

Appendix 4 - CM/GC General Conditions and Fee Matrix

Construction Staff (For Project Specific Time)				
Costs below must include fringe benefits, vacation, phone, computer, vehicle, gas, training, bonus and any other misc. cost associated with labor				
Item #	Description	General Conditions	CM/GC Fee	Cost of Work
1	Project Executive	X		
2	Senior Project Manager	X		
3	Project Manager	X		
4	Assistant Project Manager	X		
5	General Superintendent	X		
6	Project Superintendent	X		
7	Assistant Project Superintendent	X		
8	MEP Coordinator	X		
9	Project Engineer	X		
10	Office Engineer	X		
11	Scheduling	X		
12	Field Engineer	X		
13	Admin/ Receptionist	X		
13	Plan Clerk/ Document Management	X		
14	Intern	X		
15	Field Accountant	X		
16	Field Staff to manage CM/GC work	X		
17	Trades that were competitively bid			X
18	Layout/ Surveying			X
19	Safety Manager	X		
20	Flagman/Traffic Control			X
21	Security Guard			X
22	QA/QC Manager	X		
23	Staff Travel, Transportation, Lodging, Meals, Training	X		
Off-Site Construction Services and Staff (Corporate Office)				
Costs below must include fringe benefits, vacation, phone, computer, vehicle, gas, training, bonus and any other misc. cost associated with labor				
Item #	Description	General Conditions	CM/GC Fee	Cost of Work
24	Corporate Executives		X	
25	Principal in Charge		X	
26	Project Executive/Construction Manager		X	
27	Operations Manager		X	
28	Purchasing Manager		X	
29	Legal Counsel		X	
30	Project Manager		X	
31	MEP Coordinator		X	
32	Accounting/ Cost Manager		X	
33	Controller		X	
34	Scheduling		X	
35	Tech/ Network Support		X	
36	Project Coordinator/Assistant Project Eng		X	
37	BIM Coordinator / Drafting Detailer		X	
38	Safety Officer		X	
39	Secretarial		X	
40	General Administrator		X	
41	Corporate Travel, Transportation, Lodging, Meals		X	
42	Bonuses		X	

Temporary Facilities				
Item #	Description	General Conditions	CM/GC Fee	Cost of Work
43	Office/ Trailer Rental, Furnishings, and Cleaning	X		
44	Copy/Fax/Printer & Supplies	X		
45	Safety Equipment, Fire Ext & First Aid	X		
46	Temporary Toilets	X		
47	Handrails and Toe Boards			X
48	Opening Protection			X
49	Water-Ice-Cups, etc.	X		
50	Temporary Stairs			X
51	Temporary Enclosures/ Weather Protection			X
52	Temporary Building Heating			X
53	Project Signs & Bulletin Boards			X
54	Temporary Fencing			X
55	Covered Walkways			X
56	Barricades			X
57	Safety Nets			X
Overhead, Fee, Insurance and Bonds				
Item #	Description	General Conditions	CM/GC Fee	Cost of Work
58	Profit and Overhead		X	
59	Builders Risk Insurance			X
60	General Liability			X
61	Performance & Payment Bonds			X
62	Subcontractor Bonds			X
63	Subcontractor Default Insurance			X
On-Site Equipment and Utilities				
Item #	Description	General Conditions	CM/GC Fee	Cost of Work
64	Trailers/ Job Office	X		
65	Mobilization/ Demobilization of Job Office	X		
66	Utilities for Job Office (set-up and consumption)	X		
67	Document Management Programs	X		
68	Safety/ Ceromony Lunches	X		
69	Construction Progress Photos	X		
70	Off-site Storage			X
71	Final Clean			X
72	Debris Hauling/Removal			X
73	Trash Chute and Hoppers			X
74	Dust Controls/ Street Cleaning			X
75	Temporary Roads (If Required)			X
76	Radio or other communication equipment			X
77	On site storage			X
78	Rental Lifts and Contractor owned lifts			X
79	Small Tools Purchase			X
80	Small Equipment Rental			X
81	Crane and Hoisting			X
81	Erect and Dismantle Hoists/ Crane			X
82	Crane/ Hoist Operator			X
82	Temporary Elevator Rental			X
83	Elevator Operations Cost			X

