



Job Name: **Baker School District
Facilities Study and Survey Estimates**

Conceptual Schematic Design Prepared By: **Terry**
 Design Development Construction Documents Current Date: **7-Aug-16**

Total GSF: 322,460

	Sq. Ft.	Cost/ Sq. Ft.	Cost	Condition Index
Baker High School	152,500	78	11,830,184	0.26
Baker Middle School	32,660	126	4,115,854	0.46
Eagle Cap Web Academy	41,400	82	3,397,556	0.30
Brooklyn Elementary School	43,300	78	3,369,773	0.31
South Baker Intermediate School	32,900	71	2,340,985	0.28
Haines Elementary School	13,700	76	1,044,279	0.28
Keating Elementary School	6,000	93	555,690	0.34
SUBTOTAL	322,460	83	\$26,654,321	

- These facilities repair estimates are based upon recommendations from the Baker School District Facility Study and Survey Report dated 7/27/2016.
- This is a probable cost estimate based on in-progress documentation provided by the architect. The actual bid documents will vary from this estimate due to document completion, detailing, specification, addendum, etc. The estimator has no control over the cost or availability of labor, equipment, materials, over market conditions or subcontractor's method of pricing.
- This estimate is formulated on the estimator's professional judgment and experience.
- The estimate makes no warranty, expressed or implied, that the quantities, bids or the negotiated cost of the work will not vary from the estimator's opinion of probable construction cost.



**Construction Cost
Estimate Summary**

Job Name: **Baker High School
Baker City, Oregon**

Conceptual Schematic Design Prepared By: **Terry**
 Design Development Construction Documents Current Date: **7-Aug-16**
 Total GSF: 152,500 Number of Floors: 2 Start Date:

A. Exterior/Site				1,812,250
B. Structure/Skin				3,152,500
C. Interiors				2,614,625
D. Plumbing Systems				720,000
E. Mechanical Systems				900,000
F. Electrical Systems				1,525,000
SUBTOTAL DIRECT	152,500	GSF	\$50	\$7,579,375
General Conditions	5.00%		\$6	378,969
Design Contingency	10.00%		\$13	795,834
Contractors Contingency	5.00%		\$7	437,709
Contractor Overhd & Profit	3.50%		\$5	321,716
GL Insurance	1.00%		\$2	95,136
Bond	1.00%		\$2	96,087
SUBTOTAL CURRENT CONSTRUCTION COST	152,500	GSF	\$64	\$9,704,826
Escalation to Start	6.00%		\$9	582,290
Soft Costs	15.00%		\$25	1,543,067
TOTAL COST SUMMARY	152,500	GSF	\$77.57	\$11,830,184
REPLACEMENT VALUE	152,500		300	\$45,750,000
FACILITIES CONDITION INDEX				0.26



Construction Cost Estimate

Job Name: **Baker High School
Baker City, Oregon**

- Conceptual
- Schematic Design
- Design Development
- Construction Documents

Prepared By: **Terry**

Current Date: **7-Aug-16**

Total GSF: 152,500

Number of Floors: 2

Start Date:

Category	Item	Area	Unit	Rate	Cost
Demolition	Demolition	152,500	SF	0.50	76,250
Landscape	A2.1 Exterior Furniture		N/A		0
	A2.2 Bike Racks		N/A		0
	A2.3 Irrigation System		N/A		0
	A2.4 Landscape Vegetation		N/A		0
	A2.5		N/A		0
	A2.6 Trees		N/A		0
	A2.7 Patio Systems		N/A		0
	A2.8 Other Amenities		N/A		0
Site	A3.2.1 Playground Areas	135,000	SF	4.00	540,000
	A3.2.2 Equipment		N/A		0
	A3.2.3 Fencing	1,940	LF	25.00	48,500
Fields	A3.3.2 Baseball		N/A		0
	A3.3.3 Football (Bleachers)	1	ALLOW	600,000.00	600,000
	A3.3.4 Practice		N/A		0
	A3.3.5 Irrigation		N/A		0
	A3.3.6 Athletic Tracks		N/A		0
	A3.3.7 Concessions/Restrooms	1	ALLOW	400,000.00	400,000
	A3.3.8 Tennis Courts		N/A		0
	A3.10 PE Equipment Storage	1	ALLOW	100,000.00	100,000
	A3.13 Loading Dock		N/A		0
	A3.14 Dumpster	60	LF	25.00	1,500
Site Utilities	A3.15 Compactor		N/A		0
	A4.1 Electrical		N/A		0
	A4.2 Gas Distribution		N/A		0
	A4.3 Sanitary		N/A		0
	A4.4 Storm		N/A		0
	A4.5		N/A		0
	A4.6 Voice Data		N/A		0
	A4.7 Water		N/A		0
	A4.8 Backflow Preventer		N/A		0
A4.9 Lift Stations		N/A		0	
ADA Compliance	A6.1 Handicap Parking		N/A		0
	A6.2 Passenger Loading		N/A		0
	A6.3 Accessible Entry		INCL		0
	A6.4 Exterior Stairs/Railings		INCL		0
	A6.5 Exterior Ramps and Walks	5,000	SF	5.00	25,000
	A6.6 Barrier Free Route		N/A		0
	A6.7 Building Entry	7	EA	3,000.00	21,000



Construction Cost Estimate

Job Name: **Baker High School
Baker City, Oregon**

Foundation/Footings	B1.1	Structure		N/A		0
	B1.2	Damproofing/Dewatering		N/A		0
	B1.3	Slab On Grade		N/A		0
	B1.4	Floor Framing		N/A		0
Columns/Beams/Walls	B2.1	Structure	20,700	SF	30.00	621,000
	B2.2	Fire/Occ. Separation		INCL		0
Roofing	B3.1	Condition Rating	30,000	SF	12.00	360,000
	B3.2	Roof Openings		INCL		0
	B3.3	Roof Openings (Access)		INCL		0
	B3.4	Roof Equipment Curbing		INCL		0
	B3.5	Leakage (Skylights)	4	EA	1,000.00	4,000
	B3.6	Ponding Water		INCL		0
	B3.7	Roof Drains		INCL		0
	B3.8	Gutters/Downspouts		INCL		0
Exterior Walls	B4.1	Exterior Finish	54,000	SF	25.00	1,350,000
	B4.3	Sealants		INCL		0
	B4.4	Expansion/Control Joints		INCL		0
	B4.5	Thermal Condition		INCL		0
	B4.7	General Appearance		INCL		0
Doors/Windows/Louvers	B5.1	Windows		INCL		0
	B5.2	Louvers and Vents		INCL		0
	B5.3	Main Entry Doors		INCL		0
	B5.4	Main Entry Hardware		INCL		0
	B5.5	Other Exterior Doors		INCL		0
	B5.6	Other Exterior Hardware		INCL		0
Open Code Issues	B6.1	Open Code Issues - Sprinkle	90,000	SF	4.00	360,000
Open Code Issues	B6.1	Open Code Issues - Fire Ala	152,500	SF	3.00	457,500
Interior General	C1.1	Wall Finishes Classrooms	152,500	SF	10.00	1,525,000
	C1.2	Wall Finishes Cooridors		INCL		0
	C1.3	Wall Finishes Restrooms		INCL		0
	C1.4	Wall Finishes Other		INCL		0
	C1.5	Cabinetry		INCL		0
	C1.6	Operable Walls		N/A		0
Interior Doors	C2.1	Classroom Doors/Frames		INCL		0
	C2.2	Hardware		INCL		0
	C2.3	Hallway Fire Door		INCL		0
	C2.4	Gates/Rollup Doors		INCL		0
Ceilings	C3.1	ACT		INCL		0
	C3.2	Drywall		N/A		0
	C3.3	Other		N/A		0
Flooring	C4.1	Carpet	96,500	SF	3.50	337,750
	C4.2	VCT		INCL		0
	C4.3	Tile		N/A		0
	C4.4	Terrazzo		N/A		0
	C4.5	Wood		N/A		0
	C4.6	Sealed Concrete		N/A		0
	C4.7	Other		N/A		0



Construction Cost Estimate

Job Name: **Baker High School
Baker City, Oregon**

Stairs	C5.1	Landing Finish		INCL		0
	C5.2	Stair Treads		INCL		0
	C5.3	Stair Nosings		INCL		0
	C5.4	Handrails		INCL		0
Toilet Rooms	C6.1	Restroom Accessories	7,865	SF	25.00	196,625
	C6.2	Toilet Partitions		INCL		0
	C6.3	Screen Partitions		INCL		0
	C6.4	Flooring		INCL		0
	C6.5	Walls		INCL		0
	C6.6	Signage		INCL		0
	C6.7	ADA Accessibility		INCL		0
Signage	C7.1	Room	1	ALLOW	25,000.00	25,000
	C7.2	Directional		INCL		0
Other	C8.1	Theater Stage Equip	7,070	SF	75.00	530,250
	C8.2	Theater Curtains		INCL		0
	C8.3	Fixed Aud. Seating		INCL		0
	C8.4	Gymnasium Athletic Eq		N/A		0
	C8.5	Student Lockers		N/A		0
	C8.6	PE Lockers		N/A		0
	C8.7	Indoor Pools		N/A		0
	C8.8	Bleachers		N/A		0
Plumbing Systems	D1-D5	Plumbing	90,000	SF	8.00	720,000
Mechanical Systems	E1-E10	HVAC (Add AC)	90,000	SF	10.00	900,000
Classroom Tech. Includes Safety, Security, Intercom, and Clock Upgrades	F4.1	Projector/Screen	152,500	SF	5.00	762,500
	F4.2	Document Camera		INCL		0
	F4.3	Audio Enhancements		INCL		0
	F4.4	Student Stations Data		INCL		0
	F4.5	Student Stations Power		INCL		0
Electrical Systems	F1-F6	Electrical	152,500	SF	5.00	762,500
SUBTOTAL DIRECT			152,500	GSF	\$50	\$7,579,375
		General Conditions	5.00%		\$6	378,969
		Design Contingency	10.00%		\$13	795,834
		Contractors Contingency	5.00%		\$7	437,709
		Contractor Overhd & Profit	3.50%		\$5	321,716
		GL Insurance	1.00%		\$2	95,136
		Bond	1.00%		\$2	96,087
SUBTOTAL CURRENT CONSTRUCTION COST			152,500	GSF	\$64	\$9,704,826



**Construction Cost
Estimate Summary**

Job Name: **Baker Middle School
Baker City, Oregon**

Conceptual Schematic Design Prepared By: **Terry**
 Design Development Construction Documents Current Date: **7-Aug-16**
 Total GSF: 32,660 Number of Floors: 2 Start Date:

A. Exterior/Site				335,330
B. Structure/Skin				1,728,320
C. Interiors				573,300
D. Plumbing Systems				258,080
E. Mechanical Systems				387,120
F. Electrical Systems				161,300
SUBTOTAL DIRECT	32,660	GSF	\$81	\$2,636,950
General Conditions	5.00%		\$2	131,848
Design Contingency	10.00%		\$4	276,880
Contractors Contingency	5.00%		\$2	152,284
Contractor Overhd & Profit	3.50%		\$2	111,929
GL Insurance	1.00%		\$1	33,099
Bond	1.00%		\$1	33,430
SUBTOTAL CURRENT CONSTRUCTION COST	32,660	GSF	\$103	\$3,376,419
Escalation to Start	6.00%		\$3	202,585
Soft Costs	15.00%		\$9	536,851
TOTAL COST SUMMARY	32,660	GSF	\$126.02	\$4,115,854
REPLACEMENT VALUE	32,660		275	\$8,981,500
FACILITIES CONDITION INDEX				0.46



Construction Cost Estimate

Job Name: **Baker Middle School**
Baker City, Oregon

Conceptual Schematic Design Prepared By: **Terry**

Design Development Construction Documents Current Date: **7-Aug-16**

Total GSF: 32,660 Number of Floors: 2 Start Date:

Demolition	Demolition	32,660	SF	0.50		16,330
Landscape	A2.1 Exterior Furniture	4	EA	500.00		2,000
	A2.2 Bike Racks	1	ALLOW	2,500.00		2,500
	A2.3 Irrigation System		N/A			0
	A2.4 Landscape Vegetation		N/A			0
	A2.5		N/A			0
	A2.6 Trees		N/A			0
	A2.7 Patio Systems		N/A			0
	A2.8 Other Amenities		N/A			0
Site	A3.2.1 Playground Areas (Paving)	4,500	SF	4.00		18,000
	A3.2.1 Playground Areas (Track)	1	ALLOW	250,000.00		250,000
	A3.2.2 Equipment	1	ALLOW	15,000.00		15,000
	A3.2.3 Fencing		N/A			0
Fields	A3.3.2 Baseball		N/A			0
	A3.3.4 Practice		N/A			0
	A3.3.5 Irrigation		N/A			0
	A3.3.8 Tennis Courts		N/A			0
	A3.10 PE Equipment Storage	1	ALLOW	25,000.00		25,000
	A3.13 Loading Dock		N/A			0
	A3.14 Dumpster	60	LF	25.00		1,500
	A3.15 Compactor		N/A			0
Site Utilities	A4.1 Electrical		N/A			0
	A4.2 Gas Distribution		N/A			0
	A4.3 Sanitary		N/A			0
	A4.4 Storm		N/A			0
	A4.5		N/A			0
	A4.6 Voice Data		N/A			0
	A4.7 Water		N/A			0
	A4.8 Backflow Preventer		N/A			0
	A4.9 Lift Stations		N/A			0
ADA Compliance	A6.1 Handicap Parking		N/A			0
	A6.2 Passenger Loading		N/A			0
	A6.3 Accessible Entry		INCL			0
	A6.4 Exterior Stairs/Railings		INCL			0
	A6.5 Exterior Ramps and Walks		N/A			0
	A6.6 Barrier Free Route		N/A			0
	A6.7 Building Entry	1	EA	5,000.00		5,000
Foundation/Footings	B1.1 Structure		N/A			0


**Construction Cost
Estimate**

Job Name: **Baker Middle School**
Baker City, Oregon

	B1.2	Damproofing/Dewatering		N/A		0
	B1.3	Slab On Grade		N/A		0
	B1.4	Floor Framing		N/A		0
Columns/Beams/Walls	B2.1	Structure	20,000	SF	35.00	700,000
	B2.2	Fire/Occ. Separation		INCL		0
Roofing	B3.1	Condition Rating	20,000	SF	12.00	240,000
	B3.2	Roof Openings		INCL		0
	B3.3	Roof Openings (Access)		INCL		0
	B3.4	Roof Equipment Curbing		INCL		0
	B3.5	Leakage		N/A		0
	B3.6	Ponding Water		INCL		0
	B3.7	Roof Drains		INCL		0
	B3.8	Gutters/Downspouts		INCL		0
Exterior Walls	B4.1	Exterior Finish	22,500	SF	25.00	562,500
	B4.3	Sealants		INCL		0
	B4.4	Expansion/Control Joints		INCL		0
	B4.5	Thermal Condition		INCL		0
	B4.7	General Appearance		INCL		0
Doors/Windows/Louvers	B5.1	Windows		INCL		0
	B5.2	Louvers and Vents		INCL		0
	B5.3	Main Entry Doors		INCL		0
	B5.4	Main Entry Hardware		INCL		0
	B5.5	Other Exterior Doors		INCL		0
	B5.6	Other Exterior Hardware		INCL		0
Open Code Issues	B6.1	Open Code Issues - Sprinkle	32,260	SF	4.00	129,040
Open Code Issues	B6.1	Open Code Issues - Fire Alarm	32,260	SF	3.00	96,780
Interior General	C1.1	Wall Finishes Classrooms	32,260	SF	10.00	322,600
	C1.2	Wall Finishes Corridors		INCL		0
	C1.3	Wall Finishes Restrooms		INCL		0
	C1.4	Wall Finishes Other		INCL		0
	C1.5	Cabinetry		INCL		0
	C1.6	Operable Walls		N/A		0
Interior Doors	C2.1	Classroom Doors/Frames		INCL		0
	C2.2	Hardware		INCL		0
	C2.3	Hallway Fire Door		INCL		0
	C2.4	Gates/Rollup Doors		INCL		0
Ceilings	C3.1	ACT		INCL		0
	C3.2	Drywall		N/A		0
	C3.3	Other		N/A		0
Flooring	C4.1	Carpet		N/A		0
	C4.2	VCT		N/A		0
	C4.3	Tile		N/A		0
	C4.4	Terrazzo		N/A		0
	C4.5	Wood		N/A		0
	C4.6	Sealed Concrete		N/A		0
	C4.7	Other		N/A		0


**Construction Cost
Estimate**

Job Name: **Baker Middle School**
Baker City, Oregon

Stairs	C5.1	Landing Finish		INCL		0
	C5.2	Stair Treads		INCL		0
	C5.3	Stair Nosings		INCL		0
	C5.4	Handrails	1	ALLOW	5,000.00	5,000
Toilet Rooms	C6.1	Restroom Accessories	1,028	SF	25.00	25,700
	C6.2	Toilet Partitions		INCL		0
	C6.3	Screen Partitions		INCL		0
	C6.4	Flooring		INCL		0
	C6.5	Walls		INCL		0
	C6.6	Signage		INCL		0
	C6.7	ADA Accessibility		INCL		0
Signage	C7.1	Room	1	ALLOW	10,000.00	10,000
	C7.2	Directional		INCL		0
Other	C8.1	Theater Stage Equip		N/A	75.00	0
	C8.2	Theater Curtains		N/A		0
	C8.3	Fixed Aud. Seating		N/A		0
	C8.4	Gymnasium Athletic Eq		N/A		0
	C8.5	Student Lockers		N/A		0
	C8.6	PE Lockers	1	ALLOW	10,000.00	10,000
	C8.7	Indoor Pools		N/A		0
	C8.8	Bleachers	1	ALLOW	200,000.00	200,000
Plumbing Systems	D1-D5	Plumbing	32,260	SF	8.00	258,080
Mechanical Systems	E1-E10	HVAC (Add AC)	32,260	SF	12.00	387,120
Classroom Tech. Includes Safety, Security, Intercom, and Clock Upgrades	F4.1	Projector/Screen	32,260	SF	5.00	161,300
	F4.2	Document Camera		INCL		0
	F4.3	Audio Enhancements		INCL		0
	F4.4	Student Stations Data		INCL		0
	F4.5	Student Stations Power		INCL		0
Electrical Systems	F1-F6	Electrical	32,260	SF	15.00	483,900
SUBTOTAL DIRECT			32,660	GSF	\$81	\$2,636,950
		General Conditions	5.00%		\$2	131,848
		Design Contingency	10.00%		\$4	276,880
		Contractors Contingency	5.00%		\$2	152,284
		Contractor Overhd & Profit	3.50%		\$2	111,929
		GL Insurance	1.00%		\$1	33,099
		Bond	1.00%		\$1	33,430
SUBTOTAL CURRENT CONSTRUCTION COST			32,660	GSF	\$103	\$3,376,419



**Construction Cost
Estimate Summary**

Job Name: **Eagle Cap Web Academy**
Baker City, Oregon

Conceptual Schematic Design Prepared By: **Terry**
 Design Development Construction Documents Current Date: **7-Aug-16**
 Total GSF: 41,400 Number of Floors: 3 Start Date:

A. Exterior/Site				247,200
B. Structure/Skin				1,363,800
C. Interiors				565,750
D. Plumbing Systems				331,200
E. Mechanical Systems				496,800
F. Electrical Systems				828,000
SUBTOTAL DIRECT	41,400	GSF	\$53	\$2,176,750
General Conditions	5.00%		\$2	108,838
Design Contingency	10.00%		\$4	228,559
Contractors Contingency	5.00%		\$2	125,707
Contractor Overhd & Profit	3.50%		\$1	92,395
GL Insurance	1.00%		\$0	27,322
Bond	1.00%		\$0	27,596
SUBTOTAL CURRENT CONSTRUCTION COST	41,400	GSF	\$67	\$2,787,167
Escalation to Start	6.00%		\$3	167,230
Soft Costs	15.00%		\$7	443,159
TOTAL COST SUMMARY	41,400	GSF	\$82.07	\$3,397,556
REPLACEMENT VALUE	41,400		275	\$11,385,000
FACILITIES CONDITION INDEX				0.30



Construction Cost Estimate

Job Name: **Eagle Cap Web Academy
Baker City, Oregon**

Conceptual Schematic Design Prepared By: **Terry**

Design Development Construction Documents Current Date: **7-Aug-16**

Total GSF: 41,400 Number of Floors: 3 Start Date:

Demolition	Demolition	41,400	SF	0.50	20,700
Landscape	A2.1 Exterior Furniture		N/A		0
	A2.2 Bike Racks		N/A		0
	A2.3 Irrigation System		N/A		0
	A2.4 Landscape Vegetation		N/A		0
	A2.5		N/A		0
	A2.6 Trees		N/A		0
	A2.7 Patio Systems		N/A		0
	A2.8 Other Amenities		N/A		0
Site	A3.1 Covered Canopy	1	ALLOW	10,000.00	10,000
	A3.2.1 Playground Areas (Paving)	10,000	SF	4.00	40,000
	A3.2.1 Playground Areas (Track)		N/A		0
	A3.2.2 Equipment		N/A		0
	A3.2.3 Fencing	1,000	LF	25.00	25,000
Fields	A3.3.2 Baseball		N/A		0
	A3.3.4 Practice		N/A		0
	A3.3.5 Irrigation		N/A		0
	A3.3.8 Tennis Courts		N/A		
	A3.10 PE Equipment Storage		N/A		0
	A3.13 Loading Dock		N/A		0
	A3.14 Dumpster	60	LF	25.00	1,500
	A3.15 Compactor		N/A		0
Site Utilities	A4.1 Electrical		N/A		0
	A4.2 Gas Distribution		N/A		0
	A4.3 Sanitary		N/A		0
	A4.4 Storm		N/A		0
	A4.5		N/A		0
	A4.6 Voice Data		N/A		0
	A4.7 Water		N/A		0
	A4.8 Backflow Preventer		N/A		0
	A4.9 Lift Stations		N/A		0
ADA Compliance **No good options	A6.1 Handicap Parking	1	ALLOW	50,000.00	50,000
	A6.2 Passenger Loading		INCL		0
	A6.3 Accessible Entry		INCL		0
	A6.4 Exterior Stairs/Railings		INCL		0
	A6.5 Exterior Ramps and Walks		INCL		0
	A6.6 Barrier Free Route		INCL		0
	A6.7 Building Entry (Elevator)	1	ALLOW	100,000.00	100,000


**Construction Cost
Estimate**

Job Name: **Eagle Cap Web Academy**
Baker City, Oregon

Foundation/Footings	B1.1	Structure		N/A		0
	B1.2	Damproofing/Dewatering		N/A		0
	B1.3	Slab On Grade		N/A		0
	B1.4	Floor Framing		N/A		0
Columns/Beams/Walls	B2.1	Structure	41,400	SF	8.00	331,200
	B2.2	Fire/Occ. Separation		INCL		0
Roofing	B3.1	Condition Rating	41,400	SF	12.00	496,800
	B3.2	Roof Openings		INCL		0
	B3.3	Roof Openings (Access)		INCL		0
	B3.4	Roof Equipment Curbing		INCL		0
	B3.5	Leakage		N/A		0
	B3.6	Ponding Water		INCL		0
	B3.7	Roof Drains		INCL		0
	B3.8	Gutters/Downspouts		INCL		0
Exterior Walls	B4.1	Exterior Finish	16,400	SF	15.00	246,000
	B4.3	Sealants		INCL		0
	B4.4	Expansion/Control Joints		INCL		0
	B4.5	Thermal Condition		INCL		0
	B4.7	General Appearance		INCL		0
Doors/Windows/Louvers	B5.1	Windows		INCL		0
	B5.2	Louvers and Vents		INCL		0
	B5.3	Main Entry Doors		INCL		0
	B5.4	Main Entry Hardware		INCL		0
	B5.5	Other Exterior Doors		INCL		0
	B5.6	Other Exterior Hardware		INCL		0
Open Code Issues	B6.1	Open Code Issues - Sprinkle	41,400	SF	4.00	165,600
Open Code Issues	B6.1	Open Code Issues - Fire Alarm	41,400	SF	3.00	124,200
Interior General	C1.1	Wall Finishes Classrooms	41,400	SF	10.00	414,000
	C1.2	Wall Finishes Corridors		INCL		0
	C1.3	Wall Finishes Restrooms		INCL		0
	C1.4	Wall Finishes Other		INCL		0
	C1.5	Cabinetry		INCL		0
	C1.6	Operable Walls		N/A		0
Interior Doors	C2.1	Classroom Doors/Frames		INCL		0
	C2.2	Hardware		INCL		0
	C2.3	Hallway Fire Door		INCL		0
	C2.4	Gates/Rollup Doors		INCL		0
Ceilings	C3.1	ACT		N/A		0
	C3.2	Drywall		N/A		0
	C3.3	Other		N/A		0
Flooring	C4.1	Carpet		N/A		0
	C4.2	VCT	41,400	N/A	2.50	103,500
	C4.3	Tile		N/A		0
	C4.4	Terrazzo		N/A		0
	C4.5	Wood		N/A		0
	C4.6	Sealed Concrete		N/A		0


**Construction Cost
Estimate**

Job Name: **Eagle Cap Web Academy**
Baker City, Oregon

	C4.7	Other		N/A		0
Stairs	C5.1	Landing Finish	1	ALLOW	15,000.00	15,000
	C5.2	Stair Treads		INCL		0
	C5.3	Stair Nosings		INCL		0
	C5.4	Handrails		INCL		0
Toilet Rooms	C6.1	Restroom Accessories	930	SF	25.00	23,250
	C6.2	Toilet Partitions		INCL		0
	C6.3	Screen Partitions		INCL		0
	C6.4	Flooring		INCL		0
	C6.5	Walls		INCL		0
	C6.6	Signage		INCL		0
	C6.7	ADA Accessibility		N/A		0
Signage	C7.1	Room	1	ALLOW	10,000.00	10,000
	C7.2	Directional		INCL		0
Other	C8.1	Theater Stage Equip		N/A		0
	C8.2	Theater Curtains		N/A		0
	C8.3	Fixed Aud. Seating		N/A		0
	C8.4	Gymnasium Athletic Eq		N/A		0
	C8.5	Student Lockers		N/A		0
	C8.6	PE Lockers		N/A		0
	C8.7	Indoor Pools		N/A		0
	C8.8	Bleachers		N/A		0
Plumbing Systems	D1-D5	Plumbing	41,400	SF	8.00	331,200
Mechanical Systems	E1-E10	HVAC (Add AC)	41,400	SF	12.00	496,800
Classroom Tech. Includes Safety, Security, Intercom, and Clock Upgrades	F4.1	Projector/Screen	41,400	SF	5.00	207,000
	F4.2	Document Camera		INCL		0
	F4.3	Audio Enhancements		INCL		0
	F4.4	Student Stations Data		INCL		0
	F4.5	Student Stations Power		INCL		0
Electrical Systems	F1-F6	Electrical	41,400	SF	15.00	621,000
SUBTOTAL DIRECT			41,400	GSF	\$53	\$2,176,750
		General Conditions	5.00%		\$2	108,838
		Design Contingency	10.00%		\$4	228,559
		Contractors Contingency	5.00%		\$2	125,707
		Contractor Overhd & Profit	3.50%		\$1	92,395
		GL Insurance	1.00%		\$0	27,322
		Bond	1.00%		\$0	27,596
SUBTOTAL CURRENT CONSTRUCTION COST			41,400	GSF	\$67	\$2,787,167



**Construction Cost
Estimate Summary**

Job Name: **Brooklyn Elementary School
Baker City, Oregon**

Conceptual Schematic Design Prepared By: **Terry**
 Design Development Construction Documents Current Date: **7-Aug-16**
 Total GSF: 43,300 Number of Floors: 1 Start Date:

A. Exterior/Site				192,150
B. Structure/Skin				1,351,000
C. Interiors				615,800
D. Plumbing Systems				346,400
E. Mechanical Systems				519,600
F. Electrical Systems				866,000
SUBTOTAL DIRECT	43,300	GSF	\$50	\$2,158,950
General Conditions	5.00%		\$2	107,948
Design Contingency	10.00%		\$4	226,690
Contractors Contingency	5.00%		\$2	124,679
Contractor Overhd & Profit	3.50%		\$1	91,639
GL Insurance	1.00%		\$0	27,099
Bond	1.00%		\$0	27,370
SUBTOTAL CURRENT CONSTRUCTION COST	0	GSF	#DIV/0!	\$2,764,375
Escalation to Start	6.00%		\$3	165,863
Soft Costs	15.00%		\$7	439,536
TOTAL COST SUMMARY	43,300	GSF	\$77.82	\$3,369,773
REPLACEMENT VALUE	43,300	250	\$10,825,000	
FACILITIES CONDITION INDEX				0.31



Construction Cost Estimate

Job Name: **Brooklyn Elementary School
Baker City, Oregon**

Conceptual Schematic Design Prepared By: **Terry**

Design Development Construction Documents Current Date: **7-Aug-16**

Total GSF: 43,300 Number of Floors: 1 Start Date:

Demolition	Demolition	43,300	SF	0.50	21,650
Landscape	A2.1 Exterior Furniture	4	EA	500.00	2,000
	A2.2 Bike Racks		N/A		0
	A2.3 Irrigation System	5,000	SF	3.00	15,000
	A2.4 Landscape Vegetation	5,000	SF	1.50	7,500
	A2.5		N/A		0
	A2.6 Trees		N/A		0
	A2.7		N/A		0
	A2.8 Other Amenities		N/A		0
Site	A3.2.1 Playground Areas	5,000	SF	4.00	20,000
	A3.2.2 Equipment		N/A		0
	A3.2.3 Fencing	1,940	LF	25.00	48,500
Fields	A3.3.2 Baseball		SF		0
	A3.3.4 Practice		N/A		0
	A3.3.5 Irrigation		N/A		0
	A3.10 PE Equipment Storage		N/A		0
	A3.13 Loading Dock		N/A		0
	A3.14 Dumpster	60	LF	25.00	1,500
	A3.15 Compactor		N/A		0
Site Utilities	A4.1 Electrical		N/A		0
	A4.2 Gas Distribution		N/A		0
	A4.3 Sanitary		N/A		0
	A4.4 Storm		N/A		0
	A4.5		N/A		0
	A4.6 Voice Data		N/A		0
	A4.7 Water		N/A		0
	A4.8 Backflow Preventer		N/A		0
	A4.9 Lift Stations		N/A		0
ADA Compliance	A6.1 Handicap Parking	27,000	SF	2.50	67,500
	A6.2 Passenger Loading		INCL		0
	A6.3 Accessible Entry		N/A		0
	A6.4 Exterior Stairs/Railings		N/A		0
	A6.5 Exterior Ramps and Walks	1,000	SF	5.00	5,000
	A6.6 Barrier Free Route	2	EA	500.00	1,000
	A6.7 Building Entry	1	ALLOW	2,500.00	2,500
Foundation/Footings	B1.1 Structure		N/A		0
	B1.2 Damproofing/Dewatering	1	ALLOW	5,000.00	5,000
	B1.3 Slab On Grade		N/A		0


**Construction Cost
Estimate**

Job Name: **Brooklyn Elementary School**
Baker City, Oregon

	B1.4	Floor Framing		N/A		0
Columns/Beams/Walls	B2.1	Structure	43,300	SF	1.00	43,300
	B2.2	Fire/Occ. Separation		INCL		0
Roofing	B3.1	Condition Rating	43,300	SF	12.00	519,600
	B3.2	Roof Openings		INCL		0
	B3.3	Roof Openings (Access)		INCL		0
	B3.4	Roof Equipment Curbing		INCL		0
	B3.5	Leakage		INCL		0
	B3.6	Ponding Water		INCL		0
	B3.7	Roof Drains		INCL		0
	B3.8	Gutters/Downspouts		INCL		0
Exterior Walls	B4.1	Exterior Finish	19,200	SF	25.00	480,000
	B4.3	Sealants		INCL		0
	B4.4	Expansion/Control Joints		INCL		0
	B4.5	Thermal Condition		INCL		0
	B4.7	General Appearance		INCL		0
Doors/Windows/Louvers	B5.1	Windows		INCL		0
	B5.2	Louvers and Vents		INCL		0
	B5.3	Main Entry Doors		INCL		0
	B5.4	Main Entry Hardware		INCL		0
	B5.5	Other Exterior Doors		INCL		0
	B5.6	Other Exterior Hardware		INCL		0
Open Code Issues	B6.1	Open Code Issues - Sprink	43,300	SF	4.00	173,200
Open Code Issues	B6.1	Open Code Issues - Fire Al	43,300	SF	3.00	129,900
Interior General	C1.1	Wall Finishes Classrooms	43,300	SF	10.00	433,000
	C1.2	Wall Finishes Cooridors		INCL		0
	C1.3	Wall Finishes Restrooms		INCL		0
	C1.4	Wall Finishes Other		INCL		0
	C1.5	Cabinetry		INCL		0
	C1.6	Operable Walls		N/A		0
Interior Doors	C2.1	Classroom Doors/Frames		INCL		0
	C2.2	Hardware		INCL		0
	C2.3	Hallway Fire Door		INCL		0
	C2.4	Gates/Rollup Doors		N/A		0
Ceilings	C3.1	ACT		INCL		0
	C3.2	Drywall		N/A		0
	C3.3	Other		N/A		0
Flooring	C4.1	Carpet	43,300	SF	3.50	151,550
	C4.2	VCT		INCL		0
	C4.3	Tile		N/A		0
	C4.4	Terrazzo		N/A		0
	C4.5	Wood		N/A		0
	C4.6	Sealed Concrete		N/A		0
	C4.7	Other		N/A		0
Stairs	C5.1	Landing Finish	1	ALLOW	2,500.00	2,500
	C5.2	Stair Treads		INCL		0


**Construction Cost
Estimate**

Job Name: **Brooklyn Elementary School
Baker City, Oregon**

	C5.3	Stair Nosings		INCL		0
	C5.4	Handrails		INCL		0
Toilet Rooms	C6.1	Restroom Accessories	750	SF	25.00	18,750
	C6.2	Toilet Partitions		INCL		0
	C6.3	Screen Partitions		INCL		0
	C6.4	Flooring		INCL		0
	C6.5	Walls		INCL		0
	C6.6	Signage		INCL		0
	C6.7	ADA Accessibility		INCL		0
Signage	C7.1	Room	1	ALLOW	10,000.00	10,000
	C7.2	Directional		INCL		0
Other	C8.1	Theater Stage Equip		N/A		0
	C8.2	Theater Curtains		N/A		0
	C8.3	Fixed Aud. Seating		N/A		0
	C8.4	Gymnasium Athletic Eq		N/A		0
	C8.5	Student Lockers		N/A		0
	C8.6	PE Lockers		N/A		0
	C8.7	Indoor Pools		N/A		0
	C8.8	Bleachers		N/A		0
Plumbing Systems	D1-D5	Plumbing	43,300	SF	8.00	346,400
Mechanical Systems	E1-E10	HVAC (Add AC)	43,300	SF	12.00	519,600
Classroom Tech. Includes Safety, Security, Intercom, and Clock Upgrades	F4.1	Projector/Screen	43,300	SF	5.00	216,500
	F4.2	Document Camera		INCL		0
	F4.3	Audio Enhancements		INCL		0
	F4.4	Student Stations Data		INCL		0
	F4.5	Student Stations Power		INCL		0
Electrical Systems	F1-F6	Electrical	43,300	SF	15.00	649,500
SUBTOTAL DIRECT			43,300	GSF	\$50	\$2,158,950
		General Conditions	5.00%		\$2	107,948
		Design Contingency	10.00%		\$4	226,690
		Contractors Contingency	5.00%		\$2	124,679
		Contractor Overhd & Profit	3.50%		\$1	91,639
		GL Insurance	1.00%		\$0	27,099
		Bond	1.00%		\$0	27,370
SUBTOTAL CURRENT CONSTRUCTION COST			43,300	GSF	\$64	\$2,764,375



**Construction Cost
Estimate Summary**

Job Name: **South Baker Intermediate School
Baker City, Oregon**

Conceptual Schematic Design Prepared By: **Terry**
 Design Development Construction Documents Current Date: **7-Aug-16**
 Total GSF: 32,900 Number of Floors: 2 Start Date:

A. Exterior/Site				77,325
B. Structure/Skin				1,080,500
C. Interiors				342,000
D. Plumbing Systems				263,200
E. Mechanical Systems				394,800
F. Electrical Systems				658,000
SUBTOTAL DIRECT	32,900	GSF	\$46	\$1,499,825
General Conditions	5.00%		\$1	74,991
Design Contingency	10.00%		\$3	157,482
Contractors Contingency	5.00%		\$1	86,615
Contractor Overhd & Profit	3.50%		\$1	63,662
GL Insurance	1.00%		\$0	18,826
Bond	1.00%		\$0	19,014
SUBTOTAL CURRENT CONSTRUCTION COST	32,900	GSF	\$58	\$1,920,414
Escalation to Start	6.00%		\$2	115,225
Soft Costs	15.00%		\$5	305,346
TOTAL COST SUMMARY	32,900	GSF	\$71.15	\$2,340,985
REPLACEMENT VALUE	32,900		250	\$8,225,000
FACILITIES CONDITION INDEX				0.28



Construction Cost Estimate

Job Name: **South Baker Intermediate School
Baker City, Oregon**

Conceptual Schematic Design Prepared By: **Terry**

Design Development Construction Documents Current Date: **7-Aug-16**

Total GSF: 32,900 Number of Floors: 2 Start Date:

Demolition	Demolition	32,900	SF	0.50	16,450
Landscape	A2.1 Exterior Furniture	4	EA	500.00	2,000
	A2.2 Bike Racks		N/A		0
	A2.3 Irrigation System		N/A		0
	A2.4 Landscape Vegetation		N/A		0
	A2.5		N/A		0
	A2.6 Trees		N/A		0
	A2.7 Patio Systems		N/A		0
	A2.8 Other Amenities		N/A		0
Site	A3.2.1 Playground Areas (Paving)	7,000	SF	4.00	28,000
	A3.2.1 Playground Areas (Track)		N/A		0
	A3.2.2 Equipment		N/A		0
	A3.2.3 Fencing	1,175	LF	25.00	29,375
Fields	A3.3.2 Baseball		N/A		0
	A3.3.4 Practice		N/A		0
	A3.3.5 Irrigation		N/A		0
	A3.3.8 Tennis Courts		N/A		
	A3.10 PE Equipment Storage		N/A		0
	A3.13 Loading Dock		N/A		0
	A3.14 Dumpster	60	LF	25.00	1,500
	A3.15 Compactor		N/A		0
Site Utilities	A4.1 Electrical		N/A		0
	A4.2 Gas Distribution		N/A		0
	A4.3 Sanitary		N/A		0
	A4.4 Storm		N/A		0
	A4.5		N/A		0
	A4.6 Voice Data		N/A		0
	A4.7 Water		N/A		0
	A4.8 Backflow Preventer		N/A		0
	A4.9 Lift Stations		N/A		0
ADA Compliance **No good options	A6.1 Handicap Parking		N/A		0
	A6.2 Passenger Loading		N/A		0
	A6.3 Accessible Entry		N/A		0
	A6.4 Exterior Stairs/Railings		N/A		0
	A6.5 Exterior Ramps and Walks		N/A		0
	A6.6 Barrier Free Route		N/A		0
	A6.7 Building Entry		N/A		0
Foundation/Footings	B1.1 Structure		N/A		0



Construction Cost Estimate

Job Name: **South Baker Intermediate School
Baker City, Oregon**

	B1.2	Damproofing/Dewatering	1	ALLOW	10,000.00	10,000
	B1.3	Slab On Grade		N/A		0
	B1.4	Floor Framing		N/A		0
Columns/Beams/Walls	B2.1	Structure	32,900	SF	1.00	32,900
	B2.2	Fire/Occ. Separation		INCL		0
Roofing	B3.1	Condition Rating	32,900	SF	12.00	394,800
	B3.2	Roof Openings		INCL		0
	B3.3	Roof Openings (Access)		INCL		0
	B3.4	Roof Equipment Curbing		INCL		0
	B3.5	Leakage		N/A		0
	B3.6	Ponding Water		INCL		0
	B3.7	Roof Drains		INCL		0
	B3.8	Gutters/Downspouts		INCL		0
Exterior Walls	B4.1	Exterior Finish	16,500	SF	25.00	412,500
	B4.3	Sealants		INCL		0
	B4.4	Expansion/Control Joints		INCL		0
	B4.5	Thermal Condition		INCL		0
	B4.7	General Appearance		INCL		0
Doors/Windows/Louvers	B5.1	Windows		INCL		0
	B5.2	Louvers and Vents		INCL		0
	B5.3	Main Entry Doors		INCL		0
	B5.4	Main Entry Hardware		INCL		0
	B5.5	Other Exterior Doors		INCL		0
	B5.6	Other Exterior Hardware		INCL		0
Open Code Issues	B6.1	Open Code Issues - Sprinkle	32,900	SF	4.00	131,600
Open Code Issues	B6.1	Open Code Issues - Fire Alarm	32,900	SF	3.00	98,700
Interior General	C1.1	Wall Finishes Classrooms	32,900	SF	10.00	329,000
	C1.2	Wall Finishes Corridors		INCL		0
	C1.3	Wall Finishes Restrooms		INCL		0
	C1.4	Wall Finishes Other		INCL		0
	C1.5	Cabinetry		INCL		0
	C1.6	Operable Walls		N/A		0
Interior Doors	C2.1	Classroom Doors/Frames		INCL		0
	C2.2	Hardware		INCL		0
	C2.3	Hallway Fire Door		INCL		0
	C2.4	Gates/Rollup Doors		INCL		0
Ceilings	C3.1	ACT		INCL		0
	C3.2	Drywall		N/A		0
	C3.3	Other		N/A		0
Flooring	C4.1	Carpet		N/A		0
	C4.2	VCT		N/A		0
	C4.3	Tile		N/A		0
	C4.4	Terrazzo		N/A		0
	C4.5	Wood		N/A		0
	C4.6	Sealed Concrete		N/A		0
	C4.7	Other		N/A		0


**Construction Cost
Estimate**

Job Name: **South Baker Intermediate School**
Baker City, Oregon

Stairs	C5.1	Landing Finish	1	ALLOW	2,500.00	2,500
	C5.2	Stair Treads		INCL		0
	C5.3	Stair Nosings		INCL		0
	C5.4	Handrails		INCL		0
Toilet Rooms	C6.1	Restroom Accessories		N/A		0
	C6.2	Toilet Partitions		N/A		0
	C6.3	Screen Partitions		N/A		0
	C6.4	Flooring		N/A		0
	C6.5	Walls		N/A		0
	C6.6	Signage	1	ALLOW	500.00	500
	C6.7	ADA Accessibility		N/A		0
Signage	C7.1	Room	1	ALLOW	10,000.00	10,000
	C7.2	Directional		INCL		0
Other	C8.1	Theater Stage Equip		N/A		0
	C8.2	Theater Curtains		N/A		0
	C8.3	Fixed Aud. Seating		N/A		0
	C8.4	Gymnasium Athletic Eq		N/A		0
	C8.5	Student Lockers		N/A		0
	C8.6	PE Lockers		N/A		0
	C8.7	Indoor Pools		N/A		0
	C8.8	Bleachers		N/A		0
Plumbing Systems	D1-D5	Plumbing	32,900	SF	8.00	263,200
Mechanical Systems	E1-E10	HVAC (Add AC)	32,900	SF	12.00	394,800
Classroom Tech. Includes Safety, Security, Intercom, and Clock Upgrades	F4.1	Projector/Screen	32,900	SF	5.00	164,500
	F4.2	Document Camera		INCL		0
	F4.3	Audio Enhancements		INCL		0
	F4.4	Student Stations Data		INCL		0
	F4.5	Student Stations Power		INCL		0
Electrical Systems	F1-F6	Electrical	32,900	SF	15.00	493,500
SUBTOTAL DIRECT			32,900	GSF	\$46	\$1,499,825
		General Conditions	5.00%		\$1	74,991
		Design Contingency	10.00%		\$3	157,482
		Contractors Contingency	5.00%		\$1	86,615
		Contractor Overhd & Profit	3.50%		\$1	63,662
		GL Insurance	1.00%		\$0	18,826
		Bond	1.00%		\$0	19,014
SUBTOTAL CURRENT CONSTRUCTION COST			32,900	GSF	\$58	\$1,920,414



**Construction Cost
Estimate Summary**

Job Name: **Haines Elementary School**
Haines, Oregon

Conceptual Schematic Design Prepared By: **Terry**

Design Development Construction Documents Current Date: **7-Aug-16**

Total GSF: 13,700 Number of Floors: 3 Start Date:

A. Exterior/Site				137,200
B. Structure/Skin				366,100
C. Interiors				165,750
D. Plumbing Systems				109,600
E. Mechanical Systems				164,400
F. Electrical Systems				274,000
SUBTOTAL DIRECT	13,700	GSF	\$49	\$669,050
General Conditions	5.00%		\$1	33,453
Design Contingency	10.00%		\$1	70,250
Contractors Contingency	5.00%		\$1	38,638
Contractor Overhd & Profit	3.50%		\$0	28,399
GL Insurance	1.00%		\$0	8,398
Bond	1.00%		\$0	8,482
SUBTOTAL CURRENT CONSTRUCTION COST	13,700	GSF	\$63	\$856,669
Escalation to Start	6.00%		\$1	51,400
Soft Costs	15.00%		\$2	136,210
TOTAL COST SUMMARY	13,700	GSF	\$76.22	\$1,044,279
REPLACEMENT VALUE	13,700		275	\$3,767,500
FACILITIES CONDITION INDEX				0.28



Construction Cost Estimate

Job Name: **Haines Elementary School
Haines, Oregon**

Conceptual Schematic Design Prepared By: **Terry**

Design Development Construction Documents Current Date: **7-Aug-16**

Total GSF: 13,700 Number of Floors: 3 Start Date:

Demolition	Demolition	13,700	SF	1.00	13,700
Landscape	A2.1 Exterior Furniture		N/A		0
	A2.2 Bike Racks		N/A		0
	A2.3 Irrigation System		N/A		0
	A2.4 Landscape Vegetation		N/A		0
	A2.5		N/A		0
	A2.6 Trees		N/A		0
	A2.7 Patio Systems		N/A		0
	A2.8 Other Amenities		N/A		0
Site	A3.1 Covered Canopy		N/A		0
	A3.2.1 Playground Areas (Paving)	13,000	SF	4.00	52,000
	A3.2.1 Playground Areas (Track)		N/A		0
	A3.2.2 Equipment		N/A		0
	A3.2.3 Fencing	1,400	LF	25.00	35,000
Fields	A3.3.2 Baseball		N/A		0
	A3.3.4 Practice		N/A		0
	A3.3.5 Irrigation		N/A		0
	A3.3.8 Tennis Courts		N/A		0
	A3.10 PE Equipment Storage		N/A		0
	A3.13 Loading Dock		N/A		0
	A3.14 Dumpster	60	LF	25.00	1,500
	A3.15 Compactor		N/A		0
Site Utilities	A4.1 Electrical		N/A		0
	A4.2 Gas Distribution		N/A		0
	A4.3 Sanitary		N/A		0
	A4.4 Storm		N/A		0
	A4.5		N/A		0
	A4.6 Voice Data		N/A		0
	A4.7 Water		N/A		0
	A4.8 Backflow Preventer		N/A		0
	A4.9 Lift Stations		N/A		0
ADA Compliance **No good options	A6.1 Handicap Parking	10,000	SF	2.50	25,000
	A6.2 Passenger Loading		INCL		0
	A6.3 Accessible Entry		INCL		0
	A6.4 Exterior Stairs/Railings		INCL		0
	A6.5 Exterior Ramps and Walks		INCL		0
	A6.6 Barrier Free Route		INCL		0
	A6.7 Building Entry	1	ALLOW	10,000.00	10,000


**Construction Cost
Estimate**

Job Name: **Haines Elementary School**
Haines, Oregon

Foundation/Footings	B1.1	Structure		N/A		0
	B1.2	Damproofing/Dewatering		N/A		0
	B1.3	Slab On Grade		N/A		0
	B1.4	Floor Framing		N/A		0
Columns/Beams/Walls	B2.1	Structure	13,700	N/A	5.00	68,500
	B2.2	Fire/Occ. Separation		INCL		0
Roofing	B3.1	Condition Rating	13,700	SF	12.00	164,400
	B3.2	Roof Openings		INCL		0
	B3.3	Roof Openings (Access)		INCL		0
	B3.4	Roof Equipment Curbing		INCL		0
	B3.5	Leakage		N/A		0
	B3.6	Ponding Water		INCL		0
	B3.7	Roof Drains		INCL		0
	B3.8	Gutters/Downspouts		INCL		0
Exterior Walls	B4.1	Exterior Finish	8,880	SF	15.00	133,200
	B4.3	Sealants		INCL		0
	B4.4	Expansion/Control Joints		INCL		0
	B4.5	Thermal Condition		INCL		0
	B4.7	General Appearance		INCL		0
Doors/Windows/Louvers	B5.1	Windows		INCL		0
	B5.2	Louvers and Vents		INCL		0
	B5.3	Main Entry Doors		INCL		0
	B5.4	Main Entry Hardware		INCL		0
	B5.5	Other Exterior Doors		INCL		0
	B5.6	Other Exterior Hardware		INCL		0
Open Code Issues	B6.1	Open Code Issues - Sprinklers		N/A		0
Open Code Issues	B6.1	Open Code Issues - Fire Alarm		N/A		0
Interior General	C1.1	Wall Finishes Classrooms	13,700	SF	10.00	137,000
	C1.2	Wall Finishes Cooridors		INCL		0
	C1.3	Wall Finishes Restrooms		INCL		0
	C1.4	Wall Finishes Other		INCL		0
	C1.5	Cabinetry		INCL		0
	C1.6	Operable Walls		N/A		0
Interior Doors	C2.1	Classroom Doors/Frames		INCL		0
	C2.2	Hardware		INCL		0
	C2.3	Hallway Fire Door		INCL		0
	C2.4	Gates/Rollup Doors		INCL		0
Ceilings	C3.1	ACT		N/A		0
	C3.2	Drywall		N/A		0
	C3.3	Other		N/A		0
Flooring	C4.1	Carpet		N/A		0
	C4.2	VCT		N/A		0
	C4.3	Tile		N/A		0
	C4.4	Terrazzo		N/A		0
	C4.5	Wood		N/A		0
	C4.6	Sealed Concrete		N/A		0


**Construction Cost
Estimate**

Job Name: **Haines Elementary School**
Haines, Oregon

	C4.7	Other		N/A		0
Stairs	C5.1	Landing Finish	1	ALLOW	5,000.00	5,000
	C5.2	Stair Treads		INCL		0
	C5.3	Stair Nosings		INCL		0
	C5.4	Handrails		INCL		0
Toilet Rooms	C6.1	Restroom Accessories	750	SF	25.00	18,750
	C6.2	Toilet Partitions		INCL		0
	C6.3	Screen Partitions		INCL		0
	C6.4	Flooring		INCL		0
	C6.5	Walls		INCL		0
	C6.6	Signage		INCL		0
	C6.7	ADA Accessibility		N/A		0
Signage	C7.1	Room	1	ALLOW	5,000.00	5,000
	C7.2	Directional		INCL		0
Other	C8.1	Theater Stage Equip		N/A		0
	C8.2	Theater Curtains		N/A		0
	C8.3	Fixed Aud. Seating		N/A		0
	C8.4	Gymnasium Athletic Eq		N/A		0
	C8.5	Student Lockers		N/A		0
	C8.6	PE Lockers		N/A		0
	C8.7	Indoor Pools		N/A		0
	C8.8	Bleachers		N/A		0
Plumbing Systems	D1-D5	Plumbing	13,700	SF	8.00	109,600
Mechanical Systems	E1-E10	HVAC (Add AC)	13,700	SF	12.00	164,400
Classroom Tech. Includes Safety, Security, Intercom, and Clock Upgrades	F4.1	Projector/Screen	13,700	SF	5.00	68,500
	F4.2	Document Camera		INCL		0
	F4.3	Audio Enhancements		INCL		0
	F4.4	Student Stations Data		INCL		0
	F4.5	Student Stations Power		INCL		0
Electrical Systems	F1-F6	Electrical	13,700	SF	15.00	205,500
SUBTOTAL DIRECT			13,700	GSF	\$49	\$669,050
		General Conditions	5.00%		\$1	33,453
		Design Contingency	10.00%		\$1	70,250
		Contractors Contingency	5.00%		\$1	38,638
		Contractor Overhd & Profit	3.50%		\$0	28,399
		GL Insurance	1.00%		\$0	8,398
		Bond	1.00%		\$0	8,482
SUBTOTAL CURRENT CONSTRUCTION COST			13,700	GSF	\$63	\$856,669



**Construction Cost
Estimate Summary**

Job Name: **Keating Elementary School
Keating, Oregon**

Conceptual Schematic Design Prepared By: **Terry**

Design Development Construction Documents Current Date: **7-Aug-16**

Total GSF: 6,000 Number of Floors: 2 Start Date:

A. Exterior/Site				50,500
B. Structure/Skin				215,520
C. Interiors				90,000
D. Plumbing Systems				48,000
E. Mechanical Systems				72,000
F. Electrical Systems				60,000
SUBTOTAL DIRECT	6,000	GSF	\$59	\$356,020
General Conditions	5.00%		\$0	17,801
Design Contingency	10.00%		\$1	37,382
Contractors Contingency	5.00%		\$0	20,560
Contractor Overhd & Profit	3.50%		\$0	15,112
GL Insurance	1.00%		\$0	4,469
Bond	1.00%		\$0	4,513
SUBTOTAL CURRENT CONSTRUCTION COST	6,000	GSF	\$76	\$455,857
Escalation to Start	6.00%		\$0	27,351
Soft Costs	15.00%		\$1	72,481
TOTAL COST SUMMARY	6,000	GSF	\$92.61	\$555,690
REPLACEMENT VALUE	6,000		275	\$1,650,000
FACILITIES CONDITION INDEX				0.34



Construction Cost Estimate

Job Name: **Keating Elementary School
Keating, Oregon**

Conceptual Schematic Design Prepared By: **Terry**

Design Development Construction Documents Current Date: **7-Aug-16**

Total GSF: 6,000

Number of Floors: 2

Start Date:

Demolition	Demolition		N/A		0
Landscape	A2.1 Exterior Furniture		N/A		0
	A2.2 Bike Racks		N/A		0
	A2.3 Irrigation System		N/A		0
	A2.4 Landscape Vegetation		N/A		0
	A2.5		N/A		0
	A2.6 Trees		N/A		0
	A2.7 Patio Systems		N/A		0
	A2.8 Other Amenities		N/A		0
Site	A3.1 Covered Canopy		N/A		0
	A3.2.1 Playground Areas (Paving)	3,500	SF	4.00	14,000
	A3.2.1 Playground Areas (Track)		N/A		0
	A3.2.2 Equipment		N/A		0
	A3.2.3 Fencing		N/A		0
Fields	A3.3.2 Baseball		N/A		0
	A3.3.4 Practice		N/A		0
	A3.3.5 Irrigation		N/A		0
	A3.3.8 Tennis Courts		N/A		
	A3.10 PE Equipment Storage		N/A		0
	A3.13 Loading Dock		N/A		0
	A3.14 Dumpster	60	LF	25.00	1,500
	A3.15 Compactor		N/A		0
Site Utilities	A4.1 Electrical		N/A		0
	A4.2 Gas Distribution		N/A		0
	A4.3 Sanitary		N/A		0
	A4.4 Storm		N/A		0
	A4.5		N/A		0
	A4.6 Voice Data		N/A		0
	A4.7 Water		N/A		0
	A4.8 Backflow Preventer		N/A		0
	A4.9 Lift Stations		N/A		0
ADA Compliance **No good options	A6.1 Handicap Parking	10,000	SF	2.50	25,000
	A6.2 Passenger Loading		INCL		0
	A6.3 Accessible Entry		INCL		0
	A6.4 Exterior Stairs/Railings		INCL		0
	A6.5 Exterior Ramps and Walks		INCL		0
	A6.6 Barrier Free Route		INCL		0
	A6.7 Building Entry	1	ALLOW	10,000.00	10,000


**Construction Cost
Estimate**

Job Name: **Keating Elementary School**
Keating, Oregon

Foundation/Footings	B1.1	Structure		N/A		0
	B1.2	Damproofing/Dewatering		N/A		0
	B1.3	Slab On Grade		N/A		0
	B1.4	Floor Framing		N/A		0
Columns/Beams/Walls	B2.1	Structure		N/A		0
	B2.2	Fire/Occ. Separation		INCL		0
Roofing	B3.1	Condition Rating	6,000	SF	12.00	72,000
	B3.2	Roof Openings		INCL		0
	B3.3	Roof Openings (Access)		INCL		0
	B3.4	Roof Equipment Curbing		INCL		0
	B3.5	Leakage		N/A		0
	B3.6	Ponding Water		INCL		0
	B3.7	Roof Drains		INCL		0
	B3.8	Gutters/Downspouts		INCL		0
Exterior Walls	B4.1	Exterior Finish	6,768	SF	15.00	101,520
	B4.3	Sealants		INCL		0
	B4.4	Expansion/Control Joints		INCL		0
	B4.5	Thermal Condition		INCL		0
	B4.7	General Appearance		INCL		0
Doors/Windows/Louvers	B5.1	Windows		INCL		0
	B5.2	Louvers and Vents		INCL		0
	B5.3	Main Entry Doors		INCL		0
	B5.4	Main Entry Hardware		INCL		0
	B5.5	Other Exterior Doors		INCL		0
	B5.6	Other Exterior Hardware		INCL		0
Open Code Issues	B6.1	Open Code Issues - Sprinkle	6,000	SF	4.00	24,000
Open Code Issues	B6.1	Open Code Issues - Fire Alarm	6,000	SF	3.00	18,000
Interior General	C1.1	Wall Finishes Classrooms	6,000	SF	10.00	60,000
	C1.2	Wall Finishes Corridors		INCL		0
	C1.3	Wall Finishes Restrooms		INCL		0
	C1.4	Wall Finishes Other		INCL		0
	C1.5	Cabinetry		INCL		0
	C1.6	Operable Walls		N/A		0
Interior Doors	C2.1	Classroom Doors/Frames		INCL		0
	C2.2	Hardware		INCL		0
	C2.3	Hallway Fire Door		INCL		0
	C2.4	Gates/Rollup Doors		INCL		0
Ceilings	C3.1	ACT		N/A		0
	C3.2	Drywall		N/A		0
	C3.3	Other		N/A		0
Flooring	C4.1	Carpet		N/A		0
	C4.2	VCT	6,000	SF	2.50	15,000
	C4.3	Tile		N/A		0
	C4.4	Terrazzo		N/A		0
	C4.5	Wood		N/A		0
	C4.6	Sealed Concrete		N/A		0


**Construction Cost
Estimate**

Job Name: **Keating Elementary School**
Keating, Oregon

	C4.7	Other		N/A		0
Stairs	C5.1	Landing Finish	1	ALLOW	5,000.00	5,000
	C5.2	Stair Treads		INCL		0
	C5.3	Stair Nosings		INCL		0
	C5.4	Handrails		INCL		0
Toilet Rooms	C6.1	Restroom Accessories	200	INCL	25.00	5,000
	C6.2	Toilet Partitions		INCL		0
	C6.3	Screen Partitions		INCL		0
	C6.4	Flooring		INCL		0
	C6.5	Walls		INCL		0
	C6.6	Signage		INCL		0
	C6.7	ADA Accessibility		N/A		0
Signage	C7.1	Room	1	ALLOW	5,000.00	5,000
	C7.2	Directional		INCL		0
Other	C8.1	Theater Stage Equip		N/A		0
	C8.2	Theater Curtains		N/A		0
	C8.3	Fixed Aud. Seating		N/A		0
	C8.4	Gymnasium Athletic Eq		N/A		0
	C8.5	Student Lockers		N/A		0
	C8.6	PE Lockers		N/A		0
	C8.7	Indoor Pools		N/A		0
	C8.8	Bleachers		N/A		0
Plumbing Systems	D1-D5	Plumbing	6,000	SF	8.00	48,000
Mechanical Systems	E1-E10	HVAC (Add AC)	6,000	SF	12.00	72,000
Classroom Tech. Includes Safety, Security, Intercom, and Clock Upgrades	F4.1	Projector/Screen	6,000	SF	5.00	30,000
	F4.2	Document Camera		INCL		0
	F4.3	Audio Enhancements		INCL		0
	F4.4	Student Stations Data		INCL		0
	F4.5	Student Stations Power		INCL		0
Electrical Systems	F1-F6	Electrical	6,000	SF	5.00	30,000
SUBTOTAL DIRECT			6,000	GSF	\$59	\$356,020
		General Conditions	5.00%		\$0	17,801
		Design Contingency	10.00%		\$1	37,382
		Contractors Contingency	5.00%		\$0	20,560
		Contractor Overhd & Profit	3.50%		\$0	15,112
		GL Insurance	1.00%		\$0	4,469
		Bond	1.00%		\$0	4,513
SUBTOTAL CURRENT CONSTRUCTION COST			6,000	GSF	\$76	\$455,857