

Jessica Walker

From: Greg Meegan <gmeegan@tri-stateservice.com>
Sent: Friday, June 30, 2017 8:26 AM
To: Jessica Walker; 'Margie Jacobs'
Cc: Jamshid Baradaran; Jim Powell
Subject: RE: Additional Masonry Repair

[EXTERNAL] Use caution before clicking links and/or opening attachments.

Jessica:

Per your request, below is itemized pricing for the additional masonry repairs. Please let me know if the description with each item is all you need to itemize the scope.

As we mentioned, this work will take an additional 5-6 weeks to complete.

Let me know if you have any questions...

Scaffold Erection, Removal, Rental	\$ 6,900.00
Masonry Equipment Rental	\$ 3,700.00
Masonry Labor	\$ 12,200.00
Roof Labor	\$ 4,900.00
Roof Material	<u>\$ 2,100.00</u>
	\$ 29,800.00

I'm available anytime in the event you need my signature.

Thanks,

Greg Meegan
Tri-State Roofing & Sheet Metal Company
1624 Old Frankfort Pike
Lexington, KY 40588

Phone: 859 233-4546
Cell: 859 338-9071

We fix leaks.
Call any time, any day:
859-233-4546
lexington@tri-stateservice.com

TRI-STATE Roofing & Sheet Metal Company
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From: Margie Jacobs [<mailto:margie@thjarch.com>]

Sent: Wednesday, June 21, 2017 2:15 PM

To: Jim Powell <jpowell@lexingtonky.gov>; Jessica Walker <jwalker3@lexingtonky.gov>; 'Greg Meegan' <gmeegan@tri-stateservice.com>

Cc: Jamshid Baradaran <jbaradaran@lexingtonky.gov>

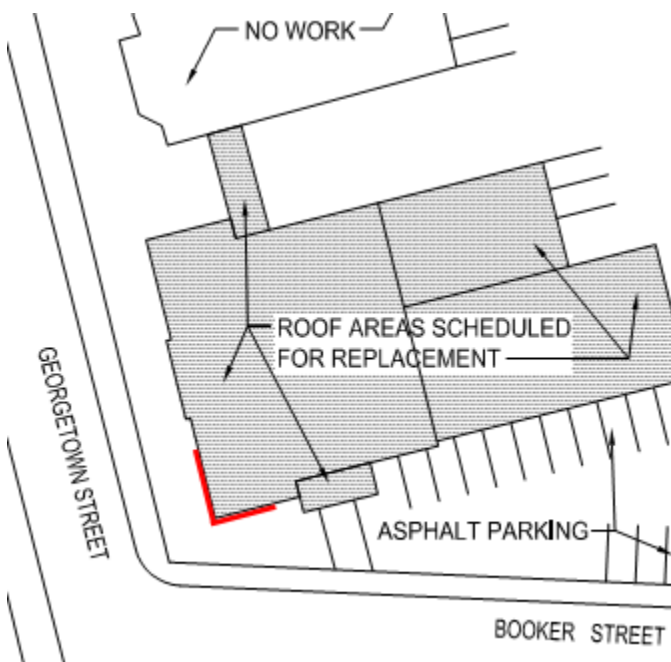
Subject: RE: Additional Masonry Repair

GREG: Please identify the time required to complete the additional work.

JESSICA / JIM: I am forwarding communications from Greg Meegan sent in response to your request for Gil Gilpin to identify locations where additional masonry repairs are needed.

I have identified the areas, as I understand if from Greg's message, on the key plan below.

Please let me know if you have questions – and/or whether or not you would like to accept this proposal, pending receipt from Greg on the time required to complete the additional work.



Thanks to all –

margie

From: Greg Meegan [<mailto:gmeegan@tri-stateservice.com>]
Sent: Tuesday, June 20, 2017 10:44 AM
To: 'Margie Jacobs' <margie@thjarch.com>
Subject: Additional Masonry Repair

Margie:

Good Morning... At our last progress meeting, it was reported that Gilpin Masonry had long term concerns for parapet walls at the Black & Williams Center. Based on that report, the request was made to get specific recommendations from Gilpin. The following is Gilpin's scope and the cost for repairs.

This request is for the southwest corner of the building. The area is from the southwest corner along the front wall approximately 25 feet. It goes from the coping to the second floor window lintel. The second wall is from the southwest corner along the side wall at Booker Street approximately 20 feet. This area is from the coping down approximately twelve courses of brick including the stone belt course.

The is price is assuming the inner wythe of brick will remain in place and no work is included in this price. The current roof repairs have already covered the coping and inner wall with membrane. This will be damaged to remove and reset the coping. If the inner wythe is relayed, more of the roof fabric will be disturbed.

This work must be done from scaffolding because of the size of the wall being rebuilt. This will require the owner having the electric service at this corner modified by the utility company. It is currently anchored into the brick with will be removed.

The side wall coping has bowed outward approximately 1.5" and the brick another .5" past that. On the front wall, the coping has remained straight but the brick have moved outward approximately 2". An examination of the parapet wall shows the original mortar has deteriorated severely and has no strength remaining. The sections we have already repaired were so damaged that the mortar was little more than dust, no bond remained. The parapet was repointed in the past but it was shallow and only serves to prevent the deteriorated mortar from being eroded from the wall. This section has moved and is likely to fall in the future. The remainder of the parapet mortar is similar but the brick have not moved as significantly as this section.

The Roofing portion of this project will include the removal and reinstallation of the flashing in the estimated 45' area of repair.

Masonry Repair Price: \$22,900.00
Roof Repair: \$6,900.00

Please let me know if you have any questions. We can meet on-site with Gilpin Masonry if necessary.

Thanks,

Greg Meegan
Tri-State Roofing & Sheet Metal Company
1624 Old Frankfort Pike