



PROPOSAL MEMO

TO: David Hetynok / Santa Barbara USD
FROM: Charles Kibby
DATE: February 13, 2012
PROJECT: Santa Barbara High School
SUBJECT: Exterior Decorative Entries - Revised Proposal
Sent via ☒ email ☐ fax ☐ mail

Dear Mr. Hetynok:

Thank you for the opportunity to offer this revised proposal on the restoration of the terra cotta entries at Santa Barbara High School. Our proposal reflects the costs of prevailing wage labor and is separated by line item per each area of material or restoration work:

TERRA COTTA RESTORATION SCOPE

At the NW, SW and SE terra cotta decorative entry surrounds, the following general scope of work will be executed (some as noted, or as required):

- Abatement: Stripping of existing coatings at four outer columns to expose original terra cotta units (NW entry only, terra cotta surfaces only); assumes coatings to be removed are non lead-containing
- Cleaning: Clean all exterior entry terra cotta surfaces including application of a mild acidic-based cleaning solution and rinsing with pressurized water (NW and SE entries only).
- Preparation: Remove damaged glazed surface where loose or unstable back to sound material, approx. 1/16" deep on average; cut all damaged or loose grout joints between terra cotta blocks to prepare for new pointing mortar application as required
- Patch: Patch large voids in terra cotta profiles with specialty repair mortar designed for use with terra cotta; Apply thin-fill repair mortar to all previously prepared terra cotta glaze damage areas; Finish all patches to match existing adjacent surfaces in texture and profile
- Coat: Apply special color-matched UV-resistant acrylic coating to all previously repaired areas.
- Repoint: Install new matching pointing mortar in all joints where previous prep has occurred
- Head Joints: Caulk all head joints at all three parapet areas with polyurethane caulk rather than Portland cement-based mortar to enhance moisture resistance at joints between terra cotta units.

Northwest Entry: \$12,410
Southwest Entry: \$54,520
Southeast Entry: \$10,195

Included in this proposal are the following items:

- A) Scope of Work per line item, including all labor and materials necessary to perform scope.
- B) Boom-lift access as required
- C) Photographic documentation (digital) of repair processes for archival purposes
- D) Insurance, limited to one million (\$1,000,000) dollars per occurrence, two million (\$2,000,000) dollars aggregate.

This proposal specifically excludes:

- A) Power, on-site water source to be provided by others.
- B) Abatement of lead-based coatings is specifically excluded
- C) Deputy inspection costs, air monitoring, containment, debris testing, hazardous material disposal – we do use best practices for penetrating and abrading lead-finished surfaces, but we are not licensed abatement contractors and do not function in that capacity.
- D) Bonding costs – previous projects' costs have averaged between two (2) and three (3) percent.
- E) Fireproofing, flashing
- F) Removal and/or protection of trees and shrubbery at building perimeter.
- G) Any work not specifically outlined in this proposal is excluded.

Pricing: All pricing is based upon a forty (40) hour work week. All prices are for day work, Monday through Friday, using non-union labor at prevailing wage rates. Pricing is based upon one (1) phase of continuous site work and does not include fees for remobilization(s) or weekend work. Pricing is valid for ninety (90) days from proposal date.

Quality Assurance: Preservation Arts certifies that all work will be carried out in accordance with the Secretary of the Interior's *Standards for Rehabilitation*.

Billing Terms: 10% Deposit prior to start of work