Preston Pierce Construction
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Preston Pierce Construction

Date : March 9,2018

Construction Cost Breakdown

Project: Alpha Plaza (4300-4500 Alpha Road)
Kennington Properties
Jonathon Creel

REMODEL - EXTERIOR SHOPPING CENTER

BASE BID - PRICING PER GFF PLANS

Description	Quantity	Units		Unit Costs		Project Costs
Division 1 - General Requirements						
1.0 Job Supervision	16.00	Weeks	$	1,850.00	$	29,600.00
2.0 Truck & Fuel Expenses	4.00	Month	$	700.00	$	2,800.00
3.0 Temporary Facilities	16.00	Weeks	$	100.00	$	1,600.00
4.0 Final Clean Up	1.00	LS	$	3,000.00	$	3,000.00
5.0 Testing & Laboratory Services	1.00	ALLOW	$	5,500.00	$	5,500.00
6.0 Asbestos Survey	1.00	LS	$	825.00	$	825.00
9.0 Permits and Fees	1.00	ALLOW	$	4,500.00	$	4,500.00
10.0 Builders Risk	4.00	Months	$	1,000.00	$	4,000.00
15.0 Stripping	1.00	LS	$	2,550.00	$	2,550.00
19.0 Dumpsters	8.00	EA	$	550.00	$	4,400.00
20.0 Temporary Fencing	1.00	LS	$	2,500.00	$	2,500.00
21.0 Equipment	1.00	LS	$	6,000.00	$	6,000.00
22.0 Barricades	1.00	LS	$	4,000.00	$	4,000.00
23.0 TDLR Fees & Inspections	1.00	LS	$	925.00	$	925.00
		Subtotal Division 1 =			**$**	**77,000.00**

Division 2 - Site Work						
1.0	Façade & Soffit Demolition	1.00	LS	$ 32,000.00	$	32,000.00
10.0	Bicycle Racks F&I	3.00	EA	$ 500.00	$	1,500.00
11.0	Landscaping	1.00	LS	$ 162,670.00	$	162,670.00
12.0	Irrigation	1.00	LS	$ 44,800.00	$	44,800.00
13.0	Landscape Retaining Walls 3'	200.00	LFT	$ 100.00	$	20,000.00
				Subtotal Division 2 =	**$**	**260,970.00**
Division 3 - Concrete						
1.0	Concrete Demo	6400.00	SFT	$ 2.00	$	12,800.00
2.0	Rock Salt Finish Sidewalks	3200.00	SFT	$ 17.00	$	54,400.00
3.0	6" Paving	3400.00	SFT	$ 7.00	$	23,800.00
4.0	ADA Ramps	3.00	EA	$ 2,000.00	$	6,000.00
5.0	Curb & Gutter @ Landscape Islands	360.00	LFT	$ 15.00	$	5,400.00
6.0	R&R Concrete For Electrical/Irrig Trenches	1200.00	SFT	$ 10.00	$	12,000.00
7.0	Import Dirt For Grading	30.00	Loads	$ 400.00	$	12,000.00
				Subtotal Division 3 =	$	126,400.00
Division 4 - Masonry						
1.0	Tuckpoint Brick & Relay As Necessary(Façade)	1.00	LS	$ 8,500.00	$	8,500.00
2.0	Stucco Coated Soffits	10800.00	SFT	$ 5.00	$	54,000.00
				Subtotal Division 4 =	$	62,500.00
Division 5 - Metals						
1.0	Steel Support Columns @ Façade	8.00	EA	$ 1,250.00	$	10,000.00
2.0	New Facia Design For Signage	6.00	EA	$ 4,000.00	$	24,000.00
3.0	Façade I-Beam Modifications	120.00	LFT	$ 85.00	$	10,200.00
				Subtotal Division 5 =	$	44,200.00
Division 6 - Woods and Plastics						
1.0	IPE Deck Between Buildings 1 & 2	3500.00	SFT	$ 28.00	$	98,000.00
				Subtotal Division 6 =	$	98,000.00
Division 7 - Thermal and Moisture Protection						
3.0	Sealants and Caulking	3000.00	LFT	$ 1.85	$	5,550.00
				Subtotal Division 7 =	**$**	**5,550.00**
Division 8 - Doors and Windows						
1.0	New 1" Glazing	1400.00	SFT	$ 33.00	$	46,200.00
2.0	3/0x7/0 Storefront Doors	3.00	EA	$ 1,650.00	$	4,950.00
				Subtotal Division 8 =	**$**	**51,150.00**
Division 9 - Finishes						
1.0	Paint Exterior (Kilz & Color)	30156.00	SFT	$ 1.65	$	49,757.40
2.0	New Densglass Soffits	10800.00	SFT	$ 5.00	$	54,000.00
				Subtotal Division 9 =	**$**	**103,757.40**

Division 10 - Specialties					
				Subtotal Division 10 =	$ -
Division 11 - Equipment					
				Subtotal Division 11 =	$ -
Division 12 - Furnishings					
				Subtotal Division 12 =	$ -
Division 13 - Special Construction					
				Subtotal Division 13 =	$ -
Division 14 - Conveying Systems					
				Subtotal Division 14 =	$ -
Division 15 - Mechanical					
1.0	New Gas Manifolds & U/G Piping To Buildings	400.00	LFT	$ 90.00	$ 36,000.00
				Subtotal Division 15 =	**$ 36,000.00**
Division 16 - Electrical					
1.0	Patio Lighting	280.00	LFT	$ 6.00	$ 1,680.00
2.0	F&I New Pole Lights	5.00	EA	$ 10,000.00	$ 50,000.00
4.0	Misc Wiring & Lights @ Patio's	6.00	EA	$ 300.00	$ 1,800.00
5.0	New Façade Sign Circuitry	9.00	EA	$ 425.00	$ 3,825.00
6.0	Remove & Replace Recessed Can Trims	93.00	EA	$ 100.00	$ 9,300.00
7.0	Remove & Replace Existing Wall Packs (LED)	14.00	EA	$ 525.00	$ 7,350.00
				Subtotal Division 16 =	**$ 73,955.00**
Division 17 - Contingency Fund					
1.0	Contingency (May or May Not Be Used)	0.00	LS	$ -	$ -
				Subtotal Division 17 =	**$ -**
				SUBTOTAL OF ALL DIVISIONS =	**$ 939,482.40**
				CONTRACTOR'S FEE	$ 75,158.59
				SUBTOTAL =	**$ 1,014,640.99**
				GENERAL LIABILITY	$ 7,609.81
				SUBTOTAL =	**$ 1,022,250.80**
				8.25% TAX	$ 84,335.69
				TOTAL FOR BASE BID =	**$ 1,106,586.49**

3/9/2018