



Administrative Services
Purchasing Division

December 12, 2003

Wright-Ballard Construction, Inc.
6821 Aaron Drive
Ft. Collins, CO 80524

Re: Bid #5449 Carpentry Contractor

The City of Fort Collins has elected to renew Bid #5449 Carpentry Contractor for the City of Fort Collins with your firm. The terms and conditions of this renewal will be the same as stated in the original bid documents, and including a 2.2% increase as follows:


Journeyman per hour	\$30.37
Helper per hour	\$17.90
Journeyman OT	\$45.56
Helper OT	\$26.85

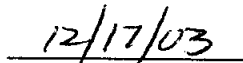
If the renewal is acceptable to your firm, please sign this letter in the space provided and return to the City of Fort Collins, Purchasing Division, before December 31, 2003. **If delivered**, please deliver to 215 North Mason Street, 2nd Floor, Fort Collins, CO 80524. **If mailed**, the mailing address is P.O. Box 580, Fort Collins, Colorado 80522-0580.

If this renewal is not acceptable with your firm, please send us a written notice stating that you do not wish to renew the bid. If you have any questions regarding this renewal, please contact John Stephen, CPPB, Senior Buyer, at 970-221-6777.

Sincerely,


James B. O'Neill II, CPPO, FNIGP
Director of Purchasing and Risk Management


Signature


Date

(Please indicate your desire to renew Bid #5449 by signing this letter and returning it with a current copy of insurance forms to Purchasing Division on or before December 31, 2003.)

**WRIGHT-BALLARD CONSTRUCTION, INC.**

6821 Aaron Drive

Fort Collins, CO 80524

(970) 495-0628 Fax (970) 495-0628

December 12, 2003

City of Fort Collins
Mr. John Stephens
Purchasing Department
P.O. Box 580
Fort Collins, CO 80522-0580

RE: Bid # 5449 Carpentry Contractor

Dear Mr. Stephens:

We wish to renew the above-mentioned contract with the following price changes which are based on the Colorado General Assembly's Consumer Price Index, Denver/Boulder-Greeley Inflation Rate of 2.2% (see attached). Our new rates are as follows:

Journeyman hourly rate: \$30.37
Helper hourly rate: \$17.90

Journeyman overtime hourly rate: \$45.56
Helper overtime hourly rate: \$26.85

The rate increase is due to the rising costs in Workmens Compensation, payroll increases to employees and insurance costs.

If you have any concerns regarding these changes, please contact either Bob or myself at 495-0628.

Thank you.

Sincerely,

Kayla D. Ballard
Wright-Ballard Construction, Inc.

CONSUMER PRICE INDEX -- ALL ITEMS (CPI-U)
(1982-84=100)
CALENDAR YEAR

	U.S.	Inflation Rate	Denver-Boulder- Greeley CMSA*	Denver-Boulder- Greeley Inflation Rate	
1964	31.0	1.3 %	28.3	N/A	
1965	31.5	1.6	28.8	1.7 %	
1966	32.4	2.9	29.7	3.0	
1967	33.4	3.1	30.0	1.1	
1968	34.8	4.2	30.8	2.5	
1969	36.7	5.5	32.0	4.2	
1970	38.8	5.7	34.5	7.6	
1971	40.5	4.4	35.9	4.1	
1972	41.8	3.2	37.0	3.1	
1973	44.4	6.2	39.6	7.0	
1974	49.3	11.0	43.9	10.9	
1975	53.8	9.1	48.4	10.3	
1976	56.9	5.8	51.1	5.6	
1977	60.6	6.5	55.4	8.4	
1978	65.2	7.6	60.6	9.4	
1979	72.6	11.3	70.0	15.5	
1980	82.4	13.5	78.4	12.0	
1981	90.9	10.3	87.2	11.2	
1982	96.5	6.2	95.1	9.1	
1983	99.6	3.2	100.5	5.7	
1984	103.9	4.3	104.3	3.8	
1985	107.6	3.6	107.1	2.7	
1986	109.6	1.9	107.9	0.7	
1987	113.6	3.6	110.8	2.7	
1988	118.3	4.1	113.7	2.6	
1989	124.0	4.8	115.8	1.8	
1990	130.7	5.4	120.9	4.4	
1991	136.2	4.2	125.6	3.9	
1992	140.3	3.0	130.3	3.7	
1993	144.5	3.0	135.8	4.2	
1994	148.2	2.6	141.8	4.4	
1995	152.4	2.8	147.9	4.3	
1996	156.9	3.0	153.1	3.5	
1997	160.5	2.3	158.1	3.3	
1998	163.0	1.6	161.9	2.4	
1999	166.6	2.2	166.6	2.9	
2000	172.2	3.4	173.2	4.0	
2001	177.1	2.8	181.3	4.7	
2002	179.9	1.6	184.8	1.9	
FORECAST					
September 2003	2003	183.7	2.1	187.9	1.7
	2004	186.4	1.5	192.1	2.2
	2005	189.8	1.8	197.5	2.9

* Note:

A Consumer Price Index (CPI-U) is not calculated for the State of Colorado. The CPI-U for the Denver-Boulder-Greeley CMSA is often used as a proxy for the inflation rate of Colorado. (It is calculated semiannually.)



OK

December 9, 2002

Wright-Ballard Construction, Inc.
6821 Aaron Drive
Ft. Collins, CO 80524

Re: Bid #5449 Carpentry Contractor

The City of Fort Collins has elected to renew Bid #5449 Carpentry Contractor for the City of Fort Collins with your firm. The terms and conditions of this renewal will be the same as stated in the original bid documents, and including the following increases:

	Current rate	New rate w/2.9% increase
Journeyman hourly rate -	\$28.89	\$29.72 x 2.5
Helper hourly rate -	\$17.02	\$17.51 x 2.5
Journeyman overtime hourly rate -	\$43.34	\$44.59 x 2.5
Helper overtime hourly rate -	\$25.54	\$26.28 x 2.5

If the renewal is acceptable to your firm, please sign this letter in the space provided and return to the City of Fort Collins, Purchasing Division, before December 20, 2002. **If delivered**, please deliver to 215 North Mason Street, 2nd Floor, Fort Collins, CO 80524. **If mailed**, the mailing address is P.O. Box 580, Fort Collins, Colorado 80522-0580.

If this renewal is not acceptable with your firm, please send us a written notice stating that you do not wish to renew the bid. If you have any questions regarding this renewal, please contact John Stephen, CPPB, Senior Buyer, at 970-221-6777.

Sincerely,

James B. O'Neill II, CPPO, FNIGP
Director of Purchasing and Risk Management

Signature

12/12/02
Date

(Please indicate your desire to renew Bid #5449 by signing this letter and returning it with a current copy of insurance forms to Purchasing Division on or before December 20, 2002.)



WRIGHT-BALLARD CONSTRUCTION, INC.

6821 Aaron Drive

Fort Collins, CO 80524

(970) 495-0628 Fax (970) 495-0628

October 31, 2003

City of Fort Collins
Purchasing Department
P.O. Box 580
Fort Collins, CO 80522-0580

RE: Bid # 5449 Carpentry Contractor

We wish to renew the above-mentioned contract with the following price changes which are based on the 2003 Denver-Boulder-Greeley CPI-U Forecast inflation rate of 3.0%. Our new rates are as follows:

Journeyman hourly rate: \$30.61

Helper hourly rate: \$18.04

Journeyman overtime hourly rate: \$45.92

Helper overtime hourly rate: \$27.06

If you have any concerns regarding these changes, please contact either Bob or myself at 495-0628.

Thank you.

Sincerely,

Kayla D. Ballard
Wright-Ballard Construction, Inc.

CERTIFICATE OF LIABILITY INSURANCE

American Family Insurance Company
 American Family Mutual Insurance Company if selection box is not checked.
 6000 American Pky Madison, Wisconsin 53783-0001

Insured's Name and Address
 Wright Ballard Construction, Inc
 6821 Aaron Drive
 Fort Collins, CO 80521

Agent's Name, Address and Phone Number (Agt./Dist.)
 Lesa Ringkjob
 375 E. Horsetooth Bldg 6 Ste. 100
 Ft. Collins, CO 80525

**This certificate is issued as a matter of information only and confers no rights upon the Certificate Holder.
 This certificate does not amend, extend or alter the coverage afforded by the policies listed below.**

COVERAGES

This is to certify that policies of insurance listed below have been issued to the insured named above for the policy period indicated, notwithstanding any requirement, term or condition of any contract or other document with respect to which this certificate may be issued or may pertain, the insurance afforded by the policies described herein is subject to all the terms, exclusions, and conditions of such policies.

TYPE OF INSURANCE	POLICY NUMBER	POLICY DATE		LIMITS OF LIABILITY
		EFFECTIVE (Mo, Day, Yr)	EXPIRATION (Mo, Day, Yr)	
Homeowners/ Mobilehomeowners Liability				Bodily Injury and Property Damage Each Occurrence \$,000
Boatowners Liability				Bodily Injury and Property Damage Each Occurrence \$,000
Personal Umbrella Liability				Bodily Injury and Property Damage Each Occurrence \$,000
Farm/Ranch Liability				Farm Liability & Personal Liability Each Occurrence \$,000 Farm Employer's Liability Each Occurrence \$,000
Workers Compensation and Employers Liability †	05-X34845-91-00	02/18/2003	02/18/2004	Statutory ***** Each Accident \$ 100 ,000 Disease - Each Employee \$ 100 ,000 Disease - Policy Limit \$ 500 ,000
<input checked="" type="checkbox"/> General Liability <input type="checkbox"/> Commercial General Liability (occurrence) <input type="checkbox"/>	05-X92387-03-00	04/01/2003	04/01/2004	General Aggregate \$ 1,000 ,000 Products - Completed Operations Aggregate \$ 1,000 ,000 Personal and Advertising Injury \$ 500 ,000 Each Occurrence \$ 500 ,000 Damage to Premises Rented to You \$ 100 ,000 Medical Expense (Any One Person) \$ 5 ,000
Businessowners Liability				Each Occurrence †† \$,000 Aggregate †† \$,000
Liquor Liability				Common Cause Limit \$,000 Aggregate Limit \$,000
Automobile Liability <input type="checkbox"/> Any Auto <input type="checkbox"/> All Owned Autos <input type="checkbox"/> Scheduled Autos <input type="checkbox"/> Hired Auto <input type="checkbox"/> Nonowned Autos <input type="checkbox"/>				Bodily Injury - Each Person \$,000 Bodily Injury - Each Accident \$,000 Property Damage \$,000 Bodily Injury and Property Damage Combined \$,000
Excess Liability <input type="checkbox"/> Commercial Blanket Excess <input type="checkbox"/>				Each Occurrence/Aggregate \$,000

Other (Miscellaneous Coverages)

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES / RESTRICTIONS / SPECIAL ITEMS

† The individual or partners shown as insured Have Have not elected to be covered as employees under this policy.
 †† Products-Completed Operations aggregate is equal to each occurrence limit and is included in policy aggregate.

CERTIFICATE HOLDER'S NAME AND ADDRESS **CANCELLATION**

City of Fort Collins
 Purchasing Dept.
 281 N College Ave
 Fort Collins, Co. 80524

Should any of the above described policies be cancelled before the expiration date thereof, the company will endeavor to mail *() days) written notice to the Certificate Holder named, but failure to mail such notice shall impose no obligation or liability of any kind upon the company, its agents or representatives. *10 days unless different number of days shown.
 This certifies coverage on the date of issue only. The above described policies are subject to cancellation in conformity with their terms and by the laws of the state of issue.

DATE ISSUED: 10/30/03
 AUTHORIZED REPRESENTATIVE: *[Signature]*