

PROPOSAL



P.O. Box 707
Broken Arrow, Ok 74013
Ph 918-251-8667 / Fax 918-251-1025

T Robins @ Broken Arrow, OK. Gov

Proposal Submitted To
City of Broken Arrow
485 N. Poplar
Broken Arrow, OK

Project Name and Location
Bass Pro Booster Pump Station
New Building Quote

Phone
(918) 644-6494

Attention
Tim Robins - Director of Utilities

We hereby submit specifications and estimate for:

Construct new cold formed framed building built in place per City of BA Utilities Dept drawings dated 6-5-26.

We Propose hereby to furnish material, labor, and equipment - complete in accordance with the above specifications, for the sum of:

Forty Seven Thousand Nine Hundred Dollars. \$47,900-

Payment to be made as follows:
Per Agreement

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alterations or deviations from the above specifications involving extra costs will be executed only upon written orders, and will become and extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, wind damage and other necessary insurance. Our workers are fully covered by Workman's Compensation Insurance.

Magnum Construction, inc.

Clint Redwine
President

Date

6.15.26

Note: This proposal may be withdrawn by us if not accepted within

30 days

Acceptance of Proposal

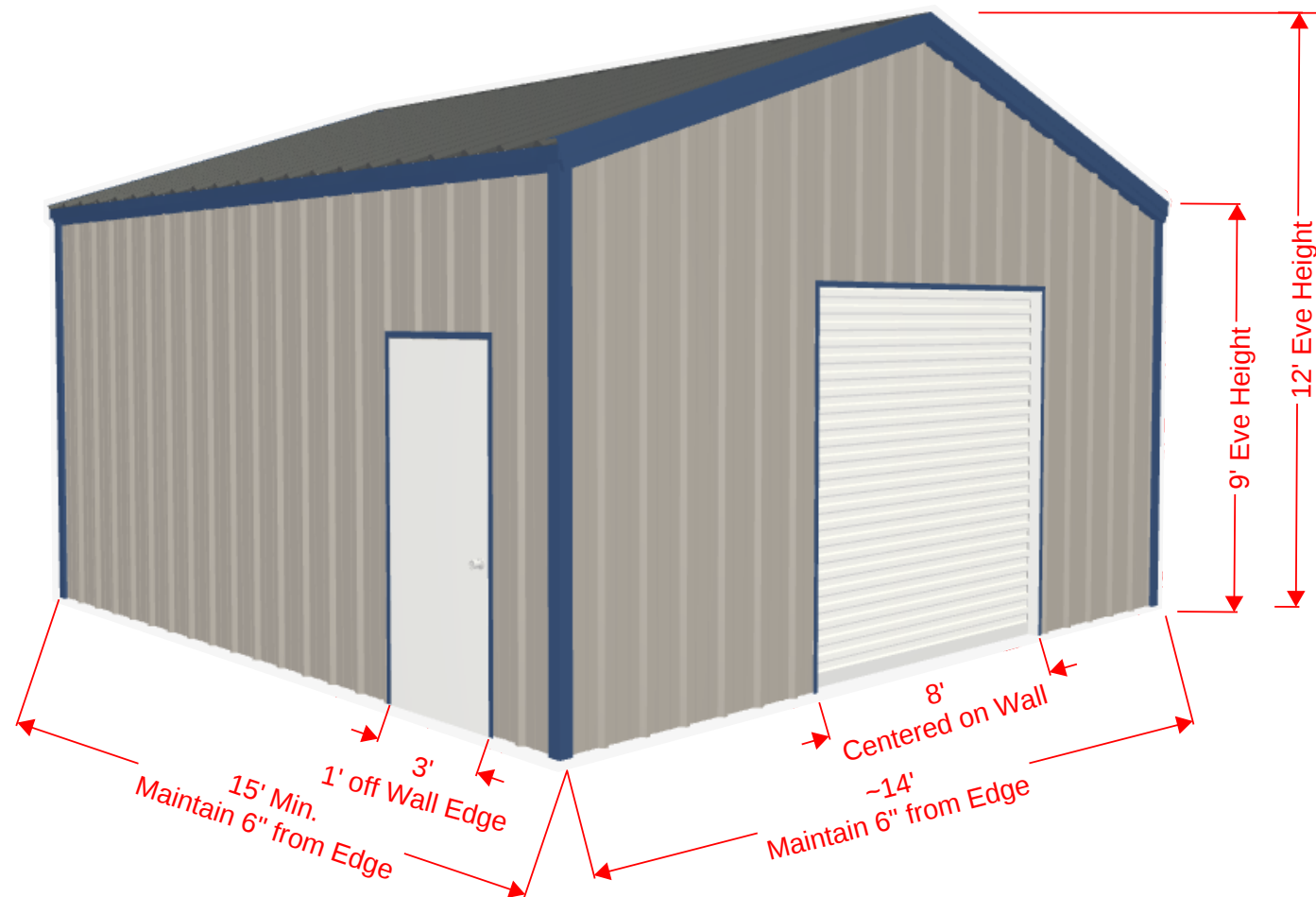
The above prices, specifications, and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Authorized Signature

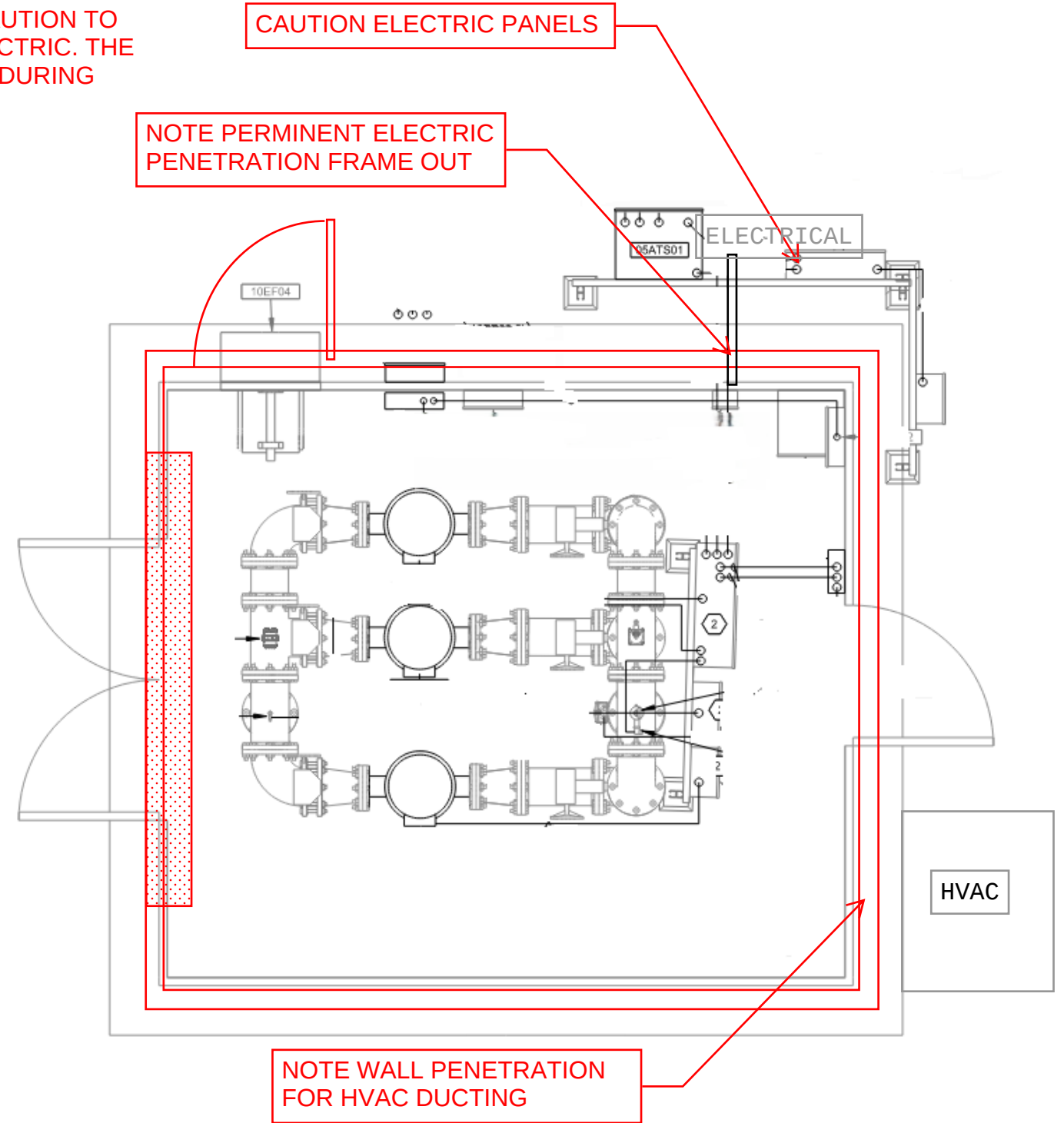
Date



NOTE: ALL DEMOLITION OF EXISTING
STRUCTURE AND ELECTRICAL TO BE PROVIDED
BY COBA. CONTRACTOR TO TAKE CAUTION TO
PROTECT EXISTING PUMPS AND ELECTRIC. THE
STATION SHALL REMAIN IN SERVICE DURING
CONSTRUCTION



Proposed New Metal Building Elevation
Not to Scale - Reference Only

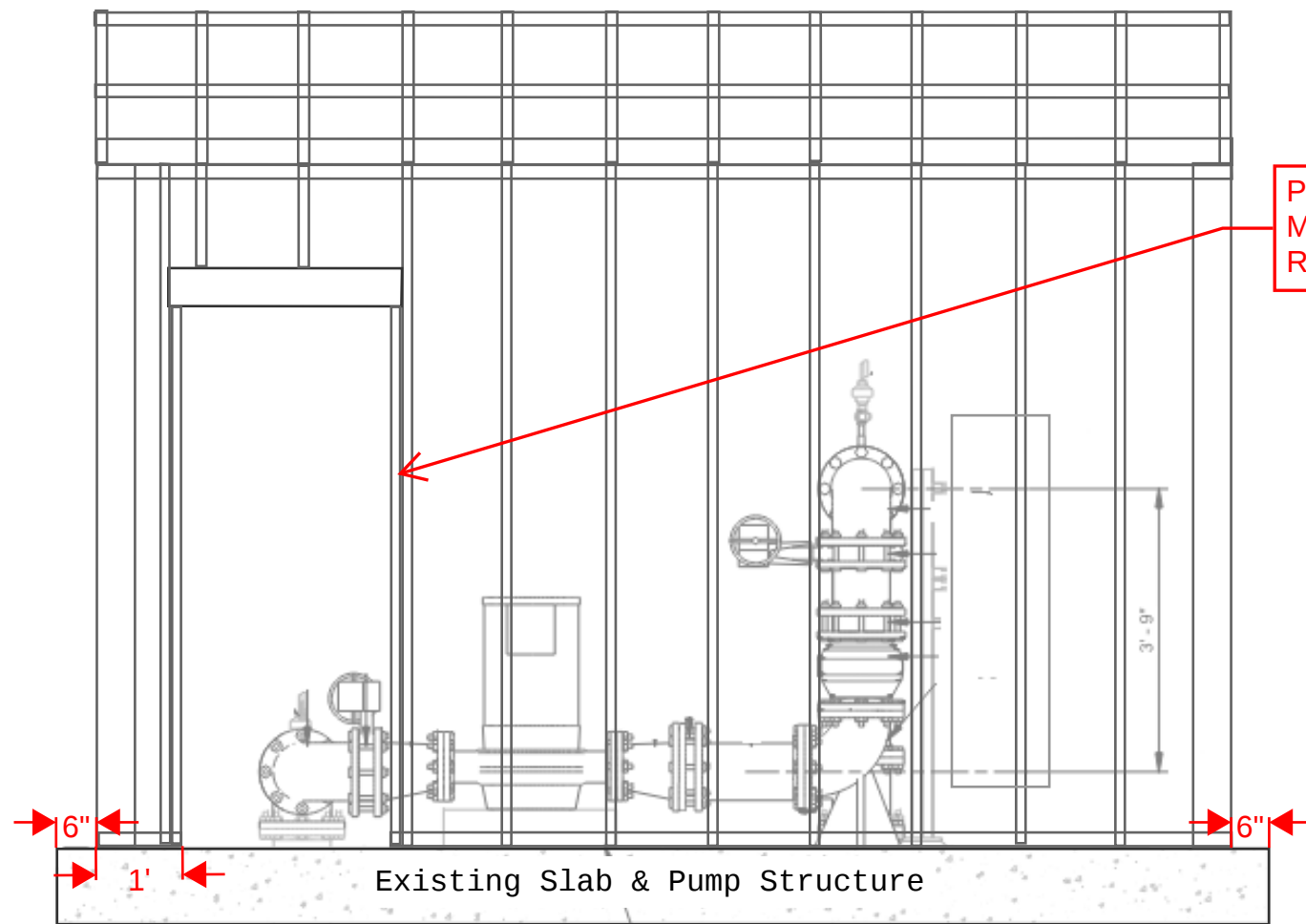


Proposed New Metal Building Plan View
Not to Scale - Reference Only

Sheet Number:	 CITY OF BROKEN ARROW Where opportunity lives Utilities Department		Bass Pro Booster Pump Station New Metal Building	Location & Plan Views	Scale:	NTS
1 of 4					Drawn By:	TSR
Revisions:					Reviewed by:	TSR
					Date Drawn:	6-5-26

Building Specification Sheet Project: 14' × 15' Cold-Formed Steel Utility Building Location: Broken Arrow, Oklahoma Design Codes: - AISI S100 / AISI S240 – Cold-Formed Steel Structural Members - Latest IBC adopted by jurisdiction - ASCE 7 – Design Loads - City of Broken Arrow Construction Standard Specifications 1. Exterior Sheathing / Wall Panels Structural Sheathing - ZIP System® sheathing panels and accessories as manufactured by Huber Engineered Woods or approved equal. 7/16” thickness - Tape all joints with ZIP System acrylic seam tape - Fasteners shall be corrosion-resistant self-tapping screws - Install per manufacturer’s guidelines Metal Exterior Panels Panel Type: PBR (Purlin-Bearing Rib) Material: 26-gauge G-90 galvanized or AZ-50 steel Color: Charcoal (Roof); Light Gray (Walls); Gallery Blue (Trim) Profile: 36" net coverage 1¼" rib height - Anti-siphon side-lap channel Installation: - Matching color coated fasteners with EPDM washers - Side-lap stitch screws per manufacturer - Installed over structural sheathing & 6" 16ga CFS studs 2. Framing System Exterior Wall Framing: 6" deep, 16-gauge cold-formed steel studs - Stud spacing: 16" O/C - Anchored to existing concrete slab using 16ga track with mechanical anchors Bracing: - Strap bracing, bridging, or panel-diaphragm bracing as required - Simpson Strongtie Hurricane Straps at each Joist to Vertical Fasteners: - ASTM C1513 self-drilling structural screws 3. Spray Foam Insulation (Exterior Wall Interior Face & Roof) Type: Open-cell spray polyurethane foam (SPF) Standards: ASTM C1029 for Open-cell Spray Polyurethane Foam (SPF) Thickness: Minimum 3 inches continuous across all exterior wall & roof cavities - Provides approx. R-3.5 to R-3.8 per inch (varies by manufacturer) Density: - Minimum 0.5 lb/cu.ft. Application Requirements: - Applied directly to interior side of exterior structural sheathing and CFS studs - Installed in lifts per manufacturer requirements to avoid off-ratio foam - Must fill all gaps, joints, and voids to create an air-sealed assembly - Trim flush before interior sheathing installation					
4. Interior Wall Sheathing Product: 29-gauge interior PBR steel panels Color: Gloss White Material: G-90 galvanized or AZ-50 coated steel Installation: - Fastened to CFS framing using interior-rated self-drilling screws - Panels installed vertically or horizontally depending on plan - Trim pieces at corners, base, and top for a clean interior finish Functional Purpose: - Durable washable surface - Protects spray foam - Adds interior panel diaphragm strength (when permitted by engineer) 5. Roll-Up Door Manufacturer: Clopay (or approved equal) Series: Medium Duty Commercial Steel Roll-Up – Model 157C (or approved equal) Size: 8' × 8' Curtain: 26–24ga galvanized steel slats Operation: Chain hoist (standard) Door Color: Royal Blue or Charcoal Gray Seals: Bottom bar weather seal 6. Roof Truss System Configuration: Gable roof using CFS trusses Truss Construction: 16ga/18ga C-shape members (or as designed by manufacturer) - Screwed or gusset-plate connections - Designed per AISI & ASCE 7 wind/snow loads (Manufacturer to provide details) - If to be framed onsite, contractor shall provide appropriate shop drawings 7. Foundation Interface Existing Slab: - Condition to be verified prior to anchorage - Mechanical or adhesive anchors per uplift and shear requirements - Perimeter sealant or closure strips at base 8. Steel Access Door (36" Wide) Door Type: 36" × 80" (3'-0" × 6'-8") Steel Access Door - Exterior-rated, insulated - Flush panel, commercial-grade, White or Primed (City will Paint to Match) Frame: 16-gauge steel frame (C-channel or welded hollow-metal style) - Welded or knock-down frame acceptable per contractor preference - Anchored to 6" 16ga cold-formed steel studs via manufacturer’s recommended fasteners - Adjustable for attachment to existing concrete slab elevation Hardware (Typical): - Commercial lever handle with keyed cylinder - Self-closing hinges (minimum 3 heavy-duty hinges) - Weatherstripping gasket around full perimeter - Threshold: aluminum or steel with neoprene insert - Door sweep at bottom Finish: - Factory-primed or factory-painted - Final color to match or coordinate with exterior trim (blue)					
9. Structural Hold Down Device Connector Type: Hold-Down Device: Use a CFS-rated hold-down (e.g., ClarkDietrich CD series or Simpson Strong-Tie S/HDU type), designed for tension/shear uplift applications. Typical material thickness: 7 gauge (≈0.188") steel, galvanized for corrosion resistance Anchor Plate/Clip: Integral bearing plate per manufacturer (e.g., CD hold-down bearing plate or Simpson strap) with pre-punched holes. Connection Components & Fastening: To CFS Stud: <i>Screwed Version:</i> Fill all pre-punched holes with #14 self-drilling CFS screws for specified load capacity. <i>Bolted Version:</i> Use ½" or ¾" bolts per product table; field-drill holes in the track/stud as needed. To Concrete Slab: - Use Post-installed anchors (e.g., ½”–5⁄8” wedge or adhesive anchors) set into slab, extending through track to align with hold-down holes. Length to be maximum 6” in depth, but minimum per manufacturer recommendation. Placement: - Locate hold down devices at each corner of the building and at both sides of the over head door opening.					

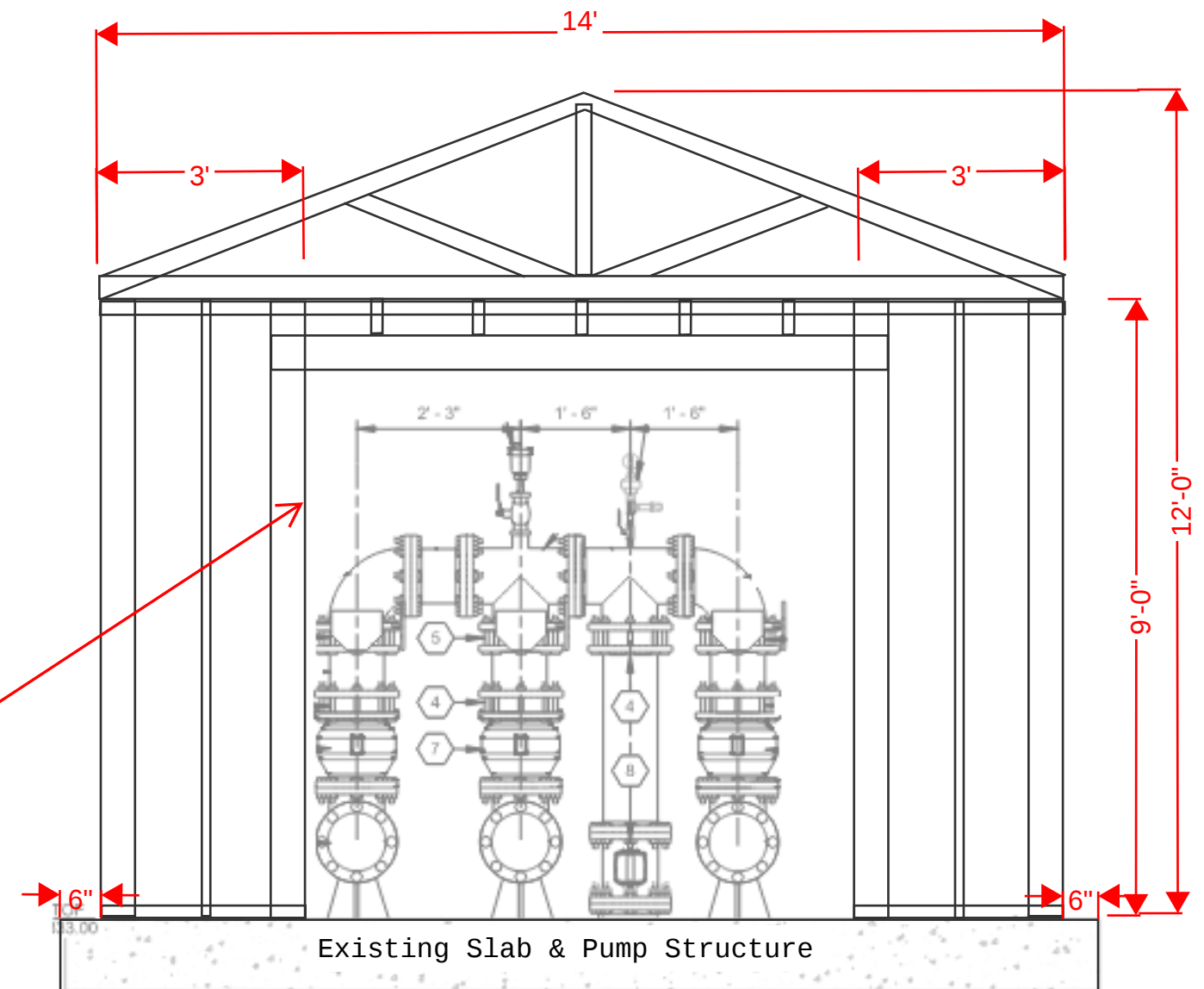
Sheet Number:	CITY OF BROKEN ARROW Where opportunity lives Utilities Department		Bass Pro Booster Pump Station New Metal Building	Building Specifications	Scale:	NTS
2 of 4				Drawn By:	TSR	
Revisions:				Reviewed by:	TSR	
				Date Drawn:	6 - 5 - 26	



PROVIDE FRAME OUT PER
MANUFACTURER
RECOMMENDATIONS

Proposed New Metal Building Elevation
Not to Scale - Reference Only

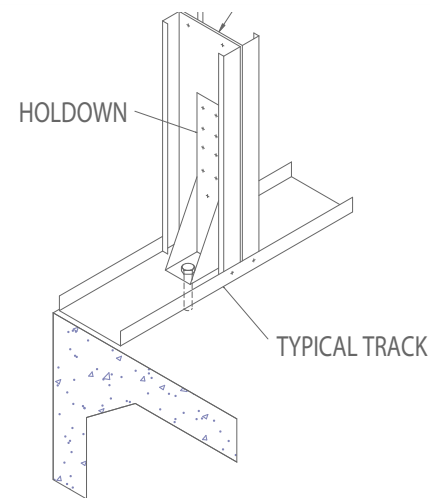
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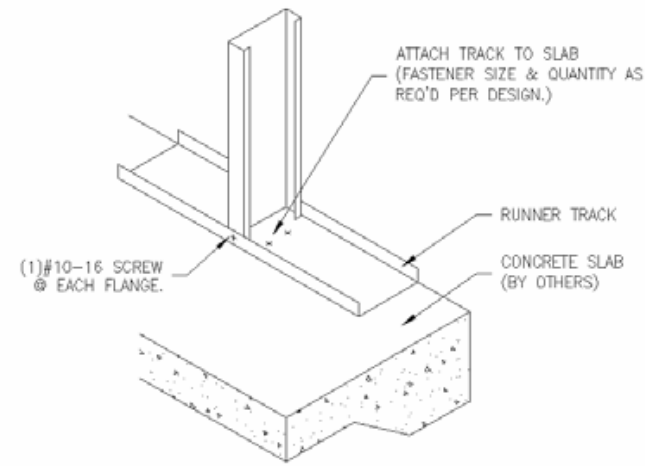
NOTE: ELEVATIONS OF PROPOSED FRAMING ARE
FOR REFERENCE ONLY. FRAME THE STRUCTURE
PER IBC AND AISI RECOMMENDATIONS.

Sheet Number:	 CITY OF BROKEN ARROW Where opportunity lives Utilities Department		Bass Pro Booster Pump Station New Metal Building	Reference Elevations	Scale:	NTS
3 of 4					Drawn By:	TSR
Revisions:					Reviewed by:	TSR
					Date Drawn:	6-5-26



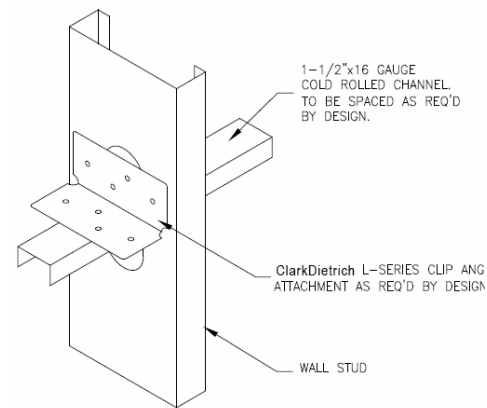
Hold Down Detail

Not to Scale - Reference Only

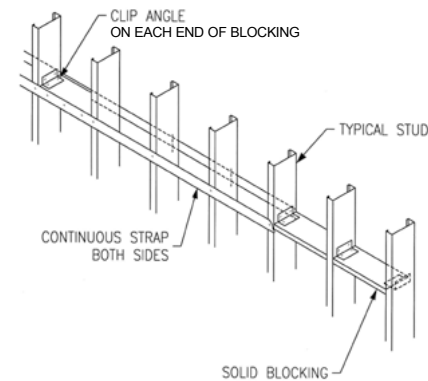


Track to Conc. Detail

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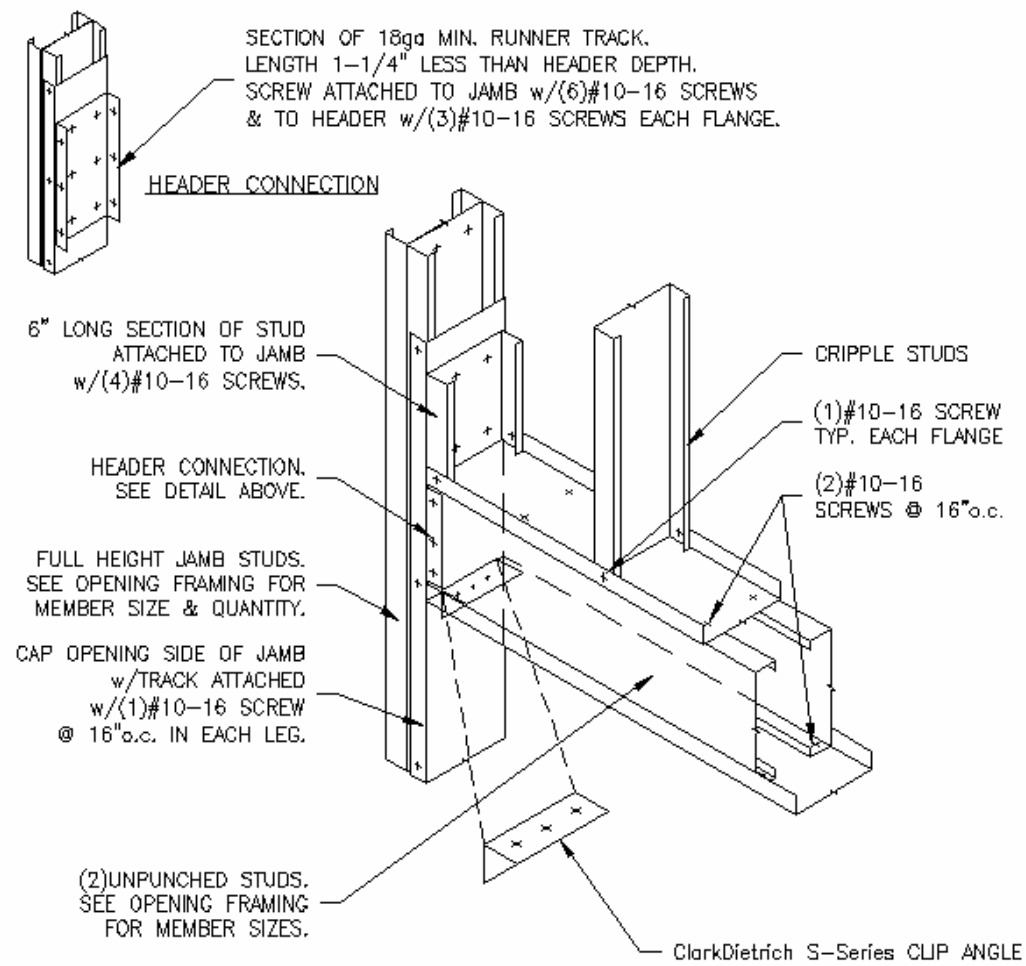


THIS DETAIL IS NOT SUITABLE FOR
WALL STUDS DEEPER THAN 6"



Block Strap and Bridging Detail

Not to Scale - Reference Only



Load Bearing Header Detail

Not to Scale - Reference Only

Sheet Number:	 CITY OF BROKEN ARROW <i>Where opportunity lives</i> Utilities Department		Bass Pro Booster Pump Station New Metal Building	Standard Details	Scale:	NTS
4 of 4					Drawn By:	TSR
Revisions:					Reviewed by:	TSR
					Date Drawn:	6-5-26



City of Broken Arrow
PO Box 610
Broken Arrow OK 74013
Phone: (918) 259-2411 Fax: (918) 258-4998

Permit

Permit NO.: BLDC-041292-2026
Permit Type: **Building (Commercial)**
Work Classification: **General/Other**
Permit Status: **Issued**

Issue Date: **06/18/2026**

Expiration: 12/15/2026

Location Address

2999 N ELM PL, BROKEN ARROW, Oklahoma 74012

Parcel Number

99435943553961

Contacts

Grant Rissler **Applicant**
220 S 1st, Broken Arrow, OK 74012
(918)407-8449 grissler@brokenarrowok.gov

Ryan Baze **Applicant**
485 N POPLAR AVE, BROKEN ARROW, OK 74012
(918)259-2400 ext 7263 Rbaze@brokenarrowok.gov

Magnum Construction **Applicant**
PO BOX 707, BROKEN ARROW, OK 74013
(918)251-8667 bids@magnumconstruction.com

Description: COBA PROJECT (No Charge Permit)

Valuation: **\$50,000.00**

Total Sq Feet: **210.00**

Inspection Requests:

PLEASE LOG INTO YOUR CSS PORTAL TO SCHEDULE INSPECTIONS. ADDITIONAL INSPECTIONS WILL BE LISTED AS OPTIONAL INSPECTIONS.

Fees	Amount
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Total:

Payments	Amt Paid
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Total Fees

Amount Due:

Inspections:

Inspection Type	
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Final Building	1509
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PLEASE LOG INTO THE CSS PORTAL TO SCHEDULE ALL REQUIRED INSPECTIONS.
ADDITIONAL INSPECTIONS MAY BE REQUIRED OTHER THAN WHAT IS CURRENTLY LISTED ABOVE.
FOR THE INSTALLATION OF WATER METERS PLEASE CALL 918-258-3587.

Additional Information

Legal Description: BEG 1980.77N & 60E SWC SW TH NE139.10 E25 N50 W75 S180 POB SEC 35 19 14 .16AC
Description of Work Being Performed: Construction of new shed for the Bass Pro Booster Station

June 18, 2026

Issued By: Kimberle Goldsmith

Date