

**Concord Elementary Schools Consolidation Plan**

January 31, 2011

Concord, New Hampshire

**Project Budget Summary as of Bids**

<b>Total Project Budget</b>	<b>\$ 62,539,605</b>
<b>Pre-project Site Acquisition Costs</b>	<b>\$ 2,100,000</b>
<b>Budget Including Site Acquisition</b>	<b>\$ 64,639,605</b>
<b>Total Estimated NH DOE Reimbursmer 43% (Including NH CHPS Certification)</b>	<b>\$ 27,795,030</b>
<b>Total Cost to School Board not including interest</b>	<b>\$ 36,844,575</b>

	Dame / Eastman School	New Conant School	New Kimball School	SAU Relocation Costs	Total Project
<b>Student Enrollment:</b>					
Planned School Enrollment	Students 450	535	535		
<b>Total Planned Student Enrollment Capacity</b>	Students <b>450</b>	<b>535</b>	<b>535</b>		<b>1,520</b>
DOE Allowable Area per Student	120	120	120		
Utilization Factor	0.95	0.95	0.95		
<b>DOE Allowable Area (based on total student capacity)</b>	Gross SF 56,842	67,579	67,579		192,000
Add for Rooftop Mechanical Enclosures	4,750	5,700	4,740		
Add for Wood Chip Plant	0	0	0		
<b>Adjusted DOE Allowable Area</b>	<b>61,592</b>	<b>73,279</b>	<b>72,319</b>		<b>192,000</b>
Wood Chip Plant	Gross SF 0	0	0		
New Construction	Gross SF 64,580	73,446	71,485		209,511
<b>Actual Total Project Area</b>	Gross SF <b>64,580</b>	<b>73,446</b>	<b>71,485</b>	<b>0</b>	<b>209,511</b>
<b>I. Construction Budget:</b>					
<b>A. Construction Budget:</b>					
	Dame / Eastman School	New Conant School	New Kimball School	SAU Relocation Costs	Total Project
Demo Existing School		\$ 300,618	\$ 260,160		\$ 560,778
Demo Existing Houses			\$ 50,000		\$ 50,000
Demo Morrill Building			\$ 150,000		\$ 150,000
HazMat Removal at Existing School		\$ 264,893	\$ 591,416		\$ 856,309
Site Development Costs	\$ 1,601,804	\$ 1,613,890	\$ 1,021,285		\$ 4,236,979
<b>Total Site Related Costs</b>	<b>\$ 1,601,804</b>	<b>\$ 2,179,401</b>	<b>\$ 2,072,861</b>	<b>\$ -</b>	<b>\$ 5,854,066</b>
New Building Gross Area	64,580	73,446	71,485		\$ 209,511
Budgeted Cost per Square Foot	\$ 161.55	\$ 141.56	\$ 152.91		
Building Costs	\$ 10,433,106	\$ 10,397,342	\$ 10,930,585		\$ 31,761,033
Wood Chip Boiler System at Dame/Eastman	\$ 1,150,000				\$ 1,150,000
Premium for Rooftop Mechanical Enclosure	included	included	included		\$ -
<b>Total New Building Costs</b>	<b>\$ 11,583,106</b>	<b>\$ 10,397,342</b>	<b>\$ 10,930,585</b>	<b>\$ -</b>	<b>\$ 32,911,033</b>
<b>Combined Cost per SF compared to DOE Limit of \$171</b>	<b>\$ 161.55</b>	<b>\$ 141.56</b>	<b>\$ 152.91</b>		<b>\$ 456</b>
General Conditions	\$ 601,746	\$ 633,129	\$ 644,528		\$ 1,879,403
Bonds	\$ 78,227	\$ 82,307	\$ 83,789		\$ 244,323
Insurance	\$ 108,314	\$ 113,963	\$ 116,015		\$ 338,292
Overhead and Fee 4%	\$ 481,396	\$ 506,503	\$ 515,622		\$ 1,503,521
<b>Total Other Construction Costs</b>	<b>\$ 1,269,683</b>	<b>\$ 1,335,902</b>	<b>\$ 1,359,954</b>	<b>\$ -</b>	<b>\$ 3,965,539</b>
<b>Total Pre-contingency Construction Cost</b>	<b>\$ 14,454,593</b>	<b>\$ 13,912,645</b>	<b>\$ 14,363,400</b>	<b>\$ -</b>	<b>\$ 42,730,638</b>
Escalation to Midpoint of Construction	5% \$ 601,746	5% \$ 633,129	5% \$ 644,528		\$ 1,879,403
Design Contingency	10% \$ 1,390,634	\$ 1,463,160	\$ 1,489,503		\$ 4,343,297
<b>Total Approved SD Construction Budget</b>	<b>\$ 16,446,973</b>	<b>\$ 16,008,934</b>	<b>\$ 16,497,431</b>	<b>\$ -</b>	<b>\$ 48,953,338</b>
Cost per Square Foot	254.68	217.97	230.78		233.66
<b>Construction Cost per Base Bid</b>	<b>\$ 12,282,000</b>	<b>\$ 13,130,000</b>	<b>\$ 13,186,000</b>		<b>\$ 38,598,000</b>
Alt. No. 1 Wood Chip Plant	N				\$ -
Alt. No. 2 Rubber Tile Floors	Y	\$ 375,000	\$ 430,000	\$ 420,000	\$ 1,225,000
Alt. No. 3 PVC Roof	Y	\$ 75,000	\$ 96,200	\$ 81,200	\$ 252,400
Alt. No. 4 Improve S. Curtisville Road	Y	\$ 73,000			\$ 73,000
Alt. No. 5 Extend S. Curtisville Sidewalk	Y	\$ 25,300			\$ 25,300
Alt. No. 6 BAS: Honeywell	N				\$ -
Alt. No. 7 BAS: CTI	N				\$ -
Alt. No. 8 BAS: Siemens	Y	\$ 178,200	\$ 195,100	\$ 195,800	\$ 569,100
Total Alternates Accepted	\$ 726,500	\$ 721,300	\$ 697,000	\$ -	\$ 2,144,800
<b>Revised DD Cost Estimate</b>	<b>\$ 13,008,500</b>	<b>\$ 13,851,300</b>	<b>\$ 13,883,000</b>	<b>\$ -</b>	<b>\$ 40,742,800</b>
Delta (from Approved SD Budget)	\$ (3,438,473)	\$ (2,157,634)	\$ (2,614,431)		\$ (8,210,538)
Cost per Square Foot	\$ 201.43	\$ 188.59	\$ 194.21		\$ 194.74

**II. Professional Services Budget: (For Schematic Design through Construction Admin. Services)**

	Dame / Eastman School	Conant School	Kimball School	SAU Relocation Costs	Total Project
<b>A/E Basic Services Fee Calculation</b>					
<b>Total Construction Budget (Not including C.O. Contingency)</b>	<b>\$ 16,446,973</b>	<b>\$ 16,008,934</b>	<b>\$ 16,497,431</b>		<b>\$ 48,953,338</b>
<b>Furniture, Equip. &amp; Technology Budget</b>	<b>\$ 960,000</b>	<b>\$ 1,200,000</b>	<b>\$ 1,200,000</b>		<b>\$ 3,360,000</b>
<b>Total Basis of A/E Fee</b>	<b>\$ 17,406,973</b>	<b>\$ 17,208,934</b>	<b>\$ 17,697,431</b>		<b>\$ 52,313,338</b>
A/E Basic Services Fees (incl. F&E and Tech.)	8% \$ 1,392,558	8% \$ 1,376,715	8% \$ 1,415,794	\$ -	\$ 4,185,067
RPF Original Proposal		\$ 3,150	\$ 5,450		
RPF Additional Scope Proposal		\$ 4,650	\$ 23,175		
Hazardous Materials	RPF \$ -	\$ 7,800	\$ 28,625		\$ 36,425
Budget Management for Project	HMFH \$ 10,000	\$ 10,000	\$ 10,000		\$ 30,000
NH CHPS Services	All \$ 50,000	\$ 50,000	\$ 50,000		\$ 150,000
Geotechnical Investigation & Consulting	Nobis \$ 18,400	\$ 21,200	\$ 18,400		\$ 58,000
Total A/E Fees to be allocated by Phase	\$ 1,470,958	\$ 1,465,715	\$ 1,522,819		\$ 4,459,492
Alternatives Analysis Fees	\$ 25,000	\$ 50,000	\$ 50,000		\$ 125,000
Total A/E Basic Services Fees	\$ 1,495,958	\$ 1,515,715	\$ 1,572,819		\$ 4,584,492
Calculation Adjustment					\$ (20,000)
<b>A/E Basic Services Contract Sum</b>					<b>\$ 4,564,492</b>
<b>Net Fees by Phase</b>	100% \$ 1,470,958	100% \$ 1,465,715	100% \$ 1,522,819	100%	
Basic SD	15% \$ 220,644	15% \$ 219,857	15% \$ 228,423	15% \$ -	
Plus Alternatives Analysis	\$ 25,000	\$ 50,000	\$ 50,000		
<b>Schematic Design</b>	\$ 245,644	\$ 269,857	\$ 278,423	\$ -	\$ 793,924
<b>SD Fee by Agreement</b>	\$ 175,502	\$ 227,298	\$ 302,580		\$ 705,380
Balance due at DD Phase	\$ 70,142	\$ 42,559	\$ (24,157)	\$ -	\$ 88,544
Design Development	25% \$ 367,739	25% \$ 366,429	25% \$ 380,705	25% \$ -	\$ 1,114,873
<b>Total Design Development Phase Fee</b>					<b>\$ 1,203,417</b>
Construction Documents	35% \$ 514,835	35% \$ 513,000	35% \$ 532,987	35% \$ -	\$ 1,560,822
Bidding	5% \$ 73,548	5% \$ 73,286	5% \$ 76,141	5% \$ -	\$ 222,975
Construction Administration	20% \$ 294,192	20% \$ 293,143	20% \$ 304,564	20% \$ -	\$ 891,898
<b>A. Basic Services Contract:</b>					
<b>Subtotal of Basic Services Fee:</b>	<b>\$ 1,495,958</b>	<b>\$ 1,515,715</b>	<b>\$ 1,572,819</b>	<b>\$ -</b>	<b>\$ 4,564,492</b>

**III. Services**

	Dame / Eastman School	New Conant School	New Kimball School	SAU Relocation Costs	Administrative Fee	Total Project
Furniture and Equipment Budget	\$ 240,000	\$ 300,000	\$ 300,000			\$ 840,000
Equipment Budget	\$ 240,000	\$ 300,000	\$ 300,000			\$ 840,000
Technology Budget	\$ 480,000	\$ 600,000	\$ 600,000			\$ 1,680,000
Total F&E and Technology Budget	\$ 960,000	\$ 1,200,000	\$ 1,200,000			\$ 3,360,000
Geotechnical Construction Monitoring	Nobis \$ 15,000	\$ 15,000	\$ 15,000		\$ 4,500	\$ 49,500
PSS No. 1' Addl. Geotechnical Test Pit	Nobis \$ 912	\$ 912	\$ -		\$ 182	\$ 2,006
PSS No. 2 Traffic Study	VHB \$ 6,550	\$ 8,350	\$ 14,550		\$ 2,945	\$ 32,395
PSS No. 1: Addl. Traffic Study	VHB \$ 733	\$ 733	\$ 734		\$ 220	\$ 2,420
PSS No. 1 Site Survey (with reduce Admin Fee per agreement)	MHF \$ 17,200	\$ 14,200	\$ 16,700		\$ 2,405	\$ 50,505
PSS No. 4 Site Survey (for Rundlett Steam Line)	MHF \$ -	\$ 7,600	\$ -		\$ 380	\$ 7,980
Con. Comm. Determination of Applicability NOI	\$ -	\$ -	\$ -		\$ -	\$ -
PSS No. 3 Historical Surveys	Hengen \$ -	\$ 2,050	\$ 12,250		\$ 1,430	\$ 15,730
PSS No. 6 Archaeological Surveys Phase 1A	Brooks \$ 1,028	\$ 1,028	\$ 1,028		\$ 308	\$ 3,391
PSS No. 9 Archaeological Surveys Phase 1B	Brooks \$ -	\$ -	\$ 3,700		\$ 370	\$ 4,070
PSS No. 8 Wetlands Flagging and Investigation (for Steam Line)	Nobis \$ -	\$ 2,500	\$ -		\$ 250	\$ 2,750

