



September 30, 2023

Town of Concord
Concord Middle School

Project Budget and Cost Summary



A	C	D	E	F	G	H	I	J	K
		(Bud. Adj. Tab)	(C+D)	(Com. Cost tab)	(E-F)	(Forecast. tab, >G)	(F+G+H)	(Invoice Tab)	(I-J)
Description	BUDGET			COST				CASH FLOW	
	Intial Budget	Authorized Changes	5/4/23 Approved	Committed Costs	Uncommitted Costs	Forecast Costs	Total Project Costs	Expenditures to Date	Balance
20 Construction									
Construction	\$80,000,000	\$5,175,000	\$85,175,000	\$85,175,000	\$0	\$0	\$85,175,000	\$4,931,107	\$80,243,893
Subtotal	\$80,000,000	\$5,175,000	\$85,175,000	\$85,175,000	\$0	\$179,273	\$85,354,273	\$4,931,107	\$80,423,167
30 Architectural & Engineering									
Designer - Basic Services	\$6,590,600	\$589,400	\$7,180,000	\$7,180,000	\$0	\$0	\$7,180,000	\$5,029,000	\$2,151,000
Schematic Design	\$889,400	\$232,447	\$1,121,847	\$1,121,847	\$0	\$0	\$1,121,847	\$1,121,847	\$0
Geotechnical Engineering CA	\$250,000	-\$45,000	\$205,000	\$205,000	\$0	\$0	\$205,000	\$36,926	\$168,074
Geoenvironmental Engineering-allowance	\$51,000	\$134,000	\$185,000	\$185,000	\$0	\$0	\$185,000	\$0	\$185,000
Site Survey	\$50,000	-\$30,000	\$20,000	\$10,000	\$10,000	\$0	\$20,000	\$0	\$20,000
Survey of Existing Conditions / Wetlands	\$50,000	-\$50,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Hazardous Materials	\$100,000	\$45,000	\$145,000	\$145,000	\$0	\$0	\$145,000	\$1,338	\$143,662
A&E Sub Consultants	\$0	\$70,500	\$70,500	\$70,500	\$0	\$0	\$70,500	\$55,880	\$14,620
Other Reimbursable Costs	\$100,000	-\$80,000	\$20,000	\$20,000	\$0	\$0	\$20,000	\$425	\$19,575
Printing (Over the Minimum)	\$50,000	-\$30,000	\$20,000	\$0	\$20,000	\$0	\$20,000	\$0	\$20,000
Testing & Inspections	\$150,000	\$104,015	\$254,015	\$254,015	\$0	\$0	\$254,015	\$2,430	\$251,585
Subtotal	\$8,281,000	\$940,362	\$9,221,362	\$9,191,362	\$30,000	\$0	\$9,221,362	\$6,247,845	\$2,973,516
40 Administrative Costs									
Owner's Project Manager Basic Services	\$3,200,000	\$443,580	\$3,643,580	\$3,392,925	\$250,655	\$0	\$3,643,580	\$939,362	\$2,704,219
OPM Feasibility Study	\$299,800	\$78,353	\$378,153	\$378,153	\$0	\$0	\$378,153	\$378,153	\$0
OPM Cost Estimates	\$0	\$5,500	\$5,500	\$5,500	\$0	\$0	\$5,500	\$5,500	\$0
Advertising	\$29,795	\$205	\$30,000	\$0	\$30,000	\$0	\$30,000	\$0	\$30,000
Other Administrative Costs	\$50,000	\$0	\$50,000	\$11,855	\$38,145	\$0	\$50,000	\$11,855	\$38,145
Other Project Costs (Moving)	\$150,000	\$50,000	\$200,000	\$0	\$200,000	\$0	\$200,000	\$0	\$200,000
Utility Fees	\$300,000	\$0	\$300,000	\$36,073	\$263,927	\$0	\$300,000	\$20,152	\$279,848
Legal	\$50,000	-\$50,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Commissioning Agent	\$200,000	-\$6,590	\$193,410	\$193,410	\$0	\$0	\$193,410	\$32,542	\$160,868
Subtotal	\$4,279,595	\$521,048	\$4,800,643	\$4,017,916	\$782,727	\$0	\$4,800,643	\$1,387,564	\$3,413,080



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Description	BUDGET			COST				CASH FLOW	
	Intial Budget	Authorized Changes	5/4/23 Approved	Committed Costs	Uncommitted Costs	Forecast Costs	Total Project Costs	Expenditures to Date	Balance
50 Furniture, Fixtures and Equipment									
Furniture, Fixtures and Equipment	\$1,225,000	\$140,000	\$1,365,000	\$0	\$1,365,000	\$0	\$1,365,000	\$0	\$1,365,000
Security	\$227,500	-\$227,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Technology	\$1,225,000	\$35,000	\$1,260,000	\$0	\$1,260,000	\$0	\$1,260,000	\$0	\$1,260,000
Subtotal	\$2,677,500	-\$52,500	\$2,625,000	\$0	\$2,625,000	\$0	\$2,625,000	\$0	\$2,625,000
Project Sub-Total	\$95,238,095	\$6,583,910	\$101,822,005	\$98,384,278	\$3,437,727	\$179,273	\$102,001,278	\$12,566,516	\$89,434,763
70 Project Contingency									
Construction Contingency	\$4,000,000	\$591,197	\$4,591,197		Current Contingency	Potential Risk	Potential Contingency		
Construction Bid Savings Contingency	\$0	\$2,245,207	\$2,245,207		\$4,591,197	-\$179,273	\$4,411,924		\$4,411,924
Owner's Contingency	\$761,905	\$76,374	\$838,279		\$2,245,207	\$0	\$2,245,207		\$2,245,207
Subtotal	\$4,761,905	\$2,912,778	\$7,674,683		\$838,279	\$0	\$838,279		\$838,279
					\$7,674,683	-\$179,273	\$7,495,410		\$7,495,410
Project Sub-Total Incl. Contingency	\$100,000,000	\$9,496,688	\$109,496,688	\$98,384,278	\$11,112,410	\$0	\$109,496,688	\$12,566,516	\$96,930,172
Bid Contingency	\$0	\$2,019,312	\$2,019,312		\$2,019,312		\$2,019,312		\$2,019,312
Project Total	\$100,000,000	\$11,516,000	\$111,516,000	\$98,384,278	\$13,131,722	\$0	\$111,516,000	\$12,566,516	\$98,949,484
*Includes \$1.5M from Feasibility and Schematic Design Phase									
Construction Cost Estimates	Date	Amount	Gross Square Feet	Cost Per SF	Budget Revisions Summary			Date	Amount
Schematic Design Estimate	11/03/21	\$82,512,622	143,510	\$574.96					
Design Development	06/29/22	\$86,105,512	142,704	\$603.39					
Construction Documents (60%)	10/19/22	\$86,455,680	142,513	\$606.65					
Construction Documents (90%)	01/12/23	\$87,420,207	142,567	\$613.19					
Finalized GC Contract	07/13/23	\$85,175,000	142,567	\$597.44					