

2018 Opinion of Probable Construction Cost

St Germain Town Hall and Community Center

Project budget prepared by Funktion Design Studio, LLC

29-Jan-18

Demolition		\$ 132,250
Site Demolition - Utilities (REI)	\$ 22,250	
Building Demolition 3 Buildings (Phased)	\$ 100,000	
Temporary Holding Tank	\$ 10,000	
Site Development		\$ 183,775
Site Work	\$ 71,875	
Asphalt Parking Lots, Access Drive	\$ 16,350	
Restoration, Topsoil, Seeding, Landscaping	\$ 10,000	
Well	\$ 8,000	
Septic System (holding tank)	\$ 20,000	
Grease Separator	\$ 10,000	
Electric Extensions	\$ 7,000	
Natural Gas	\$ 7,500	
Storm water system	\$ 25,000	
Signage and Flagpole	\$ 8,050	
Foundation		\$ 104,497
Wall Footing / Foundation	\$ 64,627	
Concrete Spread Footings	\$ 7,659	
4'X8" Foundation Wall - Concrete Stoops	\$ 32,211	
Substructure		\$ 359,492
4" Slab on Grade Assembly	\$ 73,487	
Steel Framing	\$ 11,236	
Pre-Engineered Metal Building	\$ 274,769	
Superstructure		\$ 382,570
Metal Roofing System	\$ 222,464	
Timber Framing - Entry	\$ 16,890	
L. Exterior Walls (incl. Stone Veneer, Fiberboard Siding, Cedar Shakes)	\$ 139,101	
Gutters and Downspouts	\$ 4,115	
Doors and Windows		\$ 159,460
Single Wood Interior Door	\$ 45,850	
Double Wood Interior Door	\$ 5,352	
Single Hollow Metal Interior Door	\$ 17,394	
Single Hollow Metal Interior Door - Fire Rated	\$ 6,767	
Double Hollow Metal Interior Door - Fire Rated	\$ 4,666	
Hollow Metal Exterior Door w/ Glazing	\$ 5,351	
Double Hollow Metal Exterior Door	\$ 3,056	
Aluminum Entry System	\$ 17,181	
Wood Windows, Metal clad - Exterior	\$ 47,124	
Wood Windows - Interior	\$ 6,720	
Interior Construction		\$ 185,520
Interior Mtl Stud Wall	\$ 185,520	
Interior Finishes		\$ 167,552
A. Flooring	\$ 98,124	
B. Ceiling	\$ 62,278	
C. Walls	\$ 7,150	
Finish Carpentry		\$ 18,456
A. Carpentry	\$ 18,456	
Toilet Room Accessories		\$ 6,503
A. Toilet Room Accessories	\$ 1,448	
B. Toilet Partitions	\$ 5,055	
Equipment		\$ 144,500
Retractable Backboard	\$ 4,500	
Kitchen Equipment	\$ 140,000	
Mechanical - Plumbing/Fire Protection		\$ 248,198
A. Plumbing	\$ 77,750	
Fire Protection - Sprinkler/Fire Pump	\$ 57,500	
Tank/ Cap - Fire Reservoir	\$ 112,948	
Mechanical - Heating/Ventilation/Air Conditioning		\$ 456,400
A. HVAC System	\$ 456,400	
Electrical		\$ 272,000
Electrical Lighting	\$ 121,600	
Electrical Power	\$ 69,600	
Electrical Devices, Data - AV Conduit	\$ 45,600	
Fire Alarm, Fire Pump Service	\$ 35,200	
Furnishings/Fixtures/Equipment		\$ 130,000
Tables, Chairs, Office Furniture	\$ 70,000	
AV Equipment	\$ 60,000	
Subtotal - Construction Cost		\$ 2,951,172
Contingency - Design Phase	4%	\$ 118,047
Post Construction Contingency	10%	\$ 295,117
Construction Budget		\$ 3,364,336
Project Soft Costs		\$ 620,000
Architectural/Engineering Services	\$ 236,000	
Agency Approval Fees (Building/HVAC/Plumbing Review)	\$ 4,000	
Owner expenses (soil borings, utilities, permits, moving, legal cost)	\$ 140,000	
Construction Management	\$ 240,000	
Project Budget		\$ 3,984,336

In providing this Opinion of Probable Cost (OPC), the client understands that Funktion Design Studio, LLC (FDS) does not have control over the price of labor, equipment, materials, or the Contractors means or methods of pricing. The OPC provided is made on the basis 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.