

PLEASANT HILL LIBRARY TOTAL PROJECT BUDGET

DRAFT

Note: This budget sheet is for reference only and not intended for budget

1/12/21

SQUARE FOOTAGE: 23,900

Re-Bid Revised Jan 2021 Update

ITEM	6/29/20	1/5/21	FUNDING SOURCE				COMMENTS
			MEASURE K	PRIVATE SOURCES	PEG	UNIFIED LIGHTING DISTRICT	
HARD COSTS							
Construction							
Building Construction	N/A						
Site Construction	N/A	N/A					
Cost Escalation	N/A	N/A					
Subtotal Construction	\$20,917,282	\$20,917,282	\$19,934,282		\$680,000	\$303,000	EXCLUDES Storm Drain and Sanitary Sewer work
Bid Alternates	\$335,000	\$335,000	\$335,000				All 5 Re-bid alternates: increased tree size, increased shrub size, bird-safe glazing, moisture barrier, high-performance coating at interior steel
GC Contract Total*	\$21,252,282	\$21,252,282					
Construction Contingency (10%)	\$2,125,228	\$2,125,228	\$2,125,228				Increased to 10%
Total Construction	\$23,377,510	\$23,377,510	\$22,394,510	\$0	\$680,000	\$303,000	
Moving / Swing Space							
Moving/swing space expenses	\$50,000	\$50,000	\$50,000				
Total Moving/Swing Space	\$50,000	\$50,000	\$50,000	\$0	\$0	\$0	
Technology (Low Voltage Systems)							
Technology (Low Voltage Systems)	\$523,750	\$523,750	\$523,750				
Total Technology	\$523,750	\$523,750	\$523,750	\$0	\$0	\$0	
TOTAL HARD COSTS	\$23,951,260	\$23,951,260	\$22,968,260	\$0	\$680,000	\$303,000	
SOFT COSTS							
A/E services (including allowances and reserve for additional services)	\$3,406,048	\$3,406,048	\$3,406,048				Updated BCJ fee including amendment for Rec and Park CD and CA and project duration
Construction Manager (PM/CM)	\$1,163,540	\$1,163,540	\$1,163,540				Includes schedule and multi-site coordination amendment items
Library share of Oak Park Projects site assess costs (Survey, Hazardous Material, Geotech, Hydrology, Traffic, Biology, Tree) and envir compl/permitting	\$600,000	\$600,000	\$600,000				Library shared costs from Shared Oak Park Assess and Envir Perm Costs 8-22-19 (shared Monticello costs NIC)
City Community Development Staff Cost (Planning and Engineering Divisions on project design)	\$200,000	\$200,000	\$200,000				
Legal (City Attorney)	\$20,000	\$20,000	\$20,000				
Special Inspections & Materials Testing (1% of construction)	\$233,775	\$204,667	\$233,775				
City Building Permit and Inspections (Building and Engineering Divisions) (1% of construction)	\$233,775	\$233,775	\$233,775				
Building Commissioning	\$50,000	\$40,489	\$50,000				
Printing, Shipping, Misc. Admin costs.	\$25,000	\$25,000	\$25,000				
Utilities	\$1,000,000	\$1,000,000	\$1,000,000				Water, sewer, power permits and connection fees.
Subtotal Soft Costs	\$6,932,138	\$6,893,519	\$6,932,138	\$0	\$0	\$0	
Contingency (3%)	\$207,964	\$206,806	\$207,964	\$0	\$0	\$0	
TOTAL SOFT COSTS	\$7,140,102	\$7,100,325	\$7,140,102	\$0	\$0	\$0	
FURNISHINGS, FIXTURES, AND EQUIPMENT (FF&E)							
FF&E except sorting machine	\$1,470,000	\$1,470,000	\$0	\$1,470,000			Includes casework
Sorting machine	\$30,000	\$30,000	\$0	\$30,000			
TOTAL FF&E	\$1,500,000	\$1,500,000	\$0	\$1,500,000	\$0	\$0	
TOTAL PROJECT COST							
Total Hard Costs	\$23,951,260	\$23,951,260	\$22,968,260	\$0	\$680,000	\$303,000	
Total Soft Costs	\$7,140,102	\$7,100,325	\$7,140,102	\$0	\$0	\$0	
Total FF&E	\$1,500,000	\$1,500,000	\$0	\$1,500,000	\$0	\$0	
Project Contingency (3%)	\$977,741	\$976,548	\$977,741	\$0	\$0	\$0	Increased to 3%
TOTAL PROJECT COST	\$33,569,103	\$33,528,132	\$31,086,103	\$1,500,000	\$680,000	\$303,000	

SUM OF ALL CONTINGENCY AMOUNTS \$3,310,933 \$3,308,581

BID ALTERNATES
Increase Tree Sizes from 24-inch Box Size to 36-inch Box Size
Increase Shrub Sizes
800 square feet of Bird-Safe Glazing at selected areas (See new description in 01 23 00 Alternates specification section for revised scope of work).
Bird Safe Glazing at Clerestory - item eliminated from List of Alternates
Application of moisture vapor emission control membrane
High-performance coating at primary interior steel structure
TOTAL