



		Concept 3	Concept 3 (Package #1)	Concept 3 (Package #2)	Concept 3 (Package #3)
		Base Building as defined on April 23, 2020	Base Building w/ VE Items & Enh. Sustainability	Base Building w/ VE Items & Enh. Sustainability 1-Grade Auditorium 8,600 SF Gym	Base Building w/ VE Items & Enh. Sustainability 2-Grade Auditorium 8,600 SF Gym
PROGRAM					
	Enrollment	700	700	700	700
	Total Area of Base Building	144,005 sf	144,005 sf	144,005 sf	144,005 sf
	Accepted Building Adds	0 sf	0 sf	6,950 sf	9,950 sf
	Total Area of New Construction	144,005 sf	144,005 sf	150,955 sf	153,955 sf
	Construction Start	Fall 2021	Fall 2021	Fall 2021	Fall 2021
	Construction Duration	2 Years	2 Years	2 Years	2 Years
	Completion	Fall 2023	Fall 2023	Fall 2023	Fall 2023
DESIGN CONSTRUCTION COSTS ESTIMATES					
	New Construction Costs	\$65,717,723	\$63,015,306	\$63,015,306	\$63,015,306
	Design Contingency	\$7,886,127	\$7,561,837	\$7,561,837	\$7,561,837
	Escalation	\$3,943,063	\$3,780,918	\$3,780,918	\$3,780,918
	GCs, GRs, Insurance Fee, & Bond	\$9,305,630	\$8,922,967	\$8,922,967	\$8,922,967
	VE Accepted	\$0	Included	Included	Included
	Pricing Options Accepted (Site/Building)	\$0	\$0	\$4,015,164	\$6,170,294
	Pricing Options Accepted (Enhanced Sustainability)	\$0	Included	Included	Included
	Total Cost assuming Chapter 149	\$86,852,542	\$83,281,028	\$87,296,192	\$89,451,322
	Cost per Square Foot	\$603 /sf	\$578 /sf	\$578 /sf	\$581 /sf
ADMINISTRATION					
	Legal Fees	\$40,000	\$40,000	\$40,000	\$40,000
	Other Admin Fees	\$150,000	\$150,000	\$150,000	\$150,000
	Owner's Project Manager	\$3,039,839	\$2,914,836	\$3,055,367	\$3,130,796
	Subtotal	\$3,229,839	\$3,104,836	\$3,245,367	\$3,320,796
ARCHITECTURE & ENGINEERING					
	Architect	\$8,685,254	\$8,328,103	\$8,729,619	\$8,945,132
	Construction Testing	\$175,000	\$175,000	\$175,000	\$175,000
	Printing	\$25,000	\$25,000	\$25,000	\$25,000
	Other Administrative Costs	\$60,000	\$60,000	\$60,000	\$60,000
	Misc. Specialties Design Consultants	\$100,000	\$100,000	\$100,000	\$100,000
	FF&E Design, Receipt and direction	\$150,000	\$150,000	\$150,000	\$150,000
	Hazardous Materials	\$150,000	\$150,000	\$150,000	\$150,000
	GTECH/GeoEnvironmental	\$100,000	\$100,000	\$100,000	\$100,000
	Site Survey	\$50,000	\$50,000	\$50,000	\$50,000
	Subtotal	\$9,495,254	\$9,138,103	\$9,539,619	\$9,755,132
MISCELLANEOUS PROJECT COSTS					
	Utility Company Fees	\$200,000	\$200,000	\$200,000	\$200,000
	Commissioning	\$200,000	\$200,000	\$200,000	\$200,000
	Enhanced Commissioning	\$0	\$170,000	\$170,000	\$170,000
	Other Project Costs - mailing moving	\$200,000	\$200,000	\$200,000	\$200,000
	Subtotal	\$600,000	\$770,000	\$770,000	\$770,000
FURNISHINGS & EQUIPMENT					
	FFE Allowance (carry \$2000/stdnt vs MSBA \$1200)	\$2,000 /student	\$1,400,000	\$1,400,000	\$1,400,000
	Technology (carry \$2000/stdnt vs MSBA \$1200)	\$2,000 /student	\$1,400,000	\$1,400,000	\$1,400,000
	Subtotal	\$2,800,000	\$2,800,000	\$2,800,000	\$2,800,000
OWNER'S CONTINGENCY					
	Percentage of Construction Cost	5.0%	\$4,342,627	\$4,164,051	\$4,364,810
	Percentage of Soft Cost	5.0%	\$806,255	\$790,647	\$817,749
PROJECT BUDGET					
	PROJECT TOTALS	\$108,126,517	\$104,048,665	\$108,833,737	\$111,402,113
	Soft Cost %	24.49%	24.94%	24.67%	24.54%
	Chapter 149A Increase	7.5%	\$116,236,006	\$111,852,315	\$116,996,267