

## Estimate of Probable Cost

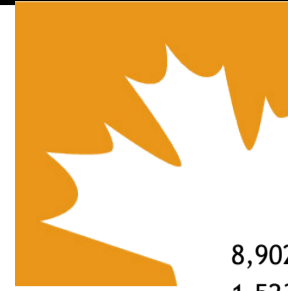
ZA Project: Bauer Community Building - Historic Gymnasium Remodel

Origin Date: June 25, 2020

Revision Date: August 4, 2020

Cost Estimate Based on Calendar Year: 2021 Construction

Building Rehabilitation	SF	8,902
Mezzanine Construction	SF	1,523
<b>Total Project Sq.Ft.</b>	<b>SF</b>	<b>10,425</b>



ITEM		COSTS	
1	General Conditions	\$	140,366.00
2	Demolition	\$	56,605.00
3	Sitework	\$	117,500.00
4	Concrete	\$	72,000.00
5	Masonry	\$	21,500.00
6	Structural Steel	\$	46,800.00
7	Rough Carpentry	\$	26,500.00
8	Finish Carpentry	\$	31,150.00
11	Insulation	\$	4,000.00
12	Caulking & Damproofing	\$	7,500.00
13	Doors, Frames, Hardware	\$	47,540.00
14	Glass & Glazing Systems	\$	146,000.00
15	Drywall Assemblies	\$	80,000.00
16	Acoustical Ceilings	\$	76,000.00
17	Flooring	\$	90,000.00
18	Painting	\$	35,000.00
19	Specialties	\$	26,285.00
20	Equipment	\$	65,000.00
21	Furnishings	\$	8,000.00
22	Special Construction	\$	10,820.00
23	Elevators (LULA)	\$	70,000.00
24	Fire Protection	\$	40,000.00
25	Plumbing	\$	90,000.00
26	HVAC	\$	155,000.00
27	Electrical	\$	125,000.00
29	Security Systems	\$	10,000.00
30	Owner Contingency	5%	\$ 79,928
<b>CONSTRUCTION VALUE SUBTOTAL</b>			<b>\$1,678,494.30</b>
	Construction Contingency	5.0%	\$ 83,924.72
	<b>SUBTOTAL</b>		<b>\$ 1,762,419.02</b>
	Design/Estimate Contingency	3.0%	\$ 52,872.57
	<b>SUBTOTAL</b>		<b>\$ 1,815,291.59</b>
<b>CONSTRUCTION + CONTIGENCY SUB-TOTALS</b>			<b>\$ 1,815,291.59</b>
<b>Project Soft Costs:</b>			
	Owner Contingency Outside of Construction dollars	3.0%	% \$ 54,458.75
	Professional Architectural/Engineering + HRC design se	8.0%	% \$ 145,223.33
	Furniture Fixture & Equipment	8.5%	% \$ 154,299.78
	Phase I Study	\$0	\$ -
	Phase II Soils Investigation	\$0	\$ -
	Hazardous Materials Survey - Associated Insulation	\$1,500	L.S. \$ 1,500.00
	Hazardous Materials Remediation Associated Estimate	\$78,000	L.S. \$ 78,000.00
	Special Inspections during construction		L.S. \$ 12,000.00
	City permit & inspection fees -Assumed waived		\$ -
	<b>SOFT COST SUB-TOTAL</b>		<b>\$ 445,481.86</b>
<b>TOTAL CONSTRUCTION + SOFT COSTS</b>			<b>\$2,260,773.44</b>
	<b>Total Estimated Tax Credit Project Value</b>	21.0%	% +/- 474,762.42
<b>TOTAL ESTIMATED PROJECT COSTS</b>			<b>1,786,011.02</b>

