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10-Year Capital Assessment Plan

Farmington Public Schools

December 13, 2019



Farmington Public Schools
32500 Shiawassee Street
Farmington, MI 48336

May 15, 2019

Dear Farmington Public Schools Leadership:

In 2019, Plante Moran Cresa (PMC) was engaged to assess the condition of twenty-two (22) school and support buildings currently owned by Farmington Public Schools. The goal of this assessment was to provide Farmington Public Schools (FPS) with a capital planning template with three major components: critical need/life-safety, deferred maintenance, and property enhancements.

With the understanding that FPS's intent was to use it as a road map to help establish needs for future capital expenditures, this assessment was intended to be at a high level. It was not exhaustive, nor did it include any destructive investigation. We conducted our assessment through multiple on-site visits, interviews with FPS staff, and review of FPS-provided documentation. We wish to acknowledge all FPS staff for their time, assistance, and cooperation in providing information for the preparation of this assessment.

Summary of findings:

- District currently has approximately 1,600,000 SF among 22 facilities
- The 10 year capital assessment costs are approximately \$85,500,000 in net present value and \$106,700,000 cost escalated.
 - Critical Need Items (1-3 years): \$31,500,000
 - Deferred Maintenance (DM1) (4-6 years): \$29,800,000
 - Deferred Maintenance (DM2) (7-10 years): \$45,400,000

The following report details these findings and their associated preliminary budgets. It is our sincerest hope that this document is found to be beneficial to FPS. We would be happy to answer any questions that may arise as well as provide clarifications to any items found herein. Please feel free to contact me with any questions or concerns regarding this report.

Sincerely,

Plante Moran Cresa



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Farmington Public Schools
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Farmington, MI 48336

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Plante Moran Cresa

27400 Northwestern Highway

Southfield, MI 48034

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Section A

Executive Summary



Executive Summary

Overview

Plante Moran Cresa (PMC) performed this property assessment at the request of **Farmington Public Schools (FPS)** for the district's instructional, support services, transportation, and/or administrative buildings.

Date(s) of Assessment:	January 10, 2019 – April 17, 2019
District Staff Present:	Jon Riebe – Director of Facilities Management, Jim Pearse – Asst. Director of Facilities Maintenance
PMC Staff Present:	Paul Wills, AIA; Scott Smith
Architect/Engineer Staff Present:	None
Number of Buildings:	22

Acknowledgements

For their assistance and cooperation, we wish to acknowledge all district administrators, principals, teachers, custodians, and all additional user groups who provided information for the preparation of this assessment report and during PMC's visit to each individual property.

Purpose

The purpose of this assessment is as follows:

- Observe and document readily visible potential site, materials, and building system defects that might significantly affect the value of the buildings and properties;
- Communicate conditions identified that may have a significant impact on the future operation of the buildings;
- Assist the district's leadership in identifying the buildings' critical needs in order to provide a rough order of magnitude of potential costs for capital improvement planning

Scope

This assessment report is based on district provided information and site visit(s) during which PMC performed a visual, nonintrusive, and nondestructive evaluation of various external and internal building components. This assessment is not a building code, safety, regulatory, or environmental compliance inspection.

PMC observed representative samples of the major building components and the physical conditions of the following:

- Site conditions
- Building structure
- Architectural (interior finishes)
- Mechanical and electrical systems
- Plumbing system – Observations did not include collection or testing of water samples
- Life safety and fire protection

The district provided PMC with the following documentation to aid in the creation of this report:

- Property site plans
- Floor plans
- Roof plans

PMC took photographs to record the buildings' general conditions and to illustrate the specific observed deficiencies.

Statement of Limitations

This assessment report represents a statement of the physical condition of the buildings and properties based upon visual site observation. It applies only to those portions of the property, items, and equipment that PMC staff were able to visually observe. Walls and ceilings were not opened to observe covered, hidden, or concealed conditions. PMC's assessment of plumbing systems did not include the collection or testing of water samples to determine water quality. The assessment of mechanical systems and equipment based on general observations of condition and/or age and not a full diagnostic or inspection by a certified maintainer.

In addition, PMC did not sample any property components or test nonfunctioning equipment at the time the assessment was conducted. Minimal as-built or record drawings and specifications were available only to the extent described in this report. PMC's assessment, analysis, and recommendations are, in whole or in part, dependent on the information provided by FPS and other third parties. PMC cannot provide an opinion on the reliability of such information, and inaccuracies in such information may impact our assessment, analysis, and recommendations.

This assessment may identify items by third party architect that do not appear to be in general conformance with the Title III requirements; correction of these reported items may not bring the property into total compliance with ADA. While opinions of cost to correct or remove noted barriers are provided herein, they do not constitute an opinion that elimination of the barriers is "readily achievable" and not an "undue burden" as defined by ADA. The owner must determine this issue. Such opinions are subject to the limitations on opinions of probable cost set forth in Section A (Opinion of Probable Cost). While PMC will communicate items of concern regarding compliance with title III and/or other codes it has observed, PMC makes no representation that the identified items of concern are actual code violations or are inclusive of any and all potential code violations. This assessment is not a building code, safety, regulatory, or environmental compliance inspection.

This assessment does not include any services (including the collection or testing of samples) related to known or unknown Constituents of Concern. Constituents of Concern shall include: (i) asbestos, (ii) petroleum, (iii) radioactive material, (iv) polychlorinated biphenyls (PCBs), (v) hazardous waste, (vi) lead, or (vii) any substance, product, waste, or other material listed under any other federal, state, or local (meaning any applicable jurisdiction) statute, law, rule, regulation, ordinance, resolution, code, order, or decree regulating, relating to, or imposing liability or standards of conduct concerning, any hazardous, toxic, or dangerous waste, substance, or material. The parties further acknowledge that PMC is not and shall not be required to be an "owner," "arranger," "operator," "generator," or "transporter" of any Constituents of Concern.

This report was prepared for, and intended solely for the information use of FPS and may not be used or relied upon by another party without the express written authorization of PMC.

The contents of the report are based on the relevant information available and the condition observed at the time of issuance. Information and conditions are subject to change, and PMC assumes, no responsibility to update this report in the event of such change.

This assessment report should be read in its entirety. Information provided in the various sections is complementary and in some instances provides additional explanation of information concerning the assessment. Therefore, interpretations and conclusions drawn by reviewing only specific sections are the sole responsibility of the user.

Assumptions & Clarifications

Technology needs and costs are being analyzed under a separate engagement and are not included in this assessment. Furniture, fixtures, and equipment (FFE) costs are also not included in this assessment.

At the time of this report, there was remaining work to be completed or contemplated to be completed under the 2015 Bond. For bond projects currently awarded but not completed (North Farmington High School, Warner Middle School, **Highmeadow Common Campus** and Alameda Early Childhood Center), the assessment does not include scope covered under the bond. However, for the various support buildings (Administration, Transportation, 10 Mile, and Facilities), the bond scope of work has not been finalized. As such, the full need at these facilities has been included with this assessment. In essence, the overall need in this assessment will be reduced once the entire bond amounts and projects have been completed.

Various allowances are included in this assessment. In most instances, the included amount was a result of discussions between PMC and FPS.

The costs for pavement replacements were based on a visual observation of the parking areas. Before completing any pavement replacement work, PMC recommends that soil borings be completed by a licensed and insured geotechnical firm to determine existing asphalt thickness and underlying soil conditions as well as recommendations to remediate the parking area. These results could have significant impact on the actual scope of work and associated costs to the impacted areas.

The built-in casework throughout the district seemed to vary in age and condition. PMC included built-in casework only where requested by FPS.

PMC did not include costs for piping and electrical feeder replacements at the buildings. Based on discussions with FPS, FPS did not have significant reason to believe this infrastructure would require large capital investment in the next 10 years.

Generally speaking, the cost of mechanical unit replacements were a 1 for 1 replacement of the existing unit. It does not include large changes in the supporting ductwork or potential changes in building codes since the original unit was installed which may require more extensive work. Mechanical unit sizes were not readily available. As such, PMC made assumptions as to the size and capacity of the existing units identified for replacement under this assessment.

For individual site assessments, property age and size were reported based on data provided by FPS.

Condition Definitions

The following terms are used throughout the report and are defined as follows:

Critical Need (CN):

Items that through our observations or discussions with the district may require capital expenditure **within the next 1 to 3 years** by virtue of current condition, remaining useful life, or the district’s priorities.

Deferrable Maintenance (DM1):

These are items that through our observations or discussions with the district **may require capital expenditure within the next 4 to 6 years** by virtue of current condition, remaining useful life, or the district’s priorities.

Deferrable Maintenance (DM2):

These are items that through our observations or discussions with the district **may require capital expenditure within the next 7 to 10 years** by virtue of current condition, remaining useful life, or the district’s priorities.

Opinion of Probable Cost

Based upon observations during our site visit and information received from our interviews with building users, which for the purpose of this report was deemed reliable, PMC prepared general scope opinions of probable cost based on appropriate remedies for the deficiencies noted. Such remedies and their associated cost were considered commensurate with subject's position in the market and prudent expenditures. These opinions are for components of systems exhibiting significant deferred maintenance and existing deficiencies requiring major repairs or replacement. Repairs or improvements that could be classified as cosmetic, a decorative part or parcel of a building renovation program, routine, or normal preventative maintenance were included as property enhancements. Costs provided are based on mid-level commercial pricing.

Our intent in this report is to outline material physical deficiencies and the corresponding opinion of probable costs that are commensurate with the complexity and age of the buildings. Opinions of probable costs that are a threshold amount of approximately \$1,000 or less are omitted from our review.

Replacement and repair preliminary budgets are based on approximate quantities. Specific building square footages are estimates based on the information provided by the district. A detailed inventory of quantities for cost estimating is not a part of the scope of this report. Budgets were derived using Metro Detroit area material and labor costs. As this report projects costs over the next 10 years, PMC utilized a reasonable cost escalation factor for these costs based on the anticipated time of improvement implementation.

Please note that the budget values in this report are conceptual values only, and do not represent hard bid market pricing. Our opinions of probable costs will likely vary from actual market conditions. These conceptual budget values are intended for a high-level planning approach by the district in consideration for future renovations of the aforementioned buildings. We highly recommend that, if any of the recommendations are to move forward accordingly, the district (a) have a formal design completed by a registered architectural or engineering firm and (b) in conjunction with its registered architectural or engineering firm and construction professional develop a refined preliminary budgets and (c) undergo the formal competitive bid process per the requirements set forth.



Section B

Property Cost Summary

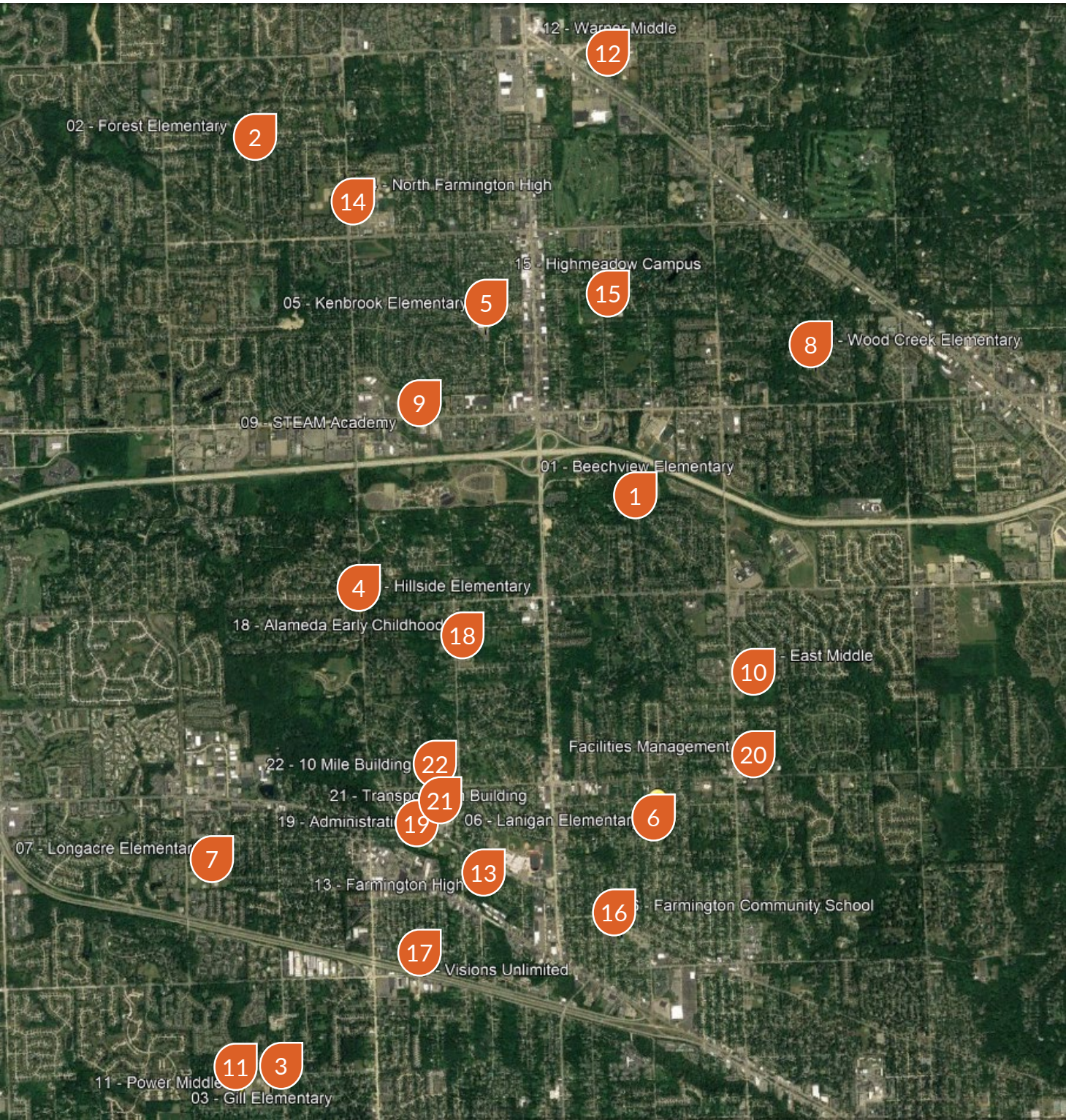


Property Cost Summary

Property Listing

Bldg #	Name of School Facility	Address
ELEMENTARY:		
1	Beechview Elementary School	26850 Westmeath Court, Farmington Hills, MI
2	Forest Elementary School	34545 Old Timber Road, Farmington Hills, MI
3	Gill Elementary School	21195 Gill Road, Farmington Hills, MI
4	Hillside Elementary School	36801 W. Eleven Mile Road, Farmington Hills, MI
5	Kenbrook Elementary School	32130 Bonnet Hill Drive, Farmington Hills, MI
6	Lanigan Elementary School	23800 Tuck Road, Farmington Hills, MI
7	Longacre Elementary School	34850 Arundel Street, Farmington, MI
8	Wood Creek Elementary School	28400 Harwich Drive, Farmington Hills, MI
MIDDLE:		
9	Farmington STEAM Academy	32800 W. 12 Mile Road, Farmington Hills, MI
10	East Middle School	25000 Middlebelt Road, Farmington Hills, MI
11	Power Middle School	34740 Rhonswood Street, Farmington Hills, MI
12	Warner Middle School	30303 W. 14 Mile Road, Farmington Hills, MI
HIGH:		
13	Farmington High School	32000 Shiawassee Street, Farmington, MI
14	North Farmington High School	32900 W. 13 Mile Road, Farmington Hills, MI
15	Highmeadow Common Campus	30175 Highmeadow Road, Farmington Hills, MI
16	Farmington Community School	30415 Shiawassee Street, Farmington Hills, MI
17	Visions Unlimited	33000 Freedom Road, Farmington, MI
EARLY CHILDHOOD:		
18	Alameda Early Childhood Center	32400 Alameda Street, Farmington Hills, MI
SUPPORT:		
19	Administration Building	32500 Shiawassee Street, Farmington, MI
20	Facilities	29350 W. Ten Mile Road, Farmington, MI
21	Transportation	32500 Shiawassee Street, Farmington, MI
22	10 Mile Building	32789 W. 10 Mile Rd., Farmington, MI

Building Locations Map



Summary of Costs by Priority

Bldg #	Name of School Facility	Net Present Value	Critical Need (1 - 3)	Deferred Maintenance (4 - 6)	Deferred Maintenance (7 - 10)	Total
ELEMENTARY:						
1	Beechview Elementary School	\$2,243,552	\$178,633	\$1,072,242	\$1,816,300	\$3,067,175
2	Forest Elementary School	\$2,396,082	\$931,771	\$538,623	\$1,544,397	\$3,014,791
3	Gill Elementary School	\$2,969,773	\$1,849,193	\$842,335	\$684,508	\$3,376,036
4	Hillside Elementary School	\$4,966,591	\$1,055,625	\$2,864,372	\$2,476,300	\$6,396,297
5	Kenbrook Elementary School	\$3,570,113	\$1,166,431	\$809,064	\$2,621,970	\$4,597,465
6	Lanigan Elementary School	\$3,530,832	\$1,907,349	\$608,830	\$1,698,795	\$4,214,974
7	Longacre Elementary School	\$3,995,887	\$2,190,849	\$1,289,118	\$1,180,913	\$4,660,880
8	Wood Creek Elementary School	\$2,389,954	\$228,580	\$1,584,214	\$1,367,086	\$3,179,880
MIDDLE:						
9	Farmington STEAM Academy	\$4,971,658	\$1,412,188	\$1,634,992	\$3,377,556	\$6,424,737
10	East Middle School	\$6,738,592	\$3,252,850	\$3,150,753	\$1,515,840	\$7,919,443
11	Power Middle School	\$5,014,685	\$1,366,967	\$1,509,374	\$3,653,409	\$6,529,750
12	Warner Middle School	\$3,478,880	\$1,770,901	\$1,220,660	\$1,116,422	\$4,107,983
HIGH:						
13	Farmington High School	\$8,432,801	\$502,846	\$3,153,626	\$8,089,953	\$11,746,426
14	North Farmington High School	\$10,474,307	\$2,378,215	\$4,967,790	\$6,238,209	\$13,584,214
15	Highmeadow Common Campus	\$4,039,343	\$1,037,784	\$1,518,457	\$2,686,592	\$5,242,833
16	Farmington Community School	\$529,279	\$529,279	\$0	\$0	\$529,279
17	Visions Unlimited	\$2,864,423	\$459,068	\$1,597,179	\$1,713,186	\$3,769,434
EARLY CHILDHOOD:						
18	Alameda Early Childhood Center	\$1,316,272	\$0	\$267,494	\$1,638,792	\$1,906,287
SUPPORT:						
19	Administration Building	\$4,052,393	\$3,804,838	\$54,012	\$303,930	\$4,162,780
20	Facilities	\$1,007,675	\$414,936	\$575,066	\$212,335	\$1,202,336
21	Transportation	\$2,370,284	\$1,970,880	\$144,932	\$423,540	\$2,539,352
22	10 Mile Building	\$4,140,205	\$3,135,779	\$414,092	\$1,007,757	\$4,557,627
TOTAL BUILDINGS BUDGET		\$85,493,581	\$31,544,962	\$29,817,225	\$45,367,790	\$106,729,977

Summary of Costs by Category

FARMINGTON PUBLIC SCHOOLS													
SUMMARY OF COSTS BY SCOPE OF WORK													
Bldg #	Name of School Facility	Net Present Value	Site Work	Building Envelope	Interior Renovations	Plumbing Systems	HVAC Systems	Electrical Systems	Security	Abatement	Furniture & Equipment	Technology	Soft Costs (AE/CM/Contingency)
ELEMENTARY:													
1	Beechview Elementary School	\$2,243,552	\$462,000	\$242,550	\$114,975	\$16,800	\$683,028	\$97,711	\$26,250	\$31,500	\$0	\$0	\$568,738
2	Forest Elementary School	\$2,396,082	\$399,000	\$171,675	\$126,893	\$52,500	\$668,103	\$312,758	\$26,250	\$31,500	\$0	\$0	\$607,404
3	Gill Elementary School	\$2,969,773	\$373,013	\$279,300	\$661,038	\$70,875	\$333,916	\$441,047	\$26,250	\$31,500	\$0	\$0	\$752,834
4	Hillside Elementary School	\$4,966,591	\$549,150	\$1,045,590	\$822,623	\$141,488	\$863,089	\$259,377	\$26,250	\$0	\$0	\$0	\$1,259,025
5	Kenbrook Elementary School	\$3,570,113	\$321,825	\$779,100	\$477,960	\$42,105	\$666,588	\$319,765	\$26,250	\$31,500	\$0	\$0	\$905,020
6	Lanigan Elementary School	\$3,530,832	\$551,513	\$233,625	\$554,421	\$68,250	\$800,097	\$370,115	\$26,250	\$31,500	\$0	\$0	\$895,062
7	Longacre Elementary School	\$3,995,887	\$583,275	\$938,700	\$333,963	\$61,688	\$684,621	\$322,938	\$26,250	\$31,500	\$0	\$0	\$1,012,953
8	Wood Creek Elementary School	\$2,389,954	\$654,544	\$25,725	\$327,506	\$43,313	\$557,616	\$117,651	\$26,250	\$31,500	\$0	\$0	\$605,851
MIDDLE:													
9	Farmington STEAM Academy	\$4,971,658	\$309,330	\$971,775	\$1,108,265	\$105,000	\$750,487	\$371,992	\$42,000	\$52,500	\$0	\$0	\$1,260,310
10	East Middle School	\$6,738,592	\$657,563	\$1,735,886	\$545,286	\$89,250	\$1,525,750	\$382,132	\$42,000	\$52,500	\$0	\$0	\$1,708,226
11	Power Middle School	\$5,014,685	\$447,405	\$432,075	\$851,676	\$54,600	\$1,429,683	\$433,529	\$42,000	\$52,500	\$0	\$0	\$1,271,217
12	Warner Middle School	\$3,478,880	\$352,800	\$28,350	\$735,578	\$21,000	\$1,096,229	\$268,531	\$42,000	\$52,500	\$0	\$0	\$881,892
HIGH:													
13	Farmington High School	\$8,432,801	\$1,605,109	\$973,350	\$609,263	\$420,525	\$1,703,313	\$841,786	\$63,000	\$78,750	\$0	\$0	\$2,137,706
14	North Farmington High School	\$10,474,307	\$1,807,313	\$667,590	\$2,008,650	\$477,225	\$2,319,632	\$396,922	\$63,000	\$78,750	\$0	\$0	\$2,655,225
15	Highmeadow Common Campus	\$4,039,343	\$496,125	\$320,723	\$843,728	\$47,250	\$479,555	\$722,994	\$26,250	\$78,750	\$0	\$0	\$1,023,969
16	Farmington Community School	\$529,279	\$274,351	\$0	\$0	\$0	\$0	\$0	\$0	\$126,624	\$0	\$0	\$128,304
17	Visions Unlimited	\$2,864,423	\$514,631	\$634,897	\$197,631	\$52,763	\$598,198	\$87,675	\$26,250	\$26,250	\$0	\$0	\$726,128
EARLY CHILDHOOD:													
18	Alameda Early Childhood Center	\$1,316,272	\$0	\$257,250	\$210,961	\$10,500	\$385,238	\$66,150	\$26,250	\$26,250	\$0	\$0	\$333,674
SUPPORT:													
19	Administration Building	\$4,052,393	\$492,450	\$347,550	\$752,666	\$57,750	\$639,437	\$630,263	\$52,500	\$52,500	\$0	\$0	\$1,027,277
20	Facilities	\$1,007,675	\$331,748	\$362,250	\$0	\$0	\$42,483	\$0	\$15,750	\$0	\$0	\$0	\$255,445
21	Transportation	\$2,370,284	\$1,389,150	\$92,614	\$0	\$0	\$118,605	\$127,050	\$26,250	\$15,750	\$0	\$0	\$600,864
22	10 Mile Building	\$4,140,205	\$626,850	\$876,635	\$460,060	\$39,900	\$547,981	\$417,862	\$52,500	\$68,880	\$0	\$0	\$1,049,537
TOTAL BUILDINGS BUDGET		\$85,493,581	\$13,199,143	\$11,417,210	\$11,743,139	\$1,872,780	\$16,893,648	\$6,988,248	\$729,750	\$983,004	\$0	\$0	\$21,666,661



Section C

Individual Building Assessments



Individual Building Assessments

Building 01 – Beechview Elementary School



Address:	26850 Westmeath Court
Year Built:	1961
Square Footage:	44,451 (Approx.)
Site Area:	10 acres
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 01 – Beechview Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Demolition				
Demolish/Disconnect Portable Classroom	\$15,750	\$0	\$0	\$23,310
Paving				
Repave Balance of North Parking Lot	\$55,125	\$0	\$70,560	\$0
Remove & Replace Damaged Sidewalk	\$21,000	\$0	\$26,880	\$0
Undercutting Allowance	\$5,250	\$0	\$6,720	\$0
Playground				
New Playground	\$210,000	\$0	\$268,800	\$0
Athletic Fields				
New Ballfield Backstop	\$21,000	\$0	\$26,880	\$0
Landscaping				
Restoration Allowance	\$7,875	\$0	\$10,080	\$0
Utilities				
Replace Building Water Service	\$89,250	\$89,250	\$0	\$0
Misc.				
Monument Sign - Backlit	\$15,750	\$15,750	\$0	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL		\$105,000	\$436,800	\$23,310
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Window Systems	\$225,225	\$0	\$0	\$333,333
Remove Existing Windows	\$17,325	\$0	\$0	\$25,641
BUILDING ENVELOPE SUBTOTAL		\$0	\$0	\$358,974

Building 01 – Beechview Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$18,375	\$0	\$23,520	\$0
Paint				
Paint Areas Disturbed by Construction	\$15,750	\$0	\$0	\$23,310
Auditoriums				
Replace Stage Curtains	\$8,400	\$0	\$10,752	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$44,100	\$0	\$0	\$65,268
Misc. Casework Allowance	\$15,750	\$0	\$20,160	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
INTERIOR/FINISHES SUBTOTAL	\$114,975	\$0	\$54,432	\$107,226
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Water Closet	\$2,100	\$0	\$2,688	\$0
Replace Urinals	\$2,100	\$0	\$2,688	\$0
Replace Lavatories	\$2,100	\$0	\$2,688	\$0
Piping				
Replace Piping / Valves	\$10,500	\$0	\$13,440	\$0
PLUMBING SYSTEMS SUBTOTAL	\$16,800	\$0	\$21,504	\$0

Building 01 – Beechview Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Boilers (2006)	\$157,500	\$0	\$0	\$233,100
Replace Boiler Pumps	\$15,750	\$0	\$0	\$23,310
Replace Gym Air Handling Unit	\$49,875	\$0	\$0	\$73,815
Replace Cafeteria Air Handling Unit	\$49,875	\$0	\$63,840	\$0
Replace Cabinet Unit Heater at Vestibules	\$22,050	\$0	\$28,224	\$0
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$254,100	\$0	\$0	\$376,068
Replace Exhaust Fans	\$42,000	\$0	\$53,760	\$0
Add Split System Cooling Unit for Kitchen Area	\$13,125	\$13,125	\$0	\$0
Piping				
Replace Piping / Valves	\$10,500	\$0	\$0	\$15,540
Miscellaneous HVAC				
Air and Water Balance	\$11,668	\$0	\$0	\$17,269
Commissioning	\$9,335	\$0	\$0	\$13,815
Add/Modify Temperature Controls	\$36,750	\$0	\$47,040	\$0
Modify Kitchen Hood Exhaust	\$10,500	\$10,500	\$0	\$0
HVAC SYSTEMS SUBTOTAL	\$683,028	\$23,625	\$192,864	\$752,918
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$0	\$20,160	\$0
Power for Exterior Monument Sign	\$4,725	\$4,725	\$0	\$0
Power for Mechanical Equipment	\$45,150	\$0	\$0	\$66,822
Fire Alarm System				
Selective Fire Alarm System Renovations	\$15,750	\$0	\$20,160	\$0
Miscellaneous				
New Clock System	\$16,336	\$0	\$20,910	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$97,711	\$4,725	\$61,230	\$66,822
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL	\$26,250	\$0	\$33,600	\$0

Building 01 – Beechview Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
8.0 ABATEMENT				
Abatement Allowance	\$31,500	\$0	\$0	\$46,620
ABATEMENT SUBTOTAL	\$31,500	\$0	\$0	\$46,620
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$1,674,814	\$133,350	\$800,430	\$1,355,870
Project Contingency:	\$167,481	\$13,335	\$80,043	\$135,587
Permits, Testing & Printing:	\$46,057	\$3,667	\$22,012	\$37,286
Construction Manager Fee and Costs:	\$169,952	\$13,532	\$81,224	\$137,587
Professional Fees & Costs:	\$185,247	\$14,750	\$88,534	\$149,970
PROJECT TOTAL	\$2,243,552	\$178,633	\$1,072,242	\$1,816,300
		ESCALATED PROJECT TOTAL		\$3,067,175

SECTION C | Individual Building Assessments

Building 01 – Beechview Elementary School

Photos:



Building 02 – Forest Elementary School



Address:	34545 Old Timber Road
Year Built:	1967
Square Footage:	46,196 (Approx.)
Site Area:	10 acres
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 02 – Forest Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Remove & Replace Damaged Sidewalk	\$21,000	\$0	\$26,880	\$0
Playground				
New Playground	\$210,000	\$210,000	\$0	\$0
Restoration Allowance	\$7,875	\$7,875	\$0	\$0
Utilities				
Replace Building Water Service (Original)	\$105,000	\$0	\$134,400	\$0
Misc.				
Monument Sign (Not Powered)	\$13,125	\$13,125	\$0	\$0
Replace Dumpster Enclosure	\$21,000	\$0	\$26,880	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL	\$399,000	\$231,000	\$215,040	\$0
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Window Systems	\$92,138	\$0	\$0	\$136,364
Remove Existing Windows	\$11,025	\$0	\$0	\$16,317
Exterior Walls				
Masonry/Brick Infill at Exterior Window Replacements (Build-up 3')	\$59,063	\$0	\$0	\$87,413
New Lintel for Unit Ventilator	\$9,450	\$0	\$0	\$13,986
Exterior Doors				
BUILDING ENVELOPE SUBTOTAL	\$171,675	\$0	\$0	\$254,079

Building 02 – Forest Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$11,025	\$0	\$14,112	\$0
Ceilings				
Remove & Replace Acoustic Ceiling Tiles	\$56,963	\$56,963	\$0	\$0
Paint				
Paint Areas Disturbed by Construction	\$15,750	\$0	\$0	\$23,310
Casework & Countertops				
Replace Sills - Solid Surface	\$14,805	\$0	\$0	\$21,911
Misc. Casework Allowance	\$15,750	\$0	\$20,160	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
INTERIOR/FINISHES SUBTOTAL	\$126,893	\$56,963	\$34,272	\$63,869
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Classroom Sinks w/ Bubblers	\$26,250	\$26,250	\$0	\$0
Piping				
Add Gas Piping for Emergency Generator	\$15,750	\$15,750	\$0	\$0
Replace Piping / Valves	\$10,500	\$0	\$13,440	\$0
PLUMBING SYSTEMS SUBTOTAL	\$52,500	\$42,000	\$13,440	\$0

Building 02 – Forest Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Boilers (2006)	\$157,500	\$0	\$0	\$233,100
Replace Boiler Pumps	\$15,750	\$0	\$0	\$23,310
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$265,650	\$0	\$0	\$393,162
Replace Chiller	\$147,000	\$147,000	\$0	\$0
Add Split System Cooling Unit for Kitchen Area	\$13,125	\$0	\$16,800	\$0
Piping				
Replace Piping / Valves	\$10,500	\$0	\$0	\$15,540
Miscellaneous HVAC				
Air and Water Balance	\$12,126	\$0	\$0	\$17,947
Commissioning	\$9,701	\$0	\$0	\$14,358
Add/Modify Temperature Controls	\$36,750	\$0	\$47,040	\$0
HVAC SYSTEMS SUBTOTAL	\$668,103	\$147,000	\$63,840	\$697,417
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$0	\$20,160	\$0
Power for Mechanical Equipment	\$40,425	\$0	\$0	\$59,829
Lighting				
Replace Emergency & Exit Lights (Tie-Into Generator)	\$48,506	\$48,506	\$0	\$0
Replace Cafeteria Lighting	\$12,600	\$12,600	\$0	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$21,000	\$0	\$0	\$31,080
Miscellaneous				
New Clock System	\$16,977	\$0	\$21,731	\$0
Add Emergency Generator - 125 KW (Natural Gas)	\$157,500	\$157,500	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$312,758	\$218,606	\$41,891	\$90,909
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL	\$26,250	\$0	\$33,600	\$0

Building 02 – Forest Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
8.0 ABATEMENT				
Abatement Allowance	\$31,500	\$0	\$0	\$46,620
ABATEMENT SUBTOTAL	\$31,500	\$0	\$0	\$46,620
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$1,788,678	\$695,568	\$402,083	\$1,152,894
Project Contingency:	\$178,868	\$69,557	\$40,208	\$115,289
Permits, Testing & Printing:	\$49,189	\$19,128	\$11,057	\$31,705
Construction Manager Fee and Costs:	\$181,506	\$70,583	\$40,801	\$116,990
Professional Fees & Costs:	\$197,842	\$76,935	\$44,473	\$127,519
PROJECT TOTAL	\$2,396,082	\$931,771	\$538,623	\$1,544,397
		ESCALATED PROJECT TOTAL		\$3,014,791

Building 02 – Forest Elementary School

Photos:



Building 03 – Gill Elementary School



Address:	21195 Gill Road
Year Built:	1955
Square Footage:	56,700 (Approx.)
Site Area:	7 acres
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 03 – Gill Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Remove & Replace Damaged Sidewalk	\$21,000	\$0	\$26,880	\$0
Playground				
New Playground	\$210,000	\$210,000	\$0	\$0
Replace Asphalt Playpad	\$19,688	\$0	\$25,200	\$0
Replace Basketball Hoops	\$9,450	\$0	\$12,096	\$0
Athletic Fields				
New Ballfield Backstop	\$21,000	\$0	\$26,880	\$0
Landscaping				
Restoration Allowance	\$7,875	\$0	\$10,080	\$0
Misc.				
Monument Sign - Powered & Electronic Display	\$42,000	\$42,000	\$0	\$0
Replace Dumpster Enclosure	\$21,000	\$0	\$26,880	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL	\$373,013	\$252,000	\$154,896	\$0
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Window Systems	\$259,350	\$0	\$0	\$383,838
Remove Existing Windows	\$19,950	\$0	\$0	\$29,526
BUILDING ENVELOPE SUBTOTAL	\$279,300	\$0	\$0	\$413,364

Building 03 – Gill Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$27,563	\$0	\$35,280	\$0
Ceilings				
Add Lay-In Ceiling to North & South Corridor Classrooms	\$54,338	\$54,338	\$0	\$0
Replace Ceiling Pads in West & East Corridor Classrooms	\$24,990	\$24,990	\$0	\$0
Flooring				
Replace Kitchen Flooring - Hard Tile	\$20,475	\$20,475	\$0	\$0
Windows				
Window Treatments at Gym	\$4,200	\$4,200	\$0	\$0
Paint				
Paint Areas Disturbed by Construction	\$15,750	\$15,750	\$0	\$0
Gym / Pool Equipment				
Gym Backboard Replacement - Ceiling Mounted, Powered	\$13,650	\$0	\$17,472	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$53,361	\$0	\$0	\$78,974
Replace Corridor Wall Classroom Casework	\$277,242	\$277,242	\$0	\$0
Replace Exterior Wall Classroom Shelving	\$141,120	\$141,120	\$0	\$0
Misc. Casework Allowance	\$15,750	\$15,750	\$0	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
INTERIOR/FINISHES SUBTOTAL		\$661,038	\$553,865	\$52,752
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Hot Water Heater (Domestic)	\$7,875	\$0	\$10,080	\$0
Replace Classroom Sinks w/ Bubblers	\$36,750	\$36,750	\$0	\$0
Piping				
Add Gas Piping for Emergency Generator	\$15,750	\$15,750	\$0	\$0
Replace Piping / Valves	\$10,500	\$0	\$13,440	\$0
PLUMBING SYSTEMS SUBTOTAL		\$70,875	\$52,500	\$23,520

Building 03 – Gill Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Media Center Air Handling Unit	\$49,875	\$0	\$63,840	\$0
Replace Gym Air Handling Unit	\$49,875	\$0	\$63,840	\$0
Replace Chiller	\$147,000	\$147,000	\$0	\$0
Add Split System Cooling Unit for Kitchen Area	\$13,125	\$13,125	\$0	\$0
Piping				
Replace Piping / Valves	\$10,500	\$0	\$13,440	\$0
Miscellaneous HVAC				
Air and Water Balance	\$14,884	\$0	\$19,051	\$0
Commissioning	\$11,907	\$0	\$15,241	\$0
Add/Modify Temperature Controls	\$36,750	\$0	\$47,040	\$0
HVAC SYSTEMS SUBTOTAL	\$333,916	\$160,125	\$222,452	\$0
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$0	\$20,160	\$0
Power for Exterior Monument Sign	\$12,600	\$12,600	\$0	\$0
Power for Mechanical Equipment	\$17,325	\$0	\$22,176	\$0
Power for Basketball Hoops	\$4,200	\$0	\$5,376	\$0
Lighting				
Replace Existing Classroom Lighting	\$107,100	\$107,100	\$0	\$0
Replace Emergency & Exit Lights (Tie-Into Generator)	\$59,535	\$59,535	\$0	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$21,000	\$0	\$26,880	\$0
Miscellaneous				
New Sound System - Gymnasium	\$12,600	\$12,600	\$0	\$0
New Sound System - Cafeteria	\$12,600	\$12,600	\$0	\$0
New Clock System	\$20,837	\$0	\$26,672	\$0
Add Emergency Generator - 125 KW (Natural Gas)	\$157,500	\$157,500	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$441,047	\$361,935	\$101,264	\$0

Building 03 – Gill Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL	\$26,250	\$0	\$33,600	\$0
8.0 ABATEMENT				
Abatement Allowance	\$31,500	\$0	\$40,320	\$0
ABATEMENT SUBTOTAL	\$31,500	\$0	\$40,320	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$2,216,939	\$1,380,425	\$628,804	\$510,986
Project Contingency:	\$221,694	\$138,042	\$62,880	\$51,099
Permits, Testing & Printing:	\$60,966	\$37,962	\$17,292	\$14,052
Construction Manager Fee and Costs:	\$224,964	\$140,079	\$63,808	\$51,852
Professional Fees & Costs:	\$245,211	\$152,686	\$69,551	\$56,519
PROJECT TOTAL	\$2,969,773	\$1,849,193	\$842,335	\$684,508
ESCALATED PROJECT TOTAL		\$3,376,036		

SECTION C | Individual Building Assessments

Building 03 – Gill Elementary School

Photos:



Building 04 – Hillside Elementary School



Address:	36801 W. Eleven Mile Road
Year Built:	1990
Square Footage:	78,644 (Approx.)
Site Area:	10 acres
Stories:	3
Basement:	No
Elevator(s):	Yes
Exterior Façade:	Brick Masonry

Building 04 – Hillside Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Repave Parking Lot in front of School	\$139,650	\$0	\$178,752	\$0
Remove & Replace Damaged Sidewalk	\$21,000	\$0	\$26,880	\$0
Undercutting Allowance	\$15,750	\$0	\$20,160	\$0
Playground				
New Playground	\$288,750	\$0	\$369,600	\$0
Switchback Ramp to Lower Playground Improvements	\$52,500	\$0	\$67,200	\$0
Landscaping				
Restoration Allowance	\$10,500	\$0	\$13,440	\$0
Misc.				
New Storage Shed	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL		\$0	\$702,912	\$0
2.0 BUILDING ENVELOPE				
Roofing Work				
Replace Existing Roof w/ EPDM (Flat Roof Only)	\$488,250	\$488,250	\$0	\$0
Windows				
Replace Exterior Window System (Including Louvers)	\$371,280	\$0	\$0	\$549,494
Remove Existing Windows	\$28,560	\$0	\$0	\$42,269
Exterior Walls				
Replace Window Lintels at South Side of Building	\$157,500	\$0	\$0	\$233,100
BUILDING ENVELOPE SUBTOTAL		\$488,250	\$0	\$824,863

Building 04 – Hillside Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$192,938	\$0	\$0	\$285,548
Replace Cross-Corridor Fire Doors	\$50,400	\$0	\$0	\$74,592
Ceilings				
Remove & Replace Acoustic Ceiling Tiles	\$154,350	\$0	\$197,568	\$0
Flooring				
Replace Classroom Flooring - LVT	\$225,225	\$225,225	\$0	\$0
Replace Corridor Flooring - LVT	\$61,425	\$61,425	\$0	\$0
Paint				
Paint Areas Disturbed by Construction	\$21,000	\$0	\$0	\$31,080
Restrooms				
Replace Toilet Partitions	\$21,945	\$0	\$28,090	\$0
Add Urinal Screens	\$2,940	\$0	\$3,763	\$0
Gym / Pool Equipment				
Gym Backboard Replacement - Ceiling Mounted, Powered	\$13,650	\$0	\$17,472	\$0
Replace Gym Bleachers	\$42,000	\$0	\$53,760	\$0
Auditoriums				
Replace Stage Curtains	\$8,400	\$0	\$10,752	\$0
Casework & Countertops				
Misc. Casework Allowance	\$15,750	\$0	\$20,160	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
INTERIOR/FINISHES SUBTOTAL	\$822,623	\$286,650	\$331,565	\$409,868
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Classroom Sinks w/ Bubblers	\$45,938	\$0	\$58,800	\$0
Replace Water Closet	\$40,950	\$0	\$52,416	\$0
Replace Urinals	\$9,450	\$0	\$12,096	\$0
Replace Lavatories	\$34,650	\$0	\$44,352	\$0
Piping				
Replace Piping / Valves	\$10,500	\$0	\$13,440	\$0
PLUMBING SYSTEMS SUBTOTAL	\$141,488	\$0	\$181,104	\$0

Building 04 – Hillside Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Existing Office Air Handling Unit + Controls	\$28,455	\$0	\$36,422	\$0
Replace Existing Media Center Air Handling Unit + Controls	\$80,325	\$0	\$102,816	\$0
Replace Existing Cafeteria Roof Top Unit	\$42,000	\$0	\$53,760	\$0
Replace Existing Gym Roof Top Unit	\$79,800	\$0	\$102,144	\$0
Replace Cabinet Unit Heater at Vestibules	\$22,050	\$0	\$28,224	\$0
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$404,250	\$0	\$0	\$598,290
Add Split System Cooling Unit for IT Room	\$13,125	\$13,125	\$0	\$0
Replace Exhaust Fans	\$79,800	\$0	\$102,144	\$0
Add Split System Cooling Unit for Kitchen Area	\$13,125	\$0	\$16,800	\$0
Piping				
Replace Piping / Valves	\$10,500	\$0	\$0	\$15,540
Miscellaneous HVAC				
Air and Water Balance	\$20,644	\$0	\$26,424	\$0
Commissioning	\$16,515	\$0	\$21,140	\$0
Add/Modify Temperature Controls	\$52,500	\$0	\$67,200	\$0
HVAC SYSTEMS SUBTOTAL		\$863,089	\$13,125	\$557,074
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$0	\$20,160	\$0
Power for Mechanical Equipment	\$68,775	\$0	\$88,032	\$0
Power for Basketball Hoops	\$4,200	\$0	\$5,376	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$21,000	\$0	\$26,880	\$0
Miscellaneous				
New Clock System	\$28,902	\$0	\$36,994	\$0
Replace Existing Emergency Generator & Upsize to 125 KW (Natural Gas)	\$120,750	\$0	\$154,560	\$0
ELECTRICAL SYSTEMS SUBTOTAL		\$259,377	\$0	\$332,002
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL		\$26,250	\$0	\$33,600

Building 04 – Hillside Elementary School

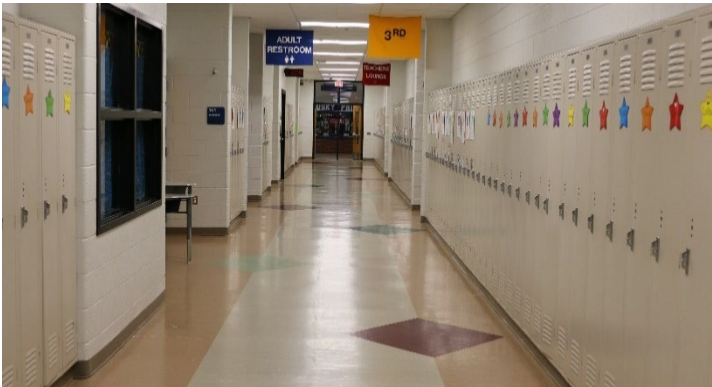
Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
8.0 ABATEMENT				
Not Applicable				
ABATEMENT SUBTOTAL		\$0	\$0	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL		\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL		\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$3,707,566	\$788,025	\$2,138,257	\$1,848,561
Project Contingency:	\$370,757	\$78,803	\$213,826	\$184,856
Permits, Testing & Printing:	\$101,958	\$21,671	\$58,802	\$50,835
Construction Manager Fee and Costs:	\$376,225	\$79,965	\$216,980	\$187,583
Professional Fees & Costs:	\$410,086	\$87,162	\$236,508	\$204,465
PROJECT TOTAL	\$4,966,591	\$1,055,625	\$2,864,372	\$2,476,300
		ESCALATED PROJECT TOTAL		
		\$6,396,297		

SECTION C | Individual Building Assessments

Building 04 – Hillside Elementary School

Photos:



Building 05 – Kenbrook Elementary School



Address:	32130 Bonnet Hill Drive
Year Built:	1958
Square Footage:	49,658 (Approx.)
Site Area:	8 acres
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 05 – Kenbrook Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Remove & Replace Damaged Sidewalk	\$21,000	\$0	\$26,880	\$0
Playground				
New Playground	\$210,000	\$0	\$268,800	\$0
Replace Basketball Hoops	\$9,450	\$0	\$12,096	\$0
Athletic Fields				
New Ballfield Backstop	\$21,000	\$0	\$26,880	\$0
Landscaping				
Restoration Allowance	\$7,875	\$0	\$10,080	\$0
Utilities				
Correct Drainage Issues Near Playground	\$15,750	\$0	\$20,160	\$0
Misc.				
Monument Sign - Backlit	\$15,750	\$15,750	\$0	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL	\$321,825	\$15,750	\$391,776	\$0
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Window Systems	\$484,575	\$0	\$0	\$717,171
Remove Existing Windows	\$52,500	\$0	\$0	\$77,700
Exterior Walls				
Masonry/Brick Infill at Exterior Window Replacements (Build-up 3')	\$228,375	\$0	\$0	\$337,995
New Lintel for Unit Ventilator	\$13,650	\$0	\$0	\$20,202
BUILDING ENVELOPE SUBTOTAL	\$779,100	\$0	\$0	\$1,153,068

Building 05 – Kenbrook Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$11,025	\$0	\$14,112	\$0
Paint				
Paint Areas Disturbed by Construction	\$15,750	\$15,750	\$0	\$0
Gym / Pool Equipment				
Gym Backboard Replacement - Ceiling Mounted, Powered	\$13,650	\$0	\$17,472	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$50,589	\$0	\$0	\$74,872
Replace Corridor Wall Classroom Casework	\$237,636	\$237,636	\$0	\$0
Replace Exterior Wall Classroom Shelving	\$120,960	\$120,960	\$0	\$0
Misc. Casework Allowance	\$15,750	\$15,750	\$0	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
INTERIOR/FINISHES SUBTOTAL	\$477,960	\$390,096	\$31,584	\$93,520
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Classroom Sinks w/ Bubblers	\$7,875	\$7,875	\$0	\$0
Remove Existing Classroom Sink & Bubbler & Reconnect	\$7,980	\$7,980	\$0	\$0
Piping				
Add Gas Piping for Emergency Generator	\$15,750	\$15,750	\$0	\$0
Replace Piping / Valves	\$10,500	\$10,500	\$0	\$0
PLUMBING SYSTEMS SUBTOTAL	\$42,105	\$42,105	\$0	\$0

Building 05 – Kenbrook Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Remaining Boilers (1994)	\$157,500	\$157,500	\$0	\$0
Replace Boiler Pumps	\$15,750	\$15,750	\$0	\$0
Replace Cafeteria Roof Top Unit	\$49,875	\$0	\$0	\$73,815
Replace Cabinet Unit Heater at Vestibules	\$7,350	\$0	\$0	\$10,878
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$288,750	\$0	\$0	\$427,350
Add Split System Cooling Unit for IT Room	\$13,125	\$0	\$16,800	\$0
Replace Exhaust Fans	\$50,400	\$0	\$64,512	\$0
Add Split System Cooling Unit for Kitchen Area	\$13,125	\$0	\$16,800	\$0
Piping				
Replace Piping / Valves	\$10,500	\$0	\$0	\$15,540
Miscellaneous HVAC				
Air and Water Balance	\$13,035	\$0	\$0	\$19,292
Commissioning	\$10,428	\$0	\$0	\$15,434
Add/Modify Temperature Controls	\$36,750	\$0	\$0	\$54,390
HVAC SYSTEMS SUBTOTAL	\$666,588	\$173,250	\$98,112	\$616,699
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$0	\$20,160	\$0
Power for Exterior Monument Sign	\$8,400	\$8,400	\$0	\$0
Power for Mechanical Equipment	\$47,775	\$0	\$0	\$70,707
Power for Basketball Hoops	\$4,200	\$0	\$5,376	\$0
Lighting				
Replace Emergency & Exit Lights (Tie-Into Generator)	\$52,141	\$52,141	\$0	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$15,750	\$0	\$0	\$23,310
Miscellaneous				
New Clock System	\$18,249	\$0	\$23,359	\$0
Add Emergency Generator - 125 KW (Natural Gas)	\$157,500	\$157,500	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$319,765	\$218,041	\$48,895	\$94,017
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL	\$26,250	\$0	\$33,600	\$0

Building 05 – Kenbrook Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
8.0 ABATEMENT				
Abatement Allowance	\$31,500	\$31,500	\$0	\$0
ABATEMENT SUBTOTAL	\$31,500	\$31,500	\$0	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$2,665,094	\$870,742	\$603,967	\$1,957,304
Project Contingency:	\$266,509	\$87,074	\$60,397	\$195,730
Permits, Testing & Printing:	\$73,290	\$23,945	\$16,609	\$53,826
Construction Manager Fee and Costs:	\$270,440	\$88,359	\$61,288	\$198,617
Professional Fees & Costs:	\$294,780	\$96,311	\$66,803	\$216,493
PROJECT TOTAL	\$3,570,113	\$1,166,431	\$809,064	\$2,621,970
		ESCALATED PROJECT TOTAL		\$4,597,465

Building 05 – Kenbrook Elementary School

Photos:



Building 06 – Lanigan Elementary School



Address:	23800 Tuck Road
Year Built:	1965
Square Footage:	53,326 (Approx.)
Site Area:	10.6 acres
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 06 – Lanigan Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Repave Front Parking Lot & Loop	\$224,438	\$224,438	\$0	\$0
Remove & Replace Damaged Sidewalk	\$21,000	\$21,000	\$0	\$0
Undercutting Allowance	\$15,750	\$15,750	\$0	\$0
Playground				
New Playground	\$210,000	\$210,000	\$0	\$0
Replace Basketball Hoops	\$9,450	\$9,450	\$0	\$0
Athletic Fields				
New Ballfield Backstop	\$21,000	\$21,000	\$0	\$0
Landscaping				
Restoration Allowance	\$7,875	\$7,875	\$0	\$0
Misc.				
Monument Sign - Backlit	\$15,750	\$0	\$20,160	\$0
Replace Wood on Dumpster Enclosure	\$5,250	\$0	\$6,720	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL	\$551,513	\$509,513	\$53,760	\$0
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Window Systems	\$129,675	\$0	\$0	\$191,919
Remove Existing Windows	\$14,175	\$0	\$0	\$20,979
Exterior Walls				
Masonry/Brick Infill at Exterior Window Replacements (Build-up 3')	\$63,000	\$0	\$0	\$93,240
New Lintel for Unit Ventilator	\$13,650	\$0	\$0	\$20,202
Exterior Doors				
Exterior FRP Doors/Frames/Hardware - Single Door	\$4,725	\$0	\$0	\$6,993
Exterior FRP Doors/Frames/Hardware - Double Door	\$8,400	\$0	\$0	\$12,432
BUILDING ENVELOPE SUBTOTAL	\$233,625	\$0	\$0	\$345,765

Building 06 – Lanigan Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$36,750	\$0	\$47,040	\$0
Ceilings				
Remove & Replace Acoustic Ceiling Tiles	\$99,225	\$99,225	\$0	\$0
Paint				
Paint Areas Disturbed by Construction	\$15,750	\$15,750	\$0	\$0
Auditoriums				
Replace Stage Curtains	\$8,400	\$0	\$10,752	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$18,963	\$0	\$0	\$28,065
Replace Corridor Wall Classroom Casework	\$215,943	\$215,943	\$0	\$0
Replace Exterior Wall Classroom Shelving	\$131,040	\$131,040	\$0	\$0
Misc. Casework Allowance	\$15,750	\$15,750	\$0	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
INTERIOR/FINISHES SUBTOTAL		\$554,421	\$477,708	\$57,792
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Hot Water Heater (Domestic)	\$7,875	\$0	\$10,080	\$0
Replace Classroom Sinks w/ Bubblers	\$34,125	\$34,125	\$0	\$0
Piping				
Add Gas Piping for Emergency Generator	\$15,750	\$15,750	\$0	\$0
Replace Piping / Valves	\$10,500	\$0	\$13,440	\$0
PLUMBING SYSTEMS SUBTOTAL		\$68,250	\$49,875	\$23,520

Building 06 – Lanigan Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Boilers (2006)	\$157,500	\$0	\$0	\$233,100
Replace Boiler Pumps	\$15,750	\$0	\$0	\$23,310
Replace Gym Air Handling Unit	\$49,875	\$0	\$63,840	\$0
Replace Media Center Roof Top Unit	\$33,600	\$0	\$43,008	\$0
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$300,300	\$0	\$0	\$444,444
Replace Chiller	\$147,000	\$147,000	\$0	\$0
Add Split System Cooling Unit for Kitchen Area	\$13,125	\$0	\$16,800	\$0
Piping				
Replace Piping / Valves	\$10,500	\$0	\$0	\$15,540
Miscellaneous HVAC				
Air and Water Balance	\$13,998	\$0	\$0	\$20,717
Commissioning	\$11,198	\$0	\$0	\$16,574
Add/Modify Temperature Controls	\$36,750	\$0	\$47,040	\$0
Modify Kitchen Hood Exhaust	\$10,500	\$10,500	\$0	\$0
HVAC SYSTEMS SUBTOTAL	\$800,097	\$157,500	\$170,688	\$753,685
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$0	\$20,160	\$0
Power for Exterior Monument Sign	\$8,400	\$0	\$10,752	\$0
Power for Mechanical Equipment	\$50,925	\$0	\$0	\$75,369
Lighting				
Replace Emergency & Exit Lights (Tie-Into Generator)	\$55,992	\$55,992	\$0	\$0
Replace Cafeteria Lighting	\$15,750	\$15,750	\$0	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$21,000	\$0	\$26,880	\$0
Miscellaneous				
New Sound System - Gymnasium	\$12,600	\$0	\$16,128	\$0
New Sound System - Cafeteria	\$12,600	\$0	\$16,128	\$0
New Clock System	\$19,597	\$0	\$25,085	\$0
Add Emergency Generator - 125 KW (Natural Gas)	\$157,500	\$157,500	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$370,115	\$229,242	\$115,133	\$75,369

Building 06 – Lanigan Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL	\$26,250	\$0	\$33,600	\$0
8.0 ABATEMENT				
Abatement Allowance	\$31,500	\$0	\$0	\$46,620
ABATEMENT SUBTOTAL	\$31,500	\$0	\$0	\$46,620
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$2,635,770	\$1,423,838	\$454,493	\$1,268,152
Project Contingency:	\$263,577	\$142,384	\$45,449	\$126,815
Permits, Testing & Printing:	\$72,484	\$39,156	\$12,499	\$34,874
Construction Manager Fee and Costs:	\$267,465	\$144,484	\$46,120	\$128,686
Professional Fees & Costs:	\$291,537	\$157,487	\$50,270	\$140,267
PROJECT TOTAL	\$3,530,832	\$1,907,349	\$608,830	\$1,698,795
ESCALATED PROJECT TOTAL		\$4,214,974		

Building 06 – Lanigan Elementary School

Photos:



Building 07 – Longacre Elementary School



Address:	34850 Arundel Street
Year Built:	1959
Square Footage:	47,822 (Approx.)
Site Area:	8 acres
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 07 – Longacre Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Repave Existing Parking Lot	\$239,400	\$239,400	\$0	\$0
Remove & Replace Damaged Sidewalk	\$21,000	\$21,000	\$0	\$0
Undercutting Allowance	\$15,750	\$15,750	\$0	\$0
Playground				
New Playground	\$210,000	\$0	\$268,800	\$0
Replace Asphalt Playpad	\$52,500	\$0	\$67,200	\$0
Landscaping				
Restoration Allowance	\$7,875	\$0	\$10,080	\$0
Misc.				
Monument Sign - Backlit	\$15,750	\$15,750	\$0	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL	\$583,275	\$291,900	\$372,960	\$0
2.0 BUILDING ENVELOPE				
Roofing Work				
Tearoff Existing Roof & Replace w/ Duro-Last	\$724,500	\$724,500	\$0	\$0
Windows				
Replace Exterior Window Systems	\$184,275	\$0	\$0	\$272,727
Remove Existing Windows	\$14,175	\$0	\$0	\$20,979
Exterior Walls				
Exterior Paint	\$15,750	\$0	\$0	\$23,310
BUILDING ENVELOPE SUBTOTAL	\$938,700	\$724,500	\$0	\$317,016

Building 07 – Longacre Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$7,350	\$0	\$0	\$10,878
Flooring				
Replace Gym & Stage Flooring (LVT)	\$30,713	\$30,713	\$0	\$0
Paint				
Paint Areas Disturbed by Construction	\$15,750	\$0	\$20,160	\$0
Auditoriums				
Replace Stage Curtains	\$8,400	\$0	\$10,752	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$35,469	\$0	\$0	\$52,494
Replace Corridor Wall Classroom Casework	\$207,932	\$0	\$266,152	\$0
Misc. Casework Allowance	\$15,750	\$0	\$20,160	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
INTERIOR/FINISHES SUBTOTAL		\$333,963	\$30,713	\$317,224
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Hot Water Heater (Domestic)	\$7,875	\$0	\$0	\$11,655
Replace Classroom Sinks w/ Bubblers	\$27,563	\$0	\$35,280	\$0
Piping				
Add Gas Piping for Emergency Generator	\$15,750	\$15,750	\$0	\$0
Replace Piping / Valves	\$10,500	\$0	\$13,440	\$0
PLUMBING SYSTEMS SUBTOTAL		\$61,688	\$15,750	\$48,720

Building 07 – Longacre Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Boilers (1994)	\$236,250	\$236,250	\$0	\$0
Replace Boiler Pumps	\$23,625	\$23,625	\$0	\$0
Replace Gymnasium Air Handling Unit	\$49,875	\$0	\$63,840	\$0
Replace Cabinet Unit Heater at Vestibules	\$11,025	\$0	\$14,112	\$0
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$242,550	\$0	\$0	\$358,974
Add Split System Cooling Unit for IT Room	\$13,125	\$13,125	\$0	\$0
Replace Exhaust Fans	\$25,200	\$0	\$32,256	\$0
Add Split System Cooling Unit for Kitchen Area	\$13,125	\$0	\$16,800	\$0
Piping				
Replace Piping / Valves	\$10,500	\$10,500	\$0	\$0
Miscellaneous HVAC				
Air and Water Balance	\$12,553	\$12,553	\$0	\$0
Commissioning	\$10,043	\$10,043	\$0	\$0
Add/Modify Temperature Controls	\$36,750	\$36,750	\$0	\$0
HVAC SYSTEMS SUBTOTAL		\$684,621	\$342,846	\$127,008
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$0	\$20,160	\$0
Replace Existing Panels	\$10,500	\$10,500	\$0	\$0
Power for Exterior Monument Sign	\$6,300	\$6,300	\$0	\$0
Power for Mechanical Equipment	\$44,100	\$0	\$0	\$65,268
Lighting				
Replace Emergency & Exit Lights (Tie-Into Generator)	\$50,213	\$50,213	\$0	\$0
Fire Alarm System				
Replace FACP	\$5,250	\$5,250	\$0	\$0
Selective Fire Alarm System Renovations	\$15,750	\$0	\$20,160	\$0
Miscellaneous				
New Clock System	\$17,575	\$0	\$22,495	\$0
Add Emergency Generator - 125 KW (Natural Gas)	\$157,500	\$157,500	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL		\$322,938	\$229,763	\$62,815

Building 07 – Longacre Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL	\$26,250	\$0	\$33,600	\$0
8.0 ABATEMENT				
Abatement Allowance	\$31,500	\$0	\$0	\$46,620
ABATEMENT SUBTOTAL	\$31,500	\$0	\$0	\$46,620
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$2,982,934	\$1,635,471	\$962,328	\$881,553
Project Contingency:	\$298,293	\$163,547	\$96,233	\$88,155
Permits, Testing & Printing:	\$82,031	\$44,975	\$26,464	\$24,243
Construction Manager Fee and Costs:	\$302,693	\$165,959	\$97,652	\$89,456
Professional Fees & Costs:	\$329,936	\$180,896	\$106,441	\$97,507
PROJECT TOTAL	\$3,995,887	\$2,190,849	\$1,289,118	\$1,180,913
		ESCALATED PROJECT TOTAL		\$4,660,880

Building 07 – Longacre Elementary School

Photos:



Building 08 – Wood Creek Elementary School



Address:	28400 Harwich Drive
Year Built:	1970
Square Footage:	50,139 (Approx.)
Site Area:	8.4 acres
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 08 – Wood Creek Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Repave Main Parking Lot	\$165,375	\$0	\$211,680	\$0
Repave Bus Loop	\$33,469	\$0	\$42,840	\$0
Remove & Replace Damaged Sidewalk	\$21,000	\$0	\$26,880	\$0
Undercutting Allowance	\$26,250	\$0	\$33,600	\$0
Playground				
New Playground	\$210,000	\$0	\$268,800	\$0
Replace Asphalt Playpad	\$39,375	\$0	\$50,400	\$0
Replace Basketball Hoops	\$9,450	\$0	\$12,096	\$0
Landscaping				
Restoration Allowance	\$7,875	\$0	\$10,080	\$0
Utilities				
Replace Building Water Service (Original)	\$105,000	\$0	\$134,400	\$0
Misc.				
Monument Sign - Backlit	\$15,750	\$0	\$20,160	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL	\$654,544	\$0	\$837,816	\$0
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Window Systems	\$23,888	\$0	\$0	\$35,354
Remove Existing Windows	\$1,838	\$0	\$0	\$2,720
BUILDING ENVELOPE SUBTOTAL	\$25,725	\$0	\$0	\$38,073

Building 08 – Wood Creek Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$7,350	\$0	\$9,408	\$0
Ceilings				
Remove & Replace Acoustic Ceiling Tiles	\$115,763	\$0	\$0	\$171,329
Flooring				
Replace Gym Flooring - LVT	\$20,475	\$20,475	\$0	\$0
Paint				
Paint Area Disturbed by Construction	\$15,750	\$0	\$20,160	\$0
Gym / Pool Equipment				
Gym Backboard Replacement - Ceiling Mounted, Powered	\$13,650	\$0	\$17,472	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$2,520	\$0	\$0	\$3,730
Replace West Classroom Casework	\$104,223	\$104,223	\$0	\$0
Misc. Casework Allowance	\$26,250	\$0	\$33,600	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
Infill Built-In Cafeteria Tables Allowance	\$8,925	\$0	\$0	\$13,209
INTERIOR/FINISHES SUBTOTAL	\$327,506	\$124,698	\$80,640	\$206,915
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Classroom Sinks w/ Bubblers	\$32,813	\$32,813	\$0	\$0
Piping				
Replace Piping / Valves	\$10,500	\$0	\$13,440	\$0
PLUMBING SYSTEMS SUBTOTAL	\$43,313	\$32,813	\$13,440	\$0

Building 08 – Wood Creek Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Boilers (2008)	\$157,500	\$0	\$0	\$233,100
Replace Boiler Pumps	\$15,750	\$0	\$0	\$23,310
Replace Cafeteria Air Handling Unit	\$49,875	\$0	\$0	\$73,815
Replace Gymnasium Air Handling Unit	\$49,875	\$0	\$0	\$73,815
Replace Cabinet Unit Heater at Vestibules	\$18,375	\$0	\$23,520	\$0
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$127,050	\$0	\$0	\$188,034
Add Split System Cooling Unit for IT Room	\$13,125	\$0	\$16,800	\$0
Replace Exhaust Fans	\$42,000	\$0	\$53,760	\$0
Add Split System Cooling Unit for Kitchen Area	\$13,125	\$13,125	\$0	\$0
Piping				
Replace Piping / Valves	\$10,500	\$0	\$0	\$15,540
Miscellaneous HVAC				
Air and Water Balance	\$13,161	\$0	\$0	\$19,479
Commissioning	\$10,529	\$0	\$0	\$15,583
Add/Modify Temperature Controls	\$36,750	\$0	\$0	\$54,390
HVAC SYSTEMS SUBTOTAL		\$13,125	\$94,080	\$697,066
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$0	\$20,160	\$0
Power for Exterior Monument Sign	\$1,050	\$0	\$1,344	\$0
Power for Mechanical Equipment	\$37,275	\$0	\$0	\$55,167
Power for Basketball Hoops	\$4,200	\$0	\$5,376	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$15,750	\$0	\$0	\$23,310
Miscellaneous				
New Sound System - Gymnasium	\$12,600	\$0	\$16,128	\$0
New Sound System - Cafeteria	\$12,600	\$0	\$16,128	\$0
New Clock System	\$18,426	\$0	\$23,585	\$0
ELECTRICAL SYSTEMS SUBTOTAL		\$0	\$82,721	\$78,477
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL		\$0	\$33,600	\$0

Building 08 – Wood Creek Elementary School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
8.0 ABATEMENT				
Abatement Allowance	\$31,500	\$0	\$40,320	\$0
ABATEMENT SUBTOTAL	\$31,500	\$0	\$40,320	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$1,784,104	\$170,636	\$1,182,617	\$1,020,531
Project Contingency:	\$178,410	\$17,064	\$118,262	\$102,053
Permits, Testing & Printing:	\$49,063	\$4,692	\$32,522	\$28,065
Construction Manager Fee and Costs:	\$181,042	\$17,315	\$120,006	\$103,558
Professional Fees & Costs:	\$197,336	\$18,874	\$130,807	\$112,879
PROJECT TOTAL	\$2,389,954	\$228,580	\$1,584,214	\$1,367,086
		ESCALATED PROJECT TOTAL		
		\$3,179,880		

Building 08 – Wood Creek Elementary School

Photos:



Building 09 – STEAM Academy



Address:	32800 W. 12 Mile Road
Year Built:	1957
Square Footage:	102,222 (Approx.)
Site Area:	19.3 acres
Stories:	2
Basement:	No
Elevator(s):	Yes
Exterior Façade:	Brick Masonry

Building 09 – STEAM Academy

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Replace Asphalt Paving at Drop-Off Loop at Front of School	\$46,200	\$0	\$59,136	\$0
Replace Concrete Approach	\$16,380	\$0	\$20,966	\$0
Remove & Replace Damaged Sidewalk	\$36,750	\$0	\$47,040	\$0
Undercutting Allowance	\$5,250	\$0	\$6,720	\$0
Athletic Fields				
New Track Surfacing	\$105,000	\$0	\$134,400	\$0
Replace Damaged Portions of Track	\$10,500	\$0	\$13,440	\$0
Landscaping				
Restoration Allowance	\$5,250	\$0	\$6,720	\$0
Misc.				
Monument Sign - Powered & Electronic Display	\$42,000	\$0	\$53,760	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
Reshingle Outdoor Concession/Storage Building	\$10,500	\$0	\$13,440	\$0
Dumpster Enclosure Upgrades	\$10,500	\$0	\$13,440	\$0
SITE SUBTOTAL		\$0	\$395,942	\$0
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Curtainwall System	\$235,200	\$0	\$0	\$348,096
Replace Exterior Window Systems	\$470,925	\$0	\$0	\$696,969
Replace Exterior Storefront System	\$141,750	\$0	\$0	\$209,790
Remove Existing Windows	\$67,200	\$0	\$0	\$99,456
Exterior Doors				
Exterior Aluminum Doors/Frames/Hardware - Single Door	\$19,950	\$0	\$0	\$29,526
Exterior Aluminum Doors/Frames/Hardware - Double Door	\$36,750	\$0	\$0	\$54,390
BUILDING ENVELOPE SUBTOTAL		\$0	\$0	\$1,438,227

Building 09 – STEAM Academy

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$36,750	\$0	\$0	\$54,390
Walls & Partitions				
Upgrade Music Room Acoustical	\$31,500	\$0	\$40,320	\$0
Ceilings				
Remove & Replace Acoustic Ceiling Tiles	\$44,100	\$0	\$0	\$65,268
Spray K-13 Insulation to Underside of Decking	\$44,625	\$0	\$57,120	\$0
Remove Existing Locker Room Ceiling & Replace w/ Lay-In	\$42,000	\$42,000	\$0	\$0
Paint				
Paint Areas Disturbed by Construction	\$26,250	\$0	\$33,600	\$0
Lockers				
Replace Student Corridor Lockers - Single Tier, KD, Metal	\$147,000	\$0	\$188,160	\$0
Replace Gym/Pool Locker - Double Tier, Welded, Metal	\$52,500	\$52,500	\$0	\$0
Gym / Pool Equipment				
Replace Scoreboard	\$15,750	\$0	\$20,160	\$0
Gym Wall Pads	\$3,938	\$0	\$5,040	\$0
Dividing Curtain (Roll-down, Vinyl)	\$16,800	\$0	\$21,504	\$0
Gym Backboard Replacement - Ceiling Mounted, Powered	\$13,650	\$0	\$17,472	\$0
Replace Gym Bleachers	\$57,750	\$0	\$73,920	\$0
Remove Existing Gym Divider Curtain	\$4,200	\$0	\$5,376	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$44,352	\$0	\$0	\$65,641
Replace Countertop Allowance	\$36,750	\$36,750	\$0	\$0
Misc. Casework Allowance	\$26,250	\$26,250	\$0	\$0
Replace Science Room Casework	\$420,000	\$420,000	\$0	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
Add Support Steel for Mechanical Unit	\$31,500	\$31,500	\$0	\$0
INTERIOR/FINISHES SUBTOTAL		\$1,108,265	\$609,000	\$462,672
			\$203,947	

Building 09 – STEAM Academy

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Hot Water Heater (Domestic) (1999)	\$47,250	\$47,250	\$0	\$0
Replace Science Lab Sinks	\$21,000	\$21,000	\$0	\$0
Piping				
Kitchen Serving Line Plumbing Allowance	\$15,750	\$15,750	\$0	\$0
Replace Piping / Valves	\$21,000	\$0	\$26,880	\$0
PLUMBING SYSTEMS SUBTOTAL		\$84,000	\$26,880	\$0
5.0 HVAC SYSTEMS				
Equipment				
Replace Office Air Handling Unit	\$24,938	\$0	\$0	\$36,908
Replace Cafeteria Air Handling Unit	\$99,750	\$0	\$0	\$147,630
Replace Media Center Air Handling Unit	\$119,700	\$0	\$0	\$177,156
Replace Gym Roof Top Units & Add A/C	\$107,625	\$0	\$0	\$159,285
Replace Existing Locker Room Air Handling Units & Convert to RTU	\$199,500	\$199,500	\$0	\$0
Replace Cabinet Unit Heater at Vestibules	\$22,050	\$0	\$28,224	\$0
Replace Exhaust Fans	\$42,000	\$0	\$53,760	\$0
Add Split System Cooling Unit for Kitchen Area	\$13,125	\$0	\$16,800	\$0
Piping				
Replace Piping / Valves	\$21,000	\$0	\$0	\$31,080
Miscellaneous HVAC				
Air and Water Balance	\$26,833	\$0	\$0	\$39,713
Commissioning	\$21,467	\$0	\$0	\$31,771
Add/Modify Temperature Controls	\$52,500	\$0	\$0	\$77,700
HVAC SYSTEMS SUBTOTAL		\$199,500	\$98,784	\$701,242

Building 09 – STEAM Academy

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$26,250	\$0	\$33,600	\$0
Power for Mechanical Equipment	\$41,475	\$0	\$0	\$61,383
Kitchen Serving Line Electrical Allowance	\$15,750	\$15,750	\$0	\$0
Lighting				
Cafeteria/Stage Theatrical Lighting	\$78,750	\$0	\$100,800	\$0
Replace Locker Room Lighting	\$25,200	\$25,200	\$0	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$26,250	\$0	\$0	\$38,850
Miscellaneous				
New Clock System	\$37,567	\$0	\$48,085	\$0
Replace Existing Emergency Generator & Upsize to 125 KW (Natural Gas)	\$120,750	\$120,750	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$371,992	\$161,700	\$182,485	\$100,233
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$42,000	\$0	\$53,760	\$0
SECURITY SYSTEMS SUBTOTAL	\$42,000	\$0	\$53,760	\$0
8.0 ABATEMENT				
Abatement Allowance	\$52,500	\$0	\$0	\$77,700
ABATEMENT SUBTOTAL	\$52,500	\$0	\$0	\$77,700
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0

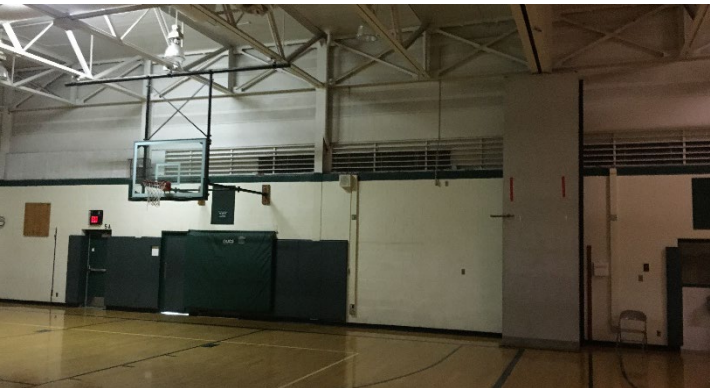
Building 09 – STEAM Academy

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
Building Infrastructure Improvement Total:	\$3,711,348	\$1,054,200	\$1,220,524	\$2,521,349
Project Contingency:	\$371,135	\$105,420	\$122,052	\$252,135
Permits, Testing & Printing:	\$102,062	\$28,991	\$33,564	\$69,337
Construction Manager Fee and Costs:	\$376,609	\$106,975	\$123,853	\$255,854
Professional Fees & Costs:	\$410,504	\$116,603	\$134,999	\$278,881
PROJECT TOTAL	\$4,971,658	\$1,412,188	\$1,634,992	\$3,377,556
		ESCALATED PROJECT TOTAL		\$6,424,737

Building 09 – STEAM Academy

Photos:



Building 10 – East Middle School



Address:	25000 Middlebelt Road
Year Built:	1963
Square Footage:	139,100 (Approx.)
Site Area:	23 acres
Stories:	2
Basement:	No
Elevator(s):	Yes
Exterior Façade:	Brick Masonry(1 st) and Pre-Cast Panels (2 nd)

Building 10 – East Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Repave Staff Lot (Remaining Portion Not Previously Replaced)	\$269,325	\$269,325	\$0	\$0
Repave Bus Front Loop	\$104,738	\$104,738	\$0	\$0
Remove & Replace Damaged Sidewalk	\$36,750	\$36,750	\$0	\$0
Undercutting Allowance	\$26,250	\$26,250	\$0	\$0
Athletic Fields				
Resurface Running Track w/ Structural Spray & Paint	\$105,000	\$0	\$0	\$155,400
New Ballfield Backstop	\$21,000	\$0	\$26,880	\$0
Landscaping				
Restoration Allowance	\$10,500	\$10,500	\$0	\$0
Misc.				
New Storage Shed	\$21,000	\$0	\$26,880	\$0
Reshingle Outdoor Concession/Storage Building	\$10,500	\$0	\$13,440	\$0
Bridge Improvements	\$52,500	\$0	\$67,200	\$0
SITE SUBTOTAL	\$657,563	\$447,563	\$134,400	\$155,400
2.0 BUILDING ENVELOPE				
Roofing Work				
Tearoff Existing Roof & Replace w/ Duro-Last	\$1,275,750	\$1,275,750	\$0	\$0
Windows				
Replace Exterior Window Systems	\$245,700	\$0	\$0	\$363,636
Replace Exterior Storefront System	\$31,500	\$0	\$0	\$46,620
Remove Existing Windows	\$35,280	\$0	\$0	\$52,214
Exterior Walls				
Insulated Metal Sandwich Panels	\$147,656	\$147,656	\$0	\$0
BUILDING ENVELOPE SUBTOTAL	\$1,735,886	\$1,423,406	\$0	\$462,470

Building 10 – East Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$27,563	\$0	\$0	\$40,793
Ceilings				
Remove & Replace Acoustic Ceiling Tiles	\$33,075	\$0	\$42,336	\$0
Paint				
Paint Areas Disturbed by Construction	\$26,250	\$0	\$33,600	\$0
Lockers				
Replace Student Corridor Lockers - Single Tier, KD, Metal	\$147,000	\$0	\$188,160	\$0
Gym / Pool Equipment				
Replace Scoreboard	\$15,750	\$0	\$20,160	\$0
Gym Wall Pads	\$3,938	\$0	\$5,040	\$0
Dividing Curtain (Roll-down, Vinyl)	\$16,800	\$0	\$21,504	\$0
Remove Existing Gym Divider Curtain	\$4,200	\$0	\$5,376	\$0
Casework & Countertops				
Replace Countertops - Plastic Laminate	\$58,800	\$0	\$75,264	\$0
Replace Sills - Solid Surface	\$47,061	\$0	\$0	\$69,650
Misc. Casework Allowance	\$105,000	\$0	\$134,400	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
Add Support Steel for Mechanical Unit	\$15,750	\$0	\$20,160	\$0
Replace Lift Near Band	\$31,500	\$0	\$40,320	\$0
INTERIOR/FINISHES SUBTOTAL	\$545,286	\$0	\$586,320	\$129,091
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Hot Water Heater (Domestic) (1999)	\$47,250	\$47,250	\$0	\$0
Replace Science Lab Sinks	\$21,000	\$0	\$26,880	\$0
Piping				
Replace Piping / Valves	\$21,000	\$0	\$26,880	\$0
PLUMBING SYSTEMS SUBTOTAL	\$89,250	\$47,250	\$53,760	\$0

Building 10 – East Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Boiler (1999)	\$78,750	\$78,750	\$0	\$0
Replace Boilers (Heat Exchanger Replaced 2014/2015)	\$236,250	\$0	\$0	\$349,650
Replace Boiler Pumps	\$7,875	\$7,875	\$0	\$0
Replace Boiler Pumps	\$23,625	\$0	\$0	\$34,965
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$612,150	\$0	\$783,552	\$0
Replace Chiller	\$262,500	\$262,500	\$0	\$0
Add Split System Cooling Unit for IT Room	\$13,125	\$13,125	\$0	\$0
Replace Exhaust Fans	\$42,000	\$0	\$53,760	\$0
Convert Media Center HUV's to Roof Top Unit & Ductwork	\$94,500	\$0	\$120,960	\$0
Kitchen HVAC Allowance	\$15,750	\$15,750	\$0	\$0
Piping				
Replace Piping / Valves	\$21,000	\$0	\$26,880	\$0
Miscellaneous HVAC				
Air and Water Balance	\$36,514	\$0	\$46,738	\$0
Commissioning	\$29,211	\$0	\$37,390	\$0
Add/Modify Temperature Controls	\$52,500	\$0	\$67,200	\$0
HVAC SYSTEMS SUBTOTAL		\$1,525,750	\$378,000	\$1,136,480
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$26,250	\$0	\$33,600	\$0
Power for Mechanical Equipment	\$89,775	\$0	\$114,912	\$0
Lighting				
Replace Band, Choir, Cafeteria & Kitchen Lighting	\$56,700	\$0	\$72,576	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$26,250	\$0	\$33,600	\$0
Miscellaneous				
New Sound System - Gymnasium	\$12,600	\$12,600	\$0	\$0
New Sound System - Music Room	\$21,000	\$21,000	\$0	\$0
New Clock System	\$51,119	\$0	\$65,433	\$0
Replace Emergency Generator - 150 KW (Natural Gas)	\$98,438	\$98,438	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL		\$382,132	\$132,038	\$320,121

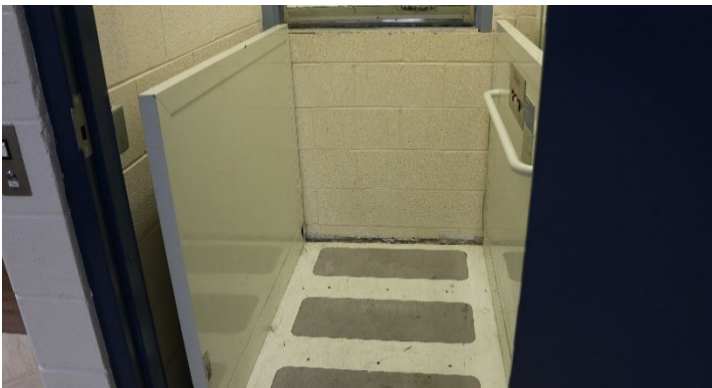
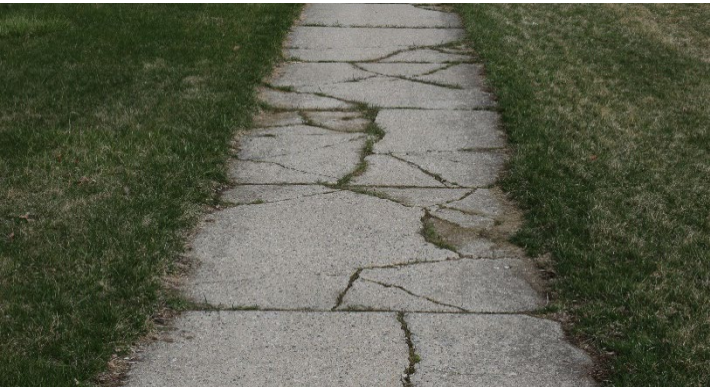
Building 10 – East Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$42,000	\$0	\$53,760	\$0
SECURITY SYSTEMS SUBTOTAL	\$42,000	\$0	\$53,760	\$0
8.0 ABATEMENT				
Abatement Allowance	\$52,500	\$0	\$67,200	\$0
ABATEMENT SUBTOTAL	\$52,500	\$0	\$67,200	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$5,030,366	\$2,428,256	\$2,352,040	\$1,131,576
Project Contingency:	\$503,037	\$242,826	\$235,204	\$113,158
Permits, Testing & Printing:	\$138,335	\$66,777	\$64,681	\$31,118
Construction Manager Fee and Costs:	\$510,456	\$246,407	\$238,673	\$114,827
Professional Fees & Costs:	\$556,397	\$268,584	\$260,154	\$125,161
PROJECT TOTAL	\$6,738,592	\$3,252,850	\$3,150,753	\$1,515,840
ESCALATED PROJECT TOTAL		\$7,919,443		

Building 10 – East Middle School

Photos:



Building 11 – Power Middle School



Address:	34740 Rhonswood Street
Year Built:	1968
Square Footage:	99,672 (Approx.)
Site Area:	32 acres
Stories:	2
Basement:	No
Elevator(s):	Yes
Exterior Façade:	Brick Masonry & EIFS

Building 11 – Power Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Repave South Connection to Rhonswood	\$37,800	\$37,800	\$0	\$0
Repave Rear (North) & Side (East) Lot	\$105,000	\$105,000	\$0	\$0
Replace Dumpster Area Concrete	\$36,855	\$36,855	\$0	\$0
Remove & Replace Damaged Sidewalk	\$36,750	\$36,750	\$0	\$0
Undercutting Allowance	\$15,750	\$15,750	\$0	\$0
Athletic Fields				
New Track Surfacing	\$105,000	\$0	\$134,400	\$0
Replace Damaged Portions of Track	\$10,500	\$0	\$13,440	\$0
Landscaping				
Restoration Allowance	\$10,500	\$10,500	\$0	\$0
Misc.				
Monument Sign - Powered & Electronic Display	\$42,000	\$42,000	\$0	\$0
Add Pole Lights Towards Gill Elementary	\$15,750	\$15,750	\$0	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
Reshingle Outdoor Concession/Storage Building	\$10,500	\$0	\$13,440	\$0
SITE SUBTOTAL		\$447,405	\$300,405	\$188,160
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Curtainwall System	\$213,150	\$0	\$0	\$315,462
Replace Exterior Window Systems	\$143,325	\$0	\$0	\$212,121
Remove Existing Windows	\$42,000	\$0	\$0	\$62,160
Exterior Doors				
Exterior FRP Doors/Frames/Hardware - Double Door	\$33,600	\$0	\$0	\$49,728
BUILDING ENVELOPE SUBTOTAL		\$432,075	\$0	\$0

Building 11 – Power Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$45,938	\$0	\$0	\$67,988
Replace Cross-Corridor Fire Doors	\$8,400	\$0	\$10,752	\$0
Replace Sound Doors	\$18,900	\$0	\$24,192	\$0
Walls & Partitions				
Upgrade Music Room Acoustical	\$31,500	\$31,500	\$0	\$0
Ceilings				
Remove Existing Locker Room Ceiling & Replace w/ Lay-In	\$52,500	\$0	\$0	\$77,700
Paint				
Paint Areas Disturbed by Construction	\$26,250	\$0	\$0	\$38,850
Lockers				
Replace Student Corridor Lockers - Single Tier, KD, Metal	\$147,000	\$0	\$0	\$217,560
Gym / Pool Equipment				
Replace Scoreboard	\$15,750	\$0	\$20,160	\$0
Gym Wall Pads	\$3,938	\$0	\$5,040	\$0
Dividing Curtain (Roll-down, Vinyl)	\$16,800	\$0	\$21,504	\$0
Gym Backboard Replacement - Ceiling Mounted, Powered	\$27,300	\$0	\$34,944	\$0
Remove Existing Gym Divider Curtain	\$4,200	\$0	\$5,376	\$0
Auditoriums				
Replace Stage Curtains	\$8,400	\$0	\$10,752	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$21,420	\$0	\$0	\$31,702
Replace Staff Lounge Casework	\$4,725	\$0	\$6,048	\$0
Replace Corridor Wall Classroom Casework	\$242,256	\$0	\$310,088	\$0
Misc. Casework Allowance	\$26,250	\$0	\$33,600	\$0
Replace Science Room Casework	\$105,000	\$0	\$134,400	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
Add Support Steel for Mechanical Unit	\$15,750	\$0	\$0	\$23,310
Walk-In Freezer	\$16,800	\$16,800	\$0	\$0
INTERIOR/FINISHES SUBTOTAL		\$48,300	\$616,856	\$475,757

Building 11 – Power Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Science Lab Sinks	\$21,000	\$0	\$26,880	\$0
Replace Water Closet	\$6,300	\$0	\$0	\$9,324
Replace Lavatories	\$6,300	\$0	\$0	\$9,324
Piping				
Replace Piping / Valves	\$21,000	\$0	\$26,880	\$0
PLUMBING SYSTEMS SUBTOTAL		\$54,600	\$0	\$53,760
5.0 HVAC SYSTEMS				
Equipment				
Replace Boilers (2000)	\$315,000	\$315,000	\$0	\$0
Replace Boiler Pumps	\$31,500	\$31,500	\$0	\$0
Replace Office Air Handling Unit + Controls	\$38,063	\$38,063	\$0	\$0
Replace Boys/Girls Locker Room Air Handling Unit & Replace w/ ERU	\$186,900	\$0	\$0	\$276,612
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$462,000	\$0	\$0	\$683,760
Replace Exhaust Fans	\$63,000	\$0	\$0	\$93,240
Add Split System Cooling Unit for Kitchen Area	\$13,125	\$0	\$16,800	\$0
Add Compressed Air & Dust Collection System to Labs	\$42,000	\$42,000	\$0	\$0
HVAC Renovations to Lab Area	\$157,500	\$157,500	\$0	\$0
Piping				
Replace Piping / Valves	\$21,000	\$0	\$0	\$31,080
Miscellaneous HVAC				
Air and Water Balance	\$26,164	\$0	\$0	\$38,723
Commissioning	\$20,931	\$0	\$0	\$30,978
Add/Modify Temperature Controls	\$52,500	\$52,500	\$0	\$0
HVAC SYSTEMS SUBTOTAL		\$1,429,683	\$636,563	\$16,800
				\$1,154,393

Building 11 – Power Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$26,250	\$0	\$33,600	\$0
Replace Existing Panels	\$31,500	\$31,500	\$0	\$0
Power for Exterior Monument Sign (Included w/ Gill Elementary)	\$0	\$0	\$0	\$0
Power for Mechanical Equipment	\$77,700	\$0	\$0	\$114,996
Walk-in Freezer Power	\$3,675	\$3,675	\$0	\$0
Lighting				
Cafeteria/Stage Theatrical Lighting	\$78,750	\$0	\$100,800	\$0
Replace Locker Room Lighting	\$31,500	\$0	\$0	\$46,620
Fire Alarm System				
Selective Fire Alarm System Renovations	\$26,250	\$0	\$0	\$38,850
Miscellaneous				
New Sound System - Cafeteria	\$12,600	\$0	\$16,128	\$0
New Clock System	\$36,629	\$0	\$46,886	\$0
Replace Existing Emergency Generator & Upsize to 125 KW (Natural Gas)	\$108,675	\$0	\$0	\$160,839
ELECTRICAL SYSTEMS SUBTOTAL	\$433,529	\$35,175	\$197,414	\$361,305
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$42,000	\$0	\$53,760	\$0
SECURITY SYSTEMS SUBTOTAL	\$42,000	\$0	\$53,760	\$0
8.0 ABATEMENT				
Abatement Allowance	\$52,500	\$0	\$0	\$77,700
ABATEMENT SUBTOTAL	\$52,500	\$0	\$0	\$77,700
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0

Building 11 – Power Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
Building Infrastructure Improvement Total:	\$3,743,468	\$1,020,443	\$1,126,749	\$2,727,274
Project Contingency:	\$374,347	\$102,044	\$112,675	\$272,727
Permits, Testing & Printing:	\$102,945	\$28,062	\$30,986	\$75,000
Construction Manager Fee and Costs:	\$379,868	\$103,549	\$114,337	\$276,750
Professional Fees & Costs:	\$414,057	\$112,869	\$124,627	\$301,658
PROJECT TOTAL	\$5,014,685	\$1,366,967	\$1,509,374	\$3,653,409
		ESCALATED PROJECT TOTAL		\$6,529,750

Building 11 – Power Middle School

Photos:



Building 12 – Warner Middle School



Address:	30303 W. 14 Mile Road
Year Built:	1973
Square Footage:	97,840 (Approx.)
Site Area:	24 acres
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 12 – Warner Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Remove & Replace Damaged Sidewalk	\$36,750	\$0	\$47,040	\$0
Athletic Fields				
New Track Surfacing	\$105,000	\$0	\$134,400	\$0
Replace Damaged Portions of Track	\$10,500	\$0	\$13,440	\$0
Landscaping				
Restoration Allowance	\$10,500	\$0	\$13,440	\$0
Misc.				
Monument Sign - Powered & Electronic Display	\$42,000	\$42,000	\$0	\$0
New Site Lighting Poles w/ LED Fixtures (Private)	\$95,550	\$0	\$122,304	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
Reshingle Outdoor Concession/Storage Building	\$10,500	\$0	\$13,440	\$0
DTE Allowance for Site Pole Removal	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL	\$352,800	\$42,000	\$397,824	\$0
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Window Systems	\$10,238	\$0	\$0	\$15,152
Replace Exterior Storefront System	\$15,750	\$0	\$0	\$23,310
Remove Existing Windows	\$2,363	\$0	\$0	\$3,497
BUILDING ENVELOPE SUBTOTAL	\$28,350	\$0	\$0	\$41,958

Building 12 – Warner Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$14,700	\$0	\$0	\$21,756
Ceilings				
Remove Existing Locker Room Ceiling & Replace w/ Lay-In	\$36,750	\$36,750	\$0	\$0
Paint				
Paint Areas Disturbed by Construction	\$26,250	\$26,250	\$0	\$0
Lockers				
Replace Student Corridor Lockers - Single Tier, KD, Metal	\$147,000	\$0	\$0	\$217,560
Replace Gym/Pool Locker - Double Tier, Welded, Metal	\$0	\$0	\$0	\$0
Gym / Pool Equipment				
Gym Wall Pads	\$3,938	\$0	\$5,040	\$0
Dividing Curtain (Roll-down, Vinyl)	\$16,800	\$0	\$21,504	\$0
Gym Backboard Replacement - Ceiling Mounted, Powered	\$13,650	\$0	\$17,472	\$0
Remove Existing Gym Divider Curtain	\$4,200	\$0	\$5,376	\$0
Auditoriums				
Replace Stage Curtains	\$12,600	\$12,600	\$0	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$1,890	\$0	\$0	\$2,797
Replace Art Room Casework	\$42,000	\$0	\$53,760	\$0
Replace Corridor Wall Classroom Casework	\$135,450	\$0	\$0	\$200,466
Misc. Casework Allowance	\$26,250	\$0	\$33,600	\$0
Replace Science Room Casework	\$210,000	\$0	\$0	\$310,800
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
Add Support Steel for Mechanical Unit	\$31,500	\$31,500	\$0	\$0
INTERIOR/FINISHES SUBTOTAL		\$735,578	\$107,100	\$136,752
4.0 PLUMBING SYSTEMS				
Piping				
Replace Piping / Valves	\$21,000	\$0	\$26,880	\$0
PLUMBING SYSTEMS SUBTOTAL		\$21,000	\$0	\$26,880

Building 12 – Warner Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Air Handling Units in Mezzanines	\$498,750	\$498,750	\$0	\$0
Replace Gym / Locker Room Air Handling Units & Add A/C	\$294,525	\$294,525	\$0	\$0
Replace Cabinet Unit Heater at Vestibules	\$22,050	\$0	\$28,224	\$0
Replace Unit Ventilator (Vertical) - Heat & A/C (DX)	\$58,800	\$0	\$75,264	\$0
Add Split System Cooling Unit for IT Room	\$13,125	\$0	\$0	\$19,425
Replace Exhaust Fans	\$63,000	\$0	\$80,640	\$0
Piping				
Replace Piping / Valves	\$21,000	\$21,000	\$0	\$0
Miscellaneous HVAC				
Air and Water Balance	\$25,683	\$25,683	\$0	\$0
Commissioning	\$20,546	\$20,546	\$0	\$0
Add/Modify Temperature Controls	\$78,750	\$78,750	\$0	\$0
HVAC SYSTEMS SUBTOTAL		\$939,254	\$184,128	\$19,425
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$26,250	\$0	\$33,600	\$0
Power for Mechanical Equipment	\$51,450	\$51,450	\$0	\$0
Lighting				
Replace Locker Room Lighting	\$25,200	\$0	\$32,256	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$26,250	\$26,250	\$0	\$0
Miscellaneous				
New Clock System	\$35,956	\$0	\$46,024	\$0
Replace Existing Emergency Generator & Upsize to 125 KW (Natural Gas)	\$103,425	\$103,425	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL		\$181,125	\$111,880	\$0
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$42,000	\$0	\$53,760	\$0
SECURITY SYSTEMS SUBTOTAL		\$0	\$53,760	\$0

Building 12 – Warner Middle School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
8.0 ABATEMENT				
Abatement Allowance	\$52,500	\$52,500	\$0	\$0
ABATEMENT SUBTOTAL	\$52,500	\$52,500	\$0	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$2,596,988	\$1,321,979	\$911,224	\$833,410
Project Contingency:	\$259,699	\$132,198	\$91,122	\$83,341
Permits, Testing & Printing:	\$71,417	\$36,354	\$25,059	\$22,919
Construction Manager Fee and Costs:	\$263,529	\$134,148	\$92,466	\$84,570
Professional Fees & Costs:	\$287,247	\$146,221	\$100,788	\$92,182
PROJECT TOTAL	\$3,478,880	\$1,770,901	\$1,220,660	\$1,116,422
		ESCALATED PROJECT TOTAL		
		\$4,107,983		

Building 12 – Warner Middle School

Photos:



Building 13 – Farmington High School



Address:	32000 Shiawassee Street
Year Built:	1953
Square Footage:	256,006 (Approx.)
Site Area:	43.5 acres
Stories:	2
Basement:	Partial
Elevator(s):	Yes
Exterior Façade:	Brick Masonry

Building 13 – Farmington High School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Pavement Reconstruction - Repave West Staff Lot	\$151,200	\$0	\$0	\$223,776
Pavement Reconstruction - Repave East Athletic Lot	\$117,600	\$0	\$0	\$174,048
Pavement Reconstruction - Repave East Athletic Lot Between Student Parking Lot	\$79,800	\$0	\$0	\$118,104
Remove & Replace Damaged Sidewalk	\$42,000	\$0	\$0	\$62,160
Undercutting Allowance	\$31,500	\$0	\$0	\$46,620
Repave Area South of Auditorium & Address Drainage	\$32,209	\$0	\$41,227	\$0
Athletic Fields				
New Track Surfacing - Polyurethane	\$147,000	\$0	\$0	\$217,560
Replace Stadium Lights w/ LED (Approximately 15 Lights / Pole; 4 Poles / Field)	\$126,000	\$0	\$161,280	\$0
Replace Stadium Scoreboard - Basic	\$84,000	\$0	\$107,520	\$0
Tennis Courts - New (Asphalt)	\$462,000	\$0	\$0	\$683,760
Site Amenities Allowance - Benches / Tables	\$15,750	\$0	\$20,160	\$0
Remove & Replace Sidewalk	\$26,250	\$0	\$33,600	\$0
Baseball / Softball Drainage & Warning Track Improvements	\$126,000	\$0	\$161,280	\$0
Bleacher Footing Improvements	\$26,250	\$26,250	\$0	\$0
Baseball / Softball Outfield Padding	\$37,800	\$0	\$48,384	\$0
Replace Damaged Portions of Track	\$21,000	\$0	\$0	\$31,080
Landscaping				
Restoration Allowance	\$15,750	\$0	\$0	\$23,310
Misc.				
Building Signage (Exterior) - New Marquee	\$57,750	\$0	\$0	\$85,470
Replace Field House Lighting	\$5,250	\$5,250	\$0	\$0
SITE SUBTOTAL		\$31,500	\$573,451	\$1,665,888

Building 13 – Farmington High School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Window Systems	\$784,875	\$0	\$0	\$1,161,615
Replace Exterior Storefront System	\$65,625	\$0	\$0	\$97,125
Remove Existing Windows	\$80,325	\$0	\$0	\$118,881
Exterior Walls				
Cut New Louver Opening & Lintel for Unit Ventilator	\$25,725	\$0	\$32,928	\$0
Exterior Doors				
Exterior FRP Doors/Frames/Hardware - Double Door	\$16,800	\$0	\$21,504	\$0
BUILDING ENVELOPE SUBTOTAL		\$973,350	\$0	\$54,432
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$110,250	\$0	\$141,120	\$0
Ceilings				
Remove & Replace Acoustic Ceiling Tiles	\$170,888	\$0	\$218,736	\$0
Flooring				
Epoxy Floor Under Pool Bleachers	\$10,500	\$0	\$0	\$15,540
Paint				
Paint Areas Disturbed by Construction	\$42,000	\$0	\$0	\$62,160
Gym / Pool Equipment				
Replace Scoreboard	\$47,250	\$0	\$60,480	\$0
Gym Wall Pads	\$7,875	\$0	\$10,080	\$0
Batting Cage - Indoor, Ceiling Hung	\$8,400	\$0	\$10,752	\$0
Replace Pool Bleachers	\$68,250	\$0	\$0	\$101,010
Casework & Countertops				
Replace Sills - Solid Surface	\$78,750	\$0	\$0	\$116,550
Misc. Casework Allowance	\$52,500	\$0	\$67,200	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
INTERIOR/FINISHES SUBTOTAL		\$609,263	\$0	\$508,368

Building 13 – Farmington High School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Hot Water Heater (Domestic) (2008)	\$78,750	\$0	\$0	\$116,550
Replace Sewage Pumps	\$20,475	\$0	\$26,208	\$0
Replace Water Closet	\$7,350	\$0	\$0	\$10,878
Replace Urinals	\$3,150	\$0	\$0	\$4,662
Replace Lavatories	\$6,300	\$0	\$0	\$9,324
Piping				
Replace Piping / Valves	\$42,000	\$0	\$53,760	\$0
Pool				
Replace Entire Pool Equipment	\$262,500	\$0	\$336,000	\$0
PLUMBING SYSTEMS SUBTOTAL	\$420,525	\$0	\$415,968	\$141,414
5.0 HVAC SYSTEMS				
Equipment				
Replace Boilers (2008)	\$236,250	\$0	\$0	\$349,650
Replace Boiler Pumps	\$23,625	\$0	\$0	\$34,965
Replace Cafeteria Roof Top Units	\$168,000	\$0	\$0	\$248,640
Add Air Conditioning to Competition Gym Air Handling Units	\$78,750	\$0	\$100,800	\$0
Replace Wrestling Area Air Handling Unit	\$29,925	\$0	\$0	\$44,289
Replace Auditorium Air Handling Units	\$299,250	\$0	\$0	\$442,890
Replace Cabinet Unit Heater at Vestibules	\$66,150	\$0	\$84,672	\$0
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$265,650	\$0	\$0	\$393,162
Replace Unit Ventilator (Vertical w/ New Ductwork) - Heat & A/C (DX)	\$183,750	\$0	\$0	\$271,950
Add Split System Cooling Unit for IT Room	\$13,125	\$0	\$16,800	\$0
Replace Exhaust Fans	\$84,000	\$0	\$107,520	\$0
Add Split System Cooling Unit for Kitchen Area	\$13,125	\$13,125	\$0	\$0
Piping				
Replace Piping / Valves	\$42,000	\$0	\$0	\$62,160
Miscellaneous HVAC				
Air and Water Balance	\$67,202	\$0	\$0	\$99,458
Commissioning	\$53,761	\$0	\$0	\$79,567
Add/Modify Temperature Controls	\$78,750	\$0	\$100,800	\$0
HVAC SYSTEMS SUBTOTAL	\$1,703,313	\$13,125	\$410,592	\$2,026,731

Building 13 – Farmington High School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$31,500	\$0	\$40,320	\$0
New Switchgear	\$105,000	\$0	\$0	\$155,400
Power for Mechanical Equipment	\$121,275	\$0	\$0	\$179,487
Lighting				
Replace Main Office Lighting	\$25,200	\$25,200	\$0	\$0
Replace Corridor Lighting	\$252,000	\$252,000	\$0	\$0
Replace Pool Lighting & Convert to LED	\$26,250	\$0	\$33,600	\$0
Replace Cafeteria Lighting	\$53,550	\$53,550	\$0	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$42,000	\$0	\$0	\$62,160
Miscellaneous				
New Clock System	\$53,761	\$0	\$68,814	\$0
Replace Emergency Generator - 200 KW (Diesel)	\$131,250	\$0	\$168,000	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$841,786	\$330,750	\$310,734	\$397,047
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$63,000	\$0	\$80,640	\$0
SECURITY SYSTEMS SUBTOTAL	\$63,000	\$0	\$80,640	\$0
8.0 ABATEMENT				
Abatement Allowance	\$78,750	\$0	\$0	\$116,550
ABATEMENT SUBTOTAL	\$78,750	\$0	\$0	\$116,550
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0

Building 13 – Farmington High School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL		\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$6,295,095	\$375,375	\$2,354,186	\$6,039,159
Project Contingency:	\$629,510	\$37,538	\$235,419	\$603,916
Permits, Testing & Printing:	\$173,115	\$10,323	\$64,740	\$166,077
Construction Manager Fee and Costs:	\$638,795	\$38,091	\$238,891	\$612,824
Professional Fees & Costs:	\$696,286	\$41,519	\$260,391	\$667,978
PROJECT TOTAL	\$8,432,801	\$502,846	\$3,153,626	\$8,089,953
		ESCALATED PROJECT TOTAL		
		\$11,746,426		

Building 13 – Farmington High School

Photos:



Building 14 – North Farmington High School



Address:	32900 W. 13 Mile Road
Year Built:	1961
Square Footage:	232,607 (Approx.)
Site Area:	42 acres
Stories:	2
Basement:	No
Elevator(s):	Yes
Exterior Façade:	EIFS and Brick Masonry

Building 14 – North Farmington High School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Pavement Reconstruction - Repave East Parking Lot	\$103,950	\$103,950	\$0	\$0
Pavement Reconstruction - Repave Rear (North) Parking Lot	\$165,375	\$165,375	\$0	\$0
Pavement Reconstruction - Repave Tennis Court Parking Lot	\$63,000	\$0	\$80,640	\$0
Pavement Reconstruction - Repave Football Stadium Lot	\$74,813	\$0	\$95,760	\$0
Pavement Reconstruction - Repave Exit Drive to Farmington Road	\$146,475	\$0	\$187,488	\$0
Remove & Replace Damaged Sidewalk	\$42,000	\$42,000	\$0	\$0
Undercutting Allowance	\$31,500	\$31,500	\$0	\$0
Athletic Fields				
New Track Surfacing - Polyurethane	\$147,000	\$0	\$0	\$217,560
Replace Stadium Lights w/ LED (Approximately 15 Lights / Pole; 4 Poles / Field)	\$126,000	\$0	\$161,280	\$0
Replace Stadium Scoreboard - Basic	\$84,000	\$0	\$107,520	\$0
Tennis Courts - New (Asphalt)	\$577,500	\$0	\$0	\$854,700
Site Amenities Allowance - Benches / Tables	\$15,750	\$0	\$20,160	\$0
Remove & Replace Sidewalk	\$26,250	\$0	\$33,600	\$0
Baseball / Softball Drainage & Warning Track Improvements	\$84,000	\$0	\$107,520	\$0
Baseball / Softball Outfield Padding	\$25,200	\$0	\$32,256	\$0
Replace Damaged Portions of Track	\$21,000	\$0	\$0	\$31,080
Landscaping				
Restoration Allowance	\$15,750	\$0	\$20,160	\$0
Misc.				
Building Signage (Exterior) - New Marquee	\$57,750	\$0	\$73,920	\$0
SITE SUBTOTAL	\$1,807,313	\$342,825	\$920,304	\$1,103,340
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Window Systems - Front Two Story Areas	\$264,600	\$264,600	\$0	\$0
Replace Exterior Window Systems - Balance of Building	\$307,125	\$0	\$0	\$454,545
Remove Existing Windows - Front Two Story Areas	\$30,240	\$30,240	\$0	\$0
Remove Existing Windows - Balance of Building	\$23,625	\$0	\$0	\$34,965
Exterior Walls				
Exterior EIFS Replacement	\$42,000	\$0	\$53,760	\$0
BUILDING ENVELOPE SUBTOTAL	\$667,590	\$294,840	\$53,760	\$489,510

Building 14 – North Farmington High School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$110,250	\$0	\$141,120	\$0
Walls & Partitions				
Replace Operable Partition Between Classrooms (Partition + Steel)	\$63,000	\$63,000	\$0	\$0
Ceilings				
Remove & Replace Acoustic Ceiling Tiles	\$170,888	\$0	\$0	\$252,914
Flooring				
Replace Dance Room Floor	\$34,125	\$0	\$43,680	\$0
Paint				
Paint Areas Disturbed by Construction	\$42,000	\$0	\$53,760	\$0
Restrooms				
Renovate 2nd Floor Toilet Rooms (J111/J113/J124/J125)	\$63,000	\$0	\$80,640	\$0
Renovate Gang Toilet Rooms (B100/B124/G114/G115/H128/H129)	\$378,000	\$0	\$483,840	\$0
Lockers				
Replace Girls' Gym Lockers	\$38,588	\$0	\$0	\$57,110
Gym / Pool Equipment				
Gym Wall Pads	\$7,875	\$0	\$10,080	\$0
Gym Backboard Replacement - Ceiling Mounted, Powered	\$27,300	\$0	\$34,944	\$0
Casework & Countertops				
Replace Casework in 200/400 Hall (Pricing from 2017 Bid Alternate)	\$178,500	\$0	\$228,480	\$0
Replace Sills - Solid Surface (Orange Windows)	\$37,800	\$37,800	\$0	\$0
Replace Sills - Solid Surface (Balance of Windows)	\$28,350	\$0	\$0	\$41,958
Misc. Casework Allowance	\$52,500	\$0	\$67,200	\$0
Miscellaneous				
Renovate - Kitchen & Serving Lines (No Equipment)	\$643,125	\$643,125	\$0	\$0
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
Add Support Steel for Mechanical Unit	\$15,750	\$0	\$20,160	\$0
TV 10 Remodel	\$105,000	\$0	\$0	\$155,400
INTERIOR/FINISHES SUBTOTAL		\$2,008,650	\$743,925	\$1,163,904
			\$526,029	

Building 14 – North Farmington High School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Hot Water Heater (Domestic) (1999)	\$47,250	\$47,250	\$0	\$0
Replace Sewage Pumps	\$20,475	\$0	\$26,208	\$0
Replace Water Closet (Remaining Toilet Rooms)	\$22,050	\$0	\$28,224	\$0
Replace Urinals (Remaining Toilet Rooms)	\$5,250	\$0	\$6,720	\$0
Replace Lavatories (Remaining Toilet Rooms)	\$14,700	\$0	\$18,816	\$0
Piping				
Replace Piping / Valves	\$42,000	\$0	\$53,760	\$0
Pool				
Replace Pool Boiler (2006)	\$63,000	\$0	\$80,640	\$0
Replace Entire Pool Equipment	\$262,500	\$0	\$336,000	\$0
PLUMBING SYSTEMS SUBTOTAL		\$47,250	\$550,368	\$0
5.0 HVAC SYSTEMS				
Equipment				
Replace Boilers (2002/2003)	\$315,000	\$315,000	\$0	\$0
Replace Boiler Pumps	\$31,500	\$31,500	\$0	\$0
Replace Cafeteria Air Handling Unit	\$159,600	\$0	\$0	\$236,208
Replace Science Area Air Handling Units	\$199,500	\$0	\$0	\$295,260
Replace Auditorium Air Handling Units	\$299,250	\$0	\$0	\$442,890
Replace Girl's Locker Room Air Handling Unit	\$49,875	\$0	\$0	\$73,815
Replace Pool Locker Room Air Handling Unit	\$99,750	\$0	\$0	\$147,630
Replace Pool Dehumidification Unit	\$173,250	\$0	\$221,760	\$0
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$577,500	\$0	\$0	\$854,700
Replace Exhaust Fans	\$84,000	\$0	\$107,520	\$0
Replace Air Handling Unit AHU-1H (Music/TV10 Area)	\$99,750	\$0	\$127,680	\$0
Piping				
Replace Piping / Valves	\$42,000	\$0	\$0	\$62,160
Miscellaneous HVAC				
Air and Water Balance	\$61,059	\$0	\$0	\$90,368
Commissioning	\$48,847	\$0	\$0	\$72,294
Add/Modify Temperature Controls	\$78,750	\$0	\$100,800	\$0
HVAC SYSTEMS SUBTOTAL		\$346,500	\$557,760	\$2,275,325

Building 14 – North Farmington High School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$31,500	\$0	\$40,320	\$0
Power for Exterior Monument Sign	\$12,600	\$0	\$16,128	\$0
Power for Mechanical Equipment	\$135,450	\$0	\$0	\$200,466
Lighting				
Replace Locker Room Lighting	\$12,600	\$0	\$16,128	\$0
Replace Pool Lighting & Convert to LED	\$26,250	\$0	\$33,600	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$42,000	\$0	\$0	\$62,160
Miscellaneous				
New Clock System	\$48,847	\$0	\$62,525	\$0
Replace Emergency Generator - 125 KW (Natural Gas)	\$87,675	\$0	\$112,224	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$396,922	\$0	\$280,925	\$262,626
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$63,000	\$0	\$80,640	\$0
SECURITY SYSTEMS SUBTOTAL	\$63,000	\$0	\$80,640	\$0
8.0 ABATEMENT				
Abatement Allowance	\$78,750	\$0	\$100,800	\$0
ABATEMENT SUBTOTAL	\$78,750	\$0	\$100,800	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0

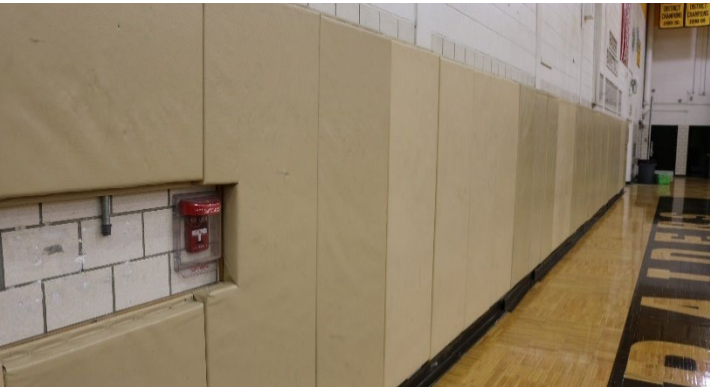
Building 14 – North Farmington High School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL		\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$7,819,082	\$1,775,340	\$3,708,461	\$4,656,830
Project Contingency:	\$781,908	\$177,534	\$370,846	\$465,683
Permits, Testing & Printing:	\$215,025	\$48,822	\$101,983	\$128,063
Construction Manager Fee and Costs:	\$793,441	\$180,153	\$376,316	\$472,552
Professional Fees & Costs:	\$864,851	\$196,366	\$410,185	\$515,081
PROJECT TOTAL	\$10,474,307	\$2,378,215	\$4,967,790	\$6,238,209
		ESCALATED PROJECT TOTAL		
		\$13,584,214		

Building 14 – North Farmington High School

Photos:



Building 15 – Highmeadow Common Campus



Address:	30175 Highmeadow Street
Year Built:	1963
Square Footage:	38,486 (Approx.)
Site Area:	8.1 acres
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 15 – Highmeadow Common Campus

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Pavement Reconstruction - Repave Main Parking Lot & Loop	\$137,813	\$0	\$176,400	\$0
Pavement Reconstruction - Repave East Service Lot	\$51,188	\$0	\$65,520	\$0
Remove & Replace Damaged Sidewalk	\$21,000	\$0	\$26,880	\$0
Undercutting Allowance	\$26,250	\$0	\$33,600	\$0
Playground				
Replace Asphalt Playpad	\$13,125	\$0	\$16,800	\$0
Replace Basketball Hoops	\$9,450	\$0	\$12,096	\$0
Athletic Fields				
New Ballfield Backstop	\$42,000	\$0	\$53,760	\$0
Landscaping				
Restoration Allowance	\$10,500	\$0	\$13,440	\$0
Utilities				
Replace Building Water Service (1988)	\$105,000	\$0	\$134,400	\$0
Misc.				
Replace Site Lighting Pole (Base / Pole / LED Fixture)	\$54,600	\$0	\$69,888	\$0
Replace Site Lighting Fixture (LED)	\$4,200	\$0	\$5,376	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL	\$496,125	\$0	\$635,040	\$0
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Window Systems	\$259,350	\$0	\$0	\$383,838
Replace Exterior Storefront System	\$20,475	\$0	\$0	\$30,303
Remove Existing Windows	\$21,998	\$0	\$0	\$32,556
Exterior Doors				
Exterior FRP Doors/Frames/Hardware - Single Door	\$18,900	\$0	\$0	\$27,972
BUILDING ENVELOPE SUBTOTAL	\$320,723	\$0	\$0	\$474,669

Building 15 – Highmeadow Common Campus

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$16,538	\$16,538	\$0	\$0
Replace Corridors Doors & Sidelight Glazing	\$89,250	\$89,250	\$0	\$0
Replace Double Closet Doors in Classrooms	\$14,700	\$14,700	\$0	\$0
Flooring				
Replace Gym Flooring - LVT	\$30,713	\$0	\$0	\$45,455
Paint				
Paint Areas Disturbed by Construction	\$15,750	\$0	\$0	\$23,310
Paint Gym / Stage Area	\$5,250	\$0	\$0	\$7,770
Visual Display Boards				
Replace Markerboards - 4'x12'	\$12,600	\$0	\$0	\$18,648
Replace Tackboards - 4'x4'	\$6,300	\$0	\$0	\$9,324
Replace Tackboards - 4'x12'	\$18,900	\$0	\$0	\$27,972
Restrooms				
Renovate - Toilet Room (Single / Staff)	\$84,000	\$0	\$0	\$124,320
Renovate - Toilet Room (Gang)	\$126,000	\$0	\$0	\$186,480
Lockers				
Replace Student Corridor Lockers - Single Tier, KD, Metal	\$64,313	\$0	\$0	\$95,183
Casework & Countertops				
Replace Sills - Solid Surface	\$26,271	\$0	\$0	\$38,881
Replace Corridor Wall Classroom Casework	\$125,496	\$0	\$0	\$185,734
Replace Exterior Wall Classroom Shelving	\$69,048	\$0	\$0	\$102,191
Misc. Casework Allowance	\$21,000	\$0	\$0	\$31,080
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
Upgrade Kitchen	\$105,000	\$0	\$134,400	\$0
INTERIOR/FINISHES SUBTOTAL	\$843,728	\$120,488	\$134,400	\$914,995
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Classroom Sinks w/ Bubblers	\$21,000	\$0	\$0	\$31,080
Piping				
Add Gas Piping for Emergency Generator	\$15,750	\$15,750	\$0	\$0
Replace Piping / Valves	\$10,500	\$0	\$13,440	\$0
PLUMBING SYSTEMS SUBTOTAL	\$47,250	\$15,750	\$13,440	\$31,080

Building 15 – Highmeadow Common Campus

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Office Roof Top Unit	\$15,120	\$0	\$19,354	\$0
Replace Media Center Roof Top Unit	\$33,600	\$0	\$43,008	\$0
Replace Gym Air Handling Unit	\$49,875	\$0	\$0	\$73,815
Replace Cabinet Unit Heater at Vestibules	\$29,400	\$0	\$37,632	\$0
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$231,000	\$0	\$0	\$341,880
Add Split System Cooling Unit for IT Room	\$13,125	\$0	\$16,800	\$0
Replace Exhaust Fans	\$42,000	\$0	\$0	\$62,160
Piping				
Replace Piping / Valves	\$10,500	\$0	\$0	\$15,540
Miscellaneous HVAC				
Air and Water Balance	\$10,103	\$0	\$0	\$14,952
Commissioning	\$8,082	\$0	\$0	\$11,961
Add/Modify Temperature Controls	\$36,750	\$0	\$47,040	\$0
HVAC SYSTEMS SUBTOTAL		\$0	\$163,834	\$520,308
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$0	\$20,160	\$0
Power for Mechanical Equipment	\$43,575	\$0	\$0	\$64,491
Lighting				
Replace Lighting with LED's (New OS, Switching, etc.)	\$242,462	\$242,462	\$0	\$0
New Lighting Controls per Updated Code	\$80,821	\$80,821	\$0	\$0
Replace Exterior Wall Packs	\$11,813	\$11,813	\$0	\$0
Replace Emergency & Exit Lights (Tie-Into Generator)	\$40,410	\$40,410	\$0	\$0
Fire Alarm System				
Replace Fire Alarm System	\$80,821	\$80,821	\$0	\$0
Miscellaneous				
New Sound System - Gymnasium	\$12,600	\$0	\$16,128	\$0
New Sound System - Cafeteria	\$12,600	\$0	\$16,128	\$0
New Clock System	\$14,144	\$14,144	\$0	\$0
Add Emergency Generator - 125 KW (Natural Gas)	\$157,500	\$157,500	\$0	\$0
PA System Device Allowance	\$10,500	\$10,500	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL		\$638,469	\$52,416	\$64,491

SECTION C | Individual Building Assessments

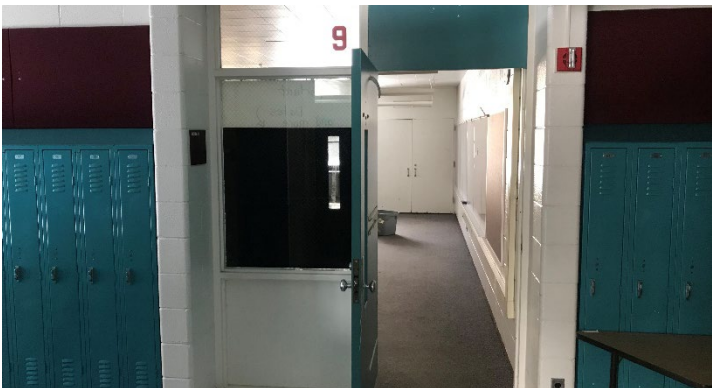
Building 15 – Highmeadow Common Campus

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL	\$26,250	\$0	\$33,600	\$0
8.0 ABATEMENT				
Abatement Allowance	\$78,750	\$0	\$100,800	\$0
ABATEMENT SUBTOTAL	\$78,750	\$0	\$100,800	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$3,015,374	\$774,707	\$1,133,530	\$2,005,544
Project Contingency:	\$301,537	\$77,471	\$113,353	\$200,554
Permits, Testing & Printing:	\$82,923	\$21,304	\$31,172	\$55,152
Construction Manager Fee and Costs:	\$305,985	\$78,613	\$115,025	\$203,513
Professional Fees & Costs:	\$333,524	\$85,689	\$125,377	\$221,829
PROJECT TOTAL	\$4,039,343	\$1,037,784	\$1,518,457	\$2,686,592
		ESCALATED PROJECT TOTAL		
		\$5,242,833		

Building 15 - Highmeadow Common Campus

Photos:



Building 16 – Farmington Community School



16

Address:	30415 Shiawassee Street
Year Built:	1955
Square Footage:	40,198 (Approx.)
Site Area:	7-acre
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 16 – Farmington Community School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Demolition				
Building Demolition	\$274,351	\$274,351	\$0	\$0
SITE SUBTOTAL	\$274,351	\$274,351	\$0	\$0
2.0 BUILDING ENVELOPE				
BUILDING ENVELOPE SUBTOTAL	\$0	\$0	\$0	\$0
3.0 INTERIOR/FINISHES				
INTERIOR/FINISHES SUBTOTAL	\$0	\$0	\$0	\$0
4.0 PLUMBING SYSTEMS				
PLUMBING SYSTEMS SUBTOTAL	\$0	\$0	\$0	\$0
5.0 HVAC SYSTEMS				
HVAC SYSTEMS SUBTOTAL	\$0	\$0	\$0	\$0
6.0 ELECTRICAL SYSTEMS				
ELECTRICAL SYSTEMS SUBTOTAL	\$0	\$0	\$0	\$0
7.0 SECURITY				
SECURITY SYSTEMS SUBTOTAL	\$0	\$0	\$0	\$0
8.0 ABATEMENT				
Abatement Allowance	\$126,624	\$126,624	\$0	\$0
ABATEMENT SUBTOTAL	\$126,624	\$126,624	\$0	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0

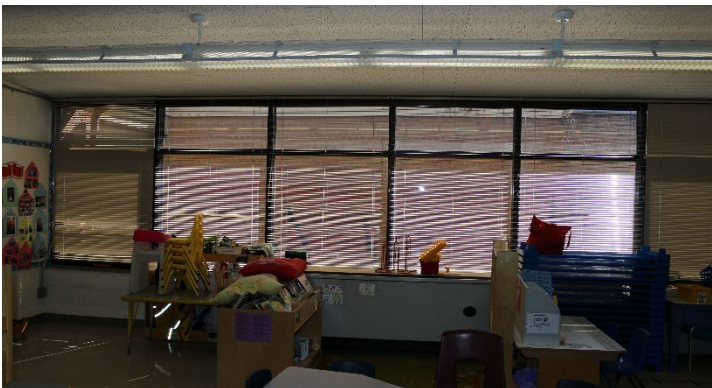
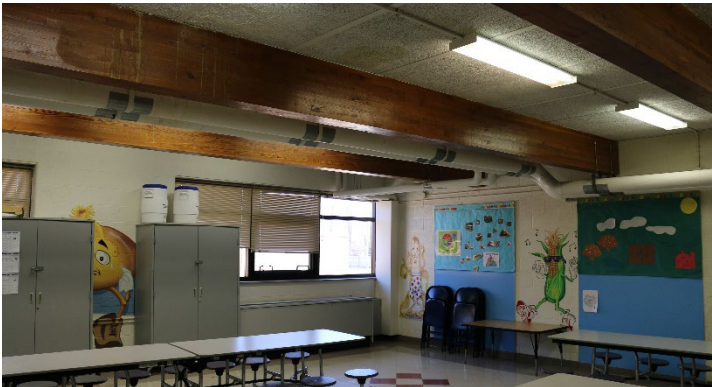
Building 16 – Farmington Community School

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL		\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$400,975	\$400,975	\$0	\$0
Project Contingency:	\$40,098	\$40,098	\$0	\$0
Permits, Testing & Printing:	\$4,411	\$4,411	\$0	\$0
Construction Manager Fee and Costs:	\$40,093	\$40,093	\$0	\$0
Professional Fees & Costs:	\$43,702	\$43,702	\$0	\$0
PROJECT TOTAL	\$529,279	\$529,279	\$0	\$0
		ESCALATED PROJECT TOTAL		
		\$529,279		

Building 16 – Farmington Community School

Photos:



Building 17 – Visions Unlimited



Address:	33000 Freedom Road
Year Built:	1958
Square Footage:	29,394 (Approx.)
Site Area:	6.5 acres
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 17 - Visions Unlimited

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Repave South Lot/Loop	\$87,281	\$0	\$111,720	\$0
Remove & Replace Damaged Sidewalk	\$21,000	\$0	\$26,880	\$0
Undercutting Allowance	\$15,750	\$0	\$20,160	\$0
Playground				
New Playground	\$210,000	\$0	\$268,800	\$0
Replace Asphalt Playpad	\$68,250	\$0	\$87,360	\$0
Replace Asphalt Walking Path	\$52,500	\$0	\$67,200	\$0
Landscaping				
Restoration Allowance	\$10,500	\$0	\$13,440	\$0
Misc.				
Replace Site Lighting Fixture (LED)	\$12,600	\$12,600	\$0	\$0
Dumpster Enclosure - Chain Link	\$15,750	\$0	\$20,160	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL	\$514,631	\$12,600	\$642,600	\$0
2.0 BUILDING ENVELOPE				
Roofing Work				
Replace Gutters & Downspouts	\$3,465	\$3,465	\$0	\$0
Add Insulation & Layer of Duro-Last Over Existing System (Flat Roof Areas)	\$185,182	\$185,182	\$0	\$0
Windows				
Replace Exterior Window Systems	\$354,900	\$0	\$0	\$525,252
Remove Existing Windows	\$27,300	\$0	\$0	\$40,404
Exterior Doors				
Exterior FRP Doors/Frames/Hardware - Single Door	\$47,250	\$0	\$0	\$69,930
Exterior FRP Doors/Frames/Hardware - Double Door	\$16,800	\$0	\$0	\$24,864
BUILDING ENVELOPE SUBTOTAL	\$634,897	\$188,647	\$0	\$660,450

Building 17 – Visions Unlimited

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Paint				
Paint Areas Disturbed by Construction	\$15,750	\$0	\$0	\$23,310
Casework & Countertops				
Replace Corridor Wall Classroom Casework	\$90,846	\$0	\$0	\$134,452
Replace Exterior Wall Classroom Shelving	\$70,560	\$0	\$0	\$104,429
Misc. Casework Allowance	\$7,875	\$0	\$0	\$11,655
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
INTERIOR/FINISHES SUBTOTAL	\$197,631	\$0	\$0	\$292,494
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Drinking Fountain	\$25,200	\$25,200	\$0	\$0
Replace Classroom Sinks w/ Bubblers	\$17,063	\$0	\$0	\$25,253
Piping				
Replace Piping / Valves	\$10,500	\$0	\$13,440	\$0
PLUMBING SYSTEMS SUBTOTAL	\$52,763	\$25,200	\$13,440	\$25,253
5.0 HVAC SYSTEMS				
Equipment				
Replace Boilers (2003)	\$157,500	\$0	\$201,600	\$0
Replace Boiler Pumps	\$15,750	\$0	\$20,160	\$0
Replace Cabinet Unit Heater at Vestibules	\$14,700	\$0	\$18,816	\$0
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$161,700	\$0	\$0	\$239,316
Replace Chiller	\$147,000	\$0	\$188,160	\$0
Piping				
Replace Piping / Valves	\$10,500	\$0	\$0	\$15,540
Miscellaneous HVAC				
Air and Water Balance	\$7,716	\$7,716	\$0	\$0
Commissioning	\$6,173	\$6,173	\$0	\$0
Temperature Controls	\$77,159	\$77,159	\$0	\$0
HVAC SYSTEMS SUBTOTAL	\$598,198	\$91,048	\$428,736	\$254,856

Building 17 – Visions Unlimited

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$0	\$20,160	\$0
Power for Mechanical Equipment	\$30,975	\$0	\$0	\$45,843
Fire Alarm System				
Selective Fire Alarm System Renovations	\$10,500	\$0	\$13,440	\$0
Miscellaneous				
New Sound System - Cafeteria	\$5,250	\$0	\$6,720	\$0
Replace Emergency Generator - 30 KW (Natural Gas)	\$25,200	\$25,200	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$87,675	\$25,200	\$40,320	\$45,843
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL	\$26,250	\$0	\$33,600	\$0
8.0 ABATEMENT				
Abatement Allowance	\$26,250	\$0	\$33,600	\$0
ABATEMENT SUBTOTAL	\$26,250	\$0	\$33,600	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$2,138,295	\$342,695	\$1,192,296	\$1,278,895
Project Contingency:	\$213,829	\$34,270	\$119,230	\$127,890
Permits, Testing & Printing:	\$58,803	\$9,424	\$32,788	\$35,170
Construction Manager Fee and Costs:	\$216,983	\$34,775	\$120,988	\$129,776
Professional Fees & Costs:	\$236,512	\$37,905	\$131,877	\$141,456
PROJECT TOTAL	\$2,864,423	\$459,068	\$1,597,179	\$1,713,186
		ESCALATED PROJECT TOTAL		
		\$3,769,434		

Building 17 - Visions Unlimited

Photos:



Building 18 – Alameda Early Childhood Center



18

Address:	32400 Alameda Street
Year Built:	1959 (Addition Projected 2019)
Square Footage:	44,207 (Approx.) Including 2019 Addition
Site Area:	Unknown
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 18 – Alameda Early Childhood Center

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
SITE SUBTOTAL		\$0	\$0	\$0
2.0 BUILDING ENVELOPE				
Windows				
Replace Exterior Window Systems	\$238,875	\$0	\$0	\$353,535
Remove Existing Windows	\$18,375	\$0	\$0	\$27,195
BUILDING ENVELOPE SUBTOTAL		\$0	\$0	\$380,730
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$18,375	\$0	\$23,520	\$0
Ceilings				
Remove & Replace Acoustic Ceiling Tiles	\$4,410	\$0	\$5,645	\$0
Paint				
Paint Areas Disturbed by Construction	\$15,750	\$0	\$0	\$23,310
Gym / Pool Equipment				
Gym Wall Pads	\$9,844	\$0	\$12,600	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$32,382	\$0	\$0	\$47,925
Replace Exterior Wall Classroom Shelving	\$75,600	\$0	\$0	\$111,888
Misc. Casework Allowance	\$26,250	\$0	\$0	\$38,850
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
Add Support Steel for Mechanical Unit	\$15,750	\$0	\$20,160	\$0
INTERIOR/FINISHES SUBTOTAL		\$0	\$61,925	\$240,621
4.0 PLUMBING SYSTEMS				
Piping				
Replace Piping / Valves	\$10,500	\$0	\$0	\$15,540
PLUMBING SYSTEMS SUBTOTAL		\$0	\$0	\$15,540

Building 18 – Alameda Early Childhood Center

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
		Ranked Capital Priorities		
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Convert Old Office Split Unit to Roof Top Unit w/ Ductwork	\$56,175	\$0	\$71,904	\$0
Replace Gym Air Handling Unit	\$49,875	\$0	\$0	\$73,815
Replace Cabinet Unit Heater at Vestibules	\$14,700	\$0	\$18,816	\$0
Replace Unit Ventilator (Horizontal) - Heat & A/C	\$196,350	\$0	\$0	\$290,598
Piping				
Replace Piping / Valves	\$10,500	\$0	\$0	\$15,540
Miscellaneous HVAC				
Air and Water Balance	\$11,604	\$0	\$0	\$17,174
Commissioning	\$9,283	\$0	\$0	\$13,740
Add/Modify Temperature Controls	\$36,750	\$0	\$0	\$54,390
HVAC SYSTEMS SUBTOTAL	\$385,238	\$0	\$90,720	\$465,257
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$10,500	\$0	\$13,440	\$0
Power for Mechanical Equipment	\$27,300	\$0	\$0	\$40,404
Fire Alarm System				
Selective Fire Alarm Renovations	\$15,750	\$0	\$0	\$23,310
Miscellaneous				
New Sound System - Gymnasium	\$12,600	\$0	\$0	\$18,648
ELECTRICAL SYSTEMS SUBTOTAL	\$66,150	\$0	\$13,440	\$82,362
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL	\$26,250	\$0	\$33,600	\$0
8.0 ABATEMENT				
Abatement Allowance	\$26,250	\$0	\$0	\$38,850
ABATEMENT SUBTOTAL	\$26,250	\$0	\$0	\$38,850
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0

Building 18 – Alameda Early Childhood Center

Summary of Costs:

		Cost Escalation Factors		
		1.05	1.28	1.48
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL		\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$982,599	\$0	\$199,685	\$1,223,360
Project Contingency:	\$98,260	\$0	\$19,968	\$122,336
Permits, Testing & Printing:	\$27,021	\$0	\$5,491	\$33,642
Construction Manager Fee and Costs:	\$99,709	\$0	\$20,263	\$124,140
Professional Fees & Costs:	\$108,683	\$0	\$22,087	\$135,313
PROJECT TOTAL	\$1,316,272	\$0	\$267,494	\$1,638,792
ESCALATED PROJECT TOTAL				\$1,906,287

Building 18 – Alameda Early Childhood Center

Photos:



Building 19 – Administration Building



Address:	32500 Shiawassee Street
Year Built:	1960
Square Footage:	22,750 (Approx.)
Site Area:	15 acres (including Transportation & 10 Mile)
Stories:	2
Basement:	No
Elevator(s):	No, Dumbwaiter Only
Exterior Façade:	Brick Masonry

Building 19 - Administration Building

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Repave Lower Level Parking Lot	\$79,800	\$79,800	\$0	\$0
Repave Upper Level Parking Lot	\$124,688	\$124,688	\$0	\$0
Remove & Replace Sidewalks	\$26,250	\$26,250	\$0	\$0
Remove & Replace Concrete Curb/Gutter	\$49,613	\$49,613	\$0	\$0
Undercutting Allowance	\$15,750	\$15,750	\$0	\$0
Switchback Ramp Improvements	\$78,750	\$78,750	\$0	\$0
Landscaping				
Improve Landscaping	\$21,000	\$21,000	\$0	\$0
Restoration Allowance	\$7,875	\$7,875	\$0	\$0
Utilities				
Storm System Piping	\$23,625	\$23,625	\$0	\$0
Catch Basin / Manholes	\$12,600	\$12,600	\$0	\$0
Misc.				
Monument Sign - Backlit	\$15,750	\$15,750	\$0	\$0
Dumpster Enclosure - Chain Link	\$15,750	\$15,750	\$0	\$0
New Storage Shed	\$21,000	\$0	\$26,880	\$0
SITE SUBTOTAL	\$492,450	\$471,450	\$26,880	\$0
2.0 BUILDING ENVELOPE				
Roofing Work				
Tearoff Existing Roof & Replace w/ Duro-Last	\$220,500	\$220,500	\$0	\$0
Windows				
Replace Exterior Window Systems	\$81,900	\$0	\$0	\$121,212
Remove Existing Windows	\$6,300	\$0	\$0	\$9,324
Exterior Doors				
Exterior FRP Doors/Frames/Hardware - Single Door	\$9,450	\$0	\$0	\$13,986
Exterior FRP Doors/Frames/Hardware - Double Door	\$16,800	\$0	\$0	\$24,864
Add Auto Door Opener	\$12,600	\$0	\$0	\$18,648
BUILDING ENVELOPE SUBTOTAL	\$347,550	\$220,500	\$0	\$188,034

Building 19 – Administration Building

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$55,125	\$55,125	\$0	\$0
Walls & Partitions				
New Drywall Wall Partitions	\$75,600	\$75,600	\$0	\$0
Replace Operable Partition Between Classrooms (Partition + Steel)	\$15,750	\$15,750	\$0	\$0
Add for Drywall Soffit To Encase Operable Partition Head	\$8,925	\$8,925	\$0	\$0
Ceilings				
Demo Existing Ceilings	\$31,500	\$31,500	\$0	\$0
Install Drywall Ceilings	\$5,513	\$5,513	\$0	\$0
New Lay-In Ceilings	\$70,875	\$70,875	\$0	\$0
Flooring				
Replace Carpeting	\$86,625	\$86,625	\$0	\$0
Replace Rubber Stair Treads	\$5,250	\$5,250	\$0	\$0
Windows				
Window Treatments - Manual Roller Shades	\$7,560	\$7,560	\$0	\$0
Paint				
Paint Areas Disturbed by Construction	\$35,831	\$35,831	\$0	\$0
Visual Display Boards				
Replace Markerboards - 4'x6'	\$2,100	\$2,100	\$0	\$0
Replace Markerboards - 4'x12'	\$5,775	\$5,775	\$0	\$0
Replace Tackboards - 4'x4'	\$4,200	\$4,200	\$0	\$0
Replace Tackboards - 4'x8'	\$2,100	\$2,100	\$0	\$0
Signage				
Replace Interior Signage	\$4,200	\$4,200	\$0	\$0

Building 19 – Administration Building

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Restrooms				
Replace Toilet Partitions	\$4,620	\$4,620	\$0	\$0
Add Urinal Screens	\$368	\$368	\$0	\$0
Remove & Replace Tile - Staff Restroom	\$15,750	\$15,750	\$0	\$0
Renovate - Toilet Room (Single / Staff)	\$110,250	\$110,250	\$0	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$15,750	\$0	\$0	\$23,310
Misc. Casework Allowance	\$78,750	\$78,750	\$0	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$10,500	\$0	\$0	\$15,540
Add Support Steel for Mechanical Unit	\$47,250	\$47,250	\$0	\$0
Secure Vestibule	\$36,750	\$36,750	\$0	\$0
Upgrade Breakroom	\$15,750	\$15,750	\$0	\$0
INTERIOR/FINISHES SUBTOTAL	\$752,666	\$726,416	\$0	\$38,850

Building 19 – Administration Building

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Hot Water Heater (2005)	\$5,250	\$5,250	\$0	\$0
Replace Drinking Fountain	\$8,400	\$8,400	\$0	\$0
Replace Sinks in Casework	\$5,250	\$5,250	\$0	\$0
Replace Water Closet	\$8,400	\$8,400	\$0	\$0
Replace Urinals	\$2,100	\$2,100	\$0	\$0
Replace Lavatories	\$7,350	\$7,350	\$0	\$0
Piping				
Piping for Reconfiguration	\$21,000	\$21,000	\$0	\$0
PLUMBING SYSTEMS SUBTOTAL	\$57,750	\$57,750	\$0	\$0
5.0 HVAC SYSTEMS				
Equipment				
Replace Boiler (1990)	\$78,750	\$78,750	\$0	\$0
Replace Boiler Pumps	\$7,875	\$7,875	\$0	\$0
Replace Cabinet Unit Heater at Vestibules	\$11,025	\$11,025	\$0	\$0
Add Split System Cooling Unit for IT Room	\$13,125	\$13,125	\$0	\$0
Replace Exhaust Fans	\$42,000	\$42,000	\$0	\$0
Convert Heat Pump System to Rooftop System	\$393,750	\$393,750	\$0	\$0
Piping				
Replace Piping / Valves	\$10,500	\$10,500	\$0	\$0
Miscellaneous HVAC				
Air and Water Balance	\$5,972	\$5,972	\$0	\$0
Commissioning	\$4,778	\$4,778	\$0	\$0
Temperature Controls	\$71,663	\$71,663	\$0	\$0
HVAC SYSTEMS SUBTOTAL	\$639,437	\$639,437	\$0	\$0

Building 19 – Administration Building

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$15,750	\$0	\$0
New Switchgear	\$68,250	\$68,250	\$0	\$0
Electrical Power Costs to Renovate Building	\$95,550	\$95,550	\$0	\$0
Power for Exterior Monument Sign	\$10,500	\$0	\$13,440	\$0
Lighting				
Replace Lighting with LED's (New OS, Switching, etc.)	\$119,438	\$119,438	\$0	\$0
New Lighting Controls per Updated Code	\$47,775	\$47,775	\$0	\$0
Replace Exterior Wall Packs	\$7,875	\$7,875	\$0	\$0
Board Room Lighting & Control	\$26,250	\$26,250	\$0	\$0
Fire Alarm System				
Replace Fire Alarm System	\$47,775	\$47,775	\$0	\$0
Miscellaneous				
Replace Emergency Generator - 300 KW (Diesel)	\$157,500	\$157,500	\$0	\$0
New Sound System - Board Room	\$12,600	\$12,600	\$0	\$0
New PA System	\$21,000	\$21,000	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$630,263	\$619,763	\$13,440	\$0
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$52,500	\$52,500	\$0	\$0
SECURITY SYSTEMS SUBTOTAL	\$52,500	\$52,500	\$0	\$0
8.0 ABATEMENT				
Abatement Allowance	\$52,500	\$52,500	\$0	\$0
ABATEMENT SUBTOTAL	\$52,500	\$52,500	\$0	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0

Building 19 – Administration Building

Summary of Costs:

Cost Escalation Factors			
1.05	1.28	1.48	

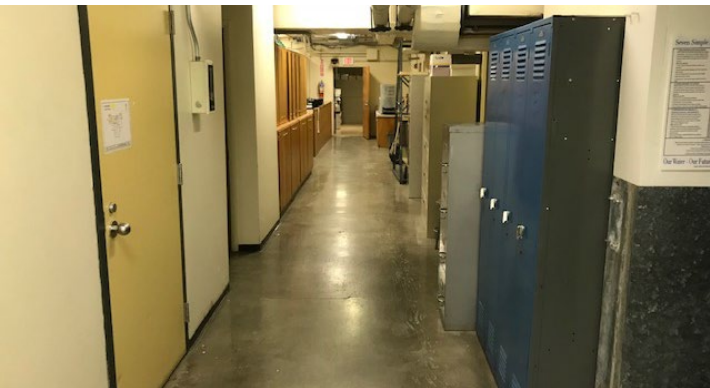
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)

10.0 TECHNOLOGY (NOT INCLUDED)

TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$3,025,116	\$2,840,316	\$40,320	\$226,884
Project Contingency:	\$302,512	\$284,032	\$4,032	\$22,688
Permits, Testing & Printing:	\$83,191	\$78,109	\$1,109	\$6,239
Construction Manager Fee and Costs:	\$306,974	\$288,221	\$4,091	\$23,023
Professional Fees & Costs:	\$334,601	\$314,161	\$4,460	\$25,095
PROJECT TOTAL	\$4,052,393	\$3,804,838	\$54,012	\$303,930
ESCALATED PROJECT TOTAL				\$4,162,780

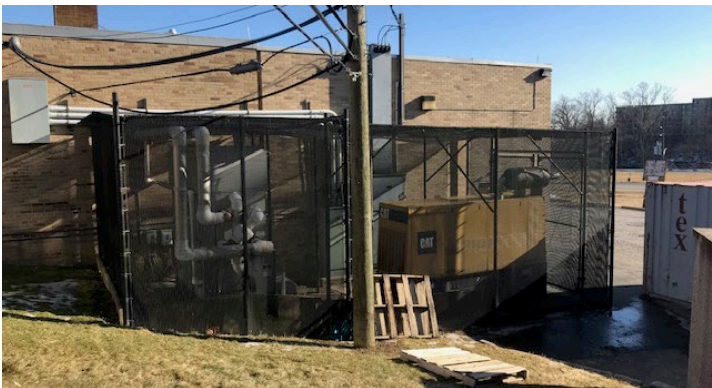
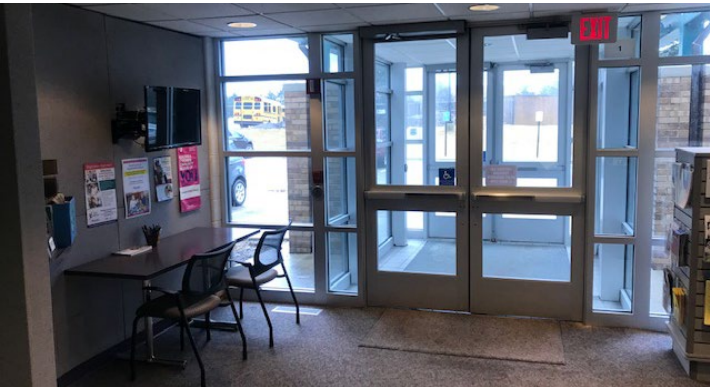
Building 19 – Administration Building

Photos:



Building 19 - Administration Building

Photos:



Building 20 – Facilities



Address:	29350 W. Ten Mile Road
Year Built:	1960
Square Footage:	21,840 (Approx.)
Site Area:	2.5 acres
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Numerous Including Brick, Masonry, Siding

Building 20 – Facilities

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Repave Lot West of Fence Line	\$54,600	\$0	\$0	\$80,808
Repave Rear Lot	\$183,750	\$0	\$235,200	\$0
Repave Front Lot	\$46,200	\$0	\$59,136	\$0
Undercutting Allowance	\$21,000	\$0	\$26,880	\$0
Landscaping				
Fence Removal	\$2,048	\$0	\$2,621	\$0
Chain Link Fencing - 8' (Galvanized)	\$13,650	\$0	\$17,472	\$0
Restoration Allowance	\$5,250	\$0	\$6,720	\$0
Misc.				
Fuel System & Storage Tanks (In Process by FPS)	\$0	\$0	\$0	\$0
SITE SUBTOTAL	\$331,748	\$0	\$354,749	\$80,808
2.0 BUILDING ENVELOPE				
Roofing Work				
Replace Asphalt Shingles	\$10,500	\$10,500	\$0	\$0
Tearoff Existing Roof & Replace w/ Duro-Last	\$299,250	\$299,250	\$0	\$0
Exterior Doors				
Replace Existing Overhead Doors & Man Doors	\$52,500	\$0	\$0	\$77,700
BUILDING ENVELOPE SUBTOTAL	\$362,250	\$309,750	\$0	\$77,700
3.0 INTERIOR/FINISHES				
INTERIOR/FINISHES SUBTOTAL	\$0	\$0	\$0	\$0
4.0 PLUMBING SYSTEMS				
PLUMBING SYSTEMS SUBTOTAL	\$0	\$0	\$0	\$0
5.0 HVAC SYSTEMS				
Miscellaneous HVAC				
Air and Water Balance	\$5,733	\$0	\$7,338	\$0
Add/Modify Temperature Controls	\$36,750	\$0	\$47,040	\$0
HVAC SYSTEMS SUBTOTAL	\$42,483	\$0	\$54,378	\$0

Building 20 – Facilities

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
6.0 ELECTRICAL SYSTEMS				
ELECTRICAL SYSTEMS SUBTOTAL	\$0	\$0	\$0	\$0
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$15,750	\$0	\$20,160	\$0
SECURITY SYSTEMS SUBTOTAL	\$15,750	\$0	\$20,160	\$0
8.0 ABATEMENT				
ABATEMENT SUBTOTAL	\$0	\$0	\$0	\$0
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0
10.0 TECHNOLOGY (NOT INCLUDED)				
TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$752,231	\$309,750	\$429,287	\$158,508
Project Contingency:	\$75,223	\$30,975	\$42,929	\$15,851
Permits, Testing & Printing:	\$20,686	\$8,518	\$11,805	\$4,359
Construction Manager Fee and Costs:	\$76,333	\$31,432	\$43,562	\$16,085
Professional Fees & Costs:	\$83,203	\$34,261	\$47,482	\$17,532
PROJECT TOTAL	\$1,007,675	\$414,936	\$575,066	\$212,335
ESCALATED PROJECT TOTAL				\$1,202,336

Building 20 – Facilities

Photos:



Building 21 – Transportation



Address:	32500 Shiawassee Street
Year Built:	1978 / 2004
Square Footage:	11,172 (Approx.)
Site Area:	3.3 acres (part of larger 15 acre administrative campus)
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Masonry & Metal Panels at Office

Building 21 - Transportation

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Repave Parking Lot West of Bus Garage Entrance	\$89,775	\$89,775	\$0	\$0
Repave Bus Parking (Inside Fences)	\$693,000	\$693,000	\$0	\$0
Replace Concrete Approach	\$40,950	\$40,950	\$0	\$0
Remove & Replace Damaged Sidewalk	\$7,875	\$7,875	\$0	\$0
Undercutting Allowance	\$52,500	\$52,500	\$0	\$0
Landscaping				
Fence Removal	\$9,450	\$9,450	\$0	\$0
Chain Link Fencing - 8' (Galvanized)	\$63,000	\$63,000	\$0	\$0
Replace Rolling Gates	\$12,600	\$12,600	\$0	\$0
Restoration Allowance	\$10,500	\$10,500	\$0	\$0
Misc.				
Replace Site Lighting Fixture (LED)	\$42,000	\$42,000	\$0	\$0
Replace (2) Fuel Pumps & Underground Fuel Tanks Allowance	\$367,500	\$367,500	\$0	\$0
SITE SUBTOTAL	\$1,389,150	\$1,389,150	\$0	\$0
2.0 BUILDING ENVELOPE				
Roofing Work				
Add Insulation & Layer of Duro-Last Over Existing System (Flat Roof Areas)	\$82,114	\$82,114	\$0	\$0
Exterior Walls				
Exterior Paint	\$10,500	\$0	\$13,440	\$0
BUILDING ENVELOPE SUBTOTAL	\$92,614	\$82,114	\$13,440	\$0
3.0 INTERIOR/FINISHES				
INTERIOR/FINISHES SUBTOTAL				
	\$0	\$0	\$0	\$0
4.0 PLUMBING SYSTEMS				
PLUMBING SYSTEMS SUBTOTAL				
	\$0	\$0	\$0	\$0

SECTION C | Individual Building Assessments

Building 21 – Transportation

Summary of Costs:

Cost Escalation Factors				
1.05 1.28 1.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
5.0 HVAC SYSTEMS				
Equipment				
Replace Existing Rooftop Units	\$84,000	\$0	\$0	\$124,320
Miscellaneous HVAC				
Air and Water Balance	\$2,933	\$0	\$0	\$4,340
Commissioning	\$2,346	\$0	\$0	\$3,472
Temperature Controls	\$29,327	\$0	\$0	\$43,403
HVAC SYSTEMS SUBTOTAL	\$118,605	\$0	\$0	\$175,536
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$7,875	\$0	\$10,080	\$0
Power for Mechanical Equipment	\$18,375	\$0	\$0	\$27,195
Lighting				
Replace Shop Area Lighting	\$29,400	\$0	\$37,632	\$0
Fire Alarm System				
Selective Fire Alarm System Renovations	\$10,500	\$0	\$0	\$15,540
Miscellaneous				
Replace Emergency Generator - 80 KW (Diesel)	\$50,400	\$0	\$0	\$74,592
Public Address System Allowance	\$10,500	\$0	\$13,440	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$127,050	\$0	\$61,152	\$117,327
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$26,250	\$0	\$33,600	\$0
SECURITY SYSTEMS SUBTOTAL	\$26,250	\$0	\$33,600	\$0
8.0 ABATEMENT				
Abatement Allowance	\$15,750	\$0	\$0	\$23,310
ABATEMENT SUBTOTAL	\$15,750	\$0	\$0	\$23,310
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0

Building 21 - Transportation

Summary of Costs:

Cost Escalation Factors		
1.05	1.28	1.48

Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)

10.0 TECHNOLOGY (NOT INCLUDED)

TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$1,769,419	\$1,471,264	\$108,192	\$316,173
Project Contingency:	\$176,942	\$147,126	\$10,819	\$31,617
Permits, Testing & Printing:	\$48,659	\$40,460	\$2,975	\$8,695
Construction Manager Fee and Costs:	\$179,552	\$149,297	\$10,979	\$32,084
Professional Fees & Costs:	\$195,712	\$162,733	\$11,967	\$34,971
PROJECT TOTAL	\$2,370,284	\$1,970,880	\$144,932	\$423,540
ESCALATED PROJECT TOTAL				\$2,539,352

Building 21 - Transportation

Photos:



Building 22 – 10 Mile Building



Address:	32789 W. 10 Mile Road
Year Built:	1951
Square Footage:	21,826 (Approx.)
Site Area:	2.6 acres (part of larger 15 acre administrative campus)
Stories:	1
Basement:	No
Elevator(s):	No
Exterior Façade:	Brick Masonry

Building 22 – 10 Mile Building

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
1.0 SITE				
Paving				
Repave Parking Lot Between Building & Bus Garage	\$118,125	\$118,125	\$0	\$0
New Parking Lot at Front of Facility (Along 10 Mile Rd.)	\$264,600	\$264,600	\$0	\$0
Remove & Replace Damaged Sidewalk	\$42,000	\$42,000	\$0	\$0
Undercutting Allowance	\$26,250	\$26,250	\$0	\$0
Landscaping				
Improve Landscaping	\$15,750	\$15,750	\$0	\$0
Restoration Allowance	\$7,875	\$7,875	\$0	\$0
Utilities				
Provide Underground Detention	\$131,250	\$131,250	\$0	\$0
Misc.				
Replace Dumpster Enclosure	\$21,000	\$21,000	\$0	\$0
SITE SUBTOTAL	\$626,850	\$626,850	\$0	\$0
2.0 BUILDING ENVELOPE				
Roofing Work				
Tearoff Existing Roof & Replace w/ Duro-Last	\$343,760	\$343,760	\$0	\$0
Windows				
Replace Exterior Window Systems	\$341,250	\$0	\$0	\$505,050
Remove Existing Windows	\$26,250	\$0	\$0	\$38,850
Exterior Walls				
Replace Exterior Soffits	\$81,900	\$0	\$0	\$121,212
Paint Exterior Areas Disturbed by Construction	\$21,000	\$21,000	\$0	\$0
Exterior Doors				
Exterior FRP Doors/Frames/Hardware - Single Door	\$14,175	\$14,175	\$0	\$0
Exterior FRP Doors/Frames/Hardware - Double Door	\$42,000	\$42,000	\$0	\$0
Add Auto Door Opener	\$6,300	\$6,300	\$0	\$0
BUILDING ENVELOPE SUBTOTAL	\$876,635	\$427,235	\$0	\$665,112

Building 22 – 10 Mile Building

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
3.0 INTERIOR/FINISHES				
Interior Doors & Hardware				
Replace Interior Doors & Hardware	\$18,375	\$18,375	\$0	\$0
Walls & Partitions				
New Drywall Partitions	\$10,500	\$10,500	\$0	\$0
Ceilings				
Replace Acoustical Ceilings	\$34,125	\$34,125	\$0	\$0
Flooring				
Replace Office Room Flooring - Carpet	\$86,625	\$86,625	\$0	\$0
Replace Corridor Flooring - LVT	\$23,888	\$23,888	\$0	\$0
Replace Toilet Room Flooring - Hard Tile	\$25,725	\$25,725	\$0	\$0
Windows				
Window Treatments - Manual Roller Shades	\$31,500	\$31,500	\$0	\$0
Paint				
Paint Areas Disturbed by Construction	\$45,835	\$45,835	\$0	\$0
Visual Display Boards				
Visual Display Boards	\$10,500	\$10,500	\$0	\$0
Signage				
Replace Interior Signage	\$5,250	\$5,250	\$0	\$0
Restrooms				
Replace Toilet Partitions	\$5,775	\$5,775	\$0	\$0
Replace Toilet Accessories	\$3,938	\$3,938	\$0	\$0
Casework & Countertops				
Replace Sills - Solid Surface	\$29,925	\$0	\$0	\$44,289
Misc. Casework Allowance	\$52,500	\$52,500	\$0	\$0
Replace Breakroom Cabinetry	\$26,250	\$26,250	\$0	\$0
Miscellaneous				
Boiler Room Upgrades (Lights / Epoxy Flooring)	\$12,600	\$0	\$0	\$18,648
Create Secure Vestibule	\$36,750	\$36,750	\$0	\$0
INTERIOR/FINISHES SUBTOTAL	\$460,060	\$417,535	\$0	\$62,937

Building 22 – 10 Mile Building

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
4.0 PLUMBING SYSTEMS				
Equipment & Fixtures				
Replace Drinking Fountain	\$12,600	\$12,600	\$0	\$0
Replace Water Closet	\$8,400	\$8,400	\$0	\$0
Replace Urinals	\$1,050	\$1,050	\$0	\$0
Replace Lavatories	\$7,350	\$7,350	\$0	\$0
Piping				
Replace Piping / Valves	\$10,500	\$10,500	\$0	\$0
PLUMBING SYSTEMS SUBTOTAL	\$39,900	\$39,900	\$0	\$0
5.0 HVAC SYSTEMS				
Equipment				
Replace Boiler (1995)	\$157,500	\$157,500	\$0	\$0
Replace Boiler Pumps	\$15,750	\$15,750	\$0	\$0
Replace Roof Top Units (RTU)	\$133,875	\$0	\$171,360	\$0
Replace Cabinet Unit Heater at Vestibules	\$18,375	\$0	\$23,520	\$0
Replace Exhaust Fans	\$21,000	\$0	\$26,880	\$0
Replace NOC Liebert Units	\$126,000	\$126,000	\$0	\$0
Piping				
Replace Piping / Valves	\$7,875	\$7,875	\$0	\$0
Miscellaneous HVAC				
Air and Water Balance	\$5,729	\$5,729	\$0	\$0
Commissioning	\$4,583	\$4,583	\$0	\$0
Temperature Controls	\$57,293	\$57,293	\$0	\$0
HVAC SYSTEMS SUBTOTAL	\$547,981	\$374,731	\$221,760	\$0

Building 22 – 10 Mile Building

Summary of Costs:

Cost Escalation Factors				
1.051.281.48				
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)
6.0 ELECTRICAL SYSTEMS				
Power				
Power for IT Equipment & Upgrades	\$15,750	\$0	\$20,160	\$0
Power for Mechanical Equipment	\$29,925	\$29,925	\$0	\$0
Electrical Power Costs to Renovate Building	\$57,293	\$57,293	\$0	\$0
Lighting				
Replace Lighting with LED's (New OS, Switching, etc.)	\$137,504	\$137,504	\$0	\$0
New Lighting Controls per Updated Code	\$45,835	\$45,835	\$0	\$0
Replace Exterior Wall Packs	\$9,450	\$9,450	\$0	\$0
Fire Alarm System				
Replace Fire Alarm System	\$45,835	\$45,835	\$0	\$0
Miscellaneous				
New Clock System	\$8,021	\$8,021	\$0	\$0
Board Room Technology (Sound, Video)	\$52,500	\$52,500	\$0	\$0
Public Address System	\$15,750	\$15,750	\$0	\$0
ELECTRICAL SYSTEMS SUBTOTAL	\$417,862	\$402,112	\$20,160	\$0
7.0 SECURITY				
Security Upgrades (Card Access / Video Surveillance / Security System / Etc.)	\$52,500	\$0	\$67,200	\$0
SECURITY SYSTEMS SUBTOTAL	\$52,500	\$0	\$67,200	\$0
8.0 ABATEMENT				
Abatement Allowance	\$52,500	\$52,500	\$0	\$0
Abate Exterior Soffit	\$16,380	\$0	\$0	\$24,242
ABATEMENT SUBTOTAL	\$68,880	\$52,500	\$0	\$24,242
9.0 FURNITURE & EQUIPMENT				
FURNITURE & EQUIPMENT SUBTOTAL	\$0	\$0	\$0	\$0

Building 22 – 10 Mile Building

Summary of Costs:

Cost Escalation Factors			
1.05	1.28	1.48	

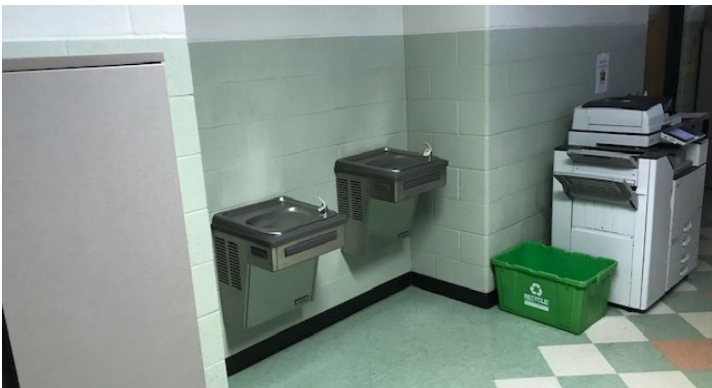
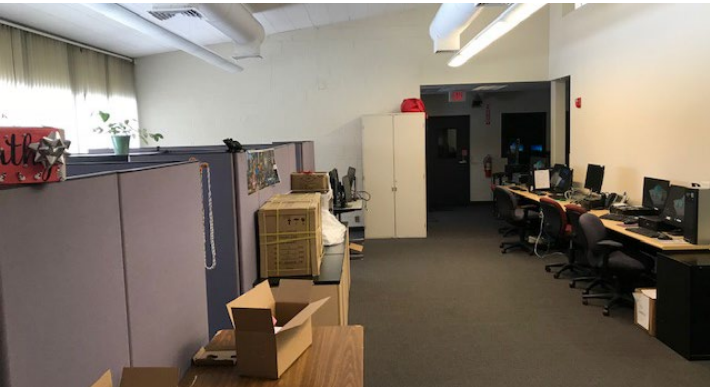
Ranked Capital Priorities				
Program Area	Net Present Value Cost (\$)	Critical Needs Cost (1 - 3 years)	Deferrable Maintenance Cost (4 - 6 years)	Deferrable Maintenance Cost (7 - 10 years)

10.0 TECHNOLOGY (NOT INCLUDED)

TECHNOLOGY SUBTOTAL	\$0	\$0	\$0	\$0
Building Infrastructure Improvement Total:	\$3,090,667	\$2,340,862	\$309,120	\$752,291
Project Contingency:	\$309,067	\$234,086	\$30,912	\$75,229
Permits, Testing & Printing:	\$84,993	\$64,374	\$8,501	\$20,688
Construction Manager Fee and Costs:	\$313,625	\$237,539	\$31,368	\$76,339
Professional Fees & Costs:	\$341,852	\$258,918	\$34,191	\$83,209
PROJECT TOTAL	\$4,140,205	\$3,135,779	\$414,092	\$1,007,757
ESCALATED PROJECT TOTAL				\$4,557,627

Building 22 – 10 Mile Building

Photos:





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