessibility standards and building codes.. Reference the attached floor plan developed in the preliminary study phase.

TEAM

The consultants being proposed for the design team are:

Albertson Engineering– Structural Engineering
Skyline Engineering – Mechanical, Electrical, Plumbing Engineering

SCOPE

Our Basic A/E Services include the following:

Schematic Design:

1. We will update the schematic floor plan option that was selected during the study phase.
2. We will incorporate design revisions based on the initial review.
3. We will verify the existing conditions of the project site.

Design Development and Construction Documents:

1. We will determine the engineering components of the remodel space including mechanical and electrical systems.
2. We will continue to meet with the building stakeholders and staff to review specific project requirements including detailed room layouts and casework requirements as necessary.
3. We will select interior finish materials and colors for review and approval by the building stakeholders and staff.

4. We will prepare the final construction documents including drawings and specifications to be used to obtain bids.

Bidding:

1. We will issue the construction documents for bidding and prepare addenda as required.
2. We will assist you to obtain bids from contractors.

Contract Administration:

1. During construction we will review the work and attend coordination meetings every other week.
2. We will review and coordinate shop drawings with the contractors.
3. At substantial completion, we will prepare a final inspection of the work completed.

SCHEDULE

We understand that the owner intends to bid the project in Spring of 2020 with construction beginning in the Summer of 2020 (after school dismisses for the summer). The construction phase would be complete prior to the start of school in the Fall of 2020.

FEE

We propose fixed fee for professional Architectural / Engineering services as outlined below;

Basic A/E Services Fee: 8% of the construction cost of the renovation project plus reimbursable expenses.

** The \$7,500 fee from the study will be credited towards the fee listed above.*

Reimbursable expenses will include applicable sales tax and printing of the construction drawings, if requested.

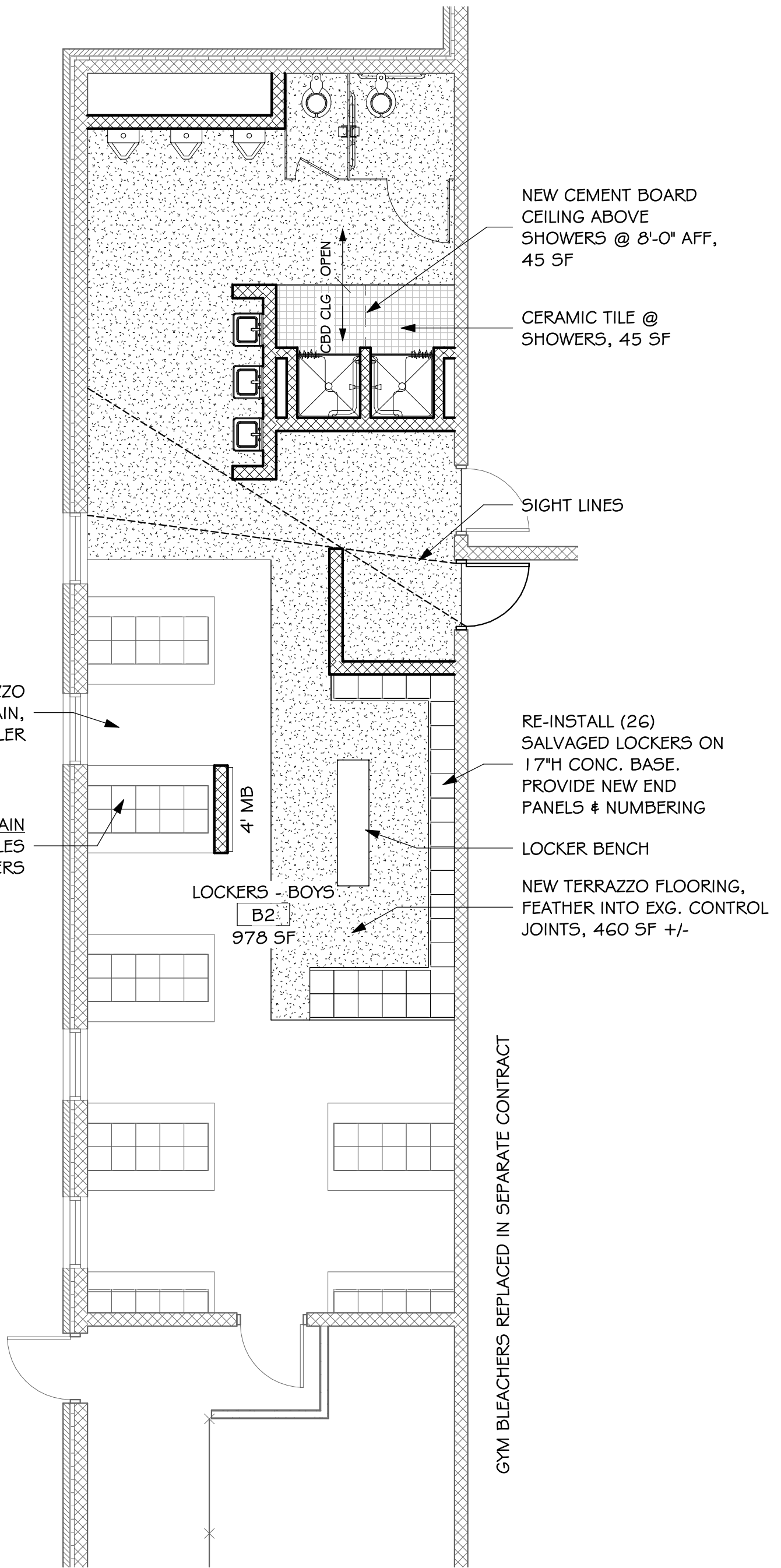
The following scope of work shall be provided by the Owner/Client and is excluded from this proposal: Construction testing as required by the International Building Code.

We look forward to working with you on this project. If you have any questions, please give me a call.

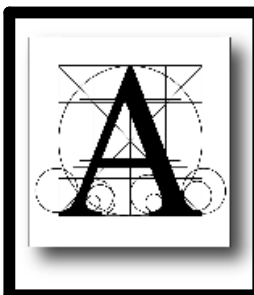
Sincerely,



Jordan Burbach, AIA, LEED Green Associate



BOYS - OPTION 2
 B-2 SCALE: 3/16" = 1'-0"



project WILLIAMS MS LOCKER ROOMS RENOVATIONS
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 date 02/05/2019 revision 10/09/2019

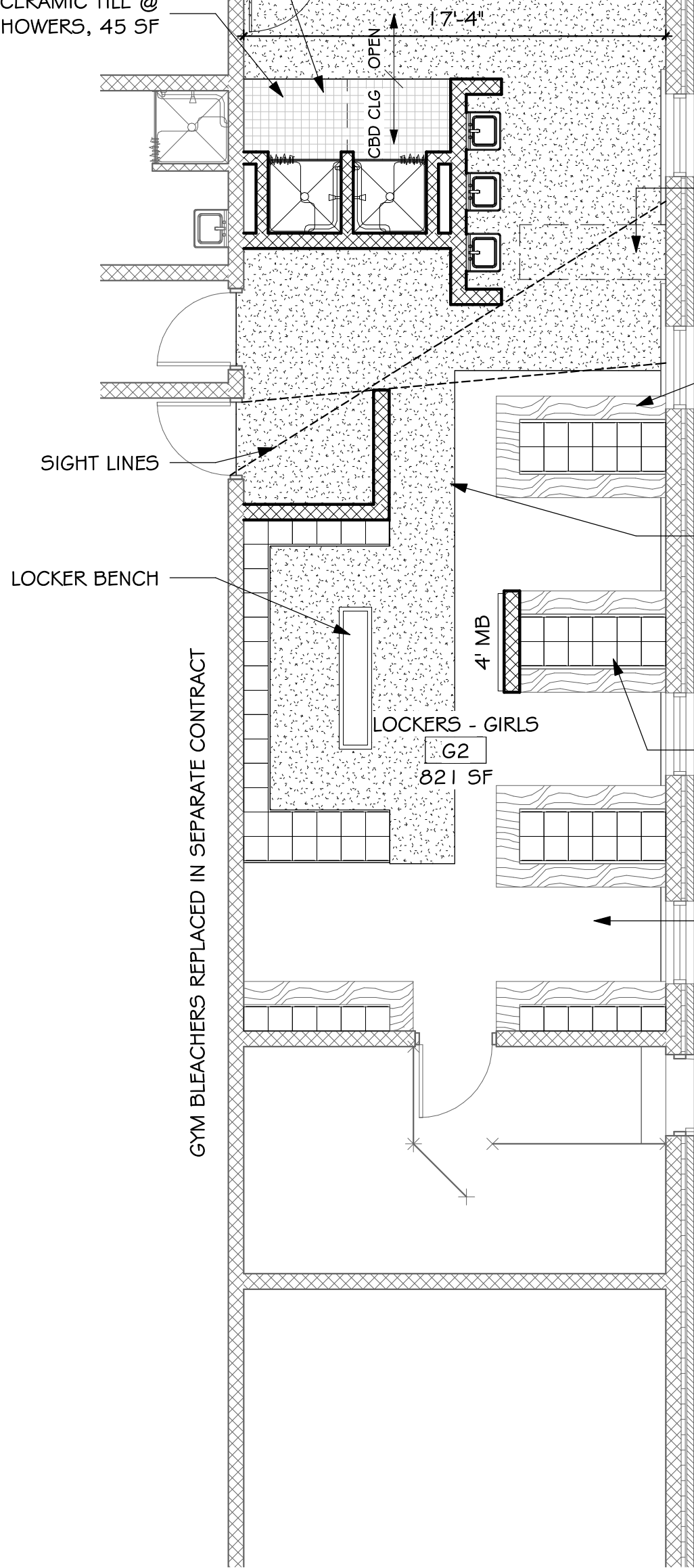
Architecture Incorporated
 815 St Joseph Street, Suite 203 Rapid City, SD 57701 605.721.1158

DRAWING

B-2

NEW CEMENT BOARD
CEILING ABOVE SHOWERS
@ 8'-0" AFF, 45 SF

CERAMIC TILE @
SHOWERS, 45 SF



DEMO CONC. CURB,
BENCH, & STL. SUPPORTS

WOOD BENCHES
TO BE RE-BUILT?
108 LF

NEW TERRAZZO FLOORING,
FEATHER INTO EXG. CONTROL
JOINTS, 455 SF +/-

(75) 12"x12"x6'
HIGH DOUBLE
LOCKERS
= (150) LOCKERS

EXISTING TERRAZZO
FLOORING TO REMAIN,
REFINISH & PROVIDE
SEALER

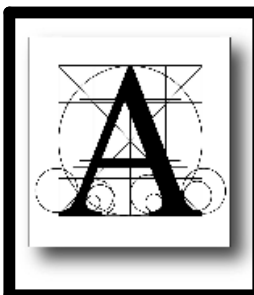
SIGHT LINES

LOCKER BENCH

LOCKERS - GIRLS
G2
821 SF

GYM BLEACHERS REPLACED IN SEPARATE CONTRACT

GIRLS - OPTION 2
G-2 SCALE: 3/16" = 1'-0"



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DRAWING

G-2