

Response to Preliminary Schematic Report Review Comments December 21, 2017

3.3.1 Introduction

No further review comments for this section.

3.3.2 Evaluation of Existing Conditions

1, 2) It appears that several environmental concerns were identified during the initial “limited” Phase I site analysis including: potential soil contamination from an existing 8,000-gallon fuel storage tank, potential discharge to the leach field to the south of the school building, leaching catch basin located at the southwest portion of the parking lot, and potential historic pesticide/herbicide applications within the existing athletic field areas. Based on the District’s decision to relocate the proposed facility to the Doyon Elementary School site, additional site assessment and testing was performed to verify the suitability of this location. The information provided indicates that subsequent to performing a “limited” Phase I site assessment, a Phase II geo-environmental analysis was conducted as recommended by the Civil Engineer.

Based on this further analysis, please acknowledge the recommendations set forth by CDW Consultants, Inc. that may include additional investigations contingent upon the anticipated excavation process (for potential contaminated soils) will be factored into the proposed scope and budget. Also, please be aware of the MSBA’s policies regarding removal of fuel storage tanks and contaminated soils, as these will be considered ineligible for reimbursement.

No further review comments for this section.

3.3.3 Final Evaluation of Alternatives

5) The information provided indicates that a new on-site septic system will be required at the Doyon site and gas service connection will require significant extension to Route 1. Please be aware that the MSBA will consider a new on-site septic system and gas line work beyond the property line ineligible for reimbursement. Please acknowledge.

8) The information provided indicates that a potential local zoning variance may be required to address the anticipated building height. Please provide a timeline required to obtain the required variances associated and any other approvals with the proposed design in response to these review comments. In addition, please provide a description outlining next steps if a height variance is not granted.

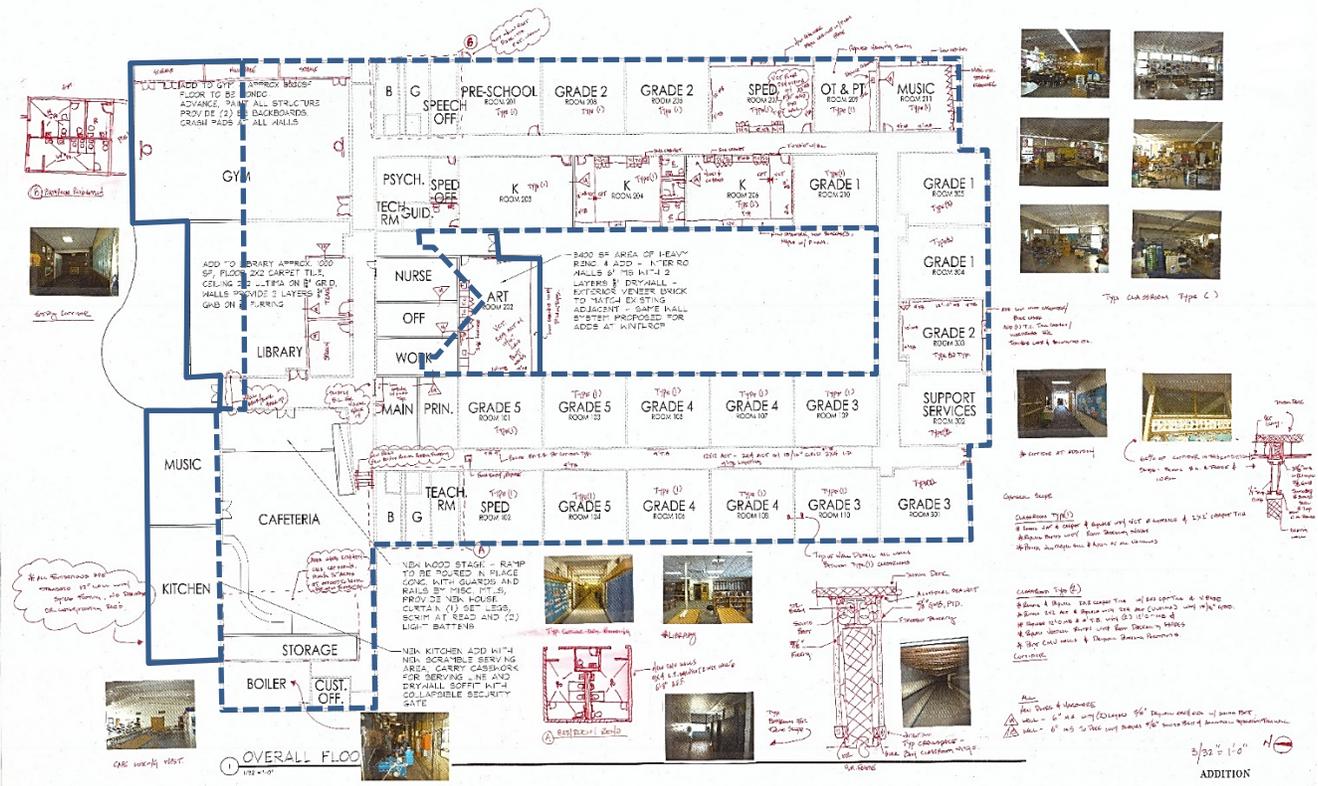
Additionally, as a follow up to our Preferred Schematic call, and as discussed during the Facilities Assessment Subcommittee meeting (FAS), additional information is being requested regarding the feasibility of an addition/renovation option at the Doyon site demonstrating that an addition/renovation option could not meet the District’s educational requirements in a more

cost effective manner. Please provide the supplemental information as part of the District's response to these review comments.

The full range of options explored during the Feasibility Study (PDP & PSR modules) included three different grade configurations (PK-2, PK-3 & PK-5), combined vs separate PK-5 schools (at 420 & 775 students), multiple sites and renovation vs new construction, as well as the potential for including Central Administration and the B23 (early childhood) Program.

Although the Doyon Site was removed from consideration early in the initial PSR phase, preliminary studies explored the scopes/costs of Doyon's Base Repairs and Renovations with small Addition, the later focused on providing equitable space standards should Winthrop become a stand-alone Renovation or New Construction project.

The District's costs of Base Repair (without educational/space standards addressed) for both schools was estimated to be far too significant relative to the costs of Full Renovations/Additions or New Construction that would address the educational needs and objectives. Likewise, the costs of renovating Doyon in conjunction with renovation or new for the Winthrop School far exceeded the costs



A 775 student PK-5 Renovation/Addition was not explicitly studied at Doyon due to a number of compounding and constraining factors. Aside from the poor physical conditions, the educational disruption, costs of additions/renovations, and compromises that result

from the existing construction, the inefficiencies of keeping the sprawling one-story structure would leave deficient outdoor space, which is currently able to be met only with a more compact and significantly 3-story new construction option. A copy of the cost estimate for the base repair is attached to this response as appendix.

No further review comments for this section.

3.3.4 Preferred Schematic Report Preferred Solution

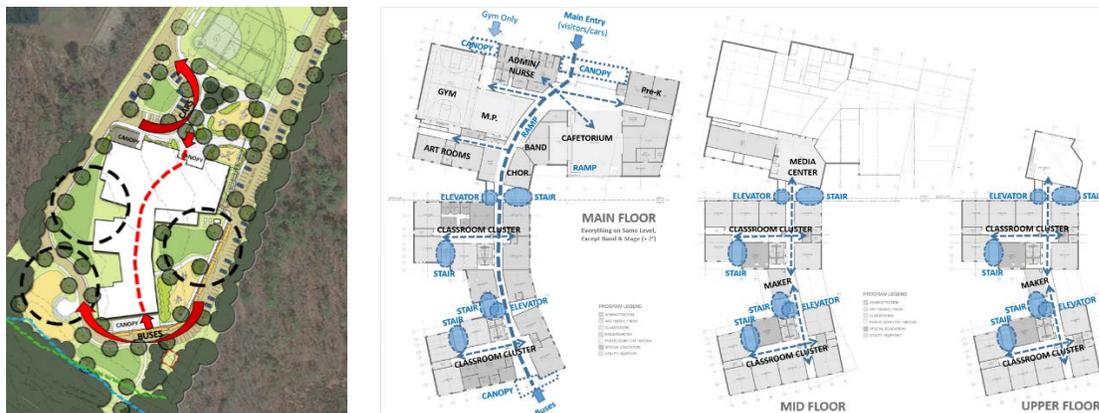
Based on the District’s decision to relocate the proposed new school to the existing Doyon Elementary School site, the District and design team were able to focus on refining the preferred schematic concept while adapting to the new site. It appears addressing community concerns regarding traffic, parking, and site circulation, while maintaining and enhancing the educational planning aspects became the goal of the project team in an effort to submit an updated Preferred Schematic Report to the MSBA

2a) Please refer to detailed comments in ‘Attachment B’.

3) The District has indicated intent to achieve the 2% additional reimbursement through the MSBA Green School Program. The submittal indicates a total of 57 points using USGBC LEED-V4, including 8 points in Energy & Atmosphere “Optimized Energy Performance” category. In the District’s response to these review comments, and in the subsequent schematic design submittal, verify that the levels of energy performance meet or exceed the current Massachusetts (base) energy code by 20% and resubmit a revised USGBC scorecard if necessary. (Refer to the February 15, 2017 MSBA Board Memo regarding Sustainable Design Policy, and MSBA Project Advisory #41 for additional information). Please acknowledge.

The revised LEED scorecard is attached to this response as appendix, we have performed preliminary energy analysis and modeling on the new building. The new buildings performance is measuring between 33 and 35 EUI which tracks the project at a 22% energy reduction overall below the code.

4) Please provide an interior circulation diagram that demonstrates how students will transition into the school from the drop off areas, from the classrooms to the cafeteria, and exit the school at time of dismissal. In addition, provide the same information for an individual that is physically challenged. The intent is to understand how students will be traveling through the building on a daily basis. Please provide as part of the District’s response to these review comments.



Please refer to the Interior Circulation Diagram included here-in

6 a, b) Based on the District’s decision to relocate the proposed facility to the Doyon site, an update cost estimate was provided. As a result, the information provided indicates that the estimated project cost has increased by approximately \$3M when compared to the previously proposed project located at the existing Winthrop site. Please provide information that describes the factors associated with the increase in estimated construction and total project cost.

The \$3 million increase in estimated project cost from the first submittal of the Preferred Schematic Report (PSR) on 1/4/17 to the second PSR submitted on 11/8/17 results from the building location being changed from the Winthrop site to the Doyon site and the anticipated escalation of construction costs resulting from the start of building construction changing from 2018 to 2019.

Being a larger site, the school can be more efficiently constructed at the Doyon site rather than at the Winthrop site; however, any savings from the less complicated phasing at Doyon versus Winthrop are offset by the requirements for the school at Doyon to have septic system, rather than town sewer, and to have natural gas service piped in along Linebrook Road from Route-1 to the Doyon School. The 11/8/17 submittal of the PSR included a \$935,000 estimate to bring natural gas service to the Doyon site.

When compared, the project schedules provided with the first and second submittals of the PSR indicate a change to the start of construction from 10/29/18 to 6/3/19 - a 7 month difference. Professional estimators advise their clients to plan for an annual escalation of construction costs to be at least 5% per year. If a 5% annual escalation value is prorated from 12 to 7 months, the result is 3%. The estimated total construction cost amounts on the Preliminary Design Pricing Table provided with the first and second submittal of the PSR indicate an increase from \$53.9 to \$55.8 million or 3%.

7a) The submittal indicates that the Project Notification Form (PNF) was submitted to the Massachusetts Historical Commission (MHC) on August 10, 2017 and obtained MHC approval on August 24, 2016. Please provide the Project Notification Form(s) previously submitted to the MHC for record/ clarification.

The letter from MHC dated 8/24 states the following under the “regarding” heading

RE: Ipswich Elementary School/Doyon K-5, 216 Linebrook Road, Ipswich, MA; MHC# RC.62898

We can further confirm that the address 216 Linebrook Road has only one building on it and that is the Doyon School.

No further review comments for this section.

3.3.5 Preferred Schematic Report Local Actions and Approvals

No further review comments for this section.

Additional Comments:

Please note that the District will be required to execute a final Design Enrollment Certification based on the preferred solution. The MSBA will prepare a certification to be forwarded for signature upon approval by the Board of Directors for the preferred solution.

Regarding past projects:

Both the MSBA's enabling legislation, M.G.L. c. 70B, and the MSBA's regulations, 963 CMR 2.00 et seq. specifically address the issue of past projects. MSBA records show a total MSBA payment of \$285,976 for the 2003 Ipswich Winthrop ES Roof and Boiler Replacement Project #W20034400 (final payment was in 3/2006). No State grants have been provided to the District associated with projects for the Doyon School completed within the last 20 years.

Pursuant to these requirements and based on the anticipated closing or repurposing of the Winthrop Elementary School, the MSBA will recover a pro-rated portion of the financial assistance that the Town has received for previous grants. The exact amount recovered will be established at the conclusion of the Schematic Design phase. Please see the MSBA website to view the MSBA's regulations, statute and closed school bulletin for additional information.

Attachment B – Space Summary Review

The following review is based on the revised Preferred Schematic Report, dated November 9, 2017, for a new construction option with an agreed upon design enrollment of 775 students in grades K-5 with an additional 60 Pre-K students. Despite further evaluation that led to the District's decision to relocate the proposed new school to the existing Doyon Elementary School site, the proposed square footage remains unchanged and is reflected in the detailed comments below.

Core Academic – The District is proposing to provide a total of 38,100 net square feet (nsf) which exceeds the MSBA guidelines by 4,300 nsf. The proposed area in this category has not changed since the previous Preferred Schematic Report dated January 4, 2017. This overage is due to two Pre-Kindergarten classrooms (2,400 nsf) and two additional general classrooms (1,900 nsf). Based on the scheduling information provided in the District's response the MSBA's

Preliminary Design Program review comments, this supports the delivery of core academic section program. The MSBA accepts this variation from guidelines.

No further action required.

Special Education – The District is proposing to provide a total of 10,330 net square feet (nsf) which exceeds the MSBA guidelines by 1,270 nsf. The proposed area in this category has not changed since the previous Preferred Schematic Report dated January 4, 2017. Please note that the Special Education program is subject to approval by the Department of Elementary and Secondary Education (DESE). The District should provide this information for this submittal with the Schematic Design Submittal. Formal approval of the District’s proposed Special Education program by the DESE is a prerequisite for executing a Project Funding Agreement with the MSBA.

The District and Design Team recognize the Special Education program is subject to review and approval of the DESE and will submit accordingly in the Schematic Design Phase.

Art and Music – The District is proposing to provide a total of 5,075 nsf which meets the MSBA guidelines. The proposed area in this category has not changed since the previous Preferred Schematic Report dated January 4, 2017.

No further action necessary.

Health and Physical Education – The District is proposing to provide a total of 9,400 nsf which exceeds the MSBA guidelines by 3,100 nsf. The proposed area in this category has not changed since the previous Preferred Schematic Report dated January 4, 2017.

Based on the proposed scheduling information provided, the MSBA accepts the inclusion of one additional 3,000 nsf gym station, resulting in a total of 9,300 nsf. The proposed also includes 100 nsf dedicated to a Health Instructor’s Office. The MSBA does not object to the District including this space, however, as previously indicated, square footage in excess of 9,300 nsf will be considered ineligible for reimbursement.

With additional PE teaching stations justified by the larger enrollment, an additional instructor is also required. The Design Team will work to include the additional 100sf within the net to gross size and attempt to avoid it as ineligible space.

Media Center – The District is proposing to provide a total of 4,158 nsf which meets the MSBA guidelines. The proposed area in this category not changed since the previous Preferred Schematic Report dated January 4, 2017.

No further action necessary.

Dining and Food Service – The District is proposing to provide a total of 9,640 nsf which meets the MSBA guidelines. The proposed area in this category has not changed since the previous Preferred Schematic Report dated January 4, 2017.

No further action necessary.

Medical – The District is proposing to provide a total of 710 nsf which meets the MSBA guidelines. The proposed area in this category not changed since the previous Preferred Schematic Report dated January 4, 2017.

No further action necessary.

Administration and Guidance – The District is proposing to provide a total of 2,671 nsf which is 239 nsf below the MSBA guidelines. The proposed area in this category has not changed since the previous Preferred Schematic Report dated January 4, 2017. In the District’s response to the MSBA’s PDP review comments, the District confirmed that this was adequate to meet their needs.

The MSBA accepts this variation to guidelines.

Custodial and Maintenance – The District is proposing to provide a total of 2,375 nsf which meets the MSBA guidelines. The proposed area in this category has not changed since the previous Preferred Schematic Report dated January 4, 2017.

No further action necessary.

Total Building Net Floor Area – The District is proposing to provide a total of 82,459 nsf which exceeds the MSBA guidelines by 8,432 nsf. The proposed area has not changed since the previous Preferred Schematic Report dated January 4, 2017. Based on the comments provided above, the MSBA accepts this variation to the guidelines, however, one adjustment is required in the Physical Education category. Please provide updated materials as required.

Please refer to the revised Space Summary is included here-in

Total Building Gross Floor Area – The District is proposing to provide a total of 123,685 gsf which exceeds the MSBA guidelines by 11,310 gsf. The proposed area has not changed since the previous Preferred Schematic Report dated January 4, 2017. Based on the comments provided above, the MSBA accepts this variation to the guidelines, however, one adjustment is required in the Physical Education category. Please provide updated materials as required.

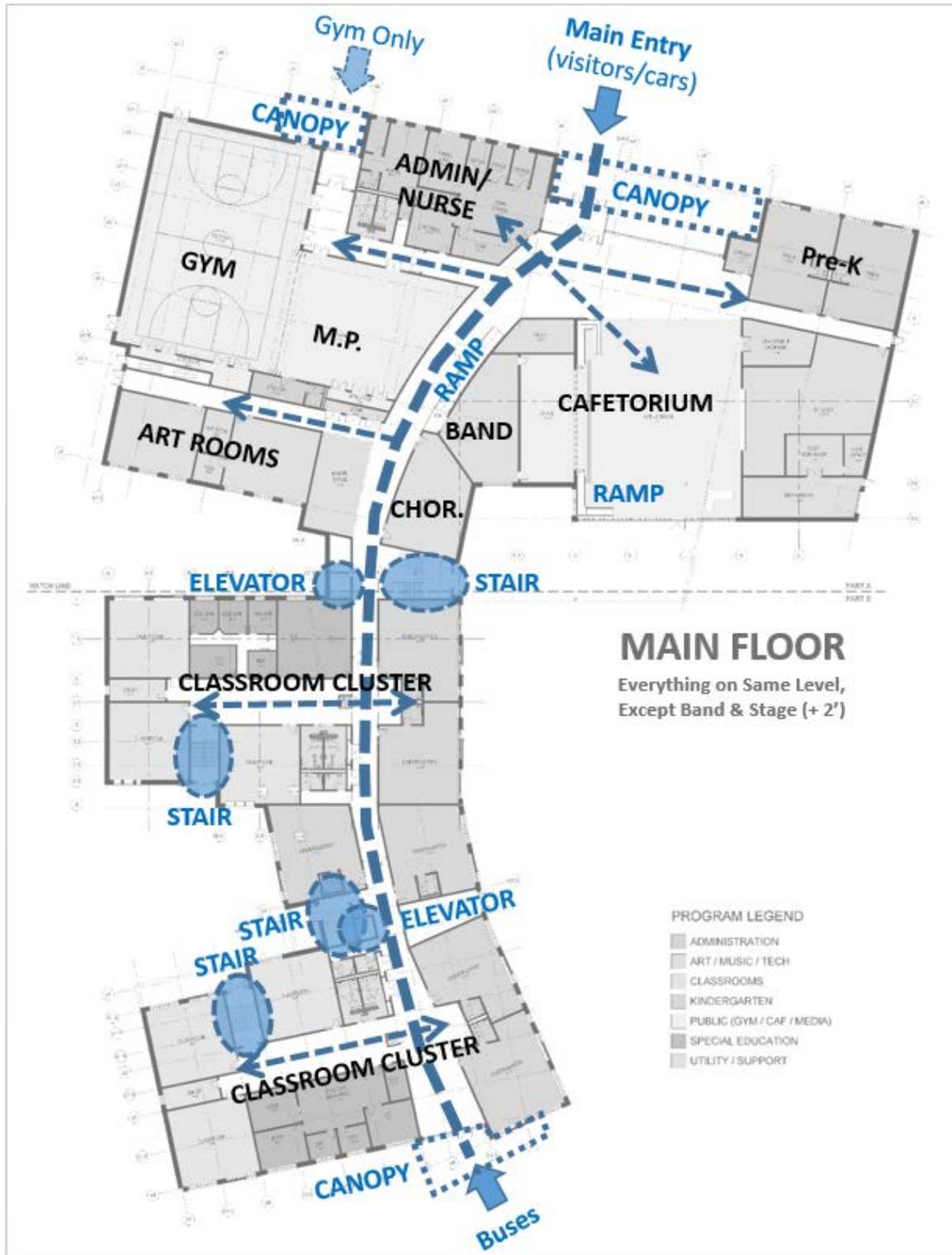
Please refer to the revised Space Summary is included here-in

Preliminary Space Summary v7 - 775 K-5 (+60 PK)

ROOM TYPE	Existing - Doyon		Existing - Winthrop		Proposed at 775 stu's (129stu/gr = 6 CRs of 22 stu)		MSBA Guidelines (refer to MSBA Educational Program & Space Standard Guidelines)		
	ROOM NFA ¹	# OF RMS	ROOM NFA ¹	# OF RMS	ROOM NFA ¹	# OF RMS	ROOM NFA ¹	area totals	Comments
IPSWICH ELEMENTARY									
CORE ACADEMIC SPACES		18,064		17,662		36		36,200	
<i>(List classrooms of different sizes separately)</i>									
Pre-Kindergarten w/ toilet	900	1	892	1	1,200	2	1,200	2,400	1,100 SF min - 1,300 SF max
Kindergarten/toilet (redief for 1/6 enroll, 22/CR)	900	3	1,030	3	1,200	6	1,200	7,200	1,100 SF min - 1,300 SF max
General CRs (modified for CR's req'd/G)	904	16	855	16	950	30	950	28,500	850 SF min - 1,000 SF max
Flexible/Extended Learning									
SPECIAL EDUCATION		5,606		3,982				9,080	
<i>(List rooms of different sizes separately)</i>									
Self-Contained SPED		0		0				5,700	1% of pop. in self-contained SPED
Self-Contained SPED - toilet		0		0				360	
Resource Room		0		0				2,000	1/2 size Gen. Crm
Small Group Room / Reading		0		0				1,000	1/2 size Gen. Crm
Learning Center (K-2 & 3-5, ea w/ 5 sm grp + 1 lg)	978	2	871	2	900	4	900	3,600	
OT/PT	675	1	400	1	450	2	450	900	
Title 1 (Math, Literacy & Soc)	978	1	950	1	300	3	300	900	
Psych & Soc Work Office	361	1	300	1	150	3	150	450	
ELL, Speech & Testing/Quiet Rooms	291	1	300	1	120	4	120	480	
Tutor	651	1							
Math Tutor	406	1							
SPED Office (Prin Mgr's & Secretary)	288	1	300	1	300	2	300	600	
IEP Conference (for 12-15)					100	1	100	300	
SPED Records					100	1	100	100	
CR Teaching (100sf increase to general CR's)					100	30	100	3,000	
ART & MUSIC		1,800		2,130				5,075	
ART CR (modified to all grades 1/wk of 33 slots)	900	1	1,200	1	1,000	2	1,000	2,000	learned schedule 2 times / week / student
Art Workroom w/ Storage & Kit		0	30	1	150	2	150	300	
Music (3 required, Cafe Stage to serve as 3rd)	900	1	450	2	1,200	2	1,200	2,400	learned schedule 2 times / week / student
Music Practice / Ensemble		0		0	75	5	75	375	
HEALTH & PHYSICAL EDUCATION		2,500		1,435				9,300	
Gym (modified w/ all grades 2/wk of 33 slots)	2,500	1	1,435	1	3,000	3	3,000	9,000	3000 SF Min. Size
Gym Storeroom		0			150	1	150	150	
Health Instructor's Office w/ Shw/7/11		0			150	1	150	150	
1 additional instructor (100sf)		0							
MEDIA CENTER		2,400		1,612				4,158	
Media Center / Reading Room	2,400	1	1,612	1	4,158	1	4,158	4,158	
DINING & FOOD SERVICE		5,116		4,125				9,639	
Cafeteria/Dining (includes Kitchen Lab alcove)	3,231	1	2,250	1	5,613	1	5,613	5,613	2 eat/drink - 1050 per seat
Stage (functions as 3rd Music)	530	1	680	1	1,200	1	1,200	1,000	
Chair / Table / Equipment Storage	80	1	75	1	458	1	458	458	
Kitchen	1,275	1	1,120	1	2,075	1	2,075	2,075	2000 SF for net 300 + 1 SF/seat/1000
Staff Lunch Room		0			294	1	294	294	31 SF/occupant



Site Plan Showing Separate Bus and Car Drop-Off/Pick-Up with Covered Entry-Ways.



Main Floor Plan Showing Student Circulation through the School





LEED v4 for BD+C: Schools

Project Checklist

Project Name: Ipswich Elementary Schools
Date: 12/21/17

Y ? N

1			Credit	Integrative Process	1
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1	3	26	Location and Transportation		15
		15	Credit	LEED for Neighborhood Development Location	15
1			Credit	Sensitive Land Protection	1
	2		Credit	High Priority Site	2
		5	Credit	Surrounding Density and Diverse Uses	5
	4		Credit	Access to Quality Transit	4
	1		Credit	Bicycle Facilities	1
	1		Credit	Reduced Parking Footprint	1
	1		Credit	Green Vehicles	1

11	0	1	Sustainable Sites		12
Y			Prereq	Construction Activity Pollution Prevention	Required
Y			Prereq	Environmental Site Assessment	Required
1			Credit	Site Assessment	1
2			Credit	Site Development - Protect or Restore Habitat	2
1			Credit	Open Space	1
3			Credit	Rainwater Management	3
2			Credit	Heat Island Reduction	2
1			Credit	Light Pollution Reduction	1
		1	Credit	Site Master Plan	1
1			Credit	Joint Use of Facilities	1

6	1	5	Water Efficiency		12
Y			Prereq	Outdoor Water Use Reduction	Required
Y			Prereq	Indoor Water Use Reduction	Required
Y			Prereq	Building-Level Water Metering	Required
2			Credit	Outdoor Water Use Reduction	2
3	1	3	Credit	Indoor Water Use Reduction	7
		2	Credit	Cooling Tower Water Use	2
1			Credit	Water Metering	1

15	12	4	Energy and Atmosphere		31
Y			Prereq	Fundamental Commissioning and Verification	Required
Y			Prereq	Minimum Energy Performance	Required
Y			Prereq	Building-Level Energy Metering	Required
Y			Prereq	Fundamental Refrigerant Management	Required
5	1		Credit	Enhanced Commissioning	6
9	5	2	Credit	Optimize Energy Performance	16
1			Credit	Advanced Energy Metering	1
		2	Credit	Demand Response	2
	3		Credit	Renewable Energy Production	3
	1		Credit	Enhanced Refrigerant Management	1
	2		Credit	Green Power and Carbon Offsets	2

2	6	5	Materials and Resources		13
Y			Prereq	Storage and Collection of Recyclables	Required
Y			Prereq	Construction and Demolition Waste Management Planning	Required
	3	2	Credit	Building Life-Cycle Impact Reduction	5
	2		Credit	Building Product Disclosure and Optimization - Environmental Product Declarations	2
	1	1	Credit	Building Product Disclosure and Optimization - Sourcing of Raw Materials	2
		2	Credit	Building Product Disclosure and Optimization - Material Ingredients	2
2			Credit	Construction and Demolition Waste Management	2

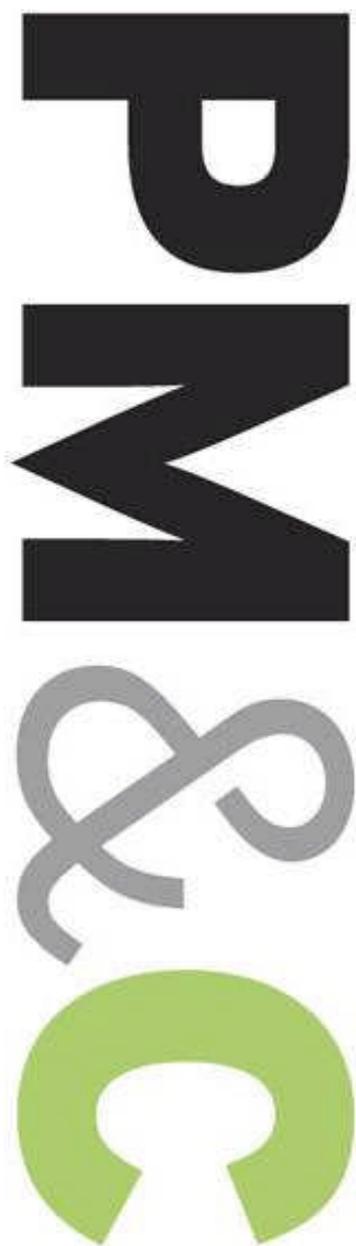
10	4	2	Indoor Environmental Quality		16
Y			Prereq	Minimum Indoor Air Quality Performance	Required
Y			Prereq	Environmental Tobacco Smoke Control	Required
Y			Prereq	Minimum Acoustic Performance	Required
2			Credit	Enhanced Indoor Air Quality Strategies	2
	2	1	Credit	Low-Emitting Materials	3
1			Credit	Construction Indoor Air Quality Management Plan	1
1	1		Credit	Indoor Air Quality Assessment	2
1			Credit	Thermal Comfort	1
2			Credit	Interior Lighting	2
2	1		Credit	Daylight	3
1			Credit	Quality Views	1
		1	Credit	Acoustic Performance	1

6	0	0	Innovation		6
5			Credit	Innovation	5
1			Credit	LEED Accredited Professional	1

3	2	1	Regional Priority		4
	1		Credit	Regional Priority: Renewable Energy Production (threshold:2)	1
1			Credit	Regional Priority: Optimize Energy Performance (threshold:8)	1
		1	Credit	Regional Priority: Surrounding density and diversity uses (threshold: 4)	1
1			Credit	Regional Priority: Building lifecycle impact reduction (threshold:2)	1
	1		Credit	Regional Priority: Site Development - Protect or Restore Habitat (threshold:2)	1
1			Credit	Regional Priority: Outdoor Water Use Reduction (threshold: 2)	1

55	28	44	TOTALS		Possible Points: 110
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Certified: 40 to 49 points, Silver: 50 to 59 points, Gold: 60 to 79 points, Platinum: 80 to 110



Feasibility Submission

**Winthrop and Doyon Elementary Schools
Renovations and Addition**

Ipswich, MA

PM&C LLC
20 Downer Avenue
Hingham, MA 02043
(T) 781-740-8007
(F) 781-740-1012

Prepared for:

Perkins Eastman Architects

March 22, 2016



Winthrop and Doyon Elementary Schools

Renovations and Addition

Ipswich, MA

22-Mar-16

Feasibility Submission

MAIN CONSTRUCTION COST SUMMARY

	Gross Floor Area	\$/sf	Estimated Construction Cost
WINTHROP SCHOOL			
RENOVATE EXISTING SCHOOL	50,485	\$154.93	\$7,821,769
DEMOLISH MODULARS	2,000	\$8.00	\$16,000
NEW ADDITION	2,968	\$292.40	\$867,845
REMOVE HAZARDOUS MATERIALS ¹			\$782,500
SITWORK ALLOWANCE - 5% of Building Costs			\$434,481
SUB-TOTAL	53,453	\$185.63	\$9,922,595
GENERAL CONDITIONS	10%		\$992,260
BONDS	1.00%		\$99,226
INSURANCE	1.25%		\$124,032
PERMIT			NIC
OVERHEAD AND FEE	5%		\$496,130
ESCALATION - Summer 2017 (assumes 4% PA)	5%		\$496,130
DESIGN AND PRICING CONTINGENCY	15.0%		\$1,819,556
TOTAL CONSTRUCTION COSTS	53,453	\$260.98	<u><u>\$13,949,929</u></u>



Winthrop and Doyon Elementary Schools

Renovations and Addition

Ipswich, MA

22-Mar-16

Feasibility Submission

DOYON SCHOOL

RENOVATE EXISTING SCHOOL		49,924	\$92.00	\$4,593,017
NEW ADDITION		8,678	\$311.67	\$2,704,700
REMOVE HAZARDOUS MATERIALS ¹				\$777,500
SITework ALLOWANCE - 5% of Building Costs				\$364,886
SUB-TOTAL		58,602	\$144.02	\$8,440,103
GENERAL CONDITIONS	10%			\$844,010
BONDS	1.00%			\$84,401
INSURANCE	1.25%			\$105,501
PERMIT				NIC
OVERHEAD AND FEE	5%			\$422,005
ESCALATION - Summer 2017 (assumes 4% PA)	5%			\$422,005
DESIGN AND PRICING CONTINGENCY	15.0%			\$1,547,704
TOTAL CONSTRUCTION COSTS		58,602	\$202.48	\$11,865,729

¹ Costs from UEC Report dated 2/22/16 excluding design and testing costs



Winthrop and Doyon Elementary Schools

Renovations and Addition

Ipswich, MA

22-Mar-16

Feasibility Submission

This Feasibility cost estimate was produced from preliminary drawings, outline specifications and other documentation prepared by Perkins Eastman and their design team received March 13th 2016. Design and engineering changes occurring subsequent to the issue of these documents have not been incorporated in this estimate.

This estimate includes all direct construction costs, general contractor's overhead and profit and design contingency. Cost escalation assumes start dates indicated above.

We have assumed procurement will utilize a public bid under C.149 of the MGL with public bidding to pre-qualified General Contractors and subcontractors, open specifications for materials and manufactures. If 149a CM at risk procurement is selected costs will likely be greater than those included in this report.

The estimate is based on prevailing wage rates for construction in this market and represents a reasonable opinion of cost. It is not a prediction of the successful bid from a contractor as bids will vary due to fluctuating market conditions, errors and omissions, proprietary specifications, lack or surplus of bidders, perception of risk, etc. Consequently the estimate is expected to fall within the range of bids from a number of competitive contractors or subcontractors, however we do not warrant that bids or negotiated prices will not vary from the final construction cost estimate.

ITEMS NOT CONSIDERED IN THIS ESTIMATE

Items not included in this estimate are:

- Land acquisition, feasibility, and financing costs
- All professional fees and insurance
- Site or existing conditions surveys investigations costs, including to determine subsoil conditions
- All Furnishings, Fixtures and Equipment
- Items identified in the design as Not In Contract (NIC)
- Items identified in the design as by others
- Owner supplied and/or installed items as indicated in the estimate
- Utility company back charges, including work required off-site
- Work to City streets and sidewalks, (except as noted in this estimate)
- Construction contingency



CONSTRUCTION COST SUMMARY					
<i>BUILDING SYSTEM</i>		<i>SUB-TOTAL</i>	<i>TOTAL</i>	<i>\$/SF</i>	<i>%</i>
WINTHROP RENOVATION					
A10	FOUNDATIONS				
A1010	Standard Foundations	\$126,213			
A1020	Special Foundations	\$0			
A1030	Lowest Floor Construction	\$41,600	\$167,813	\$3.32	2.1%
B10	SUPERSTRUCTURE				
B1010	Upper Floor Construction	\$227,698			
B1020	Roof Construction	\$171,000	\$398,698	\$7.90	5.1%
B20	EXTERIOR CLOSURE				
B2010	Exterior Walls	\$227,273			
B2020	Windows/Curtainwall	\$39,750			
B2030	Exterior Doors	\$13,680	\$280,703	\$5.56	3.6%
B30	ROOFING				
B3010	Roof Coverings	\$662,392			
B3020	Roof Openings	\$10,000	\$672,392	\$13.32	8.6%
C10	INTERIOR CONSTRUCTION				
C1010	Partitions	\$296,403			
C1020	Interior Doors	\$191,530			
C1030	Specialties/Millwork	\$456,184	\$944,117	\$18.70	12.1%
C20	STAIRCASES				
C2010	Stair Construction	\$28,000			
C2020	Stair Finishes	\$17,900	\$45,900	\$0.91	0.6%
C30	INTERIOR FINISHES				
C3010	Wall Finishes	\$150,250			
C3020	Floor Finishes	\$472,377			
C3030	Ceiling Finishes	\$297,392	\$920,019	\$18.22	11.8%
D10	CONVEYING SYSTEMS				
D1010	Elevator	\$65,000	\$65,000	\$1.29	0.8%
D20	PLUMBING				
D20	Plumbing	\$625,820	\$625,820	\$12.40	8.0%
D30	HVAC				
D30	HVAC	\$1,564,550	\$1,564,550	\$30.99	20.0%
D40	FIRE PROTECTION				
D40	Fire Protection	\$227,183	\$227,183	\$4.50	2.9%
D50	ELECTRICAL				
D5010	Electrical Systems	\$1,159,993	\$1,159,993	\$22.98	14.8%



CONSTRUCTION COST SUMMARY					
<i>BUILDING SYSTEM</i>		<i>SUB-TOTAL</i>	<i>TOTAL</i>	<i>\$/SF</i>	<i>%</i>
WINTHROP RENOVATION					
E10	EQUIPMENT				
E10	Equipment	\$412,600	\$412,600	\$8.17	5.3%
E20	FURNISHINGS				
E2010	Fixed Furnishings	\$78,005			
E2020	Movable Furnishings	NIC	\$78,005	\$1.55	1.0%
F10	SPECIAL CONSTRUCTION				
F10	Special Construction	\$0	\$0	\$0.00	0.0%
F20	SELECTIVE BUILDING DEMOLITION				
F2010	Building Elements Demolition	\$258,976			
F2020	Hazardous Components Abatement	\$0	\$258,976	\$5.13	3.3%
TOTAL DIRECT COST (Trade Costs)			\$7,821,769	\$154.93	100.0%



Feasibility Submission

GFA 50,485

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
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WINTHROP RENOVATION

GROSS FLOOR AREA CALCULATION

Winthorh 1956 Building-Original (renovated areas)

Level 1				24,535			
level 2				10,573			
1989 Addition							
Level 1				7,584			
level 2				7,793			

TOTAL GROSS FLOOR AREA (GFA)					50,485	sf	
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A10 FOUNDATIONS

A1010 STANDARD FOUNDATIONS

Allowance for new foundations for structural bracing and new interior walls etc.

50,485 sf 2.50 126,213

SUBTOTAL

126,213

A1020 SPECIAL FOUNDATIONS

No work in this section

SUBTOTAL

A1030 LOWEST FLOOR CONSTRUCTION

Cut and Patching

Patch/level

with finishes

New Slabs for plumbing etc.

1 ls 15,000.00 15,000

Miscellaneous Items

Equipment pads

1 ls 5,000.00 5,000

Winthorh 1956 Building-Original

New ramps

480 sf 45.00 21,600

SUBTOTAL

41,600

TOTAL - FOUNDATIONS					\$167,813		
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B10 SUPERSTRUCTURE

B1010 FLOOR CONSTRUCTION

From structure narrative: The building structures in their present condition conform to current code requirements for existing structures and the live loads for future programming should be equal to or less than any spaces current use.

This allowance below is TBD

CMU Seismic support/bracing as per architect drawings for columns

50,485 sf 3.50 176,698

New steel for bracing etc.

8 tns 4,500.00 36,000

New penetrations to existing structure

1 ls 10,000.00 10,000

Fire stopping floors

1 ls 5,000.00 5,000

SUBTOTAL

227,698

B1020 ROOF CONSTRUCTION

This allowance below is TBD

Roof Structure - Steel:

Steel allowance for new RTU's and snow loading reinforcement

38 tns 4,500.00 171,000

SUBTOTAL

171,000

TOTAL - SUPERSTRUCTURE					\$398,698		
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B20 EXTERIOR CLOSURE



Feasibility Submission

GFA

50,485

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
WINTHROP RENOVATION								
57	B2010 EXTERIOR WALLS							
58	Exterior skin	15,315	sf		-			
59	Clean existing brick	15,315	sf	4.00	61,260			
60	Patch, repair and repoint existing Brick Veneer; allowance for 25%	3,829	sf	22.00	NIC			
61	Patch, repair and repoint existing Brick Veneer brick chimney 100%	800	sf	30.00	24,000			
62	Replace missing bricks at chimney	1	ls	2,000.00	2,000			
63	Repair cracks in brickwork	1	ls	5,000.00	5,000			
64	Insulation - 1-1/2" Spray Foam (R18) to new inside face of existing walls				Assumed Not Required			
65	New 2-1/2" studs and Drywall to inside face of existing exterior walls				Assumed Not Required			
66	Refinish DAFS panels (2 loc)	250	sf	20.00	5,000			
67	Lintel, scrape, prep, prime, paint	428	lf	25.00	10,700			
68	Repair damaged precast (1 loc)	1	loc	1,200.00	1,200			
69	Brick infill previously ply wood	1	ls	5,000.00	5,000			
70	Replace damaged fascia panel (1loc)	1	loc	2,000.00	2,000			
71	Recaulking at façade-at precast, expansion joints	15,315	sf	1.00	15,315			
72	Patching of walls at demolished areas	1	ls	10,000.00	10,000			
73	Paint underside of canopy, and minor patching	200	sf	10.00	2,000			
74	Paint trim around all windows	1,950	lf	8.00	15,600			
75	<u>Miscellaneous</u>							
76	Staging to exterior wall	19,485	sf	3.50	68,198			
77	SUBTOTAL					227,273		
78								
79	B2020 WINDOWS/CURTAINWALL							
80	Window repair-allowance	1	al	2,500.00	2,500			
81	Window replacement-2 loc	1	al	5,000.00	5,000			
82	Louver replacement at all classrooms	17	loc	750.00	12,750			
83	Backer rod & double sealant	1,950	lf	10.00	19,500			
84	SUBTOTAL					39,750		
85								
86	B2030 EXTERIOR DOORS							
87	Prep and paint all entry doors	24	lvs	400.00	9,600			
88	Backer rod & double sealant	408	lf	10.00	4,080			
89	Wood blocking at openings				ETR			
90	SUBTOTAL					13,680		
91								
92	TOTAL - EXTERIOR CLOSURE						\$280,703	
93								
94								
95	B30 ROOFING							
96								
97	B3010 ROOF COVERINGS							
98	<u>Flat roofing</u>							
99	Remove existing roof membrane	32,119	sf	1.50	48,179			
100	PVC roof membrane fully adhered	32,119	sf	8.00	256,952			
101	Insulation; R-30	32,119	sf	6.50	208,774			
102	1/2" dens-deck protection board	32,119	sf	2.00	64,238			
103	Reinforced vapor barrier	32,119	sf	1.00	32,119			
104	<u>Miscellaneous Roofing</u>							
105	Roof edge detail - fascia	882	lf	50.00	44,100			
106	Walk pads	1,606	sf	5.00	8,030			
107	New canopies				non shown			
108	SUBTOTAL					662,392		
109								
110	B3020 ROOF OPENINGS							
111	Roof hatches/opening	1	al	10,000.00	10,000			
112	SUBTOTAL					10,000		



	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
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WINTHROP RENOVATION

TOTAL - ROOFING							\$672,392
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C10 INTERIOR CONSTRUCTION

C1010 PARTITIONS

Winthorth 1956 Building-Original

Level 1

GWB walls

Stud chases at corridors	480	sf	12.00	5,760		
GWB walls at offices	936	sf	14.00	13,104		
GWB walls at storage	408	sf	14.00	5,712		
GWB walls at Toilet A	300	sf	14.00	4,200		
Furred walls at all toilets D	370	sf	6.00	2,220		
Furred walls at all toilets B	820	sf	6.00	4,920		
Furred walls at all toilets C	420	sf	6.00	2,520		
Chase /double plumbing wall at Toilet D	96	sf	18.00	1,728		
Chase /double plumbing wall at Toilet A	84	sf	18.00	1,512		
GWB walls at BOH spaces-Kitchen	180	sf	14.00	2,520		
1 hour rating scope walls at stairs-Furring/added drywall at 2 locations	2,424	sf	7.00	16,968		
Cooler walls	288	sf	14.00	4,032		
Furred walls at Lateral bracing-allowance					no walls	
Column covers	8	ea	600.00	4,800		
GWB header at detail 1 Only at classroom corridors	268	lf	30.00	8,040		
Patching GWB walls	21,210	gfa	0.25	5,303		
Misc GWB wall yet to be depicted	21,210	gfa	0.50	10,605		
CMU Walls						
New CMU walls at Toilet A-infill	1	loc	735.00	735		
New CMU walls at Toilet B-infill	1	loc	735.00	735		
New CMU walls at Toilet B -8" wing wall	60	sf	35.00	2,100		
New CMU walls at Toilet C-infill	1	loc	672.00	672		
New CMU walls at Toilet B -8" wing wall	444	sf	28.00	12,432		
New CMU walls at Toilet D-infill	2	loc	735.00	1,470		
New CMU walls at Toilet D -8" walls	300	sf	28.00	8,400		
Infill walls-general allowance	1	ls	2,000.00	2,000		
New door openings in existing walls	1	ls	2,000.00	2,000		
Glass at corridors						
Detail 1 at corridors -HM frame	295	lf	15.00	4,425		
Detail 1-1/4" tempered glass 18" high	420	sf	40.00	16,800		
Miscellaneous						
Misc blocking	21,210	gfa	0.50	10,605		
Misc sealants and caulking to all walls	21,210	gfa	0.25	5,303		
Misc metals at CMU walls	804	sf	2.00	1,608		

Level 2

GWB walls

Stud chases at corridors	480	sf	12.00	5,760		
Furred walls at all toilets B	820	sf	6.00	4,920		
Furred walls at all toilets C	420	sf	6.00	2,520		
1 hour rating scope walls at stairs-Furring/added drywall at 2 locations	900	sf	7.00	6,300		
Column covers	8	ea	600.00	4,800		
Furred walls at Lateral bracing-allowance					no walls	
GWB header at detail 1 Only at classroom corridors	300	lf	30.00	9,000		
Patching GWB walls	9,115	gfa	0.25	2,279		
Misc GWB wall yet to be depicted	9,115	gfa	0.50	4,558		
CMU Walls						
New CMU walls at Toilet B-infill	1	loc	735.00	735		
New CMU walls at Toilet B -8" wing wall	60	sf	35.00	2,100		
New CMU walls at Toilet D-infill	2	loc	735.00	1,470		
New CMU walls at Toilet D -8" walls	300	sf	28.00	8,400		
Glass at corridors						
Detail 1 at corridors -HM frame	315	lf	15.00	4,725		



Feasibility Submission

GFA 50,485

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
WINTHROP RENOVATION							
174	Detail 1-1/4" tempered glass 18" high	450	sf	40.00	18,000		
175	Miscellaneous						
176	Misc blocking	9,115	gfa	0.50	4,558		
177	Misc sealants and caulking to all walls	9,115	gfa	0.25	2,279		
178	Misc metals at CMU walls	360	sf	2.00	720		
179	1989 Addition						
180	Level 1						
181	GWB walls						
182	New bathroom walls	336	sf	14.00	4,704		
183	Furred walls at all toilets	984	sf	6.00	5,904		
184	1 hour rating scope walls at stairs-Furring	1,416	sf	9.00	12,744		
185	Patching GWB walls	6,538	gfa	0.25	1,635		
186	Miscellaneous						
187	Misc blocking	2,736	sf	1.25	3,420		
188	Misc sealants and caulking to all walls	6,538	gfa	0.25	1,635		
189	Level 2						
190	GWB walls						
191	New bathroom walls	72	sf	14.00	1,008		
192	Furred walls at all toilets	300	sf	6.00	1,800		
193	1 hour rating scope walls at stairs-Furring	900	sf	9.00	8,100		
194	Level 2						
195	CMU Walls						
196	New CMU walls infill	2	loc	735.00	1,470		
197	Openings for new walls	2	loc	500.00	1,000		
198	New CMU walls at corridor	96	sf	35.00	3,360		
199	Miscellaneous						
200	Misc blocking	1,272	sf	1.25	1,590		
201	Misc sealants and caulking to all walls	6,718	gfa	0.25	1,680		
202	SUBTOTAL					296,403	
203							
204	C1020 INTERIOR DOORS						
205	Winthorth 1956 Building-Original						
206	Level 1						
207	HM Doors						
208	Interior doors, frames and hardware @ classroom entry-Slab, Frame, Hardware, Install	8	ea	1,925.00	15,400		
209	Interior doors, frames and hardware @ Classroom Demising-Slab, Frame, Hardware, Install	7	ea	1,725.00	12,075		
210	Interior doors, frames and hardware @bathroom Slab, Frame, Hardware, Install	9	ea	1,925.00	17,325		
211	Interior doors, frames and hardware @Stairs-Slab, Frame, Hardware, Install	4	lvs	2,325.00	9,300		
212	Interior doors, frames and hardware @BOH entry-Slab, Frame, Hardware, Install	16	ea	1,625.00	26,000		
213	Miscellaneous						
214	Paint Door and frame	44	lvs	120.00	5,280		
215	Sealant and blocking	44	lvs	140.00	6,160		
216	Allowance for borrowed lights @ classrooms	8	loc	700.00	5,600		
217	Existing doors-paint, replace hardware	14	ls	600.00	8,400		
218	Glass Doors						
219	Glass entry vestibule doors					with exteriors	
220	Kitchen						
221	Coiling door	100	sf	55.00	5,500		
222	Winthorth 1956 Building-Original						
223	Level 2						
224	Interior doors, frames and hardware @ classroom entry-Slab, Frame, Hardware, Install	8	ea	1,925.00	15,400		
225	Interior doors, frames and hardware @ Classroom Demising-Slab, Frame, Hardware, Install	6	ea	1,725.00	10,350		
226	Interior doors, frames and hardware @bathroom Slab, Frame, Hardware, Install	3	ea	1,925.00	5,775		
227	Interior doors, frames and hardware @Stairs-Slab, Frame, Hardware, Install	2	lvs	2,325.00	4,650		



Feasibility Submission

GFA

50,485

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
WINTHROP RENOVATION							
228	Interior doors, frames and hardware @BOH entry-Slab, Frame, Hardware, Install	2	ea	1,625.00	3,250		
229	Miscellaneous						
230	Paint Door and frame	21	lvs	120.00	2,520		
231	Sealant and blocking	21	lvs	140.00	2,940		
232	Allowance for borrowed lights @ classrooms	8	loc	700.00	5,600		
233	1989 Addition						
234	Level 1						
235	Interior doors, frames and hardware @ classroom entry-Slab, Frame, Hardware, Install	2	ea	1,925.00	3,850		
236	Interior doors, frames and hardware @bathroom Slab, Frame, Hardware, Install	4	ea	1,925.00	7,700		
237	Interior doors, frames and hardware @Stairs-Slab, Frame, Hardware, Install	2	lvs	2,325.00	4,650		
238	Miscellaneous						
239	Paint Door and frame	8	lvs	120.00	960		
240	Sealant and blocking	8	lvs	140.00	1,120		
241	1989 Addition						
242	Level 2						
243	Interior doors, frames and hardware @ classroom entry-Slab, Frame, Hardware, Install	2	ea	1,925.00	3,850		
244	Interior doors, frames and hardware @bathroom Slab, Frame, Hardware, Install	1	ea	1,925.00	1,925		
245	Interior doors, frames and hardware @Stairs-Slab, Frame, Hardware, Install	2	lvs	2,325.00	4,650		
246	Miscellaneous						
247	Paint Door and frame	5	lvs	120.00	600		
248	Sealant and blocking	5	lvs	140.00	700		
249	SUBTOTAL					191,530	
250							
251	C1030 SPECIALTIES / MILLWORK						
252	Winthorth 1956 Building-Original						
253	Level 1						
254	Toilet Enclosures						
255	Toilet Partitions -ADA@B	1	ea	2,000.00	2,000		
256	Toilet Partitions -ADA@C	1	ea	2,000.00	2,000		
257	Toilet Partitions -regular @B	5	ea	1,800.00	9,000		
258	Toilet Partitions -regular@C	4	ea	1,800.00	7,200		
259	Toilet Accessories						
260	Toilet Accessories including vanities and mirrors@ A	2	rms	1,500.00	3,000		
261	Toilet Accessories including vanities and mirrors@ B	1	rms	2,500.00	2,500		
262	Toilet Accessories including vanities and mirrors@ C	1	rms	2,500.00	2,500		
263	Toilet Accessories including vanities and mirrors@ D	2	rms	1,500.00	3,000		
264	Lockers @ bathrooms	8	ea	225.00	1,800		
265	Typical Classroom						
266	12' MB	16	ea	1,200.00	19,200		
267	4' TB	16	ea	400.00	6,400		
268	Perimeter cabinets replacement with Plam Top	280	lf	250.00	70,000		
269	Teacher cabinet-ADA sink and base	8	ea	1,400.00	11,200		
270	Millwork at classroom corridor wall					Exiting to remain	
271	New tall cabinets at reconfigured rooms	3	ea	1,200.00	3,600		
272	Storage rooms						
273	Millwork at storage room-allowance wide shelving	28	lf	600.00	16,800		
274	Kitchen						
275	Counter /ss shelf reworked	20	lf	250.00	5,000		
276	Gymnasium						
277	Re-finish wood cabinets-allowance	20	lf	150.00	3,000		



Feasibility Submission

GFA

50,485

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
WINTHROP RENOVATION							
278	Room Signs	44	loc	150.00	6,600		
279	Fire extinguisher cabinets	5	ea	350.00	1,750		
280	Miscellaneous metals throughout building	24,535	sf	0.75	18,401		
281	Miscellaneous sealants throughout building	24,535	sf	0.50	12,268		
282	Winthorth 1956 Building-Original						
283	Level 2						
284	Toilet Enclosures						
285	Toilet Partitions -ADA@B	1	ea	2,000.00	2,000		
286	Toilet Partitions -ADA@C	1	ea	2,000.00	2,000		
287	Toilet Partitions -regular @B	5	ea	1,800.00	9,000		
288	Toilet Partitions -regular@C	4	ea	1,800.00	7,200		
289	Toilet Accessories						
290	Toilet Accessories including vanities and mirrors@ B	1	rms	2,500.00	2,500		
291	Toilet Accessories including vanities and mirrors@ C	1	rms	2,500.00	2,500		
292	Typical Classroom						
293	12' MB	16	ea	1,200.00	19,200		
294	4' TB	16	ea	400.00	6,400		
295	Perimeter cabinets replacement with Plam Top	280	lf	250.00	70,000		
296	Perimeter cabinets					Exiting to remain	
297	Teacher cabinet-ADA sink and base	8	ea	1,400.00	11,200		
298	Room Signs	4	ls	150.00	600		
299	Fire extinguisher cabinets	2	ea	350.00	700		
300	Miscellaneous metals throughout building	9,115	sf	0.75	6,836		
301	Miscellaneous sealants throughout building	9,115	sf	0.50	4,558		
302	1989 Addition						
303	Level 1						
304	Toilet Accessories						
305	Toilet Accessories including vanities and mirrors@ reconfigured toilets	3	rms	1,500.00	4,500		
306	Janitors Accessories	1	rms	1,000.00	1,000		
307	Typical Classroom						
308	Existing cabinets-Refinish, replace hardware	112	lf	150.00	16,800		
309	Teacher cabinet-ADA sink and base	4	ea	1,400.00	5,600		
310	Millwork at classroom corridor wall					Exiting to remain	
311	Perimeter cabinets refinish	166	lf	125.00	20,750		
312	Miscellaneous metals throughout building	6,538	sf	0.75	4,904		
313	Miscellaneous sealants throughout building	6,538	sf	0.50	3,269		
314	Level 2						
315	Toilet Accessories						
316	Toilet Accessories including vanities and mirrors@ reconfigured toilets	1	rms	1,500.00	1,500		
317	Typical Classroom						
318	Existing cabinets-Refinish, replace hardware	84	lf	150.00	12,600		
319	Teacher cabinet-ADA sink and base	3	ea	1,400.00	4,200		
320	Millwork at classroom corridor wall					Exiting to remain	
321	Perimeter cabinets refinish	166	lf	125.00	20,750		
322	Miscellaneous metals throughout building	6,718	sf	0.75	5,039		
323	Miscellaneous sealants throughout building	6,718	sf	0.50	3,359		
324	SUBTOTAL						456,184
326	TOTAL - INTERIOR CONSTRUCTION						\$944,117
329	C20 STAIRCASES						
331	C2010 STAIR CONSTRUCTION						
332	Modify existing stairs to meet ADA; replace handrails	4	flt	7,000.00	28,000		



Feasibility Submission

GFA

50,485

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
WINTHROP RENOVATION								
333	SUBTOTAL					28,000		
334								
335	C2020 STAIR FINISHES							
336	Rubber treads/risers to egress stair	480	lfr	20.00	9,600			
337	Rubber to landings	600	sf	5.50	3,300			
338	Paint to staircases	4	flt	1,250.00	5,000			
339	SUBTOTAL					17,900		
340								
341	TOTAL - STAIRCASES							\$45,900
342								
343								
344	C30 INTERIOR FINISHES							
345								
346	C3010 WALL FINISHES							
347	Paint GWB and CMU walls	52,510	sf	1.25	65,638			
348	Crash pads at gym				see equipment			
349	Tile at bathrooms	3,846	sf	22.00	84,612			
350	SUBTOTAL					150,250		
351								
352	C3020 FLOOR FINISHES							
353	Floor finishes							
354	Winthorth 1956 Building-Original							
355	Level 1							
356	Classrooms	6,647	sf	qty only				
357	Entry	292	sf	qty only				
358	Bathrooms	915	sf	qty only				
359	Offices	1,922	sf	qty only				
360	Circulation	3,338	sf	qty only				
361	Kitchen	759	sf	qty only				
362	cafeteria	2,254	sf	qty only				
363	BOH	688	sf	qty only				
364	BOH-sealer	956	sf	qty only				
365	Stairs	693	sf	qty only				
366	Gym	1,547	sf	qty only				
367	Stage	753	sf	qty only				
368	Ramps	480	sf	qty only				
369	Floor Prep Leveling compound	21,209	sf	3.75	79,534			
370	Moisture mitigation allowance				excluded			
371	Classrooms-CPT	722	sy	45.00	32,490			
372	Classrooms-VCT	997	sf	4.00	3,988			
373	Corridors VCT	3,338	sf	4.00	13,352			
374	Mosaic floor tile	915	sf	25.00	22,875			
375	Waterproofing and crack suppression @ tile	915	sf	6.00	5,490			
376	Office Carpet	246	sy	45.00	11,070			
377	Kitchen	759	sf		Existing to remain			
378	Refinish wood floor at stage	753	sf	6.00	4,518			
379	Resilient floor at café	2,254	sf	9.00	20,286			
380	Mondoflex gym flooring	1,547	sf	14.00	21,658			
381	Resilient floor at ramp	480	sf	9.00	4,320			
382	BOH-VCT	688	sf	4.00	2,752			
383	BOH-paint floors/sealer	956	sf	1.50	1,434			
384	Tile at entry	292	sf	20.00	5,840			
385	Bases							
386	GYM base	166	lf	20.00	3,320			
387	Rubber base	3,018	lf	2.00	6,036			
388	Tile Base	257	lf	15.00	3,855			
389	Winthorth 1956 Building-Original							
390	Level 2							
391	Classrooms	6,746	sf	qty only				
392	Bathrooms	712	sf	qty only				
393	Circulation	1,346	sf	qty only				
394	Gym	310	sf	qty only				
395	Floor Prep Leveling compound	9,114	sf	3.75	34,178			



Feasibility Submission

GFA

50,485

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
WINTHROP RENOVATION								
396	Moisture mitigation allowance				excluded			
397	Classrooms-CPT	862	sy	45.00	38,790			
398	Classrooms-VCT				none shown			
399	Corridors VCT	1,346	sf	4.00	5,384			
400	Mosaic floor tile	712	sf	25.00	17,800			
401	Waterproofing and crack suppression @ tile	712	sf	6.00	4,272			
402	Bases							
403	Rubber base	1,335	lf	2.00	2,670			
404	Tile Base	162	lf	15.00	2,430			
405	1989 Addition							
406	Level 1							
407	Classrooms	5,257	sf	qty only				
408	Bathrooms	190	sf	qty only				
409	Circulation	1,091	sf	qty only				
410	Floor Prep Leveling compound	6,538	sf	3.75	24,518			
411	Moisture mitigation allowance				excluded			
412	Classrooms-CPT	588	sy	45.00	26,460			
413	Classrooms-VCT	657	sf	4.00	2,628			
414	Corridors VCT	1,091	sf	4.00	4,364			
415	Mosaic floor tile	190	sf	25.00	4,750			
416	Waterproofing and crack suppression @ tile	190	sf	6.00	1,140			
417	Bases							
418	Rubber base	898	lf	2.00	1,796			
419	Tile Base	111	lf	15.00	1,665			
420	Level 2							
421	Classrooms	2,855	sf	qty only				
422	Library	1,808	sf	qty only				
423	IT	166	sf	qty only				
424	Art room	1,275	sf	qty only				
425	Bathrooms	40	sf	qty only				
426	Circulation	574	sf	qty only				
427	Floor Prep Leveling compound	6,718	sf	3.75	25,193			
428	Moisture mitigation allowance				excluded			
429	Classrooms-CPT	365	sy	45.00	16,425			
430	Library-CPT	231	sy	45.00	10,395			
431	Corridors VCT		sf	4.00				
432	Mosaic floor tile	40	sf	25.00	1,000			
433	Waterproofing and crack suppression @ tile	40	sf	6.00	240			
434	Bases							
435	Rubber base	898	lf	2.00	1,796			
436	Tile Base	111	lf	15.00	1,665			
437	SUBTOTAL					472,377		
438								
439	C3030 CEILING FINISHES							
440	Winthorth 1956 Building-Original							
441	2 x 4 ceilings	22,971	sf	5.00	114,855			
442	2 x 4 ceilings health zone tile	813	sf	6.00	4,878			
443	GWB flat ceilings	3,136	sf	12.00	37,632			
444	GWB flat ceilings sloped	1,450	sf	16.00	23,200			
445	GWB soffits-allowance	1	ls	10,000.00	10,000			
446	Paint GWB	4,586	sf	1.00	4,586			
447	Paint exposed-Gym , café	3,801	sf	3.00	11,403			
448	Paint exposed-mechanical	956	sf	1.00	956			
449	1989 Addition							
450	Replacement 2 x 2	13,026	sf	6.00	78,156			
451	GWB flat ceilings	902	sf	12.00	10,824			
452	Paint GWB	902	sf	1.00	902			
453	SUBTOTAL					297,392		
454								
455	TOTAL - INTERIOR FINISHES						\$920,019	
456								
457								
458	D10 CONVEYING SYSTEMS							
459								



Feasibility Submission

GFA 50,485

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
WINTHROP RENOVATION							
460	Passenger upgrades and control panel replacement	1	al	65,000.00	65,000		
461	SUBTOTAL					65,000	
TOTAL - CONVEYING SYSTEMS							\$65,000
D20 PLUMBING							
D20 PLUMBING, GENERALLY							
468	Plumbing; new fixtures and piping where possible	50,485	gsf	12.00	605,820		
469	Demolition	1	ls	20,000.00	20,000		
470	SUBTOTAL					625,820	
TOTAL - PLUMBING							\$625,820
D30 HVAC							
D30 HVAC, GENERALLY							
Replace all existing UV's in kind with new hot water units.							
Replace all existing radiation.							
Replace all steam piping distribution systems with hot water.							
Replace all classroom and toilet room exhaust fans in kind with new.							
Gym – Existing air handling units to be replaced in kind with new hot water units.							
Cafeteria – Existing air handling unit to be replaced in kind with new hot water units.							
Existing gas fired steam boilers (2) to be removed. Provide new gas fired high efficiency condensing boilers							
Hot Water Pumps – Provide new (2)							
Provide new DDC controls							
479	15300 HVAC; cost for above items	50,485	gsf	30.00	1,514,550		
480	260000 Demolition	1	ls	50,000.00	50,000		
481	SUBTOTAL					1,564,550	
TOTAL - HVAC							\$1,564,550
D40 FIRE PROTECTION							
D40 FIRE PROTECTION, GENERALLY							
489	15200 Fire protection system	50,485	gsf	4.50	227,183		
490	SUBTOTAL					227,183	
TOTAL - FIRE PROTECTION							\$227,183
D50 ELECTRICAL							
D5010 SERVICE & DISTRIBUTION							
497	260000 Gear & Distribution	50,485	gsf	5.50	277,668		
498	16100 SUBTOTAL					277,668	
499	260000						
500	260000						
D5020 LIGHTING & POWER							
501	260000 Lighting & Branch Power	50,485	gsf	8.00	403,880		
502	16100 SUBTOTAL					403,880	
503	260000						
504	260000						
D5030 COMMUNICATION & SECURITY SYSTEMS							
<u>Fire Alarm</u>							
506	16100 Fire alarm system	50,485	gsf	2.00	100,970		
507	16100						
508	16100						
<u>Telephone/Data/CATV</u>							
509	16100 Telephone/data/CATV	50,485	gsf	1.75	88,349		
510	16100						
511							
<u>Clock/PA System (Rough-in only)</u>							
512	16100 Wireless master clock/PA system	50,485	sf	0.20	10,097		
513	16100						



Feasibility Submission

GFA 50,485

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
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WINTHROP RENOVATION

514							
515	16100						
516	16100						
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518	16100						
519	16100						
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522	16100						
523	16100						
524	260000						
525	260000						
526	260000						
527	260000						
528	260000						
529	16100						
530	16100						
531	16100						
532	16100						
533	260000						
534							
535							
536							
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538							
539							
540							
541							
542	11500						
543	11500						
544	11500						
545	11970						
546	11500						
547	11400						
548	11400						
549	10999						
550							
551							
552							
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555							
556							
557							
558	12670						
559							
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561							
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563							
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565							

TOTAL - ELECTRICAL	\$1,159,993
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E10 EQUIPMENT

E10 EQUIPMENT, GENERALLY

542	11500						
543	11500						
544	11500						
545	11970						
546	11500						
547	11400						
548	11400						
549	10999						
550							
551							
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555							
556							
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558	12670						
559							
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TOTAL - EQUIPMENT	\$412,600
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E20 FURNISHINGS

E2010 FIXED FURNISHINGS

558	12670						
559							
560							
561							
562							
563							
564							
565							

E2020 MOVABLE FURNISHINGS

All movable furnishings to be provided and installed by owner



Feasibility Submission

GFA 50,485

DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
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WINTHROP RENOVATION

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SUBTOTAL

NIC

TOTAL - FURNISHINGS						\$78,005
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F10 SPECIAL CONSTRUCTION

F10 SPECIAL CONSTRUCTION

No items in this section

SUBTOTAL

TOTAL - SPECIAL CONSTRUCTION						
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F20 SELECTIVE BUILDING DEMOLITION
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F2010 BUILDING ELEMENTS DEMOLITION

Typical Classroom Wing-89 renovation

Architectural demo for new	13,265	gsf	4.00	53,060	
Demo all MEPPF items-remove and dispose	13,265	gsf	2.00	26,530	
Project safety	13,265	gsf	1.50	19,898	
Temporary protect existing items to remain	1	ls	5,000.00	5,000	
Barriers, Tarps, Dust control	1	ls	5,000.00	5,000	

Winthorth 1956 Building-Original **GFA**

Architectural demo for new	13,265	gsf	4.00	53,060	
Demo all MEPPF items-remove and dispose	13,265	gsf	2.00	26,530	
Project safety	13,265	gsf	1.50	19,898	
Temporary protect existing items to remain	1	ls	5,000.00	5,000	
Barriers, Tarps, Dust control	1	ls	5,000.00	5,000	

Exterior demolition

Misc exterior demolition-Railings, attachments, AC units, Misc louvers, Windows, caulking etc.	1	ls	25,000.00	25,000	
Demo wall for new addition	1	ls	10,000.00	10,000	
Temporary shoring	1	ls	5,000.00	5,000	

SUBTOTAL

258,976

F2020 HAZARDOUS COMPONENTS ABATEMENT

See summary

SUBTOTAL

TOTAL - SELECTIVE BUILDING DEMOLITION						\$258,976
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CONSTRUCTION COST SUMMARY

<i>BUILDING SYSTEM</i>	<i>SUB-TOTAL</i>	<i>TOTAL</i>	<i>\$/SF</i>	<i>%</i>
WINTHROP SCHOOL NEW ADDITION				
A10 FOUNDATIONS				
A1010 Standard Foundations	\$73,047			
A1020 Special Foundations	\$0			
A1030 Lowest Floor Construction	\$32,992	\$106,039	\$35.73	12.2%
A20 BASEMENT CONSTRUCTION				
A2010 Basement Excavation	\$0			
A2020 Basement Walls	\$0	\$0	\$0.00	0.0%
B10 SUPERSTRUCTURE				
B1010 Upper Floor Construction	\$0			
B1020 Roof Construction	\$101,892	\$101,892	\$34.33	11.7%
B20 EXTERIOR CLOSURE				
B2010 Exterior Walls	\$136,349			
B2020 Windows	\$38,451			
B2030 Exterior Doors	\$8,240	\$183,040	\$61.67	21.1%
B30 ROOFING				
B3010 Roof Coverings	\$85,640			
B3020 Roof Openings	\$2,500	\$88,140	\$29.70	10.2%
C10 INTERIOR CONSTRUCTION				
C1010 Partitions	\$94,162			
C1020 Interior Doors	\$26,605			
C1030 Specialties/Millwork	\$31,088	\$151,855	\$51.16	17.5%
C20 STAIRCASES				
C2010 Stair Construction	\$1,500			
C2020 Stair Finishes	\$0	\$1,500	\$0.51	0.2%
C30 INTERIOR FINISHES				
C3010 Wall Finishes	\$8,331			
C3020 Floor Finishes	\$15,684			
C3030 Ceiling Finishes	\$13,355	\$37,370	\$12.59	4.3%
D10 CONVEYING SYSTEMS				
D1010 Elevator	\$0	\$0	\$0.00	0.0%
D20 PLUMBING				
D20 Plumbing	\$10,000	\$10,000	\$3.37	1.2%
D30 HVAC				
D30 HVAC	\$103,880	\$103,880	\$35.00	12.0%



CONSTRUCTION COST SUMMARY					
<i>BUILDING SYSTEM</i>		<i>SUB-TOTAL</i>	<i>TOTAL</i>	<i>\$/SF</i>	<i>%</i>
WINTHROP SCHOOL NEW ADDITION					
D40 FIRE PROTECTION					
D40	Fire Protection	\$14,840	\$14,840	\$5.00	1.7%
D50 ELECTRICAL					
D5010	Service & Distribution	\$16,324			
D5020	Lighting & Power	\$23,744			
D5030	Communication & Security Systems	\$20,034			
D5040	Other Electrical Systems	\$4,023	\$64,125	\$21.61	7.4%
E10 EQUIPMENT					
E10	Equipment	\$0	\$0	\$0.00	0.0%
E20 FURNISHINGS					
E2010	Fixed Furnishings	\$5,164			
E2020	Movable Furnishings	NIC	\$5,164	\$1.74	0.6%
F10 SPECIAL CONSTRUCTION					
F10	Special Construction	\$0	\$0	\$0.00	0.0%
F20 HAZMAT REMOVALS					
F2010	Building Elements Demolition	\$0			
F2020	Hazardous Components Abatement	\$0	\$0	\$0.00	0.0%
TOTAL DIRECT COST (Trade Costs)			\$867,845	\$292.40	100.0%



CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
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WINTHROP SCHOOL NEW ADDITION

GROSS FLOOR AREA CALCULATION

First Floor 2,968

TOTAL GROSS FLOOR AREA (GFA)	2,968 sf
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A10 FOUNDATIONS

A1010 STANDARD FOUNDATIONS

Strip footings to exterior walls - 2'-0" x 1'-0"

Excavation	172	cy	10.00	1,720
Store on site for reuse	172	cy	6.00	1,032
Backfill with existing fill	160	cy	8.00	1,280
Formwork	310	sf	10.00	3,100
Re-bar	326	lbs	1.20	391
Concrete material; 3,000 psi	12	cy	120.00	1,440
Placing concrete	12	cy	45.00	540

Foundation walls at exterior - 16" thick

Formwork	1,240	sf	12.00	14,880
Re-bar	2,480	lbs	1.20	2,976
Concrete material; 4,000 psi	32	cy	125.00	4,000
Placing concrete	32	cy	45.00	1,440
Damp proofing foundation wall and footing	930	sf	1.60	NIC
Insulation to foundation walls; 2" thick	620	sf	2.00	1,240
Form shelf	155	lf	8.00	1,240

Column footings 5' x 5' x 1'-6" - Perimeter

Excavation	70	cy	12.00	840
Store on site for reuse	70	cy	6.00	420
Backfill with existing fill	57	cy	8.00	456
Formwork	216	sf	10.00	2,160
Re-bar	650	lbs	1.20	780
Concrete material; 3,000 psi	13	cy	120.00	1,560
Placing concrete	13	cy	45.00	585
Set anchor bolts grout plates	6	ea	150.00	900

Column footings 6' x 6' x 1'-6" - Interior

Excavation	68	cy	12.00	816
Store on site for reuse	68	cy	6.00	408
Backfill with existing fill	48	cy	8.00	384
Formwork	256	sf	10.00	2,560
Re-bar	1,200	lbs	1.20	1,440
Concrete material; 3,000 psi	20	cy	120.00	2,400
Placing concrete	20	cy	45.00	900
Set anchor bolts grout plates	4	ea	150.00	600

Miscellaneous

Form key in footing	155	sf	4.00	620
Structural fill to bottom of footings	60	cy	30.00	1,800

Piers/Pilasters; 24" x 12"

Formwork	160	sf	12.00	1,920
Re-bar	270	lbs	1.20	324
Concrete material; 3,000 psi	3	cy	120.00	360
Placing concrete	3	cy	45.00	135

Foundations at existing building connection 70 lf 220.00 15,400

SUBTOTAL

73,047

A1020 SPECIAL FOUNDATIONS

No Work in this section

SUBTOTAL

A1030 LOWEST FLOOR CONSTRUCTION



Feasibility Submission

GFA

2,968

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
WINTHROP SCHOOL NEW ADDITION								
61	<u>New Slab on grade, 5" thick</u>							
62	Gravel fill, 12"	110	cy	34.00	3,740			
63	Rigid insulation	2,968	sf	2.15	6,381			
64	Vapor barrier	2,968	sf	1.00	2,968			
65	Compact existing sub-grade	2,968	sf	0.50	1,484			
66	Mesh reinforcing 15% lap	3,413	sf	0.80	2,730			
67	Concrete - 5" thick; 4,000 psi	48	cy	125.00	6,000			
68	Placing concrete	48	cy	45.00	2,160			
69	Finishing and curing concrete	2,968	sf	1.50	4,452			
70	Control joints - saw cut	2,968	sf	0.10	297			
71	Isolation joints at columns	48	lf	2.50	120			
72	Expansion joint at new/existing interface	70	lf	18.00	1,260			
73	Dowels at connection to existing	70	ea	20.00	1,400			
74	SUBTOTAL					\$32,992		
75								
76	TOTAL - FOUNDATIONS							\$106,039
77								
78								
79	A20 BASEMENT CONSTRUCTION							
80								
81	A2010 BASEMENT FILL							
82	SUBTOTAL							
83								
84	A2020 BASEMENT WALLS							
85	SUBTOTAL							
86								
87	TOTAL - BASEMENT CONSTRUCTION							
88								
89	B10 SUPERSTRUCTURE							
90								
91	B1010 FLOOR CONSTRUCTION							
92	Not Required							
93	SUBTOTAL							
94								
95	B1020 ROOF CONSTRUCTION							
96	<u>Roof Structure - Steel:</u>							
97	Steel beams/Joists; allowance 10 lbs per SF	15	tns	4,000.00	60,000			
98	<u>Roof Structure</u>							
99	2" 20 Ga. galvanized Metal Roof Deck	2,968	sf	3.50	10,388			
100	<u>Miscellaneous</u>							
101	Steel in canopies	1	ls	10,000.00	10,000			
102	Concrete to roof deck for RTU's	1	ls	5,000.00	5,000			
103	Fire proofing to columns, beams and deck	2,968	sf	3.00	8,904			
104	Structural steel support for rooftop equipment	2	tns	3,800.00	7,600			
105	SUBTOTAL					101,892		
106								
107	TOTAL - SUPERSTRUCTURE							\$101,892
108								
109								
110	B20 EXTERIOR CLOSURE							
111								
112	B2010 EXTERIOR WALLS	1,881	sf					
113								
114	<u>Interior skin</u>							
115	8" metal stud backup	1,881	sf	10.00	18,810			
116	Wall Insulation, 4" Mineral wool	1,881	sf	3.90	7,336			
117	Wall Insulation, 4" cellulose	1,881	sf	2.15	4,044			
118	Spray applied barrier	1,881	sf	6.50	12,227			



Feasibility Submission

GFA 2,968

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
WINTHROP SCHOOL NEW ADDITION								
119	Air barrier/flashing at windows	147	lf	6.00	882			
120	1/2" Dens glass	1,881	sf	2.00	3,762			
121	Drywall lining to interior face of stud backup	1,881	sf	3.00	5,643			
122	<u>Exterior skin</u>							
123	Brick veneer; Jumbo brick 100% of walls	1,881	sf	30.00	56,430			
124	<u>Miscellaneous</u>							
125	Precast window head/sills	108	lf	55.00	5,940			
126	Aluminum sign at main entrance	1	ls	5,000.00	5,000			
127	Staging to exterior wall	4,650	sf	3.50	16,275			
128	SUBTOTAL					136,349		
129								
130	B2020 WINDOWS	444	sf		-			
131	Windows; aluminum insulated	324	sf	85.00	27,540			
132	Storefront at entrances	120	sf	75.00	9,000			
133	Backer rod & double sealant	147	lf	9.00	1,323			
134	Wood blocking at openings	147	lf	4.00	588			
135	SUBTOTAL					38,451		
136								
137	B2030 EXTERIOR DOORS							
138	Glazed entrance doors including frame and hardware; double door	1	pr	8,000.00	8,000			
139	Backer rod & double sealant	20	lf	9.00	180			
140	Wood blocking at openings	20	lf	3.00	60			
141	SUBTOTAL					8,240		
142								
143	TOTAL - EXTERIOR CLOSURE						\$183,040	
144								
145								
146	B30 ROOFING							
147								
148	B3010 ROOF COVERINGS							
149	<u>Flat roofing</u>							
150	PVC roof membrane fully adhered	2,968	sf	8.00	23,744			
151	Insulation; R-30	2,968	sf	6.50	19,292			
152	1/2" dens-deck protection board	2,968	sf	2.00	5,936			
153	Reinforced vapor barrier	2,968	sf	1.00	2,968			
154	Rough blocking	1,800	lf	6.00	10,800			
155	Expansion joint at new/existing interface	70	lf	70.00	4,900			
156	<u>Miscellaneous Roofing</u>							
157	Roof fascia/cornice	220	lf	75.00	16,500			
158	Walk pads	1	ls	1,500.00	1,500			
159	SUBTOTAL					85,640		
160								
161	B3020 ROOF OPENINGS							
162	Roof hatch	1	loc	2,500.00	2,500			
163	SUBTOTAL					2,500		
164								
165	TOTAL - ROOFING						\$88,140	
166								
167								
168	C10 INTERIOR CONSTRUCTION							
169								
170	C1010 PARTITIONS							
171	Interior partitions							
172	Partition at music rooms-acoustic	1,020	sf	16.00	16,320			
173	Corridor walls glazed tile to match existing	1,680	sf	40.00	67,200			
174	Interface wall with existing	1,050	sf	8.00	8,400			
175	<u>Miscellaneous</u>							
176	Misc. blocking	1	ls	1,500.00	1,500			



Feasibility Submission

GFA 2,968

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
WINTHROP SCHOOL NEW ADDITION								
177	Misc. sealants and caulking to all walls	2,968	gfa	0.25	742			
178	SUBTOTAL					94,162		
179								
180	C1020 INTERIOR DOORS							
181	HM Doors							
182	Interior doors, frames and hardware @ classroom spaces - Door, Frame, Hardware, Install (acoustic door)	3	lvs	5,000.00	15,000			
183	Interior doors, frames and hardware @ Offices, corridors, etc-Door, Frame, Hardware, Install	5	lvs	1,625.00	8,125			
184	Miscellaneous							
185	Paint Door and frame	8	lvs	120.00	960			
186	Sealant and blocking	8	lvs	140.00	1,120			
187	Allowance for borrowed lights @ classrooms	2	loc	700.00	1,400			
188	SUBTOTAL					26,605		
189								
190	C1030 SPECIALTIES / MILLWORK							
191	Millwork/casework at music rooms	1	ls	20,000.00	20,000			
192	Marker boards/tack boards in classrooms, offices, conference rooms, library and MP rooms	2,968	sf	1.00	2,968			
193	Miscellaneous metals throughout building	2,968	sf	1.50	4,452			
194	Miscellaneous sealants throughout building	2,968	sf	1.00	2,968			
195	Fire extinguisher cabinets	2	ea	350.00	700			
196	SUBTOTAL					31,088		
197								
198	TOTAL - INTERIOR CONSTRUCTION						\$151,855	
199								
200								
201	C20 STAIRCASES							
202								
203	C2010 STAIR CONSTRUCTION							
204	05500 Access ladder to roof	1	ea	1,500.00	1,500			
205	SUBTOTAL					\$1,500		
206								
207	C2020 STAIR FINISHES							
208	SUBTOTAL							
209								
210	TOTAL - STAIRCASES						\$1,500	
211								
212								
213	C30 INTERIOR FINISHES							
214								
215	C3010 WALL FINISHES							
216	Paint GWB and CMU walls	8,331	sf	1.00	8,331			
217	Acoustic panels				non indicated			
218	SUBTOTAL					8,331		
219								
220	C3020 FLOOR FINISHES							
221	Offices/classroom spaces; carpet	292	sy	45.00	13,140			
222	Corridor floors; VCT	335	sf	4.00	1,340			
223	Bases							
224	Rubber base	602	lf	2.00	1,204			
225	SUBTOTAL					15,684		
226								
227	C3030 CEILING FINISHES							
228	Classrooms type 2-2 x 4 ceilings	2,671	sf	5.00	13,355			
229	SUBTOTAL					13,355		
230								
231	TOTAL - INTERIOR FINISHES						\$37,370	
232								
233								
234	D10 CONVEYING SYSTEMS							
235								
236	D1010 ELEVATOR							
237	No work required							



CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
WINTHROP SCHOOL NEW ADDITION							
	SUBTOTAL						
TOTAL - CONVEYING SYSTEMS							
D20 PLUMBING							
D20	PLUMBING, GENERALLY						
	Plumbing; minor work for roof drains	1	ls	10,000.00	10,000		
	SUBTOTAL					10,000	
TOTAL - PLUMBING \$10,000							
D30 HVAC							
D30	HVAC, GENERALLY						
	HVAC	2,968	gsf	35.00	103,880		
	SUBTOTAL					103,880	
TOTAL - HVAC \$103,880							
D40 FIRE PROTECTION							
D40	FIRE PROTECTION, GENERALLY						
	Fire protection system	2,968	gsf	5.00	14,840		
	SUBTOTAL					14,840	
TOTAL - FIRE PROTECTION \$14,840							
D50 ELECTRICAL							
D5010	SERVICE & DISTRIBUTION						
	Gear & Distribution	2,968	gsf	5.50	16,324		
	SUBTOTAL					16,324	
D5020	LIGHTING & POWER						
	Lighting & Branch Power	2,968	gsf	8.00	23,744		
	SUBTOTAL					23,744	
D5030	COMMUNICATION & SECURITY SYSTEMS						
	<u>Fire Alarm</u>						
	Fire alarm system	2,968	gsf	2.00	5,936		
	<u>Telephone/Data/CATV</u>						
	Telephone/data/CATV	2,968	gsf	1.75	5,194		
	<u>Clock/PA System (Rough-in only)</u>						
	Wireless master clock/PA system	2,968	sf	0.20	594		
	<u>Security System (Rough-in only)</u>						
	Security System (Rough-in only)	2,968	sf	0.30	890		
	<u>Clock/PA System</u>						
	Wireless master clock/PA system	2,968	sf	1.00	2,968		
	Phone system	2,968	sf	0.50	1,484		
	<u>Security System</u>						
	Security System	2,968	sf	1.00	2,968		
	SUBTOTAL					20,034	
D5040	OTHER ELECTRICAL SYSTEMS						
	Lightning protection	2,968	sf	0.35	1,039		
	<u>Miscellaneous</u>						
	Temp power & lights	2,968	sf	0.50	1,484		
	Fees & Permits	1	ls	1,500.00	1,500		



Feasibility Submission

GFA 2,968

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
WINTHROP SCHOOL NEW ADDITION								
307	SUBTOTAL					4,023		
308								
309	TOTAL - ELECTRICAL							\$64,125
310								
311								
312	E10 EQUIPMENT							
313								
314	E10 EQUIPMENT, GENERALLY							
315	No items in this section							
316	SUBTOTAL					-		
317								
318	TOTAL - EQUIPMENT							
319								
320								
321	E20 FURNISHINGS							
322								
323	E2010 FIXED FURNISHINGS							
324	12670 Entry mats & frames - recessed with carpet/rubber strips	100	sf	25.00	2,500			
325	12500 Window blinds	444	sf	6.00	2,664			
326	SUBTOTAL					5,164		
327								
328	E2020 MOVABLE FURNISHINGS							
329	All movable furnishings to be provided and installed by owner							
330	SUBTOTAL					NIC		
331								
332	TOTAL - FURNISHINGS							\$5,164
333								
334								
335	F10 SPECIAL CONSTRUCTION							
336								
337	F10 SPECIAL CONSTRUCTION							
338	No items in this section							
339	SUBTOTAL							
340								
341	TOTAL - SPECIAL CONSTRUCTION							
342								
343								
344	F20 SELECTIVE BUILDING DEMOLITION							
345								
346	F2010 BUILDING ELEMENTS DEMOLITION							
347	See main summary for demolition of existing buildings							
348	SUBTOTAL							
349								
350	F2020 HAZARDOUS COMPONENTS ABATEMENT							
351	02121 See main summary for HazMat allowance					See Summary		
352	SUBTOTAL							
353								
354	TOTAL - SELECTIVE BUILDING DEMOLITION							
355								
356								



CONSTRUCTION COST SUMMARY					
<i>BUILDING SYSTEM</i>	<i>SUB-TOTAL</i>	<i>TOTAL</i>	<i>\$/SF</i>	<i>%</i>	
DOYAN ELEMENARY SCHOOL RENOVATION					
A10 FOUNDATIONS					
A1010 Standard Foundations	\$0				
A1020 Special Foundations	\$0				
A1030 Lowest Floor Construction	\$38,575	\$38,575	\$0.77	0.8%	
B10 SUPERSTRUCTURE					
B1010 Upper Floor Construction	\$0				
B1020 Roof Construction	\$0	\$0	\$0.00	0.0%	
B20 EXTERIOR CLOSURE					
B2010 Exterior Walls	\$257,646				
B2020 Windows/Curtainwall	\$0				
B2030 Exterior Doors	\$9,200	\$266,846	\$5.35	5.8%	
B30 ROOFING					
B3010 Roof Coverings	\$90,750				
B3020 Roof Openings	\$5,000	\$95,750	\$1.92	2.1%	
C10 INTERIOR CONSTRUCTION					
C1010 Partitions	\$362,538				
C1020 Interior Doors	\$112,780				
C1030 Specialties/Millwork	\$335,343	\$810,661	\$16.24	17.6%	
C20 STAIRCASES					
C2010 Stair Construction	\$16,380				
C2020 Stair Finishes	\$500	\$16,880	\$0.34	0.4%	
C30 INTERIOR FINISHES					
C3010 Wall Finishes	\$86,107				
C3020 Floor Finishes	\$500,943				
C3030 Ceiling Finishes	\$142,122	\$729,172	\$14.61	15.9%	
D10 CONVEYING SYSTEMS					
D1010 Elevator	\$0	\$0	\$0.00	0.0%	
D20 PLUMBING					
D20 Plumbing	\$619,088	\$619,088	\$12.40	13.5%	
D30 HVAC					
D30 HVAC	\$224,924	\$224,924	\$4.51	4.9%	
D40 FIRE PROTECTION					
D40 Fire Protection	\$224,658	\$224,658	\$4.50	4.9%	
D50 ELECTRICAL					
D5010 Electrical Systems	\$1,142,184	\$1,142,184	\$22.88	24.9%	



Winthrop and Doyon Elementary Schools
Renovations and Addition
Ipswich, MA

22-Mar-16

Feasibility Submission

GFA 49,924

CONSTRUCTION COST SUMMARY				
<i>BUILDING SYSTEM</i>	<i>SUB-TOTAL</i>	<i>TOTAL</i>	<i>\$/SF</i>	<i>%</i>
DOYAN ELEMENARY SCHOOL RENOVATION				
E10 EQUIPMENT				
E10 Equipment	\$114,200	\$114,200	\$2.29	2.5%
E20 FURNISHINGS				
E2010 Fixed Furnishings	\$30,000			
E2020 Movable Furnishings	NIC	\$30,000	\$0.60	0.7%
F10 SPECIAL CONSTRUCTION				
F10 Special Construction	\$0	\$0	\$0.00	0.0%
F20 SELECTIVE BUILDING DEMOLITION				
F2010 Building Elements Demolition	\$280,079			
F2020 Hazardous Components Abatement	\$0	\$280,079	\$5.61	6.1%
TOTAL DIRECT COST (Trade Costs)		\$4,593,017	\$92.00	100.0%



Feasibility Submission

GFA 49,924

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
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DOYAN ELEMENARY SCHOOL RENOVATION

GROSS FLOOR AREA CALCULATION

First Floor 49,924

TOTAL GROSS FLOOR AREA (GFA)						49,924	sf
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A10 FOUNDATIONS

A1010 STANDARD FOUNDATIONS

No work in this section

SUBTOTAL

A1020 SPECIAL FOUNDATIONS

No work in this section

SUBTOTAL

A1030 LOWEST FLOOR CONSTRUCTION

Cut and Patching

Patch/level Existing slab on Grade at Lower level with floors

Trenching for plumbing 1 ls 15,000.00 15,000

Miscellaneous Items

Expansion joints/interface with addition with new

New Stage structure 943 sf 25.00 23,575

Equipment pads 1 ls 10,000.00 with new

SUBTOTAL 38,575

TOTAL - FOUNDATIONS						\$38,575	
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B10 SUPERSTRUCTURE

B1010 FLOOR CONSTRUCTION

Structure reports states that: The building structures in their present condition conform to current code requirements for existing structures and the live loads for future programing should be equal to or less than any spaces current use. no work included

Expansion joints/interface with addition with new

SUBTOTAL -

B1020 ROOF CONSTRUCTION

Roof Structure - Steel:

Structure reports that : The building The building structures in their present condition conform to current code requirements for existing structures and the live loads for future programing should be equal to or less than any spaces current use. no work included

Expansion joints/interface with addition with new

SUBTOTAL

TOTAL - SUPERSTRUCTURE							
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B20 EXTERIOR CLOSURE

B2010 EXTERIOR WALLS

Exterior skin 22,925 sf -

Clean existing brick 22,925 sf 4.00 91,700

Patch, repair and repoint existing Brick Veneer; allowance pointing as per notes 200 sf 35.00 7,000



Feasibility Submission

GFA 49,924

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
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DOYAN ELEMENARY SCHOOL RENOVATION

53	Patch, repair and repoint existing Brick Veneer; allowance pointing as per roof repair notes	40	sf	35.00	1,400		
54	Patch, repair and repoint existing Brick Veneer chimney	480	sf	30.00	14,400		
55	Strip and real seal all control joints -assume every 30'	955	lf	20.00	19,100		
56	At every classroom, remove grill replace with new	25	loc	750.00	18,750		
57	Insulation Upgrades				Not included		
58	Brick infill's etc-miscellaneous allowance	1	ls	5,000.00	5,000		
59	<u>Miscellaneous</u>						
60	Staging to exterior wall	28,656	sf	3.50	100,296		
61	SUBTOTAL					257,646	

B2020 WINDOWS/CURTAINWALL

64	No work indicated				ETR		
66	SUBTOTAL						

B2030 EXTERIOR DOORS

69	Prep and paint all entry doors	3	lvs	400.00	1,200		
70	New glass entry door	1	pr	8,000.00	8,000		
71	SUBTOTAL					9,200	

TOTAL - EXTERIOR CLOSURE

\$266,846

B30 ROOFING

B3010 ROOF COVERINGS

Roof Repairs

Scope as per notes:

81	Replace downspouts	12	ea	560.00	6,720		
82	Replace gutter	120	lf	50.00	6,000		
83	Remove bronze metal cover	207	lf	25.00	5,175		
84	Patch edge of roof, add gutter-allowance	207	lf	50.00	10,350		
85	Replace bronze siding assume 4'-0" high	828	sf	65.00	53,820		
86	Add splash blocks	3	ea	250.00	750		
87	Canopy-scrape existing, and prep for new	84	sf	5.00	420		
88	Canopy-new metal roofing	84	sf	75.00	6,300		
89	Canopy-new metal roofing-edge	27	lf	45.00	1,215		
90	Existing pitched asphalt roof-B				ETR		
91	Existing flat PVC roof -A				ETR		
92	SUBTOTAL					90,750	

B3020 ROOF OPENINGS

95	New penetrations plumbing stacks						
96	Allowance	1	ls	5,000.00	5,000		
97	SUBTOTAL					5,000	

TOTAL - ROOFING

\$95,750

C10 INTERIOR CONSTRUCTION

C1010 PARTITIONS

GWB walls

Detail 1

107	Typical wall detail, Furring channel to both sides of existing CMU wall, and 5/8 GWB	4,440	sf	15.00	66,600		
108	Infill top of wall with insulation	370	lf	5.00	1,850		
109	FR blocking	740	lf	8.00	5,920		
110	Acoustical sealants	740	lf	2.00	1,480		
111	Partition 1A at new classroom/ toilet walls	1,380	sf	14.00	19,320		



Feasibility Submission

GFA

49,924

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
DOYAN ELEMENARY SCHOOL RENOVATION							
112	Partition 1A at gymnasium					with addition	
113	Partition 1A at library	864	sf	16.00	13,824		
114	Partition 1A at storage	744	sf	16.00	11,904		
115	Partition 1A at cafeteria	504	sf	16.00	8,064		
116	Partition 1B at Music room	348	sf	16.00	5,568		
117	Chase /double plumbing wall	360	sf	18.00	6,480		
118	Chase /double plumbing wall at Toilet D	336	sf	18.00	6,048		
119	Chase /double plumbing wall at Toilet A	336	sf	18.00	6,048		
120	CMU Walls						
121	New CMU walls at Toilet A -4" CMU	1,500	sf	24.00	36,000		
122	New CMU walls at Toilet B -4" CMU	1,800	sf	24.00	43,200		
123	New door openings in CMU walls	17	ea	500.00	8,500		
124	Miscellaneous						
125	Misc. blocking	8,952	sf	1.25	11,190		
126	Misc. sealants and caulking to all walls	49,924	gfa	0.10	4,992		
127	Misc. metals at CMU walls	3,300	sf	1.25	4,125		
128	Glass partitions						
129	Glass partition/window at main room	1	loc	2,275.00	2,275		
130	Glass at corridors-60% locations						
131	GWB header at glass header-allowance	926	lf	30.00	27,780		
132	Detail 1 at corridors -HM frame-allowance	1,670	lf	15.00	25,050		
133	Detail 1-1/4" tempered glass 24" high-allowance	1,158	sf	40.00	46,320		
134							
135	SUBTOTAL					362,538	
136							
137	C1020 INTERIOR DOORS						
138	HM Doors						
139	Interior doors, frames and hardware @ classroom type 1 entry-Slab, Frame, Hardware, Install	20	ea	1,925.00	38,500		
140	Interior doors, frames and hardware @ classroom type 2 entry-Slab, Frame, Hardware, Install	5	ea	1,925.00	9,625		
141	Interior doors, frames and hardware @bathroom Slab, Frame, Hardware, Install	9	ea	1,925.00	17,325		
142	Interior doors, frames and hardware @BOH entry-Slab, Frame, Hardware, Install-Allowance	14	ea	1,625.00	22,750		
143	Gym doors					with addition	
144	Miscellaneous						
145	Paint Door and frame	48	lvs	120.00	5,760		
146	Sealant and blocking	48	lvs	140.00	6,720		
147	Allowance for borrowed lights @ classrooms	3	loc	700.00	2,100		
148	Glass Doors						
149	Glass entry vestibule doors					with exteriors	
150	Access Doors						
151	Allowance	1	ls	10,000.00	10,000		
152	SUBTOTAL					112,780	
153							
154	C1030 SPECIALTIES / MILLWORK						
155	Toilet Enclosures						
156	Toilet Partitions -ADA@B	2	ea	2,000.00	4,000		
157	Toilet Partitions -ADA@C	2	ea	2,000.00	4,000		
158	Toilet Partitions -regular @B	4	ea	1,800.00	7,200		
159	Toilet Partitions -regular@C	3	ea	1,800.00	5,400		
160	Toilet Accessories						
161	Toilet Accessories including vanities and mirrors@ B	2	rms	2,500.00	5,000		
162	Toilet Accessories including vanities and mirrors@ C	2	rms	2,500.00	5,000		
163	Toilet Accessories including vanities and mirrors@smaller toilets	4	rms	1,500.00	6,000		
164	Typical Classroom type 1,type K	3	ea		-		
165	New Low bookcases	126	lf	350.00	44,100		
166	Coat hooks	30	ea	45.00	1,350		



Feasibility Submission

GFA 49,924

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
DOYAN ELEMENARY SCHOOL RENOVATION								
167	Cubbies	30	ea	550.00	16,500			
168	Sink cabinet	14	lf	450.00	6,300			
169	Tall cabinets	12	ea	1,000.00	12,000			
170	Counter and base at wall	24	lf	450.00	10,800			
171	8' MB	3	ea	800.00	2,400			
172	12' MB	3	ea	1,200.00	3,600			
173	4' TB	3	ea	400.00	1,200			
174	Typical Classroom type SPED	1	ea		-			
175	New Low bookcases	40	lf	350.00	14,000			
176	Coat hooks	10	ea	45.00	450			
177	Cubbies				none shown			
178	Sink cabinet				none shown			
179	Tall cabinets	4	ea	1,000.00	4,000			
180	Counter and base at wall	8	lf	450.00	3,600			
181	8' MB	1	ea	1,000.00	1,000			
182	12' MB	2	ea	1,500.00	3,000			
183	4' TB	2	ea	500.00	1,000			
184	OT and PT room	1	ea		-			
185	Hanging swing			250.00	with equipment			
186	Counter and base at wall	25	lf	450.00	11,250			
187	Music room	1	ea					
188	New Low bookcases	32	lf	350.00	11,200			
189	Music storage	6	ea	3,000.00	18,000			
190	12' MB	1	ea	1,200.00	1,200			
191	4' TB	1	ea	400.00	400			
192	Typical Classroom type 2	5	ea		-			
193	New Low bookcases	140	lf	350.00	49,000			
194	Tall cabinets	5	ea	1,000.00	5,000			
195	10' MB	5	ea	1,000.00	5,000			
196	12' MB	5	ea	1,200.00	6,000			
197	4' TB	15	ea	400.00	6,000			
198	Corridors							
199	4' TB	5	ea	500.00	2,500			
200	Cafeteria							
201	New counter	54	lf	750.00	existing to remain			
202	Room Signs	48	ls	150.00	7,200			
203	New aprons at windows	25	rooms	390.00	9,750			
204	Fire extinguisher cabinets	10	ea	350.00	3,500			
205	Miscellaneous metals throughout building	49,924	gfa	0.50	24,962			
206	Miscellaneous sealants throughout building	49,924	gfa	0.25	12,481			
207	SUBTOTAL					335,343		
209	TOTAL - INTERIOR CONSTRUCTION						\$810,661	
212	C20 STAIRCASES							
214	C2010 STAIR CONSTRUCTION							
215	New stairs and railings	5	risers	900.00	4,500			
216	New railings at ramp	54	lf	220.00	11,880			
217	SUBTOTAL					16,380		
219	C2020 STAIR FINISHES							
220	Finish to stairs-allow	1	ls	500.00	500			



Feasibility Submission

GFA

49,924

DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
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DOYAN ELEMENARY SCHOOL RENOVATION

222 SUBTOTAL 500

TOTAL - STAIRCASES						\$16,880
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227 **C30 INTERIOR FINISHES**

229 **C3010 WALL FINISHES**

230	Paint GWB and CMU walls	52,821	sf	1.00	52,821	
231	Paint at GYM	2,508	sf	2.50	6,270	
232	Crash pads at gym				see equipment	
233	Tile at bathrooms	1,228	sf	22.00	27,016	
234	SUBTOTAL					86,107

236 **C3020 FLOOR FINISHES**

237	Floor finishes					
238	Level 1					
239	Classrooms type 1	19,020	sf	qty only		
240	Classrooms type 2	4,758		qty only		
241	Bathrooms	1,447	sf	qty only		
242	Offices/non classroom spaces	4,044	sf	qty only		
243	Circulation	6,556	sf	qty only		
244	cafeteria	4,080	sf	qty only		
245	Library	1,661	sf	qty only		
246	Gym	2,743	sf	qty only		
247	Stage	934	sf	qty only		
248	Floor Prep flash patching	43,743	sf	1.50	65,615	
249	Floor Prep Leveling compound only at cafeterias	1,500	sf	3.75	5,625	
250	Moisture mitigation allowance				excluded	
251	Classrooms-CPT	2,279	sy	45.00	102,555	
252	Classrooms-VCT-25% of area	5,945	sf	4.00	23,780	
253	Corridors VCT	6,556	sf	4.00	26,224	
254	Mosaic floor tile	4,044	sf	25.00	101,100	
255	Waterproofing and crack suppression @ tile	4,044	sf	6.00	24,264	
256	Office Carpet	517	sy	45.00	23,265	
257	Library Carpet	212	sy	45.00	9,540	
258	Kitchen				New Addition	
259	New wood floor at stage	934	sf	25.00	23,350	
260	Resilient floor at café	4,080	sf	9.00	36,720	
261	Mondoflex gym flooring	2,743	sf	14.00	38,402	
262	Bases					
263	GYM base	208	lf	20.00	4,160	
264	Rubber base	5,869	lf	2.00	11,738	
265	Tile Base	307	lf	15.00	4,605	
266	SUBTOTAL					500,943

268 **C3030 CEILING FINISHES**

269	Classrooms type 1	19,020	sf		ETR	
270	Classrooms type 2-2 x 4 ceilings	4,758	sf	5.00	23,790	
271	Bathrooms-GWB ceilings	1,447	sf	14.00	20,258	
272	Offices/non classroom spaces-2x 4 ceilings	4,044	sf	5.00	20,220	
273	Circulation-2 x 4 ceilings	6,556	sf	5.00	32,780	
274	Cafetorium-2 x4	4,080	sf	5.00	20,400	
275	Library 2 x2	1,661	sf	6.00	9,966	
276	Gym-Paint structure	2,743	sf	4.00	10,972	
277	Stage-Paint structure	934	sf	4.00	3,736	
278	SUBTOTAL					142,122

TOTAL - INTERIOR FINISHES						\$729,172
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283 **D10 CONVEYING SYSTEMS**

284 SUBTOTAL -



Feasibility Submission

GFA 49,924

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
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DOYAN ELEMENARY SCHOOL RENOVATION

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TOTAL - CONVEYING SYSTEMS

D20 PLUMBING

D20 PLUMBING, GENERALLY

15100	Plumbing; new fixtures and piping where possible	49,924	gsf	12.00	599,088		
260000	Demolition	1	ls	20,000.00	20,000		
	SUBTOTAL						619,088

TOTAL - PLUMBING \$619,088

D30 HVAC

D30 HVAC, GENERALLY

260000	Replace UV's with new	20	loc	4,000.00	80,000		
260000	Renovate existing UV's; clean, new fresh air dampers, temperature control valves, temp and fan speed selector switches	10	loc	2,800.00	28,000		
260000	Replace all exhaust fans	49,924	gsf	1.00	49,924		
260000	Playrooms; Renovate existing RTU's; clean, new fresh air dampers and temperature control valves	2	loc	4,000.00	8,000		
260000	Cafetorium; Renovate existing RTU's; clean, new fresh air dampers and temperature control valves	1	loc	6,000.00	6,000		
260000	Replace HW pump	1	loc	3,000.00	3,000		
260000	Replace fuel oil tank	1	ls	40,000.00	40,000		
260000	Demolition	1	ls	10,000.00	10,000		
	SUBTOTAL						224,924

TOTAL - HVAC \$224,924

D40 FIRE PROTECTION

D40 FIRE PROTECTION, GENERALLY

15200	Fire protection system	49,924	gsf	4.50	224,658		
	SUBTOTAL						224,658

TOTAL - FIRE PROTECTION \$224,658

D50 ELECTRICAL

D5010 SERVICE & DISTRIBUTION

16100	Gear & Distribution	49,924	gsf	5.50	274,582		
260000	SUBTOTAL						274,582

D5020 LIGHTING & POWER

16100	Lighting & Branch Power	49,924	gsf	8.00	399,392		
260000	SUBTOTAL						399,392

D5030 COMMUNICATION & SECURITY SYSTEMS

16100	<u>Fire Alarm</u>						
16100	Fire alarm system	49,924	gsf	2.00	99,848		
16100	<u>Telephone/Data/CATV</u>						
16100	Telephone/data/CATV	49,924	gsf	1.75	87,367		
16100	<u>Gymnasium</u>						



Feasibility Submission

GFA 49,924

		DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
DOYAN ELEMENARY SCHOOL RENOVATION								
343	16100	Gymnasium power and rough-in (including shot clock)	1	ls	25,000.00	25,000		
344	16100	Dimming system	1	ls	15,000.00	15,000		
345	16100	Sound system	1	ls	10,000.00	10,000		
346	16100							
347	16100	<u>Clock/PA System (Rough-in only)</u>						
348	16100	Wireless master clock/PA system	49,924	sf	0.20	9,985		
349								
350	16100	<u>Security System (Rough-in only)</u>						
351	16100	Security System (Rough-in only)	49,924	sf	0.30	14,977		
352								
353	16100	<u>Clock/PA System</u>						
354	16100	Wireless master clock/PA system	49,924	sf	1.00	49,924		
355								
356		<u>Cafetorium</u>						
357	16100	Dimming system	1	ls	3,750.00	3,750		
358		<u>Cafeteria Sound System</u>						
359	16100	Amplifier	1	ea	10,000.00	10,000		
360	16100							
361	16100	<u>Security System</u>						
362	16100	Security System	49,924	sf	1.00	49,924		
363	260000	SUBTOTAL					375,775	
364	260000							
365	260000	D5040 OTHER ELECTRICAL SYSTEMS						
366	260000	<u>Demolition</u>						
367	260000	Demolition	1	ls	40,000.00	40,000		
368	16100	Lightning protection	49,924	sf	0.35	17,473		
369	16100	<u>Miscellaneous</u>						
370	16100	Temp power & lights	49,924	sf	0.50	24,962		
371	16100	Fees & Permits	1	ls	10,000.00	10,000		
372	260000	SUBTOTAL					92,435	
373								
374								
375		TOTAL - ELECTRICAL						\$1,142,184
376								
377								
378		E10 EQUIPMENT						
379								
380		E10 EQUIPMENT, GENERALLY						
381		Gym wall pads	1	ls	20,000.00	20,000		
382		Basketball backstops; swing up; electric operated	4	ea	9,800.00	39,200		
383		Gymnasium dividing net; electrically operated	1	ls	30,000.00	30,000		
384		Telescoping bleachers-allowance if required	1	ls	20,000.00	20,000		
385		Food Service equipment				with addition		
386		Loading dock equipment				not required		
387		Electrically operated projection screens allowance	1	ls	5,000.00	5,000		
388		SUBTOTAL					114,200	
389								
390		TOTAL - EQUIPMENT						\$114,200
391								
392								
393		E20 FURNISHINGS						
394								
395		E2010 FIXED FURNISHINGS						
396		Entry mats & frames - recessed with carpet/rubber strips				with addition		
397		Room darkening shades in room type 1	20	rms	1,500.00	30,000		
398		Window blinds				NIC		
399		SUBTOTAL					30,000	
400								
401		E2020 MOVABLE FURNISHINGS						



Feasibility Submission

GFA 49,924

	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
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DOYAN ELEMENARY SCHOOL RENOVATION

402 All movable furnishings to be provided and installed
by owner
403 SUBTOTAL

NIC

TOTAL - FURNISHINGS						\$30,000
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F10 SPECIAL CONSTRUCTION

410 **F10 SPECIAL CONSTRUCTION**
411 No items in this section
412 SUBTOTAL

TOTAL - SPECIAL CONSTRUCTION						
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F20 SELECTIVE BUILDING DEMOLITION

F2010 BUILDING ELEMENTS DEMOLITION

Interior Demolition-Conversion of classrooms to type 1 scope (20#)

422 Remove existing flooring (VCT and Carpet) 19,020 sf 2.00 W/HazMat
423 Existing ceilings to remain
424 Remove all MEPFP scope 19,020 sf 2.00 38,040
425 At windows remove existing interior sill 20 loc 200.00 4,000
426 Remove existing window blinds 20 loc 90.00 1,800
427 Misc specialties/attachments/millwork demolition 19,020 sf 1.50 28,530
428 New door openings with new

Interior Demolition-Conversion of classrooms to type 1 scope (5)

430 Remove existing flooring (VCT and Carpet) 4,758 sf 2.00 W/HazMat
431 Existing ceilings demo 4,758 sf 2.00 9,516
432 Remove all MEPFP scope 4,758 sf 2.00 9,516
433 At windows remove existing interior sill 5 loc 200.00 1,000
434 Remove existing window blinds 5 loc 90.00 450
435 Misc specialties/attachments/millwork demolition 4,758 sf 1.50 7,137

Corridor/bathroom/Offices etc

437 Demo for new -all architectural items 21,465 sf 4.00 85,860
438 MEPFPF demo 21,465 sf 2.00 42,930

Exterior demolition

440 Demo exterior walls for new addition 5,760 sf 5.00 28,800
441 Misc exterior and roof demolition for new addition 1 ls 15,000.00 15,000

Misc

443 Temporary protection of existing items to remain 1 ls 5,000.00 5,000
444 Barriers between new and existing scopes of work 1 ls 2,500.00 2,500
445 SUBTOTAL

\$280,079

F2020 HAZARDOUS COMPONENTS ABATEMENT

448 See summary
449 SUBTOTAL

TOTAL - SELECTIVE BUILDING DEMOLITION						\$280,079
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CONSTRUCTION COST SUMMARY

<i>BUILDING SYSTEM</i>	<i>SUB-TOTAL</i>	<i>TOTAL</i>	<i>\$/SF</i>	<i>%</i>
DOYON NEW ADDITION				
A10 FOUNDATIONS				
A1010 Standard Foundations	\$198,159			
A1020 Special Foundations	\$0			
A1030 Lowest Floor Construction	\$108,890	\$307,049	\$35.38	11.4%
A20 BASEMENT CONSTRUCTION				
A2010 Basement Excavation	\$0			
A2020 Basement Walls	\$0	\$0	\$0.00	0.0%
B10 SUPERSTRUCTURE				
B1010 Upper Floor Construction	\$0			
B1020 Roof Construction	\$244,808	\$244,808	\$28.21	9.1%
B20 EXTERIOR CLOSURE				
B2010 Exterior Walls	\$437,841			
B2020 Windows	\$63,434			
B2030 Exterior Doors	\$26,896	\$528,171	\$60.86	19.5%
B30 ROOFING				
B3010 Roof Coverings	\$215,765			
B3020 Roof Openings	\$2,500	\$218,265	\$25.15	8.1%
C10 INTERIOR CONSTRUCTION				
C1010 Partitions	\$98,615			
C1020 Interior Doors	\$52,485			
C1030 Specialties/Millwork	\$143,477	\$294,577	\$33.95	10.9%
C20 STAIRCASES				
C2010 Stair Construction	\$1,500			
C2020 Stair Finishes	\$0	\$1,500	\$0.17	0.1%
C30 INTERIOR FINISHES				
C3010 Wall Finishes	\$35,466			
C3020 Floor Finishes	\$117,845			
C3030 Ceiling Finishes	\$40,481	\$193,792	\$22.33	7.2%
D10 CONVEYING SYSTEMS				
D1010 Elevator	\$0	\$0	\$0.00	0.0%
D20 PLUMBING				
D20 Plumbing	\$78,102	\$78,102	\$9.00	2.9%
D30 HVAC				
D30 HVAC	\$303,730	\$303,730	\$35.00	11.2%



CONSTRUCTION COST SUMMARY					
<i>BUILDING SYSTEM</i>		<i>SUB-TOTAL</i>	<i>TOTAL</i>	<i>\$/SF</i>	<i>%</i>
DOYON NEW ADDITION					
D40	FIRE PROTECTION				
D40	Fire Protection	\$43,390	\$43,390	\$5.00	1.6%
D50	ELECTRICAL				
D5010	Service & Distribution	\$47,729			
D5020	Lighting & Power	\$69,424			
D5030	Communication & Security Systems	\$97,327			
D5040	Other Electrical Systems	\$12,376	\$226,856	\$26.14	8.4%
E10	EQUIPMENT				
E10	Equipment	\$255,500	\$255,500	\$29.44	9.4%
E20	FURNISHINGS				
E2010	Fixed Furnishings	\$8,960			
E2020	Movable Furnishings	NIC	\$8,960	\$1.03	0.3%
F10	SPECIAL CONSTRUCTION				
F10	Special Construction	\$0	\$0	\$0.00	0.0%
F20	HAZMAT REMOVALS				
F2010	Building Elements Demolition	\$0			
F2020	Hazardous Components Abatement	\$0	\$0	\$0.00	0.0%
TOTAL DIRECT COST (Trade Costs)			\$2,704,700	\$311.67	100.0%



Feasibility Submission

GFA

8,678

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
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DOYON NEW ADDITION

GROSS FLOOR AREA CALCULATION

Ground Floor							
Library					1,305		
Gymnasium					2,579		
Kitchen music					2,567		
Art/nurse/office					2,227		

TOTAL GROSS FLOOR AREA (GFA)					8,678	sf	
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A10 FOUNDATIONS

A1010 STANDARD FOUNDATIONS

Strip footings to exterior walls - 2'-0" x 1'-0"

Excavation	500	cy	10.00	5,000
Store on site for reuse	500	cy	6.00	3,000
Backfill with existing fill	465	cy	8.00	3,720
Formwork	900	sf	10.00	9,000
Re-bar	945	lbs	1.20	1,134
Concrete material; 3,000 psi	35	cy	120.00	4,200
Placing concrete	35	cy	45.00	1,575

Foundation walls at exterior - 16" thick

Formwork	3,600	sf	12.00	43,200
Re-bar	7,200	lbs	1.20	8,640
Concrete material; 4,000 psi	93	cy	125.00	11,625
Placing concrete	93	cy	45.00	4,185
Damp proofing foundation wall and footing	2,700	sf	1.60	4,320
Insulation to foundation walls; 2" thick	1,800	sf	2.00	3,600
Form shelf	450	lf	8.00	3,600

Column footings 5' x 5' x 1'-6" - Perimeter

Excavation	152	cy	12.00	1,824
Store on site for reuse	152	cy	6.00	912
Backfill with existing fill	129	cy	8.00	1,032
Formwork	480	sf	10.00	4,800
Re-bar	1,150	lbs	1.20	1,380
Concrete material; 3,000 psi	23	cy	120.00	2,760
Placing concrete	23	cy	45.00	1,035
Set anchor bolts grout plates	16	ea	150.00	2,400

Column footings 6' x 6' x 1'-6" - Interior

Excavation	117	cy	12.00	1,404
Store on site for reuse	117	cy	6.00	702
Backfill with existing fill	96	cy	8.00	768
Formwork	360	sf	10.00	3,600
Re-bar	1,260	lbs	1.20	1,512
Concrete material; 3,000 psi	21	cy	120.00	2,520
Placing concrete	21	cy	45.00	945
Set anchor bolts grout plates	10	ea	150.00	1,500

Miscellaneous

Form key in footing	450	sf	4.00	1,800
Structural fill to bottom of footings	163	cy	30.00	4,890

Piers/Pilasters; 24" x 12"

Formwork	416	sf	12.00	4,992
Re-bar	720	lbs	1.20	864
Concrete material; 3,000 psi	8	cy	120.00	960
Placing concrete	8	cy	45.00	360
Foundations at existing building connection	220	lf	220.00	48,400

SUBTOTAL

198,159

A1020 SPECIAL FOUNDATIONS

No Work in this section

SUBTOTAL



CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
DOYON NEW ADDITION								
64	A1030 LOWEST FLOOR CONSTRUCTION							
65	<u>New Slab on grade, 5" thick</u>							
66	Gravel fill, 12"	359	cy	34.00	12,206			
67	Rigid insulation	8,678	sf	2.15	18,658			
68	Vapor barrier	8,678	sf	1.00	8,678			
69	Compact existing sub-grade	8,678	sf	0.50	4,339			
70	Mesh reinforcing 15% lap	9,980	sf	0.80	7,984			
71	Concrete - 5" thick; 4,000 psi	142	cy	125.00	17,750			
72	Placing concrete	142	cy	45.00	6,390			
73	Finishing and curing concrete	8,678	sf	1.50	13,017			
74	Control joints - saw cut	8,678	sf	0.10	868			
75	Isolation joints at columns	128	lf	2.50	320			
76	Expansion joint at new/existing interface	360	lf	18.00	6,480			
77	Dowels at connection to existing	360	ea	20.00	7,200			
78	<u>Miscellaneous</u>							
79	Loading dock	1	ls		not required			
80	Equipment pads	1	ls	5,000.00	5,000			
81	SUBTOTAL					108,890		
82								
83	TOTAL - FOUNDATIONS						\$307,049	
84								
85								
86	A20 BASEMENT CONSTRUCTION							
87								
88	A2010 BASEMENT FILL							
89	SUBTOTAL							
90								
91	A2020 BASEMENT WALLS							
92	SUBTOTAL							
93								
94	TOTAL - BASEMENT CONSTRUCTION							
95								
96								
97	B10 SUPERSTRUCTURE							
98								
99	B1010 FLOOR CONSTRUCTION							
100	No floor addition							
101	SUBTOTAL							
102								
103	B1020 ROOF CONSTRUCTION							
104	<u>Roof Structure - Steel:</u>							
105	Steel beams/Joists; allowance 10 lbs per SF	43	tns	4,000.00	172,000			
106	<u>Roof Structure</u>							
107	2" 20 Ga. galvanized Metal Roof Deck	5,935	sf	3.50	20,773			
108	Acoustical deck over gymnasium	2,743	sf	6.50	17,830			
109	<u>Miscellaneous</u>							
110	Steel in canopies				none indicated			
111	Concrete to roof deck for RTU's-allowance	1	ls	5,000.00	5,000			
112	Fire proofing to columns, beams and deck	5,935	sf	3.00	17,805			
113	Structural steel support for rooftop equipment	3	tns	3,800.00	11,400			
114	SUBTOTAL					244,808		
115								
116	TOTAL - SUPERSTRUCTURE						\$244,808	
117								
118								
119	B20 EXTERIOR CLOSURE							
120								
121	B2010 EXTERIOR WALLS	6,540	sf					
122								
123	<u>Interior skin</u>							
124	CMU backup @ GYM addition	1,984	sf	24.00	47,616			
125	8" metal stud backup	4,556	sf	10.00	45,560			



Feasibility Submission

GFA

8,678

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
DOYON NEW ADDITION								
126	Wall Insulation, 4" Mineral wool	6,540	sf	3.90	25,506			
127	Wall Insulation, 4" cellulose	6,540	sf	2.15	14,061			
128	Spray applied barrier	6,540	sf	6.50	42,510			
129	Air barrier/flashing at windows	218	lf	6.00	1,308			
130	1/2" Dens glass	4,556	sf	2.00	9,112			
131	Drywall lining to interior face of stud backup	4,556	sf	3.00	13,668			
132	<u>Exterior skin</u>							
133	Brick veneer; Jumbo brick 100% of walls	6,540	sf	30.00	196,200			
134	<u>Miscellaneous</u>							
135	Precast window head/sills	220	lf	55.00	12,100			
136	Aluminum sign at main entrance	1	ls	5,000.00	5,000			
137	Staging to exterior wall	7,200	sf	3.50	25,200			
138	SUBTOTAL					437,841		
139								
140	B2020 WINDOWS	660	sf		-			
141	Windows; aluminum insulated	660	sf	85.00	56,100			
142	Louvers (allowance)	100	sf	45.00	4,500			
143	Backer rod & double sealant	218	lf	9.00	1,962			
144	Wood blocking at openings	218	lf	4.00	872			
145	SUBTOTAL					63,434		
146								
147	B2030 EXTERIOR DOORS							
148	Glazed entrance doors including frame and hardware; double door	2	pr	8,000.00	16,000			
149	HM entrance doors including frame and hardware-allowance	4	lvs	2,400.00	9,600			
150	Backer rod & double sealant	108	lf	9.00	972			
151	Wood blocking at openings	108	lf	3.00	324			
152	SUBTOTAL					26,896		
153								
154	TOTAL - EXTERIOR CLOSURE						\$528,171	
155								
156								
157	B30 ROOFING							
158								
159	B3010 ROOF COVERINGS							
160	<u>Flat roofing</u>							
161	PVC roof membrane fully adhered	8,678	sf	8.00	69,424			
162	Insulation; R-30	8,678	sf	6.50	56,407			
163	1/2" dens-deck protection board	8,678	sf	2.00	17,356			
164	Reinforced vapor barrier	8,678	sf	1.00	8,678			
165	Rough blocking	2,700	lf	6.00	16,200			
166	Expansion joint at new/existing interface	360	lf	70.00	25,200			
167	Roof fascia/cornice	450	lf	50.00	22,500			
168	SUBTOTAL					215,765		
169								
170	B3020 ROOF OPENINGS							
171	Roof hatch	1	loc	2,500.00	2,500			
172	SUBTOTAL					2,500		
173								
174	TOTAL - ROOFING						\$218,265	
175								
176								
177	C10 INTERIOR CONSTRUCTION							
178								
179	C1010 PARTITIONS							
180	Interior partitions							
181	Partition 1A at gymnasium	2,560	sf	14.00	35,840			
182	Partition 1Aat Nurse/Office/Art/Addition	3,456	sf	14.00	48,384			
183	Partition at Music/Kitchen	348	sf	16.00	5,568			
184	Miscellaneous							
185	Misc. blocking	6,364	sf	1.25	7,955			
186	Misc. sealants and caulking to all walls	8,678	gfa	0.10	868			
187	SUBTOTAL					98,615		



CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
DOYON NEW ADDITION								
188								
189	C1020 INTERIOR DOORS							
190	HM Doors							
191	Interior doors, frames and hardware @ gymnasium-Slab, Frame, Hardware, Install	10	lvs	1,725.00	17,250			
192	Interior doors, frames and hardware @ Library-Slab, Frame, Hardware, Install	2	lvs	1,925.00	3,850			
193	Interior doors, frames and music room Slab, Frame, Hardware, Install	2	ea	1,925.00	3,850			
194	Interior doors, frames and hardware @storage-Slab, Frame, Hardware, Install-Allowance	2	ea	1,625.00	3,250			
195	Interior doors, frames and hardware @offices-Slab, Frame, Hardware, Install-Allowance	5	ea	1,625.00	8,125			
196	Gates at kitchen	1	al	5,000.00	5,000			
197	Miscellaneous							
198	Paint Door and frame	21	lvs	120.00	2,520			
199	Sealant and blocking	21	lvs	140.00	2,940			
200	Allowance for borrowed lights @ classrooms	1	loc	700.00	700			
201	Glass Doors							
202	Glass entry vestibule doors						with exteriors	
203	Access Doors							
204	Allowance	1	ls	5,000.00	5,000			
205	SUBTOTAL						52,485	
206								
207	C1030 SPECIALTIES / MILLWORK							
208	Typical Classroom type 1,type K	1	ea		-			
209	New Low bookcases	46	lf	350.00	16,100			
210	Sink cabinet	25	lf	450.00	11,250			
211	Tall cabinets	3	ea	1,000.00	3,000			
212	10' MB	1	ea	1,000.00	1,000			
213	12' MB	1	ea	1,200.00	1,200			
214	4' TB	1	ea	400.00	400			
215	Millwork at music rooms	1	ls	20,000.00	20,000			
216	Backer panels in electrical closets	1	ls	1,000.00	1,000			
217	Marker boards/tack boards in classrooms, offices, conference rooms, library and MP rooms	3,532	sf	1.00	3,532			
218	Miscellaneous trim/wood paneling	1	ls	5,000.00	5,000			
219	Shelving in storage rooms	1	ls	5,000.00	5,000			
220	Building directory	1	loc	3,000.00	3,000			
221	Acoustical wall panels @ Music	1	ls	10,000.00	10,000			
222	Staff mailboxes/casework	1	ls	5,000.00	5,000			
223	Room Signs	21	ls	250.00	5,250			
224	Fire extinguisher cabinets	3	ea	350.00	1,050			
225	Lockers	3,532	gsf	1.60	non shown			
226	<i>Library</i>							
227	Reception desk at library	1	ls	25,000	25,000			
228	Library shelving at perimeters 7' Tall				F,F & E			
229	Library shelving at perimeters 3' Tall				F,F & E			
230	Support hangers for theatrical lighting	1	ls	5,000.00	5,000			
231	Miscellaneous metals throughout building	8,678	sf	1.50	13,017			
232	Miscellaneous sealants throughout building	8,678	sf	1.00	8,678			
233	SUBTOTAL						143,477	
234								
235	TOTAL - INTERIOR CONSTRUCTION							\$294,577
236								
237								
238	C20 STAIRCASES							
239								
240	C2010 STAIR CONSTRUCTION							
241	Access ladder to roof	1	ea	1,500.00	1,500			
242	SUBTOTAL						1,500	
243								
244	C2020 STAIR FINISHES							



CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
DOYON NEW ADDITION							
245	SUBTOTAL						
246							
247	TOTAL - STAIRCASES						\$1,500
248							
249							
250	C30 INTERIOR FINISHES						
251							
252	C3010 WALL FINISHES						
253	Paint GWB and CMU walls	17,786	sf	1.00	17,786		
254	Paint at GYM	1,984	sf	2.50	4,960		
255	Crash pads at gym				see equipment reno		
256	FRP at kitchen	1,272	sf	10.00	12,720		
257	SUBTOTAL					35,466	
258							
259	C3020 FLOOR FINISHES						
260	Floor finishes						
261	Kitchen-tile	1,450	sf	25.00	36,250		
262	Waterproofing and crack suppression @ tile	1,450	sf	6.00	8,700		
263	Offices/classroom spaces	451	sy	45.00	20,295		
264	Library	145	sy	55.00	7,975		
265	Mondoflex gym flooring	2,579	sf	14.00	36,106		
266	Bases						
267	Tile base	159	lf	15.00	2,385		
268	GYM base	213	lf	20.00	4,260		
269	Rubber base	937	lf	2.00	1,874		
270	SUBTOTAL					117,845	
271							
272	C3030 CEILING FINISHES						
273	Classrooms type 2-2 x 4 ceilings	2,727	sf	5.00	13,635		
274	Kitchen ceilings washable	1,450	sf	6.00	8,700		
275	Library 2 x2	1,305	sf	6.00	7,830		
276	Gym-Paint structure	2,579	sf	4.00	10,316		
277	SUBTOTAL					40,481	
278							
279	TOTAL - INTERIOR FINISHES						\$193,792
280							
281							
282	D10 CONVEYING SYSTEMS						
283							
284	D1010 ELEVATOR						
285	SUBTOTAL						
286							
287	TOTAL - CONVEYING SYSTEMS						
288							
289							
290	D20 PLUMBING						
291							
292	D20 PLUMBING, GENERALLY						
293	15100 Plumbing	8,678	gsf	9.00	78,102		
294	SUBTOTAL					78,102	
295							
296	TOTAL - PLUMBING						\$78,102
297							
298							
299	D30 HVAC						
300							
301	D30 HVAC, GENERALLY						
302	15300 HVAC	8,678	gsf	35.00	303,730		
303	SUBTOTAL					303,730	
304							
305	TOTAL - HVAC						\$303,730
306							
307							
308	D40 FIRE PROTECTION						
309							
310	D40 FIRE PROTECTION, GENERALLY						
311	15200 Fire protection system	8,678	gsf	5.00	43,390		
312	SUBTOTAL					43,390	
313							
314	TOTAL - FIRE PROTECTION						\$43,390
315							
316							



Feasibility Submission

GFA

8,678

CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST	
DOYON NEW ADDITION								
317	D50 ELECTRICAL							
318								
319	D5010 SERVICE & DISTRIBUTION							
320	16100 Gear & Distribution	8,678	gsf	5.50	47,729			
321	SUBTOTAL					47,729		
322								
323	D5020 LIGHTING & POWER							
324	16100 Lighting & Branch Power	8,678	gsf	8.00	69,424			
325	SUBTOTAL					69,424		
326								
327	D5030 COMMUNICATION & SECURITY SYSTEMS							
328	16100 <u>Fire Alarm</u>							
329	16100 Fire alarm system	8,678	gsf	2.00	17,356			
330	16100							
331	16100 <u>Telephone/Data/CATV</u>							
332	16100 Telephone/data/CATV	8,678	gsf	1.75	15,187			
333								
334	16100 <u>Gymnasium</u>							
335	16100 Dimming system	1	ls	15,000.00	15,000			
336	16100 Sound system	1	ls	10,000.00	10,000			
337	16100							
338	16100 <u>Clock/PA System (Rough-in only)</u>							
339	16100 Wireless master clock/PA system	8,678	sf	0.20	1,736			
340								
341	16100 <u>Security System (Rough-in only)</u>							
342	16100 Security System (Rough-in only)	8,678	sf	0.30	2,603			
343								
344	16100 <u>Clock/PA System</u>							
345	16100 Wireless master clock/PA system	8,678	sf	1.00	8,678			
346								
347	16100 Phone system	8,678	sf	0.50	4,339			
348								
349	<u>Cafeteria</u>							
350	16100 Dimming system	1	ls	3,750.00	3,750			
351	<u>Cafeteria Sound System</u>							
352	16100 Amplifier	1	ea	10,000.00	10,000			
353	16100							
354	16100 <u>Security System</u>							
355	16100 Security System	8,678	sf	1.00	8,678			
356	SUBTOTAL					97,327		
357								
358	D5040 OTHER ELECTRICAL SYSTEMS							
359	16100 Lightning protection	8,678	sf	0.35	3,037			
360	16100 <u>Miscellaneous</u>							
361	16100 Temp power & lights	8,678	sf	0.50	4,339			
362	16100 Fees & Permits	1	ls	5,000.00	5,000			
363	SUBTOTAL					12,376		
364								
365	TOTAL - ELECTRICAL						\$226,856	
366								
367								
368	E10 EQUIPMENT							
369								
370	E10 EQUIPMENT, GENERALLY							
371	11500 Gym wall pads					with reno		
372	11500 Basketball backstops; swing up; electric operated					with reno		
373	11500 Basketball backstops; swing up; manual					with reno		
374	11500 Telescoping bleachers					with reno		
375	11970 Theatrical Equipment Stage curtains, rigging and controls	1	ls	15,000	15,000			
376	11400 Food Service equipment	1,450	sf	150.00	217,500			
377	11400 Loading dock equipment	1	ls	3,000.00	3,000			
378	10999 Electrically operated projection screens	4	loc	5,000.00	20,000			
379	SUBTOTAL					255,500		
380								
381	TOTAL - EQUIPMENT						\$255,500	
382								
383								
384	E20 FURNISHINGS							



Feasibility Submission

GFA

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CSI CODE	DESCRIPTION	QTY	UNIT	UNIT COST	EST'D COST	SUB TOTAL	TOTAL COST
DOYON NEW ADDITION							
E2010	FIXED FURNISHINGS						
	Entry mats & frames - recessed with carpet/rubber strips	200	sf	25.00	5,000		
	Electrically Operated Shades	1	ls	8,000.00	none shown		
	Window blinds	660	sf	6.00	3,960		
	SUBTOTAL					8,960	
E2020	MOVABLE FURNISHINGS						
	All movable furnishings to be provided and installed by owner						
	SUBTOTAL						NIC
TOTAL - FURNISHINGS							\$8,960
F10 SPECIAL CONSTRUCTION							
F10	SPECIAL CONSTRUCTION						
	No items in this section						
	SUBTOTAL						
TOTAL - SPECIAL CONSTRUCTION							
F20 SELECTIVE BUILDING DEMOLITION							
F2010	BUILDING ELEMENTS DEMOLITION						
	No items in this section						
	See main summary for demolition of existing buildings						
	SUBTOTAL						
F2020	HAZARDOUS COMPONENTS ABATEMENT						
	No items in this section						
	SUBTOTAL						
TOTAL - SELECTIVE BUILDING DEMOLITION							