

proposal

DATE: May 24, 2021

TO: Perris Union High School District
155 E 4th Street
Perris, CA 92570

ATTN: Hector Gonzalez
Director of Facilities

RE: Perris Lake High School Culinary Arts

Dear Hector,

PJHM Architects, Inc. is pleased to present this Professional Services Proposal for the Perris Lake High School Culinary Arts project. This request is in accordance with the negotiated agreement titles, "MASTER ARCHITECTURAL SERVICES AGREEMENT By and Between Perris Union High School District And PJHM Architects November 15, 2017."

Based on the scope of services listed in the agreement and the scope of work listed in the attached cost estimate of \$950,000.00 PJHM Architects, Inc. proposes **\$111,750.00** in professional service fees invoiced as calculated by the modernization sliding scale (shown below). The professional services fee will be invoiced as listed in the agreement and the estimated construction cost shall be updated at each schedule milestone.

Modified Sliding Scale: Architectural Fee Calculation

1. 12% of the first \$500,000.00 of Construction Cost.
2. 11.5% of the next \$1,000,000.00 of Construction Cost.
3. 11% of the next \$2,000,000.00 of Construction Cost.
4. 10% of the next \$6,000,000.00 of Construction Cost.
5. 9% of the next \$10,000,000.00 of Construction Cost.
6. 8% of Construction Cost in excess of \$10,000,000.00.

When compensation is based on construction cost any portions of the Project that are deleted or otherwise not constructed, compensation for those portions of the Project shall be payable to the extent services are performed on those portions in accordance with the schedule of services listed below based on either (1) the lowest bona fide bid or negotiated proposal, or if no such bid or proposal is received, (2) the most recent estimate of construction for such portions of the Project. The cost of the construction is to be defined as the following:

1. The total award from the initial construction contract(s).
2. All costs associated with purchase orders initiated by the Owner, which are specified or designed in the construction documents.
3. Amendments to the contract amount that increase the total construction cost, amount based on the additive item total for each Amendment Item.
4. Change Orders to the contract amount that increase the total construction cost, amount based on the additive item total for each Change Order.
5. If additive bid alternates are not selected for construction the Architect will be paid based on the accepted contractor's price for the alternate and will be invoiced through bidding services.
6. All general condition costs.
7. The Construction Manager's compensation for services.

proposal

This estimate includes the professional services of a Civil Engineer, Structural Engineer, Mechanical/Plumbing Engineer, Electrical Engineer, Landscape Architect, for the scope listed in the attached cost estimate.

Kitchen consultant services are in addition to the basic fee and will be marked-up by 7% for reimbursable items as described by the agreement. Please see attached proposal for \$35,000.00 x 1.07% = \$37,450.00 total.

This estimate does *not* include the following services: Topographical Investigations / Reports; Geotechnical Investigations / Reports; Underground Utility Survey; Hazardous Material Investigations/Reports/Consultants; SWPPP Plans; WQMP Plans; CEQA Plans; Commissioning; Fire Sprinkler Design or Close out of existing DSA application numbers.

Reimbursable expenses, such as printing, shipping, agency fees, etc., will be invoiced at cost plus 7%. **We would like to estimate the expense for reimbursable items at \$42,000.00, this includes the \$37,450.00 in kitchen consultant fees.**

Thank you,



FROM: Tom Kruse • Architect
PRINCIPAL
pjhm architects

pjhm·architects

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LA//837 Traction Avenue #410 • Los Angeles CA 90013 P//213-278-0172
SD//804 Pier View Way #103 • Oceanside CA 92054 P//760-730-5527

April 21, 2021

Foodservice Design Fee Proposal

Derek Stemrich, AIA, LEED-
AP ARCHITECT

derek@pjhm.com

OC///949-496-6191 SD///760-730-5527 LA///213-278-0172

Perris Lake High School Culinary Arts Program

DMH proposes the following as conditions of agreement for planning, programming, design and specifications of the new Culinary Arts Program at Perris Lake High School in the Perris Union High School District. This will be a Revit project.

DMH is prepared to meet all schedule parameters as established in your Request for Proposal. On acceptance of this proposal, DMH will attend related user meetings. All plans will integrate with the Architectural documents. Minor updates to the plan are considered part of the scope of work. Major changes to the documents will be negotiated with the Architect and the School District.

We will generate approximate utility loads and hood exhaust requirements two weeks after the floor plan is finalized. Our Construction Documents will include foodservice drawings and equipment data per our Scope of Services.

DMH will make submittal to the local environmental health department for required plan check approval (plan check fee shall be paid by the School District).

DMH's design goal for all of our kitchens is to provide a minimal carbon footprint within our controlled spaces. We actively seek to specify equipment that meets or exceeds California Carbon emissions requirements while meeting long term production demands and minimizing daily utility costs.

Insurance: Dieli Murawka Howe carries General and Professional Liability insurance in the amount of 1 million/ occurrence with a 2 million dollar aggregate, a 1 million dollar auto policy and workman's comp insurance with a limit of 1 million per occurrence. Any addition premiums, waivers, insureds, aggregate amounts required by the client will be billed at cost.

Scope of Services

- Planning & Programming
- Space Allocation, Floor Plan
- Equipment Selection and Schedule
- Electrical Location Plan
- Plumbing Location Plan
- Curb, Platform and Depression Plan
- Refrigeration Engineering
- Kitchen Hood Engineering (Exhaust & Supply Data)
- Food Service Equipment Elevations
- Sections and Details
- Seismic Details (no structural calculations included)
- Building Work Plan
- Finish Schedule
- Specifications 11400
- Health Department Plan Check Submittal (During DSA Backcheck)
- Administration/ Clerical
- 11400 Estimated Budget (design based)
- Construction Administration
 - Job meetings
 - Review of FSEC bids
 - Submittal Review
 - Response to Requests for Information (RFI)
 - Review of related Change Order requests
 - Two (2) Jobsite visits
 - Final punch list

Phases and Deliverables

PROGRAMMING & STRATEGIC PLANNING

- Menu requirements and space allocation defined
- Budget guidelines determined
- Conceptual design established
- Milestones set for design and submittals

SCHEMATIC DESIGN

- Preliminary design submittal
- Final space allocation and equipment location approved
- Schematic budget submittal

DESIGN DEVELOPMENT

- Foodservice floorplan with equipment locations and reference numbers
- Foodservice equipment schedule, with electrical, mechanical and plumbing requirements
- Foodservice electrical location requirements with dimensions and heights
- Foodservice plumbing location requirements with dimensions and heights
- Building Work Plan

CONSTRUCTION DOCUMENTS

- Foodservice specification and detail book
- Foodservice equipment curb and depression plans
- Foodservice refrigeration engineering
- Kitchen exhaust hood engineering and details
- Make-up air engineering (hood) and details
- Foodservice equipment elevations
- Foodservice dimension and usage plan
- Foodservice finish schedule
- Foodservice seismic details (no structural calculations included)
- Preparation of DSA submittal documents
- Address DSA Backcheck document and specification comments
- Revit model delivered at 50% CDs
- Revit Rendering Delivered at 100% CDs

HEALTH DEPARTMENT PLAN CHECK SUBMITTAL

- Provide checklist for items to be submitted to County Health Department
- Coordinate project submittal (HD submittal during DSA backcheck)
- Respond to Health Department Questions and update documents accordingly

BID/NEGOTIATION REVIEW & RECOMMENDATIONS

- Cost estimates
- Bid review
- Recommendations

CONSTRUCTION ADMINISTRATION

- Job meetings
- Review of FSEC bids
- Submittal Review

- Response to Requests for Information (RFI)
- Review of related Change Order requests
- TWO (2) Jobsite visits
- Final punch list

Design Fee

Programming through to Construction Administration: \$35,000
Thirty Five Thousand Dollars

DMH 2021 Rates per Hour

Principal Consultant	\$235.00
Senior Designer	\$195.00
Cost Estimator	\$150.00
CAD/Revit	\$125.00
Specification Writer	\$125.00
Clerical	\$ 85.00

Fee Pay Structure

30 Days after Billing (Architects pay schedule takes precedent)

- 10% Programming Phase
- 10% Schematic Design Phase
- 25% Design Development Phase
- 30% Construction Documents Phase
- 10% DSA Phase
- 5% Bid Phase
- 10% Construction Administration Phase

Our fee includes A&E Team and User Group meetings.

Reimbursable Expenses incurred on the project include, but are not limited to:

- Plotting & Reproduction
 - Overnight mailing/Courier cost
 - Health Department Submittal Fees
 - Airfare, Lodging, Car rental
 - Insurance – any additional insurance required over and above DMH existing limits to be reimbursed at cost
1. Typical printing, plotting and delivery charges incurred for normal and customary coordination between Architect and DMH are not reimbursable, unless specifically allowed for pursuant to the Owner/Architect Agreement.

2. Allowable reimbursable expenses are additional and shall be billed at cost times a multiple of 1.1. This includes plotting and delivery charges of Agency permit sets, Bidding, CM/Owner Progress Sets, construction-related and specific District-requested sets.

Thank you for the Opportunity,

Amy Dieli
Vice President Operations
Dieli Murawka Howe, Inc
Food Service Designers and Consultants
O: 619 285 1189 C: 858-232-0932