



AGREEMENT FOR THE
SALE AND INSTALLATION
OF A NEW MODULAR BUILDING

35484

THIS AGREEMENT ("Agreement") is made March 6th, 2020, between **WILLIAMS SCOTSMAN, INC.**, a Maryland Corporation, whose address is 901 South Bond Street, Suite 600, Baltimore, Maryland 21231, Attn: ("Seller") and the **CITY OF LONG BEACH**, whose address is 411 W. Ocean Blvd., 10th Floor, Long Beach, CA 90802, Attn: City Manager ("Buyer").

Seller agrees to deliver to Buyer and install the modular buildings and appurtenances (collectively, "Building") hereafter described pursuant to the following terms and conditions:

1. Description of the Building: Buyer shall purchase and Seller shall deliver and install a 13,184 square foot modular structure (consisting of Serial No(s) 4485, 4486, 4487, 4488, 4489, 4490, 4491, 4492, 4493, 4494) according to the following construction documents which are attached hereto and made a part of the Agreement:

- a. "Williams Scotsman Proposal" entitled "City of Long Beach" dated March 6, 2020 (including Drawings, Scope of Work, Specifications, Clarifications, Breakdown of Charges and Tentative Schedule) consisting of approximately 63 pages and attached hereto as Exhibit "A" (as the same may hereafter be amended or supplemented upon mutual consent of Buyer and Seller, the "Proposal").

The Work shall consist of the purchase or manufacture, delivery and installation of the Building, along with the labor and materials required to accomplish same ("Work"), which are to be supplied by Seller in accordance with Seller's Scope of Work as contained in the **Proposal**.

It is understood and agreed between the parties that Seller, in reliance on the promises of Buyer contained herein, is specially ordering the Building described in this Agreement from the manufacturer, based on information supplied to Seller by Buyer. In so ordering the Building, Buyer understands that the Building may not be a readily resalable product, and that Seller is incurring extraordinary costs and expenses in ordering the Building from the manufacturer.

2. Location: The Building will be installed at the following address ("Project Site"):

6847 Atlantic Avenue, Long Beach California

Buyer will specify to Seller in writing the actual placement and elevation of the Building prior to commencement of construction. In the alternative, Buyer will furnish to Seller approved plans which specify said location and elevation.

3. Purchase Price, Payment Terms: The total purchase price is: \$2,241,389.85 ("Total Purchase Price") with breakdown of charges as outlined in the **Proposal**.

Payment terms are as follows:

- a. 10% down payment due at time of signing the Agreement;
- b. 60% by first unit delivered on site;
- c. 25% by substantial completion;
- d. **balance** by thirty (30) days after (i) Punch List completion, or (ii) occupancy of the Building by Buyer, whichever occurs last.

Sales taxes are included in the Total Purchase Price. Buyer shall pay, or shall reimburse Seller for, any licenses, titles, and fees related to the sale and installation of the Building. If Buyer is tax exempt, Buyer shall provide Seller with a valid copy of Buyer's tax exempt certificate. Buyer remains responsible for the payment of any use tax which Seller, as a contractor, may be required to pay.

Any change orders will be paid to Seller as line items, billed to Buyer in the progress payment time frame in which they occur, or at the completion of Seller's installation work, in Seller's sole discretion.

The Total Purchase Price shall be subject to a price adjustment, if, a) Buyer and/or other parties delay or suspend the Work, and/or b) certain markets which provide essential materials for the Work experience significant industry wide price fluctuations which may affect cost, availability of the product/materials and/or delivery time. The price adjustment shall be based on one of the following methods: (i) the average twelve month change in the United States Construction Cost Index (CCI) as published by the ENR based upon a 20 city price, using the Proposal date as the base Index; or (ii) a new schedule of pricing agreeable to both Seller and Buyer.

5. Title: The parties expressly agree that title to the Building shall pass from Seller to Buyer only after Buyer has paid Seller the Total Purchase Price indicated in this Agreement. Buyer thereafter grants to Seller a security interest in the Building until such time as Seller has received the Total Purchase Price for the Building. Prior to the payment of the Total Purchase Price, Buyer hereby appoints Seller or its agents or assigns as Buyer's attorney-in-fact for the purpose of executing U.C.C. financing statements on behalf of Buyer, and to publicly record such statements to protect Seller's interest in the Building. Documents of title, if any, as available to Seller, related to the Building will be provided to Buyer thirty (30) days after the Total Purchase Price has been received by Seller.

6. Estimated Performance Dates: Work shall commence and the order for the Building shall be placed upon: a) Seller's receipt of this fully executed Agreement; b) receipt of the initial payment amount; and c) the receipt by Seller of all required permits, drawings, plans, and approvals, whether the aforementioned are to be obtained by Seller or by Buyer in accordance with the terms of this Agreement.

"Substantial Completion" shall be defined as the date of Seller's completion of the Work to be performed by Seller in accordance with the **Proposal**, with such scope of work completed to the point where the Building can be occupied with only minor Punch List items remaining to be corrected.

It is understood and agreed that if other contractors of Buyer are performing work related to the Building, for so long as Seller has completed the Work, the Work shall be deemed "substantially complete" even if occupancy, utilization or possession is pending due to remaining work to be performed by other contractors of Buyer.

Upon Substantial Completion, Buyer and Seller shall perform a joint inspection of the Work within seven (7) days following Seller's announcement of Substantial Completion. If corrective or repair work is required, Buyer and Seller shall develop a written list ("Punch List"). The Punch List shall identify with specificity any reasonable agreed upon corrective work requested. Such work shall be timely performed by Seller.

"Final Completion" shall be the date when Buyer, after inspecting the Building with Seller, determines that the Punch List has been completed and Seller has satisfactorily installed the Building. Buyer agrees to act reasonably in reaching this determination and will base its determination upon standards which are customarily accepted in the modular building industry. Buyer shall not unreasonably delay, condition or withhold acceptance of Final Completion. Additional work required after completion of the Punch List shall be deemed warranty work and shall not affect Final Completion.

7. Engineering and Permits: Buyer is responsible for obtaining and for the expense of obtaining any necessary drawings, plans, and building permits unless otherwise stated as an obligation of Seller in the **Proposal**.

8. **Items not the Responsibility of Seller:** Seller shall not be held responsible for any existing conditions of the Project Site which are not apparent by visual inspection and which may hinder or interfere with construction, including but not limited to hidden conditions, latent conditions, rock removal, dewatering of Project Site, poor soil, lack of compaction, and slope. Seller has not done any independent investigation concerning the condition of the Project Site or the suitability of the Project Site for construction. Buyer shall be responsible for the geological and soil investigation and the cost to determine the suitability of the Project Site for construction. In the event that the Seller is required to deviate in the manner of construction because of unforeseen soil or other conditions, Buyer shall pay to Seller additional sums for the cost attributable thereto and 15% overhead and profit.

9. **Delays:** Seller agrees to diligently procure and deliver the Building and to install the same. Seller shall not be responsible for delays caused by acts of God; changes in laws, ordinances, or governmental rules and regulations; delays encountered in obtaining permits, licenses, tests, approvals or inspections; stormy or inclement weather; manufacturer's delays; strikes, lockouts, boycotts or other labor or union activities; riots or civil disturbances; acts of independent contractors; hazardous material encountered at the Project Site; conditions existing at the Project Site; acts of Buyer, its agents and employees; or other third parties; and/or other causes beyond Seller's control. If Seller's performance is delayed the Total Purchase Price and/or the time to perform shall be subject to amendment, and documented via a written Change Order in accordance with Article 12 of this Agreement.

10. **Cash Transaction:** Buyer is responsible for having sufficient funds to comply with this Agreement. This is a cash transaction. Seller acknowledges that Buyer may be obtaining third party financing in relation to the purchase and installation of the Building. However, Buyer's obligation to make timely payment, and Seller's remedies for Buyer's failure to make timely payment, in accordance with the agreed upon payment schedule, shall not be contingent upon any such financing.

11. **Risk Of Loss; Further Liability.** Upon Substantial Completion of Seller's installation of the Building in accordance with Seller's scope of work, or, at the occupancy of the Building, whichever event first occurs, all risk of loss or damage to the Building passes from Seller to Buyer. Upon such passing of the risk of loss or damage to the Building, Buyer hereby agrees to indemnify Seller and to save, defend and hold Seller harmless against all losses, damages, liability, costs and expenses (including attorneys' fees), as a result of any actions, claims, or demands arising out of this Agreement or related to the Building.

12. **Extra Work; Change Order(s):** Seller and Buyer must agree in writing to any modification or addition to the Work, with such writing to be referred to as a "Change Order". It is understood that any items, material or labor furnished by Seller which are not described in this Agreement, are not included in the Total Purchase Price shown in Article 4 and shall be deemed extra work, and subject to a Change Order. Prior to Seller performing any extra work, all such changes in the Work shall be authorized by Buyer via a signed Change Order. However, failure to have written authorization shall not preclude Seller from recovering compensation for extra work. Seller shall not be obligated to perform any extra work until a Change Order has been signed by both parties. The Change Order shall include the changes in the Work, the adjustments to the Total Purchase Price and any revisions to the Estimated Performance Dates. All Change Orders issued pursuant to this Agreement shall be subject to the applicable terms and conditions of this Agreement. Buyer shall promptly pay Seller for any additional materials or labor necessary to facilitate (or accelerate) the project's completion. However, notwithstanding anything herein to the contrary, Seller reserves the express right to reject any Change Order work entirely, and/or to process any extra work under an entirely separate agreement, subject to mutual agreement between both Buyer and Seller.

13. **Excluded Items:** Unless otherwise included as Seller's Scope of Work in the **Proposal**, this Agreement does **not** include the following: *plumbing, gas, water and waste lines, relocation of existing utility lines that may be discovered, site improvements, modifications to existing structures or equipment, any additional work required for excavation, changes or alterations from the drawings or specifications which may be required by any public body or by Buyer.*

Seller shall not be responsible for any hazardous materials encountered at the Project Site and/or for any hazardous waste removal. Should Seller encounter any hazardous materials at the Project Site, Seller reserves the right to cease operations at the Project Site until it is safe for Seller to resume Work without being in violation of any time schedule. Cleanup, transport and disposition of any hazardous substances existing at the Project Site and the additional costs arising therefrom and from any resultant delays shall be the liability and responsibility of Buyer, at Buyer's cost and expense. Costs for hazardous remediation are not included as part of the Total Purchase Price. Any additional time required and expense incurred by Seller as a result of the aforementioned HazMat and/or delays shall be documented via an appropriate Change Order in accordance with Article 12.

14. **Warranties:** Seller hereby warrants to Buyer that at the time of installation Seller has good and marketable title to the Building, free and clear of all liens and encumbrances arising by or through Seller. Seller warrants to Buyer that the materials and equipment furnished by Seller under this Agreement will be of good quality and **NEW** (factory built) unless otherwise required or permitted by this Agreement and free from defects for a period of one (1) year from the date of Substantial Completion of the Work. Further, Seller hereby assigns to Buyer all assignable manufacturers' warranties, which shall be subject to the specific manufacturer's warranty provisions and time period. During the warranty period, Seller shall repair or replace all defective parts of the Building which are covered under Seller's warranty (excluding maintenance items such as HVAC filters, fire extinguishers, fuses/breakers, and light bulbs). Seller's warranty excludes repairs for damage or defect caused by abuse, work or modifications not executed by Seller, improper or insufficient maintenance, improper operation, unreasonable and/or excessive use, or use of the Building for a purpose for which it was not intended or other misuse. **Seller warrants to Buyer that the Building will be built in accordance with requirements of the State of California Housing Community Development (HCD) for Modular Building structures and in compliance for use by a "R" for dorm units, "B" for administration units, and "A" for dining units occupancy classification according to Type V-B non-sprinkler building type construction.** Seller makes no further representation as to the Building's compliance with any other federal, state, and/or local building codes, zoning ordinances, or other types of regulations or use codes. Seller shall have no liability whatsoever for any consequential or incidental damages, costs or expenses arising from the Building, the Work or any other factor. EXCEPT FOR THE WARRANTY SPECIFICALLY PROVIDED HEREIN, SELLER DISCLAIMS ANY AND ALL WARRANTIES INCLUDING BUT NOT LIMITED TO THE IMPLIED WARRANTIES OF FITNESS FOR A PARTICULAR PURPOSE AND MERCHANTABILITY.

15. **Insurance:** While Seller is performing work at the Project Site, Seller shall provide evidence of the following insurance coverage, covering Seller's performance of the Work:

(1) Comprehensive General Liability with minimum limits as listed below.

<i>General Aggregate</i>	\$2,000,000	<i>Products-Complete Operations Aggregate</i>	\$1,000,000
<i>Personal & Adv Injury</i>	\$1,000,000	<i>Each Occurrence</i>	\$1,000,000

Certificate shall name Buyer as an additional insured, when required.

(2) Commercial Auto Liability Coverage with combined single limit of \$1,000,000 covering owned autos, hired or non-owned autos.

(3) Workers' Compensation Insurance and Employer's Liability for all of its employees:

Part A: Workers Compensation - in compliance with applicable State Worker's Compensation laws.

Part B: Employer's Liability

<i>EL each Accident</i>	\$1,000,000	<i>EL Disease - Policy Limit</i>	\$1,000,000
<i>EL Disease - each Employee</i>	\$1,000,000		

(4) Upon Buyer's request, Seller shall furnish evidence of insurance to Buyer, stating the above limits of coverage, on the Standard Acord form, prior to commencement of any Work by Seller at the Project Site. Each certificate shall provide for a sixty (60) day notice to Buyer before cancellation of coverage.

(5) Buyer shall also be responsible for maintaining adequate insurance coverage to protect its interests.

16. **Performance; Remedies:** If Buyer fails to pay the Total Purchase Price or any other payment due hereunder as or when due, or fails to perform any other term or condition of this Agreement, then such failure shall constitute an "Event of Default". If an Event of Default occurs, Seller may do any or all of the following: (1) terminate this Agreement; (2) immediately suspend any further performance; (3) repossess the Building or any part thereof and bring an action against Buyer for any deficiency to recover the full benefits of its bargain under this Agreement; and/or (4) exercise any and all rights and remedies available at law or in equity. Moreover, any balance due owed by Buyer on this Agreement not timely paid shall bear interest at the rate of one and one-half percent (1½%) per month or the maximum rate permitted by law, whichever is lower.

17. **Attorney's Fees:** In the event any legal action is taken to enforce the provisions of this Agreement, the prevailing party shall be entitled to recover reasonable attorney's fees and court costs.

18. Project Labor Agreement. Those portions of the Work performed at the Project Site ONLY are covered by that certain Project Labor Agreement entered into as of May 22, 2015 by the City of Long Beach with the Los Angeles/Orange Counties Building and Construction Trades Council and the signatory Craft Councils and Unions (as the same may, from time to time, be amended by the negotiating parties or interpreted pursuant to its terms, the "PLA"). The PLA (i) permits Seller to employ members of its "core workforce" subject to certain parameters, and defines members of the "core workforce" as employees of Seller who, among other things, have been residing within the first or second tier zip codes set forth in Attachment "B" to the PLA for the 100 working days immediately prior to the award of the Work to the Seller (the "Residency Requirement") and (ii) may apply to certain warranty-related functions that may be performed by Seller as part of the Work. Seller shall complete and deliver to Buyer the form attached hereto as Exhibit "C" ("Letter of Assent"). Notwithstanding Seller's execution of a Letter of Assent and notwithstanding anything in this Agreement (including, without limitation, any exhibits attached hereto), any Letter of Assent, and/or the PLA (including, without limitation, any exhibits, addenda, attachments and/or schedules thereto), (i) the Buyer has agreed to waive the Residency Requirement with respect to the Work and acknowledges and agrees that an employee of Seller need not satisfy the Residency Requirement in order to be considered a member of Seller's "core workforce" or a "core employee" of Seller, and (ii) the PLA (including, without limitation, any and all of its restrictions and/or limitations on Seller's employment practices with respect to the Work) shall not apply to any warranty-related functions, work or obligations that Seller may perform as part of the Work. Buyer further acknowledges and agrees that the foregoing exceptions shall apply and be available to Seller's subcontractors (of all tiers), notwithstanding any such subcontractor's execution of a Letter of Assent. The foregoing provisions of this Section 18 are meant to supplement and clarify the terms of that certain letter from Mouhsen Habib (SR Project Manager, Project Management Bureau, City of Long Beach) to Frederick Reinton (Construction Manager, Williams Scotsman, Inc.) dated as of February 25, 2020, and shall in no way be deemed to nullify or limit any of the waivers granted therein.

19. Miscellaneous. (A) This Agreement shall be governed by and construed in accordance with the laws of the State of California. The parties hereby consent to the jurisdiction of the courts of Los Angeles County, California for the enforcement of this Agreement. Buyer hereby waives any and all rights to and/or claims of sovereign immunity. (B) Each party represents and warrants that this Agreement is valid and binding, is duly authorized by appropriate corporate action, and that the person signing has authority to bind the respective party to this Agreement. (C) Time is of the essence with respect to the performance of this Agreement. (D) Buyer shall not assign its right or obligations under this Agreement without the prior written consent of Seller. (E) All notices related to this Agreement shall be in writing and sent to the other party at its address stated herein. (F) Each party hereby irrevocably waives any right it may have to a trial by jury. (G) The parties hereby covenant and agree that each party hereto may rely on a telefacsimile or email signature of the parties on this Agreement and/or any Amendment hereto. Any such signature shall be treated as an original signature for all purposes. The telefacsimile or emailed transmission of this Agreement and/or any Amendment hereto signed by the parties shall be deemed to be the original Agreement and/or Amendment for all purposes.

20. Entire Agreement: This Agreement, which includes both the Proposal incorporated herein as Exhibit "A", and the Purchase Order - General Terms and Conditions attached hereto as Exhibit "B" and incorporated herein, constitutes the entire agreement between the parties and supersedes all other communications between the parties in relation to the subject matter of this Agreement. No agreement, representation or understanding not specifically contained in this Agreement shall be binding upon either party to this Agreement unless reduced to in writing and signed by the parties or their authorized representatives.

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IN WITNESS WHEREOF, the parties have caused this Agreement to be executed and do hereby warrant and represent that

they have read this Agreement in its entirety and that their respective signatures have been duly authorized by all the necessary and appropriate corporate action and that the parties are legally bound by this Agreement.

BUYER:

CITY OF LONG BEACH

By: 

Name/Title: _____

Date: 3/10/20

SELLER:

WILLIAMS SCOTSMAN, INC.

By: 
4B1042EC3C6544E2...

Name/Title: _____

Darren Gould

Vice President and General Counsel

Date: 03-07-2020

APPROVED AS TO FORM

3.9.20
CHARLES PARKIN, City Attorney

By: 

RICHARD ANTHONY
DEPUTY CITY ATTORNEY

EXHIBIT A

Proposal For:

City of Long Beach

Prepared For:

Mouhsen Habib

Submitted By:

Trent French

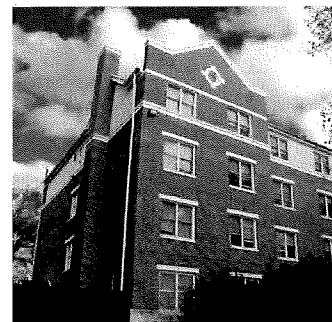
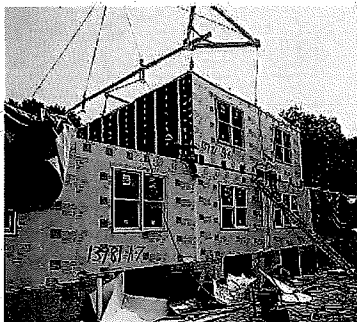
&

Fred Rienton

Date:

March 6, 2020

Using conventional techniques ...



WILLSCOT

... in unconventional ways

WILLSCOT

March 6, 2020

Mouhsen Habib
City of Long Beach
411 W. Ocean Blvd. 5th floor
Long Beach, CA 90802

Dear Customer:

Thank you for the opportunity to provide what we believe is the optimum solution to your project.

As the leader in modular construction, WillScot has the proven experience to deliver quality buildings on-time and on- budget. We have the resources and experience to meet the needs of discriminating clients like you who understand the value of high quality permanent and temporary modular construction. With an average of 20 years of construction experience each person has the committed resources and skills necessary to develop your project from concept to completion and we feel confident that the depth of our proposed solution will enable you to fully appreciate our capability.

WillScot has developed a comprehensive proposal to specifically address your needs and requirements. If you have any questions and/or need any additional information please do not hesitate to call me at 562-762-0441.

Respectfully,

Jrent French

Territory Sales Manager

WILLSCOT

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WILLSCOT

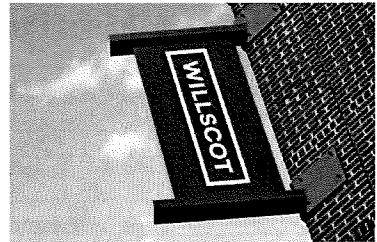
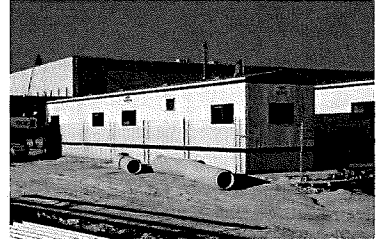
Why WillScot

At WillScot, we are focused on doing one thing very well – making it easy for you to get the temporary workspace you need, configured exactly to your specifications, delivered and set up when and where you need it.

Everything about our company and culture is geared toward providing this value. Our vast inventory of quality portable units, our near limitless array of add-on options, our coast-to-coast network of locations, our staff of temporary workspace experts – all of these assets stand ready to serve your needs.

That means when you call WillScot, it's the only call you will need to make. There's no more dealing with multiple vendors, POs, contracts, coordination and other startup headaches. Instead you get perfectly configured workspace that your people can move into and work out of right away.

It all goes back to doing that one thing very well. We focus on what we do best, so you can focus on what you do best – working your project, being productive, meeting your goals.



WILLSCOT

Our Story

Founded more than 60 years ago, we are a specialty rental services market leader providing turnkey solutions to diverse end markets across North America. Operating through our branch network of over 120+ locations in the United States, Canada and Mexico, our 2,000 employees provide high quality, cost effective modular space and portable storage solutions to a diversified client base of approximately 40,000 customers. Our products include single mobile and sales office units, multi-unit office complexes, classrooms, Flex, a modern and efficient ground-level and stackable space solution, other specialty units, and shipping containers for portable storage solutions.

These products are delivered "Ready to Work" with our growing offering of value-added products and services ("Essentials"), such as the rental of steps, ramps, furniture packages, damage waivers, and other amenities. These turnkey solutions offer customers flexible, low-cost, and timely solutions to meet their space needs on an outsourced basis, whether short, medium or long-term. Our current modular space and portable storage lease fleet comprises 80 million square feet of temporary space. In addition to leasing, we offer both new and used units for sale and provide delivery, installation and other ancillary products and services.

We are focused on doing one thing very well, making it easy for our customers to get the temporary workspace they need, configured exactly how they need it, delivered and set up when and where they need it. We handle every detail, so they can focus on what they do best – working their project, being productive and meeting their goals.



60

years of experience



40,000

customers working
in our units



450

industries served



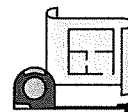
120+

locations in
North America



2,000

local experts



80

million square feet of
temporary space

WILLSCOT

WillScot Values & Innovation

People	WillScot recognizes the importance of treating our people fairly and the value that highly motivated, well trained and customer focused personnel pass on to our clients.
Safety	WillScot places the highest emphasis on Occupational Health & Safety (OHS) in everything we do. We are committed to providing a safe workplace anywhere we work.
Relationships	WillScot views its customers and suppliers as partners and values long-term relationships built on fair treatment mutual benefit.
Innovation	WillScot has the experience and expertise to create innovative, responsive and tailored solutions that address the unique needs of each customer.
Integration	WillScot's ability to draw on its national network of supplier of vendors means we can create robust solutions that integrate all elements of the supply chain.
Environment	WillScot is committed to minimizing the environmental impact of what we do and helping our customers to do the same.
Community	WillScot is a proud sponsor of the American Red Cross and supports local community events and foundations.

WORK, LEARN, LIVE, HEAL, PLAY

DISMISS ALL PRECONCEPTIONS ABOUT WHAT A BUILDING SHOULD BE. A BUILDING IS A TOOL. MAKE IT WORK FOR YOU TO ACCOMPLISH GREAT THINGS.

WILLSCOT HELPS PEOPLE WORK, LEARN, LIVE, HEAL AND PLAY THROUGH THE INNOVATIVE APPLICATION OF MODULAR, TRADITIONAL AND CUTTING-EDGE GREEN BUILDING TECHNOLOGIES. THE RESULT ARE AN EXTENSIVE ARRAY OF TEMPORARY AND PERMANENT BUILDING SOLUTIONS THAT CHALLENGE EVERY DEFINITION OF WHAT'S POSSIBLE.

Look beyond the building to what matters most, the payoff. To the things the building gives you the freedom to do. Consider the view from a few miles down the road, or a few years. Now, elevate your expectations...because business and life move in unexpected directions. And wherever they take you, WillScot is there with an enduring commitment to quality, a better building solution, unrivaled service and the people and skills to make your possibilities a reality.

WILLSCOT

WillScot Products & Services

WITH MORE THAN 40 YEARS OF INDUSTRY EXPERTISE, WILLSCOT HAS UNMATCHED DEPTH AND BREADTH OF INNOVATIVE MODULAR PRODUCTS AND SERVICES.

Modular Building Products and Storage:

WillScot offers a full line of temporary and permanent modular buildings and storage containers. These products are valuable short or long-term solutions for adding new or expanding existing facilities.

WillScot Products Include:

- Office Trailers
- Designer Series Buildings
- ModSafe™ Portable Storage
- Classrooms
- Modular complexes
- Fiberglass Enclosures
- New Custom Buildings
- Emergency Space

Industry Applications:

Our modular buildings have applications for businesses in almost every industry including commercial, construction, education, healthcare, industrial and government.

Financing Options:

- Purchase
- Rent
- Operating Lease
- Finance Lease

Additional Services:

WillScot helps you get your business up and running fast with a full range of services to help you efficiently design, build, equip and operate your building and business on time and on budget.

Services Include:

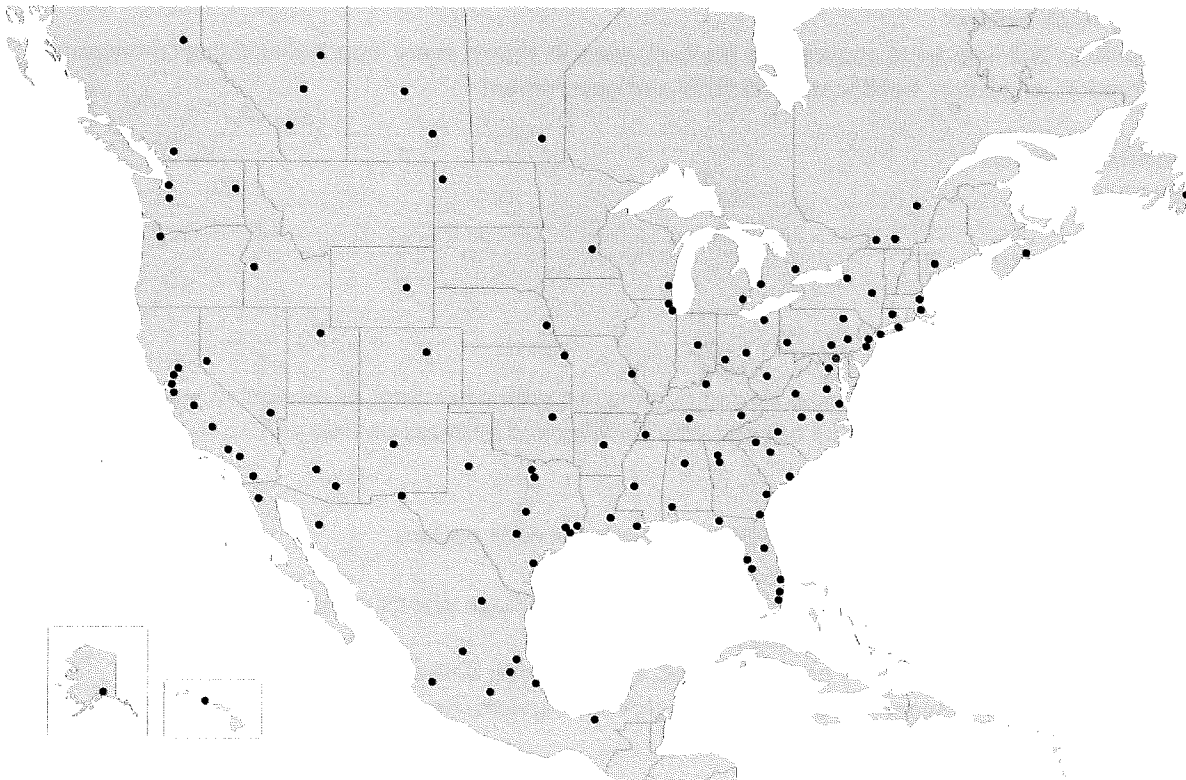
- Steps, Decks and Ramps - OSHA, CAL OSHA and general code options
- Furniture - From just the basics to professional office
- Insurance - Optional Commercial General Liability and Damage Waiver options
- Communications Services - Pre-wiring for voice and data
- Plug and Play Services - Utility hookups, HVAC, bottled water delivery and more.
- Turnkey Services - Project management, design/build services, financing options

WILLSCOT

WillScot “Quick Facts”

1. WillScot is a US Owned Company
2. Nearly 60 Years of Experience in the Commercial Modular Industry
3. Full Service Capabilities, Turnkey Projects
4. Dedicated Market and Construction Teams for Federal Government
5. Dedicated Market and Construction Teams for MedBuild
6. Dedicated Construction Teams for the Core Business
7. 120+ Branch Offices...US and Canada
8. Customer Service Metrics and Guarantee
9. Manufactures and Subcontractors: WillScot Qualified and Approved
10. EHS Training and Compliance throughout the Organization
11. Robust Strategic Account Program

WillScot Branch & Service Locations



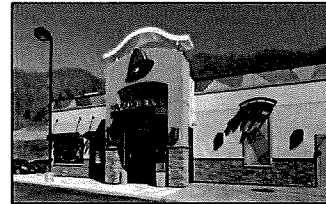
WILLSCOT

Project Profiles

Customer:	Muhlenberg College
Project Type:	Student Housing
Project Location:	Allentown, PA
Project Size:	35,722 sqft
Project Completion:	125 Days
Project Scope:	Building & Utilities to 5'-0"



Customer:	Charter Foods
Project Type:	Quick Service Restaurant
Project Location:	Grundy, VA
Project Size:	2,695 sqft
Project Completion:	88 days
Project Scope:	Building & Utilities to 5'-0"



Customer:	Southwest marine
Project Type:	Administrative Offices
Project Location:	San Diego, CA
Project Size:	24,000 sqft
Project Completion:	160 Days
Project Scope:	Turnkey Modular Project



Customer:	Grove School
Project Type:	Classroom & Media Center
Project Location:	Madison, CT
Project Size:	7,811
Project Completion:	90 days
Project Scope:	Turnkey Modular Project



Customer:	Veterans Administration
Project Type:	Admin & Healthcare Facility
Project Location:	North Haven, CT
Project Size:	20,000 sqft
Project Completion:	120 days
Project Scope:	Turnkey Modular Project



Customer:	Rocky Wall Winery
Project Type:	Winery & Special Event Facility
Project Location:	Alameda, CA
Project Size:	4,284 sqft
Project Completion:	120 days
Project Scope:	Turnkey Modular Project

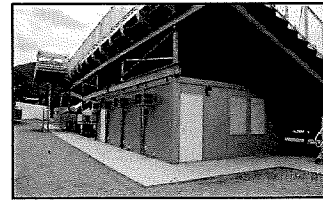


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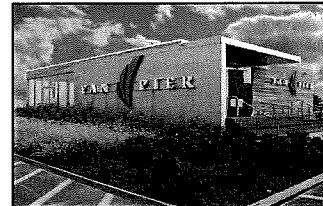
Customer:	Atlanta Motorsports Park
Project Type:	Pit Garages
Project Location:	Dawsonville, GA
Project Size:	21,000 sqft
Project Completion:	110 days
Project Scope:	Building & Utilities to 5'-0"



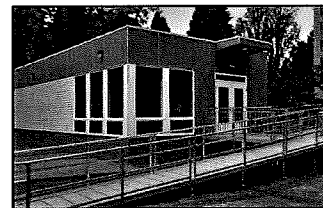
Customer:	British Virgin Islands
Project Type:	Restroom Complex & First Aid
Project Location:	Tortola, British Virgin Islands
Project Size:	800 sqft
Project Completion:	30 Days
Project Scope:	Permanent HQ Complex



Customer:	Fan Pier Marketing Center
Project Type:	Sales Center
Project Location:	Boston, MA
Project Size:	2,176 sqft
Project Completion:	84 days
Project Scope:	Turnkey Modular Project



Customer:	University of Washington
Project Type:	Admin & Healthcare Facility
Project Location:	Seattle, WA
Project Size:	1,440 sqft
Project Completion:	43 days
Project Scope:	Turnkey Modular Project



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Proposed Drawings

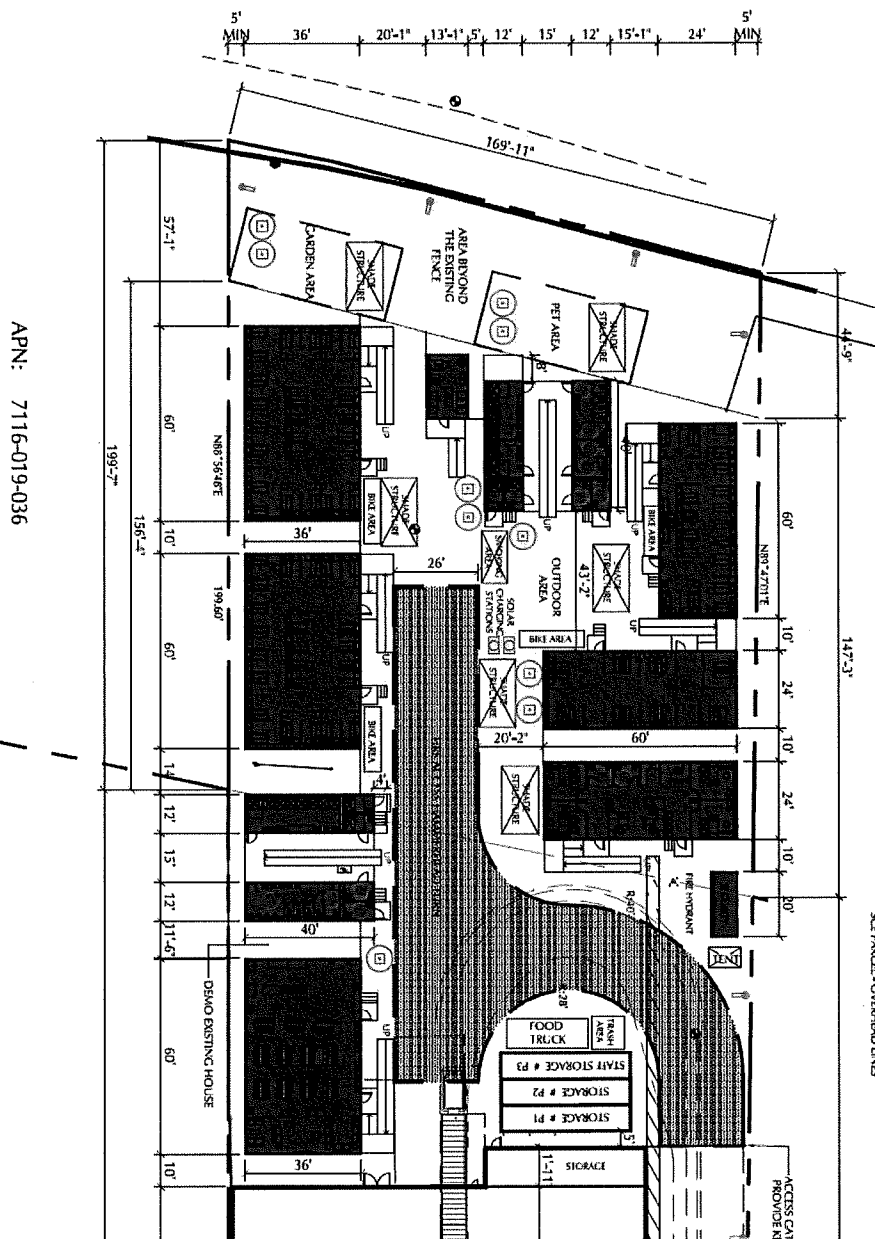


EXHIBIT A**Building Specifications****DESCRIPTION****24 x 60****R-2 NON-RESIDENTIAL**

IF YOU DO NOT SEE A SPECIFIED ITEM WRITTEN IN THE PROPOSAL, IT IS NOT INCLUDED.

BUILDING IS QUOTED PER THE 2016 CBC, 2016 CEC, 2016 CMC, 2016 CPC, AND 2016 CALIFORNIA ENERGY CODE BASED ON COMPLIANCE WITH TITLE 25, ARTICLE 3, SECTION 4369B. WILLSCOT TAKES EXCEPTION TO ALL OTHER CODES, REGULATIONS AND JURISDICTIONS. (CLIMATE ZONE 8)

ESTIMATED ELECTRICAL LOAD IS 150AMPS BASED ON 120/240 SINGLE PASE

SPRINKLER SYSTEM IS REQUIRED BUT HAS NOT BEEN PROVIDED. STATE CA WILL NEED LETTER FROM THE FIRE MASHAL FOR EXCEPTION.

FINAL FINISH, WAXING, SEALING, BUFFING, ETC OF VINYL FLOORING IS NOT PROVIDED IN WILLSCOT SCOPE OF WORK.

JBOXES ARE PROVIDED WITH CONDUIT STUBBED TO THE CEILING CAVITY FOR FUTURE PHONE/DATA. WIRING AND DEVICES ARE BY OTHERS ON SITE.

NO PROVISIONS ARE MADE TO MEET WUI FIRE HAZARD ZONE REQUIREMENTS.

WILLSCOT MODULAR'S STANDARD ONE YEAR WARRANTY APPLIES.

FIRE DAMPER'S AT A/C UNIT AND ACCESS PANEL IN PLENUM WALL.
1 HOUR EXTERIOR WALL WITH PROTECTED OPENING. (2 A/C UNITS)

PROVIDE 1 HOUR RATED WALL WITH NON-PROTECTED OPENINGS ON ONE 60' SIDE WALL (INCLUDES 5/8" GYP ON BOTH SIDES OF STUD FROM FLOOR TO BOTTOM OF RAFTER, 5/8" GYP ON BOTTOM OF RAFTER FROM SIDE WALL TO MOD-LINE BEAM, WRAP STEEL CLEAR SPAN BEAM WITH 5/8" GYP (TAPE AND MUD) OUTRIGERS AT 4" ON CENTER ON SIDE WALL ONLY, AND ADD EXTRA AXLE (MODLINE SEAM WILL BE COMPLETED AT SITE)

Size: 24 x 60 Description: R-2 NON-RESIDENTIAL

<u>COMPONENT</u>	<u>SUB-COMPONENT</u>	<u>DESCRIPTION</u>	<u>QUANTITY</u>
FRAME			
8'8'/8'	OUTRIGGER	Chassis Basement 12' X 60' - 12" X 11.8# I-Beam OR/CM/MC	
	2.00		
	AXLES	Quad Axle (4 Brake New Axles)	2.00

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FLOOR	JOIST	2 X 8 @ 16" O/C 50# FLOOR LOAD	
	DECKING	3/4" T&G Plywood	
	INSULATION	R-19 Unfaced	
	COVERING	Floor Tile VCT - 1/8" X 12" X 12" THROUGHOUT (50# OFFSET)	
	MISC	Bottom Board Mobile-Flex	
EXTERIOR WALL	STUDS	2 X 6 Ext. Wall Framing	
	SIDING	Smart Panel - 3/8" - 8" O/C Grooves - W/House Wrap	
	COVERING	1/2" Vinyl Covered Gypsum 8' Tall (Exterior Wall)	
	INSULATION	R-19 Kraft (Exterior Wall)	
INTERIOR WALL	STUDS	NONE PROVIDED	
COVE BASE	COVE BASE	Wall Base Vinyl 4" THROUGHOUT	
ROOF	JOIST	2 X 10 20# COMPLEX 1/4" IN 12"	
	MATE BEAM	Wood Clearspan Truss Ends Support	4.00
	MATE BEAM	20# Steel Clearspan - 12' Wide	
	MATE BEAM	Modline Strap	
ROOF	INSULATION	R-30 Unfaced (W/ Support Netting)	
	DECKING	1/2" Drywall	
	DECKING	1/2" Wood Decking (Roof)	
	COVERING	EPDM .045 - White	
	CEILING	2 X 4 - T-Grid - Mineral Fiber #769A 7'10" AFF	
WINDOW			
	BLINDS	Mini-Blind ADD ADA WAND	2.00

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	WINDOW 4040 - VINYL	4040 - H/S - Dual Glazed - Vinyl Frame - Clear Low E LATCH AT BOTTOM OF WINDOW	2.00
EXTERIOR DOOR			
	DOOR	36X80 - 18ga Door - W/ Tell Jamb	2.00
	LOCKSET	Panic - Tell 8300B - W/ Keyed Lever	2.00
	HARDWARE	Closer - Tell 600 Series	2.00
INTERIOR DOOR			
	DOOR	NONE PROVIDED	
ELECTRICAL			
	PANEL	ADD ARC FAULT BREAKERS	
	PANEL	Nema 3R, External, 125 Amp Single Phase	3.00
	RACEWAY	Flex W/ Ground	
	LIGHT	Troffer 2 X 4 - LED - 4000 To 6000 Lumen	16.00
	EXTERIOR LIGHTS	Exterior 30W LED Porch Light With Photocell	2.00
	EXIT/EMERGENCY LIGHTS	Exit/Emergency Light Remote Capable - Red	2.00
	EXIT/EMERGENCY LIGHTS	Exterior Remote Head for Emergency Light	2.00
ELECTRICAL	EXIT/EMERGENCY LIGHTS	Emergency Light - Dual Head	2.00
	SWITCH	15-Amp - 3-Way	4.00
	RECEPTACLE	20A - WR GFCI Protected W/ While In Use Cover	1.00
	RECEPTACLE	20A - Duplex	14.00
	J-BOXES	20A - Hard Wired J-Box AT RISER AND FACP	2.00
	PHONE/DATA	6X6 Nema 3R Entrance Box	1.00
	PHONE/DATA	4 X 4 J-Box W/ Mud Ring & 3/4" Conduit FUTURE ALARM	4.00
	PHONE/DATA	4 X 4 J-Box W/ Mud Ring & 3/4" Conduit PHONE AND DATA	4.00
SMOKE/CO ALARM		Hardwired smoke alarm/carbon monoxide	2.00
PLUMBING			
	MISC	NONE PROVIDED	
HVAC			
	H/P - WALL MOUNT	3.0-Ton - 5-KW Heat Strip - 1P - Bard, Eubank or Equal w/pgm t-	
stat	2.00		

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	DUCT	Fiberglass / Flex Return Air Duct
	DUCT	Fiberglass / Flex - Supply Air Duct
	MISC	Plenum Wall
MISC	MISC	Close-Up
	MISC	Shipping Wall
STATES	STATE APP	CA Approvals

DESCRIPTION

24 x 60

B-OFFICE

IF YOU DO NOT SEE A SPECIFIED ITEM WRITTEN IN THE PROPOSAL, IT IS NOT INCLUDED.

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ESTIMATED ELECTRICAL LOAD IS 170AMPS BASED ON 120/240 SINGLE PASE

FINAL FINISH, WAXING, SEALING, BUFFING, ETC OF VINYL FLOORING IS NOT PROVIDED IN WILLSCOT SCOPE OF WORK.

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WILLSCOT STANDARD ONE YEAR WARRANTY APPLIES.

PLUMBING MANIFOLD IS NOT INCLUDED.

FIRE DAMPER'S AT A/C UNIT AND ACCESS PANEL IN PLENUM WALL
1 HOUR EXTERIOR WALL WITH PROTECTED OPENING. (2 A/C UNITS)
PROVIDE 1 HOUR RATED WALL WITH NON-PROTECTED OPENINGS ON ONE 24' END WALL (INCLUDES 5/8" GYP ON BOTH SIDES OF STUD FROM FLOOR TO BOTTOM OF RAFTER, 5/8" GYP ON BOTTOM OF RAFTER 10' BACK FROM END WALL, WRAP STEEL CLEAR SPAN BEAM 10' BACK FROM END WALL WITH 5/8" GYP (TAPE AND MUD) (MODLINE SEAM WILL BE COMPLETED AT SITE)

WILLSCOT

Size: 24 x 60 Description: B-OFFICE

<u>COMPONENT</u>	<u>SUB-COMPONENT</u>	<u>DESCRIPTION</u>	<u>QUANTITY</u>
FRAME			
8'8'/8'	OUTRIGGER 2.00	Chassis Basement 12' X 60' - 12" X 11.8# I-Beam OR/CM/MC	
	AXLES	Quad Axle (4 Brake New Axles)	2.00
FLOOR			
	JOIST	2 X 8 @ 16" O/C 50# FLOOR LOAD	
	DECKING	3/4" T&G Plywood	
	INSULATION	R-19 Unfaced	
	COVERING	Carpet 26 OZ REMAINDER	
	COVERING	Floor Tile VCT - 1/8" X 12" X 12" KITCHENETTE AND R/R'S ONLY	
	MISC	Bottom Board Mobile-Flex	
EXTERIOR WALL			
	STUDS	2 X 6 Ext. Wall Framing	
	SIDING	Smart Panel - 3/8" - 8" O/C Grooves - W/House Wrap	
	COVERING	1/2" Vinyl Covered Gypsum 8' Tall (Exterior Wall)	
	INSULATION	R-19 Kraft (Exterior Wall)	
INTERIOR WALL			
	STUDS	Upgrade to Plumbing Wall	
	STUDS	2 X 4 Wall Framing - 8' Tall	
	INSULATION	R-11 Unfaced Int. Wall @ 8' Tall ALL WALLS	
	COVERING	1/2" Vinyl Covered Gypsum 8' Tall	
	COVERING	4' FRP Wainscot R/R'S PER CODE	
INTERIOR WALL			
	COLUMNS	Roof Support Column - Concealed	
COVE BASE			
	COVE BASE	Wall Base Vinyl 4" THROUGHOUT	

ROOF

City of Long Beach

Date 3/6/2020

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	JOIST	2 X 10 20# COMPLEX 1/4" IN 12"	
	MATE BEAM	Wood Beam - 48" - 4-Layer (Struct 1)	
	MATE BEAM	Modline Strap	
	INSULATION	R-30 Unfaced (W/ Support Netting)	
	DECKING	1/2" Wood Decking (Roof)	
	DECKING	1/2" Drywall	
	COVERING	EPDM .045 - White	
	CEILING	2 X 4 - T-Grid - Mineral Fiber #769A 7'10" AFF	
WINDOW			
	WINDOW 2046 - VINYL	2046 - V/S - Dual Glazed - Vinyl Frame - Clear Low E	9.00
	BLINDS	Mini-Blind ADD ADA WAND	12.00
	WINDOW 4030 - VINYL	4040 -FIXED- 1/4" CLEAR TEMPERED CENTER SET (INTERIOR)	3.00
EXTERIOR DOOR			
	DOOR	36X80 - 18ga Door - W/ Tell Jamb	2.00
	LOCKSET	Passage - Lockset - Grade 2 (Ext)	2.00
	LOCKSET	Deadbolt - Grade 2 - Single Cylinder	2.00
	HARDWARE	Closer - Tell 600 Series	2.00
INTERIOR DOOR			
	DOOR	36X80 Legacy Oak - Solid Core - W/ Timely Jamb	6.00
	LOCKSET	Passage - Tell Grade 2 - Lever	4.00
	LOCKSET	Privacy - Tell Grade 2 - Lever	2.00
ELECTRICAL			
	PANEL	Nema 3R, External, 125 Amp Single Phase	2.00
	RACEWAY	Flex W/ Ground	
	LIGHT	Dome Light 11" LED	2.00
	LIGHT	Troffer 2 X 4 - LED - 4000 To 6000 Lumen	18.00
	EXTERIOR LIGHTS	Exterior 30W LED Porch Light With Photocell	2.00
	EXIT/EMERGENCY LIGHTS	Emergency Light - Dual Head	2.00

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	EXIT/EMERGENCY LIGHTS	Exit/Emergency Light Remote Capable - Red	2.00
	EXIT/EMERGENCY LIGHTS	Exterior Remote Head for Emergency Light	2.00
	SWITCH	15-Amp - 3-Way	1.00
	SWITCH	Occupancy Sensor Ceiling Mount (Single Relay)	2.00
	SWITCH	Occupancy Sensor Wall Mount (Single Relay)	2.00
	SWITCH	Switch Sensor Dimming	6.00
	SWITCH	Switch Dimmer - 3-Way	1.00
	RECEPTACLE	20A - WR GFCI Protected W/ While In Use Cover	1.00
	RECEPTACLE	20A - GFCI Duplex - Dedicated Microwave	1.00
	RECEPTACLE	20A - Duplex	20.00
	RECEPTACLE	20A - GFCI Duplex	2.00
	PHONE/DATA	6X6 Nema 3R Entrance Box	1.00
	PHONE/DATA	4 X 4 J-Box W/ Mud Ring & 3/4" Conduit	6.00
PLUMBING	PIPE	Copper Plumbing Drop	
	WATER CLOSET	Water Closet - ADA - Low Flow - Elongated	2.00
	LAVATORIES	Lavatory - Wall Hung	2.00
	KITCHEN SINKS	15" X 15" S.S. Bar Sink	1.00
	WATER HEATERS	6-Gallon - Electric Water Heater	1.00
	ACCESSORIES	Grab-Bar Set	2.00
	ACCESSORIES	Mirror - 24" X 36" - W/Clips	2.00
	ACCESSORIES	Toilet Paper Dispenser	2.00
	MISC	Pipe Insulation PER CODE	
	MISC	Restroom Sign	4.00
	MISC	In-Line Strainer	1.00
HVAC	H/P - WALL MOUNT	3.0-Ton - 5-KW Heat Strip - 1P - Bard, Eubank or Equal w/pgm t-	

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stat	2.00		
	DUCT	Fiberglass / Flex - Supply Air Duct	
	DUCT	Fiberglass / Flex Return Air Duct	
	EXHAUST FANS	70 CFM - Ceiling Mount	2.00
	MISC	Plenum Wall	
	MISC	Smoke Duct Detector	2.00
FURNISHINGS	CABINETS	Prefinished - Base Cabinet	16.00
	CABINETS	Custom Laminate Countertop ROLLED EDGE WITH 4" BACK SPLASH	18.00
MISC			
	MISC	Shipping Wall	
	MISC	Close-Up	
STATES			
	STATE APP	CA Approvals	

DESCRIPTION

36 x 60 A-ASSEMBLY (DINNING)

FREE STANDING SINK/FAUCET, GREASE TRAP,
GARBAGE DISPOSAL, AND INSTA HOT.

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ESTIMATED ELECTRICAL LOAD IS 340 AMPS BASED ON 120/240 SINGLE PASE

FINAL FINISH, WAXING, SEALING, BUFFING, ETC OF VINYL FLOORING IS NOT PROVIDED IN WILLSCOT SCOPE OF WORK.

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WILLSCOT STANDARD ONE YEAR WARRANTY APPLIES.

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PLUMBING MANIFOLD IS NOT INCLUDED.

PROVIDED 1 HOUR RATED WALL WITH NON-PROTECTED OPENINGS ON ONE 60' SIDE WALL (INCLUDES 5/8" GYP ON BOTH SIDES OF STUD FROM FLOOR TO BOTTOM OF RAFTER, 5/8" GYP ON BOTTOM OF RAFTER FROM SIDE WALL TO MOD-LINE BEAM, WRAP STEEL CLEAR SPAN BEAM WITH 5/8" GYP (TAPE AND MUD) OUTRIGERS AT 4" ON CENTER ON SIDE WALL ONLY, AND ADD EXTRA AXLE (MODLINE SEAM WILL BE COMPLETED AT SITE)

Size: 36 x 60 Description: A-ASSEMBLY (DINNING)

<u>COMPONENT</u>	<u>SUB-COMPONENT</u>	<u>DESCRIPTION</u>	<u>QUANTITY</u>
FRAME			
	OUTRIGGER	Chassis Basement 12' X 60' - 12" X 11.8# I-Beam OR/CM/MC	
	8'8'8' 3.00		
	AXLES	Quad Axle (4 Brake New Axles)	3.00
FLOOR			
	JOIST	2 X 8 @ 16" O/C 100# FLOOR LOAD	
	DECKING	3/4" T&G Plywood	
	INSULATION	R-19 Unfaced	
	COVERING	Floor Tile VCT - 1/8" X 12" X 12" THROUGHOUT (50# OFFSET)	
	MISC	Bottom Board Mobile-Flex	
EXTERIOR WALL			
	STUDS	2 X 6 Ext. Wall Framing	
	SIDING	Smart Panel - 3/8" - 8" O/C Grooves - W/House Wrap	
	COVERING	1/2" Vinyl Covered Gypsum 8' Tall (Exterior Wall)	
	INSULATION	R-19 Kraft (Exterior Wall)	
INTERIOR WALL			
	STUDS	NONE PROVIDED	
COVE BASE			
	COVE BASE	Wall Base Vinyl 4" THROUGHOUT	
ROOF			
	JOIST	2 X 10 20# COMPLEX 1/4" IN 12"	

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	MATE BEAM	Wood Clearspan Truss Ends Support	8.00
	MATE BEAM	20# Steel Clearspan - 12' Wide	
	MATE BEAM	Modline Strap	
ROOF	INSULATION	R-30 Unfaced (W/ Support Netting)	
	DECKING	1/2" Wood Decking (Roof)	
	DECKING	1/2" Drywall	
	COVERING	EPDM .045 - White	
	CEILING	2 X 4 - T-Grid - Mineral Fiber #769A 7'10" AFF	
WINDOW	BLINDS	Mini-Blind ADD ADA WAND	4.00
	WINDOW 4040 - VINYL	4040 - H/S - Dual Glazed - Vinyl Frame - Clear Low E LATCH AT BOTTOM OF WINDOW	4.00
EXTERIOR DOOR	DOOR	36X80 - 18ga Door - W/ Tell Jamb	2.00
	LOCKSET	Panic - Tell 8300B - W/ Keyed Lever	2.00
	HARDWARE	Closer - Tell 600 Series	2.00
INTERIOR DOOR	DOOR	NONE PROVIDED	
ELECTRICAL	PANEL	Nema 3R, External, 125 Amp Single Phase	3.00
	RACEWAY	Flex W/ Ground	
	LIGHT	Troffer 2 X 4 - LED - 4000 To 6000 Lumen	24.00
	EXTERIOR LIGHTS	Exterior 30W LED Porch Light With Photocell	2.00
	EXIT/EMERGENCY LIGHTS	Emergency Light - Dual Head	2.00
	EXIT/EMERGENCY LIGHTS	Exit/Emergency Light Remote Capable - Red	2.00
	EXIT/EMERGENCY LIGHTS	Exterior Remote Head For Emergency Light	2.00

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ELECTRICAL

SWITCH	Switch Dimmer - 3-Way	1.00
SWITCH	15-Amp - 3-Way	1.00
SWITCH	Switch Photo Control - 120V	2.00
SWITCH	Photo Sensor Remote	1.00
SWITCH	Photo Sensor Ceiling Mount	2.00
SWITCH	Occupancy Sensor Ceiling Mount (Single Relay)	4.00
RECEPTACLE	20A - GFCI Duplex	2.00
RECEPTACLE	20A - WR GFCI Protected W/ While In Use Cover	2.00
RECEPTACLE	20A - Duplex	18.00
J-BOXES	20A - Hard Wired J-Box	1.00
PHONE/DATA	4 X 4 J-Box W/ Mud Ring & 3/4" Conduit	6.00
PHONE/DATA	6X6 Nema 3R Entrance Box	1.00

PLUMBING

PIPE	Copper Plumbing Drop	
KITCHEN SINKS	FREE STANDING SINK TABCO FS-2-2424-24RL /FAUCET 17-109WL KRONE PRE-RINSE	1.00
KITCHEN SINKS	HAND WASH SINK W/SIDE SPLASH-FAUCET	1.00
DRINKING FOUNTAIN	Water Cooler with Bottle Feed- Hi-Low ELKAY LZSTL8WSLK	1.00
WATER HEATERS	insta hot EEMAX HA00240	1.00
WATER HEATERS	Insta - Hot	0.00
MISC	LOW PROFILE GREASE INTERCEPTOR CANPLAS 3925A02LO ENDURA 25 GPM 53LB	1.00

PLUMBING

MISC	3/4 HP GARBAGE DISPOSAL ISE PRO 880	1.00
MISC	In-Line Strainer	1.00
MISC	DRINKONG FOUNTAIN GRAB BAR	1.00

HVAC

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stat	H/P - WALL MOUNT 3.00	4.0-Ton - 10-KW Heat Strip - 1P - Bard, Eubank or Equal w/pgm t-	
	CRV'S & ECONOMIZERS	CRV - 3.5 To 5.0-Ton End Mount	3.00
	DUCT	Fiberglass / Flex Return Air Duct	
	DUCT	Fiberglass / Flex - Supply Air Duct	
	MISC	Plenum Wall	
MISC	MISC	Shipping Wall	
	MISC	Close-Up	
STATES	STATE APP	CA Approvals	

DESCRIPTION PRICE

36 x 60

R-2 NON-RESIDENTIAL

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ESTIMATED ELECTRICAL LOAD IS 215 AMPS BASED ON 120/240 SINGLE PASE

SPRINKLER SYSTEM IS REQUIRED BUT HAS NOT BEEN PROVIDED. STATE CA WILL NEED LETTER FROM THE FIRE MASHAL FOR EXCEPTION.

FINAL FINISH, WAXING, SEALING, BUFFING, ETC OF VINYL FLOORING IS NOT PROVIDED IN WILLSCOT SCOPE OF WORK.

JBOXES ARE PROVIDED WITH CONDUIT STUBBED TO THE CEILING CAVITY FOR FUTURE PHONE/DATA. WIRING AND DEVICES ARE BY OTHERS ON SITE.

NO PROVISIONS ARE MADE TO MEET WUI FIRE HAZARD ZONE REQUIREMENTS.

WILLSCOT STANDARD ONE YEAR WARRANTY APPLIES.

PROVIDE 1 HOUR RATED WALL WITH NON-PROTECTED OPENINGS ON ONE 60' SIDE WALL (INCLUDES 5/8" GYP ON BOTH SIDES OF STUD FROM FLOOR TO BOTTOM OF RAFTER, 5/8" GYP ON BOTTOM OF RAFTER FROM SIDE WALL TO MOD-LINE BEAM, WRAP STEEL CLEAR SPAN BEAM WITH 5/8" GYP (TAPE AND MUD) OUTRIGERS AT 4" ON CENTER ON SIDE WALL ONLY, AND

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ADD EXTRA AXLE (MODLINE SEAM WILL BE COMPLETED ON SITE)

Size: 36 x 60 Description: R-2 NON-RESIDENTIAL

<u>COMPONENT</u>	<u>SUB-COMPONENT</u>	<u>DESCRIPTION</u>	<u>QUANTITY</u>
FRAME			
8'8'8'	OUTRIGGER 3.00	Chassis Basement 12' X 60' - 12" X 11.8# I-Beam OR/CM/MC	
	AXLES	Quad Axle (4 Brake New Axles)	3.00
FLOOR			
	JOIST	2 X 8 @ 16" O/C 50# FLOOR LOAD	
	DECKING	3/4" T&G Plywood	
	INSULATION	R-19 Unfaced	
	COVERING	Floor Tile VCT - 1/8" X 12" X 12" THROUGHOUT (50# OFFSET)	
	MISC	Bottom Board Mobile-Flex	
EXTERIOR WALL			
	STUDS	2 X 6 Ext. Wall Framing	
	SIDING	Smart Panel - 3/8" - 8" O/C Grooves - W/House Wrap	
	COVERING	1/2" Vinyl Covered Gypsum 8' Tall (Exterior Wall)	
	INSULATION	R-19 Kraft (Exterior Wall)	
INTERIOR WALL			
	STUDS	NONE PROVIDED	
COVE BASE			
	COVE BASE	Wall Base Vinyl 4" THROUGHOUT	
ROOF			
	JOIST	2 X 10 20# COMPLEX 1/4" IN 12"	
	MATE BEAM	Wood Clearspan Truss Ends Support	8.00
	MATE BEAM	20# Steel Clearspan - 12' Wide	
	MATE BEAM	Modline Strap	
ROOF			
	INSULATION	R-30 Unfaced (W/ Support Netting)	

WILLSCOT

	DECKING	1/2" Wood Decking (Roof)	
	DECKING	1/2" Drywall	
	COVERING	EPDM .045 - White	
	CEILING	2 X 4 - T-Grid - Mineral Fiber #769A 7'10" AFF	
WINDOW	BLINDS	Mini-Blind ADD ADA WAND	2.00
	WINDOW 4040 - VINYL	4040 - H/S - Dual Glazed - Vinyl Frame - Clear Low E LATCH AT BOTTOM OF WINDOW	2.00
EXTERIOR DOOR	DOOR	36X80 - 18ga Door - W/ Tell Jamb	2.00
	LOCKSET	Panic - Tell 8300B - W/ Keyed Lever	2.00
	HARDWARE	Closer - Tell 600 Series	2.00
INTERIOR DOOR	DOOR	NONE PROVIDED	
ELECTRICAL	PANEL	ADD ARC FAULT BREAKERS	
	PANEL	Nema 3R, External, 125 Amp Single Phase	3.00
	RACEWAY	Flex W/ Ground	
	LIGHT	Troffer 2 X 4 - LED - 4000 To 6000 Lumen	24.00
	EXTERIOR LIGHTS	Exterior 30W LED Porch Light With Photocell	2.00
	EXIT/EMERGENCY LIGHTS	Exit/Emergency Light Remote Capable - Red	2.00
	EXIT/EMERGENCY LIGHTS	Exterior Remote Head for Emergency Light	2.00
	EXIT/EMERGENCY LIGHTS	Emergency Light - Dual Head	2.00
	SWITCH	15-Amp - 3-Way	4.00
	RECEPTACLE	20A - WR GFCI Protected W/ While In Use Cover	2.00
	RECEPTACLE	20A - Duplex	18.00
	J-BOXES	20A - Hard Wired J-Box AT RISER AND FACP	2.00
	PHONE/DATA	4 X 4 J-Box W/ Mud Ring & 3/4" Conduit FUTURE ALARM	4.00

WILLSCOT

	PHONE/DATA	6X6 Nema 3R Entrance Box	1.00
	PHONE/DATA	4 X 4 J-Box W/ Mud Ring & 3/4" Conduit	2.00
		PHONE/DATA	
SMOKE/CO ALARM		Hardwired smoke alarm/carbon monoxide	2.00
PLUMBING			
	MISC	NONE PROVIDED	
HVAC			
stat	H/P - WALL MOUNT 3.00	3.0-Ton - 5-KW Heat Strip - 1P - Bard, Eubank or Equal w/pgm t-	
	DUCT	Fiberglass / Flex Return Air Duct	
	DUCT	Fiberglass / Flex - Supply Air Duct	
	MISC	Plenum Wall	
MISC			
	MISC	Close-Up	
	MISC	Shipping Wall	
STATES			
	STATE APP	CA Approvals	

DESCRIPTION PRICE

12 x 44 B-SHOWER UNIT

IF YOU DO NOT SEE A SPECIFIED ITEM WRITTEN IN THE PROPOSAL, IT IS NOT INCLUDED.

BUILDING IS QUOTED PER THE 2016 CBC, 2016 CEC, 2016 CMC, 2016 CPC, AND 2016 CALIFORNIA ENERGY CODE BASED ON COMPLIANCE WITH TITLE 25, ARTICLE 3, SECTION. WILLSCOT TAKES EXCEPTION TO ALL OTHER CODES, REGULATIONS AND JURISDICTIONS. (CLIMATE ZONE 8)

ESTIMATED ELECTRICAL LOAD IS 185 AMPS BASED ON 120/240 SINGLE PHASE.

100% FRESH AIR HOOD HAS BEEN PROVIDED AT THE HVAC AS REQUIRED BY CODE. AS A RESULT, WILLSCOT IS NOT RESPONSIBLE FOR INSUFFICIENT HEATING OR COOLING (OR THE COMFORT OF THE OCCUPANTS OF THIS BUILDING) DURING EXTREME TEMPERATURES BECAUSE OF THE 100% FRESH AIR INTAKE REQUIREMENTS.

2- 120 GALLON ELECTRIC WATER HEATERS HAVE BEEN PROVIDED. DUE TO LACK OF INFORMATION ON SHOWER USAGE AND DURATION, WILLSCOT CANNOT GUARANTEED ADEQUATE HOT WATER DURING PERIODS

WILLSCOT

OF HEAVY USAGE.

FINAL FINISH, WAXING, SEALING, BUFFING, ETC OF VINYL FLOORING IS NOT PROVIDED IN WILLSCOT SCOPE OF WORK.

FLOORS DO NOT SLOPE TOWARDS FLOOR DRAINS.

NO PROVISIONS ARE MADE TO MEET WUI FIRE HAZARD ZONE REQUIREMENTS.

WILLSCOT STANDARD ONE YEAR WARRANTY APPLIES

PLUMBING MANIFOLD IS NOT INCLUDED.

NO PROVISIONS FOR EXTERIOR FIRE RATING.

Size: 12 x 44 Description: B-SHOWER UNIT

<u>COMPONENT</u>	<u>SUB-COMPONENT</u>	<u>DESCRIPTION</u>	<u>QUANTITY</u>
FRAME			
8'8'8'	OUTRIGGER 1.00	Chassis Basement 12' X 44' - 12" X 11.8# I-Beam OR/CM/MC 12' 0" X 44' (UNIT WILL SHIP OVER 12' WIDE)'	
	AXLES	Five Axle (5 New Brake Axles)	1.00
FLOOR			
	JOIST	2 X 8 @ 16" O/C 50# FLOOR	
	DECKING	3/4" T&G Plywood	
	INSULATION	R-19 Unfaced	
	COVERING	Sheet Vinyl .080 Commercial THROUGHOUT	
	MISC	Bottom Board Mobile-Flex	
EXTERIOR WALL			
	STUDS	2 X 6 Ext. Wall Framing	
	SIDING	Smart Panel - 3/8" - 8" O/C Grooves - W/House Wrap	
	COVERING	8' FRP Over 1/2" MR (Nudo-Exterior Wall)	
	INSULATION	R-19 Kraft (Exterior Wall)	
INTERIOR WALL			
	STUDS	Upgrade to Plumbing Wall	

WILLSCOT

	STUDS	2 X 4 Wall Framing - 8' Tall	
	INSULATION	R-11 Unfaced Int. Wall @ 8' Tall WALLS SEPERATING ROOMS ONLY	
	COVERING	8' FRP Over 1/2" MR (Nudo- Interior Wall)	
	MISC	Wall Extended To Rafters WALLS SEPERATING ROOMS ONLY (FROM CEILING TO BOTTOM OF RAFTER) 1/2" RAW GYP ON BOTH SIDES UF STUD.	
COVE BASE	COVE BASE	Wall Base Vinyl 4" THROUGHOUT	
ROOF	JOIST	2 X 10 20# SINGLE SLOPE AWAY FROM DOORS 1/4" IN 12"	
	INSULATION	R-30 Unfaced (W/ Support Netting)	
	DECKING	1/2" Drywall	
	DECKING	1/2" Wood Decking (Roof)	
	COVERING	EPDM .045 - White	
	CEILING	2 X 4 - T-Grid - Mineral Fiber #769A 7'10" AFF	
	CEILING	2X4 - Vinyl Face Tile - Upgrade THROUGHOUT	
EXTERIOR DOOR	DOOR	36X80 - 18ga Door - W/ Tell Jamb	4.00
	LOCKSET	Deadbolt - Grade 2 - Single Cylinder SINGLE OCCUPANT RESTROOMS	2.00
	LOCKSET	Passage - Lockset - Grade 2 (Ext) SINGLE OCCUPANT RESTROOMS	2.00
	LOCKSET	Classroom Lock - Grade 2 GANG RESTROOM	1.00
	LOCKSET	Entry Lock - Grade 2 WATER HEATER ROOM	1.00
	HARDWARE	Storm Chain SINGLE OCCUPANT SHOWER ROOM AND WATER ROOM	3.00
HEATER	HARDWARE	Closer - Tell 600 Series	1.00

WILLSCOT

GANG SHOWER ROOM ONLY			
ELECTRICAL	PANEL	Nema 3R, External, 200 Amp Single Phase	1.00
	RACEWAY	Flex W/ Ground	
	LIGHT	Troffer 2X2 - LED - 3400 Lumen	2.00
	LIGHT	Troffer 2 X 4 - LED - 4000 To 6000 Lumen	4.00
	EXTERIOR LIGHTS	Exterior 30W LED Porch Light With Photocell	4.00
	EXIT/EMERGENCY LIGHTS	Exit/Emergency Light Remote Capable - Red	4.00
	EXIT/EMERGENCY LIGHTS	Exterior Remote Head For Emergency Light	4.00
	SWITCH	Switch Dimmer - Single	1.00
	SWITCH	Switch Sensor Dimming	3.00
	SWITCH	Occupancy Sensor Wall Mount (Single Relay)	2.00
	SWITCH	Occupancy Sensor Ceiling Mount (Dual Relay)	1.00
	RECEPTACLE	20A - GFCI Duplex	4.00
	RECEPTACLE	20A - WR GFCI Protected W/ While In Use Cover	1.00
PLUMBING	PIPE	Copper Plumbing Drop TYPE M/ PEX	
	LAVATORIES	Lavatory - Wall Hung	8.00
	SHOWERS	Shower STD - 36" - (Non-ADA)	7.00
	SHOWERS	Shower ADA - 60"	3.00
	FLOOR DRAIN	Floor Drain W/Trap Guard	5.00
	WATER HEATERS	120-Gallon - Electric Water Heater	2.00
	ACCESSORIES	Mirror - 24" X 36" - W/Clips	8.00

WILLSCOT

PLUMBING

MISC	Pipe Insulation PER CODE	
MISC	In-Line Strainer	1.00
MISC	Restroom Sign	8.00

HVAC

H/P - WALL MOUNT	4.0-Ton - 10-KW Heat Strip - 1P - 100% FRESH AIR	1.00
DUCT	Fiberglass / Flex - Supply Air Duct	
EXHAUST FANS	70 CFM - Ceiling Mount	2.00
EXHAUST FANS	150 CFM - Ceiling Mount	3.00
MISC	Barometric Relief Damper	4.00

FURNISHINGS

CABINETS	Custom Laminate Countertop ROLLED EDGE WITH 4" BACK SPLASH (6 LF BETWEEN WALL HUNG LAVY'S)	6.00
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STATES

STATE APP	CA Approvals
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DESCRIPTION PRICE

12 x 40

B-RESTROOM UNIT

IF YOU DO NOT SEE A SPECIFIED ITEM WRITTEN IN THE PROPOSAL, IT IS NOT INCLUDED.

BUILDING IS QUOTED PER THE 2016 CBC, 2016 CEC, 2016 CMC, 2016 CPC, AND 2016 CALIFORNIA ENERGY CODE BASED ON COMPLIANCE WITH TITLE 25, ARTICLE 3, SECTION 4369B. WILLSCOT TAKES EXCEPTION TO ALL OTHER CODES, REGULATIONS AND JURISDICTIONS. (CLIMATE ZONE 8)

ESTIMATED ELECTRICAL LOAD IS 135 AMPS BASED ON 120/240 SINGLE PHASE.

100% FRESH AIR HOOD HAS BEEN PROVIDED AT THE HVAC AS REQUIRED BY CODE. AS A RESULT, WILLSCOT IS NOT RESPONSIBLE FOR INSUFFICIENT HEATING OR COOLING (OR THE COMFORT OF THE OCCUPANTS OF THIS BUILDING) DURING EXTREME TEMPERATURES BECAUSE OF THE 100% FRESH AIR INTAKE REQUIREMENTS.

FINAL FINISH, WAXING, SEALING, BUFFING, ETC OF VINYL FLOORING IS NOT PROVIDED IN WILLSCOT SCOPE OF WORK.

FLOORS DO NOT SLOPE TOWARDS FLOOR DRAINS.

WILLSCOT

NO PROVISIONS ARE MADE TO MEET WUI FIRE HAZARD ZONE REQUIREMENTS.

NO PROVISIONS FOR EXTERIOR FIRE RATING. PHOENIX MODULAR ASSUMES THE MINIMUM REQUIRED DISTANCE FROM ANY AND ALL COMMON OR ASSUMED PROPERTY LINES.

WILLSCOT STANDARD ONE YEAR WARRANTY APPLIES.

PLUMBING MANIFOLD IS NOT INCLUDED.

PROVIDE 1 HOUR RATED WALL WITH NON-PROTECTED OPENINGS ON ONE 12' END WALL (INCLUDES 5/8" GYP ON BOTH SIDES OF STUD FROM FLOOR TO BOTTOM OF RAFTER, 5/8" GYP ON BOTTOM OF RAFTER 10' FROM SIDE WAL (TAPE AND MUD). THIS APPLIES ON ONE RESTROOM ONLY.

Size: 12 x 40 Description: B-RESTROOM UNIT

<u>COMPONENT</u>	<u>SUB-COMPONENT</u>	<u>DESCRIPTION</u>	<u>QUANTITY</u>
FRAME	OUTRIGGER	Chassis Basement 12' X 40' - 12" X 11.8# I-Beam OR/CM/MC	1.00
		11" 8" X 40'	
	AXLES	Quad Axle (4 Brake New Axles)	
FLOOR	JOIST	2 X 8 @ 16" O/C 50# FLOOR	
	DECKING	3/4" T&G Plywood	
	INSULATION	R-19 Unfaced	
	COVERING	Sheet Vinyl .080 Commercial THROUGHOUT	
	MISC	Bottom Board Mobile-Flex	
EXTERIOR WALL	STUDS	2 X 6 Ext. Wall Framing	
	SIDING	Smart Panel - 3/8" - 8" O/C Grooves - W/House Wrap	
	COVERING	8' FRP Over 1/2" MR (Nudo-Exterior Wall)	
	INSULATION	R-19 Kraft (Exterior Wall)	
INTERIOR WALL	STUDS	Upgrade to Plumbing Wall	

WILLSCOT

	STUDS	2 X 4 Wall Framing - 8' Tall	
	INSULATION	R-11 Unfaced Int. Wall @ 8' Tall ALL WALLS	
	COVERING	8' FRP Over 1/2" MR (Nudo- Interior Wall)	
	MISC	Wall Extended To Rafters WALLS SEPERATING ROOMS ONLY (FROM CEILING TO BOTTOM OF RAFTER) 1/2" RAW GYP ON BOTH SIDES UF STUD.	
COVE BASE	COVE BASE	Wall Base Vinyl 4" THROUGHOUT	
ROOF	JOIST	2 X 10 20# SINGLE SLOPE AWAY FROM DOORS 1/4" IN 12"	
	INSULATION	R-30 Unfaced (W/ Support Netting)	
	DECKING	1/2" Wood Decking (Roof)	
	DECKING	1/2" Drywall	
	COVERING	EPDM .045 - White	
	CEILING	2 X 4 - T-Grid - Mineral Fiber #769A 7'10" AFF	
	CEILING	2X4 - Vinyl Face Tile - Upgrade THROUGHOUT	
EXTERIOR DOOR	DOOR	36X80 - 18ga Door - W/ Tell Jamb	4.00
	LOCKSET	Classroom Lock - Grade 2 GANG RESTROOMS	2.00
	LOCKSET	Deadbolt - Grade 2 - Single Cylinder SINGLE OCCUPANT RESTROOMS	2.00
	LOCKSET	Passage - Lockset - Grade 2 (Ext) SINGLE OCCUPANT RESTROOMS	2.00
ELECTRICAL	PANEL	Nema 3R, External, 200 Amp Single Phase	1.00
	RACEWAY	Flex W/ Ground	
	LIGHT	Troffer 2 X 4 - LED - 4000 To 6000 Lumen	3.00
	LIGHT	Troffer 2X2 - LED - 3400 Lumen	2.00

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ELECTRICAL

EXTERIOR LIGHTS	Exterior 30W LED Porch Light With Photocell	4.00
EXIT/EMERGENCY LIGHTS	Exterior Remote Head for Emergency Light	4.00
EXIT/EMERGENCY LIGHTS	Exit/Emergency Light Remote Capable - Red	4.00
SWITCH	Switch Dimmer - Single	2.00
SWITCH	Switch Sensor Dimming	2.00
SWITCH	Occupancy Sensor Wall Mount (Single Relay)	2.00
SWITCH	Occupancy Sensor Ceiling Mount (Dual Relay)	2.00
RECEPTACLE	20A - WR GFCI Protected W/ While In Use Cover	1.00
RECEPTACLE	20A - GFCI Duplex	4.00

PLUMBING

PIPE	Copper Plumbing Drop TYPE M/ PEX	
WATER CLOSET	Water Closet - Std - Low Flow - Elongated	4.00
WATER CLOSET	Water Closet - ADA - Low Flow - Elongated	4.00
URINALS	Urinal - Low Flow	1.00
LAVATORIES	Lavatory - Wall Hung	5.00
FLOOR DRAIN	Floor Drain W/Trap Guard	4.00
WATER HEATERS	Insta - Hot 2- DUAL SUPPLY/ 1-SINGLE SUPPLY	3.00
ACCESSORIES	Partition - Urinal Screen	1.00
ACCESSORIES	Toilet Paper Dispenser	8.00
ACCESSORIES	Modesty Partition	6.00
ACCESSORIES	Mirror - 24" X 36" - W/Clips	5.00
ACCESSORIES	Grab-Bar Set	4.00
MISC	Restroom Sign	8.00
MISC	Water Hammer Arrestor - 3/4"	1.00
MISC	In-Line Strainer	1.00

HVAC

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H/P - WALL MOUNT	4.0-Ton - 10-KW Heat Strip - 1P - 100% FRESH AIR	1.00
DUCT	Fiberglass / Flex - Supply Air Duct	
EXHAUST FANS	180 CFM - Ceiling Mount	2.00
EXHAUST FANS	150 CFM - Ceiling Mount	1.00
EXHAUST FANS	70 CFM - Ceiling Mount	2.00
MISC	Barometric Relief Damper	4.00

STATES

STATE APP CA Approvals

DESCRIPTION PRICE

12 x 48 B-SHOWER UNIT

IF YOU DO NOT SEE A SPECIFIED ITEM WRITTEN IN THE PROPOSAL, IT IS NOT INCLUDED.

BUILDING IS QUOTED PER THE 2016 CBC, 2016 CEC, 2016 CMC, 2016 CPC, AND 2016 CALIFORNIA ENERGY CODE BASED ON COMPLIANCE WITH TITLE 25, ARTICLE 3, SECTION 4369B. WILLSCOT TAKES EXCEPTION TO ALL OTHER CODES, REGULATIONS AND JURISDICTIONS. (CLIMATE ZONE 8)

ESTIMATED ELECTRICAL LOAD IS 185 AMPS BASED ON 120/240 SINGLE PHASE.

100% FRESH AIR HOOD HAS BEEN PROVIDED AT THE HVAC AS REQUIRED BY CODE. AS A RESULT, WILLSCOT IS NOT RESPONSIBLE FOR INSUFFICIENT HEATING OR COOLING (OR THE COMFORT OF THE OCCUPANTS OF THIS BUILDING) DURING EXTREME TEMPERATURES BECAUSE OF THE 100% FRESH AIR INTAKE REQUIREMENTS.

2- 120 GALLON ELECTRIC WATER HEATERS HAVE BEEN PROVIDED. DUE TO LACK OF INFORMATION ON SHOWER USAGE AND DURATION, WILLSCOT CANNOT GUARANTEED ADEQUATE HOT WATER DURING PERIODS OF HEAVY USAGE.

FINAL FINISH, WAXING, SEALING, BUFFING, ETC OF VINYL FLOORING IS NOT PROVIDED IN WILLSCOT SCOPE OF WORK.

FLOORS DO NOT SLOPE TOWARDS FLOOR DRAINS.

NO PROVISIONS ARE MADE TO MEET WUI FIRE HAZARD ZONE REQUIREMENTS.

PROVIDE 1 HOUR RATED WALL WITH NON-PROTECTED OPENINGS ON ONE 12' END WALL (INCLUDES 5/8" GYP ON BOTH SIDES OF STUD FROM FLOOR TO

WILLSCOT

BOTTOM OF RAFTER, 5/8" GYP ON BOTTOM OF RAFTER 10' FROM SIDE WAL
(TAPE AND MUD).

Size: 12 x 48 Description: B-SHOWER UNIT

<u>COMPONENT</u>	<u>SUB-COMPONENT</u>	<u>DESCRIPTION</u>	<u>QUANTITY</u>
FRAME			
8'8'/8'	OUTRIGGER	Chassis Basement 12' X 48' - 12" X 11.8# I-Beam OR/CM/MC	
	1.00	12' 0" X 48 (UNIT WILL SHIP OVER 12' WIDE)	
	AXLES	Five Axle (5 New Brake Axles)	1.00
FLOOR			
	JOIST	2 X 8 @ 16" O/C 50# FLOOR	
	DECKING	3/4" T&G Plywood	
	INSULATION	R-19 Unfaced	
	COVERING	Sheet Vinyl .080 Commercial THROUGHOUT	
	MISC	Bottom Board Mobile-Flex	
EXTERIOR WALL			
	STUDS	2 X 6 Ext. Wall Framing	
	SIDING	Smart Panel - 3/8" - 8" O/C Grooves - W/House Wrap	
	COVERING	8' FRP Over 1/2" MR (Nudo-Exterior Wall)	
	INSULATION	R-19 Kraft (Exterior Wall)	
INTERIOR WALL			
	STUDS	2 X 4 Wall Framing - 8' Tall	
	STUDS	Upgrade to Plumbing Wall	
	INSULATION	R-11 Unfaced Int. Wall @ 8' Tall WALLS SEPERATING ROOMS ONLY	
	COVERING	8' FRP Over 1/2" MR (Nudo- Interior Wall)	
	MISC	Wall Extended To Rafters WALLS SEPERATING ROOMS ONLY (FROM CEILING TO BOTTOM OF RAFTER) 1/2" RAW GYP ON BOTH SIDES UF STUD.	
COVE BASE			
	COVE BASE	Wall Base Vinyl 4" THROUGHOUT	

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ROOF

JOIST	2 X 10 20# SINGLE SLOPE AWAY FROM DOORS 1/4" IN 12"
INSULATION	R-30 Unfaced (W/ Support Netting)
DECKING	1/2" Drywall
DECKING	1/2" Wood Decking (Roof)
COVERING	EPDM .045 - White
CEILING	2 X 4 - T-Grid - Mineral Fiber #769A 7'10" AFF
CEILING	2X4 - Vinyl Face Tile - Upgrade THROUGHOUT

EXTERIOR DOOR

DOOR	36X80 - 18ga Door - W/ Tell Jamb	5.00
LOCKSET	Classroom Lock - Grade 2 GANG RESTROOMS	2.00
LOCKSET	Deadbolt - Grade 2 - Single Cylinder SINGLE OCCUPANT RESTROOMS	2.00
LOCKSET	Passage - Lockset - Grade 2 (Ext) SINGLE OCCUPANT RESTROOMS	2.00
LOCKSET	Entry Lock - Grade 2 WATER HEATER ROOM	1.00
HARDWARE	Storm Chain SINGLE OCCUPANT SHOWER ROOM AND WATER	3.00

HEATER

HARDWARE	Closer - Tell 600 Series GANG SHOWER ROOM ONLY	2.00
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ELECTRICAL

PANEL	Nema 3R, External, 200 Amp Single Phase	1.00
RACEWAY	Flex W/ Ground	
LIGHT	Troffer 2 X 4 - LED - 4000 To 6000 Lumen	5.00
LIGHT	Troffer 2X2 - LED - 3400 Lumen	2.00
EXTERIOR LIGHTS	Exterior 30W LED Porch Light With Photocell	5.00
EXIT/EMERGENCY LIGHTS	Exit/Emergency Light Remote Capable - Red	5.00
EXIT/EMERGENCY LIGHTS	Exterior Remote Head for Emergency Light	5.00

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	SWITCH	Switch Sensor Dimming	3.00
	SWITCH	Occupancy Sensor Ceiling Mount (Dual Relay)	2.00
	SWITCH	Switch Dimmer - Single	1.00
	SWITCH	Occupancy Sensor Wall Mount (Single Relay)	2.00
	RECEPTACLE	20A - GFCI Duplex	5.00
	RECEPTACLE	20A - WR GFCI Protected W/ While In Use Cover	1.00
PLUMBING			
	PIPE	Copper Plumbing Drop TYPE M/ PEX	
	LAVATORIES	Lavatory - Wall Hung	8.00
	SHOWERS	Shower ADA - 60"	4.00
	SHOWERS	Shower STD - 36" - (Non-ADA)	6.00
	FLOOR DRAIN	Floor Drain W/Trap Guard	5.00
	WATER HEATERS	120-Gallon - Electric Water Heater	2.00
	ACCESSORIES	Mirror - 24" X 36" - W/Clips	8.00
PLUMBING			
	MISC	Pipe Insulation PER CODE	
	MISC	Restroom Sign	10.00
	MISC	In-Line Strainer	1.00
HVAC			
	H/P - WALL MOUNT	4.0-Ton - 10-KW Heat Strip - 1P - 100% FRESH AIR	1.00
	DUCT	Fiberglass / Flex - Supply Air Duct	
	EXHAUST FANS	70 CFM - Ceiling Mount	2.00
	EXHAUST FANS	150 CFM - Ceiling Mount	3.00
	MISC	Barometric Relief Damper	5.00
STATES			
	STATE APP	CA Approvals	

DESCRIPTION PRICE

16 X 20 HQ GROUND MOUNT-LAUNDRY UNIT

WILLSCOT

STEEL FRAMEWORK

Material:	Cold formed steel profiles in a thickness of 0.125" to 0.25"
Dimensions:	Floor frame beam 4.75" x 4.75" x 0.125" Floor cross beam U-shape 4" x 1.5" x 0.125" Ceiling frame beam 8.5" x 3" x 0.25" Ceiling cross beam U-shape 3.5" x 1.75" x 0.25" L-shape column 9.75" x 8.75" x 0.25"
Surface Finish:	Base coat - Sand blasted epoxy finish 2 mil thick, Final coat - vinyl acrylic coat in a thickness of 3.5 mil (total thickness 5½ mil) Corrosion class C3 by ISO 12944-2
Additional Fittings:	8 corner blocks Rainwater pipe in the roof framework Forklift openings in the floor frame of dimensions 13.75" x 3.5" centered and Separated by 80.75"

FLOOR

Composition:	External wainscot: flat, galvanized steel sheet metal in a thickness of 25 GA Insulation: polyisocyanurate in a thickness of 4", Class A1 fire-spread and smoke developed rating on steel metal transverse supports Vapor Barrier: PE foil in a thickness of 3 mil Cement bonded particle board in a thickness of 1" Vinyl Composite Tile, Carpet Bar at Matelines
Permitted loading:	50 lb/SF
Insulation:	R-38

CEILING / ROOF ASSEMBLY

Composition:	External wainscot: 25 GA flat, galvanized and painted steel sheet metal fitted To be slightly convex; steel sheet reinforced and screwed at the Edges with a steel band of 0.125" x 1.125". Insulation filling: polyisocyanurate in a thickness of 4" to 5", with a Class A1 fire-spread and smoke developed rating on steel metal transverse supports
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WILLSCOT

Vapor Barrier: Polyethylene foil - 8 mil. Thickness

Inner wainscot: panel width 45" with a total thickness of 2"

Upper wainscot: 25GA shallow profiled, galvanized and painted steel sheet metal

Insulation: 2" mineral wool (Class A1 fire-spread and smoke developed rating)

Bottom (visible) wainscot: 25GA flat, galvanized and painted steel sheet metal

Drainage outlet: (4) 2" diameter PVC rainwater pipes located in corner pillars (insulated by Site installed mineral wool all around)

Permitted loading: 60 lb/SF

Insulation: R-31

SIDE WALLS

Composition: Side panel width 45" with a total thickness of 4". IBC tagged product in Accordance to IBC 2006 Codes. Five (5) panels fit into long side and Two (2) panels fit into short side of the 20' module.

External wainscot: 25 GA micro profiled, galvanized and painted steel sheet Metal.

Insulation: polyisocyanurate in a thickness of 4", with a Class A1 fire-spread and smoke developed rating.

Inner wainscot: 25 GA flat, galvanized and painted steel sheet metal

Trim: Side panels are supported on top side by L-shaped steel metal trim (1.5" x 0.75" x 0.0625")

Panels are connected to the top frame by (3) 0.25" x 4.75" screws

Side panels are supported on the bottom side by special shaped steel metal (profiles 2.25" x 3.5" x 0.0625" on the outside and an L-shaped profile 2" x 0.625" x 0.0625" on the inside.

Final panel trim in the interior are PVC (profiles: L shaped 4.75" x 2" (top) and 2.75" x 2.75" (corner)

Permitted loading: 58 lb/SF = 150 Mph)

Insulation: R-27

EXTERIOR DOORS

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Composition: Steel with Steel door frame with panic bars

Dimensions: 30" x 80", 1.5" thick with viewing window

Hardware: Cylinder lock with 3 keys and metal handle, 3 hinges

Insulation: R-5 - door insulated with mineral wool

WINDOWS (includes interior)

Composition: PVC frame with double-layer insulated safety glass

Dimensions: 36" x 54" vertical sliding

Insulation: R-4

Accessories: External PVC rolling shutters (with the possibility of locking)
Fly screen
External steel metal galvanized grills

Additional Information: Windows are NFRC tested and certified

PLUMBING: Non-proposed.

ELECTRICAL INSTALLATIONS

Standard: According to NEC regulations

Voltage: 120/240 V, 60 Hz (4-wire)

Network connection: CAT 5 shielded (or CAT 3), 4-wire

Module to module: 2x recessed, connection wire between recesses and tap box

Inner distribution system: # 12 AWG metal clad cable (type MC)

Protection: 60 A load center with one 20 A 240 V double pole breaker, four (4)
Single pole 12 A breakers

Grounding: Galvanized connector with a cross clip of dimensions 2-1/4" x 2-1/4"
Welded on the bottom frame

Fittings: Tap box for daisy chaining in the ceiling
Duplex double receptacles - 120v 15A Duplex GFCI Receptacle
(White with WP Cover)
Phone/data receptacles

WILLSCOT

WP Exterior Fluorescent Light with PE Cell

Interior emergency exit lights at door locations only

2 recessed fluorescent lights with motion sensor without heat detection

HVAC:

Heating and cooling unit with supplementary heat strips as required for climate.

Scope of Work

Description	Details	Excluded	WillScot	Client
Building				
24 x 60 Office Building			X	
24 x 60 R-2 Building			X	
24 x 60 R-2 Building			X	
12 x 40 Restroom Building (west location)			X	
12 x 44 Shower Building (west location)			X	
36 x 60 R-2 Building			X	
12 x 48 shower building (south location)			X	
12 x 40 Restroom Building (south location)			X	
36 x 60 R-2 Building			X	
36 x 60 Assembly Building (cafeteria)			X	
16 X 20 Laundry Room	This is a ground mound use building. non fire rated buildings		X	
16 X 20 Laundry Room Building Modification			X	
Transportation				

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Description	Details	Excluded	WillScot	Client
Deliver units	Transport modular units including surveys, pilot and permits from Willscot Factory to the project site. (This does not include CHP escort if needed)		X	
Shuttle Modular Units	Shuttle modular units from the staging area to the project site. Staging area shall be located on project site.		X	
Ground mount HQ Building Deliver units	Transport modular units including surveys, pilot and permits from Willscot Factory to the project site. (This does not include CHP escort if needed)		X	
Installation				
2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Building Setup (Trans lift)	Provide required labor, materials and equipment to Trans lift set the modular units onto the building foundation		X	
2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48 Showers - Building Setup (Trans lift)	Provide required labor, materials and equipment to Trans lift set the modular units onto the building foundation		X	
2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Building Setup (Trans lift)	Provide required labor, materials and equipment to Trans lift set the modular units onto the building foundation		X	
2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - CP Anchor Modular Units	Furnish and install CP Anchor. Anchors shall be install on dirt or asphalt. Contractor shall provide clamp or strapping to secure and attach to the building as required by code and manufacturer's instructions.		X	
2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48 Showers - CP Anchor Modular Units	Furnish and install CP Anchor. Anchors shall be install on dirt or asphalt. Contractor shall provide clamp or strapping to secure and attach to the building as required by code and manufacturer's instructions.		X	
2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - CP Anchor Modular Units	Furnish and install CP Anchor. Anchors shall be install on dirt or asphalt. Contractor shall provide clamp or strapping to secure and attach to the building as required by code and manufacturer's instructions.		X	
2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Steel Piers and Pads	Furnish and install "Minute Man" Anchor or Equal. Anchors shall be either Augured, Cross drive or Embedded in Concrete. Contractor shall provide steel strapping for anchor and attach to the building as required by code and manufacturer's instructions		X	

WILLSCOT

Description	Details	Excluded	WillScot	Client
2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48 Showers - Steel Piers and Pads	Furnish and install "Minute Man" Anchor or Equal. Anchors shall be either Augured, Cross drive or Embedded in Concrete. Contractor shall provide steel strapping for anchor and attach to the building as required by code and manufacturer's instructions		X	
2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Steel pier and Pads	Furnish and install "Minute Man" Anchor or Equal. Anchors shall be either Augured, Cross drive or Embedded in Concrete. Contractor shall provide steel strapping for anchor and attach to the building as required by code and manufacturer's instructions		X	
2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Remove Axles/Tire	Axles and Tires shall be left on building and/or removed and stored under the building		X	
2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48 Showers - Remove Axles/Tire	Axles and Tires shall be left on building and/or removed and stored under the building		X	
2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Remove Axles/Tire	Axles and Tires shall be left on building and/or removed and stored under the building		X	
2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Remove Hitches	Hitches shall remove and stored under the building		X	
2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48 Showers - Remove Hitches	Hitches shall remove and stored under the building		X	
2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Remove Hitches	Hitches shall remove and stored under the building		X	
2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Interior/Exterior Seams	Complete all Exterior/Interior Seams Per the Drawings and Agreed Scope of Work. Floor seams shall be flash patched and sanded to a seamless transition from module to module. All interior and exterior seams shall be completed per the drawings and material manufacturer instructions. Once complete the seams shall maintain the "building envelope". End wall at (1) R-2 Dorm, (1) Office, and Side Wall at (1) R-2 Dorm has 1 hour rating.		X	

WILLSCOT

Description	Details	Excluded	WillScot	Client
2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Interior/Exterior Seams	Complete all Exterior/Interior Seams Per the Drawings and Agreed Scope of Work. Floor seams shall be flash patched and sanded to a seamless transition from module to module. All interior and exterior seams shall be completed per the drawings and material manufacturer instructions. Once complete the seams shall maintain the "building envelope". Side Wall of (3) 36 x 60 Dorm has 1 hour rating.		X	
2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Gutter/Downspouts	Install Ship loose and connect modline		X	
2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Gutter/Downspouts	Install Ship loose and connect modline		X	
16 X 20 Laundry Building - Building Setup (Trans lift)	Provide required labor, materials and equipment to Trans lift set the modular units onto the building foundation		X	
16 X 20 Laundry Building - Anchor Modular Units	Furnish and install Anchor. Anchors shall be install on dirt or asphalt. Contractor shall provide clamp or strapping to secure and attach to the building as required by code and manufacturer's instructions.		X	
Building Signage and Address		X		
Knox Box		X		
Washer and Dryer		X		
FF&E		X		
Skirting				
2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Skirting Framing and Face Material	Furnish and Install Wood Framing attached to the Underside of the Buildings to Grade. Bottom Plate to be anchored to grade per drawings and industry standards. Face material shall be same materials furnished by the building manufacturer or others as outline in the DOR. The Skirting includes 1 hour		X	

WILLSCOT

Description	Details	Excluded	WillScot	Client
	rating at end wall only of (1) 12 x 60 dorm, (1) 12 x 60 office and (1) side wall only of 24 x 60 Dorm.			
2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48 Showers - Skirting Framing and Face Material	Furnish and Install Wood Framing attached to the Underside of the Buildings to Grade. Bottom Plate to be anchored to grade per drawings and industry standards. Face material shall be same materials furnished by the building manufacturer or others as outline in the DOR. The Skirting includes 1 hour rating at end wall only of (1) 12 x 48 shower and (1) Restroom.		X	
2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Skirting Framing and Face Material	Furnish and Install Wood Framing attached to the Underside of the Buildings to Grade. Bottom Plate to be anchored to grade per drawings and industry standards. Face material shall be same materials furnished by the building manufacturer or others as outline in the DOR. The Skirting includes 1 hour rating at side wall only of (3) 36 x 60 buildings.		X	
16 X 20 Laundry Building - Skirting Framing and Face Material	Furnish and Install Wood panel attached to the Underside of the Buildings to Grade. Bottom Plate to be anchored to grade per drawings and industry standards. Face material shall be same materials furnished by the building manufacturer or others as outline in the DOR. The Skirting does not include fire rating due to enough set back.		X	
Decks / Ramps / Canopies				
Fabricate Steel Steps, Decks and Ramps (For New Buildings)	Prefabricated Steel Decks, Steps and Ramps Shall be Designed by a Professional Engineer. Provide labor, materials and equipment to design, ship, unload, layout on site, install and inspect decks, steps and ramps as required. All welding off site shall be completed by a certified welder. Decks, Steps and Ramps to be installed directly on grade. Does not include below grade footings.		X	
Delivery and Install Steel Steps, Decks and Ramps (For New Buildings)	Prefabricated Steel Decks, Steps and Ramps Shall be Designed by a Professional Engineer. Provide labor, materials and equipment to design, ship, unload, layout on site, install and inspect decks, steps and ramps as required. Decks, Steps and Ramps to be installed directly on grade. Does not include below		X	

WILLSCOT

Description	Details	Excluded	WillScot	Client
	grade footings or transition to propose or existing grade.			
Skirting Steel Steps, Deck and Ramps (For New Buildings)	Furnish and Install Wood Framing attached to the Underside of the walking surface to Grade. Bottom Plate to be anchored to grade per drawings and industry standards. Face material shall be same materials furnished by the building manufacturer or others as outline in the DOR. The Skirting does not include 1 hour rating.		X	
Deck and Ramp (For Laundry Room)	Prefabricated Steel Decks, Steps and Ramps Shall be Designed by a Professional Engineer. Provide labor, materials and equipment to design, ship, unload, layout on site, install and inspect decks, steps and ramps as required. All welding off site shall be completed by a certified welder. Decks, Steps and Ramps to be installed directly on grade. Does not include below grade footings.		X	
Delivery and Install Used Decks and Ramps (For New Buildings)	Prefabricated Steel Decks, and Ramps Shall be Designed by a Professional Engineer. Provide labor, materials and equipment to design, ship, unload, layout on site, install and inspect decks, and ramps as required. Decks, and Ramps to be installed directly on grade. Does not include below grade footings or transition to propose or existing grade.		X	
General Conditions				
Architectural Design	Architect of Record, Including but not limited to modular building and other building drawings.	X		
Structural Engineering - Foundations	Foundation structural drawings in accordance with applicable project and code requirements. Above Grade Foundation Design will require approval from AHJ.		X	
Electrical Engineering	Feed from DP's to MDP	X		
Plumbing Engineering	Manifold to Single POC	X		

WILLSCOT

Description	Details	Excluded	WillScot	Client
Surveying	Complete a survey with a topo map of the required project area including survey limits, range, contours, all surface features and underground utilities within the area to be surveyed shall be shown and identified on the maps. In addition, these features shall be located by sufficient distance ties and labeled on the sheets to permit accurate scaling and identification. Establish project benchmarks and corner locations of the building(s).	X		
Geotechnical Investigation & Report	Complete geotechnical testing at site and develop a comprehensive report with recommendations in accordance with applicable codes and project requirements	X		
Civil Engineering	Complete Site Development Drawings including Site Plan, Grading Plan, Drainage Plan, Landscaping Plan, etc. in accordance with specific codes, municipal requirements and project requirements.	X		
SWPPP Planning/Design	Provide a complete SWPPP plan and details for work necessary prior, during and after proposed construction. All plans and details shall be in accordance with applicable codes	X		
CMT (Construction Materials Testing)	Provide soil compaction testing, inspections, concrete sampling and testing during construction as required	X		
Deck, Step and Ramp Drawings	Complete deck, step and ramp drawings in accordance with project and applicable codes.		X	
Bid Bond		X		
Performance Bond		X		
Liquidated Damages		X		
Sales Tax			X	
PLA Prevailing Wage	Non Union / PLA Prevailing Wage		X	
Union Wage		X		
Permits		X		
Building Permits		X		
Site Permit		X		
Foundation Permit		X		
Electrical Permit		X		
Plumbing Permit		X		

WILLSCOT

Description	Details	Excluded	WillScot	Client
Fire Suppression Permit		X		
HVAC Permit		X		
Temporary Labor & Facilities		X		
Site Clean Up Labor	For clean-up of Willscot scope of work and debris only.	X		
Building Clean Up Labor	For clean-up of Willscot scope of work and debris only.		X	
Dumpsters	For Willscot debris only.		X	
Portable Restroom Stalls	For Willscot workers only per OSHA.	X		
Portable Hand wash Stations	For Willscot workers only per OSHA.	X		
Equipment	Trans lift and Forklift		X	
Safety Signage	Including but not limited to construction, wage, and safety signage. Also includes a site MSDS and safety manuals	X		
Safety PPE	Including but not limited to hardhats, eye protection, and safety vests. All workers shall be properly equipped by their company per OSHA		X	
First Aid Kits	Appropriate size first aid kits located in the construction trailer and at each building exit in the proposed building to be constructed		X	
Eye Wash Kits	Eye wash kits shall be located in the construction trailer and at each building exit in the proposed building to be constructed		X	
Soil Erosion & Storm Water Control	Furnish labor and materials to install soil erosion and storm water control measures per SWPPP plan. This contractor also to regular inspect and maintain during construction	X		
Sewer Storage Tanks	Furnish sanitary storage tanks/bladders for use on construction facilities. Includes delivery, installation, connections, heat tracing if required and weekly maintenance.	X		
Temporary Heat	Labor and Materials to provide temporary heat during construction. Includes heaters, fuel and 24 hour dedicated watchperson	X		
Temporary Lighting	Labor and material to string temporary lighting in the proposed building(s) to be constructed in accordance with OSHA. Building(s) Only	X		

WILLSCOT

Description	Details	Excluded	WillScot	Client
Temporary Power	Labor/materials to install a temporary power feed from the existing electrical service or generator at the proposed building(s) to be constructed. Power poles shall be used for tools and temporary lighting. Includes but not limited to any permits, fees, meters, etc. For Willscot scope of work only	X		
Subsurface Dewatering	Dewater Excavations as Required by Code, Inspectors or Designing Engineer	X		
Rock/Debris Excavation	Remove Rock or Other Debris as required by Code, Inspectors or Designing Engineer	X		
Concrete Testing	Provide labor and materials to complete slump and compressive testing in accordance with code and project requirements	X		
Project Manager	Willscot Project Manager has overall responsibility of the project budget and schedule. The Project Manager will be the POC for the client with any specific clarifications, change orders, schedule adjustments, etc.		X	
QA/QC Manager	The QA/QC manager is responsible to review the drawings, specifications and submittals to insure all work in in accordance with applicable documents and codes. This person shall enforce a QA/QC plan and coordinate any code or client inspections. At Willscot's option, depending on the project size and requirements this person may be a designated individual or be the project superintendent assigned by Willscot.	X		
Safety Manager	The Safety Manager is responsible to enforce OSHA, EM385 and Willscot's Safety Procedure/Plan. This includes tool box meetings, safety planning and safety enforcement. At Willscot's option, depending on the project size and requirements this person may be a designated individual or be the project superintendent assigned by Willscot.	X		
Site Security	Client is responsible for overall project site security. Willscot to secure buildings during non-working hours.	X		
Closeout Submittals	Willscot's Project Manager will turn over to the client all necessary closeout documents including but not limited to as-build drawings, engineering letters, certifications, etc. as required by the project documents and/or code.		X	

WILLSCOT

Description	Details	Excluded	WillScot	Client
QA/QC Plan	Willscot will have a QA/QC plan available on site. All Willscot contractors shall be responsible for understanding the requirements outlined in the QA/QC manual as required.	X		
Warranty	Willscot's Project Manager will turn over to the client all necessary warranty documents as required by the project documents.		X	
Building and Equipment Training	All Willscot Subcontractors and Manufacturers shall provide to the client the necessary on-site training for the operation of the building and equipment installed.		X	
Washer	Shall be furnished, installed and tested by designated contractor	X		
Dryer	Shall be furnished, installed and tested by designated contractor	X		
Plumbing				
Plumbing Water Service - Site	Provide labor, materials and equipment to load, deliver, unload, install and inspect the plumbing water from the existing source to a single designated location in the proposed building crawl space for the project. All work shall be in accordance with applicable codes and include but not limited to layout, excavation, backfill, and compaction.	X		
Plumbing Water Service - Manifolding	Provide labor, materials and equipment to manifold all plumbing water lines located below each fixture to a single point and connect to the main water service stub located in the proposed building crawl space for the project. All work shall be in accordance with applicable codes and includes layout, piping, fittings, valves, hangers, etc.	X		
Plumbing Water Backflow Preventer	Furnish and Install plumbing backflow as required by code	X		
Plumbing Sanitary Sewer Service - Complete	Provide labor, materials and equipment to load, deliver, unload, install and inspect the plumbing sewer line from the existing source to a single designated location in the proposed building crawl space for the project. All work shall be in accordance with applicable codes and include but not limited to layout, excavation, backfill, and compaction.	X		

WILLSCOT

Description	Details	Excluded	WillScot	Client
Plumbing Sanitary Sewer Service to a Single Location	Provide labor, materials and equipment to manifold all plumbing sanitary sewer lines located below each fixture to a single point and connect to the main sewer service stub located in the proposed building crawl space for the project. All work shall be in accordance with applicable codes and includes layout, piping, fittings, valves, hangers, etc.	X		
Fire Suppression				
Fire Sprinkler - Building	Building manufacturer shall design, furnish and install a complete fire sprinkler system per applicable building specifications. Work shall be include all piping, heads, alarms, risers, backflow preventers, etc. Building fire sprinkler shall terminate to a riser flange 1'-0" AFF for complete connection to existing fire water service by client.	X		
Electrical				
Electrical Service - Complete	Complete electrical service from existing power source to the proposed building. Includes, excavation, conduit, wire, transformers, disconnects, switchgear, inspections and tie-ins.	X		
Site Area Lighting	Solar Power Pole	X		
Install Ship loose Exterior Lights	Building manufacturer shall provide the materials for the specified lights. Any labor, tools, permits, fees to install the Ship loose light is the responsibility of Willscot's electrical contractor.	X		
Telephone, Data, TV				
Telephone	Labor and Materials to complete the conduit from the building manufacturer stub, the wiring, device installation and testing the system to complete the system.	X		
Data	Labor and Materials to complete the conduit from the building manufacturer stub, the wiring, device installation and testing the system to complete the system.	X		
Cable Television	Labor and Materials to complete the conduit from the building manufacturer stub, the wiring, device installation and testing the system to complete the system.	X		
Security				
Key Card Access System	Labor and Materials to complete the conduit from the building manufacturer stub, the wiring, device	X		

WILLSCOT

Description	Details	Excluded	WillScot	Client
	installation and testing the system to complete the system.			
Security Alarm	Labor and Materials to complete the conduit from the building manufacturer stub, the wiring, device installation and testing the system to complete the system.	X		
CCTV	Labor and Materials to complete the conduit from the building manufacturer stub, the wiring, device installation and testing the system to complete the system.	X		
Fire Alarm				
Fire Alarm (Stand Alone)	Labor and Materials to complete the conduit from the building manufacturer stub, the wiring, device installation and testing the system to complete the system.	X		
Mass Notification	Labor and Materials to furnish, install and test a complete mass notification system.	X		
Public Address	Labor and Materials to furnish, install and test a complete public address system.	X		

WILLSCOT

Proposed Schedule

Description	Duration	Start	Finish
See Microsoft Project			

WILLSCOT

Project Clarifications

Technical Clarifications	
General Construction:	
This proposal is based on Willscot providing a building, which meets or exceeds the requirements for the State of California "HCD" (housing community development). Any additional requirements or directives by local inspectors and/or other agencies shall be the responsibility of the Customer, and the Customer shall be responsible for providing such information to Willscot.	
Willscot's price and schedule are based on the assumption that the site is environmentally clean and has no subsurface conditions. If any are found, the Customer would be responsible for the remediation of pre-existing environmental conditions and the removal/displacement of subsurface conditions found at the project site.	
Willscot standard building materials and installation methods have been provided for this building unless otherwise noted.	
This proposal is subject to finalized engineering and architectural details.	
If it is not in our "DOR" delineation of responsibility or "SOW" Scope of work it is not included.	
Willscot will Facilitate Permit Coordination, Payment for Permits to Government Agencies Shall be Provided Directly by Customer	
All dimensions provided are nominal.	
Willscot is providing manufacturers shop drawings only. Any other drawings, certifications and/or tests required are to be supplied by others	
Willscot will provide all permits necessary for the manufacture and delivery of the module(s) to the site. The Customer shall obtain and be responsible for all permits pertaining to the building, installation, site work and occupancy. Customer, prior to delivery, shall have obtained all necessary approvals and permits required for the installation of the equipment. Customer will indemnify and hold Willscot harmless from and against any fines, penalties and liabilities that may arise from the failure of Customer to obtain any necessary permits.	
In the event that any act or omission by Customer, including the failure of Customer to complete any work or obtain any permits for which it is responsible, or Customer's failure to make the site available and ready causes a delay in substantial completion, Customer will be liable for any additional costs incurred by Willscot to the extent caused by such delay.	
The definitive project completion schedule shall be mutually negotiated and agreed to by the parties upon execution of the agreement.	

WILLSCOT

Technical Clarifications	
The pricing provided herein is based on PLA with DOL Prevailing Wage for onsite work; all factory work or off site work will be done at standard wages.	
The Customer shall be responsible for site security.	
Negotiated PLA exception has been agreed on using core employee are not required to be in the zip code stated in writing in the PLA requirements. "City of Long Beach Letter dated 2/25/20 by Mouhsen Habib".	
NOTE: "others" denotes not by Willscot, or its agents, employees and/or subcontractors.	
NONE	
Schedule:	
The Willscot proposal is based on a standard 40-Hour work week. Overtime, weekend or holiday labor, if required, may result in additional costs.	
Building:	
The Owner shall approve the manufacturer's shop drawings prior to fabrication of the modular facilities.	
Proposed building does include partial exterior Fire Rated assemblies of 1 hour on the following buildings, 24 x 60 office building will have 1 hour rating on one side of 24 ft. end wall unit only, 24 x 60 dorm building will have 1 hour rating on one side of the 60 ft. side wall only and the other 24 x 60 dorm will have it on one side of 24 ft. wide only, 12 x 40 restroom and 12 x 44 shower is not rated, the 2 ea. 36 x 60 dorms will have 1 hour rating on one side of the 60 ft. side only not both side, the 12 x 40 restroom and 12 x 48 shower will have 1 hour rating on one side of the 12 ft. wall only and the last building 36 x 60 assembly building will have 1 hour rating only on one side of the 60 ft. wall, and the 16 x 20 HQ laundry room is not rated. If Fire Rated assemblies are required, due to the location of the module(s) to existing/proposed buildings and/or property lines, Willscot will provide at an additional cost.	
Site:	
Willscot assumes the minimum required distance from any and all assumed and/or common property lines.	
Willscot shall not be responsible for any and all environmental and/or subsurface conditions including but not limited to rock, unsuitable soil conditions, hazardous materials, etc.	
All pricing is based on normal level site conditions or standard modular set-up procedures.	
Willscot assumes clear access in all directions with off-street staging area. Customer shall provide parking control during staging and set-up as required.	

WILLSCOT

Technical Clarifications	
Site work removal or relocation of obstructions (above or below ground) is not in the contract. Standard "ROCK CLAUSE" applies.	
Willscot for reasons of safety and schedule considerations fully expects that the portable site be clear of all other trade's and any excavations or ditches caused by those trades until such a time that the "Modular Buildings" are in place and anchored, and that access to the portable site will not be constrained by other subcontractors of trades that are not contained in our scope of work.	
Customer is responsible to insure the site grading allows water to run off away from the proposed buildings. The customer is also responsible to insure the proper grading is maintained while the buildings are on site to assure that water is not present under the structure.	
A staging area located adjacent to the work site.	
No dewatering of subsurface water.	
All underground obstructions, if any, within the proposed building envelope/work area to be located and marked above grade, by others.	
Storm water management/erosion and sedimentation control by others.	
This proposal excludes any provisions for winter conditions	
Willscot assumes that all electrical, water supply and sewer are sized to provide adequate supply to the modular building. Should any system not be sufficiently sized, Owner would be responsible for the cost to adjust any system to provide sufficient supply/volume to the new modular building.	
Foundation:	
Assume minimum 2,500 PSF soil compaction at grade and/or frost line.	
A soils test may be required by the local building department to support the foundation design. The cost of the soil test and any design changes resulting from this report will be the responsibility of the Customer.	
Willscot assumes no responsibility for the design and/or installation of the foundations including, but not limited to soil bearing capacity, materials, workman-ship, construction methods or the suitability thereof. Also, this proposal is based on all foundation work being completed, cured, acceptable for all intended loads and free of obstructions prior to time of delivery of modules	
WillScot has proposed state approved CP pier system as foundation for all modular building except for the laundry room.	
Building Installation/Setup:	
Placement of module(s) to be accomplished by the use of truck, Tran lift and forklift.	

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Technical Clarifications	
Wheels and axles to remain and stored under module(s). Hitches will be removed and stored under module(s). All shipping wall will be store underneath the buildings.	
Decks, Steps and Ramps:	
Steel Landing with steps, Ramp and Decking will be provided as state approve. Ramp transition from edge of ramp to existing or propose grade will be provided by others.	
Electric:	
All Site Electrical connection and extension from POC to modular subpanels will be provided by others.	
Public address system with empty J-boxes will be provided by others.	
Fire alarm system with empty J-boxes will be provided by others.	
Phone and Data systems with empty J-boxes will be provided by others.	
Security System with empty J-boxes will be provided by others.	
Plumbing:	
All Potable water from site POC to multiple building connections will be provided by others.	
All Sanitary sewer from site POC to multiple building connections will be provided by others.	
Heat tracing/insulation of exposed potable water/sanitary sewer piping is by others.	
Mechanical:	
Sprinkler system will be responsibility of others.	
H.V.A.C. balancing by others.	

WILLSCOT

Contract Clarifications
TO BE NEGOTIATED.

WILLSCOT

Project Pricing

Building	\$1,564,276.09
24 x 60 Office Building	
24 x 60 R-2 Building	
24 x 60 R-2 Building	
12 x 40 Restroom Building (west location)	
12 x 44 Shower Building (west location)	
36 x 60 R-2 Building	
12 x 48 shower building (south location)	
12 x 40 Restroom Building (south location)	
36 x 60 R-2 Building	
36 x 60 Assembly Building (cafeteria)	
16 X 20 Laundry Room	
16 X 20 Laundry Room Building Modification	
Transportation	\$53,097.78
Deliver units	
Shuttle Modular Units	
Ground mount HQ Building Deliver units	
Installation	\$173,575.56
2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Building Setup (Trans lift)	
2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48 Showers - Building Setup (Trans lift)	
2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Building Setup (Trans lift)	
2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - CP Anchor Modular Units	
2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48 Showers - CP Anchor Modular Units	
2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - CP Anchor Modular Units	
2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Steel Piers and Pads	

WILLSCOT

2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48
Showers - Steel Piers and Pads

2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Steel pier and
Pads

2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Remove Axles/Tire

2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48
Showers - Remove Axles/Tire

2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Remove
Axles/Tire

2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Remove Hitches

2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48
Showers - Remove Hitches

2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Remove Hitches

2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Interior/Exterior Seams

2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Interior/Exterior
Seams

2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Gutter/Downspouts

2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly -
Gutter/Downspouts

16 X 20 Laundry Building - Building Setup (Translift)

16 X 20 Laundry Building - Anchor Modular Units

Skirting **\$40,793.26**

2 each 24 x 60 "R-2" & 1 each 24 x 60 "B" - Skirting Framing and Face
Material

2 each 12 x 40 Restrooms, 1 each 12 x 44 Shower & 1 each 12 x 48
Showers - Skirting Framing and Face Material

2 each 36 x 60 "R-2" and 1 each 36 x 60 Assembly - Skirting Framing
and Face Material

16 X 20 Laundry Building - Skirting Framing and Face Material

Total - Building / Delivery / Install **\$1,831,742.69**

Decks / Ramps / Canopies **\$148,384.94**

Fabricate Steel Steps, Decks and Ramps (For New Buildings)

WILLSCOT

Delivery and Install Steel Steps, Decks and Ramps (For New Buildings)

Skirting Steel Steps, Deck and Ramps (For New Buildings)	
Deck and Ramp (For Laundry Room)	
Delivery and Install Used Decks and Ramps (For Laundry Room)	
General Conditions	\$119,839.37
Structural Engineering - Foundations	
Deck, Step and Ramp Drawings	
Sales Tax	
PLA Prevailing Wage	
Building Clean Up Labor	
Dumpsters	
Equipment	
Safety PPE	
First Aid Kits	
Eye Wash Kits	
Project Manager	
Closeout Submittals	
Warranty	
Building and Equipment Training	
Total Additional Items	\$268,224.31

Changes from the original proposal:

Delete used HQ Laundry building	(\$62,643.34)
Provide Fire Sprinkler with riser in (2) 24x60 & (2) 36 x 60 Dormitory Buildings	\$95,384.62
Delete Administration Building (transport, set up, skirting, ramp & deck)	(\$167,842.19)
Redline revision on the following buildings: Add 1 each 4040 fixed window with mini blinds in (2) 24 x 60 \$3,845.32, (2) 36 x 60, delete 1-hour rated walls at the 60 ft. side of 36x60 dining (\$3,400.00, add 1-hour rated walls on the 36 ft. side of one 36x60 dining \$2,040.00 and add fire dampers with access panel on one 36x60 dining \$4,580.89	\$7,066.41

WILLSCOT

PMI: 4487 shower building:

- Add same light as shown on the specification 30W LED light photocell 1 each
 - Add standard 24x24 floor mount mop sink with faucet 1 each
 - Resubmit drawings to state of California HCD
- \$1,929.38**

PMI: 4493 24 x 60 dormitory building:

- Add same light as shown on the specification 30W LED light photocell 2 each
 - Add blank j-box with ¾" conduit stubbed to ceiling for future fire alarm 4 each
 - Resubmit drawings to state of California HCD
- \$1,256.85**

PMI: 4491 toilet building:

- Add same light as shown on the specification 30W LED light photocell 1 each
 - Resubmit drawings to state of California HCD
- \$844.52**

PMI: 4488/4489 36 x 60 dormitory building:

- Add same light as shown on the specification 30W LED light photocell 4 each
 - Add blank j-box with ¾" conduit stubbed to ceiling for future fire alarm 8 each
 - Resubmit drawings to state of California HCD
- \$1,980.09**

PMI: 4492 24 x 60 dormitory building:

- Add same light as shown on the specification 30W LED light photocell 1 each
 - Add blank j-box with ¾" conduit stubbed to ceiling for future fire alarm 4 each
 - Resubmit drawings to state of California HCD
- \$947.05**

PMI: 4490 shower building:

- Add same light as shown on the specification 30W LED light photocell 1 each
 - Add standard 24x24 floor mount mop sink with faucet 1 each
 - Resubmit drawings to state of California HCD
- \$1,929.38**

PMI: 4485 dining building:

- Add same light as shown on the specification 30W LED light photocell 1 each
 - Add standard 24x24 floor mount mop sink with faucet 1 each, 40 gal. electric water heater, 3 ft. x 8 ft. closet (2" x 4" framing with VCG wall covering, 4 ft. high FRP, 6068 solid core double door with timely jamb, astragal and flush bolt, and passage grade 2 lockset, remove 2 each insta-hots and remove duplex.
- \$4,884.08**

WILLSCOT

- Resubmit drawings to state of California HCD

Manifold Plumbing Fixtures at the following buildings:

- PMI 4491 and 4486: 12 x 40 Toilet.
- PMI 4490 and 4487: 12 x 48 and 12 x 44 Shower building.
- PMI 4485: 36 x 60 dining building.

\$186,431.00**Chlorinate waterline within our scope of work of tie-in.**

- PMI 4491 and 4486: 12 x 40 Toilet.
- PMI 4490 and 4487: 12 x 48 and 12 x 44 Shower building.
- PMI 4485: 36 x 60 dining building.

\$22,924.00**Additional Decking, Design and Engineering****\$13,346.00**

Additional cost to comply with PLA crew of one core with one union employee and trade change from house mover to carpenter and laborer.

\$32,985.00

TOTAL

\$2,241,389.85

**Including
10.25% sales
tax**

EXHIBIT - B

CITY OF LONG BEACH

PURCHASE ORDER – GENERAL CONDITIONS

1. This Purchase Order issued by the City of Long Beach ("City") supplements and is attached to that certain Agreement for the Sale and Installation of a New Modular Building dated March 6, 2020 by and between City and Williams Scotsman, Inc. ("Supplier") ("Williams Scotsman Sale Agreement"), and forms a part of the Williams Scotsman Sale Agreement. To the extent the terms and conditions of this Purchase Order directly contradict terms and conditions of the Williams Scotsman Sale Agreement, the Williams Scotsman Sale Agreement shall control.
2. City will not pay charges for taxes, transportation, boxing, packaging, crating or returnable containers unless separately stated hereon. All sales, use, excise or similar taxes to be paid by City must be itemized separately hereon and on invoices. City is exempt from payment of Federal Excise Tax under Certificate Number 95-730502K and Supplier shall not charge this tax to City.
3. City's obligation to pay the sum herein stated for any one fiscal year shall be contingent upon the City Council appropriating the necessary funds. A fiscal year commences on October 1 and ends on September 30 of the following year. If the City Council fails to appropriate the necessary funds for any fiscal year, then the Purchase Order shall terminate at no additional cost or obligation to City.
4. Time is of the essence. If at any time Supplier believes that goods, materials, equipment, supplies ("item"), labor or services will not be made as scheduled, supplier shall immediately give written notice stating the cause of the delay to City. Deliveries must be prepaid. City will not accept COD shipments.
5. City reserves the right at any time to make changes in drawings and specifications, in methods of shipment and packaging, and in place(s) of delivery. If necessary, there will be an equitable adjustment in price and time of performance mutually satisfactory to Supplier and City; but any claim by Supplier for such an adjustment must be made in writing within thirty (30) days after such change.
6. Supplier warrants that the items delivered and the work or services performed shall conform to the specifications, drawings, samples or other description as provided within the Williams Scotsman Proposal dated 03/06/2020. Supplier hereby warrants to City that at the time of installation Supplier has good and marketable title to the Building, free and clear of all liens and encumbrances arising by or through the Supplier. Supplier warrants to City that the materials and equipment furnished by Supplier under the contract for the Project will be of good quality and NEW (factory built) and free from defects for a period of one (1) year from the date of Substantial Completion of Suppliers Scope of Work. Further, Supplier hereby assigns to City all assignable manufacturers' warranties, which shall be subject to the specific manufacturer's warranty provisions and time period. During the warranty period, Supplier shall repair or replace all defective parts of the Building which are covered under Suppliers warranty, (excluding maintenance items such as HVAC filters, fire extinguishers, fuses/breakers, and light bulbs). Supplier's warranty excludes repairs for damage or defect caused by abuse, work or modifications not executed by Supplier, improper or insufficient maintenance, improper operation, unreasonable and/or excessive use, or use of the Building for a purpose for which it was not intended or other misuse. Supplier warrants to City that the Building will be built in accordance with requirements of the State of California Housing Community Development (HCD) for Modular Building structures and in compliance for use by a "R" for dorm units, "B" for administration units, and "A" for dining units occupancy classification according to Type V-B non-sprinkler building type construction. Supplier makes no further representation as to the Building's compliance with any other federal, state, and/or local building codes, zoning ordinances, or other types of regulations or use codes. Supplier shall have no liability whatsoever for any consequential or incidental damages, costs or expenses arising from the Building, the Work or any other factor. EXCEPT FOR THE WARRANTY SPECIFICALLY PROVIDED HEREIN, SELLER DISCLAIMS ANY AND ALL WARRANTIES INCLUDING BUT NOT LIMITED TO THE IMPLIED WARRANTIES OF FITNESS FOR A PARTICULAR PURPOSE AND MERCHANTABILITY.
8. City reserves the right to terminate this Purchase Order, or any part of it, at any time even though Supplier is not in default; however, upon termination for reasons other than just cause, the City shall be responsible for the payment to Supplier of: a) the costs incurred by Supplier for labor, materials, and work executed or in progress; b) disposable and/or storage related charges attributable to early termination; and c) reasonable overhead and profit. On receipt of notice of termination, Supplier shall, unless such notice otherwise directs, immediately discontinue all work on the Purchase Order and deliver, if and as directed, to City all completed and partially completed items and work in process. This section shall not limit or affect the right of City to terminate this Purchase Order immediately upon Supplier's material breach.
9. City reserves the right to terminate this Purchase Order or any part of it and reject delivery of items if delivery is not made when specified or if the delivery materially deviates from the specifications provided with the Williams Scotsman Proposal dated 03/06/2020. Supplier shall be charged for any direct losses, but not any consequential damages, sustained by City by reason of such delay or failure, except losses caused by a delay for reasons beyond Supplier's reasonable control; Supplier shall not be responsible for any delays beyond its control. Direct losses shall include any costs to City in excess of the Purchase Order price of obtaining items or services from other sources similar to those terminated or rejected.
10. Supplier shall not substitute items without written approval of the City Purchasing Agent or designee.
11. All license fees for City's use of patented or copyrighted items for items furnished under this Purchase Order shall be included in the Purchase Order price.
12. In cases where a price subject to escalation has been agreed upon, all claims for such price escalation must be received by City within sixty (60) days after date of final shipment. The price escalation shall be shown as a separate item on the invoice. Unless an escalator clause has been shown as a specific part of this Purchase Order, Supplier shall not be entitled to reimbursement for costs incurred due to escalation.
13. *Intentionally omitted.*
14. Supplier shall keep confidential and not disclose or use in any way confidential business or technical information that the City may disclose in conjunction with this Purchase Order or Supplier may learn as a result of entering City property to deliver items or services or to perform work hereunder. Notwithstanding the foregoing, Supplier's obligations of confidentiality shall apply only to materials which are marked or otherwise designated in writing to Supplier as confidential and shall expire after 3 years from the earlier date of termination of the agreement between the parties, or the issuance of any certification or acknowledgement of final completion.
15. Supplier shall not assign this Purchase Order or any part hereof or any payments due hereunder or delegate any duties without City's prior written approval.
16. City's remedies herein are cumulative and additional to any other remedies at law or in equity. The waiver of any breach of this Purchase Order shall not be deemed a waiver of any other or subsequent breach. City's failure to object to provisions contained in any communication from Supplier shall not be deemed an acceptance of such provisions or a waiver of the provisions of this Purchase Order.
17. This Purchase Order shall not be amended, modified or rescinded, except by written agreement signed by the parties and expressly referring to this Purchase Order.

Defective items which materially deviate from the specifications provided within the Williams Scotsman Proposal dated 03/06/2020 shall be held for Supplier's instructions at Supplier's risk and; if Supplier so directs, will be returned at Supplier's expense.

7. To the extent arising from Supplier's negligence, Supplier's willful misconduct, or latent defects in the Equipment, Supplier shall defend, indemnify and hold harmless City, its officials, employees and agents harmless from all loss, damage, liability, demands, claims, causes of action, costs and expenses (including reasonable attorneys' fees) for injuries to persons (including death) or damage or destruction to property connected with or arising from the negligent acts or omissions, willful misconduct or misrepresentations of Supplier, its agents or employees in the performance of this Purchase Order or relating to a claim of infringement of a patent, trademark or copyright.

18. Any indebtedness of Supplier to City may, at the City's option, be credited against amounts owing by City hereunder.
19. Supplier shall furnish further itemization and breakdown of the Purchase Order price when requested by City.
20. Supplier and its subcontractor(s) shall not discriminate against any person in the performance of this Purchase Order on the basis of race, religion, national origin, color, age, sex, sexual orientation, AIDS, HIV status, handicap or disability, and shall comply with applicable federal and state equal employment opportunity laws, ordinances, rules and regulations.
21. Seller makes no representations as to the Equipment's compliance with any federal, state, or local building codes, zoning ordinances, or other types of regulations or use codes, unless specifically included within Williams Scotsman's Proposal. Supplier shall obtain/pay for the local transportation permits only. City is responsible for obtaining and the cost of obtaining all other licenses, titles, permits, approvals, tests, inspections and fees, unless specifically included within the Williams Scotsman Proposal. 22. Supplier, its employees, and agents shall be considered independent contractors and not employees or agents of City.

23. *Intentionally omitted.*

24. The issuance of this Purchase Order does not make Supplier the exclusive supplier of items or services that are the subject of this Purchase Order.

THE FOLLOWING ADDITIONAL CONDITIONS APPLY WHEN
SUPPLIER IS TO PERFORM WORK ON THE PREMISES OF
CITY:

25. If, during the work, Supplier allows any indebtedness or lien to accrue for labor, equipment or materials, which may become a claim against City, Supplier shall immediately pay such claim or indebtedness or cause such lien to be dissolved and discharged by giving a bond and, in case of failure to do so, City may withhold any money due to Supplier until such claim, indebtedness or lien is paid or may apply such money toward the discharge thereof; or City may, at its option, cancel this Purchase Order, take possession and control of the work, and complete the same or cause the same to be completed. Supplier shall pay to City the difference between the Purchase Order price and the actual cost to City in completing or causing the work to be completed.

26. Upon the earlier of (1) acceptance of the Equipment by City, or (2) occupancy of the Equipment, risk of loss for the Equipment shall pass to City on a per Building basis, and the City thereafter shall be responsible for loss or damage to the Equipment from all causes, excluding loss or damage resulting from defective work or the negligent acts or omissions of Supplier. Prior to risk of loss transferring to City as described herein, Supplier shall bear the risk of loss, and shall, in case of any accident, destruction or injury to the Equipment repair or replace the Equipment so injured, damaged or destroyed, at Supplier's own expense and to the reasonable satisfaction of City. When items are furnished by others for installation or erection by Supplier, Supplier shall receive, unload, store, and handle same at site and become responsible therefore, as though such items were being furnished by Supplier under the Purchase Order.

27. Supplier shall maintain, at its expense, until completion of performance and acceptance by

the City, the following insurance coverage from an insurer with a current financial responsibility rating of A- or better and a current financial size category of A: V (admitted) or A-VII (non-admitted) or better as reported by A.M. Best Company or equivalent, unless waived in writing by Risk Management. Any insurance provided by Supplier that requires the City to tender a suit or claim to their own insurers or to make their own insurance available is not permitted.

- a. COMPREHENSIVE GENERAL LIABILITY: minimum insurance coverage required is

\$1,000,000 combined single limit per occurrence and \$2,000,000 annual aggregate. The City of Long Beach, its Boards, Commissions, employees and agents shall be endorsed onto the Supplier's policy as additional insureds.

- b. AUTOMOBILE LIABILITY: minimum insurance coverage required is \$500,000 combined

single limit for bodily injury and property damage covering owned, non-owned and hired vehicles. The City of Long Beach, its Boards, Commissions, employees and agents shall be endorsed onto the Supplier's policy as additional insureds.

- c. WORKERS COMPENSATION: As required by the California Labor Code, coverage to include employers liability with a minimum limit of \$1,000,000 per occurrence. Self-insurance must be approved by the City. Supplier shall require that its subcontractors comply with its internal subcontractor insurance requirements, based on the scope of work to be performed. Each policy shall be endorsed to state that coverage shall not be cancelled or reduced in limit or scope except after 30 days (10 days for non-payment of premium) prior written notice to the Supplier, who can forward insurer notices of cancellation to the City for policies required herein. All coverage shall be primary and non-contributory with respect to the City. Supplier shall furnish to the City before performance Certificates of Insurance and original endorsements with the original signature of one authorized by the insurer to bind coverage on its behalf. This insurance shall not be deemed to limit Supplier's liability hereunder. In the event of a related insurance claim, the City reserves the right to require complete certified copies of policies. If Supplier fails to furnish said insurance, the City may terminate this Purchase Order.

28. *Intentionally omitted.*

29. Supplier shall comply with prevailing wage requirements in Chapter 2.87 of the Long Beach Municipal Code and Section 1770 et seq of the California Labor Code, e.g. the requirement to pay prevailing wages to contractors or subcontractors for public work. Public work includes the construction or repair of any public building, street, sewer or other property or improvement work done under contract and paid for, in whole or in part, out of public funds. Prevailing wage determinations are made by the California Department of Industrial Relations (DIR) for per diem wages and holiday and overtime work in the locality in which the public work is to be performed for each craft, classification or type of worker needed to perform the work under the contract. Copies of the prevailing rate of per diem wages are on file at the City's Purchasing Division office, which shall be made available to any interested party on request.

30. By accepting this purchase order, you are acknowledging that it was created in

accordance with city purchasing ordinance and state law.

This information is also available at

www.longbeach.gov/purchasing

PO-

GeneralConditionsRevised02061

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