

Requirement Forecast Report - Site

Ratings to be based on the following scoring system

Client:	Yellow Springs School		1. End of useful life		
Campus:	Mills Lawn School		2. In need of Repair/Replacement		
Asset:	Mills Lawn School		3. Condition is satisfactory		
Site Area:	8.84 Acre		4. Recently replaced		
			5. New work is Recommended		
Drives and Parking	Quantity	Detail (models, sizing, etc.)	Condition	Unit Cost	Total Cost
Provide off-street ADA Parking	3 ea	Construct parking on site with access to the front entry for three ADA parking spaces.	5	\$ 4,000.00	12,000
Provide off-street parking with adequate drive aisles and circulation	5,000 sf	Expand Existing parking lot to provide improved circulation and safety	5	\$ 7.22	36,100
Improve student drop-off along Limestone Street	1,506 sf	Reconstruct and expand the current drop off to make it a safer and more accessible.	5	\$ 7.22	10,877
Mill and Resurface entry drive off of Limestone Street	5,465 sf	Mill and replace asphalt, 1.5" surface course	2	\$ 4.33	23,682
Walks and Access					
Widened Sidewalks on adjacent streets for Student Drop-Off	13,047 sf	Remove existing walk and prepare base for new 8' wide 4" thick concrete walk.	5	\$ 6.00	78,282
Replace concrete walk at west end of north academic wing entry	395 sf	Remove existing walk and prepare base for new 6' wide 4" thick concrete walk.	1	\$ 6.00	2,370
Provide handicap accessible egress from north exit doors to playground.	1 ls	Replace wood ramp with concrete ramp	1	\$ 1,200.00	1,200
Provide handicap accessible egress from west exit doors.	4 ls	Replace wood ramp with concrete ramp	1	\$ 1,200.00	4,800
Replace concrete walk at main entry	1,792 sf	Remove existing walk and prepare base for new 15' wide 4" thick concrete walk.	2	\$ 6.00	10,752
Site Safety and Security					
Fence at playground to keep children off of adjacent streets	907 lf	4' tall black PVC coated chain link fence	5	\$ 48.00	43,536
Replace exterior metal handrails	100 lf	Existing metal hand rails do not meet current standards for safety.	1	\$ 65.00	6,500
Replace concrete stairs	425 sf	Concrete stairs are in disrepair and require replacement.	1	\$ 105.00	44,625
Site Drainage					
Fill low spots and depressions in playground to eliminate areas of standing water. Where required, provide drainage tile to remove excess water.	37,000 sf	Topsoil and grass seed. Drainage tile as needed.	2	\$ 1.00	37,000
Fill low spots adjacent to walks to eliminate standing water	500 sf	Topsoil and grass seed.	2	\$ 2.50	1,250
Playgrounds					
Provide playground soft surface at slide and swings	66 cy	Provide engineered wood fiber play surface meeting fall height requirements at the slide and the swings along Limestone Street.	1	\$ 90.00	5,960
Provide new fencing at the tennis/basketball courts	400 lf	Remove and Replace 10' tall chain link fence	1	\$ 60.00	24,000
Mill and Resurface Tennis/Basketball Courts	12,000 sf	Mill and replace asphalt, 1.5" surface course	1	\$ 4.33	52,000
Base Site Work Allowance					
Site Work Allowance	47,324 sf	Provide \$1.50 per building square footage.	2	\$ 1.50	70,986

Subtotal Project Cost	465,919
Estimate Contingency	10.0% 46,592
Contractor General Conditions	5.0% 23,296
Project Contingency	7.0% 32,614
Phasing Costs	3.0% 13,978
Estimate of Probable Construction Costs	582,399
Project Soft Costs	18.0% 104,832
TOTAL Project Estimate of Probable Costs	687,231



Prioritization Category

1. Critical - Life Safety, Code, Technology, Security
2. Priority - Infrastructure, Maintenance, Roof, Envelope
3. Deferred - Finishes, Furnishings, Fixtures

Critical	Priority	Deferred
\$ 12,000		
\$ 36,100		
\$ 10,877		
	\$ 23,682	
	\$ 78,282	
	\$ 2,370	
\$ 1,200		
\$ 4,800		
		\$ 10,752
\$ 43,536		
\$ 6,500		
\$ 44,625		
\$ 37,000		
\$ 1,250		
\$ 5,960		
	\$ 24,000	
		\$ 52,000
\$ 70,986		
\$ 274,834	\$ 128,334	\$ 62,752
\$ 27,483	\$ 12,833	\$ 6,275
\$ 13,742	\$ 6,417	\$ 3,138
\$ 19,238	\$ 8,983	\$ 4,393
\$ 8,245	\$ 3,850	\$ 1,883
\$ 343,542	\$ 160,417	\$ 78,440
\$ 61,838	\$ 28,875	\$ 14,119
\$ 405,380	\$ 189,292	\$ 92,559