

Fort River Elementary School
Amherst, MA

December 18, 2018

GRAND SUMMARY

DESIGN OPTIONS:

	CHPT 149 A CM @ Risk	CHPT 149 DESIGN/BID
OPTION A TOTAL	\$51,148,682	\$46,033,814
OPTION A1 TOTAL	\$48,384,739	\$43,546,265
OPTION A2 TOTAL	\$47,989,890	\$43,190,901
OPTION A3 TOTAL	\$45,225,947	\$40,703,352
OPTION B TOTAL	\$45,363,198	\$40,826,878
OPTION B1 TOTAL	\$43,743,153	\$39,368,838
OPTION B2 TOTAL	\$43,089,450	\$38,780,505
OPTION B3 TOTAL	\$41,469,405	\$37,322,465
OPTION C TOTAL	\$40,618,036	\$36,556,232
OPTION C1 TOTAL	\$38,997,991	\$35,098,192
OPTION C2 TOTAL	\$38,344,288	\$34,509,860
OPTION C3 TOTAL	\$36,724,243	\$33,051,819
OPTION D TOTAL	\$41,977,751	\$37,779,976
OPTION D1 TOTAL	\$39,188,950	\$35,270,055
OPTION D2 TOTAL	\$40,030,393	\$36,027,354
OPTION D3 TOTAL	\$37,241,592	\$33,517,432
OPTION E TOTAL	\$39,892,186	\$35,902,967
OPTION E1 TOTAL	\$36,815,252	\$33,133,727
OPTION E2 TOTAL	\$38,049,170	\$34,244,253
OPTION E3 TOTAL	\$36,815,252	\$33,133,727
OPTION F TOTAL	\$22,545,379	\$20,290,841

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MECHANICAL ADDITIVE OPTIONS (cost are additive to base estimates)

	OPT #1	OPT #2	OPT #3	OPT #4	OPT #5
OPTION A TOTAL	\$416,500	\$2,023,000	416,500	\$2,380,000	\$1,071,000
OPTION A1 TOTAL	\$382,200	\$1,856,400	382,200	\$2,184,000	\$982,800
OPTION A2 TOTAL	\$377,300	\$1,832,600	377,300	\$2,156,000	\$970,200
OPTION A3 TOTAL	\$343,000	\$1,666,000	343,000	\$1,960,000	\$882,000
OPTION B TOTAL	\$428,260	\$2,080,120	428,260	\$2,447,200	\$1,101,240
OPTION B1 TOTAL	\$400,330	\$1,944,460	400,330	\$2,287,600	\$1,029,420
OPTION B2 TOTAL	\$389,060	\$1,889,720	351,663	\$2,223,200	\$1,000,440
OPTION B3 TOTAL	\$361,130	\$1,754,060	361,130	\$2,063,600	\$928,620
OPTION C TOTAL	\$390,863	\$1,898,478	390,863	\$2,233,504	\$1,005,077
OPTION C1 TOTAL	\$362,933	\$1,762,818	362,933	\$2,073,904	\$933,257
OPTION C2 TOTAL	\$351,663	\$1,708,078	351,663	\$2,009,504	\$904,277
OPTION C3 TOTAL	\$323,733	\$1,572,418	323,733	\$1,849,904	\$832,457
OPTION D TOTAL	\$421,400	\$2,046,800	421,400	\$2,408,000	\$1,083,600
OPTION D1 TOTAL	\$387,100	\$1,880,200	387,100	\$2,212,000	\$995,400
OPTION D2 TOTAL	\$387,100	\$1,880,200	387,100	\$2,212,000	\$995,400
OPTION D3 TOTAL	\$352,800	\$1,713,600	352,800	\$2,016,000	\$907,200
OPTION E TOTAL	\$398,370	\$1,934,940	398,370	\$2,276,400	\$1,024,380
OPTION E1 TOTAL	\$365,540	\$1,775,480	365,540	\$2,088,800	\$939,960
OPTION E2 TOTAL	\$365,540	\$1,775,480	365,540	\$2,088,800	\$939,960
OPTION E3 TOTAL	\$365,540	\$1,775,480	365,540	\$2,088,800	\$939,960
OPTION F TOTAL	\$382,200	\$1,856,400	382,200	\$2,184,000	\$982,800

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OPTION A

	GSF A		UNIT COST	TOTAL A	GSF A1		UNIT COST	TOTAL A1	GSF A2		UNIT COST	TOTAL A2	GSF A3		UNIT COST PER S.F.	TOTAL A3
NEW CONSTRUCTION	85,000	GSF	\$294.94	25,069,620	78,000	GSF	\$294.94	23,005,063	77,000	GSF	\$294.94	22,710,126	70,000	GSF	\$294.94	20,645,569
DEMOLITION	78,000	GSF	\$7.50	585,000	78,000	GSF	\$7.50	585,000	78,000	GSF	\$7.50	585,000	78,000	GSF	\$7.50	585,000
HAZARDOUS WASTE REMOVAL	1	LS		860,000	1	LS		860,000	1	LS		860,000	1	LS		860,000
SITE COST	1	LS		\$5,640,994	1	LS		\$5,640,994	1	LS		\$5,640,994	1	LS		\$5,640,994
PV PANEL	1,132	kw	\$3,000.00	3,396,000	1,132	kw	\$3,000.00	3,396,000	1,132	kw	\$3,000.00	3,396,000	1,132	kw	\$3,000.00	3,396,000
	TOTAL DIRECT COST			\$35,551,614	TOTAL DIRECT COST			\$33,487,057	TOTAL DIRECT COST			\$33,192,120	TOTAL DIRECT COST			\$31,127,563
DB CHPTR 149A																
DESIGN CONTINGENCY		12%		\$4,266,194		12%		\$4,018,447		12%		\$3,983,054		12%		\$3,735,308
CONSTRUCTION CONTINGENCY		3%		\$1,194,534		3%		\$1,125,165		3%		\$1,115,255		3%		\$1,045,886
ESCALATION (bid fall 2020)		8%		\$3,185,425		8%		\$3,000,440		8%		\$2,974,014		8%		\$2,789,030
GENERAL CONDITIONS	24	MOS	\$137,500	\$3,300,000	24	MOS	\$137,500	\$3,300,000	24	MOS	\$137,500	\$3,300,000	24	MOS	\$137,500	\$3,300,000
GENERAL REQUIREMENTS/PHASING		3%		\$1,424,933		3%		\$1,347,933		3%		\$1,336,933		3%		\$1,259,934
BUILDING PERMIT		0%		\$0		0%		\$0		0%		\$0		0%		\$0
P&P BOND & INSURANCE		2%		\$978,454		2%		\$925,581		2%		\$918,028		2%		\$865,154
PROFIT		2.5%		\$1,247,529		2.5%		\$1,180,116		2.5%		\$1,170,485		2.5%		\$1,103,072
	TOTAL CONSTRUCTION COST			\$51,148,682	TOTAL CONSTRUCTION COST			\$48,384,739	TOTAL CONSTRUCTION COST			\$47,989,890	TOTAL CONSTRUCTION COST			\$45,225,947
	TOTAL GROSS AREA			85,000	TOTAL GROSS AREA			78,000	TOTAL GROSS AREA			77,000	TOTAL GROSS AREA			70,000
	COST PER SF			\$601.75	COST PER SF			\$620.32	COST PER SF			\$623.25	COST PER SF			\$646.08
MECHANICAL OPTIONS																
HVAC OPT #1 VRF - AIR COOLED				\$416,500				\$382,200				\$377,300				\$343,000
HVAC OPT #2 VRF - GEOTHERMAL				\$2,023,000				\$1,856,400				\$1,832,600				\$1,666,000
HVAC OPT #3 VRF - COOLING TOWER				\$416,500				\$382,200				\$377,300				\$343,000
HVAC OPT #4 CB - GEOTHERMAL				\$2,380,000				\$2,184,000				\$2,156,000				\$1,960,000
HVAC OPT #5 CB - COOLING TOWER				\$1,071,000				\$982,800				\$970,200				\$882,000

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OPTION B

	GSF B		UNIT COST	TOTAL B	GSF B1		UNIT COST	TOTAL B1	GSF B2		UNIT COST	TOTAL B2	GSF B3		UNIT COST	TOTAL B3
NEW CONSTRUCTION	43,800	GSF	\$297.59	13,034,411	43,800	GSF	\$297.59	13,034,411	43,800	GSF	\$297.59	13,034,411	43,800	GSF	\$297.59	13,034,411
RENOVATION	43,600	GSF	\$219.80	9,583,280	37,900	GSF	\$219.80	8,330,420	35,600	GSF	\$219.80	7,824,880	29,900	GSF	\$219.80	6,572,020
ADDITION		GSF		0		GSF		0		GSF		0		GSF		0
DEMOLITION	36,600	GSF	\$7.50	274,500	42,300	GSF	\$7.50	317,250	44,600	GSF	\$7.50	334,500	50,300	GSF	\$7.50	377,250
HAZARDOUS WASTE REMOVAL	1	LS		860,000	1	LS		860,000	1	LS		860,000	1	LS		860,000
SITE COST	1	LS		\$5,725,894	1	LS		\$5,725,894	1	LS		\$5,725,894	1	LS		\$5,725,894
PV PANEL	584	kw	\$3,000.00	1,752,000	584	kw	\$3,000.00	1,752,000	584	kw	\$3,000.00	1,752,000	584	kw	\$3,000.00	1,752,000
	TOTAL DIRECT COST			\$31,230,085	TOTAL DIRECT COST			\$30,019,975	TOTAL DIRECT COST			\$29,531,685	TOTAL DIRECT COST			\$28,321,575
DB CHPTR 149A																
DESIGN CONTINGENCY		12%		\$3,747,610		12%		\$3,602,397		12%		\$3,543,802		12%		\$3,398,589
CONSTRUCTION CONTINGENCY		3%		\$1,049,331		3%		\$1,008,671		3%		\$992,265		3%		\$951,605
ESCALATION (bid fall 2020)		8%		\$2,798,216		8%		\$2,689,790		8%		\$2,646,039		8%		\$2,537,613
GENERAL CONDITIONS	24	MOS	\$137,500	\$3,300,000	24	MOS	\$137,500	\$3,300,000	24	MOS	\$137,500	\$3,300,000	24	MOS	\$137,500	\$3,300,000
GENERAL REQUIREMENTS/PHASING		3%		\$1,263,757		3%		\$1,218,625		3%		\$1,200,414		3%		\$1,155,281
BUILDING PERMIT		0%		\$0		0%		\$0		0%		\$0		0%		\$0
P&P BOND & INSURANCE		2%		\$867,780		2%		\$836,789		2%		\$824,284		2%		\$793,293
PROFIT		2.5%		\$1,106,419		2.5%		\$1,066,906		2.5%		\$1,050,962		2.5%		\$1,011,449
	TOTAL CONSTRUCTION COST			\$45,363,198	TOTAL CONSTRUCTION COST			\$43,743,153	TOTAL CONSTRUCTION COST			\$43,089,450	TOTAL CONSTRUCTION COST			\$41,469,405
	TOTAL GROSS AREA			87,400	TOTAL GROSS AREA			81,700	TOTAL GROSS AREA			79,400	TOTAL GROSS AREA			73,700
	COST PER SF			\$519.03	COST PER SF			\$535.41	COST PER SF			\$542.69	COST PER SF			\$562.68
MECHANICAL OPTIONS																
HVAC OPT #1 VRF - AIR COOLED				\$428,260				\$400,330				\$389,060				\$361,130
HVAC OPT #2 VRF - GEOTHERMAL				\$2,080,120				\$1,944,460				\$1,889,720				\$1,754,060
HVAC OPT #3 VRF - COOLING TOWER				\$428,260				\$400,330				\$389,060				\$361,130
HVAC OPT #4 CB - GEOTHERMAL				\$2,447,200				\$2,287,600				\$2,223,200				\$2,063,600
HVAC OPT #5 CB - COOLING TOWER				\$1,101,240				\$1,029,420				\$1,000,440				\$928,620

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OPTION C

	GSF C		UNIT COST	TOTAL C	GSF C1		UNIT COST	TOTAL C1	GSF C2		UNIT COST	TOTAL C2	GSF C3		UNIT COST PER S.F.	TOTAL C3
ADDITION	23,218	GSF	\$297.59	6,909,428	23,218	GSF	\$297.59	6,909,428	23,218	GSF	\$297.59	6,909,428	23,218	GSF	\$297.59	6,909,428
RENOVATION	56,550	GSF	\$219.80	12,429,690	50,850	GSF	\$219.80	11,176,830	48,550	GSF	\$219.80	10,671,290	42,850	GSF	\$219.80	9,418,430
DEMOLITION	24,924	GSF	\$7.50	186,930	30,624	GSF	\$7.50	229,680	32,924	GSF	\$7.50	246,930	38,624	GSF	\$7.50	289,680
HAZARDOUS WASTE REMOVAL	1	LS		860,000	1	LS		860,000	1	LS		860,000	1	LS		860,000
SITE COST	1	LS		\$5,775,681	1	LS		\$5,775,681	1	LS		\$5,775,681	1	LS		\$5,775,681
PV PANEL	309	kw	\$3,500.00	1,081,500	309	kw	\$3,500.00	1,081,500	309	kw	\$3,500.00	1,081,500	309	kw	\$3,500.00	1,081,500
	TOTAL DIRECT COST			\$27,243,229	TOTAL DIRECT COST			\$26,033,119	TOTAL DIRECT COST			\$25,544,829	TOTAL DIRECT COST			\$24,334,719
DB CHPTR 149A																
DESIGN CONTINGENCY		12%		\$3,269,187		12%		\$3,123,974		12%		\$3,065,379		12%		\$2,920,166
CONSTRUCTION CONTINGENCY		3%		\$915,372		3%		\$874,713		3%		\$858,306		3%		\$817,647
ESCALATION (bid fall 2020)		8%		\$2,440,993		8%		\$2,332,567		8%		\$2,288,817		8%		\$2,180,391
GENERAL CONDITIONS	28	MOS	\$137,500	\$3,850,000	28	MOS	\$137,500	\$3,850,000	28	MOS	\$137,500	\$3,850,000	28	MOS	\$137,500	\$3,850,000
GENERAL REQUIREMENTS/PHASING		3%		\$1,131,563		3%		\$1,086,431		3%		\$1,068,220		3%		\$1,023,088
BUILDING PERMIT		0%		\$0		0%		\$0		0%		\$0		0%		\$0
P&P BOND & INSURANCE		2%		\$777,007		2%		\$746,016		2%		\$733,511		2%		\$702,520
PROFIT		2.5%		\$990,684		2.5%		\$951,171		2.5%		\$935,227		2.5%		\$895,713
	TOTAL CONSTRUCTION COST			\$40,618,036	TOTAL CONSTRUCTION COST			\$38,997,991	TOTAL CONSTRUCTION COST			\$38,344,288	TOTAL CONSTRUCTION COST			\$36,724,243
	TOTAL GROSS AREA			79,768	TOTAL GROSS AREA			74,068	TOTAL GROSS AREA			71,768	TOTAL GROSS AREA			66,068
	COST PER SF			\$509.20	COST PER SF			\$526.52	COST PER SF			\$534.28	COST PER SF			\$555.86
MECHANICAL OPTIONS																
HVAC OPT #1 VRF - AIR COOLED				\$390,863				\$362,933				\$351,663				\$323,733
HVAC OPT #2 VRF - GEOTHERMAL				\$1,898,478				\$1,762,818				\$1,708,078				\$1,572,418
HVAC OPT #3 VRF - COOLING TOWER				\$390,863				\$362,933				\$351,663				\$323,733
HVAC OPT #4 CB - GEOTHERMAL				\$2,233,504				\$2,073,904				\$2,009,504				\$1,849,904
HVAC OPT #5 CB - COOLING TOWER				\$1,005,077				\$933,257				\$904,277				\$832,457

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OPTION D

	GSF D		UNIT COST	TOTAL D	GSF D1		UNIT COST	TOTAL D1	GSF D2		UNIT COST	TOTAL D2	GSF D3		UNIT COST	TOTAL D3
ADDITION	15,800	GSF	\$297.59	4,701,911	8,800	GSF	\$297.59	2,618,786	15,800	GSF	\$297.59	4,701,911	8,800	GSF	\$297.59	2,618,786
RENOVATION	70,200	GSF	\$219.80	15,429,960	70,200	GSF	\$219.80	15,429,960	63,200	GSF	\$219.80	13,891,360	63,200	GSF	\$219.80	13,891,360
DEMOLITION	8,200	GSF	\$12.00	98,400	8,200	GSF	\$12.00	98,400	15,200	GSF	\$12.00	182,400	15,200	GSF	\$12.00	182,400
HAZARDOUS WASTE REMOVAL	1	LS		860,000	1	LS		860,000	1	LS		860,000	1	LS		860,000
SITE COST	1	LS		\$5,548,798	1	LS		\$5,548,798	1	LS		\$5,548,798	1	LS		\$5,548,798
PV PANEL	210	kw	\$3,500.00	735,000	210	kw	\$3,500.00	735,000	210	kw	\$3,500.00	735,000	210	kw	\$3,500.00	735,000
	TOTAL DIRECT COST			\$27,374,069	TOTAL DIRECT COST			\$25,290,944	TOTAL DIRECT COST			\$25,919,469	TOTAL DIRECT COST			\$23,836,344
DB CHPTR 149A																
DESIGN CONTINGENCY		12%		\$3,284,888		12%		\$3,034,913		12%		\$3,110,336		12%		\$2,860,361
CONSTRUCTION CONTINGENCY		3%		\$919,769		3%		\$849,776		3%		\$870,894		3%		\$800,901
ESCALATION (bid fall 2020)		8%		\$2,452,717		8%		\$2,266,069		8%		\$2,322,384		8%		\$2,135,736
GENERAL CONDITIONS	36	MOS	\$137,500	\$4,950,000	36	MOS	\$137,500	\$4,950,000	36	MOS	\$137,500	\$4,950,000	36	MOS	\$137,500	\$4,950,000
GENERAL REQUIREMENTS/PHASING		3%		\$1,169,443		3%		\$1,091,751		3%		\$1,115,193		3%		\$1,037,500
BUILDING PERMIT		0%		\$0		0%		\$0		0%		\$0		0%		\$0
P&P BOND & INSURANCE		2%		\$803,018		2%		\$749,669		2%		\$765,766		2%		\$712,417
PROFIT		2.5%		\$1,023,848		2.5%		\$955,828		2.5%		\$976,351		2.5%		\$908,332
	TOTAL CONSTRUCTION COST			\$41,977,751	TOTAL CONSTRUCTION COST			\$39,188,950	TOTAL CONSTRUCTION COST			\$40,030,393	TOTAL CONSTRUCTION COST			\$37,241,592
	TOTAL GROSS AREA			86,000	TOTAL GROSS AREA			79,000	TOTAL GROSS AREA			79,000	TOTAL GROSS AREA			72,000
	COST PER SF			\$488.11	COST PER SF			\$496.06	COST PER SF			\$506.71	COST PER SF			\$517.24
MECHANICAL OPTIONS																
HVAC OPT #1 VRF - AIR COOLED				\$421,400				\$387,100				\$387,100				\$352,800
HVAC OPT #2 VRF - GEOTHERMAL				\$2,046,800				\$1,880,200				\$1,880,200				\$1,713,600
HVAC OPT #3 VRF - COOLING TOWER				\$421,400				\$387,100				\$387,100				\$352,800
HVAC OPT #4 CB - GEOTHERMAL				\$2,408,000				\$2,212,000				\$2,212,000				\$2,016,000
HVAC OPT #5 CB - COOLING TOWER				\$1,083,600				\$995,400				\$995,400				\$907,200

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OPTION E

	GSF E		UNIT COST	TOTAL E	GSF E1		UNIT COST	TOTAL E1	GSF E2		UNIT COST	TOTAL E2	GSF E3		UNIT COST PER S.F.	TOTAL E3
ADDITION	6,700	GSF	\$297.59	1,993,848	0	GSF	\$297.59	0	6,700	GSF	\$297.59	1,993,848	0	GSF	\$297.59	0
RENOVATION	74,600	GSF	\$219.80	16,397,080	74,600	GSF	\$219.80	16,397,080	67,900	GSF	\$219.80	14,924,420	74,600	GSF	\$219.80	16,397,080
DEMOLITION	4,500	GSF	\$12.00	54,000	4,500	GSF	\$12.00	54,000	12,500	GSF	\$12.00	150,000	4,500	GSF	\$12.00	54,000
HAZARDOUS WASTE REMOVAL	1	LS		860,000	1	LS		860,000	1	LS		860,000	1	LS		860,000
SITE COST	1	LS		\$5,406,806	1	LS		\$5,406,806	1	LS		\$5,406,806	1	LS		\$5,406,806
TEMPORARY CLASSROOMS				\$800,000				\$800,000				\$800,000				\$800,000
PV PANEL	87	kw	\$3,500.00	304,500					87	kw	\$3,500.00	304,500				
	TOTAL DIRECT COST			\$25,816,234	TOTAL DIRECT COST			\$23,517,886	TOTAL DIRECT COST			\$24,439,574	TOTAL DIRECT COST			\$23,517,886
DB CHPTR 149A																
DESIGN CONTINGENCY		12%		\$3,097,948		12%		\$2,822,146		12%		\$2,932,749		12%		\$2,822,146
CONSTRUCTION CONTINGENCY		3%		\$867,425		3%		\$790,201		3%		\$821,170		3%		\$790,201
ESCALATION (bid fall 2020)		8%		\$2,313,135		8%		\$2,107,203		8%		\$2,189,786		8%		\$2,107,203
GENERAL CONDITIONS	36	MOS	\$137,500	\$4,950,000	36	MOS	\$137,500	\$4,950,000	36	MOS	\$137,500	\$4,950,000	36	MOS	\$137,500	\$4,950,000
GENERAL REQUIREMENTS/PHASING		3%		\$1,111,342		3%		\$1,025,623		3%		\$1,059,998		3%		\$1,025,623
BUILDING PERMIT		0%		\$0		0%		\$0		0%		\$0		0%		\$0
P&P BOND & INSURANCE		2%		\$763,122		2%		\$704,261		2%		\$727,866		2%		\$704,261
PROFIT		2.5%		\$972,980		2.5%		\$897,933		2.5%		\$928,029		2.5%		\$897,933
	TOTAL CONSTRUCTION COST			\$39,892,186	TOTAL CONSTRUCTION COST			\$36,815,252	TOTAL CONSTRUCTION COST			\$38,049,170	TOTAL CONSTRUCTION COST			\$36,815,252
	TOTAL GROSS AREA			81,300	TOTAL GROSS AREA			74,600	TOTAL GROSS AREA			74,600	TOTAL GROSS AREA			74,600
	COST PER SF			\$490.68	COST PER SF			\$493.50	COST PER SF			\$510.04	COST PER SF			\$493.50
MECHANICAL OPTIONS																
HVAC OPT #1 VRF - AIR COOLED				\$398,370				\$365,540				\$365,540				\$365,540
HVAC OPT #2 VRF - GEOTHERMAL				\$1,934,940				\$1,775,480				\$1,775,480				\$1,775,480
HVAC OPT #3 VRF - COOLING TOWER				\$398,370				\$365,540				\$365,540				\$365,540
HVAC OPT #4 CB - GEOTHERMAL				\$2,276,400				\$2,088,800				\$2,088,800				\$2,088,800
HVAC OPT #5 CB - COOLING TOWER				\$1,024,380				\$939,960				\$939,960				\$939,960

PDP
Fort River Elementary School
Amherst, MA

December 18, 2018

Designer: TSKP STUDIO

OPTION F

	GSF F		UNIT COST	TOTAL F
RENOVATION	78,000	GSF	\$150.00	11,700,000
HAZARDOUS WASTE REMOVAL	1	LS		860,000
SITE COST	1	LS	10%	\$1,256,000
PV PANEL		nonc		
TOTAL DIRECT COST				----- \$13,816,000
DB CHPTR 149A				
DESIGN CONTINGENCY		15%		\$2,072,400
CONSTRUCTION CONTINGENCY		3%		\$476,652
ESCALATION (bid fall 2020)		8%		\$1,271,072
GENERAL CONDITIONS	24	MOS	\$137,500	\$3,300,000
GENERAL REQUIREMENTS/PHASING		3%		\$628,084
BUILDING PERMIT		0%		\$0
P&P BOND & INSURANCE		2%		\$431,284
PROFIT		2.5%		\$549,887
TOTAL CONSTRUCTION COST				----- \$22,545,379
TOTAL GROSS AREA				78,000
COST PER SF				\$289.04
MECHANICAL OPTIONS				
HVAC OPT #1 VRF - AIR COOLED				\$382,200
HVAC OPT #2 VRF - GEOTHERMAL				\$1,856,400
HVAC OPT #3 VRF - COOLING TOWER				\$382,200
HVAC OPT #4 CB - GEOTHERMAL				\$2,184,000
HVAC OPT #5 CB - COOLING TOWER				\$982,800

PROJECT: Fort River Elementary School
 LOCATION: Amherst, MA
 CLIENT: TSKP STUDIO
 DATE: 18-Dec-18

NEW	NO. OF SQ. FT.:	85,000
CONST	COST PER SQ. FT.:	294.94
ADD	NO. OF SQ. FT.:	23,268
	COST PER SQ. FT.:	\$297.59
RENO	NO. OF SQ. FT.:	78,000
	COST PER SQ. FT.:	\$219.80

No.: 18086

SUMMARY

	NEW CONSTRUCTION TOTAL	ADDITION TOTAL	RENOVATION TOTAL
A. SUBSTRUCTURE			
A10 - FOUNDATIONS	1,638,099	552,615	78,000
A20 - BASEMENT CONSTRUCTION	0	0	0
B. SHELL			
B10 - SUPERSTRUCTURE	3,004,087	779,478	195,000
B20 - EXTERIOR ENCLOSURE	3,933,486	890,915	838,500
B30 - ROOFING	1,489,698	628,236	2,106,000
C. INTERIORS			
C10 - INTERIOR CONSTRUCTION	2,847,500	779,478	2,086,500
C20 - STAIRS	191,250	52,353	0
C30 - INTERIOR FINISHES	2,252,500	616,602	2,067,000
D. SERVICES			
D10 - CONVEYING	125,000	0	0
D20 - PLUMBING	1,360,000	372,288	1,248,000
D30 - HVAC	3,315,000	907,452	3,042,000
D40 - FIRE PROTECTION	408,000	111,686	374,400
D50 - ELECTRICAL	3,230,000	884,184	2,964,000
E. EQUIPMENT & FURNISHINGS			
E10 - EQUIPMENT	510,000	139,608	468,000
E20 - FURNISHINGS	765,000	209,412	702,000
F. SPECIAL CONSTRUCTION & DEMOLITION			
F10 - SPECIAL CONSTRUCTION	0	0	0
F20 - SELECTIVE BUILDING DEMOLITION	0	0	975,000
G. BUILDING SITEWORK			

G10 - SITE PREPARATION	0	0	0
G20 - SITE IMPROVEMENTS	0	0	0
G30 - SITE MECHANICAL UTILITIES	0	0	0
G40 - SITE ELECTRICAL UTILITIES	0	0	0
G90 - OTHER SITE CONSTRUCTION	0	0	0

TOTAL	-----	-----	-----
	25,069,620	6,924,307	17,144,400

Fort River Elementary School

DESCRIPTION	UNIT COST	UNIT	NEW CONST		ADDITION		RENOVATION	
			QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL
A. SUBSTRUCTURE								
A10 - FOUNDATIONS								
A1010 STANDARD FOUNDATIONS	\$10.25	GSF	85,000	871,250	23,268	238,497		
A1030 SLAB ON GRADE - NEW	\$13.50	SF	55,174	744,849	23,268	314,118		
A1030 SLAB ON GRADE - RENO	\$1.00	SF	22,000	22,000			78,000	78,000
				-----		-----		-----
				1,638,099		552,615		78,000
B. SHELL								
B10 - SUPERSTRUCTURE								
B1010 FLOOR CONSTRUCTION	\$38.75	SF	29,826	1,155,758				
B1020 ROOF CONSTRUCTION	\$33.50	SF	55,174	1,848,329	23,268	779,478		
Seismic and Latereral Upgrade	\$2.50	SF					78,000	195,000
				-----		-----		-----

Fort River Elementary School

DESCRIPTION	UNIT COST	UNIT	NEW CONST		ADDITION		RENOVATION	
			QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL
				3,004,087		779,478		195,000
B20 - EXTERIOR ENCLOSURE								
B2010 EXTERIOR WALLS - NEW	\$68.00	SF	34,552	2,349,536	7,798	530,264		
B2010 EXTERIOR WALLS - RESTORATION	\$7.00	GSF					78,000	546,000
B2020 EXTERIOR WINDOWS - 40% EXT	\$110.00	SF	13,820	1,520,200	3,120	343,200		
B2020 EXTERIOR WINDOWS-RENOVATIO	\$3.00	GSF					78,000	234,000
B2030 EXTERIOR DOORS	\$0.75	GSF	85,000	63,750	23,268	17,451	78,000	58,500
				-----		-----		-----
				3,933,486		890,915		838,500
B30 - ROOFING								
B3010 ROOF COVERINGS	\$27.00	SF	55,174	1,489,698	23,268	628,236	78,000	2,106,000
				-----		-----		-----
				1,489,698		628,236		2,106,000
C. INTERIORS								
C10 - INTERIOR CONSTRUCTION								
C1010 PARTITIONS - NEW	\$18.75	GSF	85,000	1,593,750	23,268	436,275		
C1010 PARTITIONS - RENOVATION	\$12.00	GSF					78,000	936,000
C1020 INTERIOR DOORS	\$7.50	GSF	85,000	637,500	23,268	174,510	78,000	585,000
C1030 FITTINGS	\$7.25	GSF	85,000	616,250	23,268	168,693	78,000	565,500

Fort River Elementary School

DESCRIPTION	UNIT COST	UNIT	NEW CONST		ADDITION		RENOVATION	
			QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL
				-----		-----		-----
				2,847,500		779,478		2,086,500
C20 - STAIRS								
C2010 STAIR CONSTRUCTION Upgrade existing stair	\$2.00	GSF	85,000	170,000	23,268	46,536		
C2020 STAIR FINISHES	\$0.25	GSF	85,000	21,250	23,268	5,817		0
				-----		-----		-----
				191,250		52,353		0
C30 - INTERIOR FINISHES								
C3010 WALL FINISHES	\$7.50	GSF	85,000	637,500	23,268	174,510	78,000	585,000
C3020 FLOOR FINISHES	\$10	GSF	85,000	850,000	23,268	232,680	78,000	780,000
C3030 CEILING FINISHES	\$9	GSF	85,000	765,000	23,268	209,412	78,000	702,000
				-----		-----		-----
				2,252,500		616,602		2,067,000
D. SERVICES								
D10 - CONVEYING								
D1010 ELEVATORS & LIFTS	\$125,000	LS	1	125,000				0

Fort River Elementary School

DESCRIPTION	UNIT COST	UNIT	NEW CONST		ADDITION		RENOVATION	
			QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL
				----- 125,000		----- 0		----- 0
D20 - PLUMBING								
D2010 PLUMBING	\$16.00	GSF	85,000	1,360,000	23,268	372,288	78,000	1,248,000
				----- 1,360,000		----- 372,288		----- 1,248,000
D30 - HVAC								
D3010 HVAC - OPT #6 VAV	\$39.00	GSF	85,000	3,315,000	23,268	907,452	78,000	3,042,000
				----- 3,315,000		----- 907,452		----- 3,042,000
D40 - FIRE PROTECTION								
D4010 SPRINKLERS	\$4.80	GSF	85,000	408,000	23,268	111,686	78,000	374,400
				----- 408,000		----- 111,686		----- 374,400
D50 - ELECTRICAL								
D5010 ELECTRICAL	\$38.00	GSF	85,000	3,230,000	23,268	884,184	78,000	2,964,000
				----- 3,230,000		----- 884,184		----- 2,964,000

Fort River Elementary School

DESCRIPTION	UNIT COST	UNIT	NEW CONST QUANTITY	TOTAL	ADDITION QUANTITY	TOTAL	RENOVATION QUANTITY	TOTAL
E. EQUIPMENT & FURNISHINGS								
E10 - EQUIPMENT								
E1010 COMMERCIAL EQUIPMENT	\$6.00	GSF	85,000	510,000	23,268	139,608	78,000	468,000
				-----		-----		-----
				510,000		139,608		468,000
E20 - FURNISHINGS								
E 2010 FIXED FURNISHINGS	\$9.00	GSF	85,000	765,000	23,268	209,412	78,000	702,000
				-----		-----		-----
				765,000		209,412		702,000
F20 - SELECTIVE BUILDING DEMOLITION								
Interior Demolition	\$12.50	GSF					78,000	975,000
				-----		-----		-----
				0		0		975,000

PROJECT: Fort River Elementary School
 LOCATION: Amherst, MA
 CLIENT: TSKP STUDIO
 DATE: 18-Dec-18

No.: 18086

SITework

SUMMARY

	SITE A TOTAL	SITE B TOTAL	SITE C TOTAL	SITE D TOTAL	SITE E TOTAL	SITE F TOTAL
G. BUILDING SITEWORK						
G10 - SITE PREPARATION	1,350,965	1,350,965	1,350,965	1,350,965	1,350,965	1,350,965
G20 - SITE IMPROVEMENTS	3,067,342	3,108,855	3,158,009	2,970,244	3,039,901	2,835,133
G30 - SITE MECHANICAL UTILITIES	992,688	1,036,075	1,036,708	997,590	785,940	795,923
G40 - SITE ELECTRICAL UTILITIES	230,000	230,000	230,000	230,000	230,000	230,000
G90 - OTHER SITE CONSTRUCTION	0	0	0	0	0	0
	-----	-----	-----	-----	-----	-----
TOTAL	5,640,994	5,725,894	5,775,681	5,548,798	5,406,806	5,212,020

Fort River Elementary School

12/18/2018

DESCRIPTION	UNIT COST	UNIT	SITE A		SITE B		SITE C		SITE D		SITE E		SITE F	
			QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL
G. BUILDING SITEWORK														
G10 - SITE PREPARATION														
G1010 SITE CLEARING														
BLDG DEMO	GRAND SUMMARY													
Site prep	\$1.00	SF	900,643	\$900,643	900,643	\$900,643	900,643	\$900,643	900,643	\$900,643	900,643	\$900,643	900,643	\$900,643
G1030 SITE EARTHWORK														
Earthwork - minor	\$0.50	SF	900,643	\$450,322	900,643	\$450,322	900,643	\$450,322	900,643	\$450,322	900,643	\$450,322	900,643	\$450,322
*Assumes suitable soils														
				-----		-----		-----		-----		-----		-----
				1,350,965		1,350,965		1,350,965		1,350,965		1,350,965		1,350,965

DESCRIPTION	UNIT COST	UNIT	SITE A		SITE B		SITE C		SITE D		SITE E		SITE F	
			QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL
G20 - SITE IMPROVEMENTS														
G2010 ROADWAYS														
G2020 PARKING LOTS														
Bit Pavement	\$5.00	SF	135,944	\$679,720	116,342	\$581,710	120,244	\$601,220	106,000	\$530,000	109,550	\$547,750	122,500	\$612,500
Granite curb - straight	\$42.00	LF	6,200	\$260,400	4,400	\$184,800	4,150	\$174,300	3,825	\$160,650	4,090	\$171,780	3,650	\$153,300
Granite curb - radial	\$46.00	LF	680	\$31,280	450	\$20,700	780	\$35,880	675	\$31,050	900	\$41,400	400	\$18,400
G2030 PEDESTRIAN PAVING														
New walkways	\$9.50	SF	32,000	\$304,000	28,550	\$271,225	25,400	\$241,300	22,530	\$214,035	20,800	\$197,600	17,000	\$161,500
G2040 SITE DEVELOPMENT														
Service area dumpster pad & enclosure	\$55.00	SF	400	\$22,000	400	\$22,000	400	\$22,000	400	\$22,000	400	\$22,000	400	\$22,000
Mech equip pads & enclosure	\$40.00	SF	500	\$20,000	500	\$20,000	500	\$20,000	500	\$20,000	500	\$20,000	500	\$20,000
New Bathroom Shed nic														
Retaining wall	\$350.00	LF	150	\$52,500	75	\$26,250	400	\$140,000	75	\$26,250	350	\$122,500	0	\$0
Site sign	\$25,000.00	EA	1	\$25,000	1	\$25,000	1	\$25,000	1	\$25,000	1	\$25,000	1	\$25,000
Softball Field	\$45,000.00	EA	1	\$45,000	1	\$45,000	1	\$45,000	1	\$45,000	1	\$45,000	1	\$45,000
Baseball Field	\$75,000.00	EA	1	\$75,000	1	\$75,000	1	\$75,000	1	\$75,000	1	\$75,000	1	\$75,000
Play area 2-5	\$23.50	SF	4,000	\$94,000	4,000	\$94,000	3,000	\$70,500	4,000	\$94,000	4,000	\$94,000	4,000	\$94,000
Play area 5-12	\$23.50	SF	10,000	\$235,000	10,000	\$235,000	10,000	\$235,000	10,000	\$235,000	10,000	\$235,000	10,000	\$235,000
Paved play area	\$8.00	SF	14,000	\$112,000	14,000	\$112,000	14,000	\$112,000	14,000	\$112,000	17,000	\$136,000	24,450	\$195,600
Playground equip 2-5	\$100,000.00	LS	1	\$100,000	1	\$100,000	1	\$100,000	1	\$100,000	1	\$100,000	1	\$100,000
Playground equip 5-12	\$125,000.00	LS	1	\$125,000	1	\$125,000	1	\$125,000	1	\$125,000	1	\$125,000	1	\$125,000
Multipurpose Field	\$6.00	SF		\$0	28,000	\$168,000	0	\$0	0	\$0	0	\$0	0	\$0
Community Garden	\$3.00	SF	10,138	\$30,414	10,138	\$30,414	0	\$0	10,138	\$30,414	10,138	\$30,414	10,138	\$30,414
BLDG int court yard/garden	\$35.00	SF		\$0	4,200	\$147,000	8,000	\$280,000	7,750	\$271,250	4,830	\$169,050	1,350	\$47,250
Bike rack	\$650.00	EA	10	\$6,500	10	\$6,500	10	\$6,500	10	\$6,500	10	\$6,500	10	\$6,500
Flag Pole	\$9,000.00	EA	1	\$9,000	1	\$9,000	1	\$9,000	1	\$9,000	1	\$9,000	1	\$9,000
Benches and Site Ammenitites	\$25,000.00	LS	1	\$25,000	1	\$25,000	1	\$25,000	1	\$25,000	1	\$25,000	1	\$25,000
G2050 LANDSCAPING														
Loam and Seed	\$1.15	SF	535,242	\$615,528	508,918	\$585,256	535,051	\$615,309	533,126	\$613,095	558,180	\$641,907	#####	\$634,669
Plantings	\$200,000.00	LS	1	\$200,000	1	\$200,000	1	\$200,000	1	\$200,000	1	\$200,000	1	\$200,000
Irrigation sys nic														
			-----		-----		-----		-----		-----		-----	
			3,067,342		3,108,855		3,158,009		2,970,244		3,039,901		2,835,133	

DESCRIPTION	UNIT COST	UNIT	SITE A		SITE B		SITE C		SITE D		SITE E		SITE F	
			QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL
G30 - SITE MECHANICAL UTILITIES														
G3010 WATER SUPPLY														
Water:														
2" Line	68.00	LF	125	\$8,500	180	\$12,240	25	\$1,700	120	\$8,160	20	\$1,360	25	\$1,700
4" Line	74.00	LF	20	\$1,480	30	\$2,220	35	\$2,590	40	\$2,960	40	\$2,960	25	\$1,850
6" Line	82.00	LF	290	\$23,780	200	\$16,400	15	\$1,230	40	\$3,280	25	\$2,050	45	\$3,690
8" Line	92.00	LF	2,500	\$230,000	2,500	\$230,000	2,500	\$230,000	2,500	\$230,000	2,500	\$230,000	2,500	\$230,000
Hydrant	3,500.00	EA	2	\$7,000	2	\$7,000	2	\$7,000	2	\$7,000	1	\$3,500	1	\$3,500
Tap Exisitng	15,000.00	LS	1	\$15,000	1	\$15,000	1	\$15,000	1	\$15,000	1	\$15,000	1	\$15,000
G3020 SANITARY SEWER														
6' Line	85.00	LF	765	\$65,025	795	\$67,575	115	\$9,775	430	\$36,550	85	\$7,225	85	\$7,225
Manhole	4,000.00	EA	6	\$24,000	4	\$16,000	3	\$12,000	6	\$24,000	3	\$12,000	3	\$12,000
Grease trap - 1,500 gal.	12,500.00	EA	1	\$12,500	1	\$12,500	1	\$12,500	1	\$12,500	1	\$12,500	1	\$12,500
Street Connection	12,500.00	EA	1	\$12,500	1	\$12,500	1	\$12,500	1	\$12,500	1	\$12,500	1	\$12,500
G3030 STORM SEWER														
Drainage:														
6" Line	73.00	LF	595	\$43,435	900	\$65,700	930	\$67,890	1,140	\$83,220	1,270	\$92,710	565	\$41,245
12" Line	79.50	LF	865	\$68,768	320	\$25,440	555	\$44,123	560	\$44,520	330	\$26,235	375	\$29,813
Manhole	4,000.00	EA	5	\$20,000	4	\$16,000	10	\$40,000	11	\$44,000	8	\$32,000	8	\$32,000
Catch basin	4,000.00	EA	5	\$20,000	2	\$8,000	3	\$12,000	2	\$8,000	2	\$8,000	2	\$8,000
Stomcepter	12,500.00	EA	2	\$25,000	2	\$25,000	3	\$37,500	2	\$25,000	2	\$25,000	2	\$25,000
Outlet control system	9,500.00	EA	1	\$9,500	1	\$9,500	1	\$9,500	1	\$9,500	1	\$9,500	1	\$9,500
Subsurface infiltration	24.00	SF	13,800	\$331,200	17,500	\$420,000	18,600	\$446,400	14,850	\$356,400	9,100	\$218,400	11,475	\$275,400
Rain garden	20.00	SF	2,500	\$50,000	2,500	\$50,000	2,500	\$50,000	2,500	\$50,000	2,500	\$50,000	2,500	\$50,000
Gas - trench only	25,000.00	LS	1	\$25,000	1	\$25,000	1	\$25,000	1	\$25,000	1	\$25,000	1	\$25,000
			-----		-----		-----		-----		-----		-----	
			992,688		1,036,075		1,036,708		997,590		785,940		795,923	
G40 - SITE ELECTRICAL UTILITIES														

DESCRIPTION	UNIT COST	UNIT	SITE A		SITE B		SITE C		SITE D		SITE E		SITE F	
			QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL	QUANTITY	TOTAL
G4010 ELECTRICAL DISTRIBUTION														
Electrical	110,000.00	LS	1	\$110,000	1	\$110,000	1	\$110,000	1	\$110,000	1	\$110,000	1	\$110,000
G4020 SITE LIGHTING														
Site lighting	120,000.00	LS	1	\$120,000	1	\$120,000	1	\$120,000	1	\$120,000	1	\$120,000	1	\$120,000
			-----		-----		-----		-----		-----		-----	
			230,000		230,000		230,000		230,000		230,000		230,000	