



**GRGURIC
ARCHITECTS
INCORPORATED**

28 KING STREET EAST, UNIT B
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March 21, 2023 by email

2023-P15r1

Lucas Smith, B. Eng., E.I.T.
Town of Pelham

Re: Proposed Centennial Park Facility Renovations + Addition
999 Church Street, Fenwick, ON
Architectural / Engineering Services Proposal

We are pleased to submit our fee proposal for the proposed above noted project. We understand the project to consist of the washroom renovations to the existing Male and Female facilities and the addition of a Universal Washroom. The front concession space will also receive a new covered canopy area. The scope of work to the facility will consist of the following items:

Renovations to the existing Centennial Park facility will include the following items:

1. Extend canopy approx. 12 feet in front of concession stand to provide shade covering.
2. Add lighting to extended canopy.
3. Add new concrete pad at extended canopy.
4. Add new lights in existing covered seating area.
5. Add soffit ceiling in exiting covered seating area.
6. Add new soffits to all overhangs.
7. Aluminum clad existing wood beams at covered seating area – both sides.
8. Add architectural feature at concession stand split rib block and add new stainless steel extended countertop at existing shutter opening.
9. Add architectural feature below side counter at “taking orders” concession stand.
10. Paint entire building. Allow for some block wall repairs as required.
11. Add metal cladding to underside of gable end of roof both ends.
12. Existing shingle roof to remain as is.
13. Add RWL and eaves trough to rear of building along tennis court fence.
14. Washroom renovations includes, new lighting, new ceiling hung solid phenolic toilet partitions (add block partitions as stall dividers, new plumbing fixtures.
15. Add new electric hand dryers to both washrooms.
16. Washroom floor to receive epoxy coating.
17. Washrooms to receive new ceiling exhaust fans.
18. Washroom lights to be on motion sensors for activation.
19. Construct new Universal Washroom facility addition.
20. Add one additional sink in each washroom space to bring up to OBC requirements.

Scope of Services:

Our Fee proposal is based on our following scope of work as outlined below and the submitted RFP:

- i) Prepare a detailed review of the existing building to confirm plans are accurate.
- ii) Allow for two (2) design meetings to review concepts as prepared by GAI during the study phase of this project.
- iii) Review all building code issues relating to the expansion.
- iv) Retain structural, mechanical and electrical engineering consultants to prepare design and construction drawings along with construction administration.
- v) Connect new sanitary to the existing underground sanitary piping.
- vi) Prepare site plan.
- vii) Assist owner is obtaining soil report for proposed addition during construction if required.
- viii) Prepare full permit documents including architectural/engineering drawings and specifications for submission to local building department.



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- ix) Respond to any RFI's and addenda items turning tendering.
- x) Provide construction administration for the duration of the project. Consisting of shop drawing review, response to RFI's and Change Order issuance, etc.
- xi) Provide for up to five (5) on site review visits and reports by GAI. Additional meetings will be \$600 at owner's request.
- xii) Allow for up to two (2) site reviews and visits by our engineering consultant.
- xiii) Prepare final review report for occupancy as per the submitted permit drawings.

Work Not Included

- i) All disbursements, such as courier, travel (0.50/km) and printing.
- ii) Design revisions requested by owner after sign-off will be on an hourly basis.
- iii) All costs such as, Building Permit and any other jurisdictional charges associated with this development. Any variances or committee of adjustment requirements.
- iv) Assume no site plan approval will be required as this is deemed a minor addition. GAI to review.

Professional Fees:

Architectural fee				\$22,000	
Engineering Consultants					
Structural Engineering - DFE Engineering				\$3,900	
Mechanical & Electrical Engineering - JT Niagara Design Inc.				\$6,000	
Disbursements - Allowance				\$600	
				\$9,900	
Total Fee				\$32,500	plus HST

If additional services will be requested or required for the above and beyond listed scope of work, our fee will be based on the following hourly rates:

Principal Architect/Engineer \$190/hr Project Architect \$150/hr Tech: \$95/hr Clerical: \$75/hr

Acceptance:

The terms of this proposal have been accepted by _____ on _____ 2023.

Signature: _____

Thank you once again for asking GAI to provide you with a fee proposal for the above noted project. Should you have any questions please do not hesitate to contact me.

Sincerely,

GRGURIC ARCHITECTS INCORPORATED

John Grguric, Architect, OAA