

**EASTMONT SCHOOL DISTRICT**  
**CLOVIS ELEMENTARY SCHOOL CONVERSION**  
DESIGN DEVELOPMENT REPORT  
SEPTEMBER 28, 2018

**Design Development Report  
CLOVIS ELEMENTARY SCHOOL CONVERSION**

September 28, 2018

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### **General Description**

The Clovis Elementary School Conversion project is limited to modifying a segment of cabinetry in six general classrooms (possibly a total of eight rooms if the District chooses to also change two science classrooms) to make the counter top and sink better suited to younger children as the building is converted from a middle school to an elementary school. The site is unaffected by the selective work on the building. Reroofing of the school has been removed from the project scope as the District elected to perform that work this year as a separate project.

No site or offsite development will occur.

The replacement cabinets and countertops will match the existing.

### **Construction Budget (MACC) & Cost Estimate**

A Design Development Construction Cost Estimate is included herein. The Estimated Construction Cost is currently on budget at \$22,675 plus a design contingency of \$567 (2.5%) to reflect design unknowns typical of the Design Development level of project development, and an inflationary contingency of \$748 (3.33%) to reflect the current high escalation in the construction marketplace. With the contingencies the total estimate of \$23,990 is \$12,010 under the \$36,000 budget (MACC). If the District decides to also update cabinets in two existing science rooms the estimate will increase approximately \$8,000, thus still be within budget.

While this individual projected being under budget (about 37.01%) is good, it nevertheless will continue to be important to contain costs through the continued project development in the upcoming Construction Document phase to ensure that the composite overall budget remains on or below target. As the project details further develop and time elapses the unit costs will continue to be fine-tuned and the contingencies adjusted accordingly. Vigilance with regard to economy and value will continue.

Also, while optimally each school site sub-project would be within its original budget, it is most important that the overall package of projects, including all six elementary school sites and the high school concessions building, is within the overall total budget. As of this Design Development printing the overall package is on budget – see the common “Elementary Additions & HS Concessions Projects” Design Development report for an overall budget summary.

### **Bid Alternates (Additive)**

- None have been defined for this school site at this stage.

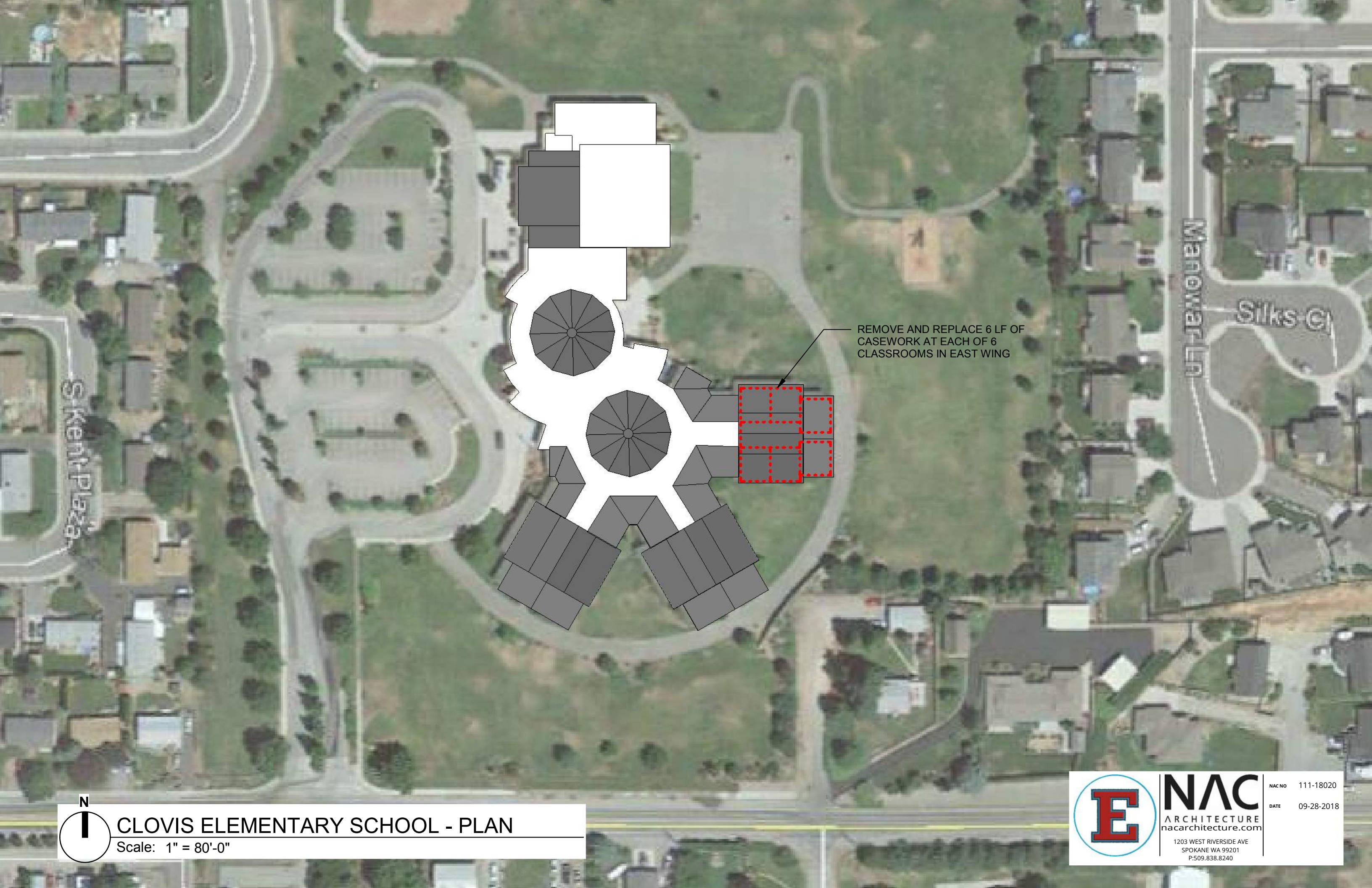
Bid Alternates may be developed as the design progresses if needed to reduce the Base Bid scope to fit the budget or for other procurement strategies.

### **Schedule Summary**

See the common “Elementary Additions & HS Concessions Projects” Design Development report.

The work at Clovis will occur approximately June 17 through August 23, 2019. Alternatively the district may choose for the work to occur during the summer of 2020, but additional price escalation would have to be accounted for.

**End of Executive Summary**



REMOVE AND REPLACE 6 LF OF CASEWORK AT EACH OF 6 CLASSROOMS IN EAST WING



# CLOVIS ELEMENTARY SCHOOL - PLAN

Scale: 1" = 80'-0"

	<b>NAC</b> ARCHITECTURE <a href="http://nacarchitecture.com">nacarchitecture.com</a>	NAC NO 111-18020
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