



Version 2.1203

Conceptual Estimate

Project Name: Bridge Street School / Community Center
Suffield, CT

Client: Town of Suffield

Estimate #: CE-01

Date: September 22nd, 2016

Bridge Street School Renovation & Addition Cost Summary

Suffield, CT

Estimate #: CE-01

September 22, 2016

GSF: 19,111

Conceptual Estimate	Trade Costs	
Bid Package Estimate	Subtotal	\$/GSF
Cleaning and Site Services	\$142,700	\$7.47
Demolition	\$222,900	\$11.66
Abatement	\$300,000	\$15.70
Sitework	\$796,200	\$41.66
Concrete	\$267,900	\$14.02
Masonry	\$364,200	\$19.06
Steel & Miscellaneous Iron	\$321,000	\$16.80
Millwork	\$49,500	\$2.59
Thermal and Moisture Protection	\$209,900	\$10.98
Metal & Glass	\$524,800	\$27.46
Doors, Frames & Hardware	\$56,100	\$2.94
Gypsum Wall Board Assemblies and Ceilings	\$237,100	\$12.41
Flooring	\$186,800	\$9.77
Stone & Ceramic Tile	\$28,600	\$1.50
Painting and Wallcovering	\$71,300	\$3.73
Specialties	\$193,000	\$10.10
Window Treatments	\$0	\$0.00
Plumbing	\$231,400	\$12.11
Fire Suppression	\$125,600	\$6.57
Heating Ventilating & Air Conditioning	\$896,400	\$46.90
Electrical	\$599,100	\$31.35
Low Voltage Systems	\$131,300	\$6.87
Building Permit Allowance	Excluded	
Total Direct Work	\$5,955,800	\$311.64
Escalation	Excluded	
Town of Suffield Soft Costs (20.00%)	\$893,400	\$46.75
A/E Fees	Included	
Furniture	Included	
Design Contingency (10.00%)	\$342,400	\$17.92
Owner's Project Contingency (18.00%)	\$1,294,500	\$67.74
Construction Management Expenses (17.00%)	\$1,442,600	\$75.49
CM General Conditions	Included	\$0.00
Construction Cotingency	Included	\$0.00
Fee	Included	\$0.00
GL Insurance	Included	\$0.00
Total Construction Cost	\$9,928,700	\$519.53

Bridge Street School Renovation Cost Summary

Suffield, CT

Estimate #: CE-01

September 22, 2016

GSF: 12,816

Conceptual Estimate	Trade Costs	
Bid Package Estimate	Subtotal	\$/GSF
Cleaning and Site Services	\$74,600	\$5.82
Demolition	\$183,900	\$14.35
Abatement	\$300,000	\$23.41
Sitework	\$325,300	\$25.38
Concrete	\$18,500	\$1.44
Masonry	\$18,500	\$1.44
Steel & Miscellaneous Iron	\$91,600	\$7.15
Millwork	\$12,500	\$0.98
Thermal and Moisture Protection	\$32,000	\$2.50
Metal & Glass	\$335,800	\$26.20
Doors, Frames & Hardware	\$39,100	\$3.05
Gypsum Wall Board Assemblies and Ceilings	\$148,600	\$11.59
Flooring	\$66,000	\$5.15
Stone & Ceramic Tile	\$28,600	\$2.23
Painting and Wallcovering	\$29,300	\$2.29
Specialties	\$156,500	\$12.21
Window Treatments	\$0	\$0.00
Plumbing	\$198,700	\$15.50
Fire Suppression	\$83,500	\$6.52
Heating Ventilating & Air Conditioning	\$592,100	\$46.20
Electrical	\$431,100	\$33.64
Low Voltage Systems	\$95,200	\$7.43
Building Permit Allowance	Excluded	
Total Direct Work	\$3,261,400	\$254.48
Escalation	Excluded	
Town of Suffield Soft Costs (20.00%)	\$489,200	\$38.17
A/E Fees	Included	
Furniture	Included	
Design Contingency (10.00%)	\$187,500	\$14.63
Owner's Project Contingency (18.00%)	\$708,900	\$55.31
Construction Management Expenses (17.00%)	\$790,000	\$61.64
CM General Conditions	Included	\$0.00
Construction Cotingency	Included	\$0.00
Fee	Included	\$0.00
GL Insurance	Included	\$0.00
Total Construction Cost	\$5,437,000	\$424.24

Bridge Street School Addition Cost Summary

Suffield, CT

Estimate #: CE-01

September 22, 2016

GSF: 6,295

Conceptual Estimate		Trade Costs	
Bid Package Estimate		Subtotal	\$/GSF
Cleaning and Site Services		\$68,100	\$10.82
Demolition		\$39,000	\$6.20
Abatement		\$0	\$0.00
Sitework		\$470,900	\$74.81
Concrete		\$249,400	\$39.62
Masonry		\$345,700	\$54.92
Steel & Miscellaneous Iron		\$229,400	\$36.44
Millwork		\$37,000	\$5.88
Thermal and Moisture Protection		\$177,900	\$28.26
Metal & Glass		\$189,000	\$30.02
Doors, Frames & Hardware		\$17,000	\$2.70
Gypsum Wall Board Assemblies and Ceilings		\$88,500	\$14.06
Flooring		\$120,800	\$19.19
Stone & Ceramic Tile		\$0	\$0.00
Painting and Wallcovering		\$42,000	\$6.67
Specialties		\$36,500	\$5.80
Window Treatments		\$0	\$0.00
Plumbing		\$32,700	\$5.19
Fire Suppression		\$42,100	\$6.69
Heating Ventilating & Air Conditioning		\$304,300	\$48.34
Electrical		\$168,000	\$26.69
Low Voltage Systems		\$36,100	\$5.73
Building Permit Allowance		Excluded	
Total Direct Work		\$2,694,400	\$428.02
Escalation		Excluded	
Town of Suffield Soft Costs (20.00%)			
A/E Fees		\$404,200	\$64.21
Furniture		Included	
Design Contingency (10.00%)		\$154,900	\$24.61
Owner's Project Contingency (18.00%)		\$585,600	\$93.03
Construction Management Expenses (17.00%)		\$652,600	\$103.67
CM General Conditions		Included	\$0.00
Construction Cotingency		Included	\$0.00
Fee		Included	\$0.00
GL Insurance		Included	\$0.00
Total Construction Cost		\$4,491,700	\$713.53