



G2 General Contractors

1600 Redbud Blvd Suite 203
McKinney, TX 75069
972-569-7013

Client: Collin County Myers Park Insulation and RR
Remodel
Property: 7117 County Road 166
Mckinney, TX 75071

Operator: GARET

Estimator: Tanner Garcia
Position: Project Manager
Company: G2 General Contractors
Business: 1600 Redbud Blvd
Mckinney, TX 75069

Business: (469) 247-5000
E-mail: tannerg@g2generalcontractors.com

Type of Estimate:

Date Entered: 2/4/2026

Date Assigned:

Price List: TXDF8X_FEB26

Labor Efficiency: Restoration/Service/Remodel

Estimate: CC_MYERSPARK_BARN

TIPS#241001



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General Requirements

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
1. Commercial Supervision / Project Management - per hour 5 Weeks Commercial Supervision	200.00	HR 81.41	0.00	3,256.40	19,538.40	(0.00)	19,538.40
2. Taxes, insurance, permits & fees (Bid Item) Insurance Requirements	1.00	EA 4,507.22	0.00	901.44	5,408.66	(0.00)	5,408.66
3. Taxes, insurance, permits & fees (Bid Item) Payment and Performance Bonds	1.00	EA 8,100.00	0.00	1,620.00	9,720.00	(0.00)	9,720.00
4. Dumpster load - Approx. 40 yards, 7-8 tons of debris One 40yd dumpster for construction trash	1.00	EA 907.50	0.00	181.50	1,089.00	(0.00)	1,089.00
5. Temporary toilet - Minimum rental charge 4 Porta Johns for duration of the project.	0.00	EA 232.32	0.00	0.00	0.00	(0.00)	0.00
Totals: General Requirements			0.00	5,959.34	35,756.06	0.00	35,756.06

Exterior Walls

DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
6. Sprayed polyurethane foam - open cell - 4" Insulate exterior walls approximately 12000sf of wall with 4" nominal depth open cell spray foam. *Add an additional \$65,200 for 4" depth closed cell spray foam*	8,000.00	SF 2.70	0.00	4,320.00	25,920.00	(0.00)	25,920.00
7. Clean with pressure/chemical spray Pressure wash existing exterior R panel walls for spray foam to fully adhere	18,000.00	SF 0.49	0.00	1,764.00	10,584.00	(0.00)	10,584.00
8. Siding - .024" metal (aluminum/steel) - High grade Materials (PBR prole) 10' tall walls as specified in questions responses J trim Z purlin 2x scissor lifts Skid steer mobilization	6,500.00	SF 10.80	0.00	14,040.00	84,240.00	(0.00)	84,240.00
Totals: Exterior Walls			0.00	20,124.00	120,744.00	0.00	120,744.00

Restrooms



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DESCRIPTION	QUANTITY	UNIT PRICE	TAX	O&P	RCV	DEPREC.	ACV
9. R&R Urinal - wall hung Remove and Install New Urinals per specs AS trimbrook 0.85gpf-1.0gpf 3/4" ts wh siphon jet urinal (includes wall hangers); Soan Royal 1.0gpf 3/4" top spud manual urinal flush valve	4.00 EA	967.30	0.00	773.84	4,643.04	(0.00)	4,643.04
10. R&R Water supply line - PEX with fitting and hanger* Furnish and install water lines for overall plumbing plan Pex Lines	90.00 LF	19.20	0.00	345.60	2,073.60	(0.00)	2,073.60
11. Plumbing/drain line water pressure test Test water pressure after install	1.00 EA	518.86	0.00	103.78	622.64	(0.00)	622.64
12. R&R Drinking fountain with cooler Demo 1 Water Fountains Furnish and install Single Water Fountain with Bottle Filler	1.00 EA	1,366.52	0.00	273.30	1,639.82	(0.00)	1,639.82
13. Mirrors & Shower Doors (Bid Item) Remove and Replace Mirrors 2 ADA Mirrors 10 STD Bathroom Mirrors	1.00 EA	3,500.00	0.00	700.00	4,200.00	(0.00)	4,200.00
14. Rough-in plumbing - per fixture Demo PVC Water Lines in chase between restrooms Install and insulate pex water lines Secure all supply lines for every fixture Labor and Material	20.00 EA	849.92	0.00	3,399.68	20,398.08	(0.00)	20,398.08
15. R&R Sink - wall mounted 6 STD Wall Mount Lavs 2 ADA Wall Mount Lavs AS lucerne 20x18 4" cc d-shaped wh lav w/front overflow (wall hanger or concealed arms); T & S brass 4" cc deck mount lavatory fct w/3" rigid gn & 4" indexed wb hdls (2.2 gpm); 1-1/2 pvc tubular p trap w/trap adapter p9704bg; 1/2 FIP x 1/2 FIP x 20 braid supply ss 163-10120; Mcguire 1-1/4" grid drain; Truebo p trap & supplies cover; 5/8x3/8 comp qt angle stop g2cr19xc; 1/2 cts cp esc db#1099 gr 168; 1-1/2 ips cp esc 1106	8.00 EA	437.63	0.00	700.20	4,201.24	(0.00)	4,201.24
16. R&R Toilet 6 Floor Mount Back Outlet Toilet Floor mount back outlet 1-1/2"ts el bowl w/ec; Sloan Royal 1.6-gpf 1-1/2" Top spud manual water closet flush valve; Hydro oflc elong toilet seat, open front l/cove	6.00 EA	624.66	0.00	749.60	4,497.56	(0.00)	4,497.56
17. R&R Toilet - High grade AS afwall millenium flowise 1.1-1.6gpf el wall hung bowl; sloan royal 1.6gpf 1-1/2" top spud manual water closet flush valve; Hydrapro oflc elong toilet seat, open front l/cove	2.00 EA	836.66	0.00	334.66	2,007.98	(0.00)	2,007.98
18. Concrete grinding Diamond Grind concrete in restrooms to remove old coating Patch and fill any holes or cracks	1,000.00 SF	4.42	0.00	884.00	5,304.00	(0.00)	5,304.00
19. Concrete sealer - brush or spray applied Install 2 coats of polyaspartic sealer	1,000.00 SF	1.36	0.00	272.00	1,632.00	(0.00)	1,632.00
Totals: Restrooms			0.00	8,536.66	51,219.96	0.00	51,219.96
Line Item Totals: CC_MYERSPARK_BARN			0.00	34,620.00	207,720.02	0.00	207,720.02



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Summary

Line Item Total	173,100.02
Overhead	17,310.00
Profit	17,310.00
Replacement Cost Value	\$207,720.02
Net Claim	\$207,720.02

Tanner Garcia
Project Manager



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Recap of Taxes, Overhead and Profit

	Overhead (10%)	Profit (10%)
Line Items	17,310.00	17,310.00
Total	17,310.00	17,310.00



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Recap by Room

Estimate: CC_MYERSPARK_BARN

General Requirements	29,796.72	17.21%
Exterior Walls	100,620.00	58.13%
Restrooms	42,683.30	24.66%
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Subtotal of Areas	173,100.02	100.00%
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Total	173,100.02	100.00%



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Recap by Category

O&P Items	Total	%
CLEANING	8,820.00	4.25%
CONCRETE & ASPHALT	5,780.00	2.78%
GENERAL DEMOLITION	2,130.67	1.03%
PERMITS AND FEES	12,607.22	6.07%
INSULATION	21,600.00	10.40%
LABOR ONLY	16,282.00	7.84%
MIRRORS & SHOWER DOORS	3,500.00	1.68%
PLUMBING	32,180.13	15.49%
SIDING	70,200.00	33.80%
O&P Items Subtotal	173,100.02	83.33%
Overhead	17,310.00	8.33%
Profit	17,310.00	8.33%
Total	207,720.02	100.00%