AGREEMENT BETWEEN LEON COUNTY AND PETER R. BROWN CONSTRUCTION, INC. FOR CONSTRUCTION MANAGEMENT SERVICES; BC-02-23-05-28

EXHIBIT D
CONSTRUCTION MANAGER
PROJECT SCHEDULE

Within ten (10) calendar days after issuance of the NTP, the CONSTRUCTION MANAGER shall deliver to the County PROJECT MANAGER a Master Project Schedule with specific calendar dates in conformity with the time limits established in this Exhibit D. The time limits shall commence to run on the date of the Notice to Proceed. The Project Schedule shall also include the specific calendar dates for the delivery or completion of all documents, reports professional services and all other services required by this Agreement.

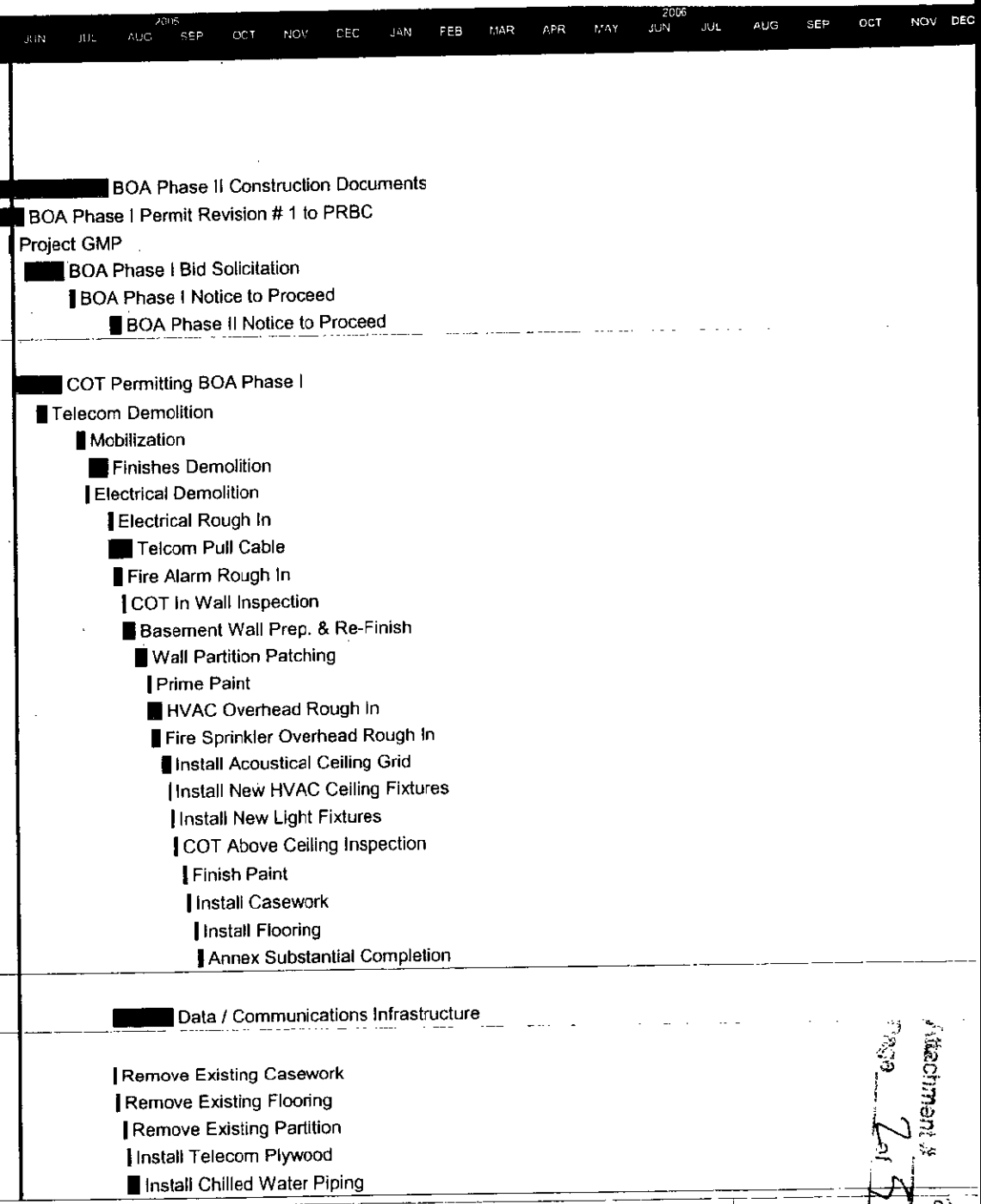
The Project Schedule shows the Construction Manager's Activities as it relates to the design (Schematic design through construction documents) and construction (subcontractor bidding through Project closeout and Warranty inspection) phases of the Project.

PROJECT SCHEDULE			
DESIGN PHASE		CONSTRUCTION PHASE	
Activity	Months	Activity	Months
Program and Site Development		Bid and Award	
Schematic Design		Construction	
Review and Approval		Occupancy and Close Out	
Design Development		Remaining Warranty	
Construction Documents			
Total		Total	

See attached CPM Schedule, 4 pages, dated June 2, 2005.

BOA Phase I

Description	Orig Dur	Rem Dur	Early Start	Early Finish
BOA Phase II Construction Documents	43	39	16MAY05 A	27JUL05 *
BOA Phase I Permit Revision # 1 to PRBC	1	5	18MAY05 A	08JUN05 *
Project GMP	4	0	31MAY05 A	02JUN05 A
BOA Phase I Bid Solicitation	17	17	09JUN05	01JUL05
BOA Phase I Notice to Proceed	3	3	05JUL05	07JUL05
BOA Phase II Notice to Proceed	5	5	28JUL05	03AUG05
COT Permitting BOA Phase I	20	20	02JUN05	29JUN05
Telecom Demolition	4	4	15JUN05 *	20JUN05
Mobilization	3	3	08JUL05	12JUL05
Finishes Demolition	13	7	15JUL05	25JUL05
Electrical Demolition	2	2	13JUL05	14JUL05
Electrical Rough In	3	3	26JUL05	28JUL05
Telcom Pull Cable	10	10	26JUL05	08AUG05
Fire Alarm Rough In	3	3	29JUL05	02AUG05
COT In Wall Inspection	2	2	03AUG05	04AUG05
Basement Wall Prep. & Re-Finish	5	5	03AUG05	09AUG05
Wall Partition Patching	5	5	10AUG05	16AUG05
Prime Paint	2	2	17AUG05	18AUG05
HVAC Overhead Rough In	6	6	17AUG05	24AUG05
Fire Sprinkler Overhead Rough In	3	3	19AUG05	23AUG05
Install Acoustical Ceiling Grid	3	3	25AUG05	29AUG05
Install New HVAC Ceiling Fixtures	1	1	29AUG05	29AUG05
Install New Light Fixtures	2	2	30AUG05	31AUG05
COT Above Ceiling Inspection	2	2	01SEP05	02SEP05
Finish Paint	2	2	06SEP05	07SEP05
Install Casework	2	2	08SEP05	09SEP05
Install Flooring	2	2	12SEP05	13SEP05
Annex Substantial Completion	3	3	14SEP05	16SEP05
Data / Communications Infrastructure	25	25	26JUL05	29AUG05
Remove Existing Casework	2	2	26JUL05	27JUL05
Remove Existing Flooring	2	2	28JUL05	29JUL05
Remove Existing Partition	2	2	01AUG05	02AUG05
Install Telecom Plywood	2	2	03AUG05	04AUG05
Install Chilled Water Piping	5	5	03AUG05	09AUG05



Start date	10MAY05
Finish date	04AUG06
Data date	02JUN05
Run date	02JUN05
Page number	1A

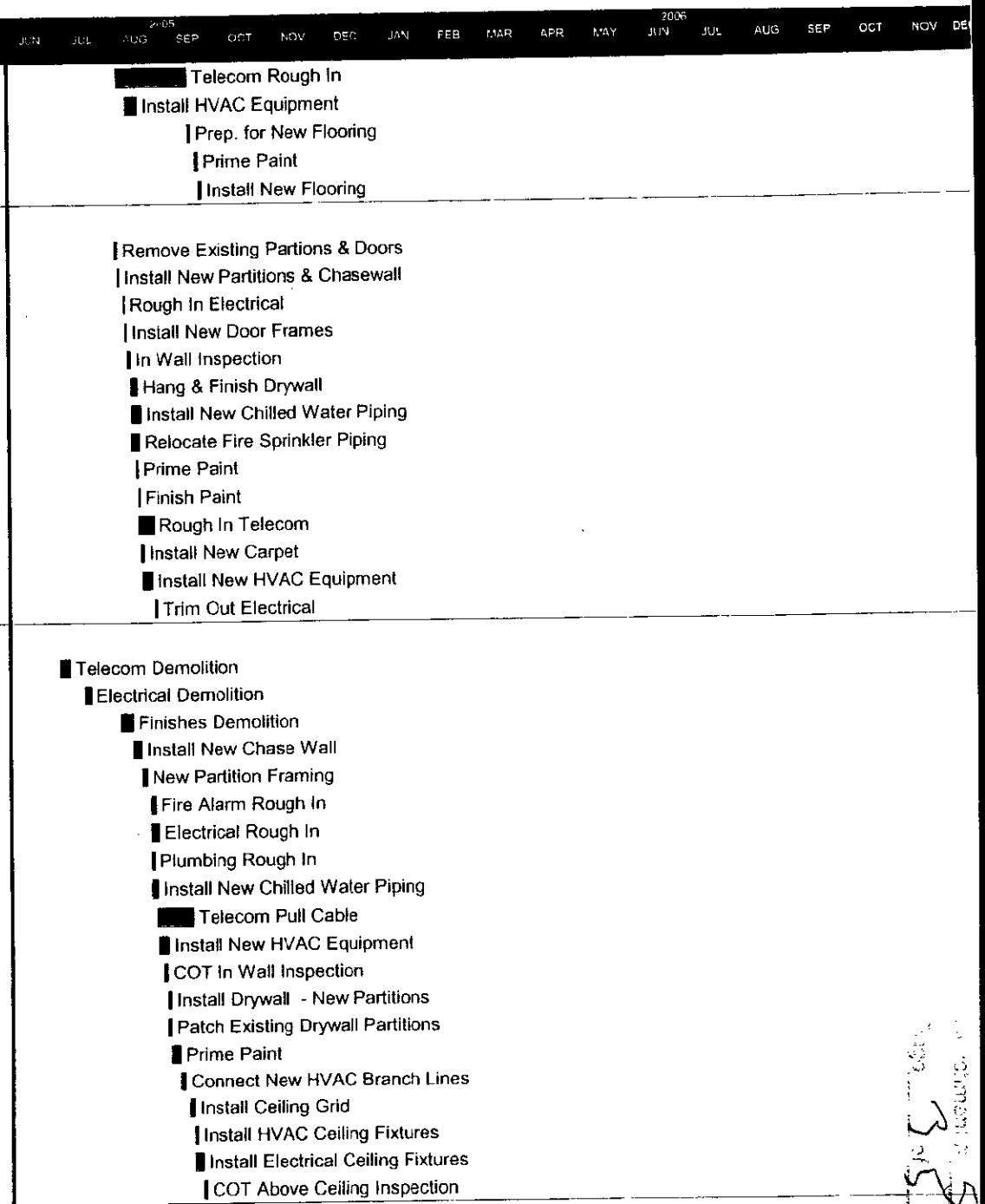
© Primavera Systems, Inc.

BOA / Courthouse Renovations
Leon County Florida

Early bar
Progress bar
Critical bar
Summary bar
Start milestone point
Finish milestone point

Attachment #
Page 7 of 7

Description	Orig Dur	Rem Dur	Early Start	Early Finish
Telecom Rough In	28	28	05AUG05	14SEP05
Install HVAC Equipment	5	5	10AUG05	16AUG05
Prep. for New Flooring	2	2	15SEP05	16SEP05
Prime Paint	2	2	19SEP05	20SEP05
Install New Flooring	2	2	21SEP05	22SEP05
Remove Existing Partions & Doors	2	2	03AUG05	04AUG05
Install New Partitions & Chasewall	1	1	05AUG05	05AUG05
Rough In Electrical	1	1	08AUG05	08AUG05
Install New Door Frames	1	1	09AUG05	09AUG05
In Wall Inspection	2	2	10AUG05	11AUG05
Hang & Finish Drywall	2	2	12AUG05	15AUG05
Install New Chilled Water Piping	4	4	12AUG05	17AUG05
Relocate Fire Sprinkler Piping	3	3	12AUG05	16AUG05
Prime Paint	1	1	15AUG05	15AUG05
Finish Paint	1	1	16AUG05	16AUG05
Rough In Telecom	7	7	16AUG05	24AUG05
Install New Carpet	2	2	17AUG05	18AUG05
Install New HVAC Equipment	4	4	18AUG05	23AUG05
Trim Out Electrical	2	2	25AUG05	26AUG05
Telecom Demolition	3	3	01JUL05 *	06JUL05
Electrical Demolition	2	2	15JUL05	18JUL05
Finishes Demolition	5	5	05AUG05	11AUG05
Install New Chase Wall	3	3	12AUG05	16AUG05
New Partition Framing	3	3	17AUG05	19AUG05
Fire Alarm Rough In	3	3	22AUG05	24AUG05
Electrical Rough In	5	5	22AUG05	26AUG05
Plumbing Rough In	2	2	22AUG05	23AUG05
Install New Chilled Water Piping	4	4	22AUG05	25AUG05
Telecom Pull Cable	14	14	25AUG05	14SEP05
Install New HVAC Equipment	4	4	26AUG05	31AUG05
COT In Wall Inspection	2	2	29AUG05	30AUG05
Install Drywall - New Partitions	2	2	31AUG05	01SEP05
Patch Existing Drywall Partitions	2	2	31AUG05	01SEP05
Prime Paint	2	2	02SEP05	06SEP05
Connect New HVAC Branch Lines	3	3	07SEP05	09SEP05
Install Ceiling Grid	3	3	12SEP05	14SEP05
Install HVAC Ceiling Fixtures	2	2	15SEP05	16SEP05
Install Electrical Ceiling Fixtures	3	3	15SEP05	19SEP05
COT Above Ceiling Inspection	2	2	20SEP05	21SEP05



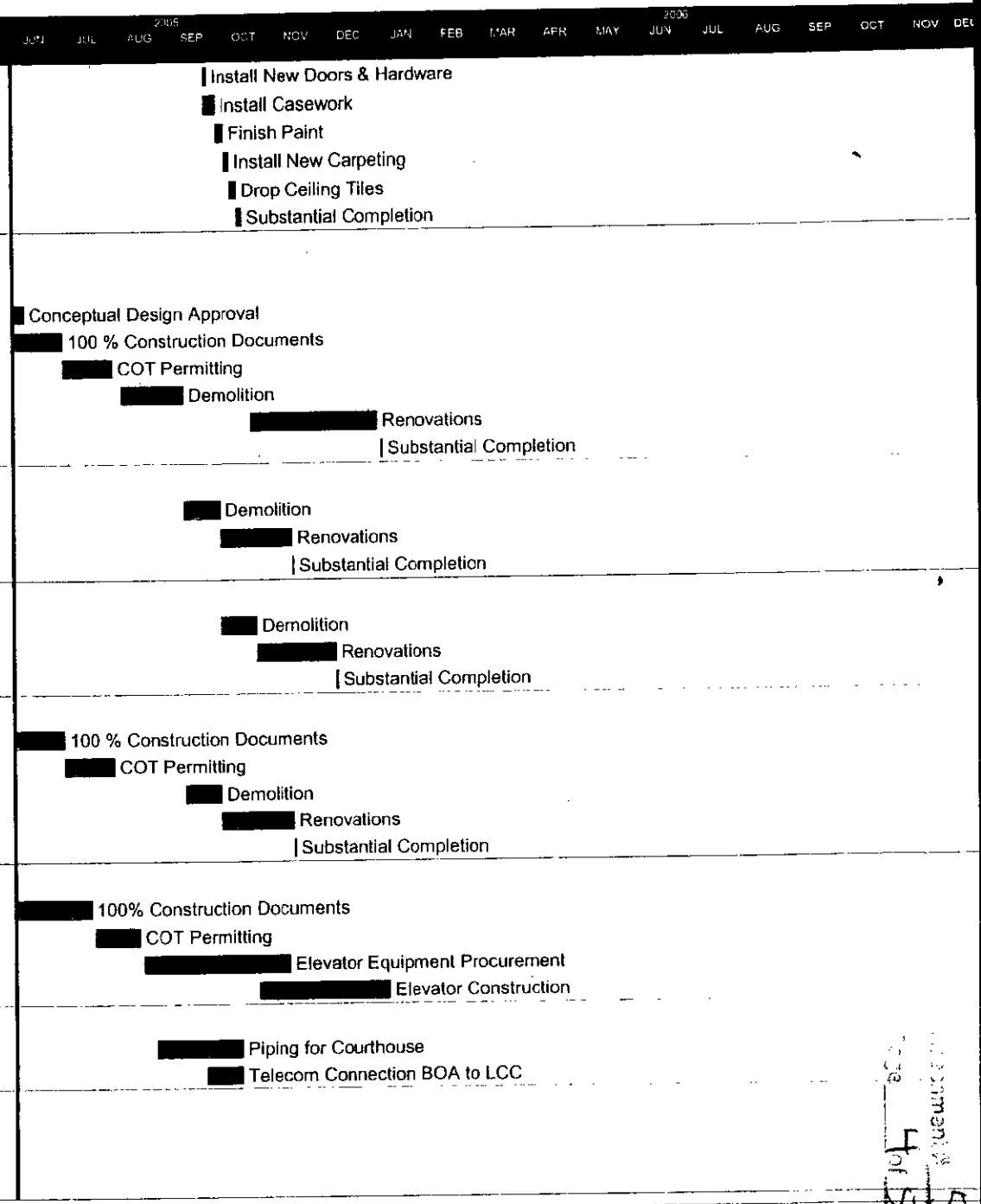
Start date	10MAY05
Finish date	04AUG06
Data date	02JUN05
Run date	02JUN05
Page number	2A

© Primavera Systems, Inc.

BOA / Courthouse Renovations
Leon County Florida

- Early bar
- Progress bar
- Critical bar
- Summary bar
- Start milestone point
- Finish milestone point

Description	Orig Dur	Rem Dur	Early Start	Early Finish
Install New Doors & Hardware	2	2	22SEP05	23SEP05
Install Casework	5	5	22SEP05	28SEP05
Finish Paint	3	3	29SEP05	03OCT05
Install New Carpeting	3	3	04OCT05	06OCT05
Drop Celling Tiles	2	2	07OCT05	10OCT05
Substantial Completion	3	3	11OCT05	13OCT05
BOA Phase II				
Conceptual Design Approval	5	5	02JUN05 *	08JUN05
100 % Construction Documents	21	21	02JUN05 A	30JUN05
COT Permitting	20	20	01JUL05	29JUL05
Demolition	25	25	04AUG05	08SEP05
Renovations	50	50	18OCT05	30DEC05 *
Substantial Completion	1	1	02JAN06	02JAN06
Demolition	15	15	09SEP05	29SEP05
Renovations	30	30	30SEP05	10NOV05
Substantial Completion	1	1	11NOV05	11NOV05
Demolition	15	15	30SEP05	20OCT05
Renovations	30	30	21OCT05	05DEC05
Substantial Completion	1	1	06DEC05	06DEC05
100 % Construction Documents	21	21	02JUN05	30JUN05
COT Permitting	20	20	01JUL05	29JUL05
Demolition	15	15	09SEP05	29SEP05
Renovations	30	30	30SEP05	10NOV05
Substantial Completion	1	1	11NOV05	11NOV05
100% Construction Documents	31	31	02JUN05	15JUL05
COT Permitting	20	20	18JUL05	12AUG05
Elevator Equipment Procurement	60	60	15AUG05	07NOV05
Elevator Construction	50	50	21OCT05	04JAN06
Piping for Courthouse	35	35	22AUG05	10OCT05
Telecom Connection BOA to LCC	15	15	20SEP05	10OCT05



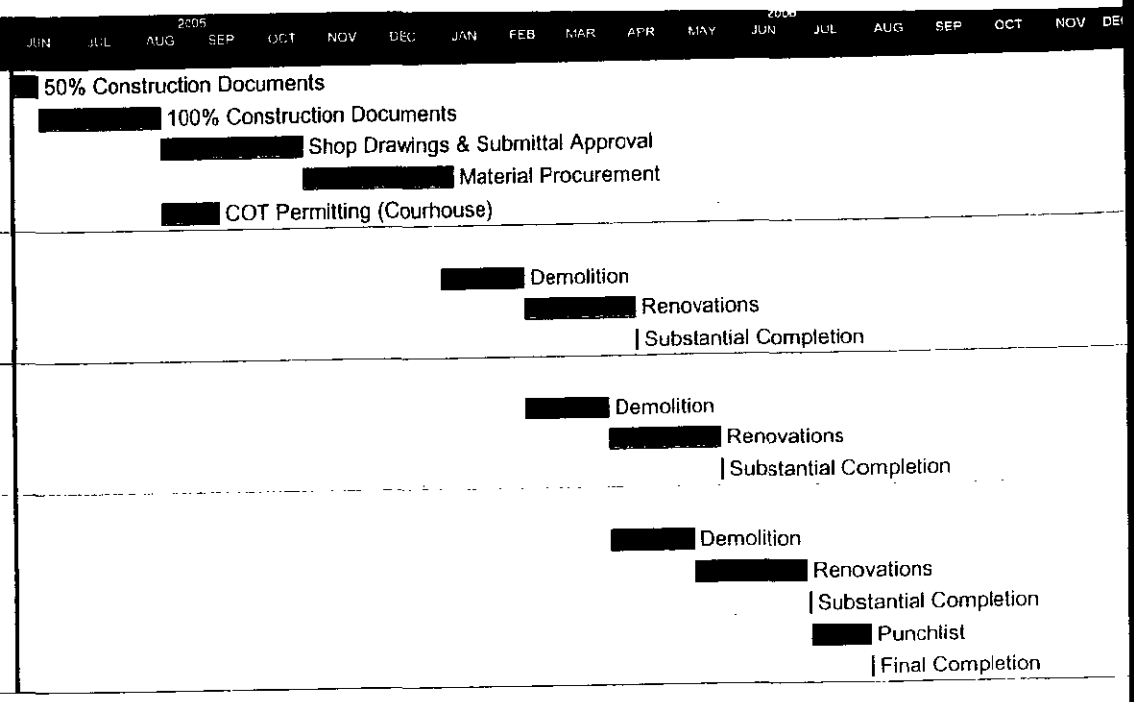
Start date	10MAY05
Finish date	04AUG06
Data date	02JUN05
Run date	02JUN05
Page number	3A

© Primavera Systems, Inc.

BOA / Courthouse Renovations
Leon County Florida

- Early bar
- Progress bar
- Critical bar
- Summary bar
- Start milestone point
- Finish milestone point

Description	Orig Dur	Rem Dur	Early Start	Early Finish
50% Construction Documents	10	10	02JUN05	15JUN05
100% Construction Documents	42	42	16JUN05	15AUG05
Shop Drawings & Submittal Approval	50	50	16AUG05	25OCT05
Material Procurement	50	50	26OCT05	09JAN06
COT Permitting (Courhouse)	20	20	16AUG05	13SEP05
Demolition	30	30	03JAN06	13FEB06
Renovations	40	40	14FEB06	10APR06
Substantial Completion	1	1	11APR06	11APR06
Demolition	30	30	14FEB06	27MAR06
Renovations	40	40	28MAR06	22MAY06
Substantial Completion	1	1	23MAY06	23MAY06
Demolition	30	30	28MAR06	08MAY06
Renovations	40	40	09MAY06	03JUL06
Substantial Completion	1	1	05JUL06	05JUL06
Punchlist	21	21	06JUL06	03AUG06
Final Completion	1	1	04AUG06	04AUG06



Start date	10MAY05
Finish date	04AUG06
Data date	02JUN05
Run date	02JUN05
Page number	4A

© Primavera Systems, Inc.

BOA / Courthouse Renovations
Leon County Florida

- Early bar
- Progress bar
- Critical bar
- Summary bar
- Start milestone point
- Finish milestone point