



Item No. 19 Town of Atherton

CITY COUNCIL STAFF REPORT – REGULAR AGENDA

**TO: HONORABLE MAYOR AND CITY COUNCIL
GEORGE RODERICKS, CITY MANAGER**

FROM: MARTY HANNEMAN, PROJECT MANAGER

DATE: JANUARY 17, 2018

SUBJECT: CIVIC CENTER UPDATE: RECEIVE AND FILE THE COST MODEL MANAGER, PROJECT SCHEDULE AND CONSTRUCTION COST ESTIMATE; AUTHORIZE THE CITY ATTORNEY TO PREPARE AND THE CITY MANAGER TO EXECUTE AN AGREEMENT AMENDMENT WITH MURRAY ENGINEERS INC. FOR: GEOTECHNICAL DESIGN REVIEW & CONSTRUCTION OBSERVATION SERVICES; AND PROVIDE DIRECTION ON IMPACTED HERITAGE TREES AND, IF APPROPRIATE, DIRECT THE CITY ATTORNEY TO PREPARE AND THE CITY MANAGER TO EXECUTE AN AMENDMENT TO THE CONSULTING SERVICES AGREEMENT WITH WRNS STUDIO FOR REDESIGN OPTIONS

RECOMMENDATION

- 1) Receive and file the Cost Model Manager (CMM), Project Schedule and Construction Cost Estimate; and
- 2) Authorize the City Attorney to prepare and the City Manager to execute an amendment to the consulting services agreement with Murray Engineers Inc., to provide Geotechnical design review and Construction observation services for a not to exceed fee of \$66,500; and
- 3) Provide direction on Heritage Trees impacted by the Civic Center Project; and, if appropriate, direct the City Attorney to prepare and the City Manager to execute an amendment to the consulting services agreement with WRNS Studio for any redesign options selected.

BACKGROUND

Cost Model Manager Report

The Cost Model Manager (CMM) Report (Attachment 1) provides Council with an updated report on all project related costs including all actual expenditures and anticipated from the beginning of the project to completion. The CMM tracks all elements of the overall project and identifies costs

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by category. The broad categories include:

- Land Acquisition & Entitlements (Leases, purchase, easements, surveys, etc.)
- Design, Planning and Management (Mack5, Interwest, WRNS, AV/IT, etc.)
- Construction and Related Costs (General Contractor, Permits, Fees, Insurance, etc.)
- Telephone/Data (Cabling, Networks, Telecom, Datacom, etc.)
- Furniture, Fixtures and Equipment (FF&E)

Based on this recent Council action, the Cost Model Manager currently anticipates the total project cost (City Administration/Police building, new Library, renovated Town Hall, Corporation Yard site work) to be \$53,534,664, with included contingencies.

Construction Cost Estimate

Mack5 has completed the construction cost estimate based on the 95% Permit Set recently submitted for review (Attachment 2). Paul Beamer from Mack5 will be present at the Council meeting to review this latest construction cost estimate and the differences from previous 100% Design Development cost estimate.

Project Schedule

The updated Mack5 Project Schedule (Attachment 3) and shows the project nearing 95% completion of the Construction Documents (CD's) phase and is on schedule to issue documents for bid in March 2018.

Additional Services

Murray Engineers Inc., (Murray) has submitted a proposal (Attachment 4) to provide Geotechnical Design Review and Construction Observation Services for the Civic Center project for a not to exceed fee of \$66,500.

In August 2014, Murray was selected through a competitive request for proposal (RFP) process to provide initial services, including an evaluation of the subsurface soil conditions in the vicinity of the proposed improvements and prepared a geotechnical report, dated October 16, 2015, related to the foundation and earthwork component of the Civic center project. Murray will now provide as required by the reviewing agencies and in accordance with the industry standards of practice, Geotechnical Design Review and Construction Observation services, including a) geotechnical review of the project plans to evaluate conformance with report recommendations, and b) observation and testing of the earthwork phase of construction to evaluate conformance of the constructed earthwork elements with report recommendations and project plans. ***These services were contemplated within the construction cost estimates.***

Council action is required to authorize the City Attorney to draft and the City Manager to execute a consulting services agreement amendment with Murray Engineers Inc., for a fee not to exceed \$66,500 to provide Geotechnical Design Review and Construction Observation Services for the

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Civic Center Project.

Redesign Options for Impacted Heritage Trees

To summarize the status of the impacted Heritage trees. There are 18 (15 Oaks, 2 Redwoods, and 1 Carob) trees that were identified as project related impacted heritage trees. These 18 are: #55, #58, #60, #63, #66, #67, #69, #70, #76, #78, #89, #92, #101, #102, #104, #115, #119, and #120. Please see Attachment 5.

Of these 18 trees, 5 Trees (#58, #60, #69, #70, and #104) were recommended by three Arborists for removal due to their condition/future/present safety concern. These were approved by the Planning Commission and concurrence by the City Council. Tree #60 was recently removed to make space for the temporary Library buildings when the redwoods along the back of the Library were removed per City Council direction. The other remaining trees authorized for removal will be removed as a matter of course as the project and/or contractor work moves forward.

Three trees, trees #89, #76 and #92 have already been designed around by the WRNS team as a result of earlier conversations with staff and the Civic Center Project Management Subcommittee.

Thus, the remaining ten trees (#55, #63, #66, #67, #78, #101, #102, #115, #119, and #120) need to be redesigned around for them to remain. At the December 20, 2017 City Council meeting, staff presented the following options for these 10 trees:

- Tree #55. This tree is shown as a transplant, but that needs to be weighed as to cost/feasibility and cost of any redesign. The WRNS estimated cost range to redesign around tree #55 is \$68,000 - \$110,000.
- Tree #63. Public Works staff says they can work around the tree in the new lot allowing vehicles to back into main area without access to secondary/back area except for small vehicles. The WRNS estimated cost range to redesign around tree #63 is \$38,000 - \$74,000.
- Trees #66 & #67. These trees are impacted by the PD access. This will be a costly redesign. The WRNS estimated cost range to redesign around trees #66 and #67 is \$85,000 – \$135,000 per tree.
- Tree #78. This tree is in the footing area of the new Admin/PD building and would be a very costly redesign and project schedule impact. The WRNS estimated cost range to redesign around tree #78 is \$225,000 – \$425,000.
- Trees #101 & #102. These trees appear to be co-joined or definitely close at their base. Their placement on the map shows them farther apart. This needs to be field verified against the survey. They may be able to be saved if they are further into the walkway area versus the curb/parking area for the ADA spaces. Less costly redesign if in the walkway area. Redesign will be more costly if the ADA parking spaces need to be removed and replaced elsewhere - at the cost of a parking space. The WRNS estimated cost range to redesign around tree #101 and #102 is \$39,000 – \$58,000.
- Tree #115. This tree is in the roadway area in the middle of a parking space. Redesign would be costly and elimination of one or more parking spaces. The WRNS estimated cost range to redesign around tree #115 is \$35,000 – \$58,000.

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- Trees #119 & #120. These trees are in the middle of a roadway that would require a costly redesign. The WRNS estimated cost range to redesign around trees #119 and #120 is \$35,000 – \$64,000.

After much discussion, Council directed staff at the December 20, 2017 meeting that trees #63, #101/#102, and #115 be kept in place and any required redesign handled during construction through change orders. Any redesign costs required to save these trees during construction are not known at this time. Council acknowledged that to save tree #78 would be very expensive and impact the project schedule too much.

Council further directed staff to work with WRNS to provide more detailed redesign cost estimates and schedule, parking impacts proposals for trees H#55, #66, #67, #119 and #120. WRNS Studio submitted a proposal letter dated January 10, 2018 (Attachment 6) to provide for additional redesign options for these four Heritage trees impacted by the Civic Center Project. The Council also asked that WRNS provide a rough concept design change for review by the Project Subcommittee.

Tree #55 (library)

Tree #55 is at the intersection of the Library ramp and outside deck. To keep the tree in place will involve some complicated redesign work, with the most cost-effective solution to be a bridge over the tree roots. In WRNS's estimation, a tree well will not work unless it is almost the size of the tree drip canopy. WRNS has assumed that an arborist on behalf of the Town would provide the needed review of the tree. Per the attached WRNS proposal letter, the fee for redesign is \$68,000 and could take up to eight weeks.

WRNS consulted with their Landscape Design Subconsultant – SWA and confirmed that if tree #55 was to be transplanted the chance of survival is 60% to 70%. On page 87 of the attached Mack5 construction cost estimate allotted \$1,500 for this tree transplant. Staff received from Tree Movers Inc. from Mountain View, CA an estimated cost to transplant tree #55 of between \$60k - \$75k. Staff met with the MPFPD Fire Marshal. The Fire Marshal advised that they do not recommend that tree #55 remain as its canopy will be too close to the building eaves and overhangs.

The Subcommittee suggested that tree #55 be removed and that, if the transplant funds are not within the current estimate, that the option to transplant the tree be left to a donor.

Trees #66 & #67 (Police Secure Parking)

These trees are in the middle of the vehicular pathway for the Police Departments (PD) secure parking area. Given the constraints of the Dinkelspiel Lane, required PD parking and storage, campus infrastructure and generator, the redesign will require many disciplines involvement. The construction documents will have to reflect this redesign and relocations. WRNS has provided a rough sketch of a possible redesign. WRNS anticipates the redesign would include changes to the lighting, power, and PV design for the area and the campus and would result in the loss of at least

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one PD parking space. Per the attached WRNS proposal letter, the fee for redesign is \$69,000 and could take up to nine weeks. Some of that time may be able to be run concurrent with a bidding process.

The Police Department has reviewed the rough sketch and advised that they can “make it work” if necessary. Staff met with the MPFPD Fire Marshal to review the rough sketch and the Fire Marshal advised that as long as turning radii meet Fire Codes, they can support any changes. The proposed changes meet the requirements.

Trees #119 & #120 (Dinkelspiel Lane & Maple Street)

The original design sought to redesign and improve the curve and intersection of Maple Street and Dinkelspiel Lane. The redesign will use the existing vehicular entry off Maple Street leaving the need for a stop intersection at Maple Street. WRNS has provided a rough sketch redesign. WRNS can redesign with minimal impact to the schedule. Per the attached WRNS proposal letter, the fee for redesign is \$34,200 and could take up to four weeks. Some of that time may be able to be run concurrent with a bidding process.

Council action is required to authorize the City Attorney to draft and the City Manager to execute a consulting services agreement amendment with WRNS Studio for any of the above options selected. If the options for trees #66,#67, #119, & #120 are selected, the redesign costs are \$103,200, substantially less than originally estimated. However, there is some design timing issues that must be addressed to determine if the redesign and permitting can be done concurrent with the bidding process to eliminate project delay.

A representative from WRNS Studio will be present this evening to discuss any of the items presented.

Project Funding

Atherton Now’s Monthly Fundraising Update is attached (Attachment 7). Atherton Now has sufficient contributions to allow the project to move through all design phases. Atherton Now maintains a public website at <http://atherton-now.org/> that provides information on the project, a project video, and information on the campaign status.

POLICY ISSUES

There are no policy issues associated with this report.

FISCAL IMPACT

Attachment 8 is a summary of the project finances via the Monthly Budget Summary.

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PUBLIC NOTICE

Public notification was achieved by posting the agenda, with this agenda item being listed, at least 72 hours prior to the meeting in print and electronically. Information about the project is also disseminated via the Town's electronic News Flash and Atherton Online. There are approximately 1,200 subscribers to the Town's electronic News Flash publications. Subscribers include residents as well as stakeholders – to include, but be not limited to, media outlets, school districts, Menlo Park Fire District, service providers (water, power, and sewer), and regional elected officials. The Town maintains an active and up to date Project Website at <http://ca-atherton.civicplus.com/index.aspx?NID=290>.

ATTACHMENTS

Attachment 1: Cost Model Manager Report dated December 6, 2017

Attachment 2: 95% Construction Cost Estimate date: 12-11-17

Attachment 3: Project Schedule dated November 7, 2017

Attachment 4: Murray Engineering Inc., Proposal Letter dated December 13, 2017

Attachment 5: Proposed Heritage Tree Removal Plan & Rough Concept Re-Designs

Attachment 6: WRNS Proposal Letter for Redesign for Impacted Trees dated January 10, 2018

Attachment 7: Atherton NOW Monthly Report-December 2017

Attachment 8: Monthly Budget Summary

Attachment 8

Monthly Budget Summary

| Fund Allocations | Library Fund | Building Facilities Fund | General Fund | Civic Center Donations | Total |
|----------------------------------|---------------------|---------------------------------|---------------------|-------------------------------|--------------------|
| FY 16-17 Budget | \$946,500 | \$594,000 | \$354,000 | \$1,535,000 | \$3,429,500 |
| Expenditures to Date | | | | | |
| Design | \$462,900 | \$150,831 | \$0 | \$1,166,653 | \$1,780,383 |
| Project Management | \$134,515 | \$136,730 | \$6,851 | \$249,703 | \$527,799 |
| Geo-Tech/Environmental | \$47,259 | \$91,321 | \$24,009 | \$0 | \$162,589 |
| Totals | \$644,673 | \$378,882 | \$30,860 | \$1,416,356 | \$2,470,771 |
| Remaining FY 17-16 Budget | \$301,827 | \$215,118 | \$323,140 | \$118,644 | \$958,729 |

| Atherton Now Cash Donations (Received) | Amount |
|---|--------------------|
| Master Plan & Conceptual Design Phases 1 & 2 | \$250,457 |
| Schematic Design Phase 3 | \$200,838 |
| Design Development | \$506,870 |
| Construction Documents Phase | \$783,026 |
| Total Contributions to Date | \$1,741,191 |

Cost Model Manager - Project Cost Report - without Corp Yard

| SUMMARY | Anticipated Cost (AC) 6-Dec-17 | % of Anticipated Cost | Anticipated Cost (AC) \$ / GSF | Comments |
|-------------------------------------|--------------------------------|-----------------------|--------------------------------|---|
| Land Acquisition & Entitlements | \$344,483 | 1% | \$8.38 | EIR, Hazmat study, Underground Utility Survey, Topo and Alta Survey |
| Design, Planning and Management | \$6,492,189 | 12% | \$158.00 | Architect, engineers, reimbursable expense, consultants |
| Construction and Related Costs | \$44,284,429 | 83% | \$1,077.77 | Construction of buildings, site work, change orders, permits and fees, etc. |
| Telephone and Data Systems | \$247,500 | 0% | \$6.02 | Allow for new phone system; new computers, server, wireless service |
| Furnishings, Fixtures and Equipment | \$884,438 | 2% | \$21.52 | Furnishings for predominantly the interiors |
| Audio Visual and Security | \$77,000 | 0% | \$1.87 | Includes paging, CCTV, card key system, projection system, and LCD monitors |
| Owner Costs | \$698,800 | 1% | \$17.01 | Relocation, legal, etc. |
| Project Contingency | \$505,825 | 1% | \$12.31 | Allow for a 5% Project Contingency (fixed as of 5/19/17) |
| TOTAL PROJECT BUDGET | \$53,534,664 | 100% | \$1,302.90 | Based on 41,089 Gross Square Feet of Buildings |

Cost Model Manager - Project Cost Report - without Corp Yard

| LAND ACQUISITION & ENTITLEMENTS | Anticipated Cost (AC) 6-Dec-17 | % of Anticipated Cost | Anticipated Cost (AC) \$ / GSF | Comments |
|---|-----------------------------------|-----------------------|-----------------------------------|--|
| Land Acquisition | 0 | 0% | | |
| CEQA Requirements | 0 | 0% | | |
| Environmental Impact Report | 146,808 | 43% | 3.57 | Per Place Works proposal, 7/12/14 |
| Planning Department Review | 0 | 0% | - | Allowance per masterplan budget |
| Off site improvements for CEQA | 0 | 0% | - | Assumed not required. |
| Hazardous Materials Study | 24,275 | 7% | 0.59 | Per RGA Quote |
| Hazardous Abatement Plan and Compliance | 25,000 | 7% | 0.61 | Allowance |
| Noise Study | 0 | 0% | - | Included in EIR costs |
| Transportation/Traffic Study | 0 | 0% | - | Included in EIR costs |
| Historical Consultant | 0 | 0% | - | Assumed none required |
| Arborist | 0 | 0% | - | Study tree conditions, (E) report complete |
| Archeological Resource Study | 0 | 0% | - | Included in EIR costs |
| Topo and Alta surveys | 44,900 | 13% | 1.09 | Legal description, topographic map |
| Geotechnical Survey | 23,500 | 7% | 0.57 | Per Murray proposal 3/12/15 |
| Underground Utility Survey | 40,750 | 12% | 0.99 | Per MH 5/11/17 |
| Reimbursable | 20,000 | 6% | 0.49 | Allowance per costs above |
| Additional Services | 19,250 | 6% | 0.47 | Allowance per costs above |
| Total - Entitlements | 344,483 | 100% | 8.38 | |

Cost Model Manager - Project Cost Report - without Corp Yard

| DESIGN, PLANNING & MANAGEMENT | Anticipated Cost (AC) 6-Dec-17 | % of Anticipated Cost | Anticipated Cost (AC) \$ / GSF | Comments |
|--|--------------------------------|-----------------------|--------------------------------|--|
| Design Professionals | | | | |
| Architect | 4,641,510 | 71% | 112.96 | Per WRNS proposal: 3/18/15 and XS as of 10/18/17 |
| Structural engineer | 0 | 0% | - | |
| Mechanical Engineer | 0 | 0% | - | |
| Electrical Engineer | 0 | 0% | - | |
| Civil Engineer/Survey | 0 | 0% | - | |
| Landscape Architect | 0 | 0% | - | |
| Cost Planning and Estimating | 0 | 0% | - | NIC, provided by mack5 |
| Specifications Writer | 0 | 0% | - | |
| LEED Design | 0 | 0% | - | Included above, Library only |
| LEED Commissioning | 0 | 0% | - | Included above, Library only |
| Waterproofing Consultant | 0 | 0% | - | |
| Acoustical Engineer | 0 | 0% | - | |
| Community Outreach | 0 | 0% | - | |
| Elevator Consultant | 0 | 0% | - | |
| Internal Project Management | 305,500 | 5% | 7.44 | Allowance |
| Project Management - mack5 | 1,290,859 | 20% | 31.42 | mack5 fee, includes extra services 6/7/17 |
| Wayfinding, Graphics/Signage | 4,000 | 0% | 0.10 | Allowance |
| IT / AV / Security Equipment Consultants | 58,320 | 1% | 1.42 | Per Interwest scope |
| Specialty Consultants for Police & Library | 0 | 0% | - | Included in WRNS proposal above |
| Renderings and Models | 20,000 | 0% | 0.49 | Allowance |
| FF&E Design | 0 | 0% | - | Assumes covered by furniture vendor |
| LEED Enhanced Commissioning | 0 | 0% | - | Included above, Library only |
| Reimbursable Expense | 172,000 | 3% | 4.19 | Allowance at 3% of above costs |
| Allow for Additional Services | 0 | 0% | - | Allow for 10% of all costs (fixed as of 5/19/17) |
| Total - Design, Planning & Management | 6,492,189 | 100% | \$ 158.00 | |

Cost Model Manager - Project Cost Report - without Corp Yard

| CONSTRUCTION COSTS and RELATED COSTS | Anticipated Cost (AC) 6-Dec-17 | % of Anticipated Cost | Anticipated Cost (AC) \$ / GSF | Comments |
|--------------------------------------|--------------------------------|-----------------------|--------------------------------|---|
| Construction | | | - | Based on mack5 estimate 12/6/17 (doesn't not include bid contingency of \$4.15M) |
| Police/Administration Building | 17,456,000 | 39% | 424.83 | |
| Site Development | <u>6,236,000</u> | 14% | 151.77 | Includes Bid Alternate #2 (\$223,000) |
| Subtotal - Police/Admin | 23,692,000 | 53% | 576.60 | |
| Library | 11,479,000 | 26% | 279.37 | |
| Old Town Hall | 1,222,000 | 3% | 29.74 | |
| Site Development | <u>4,492,000</u> | 10% | 109.32 | Includes Bid Alternate #10 (\$566,000) |
| Subtotal - Library | 17,193,000 | 39% | 418.43 | |
| Corp Yard | 0 | 0% | - | Removed from scope of work |
| Site Development | <u>612,000</u> | 1% | 14.89 | Based on mack5 estimate 12/6/17 |
| Subtotal - Corp Yard | 612,000 | 1% | 14.89 | |
| <i>Total for Construction</i> | <i>41,497,000</i> | <i>94%</i> | <i>1,009.93</i> | |
| Related Costs of Construction | | | | |
| Allowance for Hazardous Remediation | 0 | 0% | - | Included in construction cost |
| Contractor Labor & Performance Bond | 0 | 0% | - | Included in construction cost |
| SWPPP | 0 | 0% | - | Qualified SWPPP Developer (QSD) and Practioner (QSP) covered by ToA |
| Fees and Permits | | 0% | - | |
| City Permit Fees | 138,447 | 0% | 3.37 | Allowance |
| Encroachment Permit | 0 | 0% | - | Included above |
| Fire Department Permit | 0 | 0% | - | Included above |
| Utility Fees | | 0% | - | Existing meters could be reused if the City relocates, new meters will be required in case the City offices do not relocate with credit for terminating existing services |
| Fire Department Connection | 70,000 | 0% | 1.70 | Allowance for 2 new fire water service |
| Water | 250,000 | 1% | 6.08 | Allowance for 2 new Potable water meters and one new irrigation water meter. |
| PG&E | 60,000 | 0% | 1.46 | Allowance for 2 new electrical service |
| Cable/Telecommunications | 10,000 | 0% | 0.24 | Allow for service to buildings |
| Insurance - Builder's Risk | 0 | 0% | - | Included above |
| Inspector of Record | 0 | 0% | - | Covered by ToA |
| Testing & Inspections | 248,982 | 1% | 6.06 | Allowance at 0.06% of cost of construction |
| Geotech Inspections | 10,000 | 0% | 0.24 | Allowance per Marty 2/23/17 |
| Change Order Contingency | 2,000,000 | 5% | 48.67 | Allow for 5% of cost of construction |
| Total - Construction Costs | 44,284,429 | 100% | 1,077.77 | |

Cost Model Manager - Project Cost Report - without Corp Yard

| TELEPHONE and DATA SYSTEMS | Anticipated Cost (AC) 6-Dec-17 | % of Anticipated Cost | Anticipated Cost (AC) \$ / GSF | Comments |
|---|--------------------------------|-----------------------|--------------------------------|---|
| Cabling | 0 | 0% | - | Included in construction costs |
| Networks | 35,000 | 14% | 0.85 | Allowance, networks including routers, switches, waps & patch panels |
| Emergency Service Connections | 10,000 | 4% | 0.24 | Allowance, confirm scope |
| Temporary DataCom Relocations | 20,000 | 8% | 0.49 | Allowance, confirm scope |
| 911/Ring Down System | 75,000 | 30% | 1.83 | Allowance, confirm scope |
| Server | 10,000 | 4% | 0.24 | Allowance, confirm scope |
| Telecom, primary & ancillary systems | 50,000 | 20% | 1.22 | Allowance, service provider to assist with relocation, system needs expansion |
| Wireless network | 25,000 | 10% | 0.61 | Allow for wireless networking |
| Allow for Additional Scope | 22,500 | 9% | 0.55 | Allow for 10% |
| Total - Telephone and Data Systems | 247,500 | 100% | 6.02 | |



Cost Model Manager - Project Cost Report - without Corp Yard

| FURNISHINGS, FIXTURES & EQUIPMENT | Anticipated Cost (AC) 6-Dec-17 | % of Anticipated Cost | Anticipated Cost (AC) \$ / GSF | Comments |
|--|--------------------------------------|-----------------------------|--------------------------------------|-----------------------------------|
| Office Furnishings | 384,438 | 43% | 9.36 | Hayworth Quote 10/27/17 |
| Library Furnishings | 500,000 | 57% | 12.17 | Budget per furniture quotes |
| Signage | 0 | 0% | - | Included in construction estimate |
| Kitchen equipment | 0 | 0% | - | Included in construction estimate |
| Workout equipment | 0 | 0% | - | |
| Allow for Additional Scope | 0 | 0% | - | 10% of above costs |
| Total - Furnishings, Fixtures and Equipment | 884,438 | 100% | 21.52 | |

Cost Model Manager - Project Cost Report - without Corp Yard

| AUDIO VISUAL and SECURITY | Anticipated Cost (AC) 6-Dec-17 | % of Anticipated Cost | Anticipated Cost (AC) \$ / GSF | Comments |
|--|--------------------------------|-----------------------|--------------------------------|---|
| Public announcement system | 20,000 | 26% | 0.49 | Indoor and outdoor system for general announcements |
| Audio Visual Systems | 50,000 | 65% | 1.22 | Projectors, Screens, Speakers, Monitors |
| Security System - CCTV, Card Keys etc. | 0 | 0% | - | Included in construction estimate |
| Library Book Check Out and Security | 0 | 0% | - | Included in construction estimate |
| Allow for Additional Scope | 7,000 | 9% | 0.17 | Allow for 10% |
| Total - Audio Visual and Security | 77,000 | 100% | 1.87 | |

Cost Model Manager - Project Cost Report - without Corp Yard

| OWNER COSTS | Anticipated Cost (AC) 6-Dec-17 | % of Anticipated Cost | Anticipated Cost (AC) \$ / GSF | Comments |
|---|--------------------------------|-----------------------|--------------------------------|---|
| Events (ground breaking, opening ceremony etc.) | 15,000 | 2% | 0.37 | Allow for Town portion of events, brochures, community outreach |
| Public Art | 0 | 0% | - | Not In Contract |
| Legal (Project-related) | 0 | 0% | - | Allowance |
| Financing Fees, Bond Fees | 0 | 0% | - | Assumed no construction loan, bonds etc |
| Move Coordinator | 128,800 | 18% | 3.13 | Interwest quote 2/25/17 |
| Movers, Relocation | 135,000 | 19% | 3.29 | Allowance, increased per RS 4/24/17 |
| Temporary Space Rental | 420,000 | 60% | 10.22 | Modular Buildings (7) 36'x 60', 24 months @ \$2500/month |
| Allow for Additional Scope and Services | 0 | 0% | - | Allow for 5% of above costs |
| Total - Owner Costs | 698,800 | 100% | 17.01 | |



100% Design Development Cost Estimate
for
Atherton Civic Center

December 11, 2017

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100% Design Development Cost Estimate

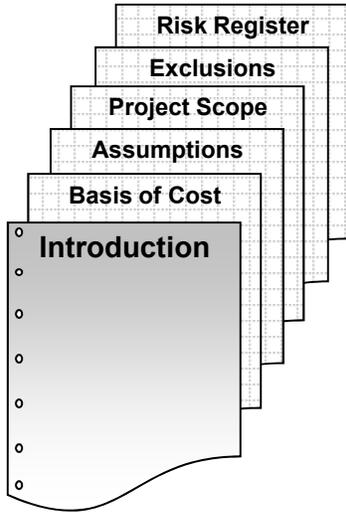
Commentary

Atherton Civic Center

Introduction
Basis of Cost
Assumptions
Exclusions
Risk Register

December 11, 2017

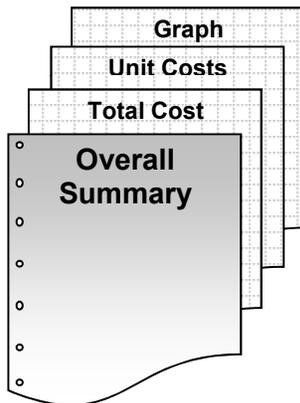
introduction



mack5 was requested to carry out a Construction Document Cost Estimate for the proposed Atherton Civic Center located in Atherton, CA.

The first part of the Report contains the basis of the report, the assumptions made, description of the project scope, the exclusions to the costs and a risk register which contain items that have potential to impact cost at some point in the future.

The Overall Summary section contains a Summary of Gross Floor Areas, an Overall Project Summary, and Component and Trade Cost Summaries with Graphs.



Each section contains Control Quantities, a Cost Summary and Graph, and a Detailed Breakdown of Costs.

project introduction

The Town of Atherton intends to build a new Civic Center on the existing 5 acre Civic Center Site. The old building date from 1920s and include several temporary trailer offices. Many buildings are near, or at the end of their useful life. The Site itself is under utilized and split apart by several roads.

The entire site will be remade to maximize use and provide an efficient functioning town government. The new project will contain a new Library and City Hall Building. The new City Hall Building will contain council chamber, city administration offices, community development offices and police station. The existing Corporate yard will remain largely intact.

On-site development includes Ancillary Support building, public/visitor parking, secure department parking, vehicle sallyport, trash enclosure, light flagpole at front of station, station sign and on-site fire hydrant.

All projects will involve phased renovation and/or relocation or existing roads, utilities, parking and landscaping

items used for cost estimate

VOLUME 1

- general Architectural drawing prepared by WRNS, dated 10/31/2017
G-001, G-002, G-101 to 103, G-111, G-131, G-200, G-201
- civil Civil drawing prepared by Sherwood, dated 10/31/2017
C010, C020, C030, C100, C101, C200, C201, C300,
C301 to 306, C310 to 313, C400 to 402
- landscaping Landscape drawing prepared by swa, dated 10/31/2017
L0.00, L0.01 to 0.02, L1.00, L1.01, L1.02, L2.01, L2.02, L3.01,
L3.02, L4.01, L4.02, L4.11, L4.12, L5.01, L5.02,
L6.01 to 6.05, L7.01 to 7.06
- landscaping Alternate #8 L2.01A, L3.01A, L4.01A, L4.11A
- structural Structural drawing prepared by Mar Structural Design,
dated 10/31/2017
S-001 to 007, S101 to 109, S-111 to 116, S-122, S-123,
S-134 to 135, S-201 to 205, S-211 to 213, S-221, S-222,
S-301 to 308, S-311 to 316, S-401 to 403, S-411 to 414,
S-421 to 424, S-431, S-442, S-501 to 508, S-511 to 519,
S-521 to 524, S-601, S-602, S-621, S-622, S-631 to 633

items used for cost estimate

VOLUME 1 & 2

- architectural Architectural drawing prepared by WRNS, dated 10/31/2017
AN-001, AS-100 to 104, AS-121, AS-401 to 404, AS-801,
AS-802, AD-100, AD-111
Cover, A-101 to 104, A-111, A-112, A-151 to 154, A-201
A-202, A-211, A-300~303, A-311, A-331, A-332, A-341,
A-401 to 406, A-410, A-411, A-412, A-421 to 423, A-501 to
511, A-521 to 524, A-531 to 534, A-541, A-601~605, A-611,
A-615, A641 to 644, A-651 to 653, A-655 to 659, A-671 to 673,
A-701 to 703, A-705, A-721 to 723, A-801 to 803,
A-811, A-821 to 823, A-825 to 827, A-831, A-832, A-835,
A-841 to 847, AI-001, AI-101, AI-102, AI-111
- architectural alternate A-846A, A-847A

VOLUME 2

- equipment Equipment schedule prepared by WRNS, dated 10/31/2017
AQ-001

- furniture Furniture drawings prepared by WRNS, dated 10/31/2017
AF-101, AF-102, AF-111

- signage Signage drawings prepared by WRNS, dated 10/31/2017
AG-001, AG-101 to 102, AG-111, AG-301 to 312

- mechanical Mechanical drawing prepared by Interface Engineering,
dated 10/31/2017
M-001 to 003, M-005 to 010, M-100, M-101, M-201 to 203,
M-210 to 212, M-221, M-301, M-302, M-311, M-401 to 403,
M-411, M-501 to 504, M-601 to 606, M-701 to 703

- plumbing Plumbing drawing prepared by Interface Engineering,
dated 10/31/2017
P-001, P-002, P-200, P-201 to 203, P-210 to 212, P-221,
P-401, P-501

- electrical Electrical drawing prepared by Integral Group, dated 10/31/2017
E-000, E-001 to 005, E-101 to 107, E-201 to 203, E-211,
E-301 to 308, E-311 to 315, E-401, E-501.1, E5.01.2,
E-502 to 505, E-601 to 604, E-606, E-701 to 707,
E-709 to 714, E-801 to 805

items used for cost estimate

VOLUME 2

fire alarm Fire Alarm drawing prepared by Integral Group,
dated 10/31/2017
F-001, F-201, F-202, F-203, F-211

technology Technology drawing prepared by Integral Group,
dated 10/31/2017
T-001, T-101, T-102, T-201, T-202, T-205, T-211, T-401,

PV PV Site plan prepared by Integral Group dated
10/28/2017
PV-101

narrative Project Manual, Volume 1& 2 dated 10/31/2017

assumptions

- (a) Construction will start in June, 2018
- (b) A construction period of 30 months
- (c) The general contract will be competitively bid by a minimum of five (5) qualified contractors
- (d) The general contractor will have full access to the site during normal business hours
- (e) The contractor will be required to pay prevailing wages

inclusions

Police/City Hall and Library

- foundations This section includes reinforced concrete grade beams and drilled pier, elevator pit, slab on grade, perforated drain pipe, perimeter concrete curb/stemwall and allowance for mechanical pads.
- superstructure This section includes structural steel framing, metal deck with concrete fill, bare roof deck and miscellaneous metal and rough carpentry.
- enclosure This section includes exterior wall finishes, exterior storefront/curtainwall system, exterior windows, mechanical roof screen, parapet wall, and misc band and trims.

inclusions**Police/City Hall and Library**

- roofing This section includes clay tile roof at Civic Center and modified bituminous roof system at the library. It also includes roof flashing, gutter, downspouts, allowance for mechanical roof pad, roof hatches, caulking and sealants.
- interior construction This section includes interior partitions, glazed wall and sidelights, interior balustrades and guardrails, interior doors, protective bumpers, toilet partitions and accessories, shelving and millwork, casework and countertops, chalkboards and signages.
- stairs This section includes exit/egress stairs complete with finishes, handrail and guardrail.
- interior finishes This section includes floor, wall and ceiling finishes.
- conveying This section includes 1-elevator at Police/City Hall Building.
- plumbing This section includes plumbing fixtures, domestic water distribution, sanitary waste piping, storm water piping and miscellaneous trade specialties.
- heating, ventilation, and air-conditioning This section includes mechanical equipments, piping, ductwork and miscellaneous trade specialties.
- fire protection This section includes automatic wet-pipe sprinkler system
- electrical This section includes main service and distribution, emergency power, photovoltaic roof mounted system (at library only), equipment power, user convenience power, lighting & lighting control, telecomm, fire alarm, security, audio/visual rough-in and miscellaneous trade specialties.
- equipment This section includes kitchen and breakroom equipment, and allowance for fitness room equipments.
- furnishings This section includes window shades, projection screens, entrance mats, fire extinguisher cabinets, bike storage, benches and lockers.

inclusions**Site Improvement**

- site preparation This section includes demolition of existing buildings and removal of existing hardscape surrounding the buildings. It also includes site protective construction, earthwork and erosion control
- site improvement This section includes vehicular and pedestrian paving, site structures, landscaping and miscellaneous site furnishing. It also includes ancillary support building and police secured parking.
- site mechanical utilities This section includes allowance for site drainage
- site electrical utilities This section includes site lighting and site communications and security, and allowance for site demolition and relocation

exclusions

- (a) Cost escalation beyond a start date of June, 2018
- (b) Utility Yard and associated site improvement
- (c) Existing corporation shed and train depot to remain in place
- (d) PV system at Police/City Hall Building & Site (included as ADD Alternate)
- (e) Relocation of displaced management and staff
- (f) Loose furniture and equipment except as specifically identified
- (g) Compression of schedule, premium or shift work, and restrictions on the contractor's working hours
- (h) Soft Cost such as testing and inspection fees, architectural design and construction management fees, assessments, taxes, finance, legal and development charges
- (i) Scope change and post contract contingencies
- (j) Environmental impact mitigation

100% Design Development Cost Estimate

Overall Summary

Atherton Civic Center

Gross Floor Areas
Overall Summary
Component Summary
Trade Summary

December 11, 2017

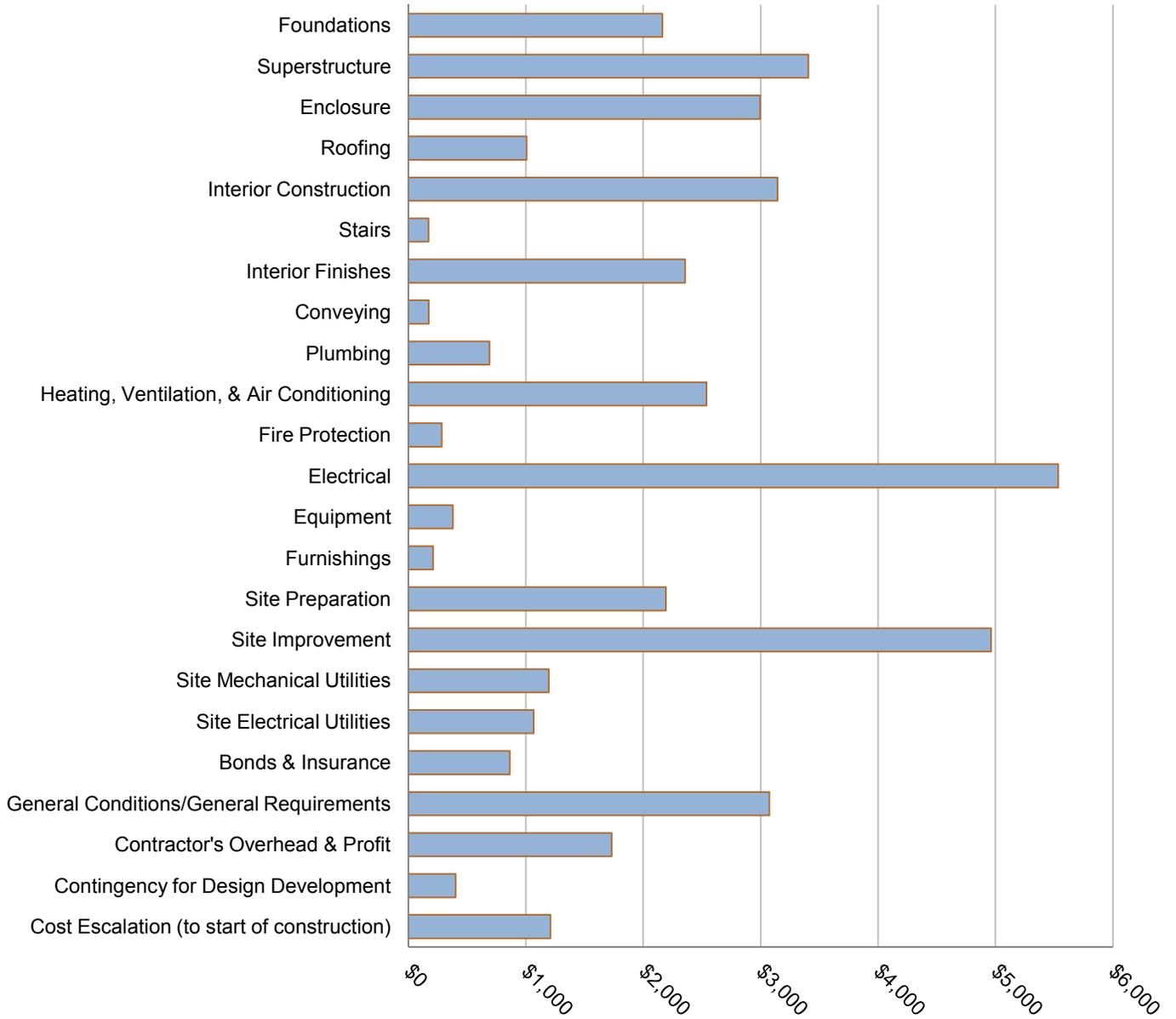
| Atherton Civic Center | GFA | % | \$/SF | ,\$000 |
|---|---------------|-------------|-------------------|-----------------|
| City Hall | 28,910 | 42% | \$609.68 | \$17,626 |
| Library | 9,970 | 28% | \$1,158.24 | \$11,548 |
| Renovate existing Heritage Town Hall | 1,910 | 3% | \$653.14 | \$1,247 |
| Site Improvement (Police Station Scope) | 122,887 | 15% | \$50.71 | \$6,231 |
| Site Improvement (Library Scope) | 89,554 | 11% | \$50.93 | \$4,561 |
| Site Improvement (Corp Yard) | 18,157 | 1% | \$33.66 | \$611 |
| TOTAL CONSTRUCTION & SITEWORK: | 40,790 | 100% | \$1,025.36 | \$41,824 |
| Market Factor/Bid Contingency Allowance (if fewer than 4~5 bids are received) : | | 10% | | \$4,182 |
| TOTAL CONSTRUCTION & SITEWORK: | 40,790 | | \$1,127.89 | \$46,006 |

| Alternates: | ,\$000 |
|---|----------------|
| Alt. #1: Provide hydroseed planting at City Hall in lieu of planting shown on landscape drawings | (\$317) |
| Alt. #2: Enhanced Energy Monitoring at Admin/PD Spaces | \$12 |
| Alt. #3: Addition Of Microgrid System at Admin/PD | \$4,377 |
| Alt. #4: Addition Of Photovoltaic System, including support structures at City Hall, Secure Parking & Carports (Base Bid include PV System at library and installation of clay tile roof if PV panel are not installed on City Hall Roof) | \$1,695 |
| Alt. #5: Mechanical Chilled Thermal Water System | \$173 |
| Alt. #6: Provide copper gutter & downspouts in lieu of painted galvanised steel | \$80 |
| Alt. #7: Exterior stone base in lieu of precast concrete wall base | \$18 |
| Alt. #8: Do not construct new council chamber. Install EOC infrastructure in briefing/squad room D.08. Provide landscape area & security fence | (\$1,477) |
| Alt. #9: Provide exterior aluminum curtainwall window system in lieu of exterior wood window system at library | <i>tbd</i> |
| Alt. #10 Provide hydroseed planting at library in lieu of planting shown on landscape drawings | (\$566) |
| TOTAL ALTERNATES: | \$4,233 |

| CSI UniFormat Summary | 40,790 SF | % | \$/SF | ,\$000 |
|---|------------------|-------------|-------------------|-----------------|
| Foundations | | 5% | \$53.04 | \$2,164 |
| Superstructure | | 8% | \$83.55 | \$3,408 |
| Enclosure | | 7% | \$73.46 | \$2,996 |
| Roofing | | 2% | \$24.67 | \$1,006 |
| Interior Construction | | 8% | \$77.10 | \$3,145 |
| Stairs | | 0% | \$4.20 | \$172 |
| Interior Finishes | | 6% | \$57.77 | \$2,356 |
| Conveying | | 0% | \$4.29 | \$175 |
| Plumbing | | 2% | \$16.96 | \$692 |
| Heating, Ventilation, & Air Conditioning | | 6% | \$62.23 | \$2,538 |
| Fire Protection | | 1% | \$7.01 | \$286 |
| Electrical | | 13% | \$135.71 | \$5,535 |
| Equipment | | 1% | \$9.28 | \$379 |
| Furnishings | | 1% | \$5.19 | \$212 |
| Selective Building Demolition | | 0% | \$1.45 | \$59 |
| Subtotal - Building Construction | | 60% | \$615.92 | \$25,123 |
| Site Preparation | | 5% | \$53.76 | \$2,193 |
| Site Improvement | | 12% | \$121.64 | \$4,962 |
| Site Mechanical Utilities | | 3% | \$29.30 | \$1,195 |
| Site Electrical Utilities | | 3% | \$26.18 | \$1,068 |
| Subtotal - Sitework | | 23% | \$230.88 | \$9,418 |
| Total - Building and Sitework Construction | | 83% | \$846.80 | \$34,540 |
| Bonds & Insurance | 2.50% | 2% | \$21.17 | \$864 |
| General Conditions/General Requirements | | 7% | \$75.39 | \$3,075 |
| Contractor's Overhead & Profit | 4.50% | 4% | \$42.45 | \$1,732 |
| Subtotal | | 96% | \$985.81 | \$40,211 |
| Contingency for Design Development | 1.00% | 1% | \$9.86 | \$402 |
| Cost Escalation (to start of construction) | 2.98% | 3% | \$29.69 | \$1,211 |
| TOTAL CONSTRUCTION BUDGET | June 2018 | 100% | \$1,025.36 | \$41,824 |

NOTE: Inclusions and Exclusions listed in the Commentary Section.

CSI UniFormat Summary





Fair Oaks View

City Hall

Atherton Civic Center

Control Quantities
Summary
Detailed Cost Breakdown

December 11, 2017

Enclosed Areas

| | |
|---------|--------|
| Level 1 | 15,770 |
| Level 2 | 11,244 |

| | |
|---------------------------|--------|
| Subtotal of Enclosed Area | 27,014 |
|---------------------------|--------|

Covered Area

| | |
|---------------|-------|
| Roof Overhang | 3,792 |
|---------------|-------|

| | |
|--|-------|
| Subtotal of Covered Area at half value | 1,896 |
|--|-------|

| | |
|---------------------------|--------|
| Total of Gross Floor Area | 28,910 |
|---------------------------|--------|

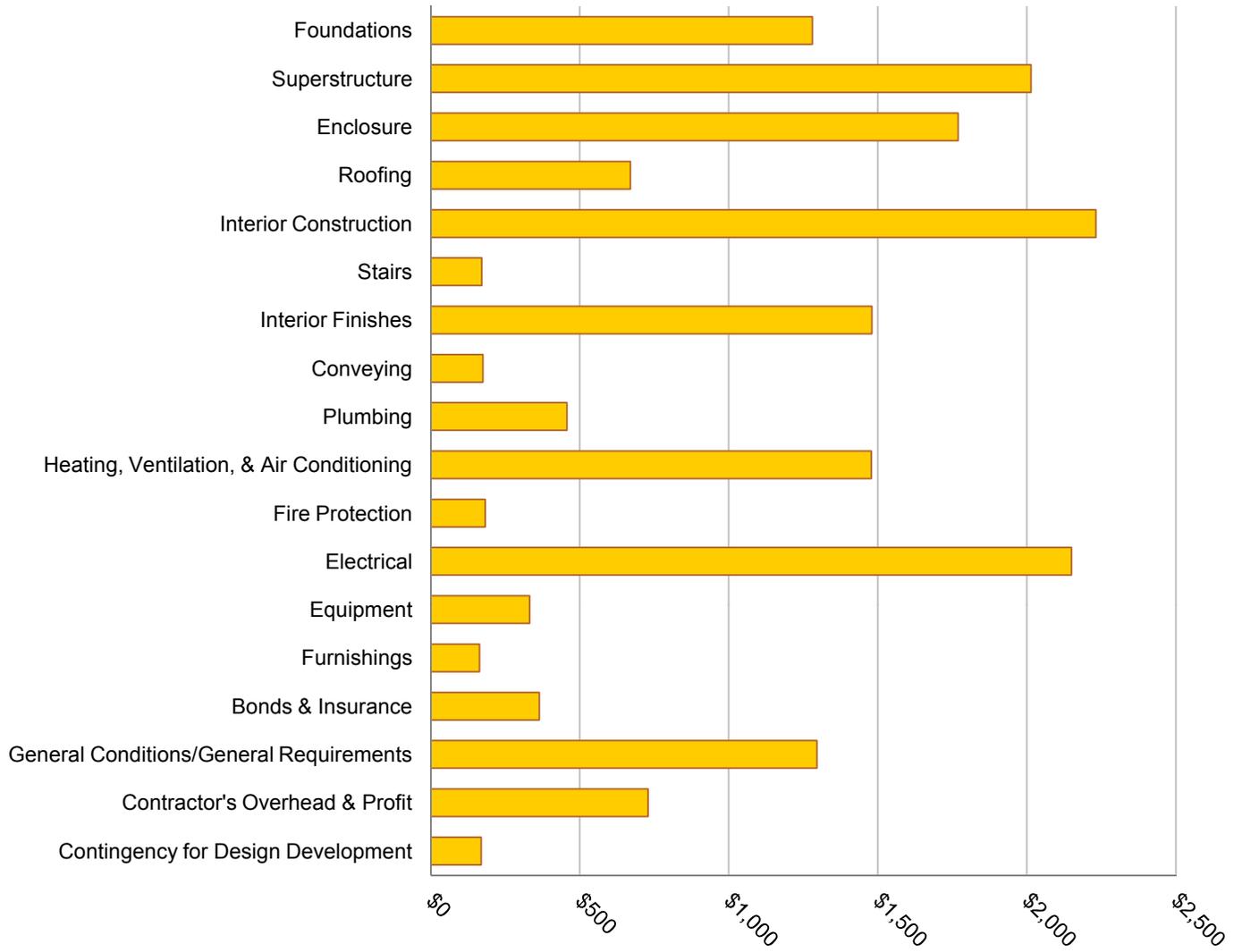
CONTROL QUANTITIES

| | | | Ratio to Gross Area |
|----------------------------|-----------|----|------------------------|
| Number of stories (x1,000) | 2 | EA | 0.069 |
| Gross Area | 28,910 | SF | 1.000 |
| Enclosed Area | 27,014 | SF | 0.934 |
| Covered Area | 3,792 | SF | 0.131 |
| Footprint Area | 15,770 | SF | 0.545 |
| Volume | 330,957 | CF | 11.448 |
| Gross Wall Area | 18,686 | SF | 0.646 |
| Finished Wall Area | 16,368 | SF | 0.566 |
| Windows or Glazing Area | 12% 2,318 | SF | 0.080 |
| Roof Area - Flat | 548 | SF | 0.019 |
| Roof Area - Sloping | 19,014 | SF | 0.658 |
| Roof Area - Total | 19,562 | SF | 0.677 |
| Roof Glazing Area | 119 | SF | 0.004 |
| Interior Partition Length | 2,544 | LF | 0.088 |
| Elevators (x10,000) | 1 | EA | 0.346 |
| Plumbing Fixtures (x1,000) | 46 | EA | 1.591 |

| CSI UniFormat Summary | 28,910 SF | % | \$/SF | ,\$000 |
|--|------------------|-------------|-----------------|-----------------|
| Foundations | | 7% | \$44.27 | \$1,280 |
| Superstructure | | 11% | \$69.66 | \$2,014 |
| Enclosure | | 10% | \$61.21 | \$1,770 |
| Roofing | | 4% | \$23.18 | \$670 |
| Interior Construction | | 13% | \$77.19 | \$2,232 |
| Stairs | | 1% | \$5.93 | \$172 |
| Interior Finishes | | 8% | \$51.19 | \$1,480 |
| Conveying | | 1% | \$6.05 | \$175 |
| Plumbing | | 3% | \$15.79 | \$457 |
| Heating, Ventilation, & Air Conditioning | | 8% | \$51.14 | \$1,479 |
| Fire Protection | | 1% | \$6.34 | \$183 |
| Electrical | | 12% | \$74.37 | \$2,150 |
| Equipment | | 2% | \$11.48 | \$332 |
| Furnishings | | 1% | \$5.67 | \$164 |
| Subtotal - Building Construction | | 83% | \$503.50 | \$14,556 |
| Bonds & Insurance | 2.50% | 2% | \$12.59 | \$364 |
| General Conditions/General Requirements | 8.69% | 7% | \$44.82 | \$1,296 |
| Contractor's Overhead & Profit | 4.50% | 4% | \$25.24 | \$730 |
| Subtotal | | 96% | \$586.16 | \$16,946 |
| Contingency for Design Development | 1.00% | 1% | \$5.86 | \$169 |
| Cost Escalation (to start of construction) | 2.98% | 3% | \$17.66 | \$510 |
| TOTAL CONSTRUCTION BUDGET | June 2018 | 100% | \$609.68 | \$17,626 |

NOTE: Inclusions and Exclusions listed in the Commentary Section.

CSI UniFormat Summary



| FOUNDATIONS | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|--------------------------|------------|
| Standard Foundations | | | | |
| Reinforced concrete pile caps (13EA) | | | | |
| Excavation and disposal offsite | 8 | CY | \$45.00 | \$339 |
| Concrete, 4000 psi | 8 | CY | \$280.00 | \$2,106 |
| Formwork | 325 | SF | \$10.00 | \$3,250 |
| Reinforcement | 1,505 | LB | \$1.50 | \$2,257 |
| Reinforced concrete grade beams (GB1 & GB2) | | | | |
| Excavation and disposal offsite | 314 | CY | \$45.00 | \$14,130 |
| Concrete, 4000 psi | 314 | CY | \$280.00 | \$87,920 |
| Formwork | 5,404 | SF | \$10.00 | \$54,040 |
| Reinforcement | 57,900 | LB | \$1.50 | \$86,850 |
| Post-tensioning reinforcement | 3,465 | LB | \$5.00 | \$17,325 |
| Elevator pit; complete with waterproof membrane and subsoil drainage around pit | | | | |
| Excavation and disposal offsite | 16 | CY | \$45.00 | \$735 |
| Reinforced concrete slab on grade, 14" thick | 72 | SF | \$25.00 | \$1,789 |
| Reinforced concrete wall, 8" thick | 157 | SF | \$75.00 | \$11,753 |
| Waterproofing membrane | 157 | SF | \$15.00 | \$2,351 |
| Special Foundations | | | | |
| Drilled concrete pier, 4000 psi | | | | |
| 18" diameter x 25'deep (P1A) | 675 | LF | \$105.00 | \$70,875 |
| 18" diameter x 40'deep (P1B) | 400 | LF | \$105.00 | \$42,000 |
| 24" diameter x 30' deep (P2A) | 1,050 | LF | \$160.00 | \$168,000 |
| 24" diameter x 40' deep (P2B) | 840 | LF | \$160.00 | \$134,400 |
| 24" diameter x 50' deep (P2C) | 150 | LF | \$160.00 | \$24,000 |
| 24" diameter x 60' deep (P2D) | 540 | LF | \$160.00 | \$86,400 |
| Mobilization and demobilization | 1 | LS | \$20,000.00 | \$20,000 |
| Pile Testing | 1 | LS | \$25,000.00 | \$25,000 |
| Slab On Grade, 3000 psi | | | | |
| 5" thick reinforced concrete slab on grade, reinforced with #5 @ 16" o.c., e.w. | 17,214 | SF | \$8.00 | \$137,712 |
| Slab collector (D1 ~ D5) | 3,022 | LB | \$2.00 | \$6,044 |
| "Stegowrap" water vapor membrane, 15mil | 17,214 | SF | \$1.00 | \$17,214 |
| 4" thick crushed rock | 213 | CY | \$75.00 | \$15,939 |
| 12" thick class 2 aggregate | 638 | CY | \$75.00 | \$47,817 |
| 2" thick rigid foam | 17,214 | SF | <i>NIC, Not required</i> | |
| Thickened slab at perimeter | 2,040 | SF | \$14.00 | \$28,560 |

| FOUNDATIONS | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------------|-----------------------------|
| Slab On Grade, 3000 psi | | | | |
| Excavation and removal | 3,245 | CY | \$45.00 | \$146,016 |
| 30" thick reworked/compacted engineered fill | | | | <i>included in Sitework</i> |
| 6~12" thick scarified/moisture conditioned/compacted native soil | | | | <i>included in Sitework</i> |
| Miscellaneous | | | | |
| Perimeter perforated drain pipe | 680 | LF | | <i>NIC, Not required</i> |
| Perimeter concrete stemwall/curb | 672 | LF | \$30.00 | \$20,160 |
| Allowance for mechanical pads | 1 | LS | \$5,000.00 | \$5,000 |
| Subtotal For Foundations: | | | | \$1,279,981 |

| SUPERSTRUCTURE | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|------------|
| Vertical Structure | | | | |
| Structural steel columns, HSS | 21 | T | \$5,000.00 | \$105,000 |
| Structural steel braced frame, WF | 37 | T | \$4,800.00 | \$177,600 |
| Base plates, ref. S305 | 163 | EA | \$500.00 | \$81,500 |
| Miscellaneous connection, including gusset plates | 1 | LS | \$30,000.00 | \$30,000 |
| Level2 Construction | | | | |
| Structural steel framing | 89 | T | \$4,800.00 | \$427,200 |
| Miscellaneous connection, allow 10% | 1 | LS | \$42,720.00 | \$42,720 |
| Metal deck, W3-18ga | 11,244 | SF | \$5.00 | \$56,220 |
| Normal weight concrete, 3000 psi | 174 | CY | \$260.00 | \$45,115 |
| Finish top of concrete | 11,244 | SF | \$1.00 | \$11,244 |
| Reinforcement, #4 @ 12" o.c., e.w. | 18,215 | LB | \$1.50 | \$27,323 |
| Continuous edge bent plate | 566 | LF | \$20.00 | \$11,320 |
| Headed studs at 12" o.c. | 3,109 | EA | \$3.00 | \$9,327 |
| Glulam beam 5-1/8 x 12 | 92 | LF | \$250.00 | \$23,000 |

| SUPERSTRUCTURE | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|--------------------------|------------|
| Attic/Mechanical Platform | | | | |
| Structural steel framing and miscellaneous connection | 1 | T | \$4,800.00 | \$4,800 |
| Miscellaneous connection, allow 10% | 1 | LS | \$480.00 | \$480 |
| 1/2" thick plywood | 1,023 | SF | \$6.00 | \$6,138 |
| 1000S200-54 @ 16" o.c. | 1,023 | SF | \$12.00 | \$12,276 |
| Wood shearwall S6, with 362X162-43 studs at 12" o.c. | 1,512 | SF | \$18.00 | \$27,216 |
| Roof Construction | | | | |
| Structural steel framing | 89 | T | \$4,800.00 | \$427,200 |
| Miscellaneous connection, allow 10% | 1 | LS | \$42,720.00 | \$42,720 |
| 3/4" thick fire treated plywood | 20,323 | SF | \$5.00 | \$101,613 |
| Steel deck, B16 | 20,323 | SF | \$6.00 | \$121,935 |
| Sprayed-fireproofing | | | <i>NIC, Not required</i> | |
| Miscellaneous | | | | |
| Miscellaneous metal | 28,910 | GSF | \$2.00 | \$57,820 |
| Miscellaneous rough carpentry | 28,910 | GSF | \$1.50 | \$43,365 |
| Forming depressed slab | 510 | LF | \$10.00 | \$5,100 |
| Design/build seismic bracing of equipment and non-structural components, and for seismic certification of equipment (seismic risk category IV) | 28,910 | GSF | \$4.00 | \$115,640 |
| Subtotal For Superstructure: | | | \$2,013,872 | |

| ENCLOSURE | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|---------|------------|
| Wall Framing, Furring and Insulation | | | | |
| Drainage mat | 16,368 | SF | \$3.50 | \$57,289 |
| Rigid insulation, 1" thick | 16,368 | SF | \$2.50 | \$40,921 |
| Waterproofing membrane | 16,368 | SF | \$0.50 | \$8,184 |
| Exterior sheathing, 1/2" thick | 16,368 | SF | \$4.00 | \$65,473 |
| Light gauge metal stud | 16,368 | SF | \$14.00 | \$229,156 |
| Batt insulation, R19 | 16,368 | SF | \$1.50 | \$24,552 |
| Applied Exterior Finishes | | | | |
| Cement plaster (3-coat plaster system) with decorative texture and reveals | 16,368 | SF | \$26.00 | \$425,575 |

| ENCLOSURE | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------------|------------|
| Precast Column | | | | |
| GFRC custom column at entry; complete with top trim, shaft, bottom trim and base | 4 | EA | \$3,150.00 | \$12,600 |
| Windows, Glazing & Louvers | | | | |
| Storefront/window system; steel framed, bronze finish with exterior acoustic/insulated, double glazed solarban 72 starfire, 1/4" glass lite, STC 35 (GL-1) | 507 | SF | \$150.00 | \$76,050 |
| Aluminum thermal window with exterior acoustic/insulated, double glazed solarban 72 starfire, 1/4" glass lite, STC 35 (GL-1) | 1,574 | SF | \$120.00 | \$188,880 |
| Aluminum thermal window with exterior acoustic/insulated, double glazed solarban 72, translucent, STC 35 (GL-2) | 237 | SF | \$95.00 | \$22,515 |
| Windows, Glazing & Louvers | | | | |
| Premium for level-5 security low-e glazing at police department (GL-3) | 207 | SF | \$225.00 | \$46,575 |
| Aluminum louver (L1~L8) | 100 | SF | \$75.00 | \$7,500 |
| Premium for operable windows | 46 | EA | \$350.00 | \$16,100 |
| Interior finish of exterior wall | | | | |
| Painted gypwall | 16,368 | SF | \$5.00 | \$81,841 |
| Exterior Doors, Frames and Hardware | | | | |
| Double steel glass door with muntins (DGL-4) | 6 | PR | \$8,000.00 | \$48,000 |
| Double flush hollow metal door (DFL-1) | 3 | PR | \$6,000.00 | \$18,000 |
| Double flush solid core steel door with vision panel (DVLVP-1) | 1 | PR | \$8,000.00 | \$8,000 |
| Single flush wood door (FL-1 and 2) | 6 | EA | \$3,000.00 | \$18,000 |
| Single flush glass door (SGL-4) | 1 | EA | \$3,500.00 | \$3,500 |
| Single flush hollow metal with louvers (LV-2) | 1 | EA | \$3,200.00 | \$3,200 |
| Special door hardware | | | | |
| Buzzer entry | 2 | EA | \$1,500.00 | \$3,000 |
| Cardkey access | 9 | EA | \$2,500.00 | \$22,500 |
| Door operator | 2 | EA | \$2,500.00 | \$5,000 |

| ENCLOSURE | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|--------------------|
| Fascias, bands, screens, trim, wood articulation at doors, etc. | | | | |
| Precast concrete veneer base (PC-1) | 819 | LF | \$32.00 | \$26,208 |
| Window sill, 4"~6" precast concrete sill to match precast wall base | 380 | LF | \$52.00 | \$19,760 |
| Decorative metal rail type 1 (MC-3) | 44 | LF | \$150.00 | \$6,600 |
| Custom/precast decorative jamb | 1 | LS | \$15,750.00 | \$15,750 |
| Sheet metal coping (MC-2) | 40 | LF | \$30.00 | \$1,200 |
| Soffits | | | | |
| Exterior wood plank soffit (WD-1) | 3,792 | SF | \$45.00 | \$170,640 |
| Balustrades, parapets and roof screens | | | | |
| Cityhall well, cement plaster finish system on gypsum sheathing board on metal stud framing 4'-4" high (CP-1) | 173 | SF | \$45.00 | \$7,800 |
| Fumehood chimney/enclosure | | | | |
| 4" metal stud frame with 3-coat plaster at exterior and fiber cement panel at interior side | 192 | SF | \$75.00 | \$14,400 |
| Painted decorative metal coping | 24 | LF | \$30.00 | \$720 |
| Access panel, 30" x 48" | 1 | EA | \$2,500.00 | \$2,500 |
| Miscellaneous Work | | | | |
| Rough carpentry | 28,910 | GSF | \$0.75 | \$21,683 |
| City Hall mock-up | 1 | LS | \$50,000.00 | \$50,000 |
| Subtotal For Enclosure: | | | | \$1,769,671 |

| ROOFING | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|---------|------------|
| Roof Coverings | | | | |
| Modified bituminous roofing system over tapered rigid insulation, flat roof area | 548 | SF | \$16.00 | \$8,768 |
| Clay tile roof over fire-treated battens, over adhered membrane, sloped roof area | 19,775 | SF | \$28.00 | \$553,688 |
| Roofing upstands and sheetmetal | | | | |
| Gutter, bronze painted aluminum | 1,042 | LF | \$35.00 | \$36,470 |
| Downspout, bronze painted aluminum | 380 | LF | \$30.00 | \$11,400 |

| ROOFING | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|-------------------|
| Roof Lights | | | | |
| Skylight type A; exterior acoustic, insulated, double glazed solarban 72 starfire, 1/4" glass lite with laminated interior lite with 1/2" air gap, STC42 (GL4) | 17 | SF | \$350.00 | \$5,843 |
| Skylight type B; exterior acoustic, insulated, double glazed with laminated interior lite with 1/2" air gap, translucent STC42 (GL5) | 37 | SF | \$250.00 | \$9,308 |
| Skylight type C; exterior acoustic, insulated, double glazed with laminated interior lite with 1/2" air gap, translucent STC42 (GL5) | 65 | SF | \$250.00 | \$16,294 |
| Premium for automatic operable system | 8 | EA | \$500.00 | \$4,000 |
| Miscellaneous work | | | | |
| Roof access hatches with ladder | | | | NIC, Not required |
| Fall arrest - Allowance | 1 | LS | \$10,000.00 | \$10,000 |
| Caulking and sealants | 28,910 | GSF | \$0.50 | \$14,455 |

Subtotal For Roofing: \$670,225

| INTERIOR CONSTRUCTION | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|----------|------------|
| Interior Partitions | | | | |
| Non-rated Partitions | | | | |
| Type A - Includes metal stud framing, batt insulation, 5/8" gypboard on one side, finished | | | | |
| A0X - 7/8" hat channel | 19 | SF | \$11.00 | \$208 |
| A2X - 2 1/2" metal stud | 899 | SF | \$12.50 | \$11,243 |
| A2XA - 2 1/2" metal stud and premium for impact resistant gypboard | 412 | SF | \$136.00 | \$55,998 |
| A3X - 3 5/8" metal stud | 2,257 | SF | \$13.00 | \$29,341 |
| A3Z - 3 5/8" metal stud | 439 | SF | \$13.00 | \$5,712 |
| A3ZA - 3 5/8" metal stud and premium for impact resistant gypboard | 377 | SF | \$13.00 | \$4,906 |
| A6Z - 6" metal stud | 572 | SF | \$13.50 | \$7,727 |

INTERIOR CONSTRUCTION

| | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|---------|------------|
| Type B - Includes metal stud framing, batt insulation, 5/8" gypboard on both sides, finished | | | | |
| B2X - 2 1/2" metal stud | 31 | SF | \$17.00 | \$527 |
| B3X - 3 5/8" metal stud | 1,261 | SF | \$17.50 | \$22,068 |
| B3Z - 3 5/8" metal stud | 4,963 | SF | \$17.50 | \$86,857 |
| B3ZA - 3 5/8" metal stud and premium for impact resistant gypboard | 6,294 | SF | \$17.50 | \$110,137 |
| B6X - 6" metal stud | 25 | SF | \$18.00 | \$450 |
| B6Z - 6" metal stud | 1,160 | SF | \$18.00 | \$20,874 |
| B6ZA - 6" metal stud and premium for impact resistant gypboard | 510 | SF | \$18.00 | \$9,185 |
| B8Z - 8" metal stud | 224 | SF | \$18.50 | \$4,149 |
| Type C - Includes metal stud framing, batt insulation, 5/8" gypboard underlayment on one side, 5/8" gypboard on both sides, | | | | |
| C3Z - 3 5/8" metal stud | 4,871 | SF | \$21.00 | \$102,296 |
| C3ZA - 3 5/8" metal stud and premium for impact resistant gypboard | 5,774 | SF | \$21.00 | \$121,261 |
| Type E - Includes metal stud framing, batt insulation, Level 5 bullet proof fiberglass panel on one side, 5/8" gypboard on one side, finished | | | | |
| E2ZA - 2 1/2" metal stud and premium for impact resistant gypboard | 226 | SF | \$72.50 | \$16,392 |
| E3Z - 3 5/8" metal stud | 112 | SF | \$73.00 | \$8,180 |
| E3ZA & E3.2ZA - 3 5/8" metal stud and premium for impact resistant gypboard | 348 | SF | \$73.00 | \$25,411 |
| Type F - Includes double metal stud framing, double batt insulation, Level 5 bullet proof fiberglass panel on one side, 5/8" gypboard on both sides, finished | | | | |
| F3ZA, F3.1ZA & F3.2ZA - 3 5/8" metal stud and premium for impact resistant gypboard | 1,249 | SF | \$85.50 | \$106,747 |

INTERIOR CONSTRUCTION

Quantity

Unit

Rate

Total (\$)

Interior Partitions

Non-rated Partitions

Type G - Includes metal stud framing, batt insulation, Level 5 bullet proof fiberglass panel on one side, 5/8" gypboard on both sides, finished

G3Z - 3 5/8" metal stud

476

SF

\$77.50

\$36,875

G6ZA - 6" metal stud and premium for impact resistant gypboard

59

SF

\$78.00

\$4,602

Type H - Includes metal stud framing, batt insulation, 1 1/8" fire resistant plywood and security mesh on one side, 5/8" gypboard underlayment on both sides, 5/8" gypboard on both sides, finished

H3Z - 3 5/8" metal stud

923

SF

\$27.50

\$25,394

H3ZA - 3 5/8" metal stud and premium for impact resistant gypboard

707

SF

\$27.50

\$19,454

H6X - 6" metal stud

302

SF

\$28.00

\$8,467

Type J - Includes metal stud framing, batt insulation, furring channel, 1" acoustic backerboard, acoustic cement plaster on one side, 5/8" gypboard on one side, finished

J6ZB - 6" metal stud and without gypboard on one side

995

SF

\$40.50

\$40,310

Type K - Includes metal stud framing, batt insulation, 3/4" fire resistant plywood, 5/8" abuse resistant gypboard on one side, 5/8" gypboard on one side, finished

K3Z - 3 5/8" metal stud

300

SF

\$18.50

\$5,544

K6ZA - 6" metal stud and premium for impact resistant gypboard

558

SF

\$19.50

\$10,872

Type L - Includes double metal stud framing, double batt insulation, Level 5 bullet proof fiberglass panel on one side, 5/8" gypboard underlayment on both sides, 5/8" gypboard on both sides, finished

L3ZA, L3.1ZA & L3.2ZA - 3 5/8" metal stud and premium for impact resistant gypboard

1,071

SF

\$92.50

\$99,026

INTERIOR CONSTRUCTION

Quantity

Unit

Rate

Total (\$)

Interior Partitions

Non-rated Partitions

Type M - Includes double metal stud framing, double batt insulation, 5/8" gypboard underlayment on both sides, 5/8" gypboard on both sides, finished

M3Z - 3 5/8" metal stud

543

SF

\$32.50

\$17,638

M3ZA & M3.1ZA - 3 5/8" metal stud and premium for impact resistant gypboard

905

SF

\$24.50

\$22,173

Type N - Includes metal stud framing, batt insulation, 5/8" gypboard underlayment on both sides, 5/8" gypboard on both sides,

N3Z - 3 5/8" metal stud

543

SF

\$24.50

\$13,296

N3ZA & N3.1ZA - 3 5/8" metal stud and premium for impact resistant gypboard

3,470

SF

\$24.50

\$85,025

N3YA - 3 5/8" metal stud and premium for impact resistant gypboard

467

SF

\$24.50

\$11,442

N8Z - 8" metal stud

61

SF

\$25.50

\$1,549

Type P - Includes double metal stud framing, double batt insulation, 3/4" fire resistant plywood, 5/8" abuse resistant gypboard on one side, 5/8" gypboard on one side, finished

P3Z & P3.1Z - 3 5/8" metal stud

543

SF

\$27.00

\$14,653

P3ZA - 3 5/8" metal stud and premium for impact resistant gypboard

200

SF

\$27.00

\$5,395

Type Q - Includes double metal stud framing, double batt insulation, 5/8" gypboard on both sides, finished

Q3X - 3 5/8" metal stud

112

SF

\$24.50

\$2,745

Rated Partitions, 1 hour

Type B - Includes metal stud framing, batt insulation, 5/8" gypboard on both sides, finished

1B3ZA - 3 5/8" metal stud and premium for impact resistant gypboard

232

SF

\$17.50

\$4,064

Type D - Includes C-H stud framing, batt insulation, 1" gypboard liner on one side, 5/8" type "X" gypboard on one side, finished

1D3 - 3 5/8" metal stud

689

SF

\$17.50

\$12,049

| INTERIOR CONSTRUCTION | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|------------|
| Interior Partitions | | | | |
| Rated Partitions, 1 hour | | | | |
| Type G - Includes metal stud framing, batt insulation, Level 5 bullet proof fiberglass panel on one side, 5/8" gypboard on both sides, finished | | | | |
| 1G3Z - 3 5/8" metal stud | 1,106 | SF | \$76.00 | \$84,018 |
| Fire barrier sealant | 407 | LF | \$10.00 | \$4,068 |
| Backing and blocking | 28,910 | GSF | \$1.25 | \$36,138 |
| Caulking and sealants | 28,910 | GSF | \$1.00 | \$28,910 |
| Moveable Partitions | | | | |
| Sliding custom wooden screen panel, 30' x 8'-4", with locking device (SSP) | | | | |
| | 1 | EA | \$26,000.00 | \$26,000 |
| Window Walls | | | | |
| Aluminum storefront (GL-10 safety glazing) | 394 | SF | \$125.00 | \$49,250 |
| Aluminum security window (GL-11 security level 5 glazing) | 56 | SF | \$275.00 | \$15,290 |
| GL-11 security level 5 glazing, with voice around slotted frame and currency tray | 48 | SF | \$275.00 | \$13,228 |
| Sidelights | 210 | SF | \$95.00 | \$19,950 |
| Balustrades and rails | | | | |
| Steel grille custom guardrail with continuous wood top, painted | | | | |
| | 71 | LF | \$350.00 | \$24,815 |
| Custom wood screen at lobby reception | 62 | SF | \$50.00 | \$3,090 |
| Custom decorative iron grille at windows | 4 | EA | \$350.00 | \$1,400 |
| Precast concrete window sill | 19 | LF | \$35.00 | \$665 |
| Interior Doors, Frames and Hardware | | | | |
| Single flush wood door (FL-1) | 68 | EA | \$2,000.00 | \$136,000 |
| Single flush wood stile inset door (FL-2) | 2 | EA | \$2,400.00 | \$4,800 |
| Single steel glass door with muntins (SGL-4) | 1 | EA | \$2,500.00 | \$2,500 |
| Single flush glass door (SGL-1) | 2 | EA | \$3,000.00 | \$6,000 |
| Single sliding door (PCK-1) | 1 | EA | \$1,800.00 | \$1,800 |
| Single mesh door (SGT-1) | 1 | EA | \$1,600.00 | \$1,600 |

| INTERIOR CONSTRUCTION | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------------|------------|
| Interior Doors, Frames and Hardware | | | | |
| Single flush wood door with vision panel (FLVP-1) | 9 | EA | \$2,200.00 | \$19,800 |
| Single flush wood door with vision panel (FLVP-3) | 1 | EA | \$2,400.00 | \$2,400 |
| Double flush hollow metal door (DFL-1) | 6 | PR | \$3,400.00 | \$20,400 |
| Premium for cardkey access | 17 | EA | \$2,000.00 | \$34,000 |
| Premium for panic device | 1 | EA | \$1,500.00 | \$1,500 |
| Premium for ballistic resistant door with | 2 | EA | \$2,000.00 | \$4,000 |
| Fittings | | | | |
| Protective guards, barriers and bumpers | | | | |
| Corner guards 48" high | 16 | EA | \$100.00 | \$1,600 |
| Solid wood rail, 4" high | 355 | LF | \$25.00 | \$8,875 |
| Prefabricated compartments and accessories | | | | |
| Toilet Partitions | | | | |
| Standard | 2 | EA | \$1,100.00 | \$2,200 |
| Disabled | 6 | EA | \$1,400.00 | \$8,400 |
| Toilet Accessories | | | | |
| Recessed seat cover dispenser, toilet paper dispenser, napkin disposal | 8 | EA | \$450.00 | \$3,600 |
| Recessed seat cover dispenser, toilet paper dispenser | 4 | EA | \$450.00 | \$1,800 |
| Toilet seat cover dispenser | 1 | EA | \$150.00 | \$150 |
| Toilet seat cover dispenser, heavy duty | 1 | EA | \$200.00 | \$200 |
| Toilet paper dispenser | 1 | EA | \$100.00 | \$100 |
| Toilet paper dispenser, heavy duty | 1 | EA | \$150.00 | \$150 |
| Soap dispenser | 14 | EA | \$100.00 | \$1,400 |
| ADA grab bar | 10 | SET | \$500.00 | \$5,000 |
| Recessed paper towel dispenser/waste receptacle combo | 11 | EA | \$450.00 | \$4,950 |
| Paper towel dispenser | 1 | EA | \$300.00 | \$300 |
| Double coat rack | 5 | EA | \$100.00 | \$500 |
| Framed mirror | 145 | SF | \$50.00 | \$7,230 |
| Recessed sanitary napkin vendor | 3 | EA | \$150.00 | \$450 |
| Recessed baby changing station | 5 | EA | \$500.00 | \$2,500 |
| Shower stall | 3 | EA | \$2,500.00 | \$7,500 |
| Shower curtain and rod | 3 | EA | \$300.00 | \$900 |
| Recessed soap dish | 3 | EA | \$100.00 | \$300 |
| Shower seat | 2 | EA | \$350.00 | \$700 |

| INTERIOR CONSTRUCTION | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|------------------|
| Shelving and Millwork | | | | |
| Storage shelving braced to wall, 6' 6" h | 50 | LF | \$250.00 | \$12,475 |
| Vanity countertop | 32 | LF | \$200.00 | \$6,300 |
| Custom wood veneer reception desk, with solid surface countertop, 2'-3" deep | 15 | LF | \$600.00 | \$9,000 |
| Custom community development counter, with stone surface countertop, 3'-8" deep | 28 | LF | \$800.00 | \$22,400 |
| Wall mounted shelf | 10 | LF | \$100.00 | \$1,000 |
| Wall mounted shelves at parcel drop | 23 | LF | \$100.00 | \$2,250 |
| Wood brochure rack | | | | <i>NIC, CFCI</i> |
| Janitor's shelf and mop rack | 2 | EA | \$500.00 | \$1,000 |
| Allowance for EOC and council storage | 1 | LS | \$2,500.00 | \$2,500 |
| Upper cabinets, wood veneer | 128 | LF | \$300.00 | \$38,370 |
| Upper cabinets, open shelving | 54 | LF | \$300.00 | \$16,080 |
| Lower cabinets, wood veneer | 199 | LF | \$350.00 | \$69,580 |
| Lower cabinets, open shelving | 55 | LF | \$350.00 | \$19,285 |
| Cabinets and Countertops | | | | |
| Full height cabinets, wood veneer | 6 | LF | \$750.00 | \$4,725 |
| Full height cabinets, open shelving | 6 | LF | \$750.00 | \$4,125 |
| Countertops | 181 | LF | \$150.00 | \$27,150 |
| Solid surface countertops | 104 | LF | \$200.00 | \$20,820 |
| Stainless steel countertops | 10 | LF | \$250.00 | \$2,525 |
| Brace shelving to wall (OFCI) | 2 | EA | \$300.00 | \$600 |
| Display case (OFCI) | 1 | EA | \$500.00 | \$500 |
| Chalkboards and Graphics | | | | |
| Signages | | | | |
| City seal; custom bronze plaque, raised letters and artworks to be satin finish (OFCI) | 1 | LS | \$1,500.00 | \$1,500 |
| Project ID monument @ Fair Oaks & Ashfield/station lane, 12'-0" wide x 3'-0" high, with 1" thick cut-out bronze letters "Atherton Town Center" | 2 | EA | \$10,000.00 | \$20,000 |
| Building ID, cut-out bronze letters | | | | |
| "Atherton Town Center TOWN HALL" | 1 | LS | \$10,000.00 | \$10,000 |
| "Atherton Town Center CIVIC CENTER" | 1 | LS | \$10,000.00 | \$10,000 |
| "Atherton Town Center POLICE" | 1 | LS | \$10,000.00 | \$10,000 |

INTERIOR CONSTRUCTION

| | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|------------|
| Chalkboards and Graphics | | | | |
| Signages | | | | |
| Department ID, cut-out bronze letters | | | | |
| "CITY ADMINISTRATION" | 1 | LS | \$5,000.00 | \$5,000 |
| "Self Service POST STATION" | 1 | LS | \$5,000.00 | \$5,000 |
| Directional signage, cut-out bronze letter | 1 | LS | \$6,000.00 | \$6,000 |
| ADA directional sign, complete with concrete footing 6' 1/2" wide x 4'-0"high | 1 | LS | \$5,000.00 | \$5,000 |
| Pedestrian directional sign, complete with concrete footing 6' 1/2" wide x 5'-7"high | 1 | LS | \$5,000.00 | \$5,000 |
| Room ID/office ID/restroom ID/G-occupancy ID/Exit signs and entrance ID and miscellaneous message sign, approx. 6 1/2"wide x 9 1/2"high | 148 | EA | \$150.00 | \$22,200 |
| Evacuation map, etched zinc plaque with raised text and graphics | 5 | EA | \$3,500.00 | \$17,500 |
| Markerboards | 515 | SF | \$50.00 | \$25,750 |
| Tackboards | 216 | SF | \$50.00 | \$10,800 |
| Mail boxes | 66 | EA | \$100.00 | \$6,600 |
| Flagpoles | 2 | EA | \$10,000.00 | \$20,000 |

Subtotal For Interior Construction: \$2,231,700

STAIRS

| | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|------------|
| Stair Construction | | | | |
| Main lobby stair 1A; consist of concrete filled metal pan landing, precast concrete tread & riser, wood tread with bullnose, wood riser, wood top rail and handrail, 1/2" square picket guardrail | 1 | LS | \$47,500.00 | \$47,500 |
| Steps and landing to stair 1A | 130 | SF | \$75.00 | \$9,750 |
| Exit/egress stair 2A & 3A; steel pan with concrete fill, complete with contrasting stripe top and bottom tread, and steel handrail/guardrail | 2 | FLT | \$26,000.00 | \$52,000 |
| Elevator pit ladder | 1 | LS | \$5,000.00 | \$5,000 |
| Retractable ladder at physical training rm.D.13 | 1 | LS | \$1,500.00 | \$1,500 |

| STAIRS | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|----------|------------------|
| North Entry ramp/stair | | | | |
| Concrete stair | 60 | LF | \$150.00 | \$9,000 |
| Premium for ramp | 300 | SF | \$35.00 | \$10,500 |
| Precast wall, 1'-11" thick x varying height (W1) | 50 | LF | \$350.00 | \$17,500 |
| Precast wall cap | 50 | LF | \$75.00 | \$3,750 |
| Decorative metal railing, stainless steel | 50 | LF | \$300.00 | \$15,000 |
| Subtotal For Stairs: | | | | \$171,500 |

| INTERIOR FINISHES | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|---------|------------|
| Flooring | | | | |
| Sealed concrete (SC) | 1,348 | SF | \$1.50 | \$2,021 |
| Rubber flooring with integral cove base (RF) | 1,117 | SF | \$8.00 | \$8,938 |
| Linoleum tile (LN) | 5,479 | SF | \$8.00 | \$43,832 |
| Porcelain tile, 8" x 8" (PTF) | 235 | SF | \$20.00 | \$4,706 |
| Porcelain tile, 12" x 12" (PTF) | 4,123 | SF | \$21.00 | \$86,583 |
| Porcelain tile, 24" x 24" (PTF) | 1,573 | SF | \$22.00 | \$34,602 |
| Carpet tile (CPT) | 9,739 | SF | \$6.00 | \$58,432 |
| Epoxy resin flooring with integral base (ERF) | 202 | SF | \$12.00 | \$2,422 |
| Wood , 7" maple | 782 | SF | \$20.00 | \$15,638 |
| Resilient athletic flooring (RAF) | 813 | SF | \$10.00 | \$8,131 |
| Raised wood platform over 3/4" plywood subfloor and acoustic underlayment | 170 | SF | \$30.00 | \$5,100 |
| Water vapor emission control system, under the resinous and carpet finishes - allowance | 18,132 | SF | \$3.50 | \$63,461 |
| Bases | | | | |
| Wood | 347 | LF | \$10.00 | \$3,474 |
| Rubber | 3,697 | LF | \$3.50 | \$12,941 |
| Porcelain | 425 | LF | \$20.00 | \$8,500 |
| Ceramic tile, 6" | 291 | LF | \$20.00 | \$5,820 |
| Stone veneer, 12" x 24" | 227 | LF | \$25.00 | \$5,675 |
| Walls | | | | |
| Porcelain tile, 2" x 6" | 216 | SF | \$25.00 | \$5,400 |
| Ceramic tile, 3" x 6" | 1,608 | SF | \$20.00 | \$32,156 |
| Ceramic tile, 6" x 12" | 2,040 | SF | \$20.00 | \$40,803 |
| Ceramic tile, 2" x 6" | 817 | SF | \$20.00 | \$16,342 |
| Terracotta wall tile | 118 | SF | \$25.00 | \$2,948 |
| Plaster | 1,690 | SF | \$20.00 | \$33,794 |
| Acoustical plaster | 1,394 | SF | \$25.00 | \$34,855 |

| INTERIOR FINISHES | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------------|------------|
| Walls | | | | |
| Stone veneer accent wall | 1,258 | SF | \$35.00 | \$44,044 |
| Wood panel | 192 | SF | \$35.00 | \$6,710 |
| Acoustic wood panel | 1,072 | SF | \$35.00 | \$37,532 |
| Acoustic wall panel | 396 | SF | \$35.00 | \$13,846 |
| Integrated picture rail | 20 | LF | \$100.00 | \$1,950 |
| Tackable acoustic wall panel | 275 | SF | \$25.00 | \$6,885 |
| Linoleum wall protection | 3,296 | SF | \$15.00 | \$49,446 |
| Plywood wall protection at lobby, grade B/C with clear sealer (PWP) | 1,868 | SF | \$20.00 | \$37,360 |
| Cork panel | 40 | SF | \$25.00 | \$1,000 |
| Mirror | 80 | SF | \$50.00 | \$4,000 |
| Paint | 15,321 | SF | \$1.50 | \$22,981 |
| Wood trim at west wall lobby | 67 | LF | \$75.00 | \$5,048 |
| Wood ledge at council chamber | 79 | LF | \$75.00 | \$5,955 |
| Ceiling | | | | |
| Acoustical ceiling panel, 2' x 2' (ACT1) | 7,914 | SF | \$8.00 | \$63,312 |
| (ACT1A) | 4,201 | SF | \$30.00 | \$126,030 |
| Acoustical wood ceiling (AWC) | 1,144 | SF | \$75.00 | \$85,800 |
| Acoustic stretched fabric ceiling; includes 7" rigid mineral wood insulation, 8" furring channel and 7/8" hat channel (AFC1) | 3,040 | SF | \$45.00 | \$136,800 |
| Gypsum board, painted (GB-1) | 5,144 | SF | \$20.00 | \$102,880 |
| Abuse-resistant gypsum board (GB-2) | 254 | SF | \$25.00 | \$6,350 |
| Abuse-resistant, radiant gypsum board (GB- Security gypsum board; includes 1 1/8" plywood, heavy gauge wire mesh, 4" metal studs, 2 layers of 5/8" type X gypboard on | 76 | SF | \$45.00 | \$3,420 |
| Assume paint exposed ceiling | 711 | SF | \$30.00 | \$21,330 |
| Wood veneer on glu-lam ridge beam | 2,674 | SF | \$2.00 | \$5,348 |
| Wood wrapped structural beam | 208 | SF | \$25.00 | \$5,200 |
| 9-1/4" x 11-1/4" | 400 | LF | \$125.00 | \$50,000 |
| 9-1/4" x 1'-6" | 30 | LF | \$150.00 | \$4,500 |
| Recessed ceiling access panel | 9 | EA | \$1,000.00 | \$9,000 |
| Miscellaneous Allowance | | | | |
| Acoustic requirement | 28,910 | GSF | \$3.00 | \$86,730 |

| | |
|--|--------------------|
| Subtotal For Interior Finishes: | \$1,480,031 |
|--|--------------------|

CONVEYING

| | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|--------------|------------------|
| Elevators and Lifts | | | | |
| Electric traction elevator, 3500 lbs, 200fpm, 2-stops | 1 | LS | \$175,000.00 | \$175,000 |
| Subtotal For Conveying: | | | | \$175,000 |

PLUMBING

| | Quantity | Unit | Rate | Total (\$) |
|--------------------------------------|----------|------|------------|------------|
| Plumbing Equipment | | | | |
| Backflow Preventer C-RPBP-1 | 1 | EA | \$4,850.00 | \$4,850 |
| Air Compressor AC-1 | 1 | EA | \$8,650.00 | \$8,650 |
| Water Heater C-EWH-1 80 GAL | 1 | EA | \$4,500.00 | \$4,500 |
| Water Heater C-EWH-2 20 GAL | 1 | EA | \$1,850.00 | \$1,850 |
| Water Heater C-EWH-3 INSTANT | 1 | EA | \$2,285.00 | \$2,285 |
| Water Heater C-EWH-4 INSTANT | 1 | EA | \$2,285.00 | \$2,285 |
| Pump, Circ C-CP-1 3GPM | 1 | EA | \$2,450.00 | \$2,450 |
| Pump, Circ C-CP-2 1GPM | 1 | EA | \$1,850.00 | \$1,850 |
| Expansion Tank C-ET-1 | 1 | EA | \$2,050.00 | \$2,050 |
| Expansion Tank C-ET-2 | 1 | EA | \$1,100.00 | \$1,100 |
| Heat Exchanger; Plate C-HX-1 | 1 | EA | \$6,850.00 | \$6,850 |
| Thermostatic Mixing Valve C-TMV-1 | 1 | EA | \$4,850.00 | \$4,850 |
| Thermostatic Mixing Valve C-TMV-2 | 1 | EA | \$2,450.00 | \$2,450 |
| Floor Drains | 9 | EA | \$1,750.00 | \$15,750 |
| Trap Primer | 9 | EA | \$850.00 | \$7,650 |
| Plumbing Fixtures | | | | |
| Water closet | 13 | EA | \$2,500.00 | \$32,500 |
| Lavatory | 13 | EA | \$1,800.00 | \$23,400 |
| Floor Sink | 1 | EA | \$1,850.00 | \$1,850 |
| Sink(Kitchen) | 1 | EA | \$1,200.00 | \$1,200 |
| Sink (in casework) | 7 | EA | \$1,000.00 | \$7,000 |
| Urinal | 3 | EA | \$2,850.00 | \$8,550 |
| Shower with valve, drain & enclosure | 3 | EA | \$4,200.00 | \$12,600 |
| Mop sink | 2 | EA | \$1,300.00 | \$2,600 |
| Drinking fountain | 1 | EA | \$4,500.00 | \$4,500 |
| Floor clean out | 16 | EA | \$565.00 | \$9,040 |
| 3" Roof drain | 4 | EA | \$750.00 | \$3,000 |
| 4" Roof downspout connection | 1 | EA | \$850.00 | \$850 |
| 3" Roof downspout connection | 5 | EA | \$750.00 | \$3,750 |
| Water closet (Detention) | 1 | EA | \$3,500.00 | \$3,500 |
| Lavatory (Detention) | 1 | EA | \$2,500.00 | \$2,500 |

| PLUMBING | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------------|-------------------|
| Domestic Water Distribution | | | | |
| 2 1/2" Domestic water piping | 750 | LF | \$45.00 | \$33,750 |
| 2" Domestic water piping | 500 | LF | \$42.00 | \$21,000 |
| 1 1/2" Domestic water piping | 600 | LF | \$36.00 | \$21,600 |
| 1" Domestic water piping | 500 | LF | \$34.00 | \$17,000 |
| 3/4" Domestic water piping | 775 | LF | \$30.00 | \$23,250 |
| Domestic water pipe insulation | 3,125 | LF | \$12.00 | \$37,500 |
| Sanitary Waste & Vent Piping | | | | |
| 6" Sanitary underslab | 135 | LF | \$78.00 | \$10,530 |
| 4" Sanitary underslab | 310 | LF | \$48.00 | \$14,880 |
| 3" Sanitary underslab | 135 | LF | \$36.00 | \$4,860 |
| 2" Sanitary underslab | 230 | LF | \$30.00 | \$6,900 |
| Storm Water Piping | | | | |
| 6" Storm drain piping | 25 | LF | \$85.00 | \$2,125 |
| 4" Storm drain piping | 245 | LF | \$50.00 | \$12,250 |
| 3" Storm drain piping | 160 | LF | \$45.00 | \$7,200 |
| Natural Gas Piping | | | | |
| Black steel pipe with fittings & hangers (Allowance) | | | | NIC, Not required |
| Miscellaneous | | | | |
| Valves and consumables | 1 | LS | \$7,500.00 | \$7,500 |
| Disinfecting & flushing | 1 | LS | \$15,000.00 | \$15,000 |
| Coring, sealing and firestopping | 1 | LS | \$10,000.00 | \$10,000 |
| Coordination, commissioning support & management | 1 | LS | \$20,000.00 | \$20,000 |
| Fees & permits | 1 | LS | \$5,000.00 | \$5,000 |
| Subtotal For Plumbing: | | | \$456,605 | |

| HEATING, VENTILATION, & AIR-CONDITIONING | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|------------|
| Equipment | | | | |
| C-EF-1 175cfm | 1 | EA | \$500.00 | \$500 |
| C-EF-2 660cfm | 1 | EA | \$1,650.00 | \$1,650 |
| C-EF-3 1265cfm | 1 | EA | \$4,000.00 | \$4,000 |
| C-EF-4 525cfm | 1 | EA | \$1,285.00 | \$1,285 |
| C-EF-5 110cfm | 1 | EA | \$325.00 | \$325 |
| C-EF-6 110cfm | 1 | EA | \$325.00 | \$325 |
| C-EF-7 1260cfm | 1 | EA | \$3,150.00 | \$3,150 |
| C-EF-8 1080cfm | 1 | EA | \$2,700.00 | \$2,700 |
| C-EF-9 670cfm | 1 | EA | \$1,700.00 | \$1,700 |
| C-EF-10 310cfm | 1 | EA | \$885.00 | \$885 |
| C-EF-11 310cfm | 1 | EA | \$885.00 | \$885 |
| C-GEF-12 865cfm | 1 | EA | \$3,850.00 | \$3,850 |
| C-GEF-13 865cfm | 1 | EA | \$3,850.00 | \$3,850 |
| C-FC-8 | 1 | EA | \$3,850.00 | \$3,850 |
| AHU-1 2900cfm | 1 | EA | \$46,500.00 | \$46,500 |
| AHU-2 4750cfm | 1 | EA | \$76,000.00 | \$76,000 |
| AHU-3 3000cfm | 1 | EA | \$48,000.00 | \$48,000 |
| VAV Terminal Unit | 18 | EA | \$1,800.00 | \$32,400 |
| C-CHWP-1 400gpm | 1 | EA | \$15,725.00 | \$15,725 |
| C-CHWP-2 400gpm | 1 | EA | \$15,725.00 | \$15,725 |
| C-CHWP-3 75gpm | 1 | EA | \$2,950.00 | \$2,950 |
| C-CHWP-4 75gpm | 1 | EA | \$2,950.00 | \$2,950 |
| HWP-1 400gpm | 1 | EA | \$15,725.00 | \$15,725 |
| HWP-2 400gpm | 1 | EA | \$15,725.00 | \$15,725 |
| HWP-3 70gpm | 1 | EA | \$2,750.00 | \$2,750 |
| HWP-4 70gpm | 1 | EA | \$2,750.00 | \$2,750 |
| C-AS-1 | 1 | EA | \$1,285.00 | \$1,285 |
| C-AS-2 | 1 | EA | \$1,285.00 | \$1,285 |
| C-ET-1 | 1 | EA | \$3,800.00 | \$3,800 |
| C-ET-2 | 1 | EA | \$3,800.00 | \$3,800 |
| VFD | 8 | EA | \$2,850.00 | \$22,800 |
| Radiant slab | 1,683 | SF | \$15.00 | \$25,245 |
| Radiant ceiling system connection | 7,098 | SF | \$8.00 | \$56,784 |
| VRF Heat Pump | 1 | LS | \$35,600.00 | \$35,600 |
| VRF Fan Coil Unit (1-5) | 5 | EA | \$6,035.00 | \$30,175 |
| Mode Control Unit | 1 | EA | \$14,500.00 | \$14,500 |
| Refrigerant Tubing | 285 | LF | \$50.00 | \$14,250 |
| Ceiling Fan | 27 | EA | \$1,800.00 | \$48,600 |

| HEATING, VENTILATION, & AIR-CONDITIONING | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|--------------------|
| Piping | | | | |
| 3" HW | 300 | LF | \$45.00 | \$13,500 |
| 2 1/2" HW / CHW | 660 | LF | \$40.00 | \$26,400 |
| 2" HW / CHW | 680 | LF | \$35.00 | \$23,800 |
| 1 1/2" HW /CHW | 680 | LF | \$25.00 | \$17,000 |
| Pipe insulation | 2,320 | SF | \$14.00 | \$32,480 |
| Condensate drain piping with fittings & Valves & accessories | 450 | LF | \$18.00 | \$8,100 |
| | 28,910 | GSF | \$1.00 | \$28,910 |
| Ductwork | | | | |
| Galvanized ductwork with fittings & hangers | 23,265 | LB | \$11.15 | \$259,405 |
| Duct insulation | 15,120 | SF | \$4.15 | \$62,748 |
| Galvanized ductwork; Internally Insulated with fittings & hangers | 3,150 | LB | \$15.00 | \$47,250 |
| Stainless Steel Duct / Fume Hood | 1,650 | LB | \$16.00 | \$26,400 |
| Registers, grilles & diffusers | 152 | EA | \$285.00 | \$43,320 |
| Miscellaneous sheet metal accessories | 28,910 | GSF | \$1.00 | \$28,910 |
| Miscellaneous | | | | |
| Automatic temperature control DDC | 28,910 | GSF | \$6.59 | \$190,500 |
| Test and balance | 28,910 | GSF | \$1.00 | \$28,800 |
| Coring and firestopping | 1 | LS | \$7,000.00 | \$7,000 |
| Rigging & equipment rental | 1 | LS | \$15,000.00 | \$15,000 |
| Coordination, commissioning support & management | 1 | LS | \$40,000.00 | \$40,000 |
| Fees & permits | 1 | LS | \$14,700.00 | \$14,700 |
| Subtotal For Heating, Ventilation, & Air-Conditioning: | | | | \$1,478,502 |

| FIRE PROTECTION | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|------------|
| Wet Pipe Sprinkler Distribution | | | | |
| Double check valve | 1 | EA | \$15,000.00 | \$15,000 |
| Wet alarm valve | 1 | EA | \$5,500.00 | \$5,500 |
| Fire department connection | 1 | EA | \$1,200.00 | \$1,200 |
| Sprinkler head | 245 | EA | \$135.00 | \$33,075 |
| Miscellaneous valves | 1 | LS | \$7,500.00 | \$7,500 |
| Main sprinkler pipe with fittings & hangers | 950 | LF | \$30.00 | \$28,500 |
| Branch sprinkler pipe with fittings & hangers | 2,995 | LF | \$25.00 | \$74,875 |

| FIRE PROTECTION | Quantity | Unit | Rate | Total (\$) |
|--------------------------------------|----------|------|------------|------------------|
| Miscellaneous | | | | |
| Hydraulic calculations | 1 | LS | \$4,500.00 | \$4,500 |
| Coring and firestopping | 1 | LS | \$3,000.00 | \$3,000 |
| Coordination & management | 1 | LS | \$5,000.00 | \$5,000 |
| Drawings | 1 | LS | \$3,000.00 | \$3,000 |
| Fees & permits | 1 | LS | \$2,200.00 | \$2,200 |
| Subtotal For Fire Protection: | | | | \$183,350 |

| ELECTRICAL | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|--------------|--------------------|
| Electrical Service and Distribution | | | | |
| 2000A distribution panelboard | 1 | EA | \$75,000.00 | \$75,000 |
| 600A distribution panelboard | 1 | EA | \$20,000.00 | \$20,000 |
| 400A distribution panelboard | 1 | EA | \$15,000.00 | \$15,000 |
| 400A panelboard | 1 | EA | \$12,000.00 | \$12,000 |
| 250A panelboard | 1 | EA | \$8,500.00 | \$8,500 |
| 150A panelboard | 1 | EA | \$2,350.00 | \$2,350 |
| 125A panelboard | 5 | EA | \$2,150.00 | \$10,750 |
| 100A panelboard | 2 | EA | \$2,000.00 | \$4,000 |
| 112.5KVA transformer | 1 | EA | \$10,150.00 | \$10,150 |
| 75KVA transformer | 2 | EA | \$8,700.00 | \$17,400 |
| 45KVA transformer | 2 | EA | \$6,500.00 | \$13,000 |
| 37.5VA transformer | 1 | EA | \$6,250.00 | \$6,250 |
| 600A feed | 50 | LF | \$185.00 | \$9,250 |
| 400A feed | 90 | LF | \$126.00 | \$11,340 |
| 250A feed | 35 | LF | \$68.00 | \$2,380 |
| 150A feed | 215 | LF | \$45.00 | \$9,675 |
| 125A feed | 425 | LF | \$38.00 | \$16,150 |
| 100A feed | 450 | LF | \$30.00 | \$13,500 |
| Grounding and bonding | 1 | LS | \$7,500.00 | \$7,500 |
| Emergency power | | | | |
| Vendors quote for emergency generator with cover, annunciator and ATS's | 1 | LS | \$160,000.00 | \$160,000 |
| 500KW emergency generator (Labor) | 1 | EA | \$15,550.00 | \$15,550 |
| Annunciator (Labor) | 1 | EA | \$1,000.00 | \$1,000 |
| 600A ATS WP (Labor) | 1 | EA | \$2,240.00 | \$2,240 |
| 400A ATS WP (Labor) | 1 | EA | \$1,400.00 | \$1,400 |
| Rigging | | | | <i>Incl. Above</i> |
| 600A distribution panelboard | 1 | EA | \$30,000.00 | \$30,000 |
| Feeders included with normal power | | | | <i>Incl. Above</i> |

ELECTRICAL

Quantity

Unit

Rate

Total (\$)

Photovoltaic system, with array of panels,
inverters, panelboards, feeders and installation

See Alternate

Equipment wiring

| | | | | |
|---|--------|-----|------------|----------|
| Mechanical equipment feed and connections | 28,910 | GSF | \$0.25 | \$7,228 |
| Elevator feed and connection | 1 | EA | \$4,500.00 | \$4,500 |
| Elevator cab power feed and connection | 1 | EA | \$1,500.00 | \$1,500 |
| AHU feed and connection | 3 | EA | \$4,500.00 | \$13,500 |
| EF feed and connection | 13 | EA | \$1,500.00 | \$19,500 |
| FCU feed and connection | 5 | EA | \$1,000.00 | \$5,000 |
| Pump feed and connection | 11 | EA | \$1,500.00 | \$16,500 |
| Split feed and connection | 1 | EA | \$3,000.00 | \$3,000 |
| VFD feed and connection only | 8 | EA | \$950.00 | \$7,600 |
| EWH feed and connection | 4 | EA | \$650.00 | \$2,600 |
| Air compressor feed and connection | 1 | EA | \$1,500.00 | \$1,500 |
| Ceiling fan feed and backbox only | 27 | EA | \$450.00 | \$12,150 |
| Toilet/sink sensor feed and connection | 4 | EA | \$350.00 | \$1,400 |
| Motorized doors feed and connection | 21 | LOC | \$1,500.00 | \$31,500 |

Lighting and Branch Wiring

Light Fixtures

| | | | | |
|--|----|----|--------------|-----------|
| Lighting Vendors quote | 1 | LS | \$271,350.00 | \$271,350 |
| Lighting cost below include Labor to install only: | | | | |
| Type C1 | 99 | LF | \$23.00 | \$2,277 |
| Type P1A | 32 | LF | \$23.00 | \$736 |
| Type P1B | 10 | LF | \$23.00 | \$230 |
| Type P1C | 12 | LF | \$23.00 | \$276 |
| Type P1D | 10 | LF | \$23.00 | \$230 |
| Type P2 | 32 | LF | \$23.00 | \$736 |
| Type P3 | 69 | EA | \$140.00 | \$9,660 |
| Type P4 | 1 | EA | \$140.00 | \$140 |
| Type P5 | 6 | EA | \$140.00 | \$840 |
| Type P6A | 12 | EA | \$140.00 | \$1,680 |
| Type P6B | 3 | EA | \$140.00 | \$420 |
| Type P7A | 17 | EA | \$140.00 | \$2,380 |
| Type P7B | 6 | EA | \$140.00 | \$840 |
| Type P9 | 9 | EA | \$140.00 | \$1,260 |
| Type P10 | 7 | EA | \$140.00 | \$980 |
| Type R1 | 12 | EA | \$140.00 | \$1,680 |
| Type R2A | 46 | EA | \$140.00 | \$6,440 |
| Type R3 | 2 | EA | \$140.00 | \$280 |
| Type R5 | 11 | EA | \$140.00 | \$1,540 |

| ELECTRICAL | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|------------------|
| Lighting and Branch Wiring | | | | |
| Light Fixtures | | | | |
| Type R8 | 13 | EA | \$210.00 | \$2,730 |
| Type R9 | 1 | EA | \$140.00 | \$140 |
| Type S2A | 4 | EA | \$140.00 | \$560 |
| Type S2B | 29 | EA | \$140.00 | \$4,060 |
| Type S6 (Tape light) | 7 | LF | \$20.00 | \$140 |
| Type S7 | 56 | LF | \$23.00 | \$1,288 |
| Type W2 | 30 | LF | \$23.00 | \$690 |
| Type W2 | 80 | LF | \$23.00 | \$1,840 |
| Type W3 | 30 | LF | \$23.00 | \$690 |
| Type Z7 | 5 | EA | \$280.00 | \$1,400 |
| Type Z11 | 11 | EA | \$280.00 | \$3,080 |
| Exit | 33 | EA | \$140.00 | \$4,620 |
| Pit light | 1 | EA | \$175.00 | \$175 |
| Energy monitoring (Lighting only) | 1 | LS | | <i>Alternate</i> |
| Lighting controls | | | | |
| Lighting control panel | 1 | EA | \$2,500.00 | \$2,500 |
| Network Digital lighting control system | 28,910 | GSF | \$1.50 | \$43,365 |
| Single pole switch | 5 | EA | \$40.00 | \$200 |
| DRC | 59 | EA | \$250.00 | \$14,750 |
| Sensor | 81 | EA | \$200.00 | \$16,200 |
| Dimmer switch | 34 | EA | \$75.00 | \$2,550 |
| Branch devices | | | | |
| Double Duplex receptacle | 16 | EA | \$72.00 | \$1,152 |
| Double Duplex receptacle in floor box | 2 | EA | \$72.00 | \$144 |
| Duplex receptacle | 169 | EA | \$36.00 | \$6,084 |
| Duplex receptacle (Controlled) | 16 | EA | \$52.00 | \$832 |
| Duplex receptacle in floor box | 23 | EA | \$36.00 | \$828 |
| GFCI duplex receptacle | 23 | EA | \$40.00 | \$920 |
| 2 gang floor box | 33 | EA | \$350.00 | \$11,550 |
| Device box | 725 | EA | \$38.00 | \$27,550 |
| 3/4" EMT | 14,500 | LF | \$10.00 | \$145,000 |
| 3/4" PVC | 750 | LF | \$10.00 | \$7,500 |
| #12 THHN | 88,000 | LF | \$1.10 | \$88,000 |

| ELECTRICAL | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|------------|
| Communications and Security | | | | |
| Fire Alarm | | | | |
| Fire alarm control panel | 1 | EA | \$12,000.00 | \$12,000 |
| Graphic annunciator | 1 | EA | \$4,500.00 | \$4,500 |
| LCD annunciator | 2 | EA | \$1,500.00 | \$3,000 |
| Beacon | 1 | EA | \$250.00 | \$250 |
| Digital transmitter | 1 | EA | \$1,200.00 | \$1,200 |
| Initiating device | 62 | EA | \$150.00 | \$9,300 |
| Duct smoke detector and test switch | 2 | EA | \$500.00 | \$1,000 |
| Audio visual device | 3 | EA | \$125.00 | \$375 |
| Visual device | 52 | EA | \$115.00 | \$5,980 |
| Modules | 18 | EA | \$150.00 | \$2,700 |
| Device box | 140 | EA | \$38.00 | \$5,320 |
| 3/4" EMT | 3,600 | LF | \$10.00 | \$36,000 |
| FA cable | 5,800 | LF | \$1.50 | \$8,700 |
| Testing and programming | 1 | LS | \$3,500.00 | \$3,500 |
| Fire Fighter Two-way Communication | | | | |
| Fire Fighter Two-way Communication | 1 | EA | \$25,000.00 | \$25,000 |
| Telecommunications | | | | |
| IDF fit out | 1 | EA | \$7,500.00 | \$7,500 |
| MDF fit out | 1 | EA | \$10,000.00 | \$10,000 |
| Network switching, PBX | 1 | LS | \$50,000.00 | \$50,000 |
| Device box with conduit stub to ceiling | 185 | EA | \$130.00 | \$24,050 |
| Cable tray | 20 | LF | \$65.00 | \$1,300 |
| 2 gang floor box | 47 | EA | \$350.00 | \$16,450 |
| 1-port device | 3 | EA | \$25.00 | \$75 |
| 2-port device | 182 | EA | \$50.00 | \$9,100 |
| 2-port device in floor box | 47 | EA | \$50.00 | \$2,350 |
| Speaker (Dispatch) | 23 | EA | \$250.00 | \$5,750 |
| WAP | 44 | EA | \$350.00 | \$15,400 |
| Cat.6 cable | 90,000 | LF | \$1.75 | \$157,500 |
| Speaker cabling | 2,500 | LF | \$1.75 | \$4,375 |
| Backbone cabling | 120 | LF | \$15.00 | \$1,800 |
| Grounding | 1 | LS | \$1,500.00 | \$1,500 |
| PA/Clock system | | | | NIC |
| AV system | | | | |
| AV system rough-in & power | 28,910 | GSF | \$0.25 | \$7,228 |

| ELECTRICAL | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|------------|
| Security system | | | | |
| Head end | 1 | LS | \$15,000.00 | \$15,000 |
| Camera WP | 13 | EA | \$1,750.00 | \$22,750 |
| Camera | 22 | EA | \$1,200.00 | \$26,400 |
| Card reader | 22 | EA | \$350.00 | \$7,700 |
| Door contact | 39 | EA | \$250.00 | \$9,750 |
| Electric strike (connection only, strike provided by DHC) | 32 | EA | \$250.00 | \$8,000 |
| REX | 20 | EA | \$250.00 | \$5,000 |
| Motion detector | 5 | EA | \$250.00 | \$1,250 |
| Glass break detector | 1 | EA | \$250.00 | \$250 |
| Device box | 154 | EA | \$38.00 | \$5,852 |
| 3/4" EMT | 8,000 | LF | \$10.00 | \$80,000 |
| Cabling | 10,000 | LF | \$1.75 | \$17,500 |
| Detention room lock system (Rough-in only) | 1 | LS | \$7,500.00 | \$7,500 |
| E-911 (Server) | | | | |
| UPS unit disconnect switch feed and connection | 1 | LS | \$25,000.00 | \$25,000 |
| E-911 rough-in) | 1 | LS | \$5,000.00 | \$5,000 |
| Dispatch Room | | | | |
| Dispatch room rough-in (allow) | 1 | LS | \$7,500.00 | \$7,500 |
| Antenna System | | | | |
| Exterior antenna power and grounding only | 1 | LS | \$5,000.00 | \$5,000 |
| Radio system, power only | 1 | LS | \$5,000.00 | \$5,000 |
| Conference Training/Operations Room | | | | |
| Sound system | 2 | LS | \$5,000.00 | \$10,000 |
| Rough-in | 2 | LS | \$1,500.00 | \$3,000 |
| Projector screen feed and connection | 2 | LS | \$1,200.00 | \$2,400 |
| Emergency Call System | | | | |
| Call system | 1 | LS | \$2,500.00 | \$2,500 |
| Council Chamber Room | | | | |
| Sound system | 1 | LS | \$9,500.00 | \$9,500 |
| Rough-in | 1 | LS | \$2,500.00 | \$2,500 |
| Projector screen feed and connection | 1 | LS | \$1,200.00 | \$1,200 |

| ELECTRICAL | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|--------------------|
| Other Electrical Systems | | | | |
| Temp power & lighting | 1 | LS | \$20,000.00 | \$20,000 |
| Seismic restraints | 1 | LS | \$15,000.00 | \$15,000 |
| Coordination Study and Arc Flash testing | 1 | LS | \$10,000.00 | \$10,000 |
| Coordination, BIM | 1 | LS | \$55,000.00 | \$55,000 |
| Fees & Permits | 1 | LS | \$35,000.00 | \$35,000 |
| Subtotal For Electrical: | | | | \$2,150,130 |

| EQUIPMENT | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|---|
| Commercial Equipment (CFCI) | | | | |
| Residential equipment at staff lounge and breakroom | | | | |
| Refrigerator, 18cf | 2 | EA | \$2,000.00 | \$4,000 |
| Refrigerator, 25cf | 1 | EA | \$3,000.00 | \$3,000 |
| Dishwasher | 1 | EA | \$1,500.00 | \$1,500 |
| Microwave | 4 | EA | \$500.00 | \$2,000 |
| Range and range hood | 1 | EA | \$4,500.00 | \$4,500 |
| TV monitors | | | | |
| 40" TV monitor and wall bracket | 2 | EA | \$1,200.00 | \$2,400 |
| 60" TV monitor and wall mount | 6 | EA | \$1,500.00 | \$9,000 |
| 70" TV monitor and wall mount | 4 | EA | \$2,000.00 | \$8,000 |
| LCD monitor | 1 | EA | \$2,000.00 | \$2,000 |
| AV Equipments | | | | |
| Recessed projection screen 8' x 6' | 4 | EA | \$4,500.00 | \$18,000 |
| CE Projector, ceiling mounted | 4 | EA | \$3,500.00 | \$14,000 |
| Police Equipments | | | | |
| Dispatch console, mid range | 2 | EA | \$32,500.00 | \$65,000 |
| Maple butcher block square edge workbench 72"W x 30"D | | | | <i>moved to Police Ancillary Bldg - Site Police</i> |
| Key cabinet | 1 | EA | \$500.00 | \$500 |
| Undercounter refrigerator | 1 | EA | \$2,000.00 | \$2,000 |
| Kitchen exhaust hood | 2 | EA | \$1,000.00 | \$2,000 |
| Solvent parts washer | 1 | EA | \$750.00 | \$750 |
| 30" fumehood | 2 | EA | \$8,000.00 | \$16,000 |

| EQUIPMENT | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|--------------|-----------------------|
| Police Equipment by "Spacesaver", quote dated February 7, 2017 (+4% cost escalation) | 1 | LS | \$177,242.00 | \$177,242 |
| Weapon rack storage | | | | <i>included above</i> |
| Ammunition storage | | | | <i>included above</i> |
| Flammable storage cabinet | | | | <i>included above</i> |
| Evidence refrigerator | | | | <i>included above</i> |
| Biological evidence drying cabinet | | | | <i>included above</i> |
| Manually operated mobile shelving unit | | | | <i>included above</i> |
| 5-door evidence locker | | | | <i>included above</i> |
| Miscellaneous | | | | |
| Vending machine | | | | <i>NIC, OFOI</i> |
| Mail hamper | | | | <i>NIC, OFOI</i> |
| Copier | | | | <i>NIC, OFOI</i> |
| Subtotal For Equipment: | | | | \$331,892 |

| FURNISHINGS | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|------------|
| Fixed Furnishings | | | | |
| Light Control and Vision Equipment | | | | |
| Mechoshade, manual installation (WC-1) | 1,438 | SF | \$12.00 | \$17,256 |
| Mechoshade dual shade, manual installation (WC-2 and 3) | 136 | SF | \$20.00 | \$2,720 |
| Amenities and Convenience Items | | | | |
| Fire Extinguisher cabinets (FEC) | 6 | EA | \$500.00 | \$3,000 |
| Walk-off mat, metro steel gate (WM-1) | 100 | SF | \$50.00 | \$5,000 |
| Bike storage - Allowance | 1 | LS | \$3,000.00 | \$3,000 |
| Benches | | | | |
| Stainless steel bench, wall mounted | 12 | LF | \$400.00 | \$4,800 |
| Wall mounted bench at main lobby entry | 21 | LF | \$300.00 | \$6,300 |
| Benches at locker room | 15 | LF | \$300.00 | \$4,500 |
| Accessible bench 20"x48" | 8 | LF | \$350.00 | \$2,800 |
| Metal lockers | | | | |
| Large, 24" x 24" x 72"H (LK:1) | 33 | EA | \$1,000.00 | \$33,000 |
| Small, 12" x 24" x 72"H (LK:2) | 17 | EA | \$750.00 | \$12,750 |

| FURNISHINGS | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|------------------|
| Council Chambers Millwork & Furnishing | | | | |
| Solid surfacing countertop (SO) | 20 | LF | \$250.00 | \$5,000 |
| Custom dais with built-in screen pads and microphones, with reclaimed oak wood from site, stain to match teak/clear satin finish | 30 | LF | \$1,250.00 | \$38,000 |
| Wood grille clad cabinet wall with sliding cabinet doors | 208 | SF | \$50.00 | \$10,375 |
| Lectern, custom design | 1 | LS | \$15,000.00 | \$15,000 |
| Relocate (E) town seal | 1 | EA | \$350.00 | \$350 |
| Dais seating | 7 | EA | | <i>NIC, OFOI</i> |
| Council Chambers seating | 56 | EA | | <i>NIC, OFOI</i> |
| Subtotal For Furnishings: | | | | \$163,851 |



Library Cedar Terrace View

Library

Atherton Civic Center

Control Quantities
Library Summary
Detailed Cost Breakdown

December 11, 2017

Enclosed Areas

| | |
|-----------------------|-------|
| Ground floor, library | 9,750 |
|-----------------------|-------|

| | |
|---------------------------|-------|
| Subtotal of Enclosed Area | 9,750 |
|---------------------------|-------|

Covered Area

| | |
|---------------|-----|
| Roof Overhang | 440 |
|---------------|-----|

| | |
|--|-----|
| Subtotal of Covered Area at half value | 220 |
|--|-----|

| | |
|---------------------------|-------|
| Total of Gross Floor Area | 9,970 |
|---------------------------|-------|

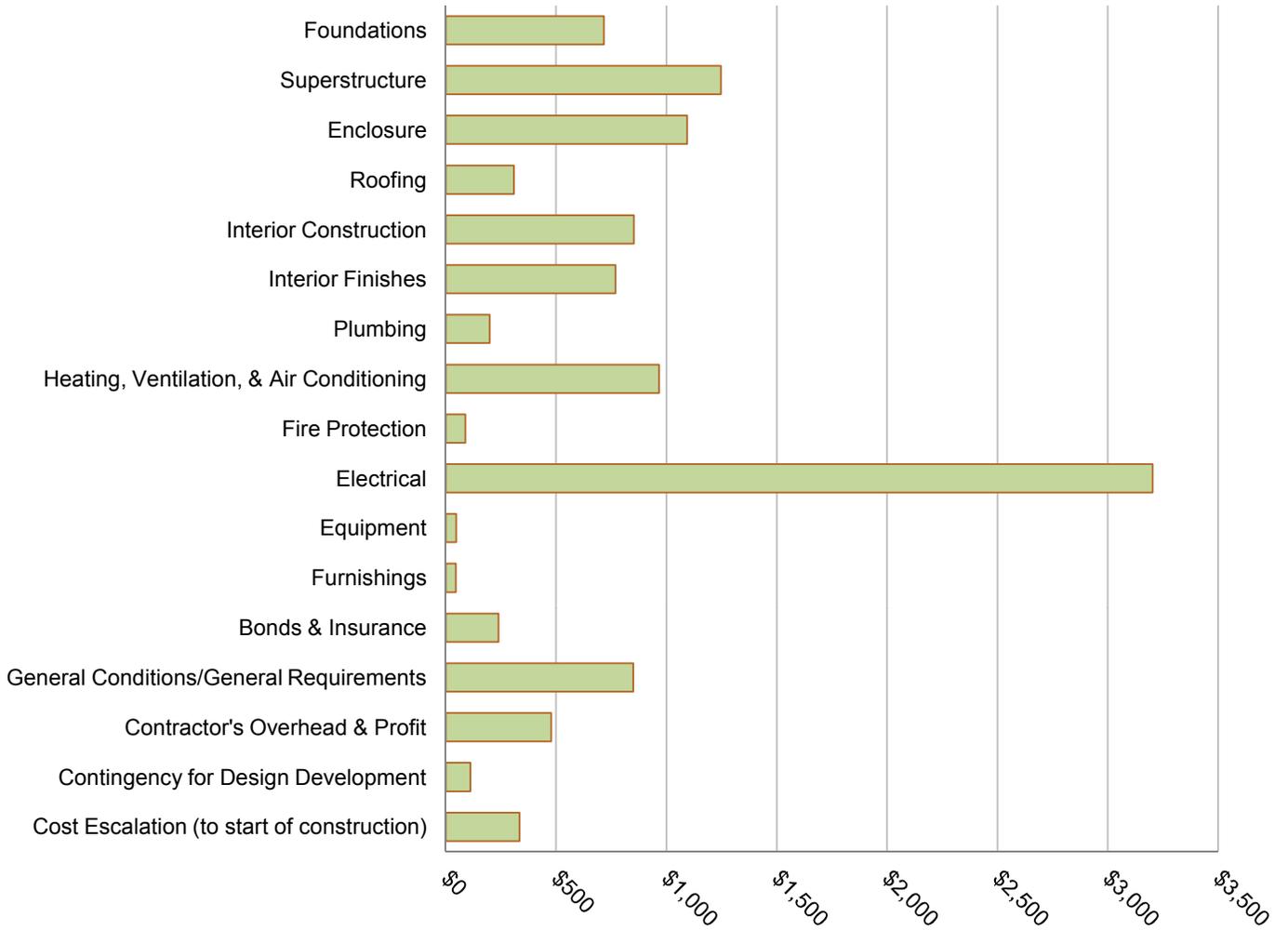
CONTROL QUANTITIES

| | | | Ratio to Gross Area |
|----------------------------|-----------|----|------------------------|
| Number of stories (x1,000) | 1 | EA | 0.100 |
| Gross Area | 9,970 | SF | 1.000 |
| Enclosed Area | 9,750 | SF | 0.978 |
| Covered Area | 440 | SF | 0.044 |
| Footprint Area | 9,750 | SF | 0.978 |
| Volume | 190,125 | CF | 19.070 |
| Gross Wall Area | 11,232 | SF | 1.127 |
| Finished Wall Area | 7,934 | SF | 0.796 |
| Windows or Glazing Area | 29% 3,298 | SF | 0.331 |
| Roof Area - Flat | 10,190 | SF | 1.022 |
| Roof Area - Sloping | 0 | SF | 0.000 |
| Roof Area - Total | 10,190 | SF | 1.022 |
| Roof Glazing Area | 290 | SF | 0.029 |
| Interior Partition Length | 582 | LF | 0.058 |
| Elevators (x10,000) | 0 | EA | 0.000 |
| Plumbing Fixtures (x1,000) | 12 | EA | 1.204 |

| CSI UniFormat Summary | 9,970 SF | % | \$/SF | \$,000 |
|--|------------------|-------------|-------------------|-----------------|
| Foundations | | 6% | \$71.91 | \$717 |
| Superstructure | | 11% | \$125.09 | \$1,247 |
| Enclosure | | 9% | \$109.69 | \$1,094 |
| Roofing | | 3% | \$31.01 | \$309 |
| Interior Construction | | 7% | \$85.44 | \$852 |
| Interior Finishes | | 7% | \$77.12 | \$769 |
| Plumbing | | 2% | \$19.90 | \$198 |
| Heating, Ventilation, & Air Conditioning | | 8% | \$96.93 | \$966 |
| Fire Protection | | 1% | \$8.85 | \$88 |
| Electrical | | 28% | \$321.32 | \$3,204 |
| Equipment | | 0% | \$4.68 | \$47 |
| Furnishings | | 0% | \$4.61 | \$46 |
| Subtotal - Building Construction | | 83% | \$956.54 | \$9,537 |
| Bonds & Insurance | 2.50% | 2% | \$23.91 | \$238 |
| General Conditions/General Requirements | | 7% | \$85.16 | \$849 |
| Contractor's Overhead & Profit | 4.50% | 4% | \$47.95 | \$478 |
| Subtotal | | 96% | \$1,113.56 | \$11,102 |
| Contingency for Design Development | 1.00% | 1% | \$11.14 | \$111 |
| Cost Escalation (to start of construction) | 2.98% | 3% | \$33.54 | \$334 |
| TOTAL CONSTRUCTION BUDGET | June 2018 | 100% | \$1,158.24 | \$11,548 |

NOTE: Inclusions and Exclusions listed in the Commentary Section.

CSI UniFormat Summary



FOUNDATIONS

| | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|-----------------------------|
| Reinforced concrete pile caps (6EA) | | | | |
| Excavation and disposal offsite | 3 | CY | \$45.00 | \$156 |
| Concrete, 4000 psi | 3 | CY | \$280.00 | \$972 |
| Formwork | 150 | SF | \$10.00 | \$1,500 |
| Reinforcement | 694 | LB | \$1.50 | \$1,042 |
| Reinforced concrete grade beams | | | | |
| Excavation and disposal offsite | 168 | CY | \$45.00 | \$7,560 |
| Concrete, 4000 psi | 168 | CY | \$280.00 | \$47,040 |
| Formwork | 3,122 | SF | \$10.00 | \$31,220 |
| Reinforcement | 18,733 | LB | \$1.50 | \$28,100 |
| Post-tensioning reinforcement | 382 | LB | \$5.00 | \$1,910 |
| Special Foundations | | | | |
| Drilled concrete pier, 4000 psi | | | | |
| 18" diameter x 25'deep (P1A) | 975 | LF | \$105.00 | \$102,375 |
| 18" diameter x 40' deep (P1B) | 440 | LF | \$105.00 | \$46,200 |
| 18" diameter x 50' deep (P1C) | 450 | LF | \$105.00 | \$47,250 |
| Mobilization and demobilization | 1 | LS | \$10,000.00 | \$10,000 |
| Pile Testing | 1 | LS | \$15,000.00 | \$15,000 |
| Slab On Grade, 3000 psi | | | | |
| 5" thick reinforced concrete slab over foam | 2,074 | SF | \$12.00 | \$24,888 |
| 5" thick reinforced concrete slab on grade, reinforced with #5 @ 16" o.c., e.w. | 9,750 | SF | \$8.00 | \$78,000 |
| "Stegowrap" water vapor membrane, 15mil | 9,750 | SF | \$1.00 | \$9,750 |
| 4" thick crushed rock | 120 | CY | \$75.00 | \$9,028 |
| 12" thick class 2 aggregate | 361 | CY | \$75.00 | \$27,083 |
| Thickened slab at perimeter | 1,740 | SF | \$14.00 | \$24,360 |
| Thickened slab at interior concrete curb | 550 | SF | \$14.00 | \$7,700 |
| Excavation and removal | 2,577 | CY | \$45.00 | \$115,958 |
| 30" thick reworked/compacted engineered fill | | | | <i>included in Sitework</i> |
| 6~12" thick scarified/moisture conditioned/compacted native soil | | | | <i>included in Sitework</i> |
| Miscellaneous | | | | |
| Perimeter perforated drain pipe | | | | <i>NIC, Not required</i> |
| Concrete stemwall/curb | | | | |
| Exterior/Perimeter, 8"thick x 30"high | 828 | SF | \$50.00 | \$41,375 |
| Exterior/Perimeter, 12"thick x 30"high | 75 | SF | \$55.00 | \$4,125 |
| Interior, 8"thick x 30"high | 688 | SF | \$50.00 | \$34,375 |

| | |
|----------------------------------|------------------|
| Subtotal For Foundations: | \$716,967 |
|----------------------------------|------------------|

| SUPERSTRUCTURE | Quantity | Unit | Rate | Total (\$) |
|----------------|----------|------|------|------------|
|----------------|----------|------|------|------------|

Vertical Structure

Rammed earth wall , 1500 psi

| | | | | |
|--------------------------------|--------|----|----------|-----------|
| Rammed earth wall, 7" thick | 175 | CY | \$500.00 | \$87,500 |
| Top of rammed earth, 18" thick | 23 | CY | \$500.00 | \$11,500 |
| Rigid insulation core | 110 | CY | \$75.00 | \$8,250 |
| Formwork | 14,664 | SF | \$24.00 | \$351,936 |
| MC18x58 ledger | 11,038 | LB | \$3.00 | \$33,114 |
| Structural HSS lintel | 2,625 | LB | \$3.00 | \$7,875 |
| Plate 1/4" thick | 120 | SF | \$50.00 | \$6,000 |
| Reinforcement | 18,477 | LB | \$1.50 | \$27,715 |

Structural tube columns & brace frame, including connections

| | | | | |
|-------------------------------------|----|----|------------|----------|
| HSS round and square column | 8 | T | \$5,000.00 | \$40,000 |
| Brace frame | 4 | T | \$5,000.00 | \$20,000 |
| Miscellaneous connection, allow 10% | 1 | LS | \$6,000.00 | \$6,000 |
| Base plates | 46 | EA | \$500.00 | \$23,000 |

Roof Construction

| | | | | |
|--|-------|----|-------------|-----------|
| Structural steel roof framing | 60 | T | \$4,800.00 | \$288,000 |
| Miscellaneous connection, allow 10% | 1 | LS | \$28,800.00 | \$28,800 |
| 3/4" thick fire treated plywood | 9,542 | SF | \$5.00 | \$47,710 |
| Steel deck, B16 | 9,542 | SF | \$6.00 | \$57,252 |
| Premium for steel deck, PLB-CD-18/16ga, over digital lab/maker space | 670 | SF | \$14.00 | \$9,380 |
| Wood joist/trellis 4x8 @ 11" o.c. | 400 | BF | \$20.00 | \$8,000 |

Mechanical Roof Construction, ref. S-116

| | | | | |
|--|-----|----|------------|----------|
| Structural steel roof framing | 4 | T | \$4,800.00 | \$19,200 |
| Miscellaneous connection, allow 10% | 1 | LS | \$2,000.00 | \$2,000 |
| Metal deck W2-18 | 648 | SF | \$6.00 | \$3,888 |
| 2" concrete over metal deck | 8 | CY | \$260.00 | \$2,196 |
| Mechanical platform; 8" thick concrete curb and 6" thick concrete slab over rigid insulation, max. 1'-4" thick | 120 | SF | \$45.00 | \$5,400 |

PV Structural Steel Support

| | | | | |
|---------------------------------------|----|----|------------|----------|
| MC steel framing and round HSS column | 12 | T | \$4,800.00 | \$57,600 |
| Miscellaneous connection, allow 10% | 1 | LS | \$5,760.00 | \$5,760 |

Sprayed-fireproofing

NIC, Not required

SUPERSTRUCTURE

| | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|----------|--------------------|
| Miscellaneous | | | | |
| Structural support at North curtainwall elevation, including connections, ref. 1/S214 | 1,776 | LB | \$3.00 | \$5,328 |
| Structural wood framing at interior curtainwall ref. 1/S213 | 90 | LF | \$100.00 | \$9,000 |
| Miscellaneous metal | 9,970 | GSF | \$2.00 | \$19,940 |
| Miscellaneous rough carpentry | 9,970 | GSF | \$1.50 | \$14,955 |
| Design/build seismic bracing of equipment and non-structural components, and for seismic certification of equipment | 9,970 | GSF | \$4.00 | \$39,880 |
| Subtotal For Superstructure: | | | | \$1,247,179 |

ENCLOSURE

| | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|----------------------------------|------------|
| Wall Framing, Furring and Insulation | | | | |
| Drainage mat | 2,672 | SF | \$3.50 | \$9,352 |
| Rigid insulation, 1" thick | 2,672 | SF | \$2.50 | \$6,680 |
| Waterproofing membrane | 2,672 | SF | \$0.50 | \$1,336 |
| Exterior sheathing, 1/2" thick | 2,672 | SF | \$4.00 | \$10,688 |
| Light gauge metal stud, 6" thick | 2,672 | SF | \$14.00 | \$37,408 |
| Batt insulation, R19 | 2,672 | SF | \$1.50 | \$4,008 |
| Applied Exterior Finishes | | | | |
| Vertical cedar rainscreen wall (WR-1) | 1,922 | SF | \$50.00 | \$96,100 |
| Natural zinc wall panel (ZN-1) | 750 | SF | \$65.00 | \$48,750 |
| Rammed earth wall, premium for sealed finish | 4,271 | SF | \$5.00 | \$21,353 |
| Concrete stem wall, 30" high | | | measured with Structural Section | |
| Windows, Glazing & Louvers | | | | |
| Storefront/window system; FSC teak exterior & interior frame, with insulated double glazed solarban 72 starfire, 1/4" glass lite (GL-1) | 2,474 | SF | \$175.00 | \$433,000 |
| FSC teak framed window with insulated double glazed solarban (GL-1) | 20 | SF | \$175.00 | \$3,500 |
| Premium for operable transom | 15 | EA | \$350.00 | \$5,250 |
| Interior finish of exterior wall | | | | |
| Painted gypwall | 2,672 | SF | \$6.00 | \$16,032 |

ENCLOSURE

| | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|--------------------|
| Exterior Doors, Frames and Hardware | | | | |
| Double flush glass door (DGL-1) | | | | |
| 9'-10 3/4"w x 11'-7 3/8"high | 4 | PR | \$32,000.00 | \$128,000 |
| 6'-0" wide x 9'-10 3/4 " high | 3 | PR | \$12,000.00 | \$36,000 |
| Double flush hollow metal door (DFL-1) | 1 | PR | \$6,000.00 | \$6,000 |
| 3-panel sliding door 15'-8" wide x 9'-10" high (SL-3) | 1 | SET | \$40,000.00 | \$40,000 |
| Single flush wood door (FL-1) | 1 | EA | \$3,000.00 | \$3,000 |
| Single flush wood door with lovers (LV-1) | 4 | EA | \$3,200.00 | \$12,800 |
| Single flush glass door (SGL-1) | 1 | EA | \$3,500.00 | \$3,500 |
| Aluminum louver (L6) | 38 | SF | \$75.00 | \$2,868 |
| Special door hardware - Allowance | 1 | LS | \$18,000.00 | \$18,000 |
| Fascias, bands, screens, trim | | | | |
| Zinc coping/overhang | 540 | LF | \$55.00 | \$29,700 |
| Zinc wrap/coping at overhang, 32" girth | 50 | LF | \$125.00 | \$6,250 |
| Miscellaneous bands and trim etc. | 11,232 | GWA | \$0.50 | \$5,616 |
| Soffits | | | | |
| Exterior zinc panel soffit | 440 | SF | \$75.00 | \$33,000 |
| Balustrades, parapets and roof screens | | | | |
| Mechanical screen wall | 399 | SF | \$45.00 | \$17,955 |
| Miscellaneous Work | | | | |
| Rough carpentry | 9,970 | GSF | \$0.75 | \$7,478 |
| Library mock-up | 1 | LS | \$50,000.00 | \$50,000 |
| Subtotal For Enclosure: | | | | \$1,093,623 |

ROOFING

| | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|---------|------------|
| Roof Coverings | | | | |
| Modified bituminous roofing system over tapered rigid insulation, flat roof area | 10,190 | SF | \$16.00 | \$163,040 |
| Batt insulation between structural members | 10,190 | SF | \$2.00 | \$20,380 |
| Roofing upstands and sheetmetal | | | | |
| Roof flashing, gutters and downspouts | 10,190 | SF | \$2.00 | \$20,380 |

| | |
|----------------|-------------------|
| Library Detail | Job #14443 |
| | December 11, 2017 |

| ROOFING | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------------|------------------|
| Round Skylight | | | | |
| Skylight (SK-A,B,C); exterior acoustic, insulated, double glazed with laminated interior lite with 1/2" air gap, translucent STC42 (GL5) | 290 | SF | \$250.00 | \$72,500 |
| Skylight type A; exterior acoustic, insulated, double glazed solarban 72 starfire, 1/4" glass lite with laminated interior lite with 1/2" air gap, STC42 (GL4) | 17 | SF | \$350.00 | \$5,843 |
| Skylight curb | 134 | LF | \$100.00 | \$13,400 |
| Roof or deck traffic surfaces | | | | |
| Housekeeping pad and walking pad | 165 | SF | \$25.00 | \$4,125 |
| Miscellaneous work | | | | |
| Roof access hatches with ladder | 1 | EA | \$4,500.00 | \$4,500 |
| Caulking and sealants | 9,970 | GSF | \$0.50 | \$4,985 |
| Subtotal For Roofing: | | | | \$309,153 |

| INTERIOR CONSTRUCTION | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|---------|------------|
| Interior Partitions | | | | |
| Non-rated Partitions | | | | |
| Type A - Includes metal stud framing, batt insulation, 5/8" gypboard on one side, finished | | | | |
| A3Z - 3 5/8" metal stud | 455 | SF | \$13.00 | \$5,914 |
| A8Z - 8" metal stud | 41 | SF | \$14.00 | \$567 |
| Type B - Includes metal stud framing, batt insulation, 5/8" gypboard on both sides, finished | | | | |
| B3X - 3 5/8" metal stud | 1,669 | SF | \$17.50 | \$29,208 |
| B6X - 6" metal stud | 43 | SF | \$18.00 | \$774 |
| B8Z - 8" metal stud | 110 | SF | \$18.50 | \$2,035 |
| Type C - Includes metal stud framing, batt insulation, 5/8" gypboard underlayment on one side, 5/8" gypboard on both sides, finished | | | | |
| C3XA - 3 5/8" metal stud and premium for impact resistant gypboard | 682 | SF | \$21.00 | \$14,322 |

| INTERIOR CONSTRUCTION | Quantity | Unit | Rate | Total (\$) |
|-----------------------|----------|------|------|------------|
|-----------------------|----------|------|------|------------|

Interior Partitions

Non-rated Partitions

Type E - Includes metal stud framing, batt insulation, Level 5 bullet proof fiberglass panel on one side, 5/8" gypboard on one side, finished

| | | | | |
|-------------------------|-----|----|---------|---------|
| E3Z - 3 5/8" metal stud | 108 | SF | \$73.00 | \$7,884 |
|-------------------------|-----|----|---------|---------|

Type N - Includes metal stud framing, batt insulation, 5/8" gypboard underlayment on both sides, 5/8" gypboard on both sides, finished

| | | | | |
|-------------------------|-----|----|---------|----------|
| N3X - 3 5/8" metal stud | 495 | SF | \$24.25 | \$12,004 |
|-------------------------|-----|----|---------|----------|

| | | | | |
|--|-----|----|---------|----------|
| N3XA - 3 5/8" metal stud and premium for impact resistant gypboard | 498 | SF | \$24.50 | \$12,201 |
|--|-----|----|---------|----------|

| | | | | |
|--|-----|----|---------|----------|
| N3ZA - 3 5/8" metal stud and premium for impact resistant gypboard | 520 | SF | \$24.50 | \$12,740 |
|--|-----|----|---------|----------|

| | | | | |
|--|-----|----|---------|---------|
| N3YA - 3 5/8" metal stud and premium for impact resistant gypboard | 115 | SF | \$24.50 | \$2,818 |
|--|-----|----|---------|---------|

| | | | | |
|--|-----|----|---------|---------|
| N6ZA - 6" metal stud and premium for impact resistant gypboard | 315 | SF | \$25.00 | \$7,875 |
|--|-----|----|---------|---------|

| | | | | |
|---------------------|-----|----|---------|---------|
| N8Z - 8" metal stud | 113 | SF | \$25.50 | \$2,882 |
|---------------------|-----|----|---------|---------|

| | | | | |
|----------------------|-------|-----|--------|----------|
| Backing and blacking | 9,970 | GSF | \$1.25 | \$12,463 |
|----------------------|-------|-----|--------|----------|

| | | | | |
|-----------------------|-------|-----|--------|---------|
| Caulking and sealants | 9,970 | GSF | \$1.00 | \$9,970 |
|-----------------------|-------|-----|--------|---------|

Moveable Partitions

Acoustical folding partition with writable surface finish, 17'-4" wide x 9'-6" high (SFL-6)

| | | | | |
|--|---|----|-------------|----------|
| | 1 | EA | \$20,000.00 | \$20,000 |
|--|---|----|-------------|----------|

Window Walls

Wood storefront at entry, consist of framing, rigid insulation, waterproofing membrane and wood panel on both sides

| | | | | |
|--|-----|----|----------|----------|
| | 225 | SF | \$125.00 | \$28,125 |
|--|-----|----|----------|----------|

Perforated wood veneer storefront (L1 & L2)

| | | | | |
|--|-----|----|----------|----------|
| | 360 | SF | \$125.00 | \$45,000 |
|--|-----|----|----------|----------|

GL12 - 3/8" acoustic safety glazing, clear (L1 & L2)

| | | | | |
|--|-----|----|----------|----------|
| | 332 | SF | \$125.00 | \$41,500 |
|--|-----|----|----------|----------|

Viewing window; GL13 - dual pane acoustic safety glazing, STC42 (L4)

| | | | | |
|--|----|----|----------|---------|
| | 48 | SF | \$150.00 | \$7,200 |
|--|----|----|----------|---------|

Butt glazed wall with 3/8" acoustic safety glazing, clear (GL12)

| | | | | |
|--|-----|----|----------|----------|
| | 347 | SF | \$150.00 | \$52,050 |
|--|-----|----|----------|----------|

| INTERIOR CONSTRUCTION | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|------------|
| Interior Doors, Frames and Hardware | | | | |
| Single flush wood door (FL-1) | 13 | EA | \$2,000.00 | \$26,000 |
| Single flush glass door (SGL-1) | 5 | EA | \$3,000.00 | \$15,000 |
| Single flush wood door with vision panel (FLVP-2) | 4 | EA | \$2,300.00 | \$9,200 |
| Double solid core wood door (DFL-1) | 1 | PR | \$3,400.00 | \$3,400 |
| 4 panel sliding/folding glass door with teak frame, 9'-0 1/4" wide x 6'-9 1/8" high (SFL-4) | 1 | EA | \$15,000.00 | \$15,000 |
| Special door hardware - Allowance | 1 | LS | \$5,800.00 | \$5,800 |
| Fittings | | | | |
| Protective guards, barriers and bumpers Allowance | 9,970 | GSF | \$0.25 | \$2,493 |
| Prefabricated compartments and accessories | | | | |
| Toilet seat cover dispenser | 7 | EA | \$150.00 | \$1,050 |
| Toilet paper dispenser | 7 | EA | \$100.00 | \$700 |
| Soap dispenser | 3 | EA | \$100.00 | \$300 |
| ADA grab bar | 3 | SET | \$500.00 | \$1,500 |
| Recessed paper towel dispenser/waste receptacle combo | 3 | EA | \$450.00 | \$1,350 |
| Recessed baby changing station | 1 | EA | \$500.00 | \$500 |
| Shelving and Millwork | | | | |
| Custom book wall | | | | |
| Aluminum support pole and brackets by "RAKKS" | 1 | LS | \$10,000.00 | \$10,000 |
| Top and end panels | 960 | LF | \$100.00 | \$96,000 |
| WD veneer adjustable shelf, 10 1/2" | 720 | LF | \$100.00 | \$72,000 |
| WD veneer adjustable shelf with back | 96 | LF | \$150.00 | \$14,400 |
| WD veneer upper cabinets with adjustable shelves | | | | |
| 11 3/4" deep | 16 | LF | \$400.00 | \$6,400 |
| 1'-11 3/4" deep | 24 | LF | \$500.00 | \$12,000 |
| WD veneer under cabinet with drawers | | | | |
| 11 3/4" deep | 16 | LF | \$500.00 | \$8,000 |
| 1'-11 3/4" deep | 16 | LF | \$600.00 | \$9,600 |
| WD veneer bench with upholstered cushions at seat | | | | |
| 11 3/4" deep | 16 | LF | \$200.00 | \$3,200 |
| 1'-11 3/4" deep | 16 | LF | \$250.00 | \$4,000 |

INTERIOR CONSTRUCTION

| | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------------------|------------|
| Shelving and Millwork | | | | |
| Custom book wall | | | | |
| Fabric wrapped panel/tackable display area | 1,400 | SF | \$30.00 | \$42,000 |
| Wood panelled art wall | 200 | SF | \$35.00 | \$7,000 |
| Continuous picture rail | 96 | LF | \$75.00 | \$7,200 |
| Library shelving mock-up | 1 | LS | \$24,000.00 | \$24,000 |
| Casework at office/workroom & maker space | | | | |
| Adjustable wood shelf | 72 | LF | \$100.00 | \$7,200 |
| Base cabinet with teak countertop | 23 | LF | \$500.00 | \$11,500 |
| Mobile casework | | | | |
| C01, curved 4'-7" wide x 3'-2" high | 4 | EA | \$2,300.00 | \$9,200 |
| C02 & C-06, 4'-0" wide x 3'-0" high | 21 | EA | \$1,500.00 | \$31,500 |
| C03, curved 4'-7" wide x 1'-2" high | 2 | EA | \$1,750.00 | \$3,500 |
| C04, 4'-0" wide x 1'-6" high | 8 | EA | \$750.00 | \$6,000 |
| C05, 4'-8" wide x 3'-2" high | 1 | EA | \$1,750.00 | \$1,750 |
| Casework at breakroom L.19 | | | | |
| Lower wood veneer cabinets | 15 | LF | \$350.00 | \$5,250 |
| Solid surface countertop | 17 | LF | \$200.00 | \$3,400 |
| Custom wood millwork at checkout/tech/entry | | | | |
| Wall cabinet, wood veneer, 3'-2 3/4" high | 14 | LF | \$300.00 | \$4,200 |
| Base cabinet, wood veneer, 2'-10" high | 11 | LF | \$350.00 | \$3,850 |
| Engineered stone countertop (SO) | 11 | LF | \$200.00 | \$2,200 |
| Laptop lending, 6'-11" high | 3 | LF | \$750.00 | \$2,250 |
| Fabric wrapped wall panel (FW2) | 42 | SF | \$35.00 | \$1,470 |
| Chalkboards and Graphics | | | | |
| Signages | | | | |
| Building ID, cut-out bronze letters "Atherton Town Center LIBRARY - A SAN MATEO COUNTY LIBRARY" | 1 | LS | \$20,000.00 | \$20,000 |
| Room ID/office ID/restroom ID/G-occupancy ID/Exit signs and entrance ID and miscellaneous message sign, approx. 6 1/2" wide x 9 1/2" high | 45 | EA | \$150.00 | \$6,750 |
| Book Shelves category sign; detachable 1/8" bent metal panel sign mount to end of bookshelves | 3 | EA | \$200.00 | \$600 |
| Service desk ID/Checkout kiosk sign and Book-drop sign, aluminum letters | 3 | EA | \$200.00 | \$600 |
| Chalkboards and tackboards | 1 | LS | \$5,000.00 | \$5,000 |
| Subtotal For Interior Construction: | | | \$851,843 | |

INTERIOR FINISHES

| | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|---------|------------|
| Flooring | | | | |
| Sealed concrete (SC) | 1,684 | SF | \$1.50 | \$2,526 |
| Porcelain tile, 11.75" x 23.75" (PTF) | 630 | SF | \$20.00 | \$12,600 |
| Carpet tile (CPT) | 6,895 | SF | \$6.00 | \$41,370 |
| Wood floor (WD4) | 64 | SF | \$20.00 | \$1,280 |
| Pedestal raised floor system, 1'-8" high | 6,895 | SF | \$20.00 | \$137,900 |
| Bases | | | | |
| Wood | 21 | LF | \$10.00 | \$210 |
| Rubber | 216 | LF | \$3.50 | \$755 |
| Porcelain | 200 | LF | \$20.00 | \$3,990 |
| Allowance for unspecified base | 500 | LF | \$5.00 | \$2,500 |
| Walls | | | | |
| Sealed rammed earth | 3,218 | SF | \$5.00 | \$16,088 |
| Ceramic tile at restroom | 936 | SF | \$20.00 | \$18,720 |
| Ceramic tile at library maker space | 90 | SF | \$25.00 | \$2,250 |
| Glazed tile at restroom vestibule with quarter round tile at exterior corner glazed to match adjacent tile | 500 | SF | \$35.00 | \$17,500 |
| Fabric wrapped acoustic panels | 802 | SF | \$25.00 | \$20,050 |
| Pegboard acoustic panel (PB-1) | 584 | SF | \$25.00 | \$14,600 |
| Cork wall panel (CK-1) | 213 | SF | \$25.00 | \$5,325 |
| Teak vertical boards to match exterior rain screen | 128 | SF | \$50.00 | \$6,400 |
| Wood veneer panel | 120 | SF | \$45.00 | \$5,400 |
| Paint | 1,596 | SF | \$1.50 | \$2,394 |
| Ceiling | | | | |
| Acoustical ceiling panel, 2' x 2' (ACT2) | 215 | SF | \$9.00 | \$1,935 |
| Acoustic stretched fabric ceiling; includes 7" rigid mineral wool insulation, 8" furring channel and 7/8" hat channel (AFC1) | 6,748 | SF | \$50.00 | \$337,400 |
| Gypsum board, painted (GB1) | 2,154 | SF | \$22.00 | \$47,388 |
| Suspended 4"x4" aluminum open cell ceiling (MT-1) | 418 | SF | \$45.00 | \$18,810 |
| Assume paint exposed ceiling | 215 | SF | \$2.00 | \$430 |
| Acoustic plaster over lath and plywood, at interior skylight | 170 | SF | \$50.00 | \$8,482 |
| Miscellaneous Allowance | | | | |
| High density storage rail, ref. 9/A671 | 58 | LF | \$74.00 | \$4,292 |
| Interior curbs, 6" high | 280 | LF | \$30.00 | \$8,400 |
| Acoustic requirement | 9,950 | SF | \$3.00 | \$29,850 |

| | |
|--|------------------|
| Subtotal For Interior Finishes: | \$768,846 |
|--|------------------|

| PLUMBING | Quantity | Unit | Rate | Total (\$) |
|----------|----------|------|------|------------|
|----------|----------|------|------|------------|

Plumbing Equipment

| | | | | |
|-------------------------------|---|----|------------|---------|
| Backflow Preventer, L-RPBP-1 | 1 | EA | \$4,850.00 | \$4,850 |
| Water Heater, L-EWH-1, 50 GAL | 1 | EA | \$4,500.00 | \$4,500 |
| Pump, Circ , L-CP-1, 1GPM | 1 | EA | \$1,850.00 | \$1,850 |
| Expansion Tank, L-ET-1 | 1 | EA | \$2,050.00 | \$2,050 |
| Floor Drains | 5 | EA | \$1,750.00 | \$8,750 |
| Trap Primer | 5 | EA | \$850.00 | \$4,250 |

Plumbing Fixtures

| | | | | |
|---------------|----|----|------------|----------|
| Water closet | 9 | EA | \$2,500.00 | \$22,500 |
| Lavatory | 7 | EA | \$1,800.00 | \$12,600 |
| Sink (SK-2) | 1 | EA | \$1,000.00 | \$1,000 |
| Sink (SK-1) | 1 | EA | \$1,000.00 | \$1,000 |
| Mop sink | 1 | EA | \$1,300.00 | \$1,300 |
| 4" Roof drain | 6 | EA | \$850.00 | \$5,100 |
| 3" Roof drain | 12 | EA | \$750.00 | \$9,000 |

Domestic Water Distribution

| | | | | |
|--------------------------------|-----|----|---------|----------|
| 2" Domestic water piping | 350 | LF | \$42.00 | \$14,700 |
| 1" Domestic water piping | 275 | LF | \$34.00 | \$9,350 |
| 3/4" Domestic water piping | 300 | LF | \$30.00 | \$9,000 |
| Domestic water pipe insulation | 925 | LF | \$12.00 | \$11,100 |

Non-Potable Water Distribution

| | | | | |
|--|--|--|--|--------------------------|
| Copper pipe type L with fittings & hangers | | | | <i>NIC, Not required</i> |
| Non-potable water pipe insulation | | | | <i>NIC, Not required</i> |

Sanitary Waste & Vent Piping

| | | | | |
|-----------------------|-----|----|---------|---------|
| 4" Sanitary underslab | 190 | LF | \$48.00 | \$9,120 |
| 3" Sanitary underslab | 165 | LF | \$36.00 | \$5,940 |
| 2" Sanitary underslab | 185 | LF | \$30.00 | \$5,550 |

Grease Waste & Vent Piping

| | | | | |
|-----------------|--|--|--|--------------------------|
| 6" Grease waste | | | | <i>NIC, Not required</i> |
|-----------------|--|--|--|--------------------------|

Storm Water Piping

| | | | | |
|-----------------------|-----|----|---------|----------|
| 6" Storm drain piping | 200 | LF | \$85.00 | \$17,000 |
| 4" Storm drain piping | 45 | LF | \$50.00 | \$2,250 |
| 3" Storm drain piping | 180 | LF | \$45.00 | \$8,100 |

Natural Gas Piping

| | | | | |
|---|--|--|--|--------------------------|
| Black steel pipe with fittings & hangers (Allowance) | | | | <i>NIC, Not required</i> |
|---|--|--|--|--------------------------|

| | |
|----------------|-------------------|
| Library Detail | Job #14443 |
| | December 11, 2017 |

| PLUMBING | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|------------------|
| Miscellaneous | | | | |
| Disinfecting & flushing | 1 | LS | \$8,000.00 | \$8,000 |
| Coring, sealing and firestopping | 1 | LS | \$7,500.00 | \$7,500 |
| Coordination, commissioning support & management | 1 | LS | \$10,000.00 | \$10,000 |
| Fees & permits | 1 | LS | \$2,000.00 | \$2,000 |
| Subtotal For Plumbing: | | | | \$198,360 |

| HEATING, VENTILATION, & AIR-CONDITIONING | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------------------------|------------|
| Equipment | | | | |
| L-AHU-1 10000cfm | 1 | EA | \$160,000.00 | \$160,000 |
| Heat pump; 120 Ton w/ seismic cert. | 1 | EA | \$304,110.00 | \$304,110 |
| EF-1 1055cfm | 1 | EA | \$2,635.00 | \$2,635 |
| EF-2 125cfm | 1 | EA | \$370.00 | \$370 |
| EF-3 110cfm | 1 | EA | \$325.00 | \$325 |
| EF-4 200cfm | 1 | EA | \$590.00 | \$590 |
| EF-5 165cfm | 1 | EA | \$490.00 | \$490 |
| GR-1 gravity ventilator | 1 | EA | \$4,850.00 | \$4,850 |
| GR-2 gravity ventilator | 1 | EA | \$4,850.00 | \$4,850 |
| L-FC-2 /CU | 1 | EA | \$6,500.00 | \$6,500 |
| L-FC-3 /CU | 1 | EA | \$6,500.00 | \$6,500 |
| H-1 Humidifier | 1 | EA | \$2,450.00 | \$2,450 |
| NFA 10SF Motorized windows | 17 | EA | <i>Included with Controls</i> | |
| Heating and cooling equipment, radiant panels. | 1 | LS | | NIC |
| Piping | | | | |
| 3" HW | 110 | LF | \$45.00 | \$4,950 |
| 2" HW | 414 | LF | \$35.00 | \$14,490 |
| 1 1/2" HW | 46 | LF | \$25.00 | \$1,150 |
| 5" CHW | 685 | LF | \$110.00 | \$75,350 |
| 4" CHW | 113 | LF | \$55.00 | \$6,215 |
| 2 1/2" CHW | 390 | LF | \$40.00 | \$15,600 |
| Refrigeration piping with fittings & hangers | 265 | LF | \$31.50 | \$8,348 |
| Condensate drain piping with fittings & hangers | 115 | LF | \$18.00 | \$2,070 |
| Pipe insulation | 2,140 | LF | \$14.00 | \$29,960 |
| Valves & accessories | 1 | LS | \$6,400.00 | \$6,400 |

HEATING, VENTILATION, & AIR-CONDITIONING

| | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|--------------|------------------|
| Ductwork | | | | |
| Branch ductwork underfloor | 4,850 | LF | \$13.85 | \$67,173 |
| Galvanized ductwork with fittings & hangers | 2,700 | LB | \$10.85 | \$29,295 |
| Duct insulation | 1,620 | SF | \$4.00 | \$6,480 |
| Fan powered linear floor grille | 260 | LF | \$75.00 | \$19,500 |
| Registers, grilles & diffusers | 60 | EA | \$285.00 | \$17,100 |
| Miscellaneous sheet metal accessories | 1 | LS | \$8,400.00 | \$8,400 |
| Miscellaneous | | | | |
| Ceiling fans | 8 | EA | \$1,800.00 | \$14,400 |
| Energy monitoring - campus wide | 9,970 | GSF | \$3.00 | \$29,910 |
| Automatic temperature control DDC | 9,970 | GSF | \$7.00 | \$69,790 |
| Test and balance | 9,970 | GSF | \$1.25 | \$12,500 |
| Coring and firestopping | 1 | LS | \$4,000.0000 | \$4,000 |
| Rigging & equipment rental | 1 | LS | \$10,000.00 | \$10,000 |
| Coordination & management | 1 | LS | \$10,000.00 | \$10,000 |
| Fees & permits | 1 | LS | \$9,600.00 | \$9,600 |
| Subtotal For Heating, Ventilation, & Air-Conditioning: | | | | \$966,350 |

FIRE PROTECTION

| | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|-----------------|
| Wet Pipe Sprinkler Distribution | | | | |
| Double check valve | 1 | EA | \$15,000.00 | \$15,000 |
| Wet alarm valve | 1 | EA | \$5,500.00 | \$5,500 |
| Fire department connection | 1 | EA | \$1,200.00 | \$1,200 |
| Sprinkler head | 75 | EA | \$135.00 | \$10,125 |
| Miscellaneous valves | 1 | LS | \$5,000.00 | \$5,000 |
| Main sprinkler pipe with fittings & hangers | 400 | LF | \$30.00 | \$12,000 |
| Branch sprinkler pipe with fittings & hangers | 1,020 | LF | \$25.00 | \$25,500 |
| Miscellaneous | | | | |
| Hydraulic calculations | 1 | LS | \$4,000.00 | \$4,000 |
| Drawings | 1 | LS | \$2,200.00 | \$2,200 |
| Coring and firestopping | 1 | LS | \$3,000.00 | \$3,000 |
| Coordination & management | 1 | LS | \$3,500.00 | \$3,500 |
| Fees & permits | 1 | LS | \$1,200.00 | \$1,200 |
| Subtotal For Fire Protection: | | | | \$88,225 |

| | |
|----------------|-------------------|
| Library Detail | Job #14443 |
| | December 11, 2017 |

| ELECTRICAL | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|----------------|-------------|
| Electrical Service and Distribution | | | | |
| Normal power | | | | |
| Metering | 1 | LS | \$7,500.00 | \$7,500 |
| 400A distribution panelboard | 1 | EA | \$15,000.00 | \$15,000 |
| 400A panelboard | 1 | EA | \$10,000.00 | \$10,000 |
| 125A panelboard | 3 | EA | \$2,250.00 | \$6,750 |
| 100A panelboard | 1 | EA | \$2,000.00 | \$2,000 |
| 112.5KVA transformer | 1 | EA | \$10,150.00 | \$10,150 |
| 37.5KVA transformer | 1 | EA | \$6,500.00 | \$6,500 |
| 400A feed | 40 | LF | \$144.00 | \$5,760 |
| 250A feed | 15 | LF | \$68.00 | \$1,020 |
| 125A feed | 150 | LF | \$38.00 | \$5,700 |
| 100A feed | 40 | LF | \$30.00 | \$1,200 |
| Grounding and bonding | 1 | LS | \$3,500.00 | \$3,500 |
| Emergency power | | | | |
| Centralized Lighting battery inverter | 1 | LS | | NIC |
| Microgrid | | | | |
| 630KW Microgrid system including controller, bi-directional inverter and batteries | 1 | LS | \$1,800,000.00 | \$1,800,000 |
| Tap box | 1 | EA | \$1,500.00 | \$1,500 |
| Equipment wiring | | | | |
| Mechanical equipment feed and connections | 9,970 | GSF | \$0.50 | \$4,985 |
| HP connection (feed, see Site work) | 1 | EA | \$4,500.00 | \$4,500 |
| AHU feed and connection | 1 | EA | \$4,500.00 | \$4,500 |
| FC feed and connection | 2 | EA | \$4,500.00 | \$9,000 |
| EF feed and connection | 5 | EA | \$1,500.00 | \$7,500 |
| Ceiling fan feed and backbox only | 9 | EA | \$450.00 | \$4,050 |
| Pump feed and connection | 1 | EA | \$1,500.00 | \$1,500 |
| EWH feed and connection | 1 | EA | \$850.00 | \$850 |
| Humidifier feed and connection | 1 | EA | \$850.00 | \$850 |
| Toilet/sink sensor feed and connection | 4 | EA | \$350.00 | \$1,400 |
| Motorized doors feed and connection | 2 | LOC | \$1,500.00 | \$3,000 |
| Motorized windows feed and connection | 1 | LS | \$7,500.00 | \$7,500 |

ELECTRICAL

Quantity Unit

Rate

Total (\$)

Photovoltaic system, with array of panels,
inverters, panelboards, feeders and installation

RA6 - 100.09KW, mounted flat on the roof with

(3) inverters, 278 modules

125A panelboard

400A disconnect switch

300A feed (Ductbank)

| | | | |
|-----|----|------------|-----------|
| 100 | KW | \$4,300.00 | \$430,000 |
| 1 | EA | \$2,250.00 | \$2,250 |
| 1 | EA | \$3,430.00 | \$3,430 |
| 500 | LF | \$165.00 | \$82,500 |

Lighting and Branch Wiring

Lighting fixtures

Lighting Vendors quote

| | | | |
|---|----|--------------|-----------|
| 1 | LS | \$131,615.00 | \$131,615 |
|---|----|--------------|-----------|

Lighting cost below include Labor to install only:

Type C1

| | | | |
|---|----|---------|-------|
| 6 | LF | \$23.00 | \$138 |
|---|----|---------|-------|

Type P1B

| | | | |
|-----|----|---------|---------|
| 184 | LF | \$23.00 | \$4,232 |
|-----|----|---------|---------|

Type P7A

| | | | |
|---|----|----------|-------|
| 3 | EA | \$140.00 | \$420 |
|---|----|----------|-------|

Type R2A

| | | | |
|----|----|----------|---------|
| 22 | EA | \$140.00 | \$3,080 |
|----|----|----------|---------|

Type R3

| | | | |
|---|----|----------|-------|
| 2 | EA | \$140.00 | \$280 |
|---|----|----------|-------|

Type R5A

| | | | |
|----|----|----------|---------|
| 14 | EA | \$140.00 | \$1,960 |
|----|----|----------|---------|

Type R6

| | | | |
|----|----|----------|---------|
| 23 | EA | \$140.00 | \$3,220 |
|----|----|----------|---------|

Type R7

| | | | |
|----|----|----------|---------|
| 38 | EA | \$140.00 | \$5,320 |
|----|----|----------|---------|

Type R8

| | | | |
|----|----|----------|---------|
| 10 | EA | \$140.00 | \$1,400 |
|----|----|----------|---------|

Type R9

| | | | |
|----|----|----------|---------|
| 29 | EA | \$140.00 | \$4,060 |
|----|----|----------|---------|

Type S2A

| | | | |
|---|----|----------|-------|
| 2 | EA | \$140.00 | \$280 |
|---|----|----------|-------|

Type S2B

| | | | |
|---|----|----------|-------|
| 1 | EA | \$140.00 | \$140 |
|---|----|----------|-------|

Type S3

| | | | |
|----|----|----------|---------|
| 39 | EA | \$140.00 | \$5,460 |
|----|----|----------|---------|

Type S4

| | | | |
|----|----|----------|---------|
| 38 | EA | \$140.00 | \$5,320 |
|----|----|----------|---------|

Type S6 (Tape light)

| | | | |
|----|----|---------|-------|
| 10 | LF | \$20.00 | \$200 |
|----|----|---------|-------|

Type S7

| | | | |
|---|----|---------|------|
| 4 | LF | \$23.00 | \$92 |
|---|----|---------|------|

Type Z2

| | | | |
|---|----|----------|-------|
| 3 | EA | \$280.00 | \$840 |
|---|----|----------|-------|

Type Z11

| | | | |
|---|----|----------|---------|
| 5 | EA | \$280.00 | \$1,400 |
|---|----|----------|---------|

Type Z13

| | | | |
|---|----|----------|---------|
| 4 | EA | \$280.00 | \$1,120 |
|---|----|----------|---------|

Exit

| | | | |
|---|----|----------|-------|
| 7 | EA | \$140.00 | \$980 |
|---|----|----------|-------|

Energy monitoring (lighting, panels and
equipment)

| | | | |
|---|----|-------------|----------|
| 1 | LS | \$12,500.00 | \$12,500 |
|---|----|-------------|----------|

Lighting controls

Lighting control panel

| | | | |
|---|----|------------|---------|
| 1 | EA | \$2,500.00 | \$2,500 |
|---|----|------------|---------|

Network Digital lighting control system

| | | | |
|-------|-----|--------|----------|
| 9,970 | GSF | \$1.50 | \$14,955 |
|-------|-----|--------|----------|

DRC

| | | | |
|----|----|----------|---------|
| 28 | EA | \$350.00 | \$9,800 |
|----|----|----------|---------|

Dimmer switch

| | | | |
|---|----|---------|-------|
| 5 | EA | \$75.00 | \$375 |
|---|----|---------|-------|

Sensor

| | | | |
|----|----|----------|---------|
| 43 | EA | \$200.00 | \$8,600 |
|----|----|----------|---------|

| | |
|----------------|-------------------|
| Library Detail | Job #14443 |
| | December 11, 2017 |

| ELECTRICAL | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|------------|
| Branch devices | | | | |
| Double Duplex receptacle | 5 | EA | \$30.00 | \$150 |
| Double Duplex receptacle in floor box | 23 | EA | \$30.00 | \$690 |
| Duplex receptacle | 54 | EA | \$36.00 | \$1,944 |
| Duplex receptacle (Controlled) | 2 | EA | \$52.00 | \$104 |
| Duplex receptacle in floor box | 24 | EA | \$36.00 | \$864 |
| Duplex receptacle WP, ground | 5 | EA | \$500.00 | \$2,500 |
| GFCI duplex receptacle WP | 1 | EA | \$50.00 | \$50 |
| Cord real with feed and connection | 4 | EA | \$1,000.00 | \$4,000 |
| 2 gang floor box | 23 | EA | \$350.00 | \$8,050 |
| Device box | 450 | EA | \$38.00 | \$17,100 |
| 3/4" EMT | 9,000 | LF | \$10.00 | \$90,000 |
| 3/4" PVC | 700 | LF | \$10.00 | \$7,000 |
| #12 THHN | 48,000 | LF | \$1.10 | \$52,800 |
| Communications and Security | | | | |
| Fire alarm control panel | 1 | EA | \$10,000.00 | \$10,000 |
| LCD annunciator | 1 | EA | \$3,500.00 | \$3,500 |
| LCD annunciator | 1 | EA | \$1,500.00 | \$1,500 |
| Beacon | 1 | EA | \$250.00 | \$250 |
| Digital transmitter | 1 | EA | \$1,200.00 | \$1,200 |
| Initiating device | 5 | EA | \$150.00 | \$750 |
| Duct smoke detector and test switch | 1 | EA | \$500.00 | \$500 |
| Audio visual device | 5 | EA | \$125.00 | \$625 |
| Visual device | 17 | EA | \$115.00 | \$1,955 |
| Modules | 10 | EA | \$150.00 | \$1,500 |
| Device box | 40 | EA | \$38.00 | \$1,520 |
| 3/4" EMT | 1,200 | LF | \$10.00 | \$12,000 |
| FA cable | 2,000 | LF | \$1.50 | \$3,000 |
| Testing and programming | 1 | LS | \$3,500.00 | \$3,500 |
| Fire Fighter Two-way Communication | | | | |
| Fire Fighter Two-way Communication | 1 | EA | \$15,000.00 | \$15,000 |

| | |
|----------------|-------------------|
| Library Detail | Job #14443 |
| | December 11, 2017 |



| ELECTRICAL | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|---------------------------------|--------------------|
| Telecommunications | | | | |
| IDF fit out | 1 | EA | \$7,500.00 | \$7,500 |
| Network switching, PBX | 1 | LS | \$50,000.00 | \$50,000 |
| Device box with conduit stub to ceiling | 52 | EA | \$130.00 | \$6,760 |
| Cable tray | 20 | LF | \$65.00 | \$1,300 |
| 2 gang floor box | 37 | EA | \$350.00 | \$12,950 |
| 1-port device | 1 | EA | \$25.00 | \$25 |
| 2-port device in floor box | 38 | EA | \$50.00 | \$1,900 |
| 2-port device | 51 | EA | \$50.00 | \$2,550 |
| WAP | 7 | EA | \$450.00 | \$3,150 |
| Cat.6 cable | 33,000 | LF | \$1.75 | \$57,750 |
| Backbone cabling from PS/CH | | | | <i>Site work</i> |
| Grounding | 1 | LS | \$1,500.00 | \$1,500 |
| PA/Clock system | | | | |
| | | | | NIC |
| AV system | | | | |
| AV system rough-in & power | 9,970 | GSF | \$1.00 | \$9,970 |
| Security system | | | | |
| Head end | 1 | LS | \$10,000.00 | \$10,000 |
| Camera WP | 7 | EA | \$1,750.00 | \$12,250 |
| Card reader | 3 | EA | \$350.00 | \$1,050 |
| Door contact | 10 | EA | \$250.00 | \$2,500 |
| Motion detector | 3 | EA | \$250.00 | \$750 |
| Electric strike (connection only, strike provided by DHC) | 5 | EA | \$250.00 | \$1,250 |
| Device box | 30 | EA | \$38.00 | \$1,140 |
| 3/4" EMT | 1,500 | LF | \$10.00 | \$15,000 |
| Cabling | 2,300 | LF | \$1.75 | \$4,025 |
| SatelliteTV | | | | |
| Rough-in, provisions only | 1 | LS | \$5,000.00 | \$5,000 |
| Other Electrical Systems | | | | |
| Temp power & lighting | 1 | LS | \$10,000.00 | \$10,000 |
| Seismic restraints | 1 | LS | \$10,000.00 | \$10,000 |
| Identification | 1 | LS | \$3,500.00 | \$3,500 |
| Coordination, BIM | 1 | LS | \$35,000.00 | \$35,000 |
| Coordination Study and Arc Flash testing | 1 | LS | \$5,000.00 | \$5,000 |
| Fees & Permits | 1 | LS | \$25,000.00 | \$25,000 |
| | | | Subtotal For Electrical: | \$3,203,554 |

| | |
|----------------|-------------------|
| Library Detail | Job #14443 |
| | December 11, 2017 |

| EQUIPMENT | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|--------------------------------|
| Commercial Equipment (OFCI) | | | | |
| Undercounter refrigerator | 1 | EA | \$350.00 | \$350 |
| Dishwasher | 1 | EA | \$500.00 | \$500 |
| Microwave | 1 | EA | \$300.00 | \$300 |
| Library equipments (OFCI) | | | | |
| Computer print and pay station | 1 | EA | \$500.00 | \$500 |
| 3D printer | 2 | EA | \$500.00 | \$1,000 |
| Laser cutter | 1 | EA | \$500.00 | \$500 |
| Computer workstation | 4 | EA | \$500.00 | \$2,000 |
| Library equipments (CFCI) | | | | |
| Bookdrop/Intelligent return staff model | 1 | EA | \$3,500.00 | \$3,500 |
| Self checkout, 3M table top | 3 | EA | \$7,500.00 | \$22,500 |
| Online public access catalog (OPAC) - allowance | 3 | EA | \$3,500.00 | \$10,500 |
| 80" touch screen monitor at entry vestibule | 1 | EA | \$5,000.00 | \$5,000 |
| Library equipments (OFOI) | | | | |
| Computers | | | | NIC, OFOI |
| Desktop printer | | | | NIC, OFOI |
| Laptop cart | | | | NIC, OFOI |
| 60" touchscreen monitor | | | | NIC, OFOI |
| 60" TV monitor & wall mount | | | | NIC, OFOI |
| E-stop control panel & orange lamp | | | | NIC, OFOI |
| Self return kiosk | | | | NIC, OFOI |
| Sort mate module | | | | NIC, Not required NIC, OFOI |
| Subtotal For Equipment: | | | | \$46,650 |

| | |
|----------------|-------------------|
| Library Detail | Job #14443 |
| | December 11, 2017 |

| FURNISHINGS | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|------------------|
| Fixed Furnishings | | | | |
| Light Control and Vision Equipment | | | | |
| Mechoshade, manual installation (WC-1) | 2,290 | SF | \$12.00 | \$27,483 |
| Window wood shutter by wood window supplier | 184 | SF | \$35.00 | \$6,440 |
| Amenities and Convenience Items | | | | |
| Walk-off mat, metro steel gate (WM-1) | 220 | SF | \$50.00 | \$11,000 |
| Fire Extinguisher cabinets | 1 | LS | \$1,000.00 | \$1,000 |
| Moveable Furnishings | | | | |
| Library tables and chairs | | | | <i>NIC, OFOI</i> |
| Subtotal For Furnishings: | | | | \$45,923 |

100% Design Development Cost Estimate

Renovate existing Heritage Town Hall

Atherton Civic Center

Control Quantities
Renovate existing Heritage Town Hall Summary
Detailed Cost Breakdown

December 11, 2017

| | |
|--|-------|
| Enclosed Areas | |
| Ground floor | 1,645 |
| Subtotal of Enclosed Area | 1,645 |
| Covered Area | |
| Roof Overhang | 529 |
| Subtotal of Covered Area at half value | 265 |
| Total of Gross Floor Area | 1,910 |

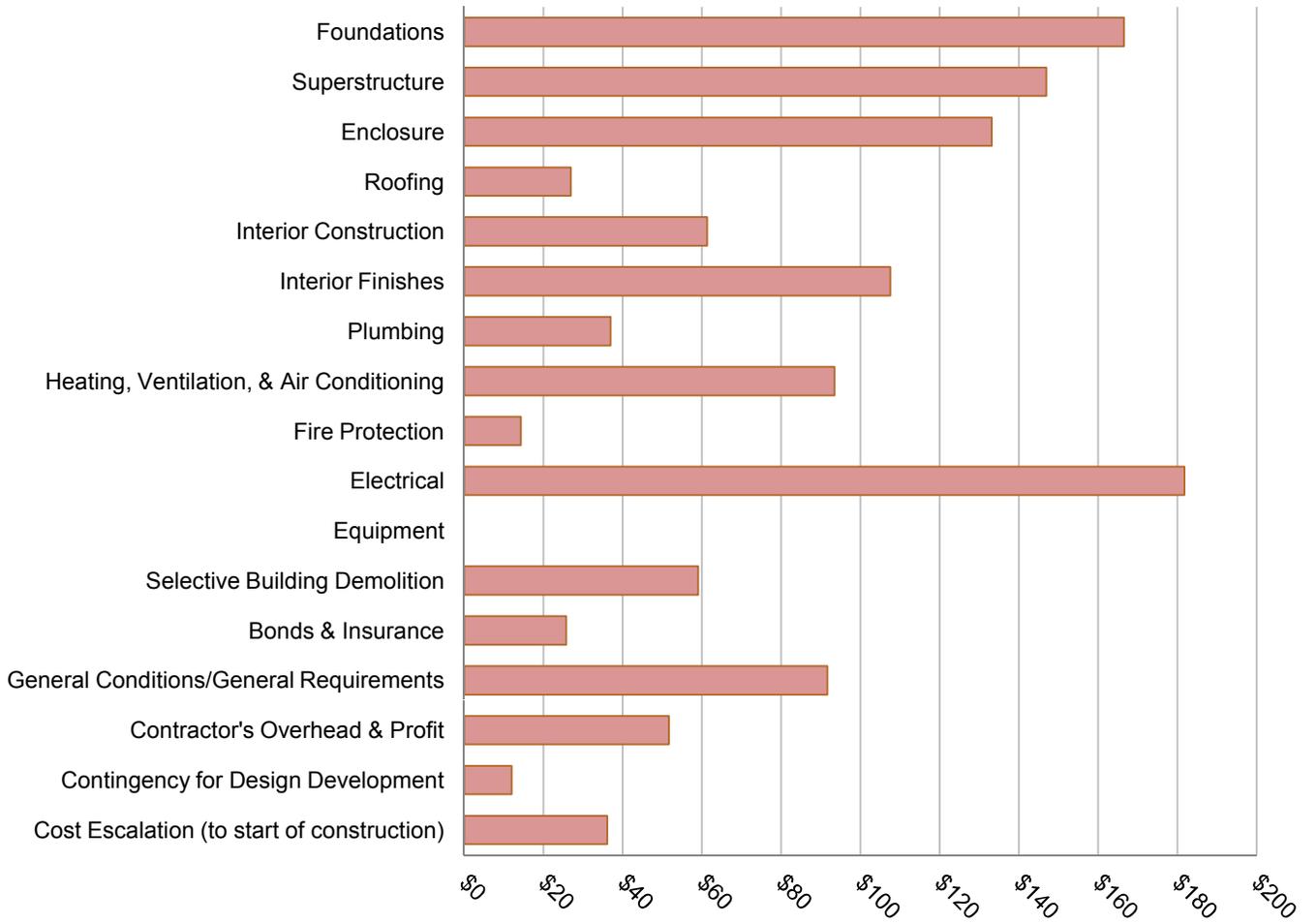
CONTROL QUANTITIES

| | | | Ratio to Gross Area |
|----------------------------|--------|----|------------------------|
| Number of stories (x1,000) | 1 | EA | 0.524 |
| Gross Area | 1,910 | SF | 1.000 |
| Enclosed Area | 1,645 | SF | 0.861 |
| Covered Area | 529 | SF | 0.277 |
| Footprint Area | 1,645 | SF | 0.861 |
| Volume | 23,030 | CF | 12.061 |
| Gross Wall Area | 3,209 | SF | 1.681 |
| Finished Wall Area | 3,035 | SF | 1.589 |
| Windows or Glazing Area | 5% 175 | SF | 0.091 |
| Roof Area - Flat | 0 | SF | 0.000 |
| Roof Area - Sloping | 2,239 | SF | 1.173 |
| Roof Area - Total | 2,239 | SF | 1.173 |
| Roof Glazing Area | 0 | SF | 0.000 |
| Interior Partition Length | 65 | LF | 0.034 |
| Elevators (x10,000) | 0 | EA | 0.000 |
| Plumbing Fixtures (x1,000) | 5 | EA | 2.618 |

| CSI UniFormat Summary | 1,910 SF | % | \$/SF | \$,000 |
|--|------------------|-------------|-----------------|----------------|
| Foundations | | 13% | \$87.22 | \$167 |
| Superstructure | | 12% | \$76.93 | \$147 |
| Enclosure | | 11% | \$69.74 | \$133 |
| Roofing | | 2% | \$14.07 | \$27 |
| Interior Construction | | 5% | \$32.11 | \$61 |
| Interior Finishes | | 9% | \$56.30 | \$108 |
| Plumbing | | 3% | \$19.33 | \$37 |
| Heating, Ventilation, & Air Conditioning | | 7% | \$48.96 | \$93 |
| Fire Protection | | 1% | \$7.50 | \$14 |
| Electrical | | 15% | \$95.20 | \$182 |
| Equipment | | 0% | \$0.00 | \$0 |
| Furnishings | | 0% | \$1.10 | \$2 |
| Selective Building Demolition | | 5% | \$30.94 | \$59 |
| Subtotal - Building Construction | | 83% | \$539.40 | \$1,030 |
| Bonds & Insurance | 2.50% | 2% | \$13.49 | \$26 |
| General Conditions/General Requirements | | 7% | \$48.02 | \$92 |
| Contractor's Overhead & Profit | 4.50% | 4% | \$27.04 | \$52 |
| Subtotal | | 96% | \$627.95 | \$1,199 |
| Contingency for Design Development | 1.00% | 1% | \$6.28 | \$12 |
| Cost Escalation (to start of construction) | 2.98% | 3% | \$18.91 | \$36 |
| TOTAL CONSTRUCTION BUDGET | June 2018 | 100% | \$653.14 | \$1,247 |

NOTE: Inclusions and Exclusions listed in the Commentary Section.

CSI UniFormat Summary



| FOUNDATIONS | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|----------|------------------|
| Foundation | | | | |
| Reinforced concrete grade beams | | | | |
| Excavation and disposal offsite | 19 | CY | \$75.00 | \$1,439 |
| Concrete, 4000 psi | 19 | CY | \$500.00 | \$9,593 |
| Formwork | 1,120 | SF | \$16.00 | \$17,920 |
| Reinforcement, allow 250pcy | 4,796 | LB | \$10.00 | \$47,963 |
| Simpson A35 clip at each side of (E) post | 8 | EA | \$100.00 | \$800 |
| Connection to existing foundation - allowance | 140 | LF | \$50.00 | \$7,000 |
| Special Foundations, 4000 psi | | | | |
| Drilled concrete pier; 18" diameter x 25'deep | 125 | LF | \$125.00 | \$15,625 |
| Slab On Grade, 3000 psi | | | | |
| Cut and patch (E) slab on grade - allowance | 1,645 | SF | \$5.00 | \$8,225 |
| New plywood sheathing to match existing | 400 | SF | \$10.00 | \$4,000 |
| Wood joist | 515 | BF | \$25.00 | \$12,867 |
| Miscellaneous Structural Work | | | | |
| Shoring, underpinning and safety measure | 1,645 | SF | \$25.00 | \$41,125 |
| Subtotal For Foundations: | | | | \$166,556 |

| SUPERSTRUCTURE | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|----------|------------|
| Seismic Upgrade | | | | |
| Strip existing inside finishes to studs | 3,209 | GWA | \$2.00 | \$6,419 |
| New 1/2" thick plywood sheathing | 3,209 | GWA | \$10.00 | \$32,095 |
| New 2x4 framing at all vertical & horizontal plywood joints | 1,587 | LF | \$16.00 | \$25,392 |
| Holddown (HD2, HD2) | 38 | EA | \$150.00 | \$5,700 |
| Anchor bolts (A.B) 5/8" diameter epoxy grouted into existing foundation | 132 | EA | \$75.00 | \$9,900 |
| Miscellaneous sheet-metal hardware to tie together various sections of the building | 1,910 | GSF | \$2.00 | \$3,819 |
| Roof Construction | | | | |
| 15/32" thick fire treated plywood over (E) straight sheathing and new blocking | 2,239 | SF | \$10.00 | \$22,392 |
| New roof truss | 88 | LF | \$100.00 | \$8,800 |
| New roof rafter and blocking | 218 | BF | \$25.00 | \$5,450 |
| Plywood sheathing, straps and blocking to inside of (E) truss | 150 | LF | \$25.00 | \$3,750 |
| CS16 strap | 10 | EA | \$100.00 | \$1,000 |

| SUPERSTRUCTURE | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|------------------|
| Miscellaneous | | | | |
| Miscellaneous metal | 1,910 | GSF | \$2.00 | \$3,819 |
| Rough carpentry | 1,910 | GSF | \$2.00 | \$3,819 |
| Dryrot repair - Allowance | 1,910 | GSF | \$5.00 | \$9,548 |
| Temporary scaffolding, shoring and safety measure | 1 | LS | \$5,000.00 | \$5,000 |
| Subtotal For Superstructure: | | | | \$146,902 |

| ENCLOSURE | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|------------------|
| Exterior Walls | | | | |
| New plaster wall to match (E) | 408 | SF | \$25.00 | \$10,200 |
| Patch/repair and repaint existing cement plaster/stucco wall | 2,801 | SF | \$10.00 | \$28,015 |
| Windows, Glazing & Louvers | | | | |
| (N) Painted wood framed windows, with insulated double glazed solarban (GL-1) | 175 | SF | \$175.00 | \$30,625 |
| Interior finish of exterior wall | | | | |
| (N) Painted gypwall | 3,209 | SF | \$6.00 | \$19,257 |
| Exterior Doors, finished oak door with bronze finished custom hardware | | | | |
| Double flush glass door with muntins (DGL-5) | 3 | PR | \$7,500.00 | \$22,500 |
| Refinish (E) wood door, paint (E) frame | | | | |
| Single leaf | 2 | EA | \$750.00 | \$1,500 |
| Double leaf | 1 | PR | \$1,500.00 | \$1,500 |
| Premium for special door hardwares | 1 | LS | \$5,000.00 | \$5,000 |
| Soffits | | | | |
| Exterior soffit, patch/repair and repaint existing | 529 | SF | \$10.00 | \$5,290 |
| Miscellaneous Work | | | | |
| Fascias, bands, screens, trim, wood articulation at doors, etc. | 3,209 | GWA | \$2.00 | \$6,419 |
| Rough carpentry | 1,910 | GSF | \$1.50 | \$2,864 |
| Subtotal For Enclosure: | | | | \$133,170 |

| ROOFING | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|---------|-----------------|
| Roof Coverings | | | | |
| Reinstall roof tile over new wood deck, salvage tile from (E) library to replace damaged tile | 2,239 | SF | \$10.00 | \$22,392 |
| Waterproofing membrane | 2,239 | SF | \$2.00 | \$4,478 |
| Subtotal For Roofing: | | | | \$26,871 |

| INTERIOR CONSTRUCTION | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------------|-----------------|
| Non-rated Partitions | | | | |
| Single partition; includes metal stud framing, batt insulation, gypboard on both sides, finished | 441 | SF | \$16.00 | \$7,056 |
| Double partition; includes double stud framing, batt insulation on both sides, gypboard on both sides, finished | 168 | SF | \$24.00 | \$4,032 |
| Backing and blacking | 1,910 | GSF | \$1.25 | \$2,388 |
| Interior Doors, Frames and Hardware | | | | |
| Single flush wood door (FL-1) | 3 | EA | \$2,000.00 | \$6,000 |
| Double solid core wood door (DFL-1) | 1 | PR | \$3,400.00 | \$3,400 |
| Window Walls | | | | |
| GL12 - 3/8" acoustic safety glazing, clear (L6) | 155 | SF | \$125.00 | \$19,375 |
| Wood veneer panels | 286 | SF | \$45.00 | \$12,852 |
| Fittings | | | | |
| Protective guards, barriers and bumpers | 1,910 | GSF | \$0.50 | \$955 |
| Toilet Partitions and accessories | | | | |
| Single stall, unisex restroom | 1 | RM | \$1,500.00 | \$1,500 |
| Cabinets and Countertops | | | | |
| Full height shelving | | | | NIC |
| Full height cabinets | | | | NIC |
| Upper cabinets, open shelving | | | | NIC |
| Café casework | | | | NIC |
| Allowance for chalkboards, insignia and graphics; including door signages, directional/wayfinding signs and chalkboards/tackboards | 1,875 | GSF | \$2.00 | \$3,750 |
| Subtotal For Interior Construction: | | | | \$61,307 |

| INTERIOR FINISHES | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|---------|-------------------------|
| Flooring | | | | |
| Porcelain tile, 12" x 12" | 64 | SF | \$20.00 | \$1,278 |
| Wood, 7" maple | 1,418 | SF | \$15.00 | \$21,275 |
| Bases | | | | |
| Wood base | 280 | LF | \$15.00 | \$4,199 |
| Ceramic tile base | 33 | LF | \$20.00 | \$666 |
| Walls | | | | |
| Acoustical plaster | 1,627 | SF | \$25.00 | \$40,670 |
| Paint | 365 | SF | \$1.50 | \$548 |
| Ceiling | | | | |
| Acoustical ceiling panel, 2' x 2' (ACT2) | 257 | SF | \$8.00 | \$2,056 |
| Gypsum board, painted (GB1) | 217 | SF | \$20.00 | \$4,340 |
| Acoustical smooth plaster (IP1) | 904 | SF | \$35.00 | \$31,640 |
| Exposed ceiling at café | 292 | SF | | <i>NIC, Future Café</i> |
| Repaint (E) plaster ceiling to match existing | 168 | SF | \$5.00 | \$840 |
| Subtotal For Interior Finishes: | | | | \$107,511 |

| PLUMBING | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|------------|
| Plumbing Equipment | | | | |
| Plumbing equipment | 1,910 | GSF | \$1.00 | \$1,910 |
| Electric water heater point of use | 1 | EA | \$500.00 | \$500 |
| Plumbing Fixtures | | | | |
| Water closet | 2 | EA | \$2,500.00 | \$5,000 |
| Lavatory | 2 | EA | \$1,800.00 | \$3,600 |
| Kitchen sink | 1 | EA | \$1,200.00 | \$1,200 |
| Domestic Water Distribution | | | | |
| 1" Domestic water piping | 350 | LF | \$34.00 | \$11,900 |
| Domestic water pipe insulation | 350 | LF | \$12.00 | \$4,200 |
| Sanitary Waste & Vent Piping | | | | |
| 4" Sanitary underslab | 100 | LF | \$48.00 | \$4,800 |
| Sanitary waste and vent | 50 | LF | \$35.00 | \$1,750 |

| PLUMBING | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|----------|-----------------|
| Miscellaneous | | | | |
| Disinfecting & flushing | 1 | LS | \$250.00 | \$250 |
| Coring, sealing and firestopping | 1 | LS | \$500.00 | \$500 |
| Coordination, commissioning support & management | 1 | LS | \$800.00 | \$800 |
| Fees & permits | 1 | LS | \$500.00 | \$500 |
| Subtotal For Plumbing: | | | | \$36,910 |

| HEATING, VENTILATION, & AIR-CONDITIONING | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|-----------------|
| Equipment | | | | |
| L-EF-4 | 1 | EA | \$850.00 | \$850 |
| L-EF-5 | 1 | EA | \$850.00 | \$850 |
| L-FC-1 /CU | 1 | EA | \$6,500.00 | \$6,500 |
| Piping | | | | |
| HW Hydronic pipe with fittings and hangers | 285 | LF | \$25.00 | \$7,125 |
| CHW Hydronic pipe with fittings and hangers | 205 | LF | \$32.00 | \$6,560 |
| Condensate drain piping with fittings & hangers | 45 | LF | \$18.00 | \$810 |
| Pipe insulation | 535 | LF | \$14.00 | \$7,490 |
| Valves & accessories | 1 | LS | \$1,300.00 | \$1,300 |
| Ductwork | | | | |
| Galvanized ductwork with fittings & hangers | 1,500 | LB | \$10.85 | \$16,275 |
| Duct insulation | 900 | GSF | \$4.00 | \$3,600 |
| Registers, grilles & diffusers | 14 | EA | \$285.00 | \$3,990 |
| Miscellaneous sheet metal accessories | 1 | LS | \$1,500.00 | \$1,500 |
| Miscellaneous | | | | |
| Ceiling fans | 4 | EA | \$1,800.00 | \$7,200 |
| Automatic temperature control DDC | 1,910 | GSF | \$7.25 | \$13,844 |
| Test and balance | 1,910 | GSF | \$1.25 | \$2,387 |
| Coring and firestopping | 1 | LS | \$2,500.00 | \$2,500 |
| Rigging & equipment rental | 1 | LS | \$4,000.00 | \$4,000 |
| Coordination, commissioning support & management | 1 | LS | \$5,000.00 | \$5,000 |
| Fees & permits | 1 | LS | \$1,700.00 | \$1,700 |
| Subtotal For Heating, Ventilation, & Air-Conditioning: | | | | \$93,481 |

| FIRE PROTECTION | Quantity | Unit | Rate | Total (\$) |
|--------------------------------------|----------|------|--------|-----------------|
| New Fire sprinkler system | 1,910 | GSF | \$7.50 | \$14,321 |
| Subtotal For Fire Protection: | | | | \$14,321 |

| ELECTRICAL | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|------------|
| Electrical Service and Distribution | | | | |
| Gear and Distribution | | | | |
| 125A panelboard | 1 | EA | \$2,150.00 | \$2,150 |
| 125A feed | 250 | LF | \$38.00 | \$9,500 |
| Misc mechanical equipment wiring | 1,910 | GSF | \$1.00 | \$1,910 |
| EF feed and connection | 2 | EA | \$1,500.00 | \$3,000 |
| FCU feed and connection | 1 | EA | \$1,000.00 | \$1,000 |
| Pump feed and connection | 4 | EA | \$1,500.00 | \$6,000 |
| EWH feed and connection | 1 | EA | \$850.00 | \$850 |
| Ceiling fan feed and backbox only | 4 | EA | \$450.00 | \$1,800 |
| Lighting and Branch Wiring | | | | |
| Lighting fixtures | | | | |
| Lighting Vendors quote | 1 | LS | \$26,010.00 | \$26,010 |
| Lighting cost below include Labor to install only: | | | | |
| Type R2A | 2 | EA | \$140.00 | \$280 |
| Type R2B | 7 | EA | \$140.00 | \$980 |
| Type P8 | 8 | EA | \$140.00 | \$1,120 |
| Type S1 | 1 | EA | \$140.00 | \$140 |
| Type S2A | 2 | EA | \$140.00 | \$280 |
| Type Z13 | 2 | EA | \$280.00 | \$560 |
| Exit | 3 | EA | \$140.00 | \$420 |
| Lighting Controls | | | | |
| Digital lighting control system | 1,910 | SF | \$1.50 | \$2,864 |
| DRC | 4 | EA | \$250.00 | \$1,000 |
| Sensor | 4 | EA | \$200.00 | \$800 |
| Dimmer switch | 4 | EA | \$75.00 | \$300 |
| Branch devices | | | | |
| Double Duplex receptacle in floor box | 4 | EA | \$72.00 | \$288 |
| Double Duplex receptacle | 1 | EA | \$72.00 | \$72 |
| Duplex receptacle WP, ground | 5 | EA | \$500.00 | \$2,500 |
| Duplex receptacle | 13 | EA | \$36.00 | \$468 |
| 2 gang floor box | 5 | EA | \$350.00 | \$1,750 |
| Device box | 65 | EA | \$38.00 | \$2,470 |
| 3/4" EMT | 1,300 | LF | \$10.00 | \$13,000 |
| 3/4" PVC | 500 | LF | \$10.00 | \$5,000 |
| #12 THHN | 9,000 | LF | \$1.10 | \$9,900 |

| ELECTRICAL | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|------------|
| Fire Alarm | | | | |
| Modify and upgrade control panel | 1 | LS | \$3,500.00 | \$3,500 |
| Initiating device | 2 | EA | \$150.00 | \$300 |
| Audio visual device | 1 | EA | \$125.00 | \$125 |
| Visual device | 4 | EA | \$115.00 | \$460 |
| Modules | 2 | EA | \$150.00 | \$300 |
| Device box | 9 | EA | \$38.00 | \$342 |
| 3/4" EMT | 225 | LF | \$10.00 | \$2,250 |
| FA cable | 350 | LF | \$1.50 | \$525 |
| Testing and programming | 1 | LS | \$1,500.00 | \$1,500 |
| Communications and Security | | | | |
| Security system | | | | |
| Make connection to existing head end | 1 | LS | \$3,500.00 | \$3,500 |
| Camera WP | 8 | EA | \$1,750.00 | \$14,000 |
| Camera | 1 | EA | \$1,200.00 | \$1,200 |
| Card reader | 3 | EA | \$350.00 | \$1,050 |
| Door contact | 8 | EA | \$250.00 | \$2,000 |
| Device box | 21 | EA | \$38.00 | \$798 |
| 3/4" EMT | 1,100 | LF | \$10.00 | \$11,000 |
| Cabling | 1,300 | LF | \$1.75 | \$2,275 |
| Telecommunications | | | | |
| IDF closet fit-out | 1 | LS | \$3,500.00 | \$3,500 |
| Device box with conduit stub to ceiling | 7 | EA | \$130.00 | \$910 |
| Floor box | 6 | EA | \$350.00 | \$2,100 |
| 1-port device | 1 | EA | \$25.00 | \$25 |
| 2-port device | 6 | EA | \$50.00 | \$300 |
| 2-port device in floor box | 6 | EA | \$25.00 | \$150 |
| WAP | 1 | EA | \$450.00 | \$450 |
| Cat.6 cable | 5,400 | LF | \$1.75 | \$9,450 |
| AV System | | | | |
| Community room sound system | 1 | LS | \$5,000.00 | \$5,000 |
| AV system rough-in & power | 1,910 | GSF | \$1.00 | \$1,910 |
| Projector screen feed and connection | 1 | EA | \$450.00 | \$450 |
| Other Electrical Systems | | | | |
| Demo & make safe | 1 | LS | \$5,000.00 | \$5,000 |
| Temp power & lighting | 1 | LS | \$4,000.00 | \$4,000 |
| Seismic restraints | 1 | LS | \$4,500.00 | \$4,500 |
| Fees & Permits | 1 | LS | \$2,500.00 | \$2,500 |

Subtotal For Electrical: \$181,781

| EQUIPMENT | Quantity | Unit | Rate | Total (\$) |
|---------------------------------|----------|------|------|------------|
| Commercial Equipment | | | | |
| Café/Warming kitchen equipments | 295 | SF | | NIC, OFOI |
| Computers at Heritage Workroom | 2 | EA | | NIC, OFOI |
| Subtotal For Equipment: | | | | |

| FURNISHINGS | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|---------|----------------|
| Fixed Furnishings | | | | |
| Light Control and Vision Equipment | | | | |
| Mechoshade, manual installation (WC-1) | 175 | SF | \$12.00 | \$2,100 |
| Subtotal For Furnishings: | | | | \$2,100 |

| SELECTIVE BUILDING DEMOLITION | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|----------|-----------------|
| Selective Demolition | | | | |
| Remove (E) tile roof | 2,239 | SF | \$3.00 | \$6,718 |
| Demolition and removal of existing partitions/doors and interior finishes | 1,645 | SF | \$6.00 | \$9,870 |
| Demolition and removal of (E) exterior wall - for new french door | 128 | SF | \$10.00 | \$1,280 |
| Demo and remove (E) decking, stair and railing | 160 | SF | \$20.00 | \$3,200 |
| Demo and remove (E) gypwall at inside face of exterior wall | 3,209 | SF | \$2.00 | \$6,419 |
| Demo and remove (E) stairs + railings, patch plaster as required | 94 | SF | \$25.00 | \$2,350 |
| Demo and remove (E) plumbing fixtures | 4 | EA | \$150.00 | \$600 |
| Hazardous Materials Abatement - Allowance | 1,910 | GSF | \$15.00 | \$28,643 |
| Subtotal For Selective Building Demolition: | | | | \$59,079 |

100% Design Development Cost Estimate

Site Improvement (Police Station Scope)

Atherton Civic Center

Control Quantities
Site Improvement (Police Station Scope) Summary
Detailed Cost Breakdown

December 11, 2017

Site Areas

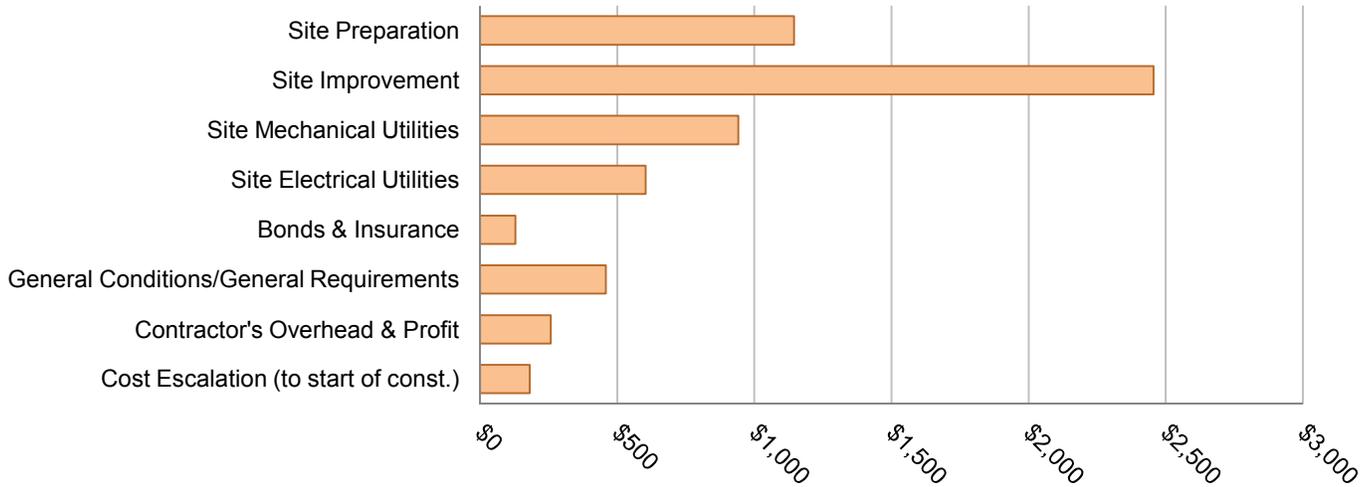
| | |
|---------------------------------|--------|
| Vehicular paving | 53,098 |
| Pedestrian paving and hardscape | 27,904 |
| Landscaping and Softscape | 20,400 |
| Biofiltration basin | 3,458 |
| Ancillary building | 1,954 |
| Building footprint - City Hall | 15,770 |
| Miscellaneous sitework | 303 |

| | |
|---------------------------|---------|
| Subtotal of Enclosed Area | 122,887 |
|---------------------------|---------|

| CSI UniFormat Summary | 122,887 SF | % | \$/SF | ,\$000 |
|---|-------------------|-------------|----------------|----------------|
| Site Preparation | | 18% | \$9.32 | \$1,145 |
| Site Improvement | | 39% | \$19.99 | \$2,456 |
| Site Mechanical Utilities | | 15% | \$7.66 | \$942 |
| Site Electrical Utilities | | 10% | \$4.91 | \$604 |
| Subtotal - Sitework | | 83% | \$41.88 | \$5,146 |
| Bonds & Insurance | 2.50% | 2% | \$1.05 | \$129 |
| General Conditions/General Requirements | 8.69% | 7% | \$3.73 | \$458 |
| Contractor's Overhead & Profit | 4.50% | 4% | \$2.10 | \$258 |
| Subtotal | | 96% | \$48.75 | \$5,991 |
| Contingency for Design Development | 1.00% | 1% | \$0.49 | \$60 |
| Cost Escalation (to start of const.) | 2.98% | 3% | \$1.47 | \$180 |
| TOTAL CONSTRUCTION BUDGET | June 2018 | 100% | \$50.71 | \$6,231 |

NOTE: Inclusions and Exclusions listed in the Commentary Section.

CSI UniFormat Summary



| SITE PREPARATION | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------------|--------------------|
| Demolition Of Building and Structures | | | | |
| Demo and removal of existing building within the limit of work | 12,925 | SF | \$12.00 | \$155,100 |
| Demo and removal of all hardscape and minimum softscape, including paving, curbs, wall features and aggregate base | 109,962 | SF | \$1.50 | \$164,943 |
| Remove existing trees | 22 | EA | \$1,000.00 | \$22,000 |
| Site Protective Construction | | | | |
| Tree Protection | | | | |
| Temporary tree protection chainlink fence, 6' high (F-1) | 738 | LF | \$32.00 | \$23,616 |
| Temporary layer of mulch to be maintained till tree protection fence is removed, 2" thick | 5,250 | SF | \$0.50 | \$2,625 |
| Plastic laminated sign spaced at 50' o.c., 24" x 36" "KEEP OUT TREE PROTECTION AREA" | 15 | EA | \$100.00 | \$1,500 |
| Erosion control/SWPPP | 122,887 | SF | \$0.50 | \$61,444 |
| Earthwork | | | | |
| Site clearing and rough grading | 122,887 | SF | \$0.50 | \$61,444 |
| Excavate and offhaul unsuitable materials | | | | |
| Under building, 30" thick | 1,840 | CY | \$35.00 | \$64,394 |
| Under vehicular/pedestrian paving, varying thickness | 4,069 | CY | \$35.00 | \$142,398 |
| Under planting area | 2,471 | CY | \$35.00 | \$86,497 |
| 6~12" thick scarified/moisture conditioned/compacted native soil | | | | |
| Under building | 19,870 | SF | \$1.00 | \$19,870 |
| Under vehicular/pedestrian paving | 81,002 | SF | \$1.00 | \$81,002 |
| 30" thick compacted engineered fill, extend pad 5' beyond edge of building on all sides | 1,840 | CY | \$35.00 | \$64,394 |
| Hazardous Materials Abatement - Allowance | 12,925 | SF | \$15.00 | \$193,875 |
| Subtotal For Site Preparation: | | | | \$1,145,100 |

SITE IMPROVEMENT

| | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|------------|
| Vehicular Paving | | | | |
| PV-1 Asphalt paving; consists of 4" thick asphalt concrete pavement, over 10" thick class 2 aggregate base, over woven textile fabric and compacted 12" thick subgrade | 53,098 | SF | \$7.50 | \$398,235 |
| Pavement marking and striping | 53,098 | SF | \$0.35 | \$18,584 |
| Reinforced concrete vertical curb | 1,223 | LF | \$25.00 | \$30,575 |
| Reinforced concrete flush curb, 36" side | 258 | LF | \$35.00 | \$9,030 |
| Reinforced concrete valley gutter | 429 | LF | \$35.00 | \$15,015 |
| Reinforced concrete curb and gutter | 630 | LF | \$35.00 | \$22,050 |
| Curb cuts and ramps - allowance | 4 | EA | \$1,500.00 | \$6,000 |
| Recycled rubber wheelstop, 6'-0" long | 24 | EA | \$100.00 | \$2,400 |
| Pedestrian Paving | | | | |
| PV-2 Porous asphalt paving; consist of 4" thick open-graded porous asphalt, over 6" thick choker course crushed aggregate, over 24" thick washed drain rock, over geogrid and non-woven geotextile fabric, over uncompacted subgrade | 4,262 | SF | \$12.00 | \$51,144 |
| PV-3 Exposed aggregate pervious concrete (with welded wire mesh, W4 6x6); consist of 4" thick exposed aggregate pervious concrete, over 6" thick graded crushed aggregate base, over 12" thick 3/4" washed drain rock, over filter fabric | 13,628 | SF | \$14.00 | \$190,792 |
| PV-5 Mulch (3" thick) over geotextile weed barrier, over 95% compacted subgrade | 1,496 | SF | \$2.50 | \$3,740 |
| PV-6 Concrete paving; consist of 4" thick concrete reinforced with #4 rebar at 16" o.c., both ways, over 6" thick class II aggregate base, over filter fabric and 95% compacted native subgrade | 3,948 | SF | \$8.00 | \$31,584 |
| PV-7 Exposed aggregate concrete; consist of 4" thick concrete reinforced with #4 rebar @ 16" o.c. both ways, over 6" thick class II aggregate base, over filter fabric and 95% compacted subgrade | 364 | SF | \$10.00 | \$3,640 |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|---|------------|
| Pedestrian Paving | | | | |
| PV-8 Stabilized decomposed granite; consist of 3" thick decomposed granite, over 4" thick class II aggregate base, over 12" thick 95% compacted subbase | 3,610 | SF | \$8.00 | \$28,880 |
| PV-9 Gravel maintenance path; consist of 4" thick gravel over 96% compacted subbase | 596 | SF | \$8.00 | \$4,768 |
| Landscaping | | | | |
| Planting area, 1 gallon pots @ 18" o.c. | 9,542 | SF | \$10.00 | \$95,420 |
| Planting area, 5 & 10 gallon pots @ 24" o.c. | 7,400 | SF | \$24.00 | \$177,600 |
| Biofiltration basin; consists of 1 gallon plants @ 18" o.c., over 2" thick gravel much, over 18" thick of bioretention soil mix, over 12" thick of sand, over geotextile filter fabric | 3,458 | SF | \$25.00 | \$86,450 |
| Ground hardwood mulch, 2" thick | 20,400 | SF | \$0.35 | \$7,140 |
| Landscape edging header - allowance | 4,000 | LF | \$10.00 | \$40,000 |
| Trees, 48" box | 14 | EA | \$2,000.00 | \$28,000 |
| Irrigation | | | | |
| Planting area (PA) | 20,400 | SF | \$2.50 | \$51,000 |
| Trees | 14 | EA | \$350.00 | \$4,900 |
| Soil Preparation | | | | |
| S-1 New topsoil (excavated and amended or imported, 3' deep | 1,497 | CY | \$25.00 | \$37,428 |
| S-2 Amend in place existing soil; 12" in hand excavation zone of existing trees, 36" thick otherwise | 974 | CY | \$25.00 | \$24,356 |
| S-3 Porous paving #2 gap-graded aggregate; 8" thick deep below bottom of paving | | | <i>measured with PV-3</i> | |
| S-4 CU-Structural soil; 24" thick deep below bottom of paving | 263 | CY | \$45.00 | \$11,840 |
| S-5 Biofiltration soil profile | | | <i>measured with Bioretention basin</i> | |
| Site Structures | | | | |
| B-1 Radial bench | 92 | LF | \$250.00 | \$23,000 |
| H-1 Handrail with lighting (lights included w/ site lighting L-6) | | | <i>Included in Building - Stair section</i> | |
| S-1 Concrete stairs/steps | | | <i>Included in Building - Stair section</i> | |
| W-1 Retaining seatwall with skateboard deterrent notches, curved | 30 | LF | \$350.00 | \$10,500 |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|------------|
| Site Structures | | | | |
| W-2 Concrete retaining wall @ biofiltration basin, 6" thick x 5'-0" high | 164 | LF | \$225.00 | \$36,900 |
| W-3 "Garapa" wood fence in galvanized steel frame, complete with single leaf gate, 6'-0" high | 62 | LF | \$300.00 | \$18,600 |
| Reinforced concrete wall footing | | | | |
| For W-2, 3'-6"wide x 12" thick | 164 | LF | \$75.00 | \$12,300 |
| For W-3, 9" wide x 3'-4"high | 62 | LF | \$150.00 | \$9,300 |
| F-1 Cochran lounge chair | 20 | EA | \$300.00 | \$6,000 |
| F-2 Cochran side table | 5 | EA | \$800.00 | \$4,000 |
| F-4 Custom gate | 1 | EA | \$3,500.00 | \$3,500 |
| Police Secure Parking Lot & Ancillary Building | | | | |
| Reinforced concrete grade beams | | | | |
| Excavation and disposal offsite | 124 | CY | \$45.00 | \$5,580 |
| Concrete, 4000psi | 124 | CY | \$280.00 | \$34,720 |
| Formwork | 2,056 | SF | \$10.00 | \$20,560 |
| Reinforcement | 21,236 | LB | \$1.50 | \$31,854 |
| Drilled concrete pier | | | | |
| 18" diameter x 25'deep (P1A) | 200 | LF | \$105.00 | \$21,000 |
| Reinforced concrete slab on grade | 1,954 | GSF | \$15.00 | \$29,310 |
| Superstructure | | | | |
| Vertical Structure/Post | 1,954 | GSF | \$10.00 | \$19,540 |
| 20" square plinth x 3'-6high | 4 | EA | \$750.00 | \$3,000 |
| Structural roof framing and misc connections | 2 | T | \$5,280.00 | \$10,560 |
| Steel deck, B16 | 1,952 | GSF | \$6.00 | \$11,712 |
| Exterior Enclosure | | | | |
| Reinforced CMU wall with cement plaster finish; 8" thick (CP-1A) | 3,078 | SF | \$50.00 | \$153,900 |
| Interior finish to exterior wall, painted gypwall | 3,078 | SF | \$7.50 | \$23,085 |
| Precast concrete base on east side | 192 | LF | \$30.00 | \$5,760 |
| Precast concrete cap at parapet wall, 4" high | 234 | LF | \$30.00 | \$7,020 |
| Exterior Security Doors/Windows | | | | |
| Single leaf | 5 | EA | \$2,500.00 | \$12,500 |
| Double leaf | 4 | PR | \$3,700.00 | \$14,800 |
| Intake louver with security bars (MC-4) | 3 | EA | \$300.00 | \$900 |
| Cardkey access | 9 | EA | \$2,000.00 | \$18,000 |
| Overhead sectional solid panel door | | | | |
| At stolen evidence/vehicle 10'-0"w x 10'-0"h | 1 | EA | \$10,000.00 | \$10,000 |
| At motorcycle garage, 16'-0"w x 8'-0"h | 1 | EA | \$12,800.00 | \$12,800 |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|------------|
| Police Secure Parking Lot & Ancillary Building | | | | |
| Roofing | | | | |
| Built-up roof including rigid insulation, flat roof area | 1,954 | SF | \$20.00 | \$39,080 |
| Roof flashing, gutters and downspouts | 1,954 | SF | \$2.00 | \$3,908 |
| Interior Construction | | | | |
| Interior CMU wall | 1,121 | SF | \$30.00 | \$33,615 |
| Interior gypwall (type B3Z) | 918 | SF | \$20.00 | \$18,360 |
| Interior doors | 2 | EA | \$1,800.00 | \$3,600 |
| Casework | | | | |
| Metal storage shelving, 6'-8"high | 52 | LF | \$300.00 | \$15,600 |
| Tall cabinet | 16 | LF | \$750.00 | \$12,000 |
| Equipments & Furnishing | | | | |
| Maple butcher block workbench, 72"w x 30"d | 5 | EA | \$600.00 | \$3,000 |
| Wall mounted bike rack | 1 | LS | \$3,500.00 | \$3,500 |
| Chalkboards and graphics; including directional/wayfinding signs, door signage, chalkboard and tackboards, flagpole, and building signs - allowance | 1,900 | GSF | \$5.00 | \$9,500 |
| Floor, Wall and Ceiling Finishes | 1,900 | GSF | \$10.00 | \$19,000 |
| Miscellaneous, rough carpentry | 1,900 | GSF | \$2.00 | \$3,800 |
| Fire Extinguisher cabinets (FEC) | 2 | EA | \$450.00 | \$900 |
| Plumbing | | | | |
| Plumbing Fixtures | | | | |
| Hose Bibb (HB-2) | 1 | EA | \$450.00 | \$450 |
| Domestic Water Distribution | | | | |
| 3/4" Domestic water piping | 25 | LF | \$30.00 | \$750 |
| Domestic water pipe insulation | 25 | LF | \$12.00 | \$300 |
| Storm Water Piping | | | | |
| 3" Storm drain piping | 65 | LF | \$35.00 | \$2,275 |
| 3" Roof downspout connection | 2 | EA | \$750.00 | \$1,500 |
| Miscellaneous | | | | |
| Coring, sealing and firestopping | 1 | LS | \$500.00 | \$500 |
| Coordination, commissioning support & management | 1 | LS | \$800.00 | \$800 |
| Fees & permits | 1 | LS | \$100.00 | \$100 |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|------------|
| Police Secure Parking Lot & Ancillary Building | | | | |
| HVAC - Allowance | | | | |
| Equipment | | | | |
| L-FC /CU | 3 | EA | \$6,500.00 | \$19,500 |
| Piping | | | | |
| Refrigerant piping with fittings and hangers | 195 | LF | \$31.50 | \$6,143 |
| Condensate piping with fittings & hangers | 45 | LF | \$18.00 | \$810 |
| Pipe insulation | 240 | LF | \$12.00 | \$2,880 |
| Valves & accessories | 1 | LS | \$400.00 | \$400 |
| Ductwork | | | | |
| Galvanized ductwork with fittings & hangers | 235 | LB | \$10.85 | \$2,550 |
| Duct insulation | 155 | GSF | \$4.00 | \$620 |
| Registers, grilles & diffusers | 8 | EA | \$285.00 | \$2,280 |
| Miscellaneous sheet metal accessories | 1 | LS | \$400.00 | \$400 |
| Miscellaneous | | | | |
| Automatic temperature control DDC | 1 | LS | \$4,500.00 | \$4,500 |
| Test and balance | 1 | LS | \$900.00 | \$900 |
| Coring and firestopping | 1 | LS | \$500.00 | \$500 |
| Rigging & equipment rental | 1 | LS | \$10,000.00 | \$10,000 |
| Coordination, commissioning support & management | 1 | LS | \$3,000.00 | \$3,000 |
| Fees & permits | 1 | LS | \$700.00 | \$700 |
| Electrical | | | | |
| 125A panelboard | 1 | EA | \$2,150.00 | \$2,150 |
| 100A panelboard | 3 | EA | \$2,000.00 | \$6,000 |
| 125A feed in ductbank | 80 | LF | \$40.00 | \$3,200 |
| 100A feed | 100 | LF | \$30.00 | \$3,000 |
| Grounding and bonding | 1 | LS | \$500.00 | \$500 |
| Equipment wiring | | | | |
| Mechanical equipment feed and connections | 1,900 | SF | \$2.00 | \$3,800 |
| 20A feed and connection | 9 | EA | \$450.00 | \$4,050 |
| Fan feed and connection | 3 | EA | \$1,500.00 | \$4,500 |
| Lighting and Branch Wiring | | | | |
| Lighting fixtures Type P5A | 18 | EA | \$250.00 | \$4,500 |
| Type Z7 | 3 | EA | \$450.00 | \$1,350 |
| Exit | 2 | EA | \$220.00 | \$440 |
| Single pole switch | 8 | EA | \$40.00 | \$320 |
| Occupancy sensor | 6 | EA | \$200.00 | \$1,200 |
| DRC | 3 | EA | \$250.00 | \$750 |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|------------|
| Police Secure Parking Lot & Ancillary Building | | | | |
| Electrical | | | | |
| Branch devices | | | | |
| Duplex receptacle | 45 | EA | \$0.20 | \$9 |
| Device box | 85 | EA | \$38.00 | \$3,230 |
| 3/4" EMT | 1,700 | LF | \$10.00 | \$17,000 |
| #12 THHN | 8,500 | LF | \$1.10 | \$9,350 |
| Communications and Security | | | | |
| Fire Alarm | | | | |
| Fire alarm control panel | 1 | EA | \$2,000.00 | \$2,000 |
| Initiating device | 5 | EA | \$150.00 | \$750 |
| Audio visual device | 8 | EA | \$125.00 | \$1,000 |
| Modules | 2 | EA | \$150.00 | \$300 |
| Device box | 15 | EA | \$38.00 | \$570 |
| 3/4" EMT | 500 | LF | \$10.00 | \$5,000 |
| FA cable | 750 | LF | \$1.50 | \$1,125 |
| Testing and programming | 1 | LS | \$850.00 | \$850 |
| Telecommunications | | | | |
| Fit out closet | 1 | LS | \$2,000.00 | \$2,000 |
| 2 port data device | 16 | EA | \$50.00 | \$800 |
| Cabling | 4,200 | LF | \$1.75 | \$7,350 |
| Rough-in | 1,900 | SF | \$1.00 | \$1,900 |
| Security system | | | | |
| Head end | 1 | LS | \$5,000.00 | \$5,000 |
| Card reader | 8 | EA | \$350.00 | \$2,800 |
| Door contact | 11 | EA | \$250.00 | \$2,750 |
| Electric strike (connection only, strike provided by DHC) | 10 | EA | \$250.00 | \$2,500 |
| REX | 10 | EA | \$250.00 | \$2,500 |
| Device box | 39 | EA | \$38.00 | \$1,482 |
| 3/4" EMT | 1,000 | LF | \$10.00 | \$10,000 |
| Cabling | 1,500 | LF | \$1.75 | \$2,625 |
| Other Electrical Systems | | | | |
| Temp power & lighting | 1 | LS | \$1,000.00 | \$1,000 |
| Seismic restraints | 1 | LS | \$1,000.00 | \$1,000 |
| Fees & Permits | 1 | LS | \$400.00 | \$400 |
| Fire Protection - Allowance | 1,900 | GSF | \$8.00 | \$15,200 |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|---|-----------------------|
| Police Secure Parking Lot & Ancillary Building | | | | |
| Miscellaneous Site Improvement | | | | |
| Concrete pad for fuel storage tank, emergency generator and transformer and trash area | 750 | SF | \$20.00 | \$15,000 |
| Trash enclosure | | | | |
| CMU trash enclosure, 9'-0"high | 450 | SF | \$30.00 | \$13,500 |
| Swinging gate at trash enclosure, 7'w x | 1 | PR | \$3,000.00 | \$3,000 |
| Single leaf gate | 1 | EA | \$1,800.00 | \$1,800 |
| Ramp up to trash area | 80 | SF | \$35.00 | \$2,800 |
| Handrail at ramp | 15 | LF | \$150.00 | \$2,250 |
| Secure PD parking, asphalt paving | | | <i>measured under pedestrian paving</i> | |
| Striping and pavement marking | | | <i>measured under pedestrian paving</i> | |
| Removable bollard, 4" diameter | 11 | EA | \$350.00 | \$3,850 |
| Fencing and miscellaneous site furnishing | | | | |
| Pedestrian solid gate, single leaf | 2 | EA | \$3,500.00 | \$7,000 |
| Secure sliding gate; manual sliding, locked in place | | | | |
| 20' wide | 1 | EA | \$13,000.00 | \$13,000 |
| 24' wide | 1 | EA | \$15,600.00 | \$15,600 |
| CMU fence, 9'-0"high | 1,602 | SF | \$30.00 | \$48,060 |
| PD radio tower | | | | <i>NIC, by others</i> |
| Allowance for miscellaneous site furnishing; such as trash receptacles, bollards, etc. | 1 | LS | \$15,000.00 | \$15,000 |
| Subtotal For Site Improvement: | | | \$2,456,103 | |

| SITE MECHANICAL UTILITIES | Quantity | Unit | Rate | Total (\$) |
|-------------------------------|----------|------|------------|------------|
| Fire Water Service | | | | |
| Fire water lines - PVC, to 8" | 34 | LF | \$94.00 | \$3,196 |
| Fire water lines - PVC, to 6" | 977 | LF | \$73.00 | \$71,321 |
| Connection to (E) water main | 2 | EA | \$4,500.00 | \$9,000 |
| Double check assembly, 6" | 2 | EA | \$8,500.00 | \$17,000 |
| Post indicator valve, to 6" | 2 | EA | \$1,850.00 | \$3,700 |
| Fire department connection | 3 | EA | \$2,800.00 | \$8,400 |
| Fire hydrant assembly | 2 | EA | \$4,200.00 | \$8,400 |
| Meter box | 2 | EA | \$1,500.00 | \$3,000 |

| SITE MECHANICAL UTILITIES | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------------|------------|
| Domestic Water Service | | | | |
| Domestic water lines - PVC, 4" | 173 | LF | \$58.00 | \$10,034 |
| Domestic water lines - PVC, 2 1/2" | 40 | LF | \$37.00 | \$1,480 |
| Connection to (E) water main | 0 | EA | \$4,000.00 | |
| Domestic water meter w/ box, 3" | 1 | EA | \$2,200.00 | \$2,200 |
| Backflow preventor, 4" | 1 | EA | \$3,000.00 | \$3,000 |
| Sanitary Sewer System | | | | |
| Manhole (no sump pump) | 6 | EA | \$7,500.00 | \$45,000 |
| Sewer cleanout | 4 | EA | \$850.00 | \$3,400 |
| Area drain | 2 | EA | \$1,200.00 | \$2,400 |
| Backwater valve | 1 | EA | \$1,200.00 | \$1,200 |
| Sand / oil separator | | | | NA |
| Automated diverter system | | | | NA |
| Sanitary sewer lines - PVC, 6" | 1,068 | LF | \$60.00 | \$64,080 |
| Sanitary sewer lines - PVC, 4" | 50 | LF | \$50.00 | \$2,500 |
| Manhole, SS POC to (E) SS system | 3 | EA | \$4,000.00 | \$12,000 |
| Storm Drainage System | | | | |
| Manhole (no sump pump) | 1 | EA | \$7,500.00 | \$7,500 |
| Manhole (existing adjust rim) | 1 | LS | \$4,000.00 | \$4,000 |
| Catchbasin / Junction box / Bubbler | 9 | EA | \$2,200.00 | \$19,800 |
| Bio Retention Basin, | 1 | EA | \$8,000.00 | \$8,000 |
| SD Cleanout | 2 | EA | \$850.00 | \$1,700 |
| Trench drain | 180 | LF | \$114.00 | \$20,520 |
| Outfall | 2 | EA | \$5,000.00 | \$10,000 |
| Area drain | | NA | | NA |
| Sand / oil separator | | NA | | NA |
| Storm drain lines | | | | |
| 12" dia | 323 | LF | \$102.00 | \$32,946 |
| 8" dia | 403 | LF | \$82.00 | \$33,046 |
| 6" dia | 784 | LF | \$60.00 | \$47,040 |
| 4" dia | 110 | LF | \$50.00 | \$5,500 |
| SD POC to (E) SD system | 5 | EA | \$1,800.00 | \$9,000 |
| Perf. Sub drainage | 561 | LF | \$36.00 | \$20,196 |
| Chilled & Heating Water Pre-Insulated direct buried piping (CS) | | | | |
| 6" dia | 840 | LF | \$190.00 | \$159,600 |
| 4" dia | 840 | LF | \$150.00 | \$126,000 |
| 3" dia | 840 | LF | \$135.00 | \$113,400 |
| Point of connection | 12 | EA | \$3,500.00 | \$42,000 |

| SITE MECHANICAL UTILITIES | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|------------------|
| Miscellaneous | | | | |
| Related Storm Drainage Requirements: including demo & removal of (E) underground pipes, fees & permits | | | | |
| | 1 | LS | \$10,000.00 | \$10,000 |
| Subtotal For Site Mechanical Utilities: | | | | \$941,559 |

| SITE ELECTRICAL UTILITIES | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|--------------------|
| Electrical Service and Distribution | | | | |
| Connection to Vault | | | | <i>By PG&E</i> |
| Primary ductbank includes 2-5" PVC conduits, concrete encased | | | | |
| Primary ductbank to padmount transformer | 150 | LF | \$113.00 | \$16,950 |
| Handhole | 2 | EA | \$3,500.00 | \$7,000 |
| Padmount transformer | | | | <i>By PG&E</i> |
| Connection to existing transformers | | | | <i>By PG&E</i> |
| Padmount transformer pad | 1 | EA | \$2,500.00 | \$2,500 |
| Secondary Ductbank | | | | |
| 2000A feed to MSB-M | 20 | LF | \$790.00 | \$15,800 |
| 500A feed from switchboard (Police) | 80 | LF | \$240.00 | \$19,200 |
| 400A feed from switchboard (City Hall) | 200 | LF | \$145.00 | \$29,000 |
| 400A feed from switchboard (HP-1) | 465 | LF | \$145.00 | \$67,425 |
| Handhole | 3 | EA | \$3,500.00 | \$10,500 |
| Site Communications | | | | |
| Communications ductbank 2-4 conduits with inner duct and backbone cabling | 1,040 | LF | \$160.00 | \$166,400 |
| Handhole | 9 | EA | \$3,500.00 | \$31,500 |
| Potential AT&T fiber substation and PG&E Equipment relocation - Allowance | 1 | LS | \$20,000.00 | \$20,000 |
| Lighting and Branch Wiring | | | | |
| Time clock | 1 | EA | \$450.00 | \$450 |
| Lighting contactor | 1 | EA | \$1,000.00 | \$1,000 |
| Type Z-1 (Bollard) | 15 | EA | \$1,500.00 | \$22,500 |
| Type Z-3 | 7 | EA | \$950.00 | \$6,650 |
| Type Z-5 (Pole light) | 8 | EA | \$3,000.00 | \$24,000 |
| Type Z-8 (Step light) | 32 | EA | \$450.00 | \$14,400 |
| Type Z-11 | 2 | EA | \$450.00 | \$900 |
| Base | 23 | EA | \$450.00 | \$10,350 |
| Circuitry | 1,500 | LF | \$20.00 | \$30,000 |

| SITE ELECTRICAL UTILITIES | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|-------------|-------------------------------|
| Site Security | | | | |
| Site security, allow | 1 | LS | \$15,000.00 | \$15,000 |
| Other Site Work | | | | |
| Site demolition and relocation of generator | 1 | LS | \$25,000.00 | \$25,000 |
| Gate Operators | | | | |
| 2-2" PVC conduits controls and feed | 260 | LF | \$30.00 | \$7,800 |
| Gate operator connections | 2 | EA | \$2,500.00 | \$5,000 |
| EV Stations | | | | |
| Charging Station (connections only) | 2 | EA | \$2,500.00 | \$5,000 |
| 100A panelboard WP | 2 | EA | \$3,000.00 | \$6,000 |
| 75KVA transformer | 1 | EA | \$8,700.00 | \$8,700 |
| 50KVA transformer | 1 | EA | \$6,500.00 | \$6,500 |
| 2-3" conduits with 100A feed and controls | 350 | LF | \$50.00 | \$17,500 |
| 2-2" conduits for data | 350 | LF | \$30.00 | \$10,500 |
| Photovoltaic system | | | | <i>NIC, see ADD Alternate</i> |

Subtotal For Site Electrical Utilities: \$603,525

100% Design Development Cost Estimate

Site Improvement (Library Scope)

Atherton Civic Center

Control Quantities
Site Improvement (Library Scope) Summary
Detailed Cost Breakdown

December 11, 2017

Site Areas

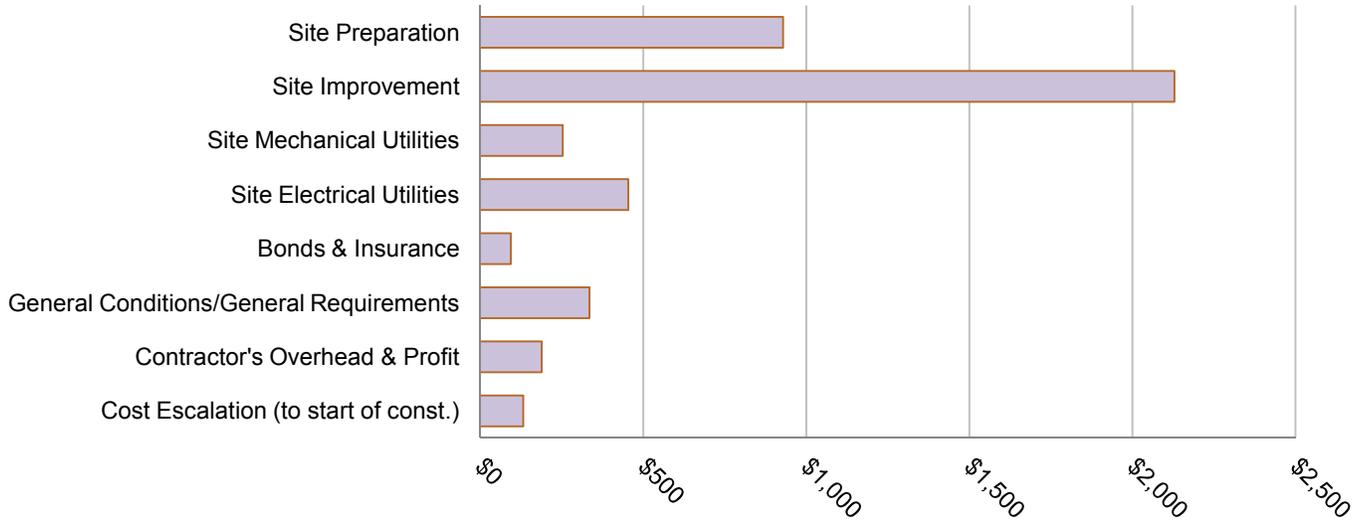
| | |
|---------------------------------|--------|
| Vehicular paving | 13,155 |
| Pedestrian paving and hardscape | 25,699 |
| Landscaping and Softscape | 35,500 |
| Biofiltration basin | 1,980 |
| Library Building footprint | 9,750 |
| Existing Town Hall to remain | 1,645 |
| Miscellaneous sitework | 1,825 |

| | |
|---------------------------|--------|
| Subtotal of Enclosed Area | 89,554 |
|---------------------------|--------|

| CSI UniFormat Summary | 89,554 SF | % | \$/SF | ,\$000 |
|---|------------------|-------------|----------------|----------------|
| Site Preparation | | 20% | \$10.38 | \$930 |
| Site Improvement | | 47% | \$23.77 | \$2,129 |
| Site Mechanical Utilities | | 6% | \$2.83 | \$254 |
| Site Electrical Utilities | | 10% | \$5.07 | \$454 |
| Subtotal - Sitework | | 83% | \$42.06 | \$3,767 |
| Bonds & Insurance | 2.50% | 2% | \$1.05 | \$94 |
| General Conditions/General Requirements | | 7% | \$3.74 | \$335 |
| Contractor's Overhead & Profit | 4.50% | 4% | \$2.11 | \$189 |
| Subtotal | | 96% | \$48.96 | \$4,385 |
| Contingency for Design Development | 1.00% | 1% | \$0.49 | \$44 |
| Cost Escalation (to start of const.) | 2.98% | 3% | \$1.47 | \$132 |
| TOTAL CONSTRUCTION BUDGET | June 2018 | 100% | \$50.93 | \$4,561 |

NOTE: Inclusions and Exclusions listed in the Commentary Section.

CSI UniFormat Summary



| SITE PREPARATION | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------------|------------------|
| Demolition Of Building and Structures | | | | |
| Demo and removal of existing building within the limit of work | 8,786 | SF | \$13.00 | \$114,218 |
| Demo and removal of all hardscape and minimum softscape, including paving, curbs, wall features and aggregate base | 80,768 | SF | \$1.50 | \$121,152 |
| Remove existing trees | 46 | EA | \$1,000.00 | \$46,000 |
| Site Protective Construction | | | | |
| Transplant existing trees | 2 | EA | \$1,500.00 | \$3,000 |
| Tree Protection | | | | |
| Temporary tree protection chainlink fence, 6' high (F-1) | 1,483 | LF | \$32.00 | \$47,456 |
| Temporary layer of mulch to be maintained till tree protection fence is removed, 2" thick | 10,702 | SF | \$0.50 | \$5,351 |
| Plastic laminated sign spaced at 50' o.c., 24" x 36" "KEEP OUT TREE PROTECTION AREA" | 34 | EA | \$100.00 | \$3,400 |
| Erosion control/SWPPP | 89,554 | SF | \$0.50 | \$44,777 |
| Earthwork | | | | |
| Site clearing and rough grading | 89,554 | SF | \$0.50 | \$44,777 |
| Excavate and offhaul unsuitable materials | | | | |
| Under building, 30" thick | 1,190 | CY | \$35.00 | \$41,644 |
| Under vehicular/pedestrian paving, varying thickness | 2,482 | CY | \$35.00 | \$86,872 |
| Under planting area | 4,164 | CY | \$35.00 | \$145,756 |
| 6~12" thick scarified/moisture conditioned/compacted native soil | | | | |
| Under building | 12,850 | SF | \$1.00 | \$12,850 |
| Under vehicular/pedestrian paving | 38,854 | SF | \$1.00 | \$38,854 |
| 30" thick compacted engineered fill, extend pad 5' beyond edge of building on all sides | 1,190 | CY | \$35.00 | \$41,644 |
| Hazardous Materials Abatement | 8,786 | SF | \$15.00 | \$131,790 |
| Subtotal For Site Preparation: | | | | \$929,540 |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|----------------------------|------------|
| Vehicular Paving | | | | |
| PV-1 Asphalt paving; consists of 4" thick asphalt concrete pavement, over 10" thick class 2 aggregate base, over woven textile fabric and compacted 12"thick subgrade | 13,155 | SF | \$7.50 | \$98,663 |
| Pavement marking and striping | 13,155 | SF | \$0.35 | \$4,604 |
| Reinforced concrete vertical curb | 370 | LF | \$25.00 | \$9,250 |
| Reinforced concrete flush curb, 36" side | 245 | LF | \$35.00 | \$8,575 |
| Reinforced concrete valley gutter | 108 | LF | \$35.00 | \$3,780 |
| Reinforced concrete curb and gutter | 132 | LF | \$35.00 | \$4,620 |
| Curb cuts and ramps - Allowance | 2 | EA | \$1,500.00 | \$3,000 |
| Recycled wheelstop, 6'-0" long | 24 | EA | \$100.00 | \$2,400 |
| Pedestrian Paving | | | | |
| PV-2 Porous asphalt paving; consist of 4" thick open-graded porous asphalt, over 6" thick choker course crushed aggregate, over 24" thick washed drain rock, over geogrid and non-woven geotextile fabric, over uncompacted subgrade | 4,402 | SF | \$12.00 | \$52,824 |
| PV-3 Exposed aggregate pervious concrete (with welded wire mesh, W4 6x6); consist of 4" thick exposed aggregate pervious concrete, over 6" thick graded crushed aggregate base, over 12" thick 3/4" washed drain rock, over filter fabric | 12,692 | SF | \$14.00 | \$177,688 |
| PV-4 | 4,710 | | <i>see wood deck below</i> | |
| PV-5 Mulch (3" thick) over geotextile weed barrier, over 95% compacted subgrade | 1,612 | SF | \$2.50 | \$4,030 |
| PV-7 Exposed aggregate concrete; consist of 4" thick concrete reinforced with #4 rebar @ 16" o.c. both ways, over 6" thick class II aggregate base, over filter fabric and 95% compacted subgrade | 477 | SF | \$10.00 | \$4,770 |
| PV-8 Stabilized decomposed granite; consist of 3" thick decomposed granite, over 4" thick class II aggregate base, over 12" thick 95% compacted subbase | 486 | SF | \$8.00 | \$3,888 |
| PV-10 Precast paver; 12"x36" precast paver over sand bedding and class II aggregate base, over geotextile fabric and 95% compacted subgrade | 1,320 | SF | \$25.00 | \$33,000 |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|------------|-------------------------------|
| PV-4 Wood deck; for community porch, maker's yard, librarian's garden & quiet reading deck | | | | |
| Reinforced concrete footing | | | | |
| Spread footing, 2'-0" x 2'-0" x 18" deep | 31 | EA | \$300.00 | \$9,300 |
| 6 x 6 P.T. | 31 | EA | \$300.00 | \$9,300 |
| Reinforced concrete grade beams at exterior deck, as per structural drawings (GB-1A) | | | | |
| Excavation and disposal offsite | 33 | CY | \$45.00 | \$1,470 |
| Concrete, 4000psi | 33 | CY | \$280.00 | \$9,147 |
| Formwork | 882 | SF | \$10.00 | \$8,820 |
| Reinforcement | 3,267 | LB | \$1.50 | \$4,900 |
| Concrete curb, 8" thick | 294 | LF | \$35.00 | \$10,290 |
| Wood framing | | | | |
| 2x10 red wood joist @16" o.c. | 7,731 | BF | \$20.00 | \$154,625 |
| Ledger | 3,202 | BF | \$20.00 | \$64,046 |
| Filter fabric | 4,710 | SF | \$1.00 | \$4,710 |
| 1x6 "garapa" decking | 4,710 | SF | \$18.00 | \$84,780 |
| 1x6 "garapa" siding | 588 | SF | \$18.00 | \$10,584 |
| Decorative metal railing, stainless steel (H-1) | | | | <i>measured under Fencing</i> |
| Wood tread and riser, to match finish with wood deck (S-2) | 155 | LF | \$150.00 | \$23,250 |
| Wood bench to match finish with wood deck, 2'-4" wide wood planks | 172 | LF | \$200.00 | \$34,400 |
| Wood seating to match finish wood deck | 162 | LF | \$200.00 | \$32,400 |
| Concrete seatwall, 2'-0" thick x 4'-8" high max | 70 | LF | \$250.00 | \$17,500 |
| Reinforced concrete foundation, 3'-0" wide x 1'-4" thick | 70 | LF | \$100.00 | \$7,000 |
| Landscaping | | | | |
| Planting area, 1 gallon pots @ 18" o.c. | 22,520 | SF | \$10.00 | \$225,200 |
| Planting area, 5 & 10 gallon pots @ 24" o.c. | 11,000 | SF | \$24.00 | \$264,000 |
| Biofiltration basin; consists of 1 gallon plants @ 18" o.c., over 18" thick of bioretention soil mix, over 10" thick of sand, over geotextile filter fabric | 1,980 | SF | \$25.00 | \$49,500 |
| Ground hardwood mulch, 2" thick | 35,500 | SF | \$0.35 | \$12,425 |
| Landscape edging header - allowance | 5,400 | LF | \$10.00 | \$54,000 |
| Trees, 48" box | 26 | EA | \$2,000.00 | \$52,000 |
| Boulders - allowance | 1 | LS | \$3,500.00 | \$3,500 |
| Irrigation | | | | |
| Planting area (PA) | 24,500 | SF | \$2.50 | \$61,250 |
| Trees | 26 | EA | \$350.00 | \$9,100 |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|--|------------|
| Soil Preparation | | | | |
| S-1 New topsoil (excavated and amended or imported, 3' deep) | 598 | CY | \$25.00 | \$14,939 |
| S-2 Amend in place existing soil; 12" in hand excavation zone of existing trees, 36" thick otherwise | 2,125 | CY | \$25.00 | \$53,117 |
| S-3 Porous paving #2 gap-graded aggregate; 8" thick deep below bottom of paving | | | <i>measured with PV-3</i> | |
| S-4 CU-Structural soil; 24" thick deep below bottom of paving | 148 | CY | \$45.00 | \$6,640 |
| S-5 Biofiltration soil profile | | | <i>measured with Bioretention basin</i> | |
| Mechanical Equipment Enclosure | | | | |
| Drilled concrete pier, 4000 psi 24" diameter x 6'-3" deep (P2E) | 38 | LF | \$200.00 | \$7,500 |
| Post HSS3x3x1/4 @ 6'-0" o.c. | 156 | LF | \$50.00 | \$7,800 |
| Wood fence | | | | |
| 9' tall | 90 | SF | \$50.00 | \$4,500 |
| 14' tall | 574 | SF | \$50.00 | \$28,700 |
| Concrete curb, 8" thick x 3' high | 50 | LF | \$150.00 | \$7,500 |
| Reinforced slab on grade, 4" thick | 400 | SF | \$10.00 | \$4,000 |
| Shade Garden/Play area (PV-5) | | | | |
| Drilled concrete pier, 4000 psi 24" diameter x 6'-3" deep (P2E) | 125 | LF | \$200.00 | \$25,000 |
| Post HSS3x3x1/4 @ 6'-0" o.c. | 120 | LF | \$50.00 | \$6,000 |
| Wood fence, 6' tall | 720 | SF | \$50.00 | \$36,000 |
| Fencing and miscellaneous site furnishing | | | | |
| B-1 Radial bench | 66 | LF | \$250.00 | \$16,500 |
| B-2 Salvaged redwood bench | 80 | LF | \$300.00 | \$24,000 |
| H-1 Handrail with lighting (lights included w/ site lighting L-6) | 103 | LF | \$150.00 | \$15,450 |
| S-2 Decking stairs | | | <i>measured under decking PV-4</i> | |
| W-1 Retaining seatwall with skateboard deterrent notches, curved | 160 | LF | \$350.00 | \$56,000 |
| W-2 Concrete retaining wall @ biofiltration basin, 6" thick x 5'-0" high | 478 | LF | \$225.00 | \$107,550 |
| W-3 "Garapa" wood fence in galvanized steel frame, complete with single leaf gate, 6'-0" high | | | <i>measured under shade structure (PV-5)</i> | |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|----------------------|
| Fencing and miscellaneous site furnishing | | | | |
| Reinforced concrete wall footing | | | | |
| For W-1, 4'-0"wide x 14" thick | 160 | LF | \$80.00 | \$12,800 |
| For W-2, 3'-6"wide x 12" thick | 478 | LF | \$75.00 | \$35,850 |
| F-1 Cochran lounge chair | 16 | EA | \$300.00 | \$4,800 |
| F-2 Cochran side table | 4 | EA | \$800.00 | \$3,200 |
| F-3 Fountain; consist of 6'-0" diameter core- ten fountain basin, over gray river rock gravel, and 12'-0" diameter concrete base | 1 | LS | | <i>NIC, By Owner</i> |
| F-4 Custom gate | 1 | EA | \$3,500.00 | \$3,500 |
| F-5 Bike rack, stainless steel tubing | 4 | EA | \$1,000.00 | \$4,000 |
| Allowance for miscellaneous site furnishing; such as trash receptacles, bollards, etc. | 1 | LS | \$15,000.00 | \$15,000 |
| Subtotal For Site Improvement: | | | | \$2,128,933 |

| SITE MECHANICAL UTILITIES | Quantity | Unit | Rate | Total (\$) |
|----------------------------------|----------|------|------------|------------|
| Fire Water Service (FW) | | | | |
| Fire water lines - PVC, to 6" | 819 | LF | \$73.00 | \$59,787 |
| Connection to (E) water main | 2 | EA | \$4,500.00 | \$9,000 |
| Fire department connection | 3 | EA | \$2,800.00 | \$8,400 |
| Fire hydrant assembly | 2 | EA | \$4,200.00 | \$8,400 |
| Backflow preventor, 4" | 1 | EA | \$3,000.00 | \$3,000 |
| Blow-off valve, 6" | 1 | EA | \$1,850.00 | \$1,850 |
| Domestic Water Service (DW) | | | | |
| Domestic water lines - PVC, 4" | 253 | LF | \$58.00 | \$14,674 |
| Connection to (E) water main | 2 | EA | \$4,000.00 | \$8,000 |
| Domestic water meter w/ box, 3" | 1 | EA | \$2,200.00 | \$2,200 |
| Backflow preventor, 4" | 1 | EA | \$3,000.00 | \$3,000 |
| Sanitary Sewer System (SS) | | | | |
| Manhole (no sump pump) | 6 | EA | \$7,500.00 | \$45,000 |
| Sewer cleanout | 3 | EA | \$850.00 | \$2,550 |
| Sand / oil separator | | | | NA |
| Automated diverter system | | | | NA |
| Sanitary sewer lines - PVC, 6" | 532 | LF | \$60.00 | \$31,920 |
| Manhole, SS POC to (E) SS system | 3 | EA | \$4,000.00 | \$12,000 |

| SITE MECHANICAL UTILITIES | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|-------------------|
| Storm Drainage System (SD) | | | | |
| Catchbasin / Junction box / Bubbler | 3 | EA | \$2,200.00 | \$6,600 |
| Outfall | 1 | EA | \$5,000.00 | \$5,000 |
| Area drain | | | | NA |
| Sand / oil separator | | | | NA |
| Storm drain lines | | | | |
| 6" dia | 216 | LF | \$60.00 | \$12,960 |
| SD POC to (E) SD system | 1 | EA | \$1,800.00 | \$1,800 |
| On-Site Well | | | | |
| | | | | NIC, Not required |
| Miscellaneous | | | | |
| Controlled density fill | 150 | LF | \$50.00 | \$7,500 |
| Related Storm Drainage Requirements: including demo & removal of (E) underground pipes, fees & permits | 1 | LS | \$10,000.00 | \$10,000 |
| Subtotal For Site Mechanical Utilities: | | | | \$253,641 |

| SITE ELECTRICAL UTILITIES | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|--------------|------------|
| Secondary Ductbank | | | | |
| 250A feed from switchboard to Library | 410 | LF | \$82.00 | \$33,620 |
| Handhole | 5 | EA | \$3,500.00 | \$17,500 |
| Communications ductbank 2-4 conduits with inner duct and backbone cabling - Allowance to library | 680 | LF | \$160.00 | \$108,800 |
| Handhole | 4 | EA | \$3,500.00 | \$14,000 |
| Lighting and Branch Wiring | | | | |
| Time clock | 1 | EA | \$450.00 | \$450 |
| Lighting contactor | 1 | EA | \$1,000.00 | \$1,000 |
| Lighting Vendors quote | 1 | LS | \$128,855.00 | \$128,855 |
| Lighting cost below include Labor to install only: | | | | |
| Type Z-1 (Bollard) | 6 | EA | \$840.00 | \$5,040 |
| Type Z-3 | 13 | EA | \$280.00 | \$3,640 |
| Type Z-5 (Pole light) | 14 | EA | \$1,120.00 | \$15,680 |
| Type Z-8 (Step light) | 9 | EA | \$280.00 | \$2,520 |
| Type Z-9 (Tape Light) | 465 | LF | \$20.00 | \$9,300 |
| Type Z-10 | 19 | EA | \$280.00 | \$5,320 |
| Type Z-11 | 10 | EA | \$280.00 | \$2,800 |

| SITE ELECTRICAL UTILITIES | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|------------------|
| Lighting and Branch Wiring | | | | |
| Type Z-12 | 7 | EA | \$280.00 | \$1,960 |
| Type Z-14 | 1 | EA | \$280.00 | \$280 |
| Base | 39 | EA | \$350.00 | \$13,650 |
| Circuitry | 2,500 | LF | \$20.00 | \$50,000 |
| Site Security | | | | |
| Site security, allow | 1 | LS | \$15,000.00 | \$15,000 |
| Other Site Work | | | | |
| Site demolition and relocation | 1 | LS | \$25,000.00 | \$25,000 |
| Subtotal For Site Electrical Utilities: | | | | \$454,415 |

100% Design Development Cost Estimate

Site Improvement (Corp Yard)

Atherton Civic Center

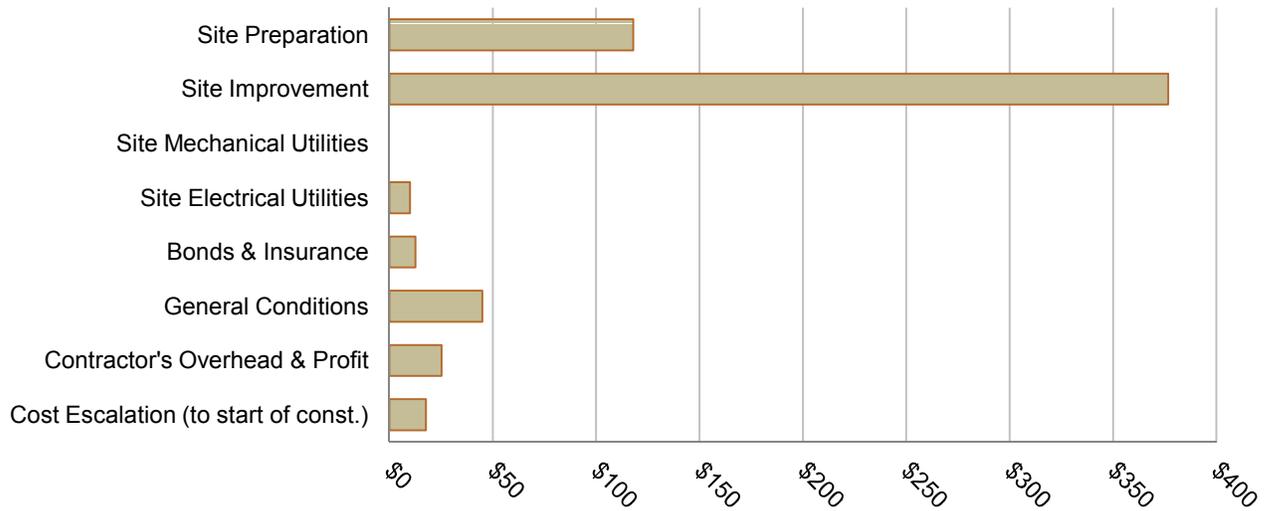
Control Quantities
Site Improvement (Corp Yard) Summary
Detailed Cost Breakdown

December 11, 2017

| CSI UniFormat Summary | 18,157 SF | % | \$/SF | ,\$000 |
|--------------------------------------|------------------|-------------|----------------|---------------|
| Site Preparation | | 19% | \$6.50 | \$118 |
| Site Improvement | | 62% | \$20.75 | \$377 |
| Site Mechanical Utilities | | 0% | \$0.00 | \$0 |
| Site Electrical Utilities | | 2% | \$0.55 | \$10 |
| Subtotal - Sitework | | 83% | \$27.80 | \$505 |
| Bonds & Insurance | 2.50% | 2% | \$0.69 | \$13 |
| General Conditions | 8.69% | 7% | \$2.47 | \$45 |
| Contractor's Overhead & Profit | 4.50% | 4% | \$1.39 | \$25 |
| Subtotal | | 96% | \$32.36 | \$588 |
| Contingency for Design Development | 1.00% | 1% | \$0.32 | \$6 |
| Cost Escalation (to start of const.) | 2.98% | 3% | \$0.97 | \$18 |
| TOTAL CONSTRUCTION BUDGET | | 100% | \$33.66 | \$611 |

NOTE: Inclusions and Exclusions listed in the Commentary Section.

CSI UniFormat Summary



| SITE PREPARATION | Quantity | Unit | Rate | Total (\$) |
|---------------------------------------|----------|------|--------|------------------|
| Demolition Of Building and Structures | | | | |
| Miscellaneous site demo | 18,157 | SF | \$5.00 | \$90,785 |
| Site Clearing and Demolition | | | | |
| Site clearing and rough grading | 18,157 | SF | \$1.00 | \$18,157 |
| Erosion control/SWPPP | 18,157 | SF | \$0.50 | \$9,079 |
| Hazardous Materials Abatement | | | | NIC |
| Subtotal For Site Preparation: | | | | \$118,021 |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------------|--------------------------------|
| Vehicular Paving | | | | |
| Patch asphalt paving | 1 | SF | \$10.00 | \$10 |
| (N) Concrete curb, 6" high | 164 | LF | \$35.00 | \$5,740 |
| Corp Yard Waste Staging Canopy | | | | |
| Reinforced concrete grade beams | | | | |
| Excavation and disposal offsite | 10 | CY | \$45.00 | \$438 |
| Concrete, 4000psi | 10 | CY | \$280.00 | \$2,722 |
| Formwork | 210 | SF | \$10.00 | \$2,100 |
| Reinforcement | 1,944 | LB | \$1.50 | \$2,917 |
| Drilled concrete pier | | | | |
| 18" diameter x 25'deep (P1A) | 150 | LF | \$105.00 | \$15,750 |
| Reinforced concrete slab on grade | | | | <i>NIC, Existing to remain</i> |
| Superstructure | | | | |
| 24" diameter plinth x 2'high | 2 | EA | \$250.00 | \$500 |
| Structural HSS column | 60 | LF | \$150.00 | \$9,000 |
| Base plate | 4 | EA | \$500.00 | \$2,000 |
| Structural roof framing and misc connections | 12 | T | \$5,280.00 | \$63,360 |
| N-16 deck | 1,120 | SF | \$10.00 | \$11,200 |
| Corp Yard Mixing Area Canopy | | | | |
| Reinforced concrete grade beams | | | | |
| Excavation and disposal offsite | 20 | CY | \$45.00 | \$896 |
| Concrete, 4000psi | 20 | CY | \$280.00 | \$5,574 |
| Formwork | 430 | SF | \$10.00 | \$4,300 |
| Reinforcement | 3,981 | LB | \$1.50 | \$5,972 |

| SITE IMPROVEMENT | Quantity | Unit | Rate | Total (\$) |
|---|----------|------|--------------------------------|------------------|
| Corp Yard Mixing Area Canopy | | | | |
| Drilled concrete pier | | | | |
| 18" diameter x 25'deep (P1A) | 225 | LF | \$105.00 | \$23,625 |
| Reinforced concrete slab on grade | | | <i>NIC, Existing to remain</i> | |
| Superstructure | | | | |
| 24" diameter plinth x 2'high | 4 | EA | \$250.00 | \$1,000 |
| Structural HSS | 108 | LF | \$150.00 | \$16,200 |
| Base plate | 9 | EA | \$500.00 | \$4,500 |
| Structural roof framing and misc connections | 11 | T | \$5,280.00 | \$58,080 |
| N-16 deck | 1,194 | SF | \$10.00 | \$11,940 |
| Concrete chamber | | | <i>NIC, Existing to remain</i> | |
| Fencing | | | | |
| New fence | 354 | LF | \$200.00 | \$70,800 |
| Trash truck entry gate, double leaf 12'-0" wide | 1 | PR | \$10,000.00 | \$10,000 |
| Sliding gate, 18'-6"wide | 2 | EA | \$12,500.00 | \$25,000 |
| Miscellaneous site furnishing and accessories | | | | |
| Generator pad | 128 | SF | \$20.00 | \$2,560 |
| 30-yard dumpster | 1 | LS | \$5,000.00 | \$5,000 |
| 4" diameter concrete filled bollards | 11 | EA | \$500.00 | \$5,500 |
| Landscaping & Irrigation | | | | |
| Allowance | 1 | LS | \$10,000.00 | \$10,000 |
| Subtotal For Site Improvement: | | | | \$376,684 |

| SITE MECHANICAL UTILITIES | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------|------------|
| <i>No work anticipated in this section</i> | | | | |
| Subtotal For Site Mechanical Utilities: | | | | |

| SITE ELECTRICAL UTILITIES | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|-------------|-----------------|
| Other Site Electrical Utilities | | | | |
| EV electrical charging station | 1 | EA | \$10,000.00 | \$10,000 |
| Subtotal For Site Electrical Utilities: | | | | \$10,000 |

100% Design Development Cost Estimate

Alternates

Atherton Civic Center

Alternates Cost Breakdown

December 11, 2017

Alt. #1: Provide hydroseed planting at City Hall in lieu of planting shown on landscape

Quantity Unit Rate Total (\$)

DELETE:

Landscaping

| | | | | |
|--|----------|----|---------|-------------|
| Planting area, 1 gallon pots @ 18" o.c. | (9,542) | SF | \$10.00 | (\$95,420) |
| Planting area, 5 & 10 gallon pots @ 24" o.c. | (7,400) | SF | \$24.00 | (\$177,600) |
| Ground hardwood mulch, 2" thick | (16,942) | SF | \$0.35 | (\$5,930) |

ADD:

Landscaping

| | | | | |
|-----------|--------|----|--------|----------|
| Hydroseed | 16,942 | SF | \$1.00 | \$16,942 |
|-----------|--------|----|--------|----------|

| | | | | |
|-------------------------------|--------|--|--|------------|
| Mark-up's per Overall Summary | 21.09% | | | (\$55,248) |
|-------------------------------|--------|--|--|------------|

Subtotal For Alt. #1: Provide Hydroseed Planting At City Hall In Lieu Of Planting Shown On Landscape Drawings: (\$317,256)

Alt. #2: Enhanced Energy Monitoring at Admin/PD Spaces

Quantity Unit Rate Total (\$)

DELETE:

| | | | | |
|---|-----|----|-------------|------------|
| Energy monitoring to Police (lighting only) | (1) | LS | \$15,000.00 | (\$15,000) |
|---|-----|----|-------------|------------|

ADD:

| | | | | |
|--|---|----|-------------|----------|
| Energy monitoring to Police (lighting, panels and equipment) | 1 | LS | \$25,000.00 | \$25,000 |
|--|---|----|-------------|----------|

| | | | | |
|-------------------------------|--------|--|--|---------|
| Mark-up's per Overall Summary | 21.09% | | | \$2,109 |
|-------------------------------|--------|--|--|---------|

Subtotal For Alt. #2: Enhanced Energy Monitoring At Admin/Pd Spaces: \$12,109

Alt. #3: Addition Of Microgrid System at Admin/PD

Quantity Unit Rate Total (\$)

ADD:

Electrical

| | | | | |
|---|-----|----|----------------|-------------|
| Microgrid system with Bi-directional inverter, controller and batteries | 1 | LS | \$3,800,000.00 | \$3,800,000 |
| 500KW emergency generator | (1) | EA | \$185,000.00 | (\$185,000) |

| | | | | |
|-------------------------------|--------|--|--|-----------|
| Mark-up's per Overall Summary | 21.09% | | | \$762,277 |
|-------------------------------|--------|--|--|-----------|

Subtotal For Alt. #3: Addition Of Microgrid System At Admin/Pd: \$4,377,277

Alt. #4: Addition Of Photovoltaic System, including support structures at City Hall, Secure Parking & Carports (Base Bid include PV System at library and installation of clay tile roof if PV panel are not instaled on City Hall

Quantity Unit Rate Total (\$)

DELETE:

Roof Coverings

Clay tile roof over fire-treated battens, over adhered membrane, sloped roof area

(5,353) SF \$28.00 (\$149,881)

ADD:

Structural - Covered Parking (RA2)

Reinforced concrete grade beams (GB2)

Excavation and disposal offsite

46 CY \$45.00 \$2,052

Concrete, 4000psi

46 CY \$280.00 \$12,769

Formwork

985 SF \$10.00 \$9,850

Reinforcement; (4) #10 top & bottom reinf.

10,488 LB \$1.50 \$15,733

Drilled concrete pier

18" diameter x 25'deep (P1A)

350 LF \$100.00 \$35,000

Column

HSS12x8x5/8

3 T \$5,200.00 \$15,281

Poured in place concrete base

7 EA \$250.00 \$1,750

Concrete plinth, 20" square x 2'high

7 EA \$350.00 \$2,450

Structural roof framing, ref. S-109

W12x72

8 T \$5,000.00 \$40,000

C8x18.7

2 T \$5,000.00 \$10,000

Miscellaneous connection, allow 10%

1 LS \$5,000.00 \$5,000

Glulam beam 2 1/2 x 6

1,562 LF \$60.00 \$93,720

Blocking 2x6

128 LF \$25.00 \$3,200

Structural upper roof framing over Cityhall, ref. S-105

Structural steel framing

9 T \$5,000.00 \$45,000

Miscellaneous connection, allow 10%

1 LS \$4,500.00 \$4,500

Roof Coverings

Comp shingle roofing system over tapered rigid insulation

5,353 SF \$16.00 \$85,646

Alt. #4: Addition Of Photovoltaic System, including support structures at City Hall, Secure Parking & Carports (Base Bid include PV System at library and installation of clay tile roof if PV panel are not instaled on City Hall

| Quantity | Unit | Rate | Total (\$) |
|----------|------|------|------------|
|----------|------|------|------------|

ADD:

PV panels; complete with inverters, panelboards, feeders and installation

| | | | | |
|--|-------|----|------------|-----------|
| RA1A over police parking, 84-modules | 30.24 | KW | \$4,300.00 | \$130,032 |
| RA1B over ancillary building, 114-modules | 41.04 | KW | \$4,300.00 | \$176,472 |
| RA2 over carport, 176-modules | 63.36 | KW | \$4,300.00 | \$272,448 |
| RA6,12,14 over cityhall roof, 216-modules | 77.76 | KW | \$4,300.00 | \$334,368 |
| RA3A, over corpyard waste staging area, 60-modules | 21.60 | KW | \$4,300.00 | \$92,880 |
| RA3B, over corpyard mixing chambers, 65 modules | 23.40 | KW | \$4,300.00 | \$100,620 |

Electrical Lighting - allowance

| | | | | |
|--------------------------|-----|----|----------|----------|
| Exterior linear lighting | 54 | LF | \$350.00 | \$18,900 |
| Exterior linear lighting | 120 | LF | \$350.00 | \$42,000 |

Mark-up's per Overall Summary 21.09% \$295,167

| | |
|---|--------------------|
| Subtotal for Alt. #4: Addition Of Photovoltaic System, including support structures at City Hall, Secure Parking & Carports (Base Bid include PV System at library and installation of clay tile roof if PV panel are not instaled on City Hall Roof): | \$1,694,956 |
|---|--------------------|

Alt. #5: Mechanical Chilled Thermal Water System

| Quantity | Unit | Rate | Total (\$) |
|----------|------|------|------------|
|----------|------|------|------------|

ADD:

Site Mechanical Utilities

| | | | | |
|--|-----|----|-------------|----------|
| Piping, 6" dia | 392 | LF | \$190.00 | \$74,480 |
| Point of connection | 4 | EA | \$3,500.00 | \$14,000 |
| Thermal tanks, with monitoring, 12,000 gal | 3 | EA | \$18,000.00 | \$54,000 |

Mark-up's per Overall Summary 21.09% \$30,044

| | |
|---|------------------|
| Subtotal For Alt. #5: Mechanical Chilled Thermal Water System: | \$172,524 |
|---|------------------|

Alt. #6: Provide copper gutter & downspouts in lieu of painted galvanised steel

Quantity Unit Rate Total (\$)

DELETE:

Roofing upstands and sheetmetal

Gutter, bronze painted aluminum (1,042) LF \$35.00 (\$36,470)

Downspout, bronze painted aluminum (380) LF \$30.00 (\$11,400)

ADD:

Roofing upstands and sheetmetal

Gutter, copper finish 1,042 LF \$80.00 \$83,360

Downspout, copper finish 380 LF \$80.00 \$30,400

Mark-up's per Overall Summary 21.09% \$13,894

Subtotal For Alt. #6: Provide Copper Gutter & Downspouts In Lieu Of Painted Galvanised Steel: \$79,784

Alt. #7: Exterior stone base in lieu of precast concrete wall base

Quantity Unit Rate Total (\$)

DELETE:

Fascias, bands, screens, trim, wood articulation at doors, etc.

Precast concrete veneer base (819) LF \$32.00 (\$26,208)

ADD:

Fascias, bands, screens, trim, wood articulation at doors, etc.

Stone veneer base 819 LF \$50.00 \$40,950

Mark-up's per Overall Summary 21.09% \$3,109

Subtotal For Alt. #7: Exterior Stone Base In Lieu Of Precast Concrete Wall Base : \$17,851

Alt. #8: Do not construct new council chamber. Install EOC infrastructure in briefing/squad room D.08. Provide landscape area & security fence

Quantity Unit Rate Total (\$)

Enclosed Areas

Council Chamber & EOC

2,365

Covered Area (measured 1/2)

Council lobby

240

Total of Gross Floor Area

2,605

DELETE:

Component / trade category

| | | | | |
|--|---------|-----|-------------|-------------|
| Foundations | (2,605) | GSF | \$44.27 | (\$115,336) |
| Superstructure | (2,605) | GSF | \$69.66 | (\$181,464) |
| Enclosure | (3,132) | GWA | \$94.00 | (\$294,408) |
| Roofing | (2,845) | SF | \$34.00 | (\$96,730) |
| Interior Construction | | | | |
| Interior Partition, type J6ZB | (851) | SF | \$40.50 | (\$34,445) |
| Interior door, single leaf | (2) | EA | \$1,800.00 | (\$3,600) |
| Interior door, double leaf | (3) | PR | \$3,400.00 | (\$10,200) |
| Interior Finishes | (2,605) | GSF | \$51.19 | (\$133,361) |
| Plumbing | (5) | FX | \$10,000.00 | (\$50,000) |
| Heating, Ventilation, & Air Conditioning | (2,605) | GSF | \$51.14 | (\$133,224) |
| Fire Protection | (2,605) | GSF | \$6.34 | (\$16,521) |
| Electrical | (2,605) | GSF | \$74.37 | (\$193,742) |
| Equipment | (2,605) | GSF | \$11.48 | (\$29,906) |
| Furnishings | | | | |
| Solid surfacing countertop (SO) | (20) | LF | \$250.00 | (\$5,000) |
| Custom dais with built-in screen pads and microphones, with reclaimed oak wood from site, stain to match teak/clear satin finish | (30) | LF | \$1,250.00 | (\$38,000) |
| Wood grille clad cabinet wall with sliding cabinet doors | (208) | SF | \$50.00 | (\$10,375) |
| Lectern, custom design | (1) | LS | \$15,000.00 | (\$15,000) |
| Relocate (E) town seal | (1) | EA | \$350.00 | (\$350) |
| Dais seating | 7 | EA | | NIC, OFOI |
| Council Chambers seating | 56 | EA | | NIC, OFOI |

ADD:

Component / trade category

| | | | | |
|--|-------|-----|---------|-------------|
| Enclosure | 756 | GWA | \$94.00 | \$71,064 |
| Site Improvement; landscaping and irrigation | 2,845 | SF | \$25.00 | \$71,125 |
| Mark-up's per Overall Summary | | | 21.09% | (\$257,144) |

Subtotal For Alt. #8: Do Not Construct New Council Chamber. Install Eoc Infrastructure In Briefing/Squad Room D.08. Provide Landscape Area & Security (\$1,476,618)

| Alt. #10 Provide hydroseed planting at library | Quantity | Unit | Rate | Total (\$) |
|--|----------|------|------|------------|
|--|----------|------|------|------------|

DELETE:

Landscaping

| | | | | |
|--|----------|----|---------|-------------|
| Planting area, 1 gallon pots @ 18" o.c. | (22,520) | SF | \$10.00 | (\$225,200) |
| Planting area, 5 & 10 gallon pots @ 24" o.c. | (11,000) | SF | \$24.00 | (\$264,000) |
| Ground hardwood mulch, 2" thick | (33,520) | SF | \$0.35 | (\$11,732) |

ADD:

Landscaping

| | | | | |
|-----------|--------|----|--------|----------|
| Hydroseed | 33,520 | SF | \$1.00 | \$33,520 |
|-----------|--------|----|--------|----------|

| | | | | |
|-------------------------------|--------|--|--|------------|
| Mark-up's per Overall Summary | 21.09% | | | (\$98,561) |
|-------------------------------|--------|--|--|------------|

| | |
|---|--------------------|
| Subtotal For Alt. #10 Provide Hydroseed Planting At Library In Lieu Of Planting Shown On Landscape Drawings: | (\$565,973) |
|---|--------------------|

100% Design Development Cost Estimate

Variance Report
Atherton Civic Center

Comparison Summary
Variance Analysis

December 11, 2017

*New Police Department, City Hall, Council Chamber & Ancillary Building
New Library
Renovate existing Heritage Town Hall
Site Development*

| | DELTA | CURRENT Permit Set | | | PREVIOUS 100% Design Development | | | |
|---|-----------------|-------------------------------|------------------|-------------------|---|--------------|-----------------|-----------------|
| | | | | | | | | |
| GROSS FLOOR AREA | (299 SF) | | 40,790 SF | | 41,089 SF | | | |
| CSI UniFormat Summary | | % | \$/SF | \$,000 | % | \$/SF | \$,000 | |
| Foundations | (\$110) | 5% | \$53.04 | \$2,164 | 6% | \$55.34 | \$2,274 | |
| Superstructure | (\$86) | 8% | \$83.55 | \$3,408 | 9% | \$85.04 | \$3,494 | |
| Enclosure | \$155 | 7% | \$73.46 | \$2,996 | 7% | \$69.14 | \$2,841 | |
| Roofing | \$143 | 2% | \$24.67 | \$1,006 | 2% | \$21.00 | \$863 | |
| Interior Construction | \$160 | 8% | \$77.10 | \$3,145 | 8% | \$72.65 | \$2,985 | |
| Stairs | \$62 | 0% | \$4.20 | \$172 | 0% | \$2.68 | \$110 | |
| Interior Finishes | \$226 | 6% | \$57.77 | \$2,356 | 6% | \$51.84 | \$2,130 | |
| Conveying | \$50 | 0% | \$4.29 | \$175 | 0% | \$3.04 | \$125 | |
| Plumbing | \$7 | 2% | \$16.96 | \$692 | 2% | \$16.67 | \$685 | |
| Heating, Ventilation, & Air Conditioning | (\$86) | 6% | \$62.23 | \$2,538 | 7% | \$63.86 | \$2,624 | |
| Fire Protection | \$10 | 1% | \$7.01 | \$286 | 1% | \$6.72 | \$276 | |
| Electrical | \$2,637 | 13% | \$135.71 | \$5,535 | 7% | \$70.53 | \$2,898 | |
| Equipment | (\$533) | 1% | \$9.28 | \$379 | 2% | \$22.20 | \$912 | |
| Furnishings | \$36 | 1% | \$5.19 | \$212 | 0% | \$4.27 | \$175 | |
| Selective Building Demolition | \$41 | 0% | \$1.45 | \$59 | 0% | \$0.44 | \$18 | |
| Subtotal - Building Construction | 12% | 60% | \$2,713 | \$615.92 | \$25,123 | 58% | \$545.42 | \$22,410 |
| Site Preparation | \$311 | 5% | \$53.76 | \$2,193 | 5% | \$45.80 | \$1,882 | |
| Site Improvement | \$544 | 12% | \$121.64 | \$4,962 | 11% | \$107.52 | \$4,418 | |
| Site Mechanical Utilities | \$582 | 3% | \$29.30 | \$1,195 | 2% | \$14.92 | \$613 | |
| Site Electrical Utilities | \$228 | 3% | \$26.18 | \$1,068 | 2% | \$20.44 | \$840 | |
| Subtotal - Sitework | 21% | 23% | \$1,665 | \$230.88 | \$9,418 | 20% | \$188.69 | \$7,753 |
| Total - Building and Sitework Constr | 15% | 83% | \$4,377 | \$846.80 | \$34,540 | 78% | \$734.11 | \$30,163 |
| Bonds & Insurance | \$110 | 2% | \$21.17 | \$864 | 2% | \$18.35 | \$754 | |
| General Conditions/General Requirements | \$467 | 7% | \$75.39 | \$3,075 | 7% | \$63.47 | \$2,608 | |
| Contractor's Overhead & Profit | \$225 | 4% | \$42.45 | \$1,732 | 4% | \$36.68 | \$1,507 | |
| Contingency for Design Development | (\$1,432) | 1% | \$9.86 | \$402 | 5% | \$44.64 | \$1,834 | |
| Cost Escalation (to start of construction) | (\$633) | 3% | \$29.69 | \$1,211 | 5% | \$44.88 | \$1,844 | |
| TOTAL CONSTRUCTION BUDGET | 8% | 100% | \$3,113 | \$1,025.36 | \$41,824 | 100% | \$942.12 | \$38,710 |

New Police Department, City Hall & Council Chamber

| | DELTA | | CURRENT Permit Set | | | PREVIOUS 100% Design Development | | |
|--|------------|----------------|-----------------------|-----------------|-----------------|-------------------------------------|-----------------|-----------------|
| | 0% | 0 SF | 28,910 SF | | | 28,910 SF | | |
| GROSS FLOOR AREA | | | % | \$/SF | \$,000 | % | \$/SF | \$,000 |
| CSI UniFormat Summary | | | | | | | | |
| Foundations | -9% | (\$121) | 7% | \$44.27 | \$1,280 | 8% | \$48.46 | \$1,401 |
| Superstructure | -15% | (\$344) | 11% | \$69.66 | \$2,014 | 13% | \$81.56 | \$2,358 |
| Enclosure | 10% | \$157 | 10% | \$61.21 | \$1,770 | 9% | \$55.79 | \$1,613 |
| Roofing | 13% | \$77 | 4% | \$23.18 | \$670 | 3% | \$20.51 | \$593 |
| Interior Construction | 4% | \$87 | 13% | \$77.19 | \$2,232 | 12% | \$74.20 | \$2,145 |
| Stairs | 56% | \$62 | 1% | \$5.93 | \$172 | 1% | \$3.80 | \$110 |
| Interior Finishes | 9% | \$126 | 8% | \$51.19 | \$1,480 | 8% | \$46.84 | \$1,354 |
| Conveying | 40% | \$50 | 1% | \$6.05 | \$175 | 1% | \$4.32 | \$125 |
| Plumbing | -1% | (\$2) | 3% | \$15.79 | \$457 | 3% | \$15.88 | \$459 |
| Heating, Ventilation, & Air Conditioning | -9% | (\$151) | 8% | \$51.14 | \$1,479 | 9% | \$56.38 | \$1,630 |
| Fire Protection | -4% | (\$8) | 1% | \$6.34 | \$183 | 1% | \$6.61 | \$191 |
| Electrical | 30% | \$492 | 12% | \$74.37 | \$2,150 | 9% | \$57.35 | \$1,658 |
| Equipment | 22% | \$59 | 2% | \$11.48 | \$332 | 2% | \$9.44 | \$273 |
| Furnishings | 17% | \$23 | 1% | \$5.67 | \$164 | 1% | \$4.86 | \$140 |
| Subtotal - Building Construction | 4% | \$506 | 83% | \$503.50 | \$14,556 | 78% | \$486.01 | \$14,050 |
| Bonds & Insurance | 4% | \$13 | 2% | \$12.59 | \$364 | 2% | \$12.14 | \$351 |
| General Conditions/General Requiremer | 9% | \$112 | 7% | \$44.82 | \$1,296 | 7% | \$40.95 | \$1,184 |
| Contractor's Overhead & Profit | 4% | \$29 | 4% | \$25.24 | \$730 | 4% | \$24.25 | \$701 |
| Contingency for Design Development | -79% | (\$645) | 1% | \$5.86 | \$169 | 5% | \$28.16 | \$814 |
| Cost Escalation (to start of construction) | -40% | (\$345) | 3% | \$17.66 | \$510 | 5% | \$29.57 | \$855 |
| TOTAL CONSTRUCTION BUDGET | -2% | (\$330) | 100% | \$609.68 | \$17,626 | 100% | \$621.08 | \$17,955 |

New Library

| | DELTA | | CURRENT | | | PREVIOUS | | |
|--|--------------|-----------------|-------------------|-------------------|-----------------|--------------------------------|-----------------|----------------|
| | | (299 SF) | Permit Set | | | 100% Design Development | | |
| GROSS FLOOR AREA | | | 9,970 SF | | | 10,269 SF | | |
| CSI UniFormat Summary | | | % | \$/SF | \$,000 | % | \$/SF | \$,000 |
| Foundations | 0% | (\$0) | 6% | \$71.91 | \$717 | 8% | \$69.82 | \$717 |
| Superstructure | 20% | \$210 | 11% | \$125.09 | \$1,247 | 11% | \$100.98 | \$1,037 |
| Enclosure | -2% | (\$18) | 9% | \$109.69 | \$1,094 | 12% | \$108.29 | \$1,112 |
| Roofing | 27% | \$66 | 3% | \$31.01 | \$309 | 3% | \$23.66 | \$243 |
| Interior Construction | 11% | \$87 | 7% | \$85.44 | \$852 | 8% | \$74.50 | \$765 |
| Interior Finishes | 15% | \$102 | 7% | \$77.12 | \$769 | 7% | \$64.95 | \$667 |
| Plumbing | 5% | \$9 | 2% | \$19.90 | \$198 | 2% | \$18.40 | \$189 |
| Heating, Ventilation, & Air Conditioning | 9% | \$78 | 8% | \$96.93 | \$966 | 9% | \$86.47 | \$888 |
| Fire Protection | 24% | \$17 | 1% | \$8.85 | \$88 | 1% | \$6.91 | \$71 |
| Electrical | 193% | \$2,109 | 28% | \$321.32 | \$3,204 | 11% | \$106.63 | \$1,095 |
| Equipment | -93% | (\$592) | 0% | \$4.68 | \$47 | 7% | \$62.23 | \$639 |
| Furnishings | 39% | \$13 | 0% | \$4.61 | \$46 | 0% | \$3.21 | \$33 |
| Subtotal - Building Construction | 28% | \$2,081 | 83% | \$956.54 | \$9,537 | 78% | \$726.07 | \$7,456 |
| Bonds & Insurance | 28% | \$52 | 2% | \$23.91 | \$238 | 2% | \$18.11 | \$186 |
| General Conditions/General Requiremer | 35% | \$221 | 7% | \$85.16 | \$849 | 7% | \$61.15 | \$628 |
| Contractor's Overhead & Profit | 29% | \$106 | 4% | \$47.95 | \$478 | 4% | \$36.23 | \$372 |
| Contingency for Design Development | -74% | (\$321) | 1% | \$11.14 | \$111 | 5% | \$42.07 | \$432 |
| Cost Escalation (to start of construction) | -26% | (\$120) | 3% | \$33.54 | \$334 | 5% | \$44.21 | \$454 |
| TOTAL CONSTRUCTION BUDGET | 21% | \$2,020 | 100% | \$1,158.24 | \$11,548 | 100% | \$927.84 | \$9,528 |

Heritage Town Hall

| | DELTA | | CURRENT | | | PREVIOUS | | |
|--|--------------|--------------|-------------------|-----------------|----------------|--------------------------------|-----------------|----------------|
| | 0 SF | | Permit Set | | | 100% Design Development | | |
| | | | 1,910 SF | | | 1,910 SF | | |
| GROSS FLOOR AREA | | | % | \$/SF | \$,000 | % | \$/SF | \$,000 |
| CSI UniFormat Summary | | | | | | | | |
| Foundations | 7% | \$11 | 13% | \$87.22 | \$167 | 14% | \$81.70 | \$156 |
| Superstructure | 48% | \$48 | 12% | \$76.93 | \$147 | 9% | \$51.85 | \$99 |
| Enclosure | 15% | \$17 | 11% | \$69.74 | \$133 | 10% | \$60.75 | \$116 |
| Roofing | 0% | (0.13) | 2% | \$14.07 | \$27 | 2% | \$14.14 | \$27 |
| Interior Construction | -18% | (\$14) | 5% | \$32.11 | \$61 | 6% | \$39.28 | \$75 |
| Interior Finishes | -1% | (\$1) | 9% | \$56.30 | \$108 | 9% | \$57.08 | \$109 |
| Plumbing | 0% | (0.09) | 3% | \$19.33 | \$37 | 3% | \$19.38 | \$37 |
| Heating, Ventilation, & Air Conditioning | -12% | (\$13) | 7% | \$48.96 | \$93 | 9% | \$55.51 | \$106 |
| Fire Protection | 2% | \$0 | 1% | \$7.50 | \$14 | 1% | \$7.33 | \$14 |
| Electrical | 25% | \$37 | 15% | \$95.20 | \$182 | 13% | \$75.94 | \$145 |
| Equipment | | | 0% | \$0.00 | \$0 | 0% | \$0.00 | \$0 |
| Furnishings | 5% | 0.10 | 0% | \$1.10 | \$2 | 0% | \$1.05 | \$2 |
| Selective Building Demolition | 228% | \$41 | 5% | \$30.94 | \$59 | 2% | \$9.43 | \$18 |
| Subtotal - Building Construction | 14% | \$126 | 83% | \$539.40 | \$1,030 | 78% | \$473.42 | \$904 |
| Bonds & Insurance | 12% | \$3 | 2% | \$13.49 | \$26 | 2% | \$12.05 | \$23 |
| General Conditions/General Requiremer | 21% | \$16 | 7% | \$48.02 | \$92 | 7% | \$39.80 | \$76 |
| Contractor's Overhead & Profit | 15% | \$7 | 4% | \$27.04 | \$52 | 4% | \$23.57 | \$45 |
| Contingency for Design Development | -77% | (\$40) | 1% | \$6.28 | \$12 | 5% | \$27.23 | \$52 |
| Cost Escalation (to start of construction) | -34% | (\$19) | 3% | \$18.91 | \$36 | 5% | \$28.80 | \$55 |
| TOTAL CONSTRUCTION BUDGET | 8% | \$92 | 100% | \$653.14 | \$1,247 | 100% | \$604.87 | \$1,155 |

Sitework & Police Secure Parking Lot

| | | DELTA | CURRENT | | | PREVIOUS | | |
|--|------------|-----------------|-------------------|----------------|-----------------|--------------------------------|----------------|-----------------|
| | | | Permit Set | | | 100% Design Development | | |
| GROSS FLOOR AREA | 1% | 1,755 SF | 212,441 SF | | | 210,686 SF | | |
| CSI UniFormat Summary | | | % | \$/SF | \$,000 | % | \$/SF | \$,000 |
| Site Preparation | 10% | \$193 | 19% | \$9.77 | \$2,075 | 19% | \$8.93 | \$1,882 |
| Site Improvement | 4% | \$167 | 42% | \$21.58 | \$4,585 | 44% | \$20.97 | \$4,418 |
| Site Mechanical Utilities | 95% | \$582 | 11% | \$5.63 | \$1,195 | 6% | \$2.91 | \$613 |
| Site Electrical Utilities | 26% | \$218 | 10% | \$4.98 | \$1,058 | 8% | \$3.99 | \$840 |
| Subtotal - Sitework | 15% | \$1,160 | 83% | \$41.95 | \$8,913 | 77% | \$36.80 | \$7,753 |
| Bonds & Insurance | 15% | \$29 | 2% | \$1.05 | \$223 | 2% | \$0.92 | \$194 |
| General Conditions/General Requireme | 10% | \$73 | 7% | \$3.74 | \$793 | 7% | \$3.42 | \$720 |
| Contractor's Overhead & Profit | 15% | \$58 | 4% | \$2.10 | \$447 | 4% | \$1.85 | \$389 |
| Contingency for Design Development | -81% | (\$432) | 1% | \$0.49 | \$104 | 5% | \$2.54 | \$536 |
| Cost Escalation (to start of construction) | -35% | (\$167) | 3% | \$1.47 | \$313 | 5% | \$2.28 | \$480 |
| TOTAL CONSTRUCTION BUDGET | 7% | \$720 | 100% | \$50.80 | \$10,792 | 100% | \$47.81 | \$10,072 |

Atherton Civic Center - Atherton

Project Schedule - November 7, 2017



| ID | Task Name | Duration | Start | Finish | November | |
|-----|--|----------|--------------|--------------|----------|-------|
| | | | | | 11/5 | 11/12 |
| 1 | ACC Documentation | 0 days | Mon 6/30/14 | Mon 6/30/14 | | |
| 2 | Project Setup & Initiation | 204 days | Wed 7/23/14 | Mon 5/4/15 | | |
| 34 | | | | | | |
| 35 | Design Phase | 767 days | Tue 4/7/15 | Wed 3/14/18 | | |
| 36 | Master Plan Review & Programming | 105 days | Tue 4/7/15 | Mon 8/31/15 | | |
| 44 | | | | | | |
| 45 | Conceptual Design | 90 days | Tue 5/5/15 | Mon 9/7/15 | | |
| 54 | | | | | | |
| 55 | Schematic Design | 155 days | Fri 10/16/15 | Fri 5/20/16 | | |
| 71 | | | | | | |
| 72 | Design Development | 176 days | Mon 6/6/16 | Tue 2/7/17 | | |
| 88 | | | | | | |
| 89 | Construction Documents | 279 days | Thu 2/16/17 | Wed 3/14/18 | | |
| 90 | CD Kick-Off Meeting | 0 days | Thu 2/16/17 | Thu 2/16/17 | | |
| 91 | CD Progress | 3 wks | Fri 2/17/17 | Thu 3/9/17 | | |
| 92 | Coordination Meeting | 0 days | Thu 3/9/17 | Thu 3/9/17 | | |
| 93 | Arch to issue Coordination Set | 1 wk | Fri 3/10/17 | Thu 3/16/17 | | |
| 94 | CD Progress | 4 wks | Fri 3/10/17 | Thu 4/6/17 | | |
| 95 | Coordination Meeting 25% CD's | 0 days | Thu 4/6/17 | Thu 4/6/17 | | |
| 96 | Arch to issue Coordination Set | 1 wk | Fri 4/7/17 | Thu 4/13/17 | | |
| 97 | CD Progress | 10 wks | Fri 4/7/17 | Thu 6/15/17 | | |
| 98 | Coordination Meeting 50% CD's | 0 days | Thu 6/15/17 | Thu 6/15/17 | | |
| 99 | Arch to issue Coordination Set | 1 wk | Fri 6/16/17 | Thu 6/22/17 | | |
| 100 | CD Progress | 66 days | Fri 6/23/17 | Fri 9/22/17 | | |
| 101 | Arch issues Planning Submittal | 1 day | Mon 9/25/17 | Mon 9/25/17 | | |
| 102 | CD Progress | 4 wks | Tue 9/26/17 | Mon 10/23/17 | | |
| 103 | Coordination Meeting 90% CD's | 0 days | Mon 10/23/17 | Mon 10/23/17 | | |
| 104 | Arch to issue Coordination Set | 2 wks | Tue 10/24/17 | Mon 11/6/17 | | |
| 105 | Arch to receive Consultant Team 90% CD Permit Set | 1 wk | Tue 11/7/17 | Mon 11/13/17 | | |
| 106 | Arch issues Permit Set | 1 day | Tue 11/14/17 | Tue 11/14/17 | | |
| 107 | CD 90% Cost Estimate | 3 wks | Wed 11/15/17 | Tue 12/5/17 | | |
| 108 | CD Progress | 8 wks | Wed 11/15/17 | Tue 1/9/18 | | |
| 109 | Arch receives/distributes Plan Check Comments | 0 days | Wed 1/10/18 | Wed 1/10/18 | | |
| 110 | CD Progress | 3 wks | Thu 1/11/18 | Wed 1/31/18 | | |
| 111 | Arch to receive Consultant Team 100% CD Documents | 4 days | Thu 3/8/18 | Tue 3/13/18 | | |
| 112 | Issue Conformed Construction Documents, Project Manual | 1 day | Wed 3/14/18 | Wed 3/14/18 | | |
| 113 | | | | | | |
| 114 | Town Approvals | 661 days | Tue 9/1/15 | Tue 3/13/18 | | |
| 115 | Design Review | 661 days | Tue 9/1/15 | Tue 3/13/18 | | |
| 116 | Programming | 10 days | Tue 9/1/15 | Mon 9/14/15 | | |
| 119 | Conceptual Design | 22 days | Tue 9/8/15 | Wed 10/7/15 | | |
| 122 | Schematic Design | 10 days | Mon 5/23/16 | Fri 6/3/16 | | |
| 125 | Design Development | 21 days | Thu 1/19/17 | Thu 2/16/17 | | |
| 128 | Construction Documents | 188 days | Fri 6/23/17 | Tue 3/13/18 | | |
| 129 | 50% CD Review | 10 days | Fri 6/23/17 | Thu 7/6/17 | | |
| 130 | Written Comments issued to Design Team | 0 days | Thu 7/6/17 | Thu 7/6/17 | | |
| 131 | 90% CD Review | 10 days | Wed 12/6/17 | Tue 12/19/17 | | |
| 132 | Written Comments issued to Design Team | 0 days | Tue 12/19/17 | Tue 12/19/17 | | |
| 133 | Conformed CD Review | 4 days | Thu 3/8/18 | Tue 3/13/18 | | |
| 134 | Written Direction to Issue Documents for Bidding | 0 days | Tue 3/13/18 | Tue 3/13/18 | | |
| 135 | | | | | | |
| 136 | Entitlements | 341 days | Wed 7/23/14 | Wed 11/11/15 | | |
| 148 | | | | | | |
| 149 | Permitting | 468 days | Fri 5/20/16 | Wed 3/7/18 | | |
| 150 | Atherton Civic Center | 468 days | Fri 5/20/16 | Wed 3/7/18 | | |
| 151 | Preliminary Planning/Building Review | 0 days | Fri 5/20/16 | Fri 5/20/16 | | |
| 152 | Preliminary Planning/Building Review | 0 days | Wed 1/18/17 | Wed 1/18/17 | | |
| 153 | Submission to Planning | 0 days | Mon 9/25/17 | Mon 9/25/17 | | |

Atherton Civic Center - Atherton

Project Schedule - November 7, 2017



| ID | Task Name | Duration | Start | Finish | November | |
|-----|---|-----------------|--------------------|---------------------|----------|-------|
| | | | | | 11/5 | 11/12 |
| 154 | Processing by Planning | 22 days | Tue 9/26/17 | Wed 10/25/17 | | |
| 155 | Receipt of Planning Commission Approval | 0 days | Wed 10/25/17 | Wed 10/25/17 | | |
| 156 | Submission to Building Dept | 1 day | Wed 11/15/17 | Wed 11/15/17 | | |
| 157 | Processing by Building Dept | 8 wks | Thu 11/16/17 | Wed 1/10/18 | | |
| 158 | Receipt of Plan Check Comments | 0 days | Wed 1/10/18 | Wed 1/10/18 | | |
| 159 | Drawing Revisions | 2 wks | Thu 1/11/18 | Wed 1/24/18 | | |
| 160 | Re-Submission to Building Dept | 0 days | Wed 1/24/18 | Wed 1/24/18 | | |
| 161 | Processing by Building Dept | 6 wks | Thu 1/25/18 | Wed 3/7/18 | | |
| 162 | Permit Issued - (*Review periods are estimates only) | 0 days | Wed 3/7/18 | Wed 3/7/18 | | |
| 163 | | | | | | |
| 164 | Bidding Phase | 293 days | Mon 4/24/17 | Wed 6/6/18 | | |
| 165 | Bidding | 293 days | Mon 4/24/17 | Wed 6/6/18 | | |
| 166 | Issue Contractor RFQ | 0 days | Mon 4/24/17 | Mon 4/24/17 | | |
| 167 | RFQ Q&A | 40 days | Mon 4/24/17 | Fri 6/16/17 | | |
| 168 | Contractor SOQ Due | 0 days | Thu 6/29/17 | Thu 6/29/17 | | |
| 169 | Issue Documents for Bidding | 0 days | Wed 3/14/18 | Wed 3/14/18 | | |
| 170 | Bidding | 8 wks | Thu 3/15/18 | Wed 5/9/18 | | |
| 171 | Receive Bids | 0 days | Wed 5/9/18 | Wed 5/9/18 | | |
| 172 | Evaluate Bids | 5 days | Thu 5/10/18 | Wed 5/16/18 | | |
| 173 | Town Approval | 0 days | Wed 5/23/18 | Wed 5/23/18 | | |
| 174 | Execute Construction Agreement | 2 wks | Thu 5/24/18 | Wed 6/6/18 | | |
| 175 | | | | | | |
| 176 | Construction Phase | 897 days | Tue 3/28/17 | Wed 9/2/20 | | |
| 177 | Construction | 897 days | Tue 3/28/17 | Wed 9/2/20 | | |
| 178 | Notice to Proceed | 0 days | Wed 6/6/18 | Wed 6/6/18 | | |
| 179 | Kick-off Meeting | 0 days | Wed 6/6/18 | Wed 6/6/18 | | |
| 180 | Construction | 117 wks | Thu 6/7/18 | Wed 9/2/20 | | |
| 181 | FFE Installation | 120 days | Thu 3/19/20 | Wed 9/2/20 | | |
| 182 | FFE Purchasing: Start | 0 days | Thu 3/19/20 | Thu 3/19/20 | | |
| 183 | FFE Installation: Start | 0 days | Thu 8/6/20 | Thu 8/6/20 | | |
| 184 | FFE Installation: End | 1 mon | Thu 8/6/20 | Wed 9/2/20 | | |
| 185 | Move Coordination | 307 days | Tue 3/28/17 | Wed 5/30/18 | | |
| 186 | Inventory | 69 days | Tue 3/28/17 | Fri 6/30/17 | | |
| 187 | Administration Inventory | 69 days | Tue 3/28/17 | Fri 6/30/17 | | |
| 188 | Library Inventory | 69 days | Tue 3/28/17 | Fri 6/30/17 | | |
| 189 | Heritage/Council Inventory | 69 days | Tue 3/28/17 | Fri 6/30/17 | | |
| 190 | Public Works Inventory | 69 days | Tue 3/28/17 | Fri 6/30/17 | | |
| 191 | Surplus | 180 days | Mon 4/10/17 | Fri 12/15/17 | | |
| 192 | Surplus Items | 120 days | Mon 7/3/17 | Fri 12/15/17 | | |
| 193 | Trash Items (Non Surplus or Storage) | 180 days | Mon 4/10/17 | Fri 12/15/17 | | |
| 194 | Site Work | 254 days | Tue 3/28/17 | Fri 3/16/18 | | |
| 195 | Develop Site Work Design Contract | 113 days | Tue 3/28/17 | Thu 8/31/17 | | |
| 196 | Design Site Work | 60 days | Fri 9/1/17 | Thu 11/23/17 | | |
| 197 | Bid Site Work | 20 days | Fri 11/24/17 | Thu 12/21/17 | | |
| 198 | Award Site Work | 20 days | Fri 12/22/17 | Thu 1/18/18 | | |
| 199 | Site Work Contract | 10 days | Fri 1/19/18 | Thu 2/1/18 | | |
| 200 | Site Work NTP | 1 day | Fri 2/2/18 | Fri 2/2/18 | | |
| 201 | Perform Site Work for Modular Buildings | 30 days | Mon 2/5/18 | Fri 3/16/18 | | |
| 202 | Modular Buildings | 285 days | Tue 3/28/17 | Mon 4/30/18 | | |
| 203 | Determine Temp Office Needs | 160 days | Tue 3/28/17 | Mon 11/6/17 | | |
| 204 | Modular Buildings Design/Building Dept | 20 days | Tue 11/7/17 | Mon 12/4/17 | | |
| 205 | Modular Buildings Permits | 20 days | Tue 12/5/17 | Mon 1/1/18 | | |
| 206 | State Piggy Back Procurement | 20 days | Tue 1/2/18 | Mon 1/29/18 | | |
| 207 | Award Modular Buildings | 20 days | Tue 1/30/18 | Mon 2/26/18 | | |
| 208 | Modular Buildings Contract | 10 days | Tue 2/27/18 | Mon 3/12/18 | | |
| 209 | Modular Buildings NTP | 1 day | Mon 3/19/18 | Mon 3/19/18 | | |
| 210 | Install Modular Buildings (Including Interior Improvements) | 30 days | Tue 3/20/18 | Mon 4/30/18 | | |

Atherton Civic Center - Atherton

Project Schedule - November 7, 2017



| ID | Task Name | Duration | Start | Finish | November | |
|-----|--|-----------------|--------------------|--------------------|----------|-------|
| | | | | | 11/5 | 11/12 |
| 211 | Storage Pods | 291 days | Tue 3/28/17 | Tue 5/8/18 | | |
| 212 | Acquire permission from Caltrans to locate PODS in front of bike lockers | 150 days | Tue 3/28/17 | Mon 10/23/17 | | |
| 213 | PODS Procurement | 110 days | Tue 10/24/17 | Mon 3/26/18 | | |
| 214 | PODS Agreement | 10 days | Tue 3/27/18 | Mon 4/9/18 | | |
| 215 | PODS Coordination | 10 days | Tue 4/10/18 | Mon 4/23/18 | | |
| 216 | PODS NTP | 1 day | Tue 5/1/18 | Tue 5/1/18 | | |
| 217 | Install PODS | 5 days | Wed 5/2/18 | Tue 5/8/18 | | |
| 218 | Move | 194 days | Fri 9/1/17 | Wed 5/30/18 | | |
| 219 | Mover Procurement | 150 days | Fri 9/1/17 | Thu 3/29/18 | | |
| 220 | Mover Agreement | 10 days | Fri 3/30/18 | Thu 4/12/18 | | |
| 221 | Mover Coordination | 10 days | Fri 4/13/18 | Thu 4/26/18 | | |
| 222 | Mover NTP | 1 day | Wed 5/9/18 | Wed 5/9/18 | | |
| 223 | Move Admin/Heritage Items into Storage (Library has their own storage) | 15 days | Thu 5/10/18 | Wed 5/30/18 | | |
| 224 | Move Library to Modular Buildings | 15 days | Thu 5/10/18 | Wed 5/30/18 | | |
| 225 | Move Heritage and City Council | 15 days | Thu 5/10/18 | Wed 5/30/18 | | |
| 226 | | | | | | |
| 227 | Project Opening | 20 days | Thu 9/3/20 | Wed 9/30/20 | | |
| 228 | Staff Opening | 1 mon | Thu 9/3/20 | Wed 9/30/20 | | |
| 229 | Public Opening | 0 days | Wed 9/30/20 | Wed 9/30/20 | | |

**CLIENT/CONSULTANT AGREEMENT
FOR
GEOTECHNICAL SERVICES**

**TOWN OF ATHERTON
91 ASHFIELD ROAD
ATHERTON, CALIFORNIA 94027**

DECEMBER 2017





AGREEMENT FOR GEOTECHNICAL SERVICES

This Agreement is made on: December 13, 2017

Between the Client: Town of Atherton

And the Engineer: Murray Engineers, Inc.

For the Project at: 91 Ashfield Road, Atherton, California, 94027

The Client and Engineer agree as follows:

- 1. PROJECT DESCRIPTION.** The Town of Atherton Civic Center site occupies an approximately 4.4-acre, predominantly flat area bounded by Maple Avenue to the east, railroad tracks to the north and residential properties on all other sides. Ashfield Road runs north to south through the central portion of the site. The Civic Center Project currently includes the demolition of the existing police station and administration building, library and public works emergency operations center and permit center, and construction of a new two-story, roughly 28,500 square foot City Hall building to house the new police station, council chambers, and admin/Town Hall area. Additional buildings will include a detached, roughly 2,000 square foot ancillary building to the northeast of the City Hall building,, a detached, roughly 9,600 square-foot library, and renovation of the existing public works corporation yard. The existing Town Hall building and public works maintenance center are to remain intact. The new site improvements will involve phased renovation and/or relocation of existing roads, utilities, parking, and landscaping. Additional site improvements will include new vehicle and pedestrian hardscape, and both subsurface and surface drainage controls.
- 2. RELEVANT EXPERIENCE.** Since its inception, our firm has provided comprehensive geotechnical engineering, engineering geologic, laboratory and construction services for over 2,000 projects throughout the San Francisco Bay Area, including over 120 projects in Atherton, and approximately 15 projects within a 1/2- mile of this site. We believe our familiarity with the local geotechnical conditions and the City's review process will help to contribute to a smooth and efficient approval of the project.
- 3. PRELIMINARY ASSUMPTIONS.** As a basis for this proposal, we have corresponded with Mr. Paul Beamer of Mack 5 Construction Management, and a brief review of the preliminary permitting plan set provided on the Town's website, dated October 31, 2017.
- 4. SCOPE OF SERVICES.** The engineer previously provided initial services, including an evaluation of the subsurface soil conditions in the vicinity of the proposed improvements and has prepared a geotechnical report, dated October 16, 2015, related to the foundation and earthwork component of the project. The Engineer will provide future geotechnical services, consisting of Design Review & Construction Observation Services. As required by the reviewing agencies and in accordance with the industry standards of practice, Design Review & Construction Observation Services will be provided, including a) geotechnical review of the project plans to evaluate conformance with report recommendations, and b) observation and testing of the earthwork phase of construction to evaluate conformance of the constructed earthwork elements with report recommendations and project plans.

4.1. DESIGN REVIEW & CONSTRUCTION OBSERVATION SERVICES. Engineering services will be provided on a time and expense basis (T&E), as set forth in the Billing Schedule, attached as EXHIBIT 1, and includes: review of project plans and observation and testing of the geotechnical aspects of the construction.

4.1.1. Consultations & Plan Review. During the design/development phase of the project, the Engineer will provide consultation to the Client and design team to aid in support of the Project. Once the design team has prepared the initial working drawings, the Engineer will review the pertinent architectural, structural, civil, and landscape plan sheets for conformance with the report recommendations and prepare a draft plan review letter documenting discrepancies between the plans and our geotechnical recommendations. Subsequently, the Engineer will review the final project plans and prepare a final plan review letter for submittal to the Town building department.

Engineer will be provided with a copy of the architectural, structural, civil, and landscape plans as soon as practical following their completion.

4.1.2. Pre-Construction Consultation. Prior to the start of construction, we strongly encourage a pre-construction meeting with you and your general contractor. The purpose of the meeting is to discuss the services we typically provide during construction and to establish a mutually agreeable scope of our construction observation services for your project. We have found these meetings to be well-received and very useful in establishing expectations for our clients and their project team with respect to our level of involvement and cost during construction. It can also be extremely useful to the contractor in recognizing special geotechnical construction considerations that could impact the overall efficiency of the geotechnical aspects of construction. The pre-construction meeting can be conducted at the project site, our office, or other mutually agreeable location. At your option, the project architect or other members of the design/construction team are welcome and encouraged to attend.

4.1.3. Geotechnical Construction Observation Services. The purpose of the Engineer's services during construction is to evaluate whether the actual soil conditions are similar to those encountered during investigation; to provide the opportunity to modify the design, if variations in conditions are encountered; to evaluate whether the recommendations presented in the report are properly interpreted during construction; and to evaluate whether the geotechnical aspects of the construction are completed in accordance with our recommendations. During construction, the Engineer will provide consultation with the Client and members of the design/ construction team, as necessary; office coordination of field personnel; and review of daily field reports. In addition, the Engineer will provide representatives on an as-needed basis to observe the various geotechnical aspects of the construction. Upon completion of the geotechnical aspects of the construction, the Engineer will prepare a letter summarizing field observations and providing opinion as to the compliance of the work with plans and project geotechnical recommendations.

The Engineer will report observations during construction and provide professional opinions to Client, including any work that does not appear to conform with plans and specifications provided. However, the Engineer has no right to reject or stop the work of any agent of the Client, which rights are reserved solely for Client. Furthermore, the Engineer's presence on site does not in any way guarantee the completion or quality of the work of any party retained by Client.



If the Engineer is not retained for construction review, the Engineer will take no responsibility for any activity occurring during the construction of the project, and the Client specifically agrees to defend, indemnify and hold the Engineer harmless from any losses, damages and/or claims resulting from the construction of the project.

5. **COMPENSATION.** Geotechnical services will be provided based on the fee schedule in Table 1, below and the Billing Schedule, which is incorporated herein and attached as EXHIBIT 1. Services, including plan review and geotechnical Construction Observation and testing services will be billed on a T&E basis in accordance with the Billing Schedule in effect at the time the services are performed. The estimated fees outlined in Table 1 below for Pre-Construction Services and Consultation & Plan Review Services are based on a base hourly rate of \$175/hour, while the estimated fees outlined in Table 1 below for Geotechnical Construction Observation Services is based on a base hourly rate of \$125/hour. A copy of our current Hourly Billing Schedule is attached hereto. Earthwork observation services will include a 2-hour minimum for any field visits during construction. Payment for Additional Services will be due and payable upon receipt of Murray Engineers, Inc. billing statements. Our construction observation fees can best be limited through close coordination and communication with you and your general contractor before and during construction. Also, we do not generally provide a fixed-fee estimate for the plan review and construction phase of work because our work is dependent on as-yet undefined scenarios, including the final design and scope of the project, the construction schedule and the efficiency of the contractor and subcontractors. However, we have provided a preliminary estimate of these services in Table 1, below, and can refine our estimate once construction documents are finalized.

The Engineer will bill monthly or at the end of project phase for services rendered to date. Payments for services are due and payable upon receipt of the Engineer’s invoice. The Client hereby agrees that the balance as stated on the billing from the Engineer is correct, conclusive, and binding on the Client unless, within ten (10) days from the date of the billing, the Engineer is notified in writing of the particular item which is alleged to be incorrect.

The Client agrees to pay the Engineer ten percent (10%) per annum as a FINANCE CHARGE on any and all amounts remaining due over thirty (30) days from date of invoice. In the event of a dispute as to amounts due, it is agreed that the FINANCE CHARGE will apply to those amounts that are confirmed as due after resolution of the dispute, and that said amounts will be deemed to have never been in dispute.

The failure to make payments will be considered substantial failure to perform and a breach of this Agreement.

Table 1. Fees for Geotechnical Services

| <u>Design Review & Construction Observation Services:</u> | | <u>Estimated Hours</u> | <u>Estimated Fee</u> |
|--|-------|-------------------------------|-----------------------------|
| Consultations & Plan Review Services | T & E | 60 | \$10,500 |
| Geotechnical Construction Observation Services | T & E | 450 | \$56,000 |

Please note that these are only approximations and that actual hours may vary due to factors outside of our control, such as phasing of the various geotechnical aspects of design and construction, and efficiency of the contractor(s). Our estimated fees for the geotechnical construction observation will include, but not be limited to, near full observation during the critical foundation pier drilling phase, along with periodical observation and compaction testing during the site grading, utility trench backfill, and soil/baserock compaction beneath interior building slabs and exterior hardscape improvements. In addition, we may provide field visits for additional tasks beyond those indicated above, as necessary. We also note that differing site conditions encountered during construction may warrant additional site visits. The degree of



site observation services we provide during construction is largely dependent upon the client’s degree of risk aversion since, the more we observe, theoretically, the lower the risk that the construction work will be performed inadequately from a geotechnical perspective.

Furthermore, we anticipate several laboratory compaction curves and moisture offset tests will be needed to adequately evaluate compaction testing on compacted soil and baserock during construction. Lastly, we anticipate our office time during construction observation will involve charges for coordination of field visits, consultation with the design team and contractors, review of daily field reports, and preparation of interim and final construction observation letters. As the geotechnical consultant of record, it is important that we have authority to determine when field observations and/or testing are necessary for critical structures such as building foundations. It should be clearly understood that we cannot document the geotechnical aspects of portions of the construction that we do not observe.

6. SCHEDULE. The services performed by the Engineer will be performed as expeditiously as is consistent with professional skill and care and the orderly progress of the Project. However, the Engineer does not have control over the Client’s or other parties’ conduct in connection with the Project and, therefore, cannot, and does not, warranty or guarantee any schedule. Client agrees that the Engineer will not be responsible for delays due to factors beyond the Engineer’s control, or which could not reasonably have been foreseen, and will not be liable for any damages caused by delay in completion of the Project.

In the event the Project is interrupted or delayed due to causes beyond the Engineer’s control, the Engineer will be paid for labor, equipment and any other costs incurred in order to perform services for the Client during the interruption or delay.

7. THE CLIENT’S RESPONSIBILITIES. The Client will provide access to the site for all equipment and personnel necessary for Engineer to perform the work set forth in this Agreement. The Engineer will take reasonable precautions to minimize damage to the site, but it is understood by Client that, in the normal course of work, some damage may occur and the correction of such damage is not part of this Agreement unless specified.

The Engineer will take reasonable precautions, including contacting Underground Service Alert (USA) and providing optional private utility locator, to avoid known subterranean structures, but Client waives any claim against Engineer, and agrees to defend, indemnify, and hold Engineer harmless from any claim or liability for injury or loss, including costs of defense and attorney’s fees, arising from damage done to subterranean structures and/or utilities not identified or accurately located. In addition, Client agrees to compensate Engineer for any time spent or expenses incurred by Engineer in defense of any such claim, based upon Engineer's current fee schedule.

The Client will provide prompt written notice to the Engineer if the owner and/or Client becomes aware of any fault or defect in the Project, including any errors, omissions or inconsistencies in the Engineer's Instruments of Service, or Construction Documents, unanticipated job or site conditions, non-conformance with Construction Documents, or any proposed revisions.

The Engineer will be entitled to rely, without liability, on the accuracy and completeness of any and all information provided by the Client, its consultants and/or contractors, as well as information from public records, without independent evaluation or verification. The Client understands and agrees that the Engineer is not liable for unanticipated hazardous materials, underground and hidden conditions at the site (utilities, obstructions, fossils, etc.) and will defend, indemnify and hold the Engineer harmless from any and all losses, damages and claims of any nature arising from such conditions.

The Client understands and agrees that the Engineer is not responsible for the means and methods, safety precautions or performance of the contractor, the acts or omissions of other consultants, their agents or



employees, or any other persons performing work on or providing materials to the project. The Client will defend, indemnify and hold the Engineer harmless from any and all losses, damages and claims of any nature arising from or relating to the performance of work by the contractor, other consultants, their agents or employees, or any other persons on the project.

8. THE ENGINEER’S RESPONSIBILITIES. The Engineer will perform its services under this Agreement in a manner consistent with the skill and care ordinarily exercised by geotechnical engineers practicing in the same locality, under the same or similar circumstances. This Agreement contains no other warranty, express or implied, by the Engineer.

The services to be provided by the Engineer are geotechnical in nature. No other professional services, such as architectural, surveying, civil (grading and drainage), structural, mechanical, or electrical engineering services are included. In the event that compliance with requirements of any governmental agency necessitates the use of such other professional services, the Client will hire such under separate contract.

The Engineer will be responsible for data, interpretations and recommendations based on information available. However, the subsurface conditions may vary from those observed where borings, survey or explorations are made, and site conditions may vary with time. The Engineer will not be responsible for variations or changes in condition; or, other parties’ use or interpretations of information developed by the Engineer.

9. INSTRUMENTS OF SERVICE/ OWNERSHIP. Calculations, tracings, drawings, reports, plans, specifications, boring, hand-auger and trench logs, field data, notes, laboratory test data and other documents, including those in electronic form, prepared by the Engineer are instruments of the Engineer’s service for use solely with respect to this Project. The Engineer will be deemed to be the owner and author of the Instruments of Service and will retain all common law, statutory and other reserved rights, including copyrights. The Client agree that the Instruments of Service will not be used by Client/ owner for marketing purposes, for projects other than the Project for which the documents were prepared, or for future modifications to the Project, without the Engineer’s express written permission.

Instruments of service are not intended or represented to be suitable for use by the Client or others on extensions or modifications of the project, for completion or implementation of the project by others, or for any other project. If the Engineer for any reason is not allowed to complete all the services called for by this Agreement, the Engineer will not be held responsible for the accuracy, completeness or constructability of the construction documents prepared by the Engineer. Client agrees to waive all claims against Engineer resulting from any unauthorized changes to or use of the instruments of service, or completion of the project without the Engineer’s involvement. Client will indemnify, defend, and hold harmless Engineer from any claim, loss, damages, or expenses (including reasonable attorney’s fees) resulting from or relating to any unauthorized use of the instruments of service.

In the event Client uses the instruments of service without retaining Engineer, Engineer will have no liability or obligation of any kind to Client or any other party for such use, any misinterpretation or alteration of the instruments of service, or for the incompleteness of unsigned instruments of service; and Client will indemnify and hold harmless Engineer, its employees and sub-consultants from any losses Engineer may suffer as a result of any attempted claim of such liability or obligation. Engineer has advised Client that the instruments of service should not be used for construction unless the instruments are signed by the preparing party/entity. Engineer’s instruments of service are based on observable conditions. A condition is not observable if it is concealed or cannot be investigated by reasonable observation. Engineer will not be responsible for hidden conditions or any costs associated with repairing, restoring, removing or otherwise addressing said condition. Engineer will, likewise, have no responsibility for any damage to persons or property related to any hidden condition.



10. TERMINATION, SUSPENSION OR ABANDONMENT. Either party may terminate this Agreement for any reason after seven (7) days written notice, if the other party is in breach of this Agreement, if the Project is suspended for more than ninety (90) days, or if the other party substantially fails to perform according to the terms of this Agreement. In the event of a suspension or abandonment of the Project, or the termination of this Agreement by either party, the Engineer will be paid for all services performed (including any costs of completing analyses, records and reports necessary to document the status of the Project), based on the Table 1 herein and the rates set forth in the Billing Schedule, attached hereto as EXHIBIT 2. The failure to make payments as set forth in this Agreement will be considered substantial nonperformance and sufficient cause for the Engineer to suspend or terminate services.

11. DISPUTE RESOLUTION.

11.1. MEDIATION. Any claim, dispute or other matter that cannot be resolved between the parties to this Agreement will be subject to mediation before a mutually acceptable Judicial Arbitration and Mediation Services (JAMS) mediator, as a condition precedent to the institution of any legal proceedings by either party. However, if such matter relates to or is the subject of a lien arising out of the Engineer’s services, the Engineer may proceed in accordance with applicable law to comply with lien notice or filing deadlines prior to resolution of the matter by mediation or by arbitration.

Request for mediation will be filed in writing with the other party to this Agreement. The parties will share mediation fees equally. The mediation will be held at JAMS in Santa Clara, California, unless another location is mutually agreed upon. Agreements reached in mediation will be enforceable as settlement agreements in any court having jurisdiction thereof.

11.2. ARBITRATION. Any claim, dispute or other matter not resolved by way of mediation, pursuant to this Section, will be subject to binding arbitration. Unless the parties mutually agree otherwise in writing, binding arbitration will be before a mutually acceptable JAMS arbitrator, in accordance with the applicable JAMS Engineering and Construction Arbitration Rules & Procedures for Expedited Arbitration then in effect. The demand for arbitration will be made in writing to the other party to this Agreement and filed with JAMS. The award rendered by the arbitrator will be final, and judgment may be entered upon it in accordance with applicable law in any court having jurisdiction thereof.

Any arbitration award will include an award to the prevailing party of costs, including reasonable attorneys’ fees, expert witness fees, mediation and arbitration fees and other related expenses. However, no attorneys’ fees or other costs will be awarded to any party refusing to mediate in accordance with the terms herein.

12. LIMITS OF LIABILITY. The engineering services will be performed in accordance with geologic and geotechnical engineering principles and practices generally accepted at this time and in this location. No warranties are made, either expressed or implied. In addition, Engineer’s opinion regarding suitability of geotechnical foundation design criteria utilized in the foundation design by the project structural engineer will not be validated unless we are given the opportunity to observe the critical geotechnical foundation elements during the construction phase. In recognition of the relative risks and benefits of the Project to both the Client and the Engineer, the risks have been allocated such that Client agrees, to the fullest extent permitted by law, to limit the Engineer's liability with regard to the Project to the total fee paid to the Engineer for the Project or \$50,000.00, whichever is higher. Limitations on liability provided in the Agreement are business understandings between the parties and will apply to any and all claims, losses, costs and/or damages of any nature, based on any legal theory or cause of action.



The Engineer and the Client waive any and all claims for consequential damages against the other arising out of, or connected to the Project or this Agreement. This mutual waiver includes, but is not limited to, damages related to loss of use, loss of profits, loss of income, loss of reputation, unrealized savings and/or diminution of property value, based on any legal theory or cause of action, and will apply to damages resulting from either party's termination of the Agreement.

The Client will defend, indemnify and hold the Engineer harmless from any and all claims in excess of that set forth or as waived by the parties in this Section.

13. CREDIT/ ADVERTISING. The Engineer will be allowed to place a small promotional sign at the job site in a conspicuous location that will include Engineer's company logo and contact information. The sign will be allowed to remain in place for the duration of the construction or until all other consultants' and contractors' signs are removed, whichever comes first.

The Engineer will be given credit for the geotechnical engineering services performed on the Project in any published photographs and/or articles relating to the Project as "Murray Engineers, Inc." The Engineer will be permitted to photograph or videotape the Project for its portfolio, publication and/or advertising. In the event of publication by the Engineer, if requested by Client, the Engineer will maintain the name and the Project location in confidence.

14. HAZARDOUS MATERIALS. The Engineer will have no responsibility for the discovery, presence, handling, removal, remediation or disposal of, accidental release of, or exposure to any hazardous materials or toxic substances in any form at the Project site. Client/owner will be responsible for all required disclosures and notifications.

Discovery of unanticipated hazardous materials may require change in the Scope of Services or termination of engineering services. Engineer will promptly inform the Client of any discovery of hazardous materials, but Client agrees that Engineer may take any measures the Engineer deems immediately necessary and Client agrees to compensate the Engineer for such action.

The Client agrees to waive any claim against the Engineer and to defend, indemnify and hold the Engineer harmless from any claim of damage, injury or loss (including attorneys' fees and costs) resulting from the presence or discovery of hazardous materials, including those resulting from delay of the Project and/or diminution in value of the property.

Subsurface sampling may result in unavoidable contamination of certain subsurface areas not previously contaminated, and is capable of spreading hazardous materials off-site. As such risk is inherent to a necessary aspect of the Engineer's services performed on the Client's behalf, Client agrees to waive any claims and to defend, indemnify and hold Engineer harmless for any and all damages, injury, claims or liabilities related to or alleged to have been caused by such contamination.

15. MISCELLANEOUS PROVISIONS.

15.1. Governing Law. This Agreement will be governed and construed according to the laws of the State of California

15.2. Modifications/ Amendments. This Agreement represents the entire and integrated agreement between the Client and the Engineer and supersedes all prior negotiations, representations and/or agreements of any kind, expressed or implied, written or oral. This Agreement may be modified, amended, superseded or waived only by written agreement of the parties. Waiver of any portion of the Agreement will not be construed as waiver of any other portion of the Agreement.



EXHIBIT 1
BILLING SCHEDULE





BILLING SCHEDULE

(Effective January 1, 2017)*

Hourly Personnel Rates:

| | |
|---|---------------|
| Principal Engineer/Principal Geotechnical Engineer | \$207 |
| Principal Engineering Geologist | \$207 |
| Senior Engineer/Senior Geotechnical Engineer/Associate Engineer | \$178 - \$200 |
| Senior Project Geologist | \$173 - \$190 |
| Project Engineer / Geologist | \$161 - \$180 |
| Director of Field Services | \$192 |
| Senior Staff Engineer/Geologist | \$150 - \$173 |
| Staff Engineer / Geologist | \$121 - \$150 |
| Office Manager | \$132 |
| Senior Field Technician | \$115 - \$127 |
| Field Technician / Lab Technician | \$85 - \$115 |
| Technical Illustrator | \$100 |
| Administrative Assistant | \$81 - \$92 |

* Please note that hourly billing rates are typically adjusted on January 1 & June 1 of each year

Laboratory Charges:

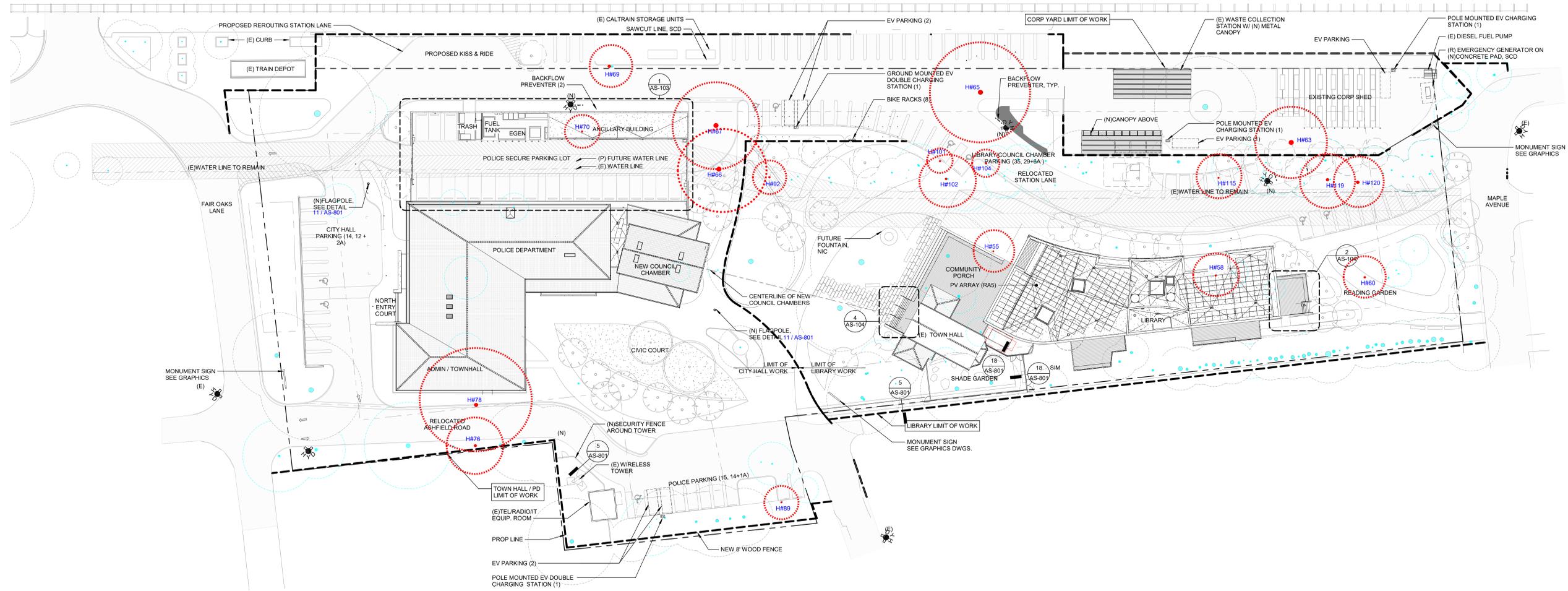
| | |
|---|---------------|
| Moisture Content - ASTM D2216 | \$20.00/test |
| Moisture and Density – ASTM D2937 | \$27.00/test |
| Atterberg (Liquid & Plastic) Limits - ASTM 4318, Method B, dry prep | \$235.00/test |
| Modified Proctor Compaction - ASTM D1557, 4” Mold | \$312.00/test |
| Modified Proctor Compaction - ASTM D1557, 6” Mold | \$375.00/test |
| #200 Sieve Wash | \$90.00/test |
| Sieve Analysis & #200 Wash | \$160.00/test |
| Sieve & Hydrometer Analysis | \$250.00/test |
| R-Value | \$285.00/test |

Equipment Charges:

| | |
|--------------------------------|-----------|
| Vehicle Charge | \$18/hour |
| Nuclear Moisture Density Gauge | \$10/test |

Outside Charges:

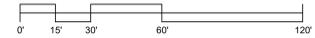
Outside project related expenses such as permits, equipment rental, subcontractors or consultants fees, reproduction, and shipping are billed at cost plus 20 percent.



| ISSUES | DATE |
|------------|------------|
| PERMIT SET | 10/20/2017 |

| REVISION LIST | DATE |
|---------------|------|
|---------------|------|

1 SITE PLAN BASE BID
1" = 30'-0"



EXISTING PARKING

| | |
|--------------------------------|-------------------|
| TRAIN STATION (On Property) : | 86 STALLS |
| POLICE : | 23 STALLS |
| CITY HALL : | 13 STALLS |
| BUILDING/PLANNING : | 5 STALLS |
| LIBRARY : | 17 STALLS |
| TOTAL : | 144 STALLS |
| TRAIN STATION (Off Property) : | 33 STALLS |
| GRAND TOTAL : | 177 STALLS |

NEW PARKING

| | |
|---------------------------------|------------------|
| POLICE : | 15 STALLS |
| CITY HALL : | 14 STALLS |
| LIBRARY/COUNCIL CHAMBER : | 35 STALLS |
| TOTAL : | 64 STALLS |
| TRAIN STATION (Off Property) | 20 STALLS |
| PROPOSED NEW CALTRAIN PARKING : | 9 STALLS |
| PROPOSED KISS & RIDE : | 1 DROP OFF |
| TOTAL : | 30 STALLS |
| GRAND TOTAL : | 94 STALLS |

AREA BY ZONE

| | |
|----------------------------------|-------------------|
| CORP YARD: | 18,157 SF |
| LIBRARY: | 89,554 SF |
| PD / ADMIN: | 122,887 SF |
| TOTAL : | 230,598 SF |
| TOTAL AREA W/IN PROP LINE | 202,136 SF |

CALGREEN CALCULATION

| | |
|--|-----------|
| BIKE PARKING | |
| TOTAL TENANT PARKING SPACES (EXCL. LIBRARY/ COUNCIL CHAMBER) | 29 STALLS |
| BIKE PARKING REQUIREMENT (5% OF TOTAL TENANT PARKING SPACES) | 2 |
| EV PARKING | |
| TOTAL PARKING SPACES | 64 STALLS |
| PER TABLE 5.106.5.2, # OF REQ'D EV PARKING SPACES | 6 |
| PER TABLE 5.106.5.3.3, # OF REQ'D EV CHARGING SPACES | 4 |

ATHERTON CIVIC CENTER

80 Ashfield Rd, Atherton, CA 94027

KEYPLAN



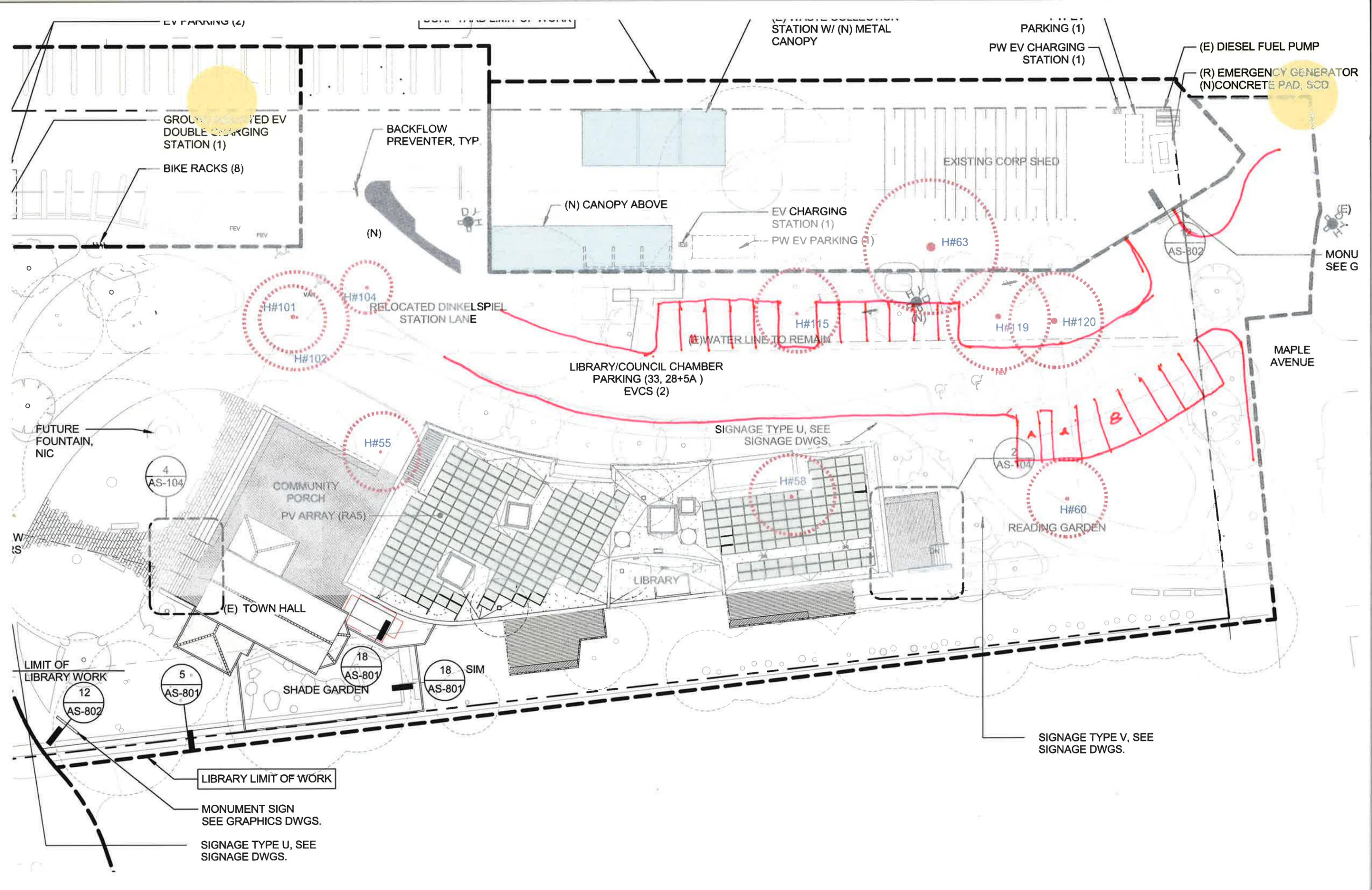
PROJECT NO.: 15007.00
DATE: 10/20/2017
SCALE: 1" = 30'-0"

SHEET TITLE:

SITE PLAN - BASE BID

SHEET NO.:

AS-100



EV PARKING (2)

EV WASTE COLLECTION STATION W/ (N) METAL CANOPY

PARKING (1)
PW EV CHARGING STATION (1)

(E) DIESEL FUEL PUMP
(R) EMERGENCY GENERATOR
(N) CONCRETE PAD, SCD

GROUND MOUNTED EV DOUBLE CHARGING STATION (1)

BIKE RACKS (8)

BACKFLOW PREVENTER, TYP.

(N) CANOPY ABOVE

EV CHARGING STATION (1)
PW EV PARKING (1)

EXISTING CORP SHED

H#101

H#104

RELOCATED DINKELSPIEL STATION LANE

H#102

(E) WATER LINE TO REMAIN

H#115

H#119

H#120

LIBRARY/COUNCIL CHAMBER PARKING (33, 28+5A)
EVCS (2)

MAPLE AVENUE

FUTURE FOUNTAIN, NIC

4
AS-104

COMMUNITY PORCH
PV ARRAY (RA5)

H#55

SIGNAGE TYPE U, SEE SIGNAGE DWGS.

H#58

2
AS-104

H#60
READING GARDEN

(E) TOWN HALL

LIBRARY

LIMIT OF LIBRARY WORK

12
AS-802

5
AS-801

SHADE GARDEN

18
AS-801

18 SIM
AS-801

LIBRARY LIMIT OF WORK

MONUMENT SIGN
SEE GRAPHICS DWGS.

SIGNAGE TYPE U, SEE SIGNAGE DWGS.

SIGNAGE TYPE V, SEE SIGNAGE DWGS.

MONU
SEE G

MOON-HOW

MOON-HOW

PROPOSED KISS & RIDE

BACKFLOW PREVENTER (2)

H#69

1
AS-103

(N)

FEV

ELEC EQUIP

TRASH

FUEL TANK

EGEN

AUXILIARY

H#70

AUXILIARY BUILDING

H#67

SLIDING GATE

POLICE SECURE PARKING LOT

(E) WATER LINE

H#66

H#92

12 +

POLICE DEPARTMENT

NEW COUNCIL CHAMBER

CENTERLINE OF NEW COUNCIL CHAMBERS

(N) FLAGPOLE, SEE DETAIL 11 / AS-301

NORTH ENTRY COURT

□
□
□

ADMIN / TOWNHALL

CIVIC COURT

LIMIT OF CITY HALL WORK

LIF
LIF

January 10, 2018

George Rodericks
City Manager
Town of Atherton
91 Ashfield Road
Atherton, CA 94027

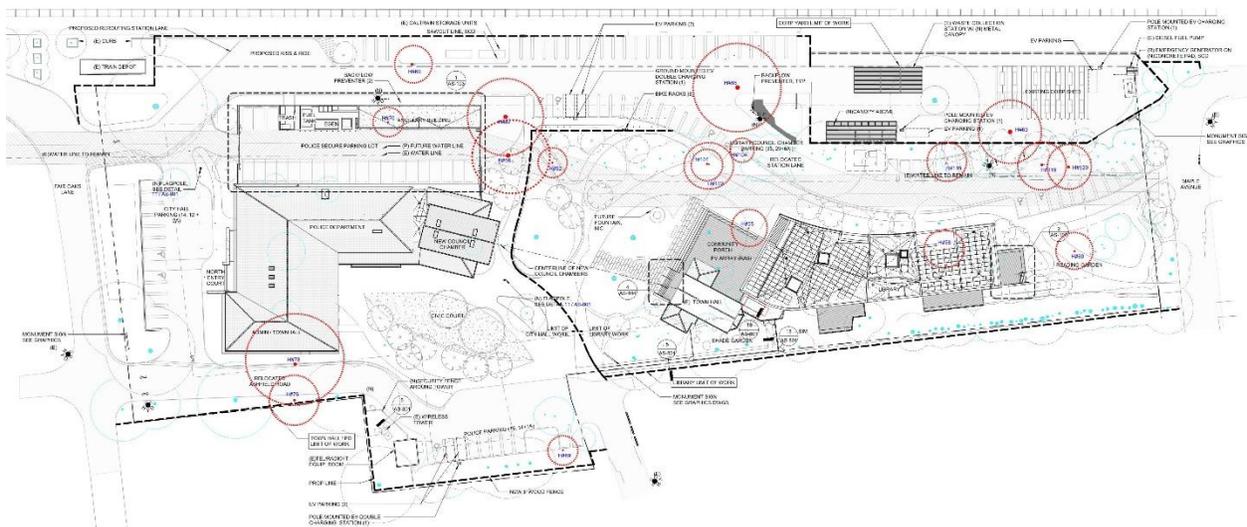
Re: Town of Atherton Modified Redesign III for Tree Impact Areas
Job no. 15007.00 Additional Service Request No. 29

Dear George,

Per our discussion with you and Marty Hanneman, we understand that there are five specific trees currently targeted for removal that the community is not satisfied with. These trees are identified in the arborist report, noted in the attached plan (and a portion included below) as trees #55, 66, 67, 119 and 120. These trees were previously discussed with the stakeholder group and users while the campus was programmed and designed, and approved by the Town for removal. Given the importance of these particular trees, we understand the need to consider additional study. We have identified approximate efforts and associated fees to develop alternative planning, facilitation and documentation so that these trees remain. As the current site is quite congested with various shared utilities, trees, roadways, and city and county program, we assumed in our proposal that the focused work to re-plan around the five identified trees could result in several meetings with the various campus stakeholders, the utilities, the town and our design team. Given the status of the design in permitting, we have also identified potential schedule extensions and have provide some of this preliminary detail.

SCOPE OF SERVICES

Study for the five associated trees #55, 66, 67, 119 and 120, are noted on the attached 4 discreet sheets.



The work for the tree studies vary by the disciplines and agencies affected. Because the work will require conversations and work sessions with multiple community agencies, we have developed a range of effort

and associated fee for your consideration. We believe that each of the efforts will extend the current schedule out 3-6 months, depending on the complexity of the option chosen.

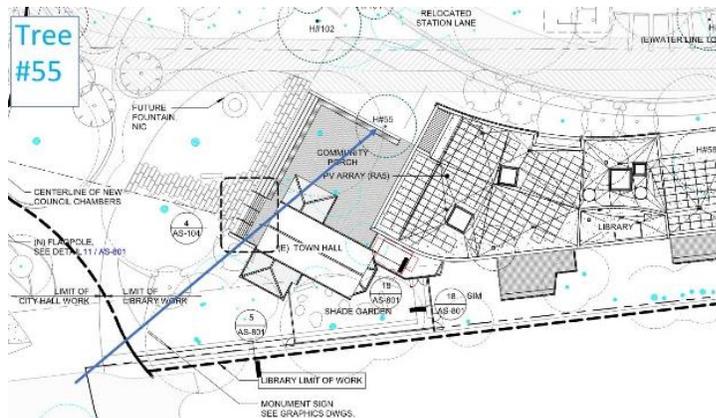
The work entailed in the changes due to the Construction Document phase may affect permit drawings, specifications, various calculations, and potentially a significant amount of sheets for many sub consultants. Please reference the attached Tree Option Scopes and note the proposed approach and associated fee below. Please note that additional Construction Administration has included in this fee proposal.

Proposed Fee:

For the Basic Scope-of-Work noted above, please reference Estimated Redesign Cost Ranges below for an amount TBD later for redesign services. None of these proposed fees include reimbursables or any presentations to the community or Town Council.

Tree #55

The current tree #55 is at the intersection of the entry ramp and outside deck. To keep the tree in place will involve some complicated work, with the most cost effective solution to be a bridge over the tree roots. In our estimation, a tree well will not work unless it is almost the size of the drip canopy. We assume that the arborist (someone the town contracts with) would provide the review of the tree if needed. We have preliminary thoughts on what the tree would tolerate in terms of localized construction, and have integrated that into the submitted fee. Please note that we have verified with SWA that, if transplanted, the tree likely has a 60-70% chance of survival.



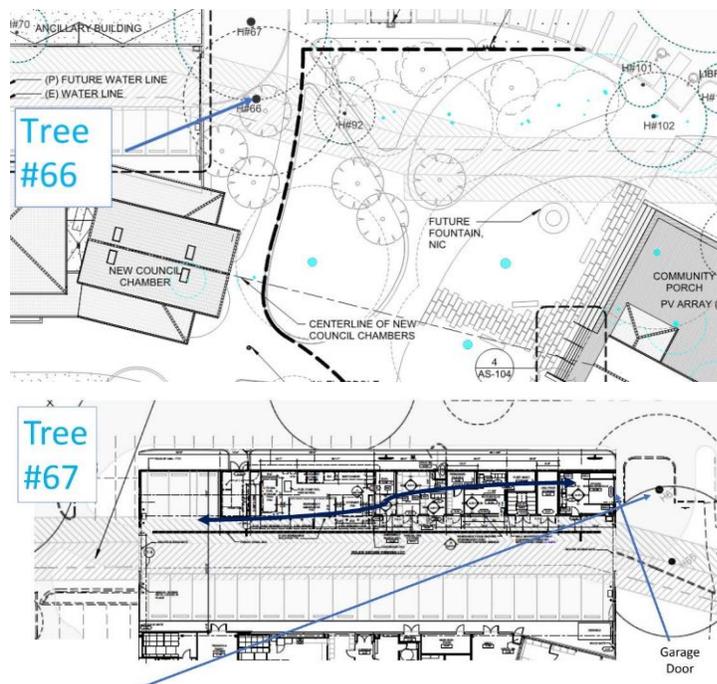
Consultants: Architect, Structural, Civil, Landscape, Electrical, Plumbing

Estimated Redesign Cost Range: \$68,000

Estimated Time Range: 2-6 weeks for study, assumes no need for committee, 4-8 weeks for documentation, 1-3 weeks for permitting. Approval time by users and City Council unknown.

Tree #66 and #67

The current trees are in the middle of the vehicular pathway for the Police Department. Given the constraints of the Dinkelspiel Lane location, required Police parking and storage, campus infrastructure and generator, the design will require many disciplines to redesign these elements. The construction documents will have to reflect this redesign, relocation. We anticipate that it will also affect lighting, power and PV design for this area and the campus. This approach will require the town to handle and agree to reduced police parking counts.



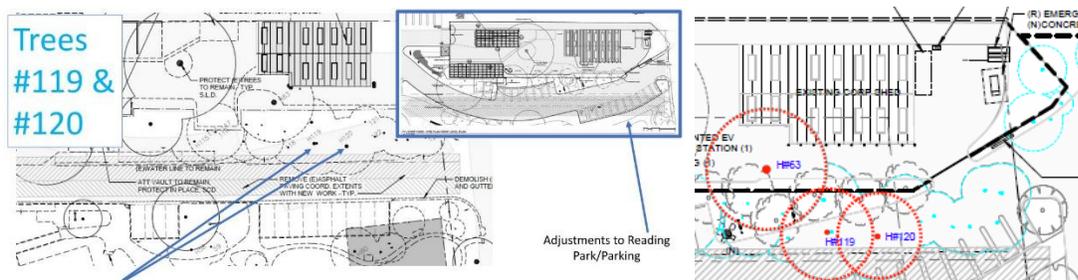
Consultants: Architect, Structural, Civil, Landscape, Mechanical, Electrical, Plumbing, Police Dept. Consultant, PV. Potentially surveyor work.

Estimated Redesign Cost Range: \$69,000

Estimated Time Range: 2-6 weeks study, no time for committee facilitation, 6-9 weeks for documentation, 1-4 weeks for overall permitting. Approval time by users and City Council unknown.

Tree #119 Tree #120

Design assumes the use of the existing vehicular entry off Maple. Our understanding is that this entry is less than perfect (previous traffic assessment has it as an intersection of concern) and will require the Town to accept this condition. We can modify this with minimal impact to the schedule



Consultants: Architect, Civil, Landscape, Plumbing

Estimated Cost Range: \$34,200

Estimated Time Range: 1-4 weeks for study, no time for committee facilitation (no neighborhood meetings), 2-3 weeks for documentation (assume not all disciplines will have to show this in their Permit set), 1-2 weeks for permitting. Approval time by MPFPD and City Council unknown.

Reimbursables:

For work Billed at incurred rate multiplied by 10%. This estimate does not include Presentation Materials or Bidding sets. All interim submission will be provided electronically.

Additional Services:

When approved in writing by the Owner, effort expended for additional services will be billed on an hourly basis and charged against the project at the hourly or, for a mutually agreed-upon lump-sum fee.

Reimbursable Expenses:

Reimbursable expenses are billed in addition to the not-to-exceed fee proposed, and include only actual expenditures made in the interest of the project. Allowable reimbursable costs include, but are not limited to the following: cost of plotting/reproduction, photography and express delivery as specifically requested by the Owner, travel outside the 50-mile radius of the project site as specifically requested by the Owner, and will be billed at 1.10 times our direct cost.

Assumptions/Exclusions:

The assumptions and/or exclusions outlined below represent our initial understanding of the project, as well as your expectations of products WRNS will be developing in support of this project. If these are not correct, the scope-of-work as described in the above tasks may require review and modification.

ASSUMPTIONS

1. Schedule will coincide with current Civic Center work effort and be complete by October 1, 2018

EXCLUSIONS

The following items/services are not part of Basic Services, but may be provided as an Additional Service if requested and authorized by the Client:

We hope this proposal meets with your approval and reflects the effort and intentions as described in our discussion. Please let us know if you should need additional information.

Sincerely,



Pauline Souza, AIA, LEED AP
Project Manager, Partner
WRNS STUDIO

Accepted,

George Rodericks
City Manager
Town of Atherton

Cc: Marty Hanneman, Town of Atherton

Attachments:

Tree Studies (55, 66, 67, 119, 120)

Option Two Secure Parking Overlay Drawing (Tree 66, 67)

Maple Street Overlay Drawing (Tree 119, 120)