



April 13th, 2023

Ref Number: Q-2317892 (via email)

Dave York, Assistant Fire Chief
Lee's Summit Fire Department
207 SE Douglas Street
Lee's Summit, MO 64063

816-969-1314
david.york@cityofls.net

Dear Chief York:

We are pleased to provide you with the following **Sourcewell Quote** for a **CUSTOM 2nd ALARM EXTENDED** WHP training simulator utilizing WHP contract #011822-JHK and the City of Lee's Summit Fire Department contract ID# 182767. The simulator would consist of a structure that would approximate the following:

1. Section B will be a **Two-Story Residential/Industrial** section approximately 21'-11" W x 35'-7" L x 24'-0" H.
 - a. One (1) parapet roof with two (2) rappelling anchors. A portion of the A-side parapet will extend to 10' tall and step down to the normal 4'.
 - b. Three (3) swing gates
 - c. One (1) attic hatch to the sloped roof on the Annex
 - d. One (1) 2630 roof hatch and 10' straight ladder for hatch access
 - e. Five (5) 3' x 4' framed window openings with latching shutters
 - f. Two (2) over-window rappelling anchors with bailout props at the 2nd story A-Side windows
 - g. One (1) 6' x 4' double window with latching shutters
 - h. Four (4) 3' x 7' plate steel doors and hardware
 - i. Three (3) 3' x 7' burn room plate steel doors and hardware
 - j. One (1) two-story interior stair with welded railing
 - k. One (1) two-story IBC L-stair with welded railing
 - l. One (1) maze starter kit
 - m. Ten (10) full maze panels
 - n. Two (2) full maze door panels
 - o. One (1) 12' x 12' burn room protected with a Padgenite Interlock Tile™ liner system with 48sf of protection at the ceiling outside the burn room
 - p. One (1) 30"x52" WHP two-shelf burn crib with hood

- q. One (1) Class A WHP Loveseat prop
 - r. One (1) 38'-7"x 4' balcony with railing and 2-story stair at the C side
 - s. One (1) 30,000 CFM smoke machine with wireless box with two 3" steel manifold runs
 - t. One (1) two-story galvanized standpipe with FDC
 - u. One (1) four-head sprinkler run with one head in the Residence 1st floor, one in the 2nd floor burn room, one head in each Annex burn room
 - v. One (1) KFT Class B BBQ Grill prop located on the exterior (location to be determined)
 - w. Full Nichiha brick facade
2. Section C will be a **One-Story Annex** approximately 21'-11" W x 14'-6" L x 10'-0" H.
- a. Two (2) 3' x 4' framed window openings with latching shutters
 - b. One (1) 6' x 7' double exterior burn room plate steel doors and hardware
 - c. One (1) 6' x 7' double interior burn room plate steel pivot doors and hardware connecting to the other Class A Annex
 - d. One (1) coiling door training prop
 - e. Entire room shall be protected with a Padgenite Interlock Tile™ liner system with 48sf of protection at the ceiling outside the burn room in the Residence
 - f. One (1) 30"x52" WHP two-shelf burn crib with hood
 - g. One (1) Class A WHP Bed Prop
 - h. One (1) Class A WHP Stove Prop
 - i. One (1) temperature monitoring system
 - j. One (1) sideway facing 10'x12' adjustable single sloped roof with chop out, railing and attic vent
 - k. One (1) 4'x8' trench cut prop on the parapet roof
 - l. Full Nichiha brick facade
3. Section D will be a **One-Story Annex** approximately 21'-11" W x 14'-6" L x 10'-0" H.
- a. One (1) 3' x 4' framed window openings with latching shutters
 - b. One (1) 3' x 7' exterior burn room plate steel door and hardware
 - c. One (1) 6' x 7' double exterior burn room plate steel doors and hardware
 - d. One (1) coiling door training prop
 - e. Entire room shall be protected with a Padgenite Interlock Tile™ liner system
 - f. One (1) Class A WHP Car Prop – can be moved in and out of the garage
 - g. Concrete working roof with parapet
 - h. Full Nichiha brick facade
4. Additional Items Included (Subcontract):
- a. Foundation design, foundations, slab on grade and slab on decks, propane pad
 - b. Concrete sidewalk (4" reinforced, 5' wide around the perimeter of the building)
 - c. Sawcut/demo asphalt parking lot
 - d. Demo/disconnect existing fire hydrant
 - e. Installation of new hydrant (location to be determined)
 - f. 500-gallon propane tank
 - g. 2" Gas line from WHP supplied propane tank up to 500' to three (3) prop outlets

- h. One (1) KFT Class B Dumpster prop
- i. Once (1) KFT Class B Airplane prop
- j. Electrical subpanel from existing fire station
- k. Furnish & install 2-pole GE bolt in breaker in house panel
- l. Furnish & install approximately 100' 1" emt from house panel to outside edge of building
- m. Furnish & install approximately 400' of underground boring of HDPE pipe
- n. Furnish & install (1) Quazite box electrical rated
- o. Furnish & install (1) 20-amp gfci receptacle at propane tank area. Explosion proof box, with sealoff
- p. Furnish & install 100-amp panel, single phase, 120/208 volt, 20 circuit
- q. Furnish & install 60-amp disconnect for disconnection means
- r. Furnish & install (1) 20-amp gfci at panel
- s. Furnish bucket truck to drop existing parking lot pole
- t. Furnish & install nema 3 r j-box to splice parking lot lighting wires where pole is demoed
- u. Furnish Sub-Contractor for all underground boring
- v. Provide 340ft HDPE 1 in conduit
- w. Provide potholing
- x. Provide two (2) bores from north side of parking lot
- y. Bore to pit at building, pull in 140' HDPE 1
- z. Bore to area between light pole and water meter, pull in two (2) 100' HDPE 1
- aa. Trench 10ft by building, plus two small pits
- bb. Vinyl fencing not to exceed 300'
- cc. Astroturf surround (825 sf)
- dd. Soils test

Building Construction Materials:	\$127,082.25
Building Equipment:	\$408,497.85
Freight:	\$26,193.40
Labor:	\$345,079.90
Subcontract (Additional Items):	\$661,969.00
Soft Costs & Contingency:	<u>\$122,093.90</u>
Total:	\$1,700,000.00

Price valid for 30 days.

Prevailing Wages: Prevailing wages have been included based on General Decision Number: MO20230045 03/03/2023 for Jackson County Missouri. If the General Decision is updated or a job specific wage determination is performed wages will be adjusted accordingly and be the responsibility of the owner.

All pricing is in US Dollars and is valid for 30 days. It is the policy of WHP Trainingtowers™ to provide a reasonable cost estimate for your budgeting purposes. It is not uncommon in the construction industry to offer cost estimates that are for low end or stripped-down structures. WHP believes the cost estimate should reflect a training simulator that meets OSHA safety requirements, is of the highest quality, and will meet the expectations of the customer.

Schedule: We would require 4 weeks to prepare conceptual drawings after award of the contract or purchase order and 18-20 weeks for delivery after receipt of approved drawings. If the foundation is in place the erection would be complete approximately 10-12 weeks after delivery of building.

Design Criteria: Pricing is based on the following structural design criteria per IBC 2012:

1. *Live Loads-* (a) Roof: 100 psf (b) Floor: 100 psf (c) Attic: 100 psf
2. *Wind Loads-* (a) Speed: 115 mph (b) Exposure: C
3. *Seismic Loads-* (a) Coefficient S_s [max]: 55 (b) Coefficient S₁ [max]: 13
4. *Soil Capacity-* Minimum 1500 lbs/sq.ft.

*Requirements exceeding these loads may result in additional costs.

Exclusions: We exclude from our proposal: bonds, taxes, special insurance requirements if any, field painting of exterior handrails and stairs, building electrical lighting, fire protection systems, winter conditions, general condition items and any other miscellaneous fees.

Terms: For materials a deposit of 25% on the building package is due on receipt of order (signing of contract). Balance of payment on materials due on delivery to site. No retention on materials. Labor will be billed monthly. Invoices not in dispute over 30 days will be assessed 1 ½ % per month on balances in excess of 30 days. Financing is available through lease purchase programs.

We hope you find the proposal acceptable. If we can provide you with further information please feel free to call.

Sincerely,

A handwritten signature in blue ink that reads "Rob Van Bibber". The signature is written in a cursive style with a long, sweeping underline.

Capt. Rob Van Bibber (Ret.)
WHP Trainingtowers™