



February 10, 2015

Conceptual Planning
Preliminary Programs and Budgets

FOOTBALL STADIUM IMPROVEMENTS

NEW AUDITORIUM

*Mineola Independent School District
Mineola, Texas*

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**CONCEPTUAL PLANNING - SUMMARY OF COMPONENTS
 FOOTBALL STADIUM IMPROVMENTS
 NEW AUDITORIUM
 MINEOLA ISD
 MINEOLA, TEXAS**

EUBANKS HARRIS ROBERTS CRAIG ARCHITECTS, INC. TYLER, TEXAS

Summary		
Various Components	Square Feet	Estimate
Component 1 - Football Stadium Improvements	Varies	\$ 1,202,043
Component 2 - New Auditorium - 1200 Seats	26,650	\$ 8,688,455

Additional Budget Allowance Items	
Item	Allowance
Loose Furniture	
Technology Equipment	
5% Contingency	
Total	\$ -

Notes:

1. Estimates **DO INCLUDE**: all building and site construction costs and soft costs such as professional fees, surveys, geotech, regulatory fees and science / library casework and kitchen equipment
2. Estimates **DO NOT INCLUDE**: land acquisition and development costs of utility extensions and excessive site costs.
3. Subsequent planning can further refine space needs and budget estimates

**CONCEPTUAL PLANNING
COMPONENT 1 - FOOTBALL STADIUM IMPROVEMENTS
MINEOLA ISD**

EUBANKS HARRIS ROBERTS CRAIG ARCHITECTS, INC. TYLER, TEXAS

FOOTBALL STADIUM IMPROVEMENTS

A. New Home Seating Access Sidewalk:	\$	73,400
New 10' wide concrete sidewalk, limited elevation change from main entry grade		
Accessing existing front or mid-location seating		
Concrete retaining walls above and below new walk		
New painted steel guardrails		
Rework existing aluminum bench seating at tie-in to provide a mix of ADA and regular seating		
Earthwork, sod grass as needed		
B. New Home Seating Public Toilets:		
Option 1: 2 single fixture toilets	\$	66,000
1 male, 1 female		
Option 2: Multiple Fixture Toilets	\$	198,000
1 female - 6 WCs		
1 male - 2 WCs, 4 Urinals		
Either option to be located at 'top' of current Home Seating		
C. Existing Public Toilet / Concession Renovations:	\$	110,000
New plumbing fixtures / trim		
New Toilet Partitions		
New Doors / Hardware		
New Ceramic Tile Floors, Limited Walls		
New Light Fixtures		
New Painting		
New Toilet Accessories		
D. New Ornamental Fencing / Masonry Columns:	\$	131,700
6' tall outer perimeter (Home and Visitor)		
4' tall inner perimeter (Home and Visitor)		
Positioned to create "Plaza Entry"		
Replaces existing chain link fencing		
E. Widen Existing Homeside Seating Access Sidewalk:	\$	32,450
Increase width from 8' to 14'		
Provide new handrail / guardrails		
Associated earthwork fill and grass sod		
F. Field House Addition:	\$	546,000
Expand existing Field House approximately 1,880 square feet to east		
Provide new male dressing room (maintaining access to existing toilet/showers)		
Will allow for dedicated JV football dressing room		
Provide female changing room with toilet		
Enclose west porch to provide needed addition at coach administrative space		
Significant earthwork / retaining walls		
Relocate existing HVAC units		
Estimated Total Construction Cost	\$	1,091,550

Additional Miscellaneous Costs

Geotechnical Testing	\$	10,000.00
Topographic Survey	\$	10,000.00
Regulatory Permits & Fees/Reproduction Costs	\$	10,000.00
Architectural/Engineering Fees	\$	65,493.00
Civil Engineering Fees	\$	15,000.00

Total Miscellaneous Costs \$ **110,493.00**

Total Estimated Project Cost

\$ 1,202,043.00

Does Not Include:

Loose Furnishings
Technology Equipment
Recommend 5% Contingency

**CONCEPTUAL PLANNING
COMPONENT 2 - NEW AUDITORIUM
MINEOLA ISD**

EUBANKS HARRIS ROBERTS CRAIG ARCHITECTS, INC. TYLER, TEXAS

NEW AUDITORIUM

Freestanding New Auditorium

Probable location west of High School
(Similar in size and scope of our recently completed Lindale ISD Performing Arts Center)
1,200 Seats (800 in lower bowl, 400 in upper tiered risers)
Fully compliant "One-Act Play" Stage / Equipment
Black Box Theater
Green Room
Dressing / Toilet / Costume Facilities
Scenery / Set Shop and Storage
Public Foyer, suitable for "Pre-Event Functions"
Public Toilets
Concession / Sales
Entry Plaza / Courtyard
Access Drives, Service (Backstage) Drives
Some on-site parking, can use existing Mineola ISD parking spaces

Total Gross Area - New Auditorium **26,650 SF**

Estimated Cost per Sq. Ft. **\$ 295.00** **\$ 7,861,750.00**

Additional Miscellaneous Costs

Geotechnical Testing	\$ 10,000.00
Topographic Survey	\$ 10,000.00
Regulatory Permits & Fees/Reproduction Costs	\$ 10,000.00
New Parking/Drives	\$ 300,000.00
Architectural/Engineering Fees	\$ 471,705.00
Civil Engineering Fees	\$ 25,000.00

Total Miscellaneous Costs **\$ 826,705.00**

Total Estimated Project Cost **\$ 8,688,455.00**

Does Not Include:

Loose Furnishings
Technology Equipment
Recommend 5% Contingency