



# MORTON BUILDINGS

252 W. Adams St. • PO Box 399 • Morton, IL 61550-0399

mortonbuildings.com

800-447-7436

10/12/18

Town of Waukesha  
W250S356 Center Road  
Waukesha, WI 53189

Dear Waukesha Town Board:

Morton Building Inc. propose to construct the New Public Works Heated Garage Building located at W250S3567 Center Road Waukesha, WI. in accordance with the Bid package for the sum of: **\$287,942.00**. See attached Building Specifications and Warranty. Thank You for the opportunity to bid this project.

Respectfully,

Sean M. Cain

Vice President

10/12/18

Date

## Building #1 Specifications

Style	Width	Height	Length	Truss Spacing	Roof Pitch	Lower Chord	Peak Height	Soffit Height
306	60'	17' 4"	80'	8'	4/12	0/12	28' 10.5"	18' 1"

306 60'x17' 4"x80' (#1) - Building Use: Commercial - DPW Equipment Garage

### Foundation

Morton Foundation System Morton Buildings, Inc. exclusive foundation system. Reinforced precast concrete column with an internal threaded adjustment bracket set in a readi-mix poured footing set below frost depth or a minimum of 4'-0" below building grade. Fastened to a laminated wood column with an internal column connector bracket.

### Siding

South, East, North, West wall(s) Fluoroflex™ 1000 Hi-Rib Steel Minimum .019 (Fastened with Stainless Steel Screws)

### Wainscot

South, East, North, West with 36" tall Fluoroflex™ 1000 Hi-Rib Steel Minimum .019 wainscot (Fastened with Stainless Steel Screws)

### Roof

Fluoroflex™ 1000 Hi-Rib Steel Minimum .019 (Fastened with Stainless Steel Screws) with Vent-A-Ridge, Customer's Snow Retainers

### Overhangs

South, North wall(s) 1' Wide Vented Sidewall Overhang with Standard 6" fascia, Gutters, downspouts with elbows at base  
East, West wall(s) 1' Wide Non Vented Endwall Overhang with Standard 6" fascia

### Walk Doors

- |   |   |   |
|---|---|---|
| 1 | A | 3' x 6'8" MB 910 Plain Flat Leaf Walk Door(s) in swing right hinge with interconnected lever lockset/deadbolt |
| 1 | B | 3' x 6'8" MB 910 Plain Flat Leaf Walk Door(s) in swing left hinge with interconnected lever lockset/deadbolt  |

### Overhead Door Opening

- |   |   |   |
|---|---|---|
| 1 | C | 14'0" x 14'0" Overhead Door Opening, 14' 2" X 14' 1" Panel, 1' 6" Headroom<br>See Subcontract Section for Detailed Door Information |
| 1 | D | 24'0" x 14'0" Overhead Door Opening, 24' 2" X 14' 1" Panel, 1' 6" Headroom<br>See Subcontract Section for Detailed Door Information |

### Energy Performer

Ceiling Finish with Hi-Rib Steel (.019 White CQ Polyester Solid) Fastened to Lower Chord of Truss with Painted Steel Screws, 4 Mil Vapor Retarder and Air Deflector at Eaves Between Trusses

South, East, North, West wall(s) Interior Wall Finish with Hi-Rib Steel (.019 White Polyester) Fastened to Nailers with Painted Steel Screws, Wall Cavity is Insulated with 6"

**Fiberglass Insulation and 4 Mil Vapor Retarder****Subcontracts****ATTIC INSULATION:**

R-38 blown fiberglass insulation in 60' x 80' attic area.

**OVERHEAD DOORS:**

1- 24' 2" wide x 14' 1" high and 1- 14' 2" wide x 14' 1" high HAAS model 2000 urethane insulated (R 17.66) steel sectional overhead doors with matching Morton Buildings FF1000 paint finish in our brown.

1- Liftmaster model T 3/4HP dual trolley operator on the 24' door.

1- Liftmaster model T 1/2HP trolley operator on the 14' door.

**CONCRETE FLOOR:**

6" thick 4000psi fiber reinforced concrete floor with power trowel finish and saw cut control joints.

2" thick x 4' wide perimeter foam insulation per code.

2- 4' x 4' x 4" thick walk door stoops.

**ELECTRICAL:**

1- 100a 120/240v 1 phase underground feeder from the existing building.

1- 100a interior main breaker 24 circuit panel.

2- 3 way switches

16- 120v GFCI protected outlets

26- 4' 4,000 lumen LED lensed fixtures

4- 4' 4,000 lumen LED lensed strip fixtures with battery back-up EM driver

2- 36w LED wall packs with photo eye control

2- 120v battery back-up LED exits with interior and exterior illumination.

2- 240V 50 amp outlets.

2- Hard wire two commercial garage door openers.

1- Wire unit heater with makeup air. Includes wiring of heater, air intake louver, exhaust fan and related controls.

1- Wire unit heater only.

**Plumbing:**

1- catch basin floor drain with cast iron grate.

Sewer lateral with clean out from building tied into the existing sewer just north of the NE corner of the building.

Waterline picked up from near the SE corner of the existing DPW shop and ran into the new building with a hose connection at it's end.

**HVAC:**

1- Modine natural gas fired make up air unit heater with stainless steel heat exchanger.

1- Intake with motorized louver.

1- Exhaust fan with motorized louver ducted 18" off the floor.

2- CO detectors

2- NO2 detectors

1- 175,000 BTUH unit heater.

**DEMOLITION:**

Demo the existing 24' x 40' building and remove all debris from the site including the concrete floor.

Remove the existing holding tank and fill hole with clear stone.

**EXCAVATION:**

Saw cut and remove existing asphalt as needed and remove from the site.



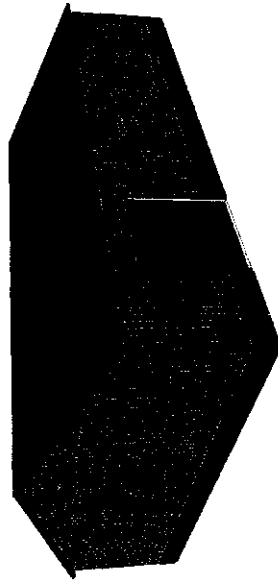
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Haul in stone, raise to grade, level and compact as needed.  
Supply and install drain pipe for the buildings downspouts.  
Re-grade topsoil around west end of building.

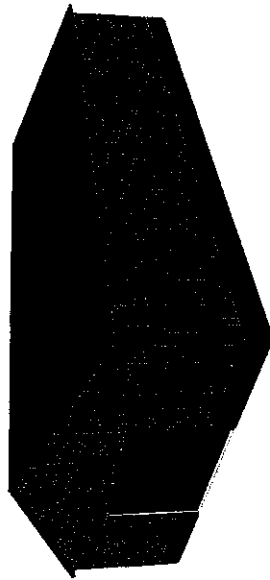
NOTE: 1 1/4" TB limestone fill to be used with an estimated quantity of 1,300 tons.

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## Perspective From The Southwest

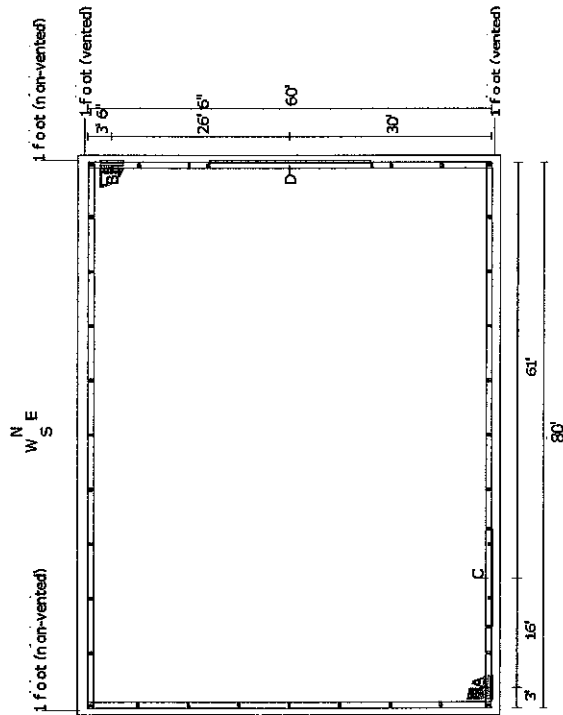


**Building 306 60'x17' 4"x80' (#1) Perspective From The Northeast**



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### 306 60'x17' 4"x80' (#1) Column Plan





## Building Investment

Total Estimated Project Cost as described including Material, Tax, and Labor\*: \$287,942.00

\$86,383.00 Down Payment  
\$115,177.00 Due Upon Delivery of Materials  
\$57,588.00 Progress Payment Due when concrete floor is poured  
\$28,794.00 Due When Morton Buildings' Scope of Work is Complete

\* Building Proposal Good for 14 Days from the date specified on cover letter.

If you accept this pricing proposal you must enter into a written building order which contains additional terms and conditions. This proposal is not intended to be a contract for construction.

This proposal contains information which is proprietary and/or are trade secrets and may not be disclosed to third-parties without the express written authorization of Morton Buildings, Inc.



**613 FLUOROFLEX® LIMITED WARRANTY****1. WHAT IS COVERED BY THIS WARRANTY**

Morton Buildings, Inc. [hereinafter "Morton"] warrants to the Original Purchaser that the building which is the subject of this sale will be free from defects in material and workmanship for the duration of ONE (1) YEAR from substantial completion of the project. "Original Purchaser" is defined as the purchaser who is title holder to the property upon which the building is constructed at the time of purchase. This warranty cannot be transferred to subsequent property owner(s).

Morton warrants to the Original Purchaser [hereinafter "Purchaser"] the following items for the duration from substantial completion of the project shown in their respective headings. Substantial completion is when Morton's contracted work is complete exclusive of punchlist items.

**FOR 50 YEARS:**

- Morton will repair or replace the exterior building structural framework, exterior metal roof and siding panels and trims, windows, walkdoors (if purchased through Morton), cupolas and sliding doors if directly damaged due to snow loads.
- Morton will repair or replace preservative-treated lumber if the lumber fails due to fungal decay or insect attack.
- Morton will repair or replace any precast concrete column manufactured by Morton if the column has failed.

**FOR 35 YEARS:**

- Morton will repaint exterior FLUOROFLEX® metal roof or siding panels manufactured by Morton on which, under conditions of normal weathering, the paint has separated from the panels due to flaking or peeling.
- Morton will repaint exterior FLUOROFLEX® metal roof or siding panels manufactured by Morton which, under conditions of normal weathering, exhibit chalking greater than a rating of 8 (ASTM D4214 Method A) or color change greater than 5 units (ASTM D2244).

**FOR 20 YEARS:**

- Morton will repaint exterior FLUOROFLEX® metal roof and siding panels manufactured by Morton which, under conditions of normal weathering, exhibit corrosion resulting in red rust greater than 1/2 inch from the panel's sheared edges which is clearly visible in casual observation.

**FOR 5 YEARS:**

- Morton will repair roof leaks in metal roof panels manufactured and installed by Morton except those occurring where the building is connected to an adjoining structure.
- Morton will repair or replace the exterior building structural framework, exterior metal roof and siding panels and trims, windows, walkdoors (excluding storm doors), cupolas and sliding doors if directly damaged by wind loads.

If the purchaser discovers a claim within the applicable warranty period, he must promptly notify Morton. The claim procedure is described in the Owner's Manual. In no event shall such notification be received by Morton later than two weeks after the expiration of the applicable warranty period. Within a reasonable time after written notification of a warranty claim has been received, Morton will repair any failure of the building in compliance with this Limited Warranty. Such repairs, including parts, labor and reasonable transportation costs, are at Morton's expense. If Morton is unable to repair the building to conform to the warranty after a reasonable number of attempts, Morton will provide, at its option, one of the following: (a) a replacement part or parts or (b) a full refund of the price of the component part (s) adversely affected up to the amount of the original purchase price of the part.

These remedies are the purchaser's sole and exclusive remedies for a breach of warranty.

**2. WHAT IS NOT COVERED BY THIS WARRANTY**

Morton does not warrant:

- (a) damage caused by use of the building for purposes other than those for which it was designed, such as use of the clear span trusses for overhead storage, for support of ceilings, lifting devices or other equipment unless included in building design;



- (b) defects caused by Purchaser's failure to provide a suitable site for the building if required by the contract;
- (c) painted metal panels and trims on buildings within 2 miles of a salt water atmosphere or body of salt water;
- (d) damage to metal panels or trims due to contact with chemicals, soil, gravel, landscape materials or plants including grass or weeds, herbicides, pesticides, concrete or asphalt;
- (e) damage caused by disasters such as fire, flood, lightning or wind (except as above);
- (f) damage due to deterioration caused by interior chemical vapors, dust, excessive humidity, condensation, algae, mold, mildew, animal waste or saliva;
- (g) damage due to flying or falling objects including hail or storm debris;
- (h) damage to interior walls, interior and backside of exterior metal panels, ceilings, partitions, overhead doors, equipment, vehicles or contents;
- (i) connections which place additional loadings on other than Morton buildings;
- (j) component parts delivered to construction site which suffer damage from storage and exposure to weather due to delays caused by someone other than Morton;
- (k) any product, components or parts not manufactured or installed in the building by Morton;
- (l) cracking or spalling of concrete flat work that is not considered defective under ACI standards;
- (m) damage to site due to repair;
- (n) damage to additions (not made by Morton) due to repair;
- (o) damage caused by anyone other than Morton's employees or agents;
- (p) damage caused by other abuse or misuse;
- (q) normal wear and tear; or
- (r) cracks and surface imperfections that do not impair function or service life of precast concrete columns are not considered a failure.
- (s) any products not purchased through Morton

This warranty is void if structural members of the building are altered without the written approval of Morton. For a discussion of some of the causes of damage excluded from this warranty, the purchaser should consult the Owner's Manual.

### 3. NO OTHER WARRANTY AND DISCLAIMER OF WARRANTY

Unless modified in writing and signed and dated by both parties, this Limited Warranty is understood to be the complete and exclusive warranty from Morton to the purchaser in connection with the sale of the building. It supersedes all prior warranties, oral and written, and other communication between the parties relating to the building warranty. No employee or agent of Morton or any other party is authorized to make any warranty in addition to those made in this Limited Warranty other than an Officer of Morton.

THE FOREGOING WARRANTIES ARE IN LIEU OF ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, INCLUDING, BUT NOT LIMITED TO, THE IMPLIED WARRANTIES OF MERCHANTABILITY, HABITABILITY, AND FITNESS FOR A PARTICULAR PURPOSE.

### 4. LIMITATIONS OF REMEDIES

In no case shall Morton be liable for any special, incidental, or consequential damages based upon breach of warranty, breach of contract, negligence, strict liability in tort, or any other legal theory. Such damages include, but are not limited to, loss of profits, loss of savings or revenue, loss of use of the building or any associated equipment, cost of capital, cost of any substitute facilities or services, downtime, the claims of third parties including customers, and injury to property. The limitation of consequential damages does not apply for injury to the person in those jurisdictions where such limitation is precluded. Some states do not allow limits on warranties, or on remedies for breach in certain transactions. In such state, the limits in this paragraph and in paragraph 3 above may not apply.

### 5. ALLOCATION OF RISK

This Limited Warranty allocates the risk of product failure between Morton and the purchaser. This allocation is recognized by both parties and is reflected in the price of the building. The purchaser acknowledges that he has read this Limited Warranty, understands it, and is bound by its terms.



# CLIENT REFERENCES

Larry Meyers  
Waukesha, WI  
(262) 613-6397

Joe Henrichs  
Oconomowoc, WI  
(414) 640-8868

Boyd Dittmar  
Waukesha, WI  
(414) 750-4490

Hansen Auto / Mike Hansen  
North Prairie, WI  
(262) 392-9700

Nagel Auto Body / Duffy Nagel  
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(262) 521-3090