WASCO COUNTY BOARD OF COMMISSIONERS REGULAR SESSION / AGENDA MONDAY, OCTOBER 27, 2014

LOCATION: Wasco County Courthouse, Room #302 511 Washington Street, The Dalles, OR 97058

<u>Public Comment</u>: Individuals wishing to address the Commission on items not already listed on the Agenda may do so; please wait for the current speaker to conclude and raise your hand to be recognized by the Chair for direction. Speakers are required to give their name and address. Please limit comments to five minutes, unless extended by the Chair.

<u>Departments:</u> Are encouraged to have their issue added to the Agenda in advance. When that is not possible the Commission will attempt to make time to fit you in during the first half-hour or between listed Agenda items.

NOTE: With the exception of Public Hearings, the Agenda is subject to last minute changes; times are approximate – please arrive early. **Meetings are ADA accessible.** For special accommodations please contact the Commission Office in advance, (541) 506-2520. TDD 1-800-735-2900.

9:00 a.m. CALL TO ORDER

Items without a designated appointment may be rearranged to make the best use of time. Other matters may be discussed as deemed appropriate by the Board.

- Corrections or Additions to the Agenda
- Administrative Officer Tyler Stone: Comments

9:00 a.m. Columbia Basin Care Facility Cooler Repair Estimate – Fred Davis

NEW / OLD BUSINESS COMMISSION CALL / REPORTS ADJOURN

If necessary, an Executive Session may be held in accordance with: ORS 192.660(2)(a) – Employment of Public Officers, Employees & Agents, ORS 192.660(2)(b) – Discipline of Public Officers & Employees, ORS 192.660(2)(d) – Labor Negotiator Consultations, ORS 192.660(2)(e) – Real Property Transactions, ORS 192.660(2)(g) – Trade Negotiations, ORS 192.660(2)(h) - Conferring with Legal Counsel regarding litigation, ORS 192.660(2)(i) – Performance Evaluations of Public Officers & Employees, ORS 192.660(2)(j) – Public Investments, ORS 192.660(2)(m) – Security Programs, ORS 192.660(2)(n) – Labor Negotiations



WASCO COUNTY BOARD OF COMMISSIONERS SPECIAL SESSION 10/27/2014

PRESENT: Scott Hege, Commission Chair

Rod Runyon, County Commissioner

STAFF:

Kathy White, Executive Assistant

ABSENT:

Steve Kramer, County Commissioner

Tyler Stone, Administrative Officer

At 9:02 a.m. Chair Hege opened the Special Session of the Board of Commissioners with the Pledge of Allegiance.

Agenda Item - Columbia Basin Care Facility Cooler Repair Estimates

Facilities Manager Fred Davis explained that a leaking/failing pipe over a walk-in cooler at the Columbia Basin Care Facility (CBCF) had damaged the cooler which will need to be replaced. He said that the need is urgent as the secondary cooler at the facility does not have the capacity to meet their needs. The facility administration went forward with clean up and demolition prior to the insurance companies' determination of responsibility (County or Columbia Basin). He stated that the demolition contractor was exceptionally low-cost and he does not see it as an issue.

Mr. Davis reported that CBCF had gone forward with Design Structures for the intermediate procurement process. Design Structures obtained quotes from three vendors which meets County requirements for contracting. The three quotes are in the Board packet; Curtis, at a total bid of \$38,670, is the lowest and is the recommendation of both Mr. Davis and Design Structures. The CIS adjuster valued

WASCO COUNTY BOARD OF COMMISSIONERS SPECIAL SESSION 10/27/2014 PAGE 2

the loss at \$36,849.73; after the County's deductible of \$5,000, CIS will pay \$31,849.73.

Geoff Gerding, Assistant Executive Director of CBCF, stated that he is comfortable with the selection of Curtis – Design Structures has worked with them before and is confident in their work.

Mike Courtney, CBCF Board Member, stated there will be no net cost to the County; Columbia Basin Care Facility will pay the deductible and any overrun costs associated with the project as well as the cost of plumbing repairs. He said it is critical that the work be done and a new cooler installed as quickly as possible.

Chair Hege asked Mr. Davis if this follows the County process. Mr. Davis replied that it does – since Design Structures had already obtained the three quotes, there was no need to declare an emergency for direct contracting. He added that he will work with Finance Director Monica Morris as to how the money will come in and go out. Ms. White stated that she had spoken with Ms. Morris this morning – once the money is received from CIS, she will bring an accept and appropriate resolution to the Board for approval.

Commissioner Runyon said that he is pleased that CBCF is willing to pay costs over the amount of the insurance settlement. He asked Mr. Davis if the process has been reviewed with CBCF for any future occurrences. Mr. Davis said the lease does a good job of defining the process and he has made sure that CBCF has a copy of that for their files.

{{{Commissioner Runyon moved to move forward with the Design Structures LLC/Curtis \$38,670 proposal for the repair of structure and replacement of walk-in cooler at Columbia Basin Care Facility recommended by staff. Chair Hege seconded the motion which passed unanimously.}}}

Further discussion ensued regarding the details of executing the proposal. Ms. White and Mr. Davis stated they would work with Ms. Morris to be sure the final document included all the elements agreed upon at this session and meets with County Counsel approval.

WASCO COUNTY BOARD OF COMMISSIONERS SPECIAL SESSION 10/27/2014 PAGE 3

Chair Hege adjourned the session at 9:18 a.m.

Summary of Actions

Motions Passed

To move forward with the Design Structures LLC/Curtis \$38,670
proposal for the repair of structure and replacement of walk-in cooler at
Columbia Basin Care Facility recommended by staff.

WASCO COUNTY BOARD OF COMMISSIONERS

Scott C. Hege, Commission Chair

Rod L. Runyon/County Commissioner

Steven D. Kramer, County Commissioner

Agenda Item Columbia Basin Care Facility Cooler Repair Estimate

- Quote Comparisons
- Curtis Restaurant Equipment Quote
- Smith & Greene Company Quote
- <u>Devco Mechanical Proposal</u>
- CIS Building Loss Worksheet

Project: Columbia Basin - Cooler Location: 1015 Webber Road, The Dalles, OR 97058

Number: 14-2043

Date: 10.24.2014

Filename: Curtis Walk-in Cooler Estimate

Description:

Install New Walk in Cooler (CURTIS)

CODE	DESCRIPTION	QUAN	UNIT	U.P.	LABOR	U.P.	MATERIAL	UP I	OUD.	
11-400	New Cooler Box		Curtis	J	0.001	0.1.	WATERIAL		SUB	TOTAL ·
11-400	Seismic Engineering (not required)		Curtis		0		0	9360	9360	936
11-400	Interior cove base/seismic tie-downs at floor (not required)		Curtis		0		0	863	0	
11-400	Interior seismic tie-down at ceiling (not required)		Curtis		0		0	307	0	
1-400	Galvalume ceiling closure (recommended)		Curtis		0		0	74	0	
5-600	Walk-in cooler refrigeration system			erical Ref	0		0	450	0	
1-001	Demo & disposal of existing, deliver and install new cooler			nterprise			0	10971	10971	1097
1-001	Deduct Demo			nterprise			0	2602.5	2602.5	2602.
5-400	Plumbing (required)		Devco		- 0		0	-1472.5	-1472.5	-1472.
5-400	Plumbing (recommended)		Devco		0		0	4472.73	4472.73	4472.7
6-050	Electrical		lire		0		0	3680	0	
9-670	Fluid applied flooring (required)			ty Coatin	0		0	3242	3242	324
5-300	Fire Sprinkler		Patriot	ty Coatin	0		0	1644	1644	164
1-101	Permits & Fees (allowance - fees determined on submission)		City of	TO	0		0	810	810	81
	Toda determined on submission)	1	oity Of	טו	0		0	500	500	50
					0		0		0	
	Excludes - hazardous materal testing or abatement				0		0		0	
	- mold remediation				0		0		0	
	THOU TO HE GIAGOT				0		0		0	
	SUBTOTAL				0		0		0	
	OUDIOIAL				0		0		32129.73	32129.73

GENERAL INSURANCE	0.30%		97
SUBTOTAL			32226
OVERHEAD	10.0%		3222
PROFIT	10.0%		3222
PROPOSED TOTAL			38670
TIME DISRUPTION		Days Impact	60 days

Project: Columbia Basin - Cooler Location: 1015 Webber Road, The Dalles, OR 97058 Number: 14-2043

Date: 10.24.2014

Filename: Smith & Greene Walk-in Cooler Estimate

Description: Install New Walk in Cooler (SMITH & GREENE)

CODE	DESCRIPTION	QUAN UNIT U.P.	LABOR	U.P.	MATERIAL	UP I	OUD.	
11-400	New Cooler Box	1 Smith & Greene		0.1.	WATERIAL		SUB	TOTAL
11-400	Seismic Engineering (not required)	Smith & Green			0	9017	9017	9017
11-400	Interior cove base/seismic tie-downs at floor (not required)	Smith & Green			0	905	0	C
11-400	Interior seismic tie-down at ceiling (not required)	Smith & Greene			0	317	0	C
11-400	Galvalume ceiling closure (recommended)	Smith & Green			0	74	0	C
15-600	Walk-in cooler refrigeration system	1 Smith & Greens			0	422	0	0
15-600	New installation	1 Smith & Greene			0	3427	3427	3427
11-001	Demo & disposal of existing cooler	Not Included	9 0		0	8694	8694	8694
11-001	Freight to jobsite	1 Smith & Greene	0		0		0	0
15-400	Plumbing (required)	1 Devco	0		0	470	470	470
15-400	Plumbing (recommended)	Devco	0		0	4472.73	4472.73	4472.73
16-050	Electrical	1 Hire	0		0	3680	0	.0
9-670	Fluid applied flooring (required)		0		0	3242	3242	3242
15-300	Fire Sprinkler	1 Specialty Coatin	0		0	1644	1644	1644
01-101	Permits & Fees (allowance - fees determined on submission)		0		0	810	810	810
	The second secon	1 City of TD	0		0	500	500	500
			0		0		0	0
	Excludes - hazardous materal testing or abatement		0		0		0	0
	- mold remediation	 	0		0		0	0
	The formedication		0		0		0	0
	SUBTOTAL		0		0		0	0
			0		0	STATES OF BUILDING	32276.73	32276.73

CURTOTAL		97
SUBTOTAL		32374
OVERHEAD	10.0%	3237
PROFIT	10.0%	3237
PROPOSED TOTAL		38848
TIME DISRUPTION		Days Impact 60 days

Project: Columbia Basin - Cooler Location: 1015 Webber Road, The Dalles, OR 97058 Number: 14-2043

Date: 10.24.2014 Filename: Direct Supply Walk-in Cooler Estimate

Description: Install New Walk in Cooler (DIRECT SUPPLY)

CODE	DESCRIPTION	QUAN UNIT	U.P.	LABOR	U.P.	MATERIAL	UP	SUB	TOTAL
11-400	New Cooler Box	1 Direct St	ylagı	0		0	11076.8	11076.8	
15-600	Walk-in cooler refrigeration system	1 Direct St		0		1 0	2751.98		11076.
15-600	New installation	1 Direct Su		0		0	5869.32	2751.98	2751.9
11-001	Demo & disposal of existing cooler	1 Direct St		0		0		5869.32	5869.3
11-001	Deduct Demo	1 Direct St		0		0	1926.14	1926.14	1926.14
11-001	Freight to jobsite	1 Direct Su		0		0	-1926.14	-1926.14	-1926.14
15-400	Plumbing (required)	1 Devco	ppiy	0		0	1941.53	1941.53	1941.53
15-400	Plumbing (recommended)	Devco		0		0	4472.73	4472.73	4472.73
16-050	Electrical	1 Hire		0		0	3680	0	(
09-670	Fluid applied flooring (required)			0		0	3242	3242	3242
15-300	Fire Sprinkler	1 Specialty	Coatin	0		0	1644	1644	1644
01-101	Permits & Fees (allowance - fees determined on submission)	1 Patriot		0		0	810	810	810
01-101	remits & rees (allowance - lees determined on submission)	1 City of T	D	.0		0	500	500	500
				0		0		0	(
				0		.0		0	
	Excludes - hazardous materal testing or abatement			0		0		0	(
	- mold remediation			0		0		0	(
				0		0		0	
	SUBTOTAL			.0		0		32308.36	32308.36

GENERAL INSURANCE	0.30%	97
SUBTOTAL		32406
OVERHEAD	10.0%	3240
PROFIT	10.0%	3240_
PROPOSED TOTAL		38886
TIME DISRUPTION		Days Impact 60 days

Foodservice Equipment - Design - Supplies

10/13/2014

COLUMBIA

Quote

To:

Design Structures

Rich Mason

(541) 296-5440 (Cell) (541) 296-5072 (Fax)

From: Curtis Restaurant Equipment -

Beaverton

Ken McClintock

7689 S.W. Cirrus Dr.

Beaverton OR 97008-5966 (503) 691-1872 (Phone)

(503) 201-4683 (Cell)

Project:

Columbia Basin Care Facility - walk-in

cooler

ltem	Qty	Description	Sell	Sell Total
1	1 ea	Imperial Mfg Model No. CUSTOM—— 86. 12'-0" x 14'-0" x 8'4" high rectangular indoor cooler (no foor)!	X \$9,360.00	\$9,360.00
		-walls: 4" high density urethane NSF panels, stucco galvanized interior and exterior		
		-ceiling: 4" high density urethane NSF panels, metal exterior, stucco white galvalume interior		
		-door: 36" x 78" flush model G3 self closing cooler swing door, stucco		
		galvanized exterior, 36" high 1/8" aluminum diamond tread kickplates interior and exterior		
		-lights: Kason #1808 vapor proof LED light fixtures (3) -NSF cove base		
	_	-Oregon Seal SEISMIC ENGINEERING (2 week lead time)		
	1 ea	SEISMIC ENGINEERING (2 week lead time)	X \$863.00	<optional></optional>
	1 ea	COMBINATION INTERIOR COVE BASE/SEISMIC TIE-DOWNS AT FLOOR LEVEL	^A \$307.00	<optional></optional>
	1 ea	INTERIOR SEISMIC TIE-DOWN AT CEILING LEVEL	\$74.00	<optional></optional>
	1 ea	STUCCO GALVALUME CEILING CLOSURE W/ EXTENDED BRACES At front of box	√ \$450.00	<optional></optional>
			Extended Tot	al: \$9,360.00

Columbia Basin Care Facility - walk-in cooler

Item	Qty	Description	Sell	Sell Total
2	1 ea	WALK-IN COOLER	\$8,616.00	\$8,616.00
		Imperial Mfg Model No. CUSTOM		
		10'-0" x 14'-0" x 7'4" high rectangular indoor cooler (no foor)l		
		-walls: 4" high density urethane NSF panels, stucco galvanized interior	٢	
		and exterior		
		-ceiling: 4" high density urethane NSF panels, metal exterior, stucco		
		white galvalume interior		
		-door: 36" x 78" flush model G3 self closing cooler swing door, stucco		
		galvanized exterior, 36" high 1/8" aluminum diamond tread kickplates	i	
		interior and exterior		
		-lights: Kason #1808 vapor proof LED light fixtures (3) -NSF cove base		
		-Oregon Seal		
	1 ea	SEISMIC ENGINEERING	\$863.00	<optional></optional>
				·
	ı ea	COMBINATION INTERIOR COVE BASE/SEISMIC TIE-DOWNS AT FLOOR LEVEL	\$307.00	<optional></optional>
	1 ea	INTERIOR SEISMIC TIE-DOWN AT CEILING LEVEL	\$74.00	<optional></optional>
	1 ea	STUCCO GALVALUME CEILING CLOSURE W/ EXTENDED BRACES At front of box	\$450.00	<optional></optional>
		s.	Extended To	tal: \$8,616.00
3	1 ea	WALK-IN COOLER REFRIGERATION SYSTEM	X \$10,971.00	\$10,971.00
		Commercial Refrigeration Inc.		
		Furnish and install refrigeration for either walk-in quoted herein as follows:		
		-Larkin # LHT015X6BF condensing unit, 208/230/1	0	
		-Larkin #LCA6135ABEC evaporator coil, 115V Air cooled condensing unit set on ground pad outside. Approx 80" line run. Includes labor to install the refrigeratin, valves, tubing, drain,	on feet	
		Air cooled condensing unit set on ground pad outside. Approx (80")	0 9	
		line run. Includes labor to install the refrigeratin, valves, tubing, drain,		
		permits, R-404, one year parts and labor warranty, and five year initial		
		part warranty on the motor compressor.		
		Electrical is not included.		
		Any seismic engineering requirement by city are not included	,	
		Total		\$28,947.00
	-WA	ALK-IN COOLER QUOTED HEREIN IS F.OB. FACTORY (PORTLAND, O ALK-IN BUILDING PERMIT NOT INCLUDED — Structura Buil ALK-IN INSTALLATION BY OTHERS RMS: TO BE DETERMINED	R) ding Permit	- #750, ⁸
	Ad	cceptance: Date:		
				Initial:
olumbia l	Basin Ca	re Facility - walk-in Design Structures		Page 2 of 3

Columbia Basin Care Facility - walk-in cooler

Printed Name:
Project Grand Total: \$28,947.00

** INBOUND NOTIFICATION : FAX RECEIVED SUCCESSFULLY **

TIME RECEIVED October 13, 2014 1:24:09 PM MST

REMOTE CSID 503 662 5428 DURATION PAGES 49 1 STATUS Received

Oct 12 14 12:24p

GMD Enterprises

503-662-5428

p.1

To: Rich Mason

GMD Enterprises

12501 NW Moores Valley Rd. Yamhill, OR 97148 **Estimate**

Date	Estimate #
10/13/2014	138

			Project
Description	Qty	Rate	Total
Columbia Basin Care Facility - for Rich Mason		2,602.50	2,602.50
-remove and dispose of existing walk-in box, remove existing plumbing, compressor and blower -pick up new cooler at Imperial-Brown and deliver -set up new cooler - (i) review trip included -remove all shipping and packing materials			
Fhank you.		Total	\$2,602.50

Project: Columbia Basin - Cooler

Location: 1015 Webber Road, The Dalles, OR 97058

Number: 14-2043

Date: 10.15.2014 Filename: Cooler Estimate

Description:

Demo Existing Cooler and Replace with New

CODE	DESCRIPTION	QUAN	UNIT	U.P.	LABOR	U.P.	MATERIAL	UP I	SUB	TOTAL
11-400	New Cooler Box	1	Curtis		0		0	9360	9360	
11-400	Seismic Engineering		Curtis		0		1	863		9360
11-400	Interior cove base/seismic tie-downs at floor		Curtis		0		1	307	863 307	863
11-400	Interior seismic tie-down at ceiling	1	Curtis		n n		 	74	74	307
11-400	Galvalume ceiling closure	1	Curtis	~~ ~	0		<u> </u>	450		74
15-600	Walk-in cooler refrigeration system	1	4	erical Ref	0				450	450
11-001	Demo & disposal of existing, deliver and install new cooler			nterprise			0	10971	10971	10971
15-400	Plumbing		Devco	riterbuse			V	2602.5	2602.5	2602.5
16-050	Electrical		Hire		- 0		- 0	4150	4150	4150
09-670	Fluid applied flooring			ty Coatin	- 0		0	3242	3242	3242
15-300	Fire Sprinkler		Patriot	ty Coatin			0	1644	1644	1644
01-101	Permits & Fees				<u>U</u>		0	2250	2250	2250
31 701	1 CHING & Lees	- 1	City of	I U	0		0	500	500	500
					0		0		0	
	Explication to the second seco		<u> </u>		0		. 0		0	(
	Excludes - hazardous materal testing or abatement				0		0		Ö	(
	- mold remediation				0		0		0	(
					0		O		0	
	SUBTOTAL				0		0		36413.5	36413.5

GENERAL INSURANCE	0.30%	110
SUBTOTAL		36523
OVERHEAD	10.0%	3652
PROFIT	10.0%	3652
PROPOSED TOTAL		43827
TIME DISRUPTION		Days Impact



Quote

To:

Design Structures 3591 Klindt Drive | Suite 200 The Dalles, OR 97058 Attn: Rich Mason Project:

Columbia Basin Care 1015 Webber Street The Dalles, OR 97058 From:

10/16/2014

Smith & Greene Company 4309 NW St. Helen's Road Portland, OR 97210 Mark Weinberg

Item	Qty	Description	Sell	Sell Total
1	1 ea	WALK-IN COOLER BOX	\$9,017.00	\$9,017.00
		Imperial Mfg Model No. CUSTOM 12' - 0" x 14' - 0" x 8' - 0" tall rectangular indoor cooler (+35°F) (no floor). Includes required Oregon Seal. *** AS PER ATTACHED DESCRIPTION ***		
	1 ea	Normal temp Chase Doors strip curtain for 36" x 78" net opening w/6" strips @ 33.00% overlap	\$144.00	<optional></optional>
	1 st	stucco galvalume removable ceiling closure Please Verify Closure Dimensions and Requirements Estimated Cavity Size = 1' - 6" (18") high x 14' - 4" (172") long	\$422.00	<optional></optional>
	1 lt	Interior seismic tie-down @ ceiling level (2" \times 2") \times 96" \times stucco white galvalume (8 ea)	\$74.00	<optional></optional>
	1 lt	Combination interior cove base/seismic tie-down @ floor level (6" x 1 $1/2$ ") x 96" x .080 smooth aluminum	\$317.00	<optional></optional>
	1 ea	Engineering May require an additional 3-10 days in design once drawings have been approved.	\$905.00	<optional></optional>
1A	1 ea	REFRIGERATION SYSTEM	\$3,427.00	\$3,427.00
		Custom Model No. CUSTOM LHT015X6BF Larkin condensing unit 208/230/1Ø Model# LCA6135ABEC Larkin evaporator coil 115 volt.		
2	1 ea	WALK-IN COOLER BOX	\$9,065.00	\$9,065.00
		Imperial Mfg Model No. CUSTOM 10' - 0" x 14' - 0" x 7' - 4" rectangular indoor cooler (+35°F) (no floor). Includes required Oregon Seal. *** AS PER ATTACHED DESCRIPTION ***		
	1 ea	Normal temp Chase Doors strip curtain for 36" x 78" net opening w/6" strips @ 33.00% overlap	\$144.00	<optional></optional>
	1 ea	stucco white galvalume removable ceiling closure Please Verify Closure Dimensions and Requirements Estimated Cavity Size = 1' - 6" (18") high x 14' - 4" (172") long	\$528.00	<optional></optional>
	1 lt	Interior seismic tie-down @ ceiling level (2" \times 2") \times 96" \times stucco white galvalume (8 ea)	\$74.00	<optional></optional>
	1 lt	Combination interior cove base/seismic tie-down @ floor level (6" x 1 $1/2$ ") x 96" x .080 smooth aluminum	\$317.00	<optional></optional>
	1 ea	Engineering May require an additional 3-10 days in design once drawings have been approved.	\$905.00	<optional></optional>

Initial:

Item	Qty	Description	Sell	Sell Total
2A	1 ea	REFRIGERATION SYSTEM	\$3,427.00	\$3,427.00
		Custom Model No. CUSTOM LHT015X6BF Larkin condensing unit 208/230/1Ø Model# LCA6135ABEC Larkin evaporator coil 115 volt.		
AA	1 ea	FREIGHT TO JOBSITE Smith & Greene Co,	\$470.00	\$470.00
BB	1 ea	INSTALLATION Smith & Greene Co, Includes labor to install walk-in box and refrigeration system, valves, tubing, permits, R-404 for the cooler, 1 yr parts and labor warranty, and 5 yr initial part warranty on the motor compressor. Air cooled condensing unit to set on ground pad outside. Approx 80' line run. Ground pad by others. NO plumbing or electrical connections are included.	\$8,694.00	\$8,694.00
		Total		\$34,100.00

Above Total Does Not Include Optional Items.

Any seismic engineering requirements by the city are not included.

This quotation is good for sixty (60) days. Price is protected through December 2014. NO plumbing or electrical work is included in this quotation. Labor is based on Non-prevailing wage / Non-union wage rates.

Acceptance:	Date:	
Printed Name:		
Project Grand Total: \$34,100.00		

Initial:

Project: Columbia Basin - Cooler

Location: 1015 Webber Road, The Dalles, OR 97058

Number: 14-2043

Date: 10.22.2014

Filename: Direct Supply Walk-in Cooler Estimate

Description: Demo Existing Cooler and Replace with New (DIRECT SUPPLY)

CODE	DESCRIPTION	QUAN UNI	T U.P.	LABOR	U.P.	MATERIAL	UP	SUB	TOTAL
11-400	New Cooler Box	1 Direc	t Supply	0	100700150	0	11076.8	11076.8	11076.8
15-600	Walk-in cooler refrigeration system		t Supply	0		0	2751.98	2751.98	2751.98
15-600	New installation		t Supply	0		0	5869.32	5869.32	5869.32
11-001	Demo & disposal of existing cooler		t Supply	0		0	1926.14	1926.14	1926.14
11-001	Freight to jobsite		t Supply	0		0	1941.53	1941.53	1941.53
15-400	Plumbing (required)	1 Devo		0		0	4472.73	4472.73	4472.73
15-400	Plumbing (recommended)	Devo		0		0	3680	4472.73	4412.13
16-050	Electrical	1 Hire		0		0	3242	3242	3242
09-670	Fluid applied flooring (required)		ialty Coatin	0		0	1644	1644	1644
15-300	Fire Sprinkler	1 Patrio		0		0	810	810	810
01-101	Permits & Fees (allowance - fees determined on submission)	1 City o		0		0	500	500	500
		, , , , ,		o		0	300	500	500
				0		0		0	
	Excludes - hazardous materal testing or abatement			o		0		0	
	- mold remediation			o		0		0	
				0		0		- 0	
	SUBTOTAL	- L		0		0		34234.5	34234.5

GENERAL INSURANCE	0.30%	_	103
SUBTOTAL			34338
OVERHEAD	10.0%	# _	3433
PROFIT	10.0%	_	3433
PROPOSED TOTAL			41204
TIME DISRUPTION		Days Impact	60 days

CORPORATE OFFICES 414-358-2805 414-358-2397 FAX



SALES OFFICES 800-634-7328 FAX 800-770-1707

October 22, 2014 Project: 10082716

Mr. Ron Bell Executive Director Columbia Basin 1015 Webber St The Dalles, OR 97058-3527

Dear Ron

Sincerely,

Thanks again for the opportunity to provide you with the information and pricing on the products we discussed earlier. Please review the proposal below and select the items you want included on your project.

As always, when you do business with Direct Supply, you never have to worry. Guaranteed Satisfaction is our promise to you.

Thank you for this opportunity to respond to your request. Please call me at (888) 793-6295 with any questions.

Nate Westendorf
Account Manager

Reviewed By:
Initial:

Quote Details

Quote: 10203903 Cooler (UL/NSF) Overall Dimensions: 13'-6" Qty: Price: Ext. Price: Item #: COOLER x 11'-7" x 8'-0" 1 Each \$11,076.80 \$11,076.80 Ref: 01 Price: Qty: Ext. Price: Item #: REFRIG Refrigeration Cooler 1 Each \$2,751.98 \$2,751.98 Ref: 02 Qty: Price: Ext. Price: Item #: WRNTY 1 HP 2 - 5 YR Extended Compressor Warranty 1 Each \$139.08 \$139.08 Ref: 03



CORPORATE OFFICES 414-358-2805 414-358-2397 FAX

SALES OFFICES 800-634-7328 FAX 800-770-1707

Disassemble Existing Unit and Dispose of Unit -Note Electrical Not Included -Note Night, Weekend, Prevailing Wage, and Union Labor Not Included -Note Repairing Drywall, Tile, and Ceiling Grid Not Included in Quote

Qtv: Price: 1 Each \$1,926.14

Ext. Price: \$1,926.14

Ref: 01

-Assemble One 13-6"x11'-7"x8'-0" Walk-In Cooler -Trim, Plug and Caulk -Hang Evaporator Coil -Set Condensing Units (On Ground Floor Pad) -Crane Charge -Run And Supply Copper Refrigeration Line Sets (1 Total 50' Max) -System Is PC So It Is Charged At Factory -Refrigeration Permits Start-Up -Note Electrical Not Included -Note Drain Lines Qty: and Heat Tape for Freezer not Included in Quote -Note Core Drilling Not Included -Note

Price: Ext. Price: 1 Each \$5,869.32

\$5,869.32

Metal Roof Curbs Not Included -Note Pitch **Pockets And Roof Penetrations Not Included** -Note Night, Weekend, Prevailing Wage, And Union Labor Not Included -Note Repairing Drywall, Tile, and Ceiling Grid Not Included In Quote -Note 1st Floor Install Quoted

Ref: 02

CURTIS & SMITH & GREENE QUOTED

Freight (est.): \$1,941.53

Delivery Services (est.):

\$0.00

Tax (est.):

\$0.00

GRAND TOTAL*:

\$23,704.85

^{*}Pricing is firm until the earlier of 30 days from today's date or December 31 of this year. All tax, freight, and logistics services quoted are estimates, and may be subject to change upon the date of your order. This purchase and any confidential information (such as pricing) are subject to your contract with Direct Supply, or if you do not have a contract, then it is subject to our standard terms and conditions found at http://www.directsupply.net/StaticHTML/dsn/TermsOfSale.html.

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Page	1	10	1	Pages

TO: Design Structures Phone: (541) 288-6145

ATNN: Rich

Email: rmason@designstructures.com

OPOSA

PO Box 966 1539 Bargeway Road

The Dalles, OR 97058

CCB#94244

(541) 298-8889

devcomechanical.com

JOB NAME: Columbia Basin - Plumbing above cooler

LOCATION: Kitchen

Date: 10/14/2014; Revised 10/21/2014

We	hereby	submit	specifications	and	estimates	for
			ob corrections of the	*****	Chairman	TOI.

- 1.) Replace the exposed drain lines above and the walk-in cooler. (RECOMMEND ED)
 - a. Cast iron will be replaced with ABS pipe
 - b. Approximately 30ft of 4" and 3" drain lines
 - c. Approximately 15ft of 3" vent line
- 2.) Replace 4" stack on the left side of the cooler. Clean out fitting will be replaced and repositioned. Access will be through an access panel in the adjacent room. (RECOMMENED)
- 3.) 2" drain lines replaced to toilets on 2nd floor. (RECOMMENDED)
 - a. 2 toilets will be removed and reset to allow install of new toilet flanges.
 - b. Sheetrock repair work included.
- 4.) Rooms affected will have to be shut-down to allow replacement drains.

5.) Condensate drain piping from new cooler compressor included. (RECURED)

6.) Drain pans and piping and installed. This was not included in original proposal. (RECURED

7.) 3" Drain line half in wall on outside of cooler not included.

Total: \$5,030,00

Emergency Repair piping drain lines and provide drain pans.

Dated: 9/14, 9/15, and 9/18 of 2014

Total: \$3,122.73 - THIS WORK ALRENDY

Proposal by Todd: todd@devcomechanical.com AGT IRON DRAIN LINES DIRECTLY OVER COOLER THIS CAST PIPING IS WHAT FAILE

WE PROPOSE hereby to furnish material and labor - - complete in accordance with these specifications, for the sum of: See total(s) above Payable as follows: Progress draws

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

AUTHORIZED SIGNATURE

Note: This proposal may be withdrawn by us if not accepted within 30 days.

ACCEPTANCE OF PROPOSAL - - The prices, specifications and conditions are satisfactory and are hereby accepted.

You are authorized to do the work as specified. Payment will be made as outlined above.

Signature

Date



2700 West Second Street The Dalles, OR 97058 Phone (541) 296-5574 Fax (541) 296-2222 wirenut@hireelectric.com

Date: 10/15/2014

Project # 7083

Design Structures
Attn: Rich Mason

RE: Columbia Basin Building Façade Improvements

RE: Cooler Proposal

- Demo (3) circuits feeding existing walk in cooler. (WOPK ALPEADY COMPLETED)
- Alter circuits to go from 3 phase to single phase including the necessary breakers and disconnects.
- Reconnect cooler manufacturer ceiling lights.
- Install circuitry from compressor, condenser and fans.
- Provide heat trace on sump if necessary.
- Relocate exterior unit from roof to ground mount HVAC pad area.

Additional amount \$ 3.242.00

Please issue a change order for this cost if the changes are accepted by the owner and the architect.

Taner Elliott General Manager



4708 NE MINNEHAHA ST VANCOUVER, WA 98661 TEL (360) 699-4403 FAX (360) 699-4485

October 21, 2014

Design Structures

Attn: Rich Mason

Proposal for:

Columbia Basin - New Cooler

Base Price: \$810

Work description:

Replace (2) Dry Pendent Sprinklers where walk-in cooler is being replaced. Includes one trip to provide safe-off and a second trip to install the new sprinklers after construction of the box.

Exclusions:

Electrical / Alarms, painting of piping, shift work, relocating existing overhead piping

Assumptions:

Work to be performed from a clear floor at a mutually agreeable schedule.

Patriot Fire Protection will provide the materials and labor for the above price, plus applicable state and local taxes. Our price includes only that described in the scope of work above and will remain in effect for thirty days, after which it will be subject to our review.

Upon acceptance, please sign and return this proposal. Please contact us for scheduling of the work to be performed. If you have any questions regarding this proposal, or difficulty in receipt of this fax, please do not hesitate to call. Thank you for the opportunity to make this proposal.

Will Holden Patriot Fire Protection, Inc. Contact	Accepted By: Printed: Name / Title: ct Information:

TACOMA, WA OFFICE TEL (253) 926-2290 FAX (253) 922-6150

willh@patriotfire.com PATRIFP099CF CCB: 70822

SPOKANE, WA OFFICE TEL (509) 926-3428 FAX (509) 926-3708 Subject: re: Columbia Basin Care Facility, The Dalles - RFP

Wednesday, October 15, 2014 9:16:53 AM Pacific Daylight Time Date:

From: Jenci Bergen To: Rich Mason

Hi Rich,

I would install the BASF SRS floor as a roll coat with decorative flake. This price includes grinding the concrete to remove the old coating and installing our four coat flooring system. I have attached a brochure for your reference. This is the standard floor that we install in kitchens and coolers. The cost with one mobilization is \$1,644.00. REQUIRED - OREGON HEATH AUTHORITY, 6-101.11 (A)(

Please call if you have any questions.

Jenci

> Hi Jenci, can you price two floor options that you would recommend for a new cooler that is being installed on a existing concrete floor. The cooler size is 14' x 12' and Columbia Basin Care Facility is located in The Dalles, OR.

As always, thank you!

Rich Mason | Project Manager c 541.288.6145 | p 541.296.5440 | f 541.296.5072 3591 Klindt Drive | Suite 200 | The Dalles, OR

p 503.256.5440 | f 503.253.0276 8401 Halsey St. | Suite 201 | Portland, OR 97220 www.designstructures.com

Because you can't do it over. <



BUILDING LOSS WORKSHEET

Claim #:	PRPWASC2014065163
Insured :	Wasco County
Date of Loss:	9/14/2014
Adiuster:	Eric Ramm, MBA, CPCU, AINS, LPCS

	Quantity		Unit Cost	Total
Description				
				\$ -
				\$ -
Low bid based on Direct Supply quote for cooler box and installation. Includes required plumbing per DEVCO except the	1	\$	30,611.77	\$ 30,611.77
replacement of the failed line (wear and tear are excluded in the				\$ -
policy), electrical per HINE electric, Patriot Fire Protection, and				\$ -
Specialty Coatings. Permits will paid as incurred.				\$ -
				\$ -
General Insurance per Design Structures	0.003	\$	30,611.77	\$ 91.84
				\$ -
Overhead (10%)	0.1	\$	30,730.61	\$ 3,073.06
				\$ -
Profit (10%)	0.1	\$	30,730.61	\$ 3,073.06
				\$ -
	S	ubtot	al	\$ 36,849.73
	Less pr	ior pa	ayments	\$ -
	Less	lepre	ciation	
	Less	dedu	ctible	\$ 5,000.00
	Net a	mour	nt due	\$ 31,849.73