

POST-BID ADDENDUM – VALUE ENGINEERING

Date: December 5th, 2025

Project: MARBLES WEST COURTYARD ENCLOSURE & EXPANSION
Wake County Bid #: 25-093

The following (7) value engineering items modify, add to, or delete from the scope of work included in the submitted bid for this project. Revised drawings and specifications will be issued as part of the contract documents. A cost optimization and pricing trend log from Barnhill Building Group, LLC is attached.

ITEM 1: SUBSTITUTION – COUNTERTOP MATERIALS:

Durasein solid surface countertops and integral sinks to be used in lieu of Durat solid surface countertops for the restroom work, including the new single-occupant restrooms (1st and 2nd floor) and the renovations of the existing gang restrooms (1st and 2nd floor). This countertop change saves \$14,933.00.

ITEM 2: REMOVAL – THINK TANK MILLWORK:

Donated furniture to be provided by the owner/tenant in lieu of custom millwork for portions of the Think Tank, including the bench seating beneath the Blount St. windows and the North countertop/bank of drawers. Removing this custom millwork from the general contractor's scope of work saves \$5,552.00.

ITEM 3: SUBSTITUTION – GALVANIZED STEEL:

Galvanized steel to be used in lieu of stainless steel for the custom Roof Deck canopy, saving \$40,000.00.

ITEM 4: REMOVAL – RAIN LEADER:

The existing rain leader beneath the Tree Tunes courtyard will be salvaged rather than replaced, saving \$600.00.

ITEM 5: REMOVAL – ROOFTOP SITE AMENITIES:

Donated furniture to be provided by the owner/tenant in lieu of specific rooftop site amenities, including the non-storage bench near Moneypalooza and the (3) planter boxes. Removing these items from the general contractor's scope of work saves \$7,000.00.

ITEM 6: REMOVAL – ACOUSTIC PENDANTS:

The acoustic baffle ceiling pendants in the Think Tank will be removed from the project entirely, saving \$26,353.00.

ITEM 7: CONTRACTOR MARKUPS:

In the substitution and removal of the above elements (Items 1-6), a portion of the contractor markup is removed from the project as well, saving \$4,721.88.

The above (7) value engineering items provide a total reduction in the construction costs for the project of \$99,156.26.

END OF POST-BID ADDENDUM

Marbles Expansion

Cost Optimization & Pricing Trend Log

Scope Description	Quantity	Unit	Unit Cost	VALUE
Options on Countertop (Preferred Brand Included)				\$ (14,933.00)
Utilize Furniture ILO Millwork for Certain Scope				\$ (5,552)
Provide Galvanized Steel ILO Stainless at Marble Canopy				\$ (40,000.00)
Salvage Rain Leader ILO Replacement				\$ (600.00)
Donated FF&E ILO Rooftop Site Amenities				\$ (7,000.00)
Delete Acoustic Baffle Ceiling Pendants in Think Tank				\$ (26,353.00)
Contractor Markups				\$ (4,721.88)
Total Savings				\$ (99,156.26)