

Five Year Plan Cost Estimate

Summary

Chester Union Free School District

LAN Job # 4.1282.19

NYSED# 44-02-01-02-0-001

District Total with Escalation	\$43,014,383
District Total with Contingency and Soft Costs	\$53,767,979

Year 1 Work (2025) - Subtotal with Escalation	\$ -
Construction Contingency	10.00% \$ -
Soft Costs	15.00% \$ -
Estimated Construction Total	\$ -

Year 2 Work (2026) - Subtotal with Escalation	\$ 142,252
Construction Contingency	10.00% \$ 14,225
Soft Costs	15.00% \$ 21,338
Estimated Construction Total	\$ 177,815

Year 3 Work (2027) - Subtotal with Escalation	\$ 1,201,848
Construction Contingency	10.00% \$ 120,185
Soft Costs	15.00% \$ 180,277
Estimated Construction Total	\$ 1,502,309

Year 4 Work (2028) - Subtotal with Escalation	\$ 23,721,644
Construction Contingency	10.00% \$ 2,372,164
Soft Costs	15.00% \$ 3,558,247
Estimated Construction Total	\$ 29,652,055

Year 5 Work (2029) - Subtotal with Escalation	\$ 176,229
Construction Contingency	10.00% \$ 17,623
Soft Costs	15.00% \$ 26,434
Estimated Construction Total	\$ 220,286

Deferred Work - Subtotal (No Escalation)	\$ 17,772,410
Construction Contingency	10.00% \$ 1,777,241
Soft Costs	15.00% \$ 2,665,862
Estimated Construction Total	\$ 22,215,513

Five Year Plan Cost Estimate

Chester Elementary School
Chester Union Free School District
LAN Job # 4.1282.19
NYSED# 44-02-01-02-0-001

Cat.	Description	Priority	Year	Unit	Quantity	Cost/Unit	Direct Cost	Cost with Escalation
SITE UTILITIES								
	N/A						\$0	\$0
SITE FEATURES								
46	Clean-out storm drain at the west side of the lower basketball court	3	YEAR 1	ALLOW	1	\$1,000		\$0
46	Repair damaged stormwater catch basin at east side of Herbert Drive	3	YEAR 1	ALLOW	1	\$3,000		\$0
55	Repair damaged section of asphalt along the east side of Herbert Drive	3	YEAR 1	ALLOW	1	\$1,000		\$0
56	Replace concrete curb at East Staff Parking lot	Budget	YEAR 2	LF	330	\$45	\$14,850	\$17,315
56	Replace sidewalk at East Staff Parking lot	Budget	YEAR 2	SF	1890	\$20	\$37,800	\$46,719
56	Replace asphalt walkway to flagpole	Budget	YEAR 2	SF	450	\$20	\$9,000	\$10,494
56	Replace concrete sidewalk at the main entrance to building	Budget	YEAR 4	SF	2250	\$20	\$45,000	\$58,955
56	Replace concrete curbs at the main entrance to building	Budget	YEAR 5	LF	320	\$45	\$14,400	\$19,998
56	Replace concrete curbs at south end of north parking lot	Budget	YEAR 5	LF	100	\$45	\$4,500	\$6,249
56	Replace the asphalt sidewalk at east side of the school	3	DEFERRED	SF	2150	\$20	\$43,000	\$43,000
56	Replace damaged concrete curb at east side of the school	3	DEFERRED	LF	300	\$45	\$13,500	\$13,500
56	Replace asphalt sidewalk at exterior door #13	Budget	YEAR 5	SF	1800	\$20	\$36,000	\$49,994
56	Replace asphalt around main electric service stepdown transformer	3	DEFERRED	SF	80	\$20	\$1,600	\$1,600
56	Repave asphalt walkways leading to large playground	3	YEAR 4	SF	1050	\$20	\$21,000	\$27,512
56	Replace asphalt at exit door set #10	3	YEAR 1	SF	532	\$20	\$10,640	\$0
56	Install drop curb at sidewalk on Herbert Drive	3	YEAR 2	ALLOW	1	\$5,000	\$5,000	\$5,830
57	Repair plastic edging border at perimeter of large playground	3	DEFERRED	ALLOW	1	\$500	\$500	\$500
58	Cut down dead tree at the southwest corner of the field	3	YEAR 1	ALLOW	1	\$500		\$0
60	Scrape, prime, and paint gym roof access ladder	3	DEFERRED	ALLOW	1	\$1,200	\$1,200	\$1,200
60	Replace wood benches at exterior door #13	Budget	YEAR 3	ALLOW	2	\$1,500	\$3,000	\$3,708
60	Replace timber rail at the top of the bollards at electric transformer	Budget	YEAR 3	ALLOW	1	\$1,000	\$1,000	\$1,236
60	Replace timber retaining wall at northwest corner of building	3	DEFERRED	ALLOW	1	\$10,000	\$10,000	\$10,000
60	Remove old timber retaining wall sections at perimeter of upper basketball court	3	YEAR 1	ALLOW	1	\$1,000		\$0
60	Repair chain link fencing support poles on the east side of basketball court	3	YEAR 1	ALLOW	1	\$4,500		\$0
60	Repair hole in the chain link fence at the southeast corner of the lower basketball court	3	YEAR 1	ALLOW	1	\$500		\$0
60	Repair top rail of chain link fence at west side of the field	3	YEAR 1	ALLOW	1	\$500		\$0
							\$0	\$0
BUILDING SUBSTRUCTURE								
							\$0	\$0
BUILDING ENVELOPE								
66	Repair step cracking at outside corners of building typical	3	DEFERRED	ALLOW	1	\$80,000	\$80,000	\$80,000
66	Repoint mortar joints at upper portion of exterior wall @ perimeter of building	3	DEFERRED	SF	2000	\$40	\$80,000	\$80,000
66	Repoint upper part of gymnasium walls	3	DEFERRED	SF	1700	\$40	\$68,000	\$68,000
66	Replace metal fascia at north side of gymnasium	3	DEFERRED	SF	600	\$300	\$180,000	\$180,000
66	Repoint mortar joints at the base of the wall at north side of building	3	DEFERRED	SF	640	\$40	\$25,600	\$25,600
66	Repair damaged canopy corner at west side of building	3	DEFERRED	ALLOW	1	\$4,000	\$4,000	\$4,000
66	Repair damaged corner brick at west side of building	3	DEFERRED	ALLOW	1	\$850	\$850	\$850
66	Repair loose bricks at the top of brick pier at west elevation of building	3	DEFERRED	ALLOW	1	\$4,500	\$4,500	\$4,500
68	Recalk parapet reglet flashing	3	DEFERRED	ALLOW	1	\$10,000	\$10,000	\$10,000
69	Replace Door #13	Budget	DEFERRED	EA	1	\$4,000	\$4,000	\$4,000
69	Scrape prime and paint the metal door and frame at Mechanical Room	Budget	DEFERRED	ALLOW	1	\$800	\$800	\$800
69	Replace metal doors and frames @ north side of building. (Doors 2 -8)	3	DEFERRED	EA	9	\$4,000	\$36,000	\$36,000
69	Scrape, prime and paint the roll up door frames at northwest corner of building. (Doors 9 & 10)	3	DEFERRED	ALLOW	1	\$1,600	\$1,600	\$1,600
69	Replace Door #8	Budget	DEFERRED	EA	1	\$4,000	\$4,000	\$4,000
69	Replace lobby doors at west side of building	3	DEFERRED	ALLOW	1	\$130,000	\$130,000	\$130,000
69	Replace main entrance doors at east side of building	3	YEAR 2	ALLOW	1	\$92,000		\$0
69	Replace double Doors 10 & 11	3	DEFERRED	EA	2	\$21,000	\$42,000	\$42,000
69	Replace Door 12	Budget	DEFERRED	EA	1	\$4,000	\$4,000	\$4,000
70	Replace concrete stairs and railings at main entrance to building	3	DEFERRED	ALLOW	1	\$250,000	\$250,000	\$250,000
70	Repair crack in ADA concrete ramp	3	DEFERRED	ALLOW	1	\$4,000	\$4,000	\$4,000
70	Scrape, prime and repaint tube railings at ADA ramp	3	DEFERRED	ALLOW	1	\$2,400	\$2,400	\$2,400
70	Repair concrete ramp at the northeast corner of the building	3	DEFERRED	ALLOW	1	\$4,000	\$4,000	\$4,000
70	Scrape, prime and repaint ramp tube railings at northeast corner of building	3	DEFERRED	ALLOW	1	\$1,600	\$1,600	\$1,600
70	Install guardrail at the top of the retaining wall at the main entrance to school	3	DEFERRED	LF	60	\$100	\$6,000	\$6,000
70	Install a guard at exterior concrete stair from boiler room	3	DEFERRED	ALLOW	1	\$2,500	\$2,500	\$2,500
70	Install guard/railing at concrete ramp at exit door #12	3	DEFERRED	ALLOW	1	\$2,500	\$2,500	\$2,500
70	Install concrete ramp guard/railings at exit door set #10	3	DEFERRED	ALLOW	1	\$2,500	\$2,500	\$2,500
72	Replace exterior windows and metal panel system	3	DEFERRED	SF	16,550	\$300	\$4,965,000	\$4,965,000
73	Replace four (4) skylights @ Media Center	3	DEFERRED	EA	4	\$2,000	\$8,000	\$8,000
73	Repair missing section of coping at east side of the building.	3	DEFERRED	ALLOW	1	\$1,000	\$1,000	\$1,000
73	Install through wall flashing at south wall of Lobby roof.	3	DEFERRED	LF	120	\$250	\$30,000	\$30,000
73	Repair liquid applied membrane at RTU 7	Budget	DEFERRED	ALLOW	1	\$1,000	\$1,000	\$1,000
73	Repair loose lightning cabling-	3	YEAR 1	ALLOW	1	\$500		\$0
73	Repair one (1) detached exhaust fan air terminal.	Budget	DEFERRED	ALLOW	1	\$250	\$250	\$250
							\$0	\$0
BUILDING INTERIOR								
HVAC SYSTEMS								
87	Replace unitary electric heating equipment throughout school	3	DEFERRED	ALLOW	1	\$54,000	\$54,000	\$54,000
88	Replace all roof mounted exhaust fans (EF's)	Budget	DEFERRED	ALLOW	1	\$40,000	\$40,000	\$40,000
89	Replace one (1) dX split systems	3	DEFERRED	ALLOW	1	\$16,000	\$16,000	\$16,000
91	Replace supply registers and return grilles in open classrooms	3	DEFERRED	ALLOW	1	\$20,000	\$20,000	\$20,000
							\$0	\$0
PLUMBING SYSTEMS								
93	Replace (1) water meter and misc. valves (isolation, strainers, etc.) at water service entrance	3	DEFERRED	ALLOW	1	\$7,500	\$7,500	\$7,500
94	Replace kitchen grease interceptor	3	DEFERRED	ALLOW	1	\$25,000	\$25,000	\$25,000
94	Correct sanitary drainage in kitchen	2	YEAR 2	ALLOW	1	\$5,000	\$5,000	\$5,830
96	Replace two (2) water heaters, one (1) storage tank & two (2) hot water re-circulation pumps	Budget	DEFERRED	ALLOW	1	\$45,000	\$45,000	\$45,000
97	Replace old plumbing fixtures with low flow fixtures	3	DEFERRED	ALLOW	1	\$20,000	\$20,000	\$20,000
							\$0	\$0
ELECTRICAL SYSTEMS								
101	Replace/retrofit four (4) panels in Elev. Mach. Rm 150	2	YEAR 2	EA	4	\$2,500	\$10,000	\$11,660
101	Replace/retrofit four (4) panels adjacent to Library Reception 128A	3	DEFERRED	EA	4	\$2,500	\$10,000	\$10,000
101	Replace/retrofit four (4) panels in Mechanical 226	3	DEFERRED	EA	4	\$2,500	\$10,000	\$10,000
101	Replace/retrofit three (3) panels in Storage 220	3	DEFERRED	EA	3	\$2,500	\$7,500	\$7,500
PROGRAMMATIC/ SPACE NEEDS IMPROVEMENTS								
	Security Upgrades (Door Hardware, Security Vestibule, sensors and alarms)	2	YEAR 1	ALLOW	1	\$1,097,688		\$0
							\$0	\$0
Combined Subtotal								\$6,546,401

Five Year Plan Cost Estimate

Chester Elementary School
Chester Union Free School District
LAN Job # 4.1282.19
NYSED# 44-02-01-02-0-001

Priority Level and Description
1 Urgent work required for life safety or to prevent imminent damage to existing facility
2 Non urgent items related to Health, Safety & Welfare. ADA Compliance. Space Deficiency
3 Modernization upgrades. Code Compliance Upgrades & Upgrades to Critical Systems
4 Desirable Upgrades for Educational/Program Needs/Enhancements
Budget Projects that are being completed through yearly budget allocations

NOTE:
LAN Associates, Engineering, Planning, Architecture, Surveying, LLP (LAN) has no control over the cost of labor, materials, equipment, or services furnished by others, over the contractor's methods of determining prices, or over competitive bidding or market conditions. LAN's opinions of probable total costs and construction costs provided herein are made on the basis of LAN's experience and qualifications and represent LAN's best judgment as an experienced and qualified professional architecture & engineering firm, familiar with the construction industry. LAN does not guarantee that the proposals, bids, or actual project or construction costs will not vary from the above estimated costs prepared by this office. Actual construction costs may vary substantially from this estimate for many reasons including, but not limited to the following:

- The business climate at the time of bidding and construction.
- Availability of construction workers with necessary skills at the time of construction.
- Contractor's workers compensation rates and insurance requirements.
- Contractor's assessment of cost of warranted work, and;
- Contractor's perception of risk.

Year 1 Work (2025) - Subtotal with Escalation	\$	-
Construction Contingency	10.00%	\$ -
Soft Costs	15.00%	\$ -
Estimated Construction Total	\$	-

Year 2 Work (2026) - Subtotal with Escalation	\$	51,129
Construction Contingency	10.00%	\$ 5,113
Soft Costs	15.00%	\$ 7,669
Estimated Construction Total	\$	63,911

Year 3 Work (2027) - Subtotal with Escalation	\$	51,663
Construction Contingency	10.00%	\$ 5,166
Soft Costs	15.00%	\$ 7,749
Estimated Construction Total	\$	64,579

Year 4 Work (2028) - Subtotal with Escalation	\$	86,468
Construction Contingency	10.00%	\$ 8,647
Soft Costs	15.00%	\$ 12,970
Estimated Construction Total	\$	108,085

Year 5 Work (2029) - Subtotal with Escalation	\$	76,241
Construction Contingency	10.00%	\$ 7,624
Soft Costs	15.00%	\$ 11,436
Estimated Construction Total	\$	95,301

Deferred Work - Subtotal (No Escalation)	\$	6,280,900
Construction Contingency	10.00%	\$ 628,090
Soft Costs	15.00%	\$ 942,135
Estimated Construction Total	\$	7,851,125



Five Year Plan Cost Estimate

Chester Academy
Chester Union Free School District
LAN Job # 4.1282.19
NYSSED# 44-02-01-02-0-009

Cat.	Description	Priority	Year	Unit	Quantity	Cost/Unit	Direct Cost	Cost with Escalation
SITE UTILITIES								
	N/A				-	\$0	\$0	\$0
SITE FEATURES								
46	Reset storm drain at northwest corner of the building	Budget	YEAR 2	ALLOW	1	\$3,000	\$3,000	\$3,498
50	Prune trees at high chain link fencing enclosure retention area at west side of parking lot	3	YEAR 1	ALLOW	1	\$1,000		\$0
55	Mill and repave the main entrance road from Hambletonian Avenue	3	DEFERRED	SF	9,400	\$20	\$188,000	\$188,000
55	Mill and repave south road, parking lot and bus cueing area	3	DEFERRED	SF	26,500	\$20	\$530,000	\$530,000
55	Mill and repave west parking lot and road	3	DEFERRED	SF	39,550	\$20	\$791,000	\$791,000
55	Mill and repave asphalt fire lane and parking lot at west side of gym	3	DEFERRED	SF	13,500	\$20	\$270,000	\$270,000
55	Mill and repave asphalt at northwest corner of building	3	DEFERRED	SF	1,000	\$20	\$20,000	\$20,000
55	Mill and repave north parking lot	3	DEFERRED	SF	48,500	\$20	\$970,000	\$970,000
55	Mill and repave east parking lot and access road	3	DEFERRED	SF	25,200	\$20	\$504,000	\$504,000
56	Replace concrete sidewalk at entrance drive	Budget	YEAR 4	SF	1,300	\$20	\$26,000	\$34,063
56	Replace concrete curb at entrance drive	Budget	DEFERRED	LF	440	\$45	\$19,800	\$19,800
56	Replace concrete curbs on the south side of the building	Budget	YEAR 2	LF	670	\$45	\$30,150	\$35,155
56	Replace concrete sidewalks on the south side of the building	Budget	DEFERRED	SF	11,950	\$20	\$239,000	\$239,000
56	Replace concrete sidewalks at west side of the south wing	Budget	DEFERRED	SF	2,180	\$20	\$43,600	\$43,600
56	Replace concrete curbs at west parking lot	Budget	DEFERRED	LF	995	\$45	\$44,775	\$44,775
56	Replace concrete sidewalks on the south side of gym	Budget	YEAR 3	SF	1,600	\$20	\$32,000	\$39,551
56	Replace concrete curbs on the south side of gym	Budget	YEAR 3	LF	80	\$45	\$3,600	\$4,449
56	Replace dropped concrete sidewalk at the west side of the gym	Budget	DEFERRED	SF	615	\$20	\$12,300	\$12,300
56	Replace sloped concrete sidewalk up to the north parking lot	Budget	YEAR 4	SF	725	\$20	\$14,500	\$18,997
56	Replace concrete sidewalks at northeast staff parking lot	Budget	DEFERRED	SF	2,150	\$20	\$43,000	\$43,000
56	Replace concrete curbs at northeast staff parking lot	Budget	DEFERRED	LF	370	\$45	\$16,650	\$16,650
56	Replace concrete sidewalks at east side of building	Budget	DEFERRED	SF	1,500	\$20	\$30,000	\$30,000
56	Replace concrete curbs at east side of building	Budget	YEAR 5	LF	1,600	\$45	\$72,000	\$99,988
58	Regrade ponding at gates to dugouts	3	YEAR 1	ALLOW	1	\$5,000		\$0
58	Install a new multi-sport turf field with an 8 lane track and stadium (Proposed Referendum)	4	YEAR 4	ALLOW	1	\$18,000,000	\$18,000,000	\$23,582,117
60	Scrape prime and repaint light fixture poles	3	DEFERRED	EA	11	\$1,000	\$11,000	\$11,000
60	Replace damaged wood benches at northwest corner of the building	3	DEFERRED	EA	2	\$1,500	\$3,000	\$3,000
60	Replace timber guard rail at south side of the north parking lot	3	DEFERRED	LF	270	\$30	\$8,100	\$8,100
60	Scrape, prime and paint guard at loading dock ramp	3	DEFERRED	ALLOW	1	\$10,000	\$10,000	\$10,000
							\$0	\$0
BUILDING STRUCTURE								
65	Waterproofing, moisture mitigation and self-leveling of Cafeteria Slab	3	YEAR 1	SF	2,940	\$50		\$0
							\$0	\$0
BUILDING ENVELOPE								
66	Repointing of Masonry (Assume 50%) and recaulk all vertical control joints	3	DEFERRED	ALLOW	1	\$150,000	\$150,000	\$150,000
66	Provide covers for all missing weep holes	3	DEFERRED	ALLOW	1	\$5,000	\$5,000	\$5,000
66	Further investigation of water infiltration into the EIFS walls in Stair B	3	DEFERRED	ALLOW	1	\$15,000	\$15,000	\$15,000
66	EIFS and precast concrete panel repair at Cafeteria	3	DEFERRED	SF	1	\$25,000	\$25,000	\$25,000
68	Repair coping on the west parapet wall of the theater	3	DEFERRED	ALLOW	1	1,500	\$1,500	\$1,500
69	Replace aluminum saddles at exterior aluminum doors	3	DEFERRED	EA	10	\$500	\$5,000	\$5,000
69	Replace exterior hollow metal doors and frames	3	DEFERRED	LEAVES	24	\$4,000	\$96,000	\$96,000
69	Waterproof sill at west roof access door	3	DEFERRED	ALLOW	1	\$2,500	\$2,500	\$2,500
70	Repair concrete stair nosing at east parking lot	3	DEFERRED	ALLOW	1	2,000	\$2,000	\$2,000
70	Scrape, prime and paint stair railings at east parking lot	3	DEFERRED	ALLOW	1	3,000	\$3,000	\$3,000
72	Replace glazing in curtainwalls	3	DEFERRED	ALLOW	1	\$150,000	\$150,000	\$150,000
72	Replace glazing in Cafeteria curtainwall	3	DEFERRED	ALLOW	1	\$150,000	\$150,000	\$150,000
73	Replace TPO roof	3	DEFERRED	SF	74,451	\$35	\$2,605,785	\$2,605,785
73	Replace gas roller pipe supports	3	DEFERRED	ALLOW	1	\$5,000	\$5,000	\$5,000
73	Reattach loose cables for the lightning protection system	3	DEFERRED	ALLOW	1	1,500	\$1,500	\$1,500
							\$0	\$0
BUILDING INTERIOR								
82	Replace interior corridor doors in 2nd and 3rd floors (Wood Grain Embossed Steel)	Budget	YEAR 3	LEAVES	179	\$5,000	\$895,000	\$1,106,184
83	Repair/replace floor in 3rd floor landing of Stair B	3	DEFERRED	ALLOW	1	\$20,000	\$20,000	\$20,000
-	Replace casework in Art Room	3	DEFERRED	ALLOW	1	\$20,000	\$20,000	\$20,000
-	Replace casework in Home Economics Room 106	3	DEFERRED	ALLOW	1	\$60,000	\$60,000	\$60,000
-	Replace toilet partitions in bathrooms	3	DEFERRED	ALLOW	1	\$100,000	\$100,000	\$100,000
							\$0	\$0
HVAC SYSTEMS								
87	Replace three (3) central boilers	3	DEFERRED	ALLOW	1	\$1,500,000	\$1,500,000	\$1,500,000
88	Replace all rooftop units (RTU) and roof mounted exhaust fans (EF)	3	DEFERRED	ALLOW	1	\$2,500,000	\$2,500,000	\$2,500,000
89	Replace all dX split systems	3	DEFERRED	ALLOW	1	\$100,000	\$100,000	\$100,000
90	Replace one (1) central chilled water pump and add one (1) backup chilled water pump	3	DEFERRED	ALLOW	1	\$75,000	\$75,000	\$75,000
90	Replace two (2) central hot water pumps	3	DEFERRED	ALLOW	1	\$50,000		\$0
							\$0	\$0
PLUMBING SYSTEMS								
93	Replace (1) water meter and misc. valves (isolation, strainers, etc.) at water service entrance	3	DEFERRED	ALLOW	1	\$5,000	\$5,000	\$5,000
94	Replace one (1) elevator oil separator	3	DEFERRED	ALLOW	1	\$40,000	\$40,000	\$40,000
94	Replace one (1) kitchen grease interceptor	3	DEFERRED	ALLOW	1	\$25,000	\$25,000	\$25,000
96	Replace two (2) water heaters, one (1) storage tank & two (2) hot water re-circulation pumps	Budget	YEAR 2	ALLOW	1	\$45,000	\$45,000	\$52,470
97	Replace old plumbing fixtures with low flow fixtures	3	DEFERRED	ALLOW	1	\$20,000	\$20,000	\$20,000
99	Replace sprinkler heads and one (1) central fire pump	2	DEFERRED	ALLOW	1	\$55,000	\$55,000	\$55,000
							\$0	\$0
ELECTRICAL SYSTEMS								
PROGRAMMATIC/ SPACE NEEDS IMPROVEMENTS								
	Security Upgrades (Door Hardware, Security Vestibule, sensors and alarms)	2	YEAR 1	ALLOW	1	\$770,000		\$0
							\$0	\$0
Combined Subtotal								\$36,467,982

Five Year Plan Cost Estimate

Chester Academy
Chester Union Free School District
LAN Job # 4.1282.19
NYSSED# 44-02-01-02-0-009

Priority	Description
1	Urgent work required for life safety or to prevent imminent damage to existing facility
2	Non urgent items related to Health, Safety & Welfare, ADA Compliance, Space Deficiency
3	Modernization upgrades, Code Compliance Upgrades & Upgrades to Critical Systems
4	Desirable Upgrades for Educational/Program Needs/Enhancements
Budget	Projects that are being completed through yearly budget allocations

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- Availability of construction workers with necessary skills at the time of construction.
- Contractor's workers compensation rates and insurance requirements.
- Contractor's assessment of cost of warranted work, and;
- Contractor's perception of risk.

Year 1 Work (2025) - Subtotal with Escalation	\$	-
Construction Contingency	10.00%	\$ -
Soft Costs	15.00%	\$ -
Estimated Construction Total	\$	-

Year 2 Work (2026) - Subtotal with Escalation	\$	91,123
Construction Contingency	10.00%	\$ 9,112
Soft Costs	15.00%	\$ 13,668
Estimated Construction Total	\$	113,904

Year 3 Work (2027) - Subtotal with Escalation	\$	1,150,184
Construction Contingency	10.00%	\$ 115,018
Soft Costs	15.00%	\$ 172,528
Estimated Construction Total	\$	1,437,730

Year 4 Work (2028) - Subtotal with Escalation	\$	23,635,177
Construction Contingency	10.00%	\$ 2,363,518
Soft Costs	15.00%	\$ 3,545,276
Estimated Construction Total	\$	29,543,971

Year 5 Work (2029) - Subtotal with Escalation	\$	99,988
Construction Contingency	10.00%	\$ 9,999
Soft Costs	15.00%	\$ 14,998
Estimated Construction Total	\$	124,985

Deferred Work - Subtotal (No Escalation)	\$	11,491,510
Construction Contingency	10.00%	\$ 1,149,151
Soft Costs	15.00%	\$ 1,723,727
Estimated Construction Total	\$	14,364,388

