Date/Time:

Report ID: CMS-BM-003

Massachusetts Bay Transportation Authority

Capital Management System

Comparison of Bids

Bid Date: 11/12/2026

Contract **F79CN01**

South Station Crew Base, Boston, MA

Engineer: 6168

Firm Name: Studio Luz Architects

Bidder: 5793

Firm Name: Emmaty, Inc.

				Engineer		Bidder		Variance	
Line Item	**Description**	**Unit**	**Quantity**	**Unit Price**	**Total Price**	**Unit Price**	**Total Price**	**Unit Price**	**Total Price**
0130.429	TRAFFIC OFFICERS SERVICES	AN	1	$20,000.00	$20,000.00	$20,000.00	$20,000.00	$0.00	$0.00
0212.500	BUILDING ALTERATION	LS	1	$4,851,654.00	$4,851,654.00	$4,584,389.00	$4,584,389.00	($267,265.00)	($267,265.00)
0213.212	INTEGRATED PEST MANAGEMENT	AN	1	$4,500.00	$4,500.00	$4,500.00	$4,500.00	$0.00	$0.00
1260.002	FURNITURE	AN	1	$175,000.00	$175,000.00	$175,000.00	$175,000.00	$0.00	$0.00
1656.206	THIRD PARTY FIRE ALARM TESTING	AN	1	$10,000.00	$10,000.00	$10,000.00	$10,000.00	$0.00	$0.00
6500.000	RISK ALLOWANCE	RA	1	$239,579.00	$239,579.00	$239,579.00	$239,579.00	$0.00	$0.00
	Total Estimate Contract Base Bid:				**$5,300,733.00**		**$5,033,468.00**		**($267,265.00)**
	Contract Total - Base Bid and Alternates:				**$5,300,733.00**		**$5,033,468.00**		**($267,265.00)**

Massachusetts Bay Transportation Authority

Capital Management System

Comparison of Bids

Bid Date: 11/12/2026

Contract **F79CN01**

South Station Crew Base, Boston, MA

Engineer: 6168

Firm Name: Studio Luz Architects

Bidder: 5624

Firm Name: H J Russell & Company

				Engineer		Bidder		Variance	
Line Item	**Description**	**Unit**	**Quantity**	**Unit Price**	**Total Price**	**Unit Price**	**Total Price**	**Unit Price**	**Total Price**
0130.429	TRAFFIC OFFICERS SERVICES	AN	1	$20,000.00	$20,000.00	$20,000.00	$20,000.00	$0.00	$0.00
0212.500	BUILDING ALTERATION	LS	1	$4,851,654.00	$4,851,654.00	$5,250,921.00	$5,250,921.00	$399,267.00	$399,267.00
0213.212	INTEGRATED PEST MANAGEMENT	AN	1	$4,500.00	$4,500.00	$4,500.00	$4,500.00	$0.00	$0.00
1260.002	FURNITURE	AN	1	$175,000.00	$175,000.00	$175,000.00	$175,000.00	$0.00	$0.00
1656.206	THIRD PARTY FIRE ALARM TESTING	AN	1	$10,000.00	$10,000.00	$10,000.00	$10,000.00	$0.00	$0.00
6500.000	RISK ALLOWANCE	RA	1	$239,579.00	$239,579.00	$239,579.00	$239,579.00	$0.00	$0.00
	Total Estimate Contract Base Bid:				**$5,300,733.00**		**$5,700,000.00**		**$399,267.00**
	Contract Total - Base Bid and Alternates:				**$5,300,733.00**		**$5,700,000.00**		**$399,267.00**

Date/Time:

Report ID: **CMS-BM-003**

Massachusetts Bay Transportation Authority

Capital Management System

Comparison of Bids

Bid Date: 11/12/2026

Contract **F79CN01**

South Station Crew Base, Boston, MA

Engineer: 6168

Firm Name: Studio Luz Architects

Bidder: 3148

Firm Name: Wes Construction Corp.

				Engineer		Bidder		Variance	
Line Item	**Description**	**Unit**	**Quantity**	**Unit Price**	**Total Price**	**Unit Price**	**Total Price**	**Unit Price**	**Total Price**
0130.429	TRAFFIC OFFICERS SERVICES	AN	1	$20,000.00	$20,000.00	$20,000.00	$20,000.00	$0.00	$0.00
0212.500	BUILDING ALTERATION	LS	1	$4,851,654.00	$4,851,654.00	$6,534,921.00	$6,534,921.00	$1,683,267.00	$1,683,267.00
0213.212	INTEGRATED PEST MANAGEMENT	AN	1	$4,500.00	$4,500.00	$4,500.00	$4,500.00	$0.00	$0.00
1260.002	FURNITURE	AN	1	$175,000.00	$175,000.00	$175,000.00	$175,000.00	$0.00	$0.00
1656.206	THIRD PARTY FIRE ALARM TESTING	AN	1	$10,000.00	$10,000.00	$10,000.00	$10,000.00	$0.00	$0.00
6500.000	RISK ALLOWANCE	RA	1	$239,579.00	$239,579.00	$239,579.00	$239,579.00	$0.00	$0.00
	Total Estimate Contract Base Bid:				**$5,300,733.00**		**$6,984,000.00**		**$1,683,267.00**
	Contract Total - Base Bid and Alternates:				**$5,300,733.00**		**$6,984,000.00**		**$1,683,267.00**

Massachusetts Bay Transportation Authority

Capital Management System

Comparison of Bids

Bid Date: 11/12/2026

Contract **F79CN01**

South Station Crew Base, Boston, MA

Engineer: 6168

Firm Name: Studio Luz Architects

Bidder: 2598

Firm Name: Paul J. Rogan Co. Inc.

				Engineer		Bidder		Variance	
Line Item	**Description**	**Unit**	**Quantity**	**Unit Price**	**Total Price**	**Unit Price**	**Total Price**	**Unit Price**	**Total Price**
0130.429	TRAFFIC OFFICERS SERVICES	AN	1	$20,000.00	$20,000.00	$20,000.00	$20,000.00	$0.00	$0.00
0212.500	BUILDING ALTERATION	LS	1	$4,851,654.00	$4,851,654.00	$7,550,000.00	$7,550,000.00	$2,698,346.00	$2,698,346.00
0213.212	INTEGRATED PEST MANAGEMENT	AN	1	$4,500.00	$4,500.00	$4,500.00	$4,500.00	$0.00	$0.00
1260.002	FURNITURE	AN	1	$175,000.00	$175,000.00	$175,000.00	$175,000.00	$0.00	$0.00
1656.206	THIRD PARTY FIRE ALARM TESTING	AN	1	$10,000.00	$10,000.00	$10,000.00	$10,000.00	$0.00	$0.00
6500.000	RISK ALLOWANCE	RA	1	$239,579.00	$239,579.00	$239,579.00	$239,579.00	$0.00	$0.00
	Total Estimate Contract Base Bid:				**$5,300,733.00**		**$7,999,079.00**		**$2,698,346.00**
	Contract Total - Base Bid and Alternates:				**$5,300,733.00**		**$7,999,079.00**		**$2,698,346.00**

Massachusetts Bay Transportation Authority

Capital Management System

Comparison of Bids

Bid Date: 11/12/2026

Contract **F79CN01**

South Station Crew Base, Boston, MA

Engineer: 6168

Firm Name: Studio Luz Architects

Bidder: 2598

Firm Name: Paul J. Rogan Co. Inc.

	Engineer	Bidder	Variance
Total Type Basic =	$5,300,733.00	$7,999,079.00	($2,698,346.00)
Contract Total - Base Bid and Alternates:	**$5,300,733.00**	**$7,999,079.00**	**($2,698,346.00)**

Massachusetts Bay Transportation Authority

Capital Management System

Comparison of Bids

Bid Date: 11/12/2026

Contract **F79CN01**

South Station Crew Base, Boston, MA

Engineer: 6168

Firm Name: Studio Luz Architects

Bidder: 3148

Firm Name: Wes Construction Corp.

	Engineer	Bidder	Variance
Total Type Basic =	$5,300,733.00	$6,984,000.00	($1,683,267.00)
Contract Total - Base Bid and Alternates:	**$5,300,733.00**	**$6,984,000.00**	**($1,683,267.00)**

Date/Time:

Report ID: **CMS-BM-003**

Massachusetts Bay Transportation Authority

Capital Management System

Comparison of Bids

Bid Date: 11/12/2026

Contract **F79CN01**

South Station Crew Base, Boston, MA

Engineer: 6168

Firm Name: Studio Luz Architects

Bidder: 5624

Firm Name: H J Russell & Company

	Engineer	Bidder	Variance
Total Type Basic =	$5,300,733.00	$5,700,000.00	($399,267.00)
Contract Total - Base Bid and Alternates:	**$5,300,733.00**	**$5,700,000.00**	**($399,267.00)**

Massachusetts Bay Transportation Authority

Capital Management System

Comparison of Bids

Bid Date: 11/12/2026

Contract **F79CN01**

South Station Crew Base, Boston, MA

Engineer: 6168

Firm Name: Studio Luz Architects

Bidder: 5793

Firm Name: Emmaty, Inc.

	Engineer	Bidder	Variance
Total Type Basic =	$5,300,733.00	$5,033,468.00	$267,265.00
Contract Total - Base Bid and Alternates:	**$5,300,733.00**	**$5,033,468.00**	**$267,265.00**