



St Germain - Facilities Study
 Program Options Opinion of Probable Cost
 10/17/2017

OPTION 3 based on proposed plan October 17, 2017
 Project budget prepared by Funktion Design Studio, LLC

	Construction Divisions	Quantity	Unit	Unit cost	Subtotal
01	General Requirements	1	Allowance	\$100,000	\$ 100,000
02	Site Work regrade, remove utilities	800	cuyds	\$20	\$ 16,000
03	Site work parking lot, reseeding, side walk	2,000	cuyds	\$30	\$ 60,000
04	Septic System	1	Allowance	\$22,000	\$ 22,000
05	Grease Separation	1	Allowance	\$25,000	\$ 25,000
06	Well	1	Allowance	\$20,000	\$ 15,000
07	Storm water	1	Allowance	\$20,000	\$ 20,000
08	1941 Red Brick School				
09	Demolition 1965 School addition and Community center	1	allowance	\$30,000	\$ 30,000
10	Foundation dewatering, damproofing, drainage	190	lf	\$40	\$ 7,600
11	Mold removal, clean and sanitize	5200	s.f.	\$3	\$ 15,600
12	Refinish interior wood work, repaint all surfaces	3000	s.f.	\$3	\$ 9,000
13	New period door entry	1	allowance	\$10,000	\$ 10,000
14	New period windows and trim	650	s.f.	\$55	\$ 35,750
15	LU/LA Shaft & machine Room	1	allowance	\$2,800	\$ 2,800
16	Adjacent wall, ceiling, floor repairs	1	allowance	\$4,000	\$ 4,000
17	LU/LA Lift front entry - 90 degree	1	allowance	\$50,000	\$ 50,000
18	Interior remodeling (new wall/doors/finishes)	2200	s.f.	\$40	\$ 88,000
19	Interior Toilet Rooms - Renovate to single user	2	allowance	\$15,000	\$ 30,000
20	Mechanical (HVAC upgrades)	1	allowance	\$30,000	\$ 30,000
21	Program				
22	Program s.f. addition	13100	s.f.	\$110	\$ 1,441,000
23	Fire Protection (Sprinklers)	13100	s.f.	\$5	\$ 65,500
24	Firewall Barriers (misc)	1	allowance	\$8,000	\$ 8,000
25	Electrical Lighting	17000	s.f.	\$8	\$ 136,000
26	Electrical power	17000	s.f.	\$7	\$ 119,000
27	Mechanical (HVAC/Plumbing-General)	13100	s.f.	\$18	\$ 235,800
28	Plumbing (General, kitchen, toilet rooms)	1	Allowance	\$70,000	\$ 70,000
29	Security	17000	s.f.	\$1.50	\$ 25,500
30					
31	Construction Subtotal				\$ 2,671,550
32					
33	Project Contingency 10 % (Increased from 5%)				\$ 267,155
34					
35	Project Subtotal				\$ 2,938,705
36					
37	Cost per s.f. (based on the subtotal)		\$ 172.87		
38	Cost per s.f. (based on the subtotal)		\$ 141.97		
39	Fire Pump (if needed)	1	Allowance	\$70,000	\$ 70,000
40	Kitchen Equipment	1	Allowance	\$150,000	\$ 150,000
41	Project Budget				\$ 3,158,705

In providing this Opinion of Probable Cost (OPC), the client understands that Funktion Design Studio, LLC (FDS) does not have control over price of labor, equipment, materials, or the Contractors means or methods of pricing. The OPC provided is made of FDS's professional qualifications and related experience. FDS makes no warranty, expressed or implied, to the accuracy of opinions as compared to bid or actual costs.