



Option 8	Construction Cost Estimate (Includes Construction Management Fees and General Conditions)	Square Footage	Cost / SF	Budget Range		Comments
				10% Contingency	15% Contingency	
Phase 1	JK Classroom /JK-K Hub	2,800	\$180	\$504,000	\$504,000	Could be Moved to Phase 3
Phase 2	JK Bridge Addition	800	\$590	\$472,000	\$472,000	
Phase 2	Light Renovation of Baker Building Including Fab Lab	16,177	\$180	\$2,911,860	\$2,911,860	
Phase 2	Addition of Commons and Caffeteria and Second Floor Classrooms	12,350	\$490	\$6,051,500	\$6,051,500	
Phase 2	Light renovation of existing classrooms, Hubs and Commons	5,600	\$180	\$1,008,000	\$1,008,000	
Phase 2	Finish Replacement of existing Baker Building Classrooms	7,500	\$0	\$0	\$0	Moved to Phase 3
Phase 2	HVAC upgrades	41,523	\$65	\$2,698,995	\$2,698,995	
Phase 2	Mechanical Mezanine	800	\$138	\$110,400	\$110,400	
	**Site work & underground detention	lump sum		\$250,000	\$300,000	**Allowance Range - Full scope of detention required to be determined
	Subtotal			\$14,006,755	\$14,056,755	
	Contingency (10 - 15%)	range		\$1,400,676	\$2,108,513	
	Construction Subtotal			\$15,407,431	\$16,165,268	
	Construction Management Fee & General Conditions	0%		\$0	\$0	Included in Construction Cost/SF
	Professional Fees & Project Soft Costs (i.e. Architect & Architect's Consultants, Civil , Geotechnical, Environmental Engineers, Commissioning Agent, Landscape Architect, Kitchen, Acoustics/AV, Security &/or Traffic Consultants), Surveys, Asbestos Abatement, Utility Charges, Furniture, Fixtures & Equipment.	15-20%		\$2,311,115	\$3,233,054	
	Master Plan Total Budget			\$17,800,000	\$19,400,000	
Alternate #1	New exterior cladding of Baker Building			\$1,800,000		
Alternate #2	Parking lot expansion on West of Site (additional 19 parking stalls)			\$200,000		
Phase 3	*Finish upgrades to rest of school - final scope to be determined	55,800	\$150	\$8,370,000		
Phase 4	*Auditorium Renovation	6,100	\$300	\$1,830,000		
Phase 5	* Performing Arts Addition	7,200	\$450	\$3,240,000		
	*Contingencies, Fees & Inflation are NOT included in the Cost/ SF					
	** Site costs do not include demo of Village House and new playgrounds on Village House Site					