



State College Area School District

Mike Fisher

Director of Physical Plant

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To: Curtis Johnson

From: Mike Fisher

RE: **North Building Renovation (Former CTC) Project Status Update**

Date: March 13, 2023

This memo serves as a follow up to the current progress of the North Building (former CTC) renovation project. The March 20, 2023 board agenda will include permission to bid this project as well as an update on design documents. Our team has earmarked May 15, 2023 as the date for the Board of Directors to accept the winning bid with construction starting shortly thereafter.

This project is funded from deferred maintenance as shown in the attached document. We have completed a round of total project cost estimating as shown below:

Construction Costs	
1-Sitework	\$399,850.00
2- Demolition	\$88,320.00
3- Concrete	\$9,500.00
4 - Masonry	\$10,000.00
5 - Metals	\$70,000.00
6 - Wood & Plastics	\$10,000.00
7 - Thermal & Moisture Protection	\$108,750.00
8 - Doors & Windows	\$134,500.00
9 - Finishes	\$236,637.50
10 - Specialties	\$27,500.00
11- Equipment	\$40,000.00
12 - Furnishings	\$0.00
21 – Fire Suppression	\$41,808.00
22 - Plumbing	\$119,450.00
23 – Mechanical HVAC	\$567,388.00
26 – Electrical	\$358,350.00
28 – Electronic Safety and Security	\$71,670.00
Subtotal, Trades Work Division	\$2,293,723.50
General Conditions	\$229,372.35
Overhead and Profit	\$229,372.35
Design Contingency	\$154,671.18
SUBTOTAL CONSTRUCTION COSTS	\$2,907,139.38
Soft Costs	
A/E Fees Basic Services	\$115,000.00
Reimbursable Expenses	\$1,000.00
Building Permit Estimate	\$15,000.00
Zoning Permit Estimate	\$1,000.00
Construction Contingency 10%	\$290,713.94
SUBTOTAL SOFT COSTS	\$422,713.94
SOFT COSTS	\$422,713.94
CONSTRUCTION COSTS	\$2,907,139.38
TOTAL PROJECT ESTIMATE	\$3,329,853.31