

Feasibility Estimate  
 Additions and Alterations  
 Naugatuck High School  
 Board of Education  
 August 10, 2011

	Renovation Shell & Envelope		Renovation Infrastructure		New Administration		Renovate Conference		LEED Silver Equivalent		Total Renovation	
	4,662 11,448 11,448	Wall Floor Roof	11,448	U/C	9,322	U/C	2,126	U/C	5.00%	U/C	11,448	U/C
<b>SUBSTRUCTURE</b>	<b>21,971</b>	<b>1.92</b>	<b>0</b>		<b>0</b>	<b>0.00</b>	<b>0</b>	<b>0.00</b>	<b>1,099</b>	<b>0.10</b>	<b>23,070</b>	<b>2.02</b>
Foundations	0	0.00	0		0	0.00	0	0.00	0	0.00	0	0.00
Basement Construction	21,971	1.92	0		0	0.00	0	0.00	1,099	0.10	23,070	2.02
<b>SHELL</b>	<b>170,668</b>	<b>14.91</b>	<b>6,240</b>	<b>0.55</b>	<b>0</b>	<b>0.00</b>	<b>15,693</b>	<b>7.38</b>	<b>9,630</b>	<b>0.84</b>	<b>202,232</b>	<b>17.67</b>
Superstructure	0	0.00	2,470	0.22	0	0.00	15,693	7.38	908	0.08	19,071	1.67
Building Enclosure	159,220	34.15	0	0.00	0	0.00	0	0.00	7,961	0.70	167,181	14.60
Roofing	11,448	1.00	3,770	0.33	0	0.00	0	0.00	761	0.07	15,979	1.40
<b>INTERIORS</b>	<b>0</b>	<b>0.00</b>	<b>0</b>	<b>0.00</b>	<b>251,574</b>	<b>26.99</b>	<b>73,034</b>	<b>34.35</b>	<b>16,230</b>	<b>1.42</b>	<b>340,838</b>	<b>29.77</b>
Interior Construction	0	0.00	0	0.00	116,449	12.49	33,801	15.90	7,512	0.66	157,762	13.78
Staircase	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
Interior Finishes	0	0.00	0	0.00	135,125	14.50	39,233	18.45	8,718	0.76	183,076	15.99
<b>SERVICES</b>	<b>50,572</b>	<b>5.02</b>	<b>442,672</b>	<b>38.67</b>	<b>383,223</b>	<b>41.11</b>	<b>99,760</b>	<b>46.92</b>	<b>48,811</b>	<b>4.26</b>	<b>1,025,039</b>	<b>89.54</b>
Conveying Systems	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
Plumbing	50,572	4.42	78,004	6.81	4,340	0.47	3,380	1.59	6,815	0.60	143,111	12.50
HVAC	0	0.00	247,012	21.58	171,921	18.44	47,200	22.20	23,307	2.04	489,440	42.75
Fire Protection	0	0.00	13,001	1.14	32,817	3.52	6,036	2.84	2,593	0.23	54,447	4.76
Electrical	0	0.00	91,004	7.95	150,325	16.13	41,044	19.31	14,119	1.23	296,492	25.90
Telecommunications	0	0.00	10,400	0.91	15,879	1.70	1,207	0.57	1,374	0.12	28,861	2.52
Security	0	0.00	3,250	0.28	7,940	0.85	893	0.42	604	0.05	12,687	1.11
<b>EQUIPMENT &amp; FURNISHINGS</b>	<b>0</b>	<b>0.00</b>	<b>0</b>	<b>0.00</b>	<b>43,404</b>	<b>4.66</b>	<b>32,594</b>	<b>15.33</b>	<b>3,800</b>	<b>0.33</b>	<b>79,797</b>	<b>6.97</b>
Fixed Equipment	0	0.00	0	0.00	15,879	1.70	16,900	7.95	1,639	0.14	34,419	3.01
Fixed Furnishings	0	0.00	0	0.00	27,524	2.95	15,693	7.38	2,161	0.19	45,378	3.96
<b>SPECIAL CONSTRUCTION</b>	<b>79,901</b>	<b>6.98</b>	<b>21,061</b>	<b>2.09</b>	<b>47,638</b>	<b>5.11</b>	<b>8,571</b>	<b>4.03</b>	<b>7,859</b>	<b>0.69</b>	<b>165,030</b>	<b>14.42</b>
Special Construction	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
Building Demolition	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
Selective Building Demolition	13,781	1.20	14,561	1.27	21,173	2.27	4,829	2.27	2,717	0.24	57,060	4.98
Hazardous Material Abatement	50,000	0.00	0	0.00	0	2.27	0	4.00	0	0.00	50,000	4.37
Debris Removal	16,121	1.41	6,500	0.57	26,466	2.84	3,742	1.76	2,641	0.23	55,470	4.85
<b>BUILDING SITEWORK</b>	<b>7,280</b>	<b>0.64</b>	<b>3,900</b>	<b>0.34</b>	<b>0</b>	<b>0.00</b>	<b>1,593</b>	<b>0.75</b>	<b>639</b>	<b>0.06</b>	<b>13,413</b>	<b>1.17</b>
Off-Site Utilities Allowance	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
Site Preparation	7,280	0.64	3,900	0.34	0	0.00	1,593	0.75	639	0.06	13,413	1.17
Site Improvements	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
-ADA	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
Site Civil/Mechanical Utilities	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
Site Electrical Utilities	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
Other Site Construction	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
<b>SUBTOTAL</b>	<b>330,393</b>	<b>28.86</b>	<b>473,873</b>	<b>41.39</b>	<b>725,839</b>	<b>77.86</b>	<b>231,245</b>	<b>108.77</b>	<b>88,068</b>	<b>7.69</b>	<b>1,849,418</b>	<b>161.55</b>
in CM Fee General Conditions	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
0.16% Building Permit (State Only)	529	0.05	758	0.07	1,161	0.12	370	0.17	141	0.01	2,959	0.26
0.00% Building Permit (Borough of Naugatuck)	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
6.00% Design & Estimating Contingencies	19,856	1.73	28,478	2.49	43,620	4.68	13,897	6.54	5,293	0.46	111,144	9.71
in CM Fee General Liability Insurance	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
3.50% Escalation to Bid Day 1/15/13	21	21,483	21	30,816	21	47,199	21	15,037	21	5,727	21	120,262
3.00% Escalation to Start Later Phases	32	29,781	32	42,714	32	65,426	32	20,844	32	7,938	32	166,703
0.25% Builder's Risk Insurance	1,005	0.09	1,442	0.13	2,208	0.24	703	0.33	268	0.00	5,626	0.49
8.00% Construction Contingency	32,244	2.82	46,247	4.04	70,836	7.60	22,568	10.62	8,595	0.00	180,489	15.77
4.00% Construction Manager's Bond	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
7.00% Construction Manager's Fee	30,498	2.66	43,731	3.82	66,968	7.18	21,354	10.04	8,150	0.71	170,702	14.91
0.25% Pre-Construction Fee	1,164	0.10	1,670	0.15	2,558	0.27	815	0.38	310	0.03	6,518	0.57
<b>TOTAL CONSTRUCTION</b>	<b>466,955</b>	<b>40.79</b>	<b>669,729</b>	<b>58.50</b>	<b>1,025,816</b>	<b>110.04</b>	<b>326,833</b>	<b>153.73</b>	<b>124,467</b>	<b>10.87</b>	<b>2,613,800</b>	<b>228.32</b>