



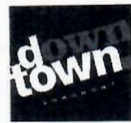
## APPLICATION Retail Conversion Grant

Date application submitted: 2/17/2021  
 Date of pre-application meeting with LDDA/LEDP: 2/13/2021  
 City Sales & Use Tax License No: \_\_\_\_\_ Date issued: \_\_\_\_\_  
 No. of existing employees (in Longmont, and globally if applicable): 80  
 No. of additional employees added as a result of this project (if applicable): 12-15  
 Business owner/operator: (Please include names of all owners/partners of the business)  
Patricia + John Sherman  
 Business name (with dba if applicable): Cupcake Garage, Inc DBA Moe's Broadway Bagel  
 Business address: 225 Main Street  
 City/state/zip code: Longmont, CO 80501  
 Note: Only businesses located in the LDDA are eligible for this grant program.  
 Year business was established: 2001  
 Business phone: (720) 974-5024 Alternate phone: (720) 352-1605  
 Email address: peter@moesbagel.com

Description of type of business and products or services provided:  
Bagel Bakery and Cafe. Providing Breakfast + lunch Sandwiches, coffee + Espresso Drinks for take out and on-site consumption  
 Number of square footage to be occupied at conversion location: 108  
 Percent of products sold outside Boulder County, if applicable: N/A

Description of eligible conversion improvements (attach additional sheets if needed)  
Moe's is completely renovating the entire site at 225 Main Street. We are removing the asbestos lined roof and raising the entire roof to create a more open and usable space. We will be adding 2 new ADA Bathrooms, new kitchen cookline, and flooring, upgrading utility service and installing new plumbing and electrical throughout the building and property. On the exterior, we are landscaping and creating new outdoor patio seating. The entire site will be brought up to code.

Description of how the project is compatible with the Downtown Longmont Master Plan of Development and/or the Advance Longmont Strategic Plan (documents on-line, <http://www.downtownlongmont.com/about/master-plan>, <http://www.longmont.org/Advance-Longmont.aspx> or on request).



We are excited to be a part of Longmont's downtown redevelopment. 225 Main Street is going to be a destination for Families, Friends, Colleagues, and individuals to grab a quick bite to eat or catch up over breakfast or lunch. We are proud to bring our fresh made organic bagels to Longmont and become a part of the downtown community. We encourage walking or biking to Mo's while also allowing commuters easy access to the property.

Total Project Cost (approximately): \$ 1,150,000

(Include all eligible grants costs and ineligible costs for the entire conversion project.)

If applicable, how much of this project cost is for equipment (approximately)? \$ 100,000

Total Retail Conversion Grant Costs \$ 188,720

(Include only project costs eligible in the grant.)

Total Grant Request: \$ 22,500

(25% of eligible project costs, maximum \$22,500)

Business Owner Applicant Name (Print or Type): John Sherman

Business Owner Signature: [Signature]

Date: 2/17/2020

If applicable:

Property Owner Applicant Name (Print or Type): John Sherman

Property Owner Signature: [Signature]

Date: 2/17/20

Submit completed application to the LDDA. Incomplete applications will not be accepted.

Hard copy or electronic copy is allowed.

Del Rae Heiser, Downtown Specialist  
 Longmont Downtown Development Authority  
 320 Main St., Longmont, CO 80501  
 Email: [delrae.heiser@longmontcolorado.gov](mailto:delrae.heiser@longmontcolorado.gov) / Phone: (303) 651-8586



■ And Environmental Management

3111 W. Hampden Ave.  
Englewood, CO 80110  
Voice (303) 419-1254  
Fax (303) 761-9488

Date: January 12, 2021

Proposal #5975-21

Proposal Submitted to:

Narvaes Western, LLC  
Mr. Amory Narvaes  
474 S. Taylor Ave., Suite B  
Louisville, CO. 80027

### **SCOPE OF WORK**

Following all regulations put forth by State and Federal Regulatory Agencies, A&L Abatement proposes to properly remove and dispose of the asbestos containing materials in the specified areas. Power and water will be the responsibility of the general contractor or property owner. All personnel performing the abatement are properly trained and certified by the above entities. Removal of all items listed below will be completed. Any unforeseen or additional removal could be subject to a change order.

#### **Base Proposal:**

1.) A&L Abatement proposes to properly remove and dispose of the asbestos containing materials listed from the location of **225 Main St. Longmont**. Removal consists of approximately 2100 SF of white roofing felt under black felt and shake shingles. Pricing is based on Narvaes Western removing the shake shingles prior to our mobilization. Removal will be conducted according to Colorado regulation 8, in a full containment under negative pressure. The material removed will be properly packaged and disposed of at a certified landfill. A state certified and insured contractor, using certified personnel, will perform the abatement.

**At The Cost Of: \$23,546.00**

2.) The proposed price above will include applicable permit fees, disposal costs, personnel air monitoring during the removal and a visual inspection followed by final clearance air sampling conducted by an independent air monitoring specialist. Any additional work will be charged accordingly based on a mutual consent by both involved parties.

3.) In the event this proposal is acceptable, this document will serve as a notice to proceed. Please sign and retain a copy for your files. We will then schedule the project and make all other necessary arrangements.



■ And Environmental Management

3111 W. Hampden Ave.  
Englewood, CO 80110  
Voice (303) 419-1254  
Fax (303) 761-9488

## SERVICES AND PAYMENTS

- Services rendered during regular business hours. Monday through Friday, 7:00 A.M. to 5:00 P.M. (excluding holidays).
- Payment will be due in full at the time of completion of the above scope of work, or as agreed upon in writing by both involved parties.

*A service charge of 1.5% periodic rate (18% annual Percentage Rate) will be made on any balance over 30 days from the invoice date. In the event of a default in payment the purchaser will be charged for all expenses incurred in collection, including attorneys fees, of past due monies owed.*

## ACCEPTANCE

Proposal #5975-21

We at Narvaes Western understand and agree to the services and payment terms noted in this document.

Accepted by:

Name: \_\_\_\_\_

Signature: \_\_\_\_\_ Title: \_\_\_\_\_

Date: \_\_\_\_\_

Thank you for the opportunity to submit this proposal for you. If you should have any questions, please feel free to contact me at (303) 419-1254. We look forward to doing business with you.

Respectfully submitted,  
A&L Abatement LLC

Bennie L. Campton  
Vice President/ Operations Manager

This proposal will expire on February 9, 2021

**ROCKY MOUNTAIN ABATEMENT, INC.**

**PO BOX 621840**

**LITTLETON, CO 80162**

**TELEPHONE: 303-932-1767**

**FAX: 303-972-2907**

*[Rich@rockymountainabatement.com](mailto:Rich@rockymountainabatement.com)*

IN CONSIDERATION of the services and materials to be provided to the purchaser by Rocky Mountain Abatement, Inc. ("Contractor") , and the mutual covenants contained herein, this Proposal shall become a contract between parties upon acceptance by Purchaser.

This Proposal includes labor, material, equipment, permits, and fees required for the completion of this project described in the Scope of Work.

**The owner will provide all water and electricity necessary for this project.**

Asbestos waste will be taken to an EPA approved landfill.

**The owner shall vacate and remove all movable items from the work area before the project.**

The removal and disposal work will be done in compliance with Federal, State and local regulations.

Rocky Mountain Abatement, Inc will provide liability and workers compensation insurance.

**Rocky Mountain Abatement, Inc is not responsible for damage to walls ceilings, and floors affected by the containment.**

**A finance charge of 1.5% per month will be added for unpaid balances. Customer is responsible for payment of all costs of collection of past due accounts, including court costs, finance charges and attorney fees.**

PROPOSAL TO: Peter Sherman

**TELEPHONE:**  
**peter@moebagel.com**

**DATE: 04/03/19**

**JOB LOCATION: 225 Main Longmont, CO**

**SCOPE OF WORK**

Removal of 1700 SF of white paper roofing layer under wood shake shingles material is friable and requires full containment.

**Cost: \$ 25,792.00**

**Final air clearances: \$ 550.00**

**Total Cost: \$ 26,342.00**

**Exclusion: Any asbestos containing materials not described in the scope of work**

**TERMS AND CONDITIONS OF PAYMENT: Payment Due upon completion of the project.**

The Above Proposal shall remain in effect for 30 days, but shall expire if not accepted by Purchaser within such period.

Rocky Mountain Abatement, Inc.

By: \_\_\_\_\_

Title: \_\_\_\_\_

The above proposal is hereby accepted this \_\_\_\_\_ day of \_\_\_\_\_,

By, \_\_\_\_\_, an authorized agent of

Purchaser: \_\_\_\_\_,

Purchaser, \_\_\_\_\_,

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(Insert Purchaser's correct entity name above)

By, \_\_\_\_\_,

Title, \_\_\_\_\_,

# ELECTRICAL INNOVATIONS CONTRACTING

## Electrical PROPOSAL

TO: Mr. Peter Touzjian  
Narvaes Construction

Project: Moe's Bagel  
Longmount, CO

### Inclusions:

1. E Drawings Dated: 11/19/2020.
2. Light fixtures, Site lighting and controls per schedule.
3. Power for equipment and outlets.
4. Electrical panel, 400-amp meter and disconnect.
5. Phone Stub-ups.
6. Electrical permit.
7. Trencher and boom lift.
8. Daily clean-up to dumpster (dumpster provided by others).

### Exclusions:

1. Concrete bases for pole and bollards light.
2. Hood control panel and contactors.
3. Fire Alarm/detection or security system. Duct detection.
4. Saw cutting/patching of interior or exterior concrete or asphalt.
5. Fire proofing.
6. Fees for telephone, data, CATV and electrical providers.
7. Sealing of Roof penetrations.
8. Tel/Data/CATV cabling or devices.
9. Mechanical controls or control wiring.
10. Install speaker and wiring for speakers.

### Clarifications:

1. This is based upon normal working hours of (Mon-Fri) 7:00am – 3:30pm.
2. This proposal is valid for 30 days.
3. Use EMT raceways and/or MC Cable as applicable.
4. Standard equipment lead times apply.
5. One Point of connection to hood control panel for equipment, make-up air and RTU.

**I t r i a l   u o t   \$   ,   00.00**

Thank you very much for this opportunity! Should you have further questions or comments, please do not hesitate to call.

William Schuh  
EIC  
Cell 720-353-7032

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January 7, 2021

Narvaes Western  
Attn: Pete Touzjian  
474 S. Taylor Ave., Suite B  
Louisville, CO. 80027

RE: **Moe's Broadway Bagel**  
**225 Main Street**  
**Longmont, CO.**  
Division 16000- Electrical Quotation

Arens Electric, Inc. is pleased to offer the following quotation for the above referenced project in the amount of **\$77,900.00**. Please review the following inclusions, clarifications, and exclusions, please call with any questions or concerns that you may have.

 **THIS PROPOSAL INCLUDES:**

1. Electrical ground up per plans dated 11-25-2020, sheets E1.1, E2.1, E3.3, E3.1, MEP1, MEP2 and MEP3.
2. Temporary power and lighting (not task specific).
3. Furnish and install lighting per plans:
  - a) Qty. (6) Type A
  - b) Qty. (14) Type C
  - c) Qty. (9) Type C2
  - d) Qty. (9) Type P1
  - e) Qty. (6) Type P2
  - f) Qty. (2) Type S1
  - g) Qty. (1) Type T 6' light track
  - h) Qty. (2) Type T 10' light track
  - i) Qty. (1) Type T 12' light track
  - j) Qty. (1) Type T 18' light track
  - k) Qty. (11) Type TH1
  - l) Qty. (9) Type TH2
  - m) Qty. (5) Type X2
  - n) Qty. (2) Type Z1
  - o) Qty. (3) Type Z2
  - p) Qty. (2) Type WA1
  - q) Qty. (2) Type WA2
  - r) Qty. (1) Type WA3
  - s) Qty. (1) Type BB1
  - t) Qty. (2) Type PP1



4. Furnish and install lighting controls.
5. Furnish and install new switchgear shown on the one-line diagram on sheet E2.1, including 400 Amp safety switch, 400 Amp C.T. can and Panel L1A.
6. Furnish and install branch power.
7. Furnish and install power supplies for mechanical equipment EF-1, EF-2, KEF-1, KEF-2, KH-1, KH-2, KH-3, MUA-1, RTU-7, ION, GWH, CP, DF1A and DF1B.
8. Furnish and install telephone/data back boxes with conduit stub-up only.
9. Daily clean up by Arens Electric to dumpster provided and paid for by others.
10. Utilizing EMT conduit and MC Cable where applicable.
11. Utilizing set screw die cast fittings.
12. Applicable taxes, excluding use tax.



#### **THIS PROPOSAL CLARIFIES:**

1. This proposal is valid for **10** days, due to fluctuations in copper prices. If project is awarded copper wire will be immediately ordered and invoiced.
2. This proposal is based on normal working hours (7:00 a.m. to 3:30 p.m., Monday through Friday.)
3. Any price increases due to tariffs after quotation date could impact pricing and may be subject to requote.



#### **THIS PROPOSAL EXCLUDES:**

1. Access doors.
2. Furnishing and install duct detectors and remote test stations for RTU units.
3. Fire alarm systems and permit.
4. Any electrical metering devices.
5. Main telephone conduit or cabling.
6. Any fire tenting, if applicable, for all fixtures and devices.
7. Fire stop and/or caulking.
8. Telephone backboard.
9. Any phone, data, security, EMS cabling or devices.
10. Cutting, patching, and/or painting to any surfaces.
11. Saw cutting or demo of any surfaces.
12. Any concrete saw cutting, removal or patching.
13. Any concrete pads or pole bases.
14. Security and paging systems or electrical provisions.
15. HVAC control wiring and/or piping regardless of voltage.
16. Any roof penetrations, roof jacks or roof patching.
17. Utility development fees for main and/or temporary power.
18. Performance and payment bond cost.
19. Use tax.

January 7, 2021  
Arens Electric, Inc.  
RE: Moe's Broadway Bagel  
Page 3 of 3

Arens Electric, Inc. is dedicated to providing you the highest level of customer satisfaction possible. If you should have any questions or concerns, please feel free to contact the undersigned. Again, we thank you for this opportunity and look forward to working with you on this project.

Sincerely,

George Tchouban  
Estimator

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**Admin Narvaes Western, LLC**

**From:** ANTHONY L. Brown <brown\_plumbing@comcast.net>  
**Sent:** Thursday, January 07, 2021 4:31 PM  
**To:** peter@narvaes.com  
**Subject:** Moe's Bagel plumbing proposal

Tony Brown  
Brown Plumbing & Heating  
1400 Violet Avenue  
Boulder, CO 80304  
303.444.2656 Office  
303.819.0704 Cell

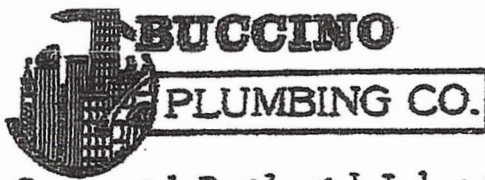
**To; Pete Touzjan at Narvaes Western**

**Plumbing proposal for Moe's Broadway Bagel at 225 Main St., Longmont includes;**

- camera inspection on sewer
- plumbing excavation and backfill (squeegy)
- PVC waste and vents
- copper and pex water pipe
- hot water re-circulation system
- steel gas pipe per plans
- State SHE 50-100Ne water heater with PVC vent
- hose spigor\t
- make up air piping and drain down (controls by others)
- 1 1/2" PRV and back flow preventer
- condensate drains per plans
- (2) ADA toilets

- (2) ADA lav and faucets with HC guard and tempering valve
- (3) floor drain
- (3) floor sinks
- (1) mop sink with faucet
- standard finish misc.
- labor
- sales tax is included

**Total plumbing proposal; \$48,000.00**



#2 plumbing

Commercial - Residential - Industrial

5105 HOLDMAN ST

ARVADA, COLO. 80005

Narvaes Western  
474 S. Taylor Ave  
Louisville Co.

12/19/20

Attn John

Ref. Moe's Bagels  
225 Main St.  
Longmont CO.

Plumbing bid-----\$45,021.00

Includes

- 2 water closets
- 2 lavs
- 1 service sink
- 1 hose bib
- 3 floor drains
- 4 floor sinks
- 1 1/2" vacuum breaker
- 1 1/2" pressure reducing valve
- 5 mixing valves
- 5 gas outlets
- Water and drain for MUU
- 1 gas water heater
- 1 pump and tank
- 3 hand sinks (by others)
- Insulation
- Hook up kitchen equipment

Exclusions

- Concrete cutting and removal
- Grease trap
- Kitchen equipment

Thank you

Louie Buccino



Dynamic Specialties  
 PO Box 3118  
 Loveland, Colorado 80539  
 Phone: 970-663-0377  
 Fax: 970-663-0030  
 www.dynamicspecialties.net

# Estimate

Date	Estimate #
1/7/2021	210110-R

Job / Location
Moe's Broadway Bagel Longmont, CO

Project	Addenda Acknowledged	Quoted By
Moe's Broadway Bagel	None	Natalya

Item	Description	Qty	Amount
	Includes 2.9% Tax on Materials		
FRP	FRP PANELS By: Crane Composites  Alternate Manufacturer, Subject to Approval Quoting trim at joints, corners, and ends, subject to approval  Base Bid: Pebbled White and Black Panels 32 - 4' x 10' Sheets, Class C, Textured White Finish; In Kitchen 104, Sales 103, Service 105, Oven 107, Office 108, and Dish 109 as Shown, to 10' AFF 8 - 4' x 8' Sheets, Class C, Textured Black Finish; Under Food Prep, Refrigerator, and Service Counters, to 4' AFF Includes Trim and Adhesive	1 Lot	\$3,277.00 Total
Installat...	ADD for installation of above panels - Based on manufacturer standard detail - Backing, blocking, caulking, and electrical by others	1 Lot	\$3,880.00 Total
FRP	Add Alternate: Smooth White and Pebbled Black Panels If Smooth White Panels are Preferred in Lieu of Pebbled White Panels	Add	\$582.00 Total
SS CG	CORNER GUARDS - No Spec Section By: CS Metal  No Specifications, Subject to Approval Stainless Steel Corner Guard, 16 Gauge, 2" Wings x 120" H, 90° Angle, Surface Mount with Adhesive	Unit	\$55.00 Each
SS EWG	Stainless Steel End Wall Guard, 16 Gauge, 2" Wings x 6" Wall Width x 120" H, 90 Degree Angles, Surface Mount with Adhesive	Unit	\$110.00 Each
SS EWG	Stainless Steel End Wall Guard, 16 Gauge, 2" Wings x 7" Wall Width x 120" H, 90 Degree Angles, Surface Mount with Adhesive	Unit	\$118.00 Each

FURNISH ONLY UNLESS OTHERWISE NOTED; SINGLE SHIPMENT TO ONE LOCATION - FREIGHT INCLUDED  
 INSTALL BASED ON SINGLE MOBILIZATION - ADDITIONAL MOBILIZATIONS WILL INCUR ADDITIONAL CHARGES  
 EXCLUDES ALL TAXES UNLESS STATED OTHERWISE - APPLICABLE TAXES NEED TO BE ADDED TO CONTRACT OR WILL BE ADDED WHEN INVOICING  
 QUOTE VALID FOR 90 DAYS - PRICE BASED ON QUANTITY, SIZE, MANUFACTURER, FINISH AND MODEL INDICATED  
 JOINT CHECKS MAY BE REQUIRED



Dynamic Specialties  
 PO Box 3118  
 Loveland, Colorado 80539  
 Phone: 970-663-0377  
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# Estimate

Date	Estimate #
1/7/2021	210110-R

Job / Location
Moe's Broadway Bagel Longmont, CO

Project	Addenda Acknowledged	Quoted By
Moe's Broadway Bagel	None	Natalya

Item	Description	Qty	Amount
SS EWG	Stainless Steel End Wall Guard, 16 Gauge, 2" Wings x 8" Wall Width x 120" H, 90 Degree Angles, Surface Mount with Adhesive	Unit	\$128.00 Each
SS EWG	Stainless Steel End Wall Guard, 16 Gauge, 2" Wings x 11" Wall Width x 120" H, 90 Degree Angles, Surface Mount with Adhesive	Unit	\$152.00 Each
Installat...	ADD for installation of above corner guards - Based on manufacturer standard detail - Backing, blocking, and caulking by others	Unit	\$18.00 Each
Exclusion	Excluding stainless steel panels; by others		
	TOILET ACCESSORIES - No Spec Section - Per Schedule By: Bobrick Washroom Equipment		
	Grab bar and restroom sign manufacturers not specified, subject to approval Quoting grab bars with concealed mounting, subject to approval		
B-6806 X 18	18" Straight Grab Bar, 1-1/2" Dia., Concealed Mounting	2 ea	
B-6806 X 36	36" Straight Grab Bar, 1-1/2" Dia., Concealed Mounting	2 ea	
B-6806 X 42	42" Straight Grab Bar, 1-1/2" Dia., Concealed Mounting	2 ea	
B-254	Sanitary Napkin Disposal, Classic Series, Surface Mount	1 ea	
B-165 1836	18" W x 36" H Glass Mirror, Stainless Steel Channel Frame	2 ea	
Mens ADA	ADA Men Restroom Sign, 6" x 8", White on Blue	1 ea	
Womens ADA	ADA Women Restroom Sign, 6" x 8", White on Blue	1 ea	
B-212	Hook and Bumper, Solid Aluminum, Matte Finish	2 ea	\$504.00 Total
Installat...	ADD for complete installation of above toilet accessories - Based on manufacturer standard detail - Backing, blocking, cut-outs, caulking, and electrical by others	1 Lot	\$200.00 Total

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 EXCLUDES ALL TAXES UNLESS STATED OTHERWISE - APPLICABLE TAXES NEED TO BE ADDED TO CONTRACT OR WILL BE ADDED WHEN INVOICING  
 QUOTE VALID FOR 90 DAYS - PRICE BASED ON QUANTITY, SIZE, MANUFACTURER, FINISH AND MODEL INDICATED  
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# Estimate

Date	Estimate #
1/7/2021	210110-R

Job / Location
Moe's Broadway Bagel Longmont, CO

Project	Addenda Acknowledged	Quoted By
Moe's Broadway Bagel	None	Natalya

Item	Description	Qty	Amount
	<b>FIRE PROTECTION SPECIALTIES - No Spec Section</b> By: JL Industries		
	No Specifications, Subject to Approval		
FE10C	Cosmic 10E Extinguisher, 10 lb Dry Chemical, Multi-Purpose	1 ea	
1015 F10	Ambassador Series Cabinet, Steel, Fully Recessed with Flat Trim, Non-Rated, Full Clear Acrylic Panel	1 ea	
FK15C	Saturn 15 Extinguisher, 6 L Wet Chemical, Class K (Kitchen)	1 ea	
MB810C	Mounting Bracket for Saturn 15 Fire Extinguisher, All Black	1 ea	\$470.00 Total
Installat...	ADD for installation of above extinguishers with cabinets or brackets - Based on manufacturer standard detail - Backing, blocking, cut-outs, caulking, and electrical by others - Only valid with installation of another scope	1 Lot	\$50.00 Total
	<b>BICYCLE RACKS - No Spec Section</b> By: Dero		
	Manufacturer Not Specified, Subject to Approval		
U Rack	Boulder Standard Hoop Rack, Surface Mount, Powder Coated Over Galvanized, Black Green RAL 6012	3 ea	\$556.00 Total
Install	ADD for installation - Based on manufacturer standard detail - Backing, blocking, cut-outs, caulking, and electrical by others	1 Lot	\$150.00 Total

FURNISH ONLY UNLESS OTHERWISE NOTED; SINGLE SHIPMENT TO ONE LOCATION - FREIGHT INCLUDED  
 INSTALL BASED ON SINGLE MOBILIZATION - ADDITIONAL MOBILIZATIONS WILL INCUR ADDITIONAL CHARGES  
 EXCLUDES ALL TAXES UNLESS STATED OTHERWISE - APPLICABLE TAXES NEED TO BE ADDED TO CONTRACT OR WILL BE ADDED WHEN INVOICING  
 QUOTE VALID FOR 90 DAYS - PRICE BASED ON QUANTITY, SIZE, MANUFACTURER, FINISH AND MODEL INDICATED  
 JOINT CHECKS MAY BE REQUIRED





## Moe's Bagel Longmont (Original Proposal)

225 Main St, Longmont, CO 80501

Plans Dated: 11/30/2020  
Specifications Seen? Yes  
Bid To: Project Estimator  
Addenda #'s Seen: N/A  
Tax: 8.515%

Estimator: Jason Stage  
Email: jasons@coloradospecialties.com  
Valid Until: 03/07/2021  
Est. Install Date: TBD 2021

We propose to furnish labor and/or materials at the prices and terms designated to perform work to the extent as:

<b>Fiber Reinforced Plastic (FRP)</b>						<b>\$ 6,100.00</b>
Furnish and Install 1160 Square Feet of: Marlite Fiber Reinforced Plastic (FRP)   Pebbled   0.090"   Class C   P199 Bright White Rooms / Wall Heights: Dish (109) / 10', Office (108) / 10', Service Entry (105) / 10', Kitchen (104) / 10', Sales Window (103) / 10'						
Fiber Reinforced Plastic (FRP) Qualifications:						
<ul style="list-style-type: none"> <li>• Priced Marlite FRP per Interior Finish Specifications on sheet A7.0. Please note that the exact locations of the FRP are not entirely clear in the plans. Please confirm where FRP is required.</li> <li>• Bid Class C FRP. If Class A becomes required, an upcharge will apply.</li> <li>• Pricing is subject to change based on revisions.</li> <li>• Wall panel and adhesives require a stable temperature at 70 degrees (+/- 5 degrees) during and after installation, for warranty.</li> </ul>						
<b>Fiber Reinforced Plastic (FRP)</b>						<b>\$ 1,379.00</b>
Furnish and Install 160 Square Feet of: Marlite Fiber Reinforced Plastic (FRP)   Pebbled   0.090"   Class C   P807 Black Room / Wall Height: Behind Counters / 4'						
Fiber Reinforced Plastic (FRP) Qualifications:						
<ul style="list-style-type: none"> <li>• Priced Marlite FRP per Interior Finish Specifications on sheet A7.0. Please note that the exact locations of the FRP are not entirely clear in the plans. Please confirm where FRP is required.</li> <li>• Bid Class C FRP. If Class A becomes required, an upcharge will apply.</li> <li>• Pricing is subject to change based on revisions.</li> <li>• Wall panel and adhesives require a stable temperature at 70 degrees (+/- 5 degrees) during and after installation, for warranty.</li> </ul>						
<b>Toilet and Bath Accessories</b>						<b>\$ 1,161.00</b>
Furnish and install the following Toilet and Bath Accessories: Rooms: Women (111), Men (112)						
Manufacturer: Bobrick						
Item	Description	Qty	Item	Description	Qty	
B-165 1836	Channel-Framed Standard Glass Mirror, 18" x 36"	2	B-212	Clothes Hook with Bumper	2	
B-254	Surface-Mounted Sanitary Napkin Disposal	1	B-6806x18	1-1/2" OD Straight Grab Bar, Length 18"	2	
B-6806x36	1-1/2" OD Straight Grab Bar, Length 36"	2	B-6806x42	1-1/2" OD Straight Grab Bar, Length 42"	2	
Manufacturer: Miscellaneous Manufacturers						
Item	Description	Qty	Item	Description	Qty	
SKU:RRE-130_150PairedSet_White_on_Black CS275272-1145	Black ADA Braille WOMEN - MEN Accessible Restroom Sign Set, Acrylic 9" x 6"	1				
Owner-Provided Accessories						
Item	Description	Qty	Item	Description	Qty	
Install Only	Surface Mounted Tissue Dispenser	2	Install Only	Soap Dispenser	2	
Install Only	Recessed Paper Towel Dispenser/Waste Receptacle	2				
Toilet and Bath Accessories Qualifications:						
<ul style="list-style-type: none"> <li>• Priced per Toilet Accessories Schedule on sheet A6.0. Locations seen in Enlarged Restroom Plan on same sheet.</li> <li>• Per the Responsibility Schedule on sheet A0.0, priced the paper towel dispensers, toilet paper dispensers, and soap dispensers as owner furnished contractor installed. Priced the other accessories as furnish and install. Owner furnished items must be confirmed onsite prior to mobilization. If not, additional trip charges will apply.</li> <li>• Pricing is subject to change based on revisions.</li> <li>• EXCLUDES: Layout and installation of in-wall blocking/backing, and recessed rough openings (if applicable).</li> </ul>						

**Stainless Steel** \$ 5,117.00

Furnish and Install 280 Square Feet of: Colorado Specialties Stainless Steel | Brushed | 20GA | #4 Polished Finish  
 Room / Wall Height: Oven (107) / 10'

**Stainless Steel Qualifications:**

- Priced stainless steel panels per Interior Finish Specifications on sheet A7.0. Location not seen in plans. Assumed at walls in Oven (107). Please confirm.
- Pricing is subject to change based on revisions.

**Impact Wall Protection** \$ 4,048.00

Furnish and Install the following Impact Wall Protection:

Rooms: Service Entry (105), Dish (109), Office (108), Dry Stor. (110), Kitchen (104), Sales Window (103)

Manufacturer: InPro

Item	Description	Units	Qty	Item	Description	Units	Qty
SAS-CGC	SS Corner Guard Cmt On 1/8"rad 2x2x120 16gaT304 90Deg	Each	6	SAS-EWC	Custom SS Endwall Cement On 2 x 6 x 2 x 120 16gaT304	Each	1
SAS-EWC	Custom SS Endwall Cement On 2 x 8 x 2 x 120 16gaT304	Each	3	SAS-EWC	Custom SS Endwall Cement On 2 x 9 x 2 x 120 16gaT304	Each	1
SAS-EWC	Custom SS Endwall Cement On 2 x 11 x 2 x 120 16gaT304	Each	2				

**Impact Wall Protection Qualifications:**

- Priced stainless steel corner guards and end wall guards per Finish Note # 5 on sheet A2.2. Locations seen in Furniture/Finish Plan on same sheet.
- Custom products require written confirmation prior to placement of order. Due to the nature of custom products, materials are non-returnable/non-refundable. This includes all competitors matched colors. Orders for custom product/colors cannot be canceled.
- Lead time on custom stainless steel products is 10 business days plus transit time.
- Corner guards are silicone adhesive applied.
- Pricing is subject to change based on revisions.
- Wall panel and adhesives require a stable temperature at 70 degrees (+/- 5 degrees) during and after installation, for warranty.

**Fire Protection Specialties** \$ 609.00

Furnish and Install the following Fire Protection Specialties:

Rooms: Oven (107), Dry Stor. (110)

Fire Extinguishers: 2

Fire Extinguisher Cabinets: 1

Manufacturer: JL Industries

Item	Description	Qty	Item	Description	Qty
FE10C	COSMIC 10E (11340) UL 4A-80BC EXTINGUISHER	1	FK15C	SATURN 15 CLASS-K EXTINGUISHER	1
C1015F10	AMBASSADOR FG W/HANDLE CR 3/8" FLAT TRIM WHITE RECESSED CABINET	1	MB810C	EXTINGUISHER WALL BRACKET	1

**Fire Protection Specialties Qualifications:**

- Priced (1) ABC extinguisher and (1) class-K extinguisher per Floor Plan on sheet A2.1. Priced (1) recessed cabinet for ABC extinguisher per Floor Plan Legend.
- Fire rating for fire extinguisher cabinet not known. An upcharge will apply if fire rated cabinets are required.
- Installation is included if accepted and installed with another scope of work. If no other scope awarded, add \$400.00 to total for labor and trip charge.
- Pricing is subject to change based on revisions.
- EXCLUDES: Layout and installation of in-wall blocking/backing, and recessed rough openings (if applicable).

**Bicycle Racks** \$ 1,191.00

Furnish and Install the following Bicycle Racks:

Room: Outside as seen in site plan

Manufacturer: Dero

Item	Description	Qty	Item	Description	Qty
HOOP RACK	Surface Mount, Powder Coated over Galvanized, Gloss Black	3			

**Bicycle Racks Qualifications:**

- Priced bike racks per detail 2 on sheet A1.1. Locations seen on Site Plan.
- Manufacturer / model not specified. Priced Dero model.
- Concrete pad for surface mounted items must be done by others before Snyder Equipment will install.
- Estimated lead time is 6 weeks.
- Pricing is subject to change based on revisions.

**Total** \$ 19,605.00

## Additions to Contract

• Due to the COVID-19 crisis in our nation, there is a possibility of delayed installation and/ or Shipping dates should our Government require mandatory additional Quarantines, Shelter-In-Place and/or Complete Shut-Downs. We ask for your patience as we all maneuver through this transitional period.

- Lead times for material begin after field measurements are completed and submittals (including applicable finish selections) are approved. Thus, lead times may vary from initial information provided at approval of contract.
- Two-to-three-week notification required prior to mobilization.

## Terms & Conditions

1. Pricing is valid for 60 days from the date of this proposal.
2. Payment Terms: Standard terms Net 30 Days with approved credit. Companies without Net 30 Days will be subject to 50-75% deposit of contract amount upon ordering materials. Acceptable forms of payment are credit card, check, or cash.
3. Sales Tax is estimated and actual will be billed. If Tax Exempt, resale, exemption certificate, or proof of Use Tax paid for all taxing jurisdictions required with order.
4. Proposal to be signed by authorized Purchaser of accepting company.
5. Shipment projections are estimated within 6 months and are contingent upon availability of necessary material such projections are based upon Colorado Specialties and/or Snyder Equipment receipt of approved shop drawings together with all necessary field dimensions and release information. Subsequent changes to drawings, dimensions or other criteria may revise shipment projections.
6. Quotes exclude any bonding requirements unless specifically noted.
7. There shall be no liability on Colorado Specialties and/or Snyder Equipment part for any delay in the delivery of material or any delay caused by strikes, fires, government regulations or any other causes beyond Colorado Specialties' and Snyder Equipment's control.
8. Prices are based on quantities shown and are subject to change upon revisions.
9. Prices are firm against escalation for 60 days from the date of this quote and upon acceptance for shipment within 6 months. Bronze, stainless steel, and market driven products are firm against escalation for 30 days from the date of this quote and upon acceptance for shipment within 3 months thereafter. Orders shipped beyond those deadlines are subject to escalation of current market value, and will be invoiced at time of shipment.
10. Cancelled orders are subject to charge of incurred costs of materials.
11. Returned goods are subject to a 25% restocking fee. Custom products are non-returnable and non-refundable.
12. Manufacturer's standard warranty applies. Colorado Specialties and/or Snyder Equipment's one year installation warranty applies. Please, refer to warranty documents.
13. Material Only Contracts: Quotes exclude unloading, handling, storage, and installation of materials on the jobsite. Customer is responsible for receiving, unloading, and inspecting materials and filing freight claims for any shortage or damage of materials along with any exclusions made in the aforementioned statement. The quote and/or proposal does not include delivery and freight charges unless otherwise stated in the proposal.
14. Insurance: Colorado Specialties and/or Snyder Equipment maintains insurance and will procure requested documents adhering to its insurance policy.
15. Scopes may require a deposit on material. Please see qualifications for more information.
16. Field measurements are required for stainless steel wall panels, toilet partitions, operable wall, lockers, and other custom-designed products that may not explicitly be called out in the above contract.
17. Colorado Specialties and/or Snyder Equipment assumes no responsibility for manufacturer delays beyond its control (including freight damage), nor does it accept the terms for liquidated damages that may arise from such delays.
18. Lead times for material begin after field measurements are completed and submittals (including applicable finish selections) are approved. Thus, lead times may vary from initial information provided at approval of contract.
19. Excludes demolition unless noted otherwise in the aforementioned scopes of work.
20. Contract can be accepted in its entirety, or select item groups based on General Contractor's needs (unless otherwise noted). If customer requires additional items, please contact the estimator for any changes or adjustments.
21. Drawings explicitly not in the architectural drawings are null and void to the quantities and types of items listed in the above proposal. A change order will ensue after the acceptance of individual, alternate, or contract total(s).
22. Walls to be prepared by others such as, blocking, cut-outs in drywall and primer, if necessary.
23. Should any item(s) be required that is not called out herein; the item(s) will be handled as a change order or revised proposal.
24. Scanning for post tension cables, x-ray, or GPR is to be performed by others. General contractor is to locate and mark locations of all existing pre / post tensioned slabs. Subcontractor holds no liability for materials or work beyond the immediate substrate of installation and will not be held liable for damages or rework to these areas or materials, unless advised in writing to the Material's / work's Existence and Exact Locations.
25. If Colorado Specialties is scheduled onsite, and can not perform the work requested due to site conditions or available space, remobilization fee will be assessed via change order, minimum of \$150
26. Verification of "City Standard" Bike Rack types to be by others. Colorado Specialties takes no responsibility if materials requested do not meet governing standards.
28. Please be advised that some pricing may be the result of Volume or discount pricing. Colorado Specialties/Snyder Equipment can not guarantee the continuation of these discounts if change orders affect volume of, or type of materials.

**Terms: NET 30 (With Approved Credit Application), OR 50% Deposit required prior to ordering, 40% Due Prior to Install, 10% Retention**

Name of customer's representative authorized by the undersigned to approve and sign all material and labor reports used as a basis for invoicing: If required by the customer.

Date Accepted: \_\_\_\_\_

Company: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_



**EXCAVATING & DEMOLITION**

10759 COUNTY ROAD 7  
LONGMONT, CO 80504

Phone 303-772-2279 / Fax 303-772-0727  
office@capexcavating.com

# Estimate

Date                      Estimate #  
12/22/2020                20-1551

NARVAES WESTERN  
474 S TAYLOR AVE. SUITE B  
LOUISVILLE, CO 80027

Project

MOE'S BAGEL, LONGMONT

Description	Total
MOBILIZATION	2,000.00
TRACKING PAD, ADD \$1,900.00	
SILT FENCE @ \$3.75 PER LINEAR FOOT INSTALLED	
ROCK SOCKS *EST. (8) @ \$85.00 EACH	680.00
EXCAVATION OF NEW FOUNDATION *BACKFILL AND COMPACT	6,800.00
DEMO CONCRETE WALL FOR NEW FOUNDATION *EXPORT OFF SITE	1,950.00
SITE DEMO *DEMO CONCRETE WALKS *DEMO PARKING LOT FOR NEW CURB AND GUTTER AND LANDSCAPE AREA ONLY *EXPORT OFF SITE	3,885.00
SITE GRADING	8,730.00

Customers Signature \_\_\_\_\_

Date \_\_\_\_\_

**Total**

**\*THIS IS AN ESTIMATE. ANYTHING NOT LISTED IN THIS ESTIMATE IS NOT INCLUDED. ANY ADDITIONAL WORK DONE WILL BE AN ADDITIONAL CHARGE. ESTIMATE IS BASED ON A 40-HOUR WORK WEEK. OVERTIME REQUESTED BY THE CUSTOMER WILL BE BILLED ACCORDINGLY.\*\*SEE EXCLUSIONS BELOW:**

**EXCLUDES (UNLESS NOTED ABOVE): ROCK, FROST, BOULDER EXCAVATION, DEWATERING, SURVEY AND LAYOUT, COMPACTION TESTING, WATER (DUST CONTROL, COMPACTION, ETC), BARRICADES, LANDSCAPE REPAIR, IMPORT OR EXPORT OF MATERIAL, SAWCUTTING, PERMITS, STORMWATER MANAGEMENT, OVERTIME, WEEKEND AND HOLIDAY PREMIUM.**

**This estimate may be withdrawn by us if not accepted within 20 DAYS. This must be signed and dated before scheduling.**



**EXCAVATING & DEMOLITION**

10759 COUNTY ROAD 7  
LONGMONT, CO 80504

Phone 303-772-2279 / Fax 303-772-0727  
office@capexcavating.com

# Estimate

Date                      Estimate #  
12/22/2020                20-1551

NARVAES WESTERN  
474 S TAYLOR AVE. SUITE B  
LOUISVILLE, CO 80027

Project

MOE'S BAGEL, LONGMONT

Description	Total
*GRADE WITHIN (+.10/-.10) *GRADE FOR NEW CURB AND GUTTER *NEW PAN AND SIDEWALKS *OVER-EX (1) FOOT RE-COMPACT/EXPORT EXCESS DIRT OFF SITE  STREET WORK FOR 1-INCH WATER *SAW CUT AND DEMO CONCRETE *EXPORT EXCESS DIRT *(1) 1-INCH TAPPING SADDLE *(1) CURB STOP *(1) METER PIT *FLOWFILL IN R.O.W. *ABANDON EXISTING 3/4-INCH TAP IN SAME EXCAVATION  *CONCRETE PATCH BACK BY OTHERS*	21,976.00
WATER (IN LOT) *UP SIZE FROM 1-INCH TO 1.5 COPPER *EST. 83 LINEAR FEET OF 1.5 COPPER *BACKFILL WITH SAME MATERIAL FROM EXCAVATION *ASPHALT PATCH BACK BY OTHERS	4,200.00

Customers Signature \_\_\_\_\_

Date \_\_\_\_\_

**Total**

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**This estimate may be withdrawn by us if not accepted within 20 DAYS. This must be signed and dated before scheduling.**



**EXCAVATING & DEMOLITION**

10759 COUNTY ROAD 7  
LONGMONT, CO 80504

Phone 303-772-2279 / Fax 303-772-0727  
office@capexcavating.com

# Estimate

Date                      Estimate #  
12/22/2020                20-1551

NARVAES WESTERN  
474 S TAYLOR AVE. SUITE B  
LOUISVILLE, CO 80027

Project

MOE'S BAGEL, LONGMONT

Description	Total
<p>*IF ROADBASE IS NEEDED IT WILL BE @ \$46.00 PER TON, PURCHASED AND PLACED</p> <p>R.O.W. ALLOWANCE FINAL BILLING @ COST + 10%</p> <p>*WATER SUPPLIED BY OTHERS *COMPACTION TESTS BY OTHERS *SURVEY AND LAYOUT BY OTHERS</p> <p>ESTIMATE BY: SEAN MCCORMICK 970-980-7367</p> <p>**SEE EXCLUSIONS BELOW:</p>	<p>1,000.00</p>

Customers Signature \_\_\_\_\_

Date \_\_\_\_\_

**Total**                      \$51,221.00

**\*THIS IS AN ESTIMATE. ANYTHING NOT LISTED IN THIS ESTIMATE IS NOT INCLUDED. ANY ADDITIONAL WORK DONE WILL BE AN ADDITIONAL CHARGE. ESTIMATE IS BASED ON A 40-HOUR WORK WEEK. OVERTIME REQUESTED BY THE CUSTOMER WILL BE BILLED ACCORDINGLY.\*\*SEE EXCLUSIONS BELOW:**

**EXCLUDES (UNLESS NOTED ABOVE): ROCK, FROST, BOULDER EXCAVATION, DEWATERING, SURVEY AND LAYOUT, COMPACTION TESTING, WATER (DUST CONTROL, COMPACTION, ETC), BARRICADES, LANDSCAPE REPAIR, IMPORT OR EXPORT OF MATERIAL, SAWCUTTING, PERMITS, STORMWATER MANAGEMENT, OVERTIME, WEEKEND AND HOLIDAY PREMIUM.**

**This estimate may be withdrawn by us if not accepted within 20 DAYS. This must be signed and dated before scheduling.**

# PROPOSAL

Proposal #: 028498  
Date: 1/7/2021

## APEX Plumbing Co.

"the underground guys"

4420 W. 58th Ave., Arvada, CO 80002

(303) 215-1348



**PROPOSAL SUBMITTED TO:**

John Mandelko  
Narvaes Western, Llc.  
474 S. Taylor Ave., Ste B  
Louisville, CO 80207  
johnm@narvaes.com

**WORK TO BE PERFORMED AT:**

225 Main St. - Moe's Bagels  
Longmont, CO

We hereby propose to furnish the materials and perform the labor necessary for the completion of:

Excavation and installation of a new 1" water tap, stub in and 1.5" service line from the City water main in Main St. to the first valve just inside the east side of the building (up to 120' total).

**Includes:**

- Saw cutting and removal of asphalt on property
- Removal and replacement of the existing soil with flowable backfill material in the street (up to 6 yards)
- Removal and replacement of concrete if/as needed (up to 8 yards)
- Capping off of existing domestic line at main
- Traffic control (up to \$4500 in cost)
- Compaction of backfill
- Bedding of pipe
- Hauling and disposal of debris, site cleanup
- Exporting of spoils
- All applicable permits and inspections (up to \$1200 in cost)

Water line carries a 1 year warranty against caused by defects in material or improper installation.

**\*Exclusions:**

- Staking of lines
- Site water for compaction
- Compaction testing
- Hazardous material handling
- Landscape
- Engineering
- Any items not listed above
- Tap fees
- Night or weekend work

\*\*Subject to approved drawings.

\*\*\*Subject to public and private utility locates.

All material is guaranteed to be as specified and the work performed as described herein for the sum of:

**Fourty-Three Thousand Nine Hundred Seventy Dollars And No/100**

**\$43,970.00**

With payments to be made as follows:

Respectfully Submitted

**One half of total balance due upon scheduling work. Second half of total balance due upon completion. Special terms may be available for real estate transactions.**

Jim McLemore

Apex Plumbing (Apex) will attempt to restore the existing landscape to the best of our ability. Apex is not responsible for replacement of any landscaping to original condition. Apex will not be responsible for the repair or replacement of sprinkler lines cut during the excavation described on this proposal. Apex will not be responsible for the operation or performance of the customer's sprinkler system, or private utilities, or for damage or delays caused by unstable soil, cave-ins, unmarked private, or mislocated public utilities or any other unforeseen complications. Additional work beyond that described on this proposal will be subject to additional charges. Invoice balance is due in full upon completion of work as described on this proposal. Any invoice not paid when due, will accrue interest at the rate of 18% per annum. Apex is entitled to an award of collection fees, attorney's fees, and any and all costs incurred to collect all unpaid balances.

### ACCEPTANCE OF PROPOSAL

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made as outlined above. A cancellation fee of up to 10% may apply if job is canceled after acceptance of this proposal.

Date

Signature