

Construction Manager shall keep full, detailed and accurate records and accounts of all such pre-owned items and Construction Manager's use thereof in connection with the Project, all of which such records and accounts shall be preserved and made available to Owner and Owner's agents and representatives in accordance with this Agreement. Construction Manager may elect to retain ownership of same upon completion of the Work, in which case Construction Manager shall credit to the account of Owner the depreciated value thereof.

10.2.6 The cost to Construction Manager of furnishing the small appliances, equipment and accessories necessary for the Construction Manager Work, including the normal expense of sharpening and replacement of expendable items. Construction Manager at all times shall furnish an adequate quantity of all such tools, appliances and equipment required for the Work. Such tools, appliances and equipment shall remain the property of Construction Manager following completion of the Work.

10.2.7 The cost of expendable supplies, such as "safety first" supplies, bottled water, drinking cups, crayon, flagging, chalk lime and the like purchased, supplied and consumed for the Construction Manager Work; gasoline, oil and grease for operating Construction Manager's equipment; tie wire, welding rods and similar supplies consumed for the Construction Manager Work, excluding those items specifically required to be furnished by Construction Manager, at its expense.

10.2.8 The cost to Construction Manager of providing telephone services, drinking water, mockups, temporary lights, temporary heat, water, power and installation and removal of temporary services for utilities and the cost of sanitary facilities, scaffolds and temporary structures, including field offices and storage buildings on the Site necessary for conducting the Work, less any sums received by Construction Manager for salvage derived from such structures.

10.2.9 The cost of temporary fences, barricades and any temporary construction necessary for the protection of the public and the cost of job signs as may be directed by Owner.

10.2.10 Except as provided in Paragraph 10.3, the cost of permits, fees, business licenses and other charges specifically connected with the Project required by any governmental authority having jurisdiction over the Work, including gross receipts tax or similar taxes imposed by other jurisdictions.

10.2.11 The cost to Construction Manager for royalties and license fees required in connection with the Work, subject in each case to Owner's prior Approval.

10.2.12 Premiums for insurance and bonds required by Owner in connection with the Work and paid for by Construction Manager. All rebates and refunds when paid to Construction Manager in connection with such premiums shall be reimbursed to Owner.

10.2.13 Expenses incurred by Construction Manager in the protection of adjoining property.

10.2.14 Overnight courier charges and telecopier charges necessary for communication with Construction Manager's main office and with Owner, Architect, and Subcontractors.

10.2.15 Expenses paid or incurred for purchase and rental of office furniture, office equipment, stationery, postage and office supplies required in connection with the field office maintained by Construction Manager at the Site.

10.2.16 Reproduction costs for a reasonable number of copies of the Construction Documents.

10.2.17 Consulting fees for consulting engineers retained by Construction Manager with Owner's prior Approval in connection with the Work.