



THE
ROBINSON
COMPANY

BLRB architects

**Sumner High School
Addition and Renovation
Post-Constructability Set Estimate
Updated 9/28/2018**

Addition	37,021,555
Renovation	12,641,070
Demolition & Abatement	1,849,210
Site Work	4,551,422
Phasing	1,509,964
TOTAL BUILDING & SITE ESTIMATE	57,573,221

New Portables-Bid Result

\$ 1,092,000

EXCLUSIONS:

STATE SALES TAX
TESTING AND INSPECTIONS
CONSTRUCTION CONTINGENCY
ARCHITECT/ENGINEERING FEES
PERMITS
TOXIC SOILS/MATERIALS REMOVAL

UTILITY COMPANY CHARGES
CONSTRUCTION MANAGEMENT FEES
EQUIPMENT & FURNISHINGS NOT LISTED
OFF SITE IMPROVEMENTS
FIELD IMPROVEMENTS
EHLI HILL PROGRAM RENOVATION

Add Alternates:

A1 Athletics Storage Room	\$	171,566
A2 Paint at No Work Spaces	\$	196,379
A3 Gym Lobby Flooring	\$	39,506
A4 Ceilings at No Work Spaces	\$	601,411
A5 Metal Wall Panels in lieu of Cement Board	\$	87,471
A6 Carpet and Base in Extg. 2nd Floor Class Area	\$	65,899
C1 Ground Improvements by 1 of 4 Vendors	\$	1,250,000
L1 Tennis Courts and Enclosure Fence	\$	150,000
L2 Wood Cap at Seat Walls	\$	25,000
M1 Mech System Controls by Sound Energy		
M2 Mech System Controls by Automated	\$	900,000
M3 Mech System Controls by Johnson		
E1 CCTV Cameras		
E2 Light Fixtures and Lighting Controls	\$	500,000
E3 Band Room Sound System	\$	25,000
E4 Choir Room Sound System	\$	20,000
E5 Commons AV System	\$	75,000
E6 Gymnasium AV System	\$	50,000
E7 Mat/Aerobics and Fitness Room System	\$	15,000
B1A Mechanical Subcontractor Bonding	\$	100,000
B1B Electrical Subcontractor Bonding	\$	200,000
TOTAL ALTERNATES	\$	4,472,232

Deductive Alternates:

M4 PEX in lieu of Copper for Domestic Water Piping	TBD
TOTAL ALTERNATES	\$ -



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PROJECT: SUMNER HIGH SCHOOL ADDITON RENOVATION - ADDITION
LOCATION: SUMNER, WA
BLDG SF: 122,897
ESTIMATE: 2018070
EST TYPE: CONSTRUCTION DOCUMENTS

DIVISION	DESCRIPTION	TOTAL	\$/SF
A10	FOUNDATIONS	2,733,341	22.24
B10	SUPERSTRUCTURE	4,754,912	38.69
B20	EXTERIOR CLOSURE	2,518,215	20.49
B30	ROOFING	1,878,140	15.28
C10	INTERIOR CONSTRUCTION	3,347,315	27.24
C20	STAIRS	226,850	1.85
C30	INTERIOR FINISHES	2,740,060	22.30
D10	CONVEYING SYSTEMS	135,000	1.10
D20	PLUMBING	1,315,254	10.70
D30	HVAC	4,803,256	39.08
D40	FIRE PROTECTION	625,390	5.09
D50	ELECTRICAL	4,931,317	40.13
E10	EQUIPMENT	989,435	8.05
E20	FURNISHINGS	683,047	5.56
Z10	GENERAL REQUIREMENTS	1,750,000	14.24
ESTIMATE SUBTOTAL		33,431,531	272.03
	DESIGN CONTINGENCY @	2.50%	835,788
	SUBTOTAL		34,267,319
	GENERAL CONTRACTOR'S OH & P @	7.50%	2,570,049
	SUBTOTAL		36,837,368
	BUILDERS RISK @	0.50%	184,187
	SUBTOTAL		37,021,555
TOTAL		37,021,555	301.24

EXCLUSIONS:
SEE ESTIMATE SUMMARY

PROJECT: SUMNER HIGH SCHOOL ADDITON RENOVATION - ADDITION
LOCATION: SUMNER, WA
BLDG SF: 122,897
ESTIMATE: 2018070
EST TYPE: CONSTRUCTION DOCUMENTS

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
A10	FOUNDATIONS					
02300	FOUNDATION EXCAVATION/BACKFILL	73,565	SFA	1.25	91,956	
02335	CAPILLARY BREAK @ S.O.G. - 4"	73,565	SF	0.70	51,496	
02465	GROUND IMPROVEMENT-PAC & COMMONS CANOPY ENTRY	3,000	SFA	12.00	36,000	
02465	GROUND IMPROVEMENT-STONE COLUMNS	80,922	SFA	15.00	1,213,830	
	POSSIBLE GROUT COMPACTION AT EDGES					
02620	FOOTING DRAINS W/GRAVEL	1,090	LF	20.00	21,800	
03300	4" SLAB ON GRADE	73,565	SF	5.25	386,216	
03300	DEPRESSIONS,COLUMN CLOSURES	73,565	SFA	0.45	33,104	
03300	MISC SLAB WORK/DOWELS	73,565	SFA	0.50	36,783	
03300	RAMPS,STEPS,RAISED SLAB AREAS	1,650	SFA	35.00	57,750	
03310	BRACE FRAME/FOUNDATION SLAB FOOTINGS	421	CY	550	231,550	
03310	COLUMN FOOTINGS	197	CY	500	98,500	
03310	CONTINUOUS FOOTINGS	244	CY	555	135,420	
03310	ELEVATOR PIT	1	EA	15,000	15,000	
03310	REBAR @ SLAB	73,909	LBS	1.45	107,168	
03310	STEM WALLS/FOUNDATION WALLS-10"	206	SF	55.00	11,330	
03310	STEM WALLS/FOUNDATION WALLS-16"	171	SF	62.00	10,602	
03310	STEM WALLS/FOUNDATION WALLS-6"	1,227	SF	38.00	46,626	
03310	STEM WALLS/FOUNDATION WALLS-8"	1,126	SF	40.00	45,040	
03330	HOLD DOWNS @ ADD/INFILL	39	EA	150	5,850	
03330	MISC FOOTING WORK/DOWELS	73,565	SFA	0.50	36,783	
07000	PERIMETER INSULATION/WATERPROOFING	3,270	SF	6.50	21,255	
07000	WATERPROOF ELEVATOR PIT	1	EA	2,500	2,500	
07260	VAPOR BARRIER @ SOG	73,565	SF	0.50	36,783	
A10	FOUNDATIONS	DIVISION TOTAL			2,733,341	22.24
B10	SUPERSTRUCTURE					
03000	CONCRETE TOPPING SLAB	50,475	SF	4.85	244,804	
03370	MISC.COL.CLOSURES/DEPRESSIONS	53,222	SFA	0.35	18,628	
05120	BRB DIAGONALS @ FLOOR	755	LF	200	151,000	
05120	BRBF-ROOF	511	LF	200	102,200	
05120	STRUCTURAL STEEL ROOF-COLS,BEAMS	187	TON	5,500	1,026,300	
05120	STRUCTURAL STEEL-FLOOR,MECH PLATFORMS	244	TON	5,500	1,339,800	
05120	TUBING AT CANOPIES	338	SFA	55.00	18,590	
05150	MISC. STEEL,ANGLES,CONNECTIONS,PLATES-FLOOR	39	TON	6,500	253,500	
05160	SHORING ALLOWANCE-ROOF	1	LS	25,000	25,000	
05200	OPEN WEB JOISTS @ ROOF	42	TON	5,000	208,500	
05210	MISC. STEEL ROOF-CONNECTIONS,ANGLES,PLATES	36	TON	6,500	234,000	
05210	STRUCTURE ALLOWANCE CANOPY AREA 2	254	SFA	25.00	6,350	
05300	ACOUSTIC DECK-ROOF	42,251	SF	8.15	344,346	
05300	METAL FLOOR DECK	39,585	SF	4.85	191,987	
05300	METAL FLOOR DECK-ACOUSTIC	10,890	SF	8.15	88,754	
05300	METAL STUD 6" ROOF FRAMING 16" O.C.	654	SF	7.00	4,578	
05300	MISC ROOF STRUCTURE-BLOCK,ATTACH,CHANNEL AREA 6	1	LS	10,000	10,000	
05300	STEEL ROOF DECK	26,887	SF	4.85	130,402	

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
06090	2" ROOF DECKING	2,926	SF	6.85	20,043	
06090	3" ROOF DECKING	638	SF	8.00	5,104	
06100	2X10 ROOF FRAMING	1,077	SF	8.50	9,155	
06100	DIMENSIONAL LUMBER BEAMS/COLUMNS	299	BF	6.50	1,944	
06100	GLU-LAM BEAMS	8,175	BF	6.50	53,138	
06100	RED-22" FLOOR FRAMING/PLY/1-1/2" TOPPING	1,575	SF	17.50	27,563	
06100	RED-165 FLOOR FRAMING/PLY/1-1/2" TOPPING	1,172	SF	12.50	14,650	
06100	ROOF PLYWOOD	10,479	SF	2.65	27,769	
06150	BLOCKING/RIMS/HANGERS/HDWRE. @ ROOF	10,479	SF	2.85	29,865	
06170	11-7/8" TJI ROOF FRAMING-24" O.C.	736	SF	5.20	3,827	
06170	11-7/8" TJI ROOF FRAMING-32" O.C.	720	SF	4.85	3,492	
06170	20" RED-L ROOF FRAMING-32" O.C.	1,690	SF	7.15	12,084	
06170	22" RED-L ROOF FRAMING-32" O.C.	2,692	SF	7.50	20,190	
07100	SESIMIC JOINT COVER-ALLOW	700	LF	125	87,500	
07120	FIRESTOPPING @ ROOF	79,617	SFA	0.30	23,885	
07800	FIRESTOPPING @ FLOOR(S)	53,222	SFA	0.30	15,967	
07820	FIREPROOFING STRUCT STEEL-BEAMS,COLS.,DECK-ROOF		SFA			
	EXCLUDED					
07820	FIREPROOFING STRUCTURAL STEEL-FLOOR		SFA			
	EXCLUDED					
B10	SUPERSTRUCTURE			DIVISION TOTAL	4,754,912	38.69
B20	EXTERIOR CLOSURE					
01000	GROSS EXT WALL AREA	43,934	SF			
04000	BRICK VENEER	2,599	SF	35.00	90,965	
04210	CMU 8"	3,514	SF	25.00	87,850	
06100	BUILT UP COLUMNS	1,145	BF	5.50	6,298	
07210	BATT INSULATION	31,692	SF	1.35	42,784	
07210	BOARD INSULATION	28,263	SF	3.85	108,813	
07220	SHEET APPLIED AIR BARRIER	31,982	SF	3.00	95,946	
07420	METAL WALL PANEL	8,696	SF	24.00	208,704	
07450	CEMENT BOARD SIDING	20,542	SF	22.00	451,924	
08100	EXT. DOOR/FRM/HDWRE-PAIR	2	EA	3,200	6,400	
08120	EXT. FULLY GLAZED DOORS-PR	12	EA	4,640	55,680	
08410	ALUMINUM STOREFRONT/WINDOWS	4,943	SF	70.00	346,010	
08410	CURTAIN WALL	2,717	SF	105	285,285	
08500	OVERHEAD SECTIONAL GLASS	117	SF	70.00	8,190	
08740	ADA HARDWARE/ELEC/CARD READERS/RATINGS	1	LS	10,500	10,500	
09100	06"-EXT. WOOD FRAME	4,795	SF	5.85	28,051	
09100	EXT. METAL STUD FRAMING-3-5/8" TO 4"	288	SF	4.55	1,310	
09100	EXT. METAL STUD FRAMING-6"	15,024	SF	6.00	90,144	
09100	EXT. METAL STUD FRAMING-8"	11,730	SF	8.00	93,840	
09100	EXT. WALL FURRING	29,220	SF	2.85	83,277	
09110	ADD FOR ROUGH OPENING OVERHEAD DRS	1	EA	2,800	2,800	
09110	ADD FOR SUREBOARD SHEATH	2,016	SF	3.75	7,560	
09110	DETAIL FRAME-GLAZING,DOORS,LOUVERS	8,583	SF	8.00	68,664	
09110	EXT. WALL SHEATHING	30,841	SF	2.25	69,392	
09120	EXT. GWB INT SIDE	33,548	SF	3.50	117,418	
09900	MISC.FLASH,TRIM,FIN WALL,SEAL,PAINT	43,934	SF	2.50	109,835	
10210	LOUVERS	196	SF	70.00	13,720	
10705	INTEGRATED SUNSHADES	131	LF	205	26,855	
B20	EXTERIOR CLOSURE			DIVISION TOTAL	2,518,215	20.49

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
B30	ROOFING					
06100	ROUGH CARPENTRY ROOFING/CANOPIES	79,617	SFA	0.65	51,751	
07100	SESIMIC JOINT COVER-ALLOW	780	LF	125	97,500	
07400	CRICKETS	2,777	SF	6.50	18,051	
07410	METAL ROOFING-SMALL QTY.	24	SF	35.00	840	
07450	COVER BOARD	79,617	SF	1.85	147,291	
07450	SUBSTRATE BOARD	76,914	SF	1.85	142,291	
07450	VAPOR RETARDER/TEMP ROOF	76,938	SF	1.65	126,948	
07460	ROOFING TIE-IN ALLOW	1	LS	20,000	20,000	
07540	RIGID ROOFING INSULATION	79,576	SF	5.75	457,562	
07540	SBS MODIFIED MEMBRANE	79,593	SF	7.00	557,151	
07600	MISC FLASHING/SHEET METAL/DOWNSPOUTS @ ROOF	79,617	SFA	1.95	155,253	
07700	LADDERS/HATCHES/WALK PADS	79,617	SFA	0.25	19,904	
07710	FALL PROTECTION	79,617	SFA	1.05	83,598	
B30	ROOFING			DIVISION TOTAL	1,878,140	15.28
C10	INTERIOR CONSTRUCTION					
04000	INT. CMU 12"	326	SF	27.00	8,802	
04000	INT. CMU 8"	1,045	SF	25.00	26,125	
06100	INT WALL SHEAR PLY	16,587	SF	2.25	37,321	
06100	INT. WOOD FRAMING 4"	1,262	SF	4.35	5,490	
06100	INT. WOOD FRAMING 6"	5,223	SF	5.85	30,555	
06120	DETAIL FRAME OPGS,DOORS,RELITES	12,091	SF	8.00	96,728	
06120	MISC BACKING/BLOCKING/HDWRE	135,385	SF	0.75	101,539	
07210	FIBERGLASS BATT/ACOUSTIC INSULATION	118,264	SF	0.85	100,524	
07840	FIRESTOPPING/CAULKING	135,385	SF	0.35	47,385	
08110	INT. DOOR/FRM/HDWRE-PAIR	54	EA	3,200	172,800	
08110	INT. DOORS/FRAMES/HDWRE-SGL	162	EA	1,750	283,500	
08120	INT. FULLY GLAZED DOORS-PR	13	EA	4,610	59,930	
08120	INT. FULLY GLAZED DOORS-SGL	3	EA	2,840	8,520	
08300	PREM.FOR ACOUSTIC RATED DOORS	10	LVS	2,500	25,000	
08330	COILING COUNTER DOORS	143	SF	42.00	6,006	
08330	OVERHEAD DOORS @ CLASSROOMS	13	EA	7,000	91,000	
08330	SERVERY/KITCHEN/STUDENT STORE OVERHEAD GRILLES	595	SF	38.00	22,610	
08340	FOLDING GLASS DOORS 12'	1	EA	18,200	18,200	
08340	SLIDING TRANSLUCENT GLASS DOORS-11'9-3/4" X 80"	2	EA	8,800	17,600	
08340	SLIDING TRANSLUCENT GLASS DOORS-14'-6" X 80"	1	EA	12,000	12,000	
08740	ADA,CARD READERS,MISC. HDWRE,RATINGS	1	LS	20,000	20,000	
08800	INT MIX OF RELITES/GLAZING/STOREFRONT	3,892	SF	68.00	264,656	
09110	4" CH STUD FRAMING	303	SF	6.70	2,030	
09110	6" CH STUD FRAMING	3,426	SF	7.55	25,866	
09110	ADD FOR SUREBOARD INT. SHEATH	5,988	SF	3.75	22,455	
09110	INT. 10" MTL STUD FRAMING	11,916	SF	10.00	119,160	
09110	INT. 3-5/8 TO 4" MTL STUD FRAMING	14,191	SF	4.55	64,569	
09110	INT. 6" MTL STUD FRAMING	54,546	SF	6.00	327,276	
09110	INT. 8" MTL STUD FRAMING	26,202	SF	8.00	209,616	
09200	GWB FINISH LAYER	209,369	SF	3.50	732,792	
09200	GWB UNDERLAYER	15,268	SF	2.65	40,460	
10000	SPECIALITES/FITTINGS	122,897	SFA	0.25	30,724	
10115	MARKER BOARDS/TACK BOARDS/CORK BOARDS	3,138	SF	18.00	56,484	
10115	MARKER BOARDS-SLIDING	1	EA	3,200	3,200	

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
10400	EXTERIOR SIGNAGE	1	LS	20,000	20,000	
10400	INT SIGNAGE ALLOWANCE	122,897	SFA	0.85	104,462	
10500	GYM LOCKERS-DBL TIER	78	OPG	215	16,770	
10500	STAFF LOCKERS-ALLOW	5	EA	285	1,425	
10500	STUDENT LOCKERS -DBL TIER	190	OPG	215	40,850	
10520	FIRE EXTINGUISHERS-ALLOW	19	EA	285	5,415	
10530	CORNER GUARDS	70	EA	165	11,550	
10810	GRAB BARS-EACH	8	EA	150	1,200	
10810	TOILET ACCESSORIES - GENDER NEUTRAL	1	EA	5,170	5,170	
10810	TOILET ACCESSORIES - MENS	4	EA	1,300	5,200	
10810	TOILET ACCESSORIES - MOTHERS ROOM	1	EA	850	850	
10810	TOILET ACCESSORIES - STAFF TOILET	7	EA	850	5,950	
10810	TOILET ACCESSORIES - WOMENS	4	EA	1,800	7,200	
10810	TOILET PARTIONS	14	EA	1,250	17,500	
10810	TOILET PARTITIONS - ADA	8	EA	1,400	11,200	
10810	TOILET PARTITIONS - URINAL	3	EA	550	1,650	
C10	INTERIOR CONSTRUCTION	DIVISION TOTAL			3,347,315	27.24
C20	STAIRS					
05260	MAIN STAIR-COMMONS	1	FLR	36,000	36,000	
05260	RAMP/STEPS/RAILS/LADDERS-ACCESS MECH.	5	EA	3,500	17,500	
05260	STANDARD STAIRS/RAILS-CLASS ADDITION	4	FLR	20,000	80,000	
05260	WEST STAIR-COMMONS	1	FLR	18,500	18,500	
05710	INT. RAILING @ RAMPS,STEPS	210	LF	155	32,550	
05710	INT. RAILING OPEN TO BELOW	188	LF	225	42,300	
C20	STAIRS	DIVISION TOTAL			226,850	1.85
C30	INTERIOR FINISHES					
06200	FINISH CARPENTRY	122,897	SFA	0.65	79,883	
06200	WOOD PANEL AT COMMONS	324	SF	32.00	10,368	
09000	WALL FINISHES-MISC	122,987	SFA	0.25	30,747	
09250	MISC. VERTICAL SOFFITS/CEIL.TRANSITIONS/HDWRE	122,897	SFA	0.75	92,173	
09260	GWB CEILINGS	10,454	SF	9.00	94,086	
09310	ADD FOR TILE BACKER BOARD	8,163	SF	3.50	28,571	
09310	CERAMIC BASE	930	LF	15.00	13,950	
09310	CERAMIC TILE FLOOR	3,222	SF	15.00	48,330	
09310	CT WAINSCOT	8,408	SF	15.00	126,120	
09330	SLIP RESISTANT FLOORING @ KITCHEN	4,135	SF	8.50	35,148	
09510	ACT CEILING-MIX 2X2 AND 2X4	63,407	SF	6.00	380,442	
09545	ADD FOR BAND/CHOIR/MUSIC CEILING ACOUSTICS	4,465	SF	10.50	46,883	
09570	WOOD CEILINGS	2,665	SF	34.00	90,610	
09600	CARPET	54,033	SF	5.00	270,165	
09600	RESILIENT SHEET FLOORING	4,565	SF	7.00	31,955	
09600	RESILIENT TILE FLOORING	22,802	SF	8.50	193,817	
09640	RESILIENT ATHLETIC FLOORING	3,691	SF	10.00	36,910	
09700	WALL PADDING @ GYM	672	SF	16.00	10,752	
09710	ACOUSTIC PANELS-PRACTICE,BAND,CHOIR,LIBRARY	2,276	SF	25.00	56,900	
09720	DLP-PAC LOBBY, COMMONS	264	SF	25.00	6,600	
09720	FRP	4,306	SF	8.00	34,448	
09720	MDF	5,880	SF	6.50	38,220	
09720	VWC	29,211	SF	8.00	233,688	
09900	INT.GRAPHICS ALLOWANCE	122,987	SFA	0.35	43,045	

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
09900	INTERIOR PAINTING	122,897	SFA	3.05	374,836	
09900	POLISHED CONCRETE	29,271	SF	8.50	248,804	
09900	SEAL CONCRETE/HONED,INCL. MEZZ	5,507	SF	1.75	9,637	
09940	BASE RUBBER/COVE-ALLOWANCE	122,897	SFA	0.45	55,304	
	EXCLUDED					
12000	WALK OFF MAT-INT	1,178	SF	15.00	17,670	
C30	INTERIOR FINISHES			DIVISION TOTAL	2,740,060	22.30
D10	CONVEYING SYSTEMS					
14200	3 STOP ELEVATOR	1	EA	135,000	135,000	
D10	CONVEYING SYSTEMS			DIVISION TOTAL	135,000	1.10
D20	PLUMBING					
15140	PLUMBING	1	LS	1,315,254	1,315,254	
	BCE					
D20	PLUMBING			DIVISION TOTAL	1,315,254	10.70
D30	HVAC					
15000	HVAC SYSTEM	1	LS	4,803,256	4,803,256	
	BCE					
D30	HVAC			DIVISION TOTAL	4,803,256	39.08
D40	FIRE PROTECTION					
15300	FIRE PROTECTION	1	LS	625,390	625,390	
	BCE					
D40	FIRE PROTECTION			DIVISION TOTAL	625,390	5.09
D50	ELECTRICAL					
16000	ELECTRICAL-BUILDING	123,987	SFA	39.01	4,836,733	
	PER BCE ELEC					
16000	MOBILIZATION,SUMITTALS,CLOSEOUT	1	LS	94,584	94,584	
	PER BCE ELEC					
D50	ELECTRICAL			DIVISION TOTAL	4,931,317	40.13
E10	EQUIPMENT					
11000	MISC.BLDG EQUIPMENT/FOIC	122,897	SFA	0.15	18,435	
11050	LIBRARY THEFT DETECTION	1	LS	20,000	20,000	
11130	PROJECTION SCREEN-MOTORIZED-ALLOW	2	EA	7,500	15,000	
11345	FUME HOODS	17	EA	8,000	136,000	
11400	FOOD SERVICE EQUIPMENT	1	LS	750,000	750,000	
	PER HALLIDAY SD NUMBER					
11450	RESIDENTIAL APPLIANCES/CULINARY EQUIPMENT	1	LS	50,000	50,000	
E10	EQUIPMENT			DIVISION TOTAL	989,435	8.05
E20	FURNISHINGS					
06410	BASE CABINETS W/DRAWERS	13	LF	300	3,900	
06410	LIBRARY BOOKCASE-SOLID SURFACE TOP	305	LF	210	64,050	

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
12300	BASE CABINET	530	LF	225	119,250	
12300	CUBBIES	8	LF	165	1,320	
12300	CUSTOM BENCHES	38	LF	285	10,830	
12300	DIPLAY CASES	24	LF	700	16,800	
12300	LIBRARY CIRCULATION DESK	25	LF	550	13,750	
12300	MUSIC STORAGE	30	LF	650	19,500	
12300	TALL STORAGE OPEN	84	LF	275	23,100	
12300	TALL STORAGE/WARDROBE	76	EA	1,300	98,800	
12300	UPPER WALL CABINET OPEN	201	LF	100	20,100	
12300	WALL CABINETS W/DOORS	347	LF	125	43,375	
12310	ACID / FLAMMABLE BASE CABINET	6	EA	1,250	7,500	
12310	TEACHING ISLAND	9	EA	2,600	23,400	
12320	BASE CABINETS OPEN	308	LF	140	43,120	
12320	BOOKSHELVING	44	LF	145	6,380	
12320	OPEN METAL SHELVING	40	LF	145	5,800	
12490	ELECTRIC SHADES-ALLOW	1	LS	35,000	35,000	
12490	MANUAL SHADES EXT. GLAZING	7,660	SF	11.00	84,260	
12490	MANUAL SHADES INT. GLAZING	3,892	SF	11.00	42,812	
E20	FURNISHINGS			DIVISION TOTAL	683,047	5.56
Z10	GENERAL REQUIREMENTS					
01000	GENERAL CONDITIONS	14	MO	125,000	1,750,000	
01140	BUILDING AREA LVL 1 ADDITION/INFILL	73,565	SF			
01140	BUILDING AREA LVL 2 ADDITION/INFILL	31,840	SF			
01140	BUILDING AREA LVL 3 ADDITION/INFILL	17,492	SF			
01140	MECH PLATFORM LVL 2 ADDITION/INFILL	2,920	SF			
01140	MECH PLATFORM LVL 3 ADDITION/INFILL	970	SF			
Z10	GENERAL REQUIREMENTS			DIVISION TOTAL	1,750,000	14.24
				ESTIMATE SUBTOTAL	33,431,531	272.03



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PROJECT: SUMNER HIGH SCHOOL ADDITON RENOVATION - MODERNIZATION
LOCATION: SUMNER, WA
BLDG SF: 108,284
ESTIMATE: 2018070
EST TYPE: CONSTRUCTION DOCUMENTS

DIVISION	DESCRIPTION		TOTAL	\$/SF
A10	FOUNDATIONS		257,850	2.38
B10	SUPERSTRUCTURE		158,780	1.47
B20	EXTERIOR CLOSURE		846,645	7.82
B30	ROOFING		525,219	4.85
C10	INTERIOR CONSTRUCTION		493,132	4.55
C30	INTERIOR FINISHES		1,065,842	9.84
D20	PLUMBING		587,167	5.42
D30	HVAC		2,054,116	18.97
D40	FIRE PROTECTION		321,375	2.97
D50	ELECTRICAL		3,131,499	28.92
E10	EQUIPMENT		344,493	3.18
E20	FURNISHINGS		379,134	3.50
Z10	GENERAL REQUIREMENTS		1,250,000	11.54
ESTIMATE SUBTOTAL			11,415,251	105.42
	DESIGN CONTINGENCY @	2.50%	285,381	
	SUBTOTAL		11,700,632	
	GENERAL CONTRACTOR'S OH & P @	7.50%	877,547	
	SUBTOTAL		12,578,179	
	BUILDERS RISK @	0.50%	62,891	
	SUBTOTAL		12,641,070	
TOTAL			12,641,070	116.74

EXCLUSIONS:
SEE ESTIMATE SUMMARY

PROJECT: SUMNER HIGH SCHOOL ADDITON RENOVATION - MODERNIZATION
 LOCATION: SUMNER, WA
 BLDG SF: 108,284
 ESTIMATE: 2018070
 EST TYPE: CONSTRUCTION DOCUMENTS

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
A10	FOUNDATIONS					
02300	FOUNDATION EXCAVATION/BACKFILL	1	LS	15,000	15,000	
02465	MICRO PILES,GROUT COMPACTION,STRUC. FILL	42,604	SFA	1.25	53,255	
	ALLOW					
03000	SLAB PATCH,MECH/STRUCTURAL-15% MODERATE AREA	6,391	SF	16.00	102,256	
03310	COLUMN FOOTINGS	6	CY	500	3,000	
03310	CONTINUOUS FOOTINGS	18	CY	750	13,500	
03310	GRADE BEAM	8	CY	1,150	9,200	
03310	STEM WALLS/FOUNDATION WALLS-10"	13	SF	55.00	715	
03310	STEM WALLS/FOUNDATION WALLS-6"	135	SF	50.00	6,750	
03310	STEM WALLS/FOUNDATION WALLS-8"	105	SF	40.00	4,200	
03330	HOLD DOWNS @ EXTG.	38	EA	250	9,500	
03350	MISC FOUNDATION/DOWELS/STEM @ MODERATE AREAS	42,604	SFA	0.50	21,302	
05090	DOWELS-SLAB CONNECTIONS-MISC. HDWRE	42,604	SFA	0.45	19,172	
A10	FOUNDATIONS	DIVISION TOTAL			257,850	2.38
B10	SUPERSTRUCTURE					
03100	EPOXY DOWELS/ATTACH CMU AREA 3	1	LS	7,500	7,500	
05120	STRUCTURAL STEEL-FLOOR	2	TON	8,550	18,810	
05120	STRUCTURAL STEEL-ROOF	4	TON	8,550	35,055	
06090	4" ROOF DECKING	184	SF	10.00	1,840	
06100	2X6 ROOF FRAMING-OUTLOOKS	300	SF	7.00	2,100	
06100	DIMENSIONAL LUMBER BEAMS/COLUMNS	1,976	BF	6.50	12,844	
06100	GLU-LAM BEAMS	266	BF	6.50	1,729	
06100	INFILL/PATCH ROOF AREA 3	180	SF	25.00	4,500	
06100	MISC. MINOR PATCH 2ND LVL CLASS AREA 6	8,138	SFA	1.50	12,207	
06100	PATCH/INFILL FLOOR AREA 6	76	SFA	25.00	1,900	
06100	PLYWOOD AT UNDERSIDE OF EXTG JOIST	540	SF	5.50	2,970	
06100	ROOF PLYWOOD	4,862	SF	2.65	12,884	
06170	OVERBUILD ROOF STRUCTURE	4,678	SF	9.50	44,441	
B10	SUPERSTRUCTURE	DIVISION TOTAL			158,780	1.47
B20	EXTERIOR CLOSURE					
04000	BRICK VENEER	1,454	SF	35.00	50,890	
04000	STUCCO/PLASTER	390	SF	35.00	13,650	
05000	STEEL LEDGER	200	LF	75.00	15,000	
06100	STRONG BACK EXTG EXTERIOR WALL AREA 7	638	SF	14.65	9,347	
07210	BATT INSULATION	4,074	SF	1.35	5,500	
07210	BOARD INSULATION	20,244	SF	3.85	77,939	
07220	SHEET APPLIED AIR BARRIER	20,244	SF	3.00	60,732	
07420	METAL WALL PANEL	3,836	SF	24.00	92,064	
07430	DECORATIVE SCREEN FINS/WALL	146	LF	85.00	12,410	
07450	CEMENT BOARD SIDING	14,564	SF	22.00	320,408	
08100	EXT. DOOR/FRM/HDWRE-PAIR	2	EA	3,200	6,400	
08100	EXT. DOOR/FRM/HDWRE-SGL	4	EA	1,950	7,800	

ITEM	DESCRIPTION	QUANTITY UNIT	UNIT COST	TOTAL	\$/SF
08410	ALUMINUM STOREFRONT/WINDOWS	192 SF	68.00	13,056	
09100	06"-EXT. WOOD FRAME	725 SF	5.85	4,241	
09100	EXT. METAL STUD FRAMING-6"	529 SF	6.00	3,174	
09100	EXT. WALL FURRING	17,637 SF	2.85	50,265	
09110	DETAIL FRAME-GLAZING,DOORS,LOUVERS	276 SF	8.00	2,208	
09110	EXT. METAL STUD FRAMING-8"	2,838 SF	8.00	22,704	
09110	EXT. WALL SHEATHING	10,025 SF	2.25	22,556	
09110	MODIFY/ADJUST @ NEW OPENINGS/INFILL FRAME	1 LS	5,000	5,000	
09900	MISC.FLASH,TRIM,FIN WALL,SEAL,PAINT	20,520 SF	2.50	51,300	
B20	EXTERIOR CLOSURE		DIVISION TOTAL	846,645	7.82
B30	ROOFING				
06100	ROUGH CARPENTRY ROOFING/CANOPIES	25,111 SFA	0.65	16,322	
07400	CRICKETS	3,899 SF	6.50	25,344	
07410	METAL ROOFING	12,044 SF	16.00	192,704	
07450	COVER BOARD	15,143 SF	1.85	28,015	
07450	SELF ADHERING HIGH TEMP UNDERLAYMENT	8,504 SF	2.85	24,236	
07450	SUBSTRATE BOARD	2,318 SF	1.85	4,288	
07450	VAPOR RETARDER/TEMP ROOF	2,318 SF	1.65	3,825	
07540	RIGID ROOFING INSULATION	14,569 SF	5.75	83,772	
07540	SBS MODIFIED MEMBRANE	13,067 SF	7.00	91,469	
07600	MISC FLASHING/SHEET METAL/DOWNSPOUTS @ ROOF	25,111 SFA	1.95	48,966	
07700	LADDERS/HATCHES/WALK PADS	25,111 SFA	0.25	6,278	
07710	FALL PROTECTION-NONE (EXCLUDED)	SFA	0.85		
B30	ROOFING		DIVISION TOTAL	525,219	4.85
C10	INTERIOR CONSTRUCTION				
04210	CMU 8"	2,227 SF	25.00	55,675	
06100	ALLOW FOR BLOCKING/SHEATHING AT EXTG AREA 2	1 LS	7,500	7,500	
06100	INT WALL SHEAR PLY	4,440 SF	2.25	9,990	
06100	INT. WOOD FRAMING 6"	6,644 SF	5.85	38,867	
06100	STRONG BACK AT CMU WALL AREA 7	290 SF	14.65	4,249	
06120	DETAIL FRAME OPGS,DOORS,RELITES	896 SF	8.00	7,168	
06120	MISC BACKING/BLOCKING/HDWRE	16,487 SF	0.85	14,014	
07210	FIBERGLASS BATT/ACOUSTIC INSULATION	14,132 SF	0.75	10,599	
07840	FIRESTOPPING/CAULKING	16,487 SF	0.35	5,770	
08110	INT. DOOR/FRM/HDWRE-PAIR	7 EA	3,200	22,400	
08110	INT. DOORS/FRAMES/HDWRE-SGL	22 EA	1,750	38,500	
08120	INT. FULLY GLAZED DOORS-SGL	2 EA	2,840	5,680	
08740	ADA,CARD READERS,MISC. HDWRE,RATINGS	1 LS	2,500	2,500	
08800	INT MIX OF RELITES/GLAZING/STOREFRONT	54 SF	68.00	3,672	
09110	6" CH STUD FRAMING	793 SF	7.55	5,987	
09110	INT. 3-5/8 TO 4" MTL STUD FRAMING	925 SF	4.55	4,209	
09110	INT. 6" MTL STUD FRAMING	5,770 SF	6.00	34,620	
09200	GWB FINISH LAYER	24,528 SF	3.50	85,848	
09200	GWB UNDERLAYER	522 SF	2.65	1,383	
10000	SPECIALITES/FITTINGS	108,284 SFA	0.25	27,071	
10115	MARKER BOARDS/TACK BOARDS	416 SF	18.00	7,488	
10400	EXTERIOR SIGNAGE	1 LS	20,000	20,000	
10400	INT SIGNAGE ALLOWANCE @ LIGHT RENO.	65,680 SFA	0.35	22,988	
10400	INT SIGNAGE ALLOWANCE @ MODERATE RENO.	42,604 SFA	0.85	36,213	
10520	FIRE EXTINGUISHERS-ALLOW	8 EA	285	2,280	

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
10530	CORNER GUARDS	21	EA	165	3,465	
10810	MIRRORS AT FITNESS-ALLOW	253	SF	25.00	6,325	
10810	TOILET ACCESSORIES - GENDER NEUTRAL	1	EA	2,720	2,720	
10810	TOILET ACCESSORIES - STAFF/DAYCARE TOILET	7	EA	850	5,950	
C10	INTERIOR CONSTRUCTION	DIVISION TOTAL			493,132	4.55
C30	INTERIOR FINISHES					
06200	FINISH CARPENTRY-MINOR RENO	65,680	SFA	0.20	13,136	
06200	FINISH CARPENTRY-MODERATE RENO	42,604	SFA	0.65	27,693	
09000	WALL FINISHES-MISC-MODERATE RENO	42,604	SFA	0.25	10,651	
09250	CEILINGS-PROTECT/REMOVE-REPLACE MINOR RENO	65,680	SFA	0.40	26,272	
09250	CEILINGS-PROTECT/REMOVE-REPLACE MOD RENO	22,638	SFA	1.05	23,770	
09250	MISC. VERTICAL SOFFITS/CEIL.TRANSITIONS/HDWRE	65,680	SFA	0.25	16,420	
	MINOR RENO					
09250	MISC. VERTICAL SOFFITS/CEIL.TRANSITIONS/HDWRE	42,604	SFA	0.75	31,953	
	MODERATE RENO					
09260	GWB CEILINGS	2,157	SF	9.00	19,413	
09310	ADD FOR TILE BACKER BOARD	4,158	SF	3.50	14,553	
09310	CERAMIC BASE	281	LF	15.00	4,215	
09310	CERAMIC TILE FLOOR	1,023	SF	15.00	15,345	
09310	CT WAINSCOT	4,158	SF	15.00	62,370	
09510	ACT CEILING-MIX 2X2 AND 2X4	17,159	SF	6.00	102,954	
09570	WOOD CEILINGS	650	SF	34.00	22,100	
09600	CARPET	11,697	SF	5.00	58,485	
09600	RESILIENT TILE FLOORING	9,090	SF	8.50	77,265	
09600	RUBBER ATHLETIC FLOORING	2,238	SF	11.00	24,618	
09720	FRP	1,160	SF	8.00	9,280	
09720	MDF	2,275	SF	6.50	14,788	
09720	VWC	7,544	SF	8.00	60,352	
09900	INTERIOR PAINTING-MINOR RENO	65,680	SFA	0.65	42,692	
09900	INTERIOR PAINTING-MODERATE RENO	42,604	SFA	3.05	129,942	
09900	POLISHED CONCRETE	18,096	SF	8.50	153,816	
09900	SEAL/PROTECT BALANCE OF FLOORING	65,526	SFA	1.00	65,526	
09940	BASE RUBBER/COVE-ALLOWANCE-MINOR RENO	65,680	SFA	0.15	9,852	
09940	BASE RUBBER/COVE-ALLOWANCE-MODERATE RENO	42,604	SFA	0.45	19,172	
12000	WALK OFF MAT-INT	614	SF	15.00	9,210	
C30	INTERIOR FINISHES	DIVISION TOTAL			1,065,842	9.84
D20	PLUMBING					
15140	PLUMBING	1	LS	587,167	587,167	
		BCE				
D20	PLUMBING	DIVISION TOTAL			587,167	5.42
D30	HVAC					
15000	HVAC SYSTEM	1	LS	2,054,116	2,054,116	
		BCE				
D30	HVAC	DIVISION TOTAL			2,054,116	18.97
D40	FIRE PROTECTION					
15300	FIRE PROTECTION	1	LS	321,375	321,375	

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
BCE						
D40	FIRE PROTECTION	DIVISION TOTAL			321,375	2.97
D50	ELECTRICAL					
16000	ELECTRICAL-BUILDING	106,564	SFA	28.63	3,050,927	
	PER BCE ELEC					
16000	MOBILIZATION,SUMITTALS,CLOSEOUT	1	LS	80,571	80,571	
	PER BCE ELEC					
D50	ELECTRICAL	DIVISION TOTAL			3,131,499	28.92
E10	EQUIPMENT					
11000	BLEACHERS	1,750	EA	165	288,750	
11000	MISC.BLDG EQUIPMENT/FOIC	108,284	SFA	0.15	16,243	
11000	RELOCATE SEATING @ PAC-ALLOW	1	LS	15,000	15,000	
11010	CTE EQUIPMENT-NO SCOPE					
11010	KILNS-ALLOW	2	EA	3,500	7,000	
11060	STAGE/THEATRE EQUIPMENT-NO SCOPE					
11130	PROJECTION SCREEN-MOTORIZED-ALLOW	1	EA	7,500	7,500	
11480	MISC. GYM EQUIPMENT-PROTECT/RELOCATE/REPLACE	1	LS	10,000	10,000	
E10	EQUIPMENT	DIVISION TOTAL			344,493	3.18
E20	FURNISHINGS					
06410	BASE CABINETS W/DRAWERS	38	LF	300	11,400	
12000	RECEPTION DESK	46	LF	475	21,850	
12300	2 DRAWER FILE CABINET	23	LF	255	5,865	
12300	BASE CABINET	540	LF	225	121,500	
12300	CUBBIES	68	LF	165	11,220	
12300	DIPLAY CASES	31	LF	700	21,700	
12300	STAFF MAILBOXES	32	LF	105	3,360	
12300	TALL STORAGE/WARDROBE	46	EA	1,300	59,800	
12300	UPPER WALL CABINET OPEN	178	LF	100	17,800	
12300	WALL CABINETS W/DOORS	124	LF	125	15,500	
12320	OPEN METAL SHELIVING	36	LF	145	5,220	
12490	MANUAL SHADES EXT. @ NEW GLAZING	192	SF	11.00	2,112	
12490	MANUAL SHADES INT. @ NEW GLAZING	54	SF	11.00	594	
12490	MANUAL SHADES INT.& EXT REPLACE ALLOWANCE	108,284	SFA	0.75	81,213	
E20	FURNISHINGS	DIVISION TOTAL			379,134	3.50
Z10	GENERAL REQUIREMENTS					
01000	GENERAL CONDITIONS	10	MO	125,000	1,250,000	
01140	BUILDING AREA-LIGHT TO UNTOUCHED MOD.	65,680	SF			
01140	BUILDING AREA-MODERATE TO MEDIUM MOD	42,604	SF			
01140	MECH PLATFORM LVL 2 EXTG.	3,254	SF			
01140	MECH PLATFORM LVL 3 EXTG.	1,998	SF			
Z10	GENERAL REQUIREMENTS	DIVISION TOTAL			1,250,000	11.54
ESTIMATE SUBTOTAL					11,415,251	105.42



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PROJECT: SUMNER HIGH SCHOOL ADDITON RENOVATION - DEMOLITION BLDG DEMO AND SELECTIVE
LOCATION: SUMNER, WA
BLDG SF:
ESTIMATE: 2018070
EST TYPE: CONSTRUCTION DOCUMENTS

DIVISION	DESCRIPTION		TOTAL	\$/SF
B20	EXTERIOR CLOSURE		73,245	
F20	SELECTIVE BUILDING DEMOLITION		1,498,151	
Z10	GENERAL REQUIREMENTS		125,000	
	ESTIMATE SUBTOTAL		1,696,396	
	DESIGN CONTINGENCY @	2.50%	42,410	
	SUBTOTAL		1,738,806	
	GENERAL CONTRACTOR'S OH & P @	7.50%	130,410	
	SUBTOTAL		1,869,216	
	BUILDERS RISK @	0.50%	9,346	
	SUBTOTAL		1,878,562	
	BID MARKET CONTINGENCY @	12.50%	234,820	
	TOTAL		2,113,383	

EXCLUSIONS:
SEE ESTIMATE SUMMARY

PROJECT: SUMNER HIGH SCHOOL ADDITON RENOVATION - DEMOLITION BLDG DEMO AND SELECTIVE
LOCATION: SUMNER, WA
BLDG SF:
ESTIMATE: 2018070
EST TYPE: CONSTRUCTION DOCUMENTS

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
B20	EXTERIOR CLOSURE					
02000	DEMO EXT FINISH TO STUDS	15,532	SF	3.75	58,245	
02000	MISC. DEMO @ EXTERIOR WALLS/OPGS/CONNECTIONS	1	LS	15,000	15,000	
B20	EXTERIOR CLOSURE			DIVISION TOTAL	73,245	
F20	SELECTIVE BUILDING DEMOLITION					
02150	ABATEMENT ALLOWANCE	1	LS	300,000	300,000	
02220	DEMO @ LIGHT MODIFICATIONS	65,680	SF	2.00	131,360	
02220	DEMO ENTIRE BUILDINGS/MAJOR DEMO	81,998	SF	8.50	696,983	
02220	DEMO FOR MODERATE MODIFICATIONS	42,604	SF	5.50	234,322	
02220	DEMO MECHANICAL MEZZANIE	480	SF	5.50	2,640	
02220	DEMO PORTICO/CANOPIES/OVERFRAME AREAS	6,834	SF	3.85	26,311	
02220	DEMO SAWCUT-MISC. MASONRY, CONC WALLS/FOUNDATIONS	1	LS	40,000	40,000	
02220	DEMO SHEDS/HOUSES/PORTABLES	400	SF	10.00	4,000	
02220	DEMO SLAB/SAWCUT-ALLOWANCE-15% MODERATE RENO	6,391	SF	5.00	31,955	
02220	DEMO-ADD FOR POOL BLDG-POOL, THERAPY, SUMP, FILTER	5,400	SFA	4.50	24,300	
02220	DEMO-SLAB, WALL, FOUNDATION OUTDOOR POOL MECH AREA	1,570	SFA	4.00	6,280	
F20	SELECTIVE BUILDING DEMOLITION			DIVISION TOTAL	1,498,151	
Z10	GENERAL REQUIREMENTS					
01000	GENERAL CONDITIONS	1	MO	125,000	125,000	
01200	EXTG. LEVEL 1	182,144	SF			
01200	EXTG. LEVEL 2	8,138	SF			
01210	EXTG. FULL BUILDING/MAJOR DEMOLITION	81,998	SF			
01210	EXTG. LIGHT DEMO/PROTECT TO UNTOUCHED	65,680	SF			
01210	EXTG. MODERATE-MEDIUM DEMOLITION	42,604	SF			
01230	EXTG. LEVEL 2 MECH. PLATFORMS BEING REMOVED	480	SF			
Z10	GENERAL REQUIREMENTS			DIVISION TOTAL	125,000	
ESTIMATE SUBTOTAL					1,696,396	



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PROJECT: SUMNER HIGH SCHOOL ADDITON RENOVATION - SITE IMPROVEMENTS
LOCATION: SUMNER, WA
BLDG SF:
ESTIMATE: 2018070
EST TYPE: CONSTRUCTION DOCUMENTS

DIVISION	DESCRIPTION		TOTAL	\$/SF
D30	HVAC		75,000	
G10	SITE PREPARATION		498,260	
G20	SITE IMPROVEMENTS		1,444,664	
G30	SITE CIVIL / MECHANICAL UTILITIES		1,177,321	
G40	SITE ELECTRICAL UTILITIES		505,648	
Z10	GENERAL REQUIREMENTS		375,000	
	ESTIMATE SUBTOTAL		4,075,892	
	DESIGN CONTINGENCY @	5.00%	203,795	
	SUBTOTAL		4,279,687	
	GENERAL CONTRACTOR'S OH & P @	7.50%	320,977	
	SUBTOTAL		4,600,664	
	BUILDERS RISK @	0.50%	23,003	
	SUBTOTAL		4,623,667	
	TOTAL		4,623,667	

EXCLUSIONS:
SEE ESTIMATE SUMMARY

PROJECT: SUMNER HIGH SCHOOL ADDITON RENOVATION - SITE IMPROVEMENTS
LOCATION: SUMNER, WA
BLDG SF:
ESTIMATE: 2018070
EST TYPE: CONSTRUCTION DOCUMENTS

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
D30	HVAC					
15000	RELOCATE CHILLER	1	LS	75,000	75,000	
	BCE					
D30	HVAC			DIVISION TOTAL	75,000	
G10	SITE PREPARATION					
02195	SITE PREP	1	LS	349,661	349,661	
	PER AHBL					
02310	EROSION CONTROL	1	LS	76,994	76,994	
	PER AHBL					
02310	TRAFFIC CONTROL	1	LS	71,604	71,604	
	PER AHBL					
G10	SITE PREPARATION			DIVISION TOTAL	498,260	
G20	SITE IMPROVEMENTS					
02740	PARKING LOTS	1	LS	242,934	242,934	
	PER AHBL					
02775	CURBS AND WALKS	1	LS	85,036	85,036	
	PER WEISMAN					
02800	TENNIS SURFACING	13,105	SF	2.00	26,210	
	PER WEISMAN					
02810	IRRIGATION	1	LS	73,128	73,128	
	PER WEISMAN					
02820	FENCING/GATES	1	LS	96,398	96,398	
	PER WEISMAN					
02860	ADD-CHILLER WALL, SLAB, FTG, DOOR, CAP	1	LS	69,430	69,430	
02860	ENCLOSURE AT STORAGE YARD AREA 9	1,521	SF	39.75	60,460	
02870	MISC SITE CONSTRUCTION	1	LS	147,633	147,633	
	PER AHBL					
02870	SIDEWALKS/RETAINING WALLS	1	LS	399,885	399,885	
	PER AHBL					
02870	SITE IMPROVEMENT/FURNISHING	1	LS	142,037	142,037	
	PER WEISMAN					
02900	PLANTING	1	LS	101,515	101,515	
	PER WEISMAN					
G20	SITE IMPROVEMENTS			DIVISION TOTAL	1,444,664	
G30	SITE CIVIL / MECHANICAL UTILITIES					
02510	WATER SYSTEM	1	LS	136,710	136,710	
	PER AHBL					
02530	SANITARY WORK	1	LS	73,410	73,410	
	PER AHBL					
02630	STORM DRAINAGE	1	LS	967,200	967,200	
	PER AHBL					

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
G30	SITE CIVIL / MECHANICAL UTILITIES			DIVISION TOTAL	1,177,321	
G40	SITE ELECTRICAL UTILITIES					
16520	SITE ELECTRICAL	1	LS	505,648	505,648	
	PER BCE ELEC					
G40	SITE ELECTRICAL UTILITIES			DIVISION TOTAL	505,648	
Z10	GENERAL REQUIREMENTS					
01000	GENERAL CONDITIONS	3	MO	125,000	375,000	
Z10	GENERAL REQUIREMENTS			DIVISION TOTAL	375,000	
				ESTIMATE SUBTOTAL	4,075,892	



THE
ROBINSON
COMPANY

PROJECT: SUMNER HIGH SCHOOL ADDITON RENOVATION - PHASING
LOCATION: SUMNER, WA
BLDG SF:
ESTIMATE: 2018070
EST TYPE: CONSTRUCTION DOCUMENTS

DIVISION	DESCRIPTION		TOTAL	\$/SF
Z10	GENERAL REQUIREMENTS		1,290,740	
	ESTIMATE SUBTOTAL		1,290,740	
	DESIGN CONTINGENCY @	10.00%	129,074	
	SUBTOTAL		1,419,814	
	GENERAL CONTRACTOR'S OH & P @	7.50%	106,486	
	SUBTOTAL		1,526,300	
	BUILDERS RISK @	0.50%	7,632	
	SUBTOTAL		1,533,932	
	TOTAL		1,533,932	

EXCLUSIONS:
SEE ESTIMATE SUMMARY

PROJECT: SUMNER HIGH SCHOOL ADDITON RENOVATION - PHASING
LOCATION: SUMNER, WA
BLDG SF:
ESTIMATE: 2018070
EST TYPE: CONSTRUCTION DOCUMENTS

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	TOTAL	\$/SF
Z10	GENERAL REQUIREMENTS					
01530	MISC.TEMP WAYFINDING	1	LS	25,000	25,000	
01530	TEMP BARRIER CONTRACTOR AND OWNER STORAGE	62	LF	20.00	1,240	
01530	TEMP BARRIERS-ERECT,MAINTAIN,DEMO	440	LF	20.00	8,800	
01530	TEMP ENCLOSED WALKWAY-ERECT,MAINTAIN,DEMO	181	LF	1,100	199,100	
01530	TEMPORARY WEATHER PROOF ENCLOSURE AT FIRE RISER	1	LS	7,500	7,500	
01530	WEATHER PROOF ENCLOSURES-ERECT,MAINTAIN,DEMO	29,970	SF	30.00	899,100	
01600	MOBILIZATION/DEMOBILIZATION-SUBCONTRACTORS	3	EA	50,000	150,000	
Z10	GENERAL REQUIREMENTS			DIVISION TOTAL	1,290,740	
ESTIMATE SUBTOTAL					1,290,740	

PROJECT: SUMNER HIGH SCHOOL ADDITON RENOVATION
LOCATION: SUMNER, WA
ESTIMATE: 2018070
EST TYPE: CONSTRUCTION DOCUMENTS

ALT# 1

A1 ATHLETICS STORAGE ROOM

ITEM	DESCRIPTION	QUANTITY UNIT	UNIT COST	TOTAL
02250	GROUND IMPROVEMENT	595 SFA	15.00	8,925
02300	FOUNDATION EXCAVATION/BACKFILL	1 LS	850	850
02335	CAPILLARY BREAK @ S.O.G.- 4"	595 SF	0.70	417
02620	FOOTING DRAINS W/GRAVEL-ADD TO BASE BID	23 LF	18.00	414
03300	4" SLAB ON GRADE	595 SF	5.00	2,975
03310	CONTINUOUS FOOTINGS	5 CY	555	2,775
03310	STEM WALLS/FOUNDATION WALLS	81 SF	44.00	3,564
04000	BRICK VENEER	262 SF	35.00	9,170
06100	INT. WOOD FRAMING 4"	646 SF	4.10	2,649
06100	ROOF PLYWOOD	777 SF	2.65	2,059
06100	ROUGH CARPENTRY ROOFING/CANOPIES	777 SFA	0.65	505
06150	BLOCKING/RIMS/HANGERS/HDWRE. @ ROOF	777 SF	2.85	2,214
06170	11-7/8" TJI ROOF FRAMING-32" O.C.	777 SF	4.85	3,768
07000	PERIMETER INSULATION/WATERPROOFING	112 SF	6.50	728
07120	FIRESTOPPING @ ROOF	777 SFA	0.30	233
07210	BATT INSULATION	894 SF	1.35	1,207
07210	BOARD INSULATION	894 SF	3.85	3,442
07220	SHEET APPLIED AIR BARRIER	894 SF	3.00	2,682
07260	VAPOR BARRIER @ SOG	595 SF	0.50	298
07450	CEMENT BOARD SIDING	632 SF	22.00	13,904
07450	COVER BOARD	777 SF	1.85	1,437
07450	SUBSTRATE BOARD	777 SF	1.85	1,437
07450	VAPOR RETARDER ROOF	777 SF	0.50	389
07540	RIGID ROOFING INSULATION	777 SF	5.75	4,468
07540	SBS MODIFIED MEMBRANE	777 SF	7.00	5,439
07600	MISC FLASHING/SHEET METAL/DOWNSPOUTS @ ROOF	777 SFA	1.95	1,515
07710	FALL PROTECTION	777 SFA	0.85	660
09100	06"-EXT. WOOD FRAME	894 SF	5.00	4,470
09100	EXT. WALL FURRING	632 SF	2.85	1,801
09110	EXT. WALL SHEATHING	894 SF	2.65	2,369
09120	EXT. GWB INT SIDE	894 SF	3.50	3,129
09200	GWB FINISH LAYER	646 SF	3.50	2,261
15000	MECHANICAL ALLOWANCE	777 SFA	25.00	19,425
16000	ELECTRICAL ALLOWANCE	777 SFA	25.00	19,425
ALTERNATE SUBTOTAL				131,005
MARKUP @			31.0%	40,561
TOTAL				171,566

ALT# 2

A2 PAINT AT NO WORK AREA SPACES

ITEM	DESCRIPTION	QUANTITY UNIT	UNIT COST	TOTAL
09900	INTERIOR PAINTING-MINOR RENO	65,680 SFA	3.05	200,324
09900	INTERIOR PAINTING-MINOR RENO	-65,680 SFA	0.65	-42,692
ALTERNATE SUBTOTAL				157,632
MARKUP @			24.6%	38,747

TOTAL 196,379

ALT # 3
A3 GYM LOBBY FLOORING

ITEM	DESCRIPTION	QUANTITY UNIT	UNIT COST	TOTAL
09600	DEMO EXISTING FLOORING/BASE	2,430 SFA	1.05	2,552
09600	NEW FLOORING/BASE -ALLOW	2,430 SFA	12.00	29,160
	ALTERNATE SUBTOTAL			31,712
	MARKUP @		24.6%	7,795
	TOTAL			39,506

ALT # 4
A4 CEILING REPLACEMENT IN NO WORK AREAS

ITEM	DESCRIPTION	QUANTITY UNIT	UNIT COST	TOTAL
09250	DEMO CEILINGS	65,680 SFA	0.85	55,828
09250	MISC. VERTICAL SOFFITS/CEIL.TRANSITIONS/HDWRE	65,680 SFA	0.75	49,260
	MODERATE RENO			
09250	MISC. VERTICAL SOFFITS/CEIL.TRANSITIONS/HDWRE	-65,680 SFA	0.25	-16,420
	MINOR RENO			
09250	NEW CEILINGS ALLOW	65,680 SFA	6.00	394,080
	ALTERNATE SUBTOTAL			482,748
	MARKUP @		24.6%	118,663
	TOTAL			601,411

ALT # 5
A5 METAL WALL PANELS IN LIEU OF CEMENT FIBER PANELS

ITEM	DESCRIPTION	QUANTITY UNIT	UNIT COST	TOTAL
07420	METAL WALL PANEL	35,106 SF	24.00	842,544
07450	CEMENT BOARD SIDING-ADDITION/INFILL	-20,542 SF	22.00	-451,924
07450	CEMENT BOARD SIDING-MODERNIZATIN	-14,564 SF	22.00	-320,408
	ALTERNATE SUBTOTAL			70,212
	MARKUP @		24.6%	17,259
	TOTAL			87,471

ALT # 6
A6 CARPET AND BASE IN EXTG SECOND FLOOR CLASSROOMS

ITEM	DESCRIPTION	QUANTITY UNIT	UNIT COST	TOTAL
09600	CARPET & BASE	8,138 SFA	5.45	44,352
09600	DEMO FLOORING AND BASE	8,138 SFA	1.05	8,545
	ALTERNATE SUBTOTAL			52,897
	MARKUP @		24.6%	13,002
	TOTAL			65,899

ALT # 7
A7 PVC SINGLE PLY ROOFING IN LIEU OF MODIFED ROOFING SYSTEM

ITEM	DESCRIPTION	QUANTITY UNIT	UNIT COST	TOTAL
07540	SBS MODIFIED MEMBRANE	-13,067 SF	7.00	-91,469
07540	SBS MODIFIED MEMBRANE	-79,593 SF	7.00	-557,151
07550	PVC ROOFING	13,067 SF	7.45	97,349
07550	PVC ROOFING	79,593 SF	7.45	592,968
	ALTERNATE SUBTOTAL			41,697
	MARKUP @		24.6%	10,249
	TOTAL			51,946