

**AMENDMENT NO. 3  
TO  
CITY OF BROKEN ARROW  
AGREEMENT FOR CONSTRUCTION MANAGEMENT AT RISK SERVICES  
DATED: 6/28/2024  
PROJECT LOCATION: EVENTS PARK  
PROJECT NUMBER: 2417210**

**1. Professional Service Provider:**

- a. Name: Crossland Heavy Contractors, Inc.
- b. Telephone No.: 918.438.2800
- c. Address: 14149 E. Admiral Pl., Tulsa, OK 74116

**2. Amendment(s):**

The contract identified above (“Original Agreement”) is amended as follows:

Exhibit A: Project Schedule, additional information is provided upon approval of GMP # 3. (See Attachment 1)

Exhibit B: Cost of Work, additional information is provided upon approval of GMP # 3 for Summary of Guaranteed Maximum Price; Summary of the Construction and Base Bid Costs; and Preconstruction Program and Conceptual Design Services Guaranteed Maximum Price. (See Attachment 1)

**3. Entirety of Agreement:** Except as amended herein and pursuant to all other properly executed amendments, the terms and provisions of the Original Agreement continue in full force and effect.

**4. Effective Date:** This Amendment # 3 is effective upon signature of both parties.

IN WITNESS WHEREOF, the parties hereto have caused this Amendment No. 1 to be executed by their duly authorized officers or representatives on the dates set forth below.

City of Broken Arrow, a municipal corporation:

Professional Service Provider:  
Crossland Heavy Contractors, Inc

By: \_\_\_\_\_  
Michael L. Spurgeon, City Manager

By: *[Signature]*  
Signature

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

Title: *Vice President*  
Name: *Chris Walters*  
Office: *Tulsa*

\_\_\_\_\_  
City Clerk [Seal]

Attest:  
By: *[Signature]*  
Signature or Corporate Seal

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

Title: *Witness*  
Name: *Koith Quirez*  
Office: *Tulsa*  
Date: *8-21-24*

Approved as to form:

*D. Graham Parker*  
Assistant City Attorney

**VERIFICATIONS**

State of Oklahoma             )  
  ) §  
County of *Tulsa*             )

Before me, a Notary Public, on this *21<sup>st</sup>* day of *August*, 20*24*, personally appeared *Chris Walters*, known to me to be the (President, Vice-President, Corporate Officer, Member, Partner or Other: *Vice President* (Please circle or specify)) of Crossland Heavy Contractors, Inc to be the identical person who executed the within and foregoing instrument, and acknowledged to me that s/he executed the same as his/her free and voluntary act and deed for the uses and purposes therein set forth.



*Delissa McIntyre*  
Notary Public

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ATTACHMENT 1:**



# Broken Arrow Events Park Infrastructure

GMP #3 Submission

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# CROSSLAND HEAVY CONTRACTORS

501 South East Ave.  
Columbus, KS 66725  
Tel: 620.429.1410

August 21, 2024

Charlie Bright  
Director of Engineering & Construction  
Broken Arrow Events Park Infrastructure Improvements  
City of Broken Arrow

RE: Broken Arrow Events Park Infrastructure Improvements – GMP #3

Mr. Bright,

Crossland Heavy Contractors is pleased to present to you the GMP for the Broken Arrow Events Park Infrastructure Improvements Broken Arrow Events Park Infrastructure Improvements project based on design documents provided by the Kimley-Horn Design Team. The basis of the GMP as presented has been developed based on the following documents being submitted within the GMP. Below is the summary of costs for consideration of approval with a GMP #3 amount of **\$2,872,285.00**.

Total Cost of Work =	\$2,719,860.00
Construction Managers Fee =	\$95,195.00
Contingency Including 3.5% Fee =	\$57,230.00
<b>GMP 3 Total =</b>	<b>\$2,872,285.00</b>
Previous GMP Total =	\$20,486,282.02
Project Total to Date =	\$23,358,567.02

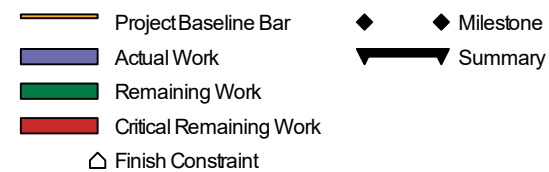
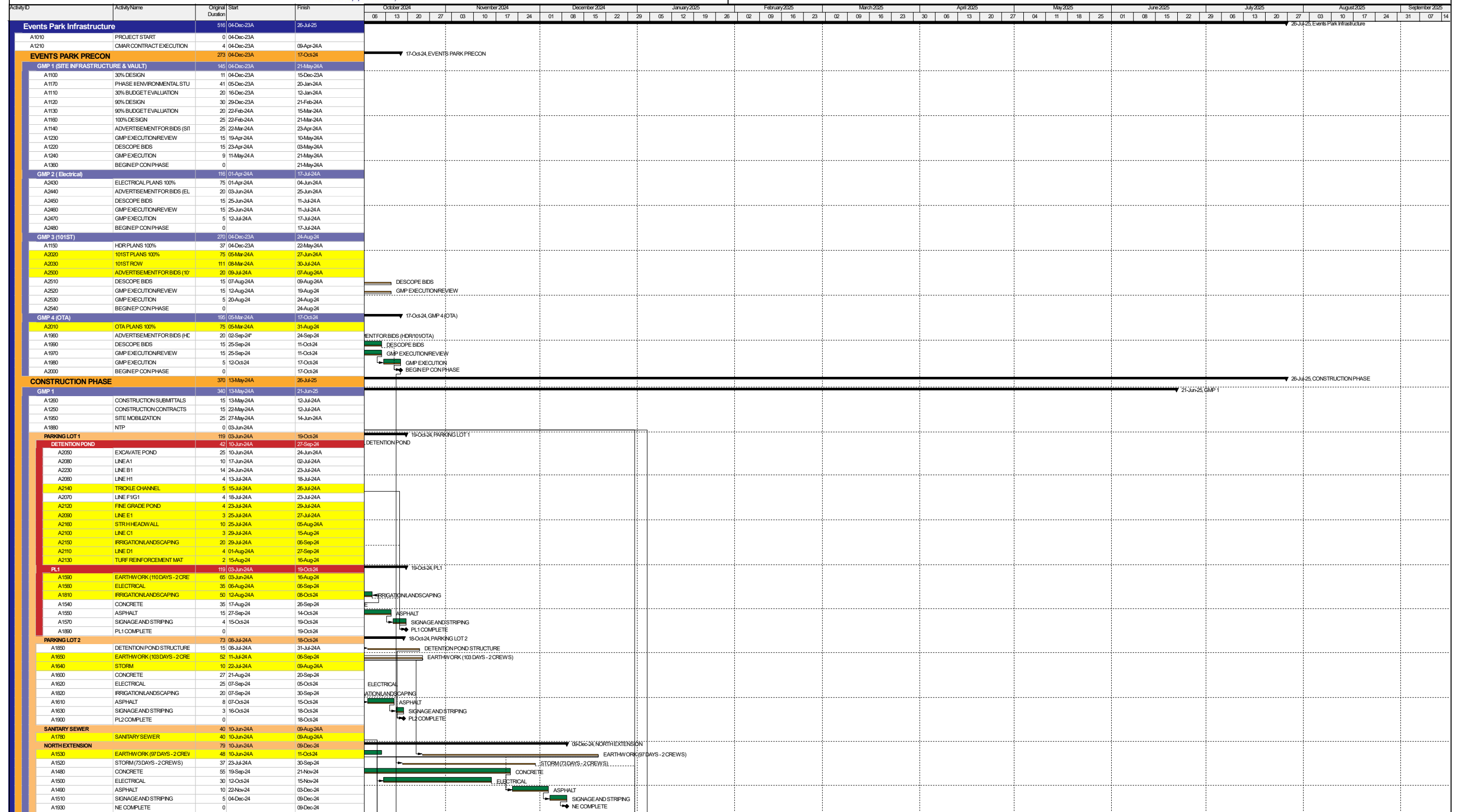
Please call or email with questions or concerns regarding the Guaranteed Maximum Price Proposal.

Respectfully,

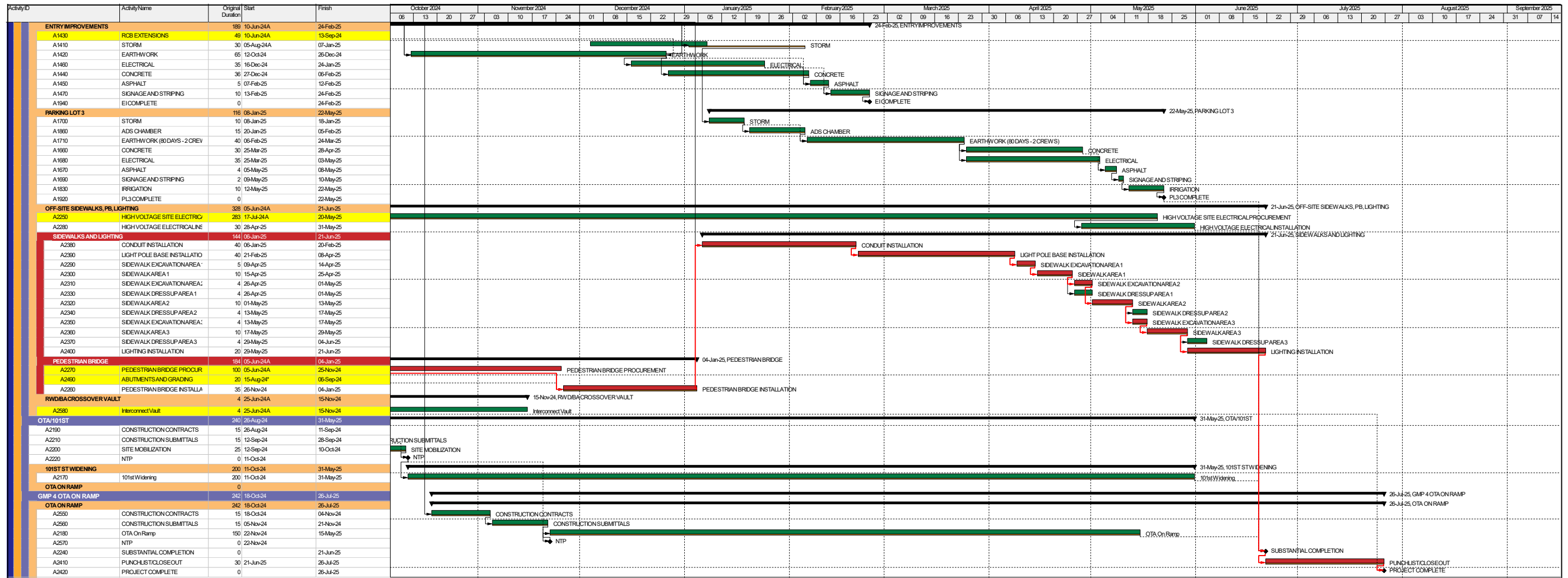
Trace Drummond  
Senior Project Manager  
918-576-9040  
[tdrummond@heavycontractors.com](mailto:tdrummond@heavycontractors.com)  
Crossland Heavy Contractors

# CPM Schedule









- Project Baseline Bar
- Actual Work
- Remaining Work
- Critical Remaining Work
- Finish Constraint
- Milestone
- Summary



# Statement of Estimated Cost

**Broken Arrow Events Park Infrastructure Improvements**

ITEM	SOV/BID ITEM SUMMARY	90% TARGET PRICE	GMP 1	GMP2	GMP3	FUTURE GMP	BUDGET TOTALS (GMP1-3 AND FUTURE)
		TOTAL COST	TOTAL COST	TOTAL COST	TOTAL COST	TOTAL COST	TOTAL COST
A	GENERAL CONDITIONS	\$ 2,938,329	\$ 3,231,610	\$ 176,720	\$ 302,250	\$ -	\$ 3,710,580
B	PEDESTRIAN BRIDGE - CONCRETE, SUBSTRUCTURE EXCAVATION AND INSTALLATION	\$ 151,000	\$ 229,843	\$ -	\$ -	\$ -	\$ 229,843
C	PEDESTRIAN BRIDGE STRUCTURE - PROCUREMENT	\$ 325,000	\$ 266,200	\$ -	\$ -	\$ -	\$ 266,200
D	SITWORK	\$ 8,148,724	\$ 5,943,187	\$ -	\$ -	\$ -	\$ 5,943,187
E	CONCRETE CONSTRUCTION	\$ 2,111,290	\$ 1,851,700	\$ -	\$ -	\$ -	\$ 1,851,700
F	ELECTRICAL	\$ 3,260,746	\$ -	\$ 2,391,064	\$ 344,120	\$ -	\$ 2,735,184
G	ASPHALT	\$ 4,115,865	\$ 3,388,990	\$ -	\$ 534,990	\$ -	\$ 3,923,980
I	LANDSCAPING	\$ 775,740	\$ 828,670	\$ -	\$ -	\$ -	\$ 828,670
I	TRAFFIC CONTROL, SIGNAGE, AND STRIPING	\$ 391,120	\$ 298,029	\$ -	\$ 114,500	\$ -	\$ 412,529
J	UTILITIES - SANITARY SEWER	\$ 263,850	\$ 163,103	\$ -	\$ -	\$ -	\$ 163,103
K	WATERLINE INTERCONNECT	\$ 357,740	\$ 328,215	\$ -	\$ -	\$ -	\$ 328,215
L	HDR EXTENSION (CITY OF BA TO COMPLETE)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
M	101st Widening	\$ 821,155	\$ -	\$ -	\$ 1,424,000	\$ -	\$ 1,424,000
N	OTA RAMP	\$ 650,000	\$ -	\$ -	\$ -	\$ 1,000,000	\$ 1,100,000
<b>BONDS &amp; MOBILIZATION</b>							
T1	SUBCONTRACTOR BONDS AND MOBILIZATION (Title 61 BONDING POLICY 50K+)	\$ 732,925	\$ 34,512	\$ -	\$ -	\$ 24,000	\$ 58,512
TOTAL COST OF WORK =		\$ 25,043,483	\$ 16,564,058	\$ 2,567,784	\$ 2,719,860	\$ 1,024,000	\$ 22,975,702
CM FEE (3.5% OF COST OF WORK) =		\$ 876,522	\$ 579,742	\$ 89,872	\$ 95,195	\$ 35,840	\$ 804,150
CONTINGENCY INCLUDING 3.5% FEE =		\$ 1,790,691	\$ 511,921	\$ 98,990	\$ 57,230	\$ 207,000	\$ 875,141
TOTAL BASE BID =		\$ 27,710,695	\$ 17,655,721.01	\$ 2,756,646	\$ 2,872,285	\$ 1,266,840	\$ 24,654,993



















N22	SP	004	101	013	REMOVAL OF ASPHALT PAVEMENT	784	SY	\$12,544.00	\$0	\$14,266	\$0.00	\$14,266	2%	\$ -	\$ 285.32	\$ -	\$285	\$14,551
N23	SP	004	101	013	REMOVAL OF DRAINAGE INLETS	4	EA	\$2,340.00	\$0	\$1,100	\$0.00	\$1,100	2%	\$ -	\$ 22.00	\$ -	\$22	\$1,122
N24	SP	004	101	013	REMOVAL OF CONCRETE DRIVEWAY	397	SY	\$6,352.00	\$0	\$11,346	\$0.00	\$11,346	2%	\$ -	\$ 226.92	\$ -	\$227	\$11,573
N25	SP	004	101	013	REMOVAL OF CONCRETE CURB OPENING	47	SY	\$799.00	\$0	\$1,200	\$0.00	\$1,200	2%	\$ -	\$ 24.00	\$ -	\$24	\$1,224
N26	SP	004	101	013	REMOVAL OF EXISITING STRUCTURES	3	EA	\$0.00	\$0	\$7	\$0.00	\$7	2%	\$ -	\$ 0.14	\$ -	\$0	\$7
N27	SP	004	101	013	REMOVAL OF SIDEWALK	810	SY	\$10,530.00	\$0	\$17,089	\$0.00	\$17,089	2%	\$ -	\$ 341.78	\$ -	\$342	\$17,431
N28	SP	004	101	013	REMOVAL OF RIPRAP	384	SY	\$9,600.00	\$0	\$100	\$0.00	\$100	2%	\$ -	\$ 2.00	\$ -	\$2	\$102
N29	SP	004	101	013	SAWING PAVEMENT	6562	LF	\$22,967.00	\$0	\$16,510	\$0.00	\$16,510	2%	\$ -	\$ 330.20	\$ -	\$330	\$16,840
N30	SP	004	101	013	CLASS AA CONCRETE	17	CY	\$74,800.00	\$0	\$112,700	\$0.00	\$112,700	2%	\$ -	\$ 2,254.00	\$ -	\$2,254	\$114,954
N31	SP	004	101	013	REINFORCING STEEL	6133	LB	\$12,266.00	\$0	\$22,533	\$0.00	\$22,533	2%	\$ -	\$ 450.65	\$ -	\$451	\$22,983
N32	SP	004	101	013	RCB EXTENSION	1	LS	\$23,564.00	\$0	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$ -	\$0	\$0
N33	SP	004	101	013	P.C. CONCRETE PAVEMTN (PLACEMENT)	214	SY	\$6,420.00	\$0	\$14,274	\$0.00	\$14,274	2%	\$ -	\$ 285.48	\$ -	\$285	\$14,559
N34	SP	004	101	013	P.C. CONCRETE FOR PAVEMENT	45	CY	\$12,375.00	\$0	\$38,055	\$0.00	\$38,055	2%	\$ -	\$ 761.10	\$ -	\$761	\$38,816
N35	SP	004	101	013	CLASS C CONCRETE	24	CY	\$16,200.00	\$0	\$19,200	\$0.00	\$19,200	2%	\$ -	\$ 384.00	\$ -	\$384	\$19,584
N36	SP	004	101	013	2'-2" COMB. CRB. & GUT. (6" BARRIER)	2479	LF	\$99,160.00	\$0	\$129,675	\$0.00	\$129,675	2%	\$ -	\$ 2,593.50	\$ -	\$2,594	\$132,269
N37	SP	004	101	013	4" CONCRETE SIDEWALK	789	SY	\$47,340.00	\$0	\$84,960	\$0.00	\$84,960	2%	\$ -	\$ 1,699.20	\$ -	\$1,699	\$86,659
N38	SP	004	101	013	CURB RAMPS ***ADDED PAY ITEM***	2	EA	\$5,200.00	\$0	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$ -	\$0	\$0
N39	SP	004	101	013	6" CONCRETE DRIVEWAY (HES)	337	SY	\$25,275.00	\$0	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$ -	\$0	\$0
N40	SP	004	101	013	HANDRAIL	118	LF	\$9,440.00	\$0	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$ -	\$0	\$0
N41	SP	004	101	013	TACTILE WARNING DEVICE-NEW	70	SF	\$2,450.00	\$0	\$3,498	\$0.00	\$3,498	2%	\$ -	\$ 69.96	\$ -	\$70	\$3,568
N42	SP	004	101	013	TACTILE WARNING DEVICE-RETROFIT	43	SF	\$1,720.00	\$0	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$ -	\$0	\$0
N43	SP	004	101	013	FENCE-STYLE CLF (4' HIGH, VINYL COATED) - PHASE 1					\$46,380	\$0.00	\$46,380	2%	\$ -	\$ 927.60	\$ -	\$928	\$47,308
N43	SP	004	101	013	CONSTRUCTION STAKING LEVEL II	1	LS	\$8,000.00	\$0	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$ -	\$0	\$0
N44	P	004	101	013	TEMPORARY TRAFFIC CONTROL	1	LS	\$10,000.00	\$0	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$ -	\$0	\$0
N45	P	004	101	013	ITEMS SHOWN ON CONTRACT DOCUMENTS BUT NOT INCLUDED IN OTHER BID ITEM	1	LS	\$0.00	\$0	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$ -	\$0	\$0
S	004	101	013	ADDITIONAL WIDENING	1	LS	\$0	\$0	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$ -	\$0	\$0	
S	004	101	013	CLEARING AND GRUBBING - Phase 2					\$3,500	\$0.00	\$3,500	2%	\$ -	\$ 70.00	\$ -	\$70	\$3,570	
S	004	101	013	UNCLASSIFIED EXCAVATION - Phase 2					\$18,000	\$0.00	\$18,000	2%	\$ -	\$ 360.00	\$ -	\$360	\$18,360	
S	004	101	013	UNCLASSIFIED BORROW - Phase 2					\$2,250	\$0.00	\$2,250	2%	\$ -	\$ 45.00	\$ -	\$45	\$2,295	
S	004	101	013	TYPE A-SALVAGED TOPSOIL - Phase 2					\$3,744	\$0.00	\$3,744	2%	\$ -	\$ 74.88	\$ -	\$75	\$3,819	
S	004	101	013	TEMPORARY SILT FENCE - Phase 2					\$3,472	\$0.00	\$3,472	2%	\$ -	\$ 69.44	\$ -	\$69	\$3,541	
S	004	101	013	TEMPORARY SEDIMENT FILTER - Phase 2					\$640	\$0.00	\$640	2%	\$ -	\$ 12.80	\$ -	\$13	\$653	
S	004	101	013	TEMPORARY ROCK FILTER DAM (TYPE 3) - Phase 2					\$720	\$0.00	\$720	2%	\$ -	\$ 14.40	\$ -	\$14	\$734	
S	004	101	013	SOLID SLAB SODDING - Phase 2					\$5,781	\$0.00	\$5,781	2%	\$ -	\$ 115.61	\$ -	\$116	\$5,896	
S	004	101	013	AGGREGATE BASE TYPE A - Phase 2					\$22,020	\$0.00	\$22,020	2%	\$ -	\$ 440.40	\$ -	\$440	\$22,460	
S	004	101	013	SUBGRADE, METHOD B - Phase 2					\$4,447	\$0.00	\$4,447	2%	\$ -	\$ 88.93	\$ -	\$89	\$4,536	
S	004	101	013	SEPARATOR FABRIC - Phase 2					\$3,511	\$0.00	\$3,511	2%	\$ -	\$ 70.22	\$ -	\$70	\$3,581	
S	004	101	013	P.C. CONCRETE PAVEMENT(PLACEMENT) - Phase 2					\$380	\$0.00	\$380	2%	\$ -	\$ 7.59	\$ -	\$8	\$387	
S	004	101	013	P.C. CONCRETE FOR PAVEMENT (DOWEL JOINTED) - Phase 2					\$735	\$0.00	\$735	2%	\$ -	\$ 14.70	\$ -	\$15	\$750	
S	004	101	013	CLASS AA CONCRETE - Phase 2					\$48,910	\$0.00	\$48,910	2%	\$ -	\$ 978.20	\$ -	\$978	\$49,888	
S	004	101	013	REINFORCING STEEL - Phase 2					\$13,947	\$0.00	\$13,947	2%	\$ -	\$ 278.94	\$ -	\$279	\$14,226	
S	004	101	013	TYPE III LAID UP PLAIN RIPRAP (18" SIZE) - Phase 2					\$24,310	\$0.00	\$24,310	2%	\$ -	\$ 486.20	\$ -	\$486	\$24,796	
S	004	101	013	FILTER FABRIC (RIPRAP) - Phase 2					\$860	\$0.00	\$860	2%	\$ -	\$ 17.20	\$ -	\$17	\$877	
S	004	101	013	2'-2" COMB.CR&GUT.(6" BARRIER) - Phase 2					\$23,200	\$0.00	\$23,200	2%	\$ -	\$ 464.00	\$ -	\$464	\$23,664	
S	004	101	013	4" CONCRETE SIDEWALK - Phase 2					\$25,868	\$0.00	\$25,868	2%	\$ -	\$ 517.36	\$ -	\$517	\$26,385	
S	004	101	013	6" CONCRETE DRIVEWAY - Phase 2					\$8,190	\$0.00	\$8,190	2%	\$ -	\$ 163.80	\$ -	\$164	\$8,354	
S	004	101	013	TACTILE WARNING DEVICE-NEW - Phase 2					\$220	\$0.00	\$220	2%	\$ -	\$ 4.40	\$ -	\$4	\$224	
S	004	101	013	INLET CI DES. 2 (B) - Phase 2					\$35,200	\$0.00	\$35,200	2%	\$ -	\$ 704.00	\$ -	\$704	\$35,904	
S	004	101	013	18" R.C. PIPE CLASS III - Phase 2					\$6,820	\$0.00	\$6,820	2%	\$ -	\$ 136.40	\$ -	\$136	\$6,956	
S	004	101	013	REMOVAL OF STRUCTURES & OBSTRUCTIONS - Phase 2					\$10,000	\$0.00	\$10,000	2%	\$ -	\$ 200.00	\$ -	\$200	\$10,200	
S	004	101	013	REMOVAL OF HEADWALL - Phase 2					\$10,000	\$0.00	\$10,000	2%	\$ -	\$ 200.00	\$ -	\$200	\$10,200	
S	004	101	013	REMOVAL OF CURB AND GUTTER - Phase 2					\$2,716	\$0.00	\$2,716	2%	\$ -	\$ 54.32	\$ -	\$54	\$2,770	
S	004	101	013	REMOVAL OF CONCRETE PAVEMENT - Phase 2					\$3,080	\$0.00	\$3,080	2%	\$ -	\$ 61.60	\$ -	\$62	\$3,142	
S	004	101	013	REMOVAL OF ASPHALT PAVEMENT - Phase 2					\$2,856	\$0.00	\$2,856	2%	\$ -	\$ 57.12	\$ -	\$57	\$2,913	
S	004	101	013	REMOVAL OF DRAINAGE INLETS - Phase 2					\$2,340	\$0.00	\$2,340	2%	\$ -	\$ 46.80	\$ -	\$47	\$2,387	
S	004	101	013	REMOVAL OF CONCRETE DRIVEWAY - Phase 2					\$6,260	\$0.00	\$6,260	2%	\$ -	\$ 125.20	\$ -	\$125	\$6,385	
S	004	101	013	REMOVAL OF SIDEWALK - Phase 2					\$4,440	\$0.00	\$4,440	2%	\$ -	\$ 88.80	\$ -	\$89	\$4,529	
S	004	101	013	REMOVAL OF RIPRAP - Phase 2					\$4,416	\$0.00	\$4,416	2%	\$ -	\$ 88.32	\$ -	\$88	\$4,504	
S	004	101	013	SAWING PAVEMENT - Phase 2					\$3,387	\$0.00	\$3,387	2%	\$ -	\$ 67.74	\$ -	\$68	\$3,455	
S	004	101	013	FENCE-STYLE CLF (4' HIGH, VINYL COATED) - Phase 2					\$6,780	\$0.00	\$6,780	2%	\$ -	\$ 135.60	\$ -	\$136	\$6,916	
S	004	101	013	MOBILIZATION					\$40,000	\$0.00	\$40,000	2%	\$ -	\$ 800.00	\$ -	\$800	\$40,800	
S	004	101	013	PERFORMANCE, PAYMENT, AND MAINTENANCE BOND					\$1	\$0.00	\$1	2%	\$ -	\$ 0.02	\$ -	\$0	\$1	
S	004	101	013	CONSTRUCTION STAKING LEVEL II					\$4,000	\$0.00	\$4,000	2%	\$ -	\$ 80.00	\$ -	\$80	\$4,080	
S	004	101	013	ITEMS SHOWN ON CONTRACT DOCUMENTS BUT NOT INCLUDED IN OTHER BID ITEM					\$18,726	\$0.00	\$18,726	2%	\$ -	\$ 374.53	\$ -	\$375	\$19,101	



N	P		13	OTA RAMP			\$650,000.00	\$0.00	\$0.00	\$1,000,000.00	\$1,100,000.00	10%	\$0.00	\$200,000.00	\$200,000.00	\$1,200,000.00
O1	S	040	014	OTA RAMP	1	LS	\$650,000.00	\$650,000.00	\$0	\$1,000,000	\$1,100,000	20%	\$ -	\$ 200,000.00	\$200,000	\$1,200,000
O2	S	040	014				\$0.00	\$0	\$0	\$0	\$0	0%	\$ -	\$ -	\$0	\$0
O			14				\$0.00	\$0.00	\$0.00						\$0.00	\$0.00
P							\$0.00	\$0.00	\$0.00						\$0.00	\$0.00
Q							\$0.00	\$0.00	\$0.00						\$0.00	\$0.00
R							\$0.00	\$0.00	\$0.00						\$0.00	\$0.00
S							\$0.00	\$0.00	\$0.00						\$0.00	\$0.00
T1				<b>SUBCONTRACTOR BONDS AND MOBILIZATION (Title 61 BONDING POLICY 50K+)</b>			<b>\$732,924.58</b>	<b>\$34,512.00</b>	<b>\$0.00</b>	<b>\$24,000.00</b>	<b>\$58,512.00</b>		<b>\$690.24</b>	<b>\$0.00</b>	<b>\$690.24</b>	<b>\$35,202.24</b>
U1	S	000	02	PEDESTRIAN BRIDGE INSTALLATION MOBILIZATION	1	LS	\$25,000.00	\$25,000.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U2	S	000	02	PEDESTRIAN BRIDGE INSTALLATION BONDING	1	LS	\$9,520.00	\$9,520.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U3	SP	000	02	SITEWORK SUB MOBILIZATION -	1	LS	\$75,000.00	\$75,000.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U4	SP	000	02	SITEWORK SUB BONDING -	1	LS	\$162,974.48	\$162,974.48	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U5	SP	000	03	CONCRETE CONSTRUCTION - MOBILIZATION	1	LS	\$75,000.00	\$75,000.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U6	SP	000	03	CONCRETE CONSTRUCTION - BONDING	1	LS	\$4,225.79	\$4,225.79	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U7	S	000	05	ELECTRICAL SUB - MOBILIZATION	1	LS	\$30,000.00	\$30,000.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U8	S	000	05	ELECTRICAL SUB BONDING	1	LS	\$65,214.93	\$65,214.93	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U9	S	000	06	ASPHALT SUB - MOBILIZATION	1	LS	\$30,000.00	\$30,000.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U10	S	000	06	ASPHALT SUB - BONDING	1	LS	\$82,317.30	\$82,317.30	\$15,000	\$0	\$15,000	2%	\$ 300.00	\$ -	\$300	\$15,300
U11	S	000	07	IRRIGATION SUB - MOBILIZATION	1	LS	\$10,000.00	\$10,000.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U12	S	000	07	IRRIGATION SUB - BONDING	1	LS	\$15,514.79	\$15,514.79	\$16,577	\$0	\$16,577	2%	\$ 331.54	\$ -	\$332	\$16,909
U13	S	000	08	TRAFFIC SUB - MOBILIZATION	1	LS	\$10,000.00	\$10,000.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U14	S	000	08	TRAFFIC SUB - BONDING	1	LS	\$7,822.40	\$7,822.40	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U15	SP	000	09	SANITARY SEWER SUB - MOBILIZATION	1	LS	\$18,000.00	\$18,000.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U16	SP	000	09	SANITARY SEWER SUB - BONDING	1	LS	\$5,277.00	\$5,277.00	\$2,935	\$0.00	\$2,935	2%	\$ 58.70	\$ -	\$59	\$2,994
U17	SP	000	10	INTERCONNECT SUB - MOBILIZATION	1	LS	\$25,000.00	\$25,000.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U18	SP	000	10	INTERCONNECT SUB - BONDING	1	LS	\$7,154.80	\$7,154.80	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U19	S	000	11	HDR EXTENSION - MOBILIZATION	1	LS	\$25,000.00	\$25,000.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U20	S	000	11	HDR EXTENSION - BONDING	1	LS	\$0.00	\$0.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U21	S	000	11	101ST WIDENING - MOBILIZATION	1	LS	\$30,000.00	\$30,000.00	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U22	S	000	11	101ST WIDENING - BONDING	1	LS	\$16,423.09	\$16,423.09	\$0	\$0.00	\$0	2%	\$ -	\$ -	\$0	\$0
U23	S	000	12	OTA RAMP - MOBILIZATION	1	LS	\$20,000.00	\$20,000.00	\$0	\$20,000.00	\$20,000	2%	\$ -	\$ -	\$0	\$0
U24	S	000	13	OTA RAMP - BONDING	1	LS	\$0.00	\$22,000.00	\$0	\$4,000.00	\$4,000	2%	\$ -	\$ -	\$0	\$0
										<b>GMP 1</b>	<b>GMP 2</b>	<b>GMP 3</b>	<b>Future GMP</b>	<b>Totals</b>		
<b>COST OF WORK TOTAL</b>							<b>\$25,043,482.51</b>	<b>\$16,564,058.39</b>		<b>\$2,567,784.00</b>	<b>\$2,719,860.00</b>		<b>\$1,024,000.00</b>	<b>\$22,975,702.39</b>		
<b>CONSTRUCTION MANAGERS FEE (3.5% OF COST OF WORK)</b>							<b>\$ 876,522</b>	<b>\$ 579,742.04</b>		<b>\$ 89,872.44</b>	<b>\$ 95,195.10</b>		<b>\$ 35,840</b>	<b>\$ 804,150</b>		
<b>PROJECT TOTAL LESS CONTINGENCY</b>							<b>\$ 25,920,004</b>	<b>\$ 17,143,800.43</b>		<b>\$ 2,657,656.44</b>	<b>\$ 2,815,055.10</b>		<b>\$ 1,059,840</b>	<b>\$ 23,779,852</b>		
<b>TOTAL CONTINGENCY WITH 3.5% FEE</b>							<b>\$ 1,790,691.00</b>	<b>\$ 511,920.58</b>		<b>\$ 98,990.05</b>	<b>\$ 57,230.35</b>		<b>\$ 207,000</b>	<b>\$ 875,141</b>		
<b>TOTAL % CONTINGENCY</b>							<b>7%</b>	<b>2.99%</b>		<b>3.72%</b>	<b>2.03%</b>		<b>19.53%</b>	<b>3.68%</b>		
<b>PROJECT TOTAL INCLUDING CONTINGENCY</b>							<b>\$ 27,710,695</b>	<b>\$ 17,655,721.01</b>		<b>\$ 2,756,646.49</b>	<b>\$ 2,872,285.45</b>		<b>\$ 1,266,840</b>	<b>\$ 24,654,993</b>		

# Allowances



**Broken Arrow Events Park Infrastructure Improvements – Allowance & Alternate Items**

<b>Allow. #:</b>	<b>Allowance Descriptions</b>	<b>Unit</b>	<b>Cost</b>
1	School Improvements Allowance	LS	\$275,000.00

**Description and Recommendation of Allowance Items:**

1. School Improvements Allowance
  - a. This allowance item is to be utilized for added improvements to the adjacent school.

**Construction Manager  
Statement of Self-Perform Bid  
Packages**

Construction Manager Intended Self-Perform Bid Packages

Crossland Heavy Contractors Intends to self-perform the following competitively bid, bid packages:

- Roadwork

# **Project Requirements**

# CROSSLAND HEAVY CONTRACTORS

Project Requirements  
CONSTRUCTION ESTIMATED DURATION: 16 MONTHS

CONSTRUCTION SERVICES		QTY	UNIT	AMOUNT	TOTAL	NOTES FOR CLARITY
<b>CHC OFFICE EXPENSE</b>						
1	Job Sign	-	LS	\$ 2,200	\$ -	Project Job Sign
2	CM Field Office	-	MO	\$ 2,200	\$ -	Office Trailer Rental, Mobilization and Demobilization
3	Field Office Furniture & Furnishings	-	LS	\$ 750	\$ -	Storage, File Cabinets, Desks, Chairs
4	CM Office Mob/Demob	-	LS	\$ 15,250	\$ -	
5	Office Supplies	-	MO	\$ 125	\$ -	Paper, Pens, White Boards, Digital Display, & Misc.
6	Field Office Maintenance & Repairs	-	MO	\$ 125	\$ -	Projected, minor repairs for the project office trailer
7	Copier Rental/Purchase/Service	-	MO	\$ 100	\$ -	Purchase office printer/paper/toner/etc.
8	Small Tools / Small Tool Rental	-	MO	\$ 250	\$ -	Misc. ST&S for Mobilization & Jobsite Maintenance
9	Rock Laydown Area	-	SF	\$ 3	\$ -	Site Communications, Purchase and Repairs
10	Jobsite Data	-	MO	\$ 175	\$ -	3 CHC Personnel for Duration of Project
11	Water and Ice	-	MO	\$ 200	\$ -	Bottle Water and Ice for the Duration
12	Mobilization / Demobilization CHC Labor	-	LS	\$ 15,000	\$ -	Labor Assist for Mobilization and De-Mobilization
13	Construction Photo's & Supplies	-	MO	\$ 400	\$ -	Progress Photos, Finish Photos & Drone Footage
<b>ENGINEERS OFFICE EXPENSE</b>						
<b>TEMP CONSTRUCTION, SECURITY &amp; SAFETY</b>						
14	Temporary Fencing/Barriers	-	MO	\$ 500	\$ -	Required Temporary Fencing and Barricades
15	Temporary Laydown, Storage and Maintenance	-	MO	\$ 400	\$ -	
16	Temporary Construction Fencing	-	LF	\$ 10	\$ -	
17		-				
18	Safety Material	-	MO	\$ 250	\$ -	Visitor Hard Hats, Safety Glasses, and Misc.
19	Jobsite Signage	-	LS	\$ 3,500	\$ -	Temporary Construction Signage
20	Cleanup & Dumpsters	-	MO	\$ 1,125	\$ -	CM Required Service (Site Dumpsters)
<b>VEHICLES &amp; UTV'S</b>						
21	Truck Expenses (4 field pickups)	-	MO	\$ 5,370	\$ -	
22	Fuel Expenses	-	MO	\$ 3,723	\$ -	
23	UTV	-	MO	\$ 750	\$ -	Site Access and Mobility
<b>SITE SURVEY &amp; CONTROL</b>						
24	Survey Sub	-	LS	\$ 50,000	\$ -	Establishment of Initial Control
25	GPS Model	-	LS	\$ 8,500	\$ -	Model for Layout
26	Base Station, Rover, Data Collector (SERVICE)	-	MO	\$ 2,200	\$ -	QA/QC and Layout
27	Survey Supplies	-	MO	\$ 250	\$ -	Anticipated Survey Supplies
<b>TEMP UTILITIES</b>						
28	Temporary Electric Service	-	MO	\$ 400.00	\$ -	Local Utility Company
29	Temporary Water	-	MO	\$ 300.00	\$ -	Local Utility Company
30	Electric Installation	-	LS	\$ 10,000	\$ -	Office Trailer Electric
31	Water Installatioin	-	LS	\$ 500	\$ -	
32	Temporary Toilets (3 Toilets)	6.0	MO	\$ 375	\$ 2,250	
33	Temp Sanitary Sewer Tanks (Office Trailers x 1)	-	MO	\$ 500	\$ -	One Unit for the Duration
<b>MATERIAL HANDLING &amp; STORAGE</b>						
34	Telehandler Rental	-	MO	\$ 3,250.00	\$ -	Equipment loading and unloading
35	Skidsteer	-	MO	\$ 6,770	\$ -	Clean up, maintenance, sweep streets. Includes Fuel
36	Mobilization / Demobilization Equipment	-	EA	\$ 650	\$ -	Skidsteer/Tool Van Trucking
37	Tool Vans ( 4 Connexes)	-	MO	\$ 460	\$ -	CM Required Storage
<b>STAYOUT, PER-DIEM, ADD-ONS</b>						
38	Management Per-diem (\$30 Rate/Day)	-	Day	\$ 30	\$ -	
39	Management Per-diem (\$60 Rate/Day)	-	Day	\$ 60	\$ -	
40	Management Travel Add-On Incentive	-	WK	\$ 400	\$ -	
41	Labor Per-diem (\$30 Rate/Day)	-	Day	\$ 30	\$ -	
42	Labor Per-diem (\$60 Rate/Day)	-	Day	\$ 60	\$ -	
43	Travel Time	-	LS	\$ -	\$ -	
44	Hotel Stay	-	Day	\$ 100	\$ -	
<b>MISC. PROJECT MANAGEMENT EXPENSES</b>						
45	Project Control Software	-	PPM	1776	\$ -	Procure
<b>TOTAL CONSTRUCTION SERVICES EXPENSE =</b>					<b>\$ 2,250</b>	

OTHER SERVICES		QTY	UNIT	AMOUNT	TOTAL	NOTES FOR CLARITY
<b>SPECIALTY FEES</b>						
45	Building/Grading Permit	-	LS	\$ -	\$ -	
46	Special Permits, Licenses, & Fees	1	LS	\$ -	\$ -	NOI/NOT
47	Utility Connection Permits	-	LS	\$ -	\$ -	
48	Impact Fees	-	LS	\$ -	\$ -	
49	Tank Tightness Testing	-	LS	\$ -	\$ -	
50	QUALITY CONTROL TESTING	1	LS	\$ 25,000	\$ 25,000	
51	Concrete Testing & Inspections	-	LS	\$ -	\$ -	
52	Operational Permits	-	LS	\$ -	\$ -	
53	Easements/Property Usage Fees	-	MO	\$ -	\$ -	
54	Site Surveys & Soils Reports	-	LS	\$ -	\$ -	
<b>TOTAL OTHER SERVICES EXPENSE =</b>					<b>\$ 25,000</b>	
<b>ALLOWANCES</b>						
		QTY	UNIT	AMOUNT	TOTAL	NOTES FOR CLARITY
<b>PROJECT ALLOWANCES</b>						
59	SWPPP MAINTENANCE	-	Allow	\$ 10,000	\$ -	
60	TRAFFIC CONTROL	-	Allow	\$ 50,000	\$ -	
61	SIGNAGE	-	Allow	\$ 20,000	\$ -	
62	PEDESTRIAN CONTROL	-	Allow	\$ 15,000	\$ -	
63	ASPHALT BINDER INDEX	-	Allow	\$ 100,000	\$ -	
64	SITE COORDINATION ALLOWANCE	-	Allow	\$ 30,000	\$ -	
65	UNSUITABLE MATERIALS ALLOWANCE	-	Allow	\$ 250,000	\$ -	
66	OFFSITE SOD ALLOWANCE	1	Allow	\$ 50,000	\$ -	
67	LIGHT POLE ACCESSORY ALLOWANCE	1	Allow	\$ 100,000	\$ -	
68		1	Allow	\$ -	\$ -	
69		1	Allow	\$ -	\$ -	
70		1	Allow	\$ -	\$ -	
<b>TOTAL ALLOWANCES</b>					<b>\$ -</b>	
<b>BONDS &amp; INSURANCE</b>						
		QTY	UNIT	AMOUNT	TOTAL	NOTES FOR CLARITY
<b>PERFORMANCE REQUIREMENTS</b>						
55	Bonds	-	Factor	\$ 24,000,000	\$ -	Bonds and insurance provided based on CM services.
56	General Liability	-	Factor	\$ 24,000,000	\$ -	
57	Owners & Contractors Protective Liability	-	Factor	\$ 24,000,000	\$ -	
58	Builders Risk	-	Factor	\$ 24,000,000	\$ -	
<b>TOTAL BONDS &amp; INSURANCE EXPENSE =</b>					<b>\$ -</b>	
<b>TOTAL PROJECT REQUIREMENTS =</b>					<b>\$ 27,250</b>	

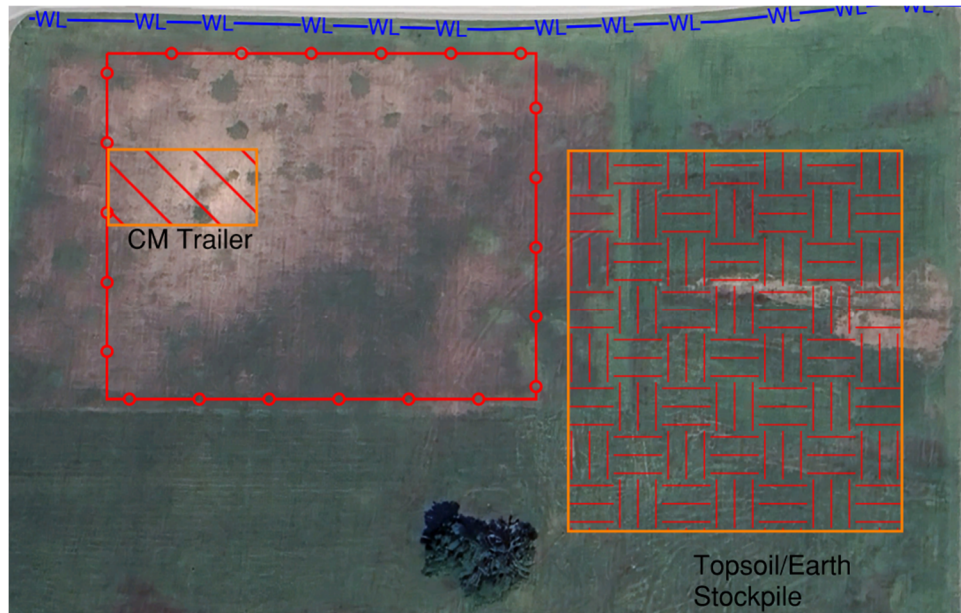
# **Assumptions & Clarifications**



### Broken Arrow Events Park Infrastructure Improvements

#### General Assumptions & Clarifications:

- A. ODOT 2019 Specifications have been utilized.
- B. Improvements including fencing, grading, paving, and other site improvements around the adjacent school have been accounted for in this GMP with a \$275,000 allowance.
- C. It is assumed that stockpile of topsoil and excess soil to be utilized on the project will be stockpiled per attachment E below in the Northeast Corner of the Events Park Lawn.



- D. It is assumed that the project is paid for on a lump sum basis for all subcontractors and General Conditions. Performance Requirements are to be paid as reimbursable expenses plus 3.5% CM fee.
- E. CHC has assumed no Owner Protective Insurance Coverage for this project.
- F. It is assumed that the adjacent road being built by COBA will be completed prior to the '24-'25 school year. Bus traffic will be allowed on 38<sup>th</sup> St. during drop off and pickup times during the school year. All other traffic will be routed around to adjacent road being built by COBA.
- G. CHC has assumed ODOT Standard Testing Requirements
- H. No gas, telecommunications, cable, powerlines, or utility pole adjustments have been included in this GMP.
- I. Civil utilities being supplied for the amphitheater will stop at locations shown on the plans. No utilities have been included to 5' of the new facility.
- J. No trench safety plan prepared by a PE has been included in this GMP.
- K. It is the understanding that this project will operate under the City of Broken Arrow's general ODEQ permit. No NOI will be submitted on this project to ODEQ by CHC.
- L. It is the understanding that all permitting will be the responsibility of the City of Broken Arrow.
- M. GMP pricing reflects One (1) addendum that was supplied to bidding contractors. Dated 7/24/2024.

- N. GMP pricing reflects CHC methods of measurement documents for scoping of work as supplied in the request for proposals.
- O. No modified or lime treated subgrade has been included in this GMP.
- P. It is assumed that City of Broken Arrow is responsible for all franchise utility relocations, right of way acquisitions, and construction easements.
- Q. No site lighting electrical has been included in this GMP. Traffic signals and associated electrical has been included per contract documents.

# Document Log Index

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9.7	TYPICAL SECTIONS
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9.13	DRAINAGE - LAT-C2 & C3
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9.17	DRAINAGE - ECD
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