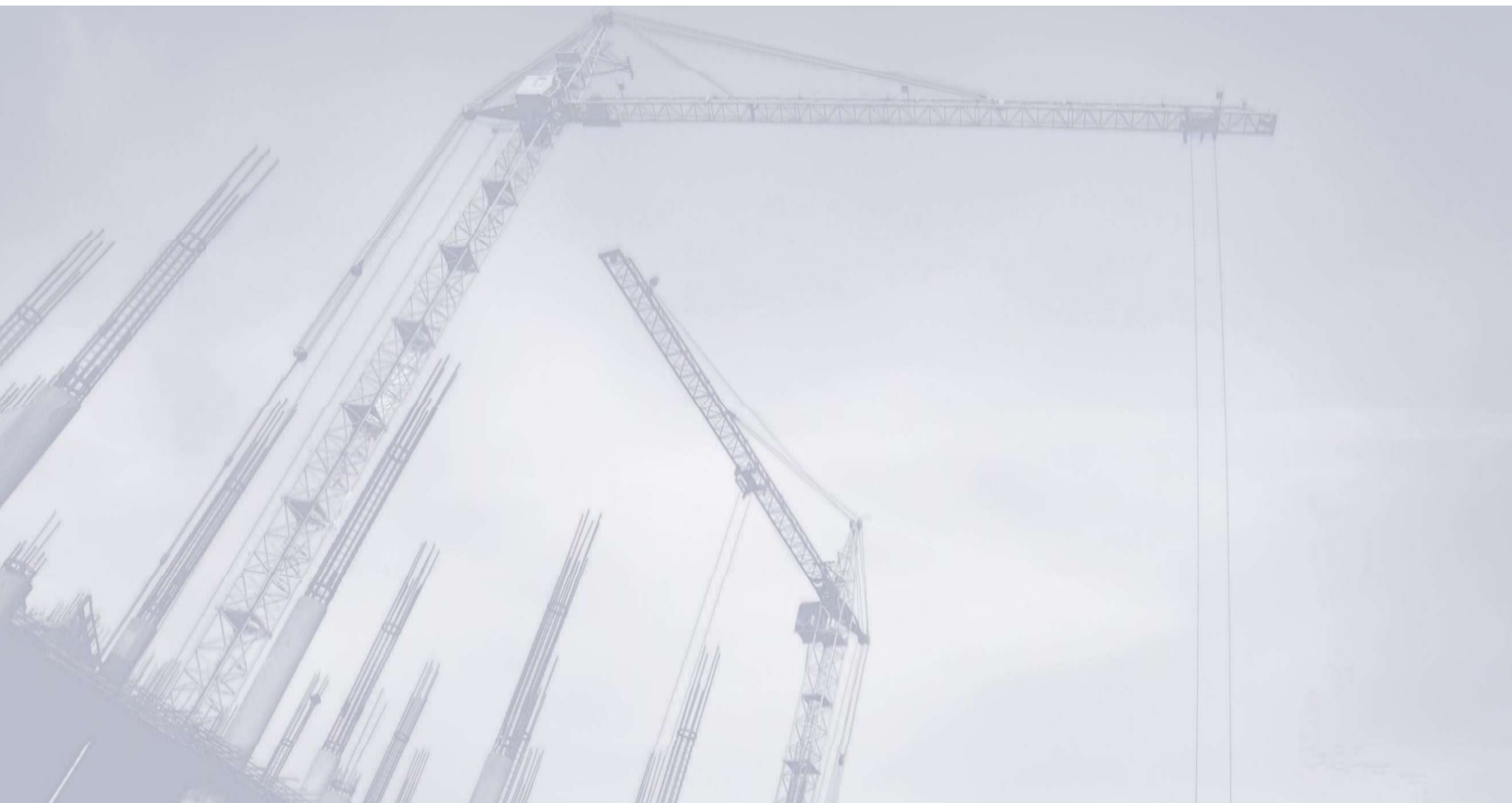

SCHEMATIC DESIGN COST ESTIMATE – REVISION 1 – DRAFT

4 AUGUST 2022

JONES LIBRARY

AMHERST, MA



PROJECT DETAILS

Basis of Estimate

This estimate has been prepared at the request of the Town of Amherst and is to provide a Schematic Design Cost Estimate for the proposed renovation and expansion of the Jones Library, located in Amherst, MA.

The estimate is based upon measured quantities and built-up rates prepared from the Schematic Design submittal package issued to RLB on 1 July 2022, prepared by Finegold Alexander Architects.

Where information was insufficient, assumptions and allowances were made based wherever possible on discussions with the architect and engineers.

It is understood that the project will be competitively bid by four to six general contractors and that the awarded contractor and all subcontractors will be required to pay prevailing wage rates. It is also expected that the project will be competitively bid by four to six subcontractors, per trade, where filed sub-bids are required.

Unit pricing is based on July 2022 costs. A Design / Estimating Contingency of 10% has been included. Construction cost escalation has been included in the estimate at 12.5% to July 2024.

Items Specifically Included

Please refer to estimate detail.

Items Specifically Excluded

- . Costs associated with phasing the construction work.
- . Out of hours work.
- . Photovoltaics and other renewable energy resources.
- . Furniture, Fittings and Equipment (FF&E).
- . Murals and works of art.
- . Mock-ups.
- . Work outside the site boundaries unless noted otherwise.
- . Special testing & inspections.
- . Utility tap fees and charges.
- . Permits & plan review fees.
- . Owner's contingency.
- . Construction phase contingency.
- . Land and legal costs.
- . Architectural, Engineering and other professional fees.
- . Geotechnical, traffic and all other studies.
- . Items marked as "Excl." in the estimate.
 - . Escalation beyond Q1 2024.

Documents

JONES LIBRARY

SCHEMATIC DESIGN COST ESTIMATE - REV. 1



GFA: Gross Floor Area
Rates Current At July 2022

LOCATION SUMMARY

| Ref | Location | GFA SF | GFA \$/SF | Total Cost \$ |
|-----------------------------|---------------------|---------------|---------------|-------------------|
| A | Building | | | |
| A1 | Addition | 34,546 | 685.10 | 23,667,445 |
| A2 | Renovation | 28,116 | 484.93 | 13,634,269 |
| | A - Building | 62,662 | 595.28 | 37,301,714 |
| B | Sitework | | | 3,647,734 |
| ESTIMATED TOTAL COST | | 62,662 | 653.50 | 40,949,448 |

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JONES LIBRARY

SCHEMATIC DESIGN COST ESTIMATE - REV. 1



GFA: Gross Floor Area
Rates Current At July 2022

LOCATION SUMMARY

| Ref | Location | GFA SF | GFA \$/SF | Total Cost \$ |
|----------------------------------|---|---------------|---------------|-------------------|
| A | Building | | | |
| A1 | Addition | 34,546 | 483.19 | 16,692,377 |
| A2 | Renovation | 28,116 | 342.01 | 9,616,093 |
| | A - Building | 62,662 | 419.85 | 26,308,470 |
| B | Sitework | | | 2,572,706 |
| ESTIMATED NET COST | | 62,662 | 460.90 | 28,881,176 |
| MARGINS & ADJUSTMENTS | | | | |
| | Phasing / Temporary Work | | | Excl. |
| | General Conditions / General Requirements | 8.0 % | | 2,310,494 |
| | Bonds and Insurances | 2.5 % | | 779,791 |
| | Permits (assumes by Owner) | | | Excl. |
| | Fee | 3.5 % | | 1,119,001 |
| | GMP / Construction Contingency | | | Excl. |
| | Design / Estimating Contingency | 10.0 % | | 3,309,047 |
| | Escalation to mid-point of construction (July 2024) | 12.5 % | | 4,549,939 |
| ESTIMATED TOTAL COST | | 62,662 | 653.50 | 40,949,448 |

JONES LIBRARY

SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

DIVISIONS SUMMARY

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|----------------------------------|--|---------------|---------------|-------------------|
| 02 | Existing Conditions | 4.7 % | 30.48 | 1,909,647 |
| 03 | Concrete | 2.1 % | 13.46 | 843,534 |
| 04 | Masonry | 1.7 % | 11.32 | 709,573 |
| 05 | Metals | 5.7 % | 37.02 | 2,319,462 |
| 06 | Wood, Plastics, and Composites | 6.7 % | 43.80 | 2,744,396 |
| 07 | Thermal and Moisture Protection | 5.0 % | 32.68 | 2,047,799 |
| 08 | Openings | 5.8 % | 38.00 | 2,381,220 |
| 09 | Finishings | 6.6 % | 42.89 | 2,687,668 |
| 10 | Specialties | 0.4 % | 2.62 | 164,101 |
| 11 | Equipment | 0.3 % | 1.85 | 115,800 |
| 12 | Furnishings | 0.2 % | 1.46 | 91,196 |
| 13 | Special Construction | 0.3 % | 2.23 | 140,000 |
| 14 | Conveying Equipment | 1.0 % | 6.22 | 390,000 |
| 21 | Fire Suppression | 2.0 % | 13.16 | 824,801 |
| 22 | Plumbing | 2.7 % | 17.73 | 1,110,827 |
| 23 | Heating, Ventilating, and Air Conditioning | 11.4 % | 74.49 | 4,667,815 |
| 26 | Electrical | 7.1 % | 46.47 | 2,911,637 |
| 27 | Communications | 0.6 % | 4.24 | 265,648 |
| 28 | Electronic Safety and Security | 1.5 % | 10.00 | 626,620 |
| 31 | Earthwork | 1.2 % | 7.96 | 498,642 |
| 32 | Exterior Improvements | 2.4 % | 15.76 | 987,850 |
| 33 | Utilities | 1.1 % | 7.07 | 442,940 |
| ESTIMATED NET COST | | 70.5 % | 460.90 | 28,881,176 |
| MARGINS & ADJUSTMENTS | | | | |
| | Phasing / Temporary Work | | | Excl. |
| | General Conditions / General Requirements | 8.0 % | | 2,310,494 |
| | Bonds and Insurances | 2.5 % | | 779,791 |
| | Permits (assumes by Owner) | | | Excl. |
| | Fee | 3.5 % | | 1,119,001 |
| | GMP / Construction Contingency | | | Excl. |
| | Design / Estimating Contingency | 10.0 % | | 3,309,047 |

JONES LIBRARY

SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

DIVISIONS SUMMARY

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|--|---|--------|---------------|-------------------|
| MARGINS & ADJUSTMENTS (continued) | | | | |
| | Escalation to mid-point of construction (July 2024) | 12.5 % | | 4,549,939 |
| ESTIMATED TOTAL COST | | | 653.50 | 40,949,448 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2 SUMMARY

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|---|---------------------------------|---------------|---------------|-------------------|
| A10 | Foundations | 1.3 % | 8.53 | 534,559 |
| A20 | Basement Construction | 0.9 % | 5.94 | 372,278 |
| B10 | Superstructure | 9.6 % | 62.53 | 3,918,295 |
| B20 | Exterior Enclosure | 5.1 % | 33.30 | 2,086,603 |
| B30 | Roofing | 4.5 % | 29.44 | 1,844,741 |
| C10 | Interior Construction | 6.4 % | 41.50 | 2,600,371 |
| C20 | Stairs | 1.1 % | 6.93 | 434,465 |
| C30 | Interior Finishes | 5.0 % | 32.95 | 2,064,538 |
| D10 | Conveying | 1.0 % | 6.22 | 390,000 |
| D20 | Plumbing | 2.7 % | 17.73 | 1,110,827 |
| D30 | HVAC | 11.4 % | 74.49 | 4,667,815 |
| D40 | Fire Protection | 2.0 % | 13.16 | 824,801 |
| D50 | Electrical | 8.8 % | 57.80 | 3,621,905 |
| E10 | Equipment | 0.3 % | 1.85 | 115,800 |
| E20 | Furnishings | 1.0 % | 6.86 | 429,655 |
| F10 | Special Construction | 0.3 % | 2.23 | 140,000 |
| F20 | Selective Building Demolition | 2.8 % | 18.38 | 1,151,817 |
| G10 | Site Preparations | 2.3 % | 15.32 | 959,916 |
| G20 | Site Improvements | 2.4 % | 15.76 | 987,850 |
| G30 | Site Civil/Mechanical Utilities | 1.1 % | 7.07 | 442,940 |
| G40 | Site Electrical Utilities | 0.4 % | 2.90 | 182,000 |
| ESTIMATED NET COST | | 70.5 % | 460.90 | 28,881,176 |
| MARGINS & ADJUSTMENTS | | | | |
| Phasing / Temporary Work | | | | Excl. |
| General Conditions / General Requirements | | 8.0 % | | 2,310,494 |
| Bonds and Insurances | | 2.5 % | | 779,791 |
| Permits (assumes by Owner) | | | | Excl. |
| Fee | | 3.5 % | | 1,119,001 |
| GMP / Construction Contingency | | | | Excl. |
| Design / Estimating Contingency | | 10.0 % | | 3,309,047 |
| Escalation to mid-point of construction (July 2024) | | 12.5 % | | 4,549,939 |
| ESTIMATED TOTAL COST | | | 653.50 | 40,949,448 |

JONES LIBRARY

SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|------------|------------------------------------|--------------|--------------|------------------|
| A10 | Foundations | | | |
| A1010 | Standard Foundations | 0.5 % | 3.22 | 201,751 |
| A1020 | Special Foundations | 0.1 % | 0.56 | 35,000 |
| A1030 | Slab on Grade | 0.7 % | 4.75 | 297,808 |
| | A10 - Foundations | 1.3 % | 8.53 | 534,559 |
| A20 | Basement Construction | | | |
| A1010 | Standard Foundations | 0.2 % | 1.57 | 98,662 |
| A2010 | Basement Excavation | 0.5 % | 3.07 | 192,490 |
| A2020 | Basement Walls | 0.2 % | 1.29 | 81,126 |
| | A20 - Basement Construction | 0.9 % | 5.94 | 372,278 |
| B10 | Superstructure | | | |
| B1010 | Floor Construction | 6.0 % | 38.98 | 2,442,264 |
| B1020 | Roof Construction | 3.6 % | 23.56 | 1,476,031 |
| | B10 - Superstructure | 9.6 % | 62.53 | 3,918,295 |
| B20 | Exterior Enclosure | | | |
| B2010 | Exterior Walls | 3.1 % | 20.10 | 1,259,713 |
| B2020 | Exterior Windows | 1.9 % | 12.53 | 784,890 |
| B2030 | Exterior Doors | 0.1 % | 0.67 | 42,000 |
| | B20 - Exterior Enclosure | 5.1 % | 33.30 | 2,086,603 |
| B30 | Roofing | | | |
| B3010 | Roof Coverings | 3.5 % | 22.84 | 1,430,891 |
| B3020 | Roof Openings | 1.0 % | 6.60 | 413,850 |
| | B30 - Roofing | 4.5 % | 29.44 | 1,844,741 |
| C10 | Interior Construction | | | |
| C1010 | Partitions | 4.1 % | 26.79 | 1,678,715 |
| C1020 | Interior Doors | 1.4 % | 9.14 | 572,900 |
| C1030 | Fittings | 0.9 % | 5.57 | 348,756 |
| | C10 - Interior Construction | 6.4 % | 41.50 | 2,600,371 |
| C20 | Stairs | | | |
| C2010 | Stair Construction | 1.0 % | 6.36 | 398,510 |
| C2020 | Stair Finishes | 0.1 % | 0.57 | 35,955 |
| | C20 - Stairs | 1.1 % | 6.93 | 434,465 |
| C30 | Interior Finishes | | | |
| B1010 | Floor Construction | 0.1 % | 0.54 | 34,080 |
| B2020 | Exterior Windows | 0.2 % | 1.36 | 85,275 |

JONES LIBRARY

SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|------------|-----------------------------------|---------------|--------------|------------------|
| C3010 | Wall Finishes | 1.2 % | 8.04 | 503,643 |
| C3020 | Floor Finishes | 1.2 % | 7.54 | 472,240 |
| C3030 | Ceiling Finishes | 2.4 % | 15.47 | 969,300 |
| | C30 - Interior Finishes | 5.0 % | 32.95 | 2,064,538 |
| D10 | Conveying | | | |
| D1010 | Elevators & Lifts | 1.0 % | 6.22 | 390,000 |
| | D10 - Conveying | 1.0 % | 6.22 | 390,000 |
| D20 | Plumbing | | | |
| D2010 | Plumbing Fixtures | 0.2 % | 1.50 | 93,682 |
| D2020 | Domestic Water Distribution | 0.9 % | 5.72 | 358,699 |
| D2030 | Sanitary Waste | 0.8 % | 5.00 | 313,310 |
| D2040 | Rain Water Drainage | 0.5 % | 3.48 | 218,119 |
| D2090 | Other Plumbing Systems | 0.3 % | 2.03 | 127,017 |
| | D20 - Plumbing | 2.7 % | 17.73 | 1,110,827 |
| D30 | HVAC | | | |
| D3040 | Distribution Systems | 8.6 % | 56.00 | 3,509,072 |
| D3060 | Controls & Instrumentations | 1.2 % | 8.00 | 501,296 |
| D3070 | Systems Testing & Balancing | 0.3 % | 2.00 | 125,324 |
| D3090 | Other HVAC Systems & Equipment | 1.3 % | 8.49 | 532,123 |
| | D30 - HVAC | 11.4 % | 74.49 | 4,667,815 |
| D40 | Fire Protection | | | |
| D4010 | Sprinklers | 2.0 % | 13.16 | 824,801 |
| | D40 - Fire Protection | 2.0 % | 13.16 | 824,801 |
| D50 | Electrical | | | |
| D5010 | Electrical Service & Distribution | 1.6 % | 10.60 | 663,958 |
| D5020 | Lighting and Branch Wiring | 4.1 % | 26.76 | 1,676,618 |
| D5030 | Communications & Security | 2.1 % | 14.00 | 877,268 |
| D5090 | Other Electrical Systems | 1.0 % | 6.45 | 404,061 |
| | D50 - Electrical | 8.8 % | 57.80 | 3,621,905 |
| E10 | Equipment | | | |
| E1010 | Commercial Equipment | 0.2 % | 1.60 | 100,000 |
| E1020 | Institutional Equipment | 0.0 % | 0.11 | 7,000 |
| E1090 | Other Equipment | 0.0 % | 0.14 | 8,800 |
| | E10 - Equipment | 0.3 % | 1.85 | 115,800 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|---------------------------|--|---------------|---------------|-------------------|
| E20 | Furnishings | | | |
| E2010 | Fixed Furnishings | 1.0 % | 6.86 | 429,655 |
| E2020 | Movable Furnishings | | | Excl. |
| | E20 - Furnishings | 1.0 % | 6.86 | 429,655 |
| F10 | Special Construction | | | |
| F1010 | Special Structures | 0.3 % | 1.84 | 115,000 |
| F1030 | Special Construction Systems | 0.1 % | 0.40 | 25,000 |
| | F10 - Special Construction | 0.3 % | 2.23 | 140,000 |
| F20 | Selective Building Demolition | | | |
| F2010 | Building Elements Demolition | 1.8 % | 12.00 | 751,817 |
| F2020 | Hazardous Components Abatement | 1.0 % | 6.38 | 400,000 |
| | F20 - Selective Building Demolition | 2.8 % | 18.38 | 1,151,817 |
| G10 | Site Preparations | | | |
| G1010 | Site Clearing | 0.3 % | 2.28 | 142,632 |
| G1020 | Site Demolition and Relocations | 1.9 % | 12.09 | 757,830 |
| G1030 | Site Earthwork | 0.1 % | 0.95 | 59,454 |
| | G10 - Site Preparations | 2.3 % | 15.32 | 959,916 |
| G20 | Site Improvements | | | |
| G2020 | Parking Lots | 0.2 % | 1.02 | 63,755 |
| G2030 | Pedestrian Paving | 1.3 % | 8.68 | 544,090 |
| G2040 | Site Development | 0.4 % | 2.79 | 174,794 |
| G2050 | Landscaping | 0.5 % | 3.27 | 205,211 |
| | G20 - Site Improvements | 2.4 % | 15.76 | 987,850 |
| G30 | Site Civil/Mechanical Utilities | | | |
| G3010 | Water Supply | 0.1 % | 0.72 | 45,160 |
| G3020 | Sanitary Water | 0.0 % | 0.21 | 12,960 |
| G3030 | Storm Sewer | 0.9 % | 6.14 | 384,820 |
| G3060 | Fuel Distribution | | | Excl. |
| | G30 - Site Civil/Mechanical Utilities | 1.1 % | 7.07 | 442,940 |
| G40 | Site Electrical Utilities | | | |
| G4010 | Electrical Distribution | 0.2 % | 1.55 | 97,000 |
| G4020 | Site Lighting | 0.2 % | 1.12 | 70,000 |
| G4030 | Site Communications & Security | 0.0 % | 0.24 | 15,000 |
| | G40 - Site Electrical Utilities | 0.4 % | 2.90 | 182,000 |
| ESTIMATED NET COST | | 70.5 % | 460.90 | 28,881,176 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|----------------------------------|---|--------|---------------|-------------------|
| MARGINS & ADJUSTMENTS | | | | |
| | Phasing / Temporary Work | | | Excl. |
| | General Conditions / General Requirements | 8.0 % | | 2,310,494 |
| | Bonds and Insurances | 2.5 % | | 779,791 |
| | Permits (assumes by Owner) | | | Excl. |
| | Fee | 3.5 % | | 1,119,001 |
| | GMP / Construction Contingency | | | Excl. |
| | Design / Estimating Contingency | 10.0 % | | 3,309,047 |
| | Escalation to mid-point of construction (July 2024) | 12.5 % | | 4,549,939 |
| ESTIMATED TOTAL COST | | | 653.50 | 40,949,448 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

A Building

A1 Addition

GFA: 34,546 SF Cost/SF: 483.19

Rates Current At July 2022

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|------------|------------------------------------|---|---------------|------------------|
| A10 | Foundations | | | |
| A1010 | Standard Foundations | | 5.84 | 201,751 |
| A1020 | Special Foundations | | 1.01 | 35,000 |
| A1030 | Slab on Grade | | 7.26 | 250,825 |
| | A10 - Foundations | | 14.11 | 487,576 |
| A20 | Basement Construction | | | |
| A1010 | Standard Foundations | | 2.86 | 98,662 |
| A2010 | Basement Excavation | | 5.57 | 192,490 |
| A2020 | Basement Walls | | 2.35 | 81,126 |
| | A20 - Basement Construction | | 10.78 | 372,278 |
| B10 | Superstructure | | | |
| B1010 | Floor Construction | | 69.95 | 2,416,614 |
| B1020 | Roof Construction | | 42.73 | 1,476,031 |
| | B10 - Superstructure | | 112.68 | 3,892,645 |
| B20 | Exterior Enclosure | | | |
| B2010 | Exterior Walls | | 31.28 | 1,080,595 |
| B2020 | Exterior Windows | | 20.26 | 699,890 |
| B2030 | Exterior Doors | | 0.93 | 32,000 |
| | B20 - Exterior Enclosure | | 52.47 | 1,812,485 |
| B30 | Roofing | | | |
| B3010 | Roof Coverings | | 16.56 | 572,056 |
| B3020 | Roof Openings | | 11.34 | 391,800 |
| | B30 - Roofing | | 27.90 | 963,856 |
| C10 | Interior Construction | | | |
| C1010 | Partitions | | 26.59 | 918,547 |
| C1020 | Interior Doors | | 9.67 | 334,000 |
| C1030 | Fittings | | 6.43 | 222,035 |
| | C10 - Interior Construction | | 42.68 | 1,474,582 |
| C20 | Stairs | | | |
| C2010 | Stair Construction | | 4.59 | 158,455 |
| C2020 | Stair Finishes | | 0.42 | 14,550 |
| | C20 - Stairs | | 5.01 | 173,005 |
| C30 | Interior Finishes | | | |
| B2020 | Exterior Windows | | 2.47 | 85,275 |

JONES LIBRARY

SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19
Rates Current At July 2022

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|------------|-----------------------------------|---|--------------|------------------|
| C3010 | Wall Finishes | | 7.19 | 248,507 |
| C3020 | Floor Finishes | | 7.00 | 241,959 |
| C3030 | Ceiling Finishes | | 17.23 | 595,261 |
| | C30 - Interior Finishes | | 33.90 | 1,171,002 |
| D10 | Conveying | | | |
| D1010 | Elevators & Lifts | | 11.29 | 390,000 |
| | D10 - Conveying | | 11.29 | 390,000 |
| D20 | Plumbing | | | |
| D2010 | Plumbing Fixtures | | 1.53 | 52,991 |
| D2020 | Domestic Water Distribution | | 5.50 | 190,003 |
| D2030 | Sanitary Waste | | 5.00 | 172,730 |
| D2040 | Rain Water Drainage | | 5.50 | 190,003 |
| D2090 | Other Plumbing Systems | | 2.10 | 72,687 |
| | D20 - Plumbing | | 19.64 | 678,414 |
| D30 | HVAC | | | |
| D3040 | Distribution Systems | | 56.00 | 1,934,576 |
| D3060 | Controls & Instrumentations | | 8.00 | 276,368 |
| D3070 | Systems Testing & Balancing | | 2.00 | 69,092 |
| D3090 | Other HVAC Systems & Equipment | | 7.92 | 273,604 |
| | D30 - HVAC | | 73.92 | 2,553,640 |
| D40 | Fire Protection | | | |
| D4010 | Sprinklers | | 8.50 | 293,641 |
| | D40 - Fire Protection | | 8.50 | 293,641 |
| D50 | Electrical | | | |
| D5010 | Electrical Service & Distribution | | 9.00 | 310,914 |
| D5020 | Lighting and Branch Wiring | | 29.00 | 1,001,834 |
| D5030 | Communications & Security | | 14.00 | 483,644 |
| D5090 | Other Electrical Systems | | 6.24 | 215,567 |
| | D50 - Electrical | | 58.24 | 2,011,959 |
| E10 | Equipment | | | |
| E1010 | Commercial Equipment | | 1.45 | 50,000 |
| E1020 | Institutional Equipment | | 0.20 | 7,000 |
| E1090 | Other Equipment | | 0.19 | 6,600 |
| | E10 - Equipment | | 1.84 | 63,600 |

JONES LIBRARY

SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19
Rates Current At July 2022

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|-----------------|-----------------------------------|---|---------------|-------------------|
| E20 | Furnishings | | | |
| E2010 | Fixed Furnishings | | 8.07 | 278,694 |
| E2020 | Movable Furnishings | | | Excl. |
| | E20 - Furnishings | | 8.07 | 278,694 |
| F10 | Special Construction | | | |
| F1010 | Special Structures | | 2.17 | 75,000 |
| | F10 - Special Construction | | 2.17 | 75,000 |
| ADDITION | | | 483.19 | 16,692,377 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19
Rates Current At July 2022

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|----------------------------------|---|--------|---------------|-------------------|
| MARGINS & ADJUSTMENTS | | | | |
| | Phasing / Temporary Work | | | Excl. |
| | General Conditions / General Requirements | 8.0 % | | 1,335,391 |
| | Bonds and Insurances | 2.5 % | | 450,693 |
| | Permits (assumes by Owner) | | | Excl. |
| | Fee | 3.5 % | | 646,746 |
| | GMP / Construction Contingency | | | Excl. |
| | Design / Estimating Contingency | 10.0 % | | 1,912,522 |
| | Escalation to mid-point of construction (July 2024) | 12.5 % | | 2,629,716 |
| ESTIMATED TOTAL COST | | | 685.10 | 23,667,445 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

A Building

A2 Renovation

GFA: 28,116 SF Cost/SF: 342.01
Rates Current At July 2022

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|------------|------------------------------------|---|--------------|------------------|
| A10 | Foundations | | | |
| A1030 | Slab on Grade | | 1.67 | 46,983 |
| | A10 - Foundations | | 1.67 | 46,983 |
| B10 | Superstructure | | | |
| B1010 | Floor Construction | | 0.91 | 25,650 |
| | B10 - Superstructure | | 0.91 | 25,650 |
| B20 | Exterior Enclosure | | | |
| B2010 | Exterior Walls | | 6.37 | 179,118 |
| B2020 | Exterior Windows | | 3.02 | 85,000 |
| B2030 | Exterior Doors | | 0.36 | 10,000 |
| | B20 - Exterior Enclosure | | 9.75 | 274,118 |
| B30 | Roofing | | | |
| B3010 | Roof Coverings | | 30.55 | 858,835 |
| B3020 | Roof Openings | | 0.78 | 22,050 |
| | B30 - Roofing | | 31.33 | 880,885 |
| C10 | Interior Construction | | | |
| C1010 | Partitions | | 27.04 | 760,168 |
| C1020 | Interior Doors | | 8.50 | 238,900 |
| C1030 | Fittings | | 4.51 | 126,721 |
| | C10 - Interior Construction | | 40.04 | 1,125,789 |
| C20 | Stairs | | | |
| C2010 | Stair Construction | | 8.54 | 240,055 |
| C2020 | Stair Finishes | | 0.76 | 21,405 |
| | C20 - Stairs | | 9.30 | 261,460 |
| C30 | Interior Finishes | | | |
| B1010 | Floor Construction | | 1.21 | 34,080 |
| C3010 | Wall Finishes | | 9.07 | 255,136 |
| C3020 | Floor Finishes | | 8.19 | 230,281 |
| C3030 | Ceiling Finishes | | 13.30 | 374,039 |
| | C30 - Interior Finishes | | 31.78 | 893,536 |
| D20 | Plumbing | | | |
| D2010 | Plumbing Fixtures | | 1.45 | 40,691 |
| D2020 | Domestic Water Distribution | | 6.00 | 168,696 |
| D2030 | Sanitary Waste | | 5.00 | 140,580 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

A Building

A2 Renovation (continued)

GFA: 28,116 SF Cost/SF: 342.01

Rates Current At July 2022

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|------------|--------------------------------------|---|--------------|------------------|
| D2040 | Rain Water Drainage | | 1.00 | 28,116 |
| D2090 | Other Plumbing Systems | | 1.93 | 54,330 |
| | D20 - Plumbing | | 15.38 | 432,413 |
| D30 | HVAC | | | |
| D3040 | Distribution Systems | | 56.00 | 1,574,496 |
| D3060 | Controls & Instrumentations | | 8.00 | 224,928 |
| D3070 | Systems Testing & Balancing | | 2.00 | 56,232 |
| D3090 | Other HVAC Systems & Equipment | | 9.19 | 258,519 |
| | D30 - HVAC | | 75.19 | 2,114,175 |
| D40 | Fire Protection | | | |
| D4010 | Sprinklers | | 18.89 | 531,160 |
| | D40 - Fire Protection | | 18.89 | 531,160 |
| D50 | Electrical | | | |
| D5010 | Electrical Service & Distribution | | 12.56 | 353,044 |
| D5020 | Lighting and Branch Wiring | | 24.00 | 674,784 |
| D5030 | Communications & Security | | 14.00 | 393,624 |
| D5090 | Other Electrical Systems | | 6.70 | 188,494 |
| | D50 - Electrical | | 57.26 | 1,609,946 |
| E10 | Equipment | | | |
| E1010 | Commercial Equipment | | 1.78 | 50,000 |
| E1090 | Other Equipment | | 0.08 | 2,200 |
| | E10 - Equipment | | 1.86 | 52,200 |
| E20 | Furnishings | | | |
| E2010 | Fixed Furnishings | | 5.37 | 150,961 |
| E2020 | Movable Furnishings | | | Excl. |
| | E20 - Furnishings | | 5.37 | 150,961 |
| F10 | Special Construction | | | |
| F1010 | Special Structures | | 1.42 | 40,000 |
| F1030 | Special Construction Systems | | 0.89 | 25,000 |
| | F10 - Special Construction | | 2.31 | 65,000 |
| F20 | Selective Building Demolition | | | |
| F2010 | Building Elements Demolition | | 26.74 | 751,817 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

A Building

A2 Renovation (continued)

GFA: 28,116 SF Cost/SF: 342.01
Rates Current At July 2022

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|-------------------|--|---|---------------|------------------|
| F2020 | Hazardous Components Abatement | | 14.23 | 400,000 |
| | F20 - Selective Building Demolition | | 40.97 | 1,151,817 |
| RENOVATION | | | 342.01 | 9,616,093 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

A Building

A2 Renovation (continued)

GFA: 28,116 SF Cost/SF: 342.01
Rates Current At July 2022

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|----------------------------------|---|--------|---------------|-------------------|
| MARGINS & ADJUSTMENTS | | | | |
| | Phasing / Temporary Work | | | Excl. |
| | General Conditions / General Requirements | 8.0 % | | 769,287 |
| | Bonds and Insurances | 2.5 % | | 259,635 |
| | Permits (assumes by Owner) | | | Excl. |
| | Fee | 3.5 % | | 372,576 |
| | GMP / Construction Contingency | | | Excl. |
| | Design / Estimating Contingency | 10.0 % | | 1,101,759 |
| | Escalation to mid-point of construction (July 2024) | 12.5 % | | 1,514,919 |
| ESTIMATED TOTAL COST | | | 484.93 | 13,634,269 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

B Sitework

Rates Current At July 2022

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|-----------------|--|---|--------------|------------------|
| G10 | Site Preparations | | | |
| G1010 | Site Clearing | | | 142,632 |
| G1020 | Site Demolition and Relocations | | | 757,830 |
| G1030 | Site Earthwork | | | 59,454 |
| | G10 - Site Preparations | | | 959,916 |
| G20 | Site Improvements | | | |
| G2020 | Parking Lots | | | 63,755 |
| G2030 | Pedestrian Paving | | | 544,090 |
| G2040 | Site Development | | | 174,794 |
| G2050 | Landscaping | | | 205,211 |
| | G20 - Site Improvements | | | 987,850 |
| G30 | Site Civil/Mechanical Utilities | | | |
| G3010 | Water Supply | | | 45,160 |
| G3020 | Sanitary Water | | | 12,960 |
| G3030 | Storm Sewer | | | 384,820 |
| G3060 | Fuel Distribution | | | Excl. |
| | G30 - Site Civil/Mechanical Utilities | | | 442,940 |
| G40 | Site Electrical Utilities | | | |
| G4010 | Electrical Distribution | | | 97,000 |
| G4020 | Site Lighting | | | 70,000 |
| G4030 | Site Communications & Security | | | 15,000 |
| | G40 - Site Electrical Utilities | | | 182,000 |
| SITework | | | | 2,572,706 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS SUMMARY

B Sitework

Rates Current At July 2022

| Ref | Description | % | GFA \$/SF | Total Cost \$ |
|----------------------------------|---|--------|--------------|------------------|
| MARGINS & ADJUSTMENTS | | | | |
| | Phasing / Temporary Work | | | Excl. |
| | General Conditions / General Requirements | 8.0 % | | 205,816 |
| | Bonds and Insurances | 2.5 % | | 69,463 |
| | Permits (assumes by Owner) | | | Excl. |
| | Fee | 3.5 % | | 99,679 |
| | GMP / Construction Contingency | | | Excl. |
| | Design / Estimating Contingency | 10.0 % | | 294,766 |
| | Escalation to mid-point of construction (July 2024) | 12.5 % | | 405,304 |
| ESTIMATED TOTAL COST | | | | 3,647,734 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|----------------|----------------|
| A10 | FOUNDATIONS | | | | |
| A1010 | Standard Foundations | | | | |
| 1 | Cast-in-place concrete continuous footing | CY | 54 | 700.00 | 37,800 |
| 2 | Cast-in-place concrete pad footings, 8'-0" x 11'-0" x 2'-0" | CY | 20 | 700.00 | 14,000 |
| 3 | Cast-in-place concrete pad footings, 6'-0" x 6'-0" x 1'-0" | CY | 6 | 700.00 | 4,200 |
| 4 | Cast-in-place concrete pad footings, 8'-0" x 8'-0" x 2'-0" | CY | 53 | 700.00 | 37,100 |
| 5 | Cast-in-place concrete pad footings, 5'-0" x 5'-0" x 1'-0" | CY | 7 | 700.00 | 4,900 |
| 6 | Cast-in-place concrete pad footings, 7'-0" x 7'-0" x 1'-6" | CY | 30 | 700.00 | 21,000 |
| 7 | Cast-in-place concrete pier, 20" x 20" | CY | 7 | 2,500.00 | 17,500 |
| 421 | Footing drain, 6" dia. | LF | 366 | 30.00 | 10,980 |
| 110 | Foundation excavation | CY | 793 | 20.00 | 15,860 |
| 510 | Remove and dispose of excavated material | CY | 793 | 30.00 | 23,790 |
| 511 | Prepare and compact subbase | SF | 3,395 | 0.75 | 2,546 |
| 512 | Gravel subbase | CY | 126 | 45.00 | 5,670 |
| 111 | Imported backfill | CY | 183 | 35.00 | 6,405 |
| | A1010 - Standard Foundations | | | 3.22/SF | 201,751 |
| A1020 | Special Foundations | | | | |
| 112 | Underpinning | LS | 1 | 35,000.00 | 35,000 |
| | A1020 - Special Foundations | | | 0.56/SF | 35,000 |
| A1030 | Slab on Grade | | | | |
| 10 | Cast-in-place concrete slab on grade, 5" thick | SF | 10,413 | 10.00 | 104,130 |
| 9 | Cast-in-place concrete elevator pit, 4'-0" deep w/ 1'-0" slab footing | LS | 1 | 25,000.00 | 25,000 |
| 446 | Infill cast-in-place concrete at removed slab on grade | SF | 718 | 35.00 | 25,130 |
| 447 | Infill cast-in-place slab on grade at existing elevator pit | SF | 34 | 35.00 | 1,190 |
| 532 | Prep existing substrate for new floor finishes | SF | 8,265 | 2.50 | 20,663 |
| 48 | Tie into existing adjacent slab on grade | LF | 240 | 100.00 | 24,000 |
| 44 | Vapor barrier to slab on grade | SF | 10,413 | 0.85 | 8,851 |
| 45 | Rigid insulation board to slab on grade, 2" thick | SF | 10,413 | 3.75 | 39,049 |
| 513 | Foundation excavation | CY | 547 | 15.00 | 8,205 |
| 514 | Remove and dispose of excavated material | CY | 547 | 30.00 | 16,410 |
| 515 | Prepare and compact subbase | SF | 10,413 | 0.75 | 7,810 |
| 516 | Gravel subbase | CY | 386 | 45.00 | 17,370 |
| | A1030 - Slab on Grade | | | 4.75/SF | 297,808 |
| | A10 - FOUNDATIONS | | | 8.53/SF | 534,559 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|----------------|----------------|
| A20 | BASEMENT CONSTRUCTION | | | | |
| A1010 | Standard Foundations | | | | |
| 8 | Cast-in-place concrete foundation wall, 12" thick | SF | 1,807 | 50.00 | 90,350 |
| 173 | Vapor barrier to foundation wall | SF | 1,807 | 0.85 | 1,536 |
| 175 | Rigid insulation board to foundation wall, 2" thick | SF | 1,807 | 3.75 | 6,776 |
| | A1010 - Standard Foundations | | | 1.57/SF | 98,662 |
| A2010 | Basement Excavation | | | | |
| 533 | Basement excavation | LS | 1 | 100,000.00 | 100,000 |
| 509 | Temporary earth support | SF | 1,202 | 75.00 | 90,150 |
| 517 | Imported backfill | CY | 52 | 45.00 | 2,340 |
| | A2010 - Basement Excavation | | | 3.07/SF | 192,490 |
| A2020 | Basement Walls | | | | |
| 176 | Cast-in-place concrete retaining wall, 12" thick | SF | 946 | 65.00 | 61,490 |
| 60 | Waterproofing assembly to basement wall | SF | 946 | 16.00 | 15,136 |
| 17 | Waterproofing to elevator pit | LS | 1 | 4,500.00 | 4,500 |
| | A2020 - Basement Walls | | | 1.29/SF | 81,126 |
| | A20 - BASEMENT CONSTRUCTION | | | 5.94/SF | 372,278 |
| B10 | SUPERSTRUCTURE | | | | |
| B1010 | Floor Construction | | | | |
| 39 | 5-Ply CLT floor deck | SF | 11,304 | 45.00 | 508,680 |
| 41 | Structural steel floor framing, 14 lbs/SF (First and Second Floor) | T | 105.62 | 6,000.00 | 633,720 |
| 43 | Structural steel floor framing, 10 lbs/SF (Second Floor) | T | 37.10 | 6,000.00 | 222,600 |
| 42 | Glu-lam Columns, 9" x 9" | LF | 154 | 110.00 | 16,940 |
| 51 | Glu-lam beams at floor deck, 10" x 16-1/2" | LF | 141 | 310.00 | 43,710 |
| 49 | Glu-lam beams at floor deck, 10" x 20-1/2" | LF | 671 | 345.00 | 231,495 |
| 50 | Glu-lam beams at floor deck, 10" x 25-1/2" | LF | 141 | 375.00 | 52,875 |
| 450 | Metal floor deck, 3" thick | SF | 11,179 | 8.00 | 89,432 |
| 451 | Moment connections | EA | 118 | 650.00 | 76,700 |
| 454 | Shear studs | EA | 1,864 | | Incl. |
| 452 | Base plates and anchor bolts | EA | 71 | 800.00 | 56,800 |
| 453 | Miscellaneous steel, plates, and connections | T | 21.41 | 6,000.00 | 128,460 |
| 38 | Concrete topping slab to metal deck, 3.25" thick on 3" metal deck | SF | 11,179 | 15.00 | 167,685 |
| 455 | Topping to CLT, 2" w/- 1" acoustic layer | SF | 11,304 | 6.50 | 73,476 |
| 260 | Cast-in-place concrete steps | SF | 42 | 55.00 | 2,310 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|-----------------------------|--|------|--------|-----------------|------------------|
| 263 | Cast-in-place concrete ramp | SF | 229 | 30.00 | 6,870 |
| 261 | Spray-applied fireproofing to structural steel floor framing | SF | 11,179 | 4.25 | 47,511 |
| 448 | Infill floor structure at existing elevator shaft | SF | 145 | 150.00 | 21,750 |
| 488 | Expansion joint | LF | 490 | 125.00 | 61,250 |
| B1010 - Floor Construction | | | | 38.98/SF | 2,442,264 |
| B1020 | Roof Construction | | | | |
| 40 | 5-Ply CLT roof deck | SF | 11,670 | 45.00 | 525,150 |
| 58 | Glu-lam beams at floor deck, 6-3/4" x 12" | LF | 111 | 175.00 | 19,425 |
| 56 | Glu-lam beams at floor deck, 8-3/4" x 16-1/2" | LF | 35 | 245.00 | 8,575 |
| 55 | Glu-lam beams at floor deck, 8-3/4" x 20 1/2" | LF | 385 | 280.00 | 107,800 |
| 52 | Glu-lam beams at roof deck, 10" x 16-1/2" | LF | 297 | 315.00 | 93,555 |
| 53 | Glu-lam beams at roof deck, 10" x 20-1/2" | LF | 341 | 350.00 | 119,350 |
| 54 | Glu-lam beams at roof deck, 10" x 25-1/2" | LF | 173 | 371.00 | 64,183 |
| 59 | Structural steel roof framing, 10 lbs/SF | T | 58.35 | 6,000.00 | 350,100 |
| 456 | Moment connections | EA | 53 | 650.00 | 34,450 |
| 492 | Base plates and anchor bolts | EA | 4 | 800.00 | 3,200 |
| 457 | Miscellaneous steel, plates, and connections | T | 11.67 | 6,000.00 | 70,020 |
| 262 | Spray-applied fireproofing to structural steel roof framing | SF | 11,670 | 4.25 | 49,598 |
| 489 | Expansion joint | LF | 245 | 125.00 | 30,625 |
| B1020 - Roof Construction | | | | 23.56/SF | 1,476,031 |
| B10 - SUPERSTRUCTURE | | | | 62.53/SF | 3,918,295 |
| B20 | EXTERIOR ENCLOSURE | | | | |
| B2010 | Exterior Walls | | | | |
| 158 | Arriscraft brick exterior exterior wall | SF | 3,405 | 50.00 | 170,250 |
| 113 | Arriscraft shadow stone exterior wall | SF | 2,938 | 60.00 | 176,280 |
| 300 | New granite shelf on exterior wall | LF | 246 | 150.00 | 36,900 |
| 156 | New composite metal panel exterior wall | SF | 2,954 | 85.00 | 251,090 |
| 249 | Refurbish existing wood siding at South Elevation, 50% replacement | SF | 679 | 25.00 | 16,975 |
| 254 | Clean existing stone exterior wall, 100% area | SF | 4,805 | 3.50 | 16,818 |
| 259 | Repointing of existing masonry exterior walls, 25% area | SF | 1,202 | 45.00 | 54,090 |
| 268 | Repoint, clean and cap-off chimneys | SF | 443 | 45.00 | 19,935 |
| 486 | Patch and repair existing brick | SF | 724 | 25.00 | 18,100 |
| 472 | Rigid insulation board | SF | 9,296 | 3.75 | 34,860 |
| 473 | Air and vapor barrier | SF | 9,296 | 6.50 | 60,424 |
| 474 | Exterior caulking and sealing | SF | 13,624 | 1.00 | 13,624 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------------------|--|------|--------|-----------|---------------|
| 475 | Miscellaneous trims and flashings | SF | 13,624 | | Incl. |
| 329 | Back-up assembly comprising 4" metal stud framing, sheathing, insulation, and interior GWB | SF | 4,566 | 28.00 | 127,848 |
| 476 | Back-up assembly comprising 6" metal stud framing, sheathing, insulation, and interior GWB | SF | 6,343 | 33.00 | 209,319 |
| 426 | Form opening at existing exterior stone/window for new double-leaf door opening | EA | 2 | 2,000.00 | 4,000 |
| 434 | Form opening at existing exterior stone/window for new double-leaf casied opening | EA | 2 | 2,000.00 | 4,000 |
| 429 | Form opening in existing exterior exterior stone for new double-leaf door opening | EA | 1 | 5,000.00 | 5,000 |
| 435 | Form opening in existing exterior exterior stone for new single-leaf door opening and window | EA | 1 | 5,000.00 | 5,000 |
| 430 | Form opening in existing exterior stone for new window opening and wall-infill | EA | 1 | 5,000.00 | 5,000 |
| 431 | Infill louver opening in existing exterior stone facade | EA | 3 | 2,400.00 | 7,200 |
| 432 | Infill window opening in existing exterior stone facade | EA | 4 | 3,500.00 | 14,000 |
| 442 | Enlarge existing window opening in exterior stone wall | EA | 3 | 2,000.00 | 6,000 |
| 437 | Sawcut and re-work existing stone facade for new book drop | EA | 1 | 3,000.00 | 3,000 |
| B2010 - Exterior Walls | | | | 20.10/SF | 1,259,713 |
| B2020 | Exterior Windows | | | | |
| 239 | Curtain wall type 1, North Elevation | SF | 531 | 150.00 | 79,650 |
| 240 | Curtain wall type 1, West Elevation | SF | 395 | 150.00 | 59,250 |
| 241 | Storefront type 1 | SF | 203 | 110.00 | 22,330 |
| 242 | Storefront type 2 | SF | 36 | 110.00 | 3,960 |
| 159 | Exterior metal window type A, 6'-6" x 3'-1" | Pair | 12 | 3,200.00 | 38,400 |
| 160 | Exterior metal window type A1, 6'-6" x 3'-1" | Pair | 6 | 3,200.00 | 19,200 |
| 161 | Exterior metal window type A2, 6'-6" x 4'-0" | Pair | 9 | 4,200.00 | 37,800 |
| 162 | Exterior metal window type A3, 9'-6" x 4'-0" | Pair | 9 | 6,100.00 | 54,900 |
| 163 | Exterior metal window type B, 8'-0" x 6'-8" | Pair | 11 | 8,600.00 | 94,600 |
| 164 | Exterior metal window type B1, 9'-6" x 6'-8" | Pair | 3 | 10,200.00 | 30,600 |
| 165 | Exterior metal window type C, 9'-2" x 6'-8" | Pair | 9 | 9,800.00 | 88,200 |
| 166 | Exterior metal window type C1, 10'-6" x 6'-8" | Pair | 8 | 11,200.00 | 89,600 |
| 167 | Exterior metal window type D, 9'-2" x 4'-0" | Pair | 9 | 8,900.00 | 80,100 |
| 168 | Exterior metal window type E, 2'-0" x 2'-0" | Pair | 2 | 650.00 | 1,300 |
| 299 | Provide new wood sash and insulated glass at existing window | SF | 850 | 100.00 | 85,000 |
| B2020 - Exterior Windows | | | | 12.53/SF | 784,890 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|-----------------|------------------|
| B2030 | Exterior Doors | | | | |
| 145 | Double-leaf solid core wood door, type FF, 8'-0" x 7'-0" | Pair | 2 | 4,000.00 | 8,000 |
| 151 | Double-leaf aluminum glazed door, type CW, 5'-9 1/2" x 8' - 1 3/4" | Pair | 1 | 16,000.00 | 16,000 |
| 535 | Door operators | EA | 3 | 6,000.00 | 18,000 |
| | B2030 - Exterior Doors | | | 0.67/SF | 42,000 |
| | B20 - EXTERIOR ENCLOSURE | | | 33.30/SF | 2,086,603 |
| B30 | ROOFING | | | | |
| B3010 | Roof Coverings | | | | |
| 102 | Slate roofing, including weather-backing assembly | SF | 9,768 | 75.00 | 732,600 |
| 105 | TPO Membrane roofing, including weather-backing assembly | SF | 10,012 | 30.00 | 300,360 |
| 157 | Standing seam metal roofing, including weather-backing assembly | SF | 1,612 | 45.00 | 72,540 |
| 106 | Metal-clad roofing at saw-tooth, including weather-backing assembly | SF | 2,545 | 65.00 | 165,425 |
| 459 | Copper roofing to existing canopy, including weather-backing | SF | 59 | 95.00 | 5,605 |
| 460 | Gutter | LF | 219 | 60.00 | 13,140 |
| 461 | Downspout | LF | 100 | 45.00 | 4,500 |
| 462 | Snow guards | LS | 1 | 10,500.00 | 10,500 |
| 298 | Roof walking pads | SF | 576 | 15.00 | 8,640 |
| 343 | Roof blocking | SF | 14,169 | 1.25 | 17,711 |
| 342 | Miscellaneous trims and flashings | SF | 14,169 | | Incl. |
| 283 | Replace existing exterior wood soffit, 50% of area | LF | 545 | 90.00 | 49,050 |
| 284 | Replace existing exterior wood cornice, 25% of length | LF | 273 | 100.00 | 27,300 |
| 98 | Replace existing damaged roof sheathing, 10% of area | SF | 325 | 8.50 | 2,763 |
| 103 | Replace existing damaged roof sheathing, 25% of area | SF | 2,442 | 8.50 | 20,757 |
| | B3010 - Roof Coverings | | | 22.84/SF | 1,430,891 |
| B3020 | Roof Openings | | | | |
| 286 | Aluminum-framed custom skylight | SF | 312 | 150.00 | 46,800 |
| 243 | Glazed skylight system at saw-tooth | SF | 2,300 | 150.00 | 345,000 |
| 469 | Glass canopy on steel tube fame | SF | 63 | 350.00 | 22,050 |
| | B3020 - Roof Openings | | | 6.60/SF | 413,850 |
| | B30 - ROOFING | | | 29.44/SF | 1,844,741 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|------------|---------------|
| C10 | INTERIOR CONSTRUCTION | | | | |
| C1010 | Partitions | | | | |
| 99 | Typical interior partition, 3-5/8" metal stud frame w/- (1) layer gypsum board on each side | SF | 25,574 | 15.00 | 383,610 |
| 100 | Fire-rated interior partition at stairs and M/E rooms, 3-5/8" metal stud frame w/- (2) layers gypsum board each side, 2-hour rated | SF | 5,106 | 24.00 | 122,544 |
| 101 | Furred interior partition, 2-1/2" metal stud frame w/- (1) layer gypsum board one side only | SF | 380 | 11.00 | 4,180 |
| 114 | Aluminum storefront system | SF | 2,578 | 110.00 | 283,580 |
| 147 | Nanawall folding partition, approx. 10'-0" x 9'-2" | Pair | 4 | 25,000.00 | 100,000 |
| 307 | Metal guardrail | LF | 373 | 275.00 | 102,575 |
| 314 | Metal handrail | LF | 42 | 125.00 | 5,250 |
| 297 | Glass railing | LF | 230 | 800.00 | 184,000 |
| 133 | Wood blocking / rough capentry | SF | 62,662 | 3.50 | 219,317 |
| 138 | Miscellaneous caulking and sealing | SF | 62,662 | 1.00 | 62,662 |
| 139 | Miscellaneous fire stopping | SF | 62,662 | 0.75 | 46,997 |
| 438 | Form opening in existing exterior interior stone for new single-leaf door/cased opening | EA | 9 | 5,000.00 | 45,000 |
| 439 | Infill single-leaf door opening in existing interior stone wall | EA | 2 | 3,000.00 | 6,000 |
| 441 | Infill double-leaf door opening in existing interior stone wall | EA | 1 | 6,000.00 | 6,000 |
| 440 | Enlarge existing double-leaf opening in interior stone wall | EA | 2 | 3,500.00 | 7,000 |
| 470 | Misc. modifications and repairs to existing interior/exterior masonry | LS | 1 | 100,000.00 | 100,000 |
| | C1010 - Partitions | | | 26.79/SF | 1,678,715 |
| C1020 | Interior Doors | | | | |
| 140 | Single-leaf solid core wood door w/- full glass lite, type FG, 3'-0" x 7'-0" | EA | 19 | 4,000.00 | 76,000 |
| 142 | Single-leaf solid core wood door, type F, 3'-0" x 7'-0" | EA | 42 | 2,200.00 | 92,400 |
| 144 | Single-leaf aluminum glazed door, type J, 3'-0" x 7'-0" | EA | 15 | 4,500.00 | 67,500 |
| 146 | Single-leaf solid core wood door, type F, 2'-6" x 7'-0" | EA | 2 | 20,000.00 | 40,000 |
| 143 | Double-leaf solid core wood door, type FF, 6'-0" x 7'-0" | Pair | 10 | 4,000.00 | 40,000 |
| 141 | Double-leaf solid core wood door w/- full glass lite, type FGFG, 6'-0" x 7'-0" | Pair | 6 | 8,000.00 | 48,000 |
| 149 | Double-leaf aluminum glazed door, 6'-0" x 8'-0" | Pair | 1 | 16,000.00 | 16,000 |
| 148 | Double-leaf aluminum glazed door, 6'-2" x 8'-0" | Pair | 2 | 16,000.00 | 32,000 |
| 152 | Overhead security screens, approx. 9'-6" high (4 of) | SF | 750 | 160.00 | 120,000 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|-----------------|------------------|
| 153 | Vertical acting coiling fire door system (2 of) | SF | 164 | 250.00 | 41,000 |
| | C1020 - Interior Doors | | | 9.14/SF | 572,900 |
| C1030 | Fittings | | | | |
| 122 | Restroom accessories; toilet cubicle, std | EA | 5 | 1,400.00 | 7,000 |
| 123 | Restroom accessories; toilet cubicle, ADA | EA | 4 | 1,800.00 | 7,200 |
| 120 | Restroom accessories; urinal privacy screen | EA | 2 | 800.00 | 1,600 |
| 209 | Restroom accessories; grab bar, single | EA | 14 | 120.00 | 1,680 |
| 237 | Restroom accessories; grab bar, set | EA | 14 | 240.00 | 3,360 |
| 116 | Restroom accessories; toilet paper dispenser | EA | 15 | 150.00 | 2,250 |
| 244 | Restroom accessories; toilet seat cover | EA | 15 | 150.00 | 2,250 |
| 117 | Restroom accessories; sanitary napkin disposal | EA | 12 | 400.00 | 4,800 |
| 210 | Restroom accessories; soap dispenser | EA | 4 | 125.00 | 500 |
| 119 | Restroom accessories; paper towel dispenser | EA | 10 | 450.00 | 4,500 |
| 215 | Restroom accessories; mirror | EA | 6 | 450.00 | 2,700 |
| 217 | Restroom accessories; baby changing station | EA | 2 | 650.00 | 1,300 |
| 121 | Restroom accessories; coat hook | EA | 15 | 50.00 | 750 |
| 127 | Janitor accessories | EA | 3 | 500.00 | 1,500 |
| 128 | Lockers | EA | 17 | 750.00 | 12,750 |
| 333 | Rootop ladder | EA | 2 | 2,500.00 | 5,000 |
| 233 | Fire extinguisher, wall-mounted | EA | 10 | 300.00 | 3,000 |
| 232 | Fire extinguisher and cabinet | EA | 10 | 650.00 | 6,500 |
| 221 | Whiteboard | EA | 4 | 1,000.00 | 4,000 |
| 130 | Tackboards | SF | 62,662 | 0.05 | 3,133 |
| 471 | Roof access hatch and safety rail | EA | 1 | 5,000.00 | 5,000 |
| 467 | Elevator pit misc. metals (angle, grate/frame, ladder) | EA | 1 | 3,000.00 | 3,000 |
| 468 | Elevator hoist beam | LS | 1 | 5,000.00 | 5,000 |
| 132 | Miscellaneous metals not designed yet | SF | 62,662 | 2.50 | 156,655 |
| 135 | Interior code and wayfinding signage | SF | 62,662 | 1.25 | 78,328 |
| 136 | Exterior building signage | LS | 1 | 15,000.00 | 15,000 |
| 490 | Equipment pads, curbs, etc. | LS | 1 | 10,000.00 | 10,000 |
| | C1030 - Fittings | | | 5.57/SF | 348,756 |
| | C10 - INTERIOR CONSTRUCTION | | | 41.50/SF | 2,600,371 |
| C20 | STAIRS | | | | |
| C2010 | Stair Construction | | | | |
| 250 | Metal stairs with concrete filled pans and landing, approximately 8'-0" wide (Stair A) | FT/R | 43 | 3,500.00 | 150,500 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|----------------------------|--|--------|--------|----------------|----------------|
| 251 | Metal stairs with concrete filled pans and landing, approximately 4'-0" wide (Stair B) | FT/R | 43 | 2,000.00 | 86,000 |
| 252 | Metal stairs with concrete filled pans and landing, approximately 4'-0" wide (Stair C) | FT/R | 60 | 2,000.00 | 120,000 |
| 458 | Existing stair to remain, refurbish all levels | Flight | 3 | 5,000.00 | 15,000 |
| 491 | Concrete infill to metal pan stairs | FT/R | 146 | 185.00 | 27,010 |
| C2010 - Stair Construction | | | | 6.36/SF | 398,510 |
| C2020 | Stair Finishes | | | | |
| 253 | Rubber flooring to stair treads and landing | SF | 1,427 | 15.00 | 21,405 |
| 316 | Granite tile | SF | 485 | 30.00 | 14,550 |
| C2020 - Stair Finishes | | | | 0.57/SF | 35,955 |
| C20 - STAIRS | | | | 6.93/SF | 434,465 |
| C30 | INTERIOR FINISHES | | | | |
| B1010 | Floor Construction | | | | |
| 493 | Prep existing substrate for new floor finishes | SF | 17,040 | 2.00 | 34,080 |
| B1010 - Floor Construction | | | | 0.54/SF | 34,080 |
| B2020 | Exterior Windows | | | | |
| 496 | Wood window sill | LF | 374 | 75.00 | 28,050 |
| 497 | Wood window reveal | LF | 1,635 | 35.00 | 57,225 |
| B2020 - Exterior Windows | | | | 1.36/SF | 85,275 |
| C3010 | Wall Finishes | | | | |
| 255 | Wood wall panel | SF | 966 | 60.00 | 57,960 |
| 256 | Ceramic wall tile | SF | 3,245 | 20.00 | 64,900 |
| 319 | Acoustic wall panel | SF | 2,927 | 25.00 | 73,175 |
| 257 | Paint finish to interior partitions | SF | 58,491 | 1.25 | 73,113 |
| 327 | Paint finish to inside exterior walls | SF | 10,908 | 1.25 | 13,635 |
| 463 | Clean existing interior wood trim | SF | 28,116 | 0.25 | 7,029 |
| 320 | Replaced damaged/missing wood trim, paneling, and ornaments (assume 25% replacement) | SF | 28,116 | 2.00 | 56,232 |
| 301 | Clean existing wall | SF | 27,212 | 0.50 | 13,606 |
| 302 | Repointing of existing interior masonry | LS | 1 | 50,000.00 | 50,000 |
| 495 | Misc. interior and exterior painting | SF | 62,662 | 1.50 | 93,993 |
| 258 | Misc. architectural/decorative wall finishes not yet identified | SF | 62,662 | | Excl. |
| C3010 - Wall Finishes | | | | 8.04/SF | 503,643 |
| C3020 | Floor Finishes | | | | |
| 73 | Carpet tile flooring | SY | 5,856 | 55.00 | 322,080 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------------------------|---|------|--------|-----------------|------------------|
| 75 | Linoleum flooring | SF | 655 | 9.00 | 5,895 |
| 76 | Porcelain floor tile | SF | 2,347 | 25.00 | 58,675 |
| 74 | Concrete floor sealer | SF | 5,056 | 2.00 | 10,112 |
| 77 | Rubber wall base | LF | 1,936 | 4.50 | 8,712 |
| 95 | Porcelain tile wall base | LF | 588 | 22.00 | 12,936 |
| 494 | Moisture mitigation allowance | SF | 48,081 | | Excl. |
| 78 | Wood wall base | LF | 5,383 | 10.00 | 53,830 |
| C3020 - Floor Finishes | | | | 7.54/SF | 472,240 |
| C3030 | Ceiling Finishes | | | | |
| 66 | Acoustical ceiling tile, 2'-0" x 2'-0" | SF | 21,219 | 9.00 | 190,971 |
| 67 | Acoustical ceiling tile, plank | SF | 12,660 | 12.00 | 151,920 |
| 68 | Gypsum board ceiling | SF | 3,989 | 20.00 | 79,780 |
| 69 | Compound wood ceiling | SF | 8,640 | 60.00 | 518,400 |
| 92 | Paint finish to exposed structure | SF | 16,160 | 1.50 | 24,240 |
| 93 | Paint finish to gypsum board ceiling | SF | 3,989 | 1.00 | 3,989 |
| 94 | Misc. gypsum board soffit and closures | SF | 62,662 | | Excl. |
| C3030 - Ceiling Finishes | | | | 15.47/SF | 969,300 |
| C30 - INTERIOR FINISHES | | | | 32.95/SF | 2,064,538 |
| D10 | CONVEYING | | | | |
| D1010 | Elevators & Lifts | | | | |
| 247 | (6) Stop passenger elevator | LS | 1 | 390,000.00 | 390,000 |
| 248 | Elevator cab finishes upgrade | EA | 1 | | Incl. |
| D1010 - Elevators & Lifts | | | | 6.22/SF | 390,000 |
| D10 - CONVEYING | | | | 6.22/SF | 390,000 |
| D20 | PLUMBING | | | | |
| D2010 | Plumbing Fixtures | | | | |
| 350 | Water closet | EA | 15 | 1,500.00 | 22,500 |
| 351 | Urinal | EA | 1 | 1,000.00 | 1,000 |
| 352 | Lavatory | EA | 15 | 1,200.00 | 18,000 |
| 353 | Drinking fountain double with bottle filler | EA | 3 | 4,000.00 | 12,000 |
| 354 | Break/hand sinks | EA | 4 | 1,350.00 | 5,400 |
| 356 | Mop sink | EA | 3 | 2,200.00 | 6,600 |
| 359 | Hose bibb | EA | 5 | 400.00 | 2,000 |
| 360 | Wall hydrant | EA | 5 | 850.00 | 4,250 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|-----------------|------------------|
| 416 | Plumbing fixture scope completion | SF | 62,662 | 0.35 | 21,932 |
| | D2010 - Plumbing Fixtures | | | 1.50/SF | 93,682 |
| D2020 | Domestic Water Distribution | | | | |
| 372 | Domestic water distribution - including main and branch piping, fixture rough-in etc. - Addition | SF | 34,546 | 5.50 | 190,003 |
| 373 | Domestic water distribution - including new incoming service, water heaters, pumps, main piping & branch piping and fixture rough-in - Renovation | SF | 28,116 | 6.00 | 168,696 |
| | D2020 - Domestic Water Distribution | | | 5.72/SF | 358,699 |
| D2030 | Sanitary Waste | | | | |
| 374 | Sanitary waste & vent distribution - including elevator sump pump, floor drains, main and branch piping, fixture rough-in etc. - Addition | SF | 34,546 | 5.00 | 172,730 |
| 375 | Sanitary waste & vent distribution - including oil interceptor, floor drains, main and branch piping, fixture rough-in etc. - Renovation | SF | 28,116 | 5.00 | 140,580 |
| | D2030 - Sanitary Waste | | | 5.00/SF | 313,310 |
| D2040 | Rain Water Drainage | | | | |
| 378 | Rain water drainage - including roof drains, rain leaders etc. - Addition | SF | 34,546 | 5.50 | 190,003 |
| 379 | Rain water drainage - assumes minimal modifications to existing rain water leaders - Renovation | SF | 28,116 | 1.00 | 28,116 |
| | D2040 - Rain Water Drainage | | | 3.48/SF | 218,119 |
| D2090 | Other Plumbing Systems | | | | |
| 382 | Plumbing demolition - miscellaneous coring, and trenching - Renovation | LS | 1 | 8,000.00 | 8,000 |
| 381 | Plumbing Subcontractor GCs/GRs | Item | | | 119,017 |
| | D2090 - Other Plumbing Systems | | | 2.03/SF | 127,017 |
| | D20 - PLUMBING | | | 17.73/SF | 1,110,827 |
| D30 | HVAC | | | | |
| D3040 | Distribution Systems | | | | |
| 388 | HVAC distribution - including VRF system, ductwork, etc. - Addition | SF | 34,546 | 56.00 | 1,934,576 |
| 389 | HVAC distribution - including VRF system, ductwork, etc. - Renovation | SF | 28,116 | 56.00 | 1,574,496 |
| | D3040 - Distribution Systems | | | 56.00/SF | 3,509,072 |
| D3060 | Controls & Instrumentations | | | | |
| 390 | Controls - Addition | SF | 34,546 | 8.00 | 276,368 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|-----------------|------------------|
| 391 | Controls - Renovation | SF | 28,116 | 8.00 | 224,928 |
| | D3060 - Controls & Instrumentations | | | 8.00/SF | 501,296 |
| D3070 | Systems Testing & Balancing | | | | |
| 392 | Testing, balancing, & commissioning - Addition | SF | 34,546 | 2.00 | 69,092 |
| 393 | Testing, balancing, & commissioning - Renovation | SF | 28,116 | 2.00 | 56,232 |
| | D3070 - Systems Testing & Balancing | | | 2.00/SF | 125,324 |
| D3090 | Other HVAC Systems & Equipment | | | | |
| 383 | HVAC demolition - miscellaneous coring, and trenching - Renovation | LS | 1 | 32,000.00 | 32,000 |
| 384 | HVAC Subcontractor GCs/GRs | Item | | | 500,123 |
| | D3090 - Other HVAC Systems & Equipment | | | 8.49/SF | 532,123 |
| | D30 - HVAC | | | 74.49/SF | 4,667,815 |
| D40 | FIRE PROTECTION | | | | |
| D4010 | Sprinklers | | | | |
| 363 | Wet sprinkler systems - Addition | SF | 34,546 | 8.50 | 293,641 |
| 364 | Wet & attic sprinkler systems - Renovation | SF | 28,116 | 8.50 | 238,986 |
| 370 | Demolition of existing fire suppression system - Renovation | SF | 28,116 | 1.50 | 42,174 |
| 531 | Allowance for special collections systems | LS | 1 | 250,000.00 | 250,000 |
| | D4010 - Sprinklers | | | 13.16/SF | 824,801 |
| | D40 - FIRE PROTECTION | | | 13.16/SF | 824,801 |
| D50 | ELECTRICAL | | | | |
| D5010 | Electrical Service & Distribution | | | | |
| 394 | Normal power distribution - including panelboards, feeders, mechanical connections etc. - Addition | SF | 34,546 | 9.00 | 310,914 |
| 395 | Normal power distribution - including panelboards, feeders, mechanical connections etc. - Renovation | SF | 28,116 | 9.00 | 253,044 |
| 396 | Emergency power distribution to special collections | LS | 1 | 100,000.00 | 100,000 |
| | D5010 - Electrical Service & Distribution | | | 10.60/SF | 663,958 |
| D5020 | Lighting and Branch Wiring | | | | |
| 398 | Light fixtures, controls. and wiring - Addition | SF | 34,546 | 25.00 | 863,650 |
| 399 | Light fixtures, controls. and wiring - Renovation | SF | 28,116 | 20.00 | 562,320 |
| 400 | Branch power devices, wiring, and low voltage rough-in - Addition | SF | 34,546 | 4.00 | 138,184 |
| 401 | Branch power devices, wiring, and low voltage rough-in - Renovation | SF | 28,116 | 4.00 | 112,464 |
| | D5020 - Lighting and Branch Wiring | | | 26.76/SF | 1,676,618 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|-----------------|------------------|
| D5030 | Communications & Security | | | | |
| 402 | Low voltage systems - Addition | SF | 34,546 | 4.00 | 138,184 |
| 403 | Low voltage systems - Renovation | SF | 28,116 | 4.00 | 112,464 |
| 404 | AV systems - Addition | SF | 34,546 | | Excl. |
| 405 | AV systems - Renovation | SF | 28,116 | | Excl. |
| 406 | Security systems - Addition | SF | 34,546 | 5.00 | 172,730 |
| 407 | Security systems - Renovation | SF | 28,116 | 5.00 | 140,580 |
| 408 | Fire alarm systems - Addition | SF | 34,546 | 4.00 | 138,184 |
| 409 | Fire alarm systems - Renovation | SF | 28,116 | 4.00 | 112,464 |
| 415 | Emergency responder radio communication | SF | 62,662 | 1.00 | 62,662 |
| | D5030 - Communications & Security | | | 14.00/SF | 877,268 |
| D5090 | Other Electrical Systems | | | | |
| 386 | Electrical demolition -miscellaneous coring, and trenching - Renovation | LS | 1 | 16,000.00 | 16,000 |
| 387 | Electrical Subcontractor GCs/GRs | Item | | | 388,061 |
| | D5090 - Other Electrical Systems | | | 6.45/SF | 404,061 |
| | D50 - ELECTRICAL | | | 57.80/SF | 3,621,905 |
| E10 | EQUIPMENT | | | | |
| E1010 | Commercial Equipment | | | | |
| 536 | Book security equipment | EA | 4 | 25,000.00 | 100,000 |
| | E1010 - Commercial Equipment | | | 1.60/SF | 100,000 |
| E1020 | Institutional Equipment | | | | |
| 234 | Projector | EA | 2 | | Excl. |
| 226 | Projection screen | EA | 2 | 3,500.00 | 7,000 |
| 464 | Television and mounting brackets | EA | 4 | | Excl. |
| 238 | Book drop | No | 2 | | Excl. |
| | E1020 - Institutional Equipment | | | 0.11/SF | 7,000 |
| E1090 | Other Equipment | | | | |
| 211 | Refrigerator | No | 1 | 1,500.00 | 1,500 |
| 214 | Undercounter refrigerator | No | 2 | 1,000.00 | 2,000 |
| 218 | Cooktop | No | 1 | 1,500.00 | 1,500 |
| 228 | Dishwasher | No | 2 | 1,200.00 | 2,400 |
| 230 | Rangehood | No | 1 | 1,000.00 | 1,000 |
| 231 | Microwave | No | 1 | 400.00 | 400 |
| 466 | Vault | EA | 1 | | Excl. |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|----------------|----------------|
| 465 | High density mobile storage unit | EA | 1 | | Excl. |
| | E1090 - Other Equipment | | | 0.14/SF | 8,800 |
| | E10 - EQUIPMENT | | | 1.85/SF | 115,800 |
| E20 | FURNISHINGS | | | | |
| E2010 | Fixed Furnishings | | | | |
| 270 | Vanity countertop | LF | 27 | 300.00 | 8,100 |
| 266 | Countertop, plastic-laminate | LF | 49 | 225.00 | 11,025 |
| 276 | Base cabinet unit, plastic-laminate w/- solid-surface countertop | LF | 31 | 550.00 | 17,050 |
| 277 | Base cabinet unit, plastic-laminate w/- p-lam countertop | LF | 12 | 400.00 | 4,800 |
| 272 | Wall mounted upper cabinet | LF | 58 | 300.00 | 17,400 |
| 273 | Built-in tall storage cabinet | LF | 9 | 600.00 | 5,400 |
| 275 | Built-in wall-shelving | LF | 10 | 425.00 | 4,250 |
| 265 | Adjustable wall-shelving | LF | 75 | 425.00 | 31,875 |
| 279 | Shelf and rod | LF | 18 | 150.00 | 2,700 |
| 267 | Mailbox | LF | 13 | 750.00 | 9,750 |
| 269 | Reception desk | LF | 47 | 1,000.00 | 47,000 |
| 274 | Circulation desk | LF | 63 | 800.00 | 50,400 |
| 271 | Work bench | LF | 19 | 550.00 | 10,450 |
| 281 | Boutique wall display | LF | 18 | 1,000.00 | 18,000 |
| 282 | Window shades, manually operated | SF | 4,014 | 14.00 | 56,196 |
| 315 | Misc. millwork, trims, etc. | SF | 62,662 | 1.60 | 100,259 |
| 537 | Compact shelving | LS | 1 | 35,000.00 | 35,000 |
| | E2010 - Fixed Furnishings | | | 6.86/SF | 429,655 |
| E2020 | Movable Furnishings | | | | |
| 264 | Miscellaneous loose furnishing such tables, chairs, sofa, etc. - by Owner | SF | 62,662 | | Excl. |
| | E2020 - Movable Furnishings | | | | Excl. |
| | E20 - FURNISHINGS | | | 6.86/SF | 429,655 |
| F10 | SPECIAL CONSTRUCTION | | | | |
| F1010 | Special Structures | | | | |
| 538 | Mock-ups | LS | 1 | 75,000.00 | 75,000 |
| 539 | Mock-ups | LS | 1 | 40,000.00 | 40,000 |
| | F1010 - Special Structures | | | 1.84/SF | 115,000 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|-----------------|------------------|
| F1030 | Special Construction Systems | | | | |
| 540 | Remove and re-install fireplace | LS | 1 | 25,000.00 | 25,000 |
| | F1030 - Special Construction Systems | | | 0.40/SF | 25,000 |
| | F10 - SPECIAL CONSTRUCTION | | | 2.23/SF | 140,000 |
| F20 | SELECTIVE BUILDING DEMOLITION | | | | |
| F2010 | Building Elements Demolition | | | | |
| 322 | Demo existing building for renovation | SF | 28,116 | 20.00 | 562,320 |
| 97 | Remove existing slate roofing down to structure, sheathing to remain | SF | 13,015 | 5.00 | 65,075 |
| 449 | Remove and dispose portion of existing roof | SF | 545 | 20.00 | 10,900 |
| 433 | Sawcut, break-out, and remove existing floor slab | SF | 1,721 | 12.00 | 20,652 |
| 436 | Remove and dispose of existing stair and ramp, rails, footings, etc | SF | 297 | 10.00 | 2,970 |
| 427 | Remove and dispose of existing exterior window | EA | 8 | 250.00 | 2,000 |
| 428 | Remove and dispose of existing exterior louver | EA | 2 | 200.00 | 400 |
| 444 | Remove and dispose of existing elevator | EA | 1 | 15,000.00 | 15,000 |
| 445 | Remove and dispose of existing interior egress stair | EA | 3 | 7,500.00 | 22,500 |
| 487 | Temporary shoring and bracing | LS | 1 | 50,000.00 | 50,000 |
| | F2010 - Building Elements Demolition | | | 12.00/SF | 751,817 |
| F2020 | Hazardous Components Abatement | | | | |
| 323 | Hazardous materials abatement | LS | 1 | 400,000.00 | 400,000 |
| | F2020 - Hazardous Components Abatement | | | 6.38/SF | 400,000 |
| | F20 - SELECTIVE BUILDING DEMOLITION | | | 18.38/SF | 1,151,817 |
| G10 | SITE PREPARATIONS | | | | |
| G1010 | Site Clearing | | | | |
| 61 | Clear and grub vegetation | SF | 5,584 | 1.25 | 6,980 |
| 541 | Tree protection | LS | 1 | 15,000.00 | 15,000 |
| 36 | Temporary construction fence | LF | 1,061 | 25.00 | 26,525 |
| 503 | Personnel construction gate | EA | 2 | 1,200.00 | 2,400 |
| 502 | Double leaf construction vehicular gate | Pair | 2 | 3,500.00 | 7,000 |
| 501 | Construction entrance/vehicle wash area | EA | 2 | 7,500.00 | 15,000 |
| 505 | Dust control | LS | 1 | 15,000.00 | 15,000 |
| 37 | Erosion control barrier | LF | 1,054 | | Incl. |
| 506 | Erosion and sedimentation control | SF | 29,727 | 1.00 | 29,727 |
| 504 | Site survey, layout, as-builts, site coordination | LS | 1 | 25,000.00 | 25,000 |
| | G1010 - Site Clearing | | | 2.28/SF | 142,632 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|-----------------|----------------|
| G1020 | Site Demolition and Relocations | | | | |
| 27 | Remove bituminous concrete pavement | SF | 8,175 | 1.10 | 8,993 |
| 26 | Remove and dispose of concrete pavement | SF | 687 | 2.00 | 1,374 |
| 32 | Remove concrete steps | SF | 24 | 15.00 | 360 |
| 28 | Remove stone paver | SF | 267 | 3.50 | 935 |
| 30 | Remove stone bench | LF | 58 | 50.00 | 2,900 |
| 31 | Remove stone step | SF | 116 | 15.00 | 1,740 |
| 523 | Remove stone curb | LF | 28 | 5.00 | 140 |
| 29 | Remove and dispose gravel | SF | 444 | 1.50 | 666 |
| 57 | Remove concrete window well | EA | 5 | 5,000.00 | 25,000 |
| 62 | Remove concrete curbs | LF | 562 | 5.00 | 2,810 |
| 520 | Remove concrete retaining wall | LF | 35 | 100.00 | 3,500 |
| 521 | Remove stone retaining wall | LF | 64 | 100.00 | 6,400 |
| 522 | Remove wrought iron fence | LF | 35 | 25.00 | 875 |
| 63 | Remove metal handrail | LF | 47 | 25.00 | 1,175 |
| 34 | Remove and dispose of bike racks | EA | 4 | 200.00 | 800 |
| 25 | Remove and dispose sign | EA | 7 | 200.00 | 1,400 |
| 525 | Remove information board | EA | 1 | 200.00 | 200 |
| 528 | Remove book return box | EA | 1 | 200.00 | 200 |
| 524 | Remove metal sculptured benches | LS | 1 | 500.00 | 500 |
| 526 | Remove brick and stone medallion | EA | 2 | 1,000.00 | 2,000 |
| 527 | Remove site building sign | EA | 1 | 500.00 | 500 |
| 332 | Remove existing trees | EA | 7 | 500.00 | 3,500 |
| 529 | Remove existing site lighting, footings, wiring | EA | 6 | 1,200.00 | 7,200 |
| 33 | Remove, stockpile and keep stones | SF | 1,081 | 2.00 | 2,162 |
| 321 | Demo existing building for new Addition, completely from foundation to roof | SF | 27,300 | 25.00 | 682,500 |
| | G1020 - Site Demolition and Relocations | | | 12.09/SF | 757,830 |
| G1030 | Site Earthwork | | | | |
| 330 | Site grading | SF | 29,727 | 2.00 | 59,454 |
| | G1030 - Site Earthwork | | | 0.95/SF | 59,454 |
| | G10 - SITE PREPARATIONS | | | 15.32/SF | 959,916 |
| G20 | SITE IMPROVEMENTS | | | | |
| G2020 | Parking Lots | | | | |
| 20 | New bituminous concrete paving | SF | 4,992 | 6.10 | 30,451 |
| 336 | Vertical granite curb at parking | LF | 326 | 60.00 | 19,560 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|---------------------------|--|------|-------|-----------|---------------|
| 325 | Parking pavement marking and sign, incl. lane painting, handicap symbol, crosswalk, road sign and post | SF | 4,992 | 0.75 | 3,744 |
| 518 | Patch and repair existing drive and curb | EA | 1 | 10,000.00 | 10,000 |
| G2020 - Parking Lots | | | | 1.02/SF | 63,755 |
| G2030 | Pedestrian Paving | | | | |
| 13 | Stone pavers | SF | 4,843 | 85.00 | 411,655 |
| 19 | Stone paver steps | SF | 50 | 165.00 | 8,250 |
| 21 | Granite pavers | SF | 337 | 65.00 | 21,905 |
| 22 | Granite paver edge | LF | 83 | 60.00 | 4,980 |
| 341 | Granite curb at planters | LF | 214 | 60.00 | 12,840 |
| 15 | Cast-in-place concrete sidewalk | SF | 2,037 | 10.00 | 20,370 |
| 16 | Cast-in-place concrete steps | SF | 56 | 35.00 | 1,960 |
| 519 | Julius Blum fluted handrail | LF | 35 | 200.00 | 7,000 |
| 337 | Accessible curb | EA | 1 | 650.00 | 650 |
| 12 | 5' x 1.5" IPE Boardwalk over rain garden, pressure treated wood framing on sonotubes and curb rail square, stainless steel stock bent railings with integral led light | SF | 454 | 120.00 | 54,480 |
| G2030 - Pedestrian Paving | | | | 8.68/SF | 544,090 |
| G2040 | Site Development | | | | |
| 425 | Bike rack | EA | 4 | 600.00 | 2,400 |
| 530 | Ornamental fence | LF | 55 | 200.00 | 11,000 |
| 334 | Cast-in-place concrete retaining wall allowance | LF | 91 | 600.00 | 54,600 |
| 347 | Cast-in-place concrete continuous footing (Trash Enclosure) | CY | 6 | 900.00 | 5,400 |
| 344 | Cast-in-place concrete slab on grade, 7" thick (Trash Enclosure) | SF | 282 | 18.00 | 5,076 |
| 362 | Cast-in-place concrete beam (Trash enclosure) | LF | 80 | 95.00 | 7,600 |
| 348 | Excavation, haul off and backfill for foundation -(Trash enclosure) | CY | 11 | 50.00 | 550 |
| 349 | 8" CMU (Trash enclosure) | SF | 686 | 35.00 | 24,010 |
| 413 | Hardie lap siding (Trash enclosure) | SF | 686 | 25.00 | 17,150 |
| 361 | Pre-finished metal gravel stop TPO membrane roofing, rigid insulation, exterior plywood decking, 2x8 wood framing (Trash enclosure) | SF | 282 | 49.00 | 13,818 |
| 357 | Single-leaf hollow metal door (Trash Enclosure) | Pair | 1 | 3,000.00 | 3,000 |
| 414 | Double-leaf steel louver swing gate (Trash enclosure) | Pair | 1 | 4,000.00 | 4,000 |
| 358 | Aluminum louver w/- insect screen (Trash enclosure) | SF | 14 | 85.00 | 1,190 |
| 542 | Misc. site furniture (flagpole, trash receptacle, etc) | LS | 1 | 25,000.00 | 25,000 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|-----------------|----------------|
| 335 | Site development not indicated | SF | 29,727 | | Excl. |
| | G2040 - Site Development | | | 2.79/SF | 174,794 |
| G2050 | Landscaping | | | | |
| 18 | Lawn, sod & loam | SF | 6,139 | 0.45 | 2,763 |
| 14 | Shade groundcover | SF | 4,126 | 6.00 | 24,756 |
| 11 | Rain garden with reused site stone around edges and overflow drain basis of planting design to be fern, carex, and moss mix | SF | 2,060 | 35.00 | 72,100 |
| 23 | Outdoor children's area with landscape forms | SF | 633 | 30.00 | 18,990 |
| 24 | Stone drip strip | SF | 405 | 10.00 | 4,050 |
| 338 | New trees | EA | 5 | 1,200.00 | 6,000 |
| 331 | Protect existing tree | EA | 21 | | Incl. |
| 35 | Tree protection fencing | LF | 454 | 10.00 | 4,540 |
| 339 | Imported topsoil to seeded lawn | CY | 114 | 60.00 | 6,840 |
| 340 | Imported topsoil to planting beds/trees | CY | 470 | 60.00 | 28,200 |
| 326 | Irrigation | SF | 12,324 | 3.00 | 36,972 |
| | G2050 - Landscaping | | | 3.27/SF | 205,211 |
| | G20 - SITE IMPROVEMENTS | | | 15.76/SF | 987,850 |
| G30 | SITE CIVIL/MECHANICAL UTILITIES | | | | |
| G3010 | Water Supply | | | | |
| 72 | 4 inch ductile iron domestic water service pipe, , incl. excavation, bedding and backfill | LF | 100 | 120.00 | 12,000 |
| 498 | 6 in ductile iron fire service connection, incl. excavation, bedding, and backfill | LF | 131 | 160.00 | 20,960 |
| 418 | Gate valves | EA | 2 | 1,100.00 | 2,200 |
| 417 | Connect to existing system | EA | 2 | 5,000.00 | 10,000 |
| 499 | Miscellaneous water & fire site distribution | LS | 1 | | Excl. |
| | G3010 - Water Supply | | | 0.72/SF | 45,160 |
| G3020 | Sanitary Water | | | | |
| 419 | Sewer pipe, incl. excavation, bedding and backfill - assume 8" PVC | LF | 14 | 140.00 | 1,960 |
| 89 | Sewer manhole | EA | 1 | 5,000.00 | 5,000 |
| 422 | Connect to existing system | EA | 1 | 6,000.00 | 6,000 |
| 500 | Miscellaneous sanitary site distribution | LS | 1 | | Excl. |
| | G3020 - Sanitary Water | | | 0.21/SF | 12,960 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



Gross Floor Area: 62,662 SF
Rates Current At July 2022

UNIFORMAT LEVEL 2/ELEMENTS ITEM

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|---------------------------|--|------|-------|------------------|-------------------|
| G3030 | Storm Sewer | | | | |
| 65 | 6 inch PVC storm drain pipe, including excavation, bedding, and backfill | LF | 1,293 | 120.00 | 155,160 |
| 71 | 8 inch PVC storm drain pipe, including excavation, bedding, and backfill | LF | 89 | 140.00 | 12,460 |
| 70 | Underdrain at the bottom of bioretention area, including excavation, bedding, and backfill - assume 4" | LF | 252 | 100.00 | 25,200 |
| 88 | Rain garden overflow drain | EA | 2 | 1,500.00 | 3,000 |
| 90 | Stormwater treatment chamber | EA | 1 | | Incl. |
| 91 | Stormceptor | EA | 2 | 12,000.00 | 24,000 |
| 424 | Catch basin | EA | 2 | 4,000.00 | 8,000 |
| 420 | Storm manhole | EA | 4 | 5,500.00 | 22,000 |
| 423 | Connect to existing system | EA | 2 | 5,000.00 | 10,000 |
| 508 | Subsurface detention system | LS | 1 | 125,000.00 | 125,000 |
| 507 | Miscellaneous storm sewer distribution | LS | 1 | | Excl. |
| | G3030 - Storm Sewer | | | 6.14/SF | 384,820 |
| G3060 | Fuel Distribution | | | | |
| 86 | Gas service pipe - MEP narrative excludes gas distribution | LF | 41 | | Excl. |
| | G3060 - Fuel Distribution | | | | Excl. |
| | G30 - SITE CIVIL/MECHANICAL UTILITIES | | | 7.07/SF | 442,940 |
| G40 | SITE ELECTRICAL UTILITIES | | | | |
| G4010 | Electrical Distribution | | | | |
| 87 | Electric service from utility transformer - secondary feeder - 1,600 A | LF | 80 | 650.00 | 52,000 |
| 410 | Allowance for primary feeder conduits | LS | 1 | 25,000.00 | 25,000 |
| 411 | Miscellaneous site power and distribution | LS | 1 | 20,000.00 | 20,000 |
| | G4010 - Electrical Distribution | | | 1.55/SF | 97,000 |
| G4020 | Site Lighting | | | | |
| 365 | Allowance for site lighting, controls and wiring | LS | 1 | 70,000.00 | 70,000 |
| | G4020 - Site Lighting | | | 1.12/SF | 70,000 |
| G4030 | Site Communications & Security | | | | |
| 412 | Allowance of site communications and security | LS | 1 | 15,000.00 | 15,000 |
| | G4030 - Site Communications & Security | | | 0.24/SF | 15,000 |
| | G40 - SITE ELECTRICAL UTILITIES | | | 2.90/SF | 182,000 |
| ESTIMATED NET COST | | | | 460.90/SF | 28,881,176 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A1 Addition

GFA: 34,546 SF Cost/SF: 483.19
Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|-----------------|----------------|
| A10 | FOUNDATIONS | | | | |
| A1010 | Standard Foundations | | | | |
| 1 | Cast-in-place concrete continuous footing | CY | 54 | 700.00 | 37,800 |
| 2 | Cast-in-place concrete pad footings, 8'-0" x 11'-0" x 2'-0" | CY | 20 | 700.00 | 14,000 |
| 3 | Cast-in-place concrete pad footings, 6'-0" x 6'-0" x 1'-0" | CY | 6 | 700.00 | 4,200 |
| 4 | Cast-in-place concrete pad footings, 8'-0" x 8'-0" x 2'-0" | CY | 53 | 700.00 | 37,100 |
| 5 | Cast-in-place concrete pad footings, 5'-0" x 5'-0" x 1'-0" | CY | 7 | 700.00 | 4,900 |
| 6 | Cast-in-place concrete pad footings, 7'-0" x 7'-0" x 1'-6" | CY | 30 | 700.00 | 21,000 |
| 7 | Cast-in-place concrete pier, 20" x 20" | CY | 7 | 2,500.00 | 17,500 |
| 421 | Footing drain, 6" dia. | LF | 366 | 30.00 | 10,980 |
| 110 | Foundation excavation | CY | 793 | 20.00 | 15,860 |
| 510 | Remove and dispose of excavated material | CY | 793 | 30.00 | 23,790 |
| 511 | Prepare and compact subbase | SF | 3,395 | 0.75 | 2,546 |
| 512 | Gravel subbase | CY | 126 | 45.00 | 5,670 |
| 111 | Imported backfill | CY | 183 | 35.00 | 6,405 |
| | A1010 - Standard Foundations | | | 5.84/SF | 201,751 |
| A1020 | Special Foundations | | | | |
| 112 | Underpinning | LS | 1 | 35,000.00 | 35,000 |
| | A1020 - Special Foundations | | | 1.01/SF | 35,000 |
| A1030 | Slab on Grade | | | | |
| 10 | Cast-in-place concrete slab on grade, 5" thick | SF | 10,413 | 10.00 | 104,130 |
| 9 | Cast-in-place concrete elevator pit, 4'-0" deep w/ 1'-0" slab footing | LS | 1 | 25,000.00 | 25,000 |
| 48 | Tie into existing adjacent slab on grade | LF | 240 | 100.00 | 24,000 |
| 44 | Vapor barrier to slab on grade | SF | 10,413 | 0.85 | 8,851 |
| 45 | Rigid insulation board to slab on grade, 2" thick | SF | 10,413 | 3.75 | 39,049 |
| 513 | Foundation excavation | CY | 547 | 15.00 | 8,205 |
| 514 | Remove and dispose of excavated material | CY | 547 | 30.00 | 16,410 |
| 515 | Prepare and compact subbase | SF | 10,413 | 0.75 | 7,810 |
| 516 | Gravel subbase | CY | 386 | 45.00 | 17,370 |
| | A1030 - Slab on Grade | | | 7.26/SF | 250,825 |
| | A10 - FOUNDATIONS | | | 14.11/SF | 487,576 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|-----------------|----------------|
| A20 | BASEMENT CONSTRUCTION | | | | |
| A1010 | Standard Foundations | | | | |
| 8 | Cast-in-place concrete foundation wall, 12" thick | SF | 1,807 | 50.00 | 90,350 |
| 173 | Vapor barrier to foundation wall | SF | 1,807 | 0.85 | 1,536 |
| 175 | Rigid insulation board to foundation wall, 2" thick | SF | 1,807 | 3.75 | 6,776 |
| | A1010 - Standard Foundations | | | 2.86/SF | 98,662 |
| A2010 | Basement Excavation | | | | |
| 533 | Basement excavation | LS | 1 | 100,000.00 | 100,000 |
| 509 | Temporary earth support | SF | 1,202 | 75.00 | 90,150 |
| 517 | Imported backfill | CY | 52 | 45.00 | 2,340 |
| | A2010 - Basement Excavation | | | 5.57/SF | 192,490 |
| A2020 | Basement Walls | | | | |
| 176 | Cast-in-place concrete retaining wall, 12" thick | SF | 946 | 65.00 | 61,490 |
| 60 | Waterproofing assembly to basement wall | SF | 946 | 16.00 | 15,136 |
| 17 | Waterproofing to elevator pit | LS | 1 | 4,500.00 | 4,500 |
| | A2020 - Basement Walls | | | 2.35/SF | 81,126 |
| | A20 - BASEMENT CONSTRUCTION | | | 10.78/SF | 372,278 |
| B10 | SUPERSTRUCTURE | | | | |
| B1010 | Floor Construction | | | | |
| 39 | 5-Ply CLT floor deck | SF | 11,304 | 45.00 | 508,680 |
| 41 | Structural steel floor framing, 14 lbs/SF (First and Second Floor) | T | 105.62 | 6,000.00 | 633,720 |
| 43 | Structural steel floor framing, 10 lbs/SF (Second Floor) | T | 37.10 | 6,000.00 | 222,600 |
| 42 | Glu-lam Columns, 9" x 9" | LF | 154 | 110.00 | 16,940 |
| 51 | Glu-lam beams at floor deck, 10" x 16-1/2" | LF | 141 | 310.00 | 43,710 |
| 49 | Glu-lam beams at floor deck, 10" x 20-1/2" | LF | 671 | 345.00 | 231,495 |
| 50 | Glu-lam beams at floor deck, 10" x 25-1/2" | LF | 141 | 375.00 | 52,875 |
| 450 | Metal floor deck, 3" thick | SF | 11,179 | 8.00 | 89,432 |
| 451 | Moment connections | EA | 118 | 650.00 | 76,700 |
| 454 | Shear studs | EA | 1,864 | | Incl. |
| 452 | Base plates and anchor bolts | EA | 71 | 800.00 | 56,800 |
| 453 | Miscellaneous steel, plates, and connections | T | 21.41 | 6,000.00 | 128,460 |
| 38 | Concrete topping slab to metal deck, 3.25" thick on 3" metal deck | SF | 11,179 | 15.00 | 167,685 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19
Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|-----------------------------------|--|------|--------|------------------|------------------|
| 455 | Topping to CLT, 2" w/- 1" acoustic layer | SF | 11,304 | 6.50 | 73,476 |
| 260 | Cast-in-place concrete steps | SF | 42 | 55.00 | 2,310 |
| 263 | Cast-in-place concrete ramp | SF | 99 | 30.00 | 2,970 |
| 261 | Spray-applied fireproofing to structural steel floor framing | SF | 11,179 | 4.25 | 47,511 |
| 488 | Expansion joint | LF | 490 | 125.00 | 61,250 |
| B1010 - Floor Construction | | | | 69.95/SF | 2,416,614 |
| B1020 | Roof Construction | | | | |
| 40 | 5-Ply CLT roof deck | SF | 11,670 | 45.00 | 525,150 |
| 58 | Glu-lam beams at floor deck, 6-3/4" x 12" | LF | 111 | 175.00 | 19,425 |
| 56 | Glu-lam beams at floor deck, 8-3/4" x 16-1/2" | LF | 35 | 245.00 | 8,575 |
| 55 | Glu-lam beams at floor deck, 8-3/4" x 20 1/2" | LF | 385 | 280.00 | 107,800 |
| 52 | Glu-lam beams at roof deck, 10" x 16-1/2" | LF | 297 | 315.00 | 93,555 |
| 53 | Glu-lam beams at roof deck, 10" x 20-1/2" | LF | 341 | 350.00 | 119,350 |
| 54 | Glu-lam beams at roof deck, 10" x 25-1/2" | LF | 173 | 371.00 | 64,183 |
| 59 | Structural steel roof framing, 10 lbs/SF | T | 58.35 | 6,000.00 | 350,100 |
| 456 | Moment connections | EA | 53 | 650.00 | 34,450 |
| 492 | Base plates and anchor bolts | EA | 4 | 800.00 | 3,200 |
| 457 | Miscellaneous steel, plates, and connections | T | 11.67 | 6,000.00 | 70,020 |
| 262 | Spray-applied fireproofing to structural steel roof framing | SF | 11,670 | 4.25 | 49,598 |
| 489 | Expansion joint | LF | 245 | 125.00 | 30,625 |
| B1020 - Roof Construction | | | | 42.73/SF | 1,476,031 |
| B10 - SUPERSTRUCTURE | | | | 112.68/SF | 3,892,645 |
| B20 | EXTERIOR ENCLOSURE | | | | |
| B2010 | Exterior Walls | | | | |
| 158 | Arriscraft brick exterior exterior wall | SF | 3,405 | 50.00 | 170,250 |
| 113 | Arriscraft shadow stone exterior wall | SF | 2,938 | 60.00 | 176,280 |
| 300 | New granite shelf on exterior wall | LF | 246 | 150.00 | 36,900 |
| 156 | New composite metal panel exterior wall | SF | 2,954 | 85.00 | 251,090 |
| 472 | Rigid insulation board | SF | 9,296 | 3.75 | 34,860 |
| 473 | Air and vapor barrier | SF | 9,296 | 6.50 | 60,424 |
| 474 | Exterior caulking and sealing | SF | 13,624 | 1.00 | 13,624 |
| 475 | Miscellaneous trims and flashings | SF | 13,624 | | Incl. |
| 329 | Back-up assembly comprising 4" metal stud framing, sheathing, insulation, and interior GWB | SF | 4,566 | 28.00 | 127,848 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19
Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|-----------------|------------------|
| 476 | Back-up assembly comprising 6" metal stud framing, sheathing, insulation, and interior GWB | SF | 6,343 | 33.00 | 209,319 |
| | B2010 - Exterior Walls | | | 31.28/SF | 1,080,595 |
| B2020 | Exterior Windows | | | | |
| 239 | Curtain wall type 1, North Elevation | SF | 531 | 150.00 | 79,650 |
| 240 | Curtain wall type 1, West Elevation | SF | 395 | 150.00 | 59,250 |
| 241 | Storefront type 1 | SF | 203 | 110.00 | 22,330 |
| 242 | Storefront type 2 | SF | 36 | 110.00 | 3,960 |
| 159 | Exterior metal window type A, 6'-6" x 3'-1" | Pair | 12 | 3,200.00 | 38,400 |
| 160 | Exterior metal window type A1, 6'-6" x 3'-1" | Pair | 6 | 3,200.00 | 19,200 |
| 161 | Exterior metal window type A2, 6'-6" x 4'-0" | Pair | 9 | 4,200.00 | 37,800 |
| 162 | Exterior metal window type A3, 9'-6" x 4'-0" | Pair | 9 | 6,100.00 | 54,900 |
| 163 | Exterior metal window type B, 8'-0" x 6'-8" | Pair | 11 | 8,600.00 | 94,600 |
| 164 | Exterior metal window type B1, 9'-6" x 6'-8" | Pair | 3 | 10,200.00 | 30,600 |
| 165 | Exterior metal window type C, 9'-2" x 6'-8" | Pair | 9 | 9,800.00 | 88,200 |
| 166 | Exterior metal window type C1, 10'-6" x 6'-8" | Pair | 8 | 11,200.00 | 89,600 |
| 167 | Exterior metal window type D, 9'-2" x 4'-0" | Pair | 9 | 8,900.00 | 80,100 |
| 168 | Exterior metal window type E, 2'-0" x 2'-0" | Pair | 2 | 650.00 | 1,300 |
| | B2020 - Exterior Windows | | | 20.26/SF | 699,890 |
| B2030 | Exterior Doors | | | | |
| 145 | Double-leaf solid core wood door, type FF, 8'-0" x 7'-0" | Pair | 1 | 4,000.00 | 4,000 |
| 151 | Double-leaf aluminum glazed door, type CW, 5'-9 1/2" x 8' - 1 3/4" | Pair | 1 | 16,000.00 | 16,000 |
| 535 | Door operators | EA | 2 | 6,000.00 | 12,000 |
| | B2030 - Exterior Doors | | | 0.93/SF | 32,000 |
| | B20 - EXTERIOR ENCLOSURE | | | 52.47/SF | 1,812,485 |
| B30 | ROOFING | | | | |
| B3010 | Roof Coverings | | | | |
| 105 | TPO Membrane roofing, including weather-backing assembly | SF | 10,012 | 30.00 | 300,360 |
| 157 | Standing seam metal roofing, including weather-backing assembly | SF | 1,612 | 45.00 | 72,540 |
| 106 | Metal-clad roofing at saw-tooth, including weather-backing assembly | SF | 2,545 | 65.00 | 165,425 |
| 460 | Gutter | LF | 99 | 60.00 | 5,940 |
| 461 | Downspout | LF | 32 | 45.00 | 1,440 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|-----------------|----------------|
| 298 | Roof walking pads | SF | 576 | 15.00 | 8,640 |
| 343 | Roof blocking | SF | 14,169 | 1.25 | 17,711 |
| 342 | Miscellaneous trims and flashings | SF | 14,169 | | Incl. |
| | B3010 - Roof Coverings | | | 16.56/SF | 572,056 |
| B3020 | Roof Openings | | | | |
| 286 | Aluminum-framed custom skylight | SF | 312 | 150.00 | 46,800 |
| 243 | Glazed skylight system at saw-tooth | SF | 2,300 | 150.00 | 345,000 |
| | B3020 - Roof Openings | | | 11.34/SF | 391,800 |
| | B30 - ROOFING | | | 27.90/SF | 963,856 |
| C10 | INTERIOR CONSTRUCTION | | | | |
| C1010 | Partitions | | | | |
| 99 | Typical interior partition, 3-5/8" metal stud frame w/- (1) layer gypsum board on each side | SF | 14,901 | 15.00 | 223,515 |
| 100 | Fire-rated interior partition at stairs and M/E rooms, 3-5/8" metal stud frame w/- (2) layers gypsum board each side, 2-hour rated | SF | 480 | 24.00 | 11,520 |
| 114 | Aluminum storefront system | SF | 1,912 | 110.00 | 210,320 |
| 307 | Metal guardrail | LF | 373 | 275.00 | 102,575 |
| 314 | Metal handrail | LF | 42 | 125.00 | 5,250 |
| 297 | Glass railing | LF | 230 | 800.00 | 184,000 |
| 133 | Wood blocking / rough capentry | SF | 34,546 | 3.50 | 120,911 |
| 138 | Miscellaneous caulking and sealing | SF | 34,546 | 1.00 | 34,546 |
| 139 | Miscellaneous fire stopping | SF | 34,546 | 0.75 | 25,910 |
| | C1010 - Partitions | | | 26.59/SF | 918,547 |
| C1020 | Interior Doors | | | | |
| 140 | Single-leaf solid core wood door w/- full glass lite, type FG, 3'-0" x 7'-0" | EA | 7 | 4,000.00 | 28,000 |
| 142 | Single-leaf solid core wood door, type F, 3'-0" x 7'-0" | EA | 20 | 2,200.00 | 44,000 |
| 144 | Single-leaf aluminum glazed door, type J, 3'-0" x 7'-0" | EA | 12 | 4,500.00 | 54,000 |
| 143 | Double-leaf solid core wood door, type FF, 6'-0" x 7'-0" | Pair | 6 | 4,000.00 | 24,000 |
| 141 | Double-leaf solid core wood door w/- full glass lite, type FGFG, 6'-0" x 7'-0" | Pair | 4 | 8,000.00 | 32,000 |
| 148 | Double-leaf aluminum glazed door, 6'-2" x 8'-0" | Pair | 2 | 16,000.00 | 32,000 |
| 152 | Overhead security screens, approx. 9'-6" high (4 of) | SF | 750 | 160.00 | 120,000 |
| | C1020 - Interior Doors | | | 9.67/SF | 334,000 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19
Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|-----------------|------------------|
| C1030 | Fittings | | | | |
| 122 | Restroom accessories; toilet cubicle, std | EA | 5 | 1,400.00 | 7,000 |
| 123 | Restroom accessories; toilet cubicle, ADA | EA | 4 | 1,800.00 | 7,200 |
| 120 | Restroom accessories; urinal privacy screen | EA | 2 | 800.00 | 1,600 |
| 209 | Restroom accessories; grab bar, single | EA | 11 | 120.00 | 1,320 |
| 237 | Restroom accessories; grab bar, set | EA | 11 | 240.00 | 2,640 |
| 116 | Restroom accessories; toilet paper dispenser | EA | 12 | 150.00 | 1,800 |
| 244 | Restroom accessories; toilet seat cover | EA | 12 | 150.00 | 1,800 |
| 117 | Restroom accessories; sanitary napkin disposal | EA | 9 | 400.00 | 3,600 |
| 210 | Restroom accessories; soap dispenser | EA | 4 | 125.00 | 500 |
| 119 | Restroom accessories; paper towel dispenser | EA | 7 | 450.00 | 3,150 |
| 215 | Restroom accessories; mirror | EA | 6 | 450.00 | 2,700 |
| 217 | Restroom accessories; baby changing station | EA | 2 | 650.00 | 1,300 |
| 121 | Restroom accessories; coat hook | EA | 12 | 50.00 | 600 |
| 127 | Janitor accessories | EA | 2 | 500.00 | 1,000 |
| 333 | Roof ladder | EA | 2 | 2,500.00 | 5,000 |
| 233 | Fire extinguisher, wall-mounted | EA | 10 | 300.00 | 3,000 |
| 232 | Fire extinguisher and cabinet | EA | 7 | 650.00 | 4,550 |
| 221 | Whiteboard | EA | 4 | 1,000.00 | 4,000 |
| 130 | Tackboards | SF | 34,546 | 0.05 | 1,727 |
| 471 | Roof access hatch and safety rail | EA | 1 | 5,000.00 | 5,000 |
| 467 | Elevator pit misc. metals (angle, grate/frame, ladder) | EA | 1 | 3,000.00 | 3,000 |
| 468 | Elevator hoist beam | LS | 1 | 5,000.00 | 5,000 |
| 132 | Miscellaneous metals not designed yet | SF | 34,546 | 2.50 | 86,365 |
| 135 | Interior code and wayfinding signage | SF | 34,546 | 1.25 | 43,183 |
| 136 | Exterior building signage | LS | 1 | 15,000.00 | 15,000 |
| 490 | Equipment pads, curbs, etc. | LS | 1 | 10,000.00 | 10,000 |
| | C1030 - Fittings | | | 6.43/SF | 222,035 |
| | C10 - INTERIOR CONSTRUCTION | | | 42.68/SF | 1,474,582 |
| C20 | STAIRS | | | | |
| C2010 | Stair Construction | | | | |
| 250 | Metal stairs with concrete filled pans and landing, approximately 8'-0" wide (Stair A) | FT/R | 43 | 3,500.00 | 150,500 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19
Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|----------------|----------------|
| 491 | Concrete infill to metal pan stairs | FT/R | 43 | 185.00 | 7,955 |
| | C2010 - Stair Construction | | | 4.59/SF | 158,455 |
| C2020 | Stair Finishes | | | | |
| 316 | Granite tile | SF | 485 | 30.00 | 14,550 |
| | C2020 - Stair Finishes | | | 0.42/SF | 14,550 |
| | C20 - STAIRS | | | 5.01/SF | 173,005 |
| C30 | INTERIOR FINISHES | | | | |
| B2020 | Exterior Windows | | | | |
| 496 | Wood window sill | LF | 374 | 75.00 | 28,050 |
| 497 | Wood window reveal | LF | 1,635 | 35.00 | 57,225 |
| | B2020 - Exterior Windows | | | 2.47/SF | 85,275 |
| C3010 | Wall Finishes | | | | |
| 255 | Wood wall panel | SF | 966 | 60.00 | 57,960 |
| 256 | Ceramic wall tile | SF | 1,757 | 20.00 | 35,140 |
| 319 | Acoustic wall panel | SF | 2,148 | 25.00 | 53,700 |
| 257 | Paint finish to interior partitions | SF | 29,003 | 1.25 | 36,253 |
| 327 | Paint finish to inside exterior walls | SF | 10,908 | 1.25 | 13,635 |
| 495 | Misc. interior and exterior painting | SF | 34,546 | 1.50 | 51,819 |
| 258 | Misc. architectural/decorative wall finishes not yet identified | SF | 34,546 | | Excl. |
| | C3010 - Wall Finishes | | | 7.19/SF | 248,507 |
| C3020 | Floor Finishes | | | | |
| 73 | Carpet tile flooring | SY | 3,430 | 55.00 | 188,650 |
| 76 | Porcelain floor tile | SF | 827 | 25.00 | 20,675 |
| 74 | Concrete floor sealer | SF | 2,372 | 2.00 | 4,744 |
| 77 | Rubber wall base | LF | 227 | 4.50 | 1,022 |
| 95 | Porcelain tile wall base | LF | 239 | 22.00 | 5,258 |
| 494 | Moisture mitigation allowance | SF | 27,778 | | Excl. |
| 78 | Wood wall base | LF | 2,161 | 10.00 | 21,610 |
| | C3020 - Floor Finishes | | | 7.00/SF | 241,959 |
| C3030 | Ceiling Finishes | | | | |
| 66 | Acoustical ceiling tile, 2'-0" x 2'-0" | SF | 8,575 | 9.00 | 77,175 |
| 67 | Acoustical ceiling tile, plank | SF | 9,127 | 12.00 | 109,524 |
| 68 | Gypsum board ceiling | SF | 1,689 | 20.00 | 33,780 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19
Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|-----------------|------------------|
| 69 | Compound wood ceiling | SF | 5,989 | 60.00 | 359,340 |
| 92 | Paint finish to exposed structure | SF | 9,169 | 1.50 | 13,753 |
| 93 | Paint finish to gypsum board ceiling | SF | 1,689 | 1.00 | 1,689 |
| 94 | Misc. gypsum board soffit and closures | SF | 34,546 | | Excl. |
| | C3030 - Ceiling Finishes | | | 17.23/SF | 595,261 |
| | C30 - INTERIOR FINISHES | | | 33.90/SF | 1,171,002 |
| D10 | CONVEYING | | | | |
| D1010 | Elevators & Lifts | | | | |
| 247 | (6) Stop passenger elevator | LS | 1 | 390,000.00 | 390,000 |
| 248 | Elevator cab finishes upgrade | EA | 1 | | Incl. |
| | D1010 - Elevators & Lifts | | | 11.29/SF | 390,000 |
| | D10 - CONVEYING | | | 11.29/SF | 390,000 |
| D20 | PLUMBING | | | | |
| D2010 | Plumbing Fixtures | | | | |
| 350 | Water closet | EA | 7 | 1,500.00 | 10,500 |
| 351 | Urinal | EA | 1 | 1,000.00 | 1,000 |
| 352 | Lavatory | EA | 8 | 1,200.00 | 9,600 |
| 353 | Drinking fountain double with bottle filler | EA | 2 | 4,000.00 | 8,000 |
| 354 | Break/hand sinks | EA | 3 | 1,350.00 | 4,050 |
| 356 | Mop sink | EA | 2 | 2,200.00 | 4,400 |
| 359 | Hose bibb | EA | 2 | 400.00 | 800 |
| 360 | Wall hydrant | EA | 3 | 850.00 | 2,550 |
| 416 | Plumbing fixture scope completion | SF | 34,546 | 0.35 | 12,091 |
| | D2010 - Plumbing Fixtures | | | 1.53/SF | 52,991 |
| D2020 | Domestic Water Distribution | | | | |
| 372 | Domestic water distribution - including main and branch piping, fixture rough-in etc. - Addition | SF | 34,546 | 5.50 | 190,003 |
| | D2020 - Domestic Water Distribution | | | 5.50/SF | 190,003 |
| D2030 | Sanitary Waste | | | | |
| 374 | Sanitary waste & vent distribution - including elevator sump pump, floor drains, main and branch piping, fixture rough-in etc. - Addition | SF | 34,546 | 5.00 | 172,730 |
| | D2030 - Sanitary Waste | | | 5.00/SF | 172,730 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19
Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|-----------------|------------------|
| D2040 | Rain Water Drainage | | | | |
| 378 | Rain water drainage - including roof drains, rain leaders etc. - Addition | SF | 34,546 | 5.50 | 190,003 |
| | D2040 - Rain Water Drainage | | | 5.50/SF | 190,003 |
| D2090 | Other Plumbing Systems | | | | |
| 381 | Plumbing Subcontractor GCs/GRs | Item | | | 72,687 |
| | D2090 - Other Plumbing Systems | | | 2.10/SF | 72,687 |
| | D20 - PLUMBING | | | 19.64/SF | 678,414 |
| D30 | HVAC | | | | |
| D3040 | Distribution Systems | | | | |
| 388 | HVAC distribution - including VRF system, ductwork, etc. - Addition | SF | 34,546 | 56.00 | 1,934,576 |
| | D3040 - Distribution Systems | | | 56.00/SF | 1,934,576 |
| D3060 | Controls & Instrumentations | | | | |
| 390 | Controls - Addition | SF | 34,546 | 8.00 | 276,368 |
| | D3060 - Controls & Instrumentations | | | 8.00/SF | 276,368 |
| D3070 | Systems Testing & Balancing | | | | |
| 392 | Testing, balancing, & commissioning - Addition | SF | 34,546 | 2.00 | 69,092 |
| | D3070 - Systems Testing & Balancing | | | 2.00/SF | 69,092 |
| D3090 | Other HVAC Systems & Equipment | | | | |
| 384 | HVAC Subcontractor GCs/GRs | Item | | | 273,604 |
| | D3090 - Other HVAC Systems & Equipment | | | 7.92/SF | 273,604 |
| | D30 - HVAC | | | 73.92/SF | 2,553,640 |
| D40 | FIRE PROTECTION | | | | |
| D4010 | Sprinklers | | | | |
| 363 | Wet sprinkler systems - Addition | SF | 34,546 | 8.50 | 293,641 |
| | D4010 - Sprinklers | | | 8.50/SF | 293,641 |
| | D40 - FIRE PROTECTION | | | 8.50/SF | 293,641 |
| D50 | ELECTRICAL | | | | |
| D5010 | Electrical Service & Distribution | | | | |
| 394 | Normal power distribution - including panelboards, feeders, mechanical connections etc. - Addition | SF | 34,546 | 9.00 | 310,914 |
| | D5010 - Electrical Service & Distribution | | | 9.00/SF | 310,914 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|-----------------|------------------|
| D5020 | Lighting and Branch Wiring | | | | |
| 398 | Light fixtures, controls. and wiring - Addition | SF | 34,546 | 25.00 | 863,650 |
| 400 | Branch power devices, wiring, and low voltage rough-in - Addition | SF | 34,546 | 4.00 | 138,184 |
| | D5020 - Lighting and Branch Wiring | | | 29.00/SF | 1,001,834 |
| D5030 | Communications & Security | | | | |
| 402 | Low voltage systems - Addition | SF | 34,546 | 4.00 | 138,184 |
| 404 | AV systems - Addition | SF | 34,546 | | Excl. |
| 406 | Security systems - Addition | SF | 34,546 | 5.00 | 172,730 |
| 408 | Fire alarm systems - Addition | SF | 34,546 | 4.00 | 138,184 |
| 415 | Emergency responder radio communication | SF | 34,546 | 1.00 | 34,546 |
| | D5030 - Communications & Security | | | 14.00/SF | 483,644 |
| D5090 | Other Electrical Systems | | | | |
| 387 | Electrical Subcontractor GCs/GRs | Item | | | 215,567 |
| | D5090 - Other Electrical Systems | | | 6.24/SF | 215,567 |
| | D50 - ELECTRICAL | | | 58.24/SF | 2,011,959 |
| E10 | EQUIPMENT | | | | |
| E1010 | Commercial Equipment | | | | |
| 536 | Book security equipment | EA | 2 | 25,000.00 | 50,000 |
| | E1010 - Commercial Equipment | | | 1.45/SF | 50,000 |
| E1020 | Institutional Equipment | | | | |
| 234 | Projector | EA | 2 | | Excl. |
| 226 | Projection screen | EA | 2 | 3,500.00 | 7,000 |
| 464 | Television and mounting brackets | EA | 4 | | Excl. |
| 238 | Book drop | No | 2 | | Excl. |
| | E1020 - Institutional Equipment | | | 0.20/SF | 7,000 |
| E1090 | Other Equipment | | | | |
| 211 | Refrigerator | No | 1 | 1,500.00 | 1,500 |
| 214 | Undercounter refrigerator | No | 1 | 1,000.00 | 1,000 |
| 218 | Cooktop | No | 1 | 1,500.00 | 1,500 |
| 228 | Dishwasher | No | 1 | 1,200.00 | 1,200 |
| 230 | Rangehood | No | 1 | 1,000.00 | 1,000 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A1 Addition (continued)

GFA: 34,546 SF Cost/SF: 483.19

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|-----------------|---|------|--------|------------------|-------------------|
| 231 | Microwave | No | 1 | 400.00 | 400 |
| | E1090 - Other Equipment | | | 0.19/SF | 6,600 |
| | E10 - EQUIPMENT | | | 1.84/SF | 63,600 |
| E20 | FURNISHINGS | | | | |
| E2010 | Fixed Furnishings | | | | |
| 270 | Vanity countertop | LF | 15 | 300.00 | 4,500 |
| 266 | Countertop, plastic-laminate | LF | 28 | 225.00 | 6,300 |
| 276 | Base cabinet unit, plastic-laminate w/- solid-surface countertop | LF | 24 | 550.00 | 13,200 |
| 277 | Base cabinet unit, plastic-laminate w/- p-lam countertop | LF | 9 | 400.00 | 3,600 |
| 272 | Wall mounted upper cabinet | LF | 27 | 300.00 | 8,100 |
| 275 | Built-in wall-shelving | LF | 10 | 425.00 | 4,250 |
| 265 | Adjustable wall-shelving | LF | 25 | 425.00 | 10,625 |
| 279 | Shelf and rod | LF | 18 | 150.00 | 2,700 |
| 269 | Reception desk | LF | 47 | 1,000.00 | 47,000 |
| 274 | Circulation desk | LF | 63 | 800.00 | 50,400 |
| 271 | Work bench | LF | 19 | 550.00 | 10,450 |
| 281 | Boutique wall display | LF | 18 | 1,000.00 | 18,000 |
| 282 | Window shades, manually operated | SF | 3,164 | 14.00 | 44,296 |
| 315 | Misc. millwork, trims, etc. | SF | 34,546 | 1.60 | 55,273 |
| | E2010 - Fixed Furnishings | | | 8.07/SF | 278,694 |
| E2020 | Movable Furnishings | | | | |
| 264 | Miscellaneous loose furnishing such tables, chairs, sofa, etc. - by Owner | SF | 34,546 | | Excl. |
| | E2020 - Movable Furnishings | | | | Excl. |
| | E20 - FURNISHINGS | | | 8.07/SF | 278,694 |
| F10 | SPECIAL CONSTRUCTION | | | | |
| F1010 | Special Structures | | | | |
| 538 | Mock-ups | LS | 1 | 75,000.00 | 75,000 |
| | F1010 - Special Structures | | | 2.17/SF | 75,000 |
| | F10 - SPECIAL CONSTRUCTION | | | 2.17/SF | 75,000 |
| ADDITION | | | | 483.19/SF | 16,692,377 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A2 Renovation

GFA: 28,116 SF Cost/SF: 342.01

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|-------|----------------|---------------|
| A10 | FOUNDATIONS | | | | |
| A1030 | Slab on Grade | | | | |
| 446 | Infill cast-in-place concrete at removed slab on grade | SF | 718 | 35.00 | 25,130 |
| 447 | Infill cast-in-place slab on grade at existing elevator pit | SF | 34 | 35.00 | 1,190 |
| 532 | Prep existing substrate for new floor finishes | SF | 8,265 | 2.50 | 20,663 |
| | A1030 - Slab on Grade | | | 1.67/SF | 46,983 |
| | A10 - FOUNDATIONS | | | 1.67/SF | 46,983 |
| B10 | SUPERSTRUCTURE | | | | |
| B1010 | Floor Construction | | | | |
| 263 | Cast-in-place concrete ramp | SF | 130 | 30.00 | 3,900 |
| 448 | Infill floor structure at existing elevator shaft | SF | 145 | 150.00 | 21,750 |
| | B1010 - Floor Construction | | | 0.91/SF | 25,650 |
| | B10 - SUPERSTRUCTURE | | | 0.91/SF | 25,650 |
| B20 | EXTERIOR ENCLOSURE | | | | |
| B2010 | Exterior Walls | | | | |
| 249 | Refurbish existing wood siding at South Elevation, 50% replacement | SF | 679 | 25.00 | 16,975 |
| 254 | Clean existing stone exterior wall, 100% area | SF | 4,805 | 3.50 | 16,818 |
| 259 | Repainting of existing masonry exterior walls, 25% area | SF | 1,202 | 45.00 | 54,090 |
| 268 | Repoint, clean and cap-off chimneys | SF | 443 | 45.00 | 19,935 |
| 486 | Patch and repair existing brick | SF | 724 | 25.00 | 18,100 |
| 426 | Form opening at existing exterior stone/window for new double-leaf door opening | EA | 2 | 2,000.00 | 4,000 |
| 434 | Form opening at existing exterior stone/window for new double-leaf cased opening | EA | 2 | 2,000.00 | 4,000 |
| 429 | Form opening in existing exterior exterior stone for new double-leaf door opening | EA | 1 | 5,000.00 | 5,000 |
| 435 | Form opening in existing exterior exterior stone for new single-leaf door opening and window | EA | 1 | 5,000.00 | 5,000 |
| 430 | Form opening in existing exterior stone for new window opening and wall-infill | EA | 1 | 5,000.00 | 5,000 |
| 431 | Infill louver opening in existing exterior stone facade | EA | 3 | 2,400.00 | 7,200 |
| 432 | Infill window opening in existing exterior stone facade | EA | 4 | 3,500.00 | 14,000 |
| 442 | Enlarge existing window opening in exterior stone wall | EA | 3 | 2,000.00 | 6,000 |

JONES LIBRARY

SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A2 Renovation (continued)

GFA: 28,116 SF Cost/SF: 342.01

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|-----------------|----------------|
| 437 | Sawcut and re-work existing stone facade for new book drop | EA | 1 | 3,000.00 | 3,000 |
| | B2010 - Exterior Walls | | | 6.37/SF | 179,118 |
| B2020 | Exterior Windows | | | | |
| 299 | Provide new wood sash and insulated glass at existing window | SF | 850 | 100.00 | 85,000 |
| | B2020 - Exterior Windows | | | 3.02/SF | 85,000 |
| B2030 | Exterior Doors | | | | |
| 145 | Double-leaf solid core wood door, type FF, 8'-0" x 7'-0" | Pair | 1 | 4,000.00 | 4,000 |
| 535 | Door operators | EA | 1 | 6,000.00 | 6,000 |
| | B2030 - Exterior Doors | | | 0.36/SF | 10,000 |
| | B20 - EXTERIOR ENCLOSURE | | | 9.75/SF | 274,118 |
| B30 | ROOFING | | | | |
| B3010 | Roof Coverings | | | | |
| 102 | Slate roofing, including weather-backing assembly | SF | 9,768 | 75.00 | 732,600 |
| 459 | Copper roofing to existing canopy, including weather-backing | SF | 59 | 95.00 | 5,605 |
| 460 | Gutter | LF | 120 | 60.00 | 7,200 |
| 461 | Downspout | LF | 68 | 45.00 | 3,060 |
| 462 | Snow guards | LS | 1 | 10,500.00 | 10,500 |
| 283 | Replace existing exterior wood soffit, 50% of area | LF | 545 | 90.00 | 49,050 |
| 284 | Replace existing exterior wood cornice, 25% of length | LF | 273 | 100.00 | 27,300 |
| 98 | Replace existing damaged roof sheathing, 10% of area | SF | 325 | 8.50 | 2,763 |
| 103 | Replace existing damaged roof sheathing, 25% of area | SF | 2,442 | 8.50 | 20,757 |
| | B3010 - Roof Coverings | | | 30.55/SF | 858,835 |
| B3020 | Roof Openings | | | | |
| 469 | Glass canopy on steel tube frame | SF | 63 | 350.00 | 22,050 |
| | B3020 - Roof Openings | | | 0.78/SF | 22,050 |
| | B30 - ROOFING | | | 31.33/SF | 880,885 |
| C10 | INTERIOR CONSTRUCTION | | | | |
| C1010 | Partitions | | | | |
| 99 | Typical interior partition, 3-5/8" metal stud frame w/- (1) layer gypsum board on each side | SF | 10,673 | 15.00 | 160,095 |
| 100 | Fire-rated interior partition at stairs and M/E rooms, 3-5/8" metal stud frame w/- (2) layers gypsum board each side, 2-hour rated | SF | 4,626 | 24.00 | 111,024 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A2 Renovation (continued)

GFA: 28,116 SF Cost/SF: 342.01

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|------------------------|---|------|--------|------------|---------------|
| 101 | Furred interior partition, 2-1/2" metal stud frame w/- (1) layer gypsum board one side only | SF | 380 | 11.00 | 4,180 |
| 114 | Aluminum storefront system | SF | 666 | 110.00 | 73,260 |
| 147 | Nanawall folding partition, approx. 10'-0" x 9'-2" | Pair | 4 | 25,000.00 | 100,000 |
| 133 | Wood blocking / rough capentry | SF | 28,116 | 3.50 | 98,406 |
| 138 | Miscellaneous caulking and sealing | SF | 28,116 | 1.00 | 28,116 |
| 139 | Miscellaneous fire stopping | SF | 28,116 | 0.75 | 21,087 |
| 438 | Form opening in existing exterior interior stone for new single-leaf door/cased opening | EA | 9 | 5,000.00 | 45,000 |
| 439 | Infill single-leaf door opening in existing interior stone wall | EA | 2 | 3,000.00 | 6,000 |
| 441 | Infill double-leaf door opening in existing interior stone wall | EA | 1 | 6,000.00 | 6,000 |
| 440 | Enlarge existing double-leaf opening in interior stone wall | EA | 2 | 3,500.00 | 7,000 |
| 470 | Misc. modifications and repairs to existing interior/exterior masonry | LS | 1 | 100,000.00 | 100,000 |
| C1010 - Partitions | | | | 27.04/SF | 760,168 |
| C1020 | Interior Doors | | | | |
| 140 | Single-leaf solid core wood door w/- full glass lite, type FG, 3'-0" x 7'-0" | EA | 12 | 4,000.00 | 48,000 |
| 142 | Single-leaf solid core wood door, type F, 3'-0" x 7'-0" | EA | 22 | 2,200.00 | 48,400 |
| 144 | Single-leaf aluminum glazed door, type J, 3'-0" x 7'-0" | EA | 3 | 4,500.00 | 13,500 |
| 146 | Single-leaf solid core wood door, type F, 2'-6" x 7'-0" | EA | 2 | 20,000.00 | 40,000 |
| 143 | Double-leaf solid core wood door, type FF, 6'-0" x 7'-0" | Pair | 4 | 4,000.00 | 16,000 |
| 141 | Double-leaf solid core wood door w/- full glass lite, type FGFG, 6'-0" x 7'-0" | Pair | 2 | 8,000.00 | 16,000 |
| 149 | Double-leaf aluminum glazed door, 6'-0" x 8'-0" | Pair | 1 | 16,000.00 | 16,000 |
| 153 | Vertical acting coiling fire door system (2 of) | SF | 164 | 250.00 | 41,000 |
| C1020 - Interior Doors | | | | 8.50/SF | 238,900 |
| C1030 | Fittings | | | | |
| 209 | Restroom accessories; grab bar, single | EA | 3 | 120.00 | 360 |
| 237 | Restroom accessories; grab bar, set | EA | 3 | 240.00 | 720 |
| 116 | Restroom accessories; toilet paper dispenser | EA | 3 | 150.00 | 450 |
| 244 | Restroom accessories; toilet seat cover | EA | 3 | 150.00 | 450 |
| 117 | Restroom accessories; sanitary napkin disposal | EA | 3 | 400.00 | 1,200 |
| 119 | Restroom accessories; paper towel dispenser | EA | 3 | 450.00 | 1,350 |
| 121 | Restroom accessories; coat hook | EA | 3 | 50.00 | 150 |

JONES LIBRARY

SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A2 Renovation (continued)

GFA: 28,116 SF Cost/SF: 342.01

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|--------|--------|-----------------|------------------|
| 127 | Janitor accessories | EA | 1 | 500.00 | 500 |
| 128 | Lockers | EA | 17 | 750.00 | 12,750 |
| 232 | Fire extinguisher and cabinet | EA | 3 | 650.00 | 1,950 |
| 130 | Tackboards | SF | 28,116 | 0.05 | 1,406 |
| 132 | Miscellaneous metals not designed yet | SF | 28,116 | 2.50 | 70,290 |
| 135 | Interior code and wayfinding signage | SF | 28,116 | 1.25 | 35,145 |
| | C1030 - Fittings | | | 4.51/SF | 126,721 |
| | C10 - INTERIOR CONSTRUCTION | | | 40.04/SF | 1,125,789 |
| C20 | STAIRS | | | | |
| C2010 | Stair Construction | | | | |
| 251 | Metal stairs with concrete filled pans and landing, approximately 4'-0" wide (Stair B) | FT/R | 43 | 2,000.00 | 86,000 |
| 252 | Metal stairs with concrete filled pans and landing, approximately 4'-0" wide (Stair C) | FT/R | 60 | 2,000.00 | 120,000 |
| 458 | Existing stair to remain, refurbish all levels | Flight | 3 | 5,000.00 | 15,000 |
| 491 | Concrete infill to metal pan stairs | FT/R | 103 | 185.00 | 19,055 |
| | C2010 - Stair Construction | | | 8.54/SF | 240,055 |
| C2020 | Stair Finishes | | | | |
| 253 | Rubber flooring to stair treads and landing | SF | 1,427 | 15.00 | 21,405 |
| | C2020 - Stair Finishes | | | 0.76/SF | 21,405 |
| | C20 - STAIRS | | | 9.30/SF | 261,460 |
| C30 | INTERIOR FINISHES | | | | |
| B1010 | Floor Construction | | | | |
| 493 | Prep existing substrate for new floor finishes | SF | 17,040 | 2.00 | 34,080 |
| | B1010 - Floor Construction | | | 1.21/SF | 34,080 |
| C3010 | Wall Finishes | | | | |
| 256 | Ceramic wall tile | SF | 1,488 | 20.00 | 29,760 |
| 319 | Acoustic wall panel | SF | 779 | 25.00 | 19,475 |
| 257 | Paint finish to interior partitions | SF | 29,488 | 1.25 | 36,860 |
| 463 | Clean existing interior wood trim | SF | 28,116 | 0.25 | 7,029 |
| 320 | Replaced damaged/missing wood trim, paneling, and ornaments (assume 25% replacement) | SF | 28,116 | 2.00 | 56,232 |
| 301 | Clean existing wall | SF | 27,212 | 0.50 | 13,606 |
| 302 | Repointing of existing interior masonry | LS | 1 | 50,000.00 | 50,000 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A2 Renovation (continued)

GFA: 28,116 SF Cost/SF: 342.01

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|-----------------|----------------|
| 495 | Misc. interior and exterior painting | SF | 28,116 | 1.50 | 42,174 |
| 258 | Misc. architectural/decorative wall finishes not yet identified | SF | 28,116 | | Excl. |
| | C3010 - Wall Finishes | | | 9.07/SF | 255,136 |
| C3020 | Floor Finishes | | | | |
| 73 | Carpet tile flooring | SY | 2,426 | 55.00 | 133,430 |
| 75 | Linoleum flooring | SF | 655 | 9.00 | 5,895 |
| 76 | Porcelain floor tile | SF | 1,520 | 25.00 | 38,000 |
| 74 | Concrete floor sealer | SF | 2,684 | 2.00 | 5,368 |
| 77 | Rubber wall base | LF | 1,709 | 4.50 | 7,690 |
| 95 | Porcelain tile wall base | LF | 349 | 22.00 | 7,678 |
| 494 | Moisture mitigation allowance | SF | 20,303 | | Excl. |
| 78 | Wood wall base | LF | 3,222 | 10.00 | 32,220 |
| | C3020 - Floor Finishes | | | 8.19/SF | 230,281 |
| C3030 | Ceiling Finishes | | | | |
| 66 | Acoustical ceiling tile, 2'-0" x 2'-0" | SF | 12,644 | 9.00 | 113,796 |
| 67 | Acoustical ceiling tile, plank | SF | 3,533 | 12.00 | 42,396 |
| 68 | Gypsum board ceiling | SF | 2,300 | 20.00 | 46,000 |
| 69 | Compound wood ceiling | SF | 2,651 | 60.00 | 159,060 |
| 92 | Paint finish to exposed structure | SF | 6,991 | 1.50 | 10,487 |
| 93 | Paint finish to gypsum board ceiling | SF | 2,300 | 1.00 | 2,300 |
| 94 | Misc. gypsum board soffit and closures | SF | 28,116 | | Excl. |
| | C3030 - Ceiling Finishes | | | 13.30/SF | 374,039 |
| | C30 - INTERIOR FINISHES | | | 31.78/SF | 893,536 |
| D20 | PLUMBING | | | | |
| D2010 | Plumbing Fixtures | | | | |
| 350 | Water closet | EA | 8 | 1,500.00 | 12,000 |
| 352 | Lavatory | EA | 7 | 1,200.00 | 8,400 |
| 353 | Drinking fountain double with bottle filler | EA | 1 | 4,000.00 | 4,000 |
| 354 | Break/hand sinks | EA | 1 | 1,350.00 | 1,350 |
| 356 | Mop sink | EA | 1 | 2,200.00 | 2,200 |
| 359 | Hose bibb | EA | 3 | 400.00 | 1,200 |
| 360 | Wall hydrant | EA | 2 | 850.00 | 1,700 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A2 Renovation (continued)

GFA: 28,116 SF Cost/SF: 342.01
Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|-----------------|----------------|
| 416 | Plumbing fixture scope completion | SF | 28,116 | 0.35 | 9,841 |
| | D2010 - Plumbing Fixtures | | | 1.45/SF | 40,691 |
| D2020 | Domestic Water Distribution | | | | |
| 373 | Domestic water distribution - including new incoming service, water heaters, pumps, main piping & branch piping and fixture rough-in - Renovation | SF | 28,116 | 6.00 | 168,696 |
| | D2020 - Domestic Water Distribution | | | 6.00/SF | 168,696 |
| D2030 | Sanitary Waste | | | | |
| 375 | Sanitary waste & vent distribution - including oil interceptor, floor drains, main and branch piping, fixture rough-in etc. - Renovation | SF | 28,116 | 5.00 | 140,580 |
| | D2030 - Sanitary Waste | | | 5.00/SF | 140,580 |
| D2040 | Rain Water Drainage | | | | |
| 379 | Rain water drainage - assumes minimal modifications to existing rain water leaders - Renovation | SF | 28,116 | 1.00 | 28,116 |
| | D2040 - Rain Water Drainage | | | 1.00/SF | 28,116 |
| D2090 | Other Plumbing Systems | | | | |
| 382 | Plumbing demolition - miscellaneous coring, and trenching - Renovation | LS | 1 | 8,000.00 | 8,000 |
| 381 | Plumbing Subcontractor GCs/GRs | Item | | | 46,330 |
| | D2090 - Other Plumbing Systems | | | 1.93/SF | 54,330 |
| | D20 - PLUMBING | | | 15.38/SF | 432,413 |
| D30 | HVAC | | | | |
| D3040 | Distribution Systems | | | | |
| 389 | HVAC distribution - including VRF system, ductwork, etc. - Renovation | SF | 28,116 | 56.00 | 1,574,496 |
| | D3040 - Distribution Systems | | | 56.00/SF | 1,574,496 |
| D3060 | Controls & Instrumentations | | | | |
| 391 | Controls - Renovation | SF | 28,116 | 8.00 | 224,928 |
| | D3060 - Controls & Instrumentations | | | 8.00/SF | 224,928 |
| D3070 | Systems Testing & Balancing | | | | |
| 393 | Testing, balancing, & commissioning - Renovation | SF | 28,116 | 2.00 | 56,232 |
| | D3070 - Systems Testing & Balancing | | | 2.00/SF | 56,232 |
| D3090 | Other HVAC Systems & Equipment | | | | |
| 383 | HVAC demolition - miscellaneous coring, and trenching - Renovation | LS | 1 | 32,000.00 | 32,000 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A2 Renovation (continued)

GFA: 28,116 SF Cost/SF: 342.01

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|--------|-----------------|------------------|
| 384 | HVAC Subcontractor GCs/GRs | Item | | | 226,519 |
| | D3090 - Other HVAC Systems & Equipment | | | 9.19/SF | 258,519 |
| | D30 - HVAC | | | 75.19/SF | 2,114,175 |
| D40 | FIRE PROTECTION | | | | |
| D4010 | Sprinklers | | | | |
| 364 | Wet & attic sprinkler systems - Renovation | SF | 28,116 | 8.50 | 238,986 |
| 370 | Demolition of existing fire suppression system - Renovation | SF | 28,116 | 1.50 | 42,174 |
| 531 | Allowance for special collections systems | LS | 1 | 250,000.00 | 250,000 |
| | D4010 - Sprinklers | | | 18.89/SF | 531,160 |
| | D40 - FIRE PROTECTION | | | 18.89/SF | 531,160 |
| D50 | ELECTRICAL | | | | |
| D5010 | Electrical Service & Distribution | | | | |
| 395 | Normal power distribution - including panelboards, feeders, mechanical connections etc. - Renovation | SF | 28,116 | 9.00 | 253,044 |
| 396 | Emergency power distribution to special collections | LS | 1 | 100,000.00 | 100,000 |
| | D5010 - Electrical Service & Distribution | | | 12.56/SF | 353,044 |
| D5020 | Lighting and Branch Wiring | | | | |
| 399 | Light fixtures, controls. and wiring - Renovation | SF | 28,116 | 20.00 | 562,320 |
| 401 | Branch power devices, wiring, and low voltage rough-in - Renovation | SF | 28,116 | 4.00 | 112,464 |
| | D5020 - Lighting and Branch Wiring | | | 24.00/SF | 674,784 |
| D5030 | Communications & Security | | | | |
| 403 | Low voltage systems - Renovation | SF | 28,116 | 4.00 | 112,464 |
| 405 | AV systems - Renovation | SF | 28,116 | | Excl. |
| 407 | Security systems - Renovation | SF | 28,116 | 5.00 | 140,580 |
| 409 | Fire alarm systems - Renovation | SF | 28,116 | 4.00 | 112,464 |
| 415 | Emergency responder radio communication | SF | 28,116 | 1.00 | 28,116 |
| | D5030 - Communications & Security | | | 14.00/SF | 393,624 |
| D5090 | Other Electrical Systems | | | | |
| 386 | Electrical demolition -miscellaneous coring, and trenching - Renovation | LS | 1 | 16,000.00 | 16,000 |
| 387 | Electrical Subcontractor GCs/GRs | Item | | | 172,494 |
| | D5090 - Other Electrical Systems | | | 6.70/SF | 188,494 |
| | D50 - ELECTRICAL | | | 57.26/SF | 1,609,946 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A2 Renovation (continued)

GFA: 28,116 SF Cost/SF: 342.01
Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|---|------|--------|----------------|----------------|
| E10 | EQUIPMENT | | | | |
| E1010 | Commercial Equipment | | | | |
| 536 | Book security equipment | EA | 2 | 25,000.00 | 50,000 |
| | E1010 - Commercial Equipment | | | 1.78/SF | 50,000 |
| E1090 | Other Equipment | | | | |
| 214 | Undercounter refrigerator | No | 1 | 1,000.00 | 1,000 |
| 228 | Dishwasher | No | 1 | 1,200.00 | 1,200 |
| 466 | Vault | EA | 1 | | Excl. |
| 465 | High density mobile storage unit | EA | 1 | | Excl. |
| | E1090 - Other Equipment | | | 0.08/SF | 2,200 |
| | E10 - EQUIPMENT | | | 1.86/SF | 52,200 |
| E20 | FURNISHINGS | | | | |
| E2010 | Fixed Furnishings | | | | |
| 270 | Vanity countertop | LF | 12 | 300.00 | 3,600 |
| 266 | Countertop, plastic-laminate | LF | 21 | 225.00 | 4,725 |
| 276 | Base cabinet unit, plastic-laminate w/- solid-surface countertop | LF | 7 | 550.00 | 3,850 |
| 277 | Base cabinet unit, plastic-laminate w/- p-lam countertop | LF | 3 | 400.00 | 1,200 |
| 272 | Wall mounted upper cabinet | LF | 31 | 300.00 | 9,300 |
| 273 | Built-in tall storage cabinet | LF | 9 | 600.00 | 5,400 |
| 265 | Adjustable wall-shelving | LF | 50 | 425.00 | 21,250 |
| 267 | Mailbox | LF | 13 | 750.00 | 9,750 |
| 282 | Window shades, manually operated | SF | 850 | 14.00 | 11,900 |
| 315 | Misc. millwork, trims, etc. | SF | 28,116 | 1.60 | 44,986 |
| 537 | Compact shelving | LS | 1 | 35,000.00 | 35,000 |
| | E2010 - Fixed Furnishings | | | 5.37/SF | 150,961 |
| E2020 | Movable Furnishings | | | | |
| 264 | Miscellaneous loose furnishing such tables, chairs, sofa, etc. - by Owner | SF | 28,116 | | Excl. |
| | E2020 - Movable Furnishings | | | | Excl. |
| | E20 - FURNISHINGS | | | 5.37/SF | 150,961 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

A Building

A2 Renovation (continued)

GFA: 28,116 SF Cost/SF: 342.01
Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|-------------------|--|------|--------|------------------|------------------|
| F10 | SPECIAL CONSTRUCTION | | | | |
| F1010 | Special Structures | | | | |
| 539 | Mock-ups | LS | 1 | 40,000.00 | 40,000 |
| | F1010 - Special Structures | | | 1.42/SF | 40,000 |
| F1030 | Special Construction Systems | | | | |
| 540 | Remove and re-install fireplace | LS | 1 | 25,000.00 | 25,000 |
| | F1030 - Special Construction Systems | | | 0.89/SF | 25,000 |
| | F10 - SPECIAL CONSTRUCTION | | | 2.31/SF | 65,000 |
| F20 | SELECTIVE BUILDING DEMOLITION | | | | |
| F2010 | Building Elements Demolition | | | | |
| 322 | Demo existing building for renovation | SF | 28,116 | 20.00 | 562,320 |
| 97 | Remove existing slate roofing down to structure, sheathing to remain | SF | 13,015 | 5.00 | 65,075 |
| 449 | Remove and dispose portion of existing roof | SF | 545 | 20.00 | 10,900 |
| 433 | Sawcut, break-out, and remove existing floor slab | SF | 1,721 | 12.00 | 20,652 |
| 436 | Remove and dispose of existing stair and ramp, rails, footings, etc | SF | 297 | 10.00 | 2,970 |
| 427 | Remove and dispose of existing exterior window | EA | 8 | 250.00 | 2,000 |
| 428 | Remove and dispose of existing exterior louver | EA | 2 | 200.00 | 400 |
| 444 | Remove and dispose of existing elevator | EA | 1 | 15,000.00 | 15,000 |
| 445 | Remove and dispose of existing interior egress stair | EA | 3 | 7,500.00 | 22,500 |
| 487 | Temporary shoring and bracing | LS | 1 | 50,000.00 | 50,000 |
| | F2010 - Building Elements Demolition | | | 26.74/SF | 751,817 |
| F2020 | Hazardous Components Abatement | | | | |
| 323 | Hazardous materials abatement | LS | 1 | 400,000.00 | 400,000 |
| | F2020 - Hazardous Components Abatement | | | 14.23/SF | 400,000 |
| | F20 - SELECTIVE BUILDING DEMOLITION | | | 40.97/SF | 1,151,817 |
| RENOVATION | | | | 342.01/SF | 9,616,093 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM B Sitework

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|-----------------------|---|------|--------|-----------|---------------|
| G10 | SITE PREPARATIONS | | | | |
| G1010 | Site Clearing | | | | |
| 61 | Clear and grub vegetation | SF | 5,584 | 1.25 | 6,980 |
| 541 | Tree protection | LS | 1 | 15,000.00 | 15,000 |
| 36 | Temporary construction fence | LF | 1,061 | 25.00 | 26,525 |
| 503 | Personnel construction gate | EA | 2 | 1,200.00 | 2,400 |
| 502 | Double leaf construction vehicular gate | Pair | 2 | 3,500.00 | 7,000 |
| 501 | Construction entrance/vehicle wash area | EA | 2 | 7,500.00 | 15,000 |
| 505 | Dust control | LS | 1 | 15,000.00 | 15,000 |
| 37 | Erosion control barrier | LF | 1,054 | | Incl. |
| 506 | Erosion and sedimentation control | SF | 29,727 | 1.00 | 29,727 |
| 504 | Site survey, layout, as-builts, site coordination | LS | 1 | 25,000.00 | 25,000 |
| G1010 - Site Clearing | | | | | 142,632 |
| G1020 | Site Demolition and Relocations | | | | |
| 27 | Remove bituminous concrete pavement | SF | 8,175 | 1.10 | 8,993 |
| 26 | Remove and dispose of concrete pavement | SF | 687 | 2.00 | 1,374 |
| 32 | Remove concrete steps | SF | 24 | 15.00 | 360 |
| 28 | Remove stone paver | SF | 267 | 3.50 | 935 |
| 30 | Remove stone bench | LF | 58 | 50.00 | 2,900 |
| 31 | Remove stone step | SF | 116 | 15.00 | 1,740 |
| 523 | Remove stone curb | LF | 28 | 5.00 | 140 |
| 29 | Remove and dispose gravel | SF | 444 | 1.50 | 666 |
| 57 | Remove concrete window well | EA | 5 | 5,000.00 | 25,000 |
| 62 | Remove concrete curbs | LF | 562 | 5.00 | 2,810 |
| 520 | Remove concrete retaining wall | LF | 35 | 100.00 | 3,500 |
| 521 | Remove stone retaining wall | LF | 64 | 100.00 | 6,400 |
| 522 | Remove wrought iron fence | LF | 35 | 25.00 | 875 |
| 63 | Remove metal handrail | LF | 47 | 25.00 | 1,175 |
| 34 | Remove and dispose of bike racks | EA | 4 | 200.00 | 800 |
| 25 | Remove and dispose sign | EA | 7 | 200.00 | 1,400 |
| 525 | Remove information board | EA | 1 | 200.00 | 200 |
| 528 | Remove book return box | EA | 1 | 200.00 | 200 |
| 524 | Remove metal sculptured benches | LS | 1 | 500.00 | 500 |
| 526 | Remove brick and stone medallion | EA | 2 | 1,000.00 | 2,000 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

B Sitework (continued)

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|---|--|------|--------|-----------|----------------|
| 527 | Remove site building sign | EA | 1 | 500.00 | 500 |
| 332 | Remove existing trees | EA | 7 | 500.00 | 3,500 |
| 529 | Remove existing site lighting, footings, wiring | EA | 6 | 1,200.00 | 7,200 |
| 33 | Remove, stockpile and keep stones | SF | 1,081 | 2.00 | 2,162 |
| 321 | Demo existing building for new Addition, completely from foundation to roof | SF | 27,300 | 25.00 | 682,500 |
| G1020 - Site Demolition and Relocations | | | | | 757,830 |
| G1030 | Site Earthwork | | | | |
| 330 | Site grading | SF | 29,727 | 2.00 | 59,454 |
| G1030 - Site Earthwork | | | | | 59,454 |
| G10 - SITE PREPARATIONS | | | | | 959,916 |
| G20 | SITE IMPROVEMENTS | | | | |
| G2020 | Parking Lots | | | | |
| 20 | New bituminous concrete paving | SF | 4,992 | 6.10 | 30,451 |
| 336 | Vertical granite curb at parking | LF | 326 | 60.00 | 19,560 |
| 325 | Parking pavement marking and sign, incl. lane painting, handicap symbol, crosswalk, road sign and post | SF | 4,992 | 0.75 | 3,744 |
| 518 | Patch and repair existing drive and curb | EA | 1 | 10,000.00 | 10,000 |
| G2020 - Parking Lots | | | | | 63,755 |
| G2030 | Pedestrian Paving | | | | |
| 13 | Stone pavers | SF | 4,843 | 85.00 | 411,655 |
| 19 | Stone paver steps | SF | 50 | 165.00 | 8,250 |
| 21 | Granite pavers | SF | 337 | 65.00 | 21,905 |
| 22 | Granite paver edge | LF | 83 | 60.00 | 4,980 |
| 341 | Granite curb at planters | LF | 214 | 60.00 | 12,840 |
| 15 | Cast-in-place concrete sidewalk | SF | 2,037 | 10.00 | 20,370 |
| 16 | Cast-in-place concrete steps | SF | 56 | 35.00 | 1,960 |
| 519 | Julius Blum fluted handrail | LF | 35 | 200.00 | 7,000 |
| 337 | Accessible curb | EA | 1 | 650.00 | 650 |
| 12 | 5' x 1.5" IPE Boardwalk over rain garden, pressure treated wood framing on sonotubes and curb rail square, stainless steel stock bent railings with integral led light | SF | 454 | 120.00 | 54,480 |
| G2030 - Pedestrian Paving | | | | | 544,090 |
| G2040 | Site Development | | | | |
| 425 | Bike rack | EA | 4 | 600.00 | 2,400 |
| 530 | Ornamental fence | LF | 55 | 200.00 | 11,000 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM

B Sitework (continued)

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------------------------|--|------|--------|-----------|----------------|
| 334 | Cast-in-place concrete retaining wall allowance | LF | 91 | 600.00 | 54,600 |
| 347 | Cast-in-place concrete continuous footing (Trash Enclosure) | CY | 6 | 900.00 | 5,400 |
| 344 | Cast-in-place concrete slab on grade, 7" thick (Trash Enclosure) | SF | 282 | 18.00 | 5,076 |
| 362 | Cast-in-place concrete beam (Trash enclosure) | LF | 80 | 95.00 | 7,600 |
| 348 | Excavation, haul off and backfill for foundation -(Trash enclosure) | CY | 11 | 50.00 | 550 |
| 349 | 8" CMU (Trash enclosure) | SF | 686 | 35.00 | 24,010 |
| 413 | Hardie lap siding (Trash enclosure) | SF | 686 | 25.00 | 17,150 |
| 361 | Pre-finished metal gravel stop TPO membrane roofing, rigid insulation, exterior plywood decking, 2x8 wood framing (Trash enclosure) | SF | 282 | 49.00 | 13,818 |
| 357 | Single-leaf hollow metal door (Trash Enclosure) | Pair | 1 | 3,000.00 | 3,000 |
| 414 | Double-leaf steel louver swing gate (Trash enclosure) | Pair | 1 | 4,000.00 | 4,000 |
| 358 | Aluminum louver w/- insect screen (Trash enclosure) | SF | 14 | 85.00 | 1,190 |
| 542 | Misc. site furniture (flagpole, trash receptacle, etc) | LS | 1 | 25,000.00 | 25,000 |
| 335 | Site development not indicated | SF | 29,727 | | Excl. |
| G2040 - Site Development | | | | | 174,794 |
| G2050 | Landscaping | | | | |
| 18 | Lawn, sod & loam | SF | 6,139 | 0.45 | 2,763 |
| 14 | Shade groundcover | SF | 4,126 | 6.00 | 24,756 |
| 11 | Rain garden with reused site stone around edges and overflow drain basis of planting design to be fern, carex, and moss mix | SF | 2,060 | 35.00 | 72,100 |
| 23 | Outdoor children's area with landscape forms | SF | 633 | 30.00 | 18,990 |
| 24 | Stone drip strip | SF | 405 | 10.00 | 4,050 |
| 338 | New trees | EA | 5 | 1,200.00 | 6,000 |
| 331 | Protect existing tree | EA | 21 | | Incl. |
| 35 | Tree protection fencing | LF | 454 | 10.00 | 4,540 |
| 339 | Imported topsoil to seeded lawn | CY | 114 | 60.00 | 6,840 |
| 340 | Imported topsoil to planting beds/trees | CY | 470 | 60.00 | 28,200 |
| 326 | Irrigation | SF | 12,324 | 3.00 | 36,972 |
| G2050 - Landscaping | | | | | 205,211 |
| G20 - SITE IMPROVEMENTS | | | | | 987,850 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM
B Sitework (continued)

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|--------------|--|------|-------|------------|---------------|
| G30 | SITE CIVIL/MECHANICAL UTILITIES | | | | |
| G3010 | Water Supply | | | | |
| 72 | 4 inch ductile iron domestic water service pipe, , incl. excavation, bedding and backfill | LF | 100 | 120.00 | 12,000 |
| 498 | 6 in ductile iron fire service connection, incl. excavation, bedding, and backfill | LF | 131 | 160.00 | 20,960 |
| 418 | Gate valves | EA | 2 | 1,100.00 | 2,200 |
| 417 | Connect to existing system | EA | 2 | 5,000.00 | 10,000 |
| 499 | Miscellaneous water & fire site distribution | LS | 1 | | Excl. |
| | G3010 - Water Supply | | | | 45,160 |
| G3020 | Sanitary Water | | | | |
| 419 | Sewer pipe, incl. excavation, bedding and backfill - assume 8" PVC | LF | 14 | 140.00 | 1,960 |
| 89 | Sewer manhole | EA | 1 | 5,000.00 | 5,000 |
| 422 | Connect to existing system | EA | 1 | 6,000.00 | 6,000 |
| 500 | Miscellaneous sanitary site distribution | LS | 1 | | Excl. |
| | G3020 - Sanitary Water | | | | 12,960 |
| G3030 | Storm Sewer | | | | |
| 65 | 6 inch PVC storm drain pipe, including excavation, bedding, and backfill | LF | 1,293 | 120.00 | 155,160 |
| 71 | 8 inch PVC storm drain pipe, including excavation, bedding, and backfill | LF | 89 | 140.00 | 12,460 |
| 70 | Underdrain at the bottom of bioretention area, including excavation, bedding, and backfill - assume 4" | LF | 252 | 100.00 | 25,200 |
| 88 | Rain garden overflow drain | EA | 2 | 1,500.00 | 3,000 |
| 90 | Stormwater treatment chamber | EA | 1 | | Incl. |
| 91 | Stormceptor | EA | 2 | 12,000.00 | 24,000 |
| 424 | Catch basin | EA | 2 | 4,000.00 | 8,000 |
| 420 | Storm manhole | EA | 4 | 5,500.00 | 22,000 |
| 423 | Connect to existing system | EA | 2 | 5,000.00 | 10,000 |
| 508 | Subsurface detention system | LS | 1 | 125,000.00 | 125,000 |
| 507 | Miscellaneous storm sewer distribution | LS | 1 | | Excl. |
| | G3030 - Storm Sewer | | | | 384,820 |

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SCHEMATIC DESIGN COST ESTIMATE - REV. 1



LOCATION UNIFORMAT LEVEL 2/ELEMENTS ITEM
B Sitework (continued)

Rates Current At July 2022

| Ref | Description | Unit | Qty | Rate \$ | Total Cost \$ |
|----------------|--|------|-----|-----------|------------------|
| G3060 | Fuel Distribution | | | | |
| 86 | Gas service pipe - MEP narrative excludes gas distribution | LF | 41 | | Excl. |
| | G3060 - Fuel Distribution | | | | Excl. |
| | G30 - SITE CIVIL/MECHANICAL UTILITIES | | | | 442,940 |
| G40 | SITE ELECTRICAL UTILITIES | | | | |
| G4010 | Electrical Distribution | | | | |
| 87 | Electric service from utility transformer - secondary feeder - 1,600 A | LF | 80 | 650.00 | 52,000 |
| 410 | Allowance for primary feeder conduits | LS | 1 | 25,000.00 | 25,000 |
| 411 | Miscellaneous site power and distribution | LS | 1 | 20,000.00 | 20,000 |
| | G4010 - Electrical Distribution | | | | 97,000 |
| G4020 | Site Lighting | | | | |
| 365 | Allowance for site lighting, controls and wiring | LS | 1 | 70,000.00 | 70,000 |
| | G4020 - Site Lighting | | | | 70,000 |
| G4030 | Site Communications & Security | | | | |
| 412 | Allowance of site communications and security | LS | 1 | 15,000.00 | 15,000 |
| | G4030 - Site Communications & Security | | | | 15,000 |
| | G40 - SITE ELECTRICAL UTILITIES | | | | 182,000 |
| SITWORK | | | | | 2,572,706 |