

# PROJECT BUDGET

## Madison Public School

New Elementary School @ Janssen Parcel

Grades PK-5, 601 Enrollment

### Total Project Budget

Date: **October 26, 2021**

		Project Budget	
		601	
\$(000) except \$/GSF			
New Construction GSF			82,453
Demolition & Abatement of Ryerson (GSF)			39,000
<b>Total GSF</b>			<b>82,453</b>
New Construction \$/GSF - Current		\$	365.00
Demolition & Abatement \$/GSF - Current		\$	25.00
New Construction \$/GSF - Escalated		\$	416.50
Demolition & Abatement \$/GSF - Escalated		\$	28.50
Total Construction w/ site \$/GSF		\$	565.29
<b>Total Project \$/GSF</b>		\$	<b>741.62</b>
<b>I. Building Construction</b>			
A.	New Building Construction	\$	30,095.3
B.	Demolition of Ryerson	\$	1,225.0
C.	Other Construction	\$	-
<b>Total Building Construction</b>			<b>31,320.3</b>
<b>II. Related Construction</b>			
A.	Sitework		
1	Earthwork / Site Prep		7,523.8
2	Exterior Improvements		
a.	Paving - Asphalt / Concrete / Other		w/ site prep
b.	Sidewalks / Paths		w/ site prep
c.	Wetlands Mitigation		w/ site prep
d.	Landscape & Planting		w/ site prep
e.	Athletic / Recreational Surfaces		w/ site prep
f.	Fencing / Gates		w/ site prep
g.	Retaining Walls		w/ site prep
h.	Misc Site Improvements		w/ site prep
B.	Site Utility Systems		
1	Water & Wells (CT Water Line)		750.0
a.	Fire Protection		w/ site prep
2	Sanitary Sewage (Treatment Plant)		750.0
3	Storm Drainage		w/ site prep
4	Gas		w/ site prep
5	Steam		w/ site prep
6	Chilled Water		w/ site prep
7	Electric		w/ site prep
8	Data & Communications		w/ site prep
9	Site Lighting		w/ site prep
<b>Total Site Construction</b>			<b>9,023.8</b>
C.	Building Demolition		w/ construction
D.	Hazardous Materials Removal		w/ construction
E.	Sustainable Elements		
1	Solar Panels / PV Array		Assume PPA
2	Wind		NA
3	Geothermal Wells		500.0
4	Rain Garden		w/ site
5	Waste Water Treatment Plants		w/ site
F.	GC / CM Mark-ups		w/ construction
<b>Total Related Construction</b>			<b>9,523.8</b>
<b>Subtotal Construction - Current \$</b>			<b>40,844.1</b>
<b>III. Escalation (2024 Construction)</b>			<b>5,765.8</b>
<b>Total Construction - Escalated</b>		\$	<b>46,609.9</b>
<b>IV. Furniture, Fixtures &amp; Equipment (FF&amp;E)</b>			
A.	Loose Furnishings		1,021.7
B.	Playground Equipment		700.0
C.	Data / Telecomm Equipment		901.5
1.	Cabling / Wall Jack / Devices		w/ construction
D.	Audio/Visual Equipment		w/ data
E.	Security Equipment		w/ data
1.	Cabling / Wall Jack / Devices		w/ construction
F.	Specialty Signage		75.0
<b>Total FF &amp; E</b>		\$	<b>2,698.2</b>

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<b>V. Fees and Expenses</b>	
<b>A. Fees</b>	
1 Existing Conditions & Space Program	-
2 Architect	3,205.0
a Civil Engineering	w/ architect
b Landscape Architect	w/ architect
c Structural Engineering	w/ architect
d MEP/FP Engineering	w/ architect
e Interior / Furniture Designer	w/ architect
f Lighting Consultant	w/ architect
g Acoustical Consultant	w/ architect
h Signage Consultant	w/ architect
i LEED Designer	w/ architect
j Referendum Services	w/ architect
k Code Consultant	w/ architect
l Designer's Cost Estimator	w/ architect
3 Special Consultants	
a Haz. Mat. Consultant	150.0
b Audio / Visual	w/ architect
c Technology / Security Systems Design	w/ architect
d Geo-Tech Engineering	w/ architect
e Traffic Engineer	w/ architect
f Ecologist / Soil Sample	50.0
g Peer Reviews	30.0
h Green Building Consultant	w/ architect
i Storm Water Monitoring	30.0
4 Project Management	650.0
5 Building Commissioning	90.0
6 Owner's Cost Estimator	w/ CM
7 CM Preconstruction Fee	175.0
8 Owner's Legal Fees	50.0
9 Site Survey	w/ architect
10 Utility Assessment	50.0
Sub-total Fees	4,480.0
<b>B. Expenses</b>	
1 Owner's Insurance	69.9
2 Permits	12.1
a. Building	w/ Construction
b. Town / Site	assumed waived
3 Printing	10.0
4 Construction Utilities Use	w/ Construction
5 Site Borings	w/ architect
6 Materials Testing	150.0
7 Special Inspections	15.0
8 Consultant Reimbursables	25.0
9 Moving / Relocation	75.0
10 Temporary Space / Operations	20.0
11 Advertising	15.0
12 Physical Plant Expenses	20.0
13 Misc. Expenses	20.0
14 Financing Costs / Bond Origination	1,700.0
15 Site Acquisition	NOT INCLUDED
a. Real Estate Fees	NOT INCLUDED
b. Closing Costs	NOT INCLUDED
Sub-total Expenses	2,132.0
<b>Total Fees and Expenses</b>	<b>6,612.0</b>
<b>V. Contingency</b>	
A. Construction	2,330.5
B. Owner's Project	2,898.0
<b>Total Contingency</b>	<b>5,228.5</b>
<b>Total Project</b>	<b>\$ 61,148.6</b>

Construction Cost vs. Total Project Cost  
Soft Cost vs. Total Project Cost

76%  
24%