

Exhibit B

Noel Elementary School-2200 Newcomb Dr., Odessa, TX 79764		
ARE A / S C O P E	QTY	C O S T
Remove and Replace Roof Section A	14492 SF	\$ 333,316.00
Remove and Replace Roof Section B	19214 SF	\$ 441,922.00
Remove and Replace Roof Section C	5275 SF	\$ 121,325.00
Remove and Replace Roof Section D	4577 SF	\$ 105,271.00
Remove and Replace Roof Section E	8363 SF	\$ 192,349.00
Remove and Replace Roof Section F	2405 SF	\$ 60,125.00
Remove and Replace Roof Section G	468 SF	\$ 9,360.00
Remove and Replace Roof Section H	1635 SF	\$ 37,605.00
Remove and Replace Roof Section I	1137 SF	\$ 26,151.00
Remove and Replace Roof Section J	1175 SF	\$ 23,500.00
Remove and Replace Roof Section K	199 SF	\$ 3,980.00
Remove and Replace Roof Section N	503 SF	\$ 12,575.00
Remove and Replace Roof Section O	835 SF	\$ 20,875.00
Remove and Replace Roof Section P	660 SF	\$ 15,180.00
Access Ladders	3 EA	\$ 19,500.00
Pre-Manuf. Edge Metal / Fascia / Gutters	2711 LF	\$ 67,775.00
Relocate side mounted penetrations	1 EA	\$ 500.00
Goose Necks / Roof Vents	54 EA	\$ 16,200.00
Condensation Pans	48 EA	\$ 12,000.00
Paint Cast Iron Drain Covers Safety Red	0 EA	\$ -
Paint existing gas lines safety yellow.	2295 LF	\$ 11,475.00
Mechanical Work PHP Pipe Units installed according to IMC	Package Cost	\$ 336,000.00
		\$
Subtotal		\$ 1,866,984.00
Owner's Contingency		\$ 50,000.00
TOTAL		\$ 1,916,984.00

San Jacinto Elementary School-1000 W 19th St., Odessa, TX 79763		
ARE A / S C O P E	QTY	C O S T
Remove and Replace Roof Section A	7219 SF	\$ 166,037.00
Remove and Replace Roof Section B	1254 SF	\$ 28,842.00
Remove and Replace Roof Section C-1	1916 SF	\$ 44,068.00
Remove and Replace Roof Section C-2	11007 SF	\$ 253,161.00
Remove and Replace Roof Section C-3	4838 SF	\$ 111,274.00
Remove and Replace Roof Section D	1013 SF	\$ 23,299.00
Remove and Replace Roof Section E	7218 SF	\$ 166,014.00
Remove and Replace Roof Section F-1	4529 SF	\$ 104,167.00
Remove and Replace Roof Section F-2	4767 SF	\$ 109,641.00
Remove and Replace Roof Section G	792 SF	\$ 18,216.00
Remove and Replace Roof Section H	5183 SF	\$ 119,209.00
Remove and Replace Roof Section I	1036 SF	\$ 20,720.00
Remove and Replace Roof Section J	2994 SF	\$ 59,880.00
Remove and Replace Roof Section K-1	6213 SF	\$ 142,899.00
Remove and Replace Roof Section K-2	577 SF	\$ 13,271.00
Pre-Manuf. Edge Metal / Fascia / Gutters	2915 SF	\$ 72,875.00
Relocate side mounted penetrations	1 EA	\$ 500.00

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Goose Necks / Roof Vents	35 EA	\$	10,500.00
Condensation Pans	60 EA	\$	15,000.00
Paint Cast Iron Drain Covers Safety Red	0 EA	\$	-
Paint existing gas lines safety yellow	2844 LF	\$	14,220.00
Mechanical Work PHP Pipe Units installed according to IMC	Package Cost	\$	420,000.00
		\$	
Subtotal		\$	1,913,793.00
Owner's Contingency		\$	50,000.00
TOTAL		\$	1,963,793.00

Cameron Elementary School- 2401 W 8th St., Odessa, TX 79763			
ARE A / S C O P E	QTY		C O S T
Remove and Replace Roof Section A	7171 SF	\$	143,420.00
Remove and Replace Roof Section A-A	1785 SF	\$	35,700.00
Remove and Replace Roof Section A-B	1984 SF	\$	45,632.00
Remove and Replace Roof Section A-C	1928 SF	\$	44,344.00
Remove and Replace Roof Section A-D	751 SF	\$	17,273.00
Remove and Replace Roof Section B	325 SF	\$	6,500.00
Remove and Replace Roof Section C	1433 SF	\$	28,660.00
Remove and Replace Roof Section D	664 SF	\$	13,280.00
Remove and Replace Roof Section E	7406 SF	\$	170,338.00
Remove and Replace Roof Section F	280 SF	\$	5,600.00
Remove and Replace Roof Section G	1141 SF	\$	22,820.00
Remove and Replace Roof Section H	7220 SF	\$	144,400.00
Remove and Replace Roof Section I	15144 SF	\$	302,880.00
Remove and Replace Roof Section J	2012 SF	\$	46,276.00
Remove and Replace Roof Section K	344 SF	\$	6,880.00
Remove and Replace Roof Section L	1110 SF	\$	25,530.00
Remove and Replace Roof Section M	4931 SF	\$	98,620.00
Remove and Replace Roof Section N	2026 SF	\$	40,520.00
Remove and Replace Roof Section O	479 SF	\$	11,017.00
Remove and Replace Roof Section P	1309 SF	\$	26,180.00
Remove and Replace Roof Section Q	625 SF	\$	14,375.00
Remove and Replace Roof Section R	1159 SF	\$	23,180.00
Remove and Replace Roof Section S	1505 SF	\$	30,100.00
Remove and Replace Roof Section T	9370 SF	\$	215,510.00
Remove and Replace Roof Section U	100 SF	\$	2,500.00
Remove and Replace Roof Section V	992 SF	\$	24,800.00
Remove and Replace Roof Section W	2602 SF	\$	65,050.00
Remove and Replace Roof Section X	598 SF	\$	11,960.00
Pre-Manuf. Edge Metal / Fascia / Gutters	4500 LF	\$	112,500.00
Relocate side mounted penetrations	0 EA	\$	-
Goose Necks / Roof Vents	55 EA	\$	16,500.00
Condensation Pans	56 EA	\$	14,000.00
Paint Cast Iron Drain Covers Safety Red	0 EA	\$	-
Paint existing gas lines safety yellow	2500 LF	\$	12,500.00
Mechanical Work PHP Pipe Units installed	Package Cost	\$	392,000.00
		\$	
Subtotal		\$	2,170,845.00

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Owner's Contingency		\$	50,000.00
TOTAL		\$	2,220,845.00

Crockett Middle School-2301 Conover Ave., Odessa, TX 79763			
ARE A / S C O P E	QTY		C O S T
Remove and Replace Roof Section A-1	13259 SF	\$	304,957.00
Remove and Replace Roof Section A-2	6286 SF	\$	144,578.00
Remove and Replace Roof Section A-3	8931 SF	\$	205,413.00
Remove and Replace Roof Section A-4	2790 SF	\$	64,170.00
Remove and Replace Roof Section A-5	4151 SF	\$	95,473.00
Remove and Replace Roof Section B	4274 SF	\$	98,302.00
Remove and Replace Roof Section C	3808 SF	\$	95,200.00
Remove and Replace Roof Section D	5442 SF	\$	108,840.00
Remove and Replace Roof Section E	6221 SF	\$	143,083.00
Remove and Replace Roof Section F	939 SF	\$	21,597.00
Remove and Replace Roof Section G	249 SF	\$	5,727.00
Remove and Replace Roof Section H-1	8897 SF	\$	204,631.00
Remove and Replace Roof Section H-2	8228 SF	\$	189,244.00
Remove and Replace Roof Section I-1	3155 SF	\$	72,565.00
Remove and Replace Roof Section I-2	6713 SF	\$	154,399.00
Remove and Replace Roof Section I-3	7221 SF	\$	166,083.00
Remove and Replace Roof Section I-4	3088 SF	\$	71,024.00
Remove and Replace Roof Section I-5	6713 SF	\$	154,399.00
Remove and Replace Roof Section I-6	7221 SF	\$	166,083.00
Remove and Replace Roof Section I-7	785 SF	\$	18,055.00
Remove and Replace Roof Section J	3684 SF	\$	84,732.00
Remove and Replace Roof Section K	4709 SF	\$	117,725.00
Remove and Replace Roof Section L	103 SF	\$	2,575.00
Remove and Replace Roof Section M	132 SF	\$	3,300.00
Remove and Replace Roof Section N	81 SF	\$	2,025.00
Remove and Replace Roof Section O	105 SF	\$	2,415.00
Remove and Replace Roof Section Q	108 SF	\$	2,484.00
Remove and Replace Roof Section S	103 SF	\$	2,575.00
Remove and Replace Roof Section T	533 SF	\$	10,660.00
Pre-Manuf. Edge Metal / Fascia / Gutters	4730 LF	\$	118,250.00
Relocate side mounted penetrations	0 EA	\$	-
Goose Necks / Roof Vents	64 EA	\$	19,200.00
Condensation Pans	EA	\$	10,250.00
Paint Cast Iron Drain Covers Safety Red	0 EA	\$	-
Paint existing gas lines safety yellow.	2130 LF	\$	10,650.00
Mechanical Work PHP Pipe Units installed	Package Cost	\$	287,000.00
Subtotal		\$	3,157,664.00
Owner's Contingency		\$	50,000.00
TOTAL		\$	3,207,664.00

Ector College Prep Middle School - 809 W Clements St., Odessa, TX 79763			
ARE A / S C O P E	QTY		C O S T

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Remove and Replace Roof Section A	26597 SF	\$	664,925.00
Remove and Replace Roof Section A-A	4392 SF	\$	87,840.00
Remove and Replace Roof Section A-B	17407 SF	\$	400,361.00
Remove and Replace Roof Section A-C	12600 SF	\$	289,800.00
Remove and Replace Roof Section A-D	6923 SF	\$	159,229.00
Remove and Replace Roof Section A-D-A	18047 SF	\$	415,081.00
Remove and Replace Roof Section A-D-B	2384 SF	\$	54,832.00
Remove and Replace Roof Section A-E	284 SF	\$	6,532.00
Remove and Replace Roof Section A-F	10279 SF	\$	205,580.00
Remove and Replace Roof Section A-G	4805 SF	\$	110,515.00
Remove and Replace Roof Section A-H	5606 SF	\$	140,150.00
Remove and Replace Roof Section A-I	1911 SF	\$	43,953.00
Remove and Replace Roof Section A-I-1	56 SF	\$	1,288.00
Remove and Replace Roof Section A-I-2	2273 SF	\$	52,279.00
Remove and Replace Roof Section A-J	2460 SF	\$	56,580.00
Remove and Replace Roof Section A-K	5797 SF	\$	133,331.00
Remove and Replace Roof Section A-L	1415 SF	\$	28,300.00
Remove and Replace Roof Section A-M	352 SF	\$	8,096.00
Remove and Replace Roof Section A-N	159 SF	\$	3,657.00
Remove and Replace Roof Section A-P	1422 SF	\$	28,440.00
Remove and Replace Roof Section A-Q	812 SF	\$	18,676.00
Remove and Replace Roof Section A-R	221 SF	\$	4,420.00
Remove and Replace Roof Section A-S	2120 SF	\$	53,000.00
Remove and Replace Roof Section B	663 SF	\$	15,249.00
Remove and Replace Roof Section C	963 SF	\$	22,149.00
Remove and Replace Roof Section D	704 SF	\$	16,192.00
Remove and Replace Roof Section E	500 SF	\$	11,500.00
Remove and Replace Roof Section F-1	732 SF	\$	16,836.00
Remove and Replace Roof Section F-2	1321 SF	\$	30,383.00
Remove and Replace Roof Section F-3	757 SF	\$	17,411.00
Remove and Replace Roof Section G	483 SF	\$	11,109.00
Remove and Replace Roof Section H	3298 SF	\$	65,960.00
Remove and Replace Roof Section I.1	4743 SF	\$	109,089.00
Remove and Replace Roof Section I.2	5663 SF	\$	130,249.00
Remove and Replace Roof Section I.3	5641 SF	\$	129,743.00
Remove and Replace Roof Section I.4	4686 SF	\$	107,778.00
Remove and Replace Roof Section J	2283 SF	\$	45,660.00
Remove and Replace Roof Section K	869 SF	\$	17,380.00
Remove and Replace Roof Section L.1	5095 SF	\$	117,185.00
Remove and Replace Roof Section L.2	5574 SF	\$	128,202.00
Remove and Replace Roof Section L.3	12730 SF	\$	292,790.00
Remove and Replace Roof Section L-4	5057 SF	\$	116,311.00
Remove and Replace Roof Section L-5	12306 SF	\$	283,038.00
Remove and Replace Roof Section M	777 SF	\$	15,540.00
Remove and Replace Roof Section N	3308 SF	\$	76,084.00
Remove and Replace Roof Section O.1	1933 SF	\$	44,459.00
Remove and Replace Roof Section O.2	7197 SF	\$	165,531.00
Remove and Replace Roof Section P	564 SF	\$	11,280.00
Remove and Replace Roof Section Q-1	12676 SF	\$	291,548.00

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Remove and Replace Roof Section Q-2	263 SF	\$	6,049.00
Remove and Replace Roof Section R	2193 SF	\$	50,439.00
Remove and Replace Roof Section S	16860 SF	\$	387,780.00
Remove and Replace Roof Section T	4278 SF	\$	98,394.00
Remove and Replace Roof Section U	568 SF	\$	13,064.00
Remove and Replace Roof Section V	4232 SF	\$	97,336.00
Remove and Replace Roof Section W	3625 SF	\$	83,375.00
Remove and Replace Roof Section X	995 SF	\$	19,900.00
Remove and Replace Roof Section Y.1	4796 SF	\$	110,308.00
Remove and Replace Roof Section Y-2	3132 SF	\$	72,036.00
Remove and Replace Roof Section Z	8375 SF	\$	167,500.00
Pre-Manuf. Edge Metal / Fascia / Gutters	10754 LF	\$	268,850.00
Relocate side mounted penetrations	0 EA	\$	-
Goose Necks / Roof Vents	187 EA	\$	56,100.00
Condensation Pans	110 EA	\$	27,500.00
Paint Cast Iron Drain Covers Safety Red	0 EA	\$	-
Paint existing gas lines safety yellow.	4050 LF	\$	20,250.00
Mechanical Work PHP Pipe Units installed according to IMC	Package Cost	\$	770,000.00
Subtotal		\$	7,504,402.00
Owner's Contingency		\$	50,000.00
TOTAL		\$	7,554,402.00

ORIGINAL BID PROPOSAL BREAKDOWN (A)

	A	TOTAL SUBTOTALS	\$	15,457,469.30
	B	TOTAL OWNER CONTINGENCIES	\$	250,000.00
(A x C)	5.54%	C	GENERAL CONDITIONS	\$ 856,193.10
(A x D)	1.98%	D	CM@R FEE (Multiplier "A")	\$ 300,115.60
			\$	16,863,778.00

BOARD APPROVED NOT TO EXCEED (B)

\$16,415,887.00

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VE OPTIONS and COST REDUCTIONS

1.Existing Roof Assembly Scope Reduction

To reduce overall project costs, the GMP assumes that existing adhered base sheets, vapor barriers, and substrate boards over steel and LWIC decks demonstrating satisfactory adhesion will remain in place and be incorporated into the new roofing assembly were permitted by Johns Manville.

Existing Tectum, gypsum, and cementitious deck assemblies shall remain in place and are not included for removal.

2.Wall and Curb Flashing Assemblies

The intent is to replace the specified PermaFlash system with a more cost-effective alternative while maintaining warranty compliance.

The proposed flashing assembly is anticipated to consist of a backer sheet, Dynalastic 180, and granulated cap sheet. Liquid flashing systems are excluded unless specifically required by Johns Manville to obtain the specified warranty.

3.Built-Up Roofing (BUR) System (VE Option)

The BUR roof assembly included in this GMP consists of:

- a. R-25 Polyisocyanurate Insulation
- b. 1/2" DensDeck Cover Board
- c. Four (4) Ply BUR Assembly
- d. Gravel Surfacing

4.Walk Pads

Walk pads will now consist of a single layer of cap sheet installed only on the service side of rooftop mechanical units and equipment.

5.Warranty

The GMP includes a Twenty (20) Year No Dollar Limit (NDL) Manufacturer's Warranty issued by Johns Manville.

6.Sheet Metal Fabrication

All roof-related sheet metal components, including but not limited to flashings, copings, reglets, counter flashings, gravel stops, expansion joint covers, and associated trim components, shall be shop fabricated by Protech Roofing.

7.Tapered Insulation Design Basis

All tapered insulation quantities and configurations have been developed exclusively from the Johns Manville tapered insulation drawings provided during the bid phase.

No allowances, contingencies, or supplemental quantities have been included for additional tapered insulation that may be required due to existing drainage deficiencies, field conditions, or roof deck elevations not reflected in the design documents.

8.Project Schedule (Attached Preliminary Schedule for Review)

The preliminary CPM schedule has been developed based on continuous production during normal construction operations and includes reasonable float for weather-related delays.

The schedule does not include allowances for work stoppages, restricted work hours, no-noise periods, student testing schedules, school events, graduations, athletic events, special campus activities, or other Owner-imposed restrictions that may impact production.

Any such restrictions that materially affect productivity, sequencing, manpower loading, or duration may require schedule adjustments and/or equitable compensation.

9.Occupied Campus Operations (Attached Preliminary Schedule for Review)

This GMP is based upon the assumption that the Contractor will have reasonable access to work areas during normal working hours and that the Owner will provide access to multiple work zones as required to maintain production.

The GMP does not include costs associated with excessive phasing, repeated mobilizations, restricted access, escort requirements, extended after-hours work, weekend-only work, or work performed outside of normal construction hours unless specifically identified in the contract documents.

10.Hazardous Materials

This GMP excludes the identification, testing, abatement, remediation, removal, transportation, or disposal of asbestos-containing materials, lead-containing materials, mold, hazardous substances, or other environmental contaminants not specifically identified in the contract documents.

11.Concealed Conditions

Pricing is based on conditions visible during bidding and information contained within the contract documents. Any concealed or unforeseen conditions, including deteriorated decking, structural deficiencies, concealed utilities, or substrate conditions requiring repair, shall be addressed through the change

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order process.

12. Weather Delays

The preliminary schedule includes reasonable float for normal weather conditions. Abnormally severe weather events, excessive rain, high winds, hail events, lightning delays, or other conditions preventing safe roofing operations may impact the project schedule and are outside the Contractor's control.

13. Existing Mechanical, Electrical, and Low Voltage Systems

The GMP assumes all existing rooftop equipment, utilities, conduits, supports, and related systems are in serviceable condition and can be temporarily supported or worked around utilizing normal roofing practices.

Relocation, replacement, redesign, repair, or modification of existing systems not specifically identified in the contract documents is excluded.

14. Owner-Furnished Information

The GMP is based on the plans, specifications, addenda, roof surveys, and supplemental information made available during the bidding process. Any discrepancies discovered after award that materially affect the scope, quantities, or constructability of the work shall be discussed prior to proceeding with any additional work.

FINAL PROPOSED BREAKDOWN (C) - GMP

		A	TOTAL COST OF WORK	\$	14,430,194.40	Negotiated
		B	TOTAL OWNER CONTINGENCIES	\$	250,000.00	
(A x C)	5.00%	C	GENERAL CONDITIONS	\$	721,509.72	Negotiated
(A x D)	1.25%	D	CM@R FEE (Multiplier "A")	\$	180,377.43	Negotiated
				\$	15,582,081.55	

TOTAL SAVINGS (A-C)

\$

1,281,696.45

FINAL PROPOSED BREAKDOWN (C) - GMP (PER SCHOOL)

Noel Elementary School	\$	1,722,952.54
San Jacinto Elementary School	\$	1,766,150.38
Cameron Elementary School	\$	2,003,371.69
Crocket Middle School	\$	2,914,060.97
Ector Middle School	\$	6,925,545.97
Owner Contingency	\$	250,000.00
	\$	15,582,081.55

NOTE: None of the percentages referenced above are being applied to the Owner's contingencies unless additional work is later approved and funded from those contingency accounts, at which point the applicable percentages would only be applied to the additional approved scope for transparency and accounting purposes.

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	GRANULAR	GRANULAR NOT MENTIONED DURING MEETING	STEEL DECK
ECTOR MS			
GRANULAR	38,774.00	24,882.00	
STEEL DECK			12,939.00
NOEL			
STEEL DECK			6,664.00
SAN JACINTO			
STEEL DECK			4,794.00
CAMERON			
STEEL DECK			51,598.00
CROCKET			
STEEL DECK			6,540.00
TOTALS	38,774.00		82,535.00
ADD	\$ 54,283.60	\$ 34,834.80	\$ 120,501.10
	A	B	C
TOTAL ADD Granular	\$ 89,118.40	A+B	
TOTAL ADD Densdeck	\$ 120,501.10	C	
Steel deck substrate			
1/2" Densdeck			
First layer 2.2 ISO			
Mechanical top layer 2.2 ISO			
Granular Areas AC, AB, AA, AG			
Dynalastic 250 FR CR			
Replace to match existing			
*250FR Will only be used at Ector MS			
PENDING - Adhesion test @ Lightweight decking			

Remove all vented base sheet, vapor barrier and substrate boards on steel & LWIC decks (pending positive adhesion tests) - except Tectum/gypsum/cementitious base sheet needs to stay.