## OFFICE OF THE EXECUTIVE ASSISTANT



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## Town of Hudson

MASSACHUSETTS 01749-2134

To: Select Board

Finance Committee

From: Thomas Gregory

Date: April 4, 2024

Re: Supplemental Funding for Fire Headquarters Building Renovation Project

On March 14, 2024, we received the cost estimate for the Fire Headquarters Building Renovation Project. The total construction cost, including contingency, came to \$3,238,571, an amount which far exceeds the project budget as currently funded. The purpose of this memorandum is to provide a recommendation to appropriate additional funds at the Annual Town Meeting to complete this project with a reduced scope.

I would like to provide a brief background to this project. In the summer of 2022, the Town contracted with Colliers International, the OPM which had represented the Town in 2004 when Fire Headquarters was originally constructed. I presented to the Board in September of 2022 a preliminary estimate of \$1,122,000 for design and construction costs that Colliers had assembled to replace the membrane and sloped roofs, replace the rooftop air-handling units, replace the overhead doors to the apparatus bay, and complete a number of smaller-scale renovations throughout the building. (Colliers had also prepared a cost estimate of \$1,326,600 for building renovations for Station #1).

In November of 2022, Town Meeting approved a borrowing authorization of \$1,122,000 for the Fire Headquarters Building Renovation Project (Article #14). In May of 2023, the Town contracted with Context Architecture for full design services for this project for a fee of \$157,700. Shortly after the contract was finalized, Chief Johannes asked me to consider bidding separately the replacement of the apparatus bay overhead doors since the doors had been consistently malfunctioning and causing operational difficulties. Context Architecture agreed to bid this separately and is charging an additional \$12,000 design fee. In January of 2024, the Paul J. Rogan Company, Inc. was awarded the contract for the overhead door project – a contract valued at \$359,000. The balance in the project account is now \$587,300 as shown in the chart below:

Fire HQ Borrowing Authorization (Article #14 - 11/21/2022)	\$1,122,000
Full Design Services Contract (Context Architecture)	(\$157,700)
OHD Replacement Contract (Paul J. Rogan Co.) bid separately	(\$359,000)
Additional Design Services for OHD project	(\$12,000)
Additional Design Services – Revise Bid Package	(\$6,000)
Remaining Funds	\$587,300
03/14/2024 Cost Estimate	\$3,238,571
Budget Shortfall	(\$2,651,271)

Earlier in March, Chief Desautels, Neil Vaidya, and I met with the architect and requested that the estimator, A.M. Fogarty, present cost estimates for potential projects with reduced scopes (see Appendix A). After considering the options, we determined that it will be possible to fund Option 4 which includes the replacement of the membrane roof and replacement of the rooftop AHUs. We agreed that we would also carry an additional amount to have roofing contractor examine the area of the active leak in the sloped roof above the stairwell. There are no other active leaks in the sloped roof areas. The additional fee to revise the bid package is \$6,000.

To be able to fund Option 4 which estimates construction costs at \$1,711,491, it will be necessary to transfer \$1,200,000 from Free Cash at the Annual Town Meeting, <u>and</u> to eliminate from the FY2025 Capital Plan the \$400,000 Station #1 renovations. Article 12 on the Annual Town Meeting Warrant will allow a \$1,200,000 transfer from Free Cash, and I am recommending that Article 5 be amended by eliminating the \$400,000 building renovations to Station #1. This recommendation will allow the Fire Headquarters project to be completed first, and will postpone the start to the renovations needed at Station #1.

I appreciate the Board's consideration of this request and I am available to answer questions.

cc: Jamie Desautels, Fire Chief Neil Vaidya, Finance Director

### Appendix A

#### **Town of Hudson**

## FIRE HEADQUARTERS

## Hudson, Massachusetts 01749

### **Bid Estimate / VE Options**

Date of Issue: 25-Mar-24

PREPARED BY



65 Franklin Street. 5th Floor Boston, MA 02110

Project #2313.00

## **Value Engineering Options**

## **Original Scope Estimate**

The scope includes:

- Replacement of the carpet finish and rubber base in all areas except for the Watch RM. and Training RM.
- Exterior Paint for Fascia and OVHD metal frames.
- Interior Paint of all living and admin spaces.
- Replacement of Stair A ceiling
- App. Bay concrete crack repairs.
- Front apron replacement replacement.
- Replacement of all light fixture.
- Replacement of all roof areas including Patio, Sloped, and Flat Roof areas.
- Replacement of HVAC equipments including any nessecary code upgrade requirements.

Base Estimate		TOTAL	2,347,379
General Conditions	10%	of base estimate	234,738 2,582,117
General Administrative O&P	8%	-	206,569 2,788,686
P&P Bond, Permit Insurance	3%	-	83,661 2,872,347
Design Contingency	10%	<u>-</u>	287,235 3,159,581
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION COST	78,990 <b>3,238,571</b>

### **Option 1**

Deduction from the original estimated scope:

- Remove all carpet replacement scope.
- Remove all exterior paint scope.
- Remove all interior paint scope except for replacing and painting of Stair A ceiling.
- Remove App. Bay concrete repairs.
- Remove front apron replacement.
- Remove all light fixture replacement.

Base Estimate		TOTAL	1,607,777
General Conditions	10%	of base estimate	160,778 1,768,554
General Administrative O&P	8%		141,484 1,910,039
P&P Bond, Permit Insurance	3%		57,301 1,967,340
Design Contingency	10%		196,734 2,164,074
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION COS	54,102 T <b>2,218,176</b>

## Option 2

Deduction from Option 1 scope:

- Remove roofing and pavers replacement on the 2nd floor patio.

Base Estimate		TOTAL	1,560,077
General Conditions	10%	of base estimate	156,008 1,716,084
General Administrative O&P	8%	_	137,287 1,853,371
P&P Bond, Permit Insurance	3%	_	55,601 1,908,972
Design Contingency	10%	_	190,897 2,099,870
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION COST	52,497 <b>2,152,366</b>

## **Option 3**

Deduction from Option 2 scope:

- Reduce the scope of replacing the sloped roof to include the area above the second floor (living quarter).
- \* Note: this area will be replaced entirely with a new asphalt shingles. Partial replacement of the exisint groof will not be possible unless was replaced by simillar material (syntatic slat roof tiles). The new roof will be visible from the street level and from the parking area.

Base Estimate		тот	AL 1,387,617
General Conditions	10%	of base estimate	138,762 1,526,378
General Administrative O&P	8%		122,110 1,648,489
P&P Bond, Permit Insurance	3%		<u>49,455</u> 1,697,943
Design Contingency	10%		169,794 1,867,738
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION	46,693 COST 1,914,431

## Option 4

Deduction from Option 3 scope:

- Remove the replacement of the sloped roof entirely.
- Remove all interior paint and ceiling replacement at Stair A.

Base Estimate		TOTAL	1,240,522
General Conditions	10%	of base estimate	124,052 1,364,574
General Administrative O&P	8%	-	109,166 1,473,740
P&P Bond, Permit Insurance	3%	-	44,212 1,517,952
Design Contingency	10%	-	151,795 1,669,747
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION COST	41,744 <b>1,711,491</b>

## Option 5

addition to Option 4 scope:

- Partial replacement of the sloped roof in syntactic slate roof tiles. Limited to area with water leak damage.
- Replace ceiling board and paint at Stair A

Base Estimate		TOTAL	1,336,032
General Conditions	10%	of base estimate	133,603 1,469,635
General Administrative O&P	8%		117,571 1,587,206
P&P Bond, Permit Insurance	3%		47,616 1,634,822
Design Contingency	10%		163,482 1,798,304
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION COS	44,958 ST <b>1,843,262</b>

## Original Scope Estimate

The scope includes:

- Replacement of the carpet finish and rubber base in all areas except for the Watch RM. and Training RM.
- Exterior Paint for Fascia and OVHD metal frames.
- Interior Paint of all living and admin spaces.
- Replacement of Stair A ceiling
- App. Bay concrete crack repairs.
- Front apron replacement replacement.
- Replacement of all light fixture.
- Replacement of all roof areas including Patio, Sloped, and Flat Roof areas.
- Replacement of HVAC equipments including any nessecary code upgrade requirements.

Base Estimate		TOTAL	2,347,379
General Conditions	10%	of base estimate	234,738 2,582,117
General Administrative O&P	8%	-	206,569 2,788,686
P&P Bond, Permit Insurance	3%	-	83,661 2,872,347
Design Contingency	10%	-	287,235 3,159,581
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION COST	78,990 <b>3,238,571</b>

Description		Quantity	Unit	Unit Cost	Total
DIVISION 02 - EXIS	TING CONDITIONS				
024100 Demolition	Diamona / Claam um / Drataat Araaa of work	4	LS	10 000 00	10,000
	Dispose/ Clean-up/ Protect Areas of work	1	LS	10,000.00	10,000
				_	10,000
DIV//010N1 00 00N1	ODETE				
DIVISION 03 - CON	CRETE				
033000 Cast In Plac	e Concrete				
	Apparatus Bay:				
	Repair cracks and spalls	7,229	SF	3.00	21,687
	Seal Concrete	7,229	SF	3.00	21,687
				_	43,374
					,
DIVISION 06 - WOC	DD PLASTICS & COMPOSITES				
061000 Rough Carp	entry				
oo rooo riougii ouip	Roof:				
	Replace roof sheathing - sloped	1,000	SF	8.50	8,500
				_	8,500
					0,300
DIVISION 07 - THEF	RMAL & MOISTURE PROTECTION				
072000 Slope Boofin	29				
073000 Slope Roofin	Sloped Roofing:				
	Remove synthetic slate shingles & flashing	15,500	SF	5.00	77,500
	Ice & water shield	3,600	SF	4.50	16,200
	Perm drip edge	1,500	LF	5.50	8,250
	Ridge vent	27	LF	55.00	1,485
	Valley flashing	130	LF	65.00	8,450
	Asphalt shingle	15,500	SF	11.54	178,870
				-	290,755
					250,755
075000 Membrane F	Roofing				
	Roof Patio:				
	Remove wood decking	150	SF	5.00	750
	Remove wood pavers	345	SF	10.00	3,450
	Remove membrane roofing	495	SF	5.00	2,475
	Membrane roofing & underlayment	495	SF	45.00	22,275
	Reinstall pedestal pavers	250	SF	25.00	6,250
	New pedestal pavers	250	SF	50.00	12,500
	Remove wall membrane	2,130	SF	3.75	7,988
	New wall membrane	2,130	SF	12.00	25,560
	Parapet cap	220	LF	35.00	7,700
	Base flashing	210	LF	24.00	5,040
	Main Flat Roof:				
	Main Flat Root:  Membrane TPO & tapered insulation	3,369	SF	30.00	101,070
	Replace cover board	200	SF	6.00	1,200
	·			_	
					196,258
079000 Joint Protec	tion				
	New sealant at Patio wall	1	LS	1,500.00	1,500
				-	1,500
					1,500

#### **DIVISION 09 - FINISHES**

092000 Plaster & Gy	neum Roard				
092000 Flaster & Gy	Patch & repair interior water damage	1	LS	10,000.00	10,000
					10,000
005100 Acquatical C	oilingo				
095100 Acoustical C	Rework ACT at new MEP	9,075	SF	2.00	18,150
	New of the New Mei	3,3.3	O.	2.00	10,100
				_	18,150
000000 Counciling					
096800 Carpeting	First Floor:				
	Remove carpet	4,220	SF	1.10	4,642
	Floor prep - conc. Sub	2,972	SF	4.00	11,888
	Floor prep - plywood sub	434	SF	2.00	868
	Remove and reinstall door - SGL	3	EA	350.00	1,050
	Remove & reinstall door - DBL	1	EA	500.00	500
		4 000			
	New carpet tile	4,220	SF	6.50	27,430
	Replace wall base	1,100	LF	6.00	6,600
				_	52,978
099000 Painting & Co	_				
	Paint OH door jambs	8	LOC	1,000.00	8,000
	Paint Interiors	21,828	SF 	4.00	87,312
	Paint exterior eave trim	1,500	LF	20.00	30,000
				_	125,312
					,
DIVISION 21 - FIRE	SUPPRESSION				
210000 Fire Suppres	sion				
	Modify ETR heads/branch as needed	21,828	GSF	1.00	21,828
				_	
					21,828
DIVISION 22 - PLUM	IBING				
220000 Plumbing	DTU Facilities				
	RTU Enabling:	0	Ε.Δ.	050.00	1.050
	Demo disconnect gas connections at RTU	3	EA	350.00	1,050
	Cut & Cap/ Male-safe	3	LOC	350.00	1,050
	Reconnect gas to RTU & Test	3	EA	2,500.00	7,500
	Misc. Gas piping allow	75	LF	55.00	4,125
	Misc. Gas piping support allow	1	LS	2,500.00	2,500
	meer dae pipmg cappert aller			2,000.00	2,000
	Storm system modifications:				
	Demo/replace RD type A,B,C	8	EA	2,000.00	16,000
	CTE ETR Leader & Insulate	8	LOC	1,500.00	12,000
	New sump at RD	8	EA	500.00	4,000
	Paint gas pipe	1	LS	1,500.00	1,500
	Misc. plumbing/As built	1	LS	10,000.00	10,000
	mise. piditibilig/As built	ı	LO	10,000.00	10,000
					59,725
					,

#### **DIVISION 23 - HVAC**

#### 230000 HVAC

Mechanical Demolition:				
Disconnect & Dispose RTU	3	EA	3,500.00	10,500
Disconnect & Dispose HW Pumps	2	EA	1,500.00	3,000
Disconnect EF & save	6	EA	500.00	3,000
Roof Top Unit:				
New RTU (Gas/DX)				
AHU-1	4,800	CFM	22.00	105,600
AHU-2	4,800	CFM	22.00	105,600
MUA-1	4,000	CFM	22.00	88,000
Modify Roof Curbs w/ adapter	3	EA	3,500.00	10,500
Condensate w/ splash block	3	EA	750.00	2,250
Merv filter	6	EA	2,500.00	15,000
Heating/Cooling Generation:				
P-3 HHW Pump w/ VFD	1	EA	5,000.00	5,000
P-4 HHW Pump w/ VFD	1	EA	5,000.00	5,000
Piping/Valve and Connections	1	LS	30,000.00	30,000
Modify Duct at connections	1	LS	30,000.00	30,000
CTE S&R Duct main	6	LOC	2,000.00	12,000
AFMS	3	EA	1,500.00	4,500
Smoke dampers	6	LOC	400.00	2,400
Fiber board at S&R opening	6	LOC	1,000.00	6,000
Reconnect fans	6	EA	500.00	3,000
ricconnect ians	O	L/ (	300.00	0,000
ATC Scope:				
AHU-1-2	2	EA	40,000.00	80,000
MUA-1	1	EA	25,000.00	25,000
P-3-4	2	EA	2,500.00	5,000
Test, graphics & integration	1	LS	50,000.00	50,000
Rigging	1	LS	60,000.00	60,000
Seismic & Vibration	1	LS	7,500.00	7,500
Coring & Firesafing	1	LS	4,500.00	4,500
Test & Balance	1	LS	20,000.00	20,000
Coordination, as-built, misc. GC	1	LS	100,000.00	100,000

#### **DIVISION 26 - ELECTRICAL**

#### 260000 Electrical

Electrical Disconnection:				
Demo & make-safe existing RTU disconnect	3	EA	1,500.00	4,500
Demo & make-safe existing 1110 disconnect  Demo & make-safe at HW pumps	2	EA	1,500.00	3,000
Demo & make-safe existing EF	6	EA	500.00	3,000
Selective demol. Of light fixtures/devices	21,828	EA	0.50	10,914
Solden a come of light lixtures, devices	_ :, = :	_, .	0.00	10,011
Lighting fixtures & Ctrl.				
EB	1	EA	650.00	650
EL	2	EA	280.00	560
Exit	18	EA	450.00	8,100
LP8	7	EA	480.00	3,360
LPC	4	EA	800.00	3,200
LR22	31	EA	300.00	9,300
LR24/24A/B/C	61	EA	380.00	23,180
LS4	22	EA	300.00	6,600
LS8	13	EA	480.00	6,240
LS8H	30	EA	480.00	14,400
LSV4	3	EA	300.00	900
LW4	6	EA	300.00	1,800
LWS	75	LF	60.00	4,500
RC1/1A/2/3	59	EA	400.00	23,600
RSH	9	EA	325.00	2,925
SL1	7	EA	550.00	3,850
SL2	4	EA	550.00	2,200
SL3	2	EA	550.00	1,100
SL4	1	EA	550.00	550
SL5	3	EA . –	550.00	1,650
UC	33	LF	80.00	2,640
Back Box	350	EA . –	45.00	15,750
MC Cable	8,500	LF 	3.00	25,500
EMT	2,000	LF 225	6.00	12,000
Reconfigure lighting Ctrl.	21,828	GSF	1.25	27,285
Provide & Install RTU Disconnect switch	3	EA	7,500.00	22,500
Provide 110A/3P Breaker	1	EA	1,500.00	1,500
Provide 100A/3P Breaker	1	EA	1,200.00	1,200
Dura della COA (4D Dura el con	4	Ε.Δ.	450.00	450
Provide 20A/1P Breaker	1	EA	450.00	450
Tie-In to existing panel board	5	EA	1,000.00	5,000
Mech. Equip. Feeders 100A Feed	200	LF	45.00	0.000
110A Feed	200	LF	45.00 40.00	9,000 8,000
20A Feed	500	LF	18.50	9,250
Reconnect Fan/Test	6	EA	1,000.00	6,000
VFDs (provided by HVAC) Wire only	2	EA	1,000.00	2,000
VI D3 (provided by TIVAO) wife only	۷	L/ (	1,000.00	2,000
Equip. Wiring & Connection:				
Devices;				
WP GFCI at RTU	3	EA	315.00	945
Light at RTU	3	EA	750.00	2,250
Duct smoke detectors	6	EA	800.00	4,800
CO2 detector	6	EA EA	1,000.00	6,000
RTS MC Cable	3		280.00	840 5.000
MC Cable	1	LS	5,000.00	5,000
FA Test	1	LS LS	4,500.00	4,500
New Lighting Protection Remove & Reinstall device at ACT	1 1	ALLOW	15,000.00 5,000.00	15,000
	1 1	ALLOW	5,000.00	5,000 5,000
Remove & Reinstall light at ACT 25% OH&P	1	LS	84,372.25	84,372
DJE	1	LS	50,000.00	50,000
DUL	ı	LO	33,000.00	50,000

#### **DIVISION 31 - EARTHWORK**

310000 Earthwork	Remove Apparatus concrete slab Excavate sub base	6,302 240 408	SF CY TONS	7.50 12.50 25.00	47,265 3,000
DIVISION 32 - EXTE	Disposal of soil  ERIOR IMPROVEMENTS	400	TONS	- -	60,465
321000 Bases, Balla	asts and Paving				
,	12" concrete apron	6,302	SF	26.50	167,003
	12" gravel sub base	240	CY	68.00	16,320
				-	183,323

## Option 1

Deduction from the original estimated scope:

- Remove all carpet replacement scope.
- Remove all exterior paint scope.
- Remove all interior paint scope except for replacing and painting of Stair A ceiling.
- Remove App. Bay concrete repairs.
- Remove front apron replacement.
- Remove all light fixture replacement.

Base Estimate		TOTAL	1,607,777
General Conditions	10%	of base estimate	160,778 1,768,554
General Administrative O&P	8%	-	141,484 1,910,039
P&P Bond, Permit Insurance	3%	-	57,301 1,967,340
Design Contingency	10%	-	196,734 2,164,074
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION COST	54,102 <b>2,218,176</b>

Description	Quantity	Unit	Unit Cost	Total
DIVISION 02 - EXISTING CONDITIONS				
024100 Demolition				
Dispose/ Clean-up/ Protect Areas of work	1	LS	10,000.00	10,000
			_	10,000
				10,000
DIVISION 06 - WOOD PLASTICS & COMPOSITES				
061000 Rough Carpentry				
Roof:  Replace roof sheathing - sloped	1,000	SF	8.50	8,500
<b>9</b>	,		_	
				8,500
DIVISION 07 - THERMAL & MOISTURE PROTECTION				
073000 Slope Roofing				
Sloped Roofing:				
Remove synthetic slate shingles & flashing	15,500	SF	5.00	77,500
Ice & water shield	3,600	SF	4.50	16,200
Perm drip edge	1,500	LF	5.50	8,250
Ridge vent	27 130	LF LF	55.00 65.00	1,485
Valley flashing Asphalt shingle	15,500	SF	11.54	8,450 178,870
			_	290,755
				290,755
075000 Membrane Roofing				
Roof Patio:	150	SF	5.00	750
Remove wood decking Remove wood pavers	345	SF SF	10.00	750 3,450
Remove membrane roofing	495	SF	5.00	2,475
Membrane roofing & underlayment	495	SF	45.00	22,275
Reinstall pedestal pavers	250	SF	25.00	6,250
New pedestal pavers	250	SF	50.00	12,500
Remove wall membrane	2,130	SF	3.75	7,988
New wall membrane	2,130	SF	12.00	25,560
Parapet cap	220	LF	35.00	7,700
Base flashing	210	LF	24.00	5,040
Dass mashing	2.0		21.00	0,010
Main Flat Roof:				
Membrane TPO & tapered insulation	3,369	SF	30.00	101,070
Replace cover board	200	SF	6.00	1,200
			_	196,258
079000 Joint Protection				
New sealant at Patio wall	1	LS	1,500.00	1,500
			_	1,500
				.,000
DIVISION 09 - FINISHES				
092000 Plaster & Gypsum Board				
Patch & repair interior water damage	1	LS	10,000.00	10,000
			_	10,000

099000 Painting & C	oating				
Ç	Paint OH door jambs Paint Interiors	8 200	LOC SF	1,000.00 4.00	8,000 800
				_	8,800
DIVISION 21 - FIRE	SUPPRESSION				
210000 Fire Suppres					
	Modify ETR heads/branch as needed	21,828	GSF	1.00	21,828
				_	21,828
DIVISION 22 - PLUN	MBING				
220000 Plumbing					
	RTU Enabling:	•		050.00	4.050
	Demo disconnect gas connections at RTU	3	EA	350.00	1,050
	Cut & Cap/ Male-safe	3	LOC	350.00	1,050
	Reconnect gas to RTU & Test	3	EA	2,500.00	7,500
	Misc. Gas piping allow	75	LF	55.00	4,125
	Misc. Gas piping support allow	1	LS	2,500.00	2,500
	Storm system modifications:				
	Demo/replace RD type A,B,C	8	EA	2,000.00	16,000
	CTE ETR Leader & Insulate	8	LOC	1,500.00	12,000
	New sump at RD	8	EA	500.00	4,000
	Paint gas pipe	1	LS	1,500.00	1,500
	Misc. plumbing/As built	1	LS	10,000.00	10,000
				_	59,725
					55,725
DIVISION 23 - HVAC					
230000 HVAC					
	Mechanical Demolition:				
	Disconnect & Dispose RTU	3	EA	3,500.00	10,500
	Disconnect & Dispose HW Pumps Disconnect EF & save	2 6	EA EA	1,500.00 500.00	3,000
	Disconnect Er & Save	O	EA	500.00	3,000
	Roof Top Unit:				
	New RTU (Gas/DX)				
	AHU-1	4,800	CFM	22.00	105,600
	AHU-2	4,800	CFM	22.00	105,600
	MUA-1	4,000	CFM EA	22.00 3,500.00	88,000
	Modify Roof Curbs w/ adapter Condensate w/ splash block	3 3	EA	750.00	10,500 2,250
	Merv filter	6	EA	2,500.00	15,000
	Heating/Cooling Generation:	_	<b>-</b> A	5 000 00	5 000
	P-3 HHW Pump w/ VFD	1 1	EA EA	5,000.00 5,000.00	5,000 5,000
	P-4 HHW Pump w/ VFD Piping/Valve and Connections	1	LS	30,000.00	5,000 30,000
	Modify Duct at connections	1	LS	30,000.00	30,000
	CTE S&R Duct main	6	LOC	2,000.00	12,000
	AFMS	3	EA	1,500.00	4,500
	Smoke dampers	6	LOC	400.00	2,400
	Fiber board at S&R opening	6	LOC	1,000.00	6,000
	Reconnect fans	6	EA	500.00	3,000

	ATC Scope: AHU-1-2	2	EA	40,000.00	80,000
	MUA-1	1	EA	25,000.00	25,000
	P-3-4	2	EA	2,500.00	5,000
	Test, graphics & integration	1	LS	50,000.00	50,000
	Rigging	1	LS	60,000.00	60,000
	Seismic & Vibration	1	LS	7,500.00	7,500
	Coring & Firesafing	1	LS	4,500.00	4,500
	Test & Balance	1	LS	20,000.00	20,000
	Coordination, as-built, misc. GC	1	LS	100,000.00	100,000
				_	793,350
DIVISION 26 - ELEC	CTRICAL				
260000 Electrical					
	Electrical Disconnection:				
	Demo & make-safe existing RTU disconnect	3	EA	1,500.00	4,500
	Demo & make-safe at HW pumps	2	EA	1,500.00	3,000
	Demo & make-safe existing EF	6	EA	500.00	3,000
	Selective demol. Of light fixtures/devices	21,828	EA	0.50	10,914
	Provide & Install RTU Disconnect switch	3	EA	7,500.00	22,500
	Provide 110A/3P Breaker	1	EA	1,500.00	1,500
	Provide 100A/3P Breaker	1	EA	1,200.00	1,200
	Provide 20A/1P Breaker	1	EA	450.00	450
	Tie-In to existing panel board  Mech. Equip. Feeders	5	EA	1,000.00	5,000
	100A Feed	200	LF	45.00	9,000
	110A Feed	200	LF	40.00	8,000
	20A Feed	500	LF	18.50	9,250
	Reconnect Fan/Test	6	EA	1,000.00	6,000
	VFDs (provided by HVAC) Wire only	2	EA	1,000.00	2,000
	Equip. Wiring & Connection:				
	Devices;	0	EA	015.00	0.45
	WP GFCI at RTU	3	EA	315.00	945
	Light at RTU	3 6	EA EA	750.00	2,250
	Duct smoke detectors	6	EA	800.00	4,800
	CO2 detector RTS	3	EA	1,000.00 280.00	6,000 840
	MC Cable	ა 1	LS	5,000.00	5,000
	FA Test	1	LS	4,500.00	4,500
	New Lighting Protection	1	LS	15,000.00	15,000
	25% OH&P	1	LS	31,412	31,412
	DJE	1	LS	50,000.00	50,000
	DUL	ı	LO	50,000.00	50,000

# Option 2 Deduction from Option 1 scope:

- Remove roofing and pavers replacement on the 2nd floor patio.

Base Estimate		TOTAL	1,560,077
General Conditions	10%	of base estimate	156,008 1,716,084
General Administrative O&P	8%	<u>-</u>	137,287 1,853,371
P&P Bond, Permit Insurance	3%	<u>-</u>	55,601 1,908,972
Design Contingency	10%	-	190,897 2,099,870
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION COST	52,497 <b>2,152,366</b>

Description		Quantity	Unit	Unit Cost	Total
	STING CONDITIONS	•			
024100 Demolition					
	Dispose/ Clean-up/ Protect Areas of work	1	LS	10,000.00	10,000
				_	10,000
DIVISION 06 - WOO	OD PLASTICS & COMPOSITES				
061000 Rough Carp	pentry				
0 1	Roof:	1 000	C.E.	0.50	0.500
	Replace roof sheathing - sloped	1,000	SF	8.50 _	8,500
					8,500
DIVISION 07 - THE	RMAL & MOISTURE PROTECTION				
073000 Slope Roofi	_				
	Sloped Roofing: Remove synthetic slate shingles & flashing	15,500	SF	5.00	77,500
	Ice & water shield	3,600	SF	4.50	16,200
	Perm drip edge	1,500	LF	5.50	8,250
	Ridge vent	27	LF	55.00	1,485
	Valley flashing	130	LF	65.00	8,450
	Asphalt shingle	15,500	SF	11.54	178,870
				_	290,755
075000 Membrane	Roofing				
07 3000 Membrane	Remove wall membrane	2,130	SF	3.75	7,988
	New wall membrane	2,130	SF	12.00	25,560
	Parapet cap	220	LF	35.00	7,700
	Base flashing	210	LF	24.00	5,040
	Main Flat Roof:	0.000	25		404.000
	Membrane TPO & tapered insulation	3,369	SF	30.00	101,070
	Replace cover board	200	SF	6.00	1,200
					148,558
079000 Joint Protect				4.500.00	4.500
	New sealant at Patio wall	1	LS	1,500.00	1,500
				_	1,500
DIVISION 09 - FINIS	SHES				
092000 Plaster & G					
	Patch & repair interior water damage	1	LS	10,000.00	10,000
					10,000
099000 Painting & 0	Coating				
	Paint OH door jambs	8	LOC	1,000.00	8,000
	Paint Interiors	200	SF	4.00	800
				_	8,800
DIVISION 21 - FIRE	SUPPRESSION				
210000 Fire Suppre					
	Modify ETR heads/branch as needed	21,828	GSF	1.00	21,828
					21,828

#### **DIVISION 22 - PLUMBING**

	00		

220000 Plumbing					
	RTU Enabling:				
	Demo disconnect gas connections at RTU	3	EA	350.00	1,050
	Cut & Cap/ Male-safe	3	LOC	350.00	1,050
	Reconnect gas to RTU & Test	3	EA	2,500.00	7,500
	Misc. Gas piping allow	75	LF	55.00	4,125
	Misc. Gas piping support allow	1	LS	2,500.00	2,500
	wise. das piping support allow	Į.	LO	2,000.00	2,500
	Storm system modifications:				
	Demo/replace RD type A,B,C	8	EA	2,000.00	16,000
	CTE ETR Leader & Insulate		LOC	·	
		8		1,500.00	12,000
	New sump at RD	8	EA	500.00	4,000
	<b>5</b>	4			
	Paint gas pipe	1	LS	1,500.00	1,500
	Misc. plumbing/As built	1	LS	10,000.00	10,000
				_	
					59,725
<b>DIVISION 23 - HV</b>	/AC				
230000 HVAC					
	Mechanical Demolition:				
	Disconnect & Dispose RTU	3	EA	3,500.00	10,500
	Disconnect & Dispose HW Pumps	2	EA	1,500.00	3,000
	Disconnect EF & save	6	EA	500.00	3,000
	Disconnect Li & save	O	<b>L</b> / \	300.00	0,000
	Roof Top Unit:				
	New RTU (Gas/DX)	4.000	OEM	00.00	405.000
	AHU-1	4,800	CFM	22.00	105,600
	AHU-2	4,800	CFM	22.00	105,600
	MUA-1	4,000	CFM	22.00	88,000
	Modify Roof Curbs w/ adapter	3	EA	3,500.00	10,500
	Condensate w/ splash block	3	EA	750.00	2,250
	Merv filter	6	EA	2,500.00	15,000
	Heating/Cooling Generation:				
	P-3 HHW Pump w/ VFD	1	EA	5,000.00	5,000
	P-4 HHW Pump w/ VFD	1	EA	5,000.00	5,000
	Piping/Valve and Connections	1	LS	30,000.00	30,000
	Modify Duct at connections	1	LS	30,000.00	30,000
	CTE S&R Duct main	6	LOC	2,000.00	12,000
	AFMS	3	EA	1,500.00	4,500
			LOC		
	Smoke dampers	6		400.00	2,400
	Fiber board at S&R opening	6	LOC	1,000.00	6,000
	Reconnect fans	6	EA	500.00	3,000
	ATC Scope:				
	AHU-1-2	2	EA	40,000.00	80,000
	MUA-1	1	EA	25,000.00	25,000
	P-3-4	2	EA	2,500.00	5,000
	Test, graphics & integration	1	LS	50,000.00	50,000
		1	LS	60,000.00	60,000
	Rigging	l l		, <del>-</del>	,
	Rigging Seismic & Vibration	1			7 500
	Seismic & Vibration	1	LS	7,500.00	7,500 4,500
	Seismic & Vibration Coring & Firesafing	1 1	LS LS	7,500.00 4,500.00	4,500
	Seismic & Vibration	1 1 1 1	LS	7,500.00	

#### **DIVISION 26 - ELECTRICAL**

#### 260000 Electrical

Electrical Disconnection:				
Demo & make-safe existing RTU disconnect	3	EA	1,500.00	4,500
Demo & make-safe at HW pumps	2	EA	1,500.00	3,000
Demo & make-safe existing EF	6	EA	500.00	3,000
Selective demol. Of light fixtures/devices	21,828	EA	0.50	10,914
Provide & Install RTU Disconnect switch	3	EA	7,500.00	22,500
Provide 110A/3P Breaker	1	EA	1,500.00	1,500
Provide 100A/3P Breaker	1	EA	1,200.00	1,200
Provide 20A/1P Breaker	1	EA	450.00	450
Tie-In to existing panel board	5	EA	1,000.00	5,000
Mech. Equip. Feeders	000	. –	4- 00	
100A Feed	200	LF	45.00	9,000
110A Feed	200	LF . –	40.00	8,000
20A Feed	500	LF	18.50	9,250
Reconnect Fan/Test	6	EA	1,000.00	6,000
VFDs (provided by HVAC) Wire only	2	EA	1,000.00	2,000
Equip. Wiring & Connection:				
Devices;				
WP GFCI at RTU	3	EA	315.00	945
Light at RTU	3	EA	750.00	2,250
Duct smoke detectors	6	EA	800.00	4,800
CO2 detector	6	EA	1,000.00	6,000
RTS	3	EA	280.00	840
MC Cable	1	LS	5,000.00	5,000
FA Test	1	LS	4,500.00	4,500
New Lighting Protection	1	LS	15,000.00	15,000
25% OH&P	1	LS	31,412	31,412
DJE	1	LS	50,000.00	50,000
			<u> </u>	

## Option 3 Deduction from Option 2 scope:

Base Estimate		TOTAL	1,387,617
General Conditions	10%	of base estimate	138,762 1,526,378
General Administrative O&P	8%	_	122,110 1,648,489
P&P Bond, Permit Insurance	3%	_	49,455 1,697,943
Design Contingency	10%	_	169,794 1,867,738
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION COST	46,693 <b>1,914,431</b>

<sup>-</sup> Reduce the scope of replacing the sloped roof to include the area above the second floor (living quarter).

<sup>\*</sup> Note: this area will be replaced entily with a new asphalt shingles. Partial replacement of the exisintg roof will not be possible unless was replaced by simillar material (syntatic slat roof tiles). The new roof will be visible from the street level and from the parking area.

Dispose   Clean-up   Protect Areas of work   1	Description		Quantity	Unit	Unit Cost	Total
Dispose/ Clean-up/ Protect Areas of work   1		TING CONDITIONS	-			
DIVISION 06 - WOOD PLASTICS & COMPOSITES	024100 Demolition			1.0	10,000,00	10.000
DIVISION 06 - WOOD PLASTICS & COMPOSITES		Dispose/ Clean-up/ Protect Areas of work	1	LS	10,000.00	
Main Flat Roof:   Remove wall membrane   Re						10,000
Replace roof sheathing - sloped   1,000   SF   8.50   8.500	DIVISION 06 - WOO	DD PLASTICS & COMPOSITES				
Replace roof sheathing - sloped   1,000   SF   8.50   8.500   8,500	061000 Rough Carp	-				
Division 07 - THERMAL & MOISTURE PROTECTION			1,000	SF	8.50	8,500
DIVISION 07 - THERMAL & MOISTURE PROTECTION					_	8.500
1073000 Slope Roofing   Sloped Roofing:   Sloped Roofing:   Remove synthetic slate shingles & flashing   6,000   SF   5.00   30,000   10c & water shield   1,660   SF   4,50   7,470	DIVISION 07 - THE	RMAL & MOISTURE PROTECTION				2,525
Sloped Roofing:   Remove synthetic slate shingles & flashing   6,000   SF   5,00   30,000   loc & water shield   1,660   SF   4,50   7,470   Remove synthetic slate shingles & flashing   1300   LF   5,500   1,650						
Remove synthetic slate shingles & flashing   6,000   SF   5,00   30,000   10	0/3000 Slope Roofii	_				
Perm drip edge		· -			5.00	30,000
Ridge vent						
Valley flashing						
Asphault shingle 6,000 SF 11.54 69,240  118,295  075000 Membrane Roofing Remove wall membrane 2,130 SF 3.75 7,988 New wall membrane 2,130 SF 12.00 25,560 Parapet cap 220 LF 35.00 7,700 Base flashing 210 LF 24.00 5,040  Main Flat Roof: Membrane TPO & tapered insulation Replace cover board 200 SF 30.00 101,070 Replace cover board 200 SF 6.00 1,200  079000 Joint Protection New sealant at Patio wall 1 LS 1,500.00 1,500  DIVISION 09 - FINISHES  092000 Plaster & Gypsum Board Patch & repair interior water damage 1 LS 10,000.00 10,000  099000 Painting & Coating Paint OH door jambs 8 LOC 1,000.00 8,000 Paint Interiors 800  DIVISION 21 - FIRE SUPPRESSION  21,000 Fire Suppression Modify ETR heads/branch as needed 21,828 GSF 1.00 21,828		_				
118,295   118,295   118,295   118,295   12,00   118,295   12,00   118,295   12,00   118,295   12,00   12,526,500   12,00   1						
075000 Membrane Roofing		Aspirault stilligle	0,000	Sir	11.54 _	
Remove wall membrane						118,295
New wall membrane	075000 Membrane I	_	0.100	O.F.	0.75	7,000
Parapet cap   220						
Base flashing   210			•			
Main Flat Roof: Membrane TPO & tapered insulation Replace cover board       3,369 200       SF       30.00 						•
Membrane TPO & tapered insulation Replace cover board   200   SF   30.00   101,070   1,200   1,200   1,200   1,200   1,200   1,200   1,200   1,200   1,200   1,200   1,200   1,200   1,500		-				<b>,</b> ,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,
Replace cover board   200   SF   6.00   1,200			0.000	05	00.00	101.070
148,558   148,558   148,558   148,558   148,558   148,558   148,558   148,558   148,558   148,558   148,558   148,558   148,558   148,558   148,558   148,500   148,			· ·			
DIVISION 09 - FINISHES         1         LS         1,500.00         1,500           092000 Plaster & Gypsum Board Patch & repair interior water damage         1         LS         10,000.00         10,000           099000 Painting & Coating Paint OH door jambs Paint Interiors         8         LOC         1,000.00         8,000           Paint Interiors         200         SF         4.00         800           DIVISION 21 - FIRE SUPPRESSION         21,828         GSF         1.00         21,828		Replace cover board	200	SF	6.00	1,200
New sealant at Patio wall					_	148,558
DIVISION 09 - FINISHES  092000 Plaster & Gypsum Board Patch & repair interior water damage 1 LS 10,000.00 10,000  099000 Painting & Coating Paint OH door jambs 8 LOC 1,000.00 8,000 Paint Interiors 200 SF 4.00 800  DIVISION 21 - FIRE SUPPRESSION  210000 Fire Suppression Modify ETR heads/branch as needed 21,828 GSF 1.00 21,828	079000 Joint Protec					
DIVISION 09 - FINISHES   DIVISION 09 - FINISHES   DIVISION 21 - FIRE SUPPRESSION   Modify ETR heads/branch as needed   DIVISION 29 - FINISHES   DIVISION 21 - FIRE Suppression   Modify ETR heads/branch as needed   DIVISION 21 - FIRE Suppression   Modify ETR heads/branch as needed   DIVISION 21 - FIRE Suppression   Modify ETR heads/branch as needed   DIVISION 21 - FIRE Suppression   DIVISION 2		New sealant at Patio wall	1	LS	1,500.00	1,500
092000 Plaster & Gypsum Board Patch & repair interior water damage       1       LS       10,000.00       10,000         099000 Painting & Coating Paint OH door jambs Paint Interiors       8       LOC       1,000.00       8,000         Paint Interiors       200       SF       4.00       800         DIVISION 21 - FIRE SUPPRESSION         210000 Fire Suppression Modify ETR heads/branch as needed       21,828       GSF       1.00       21,828					_	1,500
Patch & repair interior water damage 1 LS 10,000.00 10,000  099000 Painting & Coating     Paint OH door jambs 8 LOC 1,000.00 8,000     Paint Interiors 200 SF 4.00 800  DIVISION 21 - FIRE SUPPRESSION  210000 Fire Suppression     Modify ETR heads/branch as needed 21,828 GSF 1.00 21,828	DIVISION 09 - FINIS	SHES				
099000 Painting & Coating Paint OH door jambs Paint Interiors  8 LOC 1,000.00 8,000 Paint Interiors  200 SF 4.00 800  8,800  DIVISION 21 - FIRE SUPPRESSION  210000 Fire Suppression Modify ETR heads/branch as needed  21,828 GSF 1.00 21,828	092000 Plaster & Gy	psum Board				
099000 Painting & Coating       8       LOC       1,000.00       8,000         Paint Interiors       200       SF       4.00       800         BlVISION 21 - FIRE SUPPRESSION         210000 Fire Suppression       Modify ETR heads/branch as needed       21,828       GSF       1.00       21,828		Patch & repair interior water damage	1	LS	10,000.00	10,000
Paint OH door jambs Paint Interiors  8 LOC 1,000.00 8,000 SF 4.00 800  8,800  8,800  DIVISION 21 - FIRE SUPPRESSION  210000 Fire Suppression Modify ETR heads/branch as needed 21,828 GSF 1.00 21,828					_	10,000
Paint Interiors 200 SF 4.00 800  8,800  DIVISION 21 - FIRE SUPPRESSION  210000 Fire Suppression  Modify ETR heads/branch as needed 21,828 GSF 1.00 21,828	099000 Painting & C	Coating				
DIVISION 21 - FIRE SUPPRESSION  210000 Fire Suppression  Modify ETR heads/branch as needed 21,828 GSF 1.00 21,828					•	•
DIVISION 21 - FIRE SUPPRESSION  210000 Fire Suppression  Modify ETR heads/branch as needed 21,828 GSF 1.00 21,828		Paint Interiors	200	SF	4.00	800
210000 Fire Suppression  Modify ETR heads/branch as needed 21,828 GSF 1.00 21,828					_	8,800
Modify ETR heads/branch as needed 21,828 GSF 1.00 21,828	DIVISION 21 - FIRE	SUPPRESSION				
Modify ETR heads/branch as needed 21,828 GSF 1.00 21,828	210000 Fire Suppre	ssion				
21,828		Modify ETR heads/branch as needed	21,828	GSF	1.00	21,828
					_	21,828

#### **DIVISION 22 - PLUMBING**

22000		

220000 Plumbing					
	RTU Enabling:				
	Demo disconnect gas connections at RTU	3	EA	350.00	1,050
	Cut & Cap/ Male-safe	3	LOC	350.00	1,050
	Reconnect gas to RTU & Test	3	EA	2,500.00	7,500
	Misc. Gas piping allow	75	LF	55.00	4,125
	Misc. Gas piping support allow	1	LS	2,500.00	2,500
	moor dad piping dappointailon			_,000.00	_,000
	Storm system modifications:				
	Demo/replace RD type A,B,C	8	EA	2,000.00	16,000
	CTE ETR Leader & Insulate	8	LOC	1,500.00	
				,	12,000
	New sump at RD	8	EA	500.00	4,000
	Delah sasa selas	4	1.0	4 500 00	4 500
	Paint gas pipe	1	LS	1,500.00	1,500
	Misc. plumbing/As built	1	LS	10,000.00	10,000
				_	
					59,725
DIVISION 23 - HVA	C				
230000 HVAC					
	Mechanical Demolition:				
	Disconnect & Dispose RTU	3	EA	3,500.00	10,500
	Disconnect & Dispose HW Pumps	2	EA	1,500.00	3,000
	Disconnect EF & save	6	EA	500.00	3,000
	Diodoliniost El Gravo	· ·	_, .	000.00	0,000
	Roof Top Unit:				
	New RTU (Gas/DX)				
	AHU-1	4,800	CFM	22.00	105 600
					105,600
	AHU-2	4,800	CFM	22.00	105,600
	MUA-1	4,000	CFM	22.00	88,000
	Modify Roof Curbs w/ adapter	3	EA	3,500.00	10,500
	Condensate w/ splash block	3	EA	750.00	2,250
	Merv filter	6	EA	2,500.00	15,000
	Heating/Cooling Generation:				
	P-3 HHW Pump w/ VFD	1	EA	5,000.00	5,000
	P-4 HHW Pump w/ VFD	1	EA	5,000.00	5,000
	Piping/Valve and Connections	1	LS	30,000.00	30,000
	Modify Duct at connections	1	LS	30,000.00	30,000
	CTE S&R Duct main	6	LOC	2,000.00	12,000
	AFMS	3	EA	1,500.00	
				·	4,500
	Smoke dampers	6	LOC	400.00	2,400
	Fiber board at S&R opening	6	LOC	1,000.00	6,000
	Reconnect fans	6	EA	500.00	3,000
	ATC Scope:				
	AHU-1-2	2	EA	40,000.00	80,000
	MUA-1	1	EA	25,000.00	25,000
	P-3-4	2	EA	2,500.00	5,000
	Test, graphics & integration	1	LS	50,000.00	50,000
	Rigging	1	LS	60,000.00	60,000
	Siesmic & Vibration	1	LS	7,500.00	7,500
	Coring & Firesafing	1	LS	4,500.00	4,500
	Test & Balance	1	LS	20,000.00	20,000
		1			
	Coordination, as-built, misc. GC	I	LS	100,000.00	100,000
				_	700.050
					793,350

#### **DIVISION 26 - ELECTRICAL**

#### 260000 Electrical

Electrical Disconnection:				
Demo & make-safe existing RTU disconnect	3	EA	1,500.00	4,500
Demo & make-safe at HW pumps	2	EA	1,500.00	3,000
Demo & make-safe existing EF	6	EA	500.00	3,000
Selective demol. Of light fixtures/devices	21,828	EA	0.50	10,914
Provide & Install RTU Disconnect switch	3	EA	7,500.00	22,500
Provide 110A/3P Breaker	1	EA	1,500.00	1,500
Provide 100A/3P Breaker	1	EA	1,200.00	1,200
Provide 20A/1P Breaker	1	EA	450.00	450
Tie-In to existing panel board	5	EA	1,000.00	5,000
Mech. Equip. Feeders				
100A Feed	200	LF	45.00	9,000
110A Feed	200	LF	40.00	8,000
20A Feed	500	LF	18.50	9,250
Reconnect Fan/Test	6	EA	1,000.00	6,000
VFDs (provided by HVAC) Wire only	2	EA	1,000.00	2,000
Equip. Wiring & Connection:				
Devices;				
WP GFCI at RTU	3	EA	315.00	945
Light at RTU	3	EA	750.00	2,250
Duct smoke detectors	6	EA	800.00	4,800
CO2 detector	6	EA	1,000.00	6,000
RTS	3	EA	280.00	840
MC Cable	1	LS	5,000.00	5,000
FA Test	1	LS	4,500.00	4,500
New Lighting Protection	1	LS	15,000.00	15,000
25% OH&P	1	LS	31,412	31,412
DJE	1	LS	50,000.00	50,000

- Option 4

  Deduction from Option 3 scope:

   Remove the replacement of the sloped roof entirely.

   Remove all interior paint and ceiling replacement at Stair A.

Base Estimate		TOTAL	1,240,522
General Conditions	10%	of base estimate	124,052 1,364,574
General Administrative O&P	8%		109,166 1,473,740
P&P Bond, Permit Insurance	3%		44,212 1,517,952
Design Contingency	10%		151,795 1,669,747
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION COST	41,744 <b>1,711,491</b>

Description		Quantity	Unit	Unit Cost	Total
DIVISION 02 - EXIS	TING CONDITIONS	•			
024100 Demolition	Dispose/ Clean-up/ Protect Areas of work	1	LS	10,000.00	10,000
	Dispose, Glean up, Froteet Areas of Work	•	20	10,000.00	10,000
				_	10,000
075000 Membrane F	Roofing				
	Remove wall membrane	2,130	SF	3.75	7,988
	New wall membrane	2,130	SF	12.00	25,560
	Parapet cap	220	LF	35.00	7,700
	Base flashing	210	LF	24.00	5,040
	Main Flat Roof:				
	Membrane TPO & tapered insulation	3,369	SF	30.00	101,070
	Replace cover board	200	SF	6.00	1,200
				_	148,558
					140,550
DIVISION 21 - FIRE	SUPPRESSION				
210000 Fire Suppres	ceion				
2 10000 Fire Suppres	Modify ETR heads/branch as needed	21,828	GSF	1.00	21,828
	can, 2cass, station as necess	_1,0_0		_	
					21,828
DIVISION 22 - PLUI	MRING				
DIVIDION ZZ 1 EGI	VIDING				
220000 Plumbing					
	RTU Enabling:		<b>-</b> •	050.00	4.050
	Demo disconnect gas connections at RTU	3	EA	350.00	1,050
	Cut & Cap/ Male-safe	3	LOC	350.00	1,050
	Reconnect gas to RTU & Test	3	EA	2,500.00	7,500
	Misc. Gas piping allow	75	LF	55.00	4,125
	Misc. Gas piping support allow	1	LS	2,500.00	2,500
	Storm system modifications:				
	Demo/replace RD type A,B,C	8	EA	2,000.00	16,000
	CTE ETR Leader & Insulate	8	LOC	1,500.00	12,000
	New sump at RD	8	EA	500.00	4,000
	D. int. and only	4	1.0	4 500 00	1.500
	Paint gas pipe Misc. plumbing/As built	1 1	LS LS	1,500.00 10,000.00	1,500 10,000
	Miss. plantsing, / to ball.	·	20	10,000.00	10,000
				_	59,725
DIVISION 23 - HVA					
000000111/40					
230000 HVAC	Mechanical Demolition:				
	Disconnect & Dispose RTU	3	EA	3,500.00	10,500
	Disconnect & Dispose HW Pumps	2	EA	1,500.00	3,000
	Disconnect EF & save	6	EA	500.00	3,000
	DestTee Hell				
	Roof Top Unit: New RTU (Gas/DX)				
	AHU-1	4,800	CFM	22.00	105,600
	AHU-2	4,800	CFM	22.00	105,600
	MUA-1	4,000	CFM	22.00	88,000
	Modify Roof Curbs w/ adapter	3	EA	3,500.00	10,500
	Condensate w/ splash block	3	EA	750.00	2,250
	Merv filter	6	EA	2,500.00	15,000

PJ. HHM Pump w VFD		P-3 HHW Pump w/ VFD	1	EA	5,000.00	5,000
PipingMake and Connections		•	1		•	·
Modify Duct at connections		•	1		•	
CTF SAR Duct main			1		•	·
AFMS Smoke dampers 6 LOC 400.00 2,400 Fiber board at S&R opening Fiber boar					·	
Smoke dampers					•	
Filber board at S&R opening						·
Reconnect fans		•				
ATC Scope:     AHU-1-2					•	
AHU-1-2		Reconnect tans	б	EA	500.00	3,000
AHU-1-2		ATC Scope:				
MUA-1 P.3-4 P.3-4 P.3-4 P.3-4 P.3-4 P.3-6 Rigging P.3-1 Rigging P.3-1 Rigging P.3-1 Rigging P.3-1 Rigging P.3-1 Rigging P.3-1 Rigging P.3-2 Rigging P.3-2 Rigging P.3-3 Ri		AHU-1-2	2	EA	40,000.00	80,000
P-3-4		MUA-1	1	EA		
Test, graphics & integration   1			2			
Rigging   1			1			
Selsmic & Vibration			1		,	
Coring & Firesafing			1		•	
Test & Balance			1			
Coordination, as-built, misc. GC			1			
T93,350   T93,			1			
DIVISION 26 - ELECTRICAL   Electrical Disconnection:   Demo & make-safe existing RTU disconnect   3		Coordination, as-built, misc. GC	'	LS	100,000.00	100,000
Electrical Disconnection:   Demo & make-safe existing RTU disconnect   3					_	793,350
Electrical Disconnection:   Demo & make-safe existing RTU disconnect   3						
Electrical Disconnection:   Demo & make-safe existing RTU disconnect   3	DIVISION 26 - ELE	CTRICAL				
Demo & make-safe existing RTU disconnect   3	260000 Electrical					
Demo & make-safe at HW pumps         2         EA         1,500.00         3,000           Demo & make-safe existing EF         6         EA         500.00         3,000           Selective demol. Of light fixtures/devices         21,828         EA         0.50         10,914           Provide & Install RTU Disconnect switch         3         EA         7,500.00         22,500           Provide 100A/3P Breaker         1         EA         1,500.00         1,500           Provide 20A/1P Breaker         1         EA         1,200.00         1,500           Provide 20A/1P Breaker         1         EA         450.00         450           Tie-In to existing panel board         5         EA         1,000.00         5,000           Mech. Equip. Feeders         200         LF         45.00         9,000           110A Feed         200         LF         45.00         9,000           110A Feed         200         LF         45.00         9,000           110A Feed         500         LF         18.50         9,250           Reconnect Fan/Test         6         EA         1,000.00         6,000           VFDs (provided by HVAC) Wire only         2         EA         1,000.00		Electrical Disconnection:				
Demo & make-safe at HW pumps         2         EA         1,500.00         3,000           Demo & make-safe existing EF         6         EA         500.00         3,000           Selective demol. Of light fixtures/devices         21,828         EA         0.50         10,914           Provide & Install RTU Disconnect switch         3         EA         7,500.00         22,500           Provide 100A/3P Breaker         1         EA         1,500.00         1,500           Provide 20A/1P Breaker         1         EA         1,200.00         1,500           Provide 20A/1P Breaker         1         EA         450.00         450           Tie-In to existing panel board         5         EA         1,000.00         5,000           Mech. Equip. Feeders         200         LF         45.00         9,000           110A Feed         200         LF         45.00         9,000           110A Feed         200         LF         45.00         9,000           110A Feed         500         LF         18.50         9,250           Reconnect Fan/Test         6         EA         1,000.00         6,000           VFDs (provided by HVAC) Wire only         2         EA         1,000.00		Demo & make-safe existing RTU disconnect	3	EA	1,500.00	4.500
Demo & make-safe existing EF         6         EA         500.00         3,000           Selective demol. Of light fixtures/devices         21,828         EA         0.50         10,914           Provide & Install RTU Disconnect switch         3         EA         7,500.00         22,500           Provide 110A/3P Breaker         1         EA         1,500.00         1,500           Provide 20A/1P Breaker         1         EA         1,200.00         1,200           Provide 20A/1P Breaker         1         EA         450.00         450           Tie-In to existing panel board         5         EA         1,000.00         5,000           Mech. Equip. Feeders         200         LF         45.00         9,000           110A Feed         200         LF         45.00         9,000           110A Feed         200         LF         40.00         8,000           20A Feed         500         LF         18.50         9,250           Reconnect Fan/Test         6         EA         1,000.00         6,000           VFDs (provided by HVAC) Wire only         2         EA         1,000.00         2,000           Equip. Wiring & Connection:         S         S         A						
Selective demol. Of light fixtures/devices         21,828         EA         0.50         10,914           Provide & Install RTU Disconnect switch         3         EA         7,500.00         22,500           Provide 110A/3P Breaker         1         EA         1,500.00         1,500           Provide 20A/1P Breaker         1         EA         1,200.00         1,200           Provide 20A/1P Breaker         1         EA         450.00         450           Tie-In to existing panel board         5         EA         1,000.00         5,000           Mech. Equip. Feeders         200         LF         45.00         9,000           110A Feed         200         LF         45.00         9,000           110A Feed         200         LF         40.00         8,000           20A Feed         200         LF         40.00         8,000           20A Feed         500         LF         18.50         9,250           Reconnect Fan/Test         6         EA         1,000.00         6,000           VFDs (provided by HVAC) Wire only         2         EA         1,000.00         2,000           Equip. Wiring & Connection:         Devices;         B         A         315.00		· · · · · · · · · · · · · · · · · · ·			•	
Provide 110A/3P Breaker         1         EA         1,500.00         1,500           Provide 100A/3P Breaker         1         EA         1,200.00         1,200           Provide 20A/1P Breaker         1         EA         450.00         450           Tie-In to existing panel board         5         EA         1,000.00         5,000           Mech. Equip. Feeders         200         LF         45.00         9,000           110A Feed         200         LF         45.00         8,000           20A Feed         500         LF         40.00         8,000           20A Feed         500         LF         18.50         9,250           Reconnect Fan/Test         6         EA         1,000.00         6,000           VFDs (provided by HVAC) Wire only         2         EA         1,000.00         2,000           Equip. Wiring & Connection:         Devices;         WP GFCI at RTU         3         EA         315.00         945           Light at RTU         3         EA         750.00         2,250           Duct smoke detectors         6         EA         800.00         4,800           CO2 detector         6         EA         1,000.00         6,000 <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>						
Provide 110A/3P Breaker         1         EA         1,500.00         1,500           Provide 100A/3P Breaker         1         EA         1,200.00         1,200           Provide 20A/1P Breaker         1         EA         450.00         450           Tie-In to existing panel board         5         EA         1,000.00         5,000           Mech. Equip. Feeders         200         LF         45.00         9,000           110A Feed         200         LF         45.00         8,000           20A Feed         500         LF         40.00         8,000           20A Feed         500         LF         18.50         9,250           Reconnect Fan/Test         6         EA         1,000.00         6,000           VFDs (provided by HVAC) Wire only         2         EA         1,000.00         2,000           Equip. Wiring & Connection:         Devices;         WP GFCI at RTU         3         EA         315.00         945           Light at RTU         3         EA         750.00         2,250           Duct smoke detectors         6         EA         800.00         4,800           CO2 detector         6         EA         1,000.00         6,000 <td></td> <td></td> <td></td> <td></td> <td></td> <td></td>						
Provide 20A/1P Breaker         1         EA         1,200.00         1,200           Provide 20A/1P Breaker         1         EA         450.00         450           Tie-In to existing panel board         5         EA         1,000.00         5,000           Mech. Equip. Feeders         8         100A Feed         200         LF         45.00         9,000           110A Feed         200         LF         40.00         8,000           20A Feed         500         LF         18.50         9,250           Reconnect Fan/Test         6         EA         1,000.00         6,000           VFDs (provided by HVAC) Wire only         2         EA         1,000.00         2,000           Equip. Wiring & Connection:         2         EA         1,000.00         945           Light at RTU         3         EA         315.00         945           Light at RTU         3         EA         750.00         2,250           Duct smoke detectors         6         EA         800.00         4,800           CO2 detector         6         EA         1,000.00         6,000           RTS         3         EA         280.00         840		Provide & Install RTU Disconnect switch	3	EA	7,500.00	22,500
Provide 20A/1P Breaker         1         EA         450.00         450           Tie-In to existing panel board         5         EA         1,000.00         5,000           Mech. Equip. Feeders         100A Feed         200         LF         45.00         9,000           110A Feed         200         LF         40.00         8,000           20A Feed         500         LF         18.50         9,250           Reconnect Fan/Test         6         EA         1,000.00         6,000           VFDs (provided by HVAC) Wire only         2         EA         1,000.00         6,000           VFDs (provided by HVAC) Wire only         2         EA         1,000.00         6,000           Equip. Wiring & Connection:         Devices;         VPGFCI at RTU         3         EA         315.00         945           Light at RTU         3         EA         350.00         2,250           Duct smoke detectors         6         EA         800.00         4,800           CO2 detector         6         EA         1,000.00         6,000           RTS         3         EA         280.00         840           MC Cable         1         LS         5,000.00		Provide 110A/3P Breaker	1	EA	1,500.00	1,500
Tie-In to existing panel board Mech. Equip. Feeders  100A Feed 200 LF 45.00 9,000 110A Feed 200 LF 40.00 8,000 20A Feed 500 LF 18.50 9,250 Reconnect Fan/Test 6 EA 1,000.00 6,000 VFDs (provided by HVAC) Wire only 2 EA 1,000.00 2,000  Equip. Wiring & Connection: Devices; WP GFCI at RTU 3 EA 315.00 945 Light at RTU 3 EA 315.00 945 Light at RTU 3 EA 800.00 4,800 CO2 detector 6 EA 800.00 4,800 CO2 detector 6 EA 1,000.00 6,000 RTS 3 EA 280.00 840 MC Cable 1 LS 5,000.00 5,000 FA Test 1 LS 4,500.00 15,000 25% OH&P 1 LS 31,412 31,412 DJE 1000.00 LF 45.00 PA Tour Manual Test 1 LS 50,000.00 50,000 PA Test 1 LS 50,000.00 50,000		Provide 100A/3P Breaker	1	EA	1,200.00	1,200
Tie-In to existing panel board Mech. Equip. Feeders  100A Feed 200 LF 45.00 9,000 110A Feed 200 LF 40.00 8,000 20A Feed 500 LF 18.50 9,250 Reconnect Fan/Test 6 EA 1,000.00 6,000 VFDs (provided by HVAC) Wire only 2 EA 1,000.00 2,000  Equip. Wiring & Connection: Devices; WP GFCI at RTU 3 EA 315.00 945 Light at RTU 3 EA 315.00 945 Light at RTU 3 EA 800.00 4,800 CO2 detector 6 EA 800.00 4,800 CO2 detector 6 EA 1,000.00 6,000 RTS 3 EA 280.00 840 MC Cable 1 LS 5,000.00 5,000 FA Test 1 LS 4,500.00 15,000 25% OH&P 1 LS 31,412 31,412 DJE 1000.00 LF 45.00 PA Tour Manual Test 1 LS 50,000.00 50,000 PA Test 1 LS 50,000.00 50,000		Dura dela COA (4D Dura leau	4	ГΛ	450.00	450
Mech. Equip. Feeders         100A Feed       200       LF       45.00       9,000         110A Feed       200       LF       40.00       8,000         20A Feed       500       LF       18.50       9,250         Reconnect Fan/Test       6       EA       1,000.00       6,000         VFDs (provided by HVAC) Wire only       2       EA       1,000.00       2,000         Equip. Wiring & Connection:       Devices;       VP GFCI at RTU       3       EA       315.00       945         Light at RTU       3       EA       750.00       2,250         Duct smoke detectors       6       EA       800.00       4,800         CO2 detector       6       EA       1,000.00       6,000         RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       15,000.00       4,500         New Lighting Protection       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000						
100A Feed       200       LF       45.00       9,000         110A Feed       200       LF       40.00       8,000         20A Feed       500       LF       18.50       9,250         Reconnect Fan/Test       6       EA       1,000.00       6,000         VFDs (provided by HVAC) Wire only       2       EA       1,000.00       2,000         Equip. Wiring & Connection:       Devices;       VP GFCI at RTU       3       EA       315.00       945         Light at RTU       3       EA       750.00       2,250         Duct smoke detectors       6       EA       800.00       4,800         CO2 detector       6       EA       1,000.00       6,000         RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       31,412       31,412       31,412         DJE       1       LS       50,000.00       50,000			5	EA	1,000.00	5,000
110A Feed       200       LF       40.00       8,000         20A Feed       500       LF       18.50       9,250         Reconnect Fan/Test       6       EA       1,000.00       6,000         VFDs (provided by HVAC) Wire only       2       EA       1,000.00       2,000         Equip. Wiring & Connection:       Devices;         WP GFCI at RTU       3       EA       315.00       945         Light at RTU       3       EA       750.00       2,250         Duct smoke detectors       6       EA       800.00       4,800         CO2 detector       6       EA       1,000.00       6,000         RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       15,000.00       15,000         25% OH&P       1       LS       50,000.00       50,000		• •	000		45.00	0.000
20A Feed 500 LF 18.50 9,250 Reconnect Fan/Test 6 EA 1,000.00 6,000 VFDs (provided by HVAC) Wire only 2 EA 1,000.00 2,000  Equip. Wiring & Connection: Devices; WP GFCI at RTU 3 EA 315.00 945 Light at RTU 3 EA 800.00 4,800 CO2 detector 6 EA 800.00 4,800 CO2 detector 6 EA 1,000.00 6,000 RTS 3 EA 280.00 840 MC Cable 1 LS 5,000.00 5,000 FA Test 1 LS 4,500.00 4,500 New Lighting Protection 1 LS 15,000.00 15,000 25% OH&P 1 LS 31,412 31,412 DJE 1 LS 50,000.00 50,000						
Reconnect Fan/Test       6       EA       1,000.00       6,000         VFDs (provided by HVAC) Wire only       2       EA       1,000.00       2,000         Equip. Wiring & Connection:       Devices;         WP GFCI at RTU       3       EA       315.00       945         Light at RTU       3       EA       750.00       2,250         Duct smoke detectors       6       EA       800.00       4,800         CO2 detector       6       EA       1,000.00       6,000         RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       15,000.00       15,000         25% OH&P       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000						·
VFDs (provided by HVAC) Wire only       2       EA       1,000.00       2,000         Equip. Wiring & Connection:       Devices;         WP GFCI at RTU       3       EA       315.00       945         Light at RTU       3       EA       750.00       2,250         Duct smoke detectors       6       EA       800.00       4,800         CO2 detector       6       EA       1,000.00       6,000         RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000						·
Equip. Wiring & Connection: Devices; WP GFCI at RTU 3 EA 315.00 945 Light at RTU 3 EA 750.00 2,250 Duct smoke detectors 6 EA 800.00 4,800 CO2 detector 6 EA 1,000.00 6,000 RTS 3 EA 280.00 840 MC Cable 1 LS 5,000.00 5,000 FA Test 1 LS 4,500.00 4,500 New Lighting Protection 1 LS 15,000.00 15,000 25% OH&P 1 LS 31,412 31,412 DJE 1 LS 50,000.00 50,000					·	
Devices;       WP GFCI at RTU       3       EA       315.00       945         Light at RTU       3       EA       750.00       2,250         Duct smoke detectors       6       EA       800.00       4,800         CO2 detector       6       EA       1,000.00       6,000         RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       15,000.00       15,000         25% OH&P       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000		VFDs (provided by HVAC) Wire only	2	EA	1,000.00	2,000
Devices;       WP GFCI at RTU       3       EA       315.00       945         Light at RTU       3       EA       750.00       2,250         Duct smoke detectors       6       EA       800.00       4,800         CO2 detector       6       EA       1,000.00       6,000         RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       15,000.00       15,000         25% OH&P       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000		Equip. Wiring & Connection:				
WP GFCI at RTU       3       EA       315.00       945         Light at RTU       3       EA       750.00       2,250         Duct smoke detectors       6       EA       800.00       4,800         CO2 detector       6       EA       1,000.00       6,000         RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       15,000.00       15,000         25% OH&P       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000						
Light at RTU       3       EA       750.00       2,250         Duct smoke detectors       6       EA       800.00       4,800         CO2 detector       6       EA       1,000.00       6,000         RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       15,000.00       15,000         25% OH&P       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000		•	3	EA	315.00	945
Duct smoke detectors       6       EA       800.00       4,800         CO2 detector       6       EA       1,000.00       6,000         RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       15,000.00       15,000         25% OH&P       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000						
CO2 detector       6       EA       1,000.00       6,000         RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       15,000.00       15,000         25% OH&P       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000		<u> </u>				
RTS       3       EA       280.00       840         MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       15,000.00       15,000         25% OH&P       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000						
MC Cable       1       LS       5,000.00       5,000         FA Test       1       LS       4,500.00       4,500         New Lighting Protection       1       LS       15,000.00       15,000         25% OH&P       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000					•	·
FA Test 1 LS 4,500.00 4,500  New Lighting Protection 1 LS 15,000.00 15,000  25% OH&P 1 LS 31,412 31,412  DJE 1 LS 50,000.00 50,000						
New Lighting Protection       1       LS       15,000.00       15,000         25% OH&P       1       LS       31,412       31,412         DJE       1       LS       50,000.00       50,000					•	
25% OH&P 1 LS 31,412 31,412 DJE 1 LS 50,000.00 50,000			•		·	
DJE 1 LS 50,000.00 50,000					•	·
					· ·	
207,061		232	ı	LO	50,000.00	50,000
					_	207,061

Heating/Cooling Generation:

## Option 5

- addition to Option 4 scope:

   Partial replacement of the sloped roof in syntactic slate roof tiles. Limited to area with water leak damage.

   Replace ceiling board and paint at Stair A

Base Estimate		TOTAL	1,336,032
General Conditions	10%	of base estimate	133,603 1,469,635
General Administrative O&P	8%	-	117,571 1,587,206
P&P Bond, Permit Insurance	3%	-	47,616 1,634,822
Design Contingency	10%	<del>-</del>	163,482 1,798,304
Escalation (summer 2024)	3%	TOTAL CONSTRUCTION COST	44,958 <b>1,843,262</b>

Description		Quantity	Unit	Unit Cost	Total
	TING CONDITIONS	-			
024100 Demolition			1.0	10,000,00	40.000
	Dispose/ Clean-up/ Protect Areas of work	1	LS	10,000.00	10,000
					10,000
DIVISION 06 - WOO	DD PLASTICS & COMPOSITES				
061000 Rough Carp	•				
	Roof: Replace roof sheathing - sloped	1,000	SF	8.50	8,500
				_	8,500
DIVISION 07 - THEI	RMAL & MOISTURE PROTECTION				,
073000 Slope Roofi	na				
от обоб оторо т тост.	Sloped Roofing:				
	Remove synthetic slate shingles & flashing	2,000	SF	5.00	10,000
	Ice & water shield	850	SF	4.50	3,825
	Perm drip edge	100	LF	5.50	550
	Ridge vent	27	LF	55.00	1,485
	Valley flashing New Synthetic Slate Tiles	90 2,000	LF SF	65.00 22.50	5,850 45,000
	New Synthetic Glate Thes	2,000	OI .		
					66,710
075000 Membrane I	_	0.100	O.F.	0.75	7.000
	Remove wall membrane  New wall membrane	2,130 2,130	SF SF	3.75 12.00	7,988 25,560
	Parapet cap	220	LF	35.00	7,700
	Base flashing	210	LF	24.00	5,040
	Main Flat Roof:				
	Membrane TPO & tapered insulation	3,369	SF	30.00	101,070
	Replace cover board	200	SF	6.00	1,200
				_	148,558
079000 Joint Protect					
	New sealant at Patio wall	1	LS	1,500.00	1,500
				_	1,500
DIVISION 09 - FINIS	SHES				
092000 Plaster & Gy	ypsum Board				
	Patch & repair interior water damage	1	LS	10,000.00	10,000
				_	10,000
099000 Painting & C		0	1.00	1 000 00	0.000
	Paint OH door jambs Paint Interiors	8 200	LOC SF	1,000.00 4.00	8,000 800
				_	8,800
DIVISION 21 - FIRE	SUPPRESSION				
210000 Fire Suppre	ssion				
2 10000 i ile Suppre	Modify ETR heads/branch as needed	21,828	GSF	1.00	21,828
	-	•			,

				-	21,828
DIVISION 22 - PLUM	1BING				
220000 Plumbing					
	RTU Enabling:				
	Demo disconnect gas connections at RTU	3	EA	350.00	1,050
	Cut & Cap/ Male-safe	3	LOC	350.00	1,050
	Reconnect gas to RTU & Test	3	EA	2,500.00	7,500
	Misc. Gas piping allow	<b>7</b> 5	LF	55.00	4,125
	Misc. Gas piping support allow	1	LS	2,500.00	2,500
	-				
	Storm system modifications:	0	<b>-</b> A	0.000.00	10.000
	Demo/replace RD type A,B,C CTE ETR Leader & Insulate	8	EA LOC	2,000.00 1,500.00	16,000
	New sump at RD	8 8	EA	500.00	12,000 4,000
	New Sump at No	J	L/	300.00	4,000
	Paint gas pipe	1	LS	1,500.00	1,500
	Misc. plumbing/As built	1	LS	10,000.00	10,000
				-	59,725
					39,723
DIVISION 23 - HVAC	<b>)</b>				
230000 HVAC					
	Mechanical Demolition:				
	Disconnect & Dispose RTU	3	EA	3,500.00	10,500
	Disconnect & Dispose HW Pumps	2	EA	1,500.00	3,000
	Disconnect EF & save	6	EA	500.00	3,000
	Roof Top Unit:				
	New RTU (Gas/DX)				
	AHU-1	4,800	CFM	22.00	105,600
	AHU-2	4,800	CFM	22.00	105,600
	MUA-1	4,000	CFM	22.00	88,000
	Modify Roof Curbs w/ adapter	3	EA	3,500.00	10,500
	Condensate w/ splash block Merv filter	3 6	EA EA	750.00 2,500.00	2,250 15,000
	Werv filter	O	LA	2,500.00	13,000
	Heating/Cooling Generation:				
	P-3 HHW Pump w/ VFD	1	EA	5,000.00	5,000
	P-4 HHW Pump w/ VFD	1	EA	5,000.00	5,000
	Piping/Valve and Connections	1	LS	30,000.00	30,000
	Modify Duct at connections	1	LS	30,000.00	30,000
	CTE S&R Duct main AFMS	6 3	LOC EA	2,000.00 1,500.00	12,000 4,500
	Smoke dampers	6	LOC	400.00	2,400
	Fiber board at S&R opening	6	LOC	1,000.00	6,000
	Reconnect fans	6	EA	500.00	3,000
					,
	ATC Scope:	_		40.000.00	
	AHU-1-2	2	EΑ	40,000.00	80,000
	MUA-1 P-3-4	1 2	EA EA	25,000.00 2,500.00	25,000 5,000
	Test, graphics & integration	1	LS	2,500.00 50,000.00	50,000
	Rigging	1	LS	60,000.00	60,000
	Seismic & Vibration	1	LS	7,500.00	7,500
	Coring & Firesafing	1	LS	4,500.00	4,500
	Test & Balance	1	LS	20,000.00	20,000
	Coordination, as-built, misc. GC	1	LS	100,000.00	100,000
				_	

#### **DIVISION 26 - ELECTRICAL**

#### 260000 Electrical

Electrical Disconnection:				
Demo & make-safe existing RTU disconnect	3	EA	1,500.00	4,500
Demo & make-safe at HW pumps	2	EA	1,500.00	3,000
Demo & make-safe existing EF	6	EA	500.00	3,000
Selective demol. Of light fixtures/devices	21,828	EA	0.50	10,914
Provide & Install RTU Disconnect switch	3	EA	7,500.00	22,500
Provide 110A/3P Breaker	1	EA	1,500.00	1,500
Provide 100A/3P Breaker	1	EA	1,200.00	1,200
Provide 20A/1P Breaker	1	EA	450.00	450
Tie-In to existing panel board	5	EA	1,000.00	5,000
Mech. Equip. Feeders	· ·	_, .	.,000.00	2,222
100A Feed	200	LF	45.00	9,000
110A Feed	200	LF	40.00	8,000
20A Feed	500	LF	18.50	9,250
Reconnect Fan/Test	6	EA	1,000.00	6,000
VFDs (provided by HVAC) Wire only	2	EA	1,000.00	2,000
Equip. Wiring & Connection:				
Devices:				
WP GFCI at RTU	3	EA	315.00	945
Light at RTU	3	EA	750.00	2,250
Duct smoke detectors	6	EA	800.00	4,800
CO2 detector	6	EA	1,000.00	6,000
RTS	3	EA	280.00	840
MC Cable	1	LS	5,000.00	5,000
FA Test	1	LS	4,500.00	4,500
New Lighting Protection	1	LS	15,000.00	15,000
25% OH&P	1	LS	31,412	31,412
DJE	1	LS	50,000.00	50,000