



RFQ – CMR - GC Aquatic Center Garden City Kansas

04/13/2020



A. D. Miller

Building on Higher Ground



Since 1979

303.221.7770

7006 S. Alton Way

Building E, Suite 100

Centennial, Colorado 80112

www.admillerinc.com

Company Structure & Philosophy

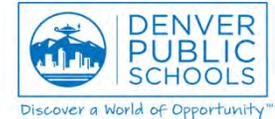
- ▶ Focused on 'mid-market' commercial construction
 - ▶ Company structure and overhead model that create competitive pricing to drive value to clients
 - ▶ Boutique firm that pursues select opportunities and projects
- ▶ Family Owned and Operated
 - ▶ Founded in 1979
 - ▶ No lawsuits, Never failed to complete work, No judgments or claims
 - ▶ Excellent reputation and proven track record
 - ▶ Uncommon client focus and attention
- ▶ Principles of the firm deeply engaged in the construction management process
- ▶ Foundational Principles = “*Building on Higher Ground*”
 - ▶ **Quality Construction**
 - ▶ **Competitive Pricing**
 - ▶ **Ethical Conduct**

Over
35
Years In Business

About A.D. Miller Construction Services

COMPANY PROFILE

Industry:	Commercial Construction
Project Types:	Religious, Education (Pre K-12), Financial, Medical, Office, Retail, Senior Living, Hospitality, Recreation, Site Development, Light Industrial, General Commercial Construction – Private / Public
Project Delivery Methods:	Design-Bid-Build, CM at-Risk, Design-Build, CM / GC
Construction:	New Build, Additions, Occupied-Remodels, Phased Construction, Tenant Improvement, Site Utility and Development
Project \$ Range:	\$50k to \$25mm+
Market:	Company Structure and Focus on 'Mid-Market' Projects



Douglas County School District
Learn today. Lead tomorrow.



Cherry Creek Academy

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1 – Project Approach

Preconstruction Approach

- ▶ Design to Budget and Achieve the Client 's Vision

- ▶ Integrated Costing, Constructability and Value Engineering

- ▶ Materials, Maintenance and Life-Cycle Costs

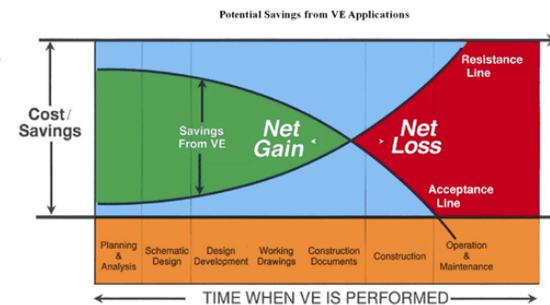
- ▶ Proactive preconstruction services

- ▶ Design review and client input

- ▶ Accurate project costing

- ▶ By Incorporating:

- Subcontractor Involvement
 - Historic Cost Analysis of Similar Projects
 - Internal Costing Technology
 - Construction Experience



Preconstruction Stage

Schematic Design (SD)

Design Documents (DD)

Construction Documents (CD)

Preconstruction Approach

▶ Engaged Preconstruction Services

- ▶ Integrated pricing and value-engineering preconstruction services
- ▶ Assist in achieving project cost goals
- ▶ Accurate and timely construction budgeting and costing
 - ▶ Schematic Design
 - ▶ Design Development
 - ▶ Construction Documents
- ▶ Help our clients achieve desired solutions within workable budgets
- ▶ We provide full suite of preconstruction services including:
 - ▶ Cost Estimating & Trend Logs
 - ▶ Scope Management
 - ▶ Value Engineering
 - ▶ Procurement

Database of detailed project costing



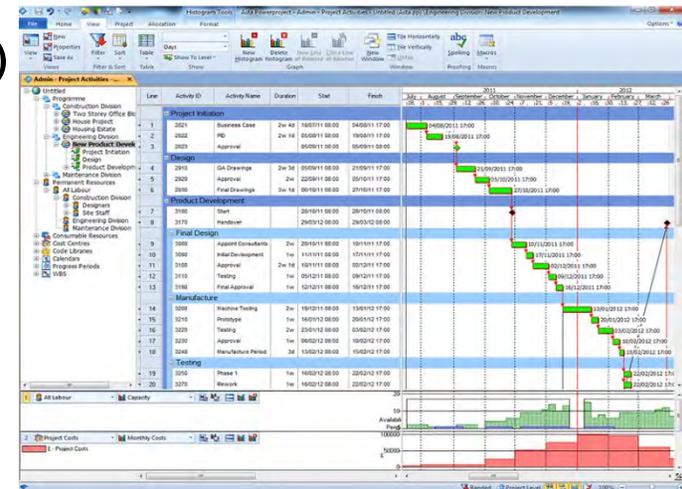
Scheduling Approach

- ▶ Comprehensive Project Schedule

- ▶ Detailed CPM scheduling with baseline tracking
- ▶ 3 Week 'Look-Ahead' Schedules
- ▶ Process, schedule and coordinate
 - ▶ Permitting
 - ▶ Data / Telecom
 - ▶ Audio / Visual
 - ▶ Security and Access Controls, etc.
 - ▶ Onsite Facility Team (Mech / BMS system)

- ▶ Scheduling is critical

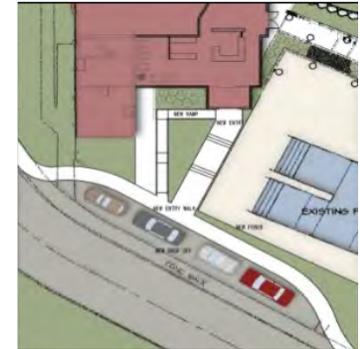
- ▶ **“Plan the Work = Work the Plan”**
 - ▶ CPM integrated scheduling
 - ▶ ASTA Powerproject



Construction Approach

Project Phasing and Site Utilization

- ▶ Accommodate the needs of the client and allows us to keep the completion date on schedule and users safe.
 - ▶ Meet with representatives to determine when and which parts of the property will be in use.
 - ▶ Review access and exit areas
 - ▶ Communication with project team and work to minimize impact
 - ▶ Develop calendar of events for planning and logistics
- ▶ ‘Smart’ Approach Managing Site & User Impact
 - ▶ **Safety (Priority #1)**
 - ▶ On-going Operational Use
 - ▶ Parking
 - ▶ Site Limitations
 - Schedule deliveries, off-hours, trucks, etc.
 - ▶ Access / Protection and Fencing
 - ▶ Professionalism and Courtesy
 - ▶ Subcontractor Management and Badging
 - Identification for **ALL** workers onsite
 - Background Checks and Approval



Construction Approach

- ▶ Construction Management Software

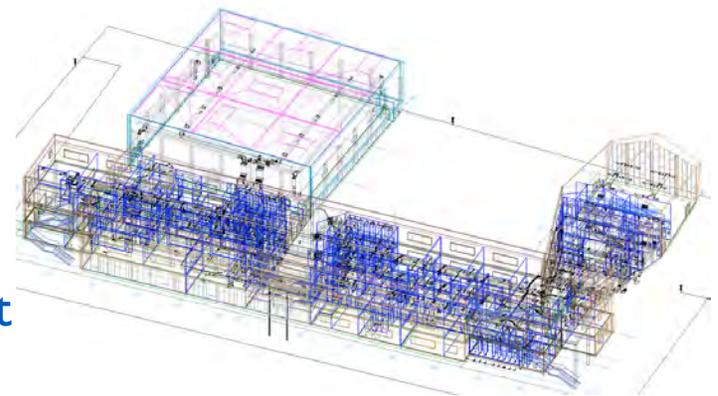
- ▶ ProCore



- ▶ Cloud based / real-time CM software for all project stakeholders
 - ▶ Design Iterations, RFIs, ASI, Addendum, submittals, pictures, reports, etc.

- ▶ Utilization of best practices and technology

- ▶ Bluebeam, OST
 - ▶ Digital Takeoff and Clash Detection
 - ▶ Assembly Costing
 - ▶ Build the project in a virtual environment *before we put a shovel in the ground*



Cost Advantage with Mid-Market Focus

- ▶ Company structure and overhead model that creates competitive pricing and drives value to clients
- ▶ Cost Transparency
 - ▶ Ethical Conduct
- ▶ Subcontractor base that is most cost effective for the project type and size
 - ▶ ‘Right-fit’ subcontractors competitively bid with extensive relationships
 - ▶ Engaged in Preconstruction with input through trade expertise
- ▶ Straight forward and honest fee structure
- ▶ Integrated project approach that reduces cost
 - ▶ “Plan the Work = Work the Plan”
- ▶ We are more competitive on overall project cost than our competition
 - ▶ Efficient and cost effective
 - ▶ Allow for more of the budget to be spent on the project

Post Construction Services

- ▶ **A.D. Miller Workmanship Warranty**
 - ▶ 1 year warranty upon completion of the project
- ▶ **Punch Walks and Closeout**
 - ▶ Owner, Architect, Contractor walk at the end of the job to take care of “dents and dings” that happen during the project
- ▶ **Operation and Maintenance**
 - ▶ Upon completion the owner is given a binder compiled with product information and warranty

2– Project Team

3– Staffing

Proposed Field Team Members are working on current projects that would conclude before September of 2020. Availability and capability to complete will be based on the schedule and construction timeline. These team members have not been proposed to another project at this time

A.D. Miller's back office team will consist of a Pre Con Manager, a Project Manager, Two Project Engineers, and a dedicated estimator to the project.



Project Team & Build Expertise

- ▶ Highly engaged and experienced project team
 - ▶ Both preconstruction and construction
 - ▶ Project team stays with the project through entire duration
- ▶ Capability and capacity to successfully complete project
 - ▶ Expert builders with depth of experience with **Fast Track** construction
- ▶ ‘Hands on Approach’ with company principles actively involved in the project
- ▶ Excited about partnering on this project
 - ▶ Would be an important project with the best resources utilized
- ▶ ‘Team Construction’ Methodology
 - ▶ Build Partner that puts the best interest of the client and project first
- ▶ ***Confident in our project team and ability to execute***

Project Team – **GC Aquatic Center** Project

- ▶ A.D. Miller's key staff for this project will include:
 - ▶ Preconstruction Manager: Adam Miller
 - ▶ Estimator: Eric Bakanowski
 - ▶ Project Manager & Preconstruction: Andrew Miller
 - ▶ General Superintendent: Sean Leahey
 - ▶ 30+ years Experience - OSHA 30, First Aid, CPR, Storm Water
 - ▶ Senior Project Superintendent - Richard Hunt
 - ▶ 35+ years Experience - OSHA 30, First Aid, CPR, Carpenter
 - ▶ Project Superintendent – Tom Weaver
 - ▶ 30+ years Experience - OSHA 30, First Aid, CPR, Storm Water
 - ▶ Project Engineer: Josh McShanog
 - ▶ Office Engineer: Melissa Frazier



PROJECT TEAM

Preconstruction and Lead Project Manager

Adam D. Miller

Experience: 2004 to Present

Education: Bachelor's Degree in Finance & Bachelor's Degree in Management Information Systems
Masters of Science – Construction Management (University of Denver)

Qualifications: Adam D. Miller is a Preconstruction Manager and Project Manager with A.D. Miller Services, Inc. beginning his career in Dallas, TX at a large Fortune 500 corporation. There he was Project Manager for Real Estate and Facility Ramp-up with project all over the United States and Mexico. Adam moved back to Colorado to work at A.D. Miller to assist in the company's continued development. During this time he has worked in the estimating department, billing and contract administration and as a project engineer, and project manager. He has worked as a project manager on a number of multi-million dollar projects. Focus on utilizing technology to help improve the preconstruction and construction process. He prescribes to A.D. Miller's unique philosophy of direct and proactive involvement with the principles of the firm deeply engaged in all aspects of the construction management process.

Key Projects:

- ▶ True Light Baptist Church, Denver, CO
- ▶ Partner Credit Union Branch and Admin Building, Denver, CO
- ▶ Landmark Tabernacle Church – Denver, CO
- ▶ Thunder Ridge H.S. – Kitchen Remodel, Highlands Ranch, CO
- ▶ Public Service CU Headquarters Buildings, Denver, CO
- ▶ Arapahoe County Justice Center, Centennial, CO
- ▶ Colorado Housing & Finance Authority Building, Denver, CO
- ▶ Redstone Bank, Centennial, CO
- ▶ Academy Charter School, Castle Rock, CO
- ▶ Partner Colorado Credit Union, Stapleton, CO
- ▶ The Rock of Southwest Church, Lakewood, CO
- ▶ Victory Church, Broomfield, CO
- ▶ St. Lawrence Catholic Church, Aurora, CO
- ▶ Community Financial Credit Union, Broomfield, CO
- ▶ Navy Federal Credit Union, Fountain, CO
- ▶ Partner Colorado Credit Union Headquarters, Arvada, CO
- ▶ Community Financial Credit Union, Boulder, CO
- ▶ Denver High Schools (Various), Denver, CO



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PROJECT TEAM

Preconstruction and Project Manager

Andrew D. Miller

Experience: 2008 to Present

Education: Texas Christian University - Bachelor's Degree in Business Finance
Minor in Psychology, OSHA 30, IBC Class A



Qualifications: Andrew D. Miller is a Preconstruction Manager and Project Manager with A.D. Miller Services, Inc. beginning his career in Fort Worth, TX at a large Fortune 500 corporation. There he was Project Manager with project all over the United States. Drew moved back to Colorado to work at A.D. Miller to assist in the company's continued development. During this time he has worked in the estimating department, billing and contract administration and as a project engineer, and project manager. He has worked as a project manager on a number of multi-million dollar projects. Focus on utilizing technology to help improve the preconstruction and construction process. He prescribes to A.D. Miller's unique philosophy of direct and proactive involvement with the principles of the firm deeply engaged in all aspects of the construction management process.

Key Projects:

- ▶ RTD 711 Building – Denver, CO
- ▶ Canvas Credit Union HQ – Lone Tree, CO
- ▶ Coors Credit Union Branch – Arvada, CO
- ▶ Goddard Schools (Stapleton and King St) – Denver, CO
- ▶ Landmark Tabernacle Church – Denver, CO
- ▶ Thunder Ridge H.S. – Kitchen Remodel, Highlands Ranch, CO
- ▶ Public Service CU Headquarters Buildings, Denver, CO
- ▶ Arapahoe County Justice Center, Centennial, CO
- ▶ Colorado Housing & Finance Authority Building, Denver, CO
- ▶ Academy Charter School, Castle Rock, CO
- ▶ Partner Colorado Credit Union, Stapleton, CO
- ▶ St. Lawrence Catholic Church, Aurora, CO
- ▶ Community Financial Credit Union, Broomfield, CO
- ▶ Navy Federal Credit Union, Fountain, CO
- ▶ Partner Colorado Credit Union Headquarters, Arvada, CO
- ▶ Community Financial Credit Union, Boulder, CO



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PROJECT TEAM

Project Executive and Project Manager

Allen D. Miller

Experience: 1979 to Present

Education: Bachelor's Degree in Construction Management, Associate Degree in Business Administration

Qualifications: Allen D. Miller is the Project Executive and Project Manager of A.D. Miller Services, Inc. With over 30 years of expertise in commercial construction, Allen started his career as project engineer and construction manager for a large developer and contractor. In 1979, he founded A.D. Miller to provide the highest quality construction to a variety of commercial clients. He provides a unique philosophy of direct and proactive involvement with the principles of the firm deeply engaged in all aspects of the construction management process. This allows for quick on-site project decisions without a bureaucratic in-house approval process. His philosophy of active project management has been the philosophical core of the company. During this time, Allen has managed hundreds of project commercial construction projects with millions of square feet successfully completed, including a considerable number of financial projects. A breadth of experience with all different building types provides a well-rounded, qualified and knowledgeable project management approach. A verifiable track record of successful completion of multi-million dollar projects with a reputation for meticulous project management. He is a licensed General Contractor in more than 30 Counties and 3 States.

Key Projects:

- ▶ The Rock of the Southwest Church, Lakewood, CO
- ▶ Glenwood Meadows Shopping Center, Glenwood Springs, CO
- ▶ Our Lady of the Snow Catholic Church, Granby, CO
- ▶ Arapahoe County Justice Center, Centennial, CO
- ▶ Colorado Housing & Finance Authority Building, Denver, CO
- ▶ Boulder Valley Credit Union, Boulder/ Louisville, CO
- ▶ Redstone Bank, Centennial, CO
- ▶ Jefferson Country Athletic Fields Project, Wheat Ridge, CO
- ▶ South Suburban Christian Church, Littleton, CO
- ▶ Public Service CU Headquarters Buildings, Lone Tree, CO
- ▶ Luby Chevrolet Dealership and Services Campus, Lakewood, CO
- ▶ True Light Baptist Church, Denver, CO
- ▶ Landmark Tabernacle Church, Denver, CO
- ▶ BMH-BJ Congregation, Denver, CO
- ▶ Partner Colorado Credit Union Headquarters, Arvada, CO
- ▶ Larkspur Elementary, Castle Rock, CO
- ▶ South Elementary, Castle Rock, CO



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PROJECT TEAM

General Superintendent

Sean Leahey

Experience: A.D. Miller Construction Services
Mark Young
Wesely Thomas Enterprises



Certifications: ACI Certified, RRP Certified, OSHA 10, OSHA 30, Walmart Storm Certified

Qualifications: Sean Leahey is a Senior Superintendent for A.D. Miller Services, Inc. With over 30 + years of expertise in commercial construction, and 20 + years experience as a superintendent. Hands on construction and development professional with experience in all facets of the industry. A proven track record of successfully completing multi-million dollar projects through coordinating trades, developing partnerships and building a positive rapport with architects, engineers, local officials vendors and clients. Versed in project estimating, identifying design problems, document control, building code and regulations, material purchasing and onsite management from ground breaking to certificate of occupancy. Sean has worked up through the trades and his skills are clearly noticeable on the job site. Sean runs his jobs focusing on safety and efficiency. There isn't a problem or job that Sean couldn't resolve or build. A senior superintendent with the skills to build anything.

Key Projects:

- ▶ Canvas/ Public Service Credit Union: Headquarters Campus – Lone Tree, CO
- ▶ Navy Federal Credit Union – Centennial, CO
- ▶ Walmart Super Center – Elizabeth, CO
- ▶ Fox Television – Denver, CO
- ▶ King Soopers (Multiple)- CO
- ▶ Hampden Inn – Green River, WY
- ▶ North East Isle Condos - MD
- ▶ City Market – Grand Junction - CO
- ▶ Mott High School, Mott, ND
- ▶ Homewood Suites – Rock Springs, WY
- ▶ Arlington High School – Arlington, SD
- ▶ Amgen Inc – Boulder, CO
- ▶ Henderson Elementary School – South Dakota



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PROJECT TEAM

Senior Superintendent

Richard Hunt

Experience: A.D. Miller Construction Services
The Beck Group
M.A. Mortenson
Huber-Hunt and Nichols

Education: Indiana University, United States Marine Corps (E5 Sergeant, Platoon Sergeant)

Certifications: ACI Certified, RRP Certified, OSHA 10, OSHA 30, First Aid/ CPR Certified, Master Carpenter

Qualifications: Richard Hunt is a Senior Superintendent for A.D. Miller Services, Inc. With over 30 + years of expertise in commercial construction, and 25+ years experience as a superintendent. Richard is a professional superintendent with a diverse portfolio of projects ranging from \$1 MM to \$350MM for private owners, developers and government agencies. A collaborative leader that specializes in uniting all parties towards a common goal, including subcontractors, owners, and building agencies, to reach project specific budget, schedule and quality guidelines. A strong performance throughout his career, demonstrated by continued advancement and success. Richard has ran very large projects for a very long time, with key skills in project organization, project scheduling and subcontractor coordination. Richard has the resume and skills to build any project we can throw at him, and is experienced in working with all project stakeholders. His skills and experience are evident on the project site.

Key Projects:

- ▶ Most Precious Blood Church and School, Denver, CO
- ▶ RTD 711 Building, Denver, CO
- ▶ Arizona Diamondback Baseball Park, Phoenix, AZ
- ▶ City of Phoenix City Hall, Phoenix, AZ
- ▶ St Joseph Hospital, AZ
- ▶ US Army Corps of Engineers – Working Dogs Facility, Fort Carson, CO
- ▶ Lockheed Martin, CO
- ▶ Warren Air Force Base Renovations
- ▶ Seville Shopping Center, AZ
- ▶ Flip Chip Technologies, AZ



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PROJECT TEAM

Project Superintendent

Tom L. Weaver

Experience: A.D. Miller Construction Services – November 2011 to Present
JHL Constructors, Inc. – January 1997 to June 2011
Snow Construction – February 1992 to December 1997
Van Cara Builders – September 1987 to February 1992

Certifications: OSHA 30 Certification, Master Carpenter, CPR

Qualifications: Tom Weaver is a Project Superintendent of A.D. Miller Services, Inc. with over 25 years of superintendent experience and expertise in commercial construction. Excellent at project oversight and supervision of the total construction effort to ensure projects are constructed in accordance with design, budget and schedule. He has a deep understanding of project coordination and architectural plan interpretation. Tom has completed numerous multi-million dollar projects encompassing millions of square feet. His projects have received recognition for quality and execution from his clients. His thorough understanding of all aspects of commercial construction, affords the capability to successfully manage projects. He is a licensed supervisor in more than 20 Counties in Colorado.

Key Projects:

- ▶ Colorado Golf Clubhouse – Parker, CO
- ▶ Pine Grove Elementary School – Parker, CO
- ▶ Sheridan High School – Denver, CO
- ▶ Fort Logan Elementary School – Denver, CO
- ▶ Meridian Elementary School – Thornton, CO
- ▶ Silver Creek Elementary School – Thornton, CO
- ▶ Denver Rescue Mission – Denver, CO
- ▶ Altona Middle School – Longmont, CO
- ▶ Public Service Credit Union – Aurora, CO
- ▶ Adams 12 Warehouse – Thornton, CO
- ▶ Kaiser Permanente – Denver, CO
- ▶ PSCU - Thornton, CO
- ▶ Colorado Credit Union – Brighton, CO
- ▶ Community Financial Credit Union – Boulder, CO
- ▶ Partner Colorado Centennial, CO



PROJECT TEAM

Project Engineer

Joshua McShanog

Experience:

A.D. Miller Construction Services
Hensel Phelps

- January 2019 to Present
- May 2016 to January 2019

Education: Bachelor's Degree in Construction Management

Qualifications: Joshua McShanog is a Project Engineer for A.D. Miller Services, Inc. with over 3 years of experience in commercial construction. Ability to perform a numerous tasks to assist the project manager and site superintendents, including scheduling, estimating, cost budgeting and control, progress billings and contract administration. Excellent at providing project support to manage the back-office work flow of submittals, RFIs, ASIs and change requests in a timely and efficient manner, adding value to all projects. Josh has worked on projects up to 250 million dollar total value including the Dallas Love Field Airport Parking Garage. Due to this experience, he has a deep understanding of projects at any size.

Key Projects:

- ▶ Hilton Hotel, Miami, FL
- ▶ Geo Group Office Building, Boca Raton, FL
- ▶ Love Field Airport Parking Garage, Dallas, TX
- ▶ Dallas Law Enforcement Building, Dallas, TX
- ▶ University of Texas Medical Branch Research Building, Galveston, TX
- ▶ CBRE Spec Suite 225, Englewood, CO



PROJECT TEAM

Office Engineer/Contract Coordinator

Melissa Frazier

Experience: A.D. Miller Services, Inc. – May 2014 to Present
Waste Connections Inc – January 2008 to January 2012
Fairfield Properties LP – May 1999 to October 2007

Education: B.S. Business Administration, Real Estate

Qualifications: Melissa Frazier is an Office Engineer/Contract Coordinator for A.D. Miller Services, Inc. with over 5 years of experience in commercial construction. Ability to perform numerous tasks to assist the project manager and site superintendents, including progress billings and contract administration. Excellent at providing project support to manage the back-office work flow of submittals, RFIs, and change requests in a timely and efficient manner. Coordinates weekly OAC Meetings with the Client, Architect, and GC Staff.

Key Projects:

- ▶ Navy Federal Credit Union, Various Locations, CO
- ▶ Public Service CU Headquarters Buildings, Lone Tree, CO
- ▶ Partner Colorado Credit Union, Various Locations, CO
- ▶ Most Precious Blood Church and School, Denver, CO
- ▶ Urban Air Adventure Park, Stapleton, CO
- ▶ Samaritan House 3rd Floor Shelter, Denver, CO
- ▶ Credit Union of Denver, Lakewood, CO
- ▶ Living Hope Baptist Church, Aurora, CO
- ▶ RTD 711 Building, Denver, CO
- ▶ South Denver Gastroenterology – Littleton, CO



PROJECT TEAM

Estimator

Eric Bakanowski

Experience: A.D. Miller Construction Services – October 2019 to Present
Katterra (Bristlecone Construction) – October 2018 to October 2019
Bristlecone Construction – July 2016 to October 2018
TruAssets Property Management – February 2008 to July 2016
Sunshine Master Builders – October 2006 to February 2008
Meritage Homes of Colorado – December 2004 to October 2006

Education: Master’s Degree in Operations Management and Project Management

Qualifications: Eric Bakanowski is an estimator for A.D. Miller Services, Inc. with over 15 years of combined experience in commercial and residential construction. Working closely with ownership/developer groups and representatives, project managers, site superintendents and subcontractors in the creation and management of scheduling, estimating, cost budgeting and control, progress billings, contract administration and performing numerous tasks to assist the project flow and final completion. Excellent at providing project support to manage the back-office workflow of submittals, RFIs, ASIs and change requests in a timely and efficient manner. He is skilled at project take-offs and cost estimating procedures and adds value to all our projects. Eric has worked on a number of multi-million dollar as summarized below. Due to this experience, he has a deep understanding and unique insight to various project needs.

Key Projects:

- ▶ **HHRP Administrative Building Addition** – Douglas County, CO – Estimator \$1.1 MM
- ▶ **Founder’s Park: City of Lakewood** – Lakewood, CO- Estimator- \$330,000
- ▶ **The Alley Restaurant / Bar** – Littleton, CO - Estimator- \$600,000
- ▶ **Marion/Asbury Street Townhomes** – Denver, CO - Estimator-\$6 MM
- ▶ **Country Club Gardens** – Denver, CO – Estimator- \$1.5 MM
- ▶ **Littleton Mixed Use** – Littleton, CO – Estimator- \$6 MM
- ▶ **28th Avenue Apartments** – Denver, CO – Estimator- \$28 MM
- ▶ **Columbine Knolls Recreation Center Renovation** – Littleton, CO – Estimator - \$ 1.5 MM
- ▶ **The Hyatt House Renovation** – Denver, CO – Estimator - \$3 MM
- ▶ **Diagonal Crossing** – Lafayette, CO - \$ 20 MM
- ▶ **Legacy at Scottsdale** – Scottsdale, AZ – Estimator - \$43MM



Littleton Mixed Use

Columbine Knolls Recreation Center



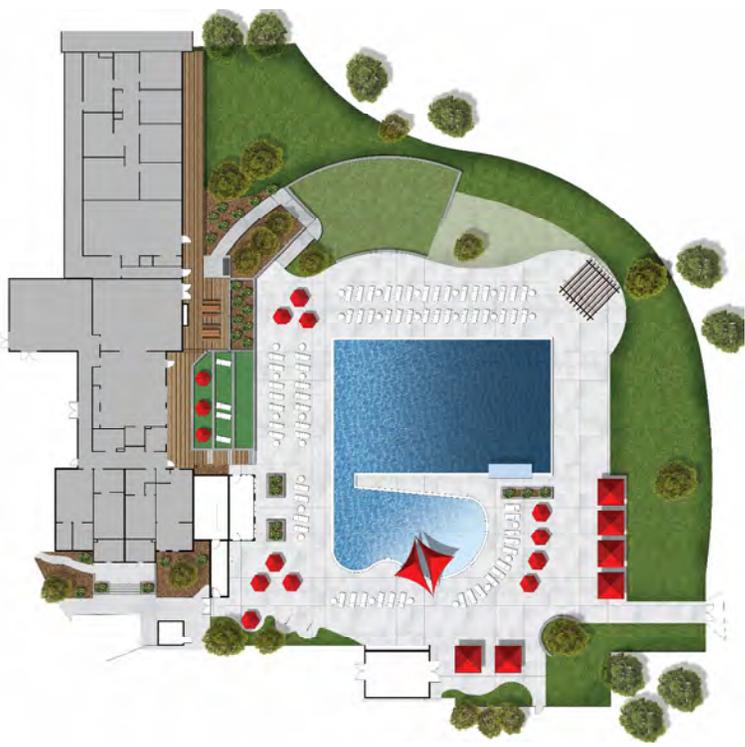
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4 – CM at Risk Projects & References

Also see Attachments – 3.4 and 3.5 of AIA 305

Past CM at Risk Experience & References



Ken Caryl Ranch House Pool Littleton, CO

PROJECT PROFILE

Project Name: Ken Caryl Ranch House Pool and Bath House

Project Types: Swimming Pool / Commercial Construction - Public

Project Delivery Methods: CM at-Risk / Design-Assist / CM/GC

Construction: Demolition/New Pool Build/Addition

Project Cost: \$3,400,000.00

Client: Ken Caryl Metro District
Peter Ryan (Superintendent)

Architect: OLC Architecture –Donaldo Visani
(303.294.9244)

Description: Demolition of existing pool, Construction of new lap pool, diving well, addition of new pool mechanical room, Locker Room Addition, New Decking

Past CM at Risk Experience & References



H2O'Brien Pool Remodel (In Progress) Parker, CO

PROJECT PROFILE

Project Name:	H2O'Brien Pool Remodel (Completes 5/31/20)
Project Types:	Swimming Pool / Commercial Construction - Public
Project Delivery Methods:	CM at-Risk / Design-Assist / CM/GC
Construction:	Demolition/New Pool Build/Addition
Project Cost:	\$2,490,000.00
Client:	Town of Parker – Bob Extstrom – 303 805-3159 Brian Adam (Superintendent)
Architect:	Barker Rinker Seacat Architecture – Jason Ringdahl (303-455-1366)
Description:	Complete Remodel of the Pool House, Pool Demolition and Recoating, Adding Play Structure, Updates to Outdoor Furnishings (Canopies, Pavilions, Splash Pad, Showers) All Pool Equipment Updated

Past CM at Risk Experience and References



Most Precious Blood Catholic School

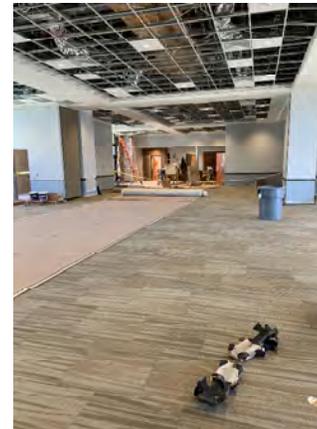
PROJECT PROFILE

Project Name:	Most Precious Blood Catholic Parish and School
Project Types:	New Build, Addition, Education, Religious (Pre K-12/ High Ed)/ General Commercial Construction – Private
Project Delivery Methods:	CM at-Risk / CM/ GC – MEP Design-Build
Construction:	New Build / Addition / Remodel / Site
Project Cost:	Approx. \$10,850,000
Client:	Most Precious Blood Catholic Parish Mary Knowles (303.798.2406)
Architect:	JP Architecture Jim Paul (720.200.4435)
Description:	PHASED CONSTRUCTION w/ on-going use of facility. Ground-up construction of new school addition addition, demo of old convent, new offices with addition, kitchen, restrooms, classrooms, offices, administrative, sanctuary, chapel, narthex, gym with full site (parking, playground, utilities, landscape, etc.) New soccer field, secure entry, parking, etc.
Project Team:	Richard Hunt (Sr. Superintendent), Chris Chapla(Foreman), Adam Miller (Project Manager), Tony Miller (Project Manager), Melissa Frazier(Project Engineer)

Past CM at Risk Experience and References



Most Precious Blood Catholic School



Past CM at Risk Experience and References



St. Mark Coptic Church – In Progress

PROJECT PROFILE

Project Name:	St. Mark Coptic Church
Project Types:	Religious, New Build / General Commercial Construction – Private
Project Delivery Methods:	CM At-Risk/ CM/GC
Construction:	New Build // Site
Project Cost:	Approx. \$5,850,000
Client:	St. Mark Steve Labib (720.934.5995)
Architect:	Cahen Architecture Craig Cahen (720.200.4435)
Description:	Ground-up construction of church with parish offices with addition, kitchen, restrooms, classrooms, offices, administrative, nave, chapel, narthex, full site (parking, playground, utilities, landscape, etc.)
Project Team:	Rob Roberts (Superintendent), Adam Miller (Project Manager), Tony Miller (Project Manager), Melissa Frazier (Project Engineer)

Past CM at Risk Experience and References



Living Hope Baptist Church



PROJECT PROFILE

Project Name:	Living Hope Baptist Church
Project Types:	Religious- Private
Project Delivery Methods:	CM At- Risk/ Design Build MEP
Construction:	Ground-up/ Site Development/ Utilities/ Interior Finish
Project Cost:	\$4,935,000.00
Client:	Dr. Robin Holland (303.366.1471)
Architect:	Lee Architects and Interior Design - Joey Hoppe (303.989.4500)
Description:	CM@Risk with full preconstruction involvement, design/ build mechanical/ electrical/ plumbing, site development, utilities and ground-up church construction
Project Team:	Ty Toler(Superintendent), Larry Knackstad (Foreman), Adam Miller (Project Manager), Dan Obrien (Project Engineer), Bob Vosburgh (Estimator)

Past CM at Risk Experience and References



PROJECT PROFILE

Project Name: Aurora Federal

Project Location: 610 Abilene Street, Aurora, CO

Description: Existing Building Demo and Interior/ Exterior Remodel with 2 Phases, Site and Parking. Phase 2 Occupied – Secure Facility. New Windows and Repurpose existing facility, Interiors of 22,000 SF with lobby, high-end millwork, teller line, offices, meeting space, conference rooms, restrooms, locker rooms, break rooms, cafeteria, IT rooms, and full exterior renovation (windows, storefront), finishes, landscape and parking.

Construction: Site Work, Utilities, Ground-up Building, Tenant Finish

Project Cost: \$5,124,632.00 (with 3% at approx. 50% CD)

Project Type: CM/GC / CM at Risk

Owner's PM / Architect: Keith Zahller – Lee Architects 303.989.4500 Ext 124

Qualification for City of Aurora: Located in Aurora with jurisdiction authority. Project is similar in project approach and logistics, Secured Facility during the entirety of construction. Full gut and remodel, while maintaining safety and operational continuity of all 40+ employees and customers. Approach and logistics are critical. All workers were badged and received background clearance for work. Furniture, Low Voltage, Security and Audio Video install and coordination.

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Building on Higher Ground

Past CM at Risk Experience and References

Aurora Federal



Confidential

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Building on Higher Ground

Past CM at Risk Experience & References



PROJECT PROFILE

Project Name: Canvas Headquarters

Project Location: 9990 Park Meadows Drive, Lone Tree, CO

Description: 76,000 SF Occupied **Fast Track** Building Remodel and Tenant Finish. Project was a 3 floor phased project, with tenants occupying a minimum of 2 floors during the entire construction. Project included adding 4th Floor Roof Top Conference Room Addition, which was also completed while building was occupied. AV/LV/Security were all coordinated with owner. Building was fully secured with badged access on all floors. Weekend and Night Work as needed in occupied areas. Full computer room and redundant power (generator). Project was on time and on budget.

Construction: CM @ Risk Cm/GC - Occupied Remodel/Tenant Finish/Secure Access

Project Cost: \$7,820,000.00 / CO \$127,000 (Owner Requested Changes)

Completion Date: May 2019

Architect: Juan Luna – Rogue Arch 720.599.3330 jluna@roguearchitecture.com
Sean Leahy – General Superintendent

Qualification for City of Lone Tree: Project is similar in project approach and logistics, being an Occupied, Secured Facility during the entirety of construction. Included adding 4th Floor onto the building, while maintaining safety and operational continuity of all 400+ employees. Approach and logistics are critical. All workers were badged and received background clearance for work.

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Past CM at Risk Experience & References

Canvas Headquarters Building



Past CM at Risk Experience & References



Goddard School

PROJECT PROFILE

Project Name: Goddard School - Stapleton

Project Types: Education (Pre K-12)/ General Commercial Construction – Private

Project Delivery Methods: CM at-Risk / Design-Assist / CM/ GC

Construction: New Build

Project Cost: \$3,450,000 / CO \$59,234.00

Client: Goddard Schools – Lance Shimomura (720.943.0672)

Architect: Cahen Architectural Group
Craig Cahen (303.743.0002)

Description: Ground-up construction of 14,000 SF Pre-K school, kitchen, restrooms, classrooms, offices, administrative, breakroom, with full site (parking, playground, utilities, landscape, etc.)

Project Team: **Peter Ryan (Superintendent)**, Larry Knackstad (Foreman), Tony Miller (Project Manager), Adam Miller (Project Manager), Dan Obrien (Project Engineer)

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Past CM at Risk Experience & References



Partner Colorado Headquarters

PROJECT PROFILE

Project Name: Partner Colorado – New Headquarters and Corporate Campus

Project Types: New Build Ground-up / General Commercial Construction – Private

Project Type: CM at-Risk / Design-Assist/ CM/GC

Construction: New Build

Project Cost: \$6,565,000 (within 2% of 50% CDs)

Client: Partner Colorado
Deb Dunning (303.431.3232)

Architect: Lee Architects and Interior Design
Keith Zahller (303.989.4500)

Description: Ground up of 36,000 SF with offices, meeting space, high end millwork finishes, conference rooms, restrooms, locker rooms, gym, break rooms, cafeteria, IT rooms, and back-up power generator. Full site development, utilities, parking lot, landscape, site lighting, right-of-way additions. Structural floor with helical piers.

Project Team: Larry H. Miller (Superintendent), Albert Garcia (Foreman), Tony Miller (Project Manager), Adam Miller (Project Manager), Dan Obrien (Project Engineer)

Past CM at Risk Experience & References

Partner Colorado – Headquarters Arvada, CO



5 – Western Kansas Experience

6 – Pool and Aquatics Experience

5. A.D. Miller has not completed a project in the Garden City, KS area. However, our geographic range stretches from CO, WY, UT, NM, NE and Kansas. We have completed millions of dollars in projects in these areas. We are looking to forward to an opportunity in Garden City. Anywhere we go, we provide clients with exceptional products, a great building experience, and lasting relationships to provide future services.
6. A.D. Miller has completed multiple pool projects with two ongoing currently which consisted of demolition, construction of new pool and dive well, re-coating existing pool, new mechanical room, expansion to the pool house, and improving existing locker rooms. Both of these projects were considered CM at Risk and the references are provided. AD Miller is currently working on H2O'Brien Pool and Rec Center with BRS Architecture

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7 – Proposed Fees

Category/Service	Fee in \$ or %
Pre- Construction Fee	\$6,500
General Conditions (includes insurance)	7.95 %
Construction Management	4.25 %
Bond Fee	1.00 %
EMR Rating	.86

8 – Client References

Client	Contact
Mary Knowles Most Precious Blood Catholic Church	303-756-3083 Parish Office MKnowles@mpbdenver.org
Jim Rhodes Regional Transportation District	o 303.299.4104 m 303.419.4913 jim.rhodes@rtd-denver.com
<i>Victoria DeSair</i> Ken-Caryl Ranch House Pool	303-979-1876, ext. 122 victoriad@kcranch.org
Bob Exstrom H2O'Brien Pool and Rec Center	bexstrom@parkeronline.org 303.805.3159

8 – Client References

Client	Contact
Jason Ringdahl Barker Rinker Seacat Architecture – H20’Brien Pool and Rec Center	303-455-1366 jasonringdahl@brsarch.com
Curt Sloan Douglas County Parks and Recreation	720-733-6990 csloan@douglas.co.us
Deb Dunning Partner Colorado	303-431-3232 victoriad@kcranch.org
Keith Zhaller Lee Architects and Interior Designers – Multiple Projects	kzahller@leearchitects.com 303.989.4500 ext.124

A. D. Miller

Building on Higher Ground

8 – Client References

Client	Contact
Juan Luna Rogue Architecture – Canvas Credit Union Headquarters	720.599.3330 jluna@roguearchitecture.com
David Pierce Canvas Credit Union Headquarters	(303) 639-2108 davidp@pscu.org
Ben Hughes, Craig Cahen Cahen Architecture – St Mark Coptic Orthodox Church	303-743-0002 bhughes@cahen-arch.com ccahen@cahen-arch.com
Steve Labib St Mark Coptic Orthodox Church	720.934.5995 safwatlabib@comcast.net

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9 – AIA A 305

See attached

10 – Firms Bonding Policy

A.D. Miller has a current bond capacity of \$20 million on single projects and an aggregate of \$40 million through the Argo Surety group.

A.D. Miller has never been involved in any claims, judgments, or lawsuits. In our 35 + year history we have never had a bond called.

See attached bond letter



11, 12, 13 – Supplemental Questions

11. Explain the process and timeline needed to prepare a GMP

11. See attached timeline

- All encompassing project approach that includes Owner coordinated items
 - Fire and life safety, access controls, security, low voltage, IT, BMS & Mechanical systems, etc.
- Engagement and collaboration with qualified and competitive subcontractors throughout the preconstruction process to establishing GMP and start
 - Depth of experience in similar projects for costing of components, materials, systems
- Early procurement activity to reduce project duration
 - Millwork shop drawings/ approval, material lead time and order, electrical fixtures, flooring and other long lead items
- Active understanding of work requirements, schedule, calendar of events, off-hours coordination and coordination of utilities/ existing conditions/ mechanical / electrical / low voltage systems
 - Client to work in collaboration to outline goals, input on approach, minimizing impact to users / occupants
- Site Utilization & Isolation Plans – Coordination of isolating the work environment; including dust partitions, HEPA air filtration machines, filter mechanical systems and return, zipper locks, etc.

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SUGGESTED SCHEDULE – GARDEN CITY AQUATICS CENTER

PHASE AND TASKS	DURATION
<p>PROJECT KICK-OFF</p> <ul style="list-style-type: none"> • Kick off meeting • Walk the site with City representatives • Establish design goals/philosophy/parameters <ul style="list-style-type: none"> - Team structure - Define the mission - Solidify the schedule/approval protocol - Define stakeholder groups - Public process strategy 	<p>1 Day</p>
<p>PROGRAM CONFIRMATION/RECIPT OF CURRENT DRAWINGS DD SETS</p> <ul style="list-style-type: none"> • Review existing program and concept plans • Respond to needs/wants constraints • Prepare graphics for revised planning solutions • Evaluate program/adjacency opportunities • Prepare public meeting graphics 	<p>2 Weeks</p>
<p>CONCEPT DESIGN/BUDGETING AND COSTING</p> <ul style="list-style-type: none"> • Design charrette with staff • Determine stakeholder responses/preferences • Evaluate existing concept, identify opportunities for improvement • Evaluate construction/site plans • Cost opinion • Prepare graphics for presentation <p>DESIGN DEVELOPMENT</p> <ul style="list-style-type: none"> • Detailed Design Including: <ul style="list-style-type: none"> • Site and Building Plans • Elevations • Roof • Aquatics • M-E-P-S Engineering • Civil • Landscape • Technology • Code Compliance • DD Level Costing and Budgeting 	<p>4-5 Weeks</p>
<p>REVIEW COSTING AND CONCEPT PLAN</p> <ul style="list-style-type: none"> • Plan approval from Garden City • Feedback, Scope Inclusions, Alternates • Review Costing Detail and Proposals 	<p>1 Week</p>
<p>CONSTRUCTION DOCUMENTS</p> <ul style="list-style-type: none"> • Permit/Bid Ready Construction Documents • 60% Design Complete • 95% Design Complete • Costing On-going in Conjunction with development of plans and documents <ul style="list-style-type: none"> • Cost Trend Log • Clarification and Open Items • VE Log • Constructability and Maintenance/ Operations considerations <p>Final Drawings and Specifications</p>	<p>Est 10-12 Weeks</p>

<p>Establish GMP – Costing with Subcontractors</p> <ul style="list-style-type: none"> • Detailed Design Including: <ul style="list-style-type: none"> - Site and Building Plans - Elevations - Roof - Aquatics - M-E-P-S Engineering - Civil - Landscape - Technology • Code Compliance and Permitting • Project Start-up and Planning • CD Level Cost and establish GMP • 'Open book' cost details for client/ architect <ul style="list-style-type: none"> - Local subcontractor engagement, specialty contractors, proposals and review • Detailed 50 Division CSI costing – line item details • Site Utilization and User Impact • Project Scheduling • Constructability Review and Recommendations • Establish GMP and Contingency • Costing to run in parallel with Design Completion activities 	<p>5-6 Weeks</p>
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ADM is committed to meeting the project schedule as indicated in the RFP we pride ourselves in meeting rigorous schedule while maintaining the highest level of quality.

11, 12, 13 – Supplemental Questions

12. Describe a GMP that is responsive to project's budgetary constraints

- Cost estimating and budgeting. Cost trend logs. TEAM Approach
- VE Options, Play Equipment Options, etc.
- Field coordination and review. Including with critical subs (Mechanical, Plumbing, Electrical, Pool Provider, etc.)
- Develop project approach for occupied construction and off-hours activities
 - Ram sets, core drills, demolition, common area work, etc. are the most disturbing activities. Identify off-hours or evening work to minimize impact to user group.
- **Wholistic Project Schedule**
 - Incorporating ALL elements that 'touch' the project. (ex: Security, Audio/Video, Low Voltage, Access Controls, FF&E, etc.)
- Active collaboration – meeting with entire project team together to discuss goals, objectives, risks of the project.
- Preconstruction submittals, shop drawings and procurement
 - Maintain schedule by identifying critical lead times early and get ahead during preconstruction. Shop drawing release for millwork, material release millwork/ flooring/ sound panels, electrical fixtures, etc.

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11, 12, 13 – Supplemental Questions

13. Describe the Contingencies you will propose in the GMP, and how such contingencies will be managed through the completion of Construction Phase Services?

- Open Book Cost Approach
 - Utilizing local subcontractors, capable and qualified sub team
 - Identify critical trades for LOI and detailed inclusion based on timing/procurement
 - Pool Contractors, etc.
- Team Approach with Architect/Pool Design Team
- Evaluate most “at risk” items
- Operations and maintenance approach post construction
- GMP agreed contingency based on project risks and existing conditions
 - Estimated 3-5% of project costs

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14, 15 – Supplemental Questions

14. We would solicit bids to qualified local / regional subcontractors and suppliers in the area with great track records. All subs are required to hold themselves to the highest quality standard of work. When selecting these contactors they will be held to an extensive scope review to ensure all required items were included as well as reviews of past work completed representing their quality of work. Full open book approach with client and design team. Engage and review to select the 'right' subcontractors for the project with considerations to schedule, performance, cost and availability.

15. We would perform small portions of scope– including demo, misc. framing/ drywall, saw cut, install doors, frames, hardware, misc. painting, punch/ repairs, erosion control (if applicable), misc. excavation, and carpentry. Our in-house carpenters and labor are held to very high standards and we ensure that the job gets done correctly and professionally the first time. Quality, feasibility, and ability are taken into consideration when determining to perform the work in house or by a subcontractor. ADM typically only self-performs approx. 10% of work scope or less.

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Project Approach – Construction CM/GC

▶ Bidding Services

- ▶ Our team solicits bids from a qualified dowry of subcontractors (local)
 - ▶ Matching the subcontractor to the size and scope of work for each project
- ▶ Subcontractors we work with are accountable for operating with the same high standards of:
 - ▶ Ethics, Quality and Safety
- ▶ Subcontractors are pre-qualified for our all of our projects based on the following criteria:
 - ▶ Performance, experience and successful completed projects
 - ▶ Reliability, current work load and availability
 - ▶ Schedule adherence
 - ▶ Cost
 - ▶ Proper insurance, safety record and integrity
- ▶ Competitive project costing



16 – Safety, Quality Control, Coordination

At A.D. Miller, safety is the highest priority of any job that we work on. Our EMR reflects our commitment to safety with a 0.86 rating, well below the industry average. At the beginning of every job, all personnel must complete our required safety orientation as well as our site specific orientation which is unique for each job we take on. Upon completion, each employee is given an identification sticker for their hard hats which allows supervisors to address complaints and account for who is on the job

Our quality control standards include photo documentation, frequent owner walks, 3rd party testing and inspections, and weekly walks with foreman to ensure quality is being maintained at a high standard.

Coordination is an essential piece of building for us, and this occurs through all trades present. When activities are upcoming that require lots of moving pieces and different personnel, all the subcontractors' foreman/superintendents, and A.D. Miller personnel meet to discuss the best way to get the activity done with the least amount of downtime, mistakes, and trade stacking



Project Approach – Construction Services

▶ Safety

- ▶ We emphasize maintaining a safe job site environment, making certain that undue risks are not taken.
 - This includes traffic control and site access
- ▶ Excellent safety record with an EMR of less than 1.0 for the past 10+ consecutive years.

<u>YEAR</u>	<u>EMR</u>
2019	.86
2018	.89
2017	.85
2016	.92
2015	.87

- ▶ Safety is of utmost importance and we hold all our subcontractors to the same high safety standards to ensure a safe work site.

Project Approach – Construction Services

▶ Safety

- ▶ Our safety procedures are administered by all onsite personnel and inspected by an independent firm that specializes in construction safety.
- ▶ We have a comprehensive safety manual, safety logs and meet with our subcontractors for regular safety meetings.
- ▶ In addition, our team emphasizes that a neat and clean job site contributes to keeping individuals safe and local residents happy.
- ▶ We emphasize maintaining a safe job site environment, making certain that undue risks are not taken.

▶ Site Identification

- ▶ All personnel are issued site identification
- ▶ Monitor and log all workers



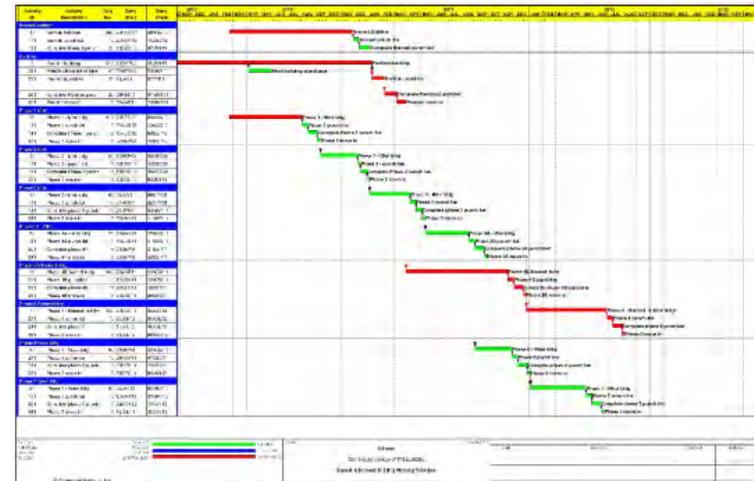
Project Approach – Construction Services

- ▶ **Construction Coordination Conferences with Subcontractors**
 - ▶ Prior to construction breaking ground our team coordinates preconstruction conferences with all of our subcontractors, vendors, architects, engineers, consultants and owners.
 - ▶ This is the first step in developing the “**team construction**” approach necessary for completing a successful project.
 - ▶ During these conferences the projects’ schedule, general plan notes, special features, traffic control and safety are outlined every week throughout the project.
 - ▶ It is our belief that when project participants work together in harmony, a quality building will be produced on time and within budget.

Scheduling

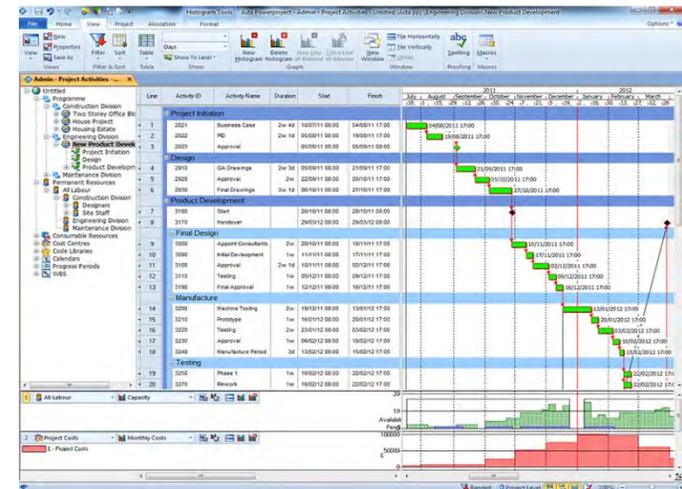
▶ Project Scheduling

- ▶ Our team integrates the latest technology to provide our owners with the most reliable and current project schedule and quality control data possible.
- ▶ Accurate scheduling and constant monitoring of the schedule
- ▶ Easily read, track and monitor the project's schedule, understanding what tasks are being accomplished
- ▶ Schedule detail by trade
- ▶ Accurate scheduling and constant monitoring of the schedule are keys to completing your project on time and within budget.



Scheduling Technology

- ▶ Integrated Project Schedule
 - ▶ Construction CPM Sequence
 - ▶ Integrate in the design and engineering
 - ▶ Process, schedule and coordinate
 - ▶ Permitting
 - ▶ Xcel (Power/ Gas)
 - ▶ Data / Telecom
 - ▶ Audio / Visual
 - ▶ Security and Access Controls, etc.
- ▶ Scheduling is critical
 - ▶ **“Plan the Work = Work the Plan”**
 - ▶ CPM integrated scheduling
 - ▶ ASTA Powerproject



Scheduling

- ▶ **Scheduling Coordination during Construction**

- ▶ Our team monitors methods and procedures with the goal of meeting all established standards with detailed CPM schedule from the project's start to finish.
- ▶ During construction, we work hard to create proactive solutions to potential issues before they present a complication.
- ▶ Utilizing proven and experienced subcontractors as part of project team to ensure quality for each specific trade. Coordinate through weekly meetings.
- ▶ Field Superintendent provides oversight to ensure quality and update 3 week schedules during construction
- ▶ Project Manager walk and reviews project on consistent basis to provide additional review. Review schedules and follow up with updates.



Scheduling

▶ Project Management

- ▶ A.D. Miller Services, Inc. Project Managers hold weekly meetings with owners and other team members to report on your project's progress.
- ▶ Our “dashboard” reporting approach provides simplified project documents that enable owners and architects to easily read, track and monitor the project's schedule, understanding what tasks need to be accomplished.
- ▶ These reports include:
 - Project Dashboard Sheets,
 - Request for Information (RFI) Control Logs
 - Submittal Control Lists
 - Master CPM Schedule
 - 3 Week Look-ahead Schedule
- ▶ From the project's start to completion, the A.D. Miller Services, Inc. Project Managers are dedicated to the proactive coordination of contract documents, effective communication and schedule monitoring.



Project Approach – Construction Services

▶ Quality Control

- ▶ Our team monitors methods and procedures with the goal of meeting all established standards from the project's start to finish.
- ▶ During construction, we work hard to create proactive resolution solutions to potential issues before they present a complication.
- ▶ Utilizing proven and experienced subcontractors as part of project team to ensure quality for each specific trade
- ▶ Field Superintendent provides oversight to ensure quality
- ▶ Project Manager walk and reviews project on consistent basis to provide additional review



A. D. Miller

Building on Higher Ground

7006 S ALTON WAY, BLDG. E, SUITE 100 CENTENNIAL, CO 80112

TEL: (303) 221-7770

FAX: (303) 221-7774

Project Summary - School Remodel, Site Work, Playfield & Facility Bldg and Parish Offices & School. Alternates Gym Roof, School Roof & Fire Sprinkler School.

TO: [REDACTED]

[REDACTED]

[REDACTED]

ATTN: [REDACTED]

DATE: 5/10/18 V2

JOB NO: 1734

PROJ: [REDACTED] - Project Summary

Adr: [REDACTED]

Denver, CO 80210

A. D. Miller Services, Inc. is pleased to present the following GMP (CM@R) project proposal pricing based on the following:
Schedule of Documents (Exhibit B) including Architectural, Mechanical, Plumbing, Electrical, Structural & Civil.

Div #	Division Description	Amount
01	General Conditions / Insurance	\$ 547,554.10
02	Existing Conditions	311,018.00
03	Concrete	798,669.56
04	Masonry	266,469.00
05	Steel	557,463.00
06	Carpentry	209,010.00
07	Thermal & Moisture Protection	517,794.00
08	Openings - Doors & Windows	522,705.76
09	Finishes	1,007,137.01
10	Specialties	55,081.28
11	Equipment	9,500.00
12	Furniture	-
13	Special Construction	-
14	Conveyence Equipment	79,862.00
21	Fire Supression	50,875.00
22	Plumbing	341,316.00

Div #	Division Description	Amount
23	HVAC	467,410.00
26	Electrical	538,500.00
27	Communications / Low Voltage	-
28	Fire Alarm	74,300.00
31	Earthwork	444,907.00
32	Exterior Improvements	309,066.80
33	Utilities	<u>85,956.00</u>

SUBTOTAL:	7,194,594.51
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Building Permit & Fees (By Owner)	-
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A.D. Miller Overhead & Profit	247,967.31
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TOTAL CONSTRUCTION COST:	<u>\$ 7,442,561.82</u>
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<u>ADD ALTERNATES:</u>	
1) Roof, Flashing & Stucco Replacement at Roof at Sanctuary Building. See Note 13.	\$ 436,139.14
2) New Fire Suppression, Drywall Repair, New Ceiling Tile and interior paint (inc fire pipe) throughout existing building (interior sanctuary, narthex and existing building space).	\$ 205,670.99
3) Roof Replacement at Roof #4 at School Building.	\$ 99,891.00

TOTAL CONSTRUCTION COST (w ALTERNATES):	<u>\$ 8,184,262.95</u>
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<u>CLARIFICATIONS / EXCLUSIONS:</u>
<p>1) All municipal, utility company, telecom/ connectivity and tap fees if applicable, are by Owner.</p> <p>2) The cost of third party engineering, inspections and testing are the responsibility of the Owner.</p> <p>3) Tax Exempt - The cost of the building permits and use tax, etc. are by Owner.</p> <p>4) Cost based on Contract AIA A102 with a GMP and A201 General Conditions. Proposal good for 60 days.</p> <p>5) Offices/ School = Proposal includes Fire Alarm in Building.</p> <p>6) Work to be performed during normal business hours. Continuous workflow between construction phases.</p> <p>7) Electrical includes Audio/ Video and Low Voltage prep for installation.</p> <p>8) Proposal includes Worker Comp, Liability Insurance, and Builders Risk.</p> <p>9) Allowances as specified and noted in the schedule of values documents. Allowance for Dewatering, Material Cost Increases, Encasement of Piers, Over/Under @ Piers, Moisture Mitigation, Windows (ALT 1), Appliances, etc. See A102 Section 5.2 for list of contract allowances. Excludes work associated with existing conditions.</p> <p>10) ALT 2 Church Roof - Utilizes Fleeceback Overlay on Chapel / Entry Area 15to20 Warranty.</p> <p>11) Shoring included at building and east side. Pullback and ramping at west and south sides respectively.</p>

Div #	Division Description	Amount
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EXCLUSIONS:

- 1) Offices/ School = Excludes any/ all Fire Suppression System.
- 2) Work to be performed during normal business hours. Excludes prevailing wage and/or davis-bacon wage requirements. Excludes unforeseen material price increases - contract allowance.
- 3) A/V and Low Voltage systems, security, access controls and associated equipment / prep Excluded.
- 4) Performance Bond is Excluded.
- 5) Any items and scope not specifically noted are excluded from proposal (i.e. FF&E, A/V, Existing Cond, etc.)
- 6) Any and all environmental (bldg, soil, etc.) abatement, testing, etc. are excluded. By Owner
- 7) Excludes work associated with existing conditions not shown or specified.
- 8) Excludes fire damper replacement at school, any fire alarm updates to existing system/ buildings. Temp Service Bldg / Storage, Utility Extensions w/ bldg demo, Skylight curb/ adjustment relo at Sanctuary, existing conditions, roof decking/ inso repair, winter conditions, and foundation/ prep for greenhouse.
- 9) Excludes any and all design, engineering, consulting and third party testing. By Owner.

PHASE COST BREAKDOWN:

HALL	Parish Hall Addition, Site Work, Playfields & Facility Services Bldg		\$ 5,342,966.03
ALT 1	CHURCH Roof, Flashing & Stucco Replacement at Roof at Sanctuary Building.	Add	436,139.14
ALT 2	CHURCH Fire Suppression, Drywall Repair, Painting & Ceilings	Add	205,670.99
ALT 3	Roof #4 Replacement at School Building	Add	99,891.00
OFFICE	Parish Offices & School		\$ 2,099,595.79

A. D. Miller

Building on Higher Ground

To: [REDACTED]	PROJECT S.F. 12,400
Adr: [REDACTED] Denver, CO 80210	Project: [REDACTED]
Attn: [REDACTED]	Adr: [REDACTED] Denver, CO 80210
Projec SCHEDULE OF VALUES - GMP Contract	Proj No:

		Quantity	Unit	Unit Price	Total	Division Total	Alt 1 New Roof School	Notes
01 GENERAL CONDITIONS								
General Condition	00700	1	LS	123,590.00	123,590.00		25,357.76	
Subtotal DIV 01	CCT					123,590.00	25,357.76	
02 EXISTING CONDITIONS								
Engineering	010000	1	LS	14,300.00	14,300.00		-	Shoring, Eng/ Shop, etc.
Surveying	017419	1	LS	8,250.00	8,250.00		-	Corners, Offset, Gridlines, etc.
Existing Conditions	022000	1	LS	23,050.00	23,050.00		-	Protection, Temp Openings, etc.
Subsurface Investigation	023000	1	LS	3,465.00	3,465.00		-	Review subsurface (grease intcp, roof drains, etc.)
Selective Demolition	024113	1	LS	58,880.00	58,880.00		-	Interior and Exterior Demo
Site Remediation	025000	1	LS	-	-		-	Excluded, environmental / remediation by Owner.
Contaminated Site Material Removal	026000	1	LS	-	-		-	Excluded
Water Remediation	027000	1	LS	-	-		-	Construction Dewatering Only in 32000
Facility Remediation	028000	1	LS	-	-		-	Excluded
Subtotal DIV 02	CCT					107,945.00	-	
03 CONCRETE								
Concrete Pumping/ Ecopans	030000	1	LS	4,850.00	4,850.00		-	Concrete Pumping
Concrete Complete	030000	1	LS	69,499.00	69,499.00		-	Concrete Foundation, SOG, Etc.
Precast Concrete	034000	1	LS	5,212.00	5,212.00		-	Precast Parapet, etc.
Concrete Cutting and Boring	038000	1	LS	19,828.00	19,828.00		-	Horizontal and vertical saw cut, steel decking, removal
Subtotal DIV 03	CCT					99,389.00	-	
04 MASONRY								
Masonry	040000	1	LS	85,289.00	85,289.00		-	Stucco and Brick
Stone Assemblies	044000	1	LS	3,400.00	3,400.00		-	Window Sills
Subtotal DIV 04	CCT					88,689.00	-	
05 STRUCTURAL STEEL								
Structural Steel	051000	1	LS	97,723.00	97,723.00		-	Structural Steel, Reinforcement, Anchorbolts, Lentals, etc.
Metal Decking	053000	1	LS	17,352.00	17,352.00		-	Metal Decking, New, Repair, Misc Replacement
Metal Fabrications	055000	1	LS	-	-		-	See Metals
Subtotal DIV 05	CCT					115,075.00	-	
06 CARPENTRY								
Backing and Blocking	060000	1	LS	3,850.00	3,850.00		-	Inwall Backing & Blocking
Rough Carpentry	061000	1	LS	44,650.00	44,650.00		-	Curbs, Wall Sheathing, etc.
Architectural Woodwork	064000	1	LS	50,300.00	50,300.00		-	All Millwork, Counters, Cabinets, etc.
Subtotal DIV 06	CCT					94,950.00	-	
07 THERMAL AND MOIST PROTECT								
Damp & Waterproofing	071000	1	LS	9,539.00	9,539.00		-	Liquid Applied/ Damp & Waterproofing
Thermal Protection	072000	1	LS	9,971.00	9,971.00		-	Sound Batt, Rigid and Thermal Insulation
Vapor Barrier	072150	1	LS	3,750.00	3,750.00		-	Provide and Installed
Sealants & Fire Caulking	071500	1	LS	9,544.00	9,544.00		-	Fire Caulking & Sealants
Roofing	074000	1	SF	100,590.00	100,590.00		-	EPDM Roofing New
Flashing & Sheet Metal	076000	1	LS	6,237.00	6,237.00		-	See Roofing & Siding Panels
Roof & Wall Specialties & Accessories	077000	1	LS	1,000.00	1,000.00		-	Access Panels, etc
Subtotal DIV 07	CCT					140,631.00	-	

		Quantity	Unit	Unit Price	Total	Division Total	Alt 1 New Roof School	Notes
08 WINDOWS AND DOORS								
Doors & Frames	081000	1	LS	66,160.80	66,160.80		-	Supply Doors, Frames & Hardware
Install Doors, Frames, Hardware - Labor	082000	1	EA	8,350.00	8,350.00		-	Install
Auto Openers	084220	1	LS	13,400.00	13,400.00		-	ADA Openers
Windows	085000	1	LS	134,285.00	134,285.00		-	Windows and Storefront
Roof Windows & Skylights	086000	1	LS	52,785.00	52,785.00		-	Skylight Systems
Louvers & Vents	089000	1	LS	850.00	850.00		-	Louvers & Vents
Subtotal DIV 08	CCT					275,830.80	-	
09 FINISHES								
Plaster & Gypsum Board	092000	1	LS	193,930.00	193,930.00		-	Framing, Drywall, Finishing, etc.
Ceilings	095000	1	LS	44,560.00	44,560.00		-	ACT Ceiling
Floorings	096000	1	LS	74,530.25	74,530.25		-	Floorings
Wall Finishes	097000	1	LS	1,750.00	1,750.00		-	FRP / See Flooring & Painting
Painting and Coatings	099000	1	LS	26,740.00	26,740.00		-	Painting
Subtotal DIV 09	CCT					341,510.25	-	
10 SPECIALTIES								
Signage	101400	1	LS	3,750.00	3,750.00		-	Signage - Code Based, etc.
Toilet Compartments	102113	1	LS	2,865.00	2,865.00		-	Toilet Partitions - Standard Color
Toilet & Bathroom Accessories	102800	1	LS	8,564.24	8,564.24		-	Accessories, grab bars, etc.
Corner Guards	102600	1	LS	750.00	750.00		-	Allowance
Fire Protection Equipment	104413	1	LS	3,210.00	3,210.00		-	Fire Exstiguishers, Knox Box
Shelving & Closet Hardware	105600	1	EA	145.00	145.00		-	Provide and Install
Subtotal DIV 10	CCT					19,284.24	-	
11 EQUIPMENT.								
Appliance Specialties	113170	1	EA	3,000.00	3,000.00		-	Appliance Allowance - Res Grade Appliances
Subtotal DIV 11	CCT					3,000.00	-	
21 FIRE SUPRESSION								
Fire Supression	210000	1	LS	-	-		-	None Existing / Not Included
Subtotal DIV 21	CCT					-	-	
22 PLUMBING								
Plumbing	220000	1	LS	133,800.00	133,800.00		-	Plumbing Scope - Fixtures, Piping, Equip, etc.
Subtotal DIV 22	CCT					133,800.00	-	
23 HVAC								
HVAC	230000	1		164,030.00	164,030.00		-	Mechanical systems - RTUs, Duct, GRDs, Curbs, etc. Assumes that after inspection no fire dampers will need to be replaced.
HVAC Air Cleaning Devices	234000	1		2,250.00	2,250.00		-	Mechanical Isolation/ Filters
Subtotal OTHER 23						166,280.00	-	
26 ELECTRICAL								
Electrical	260000	1	LS	209,200.00	209,200.00		-	Elec Fixtures, Outlet, Panels, Provide & Install
Subtotal DIV 26	CCT					209,200.00	-	
27 COMMUNICATIONS								
Audio-Video & Cable/Communications	274000	1	LS	-	-		-	Excluded - By Owner. Prep Included
Subtotal DIV 27	CCT					-	-	
28 ELECTRONIC SAFETY & SECURITY								
Elec Access Cntrl & Intrusion Detec.	281000	1	LS	-	-		-	Excluded - By Owner
Fire Detection	283100	1	LS	38,700.00	38,700.00		-	Fire Alarm - Design/ Build
Subtotal DIV 28	CCT					38,700.00	-	
31 EARTHWORK								
Earthwork	310000	1	LS	18,657.00	18,657.00		-	Structural Ex, Backfill, Compact, Slab granular base
Site Clearing	311000	1	LS	2,852.00	2,852.00		-	Site Demo & Disposal, Tree Removal
Dewatering	312319	1	LS	2,895.00	2,895.00		-	Allowance - Construction Dewatering Only
Erosion Control	318000	1	LS	3,950.00	3,950.00		-	Erosing Control Reqs
Subtotal DIV 31	CCT					28,354.00	-	

		Quantity	Unit	Unit Price	Total	Division Total	Alt 1 New Roof School	Notes
32 EXTERIOR IMPROVEMENTS								
Landscape & Irrigation	320000	1	LS	6,200.00	6,200.00		-	Landscape & Repair
Bases, Ballasts, & Paving	321000	1	LS	4,985.00	4,985.00		-	Asphalt Repair
Stripping and Signage	321700	1	LS	1,250.00	1,250.00		-	Exterior Signage
Subtotal DIV 32	CCT					12,435.00	-	
ADD Alternates								
Remove and Install New Roof at School	Alt 1	1	LS	-	-		405,430.00	New Roof at School, Raise Curbs, Demo, etc. Inc VE Option for Fleeceback Overlay - 15to20 YR W
Subtotal Add ALT	CCT					-	405,430.00	
TOTAL ALL DIVISIONS						1,998,663.29	430,787.76	
BUILDING PERMIT & FEES								
	No							Project is Tax Exempt All Permit, Plan Check, Municipal, Tap, Connection, Street permits, etc. are by Owner. ADM to assist in processing.
Building Permit		1	LS					
Plan Check		1	LS					
Fire Dept		1	LS					
Use Tax		1	LS					
Total Permits						-	-	
							Alt 1	
CONSTRUCTION SUBTOTAL						1,998,663.29	430,787.76	
ADM Overhead & Profit:				3.50%		69,953.22	15,077.57	<i>Cost Per Square Foot</i>
Builder's Risk Ins				0.15%		2,997.99	646.18	
ADM Liability Insurance				1.40%		27,981.29	6,031.03	
CONSTRUCTION BASE PRICE					2,099,595.79	2,099,595.79	452,542.55	169.32
Bond Fee				0.00%		-	-	<i>Cost Per Square Foot</i>
Project Contingency				0.00%		-	-	
TOTAL CONSTRUCTION COST					2,099,595.79	2,099,595.79	452,542.55	169.32

Subcontractor Bid Tabulation Report

To: [REDACTED]
 Adr: Branch Operations / Facility Management
 Attn: [REDACTED]

Project: [REDACTED]
 Adr: [REDACTED]
 Date: 10/27/2017
 Proj No: 1758

CONFIDENTIAL

Division	Trade Area	CSI #	\$	ALT	SELECTED SUB	COST SAVING	Notes
03	Concrete Complete	030000					
	<u>Subcontractor Name</u>						
1	Dash Concrete		\$ 169,566.46		X		Full Scope - Site Concrete, SOG and Foundations
2	Rocky Mountain Concrete		\$ 186,315.00				Full Scope - Site Concrete, SOG and Foundations
3	Bertram Concrete		\$ 192,526.00				Full Scope - Site Concrete, SOG and Foundations
	Average Bid		\$ 182,802.49			\$ 22,959.54	
	Median Bid		\$ 186,315.00				
04	Masonry	040000					
	<u>Subcontractor Name</u>						
1	Total Masonry		\$ 126,252.00	30,702.00	X		Full Scope - High Quality Subcontractor
2	Rise and Shine		\$ 103,550.00	43,110.00			Busy and may not be able to accommodate schedule
3	Pyramid Construction		\$ 137,358.00	35,123.00			Complete Bid
	Average Bid		\$ 122,386.67	\$ 36,311.67		\$ 11,106.00	
	Median Bid		\$ 126,252.00	\$ 35,123.00			
05	Metals	050000					
	<u>Subcontractor Name</u>						
1	RK Steel		\$ 224,325.00		X		Complete Bid / Per Plans & Spec
2	Colorado Steel		\$ 287,248.34				Complete Bid / Per Plans & Spec
3	A&M Steel		\$ 292,709.32				Complete Bid / Per Plans & Spec
	Average Bid		\$ 268,094.22			\$ 68,384.32	
	Median Bid		\$ 287,248.34				
06	Architectural Woodwork / Millwork	064000					
	<u>Subcontractor Name</u>						
1	FSI		\$ 119,090.00		X		Complete Bid
2	Evans		\$ 125,209.04				Complete Bid
3	Mayorquin Architectural Wood Working		\$ 145,930.00				Specified Provider per Spec
4	Performance Millwork		\$ 85,730.00				Incomplete Scope
	Average Bid		\$ 118,989.76			\$ 26,840.00	
	Median Bid		\$ 122,149.52				
07	Roofing & Architectural Metals	074000					
	<u>Subcontractor Name</u>						
1	Academy Roofing Inc.		\$ 153,712.00	Carlisle TPO Spec, Steel Metal Standing Seam & Metal Spec			Full Scope - ALT TPO and Steel Standing Seam and Panels
2	Arapahoe Roofing & Sheet Metal		\$ 155,912.00	TPO Spec included, Berridge System for Metals	X		Fulls Scope - TPO Spec, Berridge Metals and AL13 alternatives
3	Superior Roofing & Architectural Metals		\$ 269,821.00	Carlisle TPO Spec, Pac Clad Standing Seam & Metal Spec			Full Scope - ALT TPO and Pac Clad on all metals per spec
	Average Bid		\$ 193,148.33			\$ 113,909.00	
	Median Bid		\$ 155,912.00				

Subcontractor Bid Tabulation Report

To: [REDACTED]
 Adr: [REDACTED]
 Attn: [REDACTED]

Project: [REDACTED]
 Adr: [REDACTED]
 Date: 10/27/2017
 Proj No: 1758

CONFIDENTIAL

Division	Trade Area	CSI #	\$	ALT	SELECTED SUB	COST SAVING	Notes
10 SPECIALTIES							
	Toilet & Bathroom Accessories	102800					
1	Colorado Specialties		\$ 4,455.00		X	\$ -	Full Scope
11 EQUIPMENT							
	Equipment	110000					
1	SPC Security		\$ 31,104.00		X	\$ -	Specified Provider via NFCU
21 FIRE SUPPRESSION							
	Fire Suppression	210000					
1	Mountain States Fire Protection		\$ 24,042.00		X		Complete - Scope as Shown
2	ABC Fire Protection		\$ 27,100.00				Complete - Scope as Shown
3	Arapahoe Fire Protection		\$ 28,950.00				Complete - Scope as Shown
	Average Bid		\$ 26,697.33			\$ 4,908.00	
	Median Bid		\$ 27,100.00				
22 PLUMBING							
	Plumbing	220000					
1	S&R Mechanical		\$ 84,317.00	Combined Only	X		Complete Bid
2	Colorado Mechanical Systems		\$ 90,000.00				Complete Bid
3	RK Mechanical		\$ 168,987.00				Complete Bid
	Average Bid		\$ 114,434.67				\$ 84,670.00
	Median Bid		\$ 90,000.00				
23 HVAC							
	HVAC	230000					
1	MarxAire		\$ 125,000.00	Combined Only	X		Full Scope / Add for scope as applicable
2	Colorado Mechanical Systems		\$ 119,800.00				Full Scope - Combined scope only
3	RK Mechanical		\$ 130,663.00				Full Scope
	Average Bid		\$ 125,154.33				\$ 5,663.00
	Median Bid		\$ 125,000.00				
26 ELECTRICAL							
	Electrical	260000					
1	Corgi Electric		\$ 169,500.00	No Fire Alarm			Not Complete / Missing Scope
2	Wrangler Electric		\$ 195,356.00	No Fire Alarm			Full Scope / Complete / No Fire Alarm (must add \$) + Conduit
3	Systems Electric		\$ 219,935.00	Includes Fire Alarm	X		Full Scope / Complete / Inc Fire Alarm / NFCU Experience
4	RK Electrical		\$ 254,132.00	Includes Fire Alarm			Full Scope with Fire Alarm
5	Hi-Tech Electric		\$ 264,700.00	Includes Fire Alarm			Complete with Fire Alarm
	Average Bid		\$ 220,724.60			\$ 44,765.00	
	Median Bid		\$ 219,935.00				
	Lightning Protection	264100					
1	Mr. Lightning		\$ 16,938.00		X	\$ -	Per Spec

A. D. Miller

Building on Higher Ground

Subcontractor Bid Tabulation Report

To: [REDACTED]
 Adr: [REDACTED]
 Attn: [REDACTED]

Project: [REDACTED]
 Adr: [REDACTED]
 Date: 10/27/2017
 Proj No: 1758

CONFIDENTIAL

Division	Trade Area	CSI #	\$	ALT	SELECTED SUB	COST SAVING	Notes
28 ELECTRONIC SAFETY & SECURITY							
	Fire Detection	283100					
1	Fire Alarm Systems		\$ 11,565.00		X		Complete - Design/ Build / Held in Electrical
2	Meridian		\$ 14,297.00				Complete - Design/ Build
3	AAA Fire Protection		\$ 15,520.00				Complete - Design/ Build
	Average Bid		\$ 13,794.00			\$ 3,955.00	
	Median Bid		\$ 14,297.00				
31 EARTHWORK							
	Earthwork	310000		Hard Rock Excavation & Import Structural Add T&M @ \$75/ CY Only if full scope (i.e. includes utilities) and add for Hard Rock Ex T&M			Does not include Hard Rock Excavation / Full Scope Otherwise
1	Front Range Excavating		\$ 138,310.00				Does not include Hard Rock Excavation / Full Scope Otherwise, <u>Only</u> Combined with Utilities
2	Ridgeline		\$ 187,614.00				Full Scope + Hardrock Excavation & Structural Fill
3	Denver Dirtworks		\$ 214,925.00	Included	X		Full Scope + Hardrock Excavation & Structural Fill
4	CDI		\$ 409,500.00	Included			
	Average Bid		\$ 237,587.25			\$ 194,575.00	
	Median Bid		\$ 201,269.50				
32 EXTERIOR IMPROVEMENTS							
	Asphalt & Paving	321000					
1	CASI		\$ 85,354.00		X		Complete Bid
2	Asphalt Specialties Co.		\$ 89,262.00				Complete Bid
3	Sunlund Asphalt		\$ 96,925.00				Complete Bid
	Average Bid		\$ 90,513.67			\$ 11,571.00	
	Median Bid		\$ 89,262.00				
	Landscaping	329000					
1	MGT Landscape		\$ 71,592.00		X		Full Scope
2	Environmental Landworks Co.		\$ 76,921.00				Full Scope
3	CoCal Landscape		\$ 84,925.00				Full Scope
	Average Bid		\$ 77,812.67			\$ 13,333.00	
	Median Bid		\$ 76,921.00				
	Striping	321700					
1	S&S Striping		\$ 5,057.00		X		Complete Bid
2	Precise Striping LLC		\$ 5,884.40				Complete Bid
	Average Bid		\$ 5,470.70			\$ 827.40	
	Median Bid		\$ 5,470.70				
33 UTILITIES							
	Utilities	330000					
1	R Nichols Excavating		\$ 164,368.00		X		Complete Bid
2	HEI		\$ 204,631.00				Complete Bid
3	Ridgeline		\$ 277,084.00				Complete Bid / Combine with Excavation Only
	Average Bid		\$ 215,361.00			\$ 112,716.00	
	Median Bid		\$ 204,631.00				

TOTAL BID SAVINGS \$ 879,920.66



October 17, 2018

Adams 12 Five Star Schools
1500 East 128th Avenue
Thornton, CO 80241

Re: Surety Prequalification

To Whom It May Concern:

It has been the privilege of Argonaut Insurance Company ("Argo Surety") to have provided surety bonding for A.D. Miller Services, Inc. A.D. Miller Services, Inc. is an account in good standing with our company. The general bonding line of credit established for A.D. Miller Services, Inc. is single projects of \$20,000,000 within an aggregate bond program of \$40,000,000. This bond program is 100% available.

It is our opinion that A.D. Miller Services, Inc. is qualified to perform future projects. At their request, we will give favorable consideration to providing the required bonds. Please note that the decision to issue surety bonds is a matter between A.D. Miller Services, Inc. and Argo Surety, and will be subject to our standard underwriting at the time of the final bond request, which will include but not be limited to the acceptability of the contract documents, bond forms, and financing. We assume no liability to third parties or to you if for any reason we do not execute said bonds.

Argo Surety is "Treasury Listed" by the U.S. Department of the Treasury with an underwriting limitation expressed therein of over \$79,967,000. The A.M. Best Company has assigned Argo Surety a rating of "A" (Excellent) and Financial Size Category XIII. Argo Surety is fully licensed and authorized to write bonds in the State of Texas. If you have any questions or need any additional information, please do not hesitate to contact me.

Sincerely,
Argonaut Insurance Company

A handwritten signature in black ink, appearing to read "Christopher Raines".

Christopher Raines
Senior Underwriter

AIA[®] Document A305[™] – 1986

Contractor's Qualification Statement

The Undersigned certifies under oath that the information provided herein is true and sufficiently complete so as not to be misleading.

SUBMITTED TO: Garden City Administrative Center

ADDRESS: 301 N. 8th Street

SUBMITTED BY: A.D. Miller Services, Inc.

NAME: Adam Miller

ADDRESS: 7006 S Alton Way, Bldg E-100, Centennial, CO 80112

PRINCIPAL OFFICE: Same as above

Corporation

Partnership

Individual

Joint Venture

Other

NAME OF PROJECT: *(if applicable)* Garden City Aquatics Center

TYPE OF WORK: *(file separate form for each Classification of Work)*

General Construction

HVAC

Electrical

Plumbing

Other: *(Specify)*

§ 1 ORGANIZATION

§ 1.1 How many years has your organization been in business as a Contractor? 41

§ 1.2 How many years has your organization been in business under its present business name? 31

§ 1.2.1 Under what other or former names has your organization operated?

§ 1.3 If your organization is a corporation, answer the following:

§ 1.3.1 Date of incorporation: May 24, 1989

§ 1.3.2 State of incorporation: Colorado

ADDITIONS AND DELETIONS:

The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed. A vertical line in the left margin of this document indicates where the author has added necessary information and where the author has added to or deleted from the original AIA text.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

This form is approved and recommended by the American Institute of Architects (AIA) and The Associated General Contractors of America (AGC) for use in evaluating the qualifications of contractors. No endorsement of the submitting party or verification of the information is made by AIA or AGC.

- § 1.3.3 President's name: Adam Miller
- § 1.3.4 Vice-president's name(s) Andrew Miller
- § 1.3.5 Secretary's name: Anthony Miller
- § 1.3.6 Treasurer's name: Allen Miller

§ 1.4 If your organization is a partnership, answer the following:

- § 1.4.1 Date of organization:
- § 1.4.2 Type of partnership (if applicable):
- § 1.4.3 Name(s) of general partner(s)

§ 1.5 If your organization is individually owned, answer the following:

- § 1.5.1 Date of organization:
- § 1.5.2 Name of owner:

§ 1.6 If the form of your organization is other than those listed above, describe it and name the principals:

§ 2 LICENSING

§ 2.1 List jurisdictions and trade categories in which your organization is legally qualified to do business, and indicate registration or license numbers, if applicable.

See attached

§ 2.2 List jurisdictions in which your organization's partnership or trade name is filed.

N/A

§ 3 EXPERIENCE

§ 3.1 List the categories of work that your organization normally performs with its own forces.

Misc Excavation & Grading, Doors & Hardware, Erosion Control, Misc Rough Carpentry and Backing, Minor Framing/Drywall Repair, Site Maintenance, etc.

§ 3.2 Claims and Suits. (If the answer to any of the questions below is yes, please attach details.)

§ 3.2.1 Has your organization ever failed to complete any work awarded to it?

No

§ 3.2.2 Are there any judgments, claims, arbitration proceedings or suits pending or outstanding against your organization or its officers?

No

§ 3.2.3 Has your organization filed any law suits or requested arbitration with regard to construction contracts within the last five years?

No

§ 3.3 Within the last five years, has any officer or principal of your organization ever been an officer or principal of another organization when it failed to complete a construction contract? (If the answer is yes, please attach details.)

No

§ 3.4 On a separate sheet, list major construction projects your organization has in progress, giving the name of project, owner, architect, contract amount, percent complete and scheduled completion date.

See attached

§ 3.4.1 State total worth of work in progress and under contract:

\$29,137,000

§ 3.5 On a separate sheet, list the major projects your organization has completed in the past five years, giving the name of project, owner, architect, contract amount, date of completion and percentage of the cost of the work performed with your own forces.

See attached

§ 3.5.1 State average annual amount of construction work performed during the past five years:

\$25mm annual past 5 years

§ 3.6 On a separate sheet, list the construction experience and present commitments of the key individuals of your organization.

See attached

§ 4 REFERENCES

§ 4.1 Trade References:

Hi-Tech Electric – Richard Rosenthal (303.796.8800)
Colorado Mechanical Systems – Josh Skinner (720.535.9789)
Resource Colorado – Danielle Lawrence (303.756.7100)
Denver Dirt Works – Luke Morris (720.937.6864)
Marxaire – Mark Beimers (303.797.3920)

§ 4.2 Bank References:

Redstone Bank
Tony Anderson – President or Deanna Malpass – SVP
15765 E. Arapahoe Road, Centennial, CO 80116
720-880-5010 or 720-880-5013

§ 4.3 Surety:

§ 4.3.1 Name of bonding company:

USI

§ 4.3.2 Name and address of agent:

Tim Maley
25025 N. I45 Freeway, Suite 525
The Woodlands, TX 77380
832-702-8350

§ 5 FINANCING

§ 5.1 Financial Statement.

§ 5.1.1 Attach a financial statement, preferably audited, including your organization's latest balance sheet and income statement showing the following items:

Current Assets (e.g., cash, joint venture accounts, accounts receivable, notes receivable, accrued income, deposits, materials inventory and prepaid expenses);

Net Fixed Assets;

Other Assets;

Current Liabilities (e.g., accounts payable, notes payable, accrued expenses, provision for income taxes, advances, accrued salaries and accrued payroll taxes);

Other Liabilities (e.g., capital, capital stock, authorized and outstanding shares par values, earned surplus and retained earnings).

§ 5.1.2 Name and address of firm preparing attached financial statement, and date thereof:

Scott Oglesby – Bauerle
7887 E Belleview Avenue Suite 700
Englewood, CO 80111

§ 5.1.3 Is the attached financial statement for the identical organization named on page one?

Yes

§ 5.1.4 If not, explain the relationship and financial responsibility of the organization whose financial statement is provided (e.g., parent-subsiidiary).

§ 5.2 Will the organization whose financial statement is attached act as guarantor of the contract for construction?

Yes

§ 6 SIGNATURE

§ 6.1 Dated at this 13th day of April 2020

Name of Organization: A.D. Miller Services, Inc.

By: Adam Miller

Title: President

§ 6.2

Mr. Adam Miller being duly sworn deposes and says that the information provided herein is true and sufficiently complete so as not to be misleading.

Subscribed and sworn before me this day of

Notary Public:

My Commission Expires:

Additions and Deletions Report for **AIA® Document A305™ – 1986**

This Additions and Deletions Report, as defined on page 1 of the associated document, reproduces below all text the author has added to the standard form AIA document in order to complete it, as well as any text the author may have added to or deleted from the original AIA text. Added text is shown underlined. Deleted text is indicated with a horizontal line through the original AIA text.

Note: This Additions and Deletions Report is provided for information purposes only and is not incorporated into or constitute any part of the associated AIA document. This Additions and Deletions Report and its associated document were generated simultaneously by AIA software at 11:37:22 ET on 04/13/2020.

PAGE 1

SUBMITTED TO: Garden City Administrative Center

ADDRESS: 301 N. 8th Street

SUBMITTED BY: A.D. Miller Services, Inc.

NAME: Adam Miller

ADDRESS: 7006 S Alton Way, Bldg E-100, Centennial, CO 80112

PRINCIPAL OFFICE: Same as above

Corporation

...

NAME OF PROJECT: *(if applicable)* Garden City Aquatics Center

...

General Construction

...

§ 1.1 How many years has your organization been in business as a Contractor? 41

§ 1.2 How many years has your organization been in business under its present business name? 31

...

§ 1.3.1 Date of incorporation: May 24, 1989

§ 1.3.2 State of incorporation: Colorado

§ 1.3.3 President's name: Adam Miller

§ 1.3.4 Vice-president's name(s) Andrew Miller

§ 1.3.5 Secretary's name: Anthony Miller

§ 1.3.6 Treasurer's name: Allen Miller

PAGE 2

See attached

...

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User Notes:

(1699302000)

N/A

...

Misc Excavation & Grading, Doors & Hardware, Erosion Control, Misc Rough Carpentry and Backing, Minor Framing/Drywall Repair, Site Maintenance, etc.

...

No

...

No

...

No

...

No

PAGE 3

See attached

...

\$29,137,000

...

See attached

...

\$25mm annual past 5 years

...

See attached

...

Hi-Tech Electric – Richard Rosenthal (303.796.8800)
Colorado Mechanical Systems – Josh Skinner (720.535.9789)
Resource Colorado – Danielle Lawrence (303.756.7100)
Denver Dirt Works – Luke Morris (720.937.6864)
Marxaire – Mark Beimers (303.797.3920)

...

Redstone Bank
Tony Anderson – President or Deanna Malpass – SVP
15765 E. Arapahoe Road, Centennial, CO 80116
720-880-5010 or 720-880-5013

...

USI

...

Tim Maley
25025 N. I45 Freeway, Suite 525
The Woodlands, TX 77380
832-702-8350

PAGE 4

Scott Oglesby – Bauerle
7887 E Belleview Avenue Suite 700
Englewood, CO 80111

...

Yes

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Yes

...

§ 6.1 Dated at this 13th day of April 2020

Name of Organization: A.D. Miller Services, Inc.

By: Adam Miller

Title: President

...

M—Mr. Adam Miller being duly sworn deposes and says that the information provided herein is true and sufficiently complete so as not to be misleading.

Certification of Document's Authenticity

AIA® Document D401™ – 2003

I, Adam Miller, hereby certify, to the best of my knowledge, information and belief, that I created the attached final document simultaneously with its associated Additions and Deletions Report and this certification at 11:37:22 ET on 04/13/2020 under Order No. 8885831387 from AIA Contract Documents software and that in preparing the attached final document I made no changes to the original text of AIA® Document A305™ – 1986, Contractor's Qualification Statement, as published by the AIA in its software, other than those additions and deletions shown in the associated Additions and Deletions Report.


(Signed)

PRESIDENT
(Title)

4/13/2020
(Dated)



Building on Higher Ground

A.D. MILLER SERVICES, INC.

PROJECTS IN PROGRESS as of March 4, 2020

Attachment 3.4 to AIA Document A305

Project Name / Owner	Project Address	Architect	Telephone	Project Type	Original Contract Amount	Current Contract Amount	% Comp.	Scheduled Completion Date
Partner CU Drive Up Littleton	5150 S Federal Blvd. Littleton, CO 80123	Lee Architects /Interior Designers	303-431-3415	ATM Upgrades & Site Landscape	140K	140K	0%	February 19, 2020
Greenwood Community Church	5600 E Belleview Ave Greenwood Village, CO 80111	Cahen Architectural Group PC	303-743-0002	Church - Remodel	631K	719K	95%	February 28, 2020
CBRE Denver Ear	701 E Hampden Avenue Englewood, CO 80113	TPS	720-641-7581	Medical - Tenant Finish Remodel	409K	409K	0%	March 27, 2020
CBRE Cherry Hills Midwifery	499 E Hampden Ave, Suite 190 Englewood, CO 80113	Davis Partnership Architects	303-861-8555	Medical - Tenant Finish Remodel	188K	188K	0%	March 27, 2020
Alpha Omega Collectis Warehouse	11380 E Smith Road Aurora, CO 80010	Rogue Architecture	720-599-3330	Tenant Finish Remodel	1.1M	1.1M	0%	April 10, 2020
Most Precious Blood Catholic Church and School	2250 S. Harrison Street Denver, CO 80210	JP Architecture PC	720-200-4435	Parish Hall - New Parish Office - New Church - Remodel	8.1M	9.8M	85%	April 30, 2020
Founders Plaza	1 South Main Street Brighton, CO 80601	Norris Design	303-892-1166	Park & Recreation	1.2M	1.2M	60%	April 15, 2020
H2O'Brien Pool & Building Remodel	10795 Victorian Dr. Parker, CO 80138	Barker Rinker Seacat	303-840-9546	Remodel, Recreation & Aquatics	2.4M	2.5M	50%	May 14, 2020
Ken-Caryl Ranch House Pool Project	7676 S Continental Divide Road Littleton, CO 80127	OLC	303-294-9244	Building Addition, Remodel, Aquatics	3.3M	3.4M	45%	May 26, 2020
DC HHRP Stage	9651 Quebec St. Littleton, CO 80130	Design Concepts	720-733-6990	New Custom Outdoor Venue, Parks & Recreation	2.2M	2.2M	20%	June 1, 2020

A. D. Miller

Building on Higher Ground

A.D. MILLER SERVICES, INC.

PROJECTS IN PROGRESS as of March 4, 2020

Attachment 3.4 to AIA Document A305

Project Name / Owner	Project Address	Architect	Telephone	Project Type	Original Contract Amount	Current Contract Amount	% Comp.	Scheduled Completion Date
Douglas County HHRP Admin Building Additon	9651 Quebec St. Littleton, CO 80130	DLH Architecture	720-733-6990	Remodel / Bldg Addition	1.1M	1.1M	5%	July 1, 2020
Primrose Denver North	9954 E 59th Ave. Denver, CO 80238	Galloway & Company	303-989-4500	New Build - Education	3.5M	3.5M	0%	July 24, 2020
St Mark Coptic Orthodox Church	7055 S Revers Pkwy Centennial, CO 80112	Cahen Architectural Group PC	303-743-0002	New Build	4.1M	5.8M	35%	August 31, 2020
Ethiopian Evanelical Church	445 S Lansing St Aurora, CO 80012	Lee Architects /Interior Designers	303-431-3415	Site Improvements	676K	824K	95%	February 28, 2020
WORK IN PROGRESS AS OF March 4, 2020 \$29,137,000								

A.D. MILLER SERVICES, INC.

PROJECTS COMPLETED IN THE PAST FIVE YEARS as of March 4, 2020

Attachment 3.5 to AIA Document A305

Job #	Project Name and Owner Name	Architect	Contract Amount	Completion Date	% of cost of work completed by ADM
2262	Pets on Broadway	Lawrence Architecture	\$1,149,158.00	09/14	12%
2269	Pavilion Towers - Suite 1200	Rogue Architecture	\$31,967.04	09/14	19%
2267	Public Service Credit Union - Littleton	Lee Architects - Interior Designers	\$865,620.71	10/14	11%
2243	Pavilion Towers - Suite 640	Goerig Design	\$81,674.44	11/14	56%
2268	Public Service Credit Union - Highlands Ranch	Lee Architects - Interior Designers	\$726,515.18	11/14	18%
2279	Pavilion Towers - Suite 135	N/A	\$18,790.00	11/14	22%
2266	Pavilion Towers - Suite 1210	Rogue Architecture	\$31,148.26	12/14	27%
2272	Integrated Listening Systems	Goerig Design	\$451,935.83	12/14	12%
2285	Pavilion Towers - Suite 35 et al	N/A	\$11,050.10	12/14	10%
2275	Zynex Remodel	Rogue Architecture	\$842,585.39	01/15	11%
2280	Partner Colorado Credit Union - Denver Water	N/A	\$17,981.54	01/15	12%
2277	Colorado Comp Spine Institute	Lee Architects - Interior Designers	\$664,229.20	02/15	18%
2270	Colorado Credit Union - Brighton	Lee Architects - Interior Designers	\$1,906,823.32	04/15	19%

A.D. MILLER SERVICES, INC.

PROJECTS COMPLETED IN THE PAST FIVE YEARS as of March 4, 2020

Attachment 3.5 to AIA Document A305

Job #	Project Name and Owner Name	Architect	Contract Amount	Completion Date	% of cost of work completed by ADM
2273	Victory Church	Lee Architects - Interior Designers	\$853,534.44	04/15	9%
2284	Land Title Guarantee Company	TPS	\$337,079.32	04/15	19%
2256	Community Financial Credit Union - Broomfield	N/A	\$2,887,837.41	05/15	7%
2261	Partner Credit Union - Littleton	N/A	\$789,700.03	05/15	14%
2265	Goddard School - Stapleton	Cahen Architectural Group P.C.	\$3,451,059.60	05/15	13%
2271	Public Service Credit Union - Colorado Springs	Rogue Architecture	\$115,406.00	12/15	16%
2278	Trill Joliet	Thompson Architects	\$4,535,477.52	04/16	11%
2283	Partner Colorado Credit Union - Head Quarters	Lee Architects - Interior Designers	\$4,565,891.65	07/16	16%
2293	Partner Colorado Credit Union - Aurora	Lee Architects - Interior Designers	\$775,891.65	07/16	16%
2294	Navy Federal Credit Union - Fountain	Lee Architects - Interior Designers	\$1,579,092.45	07/16	13%
2295	Summit Church	Cahen Architectural Group P.C.	\$1,853,757.40	07/16	11%
2296	Navy Federal Credit Union - University Village	Lee Architects - Interior Designers	\$941,080.85	08/16	16%
2287	Public Service Credit Union - Lone Tree HQ	TPS	\$3,835,163.61	10/15	14%

A.D. MILLER SERVICES, INC.
PROJECTS COMPLETED IN THE PAST FIVE YEARS as of March 4, 2020

Attachment 3.5 to AIA Document A305

Job #	Project Name and Owner Name	Architect	Contract Amount	Completion Date	% of cost of work completed by ADM
2292	Colorado Comp Spine Institute	Lee Architects - Interior Designers	\$1,278,289.06	12/15	15%
2297	Goddard School - King Street	Cahen Architectural Group P.C.	\$3,000,000.00	01/17	13%
2311	Denver Christian Bible - Kitchen	Lee Architects - Interior Designers	\$64,834.71	11/17	30%
2308	Denver First Church	Lawrence Architecture	\$189,477.02	12/17	24%
2312	Curtis Arts Center	Architectural Workshop	\$449,094.27	12/17	22%
2314	Goddard School	Cahen Architectural Group P.C.	\$270,000.00	04/18	20%
2304	Coors Credit Union	Lee Architects - Interior Designers	\$1,153,316.86	05/18	15%
2309	Aurora Federal Credit Union	Lee Architects - Interior Designers	\$4,354,613.08	05/18	22%
2317	CBRE South Denver Gastro TI	TPS	\$341,489.38	05/18	60%
2305	Living Hope Baptist Church	Lee Architects - Interior Designers	\$3,722,549.82	10/18	18%
2324	Colorado Clinic	Tenant Planning Services	\$211,478.77	10/18	40%
2319	Navy Federal Credit Union	Inox Design Inc	\$2,900,000.00	12/18	15%
2313	RTD 711 Building	SHE	\$6,181,823.37	03/19	13%

A.D. MILLER SERVICES, INC.

PROJECTS COMPLETED IN THE PAST FIVE YEARS as of March 4, 2020

Attachment 3.5 to AIA Document A305

Job #	Project Name and Owner Name	Architect	Contract Amount	Completion Date	% of cost of work completed by ADM
2321	Credit Union of Denver	Lee Architects - Interior Designers	\$1,709,755.53	03/19	22%
2330	Spec Suite 225	TPS	\$218,793.14	04/19	20%
2325	Urban Air Stapleton	Rogue Architecture	1.762098.7	05/19	15%
2326	Premier Members Credit Union - ATM	Lee Architects - Interior Designers	\$42,172.99	05/19	20%
2318	Canvas Credit Union Headquarters	Rogue Architecture	\$7,338,090.44	07/19	25%
2326	Premier Members Credit Union - Centennial	Lee Architects - Interior Designers	537K	09/19	15%
2332	Samaritan House Shelter 3rd Floor	Muldoon Architects LLC	753K	10/19	20%
2335	CU of Denver- Tivoli	Lee Architects/Interior Designers	409K	09/19	15%
2337	CBRE Colorado Arthritis	TPS	248K	12/19	15%
2340	CBRE Swedish Burn Center	Davis Partnership Architects	195K	12/19	15%

A. D. Miller

Building on Higher Ground

A.D. MILLER SERVICES, INC.

CONSTRUCTION EXPERIENCE AND PRESENT COMMITMENTS as of March 4, 2020

Attachment 3.6 to AIA Document A305

Key Individuals	Title	Construction Experience	Present Construction Commitments
Adam Miller	President, Project Manager	25+ years	Most Precious Blood Church and School, Ken-Caryl, St Mark, Primrose, Denver Ear, Midwifery
Drew Miller	Vice President, Project Manager	15+ years	Founders Plaza, H2O'Brien Pool, Partner DU, HHRP Stage, DC Addition, AOC
Allen D. Miller	Project Manager	41+ years	Founders Plaza and Ethiopian Church
Anthony D. Miller	Project Manager	41+ years	Most Precious Blood Church and School, St Mark, H2O'Brien Pool
Josh McShanog	Project Engineer	3+ years	Ken-Caryl, St Mark, Primrose
Jason Adam	Project Engineer	10+ years	Founders Plaza, H2O'Brien Pool, HHRP Stage, DC Addition, AOC
Melissa Frazier	Contract Coordinator/Office Engineer	6+ years	Most Precious Blood Church and School, Ken-Caryl, St Mark, Primrose, Denver Ear, Midwifery
Jason Cotsworth	Office Engineer	2+ years	Denver Ear, Midwifery, H2O'Brien Pool, HHRP Stage, DC Addition
Brendan Phelan	Office Engineer	1+ years	Supports all Projects
Eric Bakanowski	Estimator	16+ years	Responsible for the creation of future hard bids and creating budgets for negotiated projects
Bob Vosburgh	Estimator	33+ years	Responsible for the creation of future hard bids and creating budgets for negotiated projects
Richard Hunt	General Superintendent	35+ years	Most Precious Blood Church and School
Sean Leahey	General Superintendent	30+ years	Ken-Caryl, St Mark, Primrose
Albert Garcia	Superintendent	30+ years	AOC
Peter Ryan	Superintendent	30+ years	Ken-Caryl
Tom Weaver	Superintendent	30+ years	Founders Plaza
Brian Adam	Superintendent	25+ years	H2O'Brien Pool
Ray Rauh	Superintendent	40+ years	HHRP Stage and DC Addition

A. D. Miller

Building on Higher Ground

A.D. MILLER SERVICES, INC.

CONSTRUCTION EXPERIENCE AND PRESENT COMMITMENTS as of March 4, 2020

Attachment 3.6 to AIA Document A305

Key Individuals	Title	Construction Experience	Present Construction Commitments
Rob Roberts	Superintendent	40+ years	St Mark Coptic Church
Stacy Maupin	Superintendent	25+ years	Primrose
Manny Martinez	Superintendent	15+ years	Denver Ear and Midwifery
Chris Chapla	Assistant Superintendent	10+ years	Most Precious Blood Church and School
Eddie Ortiz	Foreman	25+ years	HHRP Stage and DC Addition
Tom Lynch	Foreman	35+ years	Supports all Projects