

2005 Moody Museum Repairs

Bid Form

Item #	Description	Price
1	Roof Repair - Addition	\$ 1,900.
2	Window Repair – selected windows	\$ 27,232.
3	Drip Irrigation	\$ 600.
4	Back Door Replacement	\$ 1350.
5	Gutters – entire building	\$ 4765.
6	Gutters – Addition only	\$ 1900.
7	Paint Exterior	\$ 20,800.
8	Yard Drain	\$ 5,400.
9	Shutters	\$ 17,600.
10	Foundation Leveling	\$ 1,800.

Include pricing options and bid item warranty information on separate pages.

AUTHORITY TO QUOTE

I agree to meet the stated minimum requirements as set forth in these specifications and any documents attached for the total prices listed.

Bidder/Company Name: John Hughes Ceramic Tile Contractor, Inc.

Authorized Representative: John Hughes

Signed: [Signature]

Title: President

Address: 1308 Howard St

City, State & Zip: Taylor Tx 76574

Telephone: (512) 844 4150 cell (512) 365 8521 office

Fax #: (512) 352-5276

Date: July 5, 2005

We are a Texas Corporation

ATTACHMENT I

REFERENCES

Each bidder is to provide a minimum of three (3) verifiable references.

Company Name: City National Bank of Taylor
Address: 212 N. Main St. Taylor Tx 76574
Contact Person: Andrew Littlejohn, Pres.
Telephone #: (512) 352-8523

Company Name: Calvin Jayroe
Address: 282 High Peak Boone, N.C. 28607
Contact Person: Calvin
Telephone #: (828) 265-2830

Company Name: Cross/Recek Architects
Address: 3313 Hancock Dr. Austin Tx 78731
Contact Person: Jim Recek
Telephone #: (512) 452-0229

General Qualifications

- No building permit costs are included
- No abatement or remediation of hazardous materials is included
- No salvaging, trimming or replacement of grass or plants is included. Any plants removed will be discarded.
- No moving of furniture or items inside the building is included.

Qualification of Bid Items

2. Window Repair - Reglaze, replace broken glass, and paint sash interiors of all windows on original building. Repair and rehabilitate the 10 worst windows by matching existing muntin profiles, using vintage glass and making upper sashes stationary. All wood repairs will be crafted from dried sinker cypress. Appropriate epoxy materials will be used to preserve salvageable wood. Window sashes which are removed will be temporarily replaced with plywood to protect the building interior. All broken lower sash ropes will be repaired and weights rehung. In addition to the above 10 windows, 18 windows will be reglazed.

3. Drip Irrigation - Existing spray heads will be changed to drip style.

4. Back Door - Existing door hardware will be used on replacement door

5. Gutters - Replace existing gutters with 5 inch galvalume half-round single bead gutters mounted with galvanized brackets. Install gutters on addition as well as main building but not on the front porch.

6. Gutters - Addition - Install 5 inch galvalume half round single bead gutters on the single story addition.

7. Paint Exterior - Exterior paint for this project is PPG "Timeless" or Sherwin Williams "Duration". One prime coat as per manufacturers instructions to be sprayed and brushed or brushed on to prepared surface. Two coats of paint, at least one brushed on to follow

7. cont. - The sequence of is as follows:
Wash, strip, scrape, neutralize if needed, prime, caulk and spackle prior to applying top coats. Replace damaged trim and siding with vintage siding and trim or repair with epoxy. Existing paint which is in sound structural condition will be lightly prepped and recoated. Stripper to be used is "Peelaway 1". No lead paint remediation is included in this bid.

8. Yard Drain - Install not more than 300 LF of 4" drain line a maximum of 20" deep.

9. Shutters - Shutters are to be a fixed louver heavy duty cedar shutter. Hardware is to be similar to existing. Twenty four pair will be added to the shutters on the front porch which are salvageable.

10. Foundation Leveling - The addition can be shimmed to level with the possible exception being the portion of the addition resting on the cistern which is under the building. Foundation work under the original part of the structure is not part of this bid. Any interior materials or finishes damaged as a result of this work will be repaired as an addition to this bid and at the building owner's expense.

PROJECTS COMPLETED IN THE TAYLOR HISTORIC DISTRICT

210 North Main Street:

1900 original City National Bank building renovated in 1993, 4000 square feet. Interior renovation only.

212 North Main Street:

Main lobby building of City National Bank renovated in 1994 with 14,000 square feet. Major exterior and interior renovation of a defunct and vacant bank building. Alan Whitton, A.I.A. Austin

301 North Main Street:

Investment Centers of America renovated in 2000 with 3200 square feet. Gutting and rebuilding three connected building which date back to 1880. Alan Whitton, A.I.A., Austin.

303 North Main Street:

Cottonseed Antiques Annex owned by Calvin, Anna & Luanna Jayroe renovated in 2002 with 3000 square feet. Major interior and exterior renovate of retail space. Jim Racek, A.I.A., Austin.

311 North Main Street:

Eclectic Stuff owned by Byron Barr store front renovation 2001. Built metal and wood canopy and installed exterior lighting. Design by John Hughes.

321 & 323 North Main Street & 104 West Fourth Street (one building):

Cottonseed Antiques owned by Calvin, Anna & Luanna Jayroe renovated in 2001 with 6000 square feet. Gutted and rebuilt two story, early 1900's vintage retail and residential building. Jim Racek, A.I.A., Austin.

116 West Third Street:

City National Bank Lending Center renovated in 1995 with 9000 square feet. Interior conversion of a bank building. Alan Whitton, A.I.A., Austin.

206 West Second Street:

Louie Mueller Barbecue - built new addition to existing Texas icon in 1999 with 2500 square feet. John Hughes design.

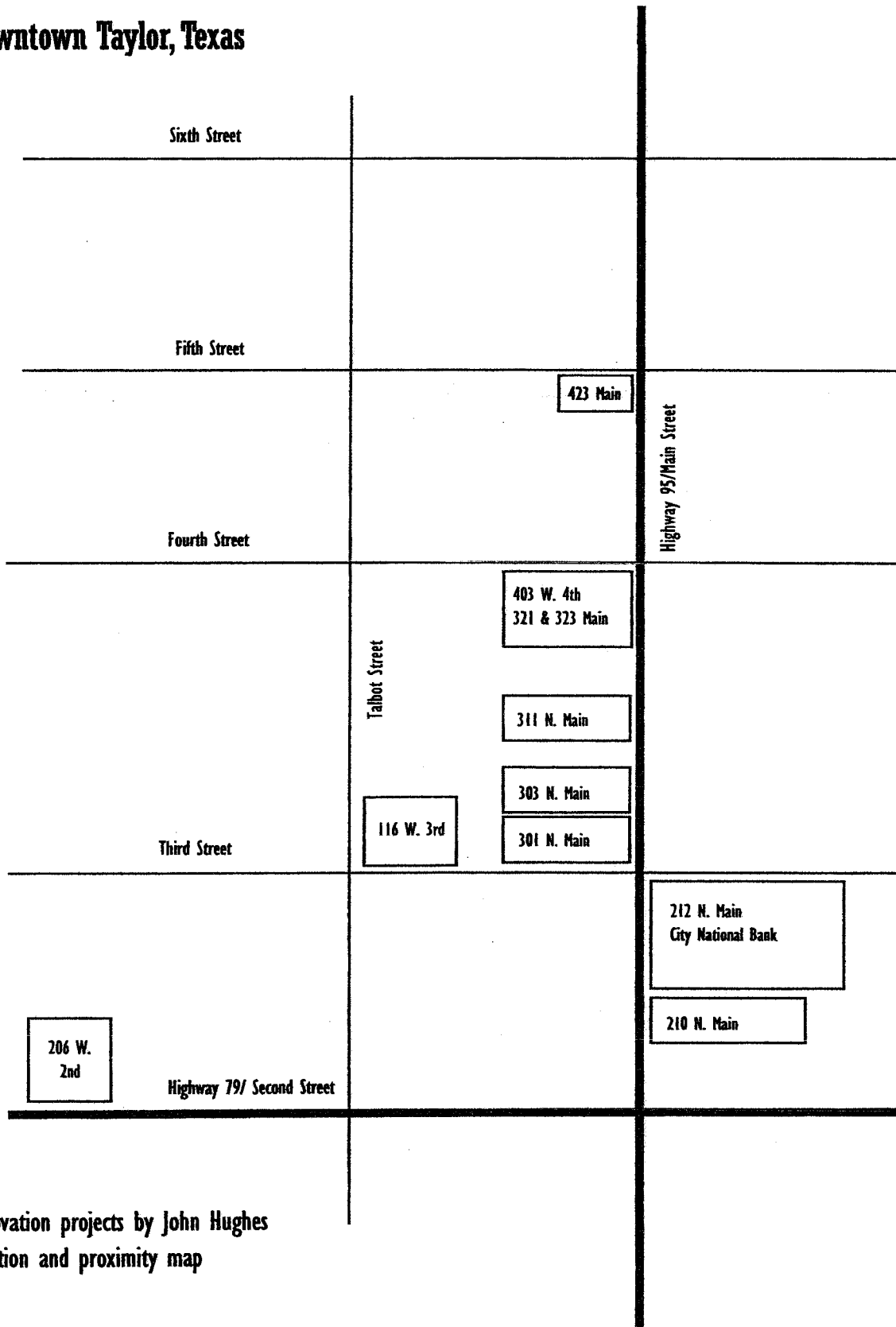
423 North Main Street:

Home Again, Home, Again furniture consignment shop store front renovation in 2002. Remade transom windows and built canopy. John Hughes design.

1308 Howard Street:

Hughes/McKenzie residence renovated in 2002. Conversion of a 1100 square foot bungalow into a two story 1700 square foot home. John Hughes design.

Downtown Taylor, Texas



Renovation projects by John Hughes
Location and proximity map

303 North Main Street: Cottonseed Antiques Annex:

The front of this building is retail display space, the rear is an efficiency apartment and the middle is a warehouse. The existing storefront and entry tile were repaired, the transom windows were rebuilt and a wood and metal canopy installed. The alley side of the building houses an efficiency apartment in the original mezzanine of the building. The original high beaded ceilings are in place throughout the building and the original pine floors and stairs have been complimented with a new pine railing. The design was by Cross-Racek Architects of Austin and Mr. Hughes was General Contractor. This project was completed in October, 2002

301 North Main Street: Investment Centers of America.

This project houses the office of Louis Hughes, John Hughes' brother and the City National Bank computer wizards. The 1880 vintage structure was gutted and refinished with site-built longleaf pine doors and trim. The original walls were repaired and the existing tin ceilings, transom windows and facade put into service. New canopies were constructed on this corner building and all mechanical systems are new. This project has received the Taylor Main Street Excellence Award the 2000 Texas Downtown Associations award for best renovation. The design was by Whitton and Whitton of Austin and Mr. Hughes was the general contractor.

206 West Second Street: Louie Mueller Barbecue.

An addition to this historic barbecue joint was designed and built by Mr. Hughes using salvaged steel from a decommissioned Air Force hanger. The project was designed to complement the existing streetscape and be convertible with sliding door to adjust to the seasons. The addition also allowed the original building to remain unmolested as the addition contains A.D.A. rest rooms and a U.S.D.A. meat inspection area as well as additional seating and BBQ pits. This project has received the Taylor Main Street Excellence Award and won the Texas Downtown Association's 1999 New Construction award.

321 & 323 North Main Street: Cottonseed Antiques; 104 West Fourth Street: Calvin & Anna Jayroe Residence.

This two-story project has recently been placed in the National Register. It is also a 20% tax credit project. The early 1900's building was gutted and renovated for commercial use on the first floor. The office space on the second floor was converted to Mr. & Mrs. Jayroe's retirement residence. This project's unique features include an elevator, restored existing scored concrete floors, repairs and treatment for rising damp, rebuilding and repairing of transom windows as well as new canopies on both street sides. The dilapidated wood windows on the second floor were all removed and rebuilt to their correct light patterns and profiles. The building was featured by the Main Street Program for the First Lady's Tour as a concept drawing. In 2001, the building was a finalist for the Texas Downtown Association's building of the year. The design was by Cross-Racek Architects and Mr. Hughes as the general contractor.

1308 Howard Street: Hughes/McKenzie Residence & 1308 1/2 Howard: Kathryn & Helen Hughes Playhouse.

In 2002, this 1929 bungalow grew from being an 1100 square foot, two bedroom home into a 1700 square foot, three bedroom and three bath home. All of the original porches were rebuilt and the original foot print of the home was maintained. Only a

symmetrical pair of eyebrow dormers were added for the upstairs bedroom and bath. The exterior is painted like a Dreamsicle in orange and ivory. On the alley, there is a 64 square foot house built mostly with recycled materials that belongs to Kathryn Hughes, age 13 and Helen Hughes, age 3. Mr. Hughes was the designer and the contractor of these projects.



FAX COVER SHEET

DATE: 7-5-05
TO: CASEY SLEDGE
FAX #: 365-1962
FROM: Bob van Til
EMAIL: bob.vantil@ci.taylor.tx.us
PHONE #: 512-352-5990

RE: Moody BID RESPONSE

SHEETS SENT (Including Cover): 13

COMMENTS: plz REVIEW + COMMENT
I NEED you at the Moody Museum
Board mtg on 7-11-05 @ 5pm.
Can you make it?
Also - Council on 7/14/05 - Can you
make it also?
(plz call me)

TRANSMISSION VERIFICATION REPORT

TIME : 07/05/2005 18:35
NAME : CITY OF TAYLOR
FAX : 5123528483
TEL : 5123523675
SER.# : BROH3J605962

DATE, TIME	07/05 18:34
FAX NO./NAME	3651962
DURATION	00:01:19
PAGE(S)	13
RESULT	OK
MODE	STANDARD ECM