Shaker Heights Schools
Facilities Planning Decision Points
10/26/2022

COST CATEGORY	RECOMMENDED CONSTRUCTION BUDGET														
	RENOVATION										NEW CONSTRUCTION				
	Gross Square Foot	LOW END OF RANGE						HIGH END OF RANGE			Gross Square Foot	LOW END OF RANGE		HIGH END OF RANGE	
		$ / SF	Basic	$ / SF	Middle of the Road	$ / SF	OFCC - w/o LFI	$ / SF	OFCC w LFI + Shaker		$ / SF	New w/o LFI	$ / SF	New w/ LFI + Shaker	
Elementary School Buildings:															
Boulevard	50,842	$ 180	$ 9,163,880	$ 222	$ 11,286,759	$ 256	$ 13,031,654	$ 333	$ 16,945,067		50,842	$ 380	$ 19,319,960	$ 430	$ 21,862,060
Fernway	42,746	$ -	$ -	$ 17	$ 736,719	$ 29	$ 1,247,792	$ 29	$ 1,247,792		42,746	$ 380	$ 16,243,480	$ 430	$ 18,380,780
Lomond	63,023	$ 164	$ 10,320,642	$ 194	$ 12,241,641	$ 219	$ 13,814,181	$ 285	$ 17,965,007		63,023	$ 380	$ 23,948,740	$ 430	$ 27,099,890
Mercer	76,818	$ 191	$ 14,648,549	$ 217	$ 16,669,546	$ 257	$ 19,762,126	$ 335	$ 25,695,878		76,818	$ 380	$ 29,190,840	$ 430	$ 33,031,740
Onaway	59,639	$ 194	$ 11,557,050	$ 222	$ 13,211,014	$ 256	$ 15,279,888	$ 333	$ 19,868,798		59,639	$ 380	$ 22,662,820	$ 430	$ 25,644,770
Woodbury	147,499	$ 176	$ 25,967,702	$ 198	$ 29,189,209	$ 226	$ 33,308,462	$ 294	$ 43,311,251		147,499	$ 380	$ 56,049,620	$ 430	$ 63,424,570
Middle School	167,084	$ 175	$ 29,180,907	$ 198	$ 33,023,423	$ 252	$ 42,146,981	$ 329	$ 55,038,682		158,350	$ 328	$ 52,067,795	$ 421	$ 66,697,186
Option #1 - Add Ice Rink	20,000													$ 400	$ 8,000,000
Option #2 - Add Indoor Pool	15,000													$ 748	$ 11,218,950
High School	324,956	$ 206	$ 66,938,246	$ 287	$ 93,217,056	$ 243	$ 79,249,563	$ 317	$ 103,058,713		224,775	$ 377	$ 84,717,390	$ 508	$ 114,185,413

Notes:

Basic Includes:
1. Heating System
2. Air Conditioning
3. Electrical Systems
4. Egress Lighting
5. Lighting
6. Fire Alarm
7. Life Safety
8. Hazardeous Material
9. General Finishes
10. Does not include Locally Funded Initiatives

Middle Includes:
1. All Basic Items
2. Roofing
3. Handicapped Access
4. Technology
5. Locally Funded Initiative for Gym and Library

OFCC Includes:
1. OFCC Assessment
2. Locally Funded Iniatitive

New Construction
1. New High School does not include a Stadium Renovation.

Escalation Notes:
1. Middle School and High School Basic and Middle of the Road Renovation includes Escalation thru January 2025
2. Middle School OFCC Renovation and New Construction includes Escalation thru July 2025
3. High School OFCC Renovation and New Construction includes Escalation thru January 2025

FACILITY ASSESSMENT - SHAKER HEIGHTS SCHOOL DISTRICT

January 13, 2022

(Re-formatted 10/26/2022)

OVERALL DISTRICT PK-12 SCHOOL SUMMARY

	RE: OFCC ASSESSMENT ADJUSTMENTS FOR INFLATION COST SET 2021	Boulevard Elementary School - Basic Renovation GSF ==> 50,842		Boulevard Elementary School - Middle of the Road Renovation GSF ==> 50,842		Boulevard Elementary School - OFCC Renovation w/o LFI GSF ==> 50,842		Boulevard Elementary School - OFCC Renovation w/ LFI GSF ==> 50,842		Fernway Elementary School - Basic Renovation GSF ==> 42,746		Fernway Elementary School - Middle of the Road Renovation GSF ==> 42,746		Fernway Elementary School - OFCC Renovation w/o LFI GSF ==> 42,746		Fernway Elementary School - OFCC Renovation no LFI GSF ==> 42,746		Lomond Elementary School - Basic Renovation GSF ==> 63,023		Lomond Elementary School - Middle of the Road Renovation GSF ==> 63,023		Lomond Elementary School - OFCC Renovation w/o LFI GSF ==> 63,023		Lomond Elementary School - OFCC Renovation w LFI GSF ==> 63,023	
		Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf
A	Heating System	$1,734,729.04	$40.84	$2,076,362.88	$40.84	$2,076,362.88	$40.84	$2,076,362.88	$40.84	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$2,573,829.07	$40.84	$2,573,829.07	$40.84	$2,573,829.07	$40.84	$2,573,829.07	$40.84
B	Roofing	$0.00	$0.00	$324,422.49	$6.38	$324,422.49	$6.38	$324,422.49	$6.38	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$368,873.63	$5.85	$368,873.63	$5.85	$368,873.63	$5.85
C	Ventilation / Air Conditioning	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
D	Electrical Systems	$825,165.66	$18.96	$963,793.49	$18.96	$963,793.49	$18.96	$963,793.49	$18.96	$0.00	$0.96	$41,040.43	$0.96	$41,040.43	$0.96	$41,040.43	$0.96	$1,194,704.32	$18.96	$1,194,704.32	$18.96	$1,194,704.32	$18.96	$1,194,704.32	$18.96
E	Plumbing & Fixtures	$0.00	$0.00	$0.00	$0.00	$452,663.69	$8.90	$452,663.69	$8.90	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$626,766.03	$9.95	$626,766.03	$9.95
F	Windows	$0.00	$0.00	$0.00	$0.00	$44,481.60	$0.87	$44,481.60	$0.87	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$3,812.35	$0.06	$3,812.35	$0.06
G	Structure: Foundation	$0.00	$0.00	$0.00	$0.00	$178,641.90	$3.51	$178,641.90	$3.51	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
H	Structure: Walls & Chimneys	$0.00	$0.00	$0.00	$0.00	$136,825.08	$2.69	$136,825.08	$2.69	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$71,000.00	$1.13	$71,000.00	$1.13
I	Structure: Floors & Roofs	$0.00	$0.00	$0.00	$0.00	$7,830.00	$0.15	$7,830.00	$0.15	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
J	General Finishes	$1,342,457.80	$29.18	$1,483,499.26	$29.18	$1,483,499.26	$29.18	$1,483,499.26	$29.18	$0.00	$0.32	$13,533.00	$0.32	$13,533.00	$0.32	$13,533.00	$0.32	$1,204,181.43	$19.11	$1,204,181.43	$19.11	$1,204,181.43	$19.11	$1,204,181.43	$19.11
L	Interior Lighting	$254,210.00	$5.70	$289,799.40	$5.70	$289,799.40	$5.70	$289,799.40	$5.70	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$376,631.10	$5.98	$376,631.10	$5.98	$376,631.10	$5.98	$376,631.10	$5.98
M	Security Systems	$144,899.70	$3.27	$166,100.81	$3.27	$166,100.81	$3.27	$166,100.81	$3.27	$0.00	$1.61	$68,815.72	$1.61	$68,815.72	$1.61	$68,815.72	$1.61	$205,896.14	$3.27	$205,896.14	$3.27	$205,896.14	$3.27	$205,896.14	$3.27
N	Emergency / Egress Lighting	$50,842.00	$1.07	$54,540.76	$1.07	$54,540.76	$1.07	$54,540.76	$1.07	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$67,607.92	$1.07	$67,607.92	$1.07	$67,607.92	$1.07	$67,607.92	$1.07
O	Fire Alarm	$76,263.00	$1.61	$81,811.13	$1.61	$81,811.13	$1.61	$81,811.13	$1.61	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$101,411.88	$1.61	$101,411.88	$1.61	$101,411.88	$1.61	$101,411.88	$1.61
P	Hanidcapped Access	$0.00	$0.00	$113,800.61	$2.24	$113,800.61	$2.24	$113,800.61	$2.24	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$7.31	$460,459.89	$7.31	$460,459.89	$7.31	$460,459.89	$7.31
Q	Site Condition	$0.00	$0.00	$0.00	$0.00	$375,649.67	$7.39	$375,649.67	$7.39	$0.00	$0.00	$0.00	$0.00	$158,728.50	$3.71	$158,728.50	$3.71	$0.00	$0.00	$0.00	$0.00	$359,260.96	$5.70	$359,260.96	$5.70
R	Sewage Systems	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
S	Water Supply	$0.00	$0.00	$0.00	$0.00	$22,360.00	$0.44	$22,360.00	$0.44	$0.00	$0.00	$0.00	$0.00	$500.00	$0.01	$500.00	$0.01	$0.00	$0.00	$0.00	$0.00	$22,360.00	$0.35	$22,360.00	$0.35
T	Exterior Doors	$0.00	$0.00	$0.00	$0.00	$36,960.00	$0.73	$36,960.00	$0.73	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$24,640.00	$0.39	$24,640.00	$0.39
U	Hazardous Material	$747,134.20	$14.70	$747,134.20	$14.70	$747,134.20	$14.70	$747,134.20	$14.70	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$101,012.30	$1.60	$101,012.30	$1.60	$101,012.30	$1.60	$101,012.30	$1.60
V	Life Safety	$241,929.90	$5.57	$283,379.31	$5.57	$283,379.31	$5.57	$283,379.31	$5.57	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$405,284.78	$6.43	$405,284.78	$6.43	$405,284.78	$6.43	$405,284.78	$6.43
W	Loose Furnishings	$0.00	$0.00	$0.00	$0.00	$260,565.25	$5.13	$260,565.25	$5.13	$0.00	$0.00	$0.00	$0.00	$284,795.23	$6.66	$284,795.23	$6.66	$0.00	$0.00	$0.00	$0.00	$258,394.30	$4.10	$258,394.30	$4.10
X	Technology	$0.00	$0.00	$677,359.07	$13.32	$677,359.07	$13.32	$677,359.07	$13.32	$0.00	$7.52	$321,610.22	$7.52	$321,610.22	$7.52	$321,610.22	$7.52	$0.00	$13.32	$839,644.40	$13.32	$839,644.40	$13.32	$839,644.40	$13.32
	ESCALATED OFCC GUIDELINE BUDGET (2021) - OME ==>	**$5,417,631.30**	**$172.65**	**$7,262,003.40**	**$172.65**	**$8,777,980.60**	**$172.65**	**$8,777,980.60**	**$172.65**	**$0.00**	**$0.00**	**$444,999.37**	**$10.41**	**$889,023.10**	**$20.80**	**$889,023.10**	**$20.80**	**$6,230,558.96**	**$98.86**	**$7,899,536.87**	**$125.34**	**$9,265,770.52**	**$147.02**	**$9,265,770.52**	**$147.02**
	UNIT PRICE CONCERNS																								
	Totals from Backup Sheets	$571,012.40	$11.23	$571,012.40	$11.23	$571,012.40	$11.23	$571,012.40	$11.23	$0.00	$0.10	$4,274.60	$0.10	$4,274.60	$0.10	$4,274.60	$0.10	$650,391.75	$10.32	$650,391.75	$10.32	$650,391.75	$10.32	$650,391.75	$10.32
	LOCALLY FUNDED INITIATIVES																								
	Totals from Backup Sheets	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$2,804,697.90	$55.16	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$2,974,848.68	$47.20
	REV OFCC GUIDELINE UNIT PRICE BUDGET - OME ==>	**$5,988,643.70**	**$183.88**	**$7,833,015.80**	**$183.88**	**$9,348,993.00**	**$183.88**	**$12,153,690.90**	**$239.05**	**$0.00**	**$0.00**	**$449,273.97**	**$10.51**	**$893,297.70**	**$20.90**	**$893,297.70**	**$20.90**	**$6,880,950.71**	**$109.18**	**$8,549,928.62**	**$135.66**	**$9,916,162.27**	**$157.34**	**$12,891,010.94**	**$204.54**
	Construction Contingency / Non-Construction Cost																								
	Original Scope	$2,131,430.30	$41.92	$2,131,430.30	$41.92	$2,131,430.30	$41.92	$2,131,430.30	$41.92	$0.00	$5.11	$218,559.05	$5.11	$218,559.05	$5.11	$218,559.05	$5.11	$2,241,751.45	$35.57	$2,241,751.45	$35.57	$2,241,751.45	$35.57	$2,241,751.45	$35.57
	Unit Price Concerns	$139,500.04	$2.74	$139,500.04	$2.74	$139,500.04	$2.74	$139,500.04	$2.74	$0.00	$0.02	$1,044.30	$0.02	$1,044.30	$0.02	$1,044.30	$0.02	$158,892.66	$2.52	$158,892.66	$2.52	$158,892.66	$2.52	$158,892.66	$2.52
	LFI Costs	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$685,196.11	$13.48	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$726,764.46	$11.53
	TOTAL CONTINGENCY / NON-CONSTRUCTION COSTS	**$2,270,930.34**	**$44.67**	**$2,270,930.34**	**$44.67**	**$2,270,930.34**	**$44.67**	**$2,956,126.46**	**$58.14**	**$0.00**	**$0.00**	**$219,603.35**	**$5.14**	**$219,603.35**	**$5.14**	**$219,603.35**	**$5.14**	**$2,400,644.11**	**$38.09**	**$2,400,644.11**	**$38.09**	**$2,400,644.11**	**$38.09**	**$3,127,408.57**	**$49.62**
	REV OFCC GUIDELINE UNIT PRICE BUDGET - OME ==>	**$8,259,574.04**	**$162.46**	**$10,103,946.15**	**$198.73**	**$11,619,923.34**	**$228.55**	**$15,109,817.35**	**$297.19**	**$0.00**	**$0.00**	**$668,877.32**	**$15.65**	**$1,112,901.04**	**$26.04**	**$1,112,901.04**	**$26.04**	**$9,281,594.81**	**$147.27**	**$10,950,572.73**	**$173.76**	**$12,316,806.37**	**$195.43**	**$16,018,419.51**	**$254.17**
	SCHEDULE																								
	DATE FOR CURRENT COSTS	January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22	
	CONSTRUCTION START DATE	June-24		June-24		June-24		June-24		June-24		June-24		June-24		June-24		June-24		June-24		June-24		June-24	
	CONSTRUCTION END DATE	August-24		August-24		August-25		August-25		August-24		August-24		August-24		August-24		August-24		August-24		August-25		August-25	
	CONSTRUCTION MIDPOINT DATE	July-24		July-24		January-25		January-25		July-24		July-24		July-24		July-24		July-24		July-24		January-25		January-25	
	ESCALATION %	15.10%		15.10%		15.10%		15.10%		15.10%		15.10%		15.10%		15.10%		15.10%		15.10%		15.10%		15.10%	
	ESCALATION VALUE	**$904,306**		**$1,182,812**		**$1,411,730**		**$1,835,249**		**$0**		**$67,842**		**$134,891**		**$134,891**		**$1,039,047**		**$1,291,069**		**$1,497,375**		**$1,946,587**	
	TOTAL COST w/ ESCALATION	**$9,163,880**	**$180.24**	**$11,286,759**	**$222.00**	**$13,031,654**	**$256.32**	**$16,945,067**	**$333.29**	**$0**	**$0.00**	**$736,719**	**$17.23**	**$1,247,792**	**$29.19**	**$1,247,792**	**$29.19**	**$10,320,642**	**$163.76**	**$12,241,641**	**$194.24**	**$13,814,181**	**$219.19**	**$17,965,007**	**$285.05**

QUALIFICATION / NOTES:

1 Lump sum and allowance items cannot be quantified so comments as to their value of cost cannot be done. Also, gross area pricing for things like sitework (sanitary, storm, water, etc.) cannot be evaluated as well. The gross area cannot be related to the amount of piping required due to sites being so different from building to building. Only items that had specific unit pricing based on quantities were evaluated in this study.

2 Hazardous materials are assumed to be responsible per the studies provided and included somewhere else. Gilbane is not commenting on Hazardous Materials section of this estimate.

3 The scope of the Technology section of this assessment can vary greatly and is not always definitive in it's description. Gilbane may provide comments in this section but did not recommend any revisions in the technology unit prices used as this is considered a design target.

- ADJUSTED ORDER OF MAGNITUDE BUDGET

Mercer Elementary School - Basic Renovation GSF ==> 76,818		Mercer Elementary School - Middle of the Road Renovation GSF ==> 76,818		Mercer Elementary School - OFCC Renovation GSF ==> 76,818		Mercer Elementary School - OFCC Renovation GSF ==> 76,818		Onaway Elementary School - Basic Renovation GSF ==> 59,639		Onaway Elementary School - Middle of the Road Rennovation GSF ==> 59,639		Onaway Elementary School - OFCC Renovation GSF ==> 59,639		Onaway Elementary School - OFCC Renovation GSF ==> 59,639		Woodbury Elemantary School - Basic Renovtion GSF ==> 147,499		Woodbury Elemantary School - Middle of the Road Rennovation GSF ==> 147,499		Woodbury Elemantary School - OFCC Renovation GSF ==> 147,499		Woodbury Elemantary School - OFCC Renovation GSF ==> 147,499	
Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf
$3,137,210.25	$40.84	$3,137,210.25	$40.84	$3,137,210.25	$40.84	$3,137,210.25	$40.84	$2,034,882.68	$40.84	$2,435,628.13	$40.84	$2,435,628.13	$40.84	$2,435,628.13	$40.84	$5,409,881.30	$36.68	$5,409,881.30	$36.68	$5,409,881.30	$36.68	$5,409,881.30	$36.68
$0.00	$3.07	$235,648.55	$3.07	$235,648.55	$3.07	$235,648.55	$3.07	$0.00	$0.00	$116,560.38	$1.95	$116,560.38	$1.95	$116,560.38	$1.95	$0.00	$0.00	$1,110,569.04	$7.53	$1,110,569.04	$7.53	$1,110,569.04	$7.53
$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
$1,456,211.17	$18.96	$1,456,211.17	$18.96	$1,456,211.17	$18.96	$1,456,211.17	$18.96	$967,940.97	$18.96	$1,130,555.05	$18.96	$1,130,555.05	$18.96	$1,130,555.05	$18.96	$2,796,085.44	$18.96	$2,796,085.44	$18.96	$2,796,085.44	$18.96	$2,796,085.44	$18.96
$0.00	$0.00	$0.00	$0.00	$865,261.26	$11.26	$865,261.26	$11.26	$0.00	$0.00	$0.00	$0.00	$494,773.41	$8.30	$494,773.41	$8.30	$0.00	$0.00	$0.00	$0.00	$1,371,958.44	$9.30	$1,371,958.44	$9.30
$0.00	$0.00	$0.00	$0.00	$916.96	$0.01	$916.96	$0.01	$0.00	$0.00	$0.00	$0.00	$63,940.57	$1.07	$63,940.57	$1.07	$0.00	$0.00	$0.00	$0.00	$7,957.97	$0.05	$7,957.97	$0.05
$0.00	$0.00	$0.00	$0.00	$731,465.43	$9.52	$731,465.43	$9.52	$0.00	$0.00	$0.00	$0.00	$122,262.56	$2.05	$122,262.56	$2.05	$0.00	$0.00	$0.00	$0.00	$133,286.30	$0.90	$133,286.30	$0.90
$0.00	$0.00	$0.00	$0.00	$148,353.33	$1.93	$148,353.33	$1.93	$0.00	$0.00	$0.00	$0.00	$96,403.58	$1.62	$96,403.58	$1.62	$0.00	$0.00	$0.00	$0.00	$507,230.51	$3.44	$507,230.51	$3.44
$0.00	$0.00	$0.00	$0.00	$3,383.52	$0.04	$3,383.52	$0.04	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$58,942.00	$0.40	$58,942.00	$0.40
$1,473,627.68	$19.18	$1,473,627.68	$19.18	$1,473,627.68	$19.18	$1,473,627.68	$19.18	$1,517,660.10	$28.18	$1,680,401.83	$28.18	$1,680,401.83	$28.18	$1,680,401.83	$28.18	$3,792,057.35	$25.71	$3,792,057.35	$25.71	$3,792,057.35	$25.71	$3,792,057.35	$25.71
$455,262.60	$5.93	$455,262.60	$5.93	$455,262.60	$5.93	$455,262.60	$5.93	$313,195.00	$5.99	$357,342.30	$5.99	$357,342.30	$5.99	$357,342.30	$5.99	$840,744.30	$5.70	$840,744.30	$5.70	$840,744.30	$5.70	$840,744.30	$5.70
$123,667.38	$1.61	$123,667.38	$1.61	$123,667.38	$1.61	$123,667.38	$1.61	$169,971.15	$3.27	$194,840.61	$3.27	$194,840.61	$3.27	$194,840.61	$3.27	$481,879.23	$3.27	$481,879.23	$3.27	$481,879.23	$3.27	$481,879.23	$3.27
$82,406.51	$1.07	$82,406.51	$1.07	$82,406.51	$1.07	$82,406.51	$1.07	$59,639.00	$1.07	$63,977.74	$1.07	$63,977.74	$1.07	$63,977.74	$1.07	$158,229.55	$1.07	$158,229.55	$1.07	$158,229.55	$1.07	$158,229.55	$1.07
$123,609.76	$1.61	$123,609.76	$1.61	$123,609.76	$1.61	$123,609.76	$1.61	$89,458.50	$1.61	$95,966.61	$1.61	$95,966.61	$1.61	$95,966.61	$1.61	$237,344.33	$1.61	$237,344.33	$1.61	$237,344.33	$1.61	$237,344.33	$1.61
$0.00	$7.41	$569,099.91	$7.41	$569,099.91	$7.41	$569,099.91	$7.41	$0.00	$5.37	$320,345.81	$5.37	$320,345.81	$5.37	$320,345.81	$5.37	$0.00	$0.00	$638,112.83	$4.33	$638,112.83	$4.33	$638,112.83	$4.33
$0.00	$0.00	$0.00	$0.00	$455,243.90	$5.93	$455,243.90	$5.93	$0.00	$0.00	$0.00	$0.00	$593,223.38	$9.95	$593,223.38	$9.95	$0.00	$0.00	$0.00	$0.00	$598,738.30	$4.06	$598,738.30	$4.06
$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$36,036.00	$0.24	$36,036.00	$0.24
$0.00	$0.00	$0.00	$0.00	$1,000.00	$0.01	$1,000.00	$0.01	$0.00	$0.00	$0.00	$0.00	$22,360.00	$0.37	$22,360.00	$0.37	$0.00	$0.00	$0.00	$0.00	$36,220.00	$0.25	$36,220.00	$0.25
$0.00	$0.00	$0.00	$0.00	$17,248.00	$0.22	$17,248.00	$0.22	$0.00	$0.00	$0.00	$0.00	$51,816.00	$0.87	$51,816.00	$0.87	$0.00	$0.00	$0.00	$0.00	$29,568.00	$0.20	$29,568.00	$0.20
$1,104,472.80	$14.38	$1,104,472.80	$14.38	$1,104,472.80	$14.38	$1,104,472.80	$14.38	$784,463.90	$13.15	$784,463.90	$13.15	$784,463.90	$13.15	$784,463.90	$13.15	$1,093,375.10	$7.41	$1,093,375.10	$7.41	$1,093,375.10	$7.41	$1,093,375.10	$7.41
$402,722.26	$5.24	$402,722.26	$5.24	$402,722.26	$5.24	$402,722.26	$5.24	$277,338.80	$5.46	$325,736.50	$5.46	$325,736.50	$5.46	$325,736.50	$5.46	$820,907.81	$5.57	$820,907.81	$5.57	$820,907.81	$5.57	$820,907.81	$5.57
$0.00	$0.00	$0.00	$0.00	$393,692.25	$5.13	$393,692.25	$5.13	$0.00	$0.00	$0.00	$0.00	$305,649.88	$5.13	$305,649.88	$5.13	$0.00	$0.00	$0.00	$0.00	$755,932.38	$5.13	$755,932.38	$5.13
$0.00	$11.78	$905,173.38	$11.78	$905,173.38	$11.78	$905,173.38	$11.78	$686,444.89	$13.32	$794,559.96	$13.32	$794,559.96	$13.32	$794,559.96	$13.32	$0.00	$0.00	$1,558,819.42	$10.57	$1,558,819.42	$10.57	$1,558,819.42	$10.57
$8,359,190.41	**$108.82**	**$10,069,112.24**	**$131.08**	**$12,685,676.89**	**$165.14**	**$12,685,676.89**	**$165.14**	**$6,900,994.99**	**$115.71**	**$8,300,378.82**	**$139.18**	**$10,050,808.19**	**$168.53**	**$10,050,808.19**	**$168.53**	**$15,630,504.41**	**$105.97**	**$18,938,005.70**	**$128.39**	**$22,473,875.60**	**$152.37**	**$22,473,875.60**	**$152.37**
$1,182,509.50	$15.39	$1,182,509.50	$15.39	$1,182,509.50	$15.39	$1,182,509.50	$15.39	$674,252.95	$11.31	$674,252.95	$11.31	$674,252.95	$11.31	$674,252.95	$11.31	$1,185,247.45	$8.04	$1,185,247.45	$8.04	$1,185,247.45	$8.04	$1,185,247.45	$8.04
$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$4,160,455.92	$54.16	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$3,217,518.34	$53.95	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$7,097,736.91	$48.12
$9,541,699.91	**$124.21**	**$11,251,621.74**	**$146.47**	**$13,868,186.39**	**$180.53**	**$18,028,642.31**	**$234.69**	**$7,575,247.94**	**$127.02**	**$8,974,631.77**	**$150.48**	**$10,725,061.14**	**$179.83**	**$13,942,579.48**	**$233.78**	**$16,815,751.86**	**$114.01**	**$20,123,253.15**	**$136.43**	**$23,659,123.05**	**$160.40**	**$30,756,859.96**	**$208.52**
$3,082,098.43	$40.12	$3,082,098.43	$40.12	$3,082,098.43	$40.12	$3,082,098.43	$40.12	$2,438,963.42	$40.90	$2,438,963.42	$40.90	$2,438,963.42	$40.90	$2,438,963.42	$40.90	$5,456,265.37	$36.99	$5,456,265.37	$36.99	$5,456,265.37	$36.99	$5,456,265.37	$36.99
$288,890.62	$3.76	$288,890.62	$3.76	$288,890.62	$3.76	$288,890.62	$3.76	$164,722.02	$2.76	$164,722.02	$2.76	$164,722.02	$2.76	$164,722.02	$2.76	$289,559.51	$1.96	$289,559.51	$1.96	$289,559.51	$1.96	$289,559.51	$1.96
$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$1,016,411.86	$13.23	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$786,049.38	$13.18	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$1,733,998.42	$11.76
$3,370,989.05	**$43.88**	**$3,370,989.05**	**$43.88**	**$3,370,989.05**	**$43.88**	**$4,387,400.91**	**$57.11**	**$2,603,685.43**	**$43.66**	**$2,603,685.43**	**$43.66**	**$2,603,685.43**	**$43.66**	**$3,389,734.82**	**$56.84**	**$5,745,824.88**	**$38.96**	**$5,745,824.88**	**$38.96**	**$5,745,824.88**	**$38.96**	**$7,479,823.30**	**$50.71**
$12,912,688.96	**$168.09**	**$14,622,610.79**	**$190.35**	**$17,239,175.44**	**$224.42**	**$22,416,043.22**	**$291.81**	**$10,178,933.37**	**$170.68**	**$11,578,317.20**	**$194.14**	**$13,328,746.58**	**$223.49**	**$17,332,314.30**	**$290.62**	**$22,561,576.74**	**$152.96**	**$25,869,078.02**	**$175.38**	**$29,404,947.92**	**$199.36**	**$38,236,683.26**	**$259.23**
January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22	
June-25		June-25		June-25		June-25		June-25		June-25		June-25		June-25		6//1/2024		June-24		June-24		June-24	
August-26		August-26		August-26		August-26		August-26		August-26		August-26		August-26		August-26		August-26		August-26		August-26	
January-26		January-26		January-26		January-26		January-26		January-26		January-26		January-26		August-26		July-25		July-25		July-25	
18.19%		18.19%		18.19%		18.19%		18.19%		18.19%		18.19%		18.19%		20.26%		16.50%		16.50%		16.50%	
$1,735,860		**$2,046,935**		**$2,522,950**		**$3,279,835**		**$1,378,116**		**$1,632,697**		**$1,951,141**		**$2,536,484**		**$3,406,126**		**$3,320,131**		**$3,903,514**		**$5,074,568**	
$14,648,549	**$190.69**	**$16,669,546**	**$217.00**	**$19,762,126**	**$257.26**	**$25,695,878**	**$334.50**	**$11,557,050**	**$193.78**	**$13,211,014**	**$221.52**	**$15,279,888**	**$256.21**	**$19,868,798**	**$333.15**	**$25,967,702**	**$176.05**	**$29,189,209**	**$197.89**	**$33,308,462**	**$225.82**	**$43,311,251**	**$293.64**

FACILITY ASSESSMENT - SHAKER HEIGHTS SCHOOL DISTRICT

January 13, 2022

(Re-formatted 10/26/2022)

Gilbane

RENOVATION vs. NEW BUILDINGS FOR HIGH & MIDDLE SCHOOLS

RE: OFCC ASSESSMENT ADJUSTMENTS FOR INFLATION

COST SET 2021

		Shaker Heights High School - Basic Renovation GSF ==> 324,956		Shaker Heights High School - Middle of the Road Renovation GSF ==> 324,956		Shaker Heights High School - OFCC Renovation w/o LFI GSF ==> 324,956		Shaker Heights High School - OFCC Renovation w LFI + Shaker GSF ==> 324,956		Shaker Heights High School - New wo LFI GSF ==> 224,775		Shaker Heights High School - New with LFI GSF ==> 224,775		Shaker Heights Middle School D- Basic Renovation GSF ==> 167,084		Shaker Heights Middle School D- Middle of the Road Renovation GSF ==> 167,084		Shaker Heights Middle School D- OFCC Renovation w/o LFI GSF ==> 167,084		Shaker Heights Middle School D- OFCC Renovation w LFI + Shaker GSF ==> 167,084		Shaker Heights Middle School - New wo LFI GSF ==> 158,350		Shaker Heights Middle School - New with LFI GSF ==> 158,350	
		Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar New	$/sf	Adjusted Dollar New	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar Assessment	$/sf	Adjusted Dollar New	$/sf	Adjusted Dollar New	$/sf
A	Heating System	$13,211,805.46	$40.66	$13,211,805.46	$40.66	$13,211,805.46	$40.66	$13,211,805.46	$40.66	$0.00	$0.00	$0.00	$0.00	$6,689,527.96	$40.04	$6,689,527.96	$40.04	$6,689,527.96	$40.04	$6,689,527.96	$40.04	$0.00	$0.00	$0.00	$0.00
B	Roofing	$0.00	$0.00	$2,173,182.25	$6.69	$2,173,182.25	$6.69	$2,173,182.25	$6.69	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$847,090.97	$5.07	$847,090.97	$5.07	$847,090.97	$5.07	$0.00	$0.00	$0.00	$0.00
C	Ventilation / Air Conditioning	$3,886,473.76	$11.96	$3,886,473.76	$11.96	$3,886,473.76	$11.96	$3,886,473.76	$11.96	$0.00	$0.00	$0.00	$0.00	$1,998,324.64	$11.96	$1,998,324.64	$11.96	$1,998,324.64	$11.96	$1,998,324.64	$11.96	$0.00	$0.00	$0.00	$0.00
D	Electrical Systems	$5,480,836.92	$16.87	$5,480,836.92	$16.87	$5,480,836.92	$16.87	$5,480,836.92	$16.87	$0.00	$0.00	$0.00	$0.00	$3,167,351.24	$18.96	$3,167,351.24	$18.96	$3,167,351.24	$18.96	$3,167,351.24	$18.96	$0.00	$0.00	$0.00	$0.00
E	Plumbing & Fixtures	$0.00	$0.00	$0.00	$0.00	$2,615,444.68	$8.05	$2,615,444.68	$8.05	$0.00	$0.00	$0.00	$0.00	$0.00	$6.27	$0.00	$0.00	$1,048,123.16	$6.27	$1,048,123.16	$6.27	$0.00	$0.00	$0.00	$0.00
F	Windows	$0.00	$0.00	$0.00	$0.00	$156,967.72	$0.48	$156,967.72	$0.48	$0.00	$0.00	$0.00	$0.00	$0.00	$16.94	$0.00	$0.00	$2,829,769.25	$16.94	$2,829,769.25	$16.94	$0.00	$0.00	$0.00	$0.00
G	Structure: Foundation	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$1.88	$0.00	$0.00	$314,871.15	$1.88	$314,871.15	$1.88	$0.00	$0.00	$0.00	$0.00
H	Structure: Walls & Chimneys	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.67	$0.00	$0.00	$112,020.07	$0.67	$112,020.07	$0.67	$0.00	$0.00	$0.00	$0.00
I	Structure: Floors & Roofs	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
J	General Finishes	$6,745,303.19	$20.76	$6,745,303.19	$20.76	$6,745,303.19	$20.76	$6,745,303.19	$20.76	$0.00	$0.00	$0.00	$0.00	$3,230,485.57	$19.33	$3,230,485.57	$19.33	$3,230,485.57	$19.33	$3,230,485.57	$19.33	$0.00	$0.00	$0.00	$0.00
L	Interior Lighting	$1,852,249.20	$5.70	$1,852,249.20	$5.70	$1,852,249.20	$5.70	$1,852,249.20	$5.70	$0.00	$0.00	$0.00	$0.00	$952,378.80	$5.70	$952,378.80	$5.70	$952,378.80	$5.70	$952,378.80	$5.70	$0.00	$0.00	$0.00	$0.00
M	Security Systems	$1,061,631.25	$3.27	$1,061,631.25	$3.27	$1,061,631.25	$3.27	$1,061,631.25	$3.27	$0.00	$0.00	$0.00	$0.00	$545,863.43	$3.27	$545,863.43	$3.27	$545,863.43	$3.27	$545,863.43	$3.27	$0.00	$0.00	$0.00	$0.00
N	Emergency / Egress Lighting	$348,596.55	$1.07	$348,596.55	$1.07	$348,596.55	$1.07	$348,596.55	$1.07	$0.00	$0.00	$0.00	$0.00	$179,239.36	$1.07	$179,239.36	$1.07	$179,239.36	$1.07	$179,239.36	$1.07	$0.00	$0.00	$0.00	$0.00
O	Fire Alarm	$522,894.82	$1.61	$522,894.82	$1.61	$522,894.82	$1.61	$522,894.82	$1.61	$0.00	$0.00	$0.00	$0.00	$268,859.04	$1.61	$268,859.04	$1.61	$268,859.04	$1.61	$268,859.04	$1.61	$0.00	$0.00	$0.00	$0.00
P	Handicapped Access	$1,266,860.46	$3.90	$1,266,860.46	$3.90	$1,266,860.46	$3.90	$1,266,860.46	$3.90	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$661,867.83	$3.96	$661,867.83	$3.96	$661,867.83	$3.96	$0.00	$0.00	$0.00	$0.00
Q	Site Condition	$0.00	$0.00	$588,371.36	$1.81	$588,371.36	$1.81	$588,371.36	$1.81	$0.00	$0.00	$0.00	$0.00	$0.00	$2.23	$372,524.80	$2.23	$372,524.80	$2.23	$372,524.80	$2.23	$0.00	$0.00	$0.00	$0.00
R	Sewage Systems	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
S	Water Supply	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.13	$0.00	$0.00	$21,860.00	$0.13	$21,860.00	$0.13	$0.00	$0.00	$0.00	$0.00
T	Exterior Doors	$0.00	$0.00	$0.00	$0.17	$54,516.00	$0.17	$54,516.00	$0.17	$0.00	$0.00	$0.00	$0.00	$0.00	$0.80	$0.00	$0.00	$133,056.00	$0.80	$133,056.00	$0.80	$0.00	$0.00	$0.00	$0.00
U	Hazardous Material	$668,245.60	$2.06	$668,245.60	$2.06	$668,245.60	$2.06	$668,245.60	$2.06	$0.00	$0.00	$0.00	$0.00	$901,388.40	$5.39	$901,388.40	$5.39	$901,388.40	$5.39	$901,388.40	$5.39	$0.00	$0.00	$0.00	$0.00
V	Life Safety	$1,650,277.78	$5.08	$1,650,277.78	$5.08	$1,650,277.78	$5.08	$1,650,277.78	$5.08	$0.00	$0.00	$0.00	$0.00	$1,483,502.08	$8.88	$1,483,502.08	$8.88	$1,483,502.08	$8.88	$1,483,502.08	$8.88	$0.00	$0.00	$0.00	$0.00
W	Loose Furnishings	$0.00	$0.00	$0.00	$0.00	$1,617,757.50	$4.98	$1,617,757.50	$4.98	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$784,714.38	$4.70	$784,714.38	$4.70	$0.00	$0.00	$0.00	$0.00
X	Technology	$2,119,183.41	$6.52	$2,119,183.41	$6.52	$2,119,183.41	$6.52	$2,119,183.41	$6.52	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$1,501,143.29	$8.98	$1,501,143.29	$8.98	$1,501,143.29	$8.98	$0.00	$0.00	$0.00	$0.00
	New High School Building									$53,040,156.75	$235.97	$53,040,156.75	$235.97									$33,678,649.00	$212.68	$33,678,649.00	$212.68
	New High School Sitework									$6,747,745.50	$30.02	$6,747,745.50	$30.02									$3,960,760.50	$25.01	$3,960,760.50	$25.01
	ESCALATED OFCC GUIDELINE BUDGET (2021) - OME ==>	**$38,814,358.40**	**$119.44**	**$41,575,912.01**	**$127.94**	**$46,020,597.91**	**$141.62**	**$46,020,597.91**	**$141.62**	**$59,787,902.25**	**$265.99**	**$59,787,902.25**	**$265.99**	**$19,416,920.52**	**$116.21**	**$22,799,547.41**	**$136.46**	**$28,043,961.41**	**$167.84**	**$28,043,961.41**	**$167.84**	**$37,639,409.50**	**$237.70**	**$37,639,409.50**	**$237.70**
	OFCC 2021 COST GUIDELINES BUDGET ==>	$46,905,608.84		$48,321,215.21		$45,859,334.05		$45,859,334.05						$19,050,296.45		$29,021,293.10		$28,138,563.02		$28,138,563.02					
	VARIANCE ==>	($8,091,250.43)		($6,745,303.19)		$161,263.86		$161,263.86						$366,624.07		($6,221,745.69)		($94,601.61)		($94,601.61)					
	VARIANCE % ==>	-17.25%		-13.96%		0.35%		0.35%						1.92%		-21.44%		-0.34%		-0.34%					
	UNIT PRICE CONCERNS																								
	Totals from Backup Sheets	$9,625,867.00	$29.62	$9,625,867.00	$29.62	$9,866,988.20	$30.36	$9,866,988.20	$30.36	Included		Included		$0.00	$0.00	$0.00	$0.00	$2,552,173.25	$15.27	$2,552,173.25	$15.27	Included		Included	
	LOCALLY FUNDED INITIATIVES																								
	Totals from Backup Sheets	$0.00	$0.00	$16,766,275.83	$51.60	$0.00	$0.00	$16,766,275.83	$51.60	$0.00	$0.00	$21,096,749.37	$93.86	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$9,178,840.40	$54.94	$0.00	$0.00	$10,736,413.65	$67.80
	REV OFCC GUIDELINE UNIT PRICE BUDGET - OME ==>	**$48,440,225.40**	**$149.07**	**$67,968,054.85**	**$209.16**	**$55,887,586.11**	**$171.99**	**$72,653,861.94**	**$223.58**	**$59,787,902.25**	**$265.99**	**$80,884,651.62**	**$359.85**	**$19,416,920.52**	**$116.21**	**$22,799,547.41**	**$136.46**	**$30,596,134.66**	**$183.12**	**$39,774,975.06**	**$238.05**	**$37,639,409.50**	**$237.70**	**$48,375,823.15**	**$305.50**
	OFCC 2021 COST GUIDELINES BUDGET ==>	$46,905,608.84		$48,321,215.21		$45,859,334.05		$45,859,334.05						$19,050,296.45		$29,021,293.10		$28,138,563.02		$28,138,563.02					
	VARIANCE ==>	$1,534,616.57		$19,646,839.64		$10,028,252.06		$26,794,527.89						$366,624.07		($6,221,745.69)		$2,457,571.64		$11,636,412.04					
	VARIANCE % ==>	3.27%		40.66%		21.87%		58.43%						1.92%		-21.44%		8.73%		41.35%					
	Demolish & Abate Existing HS									$4,796,362.20	$21.34	$4,796,362.20	$21.34									$3,041,095.46	$19.20	$3,041,095.46	$19.20
	Construction Contingency / Non-Construction Cost																								
	Original Scope	$11,128,697.75	$34.25	$11,128,697.75	$34.25	$11,128,697.75	$34.25	$11,128,697.75	$34.25	$9,624,865.50	$42.82	$9,624,865.50	$42.82	$6,767,609.12	$40.50	$6,767,609.12	$40.50	$6,767,609.12	$40.50	$6,767,609.12	$40.50	$6,059,404.50	$38.27	$6,059,404.50	$38.27
	Unit Price Concerns	$783,574.45	$2.41	$783,574.45	$2.41	$2,410,534.82	$7.42	$2,410,534.82	$7.42	Included		Included		$356,527.22	$2.13	$356,527.22	$2.13	$623,503.58	$3.73	$623,503.58	$3.73	Included		Included	
	LFI Costs	$0.00	$0.00	$4,096,051.48	$12.60	$0.00	$0.00	$4,096,051.48	$12.60	$0.00	$0.00	$4,663,330.96	$20.75	$0.00	$0.00	$0.00	$0.00	$0.00	$13.42	$2,242,418.25	$13.42	$0.00	$0.00	$2,373,230.55	$14.99
	Construction Contingency / Non-Construction Cost	**$11,912,272.20**	**$36.66**	**$16,008,323.69**	**$49.26**	**$13,539,232.57**	**$41.66**	**$17,635,284.05**	**$54.27**	**$9,624,865.50**	**$42.82**	**$14,288,196.46**	**$63.57**	**$7,124,136.34**	**$42.64**	**$7,124,136.34**	**$42.64**	**$7,391,112.70**	**$44.24**	**$9,633,530.95**	**$57.66**	**$6,059,404.50**	**$38.27**	**$8,432,635.05**	**$53.25**
	TOTAL PROJECT COSTS	**$60,352,497.60**	**$185.73**	**$83,976,378.53**	**$258.42**	**$69,426,818.68**	**$213.65**	**$90,289,145.99**	**$277.85**	**$74,209,129.95**	**$330.15**	**$99,969,210.28**	**$444.75**	**$26,541,056.86**	**$158.85**	**$29,923,683.75**	**$179.09**	**$37,987,247.37**	**$227.35**	**$49,408,506.01**	**$295.71**	**$46,739,909.46**	**$295.17**	**$59,849,553.66**	**$377.96**
	New Pool & Dive Well																					$11,218,950.00	$70.85	$11,218,950.00	$70.85
	TOTAL w/ NEW POOL & DIVE WELL																					**$57,958,859.46**	**$366.02**	**$71,068,503.66**	**$448.81**
	SCHEDULE																								
	DATE FOR CURRENT COSTS	January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22		January-22	
	CONSTRUCTION START DATE	June-24		June-24		June-25		June-25		June-25		June-25		June-24		June-24		June-24		June-24		June-24		June-24	
	CONSTRUCTION END DATE	August-25		August-25		August-27		August-27		August-27		August-27		August-25		August-25		August-25		August-26		August-26		August-26	
	CONSTRUCTION MIDPOINT DATE	January-25		January-25		July-26		July-26		July-26		July-26		January-25		January-25		January-25		July-25		July-25		July-25	
	ESCALATION %	13.60%		13.60%		17.58%		17.58%		17.58%		17.58%		13.60%		13.60%		13.60%		14.16%		14.16%		14.16%	
	ESCALATION VALUE	**$6,585,748**		**$9,240,677**		**$9,822,744**		**$12,769,567**		**$10,508,260**		**$14,216,202**		**$2,639,850**		**$3,099,739**		**$4,159,734**		**$5,630,176**		**$5,327,886**		**$6,847,633**	
	TOTAL COST w/ ESCALATION	$66,938,246	$205.99	$93,217,056	$286.86	$79,249,563	$243.88	$103,058,713	$317.15	$84,717,390	$376.90	$114,185,413	$508.00	$29,180,907	$174.65	$33,023,423	$197.65	$42,146,981	$252.25	$55,038,682	$329.41	$52,067,795	$328.81	$66,697,186	$421.20
																						$63,286,745	$399.66	$77,916,136	$492.05

QUALIFICATION / NOTES:

1 Lump sum and allowance items cannot be quantified so comments as to their value of cost cannot be done. Also, gross area pricing for things like sitework (sanitary, storm, water, etc.) cannot be evaluated as well. The gross area cannot be related to the amount of piping required due to sites being so different from building to building. Only items that had specific unit pricing based on quantities were evaluated in this study.

2 Hazardous materials are assumed to be responsible per the studies provided and included somewhere else. Gilbane is not commenting on Hazardous Materials section of this estimate.

3 The scope of the Technology section of this assessment can vary greatly and is not always definitive in it's description. Gilbane may provide comments in this section but did not recommend any revisions in the technology unit prices used as this is considered a design target.

Project Comparison Sheet - Construction Cost Only

	Elementary School				Middle School			High School				
Name	**Clearfork - Bellville Elem PK-5**	**U A Windermere K-5**	**Fremont New Elementary School**	**Big Walnut Elem PK-5**	**New Bremen K-8**	**Urbana MS - (K-8)**	**Perrysburg MS**	**Olentangy #4**	**Big Walnut HS**	**Miami Valley Career Technology Center**	**Fremont HS**	**Cleveland Heights HS Addition/ Small Reno**
Location	Bellville, OH	Columbus, OH	Fremont, OH	Sunbury, OH	New Bremen, OH	Urbana, OH	Perrysburg, OH	Delaware, OH	Sunbury, OH	Clayton, OH	Fremont, OH	Cleveland Heights, OH
Total Project Construction Cost ***Adjusted to 1st Quarter 2022 $$ and Location***	$18,300,000	$22,000,000	$16,600,000	$23,700,000	$23,800,000	$51,600,000	$38,700,000	$71,300,000	$86,000,000	$149,700,000	$42,300,000	$95,700,000
Total Square Footage	56,017	74,080	58,463	60,583	71,560	180,338	130,966	302,120	329,760	573,445	209,016	360,000
Construction Cost Per SF ***Adjusted to 2022 $$ and Location (GSD Reno Midpoint)***	$327 /SF	$297 /SF	$284 /SF	$391 /SF	$333 /SF	$286 /SF	$295 /SF	$261 /SF	$289 /SF	$289 /SF	$224 /SF	$294 /SF
Soft Costs, 16.29%	$53 /SF	$48 /SF	$46 /SF	$64 /SF	$54 /SF	$47 /SF	$48 /SF	$43 /SF	$47 /SF	$47 /SF	$36 /SF	$48 /SF
Total Project Costs	$380 /SF	$345 /SF	$330 /SF	$455 /SF	$387 /SF	$333 /SF	$343 /SF	$304 /SF	$336 /SF	$336 /SF	$260 /SF	$342 /SF
Completion Date	Aug-2018	Aug-2021	Aug-2020	Jul-2020	Aug-2020	May-2017	Jul-2017	May-2018	Nov-2021	Dec-2023	Dec-2021	Aug-2017
Levels Above Grade	1 Level	2 Levels	1 Level	1 Level	1 Level	2 Levels	2 Levels	1 Level	3 Levels	2 Levels	2 Levels	3 Levels
Description:	Spread Footings & Retaining wall foundations, Load bearing CMU exterior walls w/ brick & Mtl Panel façade. Sloped Standing Seam roof, standard interiors, ACT ceilings & resilient flooring. ACC with AHU HVAC Systems, typical Electrical & Technology Systems	Spread Footings, Structural Steel frame w/ Composite deck floors, mtl stud w/ brick veneer & Mtl Panel façade. Flat membrane roof, standard interiors, ACT ceilings & resilient flooring. ACC with AHU HVAC Systems, typical Electrical & Technology Systems. 21st Century Classroom, progressive design - Glass OHD at extended learning areas	Spread Footings, Load bearing CMU exterior walls w/ brick & Mtl Panel façade. Membrane Roofing, standard interiors, ACT ceilings & resilient flooring. ACC with AHU HVAC Systems, typical Electrical & Technology Systems	Spread Footings, Load bearing CMU exterior walls w/ brick & Mtl Panel façade. Sloped Asphalt Shingle roof over CFMF Trusses, standard interiors, ACT ceilings & resilient flooring. Shared Central Plant MEP Systems, typical Electrical & Technology Systems. 21st Century Classrooms progressive design extended learning areas	Spread Footings, Load bearing CMU exterior walls w/ brick & Mtl Panel façade. Sloped Standing Seam roof, standard interiors, ACT ceilings & resilient flooring. ACC with AHU HVAC Systems, typical Electrical & Technology Systems. Courtyard & landscaping premium	Spread Footings, Load bearing CMU exterior walls w/ brick & Mtl Panel façade. Sloped Standing Seam roof, standard interiors, ACT ceilings & resilient flooring. ACC with AHU HVAC Systems, typical Electrical & Technology Systems. Courtyard & landscaping premium	Spread Footings, Load bearing CMU exterior walls w/ brick & Mtl Panel façade. Sloped Standing Seam roof, standard interiors, ACT ceilings & resilient flooring. ACC with AHU HVAC Systems, typical Electrical & Technology Systems. Courtyard & landscaping premium	Spread Footings, Load bearing CMU exterior walls w/ brick & Mtl Panel façade. Membrane Roofing, standard interiors, ACT ceilings & resilient flooring. ACC with AHU HVAC Systems, typical Electrical & Technology Systems	Spread Footings, Load bearing CMU exterior walls w/ brick & Mtl Panel façade. Sloped Asphalt Shingle roof over CFMF Trusses, standard interiors, ACT ceilings & resilient flooring. Shared Central Plant MEP Systems, typical Electrical & Technology Systems. 21st Century Classrooms progressive design extended learning areas	Spread Footings, Structural Steel frame w/ Composite deck floors, mtl stud w/ CMU veneer, Mtl Panel façade & precast concrete façade. Flat membrane & sloped standing seam metal roof standard interiors, ACT ceilings & resilient flooring. Trade specific areas include cosmotology, culinary, auto-mechanic, criminal justice construction and agricultural.	Spread Foortings, Half load bearing CMU / Half Strucutral Steel and metal studs. Exterior walls are brick and metal siding. Membrane roofing, standard interiors, ACT ceilings, Carpet/VET. ACC with AHU HVAC systems, typical electrical & technology systems.	Mix of abatement, demo, restoration, new addition. Spread Footings, exterior stud and Load bearing CMU exterior walls w/ brick & Mtl Panel façade. Membrane Roofing, standard interiors, ACT ceilings & resilient flooring. ACC with AHU HVAC Systems, typical Electrical & Technology Systems.
Region:	18 Central/Midwest	18 Central/Midwest	18 Central/Midwest	18 Central/Midwest	18 Central/Midwest	18 Central/Midwest	18 Central/Midwest	18 Central/Midwest	18 Central/Midwest	18 Central/Midwest	18 Central/Midwest	18 Central/Midwest