



**construction managers • builders**

June 25, 2010

Town of Pelham Board of Selectmen  
Town of Pelham  
6 Village Green  
Pelham, NH

Re: Pelham Senior Center Expansion

Dear Selectmen,

James J. Welch & Co., Inc. is pleased to present you with a lump sum proposal in the amount of **\$357,920.00 (Three hundred fifty seven thousand, nine hundred twenty and 00/100 dollars)** for the above referenced project.

Qualifications:

1. All interior walls are assumed to be wall type 6.
2. Toilet partitions have been included as painted metal partitions.
3. An allowance of \$5,000 has been included for labor and material for re-structuring the existing building.

Exclusions:

1. Utility consumption charges during construction
2. 3rd party quality control & testing
3. Surveying, handling, abating, transporting, disposal of all hazardous or regulated material
4. Ledge blasting removal & replacement with suitable materials
5. Stockpiling, trucking, removal and replacement of unsuitable or regulated soils
6. Union or prevailing wages
7. Remedial work on existing building due to code violations
8. Builder's Risk Insurance

Please do not hesitate to call if you have any questions. Thank you for the opportunity.

Respectfully,

*Michael J. Welch*

Michael J. Welch  
Treasurer  
James J. Welch & Co., Inc.

Acceptance:

\_\_\_\_\_  
[Sign & Print]

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