

BUILDING ADDITION & RENOVATIONS

48,500 SF

Opinion of Probable Construction Costs

DIVISION	TASK	SUBTOTAL	REIMBURSABLE
1	GENERAL CONDITIONS (20%)	\$1,525,000	\$635,000
2	DEMOLITION AND EXISTING CONDITIONS	\$50,000	\$10,000
	HAZARDOUS MATERIALS ABATEMENT	\$50,000	\$50,000
3	CONCRETE WORK	\$40,000	\$40,000
4	MASONRY	\$120,000	\$60,000
5	STEEL AND METAL WORK	\$75,000	\$20,000
6	WOOD	\$10,000	\$0
7	THERMAL & MOISTURE PROTECTION (Roof, Soffit, Etc.)	\$900,000	\$860,000
	WATERPROOFING	\$75,000	\$75,000
8	DOORS AND HARDWARE	\$260,000	\$150,000
	NEW MAIN ENTRANCE SECURITY VESTIBULE	\$350,000	\$350,000
	WINDOWS AND SHADES	\$600,000	\$550,000
9	INTERIOR FINISHES (Floors, Ceilings & Paint)	\$900,000	\$0
10	SPECIALTIES	\$10,000	\$0
11 & 12	CASEWORK & EQUIPMENT	\$650,000	\$97,500
	FURNISHINGS	\$50,000	\$10,000
14	ELEVATOR	\$190,000	\$190,000
21	FIRE SUPPRESSION (Incl. Entrance Relocation & Dry Attic Syst.-Orig Bldg)	\$125,000	\$12,500
22	PLUMBING	\$545,000	\$226,000
23	HVAC	\$1,610,000	\$100,000
26	ELECTRICAL	\$550,000	\$85,000
32	SITE WORK (Scheme 1)	\$500,000	\$275,000
	Site Scheme 2 - add \$425,000		
CONSTRUCTION SUBTOTAL		\$9,185,000	\$3,796,000
CONSTRUCTION CONTINGENCY (12%)		\$1,102,200	\$0
CONSTRUCTION TOTAL		\$10,287,200	\$3,796,000
A/E CONSTRUCTION DESIGN, BID & CA		\$190,600	\$78,146
ENVIRONMENTAL ENGINEER		\$25,000	\$25,000
BID PRINTING & LEGAL NOTICES		\$5,000	\$2,050
MISCELLANEOUS FEES, MATERIAL TESTING		\$20,000	\$8,200
GEOTECHNICAL BORINGS & ENGINEERING		\$7,500	\$7,500
DESIGN CONTINGENCY		\$50,000	\$0
SOFT COST TOTAL		\$298,100	\$120,896
TOTAL PROJECT COST		\$10,585,300	\$3,916,896
STATE REIMBURSEMENT TO TOWN (70%)			\$2,741,827
COST TO TOWN		\$7,843,473	
ALTERNATE: RELIEF CULVERT		\$1,200,000	\$0
SCHEME 3: ORIGINAL BUILDING REMOVAL AND REBUILD AS ADDITION (16,000 sf)		\$11,000,000	\$0

EXCLUSIONS: ENVIRONMENTAL SITE HAZARDS, UNSUITABLE SOILS OR BLASTING, BUILDING COMMISSIONING & FINANCING COSTS