

# DRAFT AIA<sup>®</sup> Document B101<sup>™</sup> – 2007

## Exhibit A

### Initial Information

#### for the following PROJECT:

(Name and location or address)

«Durham Police Headquarters Complex»  
«113 S Elizabeth St, Parcel ID 102868, 2.837 acres  
601 E Ramseur St, Parcel ID 102870, 0.235 acres  
605 E Ramseur St, Parcel ID 102871, 0.17 acres  
101 S Elizabeth St, Parcel ID 102869, 0.747 acres  
616 E Main St, Parcel ID 102890, 0.45 acres  
102 Hood St, Parcel ID 102889, 0.084 acres  
»

#### THE OWNER:

(Name, legal status and address)

«City of Durham»«, City of Durham»  
«101 City Hall Plaza  
Durham, NC 27701»

#### THE ARCHITECT:

(Name, legal status and address)

«O'Brien Atkins»«, O'BRIEN/ATKINS ASSOCIATES P.A.»  
«5001 South Miami Blvd.  
Durham, NC 27703»

This Agreement is based on the following information.

(Note the disposition for the following items by inserting the requested information or a statement such as "not applicable," "unknown at time of execution" or "to be determined later by mutual agreement.")

#### ARTICLE A.1 PROJECT INFORMATION

##### § A.1.1 The Owner's program for the Project:

(Identify documentation or state the manner in which the program will be developed.)

«For the Basis of Design for the Durham Police Headquarters Complex Project, refer to the following programing documents, prepared by CGL:

Exhibit F - "Exhibit F - Durham Police Department Facility Program Study – March 6, 2012" containing 290 pages, and prepared by Carter Goble Associates.

Exhibit G – "Exhibit G – City of Durham E911 Emergency Communications Architectural Space Program – May 13, 2011" containing 19 pages, and prepared by Carter Goble Associates.

Exhibit H – "Exhibit H – Durham Police Department Consolidated Space Program – December 1, 2014" containing 40 pages, and prepared by CGL.

Exhibit I – "Exhibit I – Durham Police Department Blocking and Stacking – September 24, 2014", containing 13 pages, and prepared by CGL.

Exhibit J – "Exhibit J - E911 Call Volume Projections Update – December 30, 2014" containing 2 pages, and prepared by CGL.

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#### ADDITIONS AND DELETIONS:

The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

**§ A.1.2** The Project's physical characteristics:

*(Identify or describe, if appropriate, size, location, dimensions, or other pertinent information, such as geotechnical reports; site, boundary and topographic surveys; traffic and utility studies; availability of public and private utilities and services; legal description of the site; etc.)*

«For Environmental, Geotechnical, and Asbestos Survey findings, refer to the following Exhibits prepared by Terracon:  
Exhibit K – “Exhibit K - Asbestos and Lead Paint Survey Report - December 18, 2014”, containing 57 pages, and prepared by Terracon.  
Exhibit L – “Exhibit L – Limited Site Investigation Report – December 19, 2014” – containing 81 pages, and prepared by Terracon.  
Exhibit M – “Exhibit M - Executive Summary for Geotechnical Engineering Services – December 22, 2014” – containing 23 pages, and prepared by Terracon.  
»

**§ A.1.3** The Owner's budget for the Cost of the Work, as defined in Section 6.1:

*(Provide total, and if known, a line item break down.)*

« The initial Stated Limitation on Cost of the Work (SLCW) is \$[ 43,120,000.00]. The SLCW may be adjusted during the course of design and construction by means established herein. »

**§ A.1.4** The Owner's other anticipated scheduling information, if any, not provided in Section 1.2:

« not provided »

**§ A.1.5** The Owner intends the following procurement or delivery method for the Project:

*(Identify method such as competitive bid, negotiated contract, or construction management.)*

« The parties to this Agreement agree that the Owner intends to enter into a Construction Manager at Risk ("CMAR") contract pursuant NC G.S. 143-128.1. The Architect shall coordinate its services with the Construction Manager, including preparation of two bid packages of Contract Documents, one of which is a demolition package, which services shall be considered Basic Services of the Architect. »

**§ A.1.6** Other Project information:

*(Identify special characteristics or needs of the Project not provided elsewhere, such as environmentally responsible design or historic preservation requirements.)*

« not provided »

**ARTICLE A.2 PROJECT TEAM**

**§ A.2.1** The Owner identifies the following representative in accordance with Section 5.3:

*(List name, address and other information.)*

«Trish Creta »  
«2011 Fay Street  
Durham, NC 27704»  
«Telephone Number: 919-560-4197 ext. 21258»  
«Fax Number: 919-560-4970»  
«Mobile Number: 919-274-1268»  
«Email Address: trish.creta@durhamnc.gov»

**§ A.2.2** The persons or entities, in addition to the Owner's representative, who are required to review the Architect's submittals to the Owner are as follows:

*(List name, address and other information.)*

« To be decided by Owner »

**§ A.2.3** The Owner will retain the following consultants and contractors:  
(List discipline and, if known, identify them by name and address.)

« Owner reserves the right to modify this list during the course of the Project »

**§ A.2.4** The Architect identifies the following representative in accordance with Section 2.3:  
(List name, address and other information.)

«Julie McLaurin»  
«5001 South Miami Blvd.  
Durham, NC 27703  
»  
«Telephone Number: 919-941-9000»  
«Fax Number: 919-941-9006»  
«Mobile Number: 919-414-4057»  
«Email Address: JMcLaurin@obrienatkins.com»

**§ A.2.5** The Architect will retain the consultants identified in Sections A.2.5.1 and A.2.5.2.  
(List discipline and, if known, identify them by name, legal status, address and other information.)

**§ A.2.5.1** The following Consultants are among those retained by the Architect to perform Basic Services:

.1 Structural Engineer

«Stewart Engineering, Inc»« STEWART ENGINEERING, INC»  
«Robert Macia»  
«421 Fayetteville Street  
Suite 400  
Releigh, NC 27601»  
«Telephone Number: 919-380-8750»  
«Fax Number: 919-380-8752»

.2 Mechanical Engineer

«O'Brien Atkins »« O'BRIEN/ATKINS ASSOCIATES P.A.»  
«Edward Richert»  
«5001 South Miami Blvd.  
Durham, NC 27703  
»  
«Telephone Number: 919-941-9000»  
«Fax Number: 919-941-9006»

.3 Electrical Engineer

«O'Brien Atkins »« O'BRIEN/ATKINS ASSOCIATES P.A.»  
«Nick Santore»  
«5001 South Miami Blvd.  
Durham, NC 27703  
»  
«Telephone Number: 919-941-9000»  
«Fax Number: 919-941-9006»

**§ A.2.5.2** Consultants retained under Additional Services:

« N/A »

**§ A.2.5.3** Project Team. The following persons are designated by the Architect as key members of the Project Team:

«See Exhibit N – “Exhibit N – Design Team Directory”, containing 2 pages. »

**§ A.2.6** Other Initial Information on which the Agreement is based:  
(Provide other Initial Information.)

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