

**Action Requested/Required:**

- ☒ Vote/Action Requested
☐ Discussion or Presentation Only
☐ Public Hearing
Report Date: _____
Hearing Date: _____
Voting Date: _____

Department: Theatre **Presenter(s) & Title:** Kristin Norton Green, Theatre Events and Facilities
Director

Agenda Item Title:

Discussion and Possible Approval of Proposal with Bunker Design House for Canton Theatre Restroom Renovations

Summary:

Theatre Restroom Renovations, as budgeted for by Council for FY26, will include modernizing the Theatre's men's and women's restrooms while preserving the building's historic character and integrating amenities that honor its original and current aesthetic. Vanities and toilets will be made ADA compliant. Other components of the restoration include new flooring, new sinks, new vanities, new lighting, mirrors, paint, wallpaper, and all labor. The City will be responsible for providing ceiling tiles (only damaged ones will be replaced), trash cans, and toilet paper and paper towel dispensers.

Budget Implications:

Budgeted? ☒ Yes ☐ No ☐ N/A

Total Cost of Project: \$ 50,000.00 Check if Estimated ☐

Fund Source: General Fund ☒ Water & Sewer ☐ Sales Tax ☐ Other: _____

Staff Recommendations:

Staff recommends approval of proposal with Bunker Design House for Canton Theatre Restroom Renovations

Reviews:

Has this been reviewed by Management and Legal Counsel, if required? ☒ Yes ☐ No

Attachments:

Proposal



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City of Canton -

We appreciate the opportunity to propose on the Canton Theater renovation project. Please review the provided proposal, and feel free to let us know if you have any questions.

Thank you!

Bunker Design House

Kandace Walker-Bunda

Objective:

- Modernize the men's and women's restrooms while preserving the building's historic character and integrating amenities that honor its original/current aesthetic.
- Provide Architectural Interior plans to include: floor plans, interior elevations, plumbing and lighting fixture selection, finish selections for ceilings, walls, and floors, as well as hardware selection. Includes procurement of fixtures, tile, and hardware.
- Vanities and new toilets to be ADA compliant

Additional Notes:

- The client will be responsible for preparing an appropriate receiving and storage area for procured items to be installed
- Bunker to coordinate with the City to confirm the scope of work to be completed by their designated crews. Any services beyond their scope, which may include painting/wallcovering, tile installation, millwork, plumbing, electrical, and final décor installation, may be managed by our team through subcontractors.
- This scope does not include permit submission or approval
- Additional Ceiling Tiles + Restroom Accessories (towel/soap dispenser) to fall under Theatre budget, not to exceed \$950
- See proposed budget and schedule attached to proposal

Fee/Timeline Schedule:

Draw 1, Due at signing, 12/30	10k
Draw 2, 50% Completion, 2/9	20k
Draw 3, 100% Completion, 3/9	20k

Proposed Fee: \$50,000

Hourly Billing Rate Structure:

Principal Architect \$175.00, Project Manager \$155.00, Drafter/Superintendent/Admin \$125

Sign above to initiate project

Date

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Project Schedule			
Milestone	Weeks	Start Date	End Date
Design Development	2	December 1, 2025	December 19, 2025
Present Schematic Design Options			
Develop Elevations with final selections			
Implementation/Procurement	4	December 22, 2025	Jan 20, 2026
Order materials			
Coordinate with city to determine installation scope for city employees			
Gather quotes for remaining work			
Make final subcontractor selections and schedule			
Contingency/Staging/Store Materials	2	January 22, 2026	February,5, 2026
BLACK OUT DATE - EVENT FEBRUARY 6TH			
Construction	3	February,9, 2025	Mar 2, 2026
FFE Coordination with Fabricators, Client, GC			
Procurement / Fabrication Commencement			
Open			Mar 4, 2026

FF&E/Construction BUDGET					
Canton Theater					
Canton, GA					
Issue Date: December 2025					
Item No.	Description	Qty	UM	Unit Cost	Total Cost
Fixtures/Plumbing					
F1	Womens Vanity	1	ea	\$2,700.00	\$2,700.00
F2	Mens Vanity	1	ea	\$2,700.00	\$2,700.00
F3	Vanity Faucets	4	ea	\$350.00	\$1,400.00
F4	P-Traps	4	ea	\$120.00	\$480.00
F5	Toilets - ADA	2	ea	\$325.00	\$650.00
F6	36" Grab Bar (reuse existing)	-	ea	\$0.00	\$0.00
F7	42" Grab Bar (reuse existing)	-	ea	\$0.00	\$0.00
					\$7,930.00
Lighting					
L1	Recessed Cans (Over stalls)	8	ea	\$100.00	\$800.00
L2	Vanity Sconces - Womens	2	ea	\$150.00	\$300.00
L3	Vanity Sconces - Mens	1	ea	\$250.00	\$250.00
					\$1,350.00
Finishes/Decor					
CH1	Paint	1	ea	\$1,000.00	\$1,000.00
CH2	Full Length Mirrors	1	ea	\$300.00	\$300.00
CH3	Vanity Mirrors - Womens	2	ea	\$200.00	\$400.00
CH4	Vanity Mirrors - Mens	1	ea	\$200.00	\$200.00
CH3	Womens Art	1	ea	\$125.00	\$125.00
CH4	Mens Art	1	ea	\$125.00	\$125.00
CH8	Bathroom Door Signage	2	ea	\$20.00	\$40.00
CH9	Soap Dispensers	2	ea	\$25.00	\$50.00
CH10	Small Trash (BY THEATRE)	3	ea	\$0.00	\$0.00
CH11	Large Trash (BY THEATRE)	2	ea	\$0.00	\$0.00
ST1	Paper Towel Dispensers (BY THEATRE)	2	ea	\$0.00	\$0.00
ST1	Toilet Paper Dispensers (BY THEATRE)	-	ea	\$0.00	\$0.00
ST1	Tile - Womens, 12x12	-	ea	\$2,000.00	\$2,000.00
ST1	Tile - Mens, 12x12	-	ea	\$2,000.00	\$2,000.00
ST3	Tile Trim, 3x12	154		\$665.00	\$665.00
WP1	Wallpaper (may get V'D/reduced, based on HVAC number)			\$3,000.00	\$3,000.00
CT1	Ceiling Tiles (Can Theatre Provide?)			\$500.00	\$500.00
					\$10,405.00
Labor					
	Tile			\$3,200.00	\$3,200.00
	Paint (Walls/Ceiling)			\$2,000.00	\$2,000.00
	Plumbing (Replacing fixtures)			\$2,500.00	\$2,500.00
	Electrical (Replacing fixtures)			\$2,300.00	\$2,300.00
	Millwork (minor carpentry/installation)			\$3,000.00	\$3,000.00
	Wallpaper Install			\$1,500.00	\$1,500.00
	Ceiling Tile Install			\$500.00	\$500.00
	HVAC Updates to Fans			\$1,500.00	\$1,500.00
	Other/Demo			\$2,100.00	\$2,100.00
					\$18,600.00
SUBTOTAL:					\$38,285.00
Contingency: 1%					\$3,828.50
TOTAL:					\$42,113.50
DESIGN TEAM FEE					\$7,500.00
TOTAL:					\$49,613.50