

# Rochester Joint Schools Construction Board Phase II Strategic Plan





# ROCHESTER JOINT SCHOOLS CONSTRUCTION BOARD PHASE II STRATEGIC PLAN

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Every Child is a work of art...  
Create a masterpiece!



Noor Mohamed,  
Children's School of  
Rochester- 2002

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## ACKNOWLEDGEMENTS

SAVIN Engineers, P.C., Gilbane Building Co. and SWBR Architects extend their appreciation to the Rochester Joint Schools Construction Board, The Rochester City School District, and the City of Rochester for commissioning this project and for their cooperation to make this update possible.

### ROCHESTER JOINT SCHOOLS CONSTRUCTION BOARD

Thomas S. Richards, Chair  
Bob Brown, Vice Chair  
Charles Benincasa, Treasurer  
Michael Schmidt  
Allen Williams  
Wayne Williams

Brian Sanvidge, Independent Compliance Officer  
Thomas Renauto, Executive Director

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Cynthia Elliott, Vice President  
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Willa Powell

Savion Rambert, Student Representative

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Lauren Poehlman, Chief Financial Officer  
Adele Bovard, Deputy Superintendent of Administration  
Michael Schmidt, Chief Operating Officer  
Thomas Keysa, Director of Facilities  
John Mahaney, District Supervising Accountant  
William Pihl, Special Projects Accountant

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Hon. Lovely A. Warren

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Matt Haag  
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Michael A. Patterson

## PROGRAM MANAGER

### SAVIN / Gilbane

Pepin Accilien, Program Director  
Roland A. Coleman II, Deputy Program Director  
Thomas Rog er, Senior Executive  
Robert DiPaola, Program Manager  
John Springer, Program Manager  
Wayne Hermanson, Program Manager  
Terrence LeConte, Program Manager  
Travis L. Miller, Opportunity Development Manager  
Kimberly Mitchell, M/WBE Training Coordinator  
Alexandra Fleischer, Para Legal Administrative Assistant

## MASTER PLANNING ARCHITECT

### SWBR Architecture, Engineering & Landscape Architecture

Steve Rebholz, Principal  
Ed Watts, Jr., Principal, Watts Architecture & Engineering, P.C.  
Bruce Knapp, Principal, M/E Engineering, P.C.  
Geoff Mead, Principal, IBC Engineering, P.C.

## GENERAL COUNSEL TO THE RJSCB

### Harter Secrest & Emery

Peter Abdella, Esq.

## INDEPENDENT COMPLIANCE OFFICER

### Baker Tilly

Brian Sanvidge

## FINANCIAL ADVISOR

### Capital Market Advisors, Inc.

Rick Ganci  
Roy McMaster  
Ryan Neumeister

## BOND UNDERWRITER

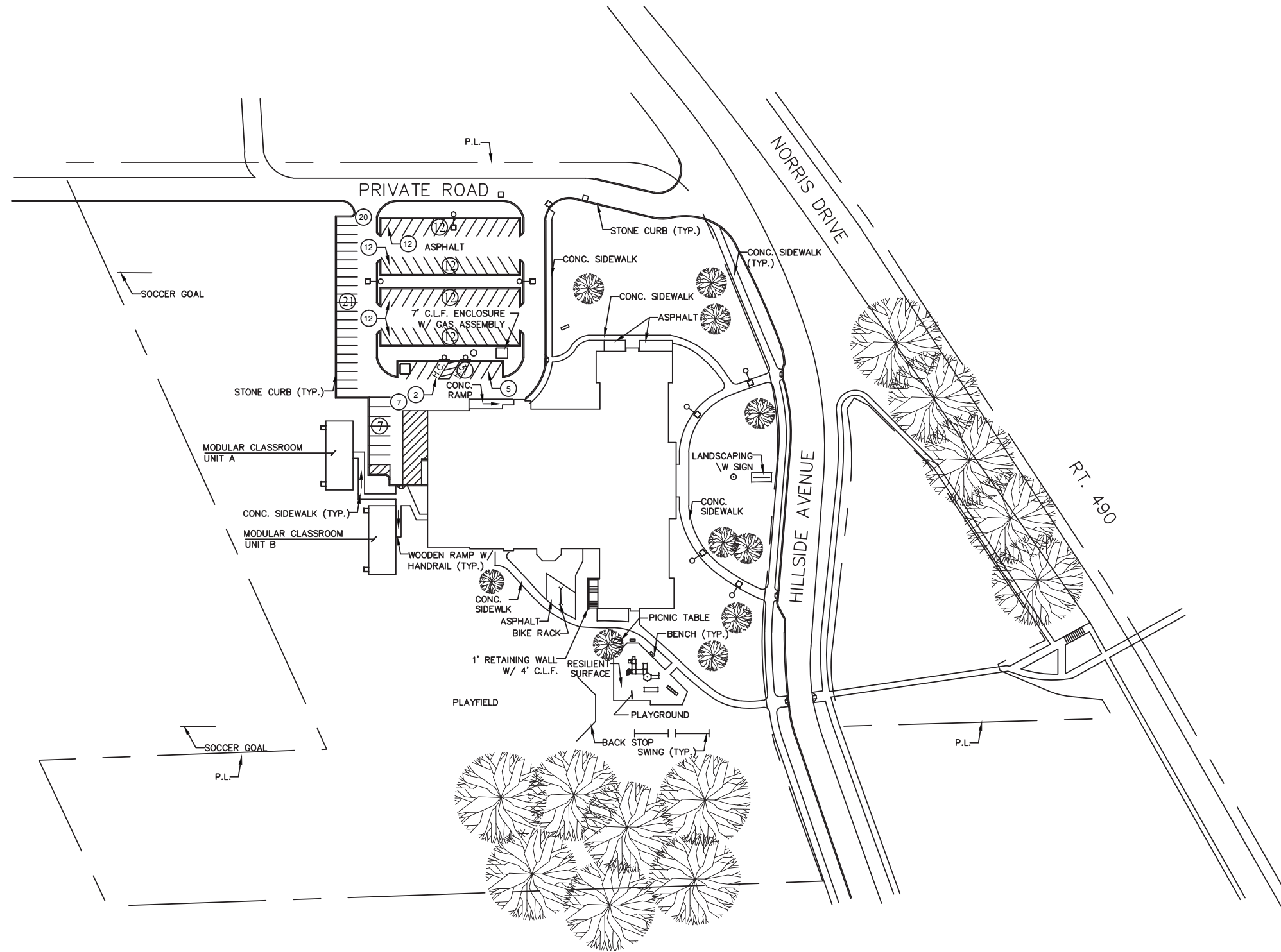
### CitiGroup

Jay Bartlett

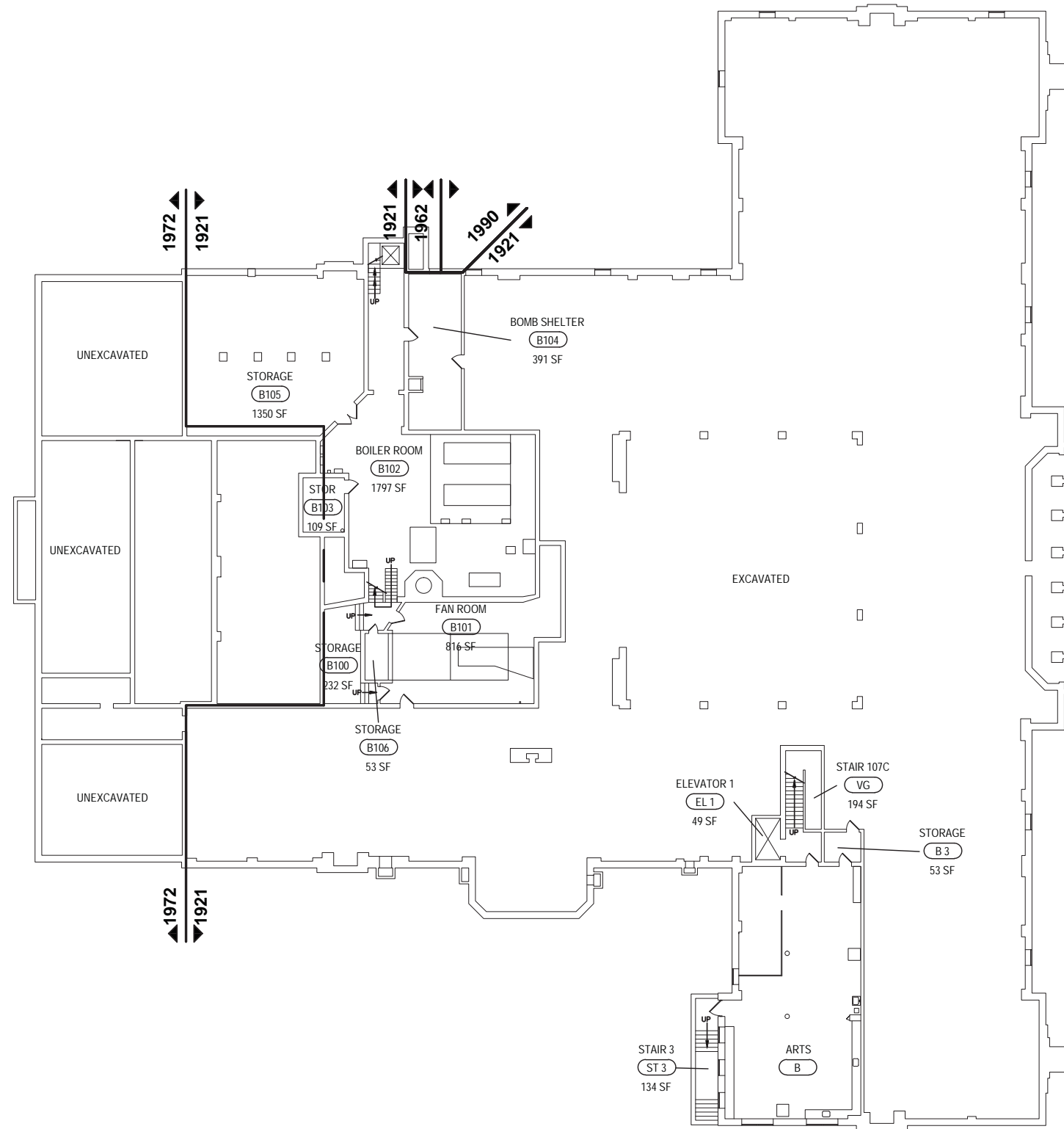
## STATE ENVIRONMENTAL QUALITY REVIEW ACT CONSULTANT

### Clark Patterson Lee

Norman E. Gardner  
Justin W. Steinbach

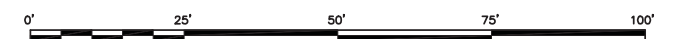


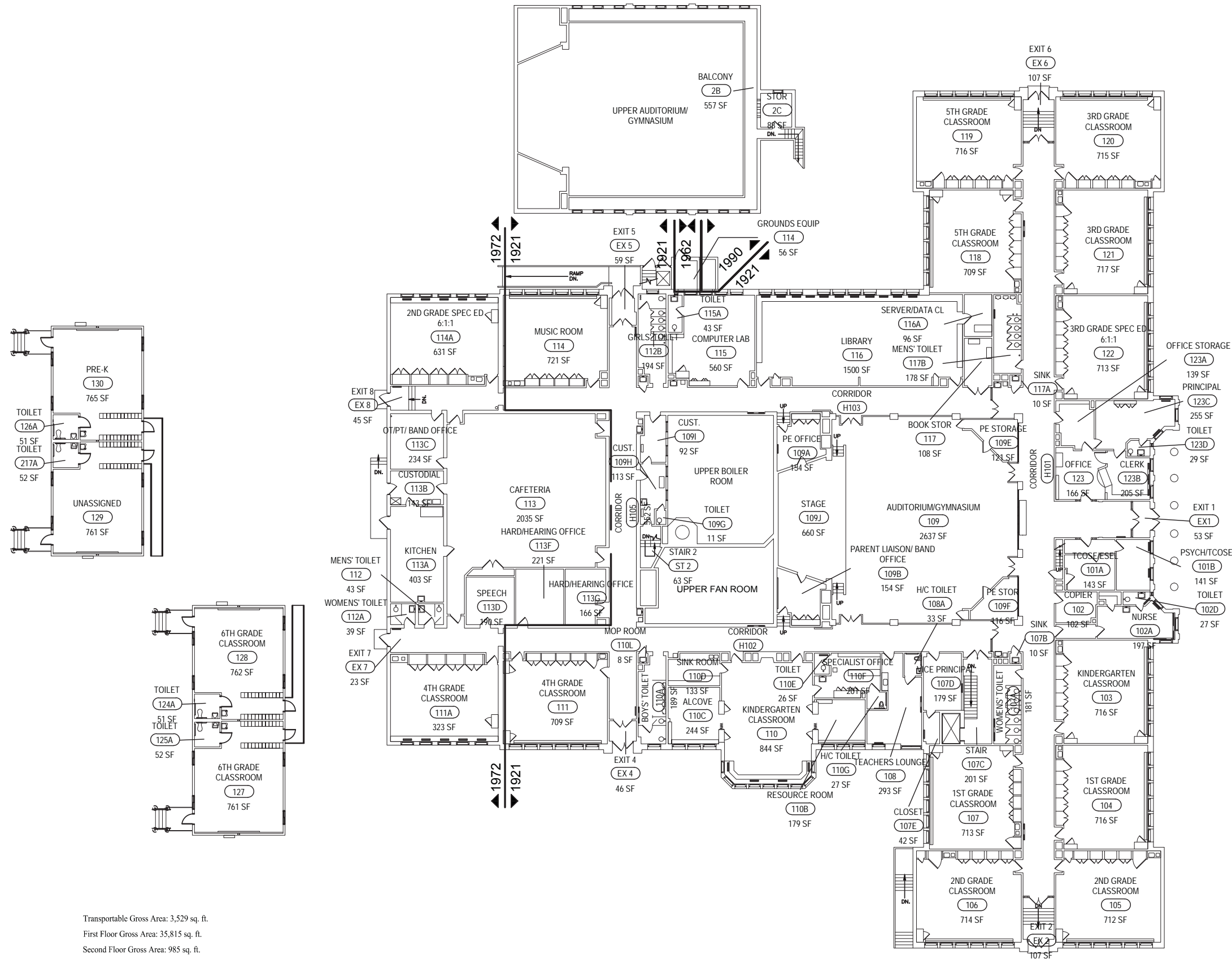
  
  
 Martin B. Anderson #1  
 85 Hillside Ave. Rochester, NY 14610  
 Site Plan  
 26-16-00-01-0-001  

Martin B. Anderson #1  
85 Hillside Ave. Rochester, NY 14610

Basement Plan  
26-16-00-01-0-001



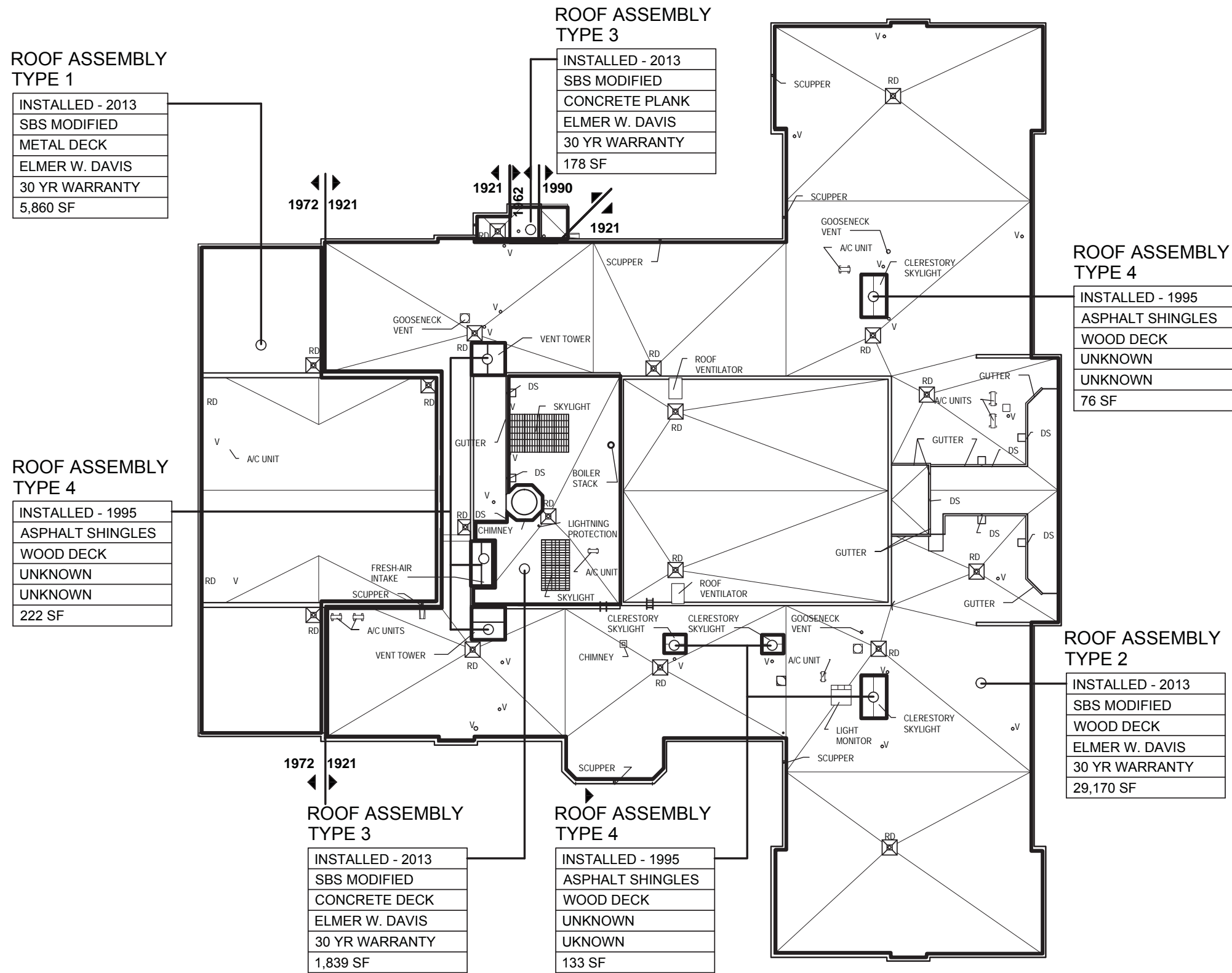


Transportable Gross Area: 3,529 sq. ft.  
 First Floor Gross Area: 35,815 sq. ft.  
 Second Floor Gross Area: 985 sq. ft.



Martin B. Anderson #1  
 85 Hillside Ave. Rochester, NY 14610

First Floor Plan  
 26-16-00-01-0-001



**KEY:**

YEAR OF INSTALLATION
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)

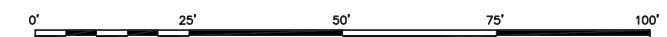
**GENERAL NOTES:**

1. ROOF ASSEMBLY TYPES ARE UNIQUE TO EACH BUILDING
2. ROOF ASSEMBLY TYPES ARE ORGANIZED BASED ON ROOFING MEMBRANES AND DECK MATERIALS



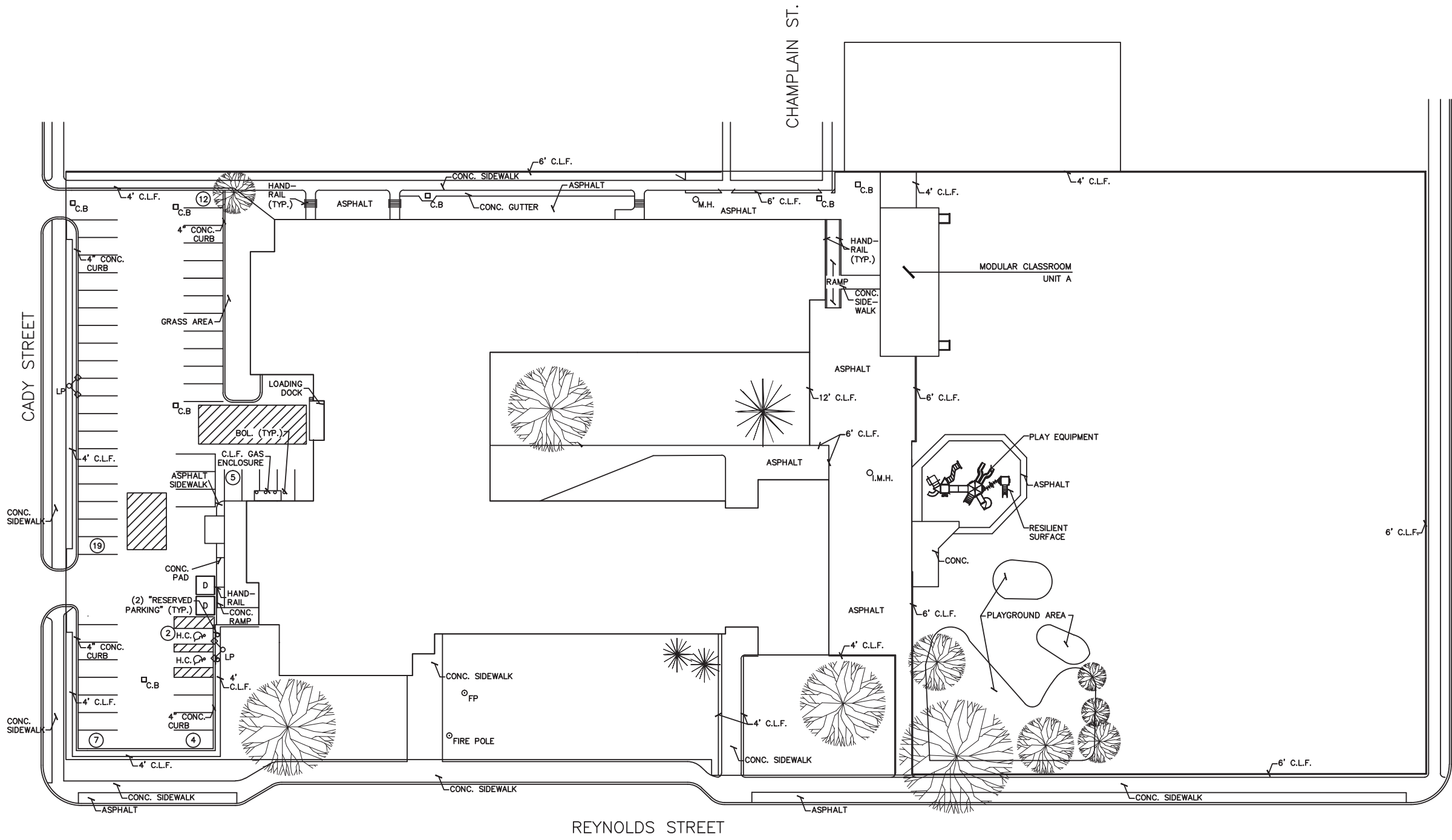
Martin B. Anderson #1  
85 Hillside Ave. Rochester, NY 14610

Roof Plan  
26-16-00-01-0-001





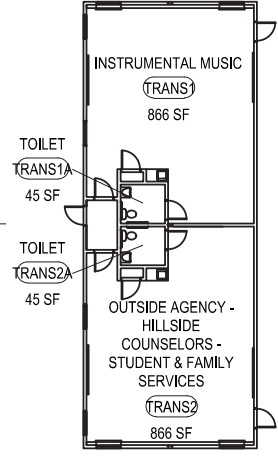
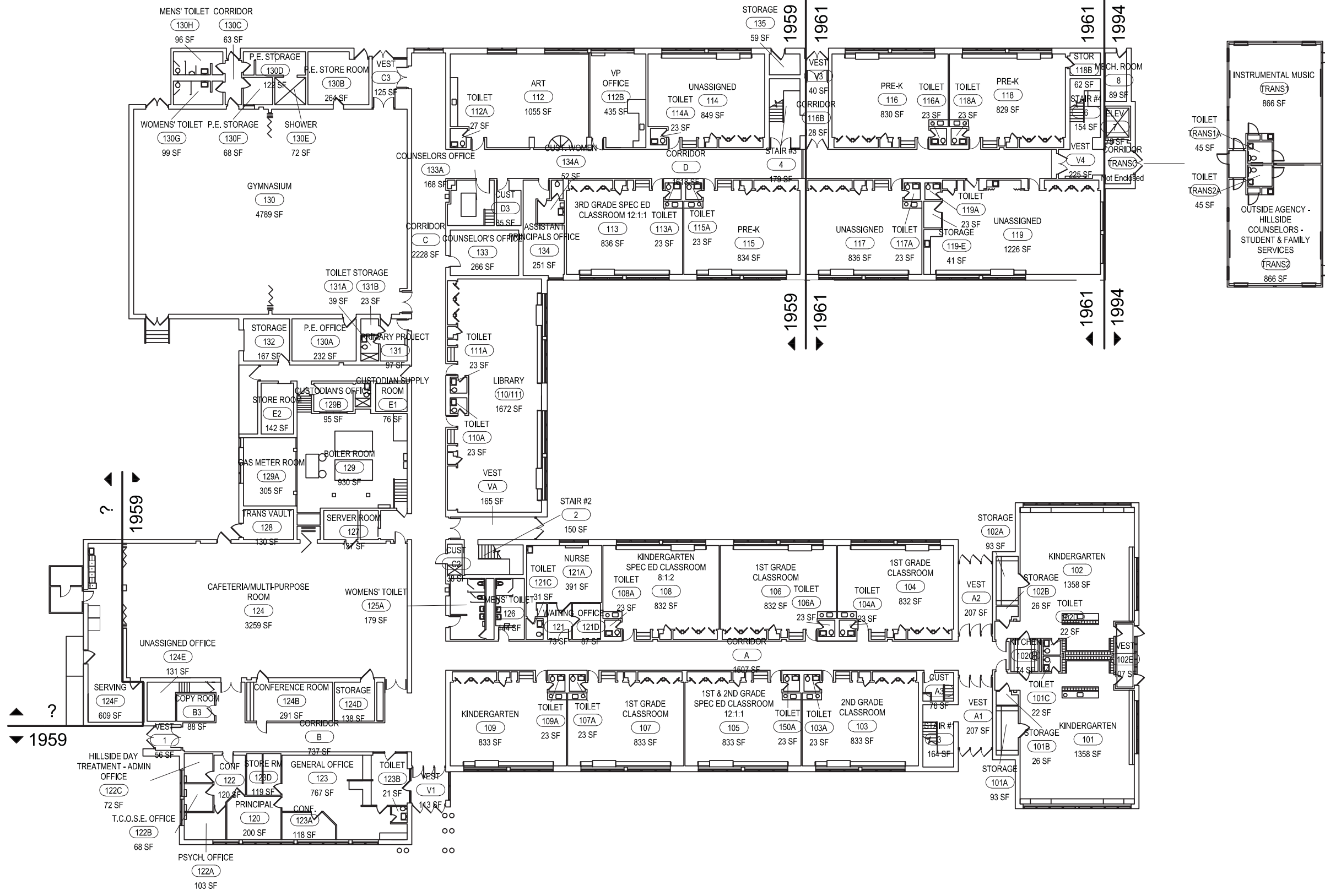
PARKING DATA	
HANDICAP	2
NON-HANDICAP	52
TOTAL	54



Clara Barton #2  
190 Reynolds Street Rochester, NY 14608

Site Plan  
26-16-00-01-0-002



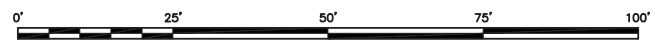


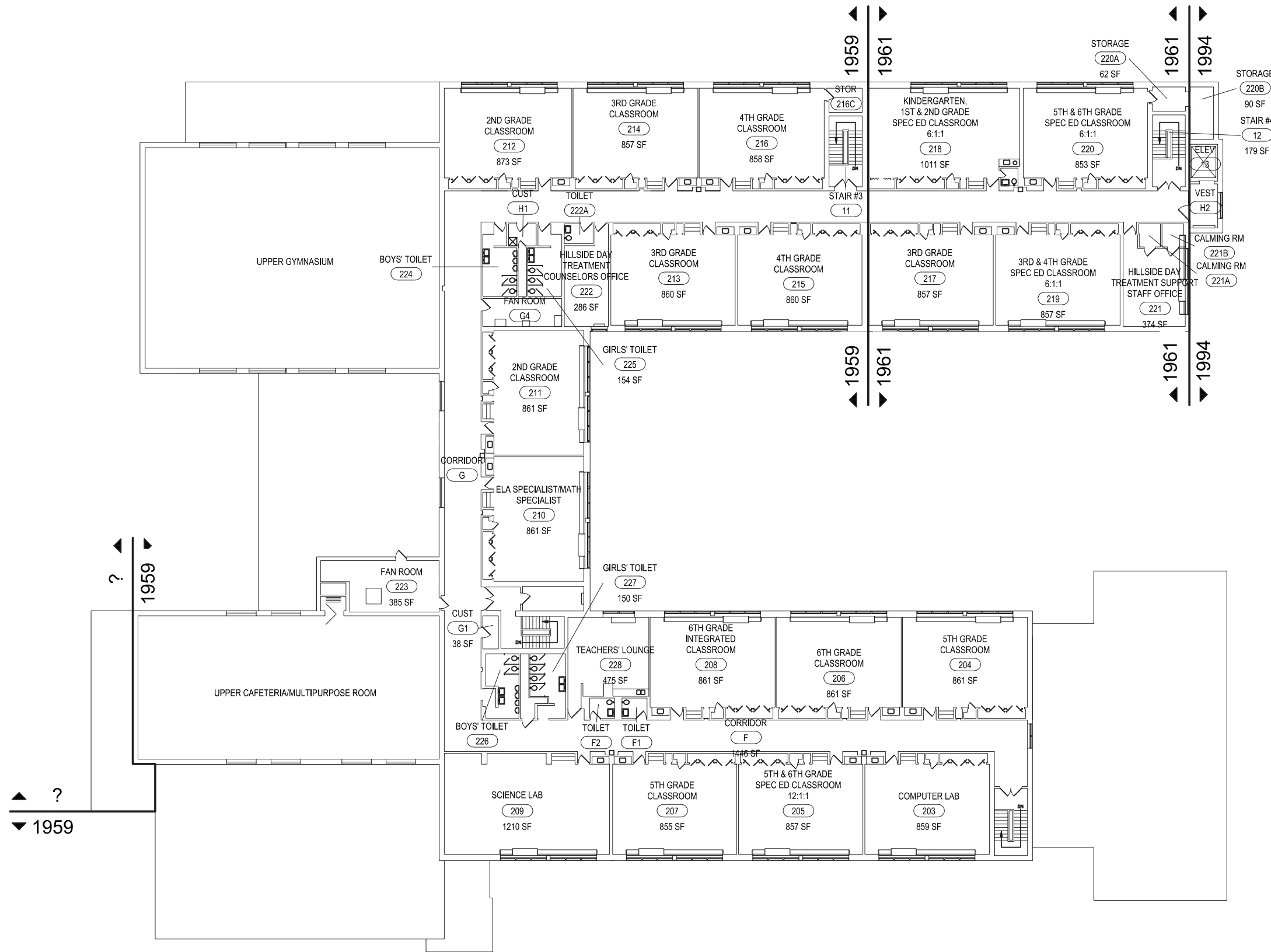
First Floor Gross Area: 49,522 sq. ft.



Clara Barton #2  
190 Reynolds Street Rochester, NY 14608

First Floor Plan  
26-16-00-01-0-002



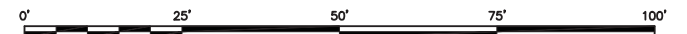


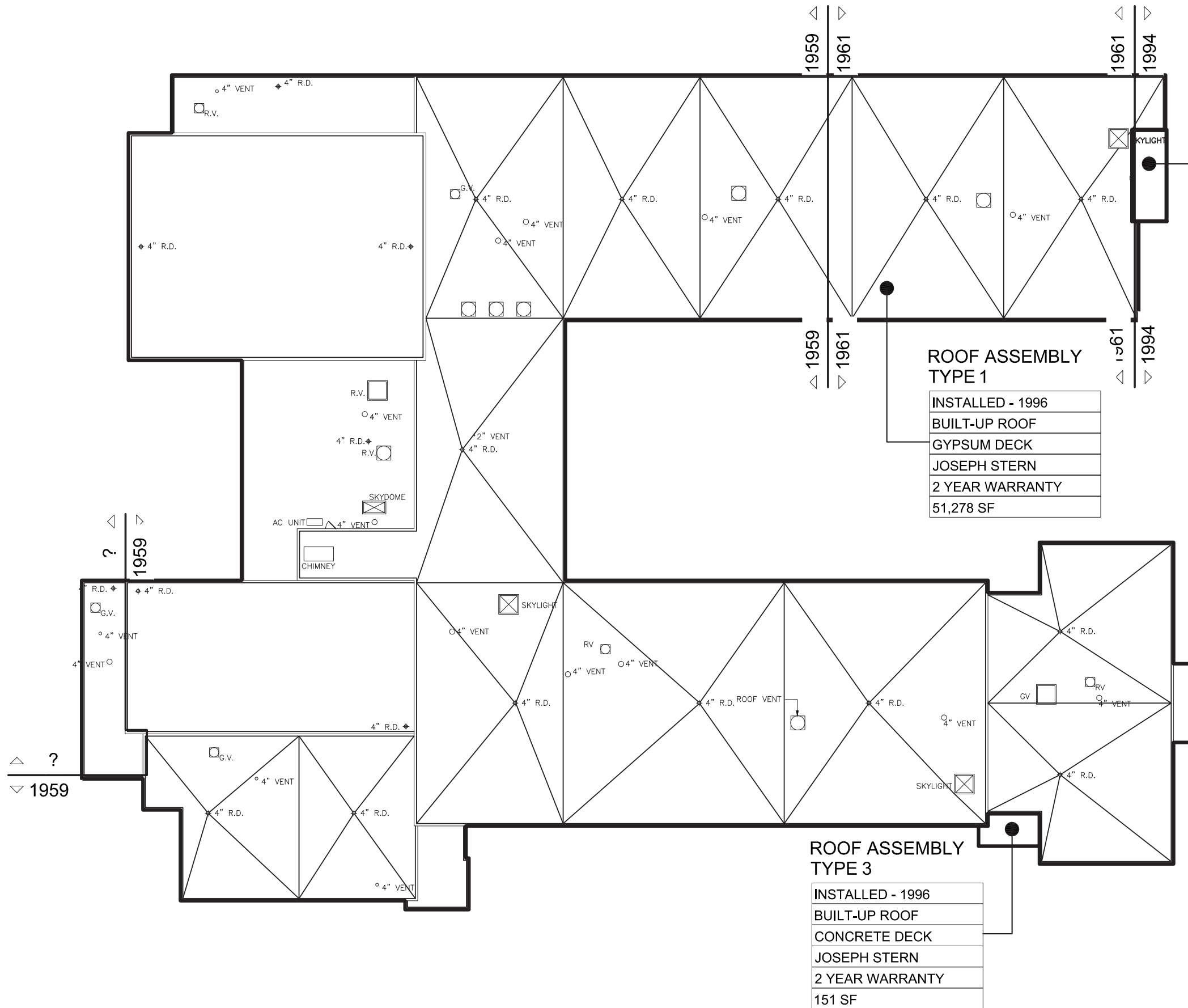
Second Floor Gross Area: 37,387 sq. ft.



Clara Barton #2  
190 Reynolds Street Rochester, NY 14608

Second Floor Plan  
26-16-00-01-0-002





**ROOF ASSEMBLY TYPE 2**

INSTALLED - 1994
SINGLE-PLY - EPDM
METAL DECK
UNKNOWN
UNKNOWN
260 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1996
BUILT-UP ROOF
GYPSUM DECK
JOSEPH STERN
2 YEAR WARRANTY
51,278 SF

**ROOF ASSEMBLY TYPE 3**

INSTALLED - 1996
BUILT-UP ROOF
CONCRETE DECK
JOSEPH STERN
2 YEAR WARRANTY
151 SF

**KEY:**

YEAR OF INSTALLATION
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)

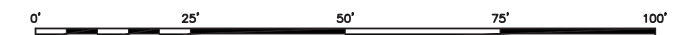
**GENERAL NOTES:**

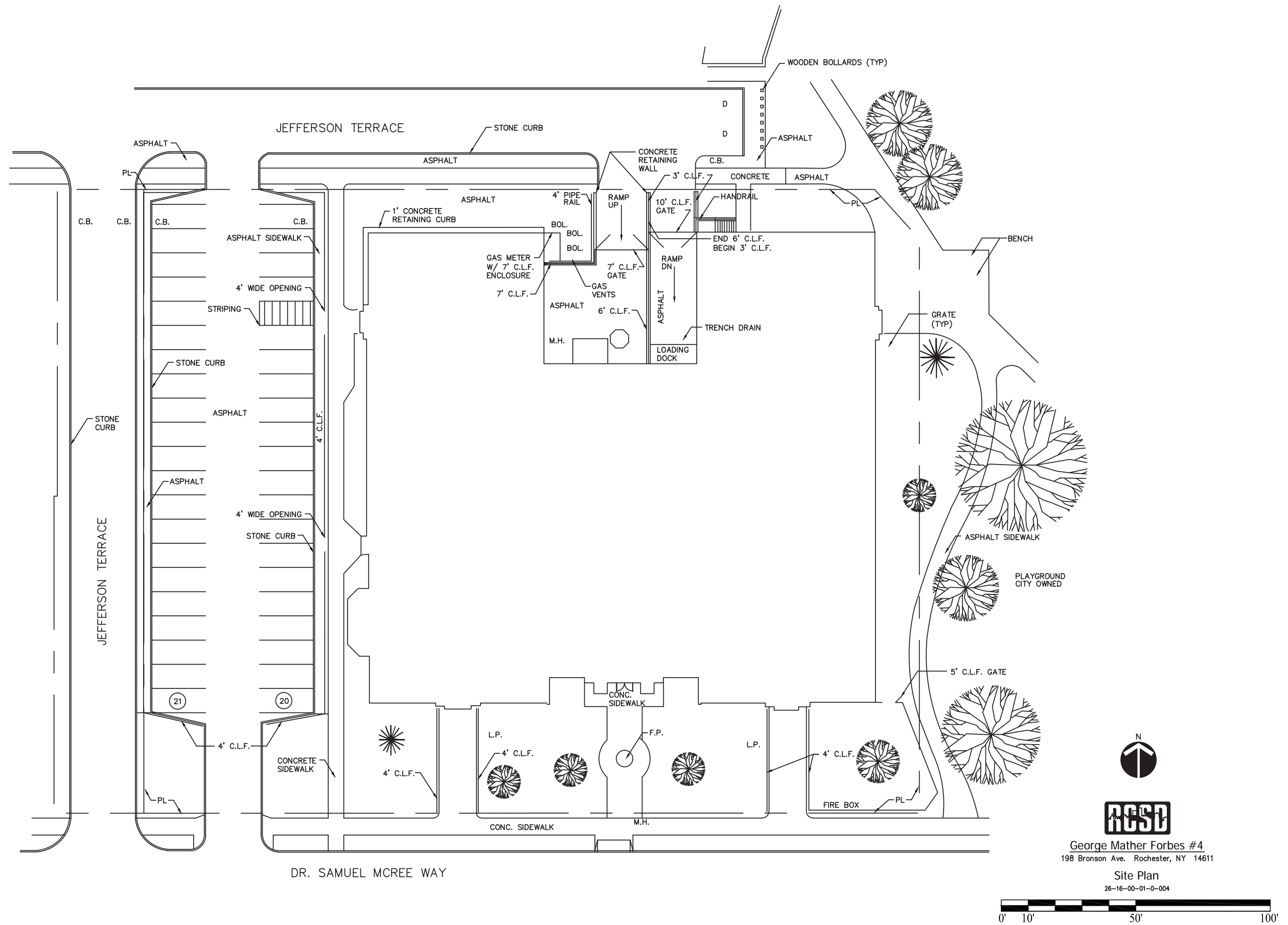
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2. ROOF ASSEMBLY TYPES ARE ORGANIZED BASED ON ROOFING MEMBRANES AND DECK MATERIALS



Clara Barton #2  
190 Reynolds Street Rochester, NY 14608

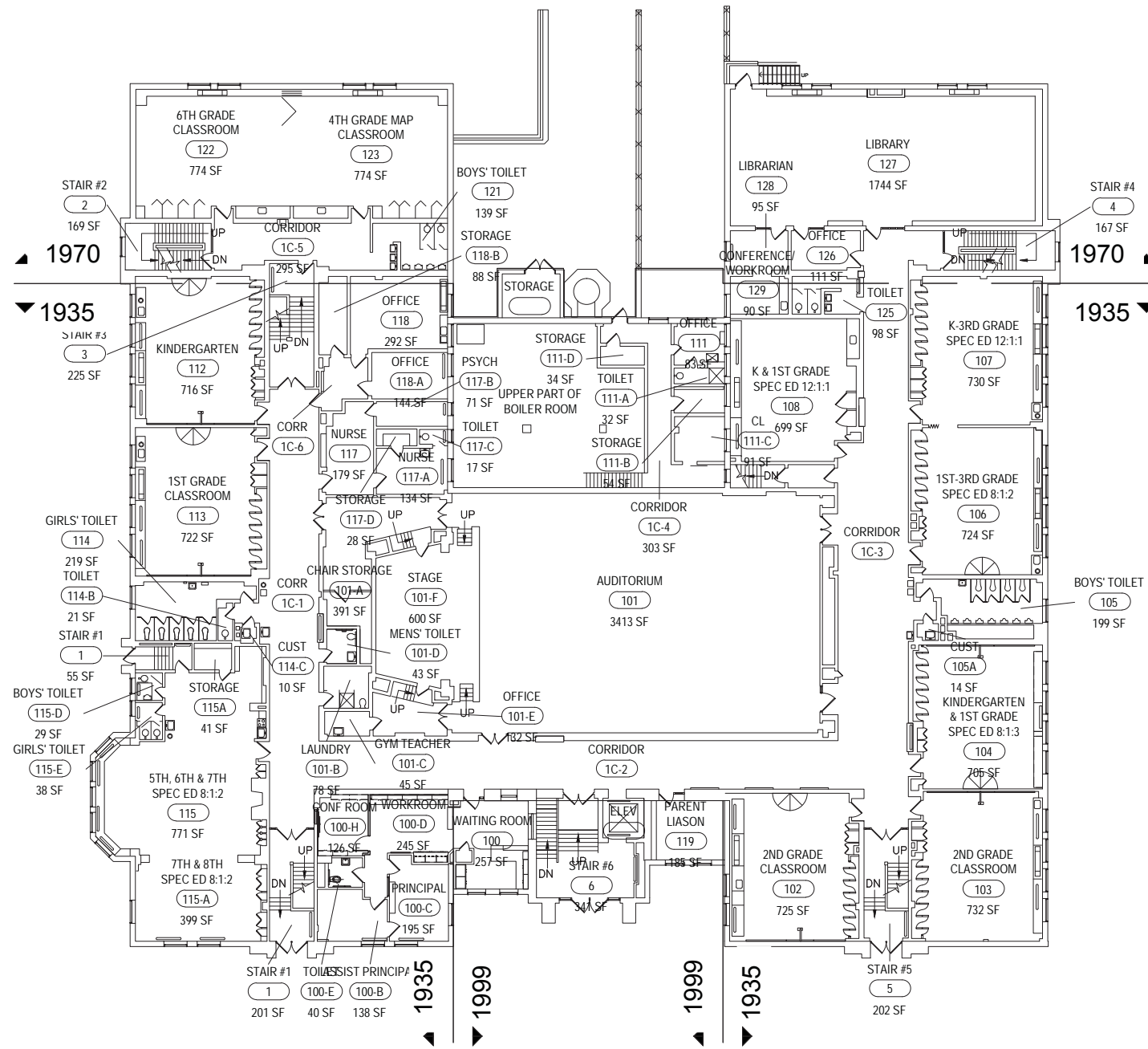
Roof Plan  
26-16-00-01-0-002





**RCSO**  
 George Mather Forbes #4  
 198 Bronson Ave. Rochester, NY 14611  
 Site Plan  
 26-16-00-01-0-004





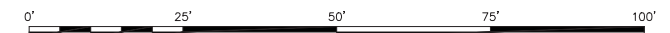
First Floor Gross Area: 28,500 sq. ft.



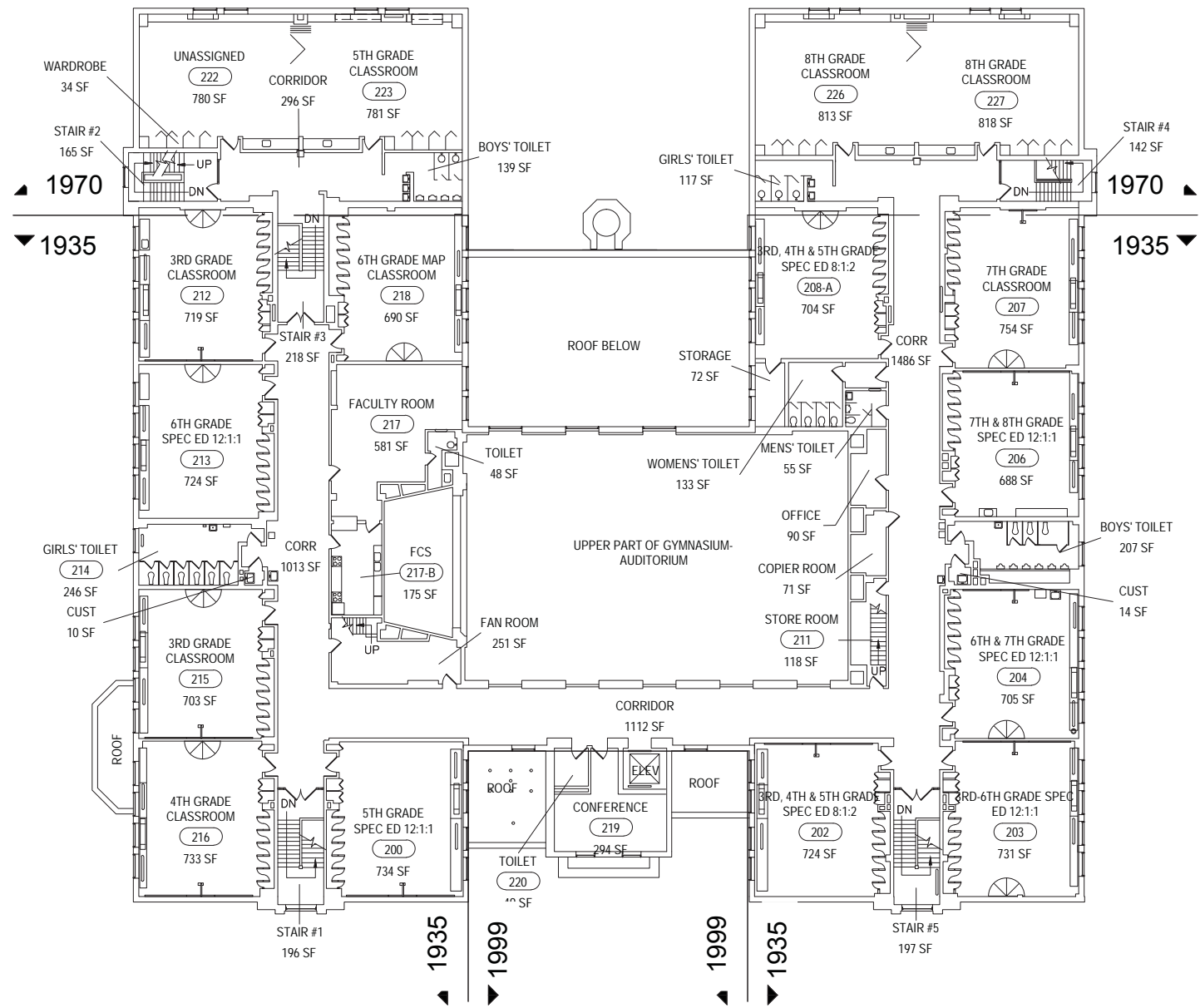
George Mather Forbes #4  
198 Bronson Ave. Rochester, NY 14611

First Floor Plan

26-16-00-01-0-004



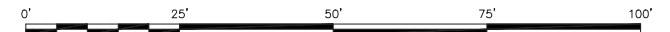
Second Floor Gross Area: 23,371 sq. ft.



George Mather Forbes #4  
198 Bronson Ave. Rochester, NY 14611

Second Floor Plan

26-16-00-01-0-004





**ROOF ASSEMBLY TYPE 2**

INSTALLED - 1998
SINGLE-PLY - EPDM
CONCRETE DECK
UNKNOWN
10 YEAR WARRANTY
170 SF

**ROOF ASSEMBLY TYPE 1**

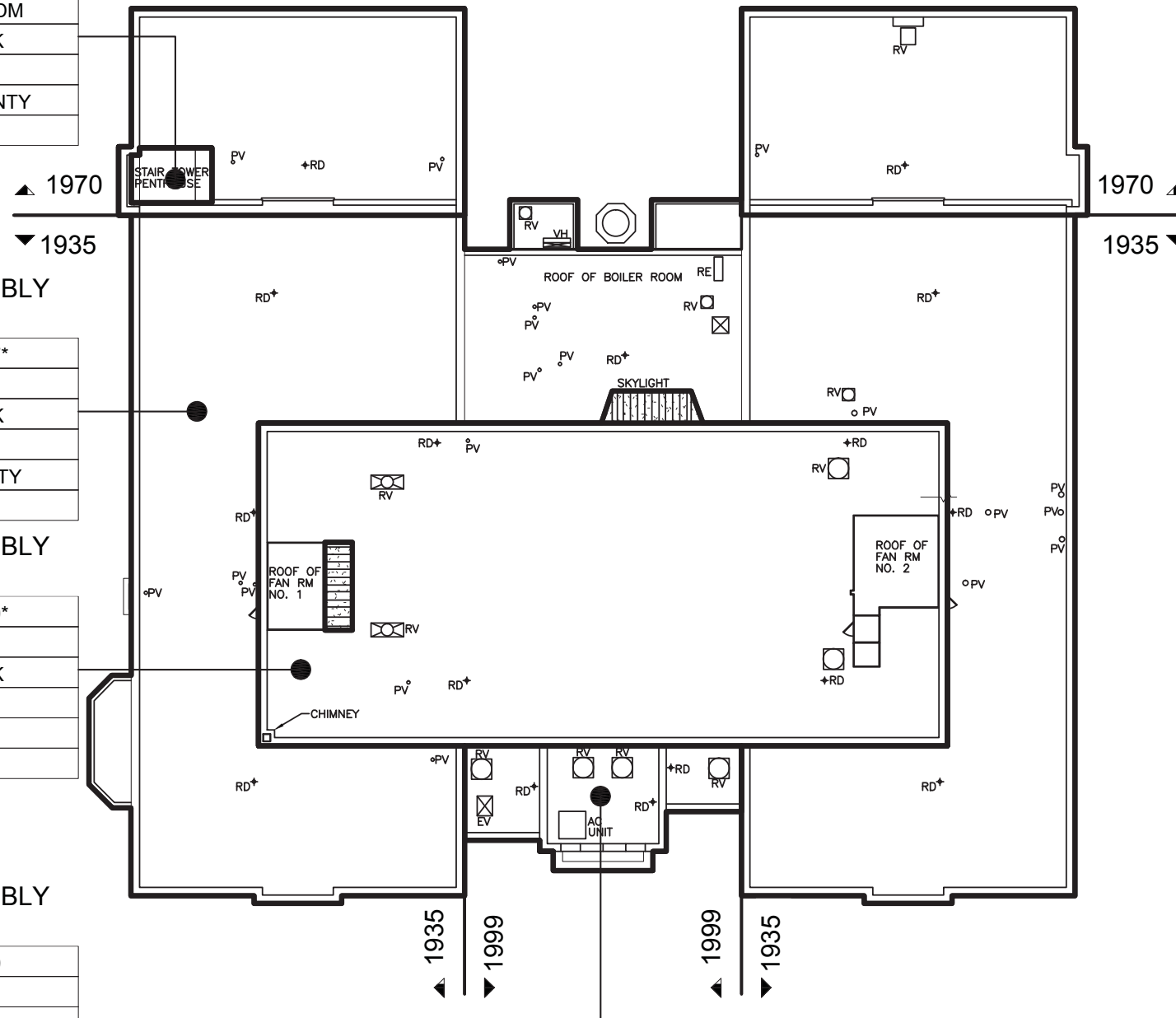
INSTALLED - 1997*
BUILT-UP ROOF
CONCRETE DECK
ELMER DAVIS
2 YEAR WARRANTY
20,093 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1990*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
8,576 SF

**ROOF ASSEMBLY TYPE 3**

INSTALLED - 1999
SBS ROOF
METAL DECK
SPRING SHEET METAL
2 YEAR WARRANTY
1,064 SF



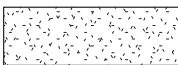
**KEY:**

YEAR OF INSTALLATION*
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)**

\*YEAR OF INSTALLATION FOR ROOF ASSEMBLY TYPE VARIES DEPENDING ON ITS LOCATION

\*\*COMBINED WHERE ROOF TYPE APPLIES TO MULTIPLE ROOF AREAS

**LEGEND:**

 INDICATES STEEP-SLOPE ROOF AREAS

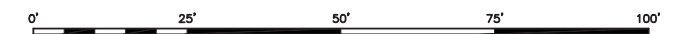
**GENERAL NOTES:**

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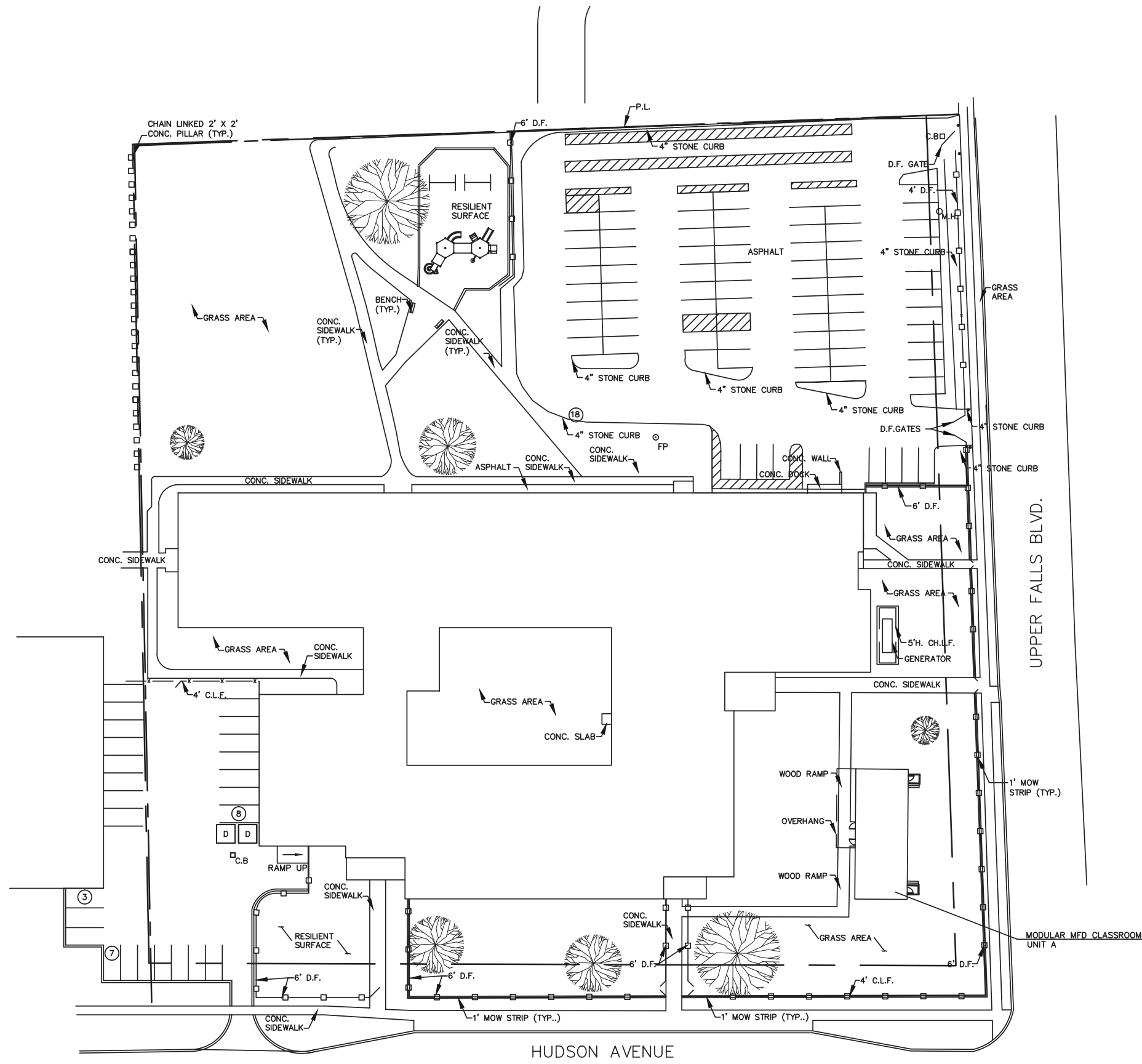




George Mather Forbes #4  
198 Bronson Ave. Rochester, NY 14611


Roof Plan  
26-16-00-01-0-004

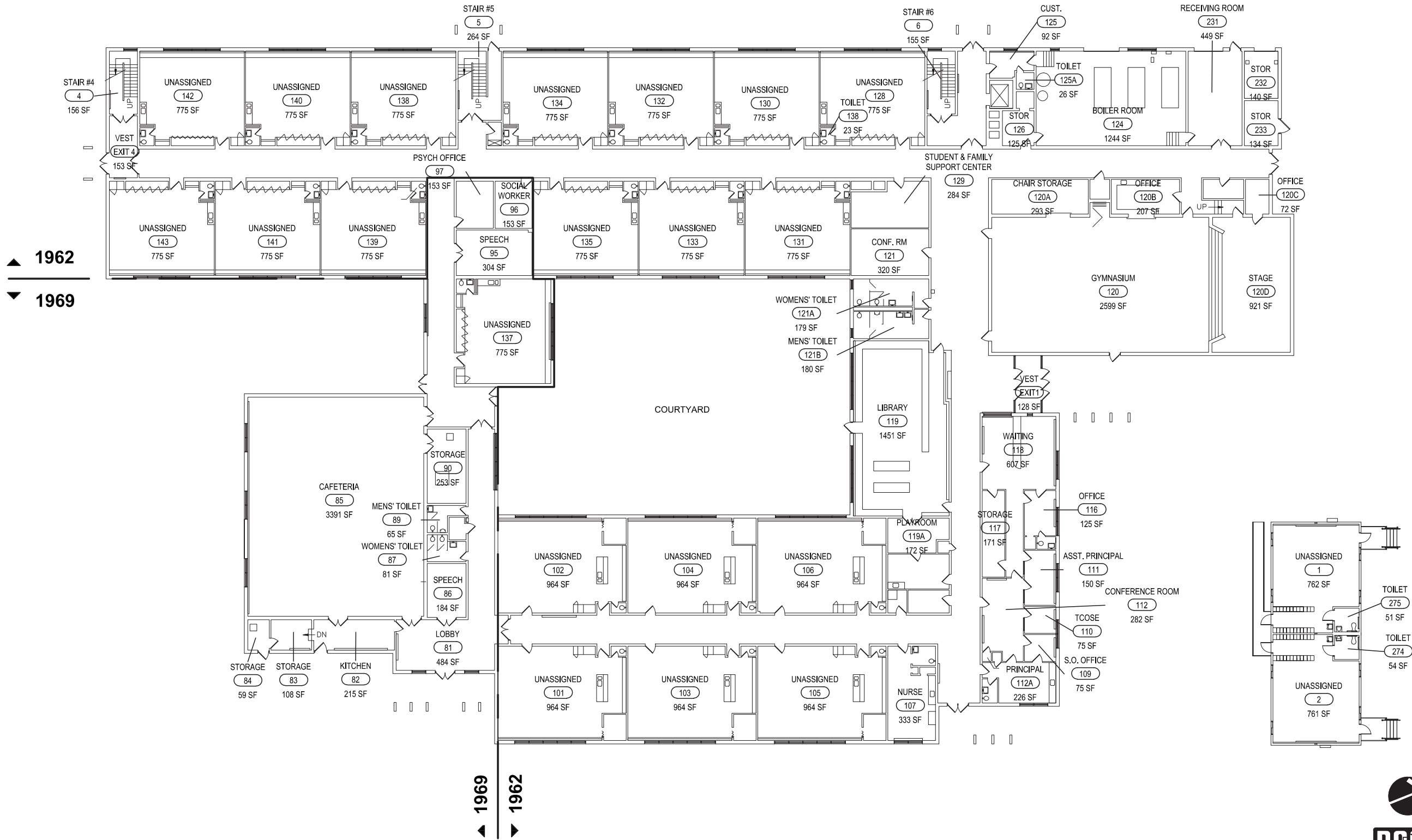






  
  
**Dag Hammarskjold #6**  
 595 Upper Falls Blvd. Rochester, NY 14605  
**Site Plan**  
 26-16-00-01-0-006





First Floor Gross Area: 47,903 sq. ft.  
Transportable Gross Area: 1,765 sq. ft.

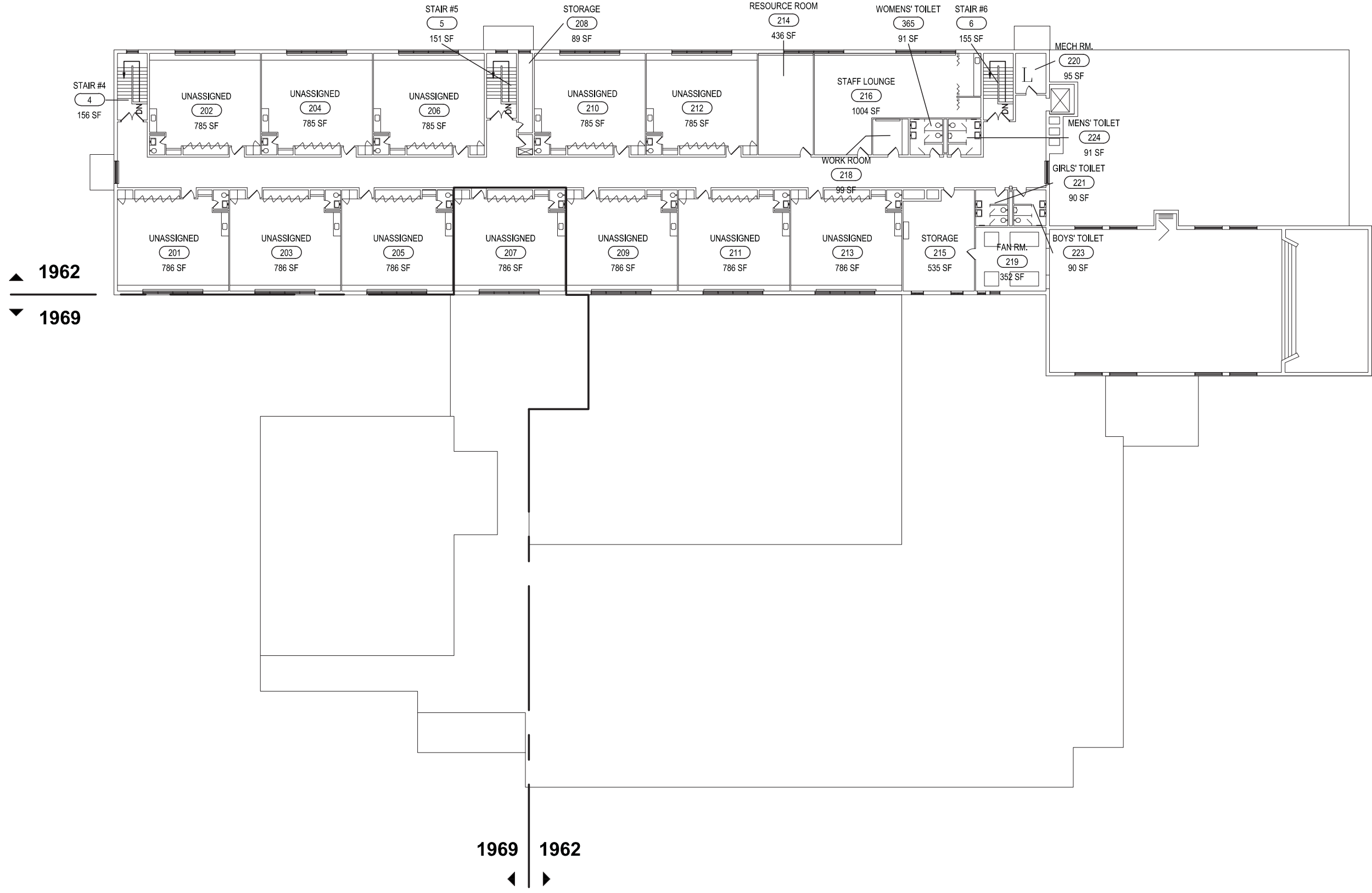


Dag Hammarskjold #6  
595 Upper Falls Blvd. Rochester, NY 14605

First Floor Plan

26-16-00-01-0-006





▲ 1962  
▼ 1969

1969 1962  
◀ ▶

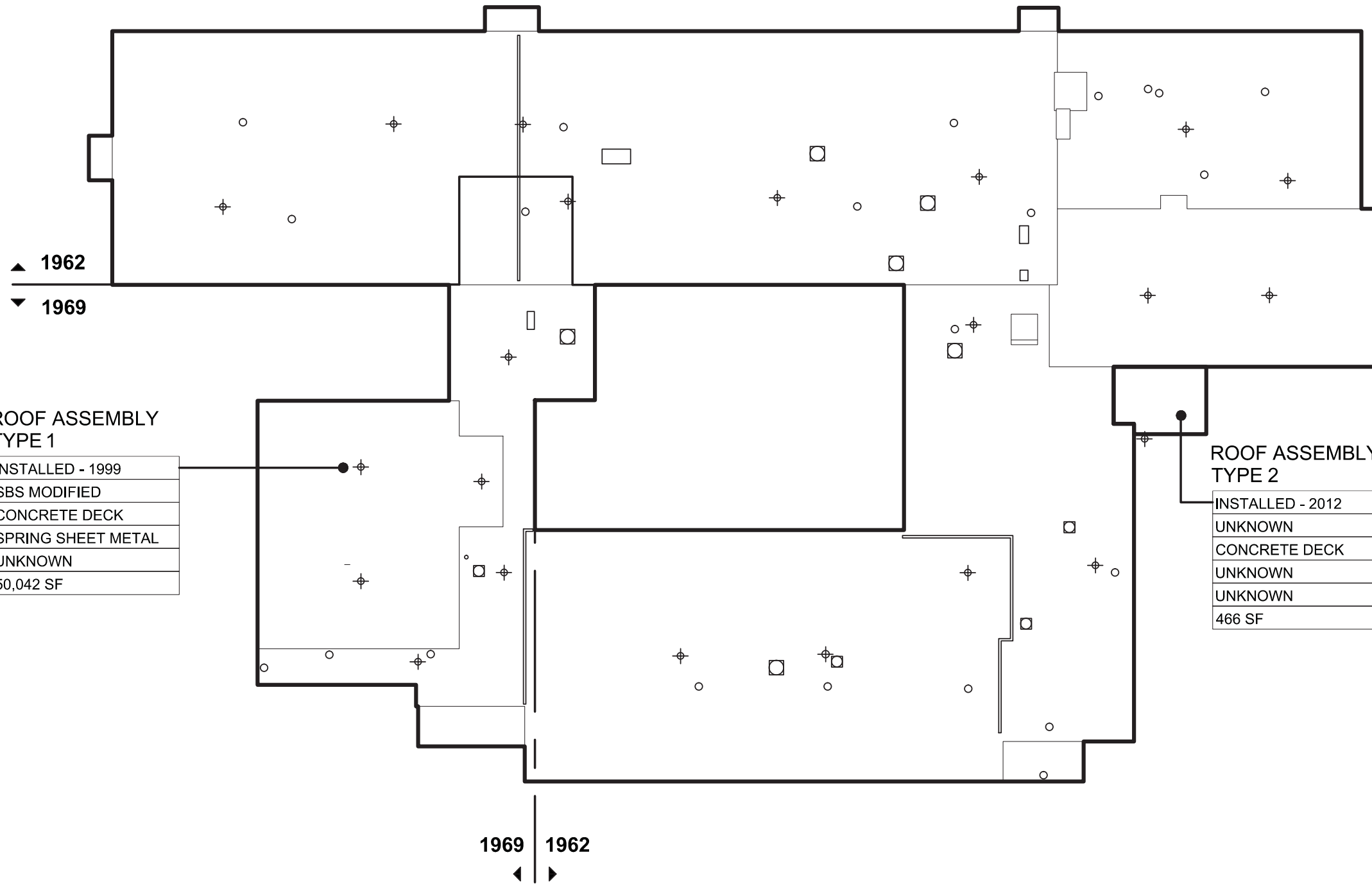
Second Floor Gross Area: 18,074 sq. ft.



Dag Hammarskjold #6  
595 Upper Falls Blvd. Rochester, NY 14605

Second Floor Plan  
26-16-00-01-0-006





**ROOF ASSEMBLY  
TYPE 1**

INSTALLED - 1999
SBS MODIFIED
CONCRETE DECK
SPRING SHEET METAL
UNKNOWN
50,042 SF

**ROOF ASSEMBLY  
TYPE 2**

INSTALLED - 2012
UNKNOWN
CONCRETE DECK
UNKNOWN
UNKNOWN
466 SF

Roof Gross Area: 56,954 sq. ft.

**KEY:**

YEAR OF INSTALLATION
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)

**GENERAL NOTES:**

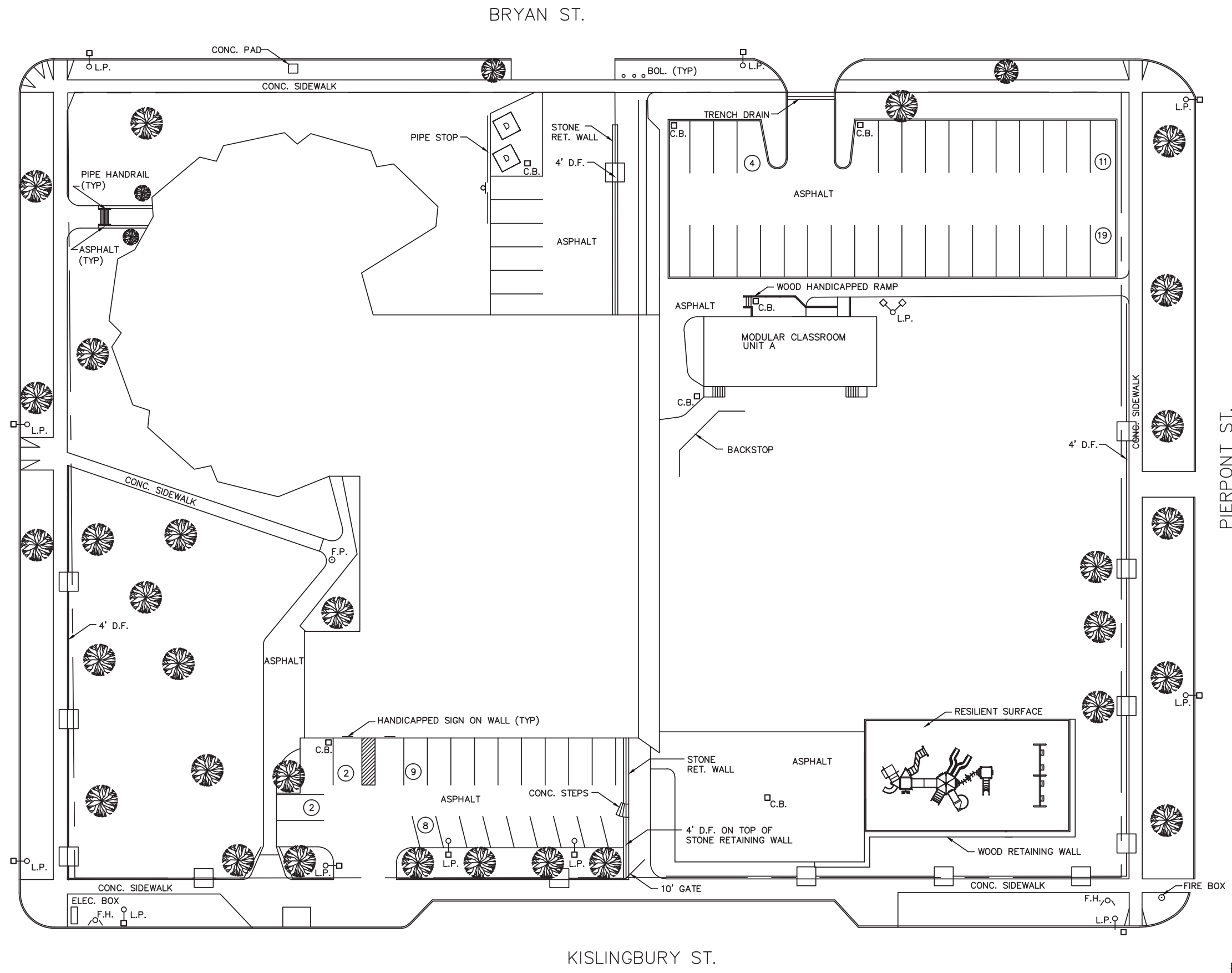
1. ROOF ASSEMBLY TYPES ARE UNIQUE TO EACH BUILDING
2. ROOF ASSEMBLY TYPES ARE ORGANIZED BASED ON ROOFING MEMBRANES AND DECK MATERIALS






Dag Hammarskjöld #6  
595 Upper Falls Blvd. Rochester, NY 14605

Roof Plan  
26-16-00-01-0-006

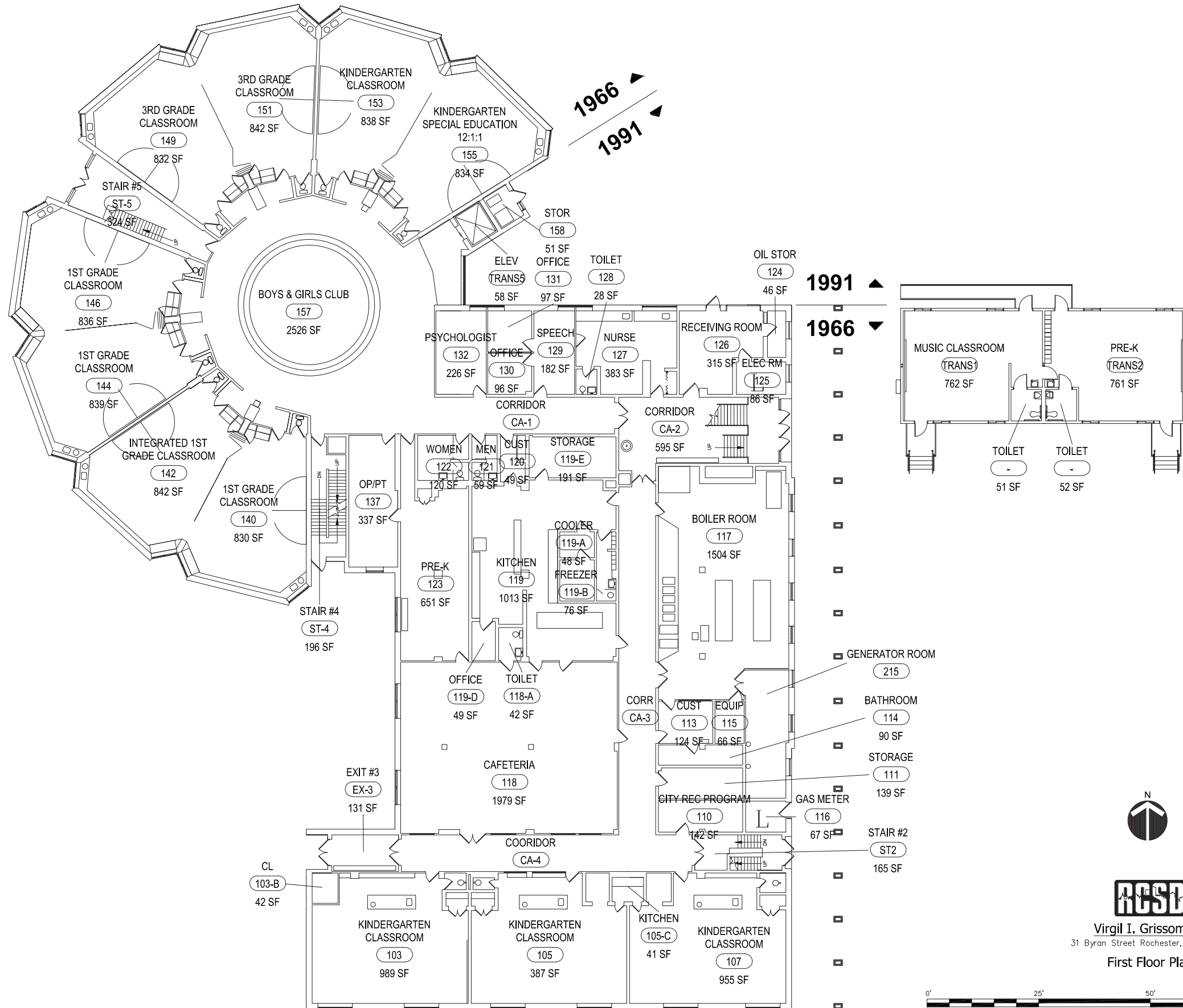




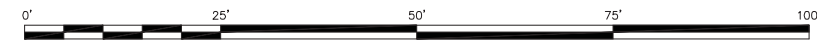
  
  
 Virgil I. Grissom #7  
 31 Byran Street Rochester, NY 14613  
 Site Plan  
 26-16-00-01-0-007



First Floor Gross Area: 27,159 sq. ft.  
Transportable Gross Area: 1,764 sq. ft.

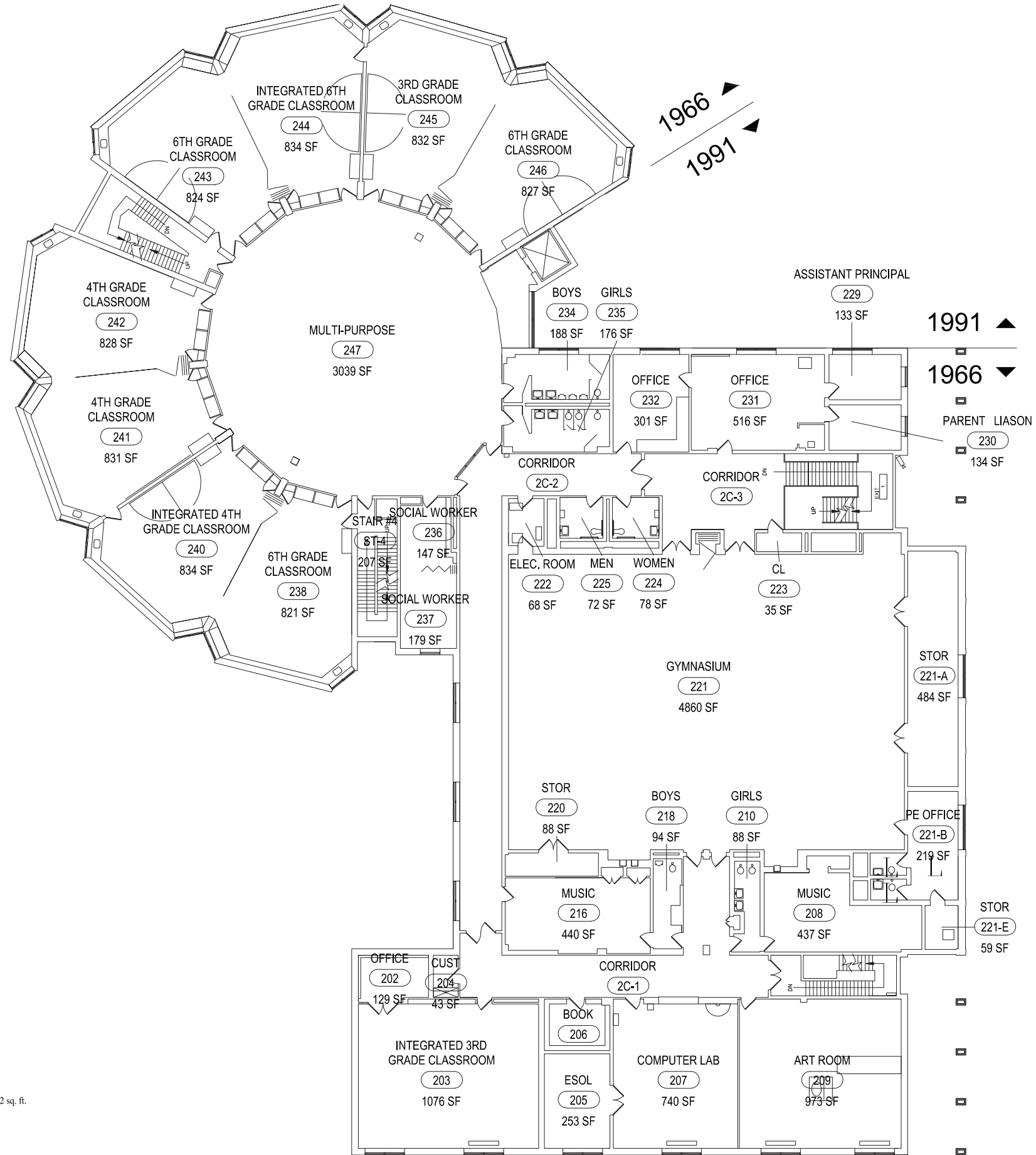


**RCSD**  
Virgil I. Grissom #7  
31 Byran Street Rochester, NY 14613  
First Floor Plan

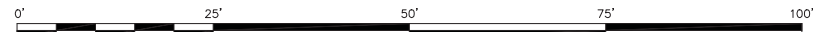




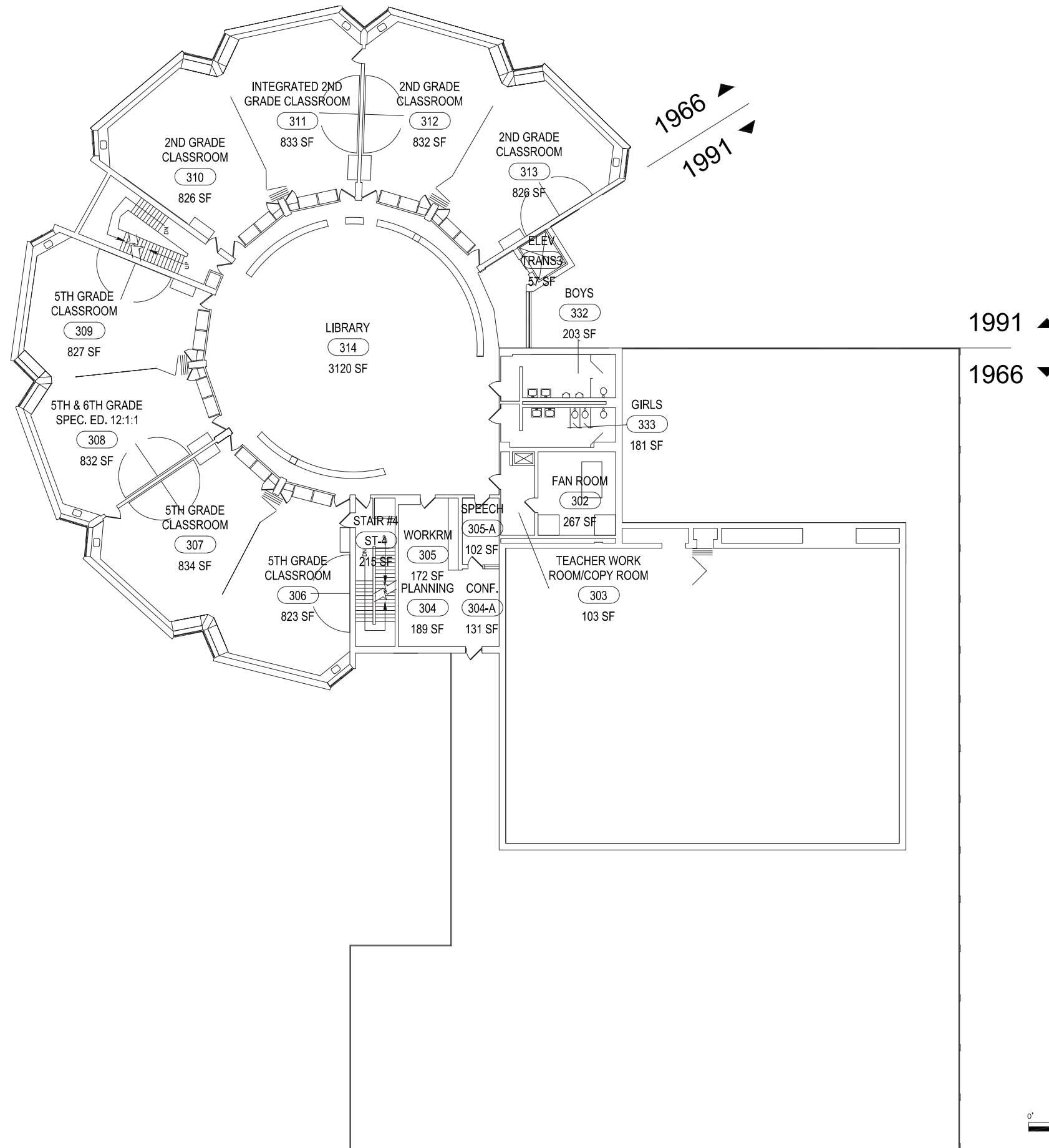
Second Floor Gross Area: 28,052 sq. ft.



Virgil I. Grissom #7  
 31 Byran Street Rochester, NY 14613  
 Second Floor Plan

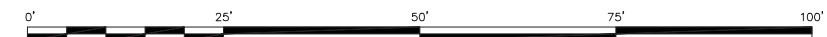


Third Floor Gross Area: 12,991 sq. ft.



Virgil I. Grissom #7  
31 Byron Street Rochester, NY 14613

Third Floor Plan



**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1987*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
6,479 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1989*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
11,888 SF

**ROOF ASSEMBLY TYPE 2**

INSTALLED - 1993
METAL ROOF
METAL DECK
UNKNOWN
UNKNOWN
73 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1991*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
201 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1991*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
10,756 SF

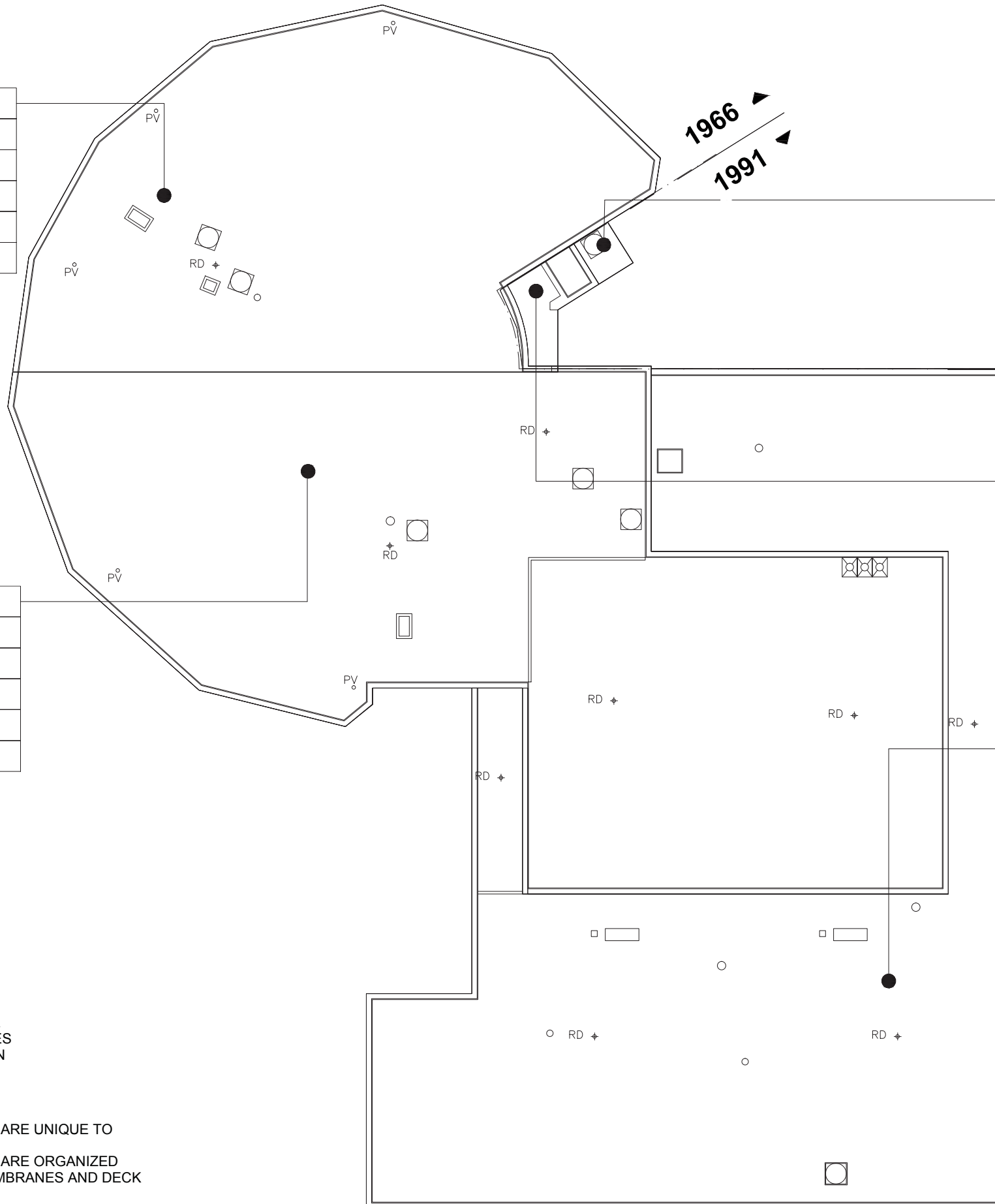
**KEY:**

YEAR OF INSTALLATION*
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)

\*YEAR OF INSTALLATION FOR ROOF ASSEMBLY TYPE VARIES DEPENDING ON ITS LOCATION

**GENERAL NOTES:**

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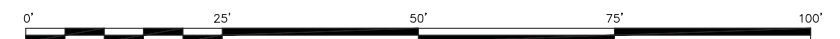


1991 ▲  
1966 ▼

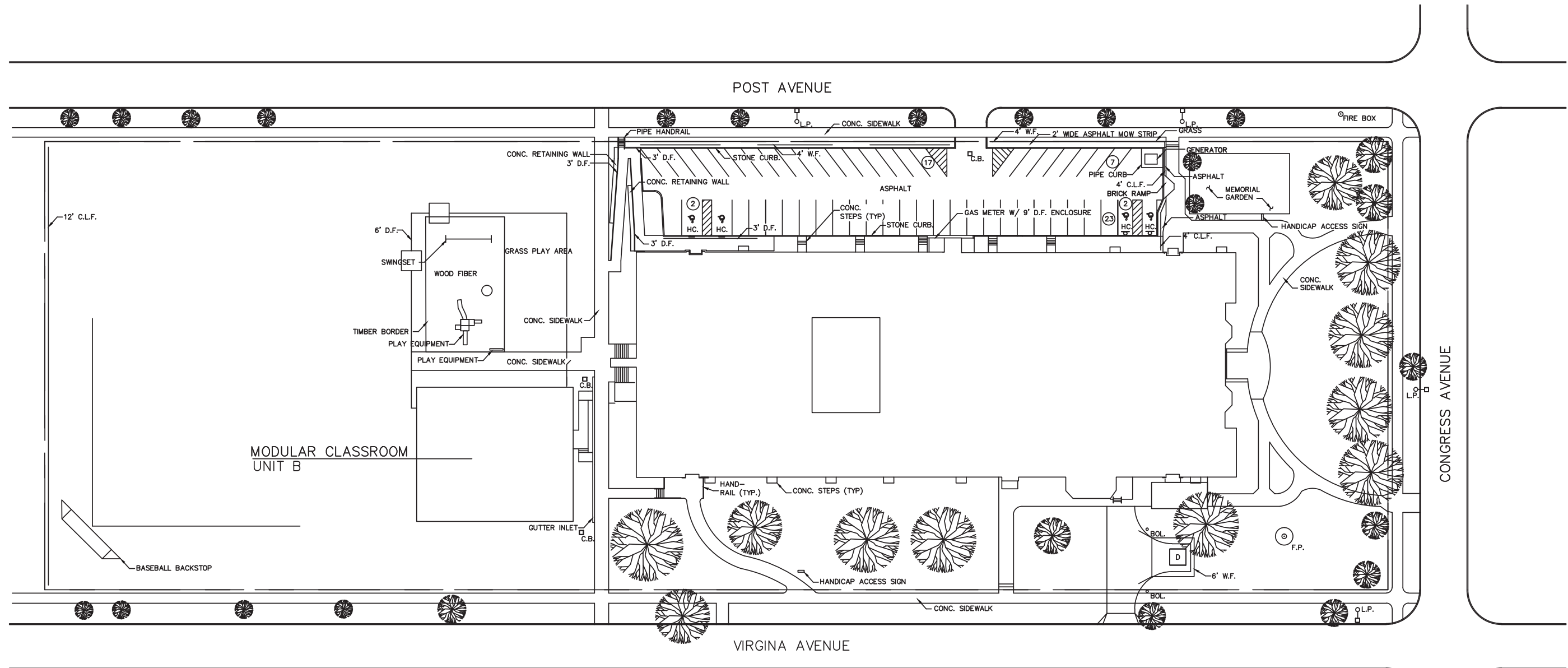


Virgil I. Grissom #7  
31 Byran Street Rochester, NY 14613

Roof Plan



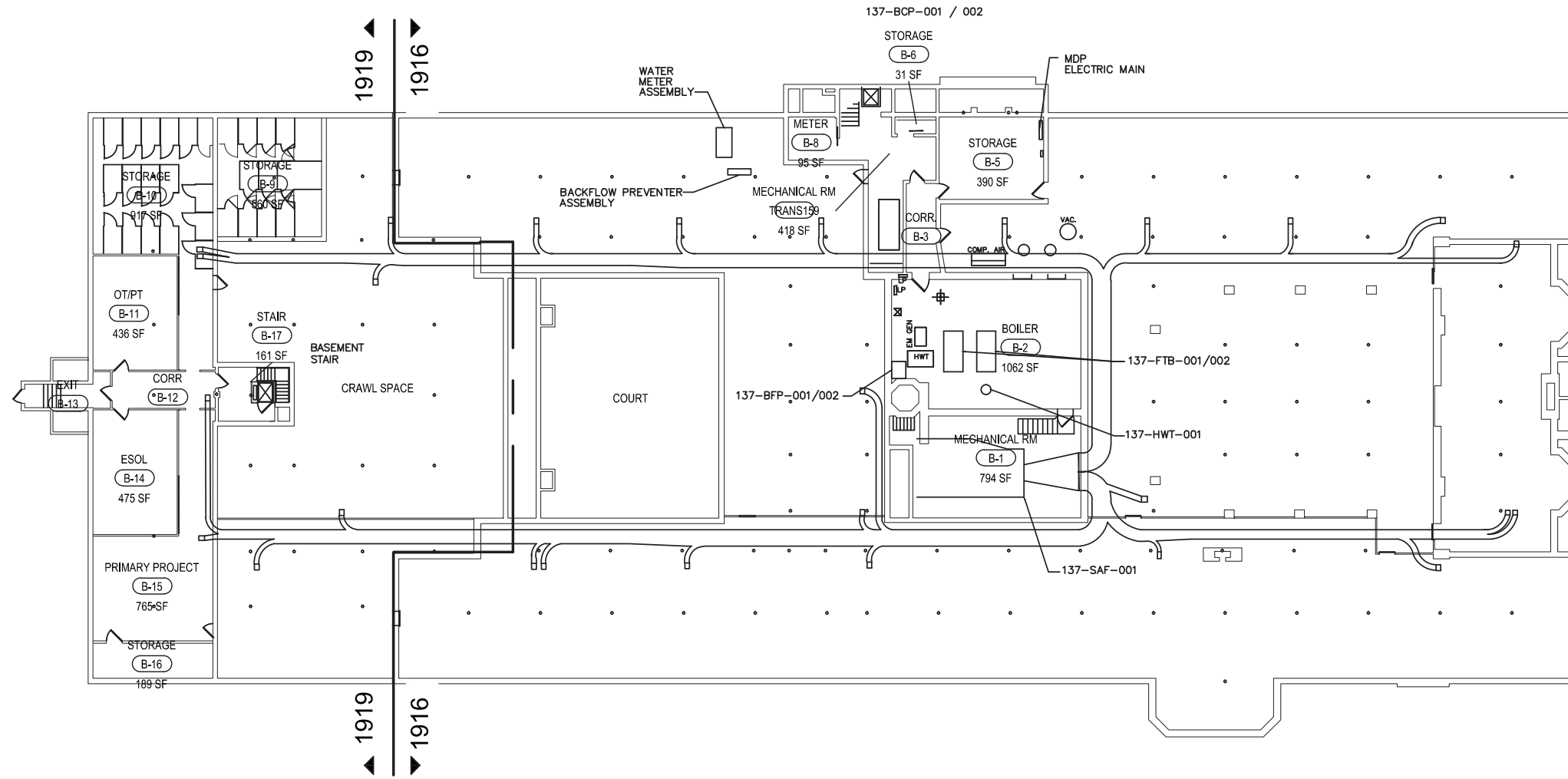




Dr. Walter Cooper #10  
353 Congress Ave. Rochester, NY 14619

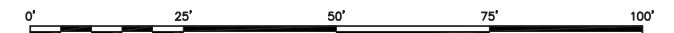
Site Plan  
26-16-00-01-0-037

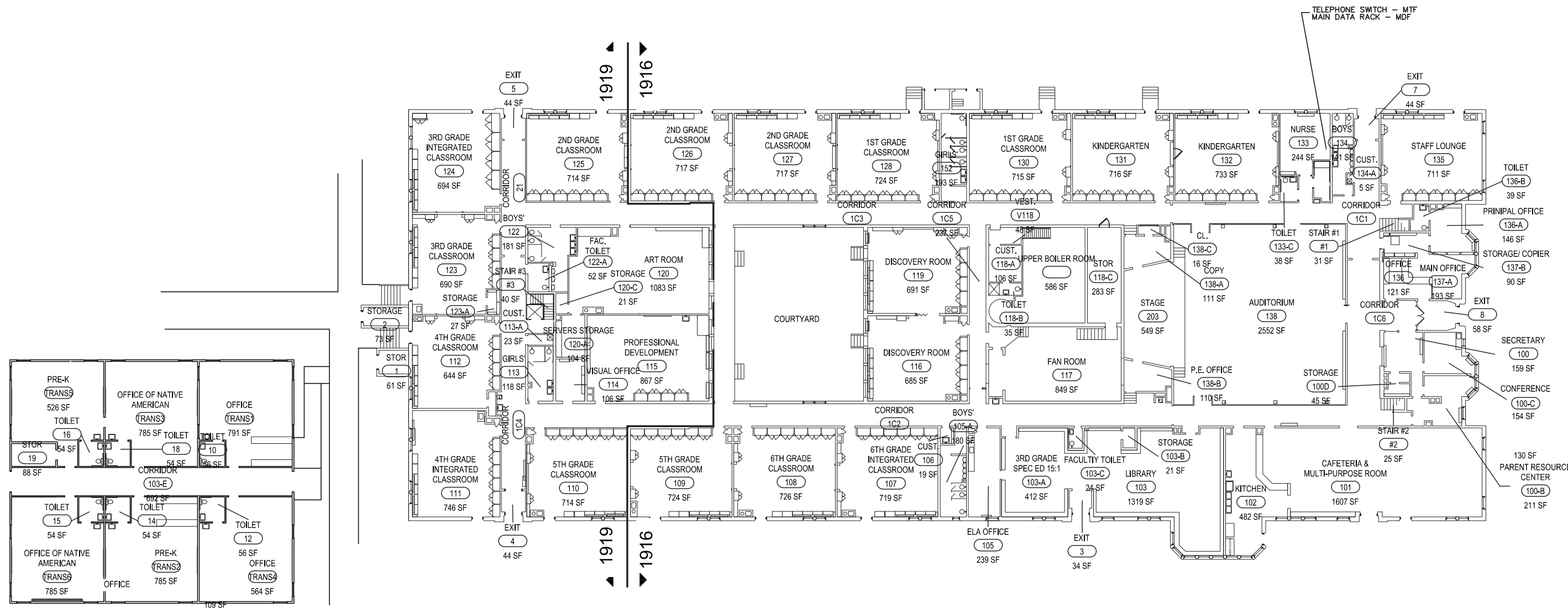




Dr. Walter Cooper #10  
353 Congress Ave. Rochester, NY 14619

Basement Plan  
26-16-00-01-0-037





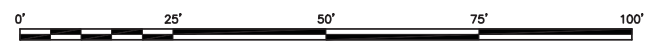
TELEPHONE SWITCH - MTF  
MAIN DATA RACK - MDF

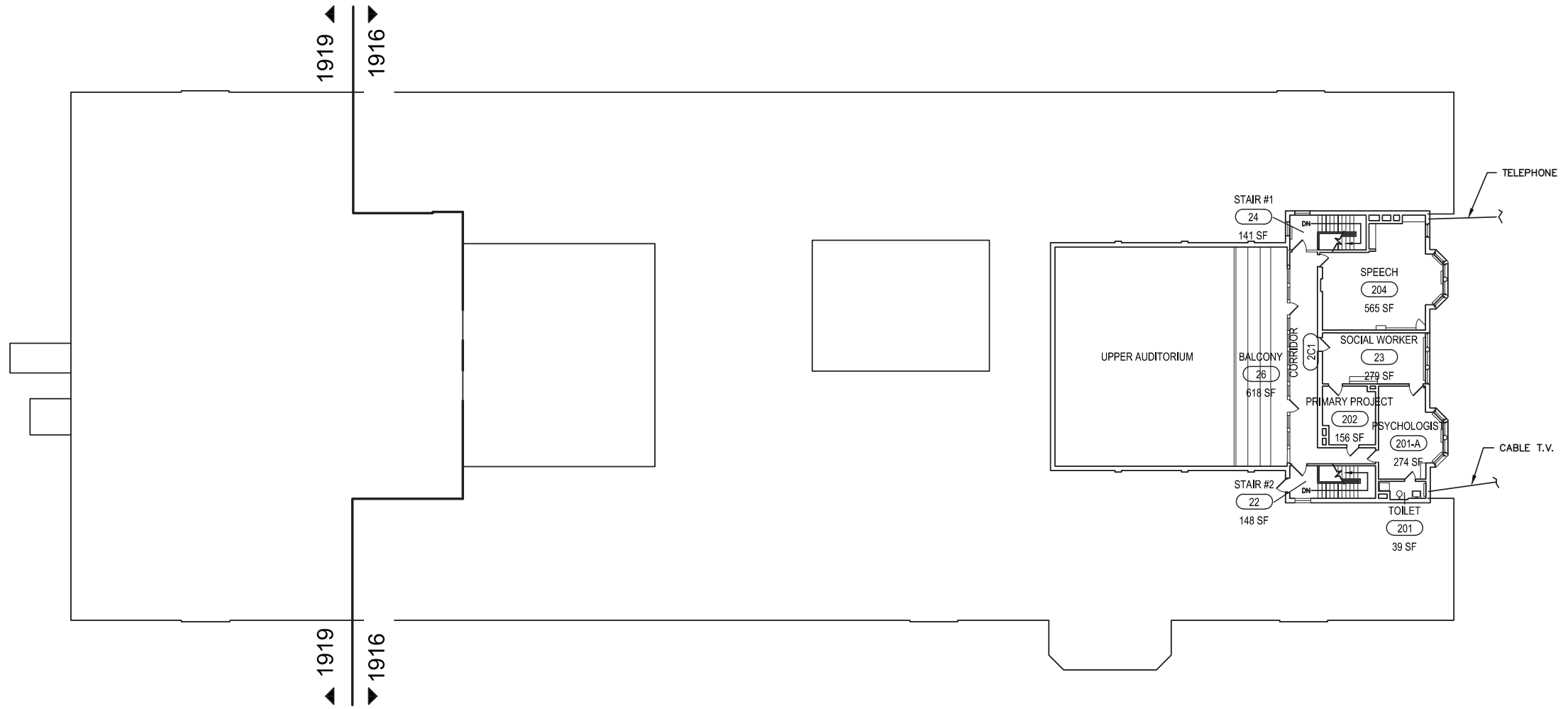


Dr. Walter Cooper #10  
353 Congress Ave. Rochester, NY 14619

First Floor Plan

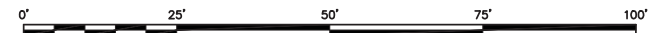
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Dr. Walter Cooper #10  
353 Congress Ave. Rochester, NY 14619

Second Floor Plan  
26-16-00-01-0-037



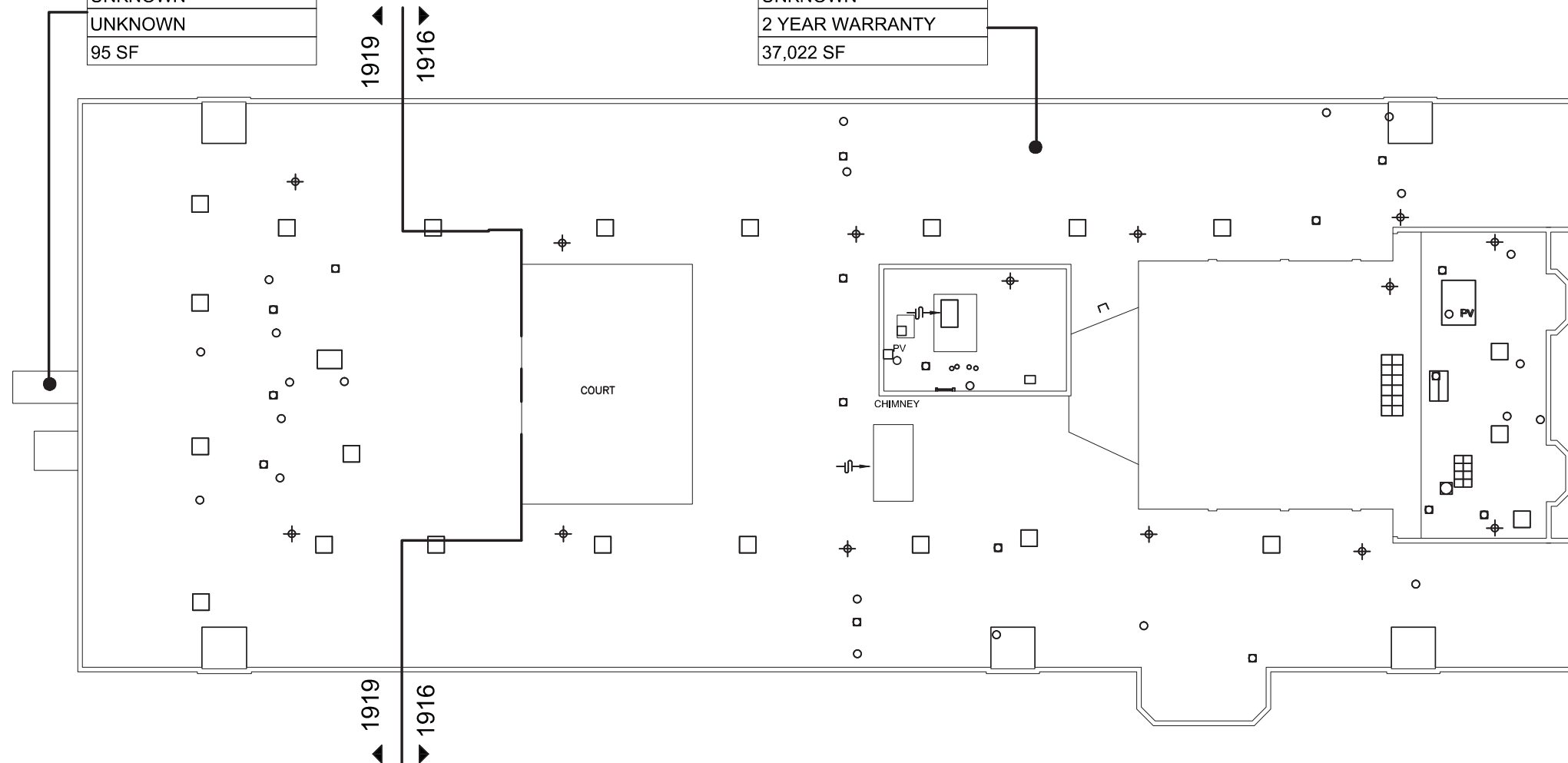


**ROOF ASSEMBLY  
TYPE 2**

INSTALLED - UNKNOWN
SBS ROOF
UNKNOWN
UNKNOWN
UNKNOWN
95 SF

**ROOF ASSEMBLY  
TYPE 1**

INSTALLED - 1994
SBS ROOF
WOOD DECK
UNKNOWN
2 YEAR WARRANTY
37,022 SF



**KEY:**

YEAR OF INSTALLATION
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)

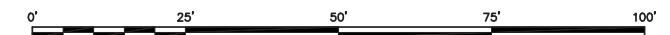
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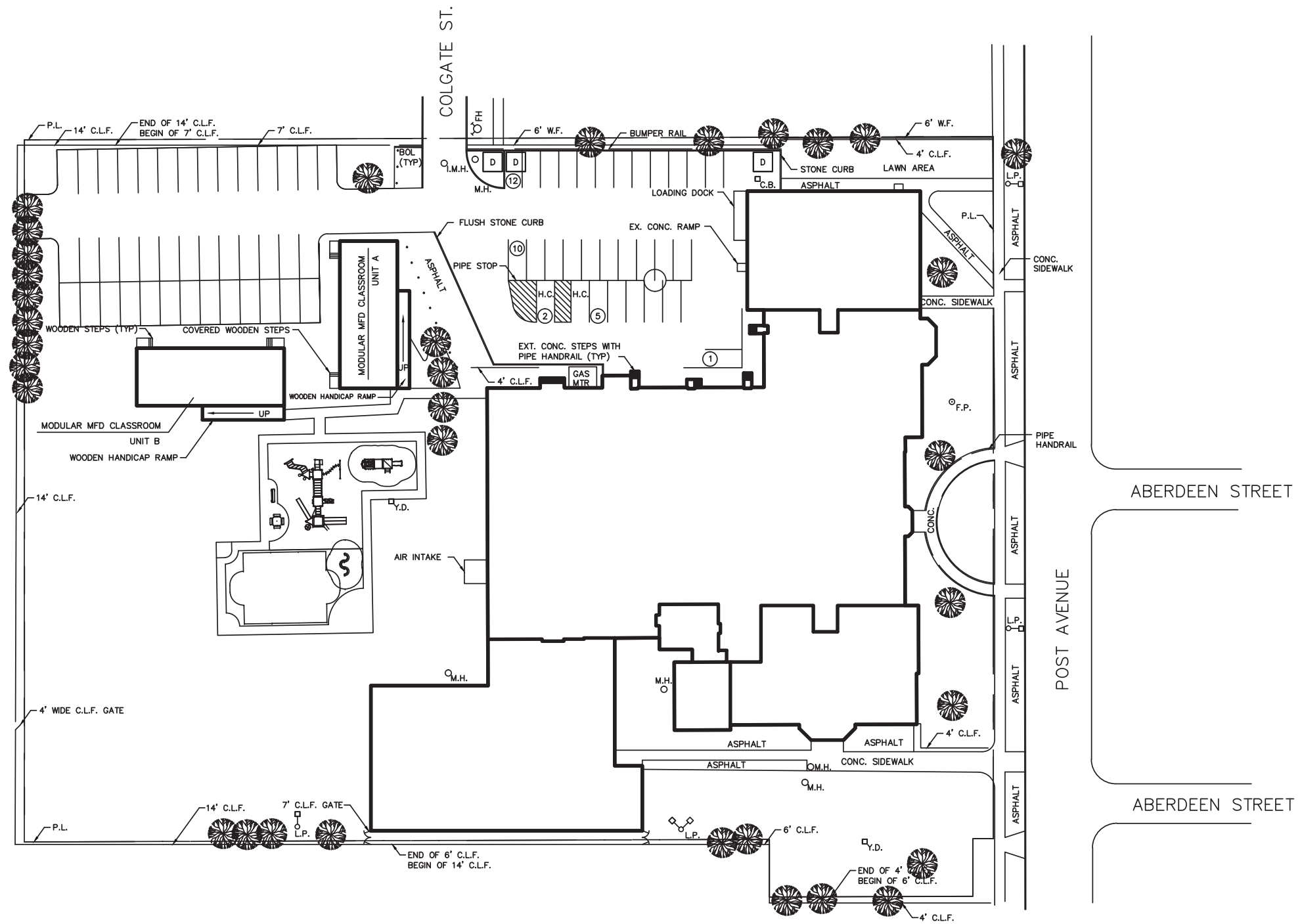




Dr. Walter Cooper #10  
353 Congress Ave. Rochester, NY 14619


Roof Plan  
26-16-00-01-0-037



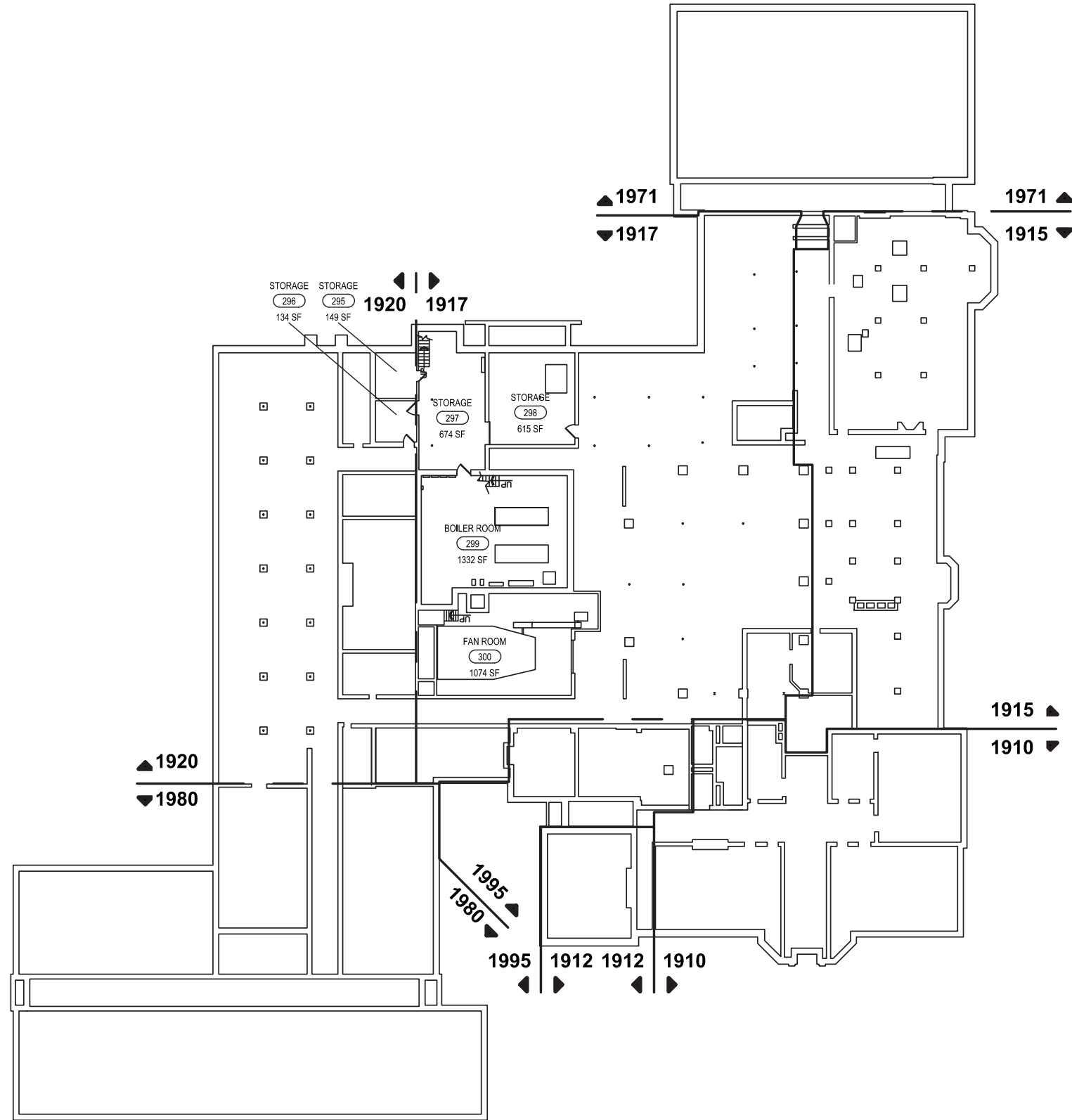




  
  
**John Walton Spencer #16**  
 321 Post Ave. Rochester, NY 14619  
 Site Plan  
 26-16-00-01-0-016

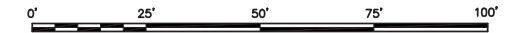


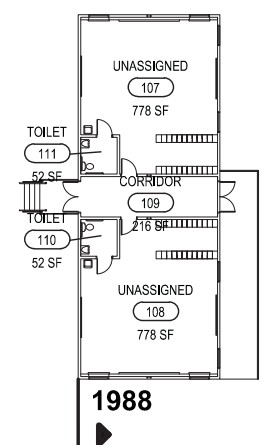
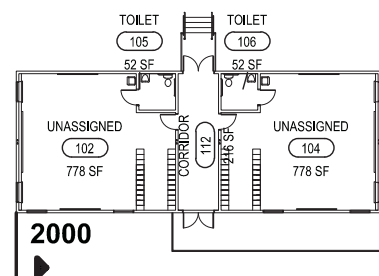
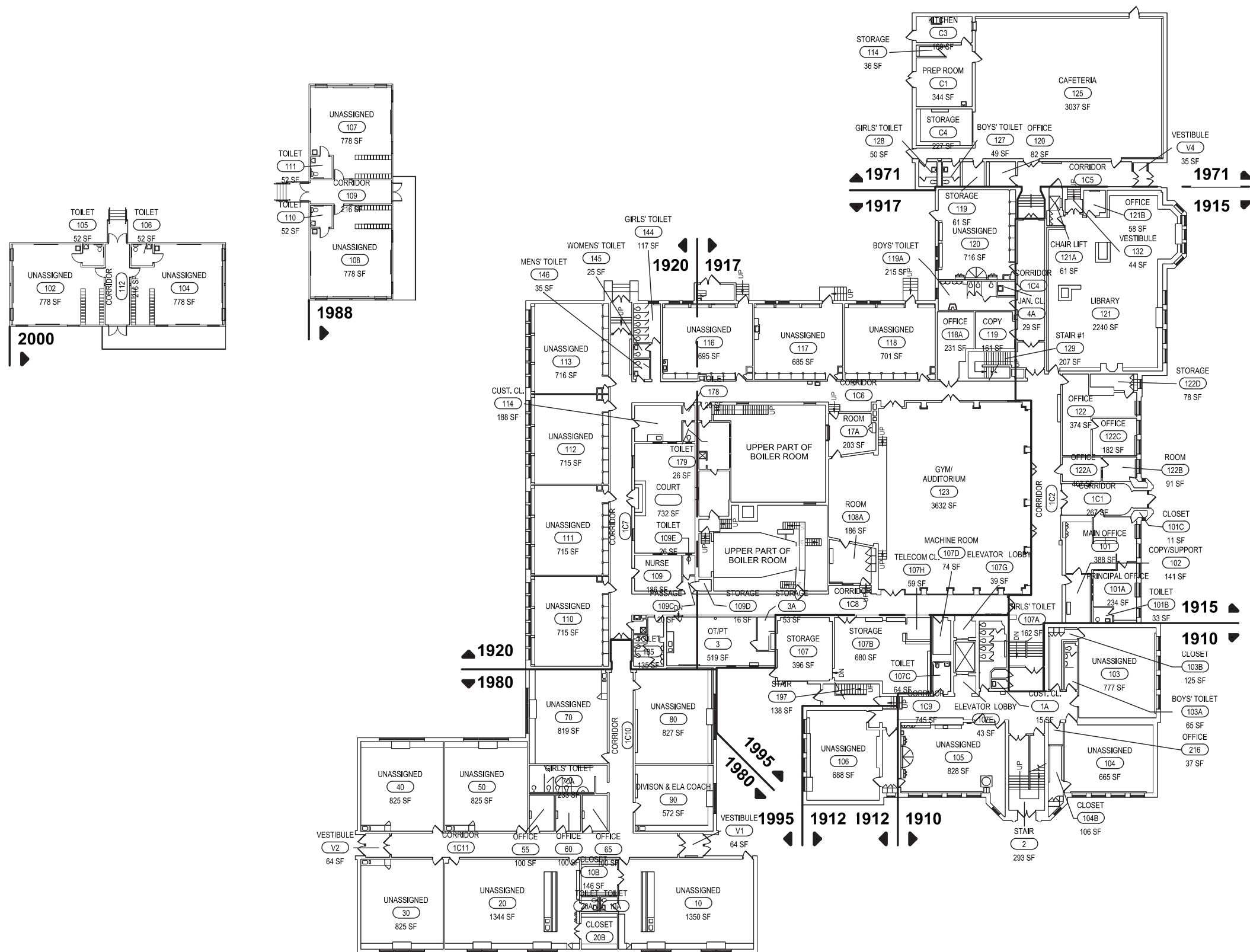
Basement Gross Area: 4,853 sq. ft.



John Walton Spencer #16  
321 Post Ave. Rochester, NY 14619

Basement Plan  
26-16-00-01-0-016



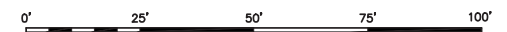


Transportables Gross Area: 4,032 sq. ft.  
 First Floor Gross Area: 47,313 sq. ft.

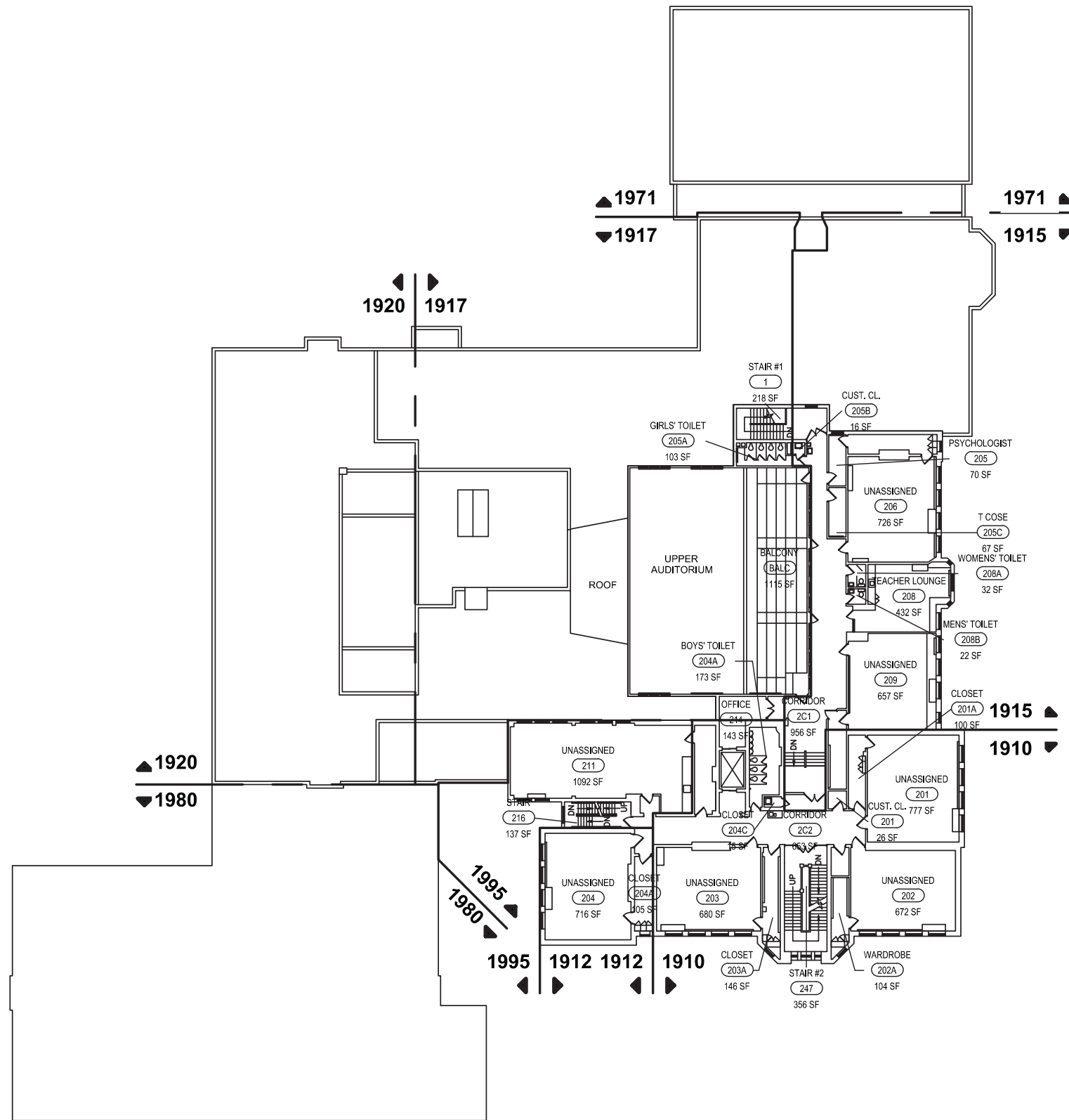


John Walton Spencer #16  
 321 Post Ave. Rochester, NY 14619

First Floor Plan  
 26-16-00-01-0-016



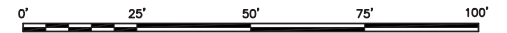
Second Floor Gross Area: 12,475 sq. ft.

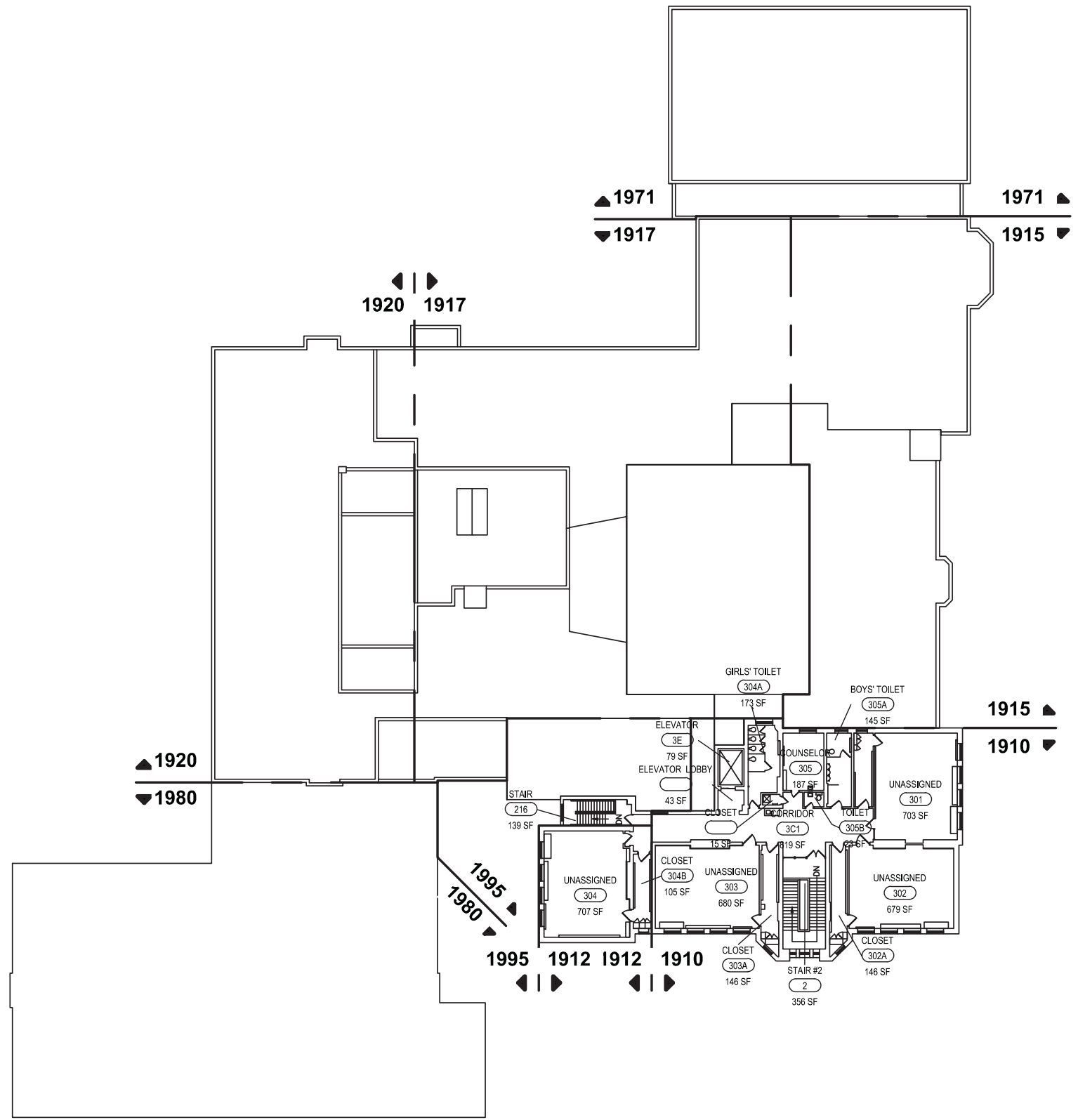


John Walton Spencer #16  
321 Post Ave. Rochester, NY 14619

Second Floor Plan

26-16-00-01-0-016



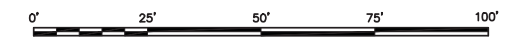


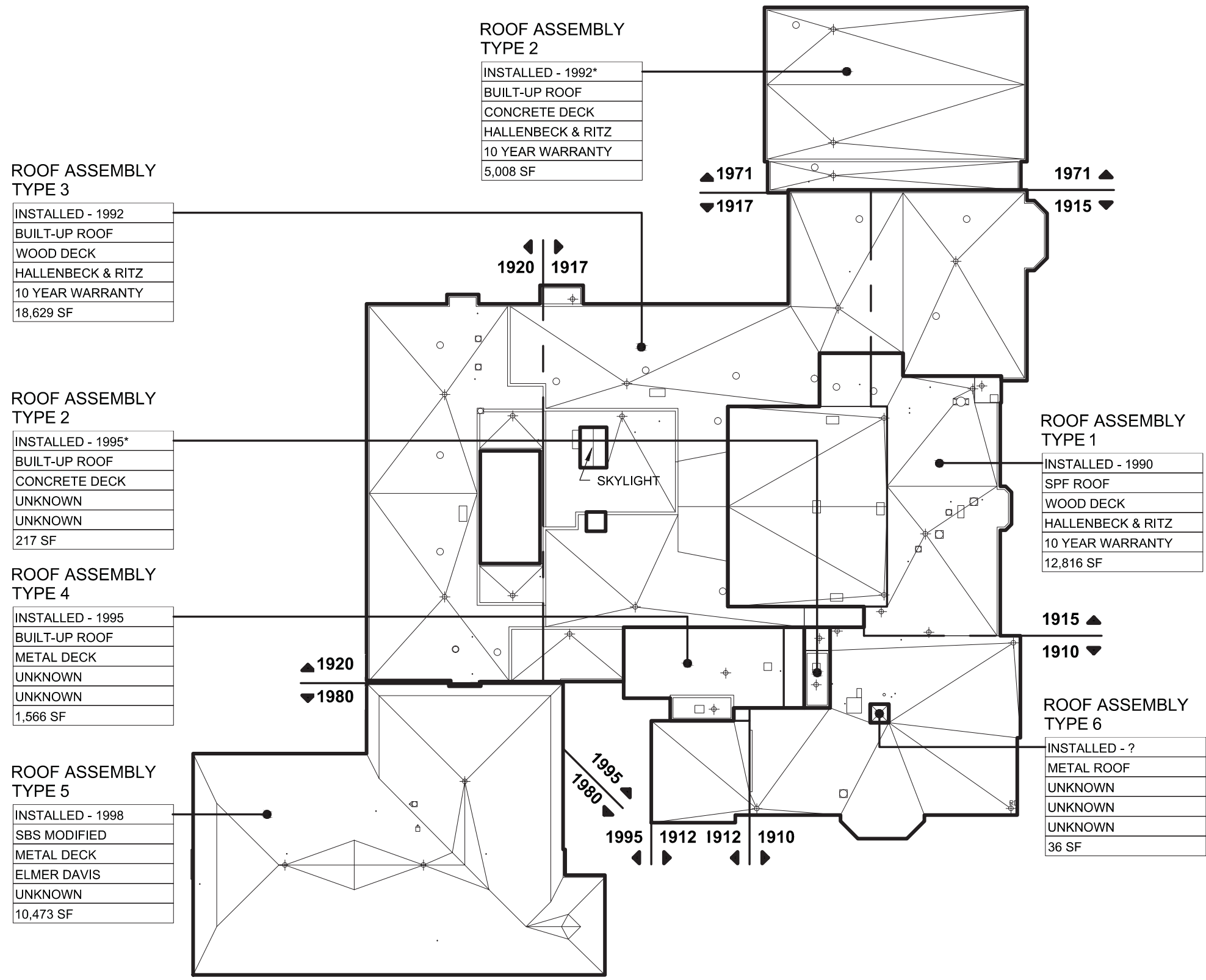
Third Floor Gross Area: 6,043 sq. ft.



John Walton Spencer #16  
321 Post Ave. Rochester, NY 14619

Third Floor Plan  
26-16-00-01-0-016







**KEY:**

YEAR OF INSTALLATION*
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)

\*YEAR OF INSTALLATION FOR ROOF ASSEMBLY TYPE VARIES DEPENDING ON ITS LOCATION

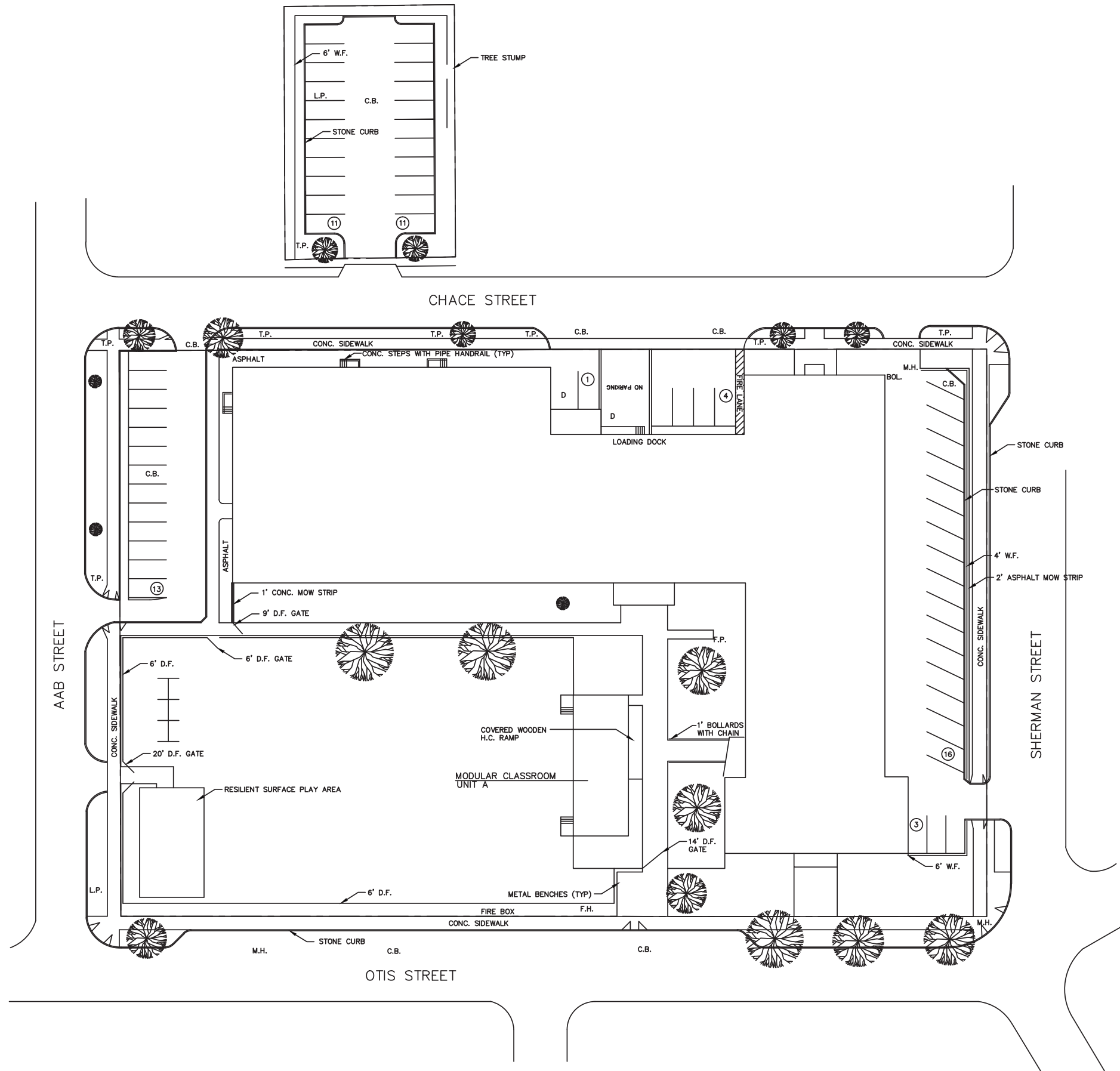
**GENERAL NOTES:**




1. ROOF ASSEMBLY TYPES ARE UNIQUE TO EACH BUILDING
2. ROOF ASSEMBLY TYPES ARE ORGANIZED BASED ON ROOFING MEMBRANES AND DECK MATERIALS

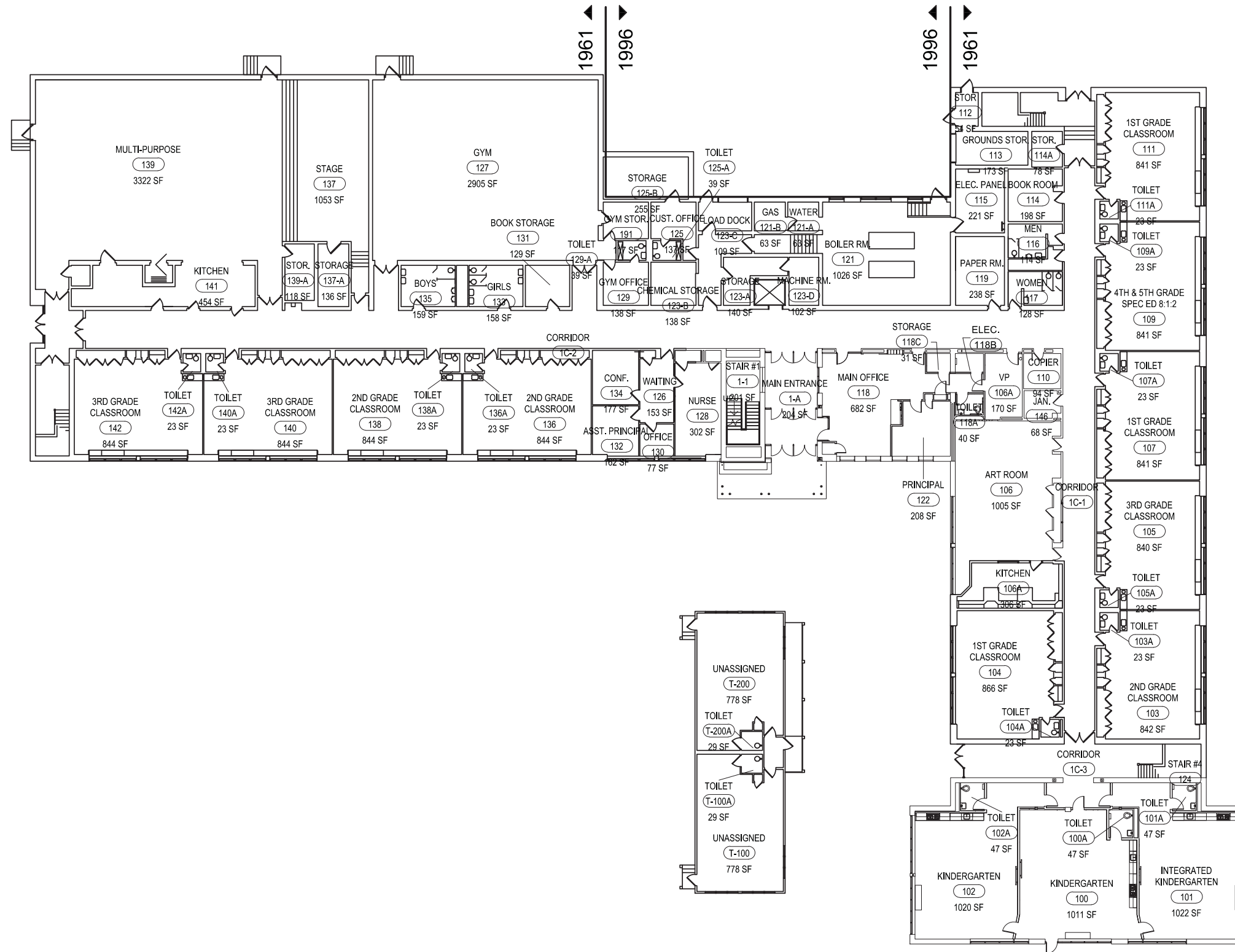
N  
  
  
 John Walton Spencer #16  
 321 Post Ave. Rochester, NY 14619  
 Roof Plan  
 26-16-00-01-0-016

0' 25' 50' 75' 100'





  
  
**General Elwell S. Otis #54**  
 36 Otis Street Rochester, NY 14606  
**Site Plan**  
 26-16-00-01-0-030  


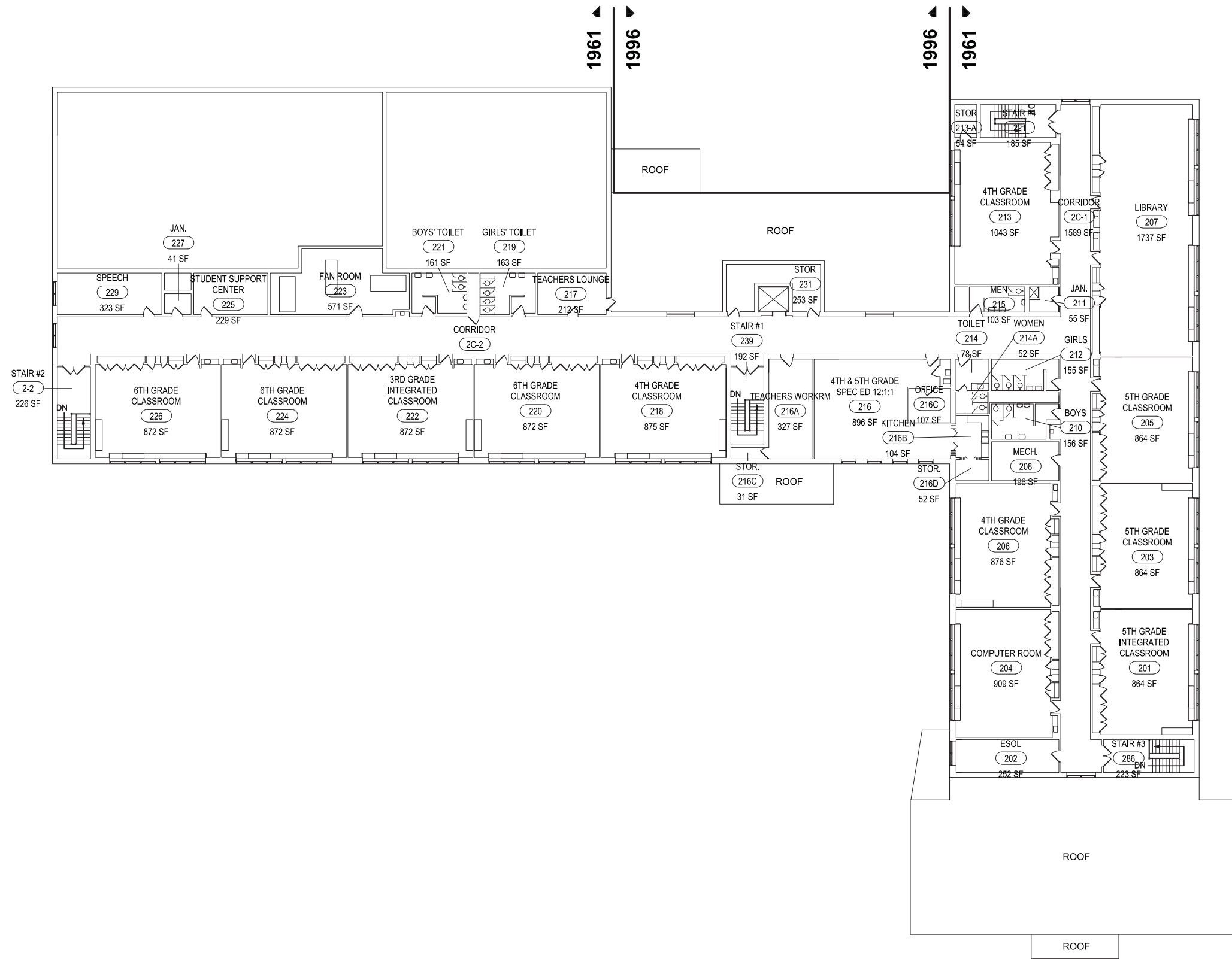


General Elwell S. Otis #54  
36 Otis Street Rochester, NY 14606

First Floor Plan  
26-16-00-01-0-030



First Floor Gross Area: 36,805 sq. ft.



Second Floor Gross Area: 23,534 sq. ft.

  
  
 General Elwell S. Otis #54  
 36 Otis Street Rochester, NY 14606  
 Second Floor Plan  
 26-16-00-01-0-030





**ROOF ASSEMBLY  
TYPE 1**

INSTALLED - 1999
BUILT-UP ROOF
GYPSUM DECK
ELMER DAVIS
UNKNOWN
40,118 SF

**KEY:**

YEAR OF INSTALLATION
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)

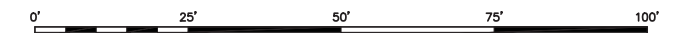
**GENERAL NOTES:**

1. ROOF ASSEMBLY TYPES ARE UNIQUE TO EACH BUILDING
2. ROOF ASSEMBLY TYPES ARE ORGANIZED BASED ON ROOFING MEMBRANES AND DECK MATERIALS

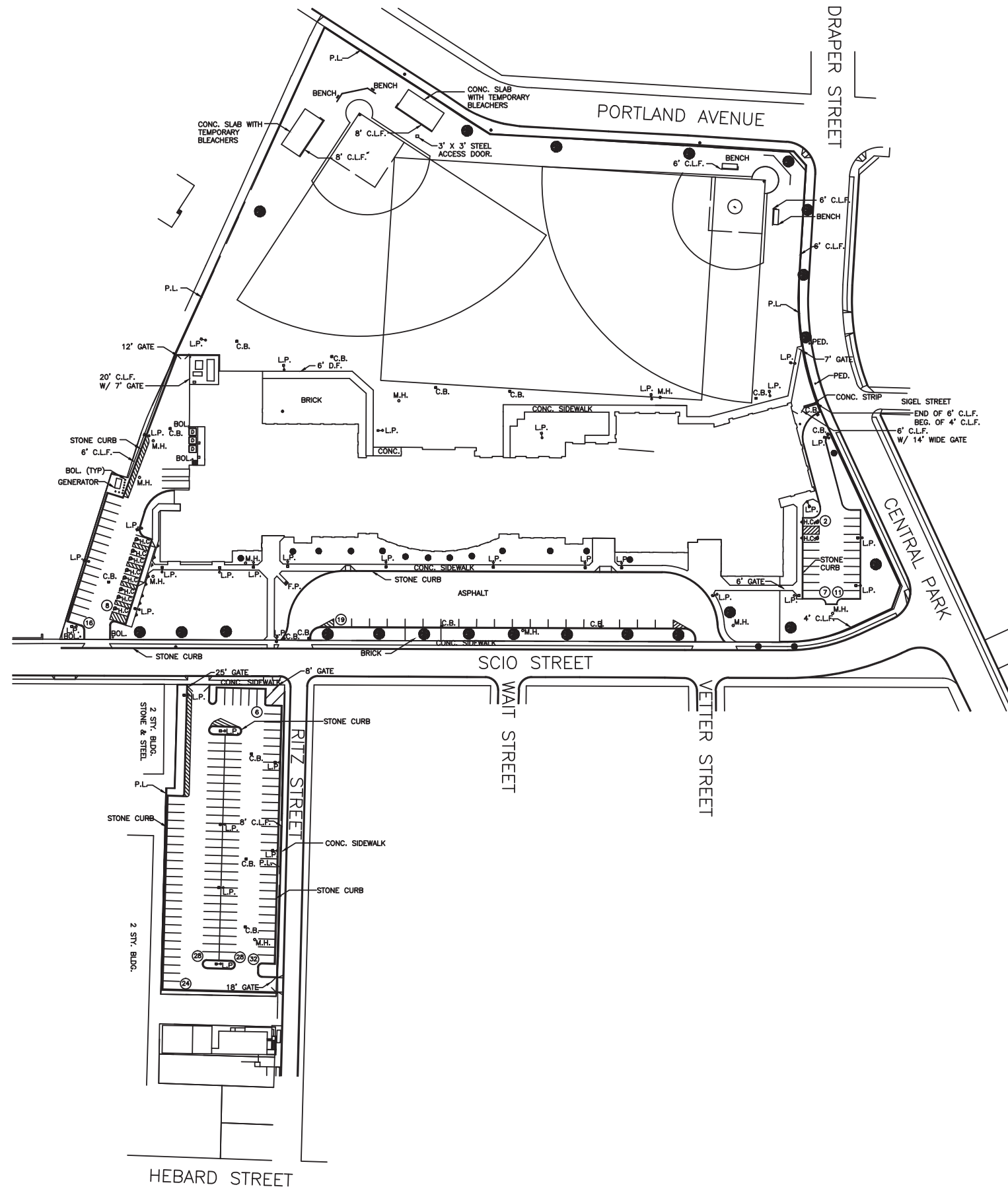


General Elwell S. Otis #54  
36 Otis Street Rochester, NY 14606

Roof Plan  
26-16-00-01-0-030



Roof Gross Area: 40,118 sq. ft.

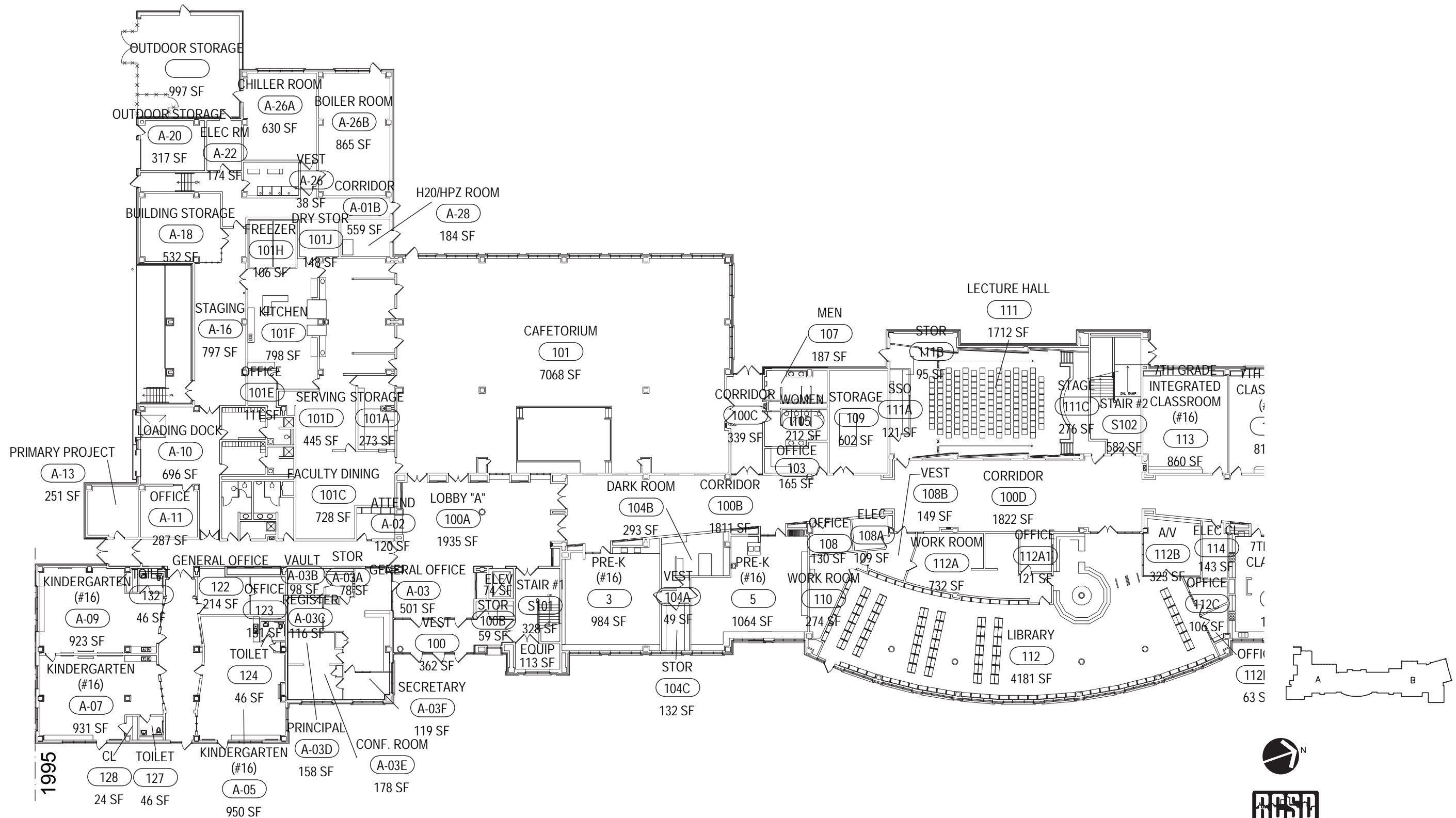


Dr. Freddie Thomas Leaning Center #272  
625 Scio Street Rochester, NY 14605

Site Plan

26-16-00-01-0-031





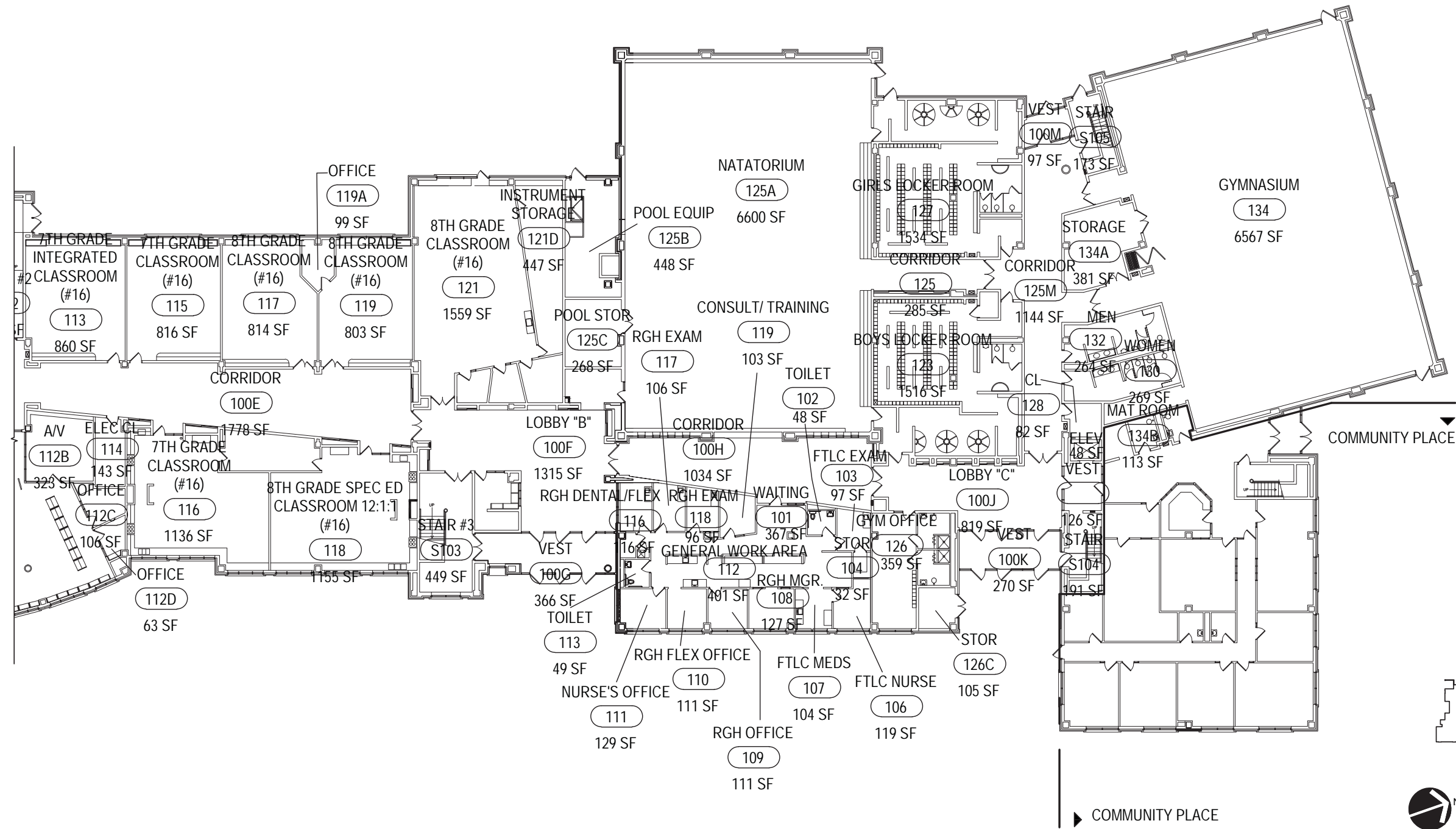
First Floor Gross Area: 87,872 sq. ft. (RCSD)

Dr. Freddie Thomas Leaning Center #272  
625 Scio Street Rochester, NY 14605

First Floor Plan Part A

26-16-00-01-0-031





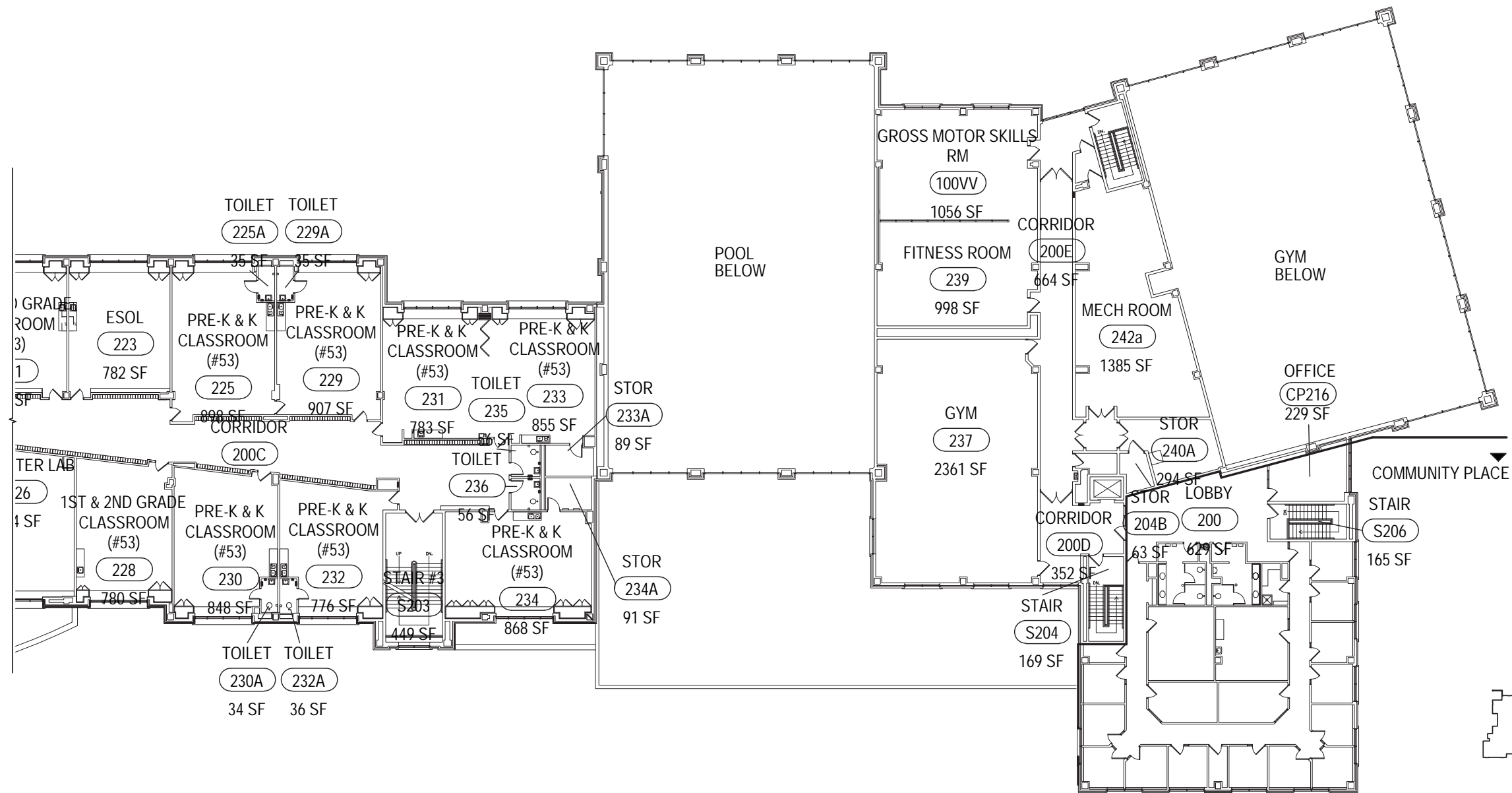
First Floor Gross Area: 87,872 sq. ft. (RCSD)  
 First Floor Gross Area: 5,165 sq. ft. (COMMUNITY PLACE)  
 TOTAL Gross Area: 169,049 sq. ft. (RCSD)  
 TOTAL Gross Area: 10,275 sq. ft. (COMMUNITY PLACE)  
 GRAND TOTAL Gross Area: 179,324 sq. ft. (COMBINED)

  
**Dr. Freddie Thomas Leaning Center #272**  
 625 Scio Street Rochester, NY 14605  
**First Floor Plan Part B**  
 26-16-00-01-0-031

0'      25'      50'      75'      100'







Second Floor Gross Area: 45,597 sq. ft. (RCSD)  
 Second Floor Gross Area: 5,110 sq. ft. (COMMUNITY PLACE)

COMMUNITY PLACE

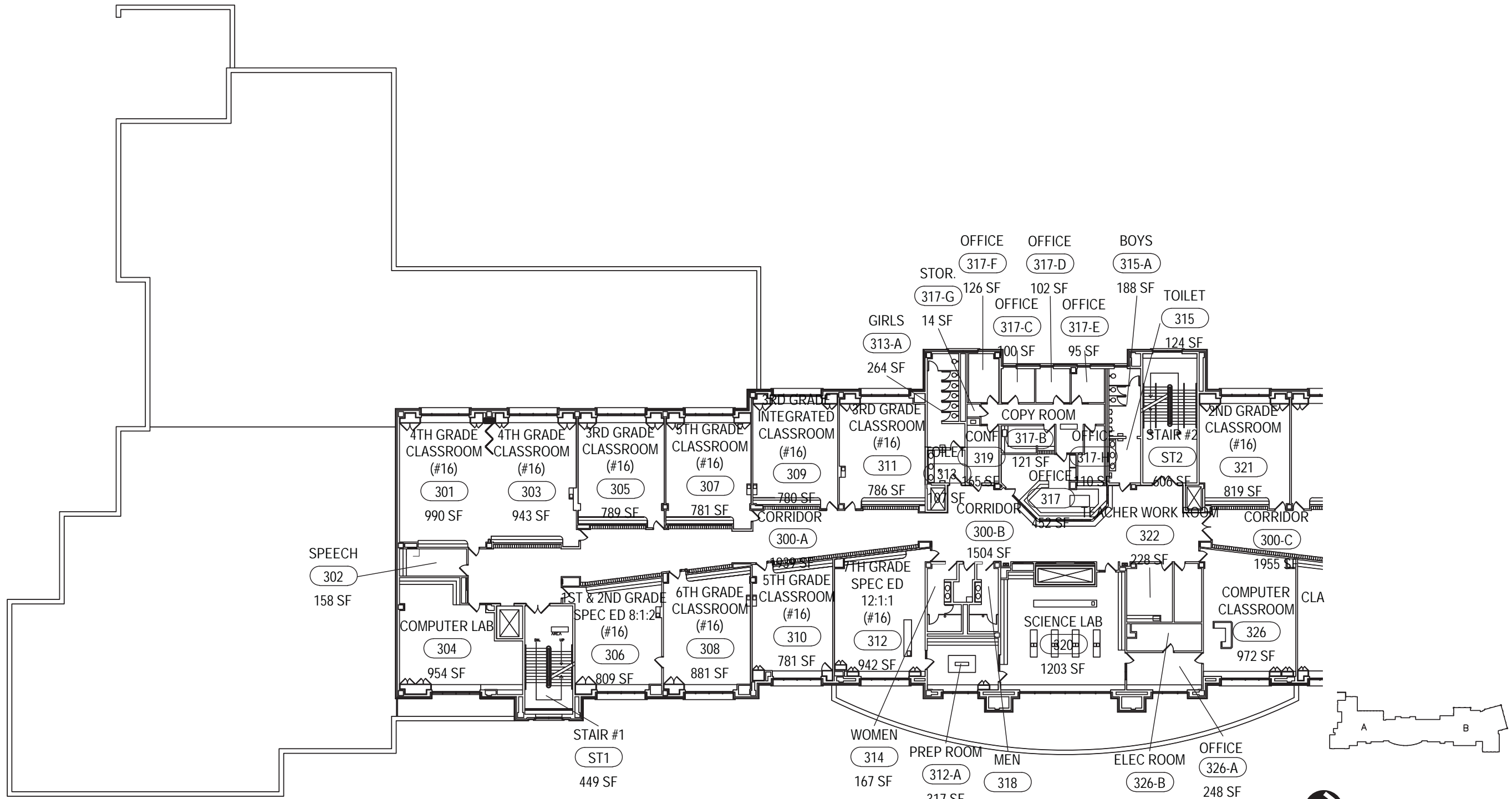
North arrow pointing up and slightly right.

**RCSD**

Dr. Freddie Thomas Learning Center #272  
 625 Scio Street Rochester, NY 14605

Second Floor Plan Part B  
 26-16-00-01-0-031

Scale bar: 0' 25' 50' 75' 100'

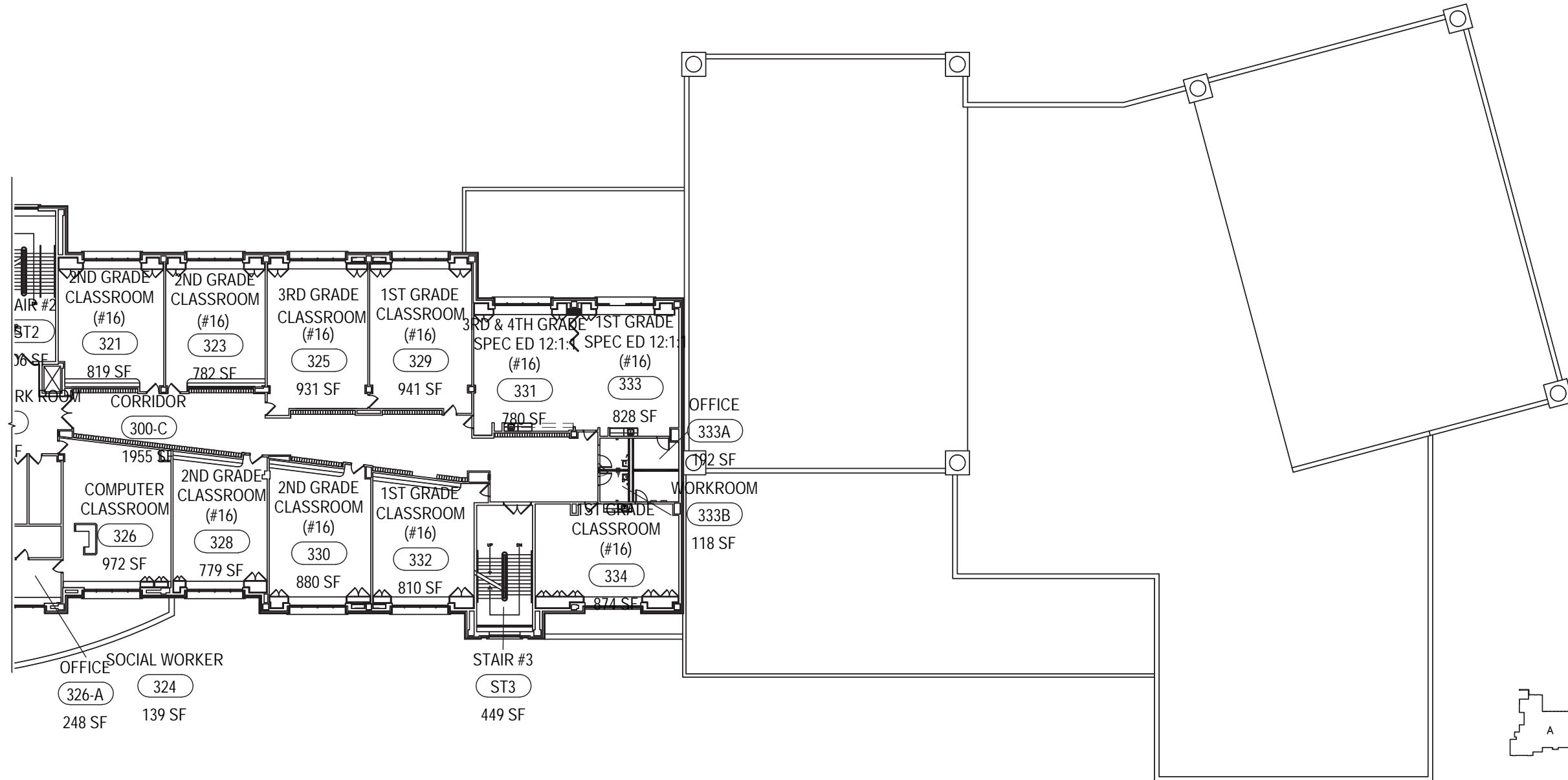


Third Floor Gross Area: 35,580 sq. ft. (RCSD)

Dr. Freddie Thomas Leaning Center #272  
625 Scio Street Rochester, NY 14605

Third Floor Plan Part A  
26-16-00-01-0-031





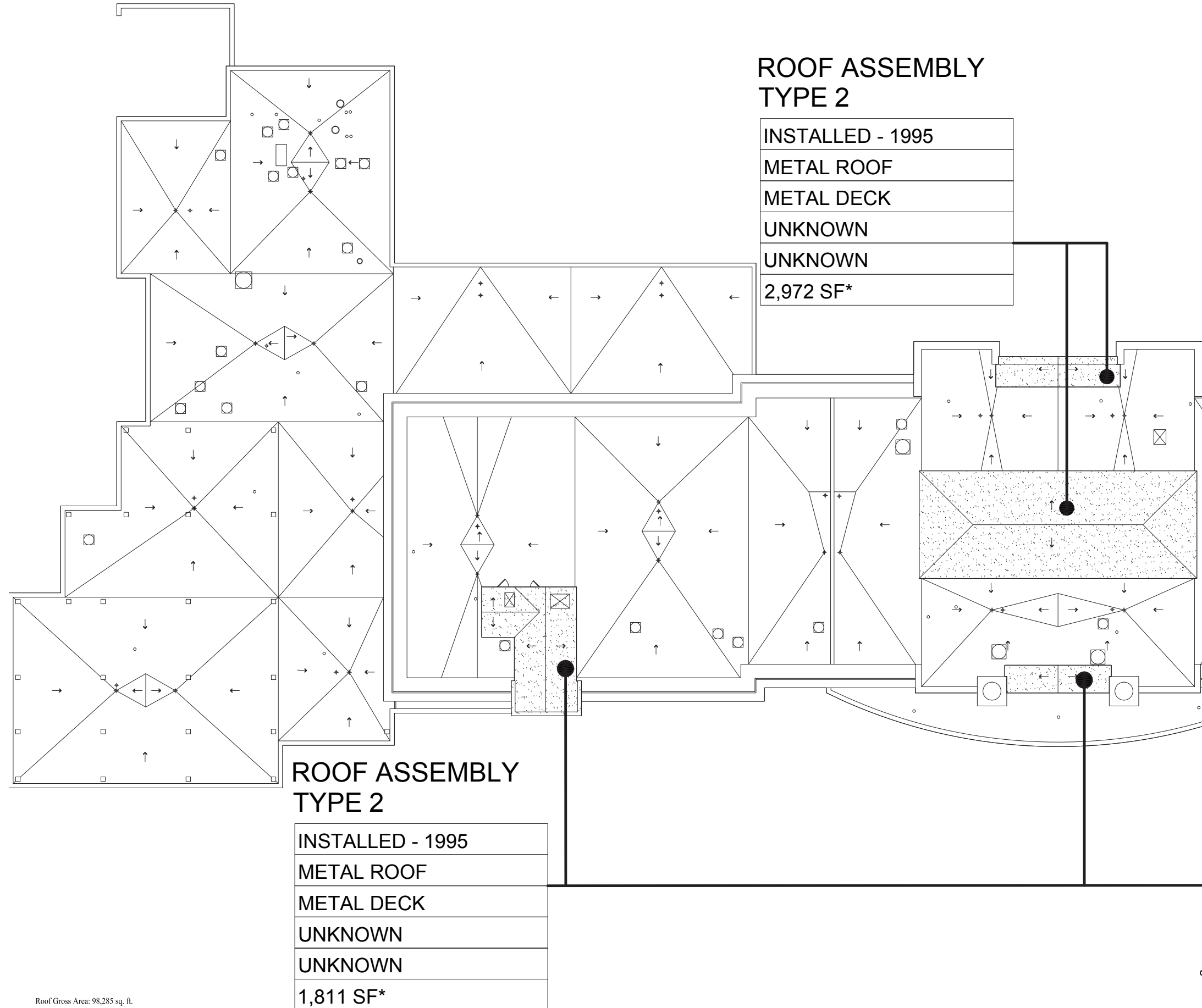
Third Floor Gross Area: 35,580 sq. ft. (RCSD)



Dr. Freddie Thomas Leaning Center #272  
625 Scio Street Rochester, NY 14605

Third Floor Plan Part B  
26-16-00-01-0-031





**KEY:**

YEAR OF INSTALLATION
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)*

\*COMBINED WHERE ROOF TYPE APPLIES TO MULTIPLE ROOF AREAS

**LEGEND:**

 INDICATES STEEP-SLOPE ROOF AREAS

**GENERAL NOTES:**

1. ROOF ASSEMBLY TYPES ARE UNIQUE TO EACH BUILDING
2. ROOF ASSEMBLY TYPES ARE ORGANIZED BASED ON ROOFING MEMBRANES ON DECK MATERIALS



Dr. Freddie Thomas Learning Center #272  
625 Scio Street Rochester, NY 14605

Roof Plan Part A  
26-16-00-01-0-031



Roof Gross Area: 98,285 sq. ft.

**KEY:**

YEAR OF INSTALLATION
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)*

\*\*COMBINED WHERE ROOF TYPE APPLIES TO MULTIPLE ROOF AREAS

**LEGEND:**

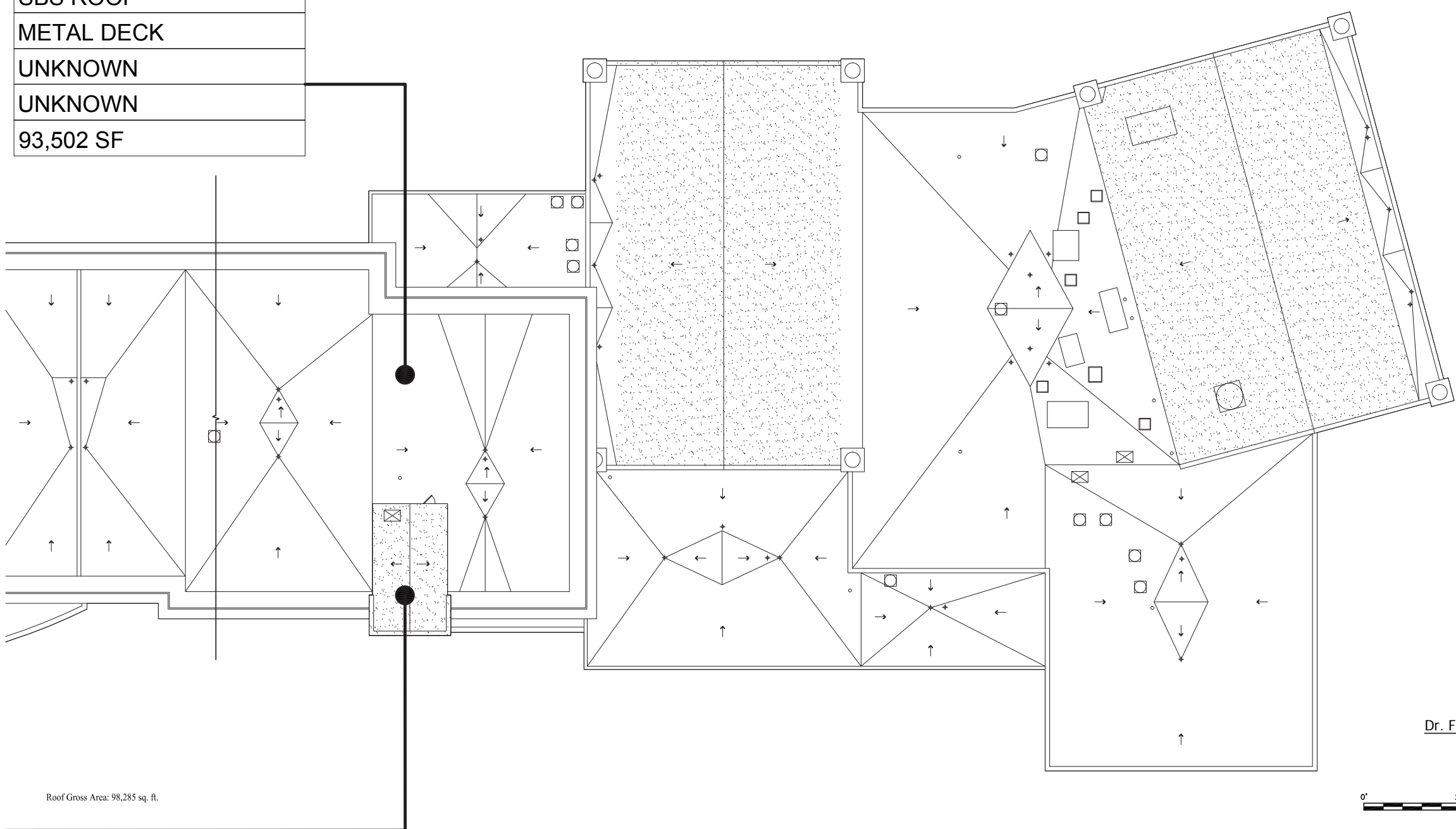
 INDICATES STEEP-SLOPE ROOF AREAS

**GENERAL NOTES:**

1. ROOF ASSEMBLY TYPES ARE UNIQUE TO EACH BUILDING
2. ROOF ASSEMBLY TYPES ARE ORGANIZED BASED ON ROOFING MEMBRANES ON DECK MATERIALS

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1995
SBS ROOF
METAL DECK
UNKNOWN
UNKNOWN
93,502 SF

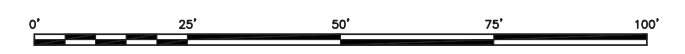


Roof Gross Area: 98,285 sq. ft.

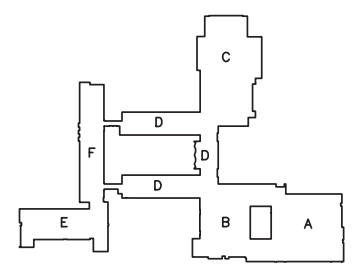
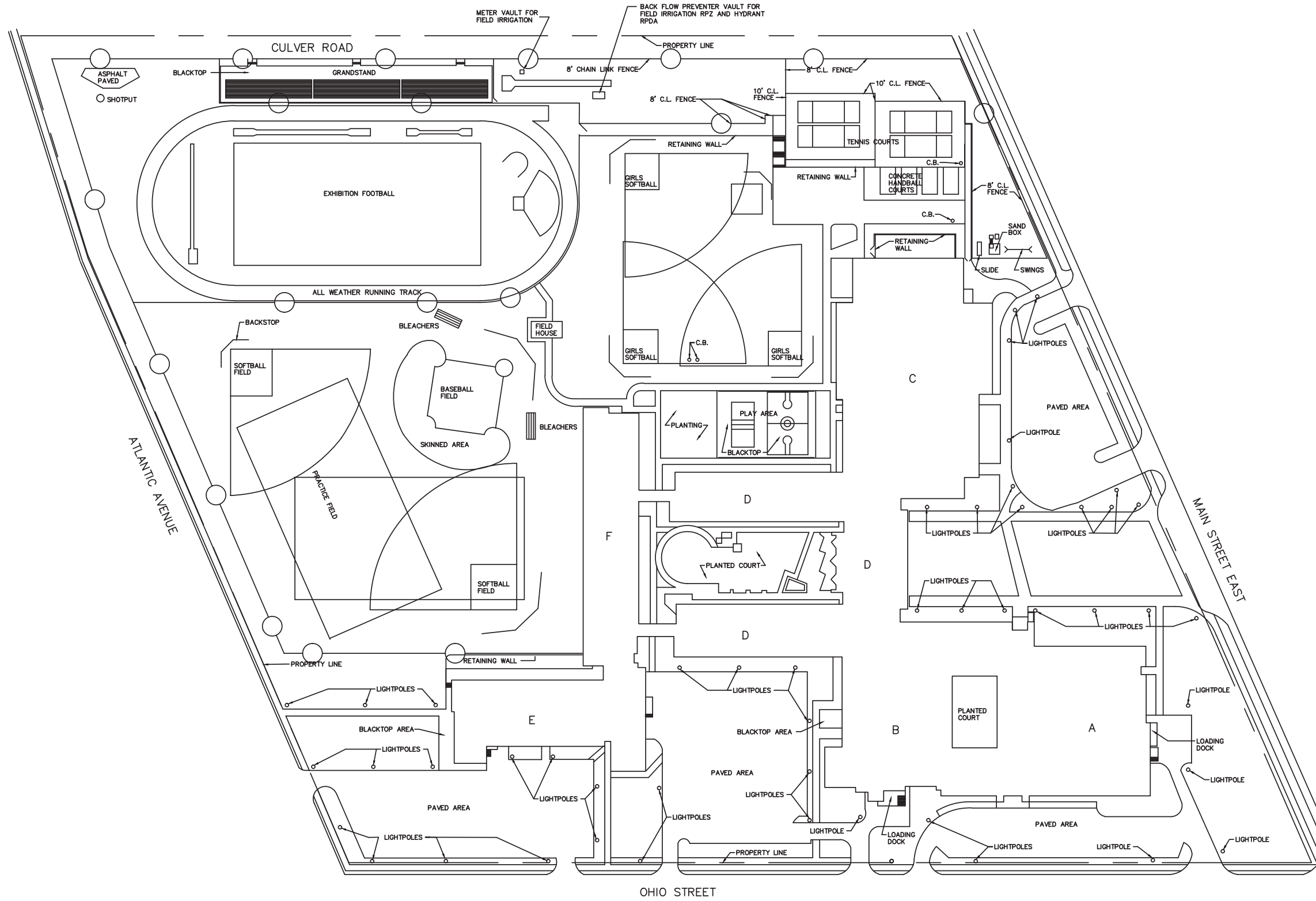


Dr. Freddie Thomas Leaning Center #272  
625 Scio Street Rochester, NY 14605

Roof Plan Part B  
26-16-00-01-0-031

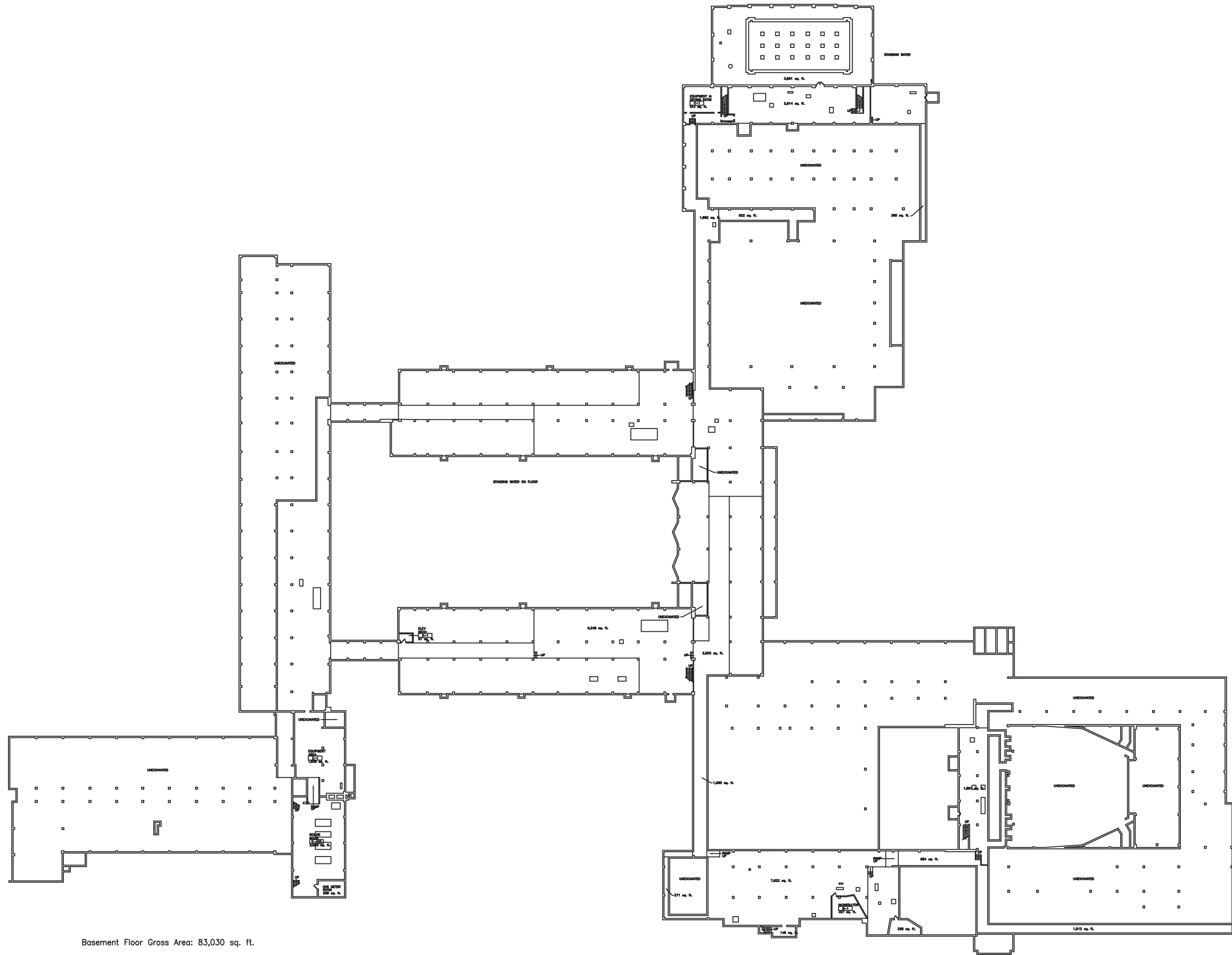




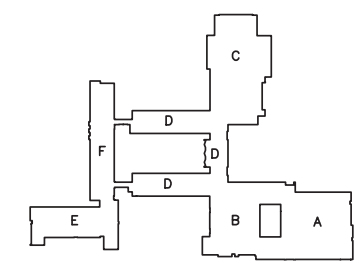


East High School #261  
1801 East Main Street Rochester, NY 14609

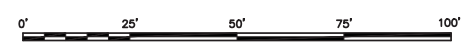
Site Plan  
26-16-00-01-0-103



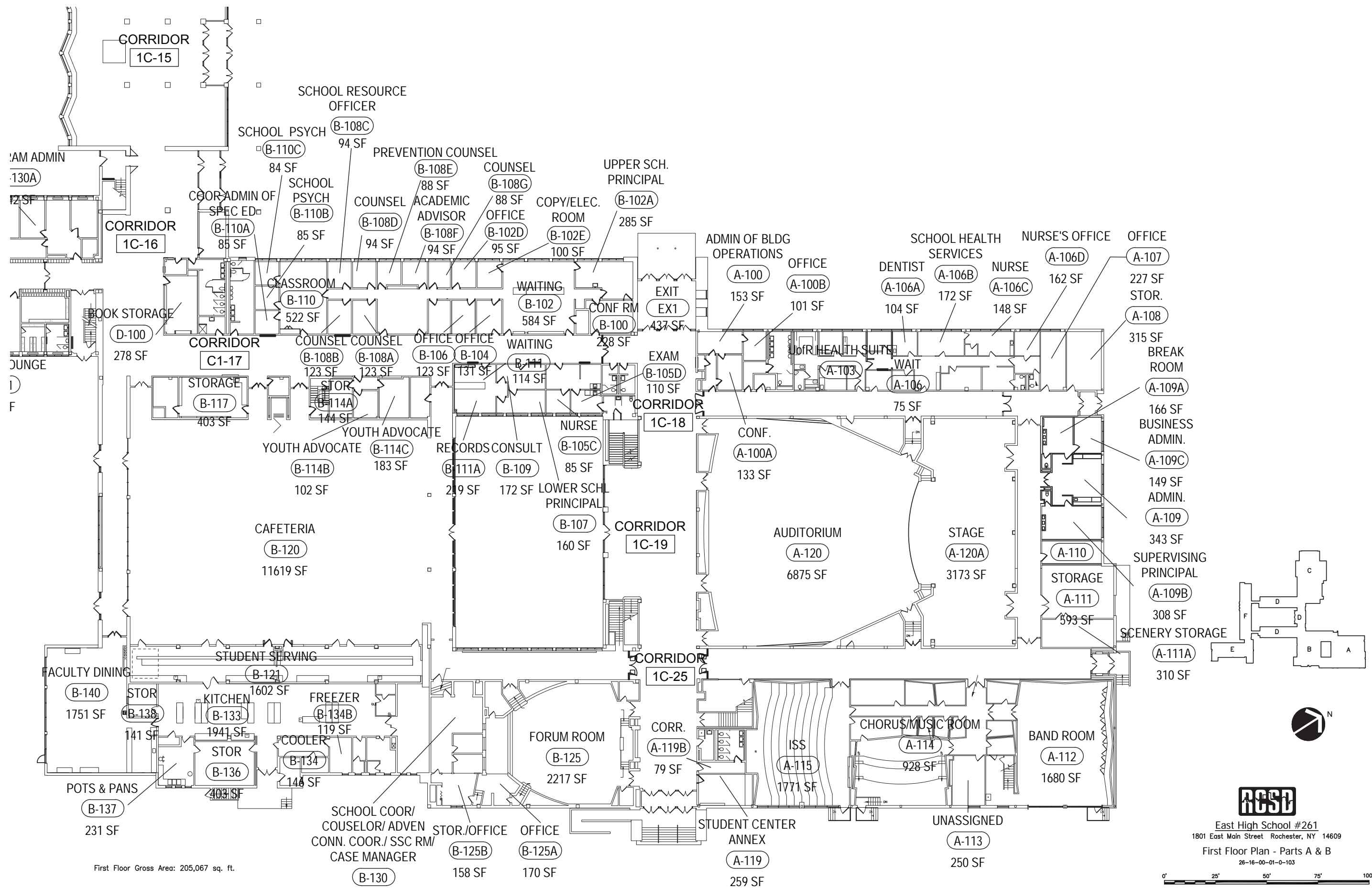
Basement Floor Gross Area: 83,030 sq. ft.



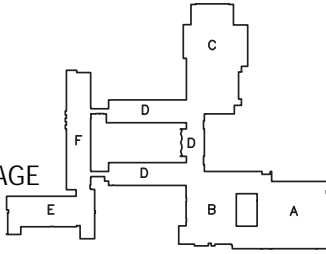
East High School #261  
1801 East Main Street Rochester, NY 14609  
BASEMENT FLOOR PLAN  
26-16-00-01-0-103



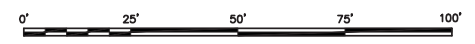


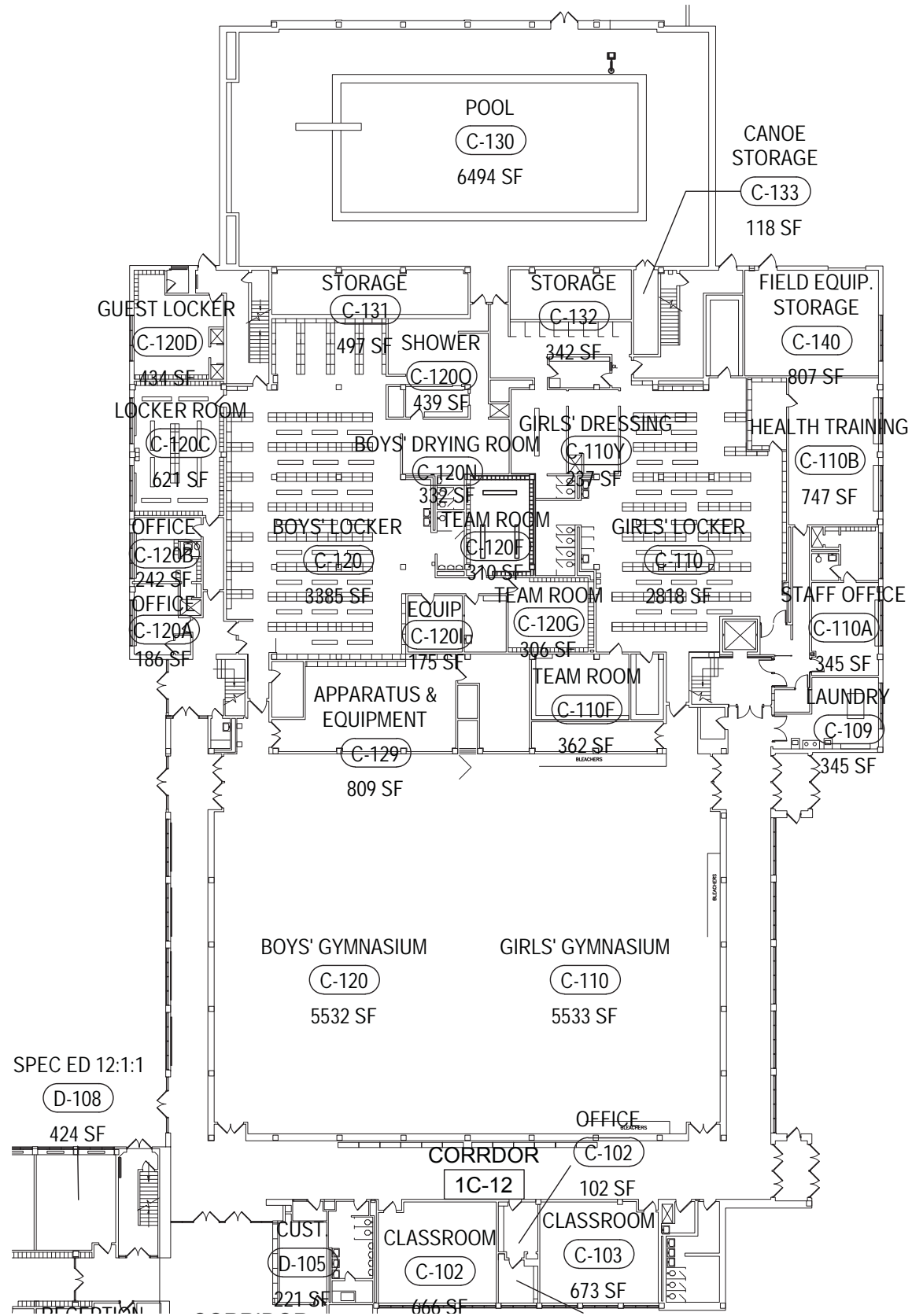


First Floor Gross Area: 205,067 sq. ft.

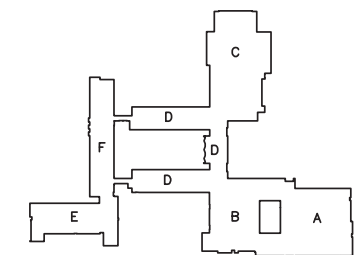


East High School #261  
 1801 East Main Street Rochester, NY 14609  
 First Floor Plan - Parts A & B  
 26-16-00-01-0-103



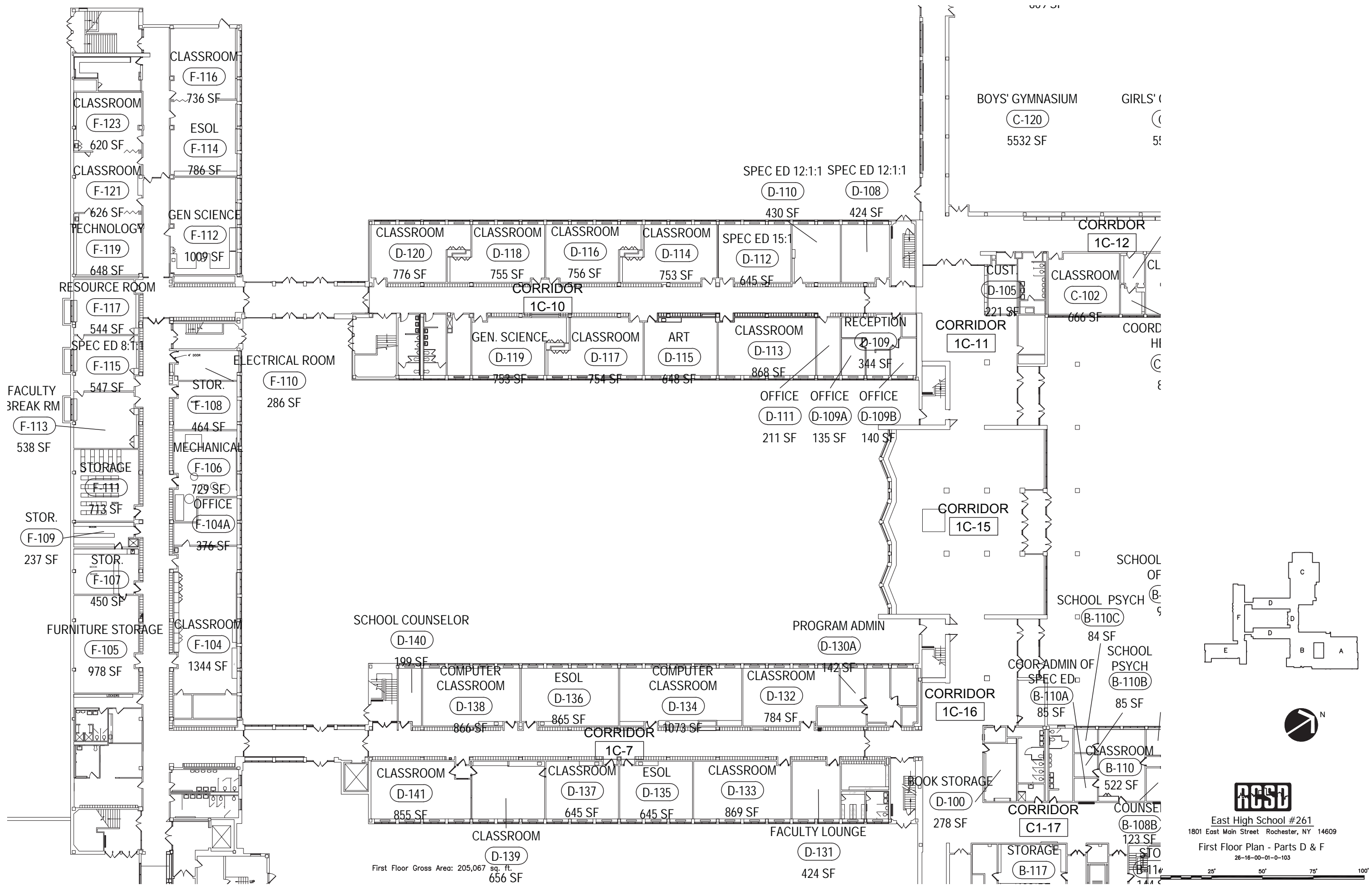


First Floor Gross Area: 205,067 sq. ft.

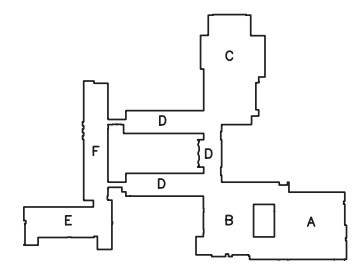


East High School #261  
1801 East Main Street Rochester, NY 14609  
First Floor Plan - Parts C  
26-16-00-01-0-103

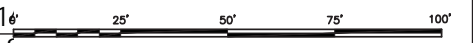


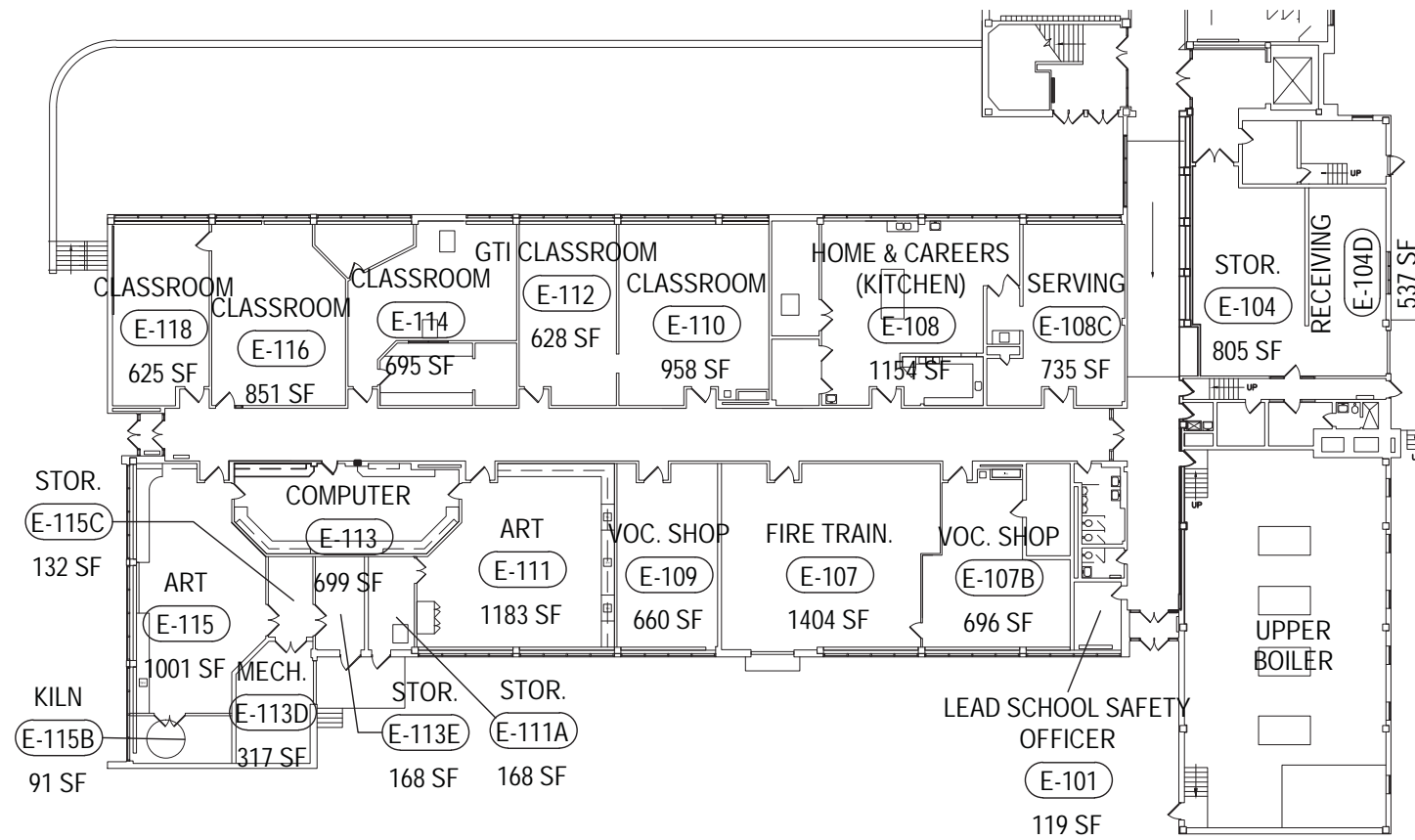


First Floor Gross Area: 205,067 sq. ft.

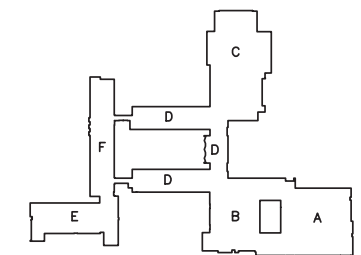


East High School #261  
 1801 East Main Street Rochester, NY 14609  
 First Floor Plan - Parts D & F  
 26-16-00-01-0-103





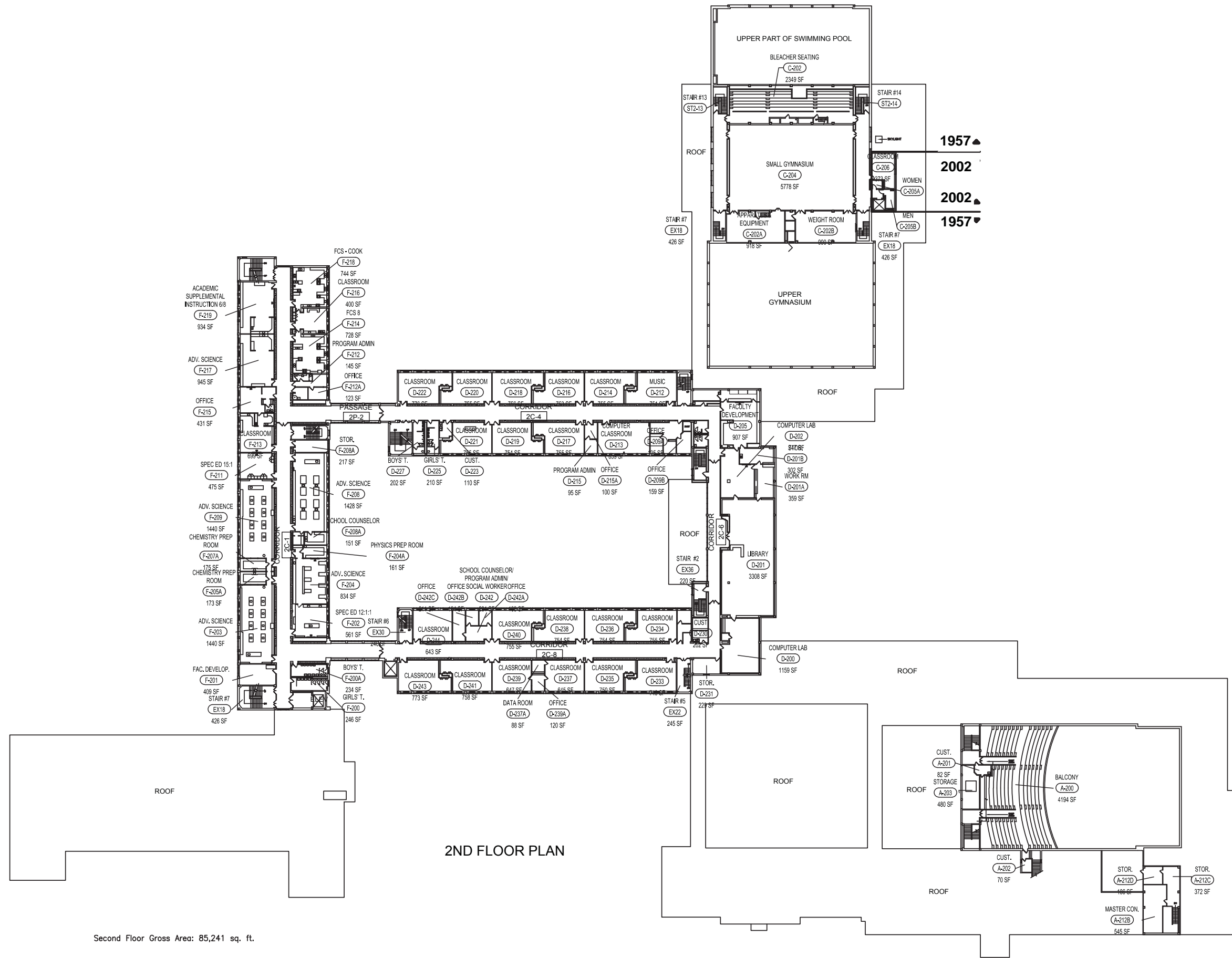
First Floor Gross Area: 205,067 sq. ft.



East High School #261  
1801 East Main Street Rochester, NY 14609

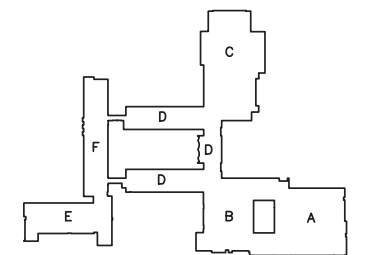
First Floor Plan - Parts E  
26-16-00-01-0-103





Second Floor Gross Area: 85,241 sq. ft.

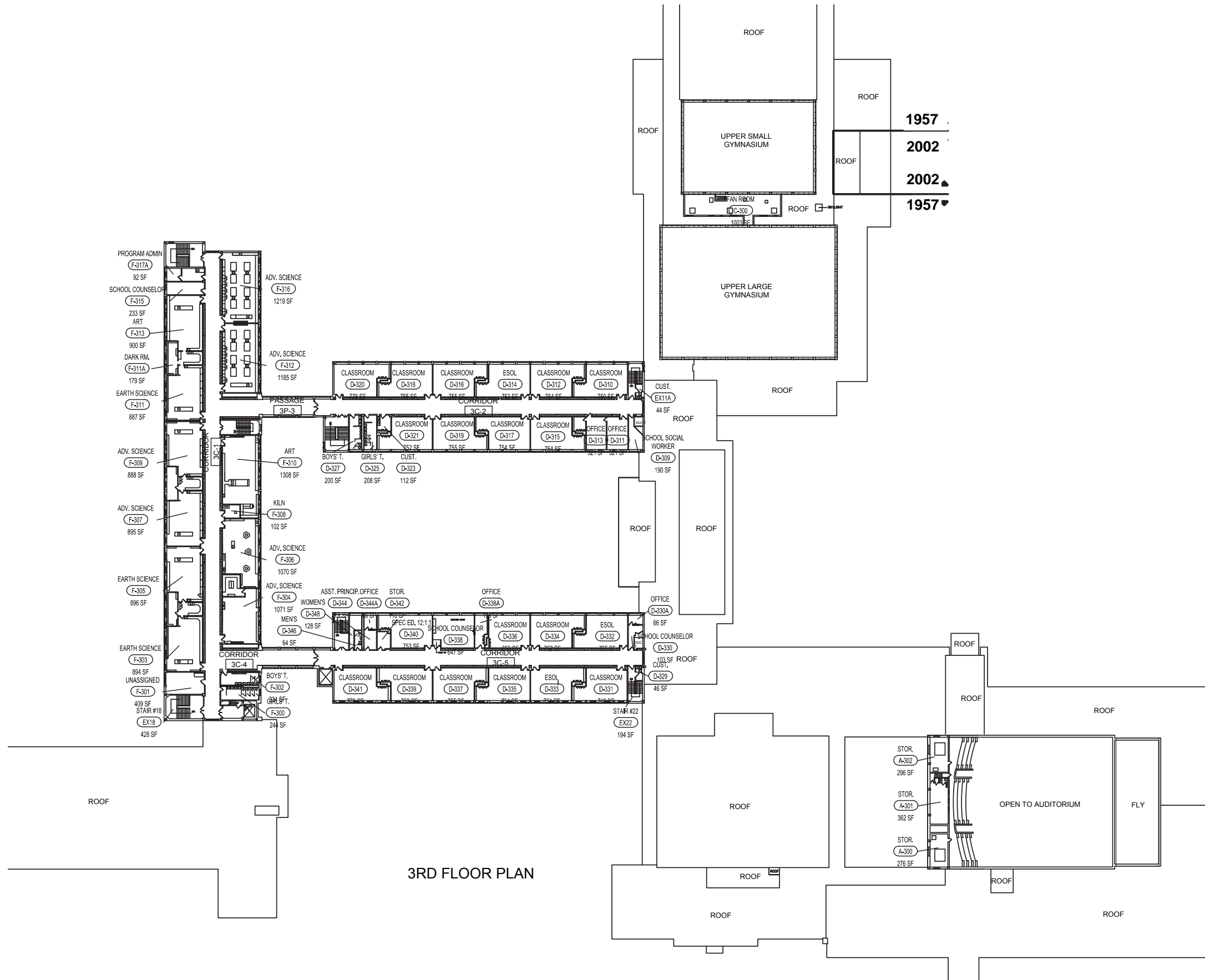
2ND FLOOR PLAN



East High School #261  
1801 East Main Street Rochester, NY 14609

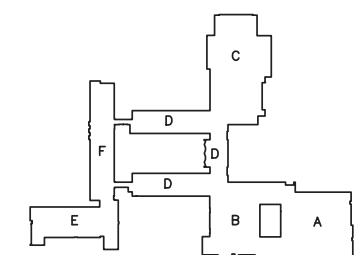
Second Floor Plan  
26-16-00-01-0-103





3RD FLOOR PLAN

Third Floor Gross Area: 55,838 sq. ft.



East High School #261  
1801 East Main Street Rochester, NY 14609

Third Floor Plan

26-16-00-01-0-103



**ROOF ASSEMBLY TYPE 2**

INSTALLED - 1991
SINGLE-PLY EPDM
CONCRETE DECK
UNKNOWN
UNKNOWN
52,338 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1994*
BUILT-UP ROOF
CONCRETE DECK
CAYUGA LAKE ROOFING
5 YEAR WARRANTY
24,525 SF

**ROOF ASSEMBLY TYPE 3**

INSTALLED - 2013
SBS ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
60,498 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1988*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
17,555 SF

**KEY:**

YEAR OF INSTALLATION*
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)**

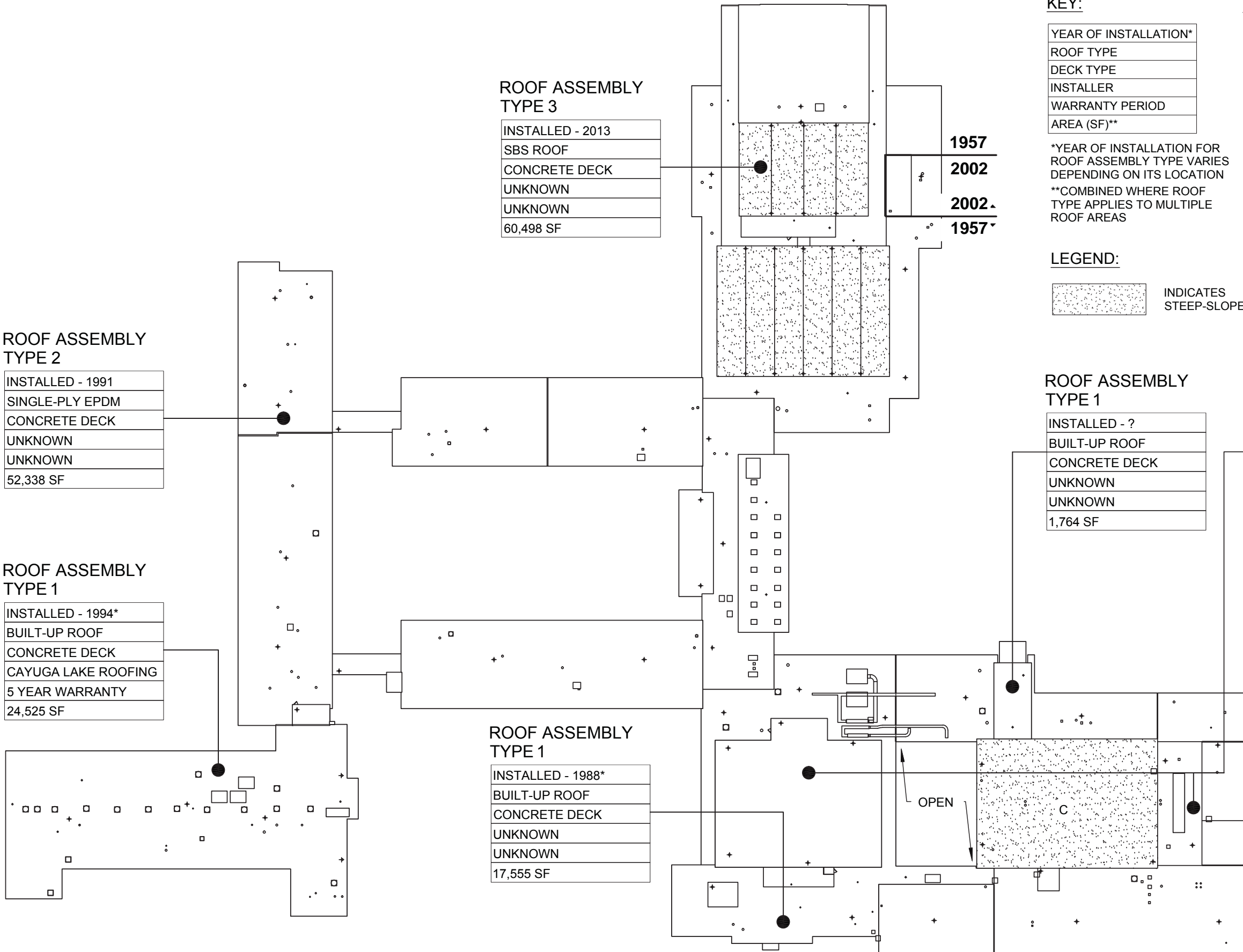
\*YEAR OF INSTALLATION FOR ROOF ASSEMBLY TYPE VARIES DEPENDING ON ITS LOCATION  
 \*\*COMBINED WHERE ROOF TYPE APPLIES TO MULTIPLE ROOF AREAS

**LEGEND:**

 INDICATES STEEP-SLOPE ROOF AREAS

**GENERAL NOTES:**

1. ROOF ASSEMBLY TYPES ARE UNIQUE TO EACH BUILDING
2. ROOF ASSEMBLY TYPES ARE ORGANIZED BASED ON ROOFING MEMBRANES AND DECK MATERIALS

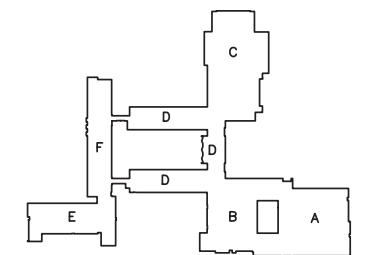


**ROOF ASSEMBLY TYPE 1**

INSTALLED - ?
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
1,764 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1990*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
45,783 SF**



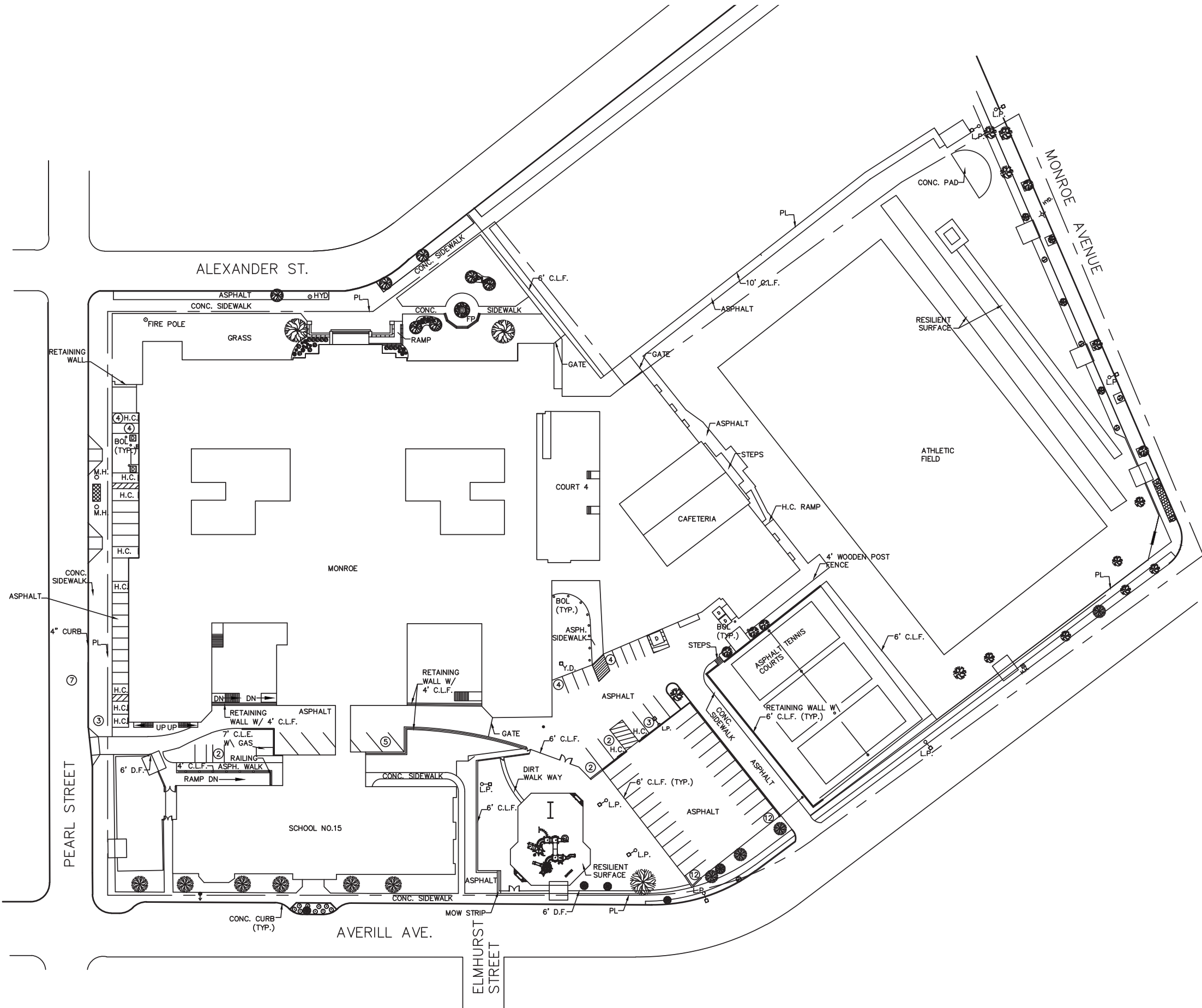
East High School #261  
 1801 East Main Street Rochester, NY 14609



Roof Plan  
 26-16-00-01-0-103




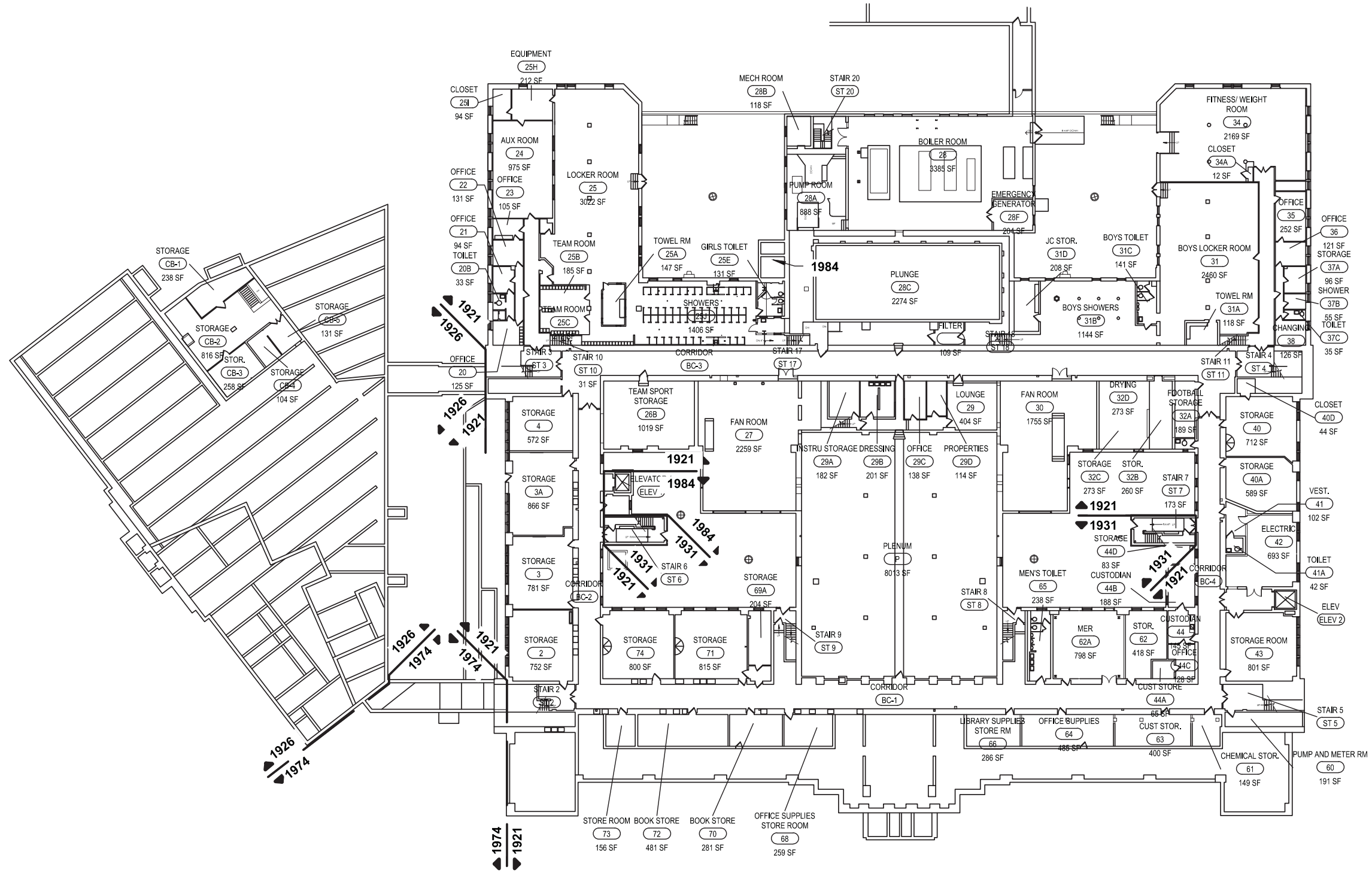






  
  
**Monroe High School #266**  
 164 Alexander Street Rochester, NY 14607  
**Site Plan**  
 26-16-00-01-0-107





Basement Gross Area: 62,693 sq. ft.

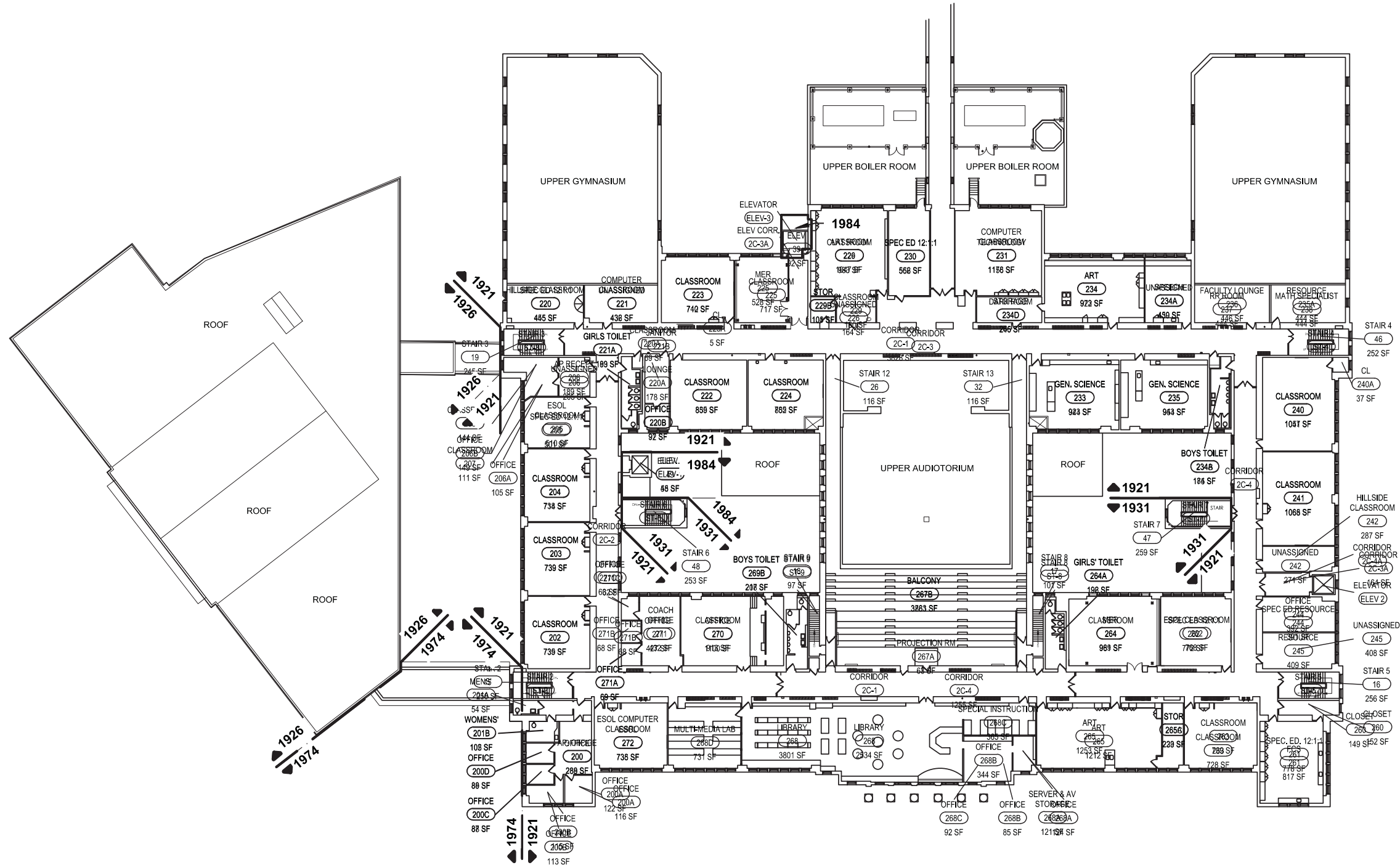


Monroe High School #266  
164 Alexander Street Rochester, NY 14607

Basement Plan  
26-16-00-01-0-107







Second Floor Gross Area: 55,689 sq. ft.

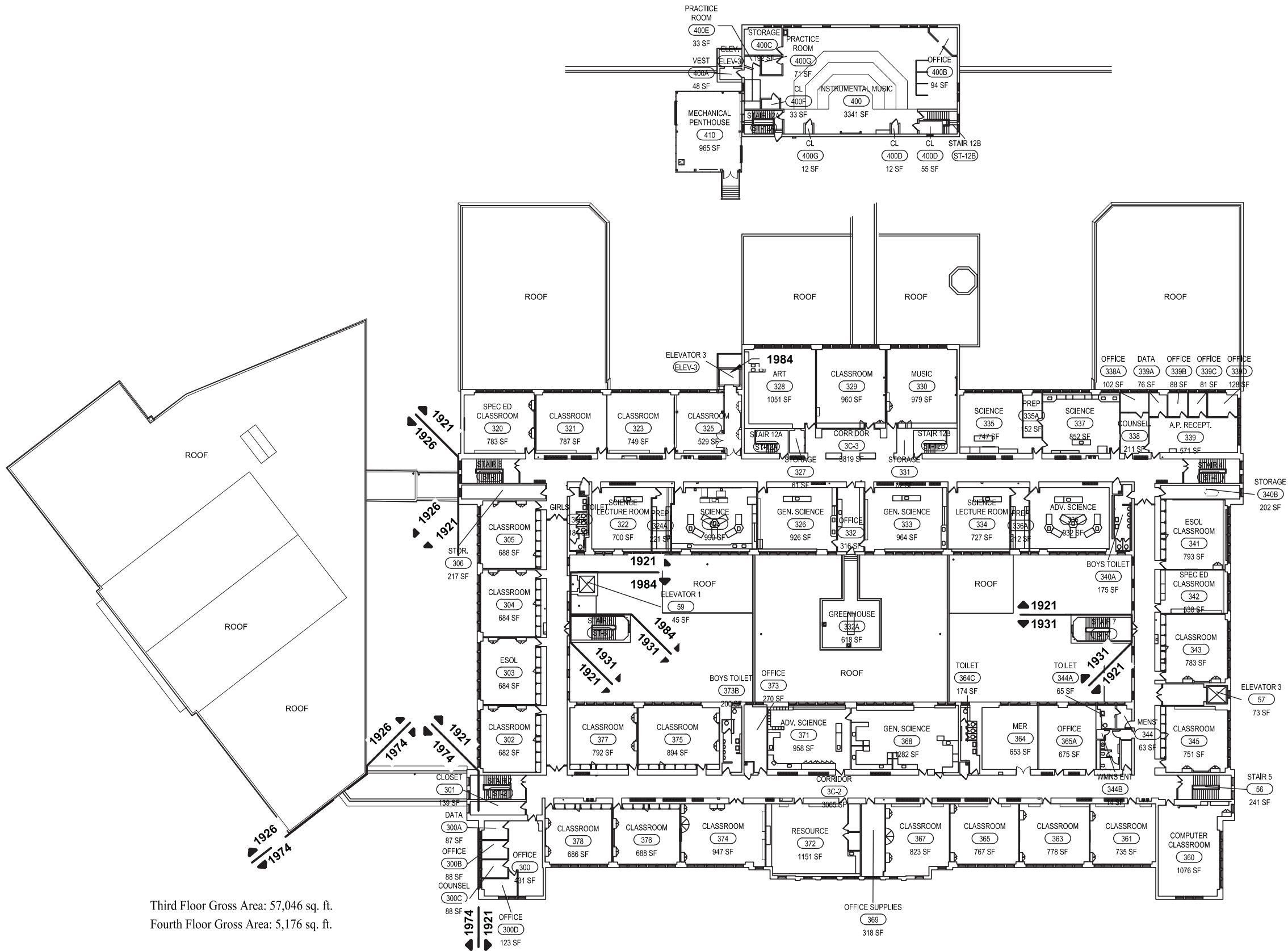


Monroe High School #266  
164 Alexander Street Rochester, NY 14607

Second Floor Plan

26-16-00-01-0-107





Third Floor Gross Area: 57,046 sq. ft.  
 Fourth Floor Gross Area: 5,176 sq. ft.

  
  
**Monroe High School #266**  
 164 Alexander Street Rochester, NY 14607  
**Third & Fourth Floor Plan**  
 26-16-00-01-0-107  


**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1990*
BUILT-UP ROOF
WOOD DECK
UNKNOWN
UNKNOWN
14,220 SF

**ROOF ASSEMBLY TYPE 2**

INSTALLED - 1996 (ALT)*
SBS ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
4,989 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1996 (ALT)*
BUILT-UP ROOF
WOOD DECK
UNKNOWN
UNKNOWN
4,825 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1990*
BUILT-UP ROOF
WOOD DECK
UNKNOWN
UNKNOWN
5,952 SF

**KEY:**

YEAR OF INSTALLATION*
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)**

\*YEAR OF INSTALLATION FOR ROOF ASSEMBLY TYPE VARIES DEPENDING ON ITS LOCATION  
\*\*COMBINED WHERE ROOF TYPE APPLIES TO MULTIPLE ROOF AREAS

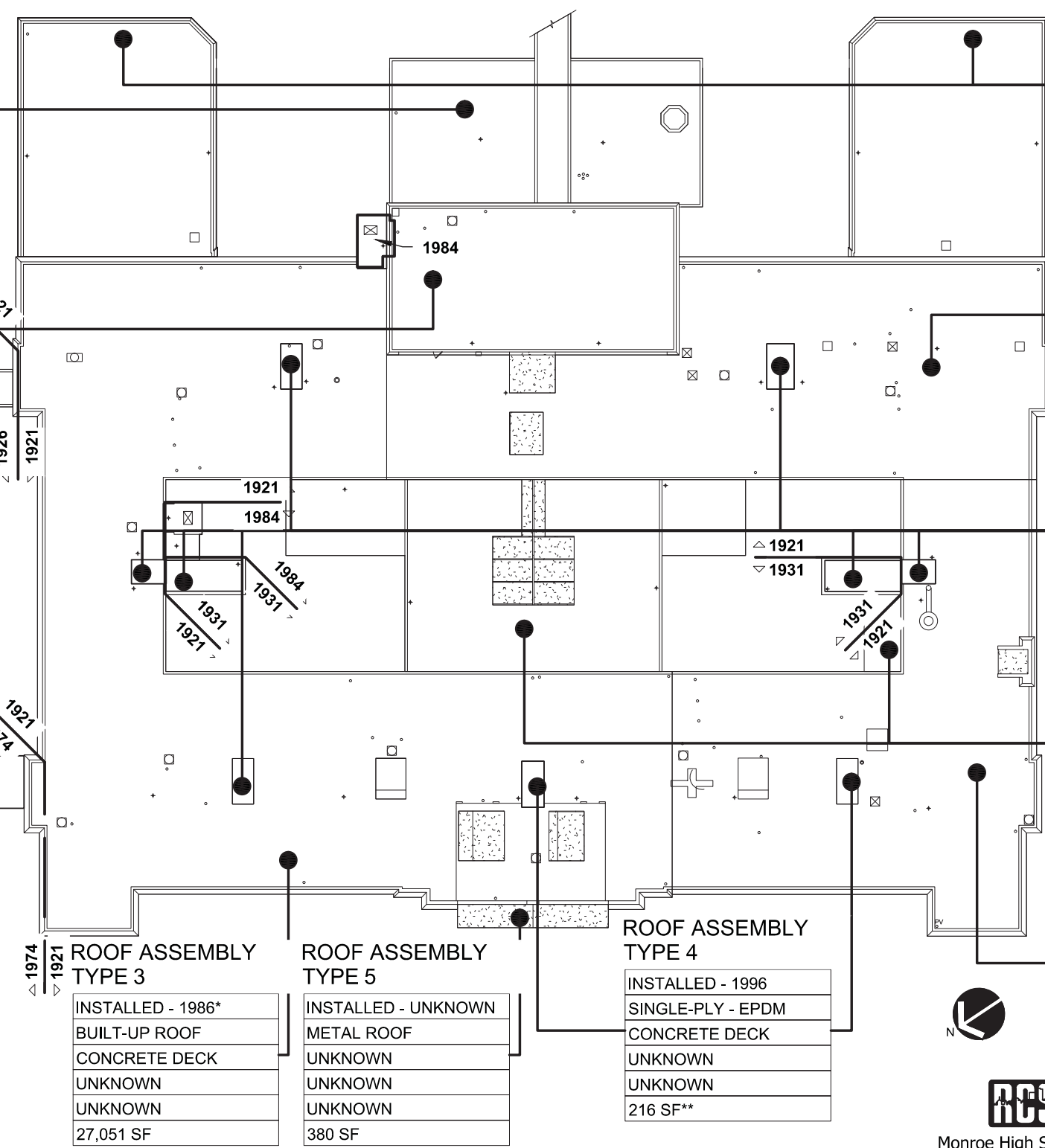
**LEGEND:**

 INDICATES STEEP-SLOPE ROOF AREAS

**GENERAL NOTES:**

1. ROOF ASSEMBLY TYPES ARE UNIQUE TO EACH BUILDING
2. ROOF ASSEMBLY TYPES ARE ORGANIZED BASED ON ROOFING MEMBRANES AND DECK MATERIALS

Roof Gross Area: 116,840 sq. ft.



**ROOF ASSEMBLY TYPE 2**

INSTALLED - 2004*
SBS ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
10,236 SF**

**ROOF ASSEMBLY TYPE 3**

INSTALLED - 1996*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
12,370 SF

**ROOF ASSEMBLY TYPE 4**

INSTALLED - 1996
SINGLE-PLY - EPDM
CONCRETE DECK
UNKNOWN
UNKNOWN
1,178 SF**

**ROOF ASSEMBLY TYPE 2**

INSTALLED - 1996 (ALT)*
SBS ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
6,570 SF

**ROOF ASSEMBLY TYPE 3**

INSTALLED - UNKNOWN*
BUILT-UP ROOF
UNKNOWN
UNKNOWN
UNKNOWN
11,966 SF

**ROOF ASSEMBLY TYPE 3**

INSTALLED - 1986*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
27,051 SF

**ROOF ASSEMBLY TYPE 5**

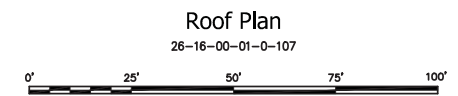
INSTALLED - UNKNOWN
METAL ROOF
UNKNOWN
UNKNOWN
UNKNOWN
380 SF

**ROOF ASSEMBLY TYPE 4**

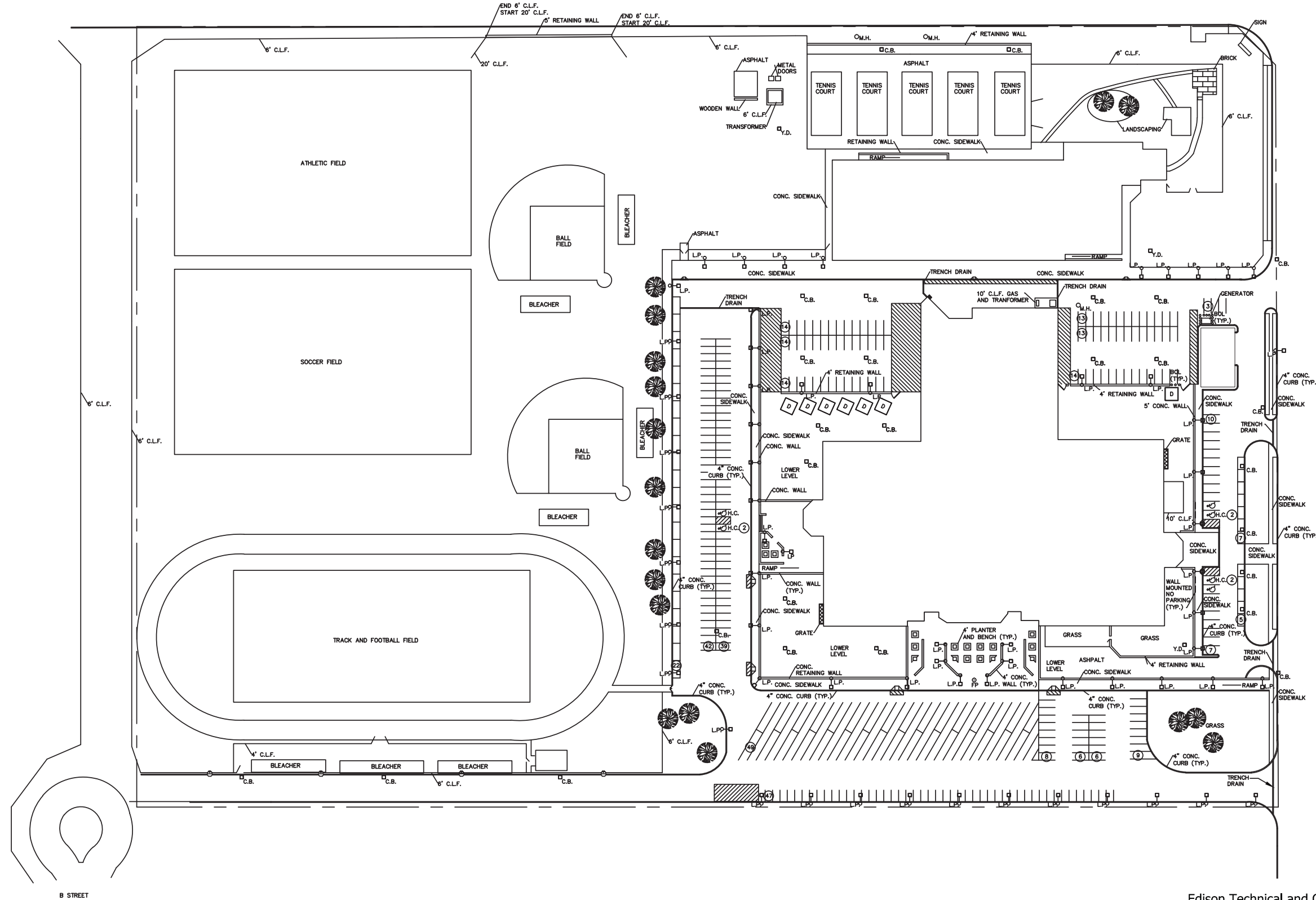
INSTALLED - 1996
SINGLE-PLY - EPDM
CONCRETE DECK
UNKNOWN
UNKNOWN
216 SF**



Monroe High School #266  
164 Alexander Street Rochester, NY 14607



LEXINGTON AVENUE



COLFAX STREET

B STREET



Edison Technical and Occupational Education Center #270  
 655 Colfax Street Rochester, NY 14606

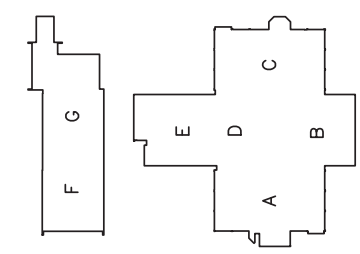
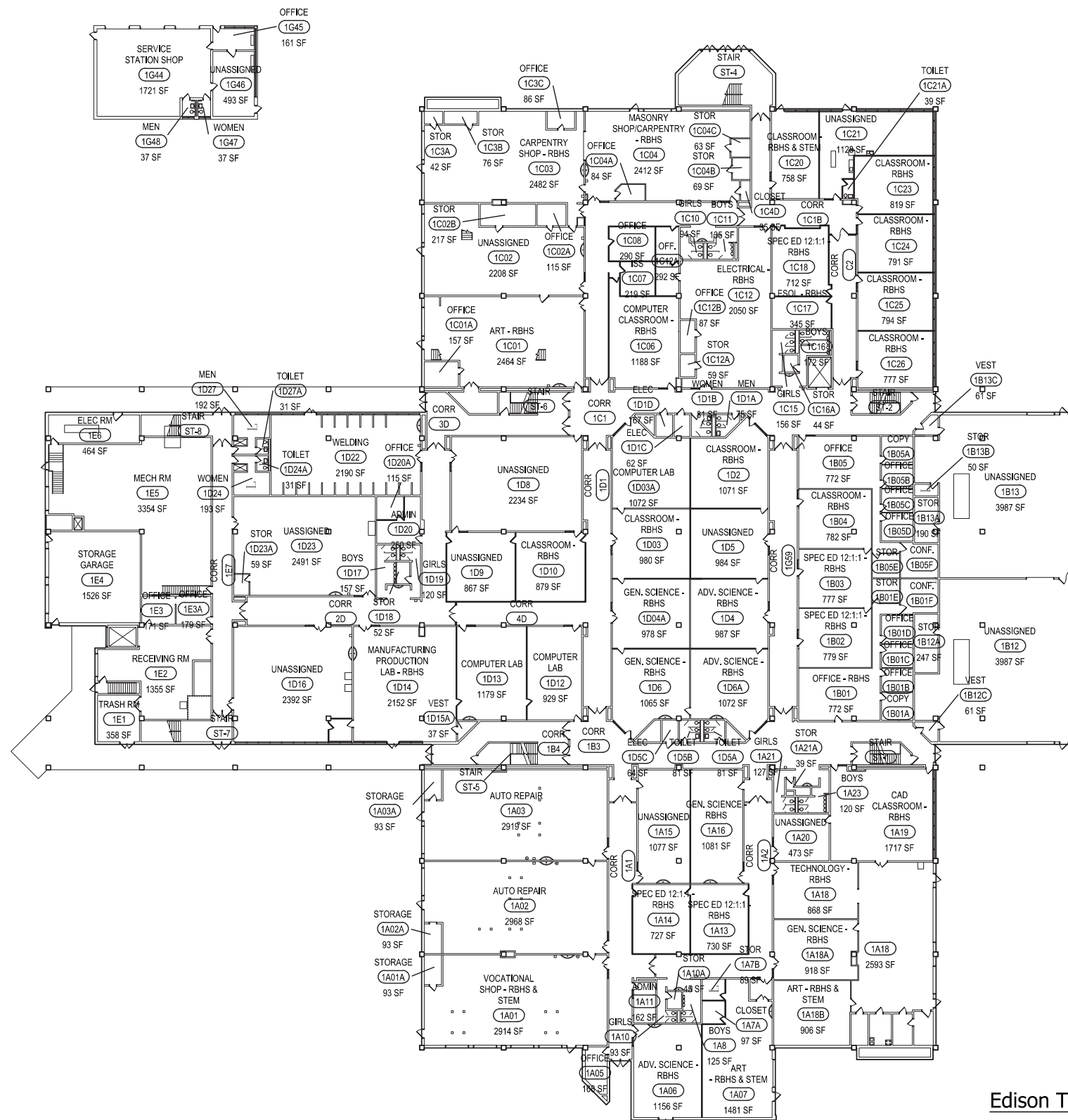
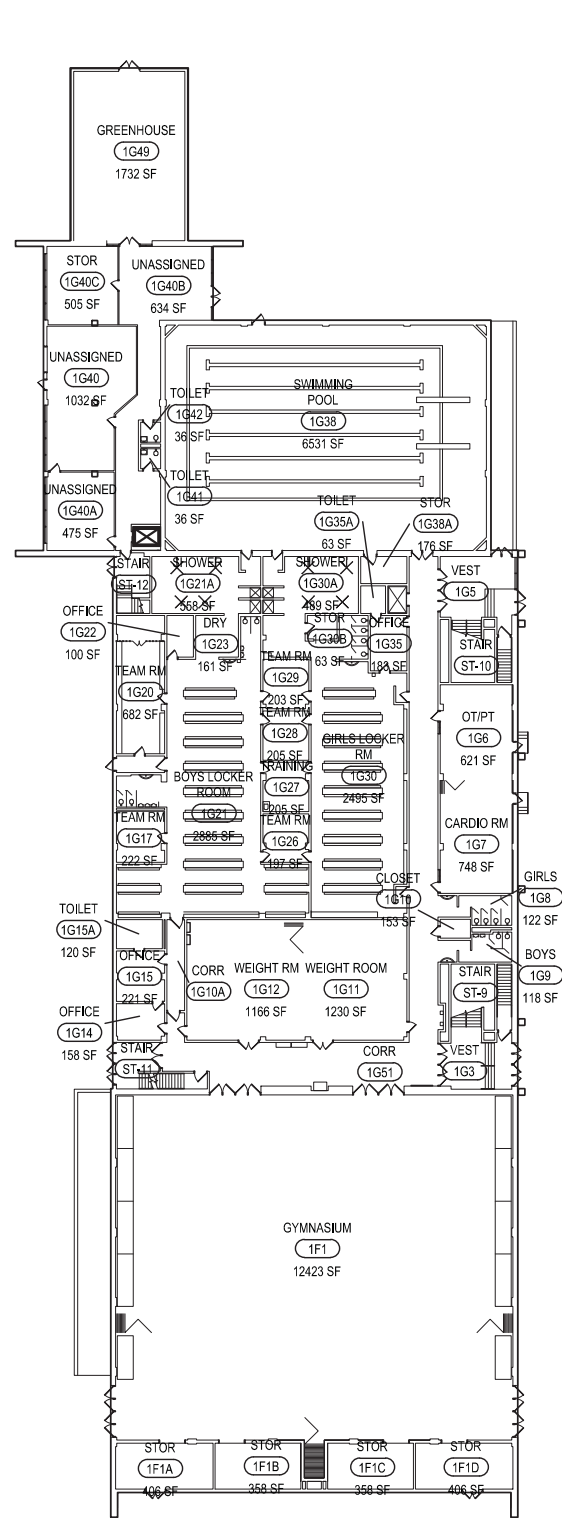
Site Plan

26-16-00-01-0-111



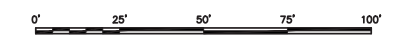




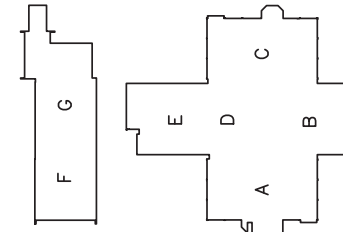
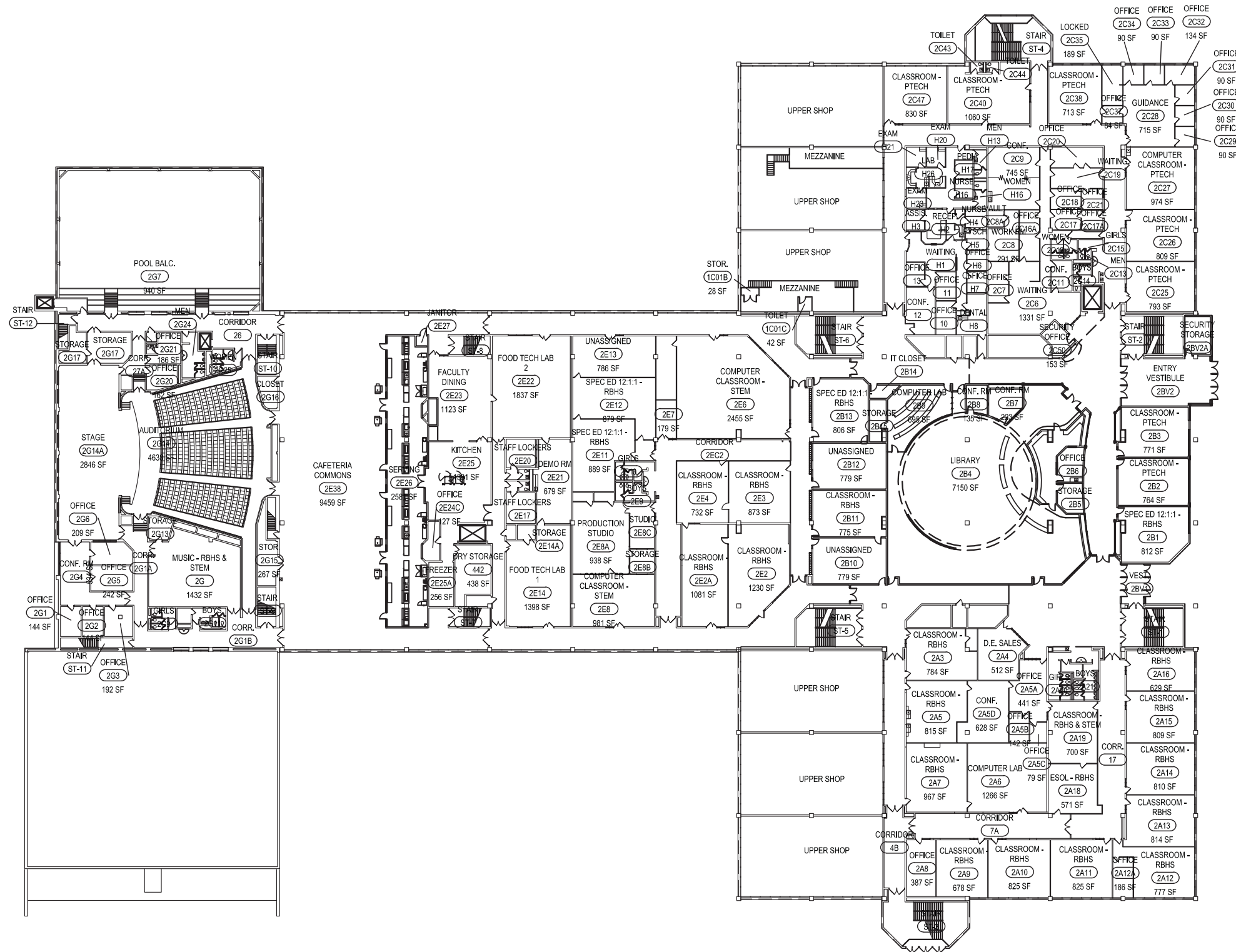


Edison Technical and Occupational Education Center #270  
 655 Colfax Street Rochester, NY 14606

First Floor Plan  
 26-16-00-01-0-111



First Floor Gross Area: 166,410 sq. ft.  
 Transportable Gross Area: 2,815 sq. ft.

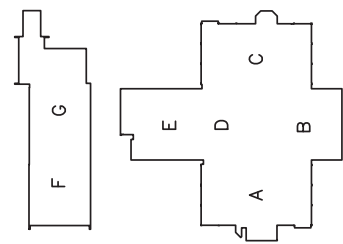
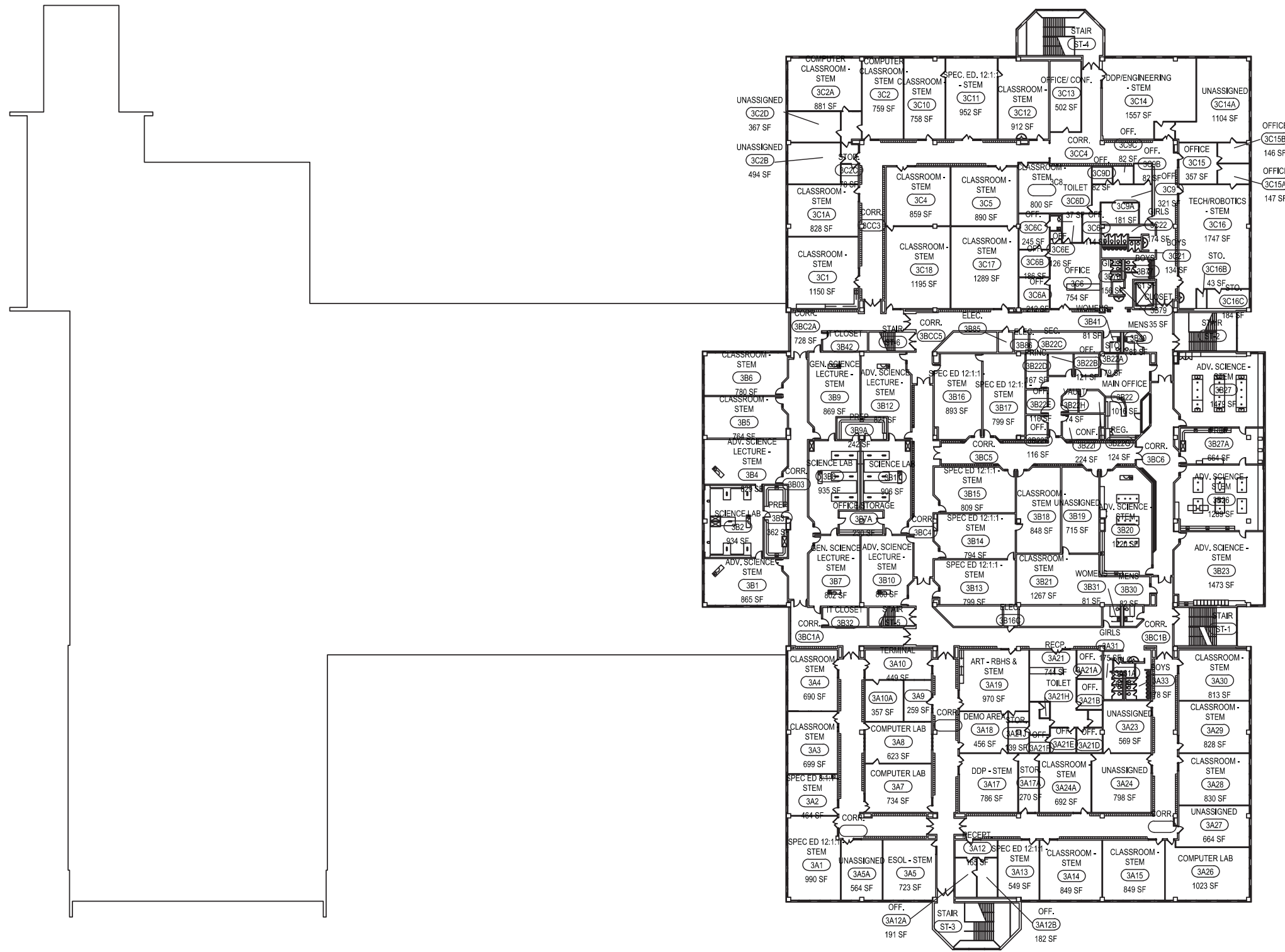


Edison Technical and Occupational Education Center #270  
655 Colfax Street Rochester, NY 14606

Second Floor Plan  
26-16-00-01-0-111

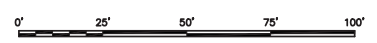


Second Floor Gross Area: 127,710 sq. ft.



Edison Technical and Occupational Education Center #270  
655 Colfax Street Rochester, NY 14606

Third Floor Plan  
26-16-00-01-0-111



Third Floor Gross Area: 106,686 sq. ft.

**ROOF ASSEMBLY TYPE 2**

INSTALLED - 1997*
METAL ROOF
METAL DECK
UNKNOWN
UNKNOWN
1,794 SF**

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 2001*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
3,493 SF

**ROOF ASSEMBLY TYPE 2**

INSTALLED - 1997*
METAL ROOF
METAL DECK
UNKNOWN
UNKNOWN
9,235 SF**

**ROOF ASSEMBLY TYPE 3**

INSTALLED - 1979
PLEXIGLASS
METAL FRAME
UNKNOWN
UNKNOWN
1,841 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 2001*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
57,429 SF**

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 2001*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
17,270 SF**

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 2001*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
11,720 SF

**ROOF ASSEMBLY TYPE 4**

INSTALLED - UNKNOWN
SINGLE-PLY - EPDM
METAL DECK
UNKNOWN
UNKNOWN
580 SF

**KEY:**

YEAR OF INSTALLATION*
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)**

\*YEAR OF INSTALLATION FOR ROOF ASSEMBLY TYPE VARIES DEPENDING ON ITS LOCATION

\*\*COMBINED WHERE ROOF TYPE APPLIES TO MULTIPLE ROOF AREAS

**LEGEND:**

 INDICATES STEEP-SLOPE ROOF AREAS

**GENERAL NOTES:**

1. ROOF ASSEMBLY TYPES ARE UNIQUE TO EACH BUILDING
2. ROOF ASSEMBLY TYPES ARE ORGANIZED BASED ON ROOFING MEMBRANES AND DECK MATERIALS

**ROOF ASSEMBLY TYPE 4**

INSTALLED - 1997*
METAL ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
9,235 SF**

**ROOF ASSEMBLY TYPE 1 BUILT-UP ROOF**

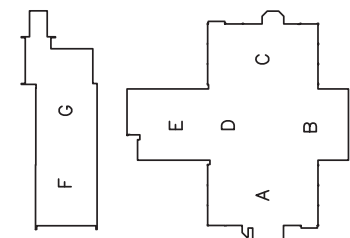
INSTALLED - 2001*
MEHRER
CONCRETE DECK
40,145 SF
20 YEAR WARRANTY

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 2001*
BUILT-UP ROOF
CONCRETE DECK
UNKNOWN
UNKNOWN
40,354 SF

**ROOF ASSEMBLY TYPE 2**

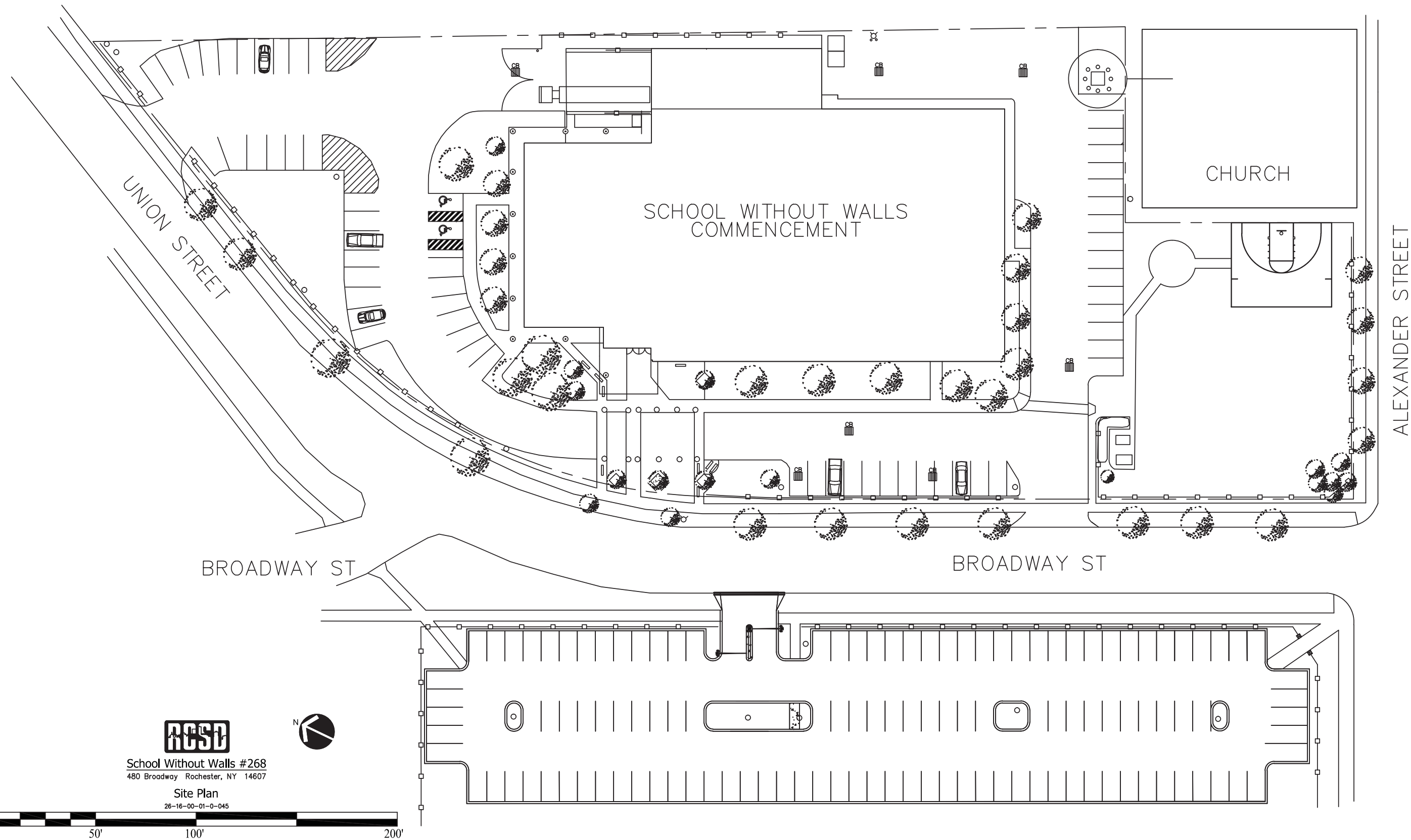
INSTALLED - 1997*
METAL ROOF
METAL DECK
UNKNOWN
UNKNOWN
5,728 SF



Edison Technical and Occupational Education Center #270  
655 Colfax Street Rochester, NY 14606

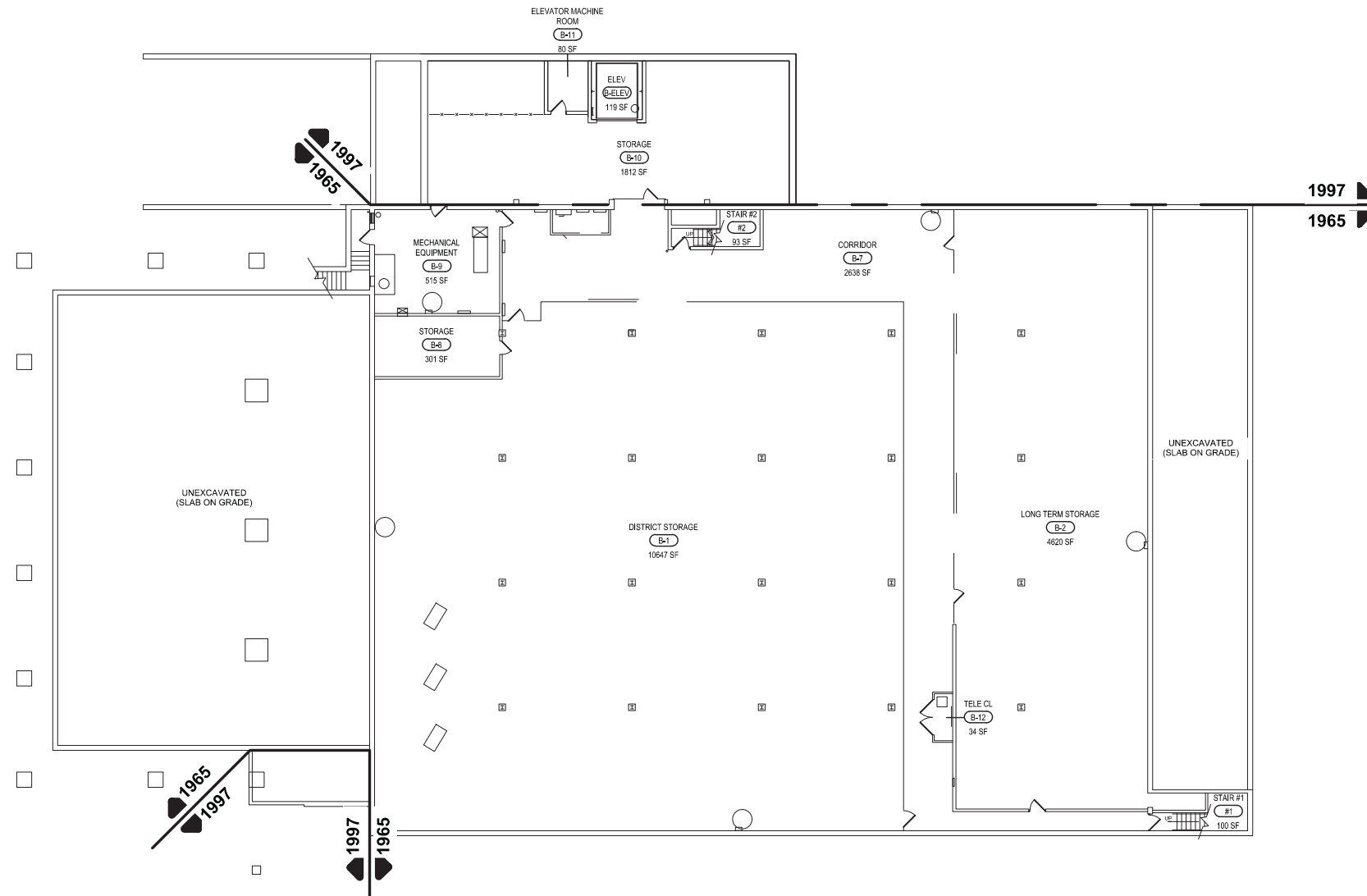
Third Floor Plan  
26-16-00-01-0-111





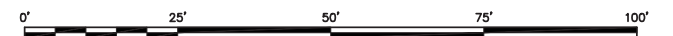
**RCSO**  
 School Without Walls #268  
 480 Broadway Rochester, NY 14607  
 Site Plan  
 26-16-00-01-0-045

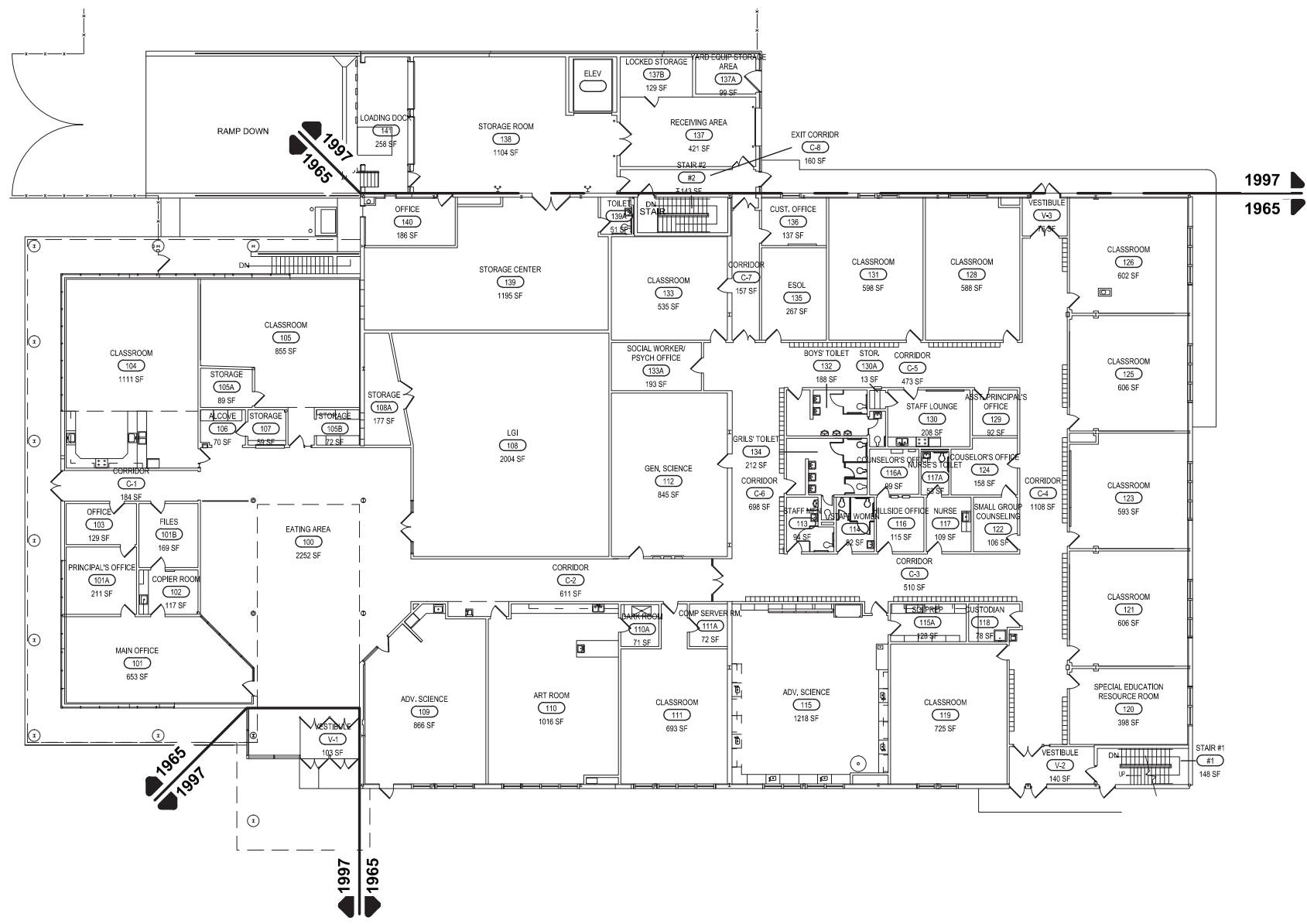
Basement Gross Area: 22,017 sq. ft.



School Without Walls #268  
480 Broadway Rochester, NY 14607

Basement Plan  
26-16-00-01-0-045



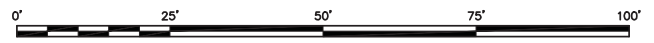


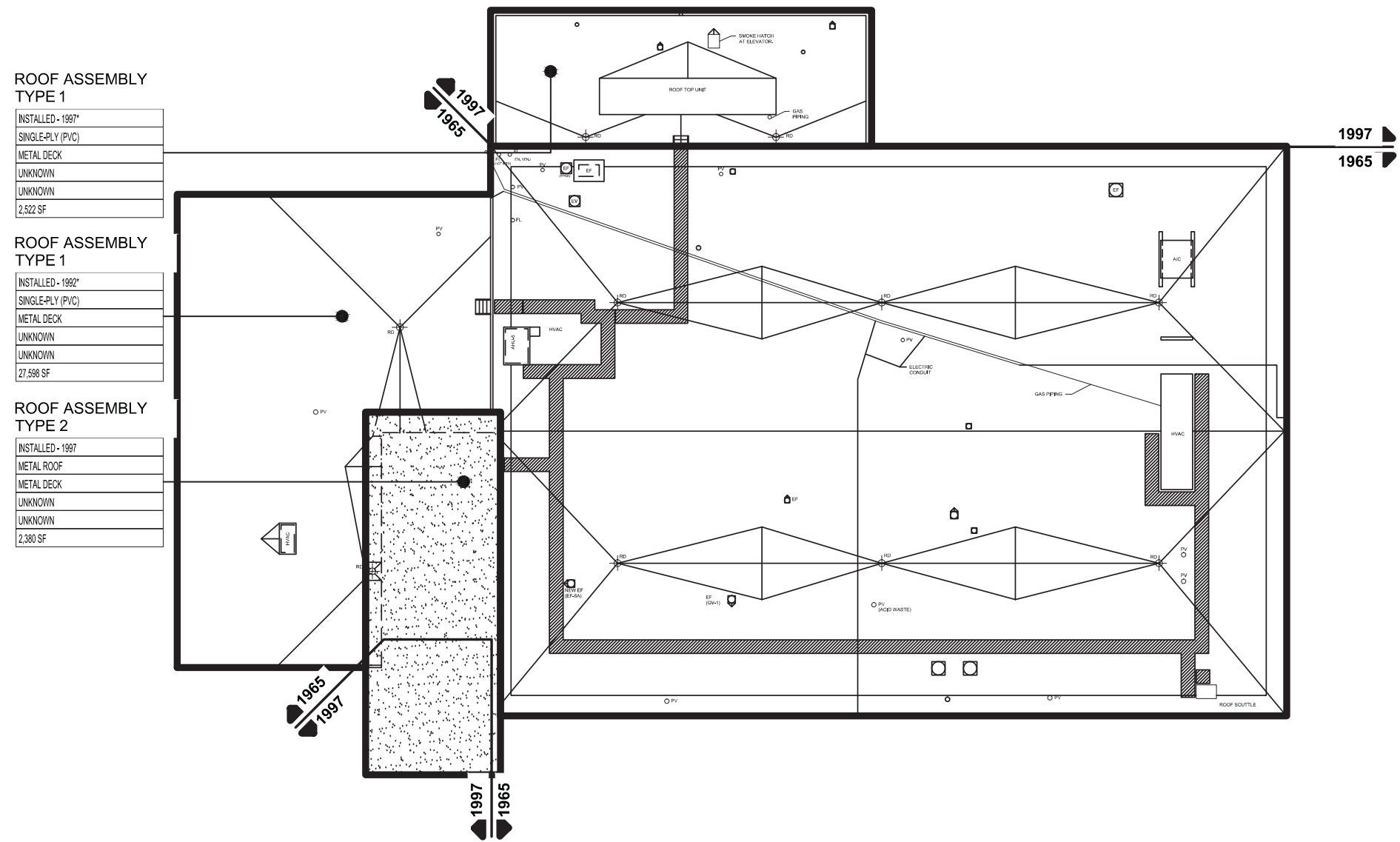
First Floor Gross Area: 30,329 sq. ft.



School Without Walls #268  
480 Broadway Rochester, NY 14607

First Floor Plan  
26-16-00-01-0-045





**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1997*
SINGLE-PLY (PVC)
METAL DECK
UNKNOWN
UNKNOWN
2,522 SF

**ROOF ASSEMBLY TYPE 1**

INSTALLED - 1992*
SINGLE-PLY (PVC)
METAL DECK
UNKNOWN
UNKNOWN
27,598 SF

**ROOF ASSEMBLY TYPE 2**

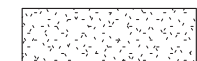
INSTALLED - 1997
METAL ROOF
METAL DECK
UNKNOWN
UNKNOWN
2,380 SF

**KEY:**

YEAR OF INSTALLATION*
ROOF TYPE
DECK TYPE
INSTALLER
WARRANTY PERIOD
AREA (SF)

\*YEAR OF INSTALLATION FOR ROOF ASSEMBLY TYPE VARIES DEPENDING ON ITS LOCATION

**LEGEND:**

 INDICATES STEEP-SLOPE ROOF AREAS

**GENERAL NOTES:**

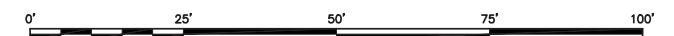
1. ROOF ASSEMBLY TYPES ARE UNIQUE TO EACH BUILDING
2. ROOF ASSEMBLY TYPES ARE ORGANIZED BASED ON ROOFING MEMBRANES AND DECK MATERIALS

Roof Gross Area: 32,499 sq. ft.



School Without Walls #268  
480 Broadway Rochester, NY 14607

Roof Plan  
26-16-00-01-0-045





RCS D Facility Name: #001 - 85 Hillside Avenue

Date: 3/17/2016

SED Building Name: M. B. Anderson

Gross Bldg Area (sf): 44,815

SED Building Number: 001

Site (acres): 7.82

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	Design / Bid Contingency	Bid Day Hard Cost	10% Construction Contingency	Total Hard Cost	Soft Cost	20% Total Project Cost
											SITE	GC	PC	HC	EC							
001	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Parking Lot and loading dock area including Asphalt Pavement Replacement, selective stone curb replacement and associated site work	364,000			-	-	-	230,000	-	-	-	-	230,000	46,000	276,000	27,600	303,600	60,720	364,320
001	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Selective concrete and asphalt walk replacements.	182,000			-	-	-	115,000	-	-	-	-	115,000	23,000	138,000	13,800	151,800	30,360	182,160
001	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Service Road Asphalt Pavement Rehabilitation (City Park Roadway)	174,000			-	-	-	110,000	-	-	-	-	110,000	22,000	132,000	13,200	145,200	29,040	174,240
001	1 SITE	004	Misc. Bldg. Sys. - Site Imp./ Acquisition	Install Resilient Surface at Playground Swing Sets	48,000			-	-	-	30,000	-	-	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
001	2 GC	001	Renovation	Wall finish rehabilitation.	63,000			-	-	-	-	40,000	-	-	-	40,000	8,000	48,000	4,800	52,800	10,560	63,360
001	2 GC	002	Renovation	Exterior steps rehabilitation	24,000			-	-	-	-	15,000	-	-	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
001	2 GC	003	Compliance - ADA	No ADA access to stage. Provide lift for stage access.	19,000			-	-	-	-	12,250	-	-	-	12,250	2,450	14,700	1,470	16,170	3,234	19,404
001	2 GC	004	Compliance - ADA	Back entrance at parking lot has ramp - poor condition. Replace. Provide accessible ramp and entry off-of rear parking area.	137,000			-	-	-	-	86,372	-	-	-	86,372	17,274	103,646	10,365	114,011	22,802	136,813
001	2 GC	005	Renovation	Remove carpet in classroom areas which are over wood floors. Provide wood underlayment and vct	278,000			-	-	-	-	175,490	-	-	-	175,490	35,098	210,588	21,059	231,647	46,329	277,976
001	2 GC	006	Renovation	Replace classroom wardrobe doors: Remove existing classroom wardrobe doors and hardware at rooms 114A, 111A and 111 Replace with pivoting wood doors with tackable surface. Rehabilitate coat hooks and shelving to provide coat / book bag storage for 28 students. Refinish wood trim. Include flooring replacement / patching at hardware mounting locations.	47,000			-	-	-	-	29,393	-	-	-	29,393	5,879	35,272	3,527	38,799	7,760	46,559
001	2 GC	007	Misc. Bldg. Sys. - Toilet room renov.	Total 'GUT' of (4) toilet rooms remove toilet partitions, accessories, ceramic tile on floors and walls; act ceiling. Remove (1) cmu wall to expand existing toilet room. Provide phenolic toilet partitions- ceiling hung; ceramic tile floor and walls (full height); act ceiling	976,000			-	-	-	-	60,696	518,400	21,945	15,120	616,161	123,232	739,393	73,939	813,333	162,667	975,999
001	2 GC	008	Renovation	Classrooms typically slab door with three lite wired glass vision panel. Upper glazed transom panel-wired glass. Non-rated classroom doors. Hardware includes a mix of latches with levers & knobs, no closers. Exit doors have panic devices. Replace all classroom door hardware and refinish/repair doors and frames and provide Sentronic door closers/hold-open with electronic release.	169,000			-	-	-	-	92,040	-	-	14,500	106,540	21,308	127,848	12,785	140,633	28,127	168,759
001	2 GC	009	Renovation	Concrete loading dock is cracked and badly damaged. Replace loading dock and foundations	72,000			-	-	-	-	45,373	-	-	-	45,373	9,075	54,448	5,445	59,892	11,978	71,871
001	2 GC	010	Renovation	Typically hollow metal doors, frames & transoms. Doors & frames are rusting. All exterior doors & frames need to be replaced. Replacement all exterior hm doors and frames/transoms including roof. Provide amp & frp doors with aluminum frames and transoms.	164,000			-	-	-	-	103,240	-	-	-	103,240	20,648	123,888	12,389	136,277	27,255	163,532
001	2 GC	011	Building Envelope - Masonry	Various brick parapets in various conditions. Minor repointing and brick repair	207,000			-	-	-	-	130,637	-	-	-	130,637	26,127	156,764	15,676	172,441	34,488	206,929
001	2 GC	012	Renovation	Removal of tall chimney. Cap with precast crown and flash	51,000			-	-	-	-	32,505	-	-	-	32,505	6,501	39,006	3,901	42,907	8,581	51,488

RCS D Facility Name: #001 - 85 Hillside Avenue

Date: 3/17/2016

SED Building Name: M. B. Anderson

Gross Bldg Area (sf): 44,815

SED Building Number: 001

Site (acres): 7.82

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown				Sub-total	20%		10%		20%		
											SITE	GC	PC	HC		EC	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
001	2 GC	013	Building Envelope - Masonry	Brick and masonry bearing walls. Some repointing required. Allowance for ongoing masonry rehabilitation work	70,000			-	-	-	-	44,027	-	-	-	44,027	8,805	52,832	5,283	58,116	11,623	69,739
001	2 GC	014	Renovation	Original Building: load bearing exterior walls; roof and floor - wood deck on wood joist spanning between steel 'I' beams; crawl space; Addition 1: 5" SOG; reinforced concrete foundations and footings; cmu partitions; load bearing masonry exterior wall; roof - metal deck over owsj unprotected. Floor joists in crawl space, notched to bear on stl beam bottom flange, are cracking. Approx. 12 joist through out the entire building has significant cracks. Floor joist around openings are toe-nailed and not supported by joist hangers.	15,000			-	-	-	-	9,331	-	-	-	9,331	1,866	11,197	1,120	12,317	2,463	14,780
001	2 GC	015	Building Envelope - Windows/ Doors	Dual glazed, double hung. Sash balances - difficult to open. Bottom sash lift lock -difficult to operate. Replace windows and provide security screens	1,368,000			-	-	-	-	863,689	-	-	-	863,689	172,738	1,036,427	103,643	1,140,069	228,014	1,368,083
001	2 GC	016	Renovation	Provide secure entry. Reconfigure main office space. Card readers, intercom, etc. Replace exterior & interior vestibule doors. Replace (4) interior doors; 1130 sf total renovated area plus corridor.	413,000			-	-	-	-	199,749	8,543	31,120	21,357	260,769	52,154	312,923	31,292	344,215	68,843	413,058
001	2 GC	017	Renovation	Warming Kitchen. Minimal equipment. Renovate for hybrid kitchen. Provide for hybrid kitchen servery. Renovate existing spaces kitchen servery. Cost excludes kitchen/servery equipment.	270,000			-	-	-	-	112,960	16,300	23,645	17,604	170,509	34,102	204,611	20,461	225,072	45,014	270,086
001	2 GC	018	Renovation	VCT flooring in corridors. Corridors are uneven and has resulted in cracked, broken tile. Some tile is missing. Replace resilient tile with terrazzo flooring	437,000			-	-	-	-	275,814	-	-	-	275,814	55,163	330,977	33,098	364,074	72,815	436,889
001	2 GC	019	Misc. Bldg. Sys. - Stage Rigging	Assume full replacement: Replace stage rigging and curtain; dead hung system; fire retardant curtains; new theatrical lighting, audio and video system. Lighting included in electrical costs.	301,000			-	-	-	-	125,000	-	-	65,000	190,000	38,000	228,000	22,800	250,800	50,160	300,960
001	2 GC	020	Building Envelope - Roofing	Repairs to asphalt shingles roof	6,000			-	-	-	-	4,000	-	-	-	4,000	800	4,800	480	5,280	1,056	6,336
001	3 PLMB	001	MEP - HVAC/ Plumbing	EMS Upgrades, P to E conversion	214,000			-	-	-	-	-	-	135,000	-	135,000	27,000	162,000	16,200	178,200	35,640	213,840
001	3 PLMB	002	MEP - HVAC/ Plumbing	Replace DHW in Boiler Room	32,000			-	-	-	-	-	20,000	-	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680
001	4 HVAC	001	MEP - HVAC/ Plumbing	Replaced aged A/C split systems	51,000			-	-	-	-	-	-	32,000	-	32,000	6,400	38,400	3,840	42,240	8,448	50,688
001	5 ELEC	001	MEP - Electrical	Replace EPCO 1960 vintage electrical breaker panels	127,000			-	-	-	-	-	-	-	80,000	80,000	16,000	96,000	9,600	105,600	21,120	126,720
001	5 ELEC	002	MEP - Electrical	Replace Building Mounted Lighting with LED type	10,000			-	-	-	-	-	-	-	6,000	6,000	1,200	7,200	720	7,920	1,584	9,504
001	5 ELEC	003	MEP - Electrical	Replace Fire Alarm System (Simplex 4002)	293,000			-	-	-	-	-	-	-	185,000	185,000	37,000	222,000	22,200	244,200	48,840	293,040

RCSD Facility Name: #002 - 190 Reynolds Street

Date: 3/9/2016

SED Building Name: Clara Barton

Gross Bldg Area (sf): 78,193

SED Building Number: 002

Site (acres): 5.04

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$		Trade breakdown					20%		10%		20%			
					Estimated Project Cost	Year Completed	PRIORITY	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
002	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Parking Lot including grading improvements including catch basin rehabilitation, and stone curb replacement	325,000			205,000	-	-	-	-	205,000	41,000	246,000	24,600	270,600	54,120	324,720
002	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Play Area Near Playground with catch basin/manhole rehabilitation and grading improvements	79,000			50,000	-	-	-	-	50,000	10,000	60,000	6,000	66,000	13,200	79,200
002	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Selective 4 ft and 8 ft High Chain Link Fence Replacements North of School	111,000			70,000	-	-	-	-	70,000	14,000	84,000	8,400	92,400	18,480	110,880
002	1 SITE	004	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Walk Area East of School including concrete gutter	63,000			40,000	-	-	-	-	40,000	8,000	48,000	4,800	52,800	10,560	63,360
002	2 GC	001	Compliance - ADA	Provide accessible in-room sink/casework at 31 classrooms	257,000			-	100,000	62,000	-	-	162,000	32,400	194,400	19,440	213,840	42,768	256,608
002	2 GC	002	Renovation	Provide fire rated doors with closers and lever handsets at all corridor doors	198,000			-	125,000	-	-	-	125,000	25,000	150,000	15,000	165,000	33,000	198,000
002	2 GC	003	Renovation	Determine source of leak in the ceiling of room Custodian A3	2,000			-	-	1,500	-	-	1,500	300	1,800	180	1,980	396	2,376
002	2 GC	004	Renovation	Replace exterior wall metal casework with wood casework with solid surface countertop in all classrooms	317,000			-	200,000	-	-	-	200,000	40,000	240,000	24,000	264,000	52,800	316,800
002	2 GC	005	Renovation	Repair loading dock concrete	24,000			-	15,000	-	-	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
002	2 GC	006	Renovation	Paint main entry exterior soffit	3,000			-	2,000	-	-	-	2,000	400	2,400	240	2,640	528	3,168
002	2 GC	007	Renovation	Provide structural assessment for two steel columns in Boiler Room 129	3,000			-	2,000	-	-	-	2,000	400	2,400	240	2,640	528	3,168
002	2 GC	008	Building Envelope - Windows/ Doors	Replace exterior aluminum window panel system and associated louvers. Replace all security screens.	1,742,000		1	-	1,100,000	-	-	-	1,100,000	220,000	1,320,000	132,000	1,452,000	290,400	1,742,400
002	2 GC	009	Compliance - Asb./ Lead Abate.	Abate ceiling and soffit ACT PACM mastic only in 3 classrooms, 1 office and the custodian room. Provide new suspended ACT in 3 classrooms.	48,000			-	30,000	-	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
002	2 GC	010	Compliance - Asb./ Lead Abate.	Abate VAT only in 2 classrooms and 2 offices. Provide new VCT	71,000		1	-	45,000	-	-	-	45,000	9,000	54,000	5,400	59,400	11,880	71,280
002	2 GC	011	Compliance - Asb./ Lead Abate.	Abate VAT and ceiling and soffit ACT PACM mastic in 31 classrooms. Provide new VCT and suspended ACT	1,188,000			-	750,000	-	-	-	750,000	150,000	900,000	90,000	990,000	198,000	1,188,000
002	2 GC	012	Building Envelope - Roofing	Provide new SBS roof system	2,075,000		1	-	1,300,000	-	-	10,000	1,310,000	262,000	1,572,000	157,200	1,729,200	345,840	2,075,040
002	3 PLMB	001	MEP - HVAC/ Plumbing	Replace Domestic Booster Pumps	48,000			-	-	30,000	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
002	4 HVAC	001	MEP - HVAC/ Plumbing	EMS Upgrades, P to E Conversion	246,000			-	-	-	155,000	-	155,000	31,000	186,000	18,600	204,600	40,920	245,520
002	4 HVAC	002	MEP - HVAC/ Plumbing	Replace GYM AHU's	356,000			-	25,000	-	200,000	-	225,000	45,000	270,000	27,000	297,000	59,400	356,400
002	5 ELEC	001	MEP - Electrical	Replace Building Mounted Light Fixtures in Court area	2,000			-	-	-	-	1,000	1,000	200	1,200	120	1,320	264	1,584
002	5 ELEC	002	MEP - Electrical	Replace 1960 Vintage Panelboards	71,000		1	-	-	-	-	45,000	45,000	9,000	54,000	5,400	59,400	11,880	71,280

RCSD Facility Name: **#002 - 190 Reynolds Street**

Date: **3/9/2016**

SED Building Name: **Clara Barton**

Gross Bldg Area (sf): **78,193**

SED Building Number: **002**

Site (acres): **5.04**

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$	Trade breakdown						20%		10%		20%				
					Estimated Project Cost	Year Completed	Priority	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
002	5 ELEC	003	MEP - Electrical	Replace Clocks and PA systems	190,000		1	-	-	-	-	-	120,000	120,000	24,000	144,000	14,400	158,400	31,680	190,080
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>								<b>365,000</b>	<b>3,694,000</b>	<b>93,500</b>	<b>355,000</b>	<b>176,000</b>	<b>4,683,500</b>	<b>936,700</b>	<b>5,620,200</b>	<b>562,020</b>	<b>6,182,220</b>	<b>1,236,444</b>	<b>7,418,664</b>	
Design / Bid Contingency								73,000	738,800	18,700	71,000	35,200	936,700							
Bid Day Hard Cost								438,000	4,432,800	112,200	426,000	211,200	5,620,200							
Construction Contingency								43,800	443,280	11,220	42,600	21,120	562,020							
Total Hard Cost								481,800	4,876,080	123,420	468,600	232,320	6,182,220							
Soft Cost								96,360	975,216	24,684	93,720	46,464	1,236,444							
<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>					<b>7,419,000</b>			<b>578,160</b>	<b>5,851,296</b>	<b>148,104</b>	<b>562,320</b>	<b>278,784</b>	<b>7,418,664</b>							
<b>SUB-TOTAL - ALL ITEMS</b>								<b>365,000</b>	<b>3,694,000</b>	<b>93,500</b>	<b>355,000</b>	<b>176,000</b>	<b>4,683,500</b>	<b>936,700</b>	<b>5,620,200</b>	<b>562,020</b>	<b>6,182,220</b>	<b>1,236,444</b>	<b>7,418,664</b>	
Design / Bid Contingency								73,000	738,800	18,700	71,000	35,200	936,700							
Bid Day Hard Cost								438,000	4,432,800	112,200	426,000	211,200	5,620,200							
Construction Contingency								43,800	443,280	11,220	42,600	21,120	562,020							
Total Hard Cost								481,800	4,876,080	123,420	468,600	232,320	6,182,220							
Soft Cost								96,360	975,216	24,684	93,720	46,464	1,236,444							
<b>TOTAL PROJECT COST - ALL ITEMS</b>					<b>7,419,000</b>			<b>578,160</b>	<b>5,851,296</b>	<b>148,104</b>	<b>562,320</b>	<b>278,784</b>	<b>7,418,664</b>							

DRAFT

RCS D Facility Name: #004 - Doctor Samuel McCree Way

Date: 3/9/2016

SED Building Name: George Mather Forbes

Gross Bldg Area (sf): 69,014

SED Building Number: 004

Site (acres): 2.74

		2015 \$										Trade breakdown										
RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
004	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Replace Asphalt Pavement Loading Dock and Dumpster area including stone curb replacement - Included in 2015/2016 CIP	127,000			-	-	-	80,000	-	-	-	-	80,000	16,000	96,000	9,600	105,600	21,120	126,720
004	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Replace Resilient Surface at Playground and Install Resilient Surface at Swings - Included in 2015/2016 CIP	206,000			-	-	-	130,000	-	-	-	-	130,000	26,000	156,000	15,600	171,600	34,320	205,920
004	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Selective Asphalt and Concrete Walk Replacements	48,000			-	-	-	30,000	-	-	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
004	2 GC	001	Compliance - ADA	Stage Access: Provide lift to stage, reconstruct stair in storage room to accommodate wheelchair lift	32,000			-	-	-	-	20,000	-	-	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680
004	2 GC	002	Compliance - ADA	Elevator: Provide elevator to access (6) classrooms in 1970 addition (assumed ACM)	317,000			-	-	-	-	200,000	-	-	-	200,000	40,000	240,000	24,000	264,000	52,800	316,800
004	2 GC	003	Building Envelope - Masonry	Masonry rehabilitation: Allowance for ongoing masonry rehabilitation	79,000			-	-	-	-	50,000	-	-	-	50,000	10,000	60,000	6,000	66,000	13,200	79,200
004	2 GC	004	Building Envelope - Masonry	Remove Chimney: Completely remove abandoned chimney and provide new flue, liner and stone cap (assumed ACM)	103,000			-	-	-	-	50,000	-	15,000	-	65,000	13,000	78,000	7,800	85,800	17,160	102,960
004	2 GC	005	Building Envelope - Roofing	Partial Roof Replacement: Replace 1990 built-up roof with SBS roofing located over the gymnasium (8,670 sf)	375,000			-	-	-	-	216,750	20,000	-	-	236,750	47,350	284,100	28,410	312,510	62,502	375,012
004	2 GC	006	Renovation	Renovate Nurses Suite: Renovate nurses suite (117-A, 117-C and 117-D) to include alterations to construct accessible toilet room. Remove and replace flooring and ceiling finishes. Provide sink and associated cabinetry. Provide secure medication storage and refrigerator. (assumed ACM piping only)	151,000			-	-	-	-	60,500	15,000	5,000	15,000	95,500	19,100	114,600	11,460	126,060	25,212	151,272
004	2 GC	007	Renovation	Replace stair enclosure doors & frames: Remove existing hollow metal and wire glass doors, frames, sidelights and transoms and replace with fire resistance rated partitions and opening protectives at basement, first and second floors of exits 1, 2, 3 and 4	274,000			-	-	-	-	168,800	-	-	4,000	172,800	34,560	207,360	20,736	228,096	45,619	273,715
004	2 GC	008	Renovation	Replace classroom wardrobe doors: Remove existing classroom wardrobe doors and hardware at rooms 102, 103, 104, 105, 106, 107, 108, 112, 113, 200, 202, 203, 204, 206, 207, 208A, 212, 213, 215, 216 and 218. Replace with pivoting wood doors with tackable surface. Rehabilitate coat hooks and shelving to provide coat / book bag storage for 28 students. Refinish wood trim. Include flooring replacement / patching at hardware mounting locations (assumed non-ACM)	589,000			-	-	-	-	371,700	-	-	-	371,700	74,340	446,040	44,604	490,644	98,129	588,773
004	2 GC	009	Renovation	Toilet room rehabilitation: Rehabilitate toilet rooms 105, 114, 115-D, 115-E, 121, 125, 205, 208-C, 208-D, 214, 217A, 221 and 225 including new fixtures, piping, exhaust, finishes, partitions and accessories	1,153,000			-	-	-	-	477,750	190,000	30,000	30,000	727,750	145,550	873,300	87,330	960,630	192,126	1,152,756
004	2 GC	010	Renovation	Flooring Replacement: Replace Battleship Linoleum flooring with VCT in Classrooms 102, 103, 104, 106, 107, 112, 113, 200, 202, 203, 204, 206, 207, 208A, 212, 213, 215, 216 & 218 (excluding 115, assumed non-ACM)	175,000			-	-	-	-	110,352	-	-	-	110,352	22,070	132,422	13,242	145,665	29,133	174,798

RCSD Facility Name: **#004 - Doctor Samuel McCree Way** Date: **3/9/2016**  
 SED Building Name: **George Mather Forbes** Gross Bldg Area (sf): **69,014**  
 SED Building Number: **004** Site (acres): **2.74**

2015 \$						Trade breakdown										20%	10%	20%							
RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost			
004	2 GC	011	Renovation	Flooring Replacement: Replace Carpet and Linoleum in room 115 (assumed non-ACM)	13,000			-	-	-	-	8,000	-	-	-	8,000	1,600	9,600	960	10,560	2,112	12,672			
004	2 GC	012	Renovation	Flooring Replacement: Damaged VCT in Basement room 35A, install moisture reduction barrier (assumed non-ACM)	5,000			-	-	-	-	3,000	-	-	-	3,000	600	3,600	360	3,960	792	4,752			
004	2 GC	013	Renovation	Replace Interior Doors: Replace damaged (vented) doors in toilet room and custodial closet 105, 105A, 114, 114A, 205, 205A, 214 and 214A	10,000			-	-	-	-	6,000	-	-	-	6,000	1,200	7,200	720	7,920	1,584	9,504			
004	2 GC	014	Renovation	Completely Remove AC Composition Wall Facing on Gymnasium walls above glazed brick wainscoting (3,700 SF) Provide (2) layers of abuse resistant gypsum board on metal studs and acoustical wall system.	298,000			-	-	-	-	183,372	-	-	5,000	188,372	37,674	226,046	22,605	248,651	49,730	298,381			
004	2 GC	015	Renovation	Reconstruct Exterior Concrete Stair at Library: Reconstruct exterior stair and landing, add new railing with HPC	19,000			-	-	-	-	12,000	-	-	-	12,000	2,400	14,400	1,440	15,840	3,168	19,008			
004	3 PLMB	001	MEP - HVAC/ Plumbing	Fixture Replacements toilet rooms 111A, 125, 208B, 208C, 225	79,000			-	-	-	-	-	50,000	-	-	50,000	10,000	60,000	6,000	66,000	13,200	79,200			
004	3 PLMB	002	MEP - HVAC/ Plumbing	Replace leaking sanitary piping above Equipment room 33 ceiling	1,000			-	-	-	-	-	750	-	-	750	150	900	90	990	198	1,188			
004	4 HVAC	001	MEP - HVAC/ Plumbing	Exhaust Fan Replacement	79,000			-	-	-	-	-	-	50,000	-	50,000	10,000	60,000	6,000	66,000	13,200	79,200			
004	4 HVAC	002	MEP - HVAC/ Plumbing	EMS Upgrades, P to E Conversion	227,000			-	-	-	-	-	-	143,000	-	143,000	28,600	171,600	17,160	188,760	37,752	226,512			
004	4 HVAC	003	MEP - HVAC/ Plumbing	AHU Replacements	317,000			-	-	-	-	-	-	200,000	-	200,000	40,000	240,000	24,000	264,000	52,800	316,800			
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>												<b>240,000</b>	<b>1,938,224</b>	<b>275,750</b>	<b>443,000</b>	<b>54,000</b>	<b>2,950,974</b>	<b>590,195</b>	<b>3,541,169</b>	<b>354,117</b>	<b>3,895,286</b>	<b>779,057</b>	<b>4,674,343</b>		
Design / Bid Contingency												48,000	387,645	55,150	88,600	10,800	590,195								
Bid Day Hard Cost												288,000	2,325,869	330,900	531,600	64,800	3,541,169								
Construction Contingency												28,800	232,587	33,090	53,160	6,480	354,117								
Total Hard Cost												316,800	2,558,456	363,990	584,760	71,280	3,895,286								
Soft Cost												63,360	511,691	72,798	116,952	14,256	779,057								
<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>					<b>4,677,000</b>							<b>380,160</b>	<b>3,070,147</b>	<b>436,788</b>	<b>701,712</b>	<b>85,536</b>	<b>4,674,343</b>								
<b>SUB-TOTAL - ALL ITEMS</b>												<b>240,000</b>	<b>1,938,224</b>	<b>275,750</b>	<b>443,000</b>	<b>54,000</b>	<b>2,950,974</b>	<b>590,195</b>	<b>3,541,169</b>	<b>354,117</b>	<b>3,895,286</b>	<b>779,057</b>	<b>4,674,343</b>		
Design / Bid Contingency												48,000	387,645	55,150	88,600	10,800	590,195								
Bid Day Hard Cost												288,000	2,325,869	330,900	531,600	64,800	3,541,169								
Construction Contingency												28,800	232,587	33,090	53,160	6,480	354,117								
Total Hard Cost												316,800	2,558,456	363,990	584,760	71,280	3,895,286								
Soft Cost												63,360	511,691	72,798	116,952	14,256	779,057								
<b>TOTAL PROJECT COST - ALL ITEMS</b>					<b>4,677,000</b>							<b>380,160</b>	<b>3,070,147</b>	<b>436,788</b>	<b>701,712</b>	<b>85,536</b>	<b>4,674,343</b>								

RCSD Facility Name: #006 - 595 Upper Falls Boulevard

Date: 3/9/2016

SED Building Name: Dag Hammarskjold

Gross Bldg Area (sf): 65,977

SED Building Number: 006

Site (acres): 4.30

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	20%		10%		20%	
					Estimated Project Cost						SITE	GC	PC	HC	EC		Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
006	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate North West Asphalt Parking lot including selective stone curb replacements	444,000			-	-	-	280,000	-	-	-	-	280,000	56,000	336,000	33,600	369,600	73,920	443,520
006	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Service Area Asphalt Pavement, Parking lot and drive including 4' high chain link fence replacement and selective stone curb replacements.	109,000			-	-	-	69,000	-	-	-	-	69,000	13,800	82,800	8,280	91,080	18,216	109,296
006	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Selective Concrete Sidewalk Replacements	103,000			-	-	-	65,000	-	-	-	-	65,000	13,000	78,000	7,800	85,800	17,160	102,960
006	1 SITE	004	Misc. Bldg. Sys. - Site Imp./ Acquisition	Replace Playground Equipment and Resilient Play surface at playground and swings.	158,000			-	-	-	100,000	-	-	-	-	100,000	20,000	120,000	12,000	132,000	26,400	158,400
006	2 GC	001	Building Envelope - Roofing	Full roof replacement (proposed SBS modified bitumen roof system) assume no asbestos demo since roof was installed in 1999.	1,982,000			-	-	-	-	1,251,050	-	-	-	1,251,050	250,210	1,501,260	150,126	1,651,386	330,277	1,981,663
006	2 GC	002	Building Envelope - Roofing	Paint steel on southwest canopy	1,000			-	-	-	-	500	-	-	-	500	100	600	60	660	132	792
006	2 GC	003	Building Envelope - Masonry	Caulk building joint in Northeast corner of courtyard	1,000			-	-	-	-	500	-	-	-	500	100	600	60	660	132	792
006	2 GC	004	Building Envelope - Masonry	Repair concrete at loading dock	8,000			-	-	-	-	5,000	-	-	-	5,000	1,000	6,000	600	6,600	1,320	7,920
006	2 GC	005	Building Envelope - Masonry	Replace caulk around all exterior unit vent grills	2,000			-	-	-	-	1,050	-	-	-	1,050	210	1,260	126	1,386	277	1,663
006	2 GC	006	Building Envelope - Windows/ Doors	Replace exterior doors (2-double doors) in courtyard	22,000			-	-	-	-	14,000	-	-	-	14,000	2,800	16,800	1,680	18,480	3,696	22,176
006	2 GC	007	Renovation	Replace carpet in rms 109, 110, 111, 112, 112A	7,000			-	-	-	-	4,500	-	-	-	4,500	900	5,400	540	5,940	1,188	7,128
006	2 GC	008	Renovation	Remove or permanently lock coiling security gate in main corridor (assume permanently lock)	1,000			-	-	-	-	350	-	-	-	350	70	420	42	462	92	554
006	2 GC	009	Renovation	Wall base missing in rms 121 & 214. Remove remaining and install new	1,000			-	-	-	-	500	-	-	-	500	100	600	60	660	132	792
006	2 GC	010	Renovation	Refinish stage floor (wood), there appears to be water damage in the northwest corner of stage	9,000			-	-	-	-	5,800	-	-	-	5,800	1,160	6,960	696	7,656	1,531	9,187
006	2 GC	011	Renovation	Replace stair VCT tiles on Stair #6	1,000			-	-	-	-	800	-	-	-	800	160	960	96	1,056	211	1,267
006	2 GC	012	Renovation	Replace sink base & casework in rms 142, 203, 210, 212	19,000			-	-	-	-	11,750	-	-	-	11,750	2,350	14,100	1,410	15,510	3,102	18,612
006	2 GC	013	Renovation	Enclose kiln in rm 142	4,000			-	-	-	-	2,800	-	-	-	2,800	560	3,360	336	3,696	739	4,435
006	2 GC	014	Renovation	Replace casework in rm 141 (by toilet, existing drawer front is missing)	3,000			-	-	-	-	1,820	-	-	-	1,820	364	2,184	218	2,402	480	2,883
006	2 GC	015	Renovation	Replace assumed VAT in rms 130, 203, 207, 211 with VCT. Includes removal (via abatement) and replacement of casework along windows and removal & reinstallation of pivot doors	177,000			-	-	-	-	111,900	-	-	-	111,900	22,380	134,280	13,428	147,708	29,542	177,250
006	2 GC	016	Renovation	Replace ceiling tiles in cafeteria	29,000			-	-	-	-	18,040	-	-	-	18,040	3,608	21,648	2,165	23,813	4,763	28,575

RCS D Facility Name: #006 - 595 Upper Falls Boulevard

Date: 3/9/2016

SED Building Name: Dag Hammarskjold

Gross Bldg Area (sf): 65,977

SED Building Number: 006

Site (acres): 4.30

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$ Trade breakdown											20%		10%		20%			
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
006	2 GC	017	Renovation	Remove existing classroom pivot wardrobe doors and hardware at rooms 128, 130, 131, 132, 133, 134, 135, 137, 138, 139, 140, 141, 142, 143, 201, 202, 203, 204, 205, 206, 207, 209, 210, 211, 212, 213 (5 doors per classroom). Replace with pivoting wood doors with tackable surface. Rehabilitate coat hooks and shelving to provide coat / book bag storage for 28 students. Refinish wood trim. Include flooring replacement / patching at hardware mounting locations (Assume spot abatement at door base ACM).	638,000			-	-	-	-	-	403,000	-	-	-	403,000	80,600	483,600	48,360	531,960	106,392	638,352
006	2 GC	018	Renovation	Replace assumed VAT in rms 128, 130, 131, 132, 133, 134, 135, 137, 138, 139, 140, 141, 142, 143, 201, 202, 203, 204, 205, 206, 207, 209, 210, 211, 212, 213 with VCT. Includes removal (via abatement) and replacement of casework along windows. Item #19 identifies worse case rooms.	1,143,000			-	-	-	-	-	721,850	-	-	-	721,850	144,370	866,220	86,622	952,842	190,568	1,143,410
006	2 GC	019	Building Envelope - Windows/ Doors	Windows to the building are original, single pane. While they are still in good operation, they are not very efficient. Recommend full window replacement.	341,000			-	-	-	-	-	215,000	-	-	-	215,000	43,000	258,000	25,800	283,800	56,760	340,560
006	3 PLMB	001	MEP - HVAC/ Plumbing	Rehabilitate small gang toilet rooms - Rehabilitate small gang toilet rooms including new fixtures, piping, exhaust, finishes, partitions and accessories in rooms 87,89	32,000			-	-	-	-	-	-	20,000	-	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680
006	3 PLMB	002	MEP - HVAC/ Plumbing	Upgrade single user toilet room fixtures - Replace water closets and lavatory faucet in rooms 116A,128A,130A,131A,132A,133A,134A,135A,136A,137A,139A,140A,141A,142A,143A,201A,202A,203A,204A,205A,206A,207A,209A,210A,211A,212A,213A, (27 TOT)	214,000			-	-	-	-	-	-	135,000	-	-	135,000	27,000	162,000	16,200	178,200	35,640	213,840
006	3 PLMB	003	MEP - HVAC/ Plumbing	Replace classroom sinks - Remove and replace classroom sink with bubbler including cabinets in rooms 101,102,103,104,105,106,108A,128,130,131,132,133,134,135,136,137,139,140,141,143,201,202,203,204,205,206,207,209,210,211,212,213 (32 TOT)	253,000			-	-	-	-	-	-	160,000	-	-	160,000	32,000	192,000	19,200	211,200	42,240	253,440
006	3 PLMB	004	MEP - HVAC/ Plumbing	Replace flush valves - Replace manual water closet flush valves with sensor type in rooms 101A,102A,103A,104A,105A,106A,107B,121A(2),121B(1),125A (10 TOT)	12,000			-	-	-	-	-	-	7,500	-	-	7,500	1,500	9,000	900	9,900	1,980	11,880
006	3 PLMB	005	MEP - HVAC/ Plumbing	Replace flush valves - Replace manual urinal flush valves with sensor type in rooms 121B(1)	1,000			-	-	-	-	-	-	750	-	-	750	150	900	90	990	198	1,188
006	3 PLMB	006	MEP - HVAC/ Plumbing	Replace faucets - Replace non metering faucets with metering type in rooms 107B,121A,125A	2,000			-	-	-	-	-	-	1,500	-	-	1,500	300	1,800	180	1,980	396	2,376
006	3 PLMB	007	MEP - HVAC/ Plumbing	Replace mop basin faucets - replace mop basin faucets in rooms 88,114,134B	2,000			-	-	-	-	-	-	1,500	-	-	1,500	300	1,800	180	1,980	396	2,376
006	3 PLMB	008	MEP - HVAC/ Plumbing	Replace sinks - Replace sink in rooms 107B,115,142,216	25,000			-	-	-	-	-	-	16,000	-	-	16,000	3,200	19,200	1,920	21,120	4,224	25,344
006	3 PLMB	009	MEP - HVAC/ Plumbing	Provide clay trap - Provide clay traps on sinks in rooms 142,202	2,000			-	-	-	-	-	-	1,000	-	-	1,000	200	1,200	120	1,320	264	1,584
006	3 PLMB	010	MEP - HVAC/ Plumbing	Replace water heater - Replace 2003 water heater and storage tank with district standard type in the boiler room.	48,000			-	-	-	-	-	-	30,000	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520



RCSD Facility Name: #006 - 595 Upper Falls Boulevard

Date: 3/9/2016

SED Building Name: Dag Hammarskjold

Gross Bldg Area (sf): 65,977

SED Building Number: 006

Site (acres): 4.30

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$	Trade breakdown										20%		10%		20%				
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost		
006	3 PLMB	011	MEP - HVAC/ Plumbing	Replace roof drain domes - Replace all roof drain domes (22)	5,000										3,300			3,300	660	3,960	396	4,356	871	5,227
006	4 HVAC	001	MEP - HVAC/ Plumbing	Radiation and Convector - The majority of the radiation and convectors are original to the building construction. Replace approximately 25 terminal units.	238,000												150,000	150,000	30,000	180,000	18,000	198,000	39,600	237,600
006	4 HVAC	002	MEP - HVAC/ Plumbing	Boiler Room - The Boiler Room lacks a CO and Gas Detection system. Provide a gas detection system and interlock into the Building DDC system.	8,000											5,000	5,000	1,000	6,000	600	6,600	1,320	7,920	
006	4 HVAC	003	MEP - HVAC/ Plumbing	Exhaust Ductwork - The existing Toilet exhaust ductwork systems are dirty, clean all Toilet exhaust systems.	4,000											2,500	2,500	500	3,000	300	3,300	660	3,960	
006	4 HVAC	004	MEP - HVAC/ Plumbing	Custodian's Office - The Custodian's Office lacks mechanical ventilation. Provide a ventilation system for the space.	18,000											11,500	11,500	2,300	13,800	1,380	15,180	3,036	18,216	
006	4 HVAC	005	MEP - HVAC/ Plumbing	Office 96 and 97 - The spaces lack mechanical ventilation. Provide a ventilation system for the spaces.	32,000											20,000	20,000	4,000	24,000	2,400	26,400	5,280	31,680	
006	4 HVAC	006	MEP - HVAC/ Plumbing	Office 120B - The space lacks mechanical ventilation. Provide a ventilation system for the space.	36,000											22,500	22,500	4,500	27,000	2,700	29,700	5,940	35,640	
006	4 HVAC	007	MEP - HVAC/ Plumbing	Classroom 119A - The Classroom is an interior space without ventilation. Provide a ventilation and air conditioning system to the space.	55,000											35,000	35,000	7,000	42,000	4,200	46,200	9,240	55,440	
006	4 HVAC	008	MEP - HVAC/ Plumbing	Nurse Suite - The space lacks mechanical ventilation. Provide ventilation and air conditioning for the Nurse Suite.	54,000											34,000	34,000	6,800	40,800	4,080	44,880	8,976	53,856	
006	4 HVAC	009	MEP - HVAC/ Plumbing	Classroom 86 - The Classroom is an interior space without ventilation. Provide a ventilation and air conditioning system to the space.	55,000											35,000	35,000	7,000	42,000	4,200	46,200	9,240	55,440	
006	4 HVAC	010	MEP - HVAC/ Plumbing	Room 216A - The space lacks mechanical ventilation. Provide a ventilation system for the space.	22,000											14,000	14,000	2,800	16,800	1,680	18,480	3,696	22,176	
006	4 HVAC	011	MEP - HVAC/ Plumbing	Teacher's Lounge 216 - The space lacks mechanical ventilation. Provide a ventilation system for the space.	22,000											14,000	14,000	2,800	16,800	1,680	18,480	3,696	22,176	
006	4 HVAC	012	MEP - HVAC/ Plumbing	Room 216A - The space lacks mechanical ventilation. Provide a ventilation system for the space.	22,000											14,000	14,000	2,800	16,800	1,680	18,480	3,696	22,176	



RCSD Facility Name: **#006 - 595 Upper Falls Boulevard**  
 SED Building Name: **Dag Hammarskjold**  
 SED Building Number: **006**

Date: **3/9/2016**  
 Gross Bldg Area (sf): **65,977**  
 Site (acres): **4.30**

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$ Trade breakdown																			
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost		
006	4 HVAC	013	MEP - HVAC/ Plumbing	Work Room 218 - The space lacks mechanical ventilation. Provide a ventilation system for the space.	24,000			-	-	-	-	-	-	-	-	15,000	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
006	4 HVAC	014	MEP - HVAC/ Plumbing	Refrigerant piping systems - The refrigerant piping systems on the roof are lacking insulation. Replace insulation and provide Alumaguard jacketing on the piping systems.	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
006	4 HVAC	015	MEP - HVAC/ Plumbing	Faulty Lounge 216 Range - The space has a range. Provide an exhaust hood system and fire suppression.	22,000			-	-	-	-	-	-	-	-	14,000	-	14,000	2,800	16,800	1,680	18,480	3,696	22,176
006	4 HVAC	016	MEP - HVAC/ Plumbing	Kitchen Exhaust Hood - The kitchen exhaust system is original to the building construction, lacks a suppression system and does not properly cover the equipment. Replace the hood system.	48,000			-	-	-	-	-	-	-	15,000	15,000	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
006	4 HVAC	017	MEP - HVAC/ Plumbing	Cafeteria HVAC System - The HVAC systems are original to the Building construction. Replace the HVAC systems for this space.	350,000			-	-	-	-	-	-	-	-	221,000	-	221,000	44,200	265,200	26,520	291,720	58,344	350,064
006	4 HVAC	018	MEP - HVAC/ Plumbing	Data Closet 90 - The space lacks cooling. Provide a split system a/c unit for the space.	20,000			-	-	-	-	-	-	-	-	12,500	-	12,500	2,500	15,000	1,500	16,500	3,300	19,800
006	4 HVAC	019	MEP - HVAC/ Plumbing	Main Office Suite - The HVAC systems are original to the Building construction. Replace the HVAC systems for the Office Suite.	196,000			-	-	-	-	-	-	-	-	123,500	-	123,500	24,700	148,200	14,820	163,020	32,604	195,624
006	4 HVAC	020	MEP - HVAC/ Plumbing	Gymnasium/ Auditorium HVAC System - The HVAC systems are original to the Building construction. Replace the HVAC systems for this space.	371,000			-	-	-	-	-	-	-	-	234,000	-	234,000	46,800	280,800	28,080	308,880	61,776	370,656
006	4 HVAC	021	MEP - HVAC/ Plumbing	Classroom 95 - The space is an interior Classroom. Provide air conditioning to the space.	20,000			-	-	-	-	-	-	-	-	12,500	-	12,500	2,500	15,000	1,500	16,500	3,300	19,800
006	4 HVAC	022	MEP - HVAC/ Plumbing	Kiln Exhaust - The kiln exhaust for the Art Room is deficient and the space lacks general exhaust. Provide a Vent-A-Kiln and general exhaust system for the space.	40,000			-	-	-	-	-	-	-	-	25,000	-	25,000	5,000	30,000	3,000	33,000	6,600	39,600
006	4 HVAC	023	MEP - HVAC/ Plumbing	Cabinet Heaters and Unit Heaters - The majority of the cabinet heaters and unit heaters are original to the building construction. Replace approximately 9 units.	114,000			-	-	-	-	-	-	-	-	58,500	13,500	72,000	14,400	86,400	8,640	95,040	19,008	114,048
006	5 ELEC	001	MEP - Electrical	Interior Electrical Distribution - Replace remaining obsolete secondary panelboards (13)	103,000			-	-	-	-	-	-	-	-	-	65,000	65,000	13,000	78,000	7,800	85,800	17,160	102,960
006	5 ELEC	002	MEP - Electrical	Lighting - Replace building mounted lighting, gym/aud. lighting and stage lighting	198,000			-	-	-	-	-	-	-	-	-	125,000	125,000	25,000	150,000	15,000	165,000	33,000	198,000
006	5 ELEC	003	MEP - Electrical	Fire alarm - Replace fire alarm system in its entirety with point addressable add strobes to classrooms and exterior courtyard	428,000			-	-	-	-	-	-	-	-	-	270,000	270,000	54,000	324,000	32,400	356,400	71,280	427,680
006	5 ELEC	004	MEP - Electrical	Emergency lighting/exits - Add exterior grade exit signs at courtyard, replace exit sign at exit #2.	4,000			-	-	-	-	-	-	-	-	-	2,500	2,500	500	3,000	300	3,300	660	3,960

RCS D Facility Name: #006 - 595 Upper Falls Boulevard

Date: 3/9/2016

SED Building Name: Dag Hammarskjold

Gross Bldg Area (sf): 65,977

SED Building Number: 006

Site (acres): 4.30

		2015 \$		Trade breakdown											20%		10%		20%						
RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost			
006	5 ELEC	005	MEP - Electrical	Ceiling fans - Add ceiling fans to all classrooms (30)	71,000			-	-	-	-	-	-	45,000	-	45,000	9,000	54,000	5,400	59,400	11,880	71,280			
006	5 ELEC	006	MEP - Electrical	Add CO detection to fire alarm system.	16,000			-	-	-	-	-	-	-	10,000	10,000	2,000	12,000	1,200	13,200	2,640	15,840			
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>					<b>514,000</b>						<b>514,000</b>	<b>2,770,210</b>	<b>391,550</b>	<b>1,133,500</b>	<b>486,000</b>	<b>5,295,260</b>	<b>1,059,052</b>	<b>6,354,312</b>	<b>635,431</b>	<b>6,989,743</b>	<b>1,397,949</b>	<b>8,387,692</b>			
Design / Bid Contingency					102,800						102,800	554,042	78,310	226,700	97,200	1,059,052									
Bid Day Hard Cost					616,800						616,800	3,324,252	469,860	1,360,200	583,200	6,354,312									
Construction Contingency					61,680						61,680	332,425	46,986	136,020	58,320	635,431									
Total Hard Cost					678,480						678,480	3,656,677	516,846	1,496,220	641,520	6,989,743									
Soft Cost					135,696						135,696	731,335	103,369	299,244	128,304	1,397,949									
<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>					<b>8,390,000</b>						<b>814,176</b>	<b>4,388,013</b>	<b>620,215</b>	<b>1,795,464</b>	<b>769,824</b>	<b>8,387,692</b>									
<b>SUB-TOTAL - ALL ITEMS</b>					<b>514,000</b>						<b>514,000</b>	<b>2,770,210</b>	<b>391,550</b>	<b>1,133,500</b>	<b>486,000</b>	<b>5,295,260</b>	<b>1,059,052</b>	<b>6,354,312</b>	<b>635,431</b>	<b>6,989,743</b>	<b>1,397,949</b>	<b>8,387,692</b>			
Design / Bid Contingency					102,800						102,800	554,042	78,310	226,700	97,200	1,059,052									
Bid Day Hard Cost					616,800						616,800	3,324,252	469,860	1,360,200	583,200	6,354,312									
Construction Contingency					61,680						61,680	332,425	46,986	136,020	58,320	635,431									
Total Hard Cost					678,480						678,480	3,656,677	516,846	1,496,220	641,520	6,989,743									
Soft Cost					135,696						135,696	731,335	103,369	299,244	128,304	1,397,949									
<b>TOTAL PROJECT COST - ALL ITEMS</b>					<b>8,390,000</b>						<b>814,176</b>	<b>4,388,013</b>	<b>620,215</b>	<b>1,795,464</b>	<b>769,824</b>	<b>8,387,692</b>									

DRAFT



RCS D Facility Name: #007 - 31 Bryan Street

Date: 3/24/2016

SED Building Name: Virgil Grissom

Gross Bldg Area (sf): 68,202

SED Building Number: 007

Site (acres): 2.75

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown				Sub-total	20%		10%		20%	
											SITE	GC	PC	HC		EC	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost
007	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Parking Lots at North and South of School including Stone Curb Replacement, concrete step replacement at south lot and selective 4' high chain link fence replacements.	230,000						145,000	-	-	-	145,000	29,000	174,000	17,400	191,400	38,280	229,680
007	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Selective Asphalt and Concrete Sidewalk Replacements West of School.	48,000						30,000	-	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
007	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Pavement at Play Area	25,000						16,000	-	-	-	16,000	3,200	19,200	1,920	21,120	4,224	25,344
007	2 GC	001	Building Envelope - Masonry	Masonry repair - investigate/repair flashing at pre-cast and brick.	48,000						-	30,000	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
007	2 GC	002	Building Envelope - Masonry	Exposed steel lintels - clean and paint	32,000						-	20,000	-	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680
007	2 GC	003	Building Envelope - Masonry	Masonry Tuck pointing and cleaning of masonry (Allowance \$15,000)	24,000						-	15,000	-	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
007	2 GC	004	Building Envelope - Masonry	Repair brick column bases at exterior colonnade. (3 Columns locations)	2,000						-	1,500	-	-	1,500	300	1,800	180	1,980	396	2,376
006	2 GC	005	Building Envelope - Roofing	Provide 1 ship ladder for Roof access	2,000						-	1,500	-	-	1,500	300	1,800	180	1,980	396	2,376
007	2 GC	006	Building Envelope - Roofing	Roof Replacement: (29,324 SF) - Complete tear off and replacement with SBS Modified roofing. (Assume ACM)	1,161,000						-	733,100	-	-	733,100	146,620	879,720	87,972	967,692	193,538	1,161,230
007	2 GC	007	Building Envelope - Windows/ Doors	(1 Pairs -112 SF ) Exterior Entry Door / frame replacement - replace with Aluminum double door & aluminum frame w/ transom and sidelights, including hardware	20,000						-	12,800	-	-	12,800	2,560	15,360	1,536	16,896	3,379	20,275
007	2 GC	008	Building Envelope - Windows/ Doors	(2 Pairs, 2 Single) Replace Aluminum/HM Doors with Aluminum frames and FRP Doors including hardware - (11 Pairs at 7'x 6' + 2 single )	44,000						-	28,000	-	-	28,000	5,600	33,600	3,360	36,960	7,392	44,352
007	2 GC	009	Building Envelope - Windows/ Doors	Remove and replace all exterior windows (1728 SF) with dual glazed aluminum window system. (Assume Asbestos FP)	277,000						-	175,000	-	-	175,000	35,000	210,000	21,000	231,000	46,200	277,200
007	2 GC	010	Building Envelope - Windows/ Doors	Remove existing curtain wall system and replace with aluminum curtain wall system with dual glazed window system with integral blinds and security screens and frames. (4374 SF). (Assume ACM caulk)	741,000						-	468,018	-	-	468,018	93,604	561,622	56,162	617,784	123,557	741,341
007	2 GC	011	Program Initiatives - Security Phase VI	Single point of entry.	396,000						-	250,000	-	-	250,000	50,000	300,000	30,000	330,000	66,000	396,000
007	2 GC	012	Renovation	Art Classroom 209 - Modernization including ceilings, cubbies, wardrobe units, cabinets, white boards, tack boards, instructional technology (955 SF)	303,000						-	126,096	19,100	26,740	191,036	38,207	229,243	22,924	252,168	50,434	302,601
007	2 GC	013	Renovation	Carpet removal and replacement (all floors 5,828 SF) - Assume -ACM	120,000						-	75,780	-	-	75,780	15,156	90,936	9,094	100,030	20,006	120,036
007	2 GC	014	Renovation	Classroom Modernization including ceiling, cubbies, wardrobe units, cabinets, white boards, tack boards, instructional technology and replacement of moveable partition with new hard partition wall - Second Floor (6870 SF)	2,438,000						-	1,078,590	151,140	151,140	1,538,880	307,776	1,846,656	184,666	2,031,322	406,264	2,437,586
007	2 GC	015	Renovation	Classroom Modernization including ceilings, cubbies, wardrobe units, cabinets, white boards, tack boards, instructional technology and replacement of moveable partition with new hard partition wall - First Floor (7356 SF)	2,680,000						-	1,154,892	161,832	205,968	1,691,880	338,376	2,030,256	203,026	2,233,282	446,656	2,679,938
007	2 GC	016	Renovation	Classroom Modernization including ceilings, cubbies, wardrobe units, cabinets, white boards, tack boards, instructional technology and replacement of moveable partition with new hard partition wall - Third Floor (7263 SF)	2,968,000						-	1,140,291	159,786	203,364	1,873,854	374,771	2,248,625	224,862	2,473,487	494,697	2,968,185

RCSD Facility Name: #007 - 31 Bryan Street

Date: 3/24/2016

SED Building Name: Virgil Grissom

Gross Bldg Area (sf): 68,202

SED Building Number: 007

Site (acres): 2.75

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	20%		10%		Total Project Cost	
											SITE	GC	PC	HC	EC		Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost		Soft Cost
007	2 GC	017	Renovation	Demolition of ceiling system, installation of plastic sheeting for protection of existing finishes. Removal of ACM containing Fireproofing on structure. (Assume \$18/sf - 68,202 SF)	1,945,000							1,227,636				1,227,636	245,527	1,473,163	147,316	1,620,480	324,096	1,944,575
007	2 GC	018	Renovation	Installation of Fireproofing (Assume 2" - 68,202 SF)	469,000							296,000				296,000	59,200	355,200	35,520	390,720	78,144	468,864
007	2 GC	019	Renovation	Library Modernization (2323 SF): Provide new circulation desk, layout with new carpet, finishes and ceiling. Provide new MEP within this space. Does not include FF&E. (Assume Thermal ACM).	482,000							304,000				304,000	60,800	364,800	36,480	401,280	80,256	481,536
007	2 GC	020	Renovation	Nurse's Suite: Complete gut and renovation. Provide ADA Toilet - 451 SF (Assume ACM flooring)	48,000								9,000	13,082	8,067	30,149	6,030	36,179	3,618	39,797	7,959	47,756
007	2 GC	022	Renovation	Remove and replace ACM ceiling plaster at First Floor (2526 SF)	16,000							10,000				10,000	2,000	12,000	1,200	13,200	2,640	15,840
007	2 GC	023	Renovation	Remove by abatement VAT flooring and install VCT flooring all floors (First Floor: 6,686, Second Floor: 4,178 SF, Third Floor: 116 SF = 10,980 Total) (Assume ACM)	31,000							19,800				19,800	3,960	23,760	2,376	26,136	5,227	31,363
007	2 GC	024	Renovation	Remove transited panel and replace with exterior cement board (197 SF)	2,000										1,500	1,500	300	1,800	180	1,980	396	2,376
007	2 GC	025	Renovation	Replace ceilings in CA-2, CA-3, CA-4, 119, 119-B, 203, 207, 2C-1, 2C-2, 2C-3, 221-B, 236, 237, ST-4, ST-5, 303, 304, 304-A, 305, 305-A with new ACT ceilings and lighting all Floor (10,165 SF)	306,000							91,458		50,825	50,825	193,108	38,622	231,730	23,173	254,903	50,981	305,883
007	2 GC	026	Renovation	Replace classroom wardrobes and cabinets in First Floor Classrooms (144 LF) (Assume ACM flooring)	3,000							1,800				1,800	360	2,160	216	2,376	475	2,851
007	2 GC	027	Renovation	Replace gymnasium wall pads (1,638 SF)	18,000							11,650				11,650	2,330	13,980	1,398	15,378	3,076	18,454
007	2 GC	028	Renovation	Replace serving line (119-B) Improve finishes and quality of Cafeteria space. Remove and replace ceiling finishes add soffits. (1,976 SF) (Assume non-ACM)	296,000							127,000	35,000	15,000	10,000	187,000	37,400	224,400	22,440	246,840	49,368	296,208
007	2 GC	029	Renovation	Replace interior doors and frames entire building including hardware.	428,000							270,000				270,000	54,000	324,000	32,400	356,400	71,280	427,680
007	2 GC	221	Renovation	Rehabilitate stacked toilet rooms 234, 235, 332, 333, (747 SF) including new fixtures, piping, exhaust, finishes, partitions and accessories (Assume Thermal ACM)	296,000							107,568	52,500	19,050	7,845	186,963	37,393	224,356	22,436	246,791	49,358	296,149
007	3 PLMB	001	MEP - HVAC/ Plumbing	Replace drinking fountains with electric water coolers in corridors CA-1, CA-3, 2C-1, 2C-2 & outside storage 303.	18,000								10,000		1,250	11,250	2,250	13,500	1,350	14,850	2,970	17,820
007	3 PLMB	002	MEP - HVAC/ Plumbing	Replace sinks in 236, 245 & 246	10,000								6,000			6,000	1,200	7,200	720	7,920	1,584	9,504
007	3 PLMB	003	MEP - HVAC/ Plumbing	Provide pipe labels on domestic san & vent piping within boiler room and adjoining mechanical spaces	2,000								1,000			1,000	200	1,200	120	1,320	264	1,584
007	3 PLMB	004	MEP - HVAC/ Plumbing	Replace remaining galvanized domestic piping throughout entire building	634,000								400,000			400,000	80,000	480,000	48,000	528,000	105,600	633,600
007	3 PLMB	005	MEP - HVAC/ Plumbing	Replace mop service sink and faucet in janitors closet 204.	3,000								2,000			2,000	400	2,400	240	2,640	528	3,168
007	3 PLMB	006	MEP - HVAC/ Plumbing	Renovate Student toilet rooms 121, 122, 108.	22,000								13,600			13,600	2,720	16,320	1,632	17,952	3,590	21,542
007	3 PLMB	007	MEP - HVAC/ Plumbing	Replace drinking fountains in gymnasium 221.	6,000								4,000			4,000	800	4,800	480	5,280	1,056	6,336
007	4 HVAC	001	MEP - HVAC/ Plumbing	DDC Pneumatic to Electronic Conversion	238,000									150,000		150,000	30,000	180,000	18,000	198,000	39,600	237,600
007	4 HVAC	002	MEP - HVAC/ Plumbing	Replace (2) Relief Fans	29,000									15,000	3,000	18,000	3,600	21,600	2,160	23,760	4,752	28,512

RCS D Facility Name: #007 - 31 Bryan Street

Date: 3/24/2016

SED Building Name: Virgil Grissom

Gross Bldg Area (sf): 68,202

SED Building Number: 007

Site (acres): 2.75

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown				Sub-total	20%		10%		20%			
											SITE	GC	PC	HC		EC	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
007	4 HVAC	003	MEP - HVAC/ Plumbing	Replace Glycol Pump P-5 in Boiler Room	17,000			-	-	-	-	-	-	10,000	1,000	11,000	2,200	13,200	1,320	14,520	2,904	17,424	
007	4 HVAC	004	MEP - HVAC/ Plumbing	Replace AHU ( UH-1 ) serving kitchen Area	83,000			-	-	-	-	-	-	50,000	2,500	52,500	10,500	63,000	6,300	69,300	13,860	83,160	
007	4 HVAC	005	MEP - HVAC/ Plumbing	Replace AHU-3 Serving Common areas and Gym	127,000			-	-	-	-	-	-	75,000	5,000	80,000	16,000	96,000	9,600	105,600	21,120	126,720	
007	5 ELEC	001	MEP - Electrical	Replace Electrical Main Distribution Gear and Upgrade Electrical service to support t future A/C	127,000			-	-	-	-	-	-	-	80,000	80,000	16,000	96,000	9,600	105,600	21,120	126,720	
007	5 ELEC	002	MEP - Electrical	Replace Remaining EPCO Panel Boards in the Building (8)	51,000			-	-	-	-	-	-	-	32,000	32,000	6,400	38,400	3,840	42,240	8,448	50,688	
007	5 ELEC	003	MEP - Electrical	Replace HID Lighting in Gym with LED	48,000			-	-	-	-	-	-	-	30,000	30,000	6,000	36,000	3,600	39,600	7,920	47,520	
007	5 ELEC	004	MEP - Electrical	Replace Master Clock System	71,000			-	-	-	-	-	-	-	45,000	45,000	9,000	54,000	5,400	59,400	11,880	71,280	
007	5 ELEC	005	MEP - Electrical	Replace Public Address System	86,000			-	-	-	-	-	-	-	54,000	54,000	10,800	64,800	6,480	71,280	14,256	85,536	
007	5 ELEC	006	MEP - Electrical	Replace Fire Alarm System with Point Addressable Type	428,000			-	-	-	-	-	-	-	270,000	270,000	54,000	324,000	32,400	356,400	71,280	427,680	
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>																							
				Design / Bid Contingency	191,000																		
				Bid Day Hard Cost	38,200																		
				Construction Contingency	229,200																		
				Total Hard Cost	22,920																		
				Soft Cost	252,120																		
					90,424																		
				<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>	<b>17,899,000</b>																		
				<b>SUB-TOTAL - ALL ITEMS</b>																			
				Design / Bid Contingency	191,000																		
				Bid Day Hard Cost	38,200																		
				Construction Contingency	229,200																		
				Total Hard Cost	22,920																		
				Soft Cost	252,120																		
					50,424																		
				<b>TOTAL PROJECT COST - ALL ITEMS</b>	<b>17,899,000</b>																		

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RCSD Facility Name: **#010 - 353 Congress Avenue**  
 SED Building Name: **L. E. Morgan**  
 SED Building Number: **037**

Date: **3/16/2016**  
 Gross Bldg Area (sf): **47,543**  
 Site (acres): **3.88**

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	20%		10%		20%	
											SITE	GC	PC	HC	EC		Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
010	2 GC	010	Renovation	Provide lift- ADA stage accessibility	36,000			-	-	-	-	20,000	-	-	2,500	22,500	4,500	27,000	2,700	29,700	5,940	35,640
010	2 GC	011	Misc. Bldg. Sys. - Stage Rigging	Replace curtains and rigging; replace wood flooring. Replace curtains, provide rigging, theatrical lighting, audio and videos system.	550,000			-	-	-	-	147,100	-	-	200,000	347,100	69,420	416,520	41,652	458,172	91,634	549,806
010	2 GC	012	Renovation	Wood flooring- existing wood flooring beyond useful life; provide vct over plywood underlayment.	129,000			-	-	-	-	81,564	-	-	-	81,564	16,313	97,877	9,788	107,664	21,533	129,197
010	2 GC	013	Renovation	Renovate balcony: Rehabilitate balcony wood flooring and provide auditorium seating. Paint walls.	100,000			-	-	-	-	63,120	-	-	-	63,120	12,624	75,744	7,574	83,318	16,664	99,982
010	2 GC	014	Program Initiatives - Acad. Improve/ Init.	Renovate music room: Renovate music room to include removal and replacement of flooring and ceiling finishes, cabinetry, white boards, tack boards, lighting and associated HVAC work.	162,000			-	-	-	-	61,000	6,050	22,050	13,250	102,350	20,470	122,820	12,282	135,102	27,020	162,122
010	2 GC	015	Renovation	Renovate nurses suite: Renovate nurses suite to include alterations to construct accessible toilet room. Remove and replace flooring and ceiling finishes. Provide sink and associated cabinetry. Provide secure medication storage and refrigerator. Replace nurse's suite hvac and toilet exhaust	176,000			-	-	-	-	48,400	11,850	44,575	6,500	111,325	22,265	133,590	13,359	146,949	29,390	176,339
010	2 GC	016	Building Envelope - Windows/ Doors	Exterior door replacement: Remove existing exterior doors, frames and transoms at exterior and classroom exits; replace with aluminum frame and FRP & AMP door systems.	249,000			-	-	-	-	157,350	-	-	-	157,350	31,470	188,820	18,882	207,702	41,540	249,242
010	2 GC	017	Renovation	Replace exterior steps from (3) classrooms. Eliminate step down from classroom.	57,000			-	-	-	-	36,000	-	-	-	36,000	7,200	43,200	4,320	47,520	9,504	57,024
010	2 GC	018	Building Envelope - Windows/ Doors	Window replacement - Remove existing single glazed alum awning/hopper windows (87 openings) and replace with dual glazed window system with integral blinds. Provide security screens.	1,277,000			-	-	-	-	806,440	-	-	-	806,440	161,288	967,728	96,773	1,064,501	212,900	1,277,401
010	2 GC	019	Building Envelope - Roofing	Roof rehabilitation: sbs modified roof	1,473,000			-	-	-	-	929,850	-	-	-	929,850	185,970	1,115,820	111,582	1,227,402	245,480	1,472,882
010	2 GC	020	Building Envelope - Masonry	Parapet rehabilitation: Repointing of first and second story parapet. Minor rehabilitation	130,000			-	-	-	-	82,250	-	-	-	82,250	16,450	98,700	9,870	108,570	21,714	130,284
010	2 GC	021	Building Envelope - Masonry	Masonry rehabilitation: Allowance for ongoing masonry rehabilitation (excluding parapets)	69,000			-	-	-	-	43,827	-	-	-	43,827	8,765	52,592	5,259	57,852	11,570	69,422
010	2 GC	022	Renovation	Replace classroom sinks and bubblers - Remove and replace classroom sink with bubbler including cabinets in rooms 107,108,110,112, 116,119, 125,126,127,130,131,132	156,000			-	-	-	-	33,300	65,000	-	-	98,300	19,660	117,960	11,796	129,756	25,951	155,707
010	2 GC	023	Misc. Bldg. Sys. - Toilet room renov.	Toilet room rehabilitation - Rehabilitate single user toilet rooms 100-C1 including new water closet, piping, exhaust, finishes, partitions and accessories	29,000			-	-	-	-	9,000	5,000	1,400	3,000	18,400	3,680	22,080	2,208	24,288	4,858	29,146
010	2 GC	024	Misc. Bldg. Sys. - Toilet room renov.	Toilet room rehabilitation - Rehabilitate single user toilet rooms 136B, 118B including new water closet and lav, piping, exhaust, finishes, partitions and accessories	55,000			-	-	-	-	18,000	10,000	2,800	4,000	34,800	6,960	41,760	4,176	45,936	9,187	55,123

RCS D Facility Name: **#010 - 353 Congress Avenue**

Date: **3/16/2016**

SED Building Name: **L. E. Morgan**

Gross Bldg Area (sf): **47,543**

SED Building Number: **037**

Site (acres): **3.88**

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	20%		10%		20%	
											SITE	GC	PC	HC	EC		Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
010	2 GC	025	Misc. Bldg. Sys. - Toilet room renov.	Toilet room rehabilitation - Rehabilitate single user toilet room 118B including new water closet, lav and shower, piping, exhaust, finishes, partitions and accessories	26,000			-	-	-	-	9,000	5,000	1,400	1,000	16,400	3,280	19,680	1,968	21,648	4,330	25,978
010	2 GC	026	Renovation	Classroom doors: refinish wood doors and frames; provide ADA compliant hardware with closer; replace wired glass w/ firelite plus. Provide Sentronic closer/hold open with electronic release. Add smoke detector in classrooms. (18) locations.	102,000			-	-	-	-	49,200	-	-	15,000	64,200	12,840	77,040	7,704	84,744	16,949	101,693
010	2 GC	027	Misc. Bldg. Sys. - Toilet room renov.	Toilet room rehabilitation - Rehabilitate gang toilet rooms 105A, 113, 122, 129 and 134 including new fixtures, piping, exhaust, finishes, partitions and accessories	545,000			-	-	-	-	152,750	150,000	25,500	15,500	343,750	68,750	412,500	41,250	453,750	90,750	544,500
010	2 GC	028	Renovation	Replace jan sinks & renovate custodial closets - Remove and replace mop sinks at custodial closets 106 and 113A. Provided ducted exhaust system. Replace wall, floor and ceiling finishes. Provide shelving and accessories. Coordinate with adjacent toilet room renovations.	51,000			-	-	-	-	10,000	20,000	-	2,000	32,000	6,400	38,400	3,840	42,240	8,448	50,688
010	3 PLMB	004	MEP - HVAC/ Plumbing	Replace water closet flush valves - Replace manual flush valves with battery sensor type at rooms 103A(1) and 133C(1).	2,000			-	-	-	-	-	1,500	-	1,500	300	1,800	180	1,980	396	2,376	
010	3 PLMB	005	MEP - HVAC/ Plumbing	Replace lavatory faucets - Replace non metering faucet with manual metering type at rooms Corridor outside 100C(1), 103A(1) and 122(1),	2,000			-	-	-	-	-	1,500	-	1,500	300	1,800	180	1,980	396	2,376	
010	3 PLMB	009	MEP - HVAC/ Plumbing	Eyewash revision - Provide tempered water to the emergency eyewash in the Boiler Rm.	3,000			-	-	-	-	-	2,000	-	2,000	400	2,400	240	2,640	528	3,168	
010	3 PLMB	010	MEP - HVAC/ Plumbing	Replace water heater - Remove and replace 15 yr old existing water heater in the Boiler Rm with District standard type.	48,000			-	-	-	-	-	30,000	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520	
010	3 PLMB	011	MEP - HVAC/ Plumbing	Provide insulation - Provide 10 ft of insulation where missing on CW piping in Mech Rm B-4.	1,000			-	-	-	-	-	500	-	500	100	600	60	660	132	792	
010	3 PLMB	012	MEP - HVAC/ Plumbing	Replace domestic booster pump - Replace 18 yr old Duplex booster pump.	63,000			-	-	-	-	-	40,000	-	40,000	8,000	48,000	4,800	52,800	10,560	63,360	
010	3 PLMB	013	MEP - HVAC/ Plumbing	Replace roof drain domes - Replace plastic or broken roof drain domes with cast iron. Allow for 6 locations.	5,000			-	-	-	-	-	3,000	-	3,000	600	3,600	360	3,960	792	4,752	
010	4 HVAC	001	MEP - HVAC/ Plumbing	Boiler Room - The Boiler Room lacks a CO and Gas Detection system. Provide a gas detection system and interlock into the Building DDC system.	8,000			-	-	-	-	-	-	5,000	5,000	1,000	6,000	600	6,600	1,320	7,920	
010	4 HVAC	002	MEP - HVAC/ Plumbing	Boiler Room - Insulate the boiler feed tank system.	6,000			-	-	-	-	-	-	4,000	4,000	800	4,800	480	5,280	1,056	6,336	
010	4 HVAC	003	MEP - HVAC/ Plumbing	Mechanical Room B7 - The space houses lawn maintenance equipment. Add a mechanical ventilation system and gas detection.	48,000			-	-	-	-	-	-	30,000	30,000	6,000	36,000	3,600	39,600	7,920	47,520	
010	4 HVAC	004	MEP - HVAC/ Plumbing	Building a/c systems - The building utilizes window a/c units that are not controlled by the building DDC system. Tie the a/c units into the building DDC system to disable the units during unoccupied time.	86,000			-	-	-	-	-	-	54,000	54,000	10,800	64,800	6,480	71,280	14,256	85,536	
010	4 HVAC	005	MEP - HVAC/ Plumbing	Convectors and Radiation - Tie the existing corridor and Toilet Room heating equipment into the building DDC system.	51,000			-	-	-	-	-	-	32,500	32,500	6,500	39,000	3,900	42,900	8,580	51,480	

RCSD Facility Name: **#010 - 353 Congress Avenue**  
 SED Building Name: **L. E. Morgan**  
 SED Building Number: **037**

Date: **3/16/2016**  
 Gross Bldg Area (sf): **47,543**  
 Site (acres): **3.88**

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	20%		10%		20%	
											SITE	GC	PC	HC	EC		Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
010	4 HVAC	006	MEP - HVAC/ Plumbing	Office 133 - The space lacks mechanical ventilation. Provide a ventilation system for the space.	25,000			-	-	-	-	-	-	15,500	-	15,500	3,100	18,600	1,860	20,460	4,092	24,552
010	4 HVAC	007	MEP - HVAC/ Plumbing	Toilet Exhaust Grilles - Replace exhaust grilles in Toilet 136B and 122.	3,000			-	-	-	-	-	-	2,000	-	2,000	400	2,400	240	2,640	528	3,168
010	4 HVAC	008	MEP - HVAC/ Plumbing	Toilet Exhaust Systems - Clean the Toilet exhaust systems.	4,000			-	-	-	-	-	-	2,500	-	2,500	500	3,000	300	3,300	660	3,960
010	4 HVAC	009	MEP - HVAC/ Plumbing	Art Room - Provide a Vent-A-Kiln and a general exhaust system to the Art Room.	40,000			-	-	-	-	-	-	25,000	-	25,000	5,000	30,000	3,000	33,000	6,600	39,600
010	4 HVAC	010	MEP - HVAC/ Plumbing	Custodial Office - The space lacks mechanical ventilation. Provide a ventilation system for the space.	20,000			-	-	-	-	-	-	12,500	-	12,500	2,500	15,000	1,500	16,500	3,300	19,800
010	4 HVAC	011	MEP - HVAC/ Plumbing	Custodial Office Toilet - The exhaust system has reached the end of it's useful life. Replace the exhaust system with a roof mounted system.	14,000			-	-	-	-	-	-	9,000	-	9,000	1,800	10,800	1,080	11,880	2,376	14,256
010	4 HVAC	013	MEP - HVAC/ Plumbing	Kitchen Ovens - Provide exhaust hoods and ansul systems to the existing kitchen cooking equipment.	32,000			-	-	-	-	-	-	20,000	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680
010	4 HVAC	014	MEP - HVAC/ Plumbing	Toilet 103A - Tie the existing exhaust fan into the building DDC system.	4,000			-	-	-	-	-	-	2,500	-	2,500	500	3,000	300	3,300	660	3,960
010	4 HVAC	015	MEP - HVAC/ Plumbing	Library - Replace the Library unit ventilator.	24,000			-	-	-	-	-	-	15,000	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
010	4 HVAC	016	MEP - HVAC/ Plumbing	Dryer Exhaust - Vent the dryer in Classroom 115 to the building exterior.	4,000			-	-	-	-	-	-	2,500	-	2,500	500	3,000	300	3,300	660	3,960
010	4 HVAC	017	MEP - HVAC/ Plumbing	Classroom 115 - Provide a recirculating range hood and a general exhaust system to the space.	24,000			-	-	-	-	-	-	15,000	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
010	4 HVAC	018	MEP - HVAC/ Plumbing	Office 114 - The space lacks mechanical ventilation. Provide a ventilation system for the space.	25,000			-	-	-	-	-	-	15,500	-	15,500	3,100	18,600	1,860	20,460	4,092	24,552
010	4 HVAC	019	MEP - HVAC/ Plumbing	Data Closet 120A - Provide a ductless split system to the Data Closet.	20,000			-	-	-	-	-	-	12,500	-	12,500	2,500	15,000	1,500	16,500	3,300	19,800
010	4 HVAC	020	MEP - HVAC/ Plumbing	Custodial Closet 113A - Extend the adjacent gang toilet exhaust system to serve the space.	4,000			-	-	-	-	-	-	2,500	-	2,500	500	3,000	300	3,300	660	3,960
010	4 HVAC	021	MEP - HVAC/ Plumbing	Office 138A- The space lacks mechanical ventilation. Provide a ventilation system for the space.	25,000			-	-	-	-	-	-	15,500	-	15,500	3,100	18,600	1,860	20,460	4,092	24,552
010	4 HVAC	022	MEP - HVAC/ Plumbing	Office 138B- The space lacks mechanical ventilation. Provide a ventilation system for the space.	25,000			-	-	-	-	-	-	15,500	-	15,500	3,100	18,600	1,860	20,460	4,092	24,552
010	4 HVAC	023	MEP - HVAC/ Plumbing	Office 203- The space lacks mechanical ventilation. Provide a ventilation system for the space.	24,000			-	-	-	-	-	-	15,000	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
010	4 HVAC	024	MEP - HVAC/ Plumbing	Office 202- The space lacks mechanical ventilation. Provide a ventilation system for the space.	24,000			-	-	-	-	-	-	15,000	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
010	4 HVAC	025	MEP - HVAC/ Plumbing	Stair #1 - Repipe the existing radiation and tie into the DDC system.	6,000			-	-	-	-	-	-	3,500	-	3,500	700	4,200	420	4,620	924	5,544
010	4 HVAC	026	MEP - HVAC/ Plumbing	Relief Hoods - Replace approximately 17 roof mounted relief hoods.	108,000			-	-	-	-	-	-	68,000	-	68,000	13,600	81,600	8,160	89,760	17,952	107,712
010	4 HVAC	027	MEP - HVAC/ Plumbing	Intake Penthouse - Rebuild the roof mounted intake hood, including new dampers and louvers.	24,000			-	-	-	-	-	-	15,000	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760

RCS D Facility Name: **#010 - 353 Congress Avenue**  
 SED Building Name: **L. E. Morgan**  
 SED Building Number: **037**

Date: **3/16/2016**  
 Gross Bldg Area (sf): **47,543**  
 Site (acres): **3.88**

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	20%		10%		20%										
											SITE	GC	PC	HC	EC		Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost									
010	4 HVAC	028	MEP - HVAC/ Plumbing	Exhaust Fans - Replace approximately 13 roof mounted exhaust fans.	200,000			-	-	-	-	-	-	126,000	-	126,000	25,200	151,200	15,120	166,320	33,264	199,584									
010	4 HVAC	029	MEP - HVAC/ Plumbing	Refrigerant Piping Systems - Replace insulation and provide Alumaguard jacketing on existing refrigerant piping systems.	3,000			-	-	-	-	-	-	2,000	-	2,000	400	2,400	240	2,640	528	3,168									
010	4 HVAC	030	MEP - HVAC/ Plumbing	DDC Systems - Upgrade the Network Controller and replace pneumatic valves and damper actuators.	143,000			-	-	-	-	-	-	90,000	-	90,000	18,000	108,000	10,800	118,800	23,760	142,560									
010	5 ELEC	001	MEP - Electrical	Replace MDP - Replace MDP due to moisture problems. Backbox and cover are rusted; shall be installed off wall	158,000			-	-	-	-	-	-	-	100,000	100,000	20,000	120,000	12,000	132,000	26,400	158,400									
010	5 ELEC	002	MEP - Electrical	Replace auditorium/gymnasium lighting - Replace auditorium/gymnasium lighting (excluding stage lighting).	55,000			-	-	-	-	-	-	-	35,000	35,000	7,000	42,000	4,200	46,200	9,240	55,440									
010	5 ELEC	003	MEP - Electrical	Replace emergency generator - Replace emergency generator and separate life safety and equipment circuits with 2 ATS's. Does not include costs to construct 2 hour fire resistance rated room or allocate to exterior	338,000			-	-	-	-	-	13,200	-	200,000	213,200	42,640	255,840	25,584	281,424	56,285	337,709									
010	5 ELEC	004	MEP - Electrical	Replace fire alarm system - Replace fire alarm and detection system with point addressable system and add strobes to classrooms. Add exterior rated strobes in courtyards.	356,000			-	-	-	-	-	-	-	225,000	225,000	45,000	270,000	27,000	297,000	59,400	356,400									
010	5 ELEC	005	MEP - Electrical	Add crawlspace lighting and storage rooms lighting off boiler rooms - Add crawlspace lighting in areas with dirt floors and storage rooms off of boiler rooms	32,000			-	-	-	-	-	-	-	20,000	20,000	4,000	24,000	2,400	26,400	5,280	31,680									
010	5 ELEC	006	MEP - Electrical	Add/replace exit signs - Add exit signs at classroom exterior doors; replace exterior exits in courtyards (19)	32,000			-	-	-	-	-	-	-	20,000	20,000	4,000	24,000	2,400	26,400	5,280	31,680									
010	5 ELEC	007	MEP - Electrical	Replace synchronous clock system - Replace obsolete synchronous clock system with wireless GPS type	63,000			-	-	-	-	-	-	-	40,000	40,000	8,000	48,000	4,800	52,800	10,560	63,360									
010	5 ELEC	008	MEP - Electrical	Building mounted and exit discharge lighting - Replace building mounted and exit discharge lighting	40,000			-	-	-	-	-	-	-	25,000	25,000	5,000	30,000	3,000	33,000	6,600	39,600									
010	5 ELEC	009	MEP - Electrical	Add ceiling fans - Add ceiling fans to all classrooms (approx. 25)	40,000			-	-	-	-	-	-	25,000	-	25,000	5,000	30,000	3,000	33,000	6,600	39,600									
010	5 ELEC	010	MEP - Electrical	Add CO detection to fire alarm system	16,000			-	-	-	-	-	-	-	10,000	10,000	2,000	12,000	1,200	13,200	2,640	15,840									
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>																<b>341,000</b>	<b>3,200,301</b>	<b>351,400</b>	<b>1,045,725</b>	<b>942,750</b>	<b>5,881,176</b>	<b>1,176,235</b>	<b>7,057,411</b>	<b>705,741</b>	<b>7,763,152</b>	<b>1,552,630</b>	<b>9,315,783</b>				
Design / Bid Contingency																68,200	640,060	70,280	209,145	188,550	1,176,235										
Bid Day Hard Cost																409,200	3,840,361	421,680	1,254,870	1,131,300	7,057,411										
Construction Contingency																40,920	384,036	42,168	125,487	113,130	705,741										
Total Hard Cost																450,120	4,224,397	463,848	1,380,357	1,244,430	7,763,152										
Soft Cost																90,024	844,879	92,770	276,071	248,886	1,552,630										
<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>					<b>9,321,000</b>												<b>540,144</b>	<b>5,069,277</b>	<b>556,618</b>	<b>1,656,428</b>	<b>1,493,316</b>	<b>9,315,783</b>									
<b>SUB-TOTAL - ALL ITEMS</b>																	<b>341,000</b>	<b>3,200,301</b>	<b>351,400</b>	<b>1,045,725</b>	<b>942,750</b>	<b>5,881,176</b>	<b>1,176,235</b>	<b>7,057,411</b>	<b>705,741</b>	<b>7,763,152</b>	<b>1,552,630</b>	<b>9,315,783</b>			
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<b>TOTAL PROJECT COST - ALL ITEMS</b>					<b>9,321,000</b>												<b>540,144</b>	<b>5,069,277</b>	<b>556,618</b>	<b>1,656,428</b>	<b>1,493,316</b>	<b>9,315,783</b>									



RCSD Facility Name: #016 - 321 Post Avenue

Date: 3/15/2016

SED Building Name: J. W. Spencer

Gross Bldg Area (sf): 70,684

SED Building Number: 0-016

Site (acres): 3.82

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	20%		10%		Total Project Cost	
											SITE	GC	PC	HC	EC		Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost		Soft Cost
016	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Parking Lot North of School Including Stone curb replacement, Adjacent Concrete Walk replacement, Selective Parking Bumper Rail Replacement, and 4' High Chain Link Fence Replacement	150,000			-	-	-	95,000	-	-	-	95,000	19,000	114,000	11,400	125,400	25,080	150,480	
016	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Exterior Steps, Stairs, Ramps - Rehabilitation: Concrete steps at parking lot entrance need repairs/replacing. Classroom 2nd exit steps need repairs. Various exit doors have either concrete or Medina stone steps. Repair concrete stairs at parking lot entrance and classroom 2nd exit stair (total of 4)	133,000			-	-	-	-	84,046	-	-	84,046	16,809	100,855	10,086	110,941	22,188	133,129	
016	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Replace Concrete Sidewalks and Asphalt Pavement at Post Avenue Vehicle Loading Zone	87,000			-	-	-	55,000	-	-	-	55,000	11,000	66,000	6,600	72,600	14,520	87,120	
016	2 GC	001	Misc. Bldg. Sys. - Toilet room renov.	Toilet room rehabilitation - Rehabilitate gang toilet rooms 70A, 107A, 109A, 116C, 119A, 204A, 205A, 304A, 305A including new fixtures, piping, exhaust, finishes, partitions and accessories	1,054,000			-	-	-	-	388,100	180,000	68,850	28,350	665,300	133,060	798,360	79,836	878,196	175,639	1,053,835
016	2 GC	002	Misc. Bldg. Sys. - Toilet room renov.	Toilet room rehabilitation - Rehabilitate single user toilet rooms 10A, 20A, 101B, 109, 116A, 116B, 126, 127, 114, 208A, 208B, 305B including new water closet and lav, piping, exhaust, finishes, partitions and accessories	312,000			-	-	-	-	108,000	60,000	16,800	12,000	196,800	39,360	236,160	23,616	259,776	51,955	311,731
016	2 GC	003	Misc. Bldg. Sys. - Toilet room renov.	Replace mop sinks & renovate custodial closets - Remove and replace mop sinks at custodial closets At corridor 1C4, 1A. Provided ducted exhaust system. Replace wall, floor and ceiling finishes. Provide shelving and accessories. Coordinate with adjacent toilet room renovations.	24,000			-	-	-	-	5,000	10,000	-	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
016	2 GC	004	Renovation	Nursing suite: Renovate and add ADA toilet room; the space has a window a/c unit and lacks mechanical ventilation. Provide a ventilation system with a/c for the space.	131,000			-	-	-	-	21,930	9,800	46,000	4,675	82,405	16,481	98,886	9,889	108,775	21,755	130,530
016	2 GC	005	Renovation	Main Office Suite and Entry: Security upgrades. Renovate office area (main and principal's office, small toilet room, and entry vestibule - 1065 sf). Replace the Main Office Suite HVAC system.	253,000			-	-	-	-	66,030	21,300	53,950	18,637	159,917	31,983	191,900	19,190	211,090	42,218	253,309
016	2 GC	006	Renovation	Stage: provide portable stage ADA lift	32,000			-	-	-	-	20,000	-	-	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680
016	2 GC	007	Renovation	Exterior Route: 3 accessible entrances (no steps or stairs). 1 @ the main entrance (1915 addition), 1 @ the 1971 addition (doors do not appear wide enough) & 1 @ the kindergarten wing (1980 addition). Back entrance at parking lot is not accessible. Provide accessible ramp and entry off-of rear parking area.	51,000			-	-	-	-	32,402	-	-	-	32,402	6,480	38,882	3,888	42,771	8,554	51,325
016	2 GC	008	Renovation	Wood Flooring - refinishing: Wood flooring in Gym, on stage, at main entry corridor and in various classrooms. Replace wood flooring in gym and 1915 1st and 2nd floor corridors.	109,000			-	-	-	-	68,691	-	-	-	68,691	13,738	82,429	8,243	90,672	18,134	108,807
016	2 GC	009	Renovation	Resilient Flooring - Replacement: VCT flooring in corridors and non-classroom spaces. Corridors are uneven and has resulted in cracked, broken tile. Some tile is missing. Second floor has some linoleum. 1971 Addition: VAT floor tile in cafeteria, quarry tile in Kitchen. Replace all resilient flooring with vct. Provide self-leveling under-layment all floors.	253,000			-	-	-	-	159,918	-	-	-	159,918	31,984	191,902	19,190	211,092	42,218	253,310

RCSD Facility Name: #016 - 321 Post Avenue

Date: 3/15/2016

SED Building Name: J. W. Spencer

Gross Bldg Area (sf): 70,684

SED Building Number: 0-016

Site (acres): 3.82

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown				Sub-total	20%		10%		20%		
											SITE	GC	PC	HC		EC	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
016	2 GC	010	Renovation	Carpet: In some Offices and Library. Mostly throw type carpets in classrooms. Replace all carpet.	236,000			-	-	-	-	149,000	-	-	-	149,000	29,800	178,800	17,880	196,680	39,336	236,016
016	2 GC	011	Renovation	Paint all interior wall surface all floors excludes classroom spaces.	206,000			-	-	-	-	129,735	-	-	-	129,735	25,947	155,682	15,568	171,250	34,250	205,500
016	2 GC	012	Renovation	Stage: Wood floor needs refinishing. Replace wood floors and repaint stage walls.	15,000			-	-	-	-	9,634	-	-	-	9,634	1,927	11,561	1,156	12,717	2,543	15,260
016	2 GC	013	Misc. Bldg. Sys. - Stage Rigging	Stage rigging-Replacement: Missing back curtains. Main bi-parting curtain is torn and needs to be replaced. Curtains are not inherently flame treated. Stage has valance. Provide for complete stage rigging and curtain replacement, audio and video system; theatrical lighting included in EC costs.	358,000			-	-	-	-	161,107	-	-	65,000	226,107	45,221	271,328	27,133	298,461	59,692	358,153
016	2 GC	014	Renovation	1 teaching station provided, 2 basketball hoops, wall pads on columns, wall pads on some walls. Some acoustic wall panels. Acoustic panels need to be cleaned. Replace bb backstops with motorized version; replace wall padding and acoustical panels.	62,000			-	-	-	-	39,100	-	-	-	39,100	7,820	46,920	4,692	51,612	10,322	61,934
016	2 GC	015	Renovation	Kitchen / Food Service Equipment - Replacement: Warming Kitchen. Minimal equipment. Provide for hybrid kitchen servery as per School 46. Kitchen equipment included.	487,000			-	-	-	-	157,231	150,000	-	-	307,231	61,446	368,677	36,868	405,545	81,109	486,654
016	2 GC	016	Renovation	Elevators, Lifts and Escalators - Modernization: Elevator at 3 story portion of building(1995). Access to all floors except basement. Elevator needs maintenance. Handicap lift in Library for access to Cafeteria. Provide elevator modernization. Replace smoke hatch and tie into fire alarm system.	151,000			-	-	-	-	95,161	-	-	-	95,161	19,032	114,193	11,419	125,613	25,123	150,735
016	2 GC	017	Renovation	Interior Stairs - Replacement: Metal stairs with slate & concrete treads. Concrete treads have metal nosing's. 1 metal pan stair with vinyl treads over assumed concrete. 2 wood stairs. Worn condition. Replace two wood stairs with metal stair and concrete pan.	36,000			-	-	-	-	22,864	-	-	-	22,864	4,573	27,437	2,744	30,180	6,036	36,217
016	2 GC	018	Renovation	Interior Doors & Hardware - Replacement: Older Classrooms typically stile & rail, 5 panel wood doors, wood frames & transoms, but varies throughout the school. Hardware includes a mix of latches with levers & knobs, no closers. Exit doors have panic devices. None are rated. Replace all door hardware. Replace all doors / frames and wired glass vision panels. Student occupied rooms with doors giving onto corridor - provide Sentronic hold-open /closer with electronic release and smoke detectors at (52) locations.	987,000			-	-	-	-	597,401	-	-	26,000	623,401	124,680	748,081	74,808	822,889	164,578	987,467
016	2 GC	019	Renovation	Corridors, Trim - Replacement: Generally wood trim, chair rail and base. Should minimally be refinished, replaced would be better. No trim at 1980 Addition. Replace in kind corridor wood trim, chair rail and base.	24,000			-	-	-	-	15,163	-	-	-	15,163	3,033	18,196	1,820	20,015	4,003	24,018
016	2 GC	020	Renovation	Ceilings - Replacement: General Building: Typically suspended tile & grid with plaster above (typically non-glacier tile). Some plaster ceilings (asbestos). Some metal ceilings. Kitchen has perforated metal ceilings. Cafeteria has painted exposed structure. Gym: Acoustical tile on furring. Full ceiling replacement excludes classrooms spaces.	367,000			-	-	-	-	231,876	-	-	-	231,876	46,375	278,251	27,825	306,076	61,215	367,291



RCS D Facility Name: **#016 - 321 Post Avenue**  
 SED Building Name: **J. W. Spencer**  
 SED Building Number: **0-016**

Date: **3/15/2016**  
 Gross Bldg Area (sf): **70,684**  
 Site (acres): **3.82**

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown				Sub-total	20%		10%		20%		
											SITE	GC	PC	HC		EC	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
016	2 GC	021	Renovation	Louvers / Grilles: Ground level louvers show wear and tear, dents. Upper level louvers/grilles appear to be in fair condition. Replace all louvers.	37,000			-	-	-	-	23,270	-	-	-	23,270	4,654	27,924	2,792	30,716	6,143	36,860
016	2 GC	022	Renovation	Skylights - Replacement: Skylight at 2nd floor roof needs to be replaced. Boiler room clerestory should be replaced. Replace all roof skylights.	50,000			-	-	-	-	31,558	-	-	-	31,558	6,312	37,870	3,787	41,657	8,331	49,988
016	2 GC	023	Renovation	Windows - Replacement: Aluminum double hung windows done prior to 1998. Typically single pane glazing and non-thermally broken. Replace windows and add security screens.	1,430,000			-	-	-	-	902,972	-	-	-	902,972	180,594	1,083,566	108,357	1,191,923	238,385	1,430,308
016	2 GC	024	Building Envelope - Windows/ Doors	Exterior Doors - Replacement: Typically hollow metal doors, frames & transoms. Doors & frames are rusting. All exterior doors & frames need to be replaced. Roof access door to 3 story roof is metal covered wood and needs to be replaced. Replacement all exterior hm doors and frames/transoms including roof access door. Provide frp doors with aluminum frames and transoms.	153,000			-	-	-	-	96,576	-	-	-	96,576	19,315	115,891	11,589	127,480	25,496	152,976
016	2 GC	025	Building Envelope - Masonry	Parapets - Rehabilitation: Various brick parapets in various conditions. Parapets are generally covered in either black mastic or SPF (Spray Polyurethane Foam - Spray applied over everything) Roof flashings need to be recaulked. Remove SPF and original roofing membrane from backside of parapet. Reflash parapet with SBS membrane. Repair masonry.	266,000			-	-	-	-	167,670	-	-	-	167,670	33,534	201,204	20,120	221,324	44,265	265,589
016	2 GC	026	Building Envelope - Masonry	Chimneys - Masonry Rehabilitation. Brick. Repoint. Tall Original Chimney. Probably should be torn down, replaced by modern style. Remove to 1st floor and recap with cast-stone.	51,000			-	-	-	-	32,505	-	-	-	32,505	6,501	39,006	3,901	42,907	8,581	51,488
016	2 GC	027	Renovation	Columns - Steel Column Repair. Steel columns in basement/crawl space. Column repairs done at 1920 addition in 2000. Columns at 1915, 1917 & 1920 additions first floor. 1920 Addition - corridor has dropped along west wall; differential movement of footing in crawl space. Shore-up west corridor wall and structure from crawl space. Remove and replace existing footings and pipe columns. Jack-up west corridor wall 1/4 " increments (total 2' +/-).	28,000			-	-	-	-	17,496	-	-	-	17,496	3,499	20,995	2,100	23,095	4,619	27,714
016	2 GC	028	Renovation	Exterior Walls - Masonry Rehabilitation. Brick and masonry bearing walls. Some repointing required. Various cast stones have cracks or are missing pieces. Severe brick spalling around courtyard. Brick needs to be cleaned. Repoint brick masonry, repair / replace damaged cast stone units, replace spalled brick severe at courtyard. Clean masonry.	277,000			-	-	-	-	174,960	-	-	-	174,960	34,992	209,952	20,995	230,947	46,189	277,137
016	2 GC	029	Renovation	Structural Floors - Wood Floor Structure Re-habilitation: Original building: 1st floor is slab on grade, upper floors are wood joists and decking. Boiler Room: Slab on Grade. 1912 addition: Same as original building.1915, 1917, 1920 additions: 2x12 joists with 1x6 subfloor on steel beams & columns or bearing walls.1971 addition (Cafeteria): Slab on grade. 1980 addition (KG wing): spancrete on bearing walls. 1995 addition: Slab on grade. Rehabilitate / replace deteriorated wood floor structure at original building and 1912, 1915, 1917, 1920 additions.	1,115,000			-	-	-	-	703,934	-	-	-	703,934	140,787	844,721	84,472	929,193	185,839	1,115,031

RCSD Facility Name: #016 - 321 Post Avenue

Date: 3/15/2016

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RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	20%		10%		20%	
											SITE	GC	PC	HC	EC		Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
016	2 GC	030	Renovation	Foundation Rehabilitation & Damp-proofing: Existing concrete - OK condition - Dampness in parts. Substantial maintenance in some areas. Rehabilitate deteriorated foundation & provide damproofing at areas of water infiltration into crawl space	148,000			-	-	-	-	93,672	-	-	-	93,672	18,734	112,406	11,241	123,647	24,729	148,376
016	2 GC	031	Renovation	Paint Storage Room - Provide an exhaust system for the space.	21,000			-	-	-	-	1,000	-	12,500	-	13,500	2,700	16,200	1,620	17,820	3,564	21,384
016	2 GC	032	Building Envelope - Masonry	Masonry Rehabilitation: ongoing masonry repair repointing.	392,000			-	-	-	-	247,400	-	-	-	247,400	49,480	296,880	29,688	326,568	65,314	391,882
016	2 GC	033	Renovation	Classroom Pivoting Wardrobe replacement: 7 classrooms	172,000			-	-	-	-	108,500	-	-	-	108,500	21,700	130,200	13,020	143,220	28,644	171,864
016	2 GC	034	Renovation	Classroom rehabilitation: replace flooring, ceilings casework; repaint; replace mep systems. (PC cost is to add classroom sinks-delete if not needed)	6,116,000			-	-	-	-	2,756,713	128,823	578,569	397,057	3,861,162	772,232	4,633,394	463,339	5,096,734	1,019,347	6,116,081
016	2 GC	035	Renovation	Library habilitation: replace flooring ceilings, repaint and mep systems	603,000			-	-	-	-	268,800	15,680	57,120	39,200	380,800	76,160	456,960	45,696	502,656	100,531	603,187
016	2 GC	036	Building Envelope - Roofing	Replace entire roof: sbs roofing system. Add lightning protection.	1,929,000			-	-	-	-	1,217,725	-	-	-	1,217,725	243,545	1,461,270	146,127	1,607,397	321,479	1,928,876
016	2 GC	037	Renovation	Replace classroom sinks and bubblers - Remove and replace classroom sink with bubbler including cabinets in rooms 30,40,50,70,90, corridor 2C2, corridor 3C1 (see also GC item 034)	74,000			-	-	-	-	16,800	30,000	-	-	46,800	9,360	56,160	5,616	61,776	12,355	74,131
016	3 PLMB	002	MEP - HVAC/ Plumbing	Replace water closet flush valves - Replace manual flush valves with sensor type at rooms 103A, 107C	2,000			-	-	-	-	-	1,500	-	-	1,500	300	1,800	180	1,980	396	2,376
016	3 PLMB	003	MEP - HVAC/ Plumbing	Replace urinal flush valves - Replace manual flush valves with sensor type at rooms 103A(2),	2,000			-	-	-	-	-	1,500	-	-	1,500	300	1,800	180	1,980	396	2,376
016	3 PLMB	004	MEP - HVAC/ Plumbing	Replace lavatory faucets - Replace non metering faucet with manual metering type at rooms 107C	1,000			-	-	-	-	-	500	-	-	500	100	600	60	660	132	792
016	3 PLMB	005	MEP - HVAC/ Plumbing	Replace drinking fountains - Replace corridor drinking fountains with water coolers at corridor 1C2, 1C6,1C9	10,000			-	-	-	-	-	6,000	-	-	6,000	1,200	7,200	720	7,920	1,584	9,504
016	3 PLMB	006	MEP - HVAC/ Plumbing	Provide bottle fillers - Provide 3 bottle fillers in location per the district. (requires replacement of electric water coolers)	7,000			-	-	-	-	-	4,500	-	-	4,500	900	5,400	540	5,940	1,188	7,128
016	3 PLMB	007	MEP - HVAC/ Plumbing	Replace domestic booster pump - Replace 1999 domestic duplex booster pump in Boiler room B5.	63,000			-	-	-	-	-	40,000	-	-	40,000	8,000	48,000	4,800	52,800	10,560	63,360
016	3 PLMB	008	MEP - HVAC/ Plumbing	Replace water heaters - replace 2005 100 gal water heater in Boiler room B5 with high efficiency package type.	48,000			-	-	-	-	-	30,000	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
016	3 PLMB	009	MEP - HVAC/ Plumbing	Replace all sanitary piping - Replace all sanitary piping, risers etc within rooms to be renovated. (allow 10K/Rm)	158,000			-	-	-	-	-	100,000	-	-	100,000	20,000	120,000	12,000	132,000	26,400	158,400
016	3 PLMB	010	MEP - HVAC/ Plumbing	Replace all storm piping - Replace all storm piping, risers etc within rooms to be renovated. (allow 10K/Rm)	158,000			-	-	-	-	-	100,000	-	-	100,000	20,000	120,000	12,000	132,000	26,400	158,400
016	3 PLMB	011	MEP - HVAC/ Plumbing	Art Room Upgrades - Replace sink and provide clay trap in Art rm 105	10,000			-	-	-	-	-	6,000	-	-	6,000	1,200	7,200	720	7,920	1,584	9,504
016	3 PLMB	012	MEP - HVAC/ Plumbing	Replace Lavatory - Replace lavatory in Corridor 1C6, corridor 1C9, 204C	11,000			-	-	-	-	-	6,900	-	-	6,900	1,380	8,280	828	9,108	1,822	10,930

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Date: 3/15/2016

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Site (acres): 3.82

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	20%		10%		20%	
											SITE	GC	PC	HC	EC		Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
016	4 HVAC	001	MEP - HVAC/ Plumbing	Cabinet and Unit Heaters - The building cabinet heaters and unit heaters are approaching the end of their useful life. Replace approximately four (4) units.	41,000			-	-	-	-	-	-	26,000	-	26,000	5,200	31,200	3,120	34,320	6,864	41,184
016	4 HVAC	002	MEP - HVAC/ Plumbing	Boiler Room - The Boiler Room lacks a CO and Gas Detection system. Provide a gas detection system and interlock into the Building DDC system.	8,000			-	-	-	-	-	-	5,000	-	5,000	1,000	6,000	600	6,600	1,320	7,920
016	4 HVAC	003	MEP - HVAC/ Plumbing	Boiler Room - Insulate the boiler feed tank.	6,000			-	-	-	-	-	-	4,000	-	4,000	800	4,800	480	5,280	1,056	6,336
016	4 HVAC	004	MEP - HVAC/ Plumbing	Building Relief Systems - Clean the building relief systems.	4,000			-	-	-	-	-	-	2,500	-	2,500	500	3,000	300	3,300	660	3,960
016	4 HVAC	005	MEP - HVAC/ Plumbing	Multi- Purpose Room Prep Area - The space lacks mechanical ventilation. Provide a ventilation system for the space.	48,000			-	-	-	-	-	-	30,000	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
016	4 HVAC	006	MEP - HVAC/ Plumbing	Multi-Purpose Room HVAC System - The HVAC systems are original to the Building construction. Replace the HVAC systems for this space.	295,000			-	-	-	-	-	-	186,000	-	186,000	37,200	223,200	22,320	245,520	49,104	294,624
016	4 HVAC	007	MEP - HVAC/ Plumbing	Radiation - Replace the radiation in Rooms 119A, 105 and 103.	24,000			-	-	-	-	-	-	15,000	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
016	4 HVAC	009	MEP - HVAC/ Plumbing	Custodial Office Suite - The space has a window a/c unit and lacks mechanical ventilation. Provide a ventilation system with a/c for the space.	55,000			-	-	-	-	-	-	35,000	-	35,000	7,000	42,000	4,200	46,200	9,240	55,440
016	4 HVAC	010	MEP - HVAC/ Plumbing	Exposed Radiators - Provide covers for six (6) radiators.	14,000			-	-	-	-	-	-	9,000	-	9,000	1,800	10,800	1,080	11,880	2,376	14,256
016	4 HVAC	011	MEP - HVAC/ Plumbing	Tractor Storage 107 - Provide a ventilation and gas detection system for the space.	36,000			-	-	-	-	-	-	22,500	-	22,500	4,500	27,000	2,700	29,700	5,940	35,640
016	4 HVAC	012	MEP - HVAC/ Plumbing	Art Room 105 - Provide a Vent-A-Kiln system and a general exhaust system for the Art Room.	48,000			-	-	-	-	-	-	30,000	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
016	4 HVAC	013	MEP - HVAC/ Plumbing	Data Closet 107H - The space does not have a/c. Provide a ductless split a/c system for the space.	20,000			-	-	-	-	-	-	12,500	-	12,500	2,500	15,000	1,500	16,500	3,300	19,800
016	4 HVAC	015	MEP - HVAC/ Plumbing	Central Station AHU - Clean the main building air handling unit.	4,000			-	-	-	-	-	-	2,500	-	2,500	500	3,000	300	3,300	660	3,960
016	4 HVAC	016	MEP - HVAC/ Plumbing	Classroom 17A - The Classroom is an interior space without ventilation. Provide a ventilation and air conditioning system to the space.	48,000			-	-	-	-	-	-	30,000	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
016	4 HVAC	017	MEP - HVAC/ Plumbing	Classroom 108A - The Classroom is an interior space without ventilation. Provide a ventilation and air conditioning system to the space.	48,000			-	-	-	-	-	-	30,000	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
016	4 HVAC	019	MEP - HVAC/ Plumbing	Office Suite 122 - Replace the Office Suite HVAC system.	93,000			-	-	-	-	-	-	58,500	-	58,500	11,700	70,200	7,020	77,220	15,444	92,664
016	4 HVAC	020	MEP - HVAC/ Plumbing	Roof Exhaust Fans - Replace three (3) roof exhaust fans.	43,000			-	-	-	-	-	-	27,000	-	27,000	5,400	32,400	3,240	35,640	7,128	42,768
016	4 HVAC	021	MEP - HVAC/ Plumbing	Refrigerant piping systems - The refrigerant piping systems on the roof are lacking insulation. Replace insulation and provide Alumaguard jacketing on the piping systems.	2,000			-	-	-	-	-	-	1,000	-	1,000	200	1,200	120	1,320	264	1,584
016	4 HVAC	022	MEP - HVAC/ Plumbing	Office 205B and 206B - These spaces lacks mechanical ventilation. Provide a ventilation system for the spaces.	24,000			-	-	-	-	-	-	15,000	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
016	4 HVAC	023	MEP - HVAC/ Plumbing	Teacher's Lounge 208 - The space has a range. Provide an exhaust hood system and fire suppression.	22,000			-	-	-	-	-	-	14,000	-	14,000	2,800	16,800	1,680	18,480	3,696	22,176

RCSD Facility Name: #016 - 321 Post Avenue

Date: 3/15/2016

SED Building Name: J. W. Spencer

Gross Bldg Area (sf): 70,684

SED Building Number: 0-016

Site (acres): 3.82

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	20%		10%		20%						
											SITE	GC	PC	HC	EC		Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost					
016	4 HVAC	024	MEP - HVAC/ Plumbing	Faculty Lounge 208 - This space lacks mechanical ventilation. Provide a ventilation system for the space.	24,000			-	-	-	-	-	-	15,000	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760					
016	4 HVAC	025	MEP - HVAC/ Plumbing	Classroom 305 - This space lacks mechanical ventilation. Provide a ventilation system for the space.	32,000			-	-	-	-	-	-	20,000	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680					
016	4 HVAC	026	MEP - HVAC/ Plumbing	Toilet 304B - Replace the convector.	8,000			-	-	-	-	-	-	5,000	-	5,000	1,000	6,000	600	6,600	1,320	7,920					
016	4 HVAC	027	MEP - HVAC/ Plumbing	2nd and 3rd Floor HVAC Systems - The unit ventilators have reached the end of their useful life. Replace the systems with a central rooftop unit system.	1,053,000			-	-	-	-	-	-	664,625	-	664,625	132,925	797,550	79,755	877,305	175,461	1,052,766					
016	4 HVAC	028	MEP - HVAC/ Plumbing	SW Classroom HVAC Systems - The unit ventilators in the Single Story SW wing have reached the end of their useful life. Replace the systems with a central rooftop unit system.	1,032,000			-	-	-	-	-	-	651,625	-	651,625	130,325	781,950	78,195	860,145	172,029	1,032,174					
016	5 ELEC	001	MEP - Electrical	Interior electrical distribution - replace obsolete secondary panelboards (15)	119,000			-	-	-	-	-	-	-	75,000	75,000	15,000	90,000	9,000	99,000	19,800	118,800					
016	5 ELEC	002	MEP - Electrical	Lighting - Replace exterior building mounted lighting	15,000			-	-	-	-	-	-	-	9,500	9,500	1,900	11,400	1,140	12,540	2,508	15,048					
016	5 ELEC	003	MEP - Electrical	Lighting - Replace gym/aud lighting	48,000			-	-	-	-	-	-	-	30,000	30,000	6,000	36,000	3,600	39,600	7,920	47,520					
016	5 ELEC	004	MEP - Electrical	Lighting- Replace light switches in all classrooms (35)	28,000			-	-	-	-	-	-	-	17,500	17,500	3,500	21,000	2,100	23,100	4,620	27,720					
016	5 ELEC	005	MEP - Electrical	Lighting - Replace older eggcrate lighting in ten (10) classrooms	48,000			-	-	-	-	-	-	-	30,000	30,000	6,000	36,000	3,600	39,600	7,920	47,520					
016	5 ELEC	006	MEP - Electrical	Fire alarm system - Replace existing hardwired fire alarm system in its entirety with point addressable system, add strobes to classrooms	444,000			-	-	-	-	-	-	-	280,000	280,000	56,000	336,000	33,600	369,600	73,920	443,520					
016	5 ELEC	007	MEP - Electrical	Emergency lighting/exits - Replace emergency exits in entire building, add building mounted lighting to exit discharge	48,000			-	-	-	-	-	-	-	30,000	30,000	6,000	36,000	3,600	39,600	7,920	47,520					
016	5 ELEC	008	MEP - Electrical	Emergency Stand-by power - Replace generator and add two (2) transfer switches, separate life safety and equipment. Does not include 2 hr. rated room	338,000			-	-	-	-	-	13,200	-	200,000	213,200	42,640	255,840	25,584	281,424	56,285	337,709					
016	5 ELEC	009	MEP - Electrical	Add CO detection to the fire alarm system	16,000			-	-	-	-	-	-	-	10,000	10,000	2,000	12,000	1,200	13,200	2,640	15,840					
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>																											
Design / Bid Contingency																											
Bid Day Hard Cost																											
Construction Contingency																											
Total Hard Cost																											
Soft Cost																											
<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>					<b>22,986,000</b>																						
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<b>TOTAL PROJECT COST - ALL ITEMS</b>					<b>22,986,000</b>																						

RCS D Facility Name: **#054 - 36 Otis Street**  
 SED Building Name: **General E. S. Otis**  
 SED Building Number: **030**

Date: **12/11/2015**  
 Gross Bldg Area (sf): **63,689**  
 Site (acres): **2.51**

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$		Trade breakdown										20%		10%		20%		
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
054	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Replace Trench drains at Concrete Sidewalk South of school	24,000							15,000	-	-	-	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
054	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Concrete Sidewalk replacement at and near building entrances north of school	32,000							20,000	-	-	-	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680
054	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Parking Lot at Aab Street including Selective stone curb replacement.	48,000							30,000	-	-	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
054	1 SITE	004	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt pavement and replace stone curb near Dumpster Area including concrete sidewalk replacements along Chace Street	17,000							10,500	-	-	-	-	10,500	2,100	12,600	1,260	13,860	2,772	16,632
054	2 GC	001	Compliance - Asb./ Lead Abate.	VAT replacement in all classrooms. At time of inspection, Art room 106 & classroom 107 were under containment. It is assumed that those classrooms were abated during that time and are not included in this calculation.	579,000							-	365,500	-	-	-	365,500	73,100	438,600	43,860	482,460	96,492	578,952
054	2 GC	002	Renovation	Replace Carpet in Library rm 207. It is assumed that the carpet is over VAT and mastic. (If carpet is over concrete slab the construction cost is \$8,550)	30,000							-	18,950	-	-	-	18,950	3,790	22,740	2,274	25,014	5,003	30,017
054	2 GC	003	Renovation	Remove security gate @ stair 2-2. replace with rated walls with rated double doors.	8,000							-	5,000	-	-	-	5,000	1,000	6,000	600	6,600	1,320	7,920
054	2 GC	004	Building Envelope - Windows/ Doors	Replace windows and curtainwalls completely. Assume \$250,000 for asbestos abatement	3,722,000							-	2,350,000	-	-	-	2,350,000	470,000	2,820,000	282,000	3,102,000	620,400	3,722,400
054	2 GC	005	Building Envelope - Windows/ Doors	Replace all exterior doors and frames with FRP doors and aluminum frames	148,000							-	93,500	-	-	-	93,500	18,700	112,200	11,220	123,420	24,684	148,104
054	2 GC	006	Building Envelope - Masonry	Repair masonry damaged at Northeast corner of rm 101 (exterior)	4,000							-	2,500	-	-	-	2,500	500	3,000	300	3,300	660	3,960
054	2 GC	007	Renovation	Repair damaged glazed structural block on east wall of gym rm 127. Block is intact, it just needs to be tuck-pointed.	2,000							-	1,000	-	-	-	1,000	200	1,200	120	1,320	264	1,584
054	2 GC	008	Renovation	Wall tile is damaged on the northwest wall of Multipurpose room 139. Remove and replace ceramic wall tile wainscot around the entire room with new ceramic wall tile.	63,000							-	40,000	-	-	-	40,000	8,000	48,000	4,800	52,800	10,560	63,360
054	3 PLMB	001	MEP - HVAC/ Plumbing	Toilet room rehabilitation - Rehabilitate single user toilet rooms 103,104,105,107, 109,111, 128, 136, 138, 140, 142 including new water closet and lav, piping, exhaust, finishes, partitions and accessories	127,000							-	25,300	55,000	-	-	80,300	16,060	96,360	9,636	105,996	21,199	127,195
054	3 PLMB	002	MEP - HVAC/ Plumbing	Toilet room rehabilitation - Rehabilitate single user toilet rooms 125A, 129A including new water closet, lav and shower, piping, exhaust, finishes, partitions and accessories	44,000							-	7,800	20,000	-	-	27,800	5,560	33,360	3,336	36,696	7,339	44,035
054	3 PLMB	003	MEP - HVAC/ Plumbing	Replace classroom sinks and bubblers - Remove and replace classroom sink with bubbler including cabinets in rooms 103,104,105,107, 109,111, 136, 138, 140, 142	117,000							-	23,700	50,000	-	-	73,700	14,740	88,440	8,844	97,284	19,457	116,741
054	3 PLMB	004	MEP - HVAC/ Plumbing	Replace water closet flush valves - Replace manual flush valves with sensor type at rooms 114, 117(2), 133(2), 135, 210(2), 212(3), 214,(2), 215, 219(3), 221(2)	23,000							-	-	14,250	-	-	14,250	2,850	17,100	1,710	18,810	3,762	22,572

RCSD Facility Name: **#054 - 36 Otis Street**  
 SED Building Name: **General E. S. Otis**  
 SED Building Number: **030**

Date: **12/11/2015**  
 Gross Bldg Area (sf): **63,689**  
 Site (acres): **2.51**

		2015 \$		Trade breakdown											20%		10%		20%			
RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
054	3 PLMB	005	MEP - HVAC/ Plumbing	Replace urinal flush valves - Replace manual flush valves with sensor type at rooms 135, 210(2), 221(2)	6,000			-	-	-	-	-	3,750	-	-	3,750	750	4,500	450	4,950	990	5,940
054	3 PLMB	006	MEP - HVAC/ Plumbing	Replace lavatory faucets - Replace non metering faucet with manual metering type at rooms 114,117, 215(2), 214	4,000			-	-	-	-	-	2,500	-	-	2,500	500	3,000	300	3,300	660	3,960
054	3 PLMB	007	MEP - HVAC/ Plumbing	Replace electric water coolers - Replace corridor water coolers in corridor 1C-2, Corridor 2C-1	11,000			-	-	-	-	3,000	4,000	-	-	7,000	1,400	8,400	840	9,240	1,848	11,088
054	3 PLMB	008	MEP - HVAC/ Plumbing	Replace sinks - Replace sinks in rooms 128(requires cab replacement)	10,000			-	-	-	-	2,500	4,000	-	-	6,500	1,300	7,800	780	8,580	1,716	10,296
054	3 PLMB	009	MEP - HVAC/ Plumbing	Flush floor drains - Hydro flush slow draining floor drains in the boiler room.	5,000			-	-	-	-	-	3,000	-	-	3,000	600	3,600	360	3,960	792	4,752
054	3 PLMB	010	MEP - HVAC/ Plumbing	Replace roof drain domes - replace all roof drain domes with cast iron locking type (14)	11,000			-	-	-	-	-	7,000	-	-	7,000	1,400	8,400	840	9,240	1,848	11,088
054	3 PLMB	011	MEP - HVAC/ Plumbing	Replace valves - Replace 20 domestic shutoff valves	16,000			-	-	-	-	-	10,000	-	-	10,000	2,000	12,000	1,200	13,200	2,640	15,840
054	3 PLMB	012	MEP - HVAC/ Plumbing	Provide bottle fillers - Provide 2 bottle fillers in location per the district. (requires replacement of electric water coolers)	10,000			-	-	-	-	3,000	3,000	-	-	6,000	1,200	7,200	720	7,920	1,584	9,504
054	4 HVAC	001	MEP - HVAC/ Plumbing	Classroom HVAC Systems - The Classroom unit ventilators are original to the building construction. Replace all unit ventilators with central station air handling units.	1,989,000			-	-	-	-	109,580	-	986,220	159,580	1,255,380	251,076	1,506,456	150,646	1,657,102	331,420	1,988,522
054	4 HVAC	002	MEP - HVAC/ Plumbing	Cafeteria HVAC Systems - The Cafeteria HVAC systems are original to the building construction. Replace the air handling unit and ductwork systems.	332,000			-	-	-	-	26,610	-	149,490	33,220	209,320	41,864	251,184	25,118	276,302	55,260	331,563
054	4 HVAC	003	MEP - HVAC/ Plumbing	Gymnasium HVAC Systems - The Gymnasium HVAC systems are original to the building construction. Replace the air handling unit and ductwork systems.	253,000			-	-	-	-	10,000	-	129,600	20,000	159,600	31,920	191,520	19,152	210,672	42,134	252,806
054	4 HVAC	004	MEP - HVAC/ Plumbing	Toilet Exhaust Systems - The Toilet exhaust fans are original to the building construction. Replace the exhaust fans with roof mounted systems and clean ductwork.	75,000			-	-	-	-	5,000	-	36,500	6,000	47,500	9,500	57,000	5,700	62,700	12,540	75,240
054	4 HVAC	005	MEP - HVAC/ Plumbing	Cabinet Heaters and Unit Heaters - The majority of the heaters are original to the building construction. Replace approximately 4 heaters.	60,000			-	-	-	-	6,000	-	26,000	6,000	38,000	7,600	45,600	4,560	50,160	10,032	60,192
054	4 HVAC	006	MEP - HVAC/ Plumbing	Radiation and Convectors - The majority of the heaters are original to the building construction. Replace approximately 17 heaters.	135,000			-	-	-	-	-	-	85,000	-	85,000	17,000	102,000	10,200	112,200	22,440	134,640
054	4 HVAC	007	MEP - HVAC/ Plumbing	Copy Room 110 - Provide an exhaust system for the Copy Room.	21,000			-	-	-	-	-	-	12,000	1,500	13,500	2,700	16,200	1,620	17,820	3,564	21,384
054	4 HVAC	008	MEP - HVAC/ Plumbing	Boiler Plant - The boiler plant is original to the building construction. Replace the boiler plant and convert the building to hot water heat.	586,000			-	-	-	-	-	-	320,000	50,000	370,000	74,000	444,000	44,400	488,400	97,680	586,080
054	4 HVAC	009	MEP - HVAC/ Plumbing	Custodial Office - Provide mechanical ventilation to the Office.	23,000			-	-	-	-	250	-	12,500	1,500	14,250	2,850	17,100	1,710	18,810	3,762	22,572
054	4 HVAC	010	MEP - HVAC/ Plumbing	Chemical Storage 123B - Provide an exhaust system for the space.	22,000			-	-	-	-	250	-	12,000	1,500	13,750	2,750	16,500	1,650	18,150	3,630	21,780

RCS D Facility Name: **#054 - 36 Otis Street**  
 SED Building Name: **General E. S. Otis**  
 SED Building Number: **030**

Date: **12/11/2015**  
 Gross Bldg Area (sf): **63,689**  
 Site (acres): **2.51**

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$					Trade breakdown							20%		10%		20%				
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost			
054	4 HVAC	011	MEP - HVAC/ Plumbing	OT/PT 137A - Provide mechanical ventilation and air conditioning to the interior Classroom.	41,000			-	-	-	-	2,000	1,000	20,000	3,000	26,000	5,200	31,200	3,120	34,320	6,864	41,184			
054	4 HVAC	012	MEP - HVAC/ Plumbing	Nurse Suite HVAC Systems - Provide mechanical ventilation and air conditioning to the Nurse Suite.	83,000			-	-	-	-	4,350	-	39,150	8,700	52,200	10,440	62,640	6,264	68,904	13,781	82,685			
054	4 HVAC	013	MEP - HVAC/ Plumbing	Air Handling Unit SAF-003 - Replace the original air handling unit and clean and extend the ductwork systems.	123,000			-	-	-	-	5,000	-	67,500	5,000	77,500	15,500	93,000	9,300	102,300	20,460	122,760			
054	4 HVAC	014	MEP - HVAC/ Plumbing	Teacher's Lounge 217 - Provide mechanical ventilation to the space and replace the existing ductless split a/c system.	45,000			-	-	-	-	-	1,000	24,500	3,000	28,500	5,700	34,200	3,420	37,620	7,524	45,144			
054	4 HVAC	015	MEP - HVAC/ Plumbing	Library HVAC Systems - Remove the unit ventilators and provide a central station air handling unit.	177,000			-	-	-	-	9,335	-	84,015	18,670	112,020	22,404	134,424	13,442	147,866	29,573	177,440			
054	4 HVAC	016	MEP - HVAC/ Plumbing	Classroom 206 A/C Systems - Replace the ductless split systems, total of two (2) units.	40,000			-	-	-	-	-	2,000	20,000	3,000	25,000	5,000	30,000	3,000	33,000	6,600	39,600			
054	4 HVAC	017	MEP - HVAC/ Plumbing	Teacher's Work Room 216A - Provide mechanical ventilation to the space.	21,000			-	-	-	-	2,000	-	10,000	1,500	13,500	2,700	16,200	1,620	17,820	3,564	21,384			
054	4 HVAC	018	MEP - HVAC/ Plumbing	Refrigerant Piping - Re- insulate and provide Alumaguard jacketing on two (2) roof mounted condensing units.	1,000			-	-	-	-	-	-	500	-	500	100	600	60	660	132	792			
054	4 HVAC	019	MEP - HVAC/ Plumbing	Heating Piping Systems - Remove the steam piping systems and provide new hot water piping.	1,210,000			-	-	-	-	-	-	764,100	-	764,100	152,820	916,920	91,692	1,008,612	201,722	1,210,334			
054	4 HVAC	020	MEP - HVAC/ Plumbing	Building DDC Systems - Replace pneumatic DDC systems with electronic.	346,000			-	-	-	-	-	-	218,570	-	218,570	43,714	262,284	26,228	288,512	57,702	346,215			
054	5 ELEC	001	MEP - Electrical	Lighting - Replace HID gym lighting with LED	55,000			-	-	-	-	-	-	-	35,000	35,000	7,000	42,000	4,200	46,200	9,240	55,440			
054	5 ELEC	002	MEP - Electrical	Lighting - Replace all pilot light switches at single hole toilet rooms off of classrooms (10).	8,000			-	-	-	-	-	-	-	5,000	5,000	1,000	6,000	600	6,600	1,320	7,920			
054	5 ELEC	003	MEP - Electrical	Lighting - Replace all incandescent lighting with LED in storage rooms and mechanical/fan rooms	12,000			-	-	-	-	-	-	-	7,500	7,500	1,500	9,000	900	9,900	1,980	11,880			
054	5 ELEC	004	MEP - Electrical	Lighting - Replace and add exterior building mounted lighting at canopies and exit discharges	16,000			-	-	-	-	-	-	-	10,000	10,000	2,000	12,000	1,200	13,200	2,640	15,840			
054	5 ELEC	005	MEP - Electrical	Fire alarm - Replace fire alarm system in its entirety with new point addressable system; add strobes to all classrooms and single hole toilet rooms off classrooms	428,000			-	-	-	-	-	-	-	270,000	270,000	54,000	324,000	32,400	356,400	71,280	427,680			
054	5 ELEC	006	MEP - Electrical	Add CO detection to the fire alarm system	16,000			-	-	-	-	-	-	-	10,000	10,000	2,000	12,000	1,200	13,200	2,640	15,840			
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>					<b>75,500</b>							<b>75,500</b>	<b>3,122,125</b>	<b>180,500</b>	<b>3,017,645</b>	<b>659,670</b>	<b>7,055,440</b>	<b>1,411,088</b>	<b>8,466,528</b>	<b>846,653</b>	<b>9,313,181</b>	<b>1,862,636</b>	<b>11,175,817</b>		
Design / Bid Contingency					15,100							15,100	624,425	36,100	603,529	131,934	1,411,088								
Bid Day Hard Cost					90,600							90,600	3,746,550	216,600	3,621,174	791,604	8,466,528								
Construction Contingency					9,060							9,060	374,655	21,660	362,117	79,160	846,653								
Total Hard Cost					99,660							99,660	4,121,205	238,260	3,983,291	870,764	9,313,181								
Soft Cost					19,932							19,932	824,241	47,652	796,658	174,153	1,862,636								
<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>					<b>11,179,000</b>							<b>11,179,000</b>	<b>4,945,446</b>	<b>285,912</b>	<b>4,779,950</b>	<b>1,044,917</b>	<b>11,175,817</b>								
<b>SUB-TOTAL - ALL ITEMS</b>					<b>75,500</b>							<b>75,500</b>	<b>3,122,125</b>	<b>180,500</b>	<b>3,017,645</b>	<b>659,670</b>	<b>7,055,440</b>	<b>1,411,088</b>	<b>8,466,528</b>	<b>846,653</b>	<b>9,313,181</b>	<b>1,862,636</b>	<b>11,175,817</b>		
Design / Bid Contingency					15,100							15,100	624,425	36,100	603,529	131,934	1,411,088								
Bid Day Hard Cost					90,600							90,600	3,746,550	216,600	3,621,174	791,604	8,466,528								
Construction Contingency					9,060							9,060	374,655	21,660	362,117	79,160	846,653								
Total Hard Cost					99,660							99,660	4,121,205	238,260	3,983,291	870,764	9,313,181								
Soft Cost					19,932							19,932	824,241	47,652	796,658	174,153	1,862,636								
<b>TOTAL PROJECT COST - ALL ITEMS</b>					<b>11,179,000</b>							<b>11,179,000</b>	<b>4,945,446</b>	<b>285,912</b>	<b>4,779,950</b>	<b>1,044,917</b>	<b>11,175,817</b>								





RCS D Facility Name: #075 - 625 Scio Street (Freddie Thomas)

Date: 3/14/2016

SED Building Name: Dr. Freddie Thomas Lrng Ctr

Gross Bldg Area (sf): 173,641

SED Building Number: 031

Site (acres): 10.95

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$		Trade breakdown										20%		10%		20%		
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
075	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Pavement at Ritz Street Lot including asphalt pavement reconstruction, selective curb replacement and associated site work.	396,000							250,000	-	-	-	-	250,000	50,000	300,000	30,000	330,000	66,000	396,000
075	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt pavement at bus loop including asphalt pavement reconstruction and associated site work	301,000							190,000	-	-	-	-	190,000	38,000	228,000	22,800	250,800	50,160	300,960
075	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Selective 6' High Chain Link Fence Replacement at Athletic Field and Service Area	79,000							50,000	-	-	-	-	50,000	10,000	60,000	6,000	66,000	13,200	79,200
075	1 SITE	004	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Pavement at service drive, loading dock area and parking area including selective curb replacements	141,000							89,000	-	-	-	-	89,000	17,800	106,800	10,680	117,480	23,496	140,976
075	2 GC	001	Building Envelope - Masonry	Masonry rehabilitation: Allowance for ongoing masonry rehabilitation	238,000							150,000	-	-	-	-	150,000	30,000	180,000	18,000	198,000	39,600	237,600
075	2 GC	002	Misc. Bldg. Sys. - Toilet room renov.	Toilet Room Renovation: Renovate Boys' Toilet Rooms 107, 215A & 315A	135,000							65,000	-	-	10,000	10,000	85,000	17,000	102,000	10,200	112,200	22,440	134,640
075	2 GC	003	Building Envelope - Roofing	Roof Restoration: Restore 500 sf of SBS roofing	20,000							12,500	-	-	-	-	12,500	2,500	15,000	1,500	16,500	3,300	19,800
075	2 GC	004	Building Envelope - Windows/ Doors	Door Replacement: Replace stainless steel doors in Natatorium (8) and at Pool Equipment Room 125B	54,000							34,000	-	-	-	-	34,000	6,800	40,800	4,080	44,880	8,976	53,856
075	2 GC	005	Renovation	Casework Replacement: Replace classroom casework with wood cabinets and PLAM countertops (52 classrooms)	1,236,000							780,000	-	-	-	-	780,000	156,000	936,000	93,600	1,029,600	205,920	1,235,520
075	2 GC	006	Renovation	Interior Door Replacement: Replace wood classroom doors and hardware (85)	202,000							127,500	-	-	-	-	127,500	25,500	153,000	15,300	168,300	33,660	201,960
075	2 GC	007	Renovation	Locker Replacement: Replace 176 double tier lockers in Boys' Locker Room 123	217,000							136,854	-	-	-	-	136,854	27,371	164,225	16,422	180,647	36,129	216,777
075	2 GC	008	Renovation	Railing Replacement: Replace railing at existing stage	5,000							3,000	-	-	-	-	3,000	600	3,600	360	3,960	792	4,752
075	2 GC	009	Renovation	Renovate area on first floor to create (2) main offices for separate schools	222,000							140,000	-	-	-	-	140,000	28,000	168,000	16,800	184,800	36,960	221,760
075	2 GC	010	Renovation	Renovate main entrance to create secure vestibule	48,000							30,000	-	-	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
075	2 GC	011	Building Envelope - Windows/ Doors	Window Rehabilitation: Replace/Repair integral blinds and window hardware on 10 windows in Community Place and School Building	2,000							1,000	-	-	-	-	1,000	200	1,200	120	1,320	264	1,584
075	2 GC	012	Renovation	Loading Dock - Replace dock seals and repair deterioration at concrete loading dock	8,000							5,000	-	-	-	-	5,000	1,000	6,000	600	6,600	1,320	7,920
075	3 PLMB	001	MEP - HVAC/ Plumbing	Pool Filter Replacement - Replace the detonated pool filter system in 125B with the District standard type.	317,000							200,000	-	-	-	-	200,000	40,000	240,000	24,000	264,000	52,800	316,800
075	3 PLMB	002	MEP - HVAC/ Plumbing	Replace water heaters - replace water heaters and storage tank in Pool Equipment Room 125B with high efficiency package type.	63,000							-	40,000	-	-	-	40,000	8,000	48,000	4,800	52,800	10,560	63,360
075	3 PLMB	003	MEP - HVAC/ Plumbing	Replace water closet flush valves - Replace manual flush valves with sensor type at all toilet rooms (55 FV)	65,000							-	-	41,250	-	-	41,250	8,250	49,500	4,950	54,450	10,890	65,340
075	3 PLMB	004	MEP - HVAC/ Plumbing	Replace urinal flush valves - Replace manual flush valves with sensor type at all toilet rooms (15 FV)	18,000							-	-	11,250	-	-	11,250	2,250	13,500	1,350	14,850	2,970	17,820

RCSD Facility Name: **#075 - 625 Scio Street (Freddie Thomas)**

Date: **3/14/2016**

SED Building Name: **Dr. Freddie Thomas Lrng Ctr**

Gross Bldg Area (sf): **173,641**

SED Building Number: **031**

Site (acres): **10.95**

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Trade breakdown					20%			10%		20%					
								Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
075	3 PLMB	005	MEP - HVAC/ Plumbing	Replace lavatory faucets - Replace non metering faucet with manual metering type at rooms 102A, 102B, L110, L112	3,000			-	-	-	-	-	-	2,000	-	-	2,000	400	2,400	240	2,640	528	3,168
075	3 PLMB	006	MEP - HVAC/ Plumbing	Replace electric water coolers - Replace corridor water coolers throughout. (9 EWC)	29,000			-	-	-	-	-	-	18,000	-	-	18,000	3,600	21,600	2,160	23,760	4,752	28,512
075	3 PLMB	007	MEP - HVAC/ Plumbing	Provide clay trap - Provide clay trap in the 3rd floor Art Rm	2,000			-	-	-	-	-	-	1,000	-	-	1,000	200	1,200	120	1,320	264	1,584
075	3 PLMB	008	MEP - HVAC/ Plumbing	Provide bottle fillers - Provide 6 bottle fillers in location per the district. (requires replacement of electric water coolers)	14,000			-	-	-	-	-	-	9,000	-	-	9,000	1,800	10,800	1,080	11,880	2,376	14,256
075	4 HVAC	001	MEP - HVAC/ Plumbing	Boiler Room - Add a CO and gas detection system to the Boiler Room and tie into the Building DC system.	8,000			-	-	-	-	-	-	-	5,000	-	5,000	1,000	6,000	600	6,600	1,320	7,920
075	4 HVAC	002	MEP - HVAC/ Plumbing	Boys Locker Room - Replace the missing grilles.	1,000			-	-	-	-	-	-	-	750	-	750	150	900	90	990	198	1,188
075	4 HVAC	003	MEP - HVAC/ Plumbing	Home Economics Suite - Provide a general exhaust system to the Suite.	34,000			-	-	-	-	-	-	-	20,000	1,500	21,500	4,300	25,800	2,580	28,380	5,676	34,056
075	4 HVAC	004	MEP - HVAC/ Plumbing	Science Suite 226 & 220 - Provide a general exhaust system.	34,000			-	-	-	-	-	-	20,000	1,500	21,500	4,300	25,800	2,580	28,380	5,676	34,056	
075	4 HVAC	005	MEP - HVAC/ Plumbing	Science Suite 312 & 312A - Provide a general exhaust system.	26,000			-	-	-	-	-	-	15,000	1,500	16,500	3,300	19,800	1,980	21,780	4,356	26,136	
075	4 HVAC	006	MEP - HVAC/ Plumbing	Art Room 320 - Provide a general exhaust system.	22,000			-	-	-	-	-	-	12,500	1,500	14,000	2,800	16,800	1,680	18,480	3,696	22,176	
075	4 HVAC	007	MEP - HVAC/ Plumbing	Art Suite 104 & 106 - Provide a general exhaust system.	34,000			-	-	-	-	-	-	20,000	1,500	21,500	4,300	25,800	2,580	28,380	5,676	34,056	
075	4 HVAC	008	MEP - HVAC/ Plumbing	Art Storage 104C - Provide a Vent-A-Kiln system.	18,000			-	-	-	-	-	-	10,000	1,500	11,500	2,300	13,800	1,380	15,180	3,036	18,216	
075	4 HVAC	009	MEP - HVAC/ Plumbing	Ductwork Systems - Clean all ductwork systems and associated air handling units.	158,000			-	-	-	-	-	-	100,000	-	100,000	20,000	120,000	12,000	132,000	26,400	158,400	
075	4 HVAC	010	MEP - HVAC/ Plumbing	Data Closets - Provide ductless split systems to Data Closets 114, 108A, 229, 226B & 326B.	99,000			-	-	-	-	-	-	5,000	50,000	7,500	62,500	12,500	75,000	7,500	82,500	16,500	99,000
075	4 HVAC	011	MEP - HVAC/ Plumbing	Office 110 - Provide mechanical ventilation and air conditioning to the space.	20,000			-	-	-	-	-	-	12,500	-	12,500	2,500	15,000	1,500	16,500	3,300	19,800	
075	4 HVAC	012	MEP - HVAC/ Plumbing	DDC Systems - Tie the existing cabinet heaters and unit heaters into the DDC system (Approximately 25 units).	99,000			-	-	-	-	-	-	62,500	-	62,500	12,500	75,000	7,500	82,500	16,500	99,000	
075	4 HVAC	013	MEP - HVAC/ Plumbing	DDC Systems - Convert the remaining pneumatic DDC controls to electronic.	480,000			-	-	-	-	-	-	303,000	-	303,000	60,600	363,600	36,360	399,960	79,992	479,952	
075	4 HVAC	014	MEP - HVAC/ Plumbing	Loading Dock - Remove the electric unit heaters and provide hot water heaters.	32,000			-	-	-	-	-	-	15,000	5,000	20,000	4,000	24,000	2,400	26,400	5,280	31,680	
075	4 HVAC	015	MEP - HVAC/ Plumbing	Kitchen Hood - The kitchen hood does not properly cover the cooking equipment. Replace the hood system.	53,000			-	-	-	-	-	-	2,500	26,000	5,000	33,500	6,700	40,200	4,020	44,220	8,844	53,064
075	4 HVAC	016	MEP - HVAC/ Plumbing	Chiller Plant - The water cooled chiller plant is maintenance intensive and is approaching the end of it's useful life. Replace the chiller plant with air cooled systems.	1,030,000			-	-	-	-	-	-	600,000	50,000	650,000	130,000	780,000	78,000	858,000	171,600	1,029,600	
075	4 HVAC	017	MEP - HVAC/ Plumbing	Office 119A - Provide mechanical ventilation and air conditioning to the space.	34,000			-	-	-	-	-	-	20,000	1,500	21,500	4,300	25,800	2,580	28,380	5,676	34,056	

RCS D Facility Name: #075 - 625 Scio Street (Freddie Thomas)

Date: 3/14/2016

SED Building Name: Dr. Freddie Thomas Lrng Ctr

Gross Bldg Area (sf): 173,641

SED Building Number: 031

Site (acres): 10.95

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$		Trade breakdown										20%		10%		20%		
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
075	4 HVAC	018	MEP - HVAC/ Plumbing	Roof Exhaust Fans - Replace original roof fans (Approximately 26 units).	371,000			-	-	-	-	-	-	-	195,000	39,000	234,000	46,800	280,800	28,080	308,880	61,776	370,656
075	4 HVAC	019	MEP - HVAC/ Plumbing	Boiler Room - Upgrade the boiler burner management systems.	95,000			-	-	-	-	-	-	-	60,000	-	60,000	12,000	72,000	7,200	79,200	15,840	95,040
075	4 HVAC	020	MEP - HVAC/ Plumbing	Main Building Air Handling Units - Refurbish and clean and the main air handling units.	348,000			-	-	-	-	-	-	-	200,000	20,000	220,000	44,000	264,000	26,400	290,400	58,080	348,480
075	4 HVAC	021	MEP - HVAC/ Plumbing	Heating Pumps - The building heating pumps are approaching the end of their useful life. Replace the pumps.	158,000			-	-	-	-	-	-	-	75,000	25,000	100,000	20,000	120,000	12,000	132,000	26,400	158,400
075	4 HVAC	022	MEP - HVAC/ Plumbing	Replace pool dehumidification unit.	396,000			-	-	-	-	-	250,000	-	-	-	250,000	50,000	300,000	30,000	330,000	66,000	396,000
075	5 ELEC	001	MEP - Electrical	Lighting - Replace gym lighting	79,000			-	-	-	-	-	-	-	-	50,000	50,000	10,000	60,000	6,000	66,000	13,200	79,200
075	5 ELEC	002	MEP - Electrical	Lighting - Replace pool lighting to meet the required 50FC	158,000			-	-	-	-	-	-	-	-	100,000	100,000	20,000	120,000	12,000	132,000	26,400	158,400
075	5 ELEC	003	MEP - Electrical	Communications - Provide wire management at intermediate data closet on second floor	8,000			-	-	-	-	-	-	-	-	5,000	5,000	1,000	6,000	600	6,600	1,320	7,920
075	5 ELEC	004	MEP - Electrical	Fire alarm - Replace strobes in all classrooms on first floor, older red lens type and mounted on ceilings, exceeding required 80"-96" mounting heights. 2nd and 3rd floors are mounted on walls.	87,000			-	-	-	-	-	-	-	-	55,000	55,000	11,000	66,000	6,600	72,600	14,520	87,120
075	5 ELEC	005	MEP - Electrical	Lighting - Replace all building mounted lighting at exit discharges except kindergarten wing	79,000			-	-	-	-	-	-	-	-	50,000	50,000	10,000	60,000	6,000	66,000	13,200	79,200
075	5 ELEC	006	MEP - Electrical	Exit/Emergency lighting - Replace all exits throughout building; add exits to music suite and locker rooms.	95,000			-	-	-	-	-	-	-	-	60,000	60,000	12,000	72,000	7,200	79,200	15,840	95,040
075	5 ELEC	007	MEP - Electrical	Lightning protection - South end at one story portion; add lightning protection.	63,000			-	-	-	-	-	-	-	-	40,000	40,000	8,000	48,000	4,800	52,800	10,560	63,360

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RCS D Facility Name: **#075 - 625 Scio Street (Freddie Thomas)**  
 SED Building Name: **Dr. Freddie Thomas Lrng Ctr**  
 SED Building Number: **031**

Date: **3/14/2016**  
 Gross Bldg Area (sf): **173,641**  
 Site (acres): **10.95**

		2015 \$		Trade breakdown											20%		10%		20%				
RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>											<b>579,000</b>	<b>1,934,854</b>	<b>130,000</b>	<b>1,832,250</b>	<b>532,000</b>	<b>5,008,104</b>	<b>1,001,621</b>	<b>6,009,725</b>	<b>600,972</b>	<b>6,610,697</b>	<b>1,322,139</b>	<b>7,932,837</b>	
				Design / Bid Contingency	115,800						115,800	386,971	26,000	366,450	106,400	1,001,621							
				Bid Day Hard Cost	694,800						694,800	2,321,825	156,000	2,198,700	638,400	6,009,725							
				Construction Contingency	69,480						69,480	232,182	15,600	219,870	63,840	600,972							
				Total Hard Cost	764,280						764,280	2,554,007	171,600	2,418,570	702,240	6,610,697							
				Soft Cost	152,856						152,856	510,801	34,320	483,714	140,448	1,322,139							
<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>					<b>7,934,000</b>			-	-	-	<b>917,136</b>	<b>3,064,809</b>	<b>205,920</b>	<b>2,902,284</b>	<b>842,688</b>	<b>7,932,837</b>							
<b>SUB-TOTAL - ALL ITEMS</b>											<b>579,000</b>	<b>1,934,854</b>	<b>130,000</b>	<b>1,832,250</b>	<b>532,000</b>	<b>5,008,104</b>	<b>1,001,621</b>	<b>6,009,725</b>	<b>600,972</b>	<b>6,610,697</b>	<b>1,322,139</b>	<b>7,932,837</b>	
				Design / Bid Contingency	115,800						115,800	386,971	26,000	366,450	106,400	1,001,621							
				Bid Day Hard Cost	694,800						694,800	2,321,825	156,000	2,198,700	638,400	6,009,725							
				Construction Contingency	69,480						69,480	232,182	15,600	219,870	63,840	600,972							
				Total Hard Cost	764,280						764,280	2,554,007	171,600	2,418,570	702,240	6,610,697							
				Soft Cost	152,856						152,856	510,801	34,320	483,714	140,448	1,322,139							
<b>TOTAL PROJECT COST - ALL ITEMS</b>					<b>7,934,000</b>			-	-	-	<b>917,136</b>	<b>3,064,809</b>	<b>205,920</b>	<b>2,902,284</b>	<b>842,688</b>	<b>7,932,837</b>							

DRAFT

RCS D Facility Name: #061 - 18001 Main Street East (East HS)

Date: 3/17/2016

SED Building Name: East High School

Gross Bldg Area (sf): 418,536

SED Building Number: 103

Site (acres): 29.03

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$		Trade breakdown										20%		10%		20%						
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost					
061	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Selective Sidewalk Replacements North and West of School	407,000		2	-	407,000	-	-	-	-	-	257,075	-	-	-	-	-	257,075	51,415	308,490	30,849	339,339	67,868	407,207
061	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Replace Asphalt and Concrete Pavement at Handball courts	190,000		1	190,000	-	-	-	-	-	-	120,000	-	-	-	-	-	120,000	24,000	144,000	14,400	158,400	31,680	190,080
061	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Selective Stone Curb Replacements North Parking Lot	20,000		3	-	-	20,000	-	-	-	-	12,500	-	-	-	-	-	12,500	2,500	15,000	1,500	16,500	3,300	19,800
061	1 SITE	004	Misc. Bldg. Sys. - Site Imp./ Acquisition	Replace Backstop Softball Field	16,000		2	-	16,000	-	-	-	-	-	10,000	-	-	-	-	-	10,000	2,000	12,000	1,200	13,200	2,640	15,840
061	2 GC	001	Renovation	Entry vestibules: Replace stone flooring with tile; clean masonry, repair ceiling and paint, Exits 2, Center student, 3, 4, 5, 18, 20. Provide heat to Exit Vestibules (4 locations).	143,000		1	143,000	-	-	-	-	-	44,140	-	-	40,000	6,000	-	90,140	18,028	108,168	10,817	118,985	23,797	142,782	
061	2 GC	002	Building Envelope - Masonry	C wing - Repair leaks in pool deck and damaged tile; Basement level repair spalling and cracks in wall, determine source of water infiltration; Repair columns below pool. Repair roof deck above pool (assumed), replace lights per DOH standards; Replace ceiling (scaffolding included). Replace pool filters - Replace light commercial sand filters with regenerative media type to meet District standard. (most other equipment in good cond). Clean the Pool ductwork systems and extend the return ductwork systems to the space.	749,000		1	749,000	-	-	-	-	-	323,000	-	-	50,000	100,000	-	473,000	94,600	567,600	56,760	624,360	124,872	749,232	
061	2 GC	003	Building Envelope - Masonry	C wing - Repair leaking concrete floor at Field Equipment storage room C-140, replace floor drain, reseal floor. Repair walls and ceiling. Repair other foundation wall at basement, cracks in walls through out building.	193,000		1	193,000	-	-	-	-	-	122,000	-	-	-	-	-	122,000	24,400	146,400	14,640	161,040	32,208	193,248	
061	2 GC	004	Building Envelope - Masonry	Repoint glazed Interior block joints- Cafeteria, gym, pool and hallways; replace broken units; Provide control joints at gym walls	111,000		2	-	111,000	-	-	-	-	70,000	-	-	-	-	-	70,000	14,000	84,000	8,400	92,400	18,480	110,880	
061	2 GC	005	Renovation	D and F wings - Refinish window sills at classrooms (existing mastic is ACBM, leave in place and repair, no abatement) 89 rooms	95,000		3	-	-	95,000	-	-	-	60,000	-	-	-	-	60,000	12,000	72,000	7,200	79,200	15,840	95,040		
061	2 GC	006	Renovation	D and F wings- Replace classroom z spline ceilings, Quantity 97 rooms; Assume 3 ACBM mud joints to be removed each room. Replace light fixtures in 105 Classrooms ( Some had new ceilings). Add ceiling fans to 125 classrooms.	1,418,000		1	1,418,000	-	-	-	-	-	442,000	-	190,000	263,000	-	895,000	179,000	1,074,000	107,400	1,181,400	236,280	1,417,680		
061	2 GC	007	Renovation	Repair damaged hardwall plaster ceilings and walls, non asbestos. IC19, D201B, D237A, A212B, A212D; misc classroom wall repairs (small areas)	63,000		1	63,000	-	-	-	-	-	40,000	-	-	-	-	40,000	8,000	48,000	4,800	52,800	10,560	63,360		
061	2 GC	008	Renovation	Paint plaster ceiling in Forum Room B-125 (ACBM), replace lighting and replace seating (Approx. 210 seats)	130,000		2	-	130,000	-	-	-	-	66,500	-	-	15,500	-	82,000	16,400	98,400	9,840	108,240	21,648	129,888		
061	2 GC	009	Renovation	D Wing - Replace discolored/ damaged tectum ceiling in corridors near HVAC diffusers at ends of corridors (6 locations, approximately 480 sf.)	5,000		2	-	5,000	-	-	-	-	3,000	-	-	-	-	3,000	600	3,600	360	3,960	792	4,752		
061	2 GC	010	Renovation	Stairs: Repair damaged terrazzo treads(Approx. 100 chips), Replace missing stair railing components(Approx. 30), Repoint and repair damaged glazed block(Approx. 120 lf of cracks), replace missing glass panels in doors (approx. 5).	24,000		1	24,000	-	-	-	-	-	15,000	-	-	-	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760		

RCSD Facility Name: #061 - 18001 Main Street East (East HS)

Date: 3/17/2016

SED Building Name: East High School

Gross Bldg Area (sf): 418,536

SED Building Number: 103

Site (acres): 29.03

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$		Trade breakdown							20%		10%		20%					
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
061	2 GC	011	Renovation	Replace science lab cabinetry Rooms F303, F304, F305 Upgrade associated electric. Provide an exhaust system for Science Rooms F312, 311, 309, 307, 305, 303A and 303.	366,000		1	366,000	-	-	-	-	150,000	18,000	30,000	33,000	231,000	46,200	277,200	27,720	304,920	60,984	365,904
061	2 GC	012	Building Envelope - Windows/ Doors	Replace window with broken seal in gym (west clearstory). Remove left over plastic and tape in clerestory area. Replace broken window in bridge, east façade. Replace misc. missing hardware and damaged screens on windows.	19,000		1	19,000	-	-	-	-	12,000	-	-	-	12,000	2,400	14,400	1,440	15,840	3,168	19,008
061	2 GC	013	Compliance - Asb./ Lead Abate.	D and F wing classrooms - Replace VAT and tile base with ACBM mastic at 97 classrooms.	1,866,000		1	1,866,000	-	-	-	-	1,177,904	-	-	-	1,177,904	235,581	1,413,485	141,348	1,554,833	310,967	1,865,800
061	2 GC	014	Renovation	Refinish wood floor and replace seating in Senior Chorus Room A115	86,000		2	-	86,000	-	-	-	54,000	-	-	-	54,000	10,800	64,800	6,480	71,280	14,256	85,536
061	2 GC	015	Renovation	Up to 12 Small toilet rooms and 3 elevator alcoves off of corridor: Specifically, rehabilitate single user toilet rooms B101, B103, B132B, B132C, C120D1 including new water closet and lav, piping, clean exhaust, upgrade electric. Muriatic acid clean and regrout floors and walls, replace broken tiles associated to these rooms. Rehabilitate single user toilet room C120B1 including new water closet, lav and shower, piping, exhaust, finishes, partitions and accessories.	220,000		2	-	220,000	-	-	-	25,000	70,000	8,000	36,000	139,000	27,800	166,800	16,680	183,480	36,696	220,176
061	2 GC	016	Misc. Bldg. Sys. - Toilet room renov.	Renovate 8 gang toilets; including new fixtures, piping, clean exhaust, finishes, partitions and accessories; upgrade electric. Replace the Gang Toilet Room convectors (approximately 10 locations).	711,000		1	711,000	-	-	-	-	300,000	40,000	73,000	36,000	449,000	90,000	539,000	54,000	593,000	119,000	711,000
061	2 GC	017	Program Initiatives - Ath. Fac./ Field Init.	Replace wall pads, small gym	40,000		2	-	40,000	-	-	-	25,000	-	-	-	25,000	5,000	30,000	3,000	33,000	7,000	40,000
061	2 GC	018	Program Initiatives - Ath. Fac./ Field Init.	Renovate locker room suite: Approximately 12,000 sf at \$110./ sf. ACBM expected as mastic behind tile. Plumbing - Remove abandoned ceiling shower head system, Reconfigure floor drain system to be code compliant in room C120C. Replace single user shower valves and accessories in room C120D(2). More definition required. Renovate Girls locker room C110Z including floor drainage system. Replace the Locker Room HVAC systems (SAF-016 & GEF-026). Replace the Team Room unit ventilators and add exhaust/ relief systems. Provide mechanical ventilation systems to the Gym Coach Offices. Provide mechanical ventilation systems to Staff Office C110A and replace the radiation in the Locker Room.	3,474,000		1	3,474,000	-	-	-	-	1,377,825	107,000	579,100	129,150	2,193,075	438,615	2,631,690	263,169	2,894,859	578,972	3,473,831
061	2 GC	019	Renovation	Replace fabric awning E wing, east façade	2,000		3	-	-	2,000	-	-	1,500	-	-	-	1,500	300	1,800	180	1,980	396	2,376
061	2 GC	020	Renovation	Basement: Remove trash, horded items, trash in window wells. Exterior west side, remove wood storage shed.	6,000		1	6,000	-	-	-	-	4,000	-	-	-	4,000	1,000	5,000	,000	5,000	1,000	6,000
061	2 GC	021	Building Envelope - Masonry	Repointing and rebuilding of court yard wall (west side of pool)	48,000		3	-	-	48,000	-	-	30,000	-	-	-	30,000	6,000	36,000	4,000	40,000	8,000	48,000

RCS D Facility Name: #061 - 18001 Main Street East (East HS)

Date: 3/17/2016

SED Building Name: East High School

Gross Bldg Area (sf): 418,536

SED Building Number: 103

Site (acres): 29.03

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$		Trade breakdown										20%		10%		20%		
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
061	2 GC	022	Building Envelope - Roofing	Replace 141,965 sf of roofing at areas A, B, D, E and F, Replace four (4) original roof mounted relief hoods. Remove the abandoned Carrier condensing unit and associated air handling unit from the Area "A" roof. Replace seven (7) original roof exhaust fans. Replace the insulation on the roof mounted ductwork systems for the Main Office Suites, and wrap with Alumaguard jacketing Area "B".	7,380,000		2	-	7,380,000	-	-	-	4,542,880	-	102,500	13,500	4,658,880	931,776	5,590,656	559,066	6,149,722	1,229,944	7,379,666
061	2 GC	023	Compliance - Asb./ Lead Abate.	Asbestos abatement budget associated to roof replacement	3,935,000		2	-	3,935,000	-	-	-	2,484,387	-	-	-	2,484,387	496,877	2,981,264	298,126	3,279,391	655,878	3,935,269
061	2 GC	024	Program Initiatives - Ath. Fac./ Field Init.	Grandstand - Replace broken window, repaint decorative metal trim, clean masonry of moss.	40,000		3	-	-	40,000	-	-	25,000	-	-	-	25,000	5,000	30,000	3,000	33,000	6,600	39,600
061	2 GC	025	Renovation	Field Building / Toilets - Repoint masonry, paint lintels and doors. Replace windows with Kalwall. Replace roof ( assumed ASBM).Interior upgrade plumbing fixtures, Clean tile and block (interior)	258,000		2	-	258,000	-	-	-	118,000	36,000	2,000	7,000	163,000	32,600	195,600	19,560	215,160	43,032	258,192
061	2 GC	026	Compliance - Asb./ Lead Abate.	Field Building - Asbestos abatement budget associated to replacing roof	25,000		2	-	25,000	-	-	-	16,000	-	-	-	16,000	3,200	19,200	1,920	21,120	4,224	25,344
061	3 PLMB	001	MEP - HVAC/ Plumbing	Toilet room rehabilitation - Rehabilitate small gang toilet room D131C including new fixtures, piping, exhaust, finishes, partitions and accessories (1wc,1ur,lav)	48,000		1	48,000	-	-	-	-	20,000	10,000	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
061	3 PLMB	002	MEP - HVAC/ Plumbing	Replace urinal - Replace urinal and provide sensor flush valve in room C101(4), C120L(3), C120M, D204, E105(3), F200A(5),F302(5), D346, D327(2)	95,000		1	95,000	-	-	-	-	10,000	50,000	-	-	60,000	12,000	72,000	7,200	79,200	15,840	95,040
061	3 PLMB	003	MEP - HVAC/ Plumbing	Replace lavatory - Replace lavatory and provide metering faucet in room C110, C120(2), F100(SS)	30,000		1	30,000	-	-	-	-	10,000	9,200	-	-	19,200	3,840	23,040	2,304	25,344	5,069	30,413
061	3 PLMB	004	MEP - HVAC/ Plumbing	Replace water closet flush valves - Replace manual flush valves with sensor type at rooms A103E, A106B,A109A1, A109B1, C101(3), C105(3), C110H(4) C110Z,C120L, C120M, D102(4), D112(2), D203(2),D204, E103, E105(2), F100(3),F102(2),F200A(2), F200(4),F212B,F215B,F300(4),F302(2),D346, D348(2), D325(3), D327(2)	67,000		1	67,000	-	-	-	-	-	42,000	-	-	42,000	8,400	50,400	5,040	55,440	11,088	66,528
061	3 PLMB	005	MEP - HVAC/ Plumbing	Replace lavatory faucets - Replace non metering faucet with manual metering type at rooms Corridor outside B106, C101(4), C105(3), C110, D203, F200A,F212B,F215A, D346,D348(2)	13,000		1	13,000	-	-	-	-	-	8,000	-	-	8,000	1,600	9,600	960	10,560	2,112	12,672
061	3 PLMB	006	MEP - HVAC/ Plumbing	Replace mop sinks & renovate custodial closets - Remove and replace mop sinks at custodial closets C110, D210A. Provided ducted exhaust system. Replace wall, floor and ceiling finishes. Provide shelving and accessories.	32,000		1	32,000	-	-	-	-	10,000	10,000	-	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680
061	3 PLMB	007	MEP - HVAC/ Plumbing	Replace sinks - Replace sinks and millwork in rooms D115,D134,D136,D137,D138, D201D, F103.	108,000		1	108,000	-	-	-	-	40,000	28,000	-	-	68,000	13,600	81,600	8,160	89,760	17,952	107,712
061	3 PLMB	008	MEP - HVAC/ Plumbing	Replace electric water coolers - Replace corridor water coolers -Corridor 1C4	3,000		1	3,000	-	-	-	-	-	2,000	-	-	2,000	400	2,400	240	2,640	528	3,168
061	3 PLMB	009	MEP - HVAC/ Plumbing	Replace trough sink - Replace 3 person porcelain trough sink with tri-fount sink in rooms E107	12,000		2	-	12,000	-	-	-	-	7,500	-	-	7,500	1,500	9,000	900	9,900	1,980	11,880

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			2015 \$		Trade breakdown										20%		10%		20%			
RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
061	3 PLMB	010	MEP - HVAC/ Plumbing	Reconfigure DF/cuspidor - Replace DF and cuspidor with EWC with bottle filler in C-Gym	6,000		1	6,000	-	-	-	-	4,000	-	-	4,000	800	4,800	480	5,280	1,056	6,336
061	3 PLMB	011	MEP - HVAC/ Plumbing	Replace drinking fountain - Replace corridor drinking fountain with electric water cooler -Corridor 1C21	3,000		1	3,000	-	-	-	-	2,000	-	-	2,000	400	2,400	240	2,640	528	3,168
061	3 PLMB	012	MEP - HVAC/ Plumbing	Replace sink faucets - Replace faucets at home ec and art room sinks in room F213, F217, F219,310(2)	4,000		1	4,000	-	-	-	-	2,500	-	-	2,500	500	3,000	300	3,300	660	3,960
061	3 PLMB	013	MEP - HVAC/ Plumbing	Reconfigure water heater and add insulation - Review use of domestic storage tank and provide piping insulation in boiler room E100. Provide high efficiency water heater if necessary. Lighting - Replace/add boiler room lighting.	87,000		1	87,000	-	-	-	-	30,000	-	25,000	55,000	11,000	66,000	6,600	72,600	14,520	87,120
061	3 PLMB	014	MEP - HVAC/ Plumbing	Provide emergency eyewash - provide an emergency eyewash in D wing basement chiller room.	5,000		1	5,000	-	-	-	-	3,000	-	-	3,000	600	3,600	360	3,960	792	4,752
061	3 PLMB	015	MEP - HVAC/ Plumbing	Provide bottle fillers - Provide 3 bottle fillers in location per the district. (requires replacement of electric water coolers)	7,000		1	7,000	-	-	-	-	4,500	-	-	4,500	900	5,400	540	5,940	1,188	7,128
061	4 HVAC	001	MEP - HVAC/ Plumbing	The roof mounted refrigerant piping systems are exposed to the elements. Insulate the piping and wrap with Alumaguard jacketing.	2,000		1	2,000	-	-	-	-	-	1,250	-	1,250	250	1,500	150	1,650	330	1,980
061	4 HVAC	002	MEP - HVAC/ Plumbing	Replace the HVAC systems for the Community Health Suite.	266,000		1	266,000	-	-	-	14,000	-	126,000	28,000	168,000	33,600	201,600	20,160	221,760	44,352	266,112
061	4 HVAC	003	MEP - HVAC/ Plumbing	Replace original cabinet heaters and unit heaters (approximately 21 units).	266,000		1	266,000	-	-	-	-	-	136,500	31,500	168,000	33,600	201,600	20,160	221,760	44,352	266,112
061	4 HVAC	004	MEP - HVAC/ Plumbing	Replace original radiation and convectors (approximately 50 units).	396,000		1	396,000	-	-	-	-	-	250,000	-	250,000	50,000	300,000	30,000	330,000	66,000	396,000
061	4 HVAC	005	MEP - HVAC/ Plumbing	Provide exhaust to Toilet Room B105A.	22,000		1	22,000	-	-	-	-	-	12,500	1,500	14,000	2,800	16,800	1,680	18,480	3,696	22,176
061	4 HVAC	006	MEP - HVAC/ Plumbing	Clean Main Office Suite ductwork systems.	8,000		1	8,000	-	-	-	-	-	5,000	-	5,000	1,000	6,000	600	6,600	1,320	7,920
061	4 HVAC	007	MEP - HVAC/ Plumbing	Replace the HVAC systems for Office Suite A100.	64,000		2	-	64,000	-	-	2,925	-	26,325	10,850	40,100	8,020	48,120	4,812	52,932	10,586	63,518
061	4 HVAC	008	MEP - HVAC/ Plumbing	Replace the HVAC systems for Office Suite A109.	106,000		2	-	106,000	-	-	5,600	-	50,400	11,200	67,200	13,440	80,640	8,064	88,704	17,741	106,445
061	4 HVAC	009	MEP - HVAC/ Plumbing	Clean the Music Suite ductwork systems.	4,000		1	4,000	-	-	-	-	-	2,500	-	2,500	500	3,000	300	3,300	660	3,960
061	4 HVAC	010	MEP - HVAC/ Plumbing	Replace the return grilles in Music A112.	2,000		1	2,000	-	-	-	-	-	1,500	-	1,500	300	1,800	180	1,980	396	2,376
061	4 HVAC	011	MEP - HVAC/ Plumbing	Replace the missing diffuser in Practice Room A114H.	-		1	-	-	-	-	-	-	250	-	250	50	300	30	330	66	396
061	4 HVAC	012	MEP - HVAC/ Plumbing	Provide a mechanical ventilation system to Lounge A119.	22,000		1	22,000	-	-	-	-	-	12,500	1,500	14,000	2,800	16,800	1,680	18,480	3,696	22,176
061	4 HVAC	013	MEP - HVAC/ Plumbing	Replace the HVAC systems for Forum B125 (SAF-006). Includes removal of ASBN ceiling plaster and new ceiling tiles. Alternate to this would be painting the ceiling, which is under 2 GC 008	384,000		2	-	384,000	-	-	80,000	-	112,500	50,000	242,500	48,500	291,000	29,100	320,100	64,020	384,120
061	4 HVAC	014	MEP - Electrical	Replace air handling unit SAF-007 and associated ductwork systems.	113,000		2	-	113,000	-	-	5,125	-	46,125	20,000	71,250	14,250	85,500	8,550	94,050	18,810	112,860
061	4 HVAC	015	MEP - HVAC/ Plumbing	Replace the Kitchen Suite HVAC systems.	428,000		1	428,000	-	-	-	20,800	-	208,000	41,600	270,400	54,080	324,480	32,448	356,928	71,386	428,314
061	4 HVAC	016	MEP - HVAC/ Plumbing	Replace the Faculty Dining relief systems.	36,000		1	36,000	-	-	-	-	-	20,000	3,000	23,000	4,600	27,600	2,760	30,360	6,072	36,432



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061	4 HVAC	017	MEP - HVAC/ Plumbing	Replace the Cafeteria air handling units (SAF-010, 011) and associated ductwork systems.	956,000		1	956,000	-	-	-	-	58,375	-	467,000	78,375	603,750	120,750	724,500	72,450	796,950	159,390	956,340
061	4 HVAC	018	MEP - HVAC/ Plumbing	Replace the HVAC systems to Student Serving B-121.	139,000		1	139,000	-	-	-	-	8,000	-	64,000	16,000	88,000	17,600	105,600	10,560	116,160	23,232	139,392
061	4 HVAC	019	MEP - HVAC/ Plumbing	Replace air handling unit SAF-017.	59,000		1	59,000	-	-	-	-	-	-	32,000	5,000	37,000	7,400	44,400	4,440	48,840	9,768	58,608
061	4 HVAC	020	MEP - HVAC/ Plumbing	Replace the exhaust system in Laundry C109 and vent the dryer to the exterior.	25,000		2	-	25,000	-	-	-	-	-	14,000	1,500	15,500	3,100	18,600	1,860	20,460	4,092	24,552
061	4 HVAC	021	MEP - HVAC/ Plumbing	Replace the Large Gymnasium HVAC systems.	645,000		1	645,000	-	-	-	-	-	-	387,275	20,000	407,275	81,455	488,730	48,873	537,603	107,521	645,124
061	4 HVAC	022	MEP - HVAC/ Plumbing	Remove four (4) window a/c units and provide ductless split systems integrated into the building DDC systems. Provide new windows where units were.	101,000		2	-	101,000	-	-	-	14,000	4,000	40,000	6,000	64,000	12,800	76,800	7,680	84,480	16,896	101,376
061	4 HVAC	023	MEP - HVAC/ Plumbing	Remove the abandoned exhaust system in Classroom E107.	3,000		3	-	-	3,000	-	-	-	-	1,500	500	2,000	400	2,400	240	2,640	528	3,168
061	4 HVAC	024	MEP - HVAC/ Plumbing	Insulate the heating piping in Classroom E107.	2,000		1	2,000	-	-	-	-	-	-	1,000	-	1,000	200	1,200	120	1,320	264	1,584
061	4 HVAC	025	MEP - HVAC/ Plumbing	Provide ductless split systems to six (6) Data Closets.	119,000		1	119,000	-	-	-	-	-	6,000	60,000	9,000	75,000	15,000	90,000	9,000	99,000	19,800	118,800
061	4 HVAC	026	MEP - HVAC/ Plumbing	Provide a mechanical ventilation system to the Custodial Office and replace the Toilet Room radiation.	30,000		2	-	30,000	-	-	-	-	-	17,500	1,500	19,000	3,800	22,800	2,280	25,080	5,016	30,096
061	4 HVAC	027	MEP - HVAC/ Plumbing	Provide ductless split systems to six (6) Computer Classrooms.	119,000		1	119,000	-	-	-	-	-	6,000	60,000	9,000	75,000	15,000	90,000	9,000	99,000	19,800	118,800
061	4 HVAC	028	MEP - HVAC/ Plumbing	The dryer in Classroom F104 is vented below adjacent windows. Provide new exhaust ductwork and terminate through the roof. Patch wall.	19,000		2	-	19,000	-	-	-	500	-	10,000	1,500	12,000	2,400	14,400	1,440	15,840	3,168	19,008
061	4 HVAC	029	MEP - HVAC/ Plumbing	Remove the portable a/c unit from Classroom F104 & D231 and provide a ductless split system.	40,000		3	-	-	40,000	-	-	-	2,000	20,000	3,000	25,000	5,000	30,000	3,000	33,000	6,600	39,600
061	4 HVAC	030	MEP - HVAC/ Plumbing	Remove the abandoned air handling system from Mechanical Room F106.	4,000		3	-	-	4,000	-	-	-	-	2,500	-	2,500	500	3,000	300	3,300	660	3,960
061	4 HVAC	031	MEP - HVAC/ Plumbing	Provide an exhaust system for Science F112.	26,000		2	-	26,000	-	-	-	-	-	15,000	1,500	16,500	3,300	19,800	1,980	21,780	4,356	26,136
061	4 HVAC	032	MEP - HVAC/ Plumbing	Replace the unit ventilators and condensing units in Classrooms F119, F121 & F123.	97,000		1	97,000	-	-	-	-	-	3,000	49,500	9,000	61,500	12,300	73,800	7,380	81,180	16,236	97,416
061	4 HVAC	033	MEP - HVAC/ Plumbing	Provide a relief system for the 1st Floor Area "F" Classrooms.	39,000		1	39,000	-	-	-	-	-	-	24,500	-	24,500	4,900	29,400	2,940	32,340	6,468	38,808
061	4 HVAC	034	MEP - HVAC/ Plumbing	Replace the exhaust fan (GEF-048) in F109.	18,000		1	18,000	-	-	-	-	-	-	10,000	1,500	11,500	2,300	13,800	1,380	15,180	3,036	18,216
061	4 HVAC	035	MEP - HVAC/ Plumbing	Replace the unit ventilator in F105.	22,000		1	22,000	-	-	-	-	-	-	12,500	1,500	14,000	2,800	16,800	1,680	18,480	3,696	22,176
061	4 HVAC	036	MEP - HVAC/ Plumbing	Provide a mechanical ventilation system to Kitchen F103A.	32,000		1	32,000	-	-	-	-	2,000	-	15,000	3,000	20,000	4,000	24,000	2,400	26,400	5,280	31,680
061	4 HVAC	037	MEP - HVAC/ Plumbing	Replace the missing register in Library D201.	-		1	-	-	-	-	-	-	-	250	-	250	50	300	30	330	66	396
061	4 HVAC	038	MEP - HVAC/ Plumbing	Provide a mechanical ventilation system to Office D242.	29,000		2	-	29,000	-	-	-	1,000	-	12,500	4,500	18,000	3,600	21,600	2,160	23,760	4,752	28,512
061	4 HVAC	039	MEP - HVAC/ Plumbing	Provide an exhaust system for Science Rooms F202, 204, 208A and 208.	42,000		1	42,000	-	-	-	-	-	-	25,000	1,500	26,500	5,300	31,800	3,180	34,980	6,996	41,976

RCSD Facility Name: #061 - 18001 Main Street East (East HS)

Date: 3/17/2016

SED Building Name: East High School

Gross Bldg Area (sf): 418,536

SED Building Number: 103

Site (acres): 29.03

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$					Trade breakdown					20%		10%		20%			
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
061	4 HVAC	040	MEP - HVAC/ Plumbing	The range hoods in F214 and F218 exhaust below the windows on the floor above. Relocate the exhaust ductwork to terminate at the roof level.	73,000		3	-	-	73,000	-	-	-	40,000	6,000	46,000	9,200	55,200	5,520	60,720	12,144	72,864
061	4 HVAC	041	MEP - HVAC/ Plumbing	Vent the dryer in Classroom F216 to the exterior.	14,000		1	14,000	-	-	-	-	-	7,500	1,500	9,000	1,800	10,800	1,080	11,880	2,376	14,256
061	4 HVAC	042	MEP - HVAC/ Plumbing	Provide a recirculating hood for the range in Classroom F213.	5,000		2	-	5,000	-	-	-	1,500	1,500	3,000	600	3,600	360	3,960	792	4,752	
061	4 HVAC	043	MEP - HVAC/ Plumbing	Replace the fume hoods in Classrooms F205 and F209.	57,000		2	-	57,000	-	-	-	30,000	6,000	36,000	7,200	43,200	4,320	47,520	9,504	57,024	
061	4 HVAC	044	MEP - HVAC/ Plumbing	Replace exhaust fan GEF-039 in Custodial Closet by Stair #11.	14,000		2	-	14,000	-	-	-	7,500	1,500	9,000	1,800	10,800	1,080	11,880	2,376	14,256	
061	4 HVAC	045	MEP - HVAC/ Plumbing	Provide a mechanical ventilation system to Office F317A.	22,000		1	22,000	-	-	-	-	12,500	1,500	14,000	2,800	16,800	1,680	18,480	3,696	22,176	
061	4 HVAC	046	MEP - HVAC/ Plumbing	Provide a mechanical ventilation system to Office F315.	22,000		1	22,000	-	-	-	-	12,500	1,500	14,000	2,800	16,800	1,680	18,480	3,696	22,176	
061	4 HVAC	047	MEP - HVAC/ Plumbing	Provide an exhaust system to Art F313.	22,000		1	22,000	-	-	-	-	12,500	1,500	14,000	2,800	16,800	1,680	18,480	3,696	22,176	
061	4 HVAC	048	MEP - HVAC/ Plumbing	Replace the paint booth and add a general exhaust system to Art Room F310.	49,000		1	49,000	-	-	-	-	25,000	6,000	31,000	6,200	37,200	3,720	40,920	8,184	49,104	
061	4 HVAC	049	MEP - HVAC/ Plumbing	Provide a mechanical ventilation system to Classroom F301.	44,000		1	44,000	-	-	-	-	25,000	3,000	28,000	5,600	33,600	3,360	36,960	7,392	44,352	
061	4 HVAC	050	MEP - HVAC/ Plumbing	Provide a mechanical ventilation system to Office D330A.	25,000		2	-	25,000	-	-	-	12,500	3,000	15,500	3,100	18,600	1,860	20,460	4,092	24,552	
061	4 HVAC	051	MEP - HVAC/ Plumbing	Correct airflow leakage on the casing and at the VAV terminals for the air handling unit Serving the Music Suite.	8,000		1	8,000	-	-	-	-	5,000	-	5,000	1,000	6,000	600	6,600	1,320	7,920	
061	4 HVAC	052	MEP - HVAC/ Plumbing	Replace the Auditorium Lobby exhaust fans GEF-002 and 003.	57,000		1	57,000	-	-	-	-	30,000	6,000	36,000	7,200	43,200	4,320	47,520	9,504	57,024	
061	4 HVAC	053	MEP - HVAC/ Plumbing	Replace the "B" & "A" Wing chiller system with an air cooled system.	554,000		1	554,000	-	-	-	-	300,000	50,000	350,000	70,000	420,000	42,000	462,000	92,400	554,400	
061	4 HVAC	054	MEP - HVAC/ Plumbing	Replace the "D", "E", & "F" wing chillers with air cooled systems.	887,000		1	887,000	-	-	-	-	500,000	60,000	560,000	112,000	672,000	67,200	739,200	147,840	887,040	
061	4 HVAC	055	MEP - HVAC/ Plumbing	Replace air handling unit SAF-008 and associated exhaust fan.	95,000		1	95,000	-	-	-	-	50,000	10,000	60,000	12,000	72,000	7,200	79,200	15,840	95,040	
061	4 HVAC	056	MEP - HVAC/ Plumbing	Replace the Small Gym HVAC Systems.	353,000		1	353,000	-	-	-	-	203,000	20,000	223,000	44,600	267,600	26,760	294,360	58,872	353,232	
061	5 ELEC	001	MEP - Electrical	Interior Electrical Distribution - Replace remaining obsolete secondary panelboards in basement (10), Motor control centers (3) and MV substation #1 in basement.	634,000		1	634,000	-	-	-	-	-	400,000	400,000	80,000	480,000	48,000	528,000	105,600	633,600	
061	5 ELEC	002	MEP - Electrical	Lighting - Replace HID gym lighting with LED	71,000		2	-	71,000	-	-	-	-	45,000	45,000	9,000	54,000	5,400	59,400	11,880	71,280	
061	5 ELEC	003	MEP - Electrical	Lighting - Replace and add building mounted lighting at all exit discharges/canopies except main near security station (25).	79,000		1	79,000	-	-	-	-	-	50,000	50,000	10,000	60,000	6,000	66,000	13,200	79,200	
061	5 ELEC	004	MEP - Electrical	Lighting - Replace/add basement/crawlspace lighting	79,000		3	-	-	79,000	-	-	-	50,000	50,000	10,000	60,000	6,000	66,000	13,200	79,200	

RCS D Facility Name: #061 - 18001 Main Street East (East HS)

Date: 3/17/2016

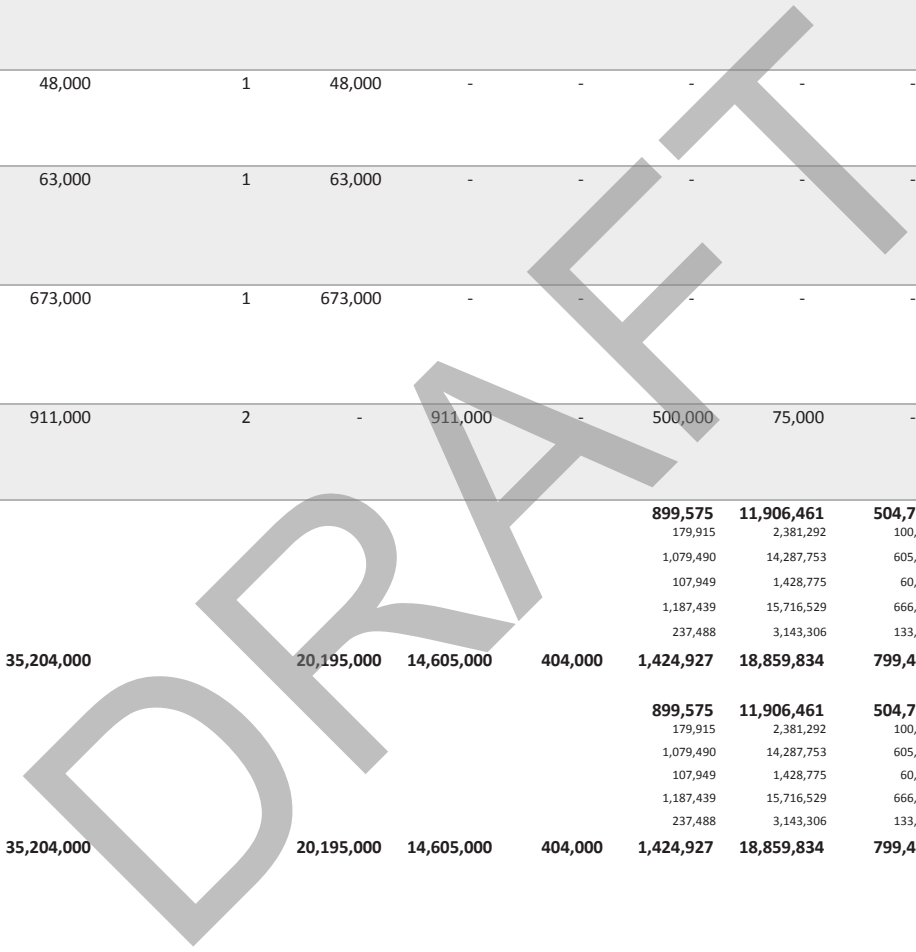
SED Building Name: East High School

Gross Bldg Area (sf): 418,536

SED Building Number: 103

Site (acres): 29.03

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$		Trade breakdown							20%		10%		20%						
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost		
061	5 ELEC	005	MEP - Electrical	Communications - Replace building wide and paging system with dedicated speaker wiring to each classroom (ACBM assumed on inside of units, quantity and cost not included)	478,000		1	478,000	-	-	-	-	-	-	302,000	302,000	60,400	362,400	36,240	398,640	79,728	478,368		
061	5 ELEC	006	MEP - Electrical	Communications - Replace master clock and secondary clocks throughout building	404,000		1	404,000	-	-	-	-	-	-	255,000	255,000	51,000	306,000	30,600	336,600	67,320	403,920		
061	5 ELEC	007	MEP - Electrical	Fire alarm - Replace fire alarm system in its entirety with newer point addressable system; add strobes to classrooms. Add exterior strobes in courtyards.	2,218,000		1	2,218,000	-	-	-	-	-	-	1,400,000	1,400,000	280,000	1,680,000	168,000	1,848,000	369,600	2,217,600		
061	5 ELEC	008	MEP - Electrical	CO Detection - Add CO detection to all areas that are heated with gas fired units and rooms that have gas turrets.	48,000		1	48,000	-	-	-	-	-	-	30,000	30,000	6,000	36,000	3,600	39,600	7,920	47,520		
061	5 ELEC	009	MEP - Electrical	Emergency Exits - Replace and add exits in basement/crawlspace. Replace damaged exits throughout building. Add exterior rated exit signs in courtyards.	63,000		1	63,000	-	-	-	-	-	-	40,000	40,000	8,000	48,000	4,800	52,800	10,560	63,360		
061	5 ELEC	010	MEP - Electrical	Emergency Generator - Replace and upsize generator, provide and rework emergency panelboards to separate life safety and equipment. Provide 2 ATS's and locate genset to 2hr. Rated room or exterior.	673,000		1	673,000	-	-	-	-	-	-	425,000	425,000	85,000	510,000	51,000	561,000	112,200	673,200		
061	5 ELEC	011	MEP - Electrical	Replace radio antenna (East side of building) - Demo foundation antenna and fencing. Replace with new foundation, antenna and fencing.	911,000		2	-	911,000	-	-	-	500,000	75,000	-	-	575,000	115,000	690,000	69,000	759,000	151,800	910,800	
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>																								
Design / Bid Contingency																								
Bid Day Hard Cost																								
Construction Contingency																								
Total Hard Cost																								
Soft Cost																								
<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>					<b>35,204,000</b>			<b>20,195,000</b>	<b>14,605,000</b>	<b>404,000</b>			<b>1,424,927</b>	<b>18,859,834</b>	<b>799,445</b>	<b>7,447,136</b>	<b>6,673,669</b>	<b>35,205,011</b>						
<b>SUB-TOTAL - ALL ITEMS</b>																								
Design / Bid Contingency																								
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Total Hard Cost																								
Soft Cost																								
<b>TOTAL PROJECT COST - ALL ITEMS</b>					<b>35,204,000</b>			<b>20,195,000</b>	<b>14,605,000</b>	<b>404,000</b>			<b>1,424,927</b>	<b>18,859,834</b>	<b>799,445</b>	<b>7,447,136</b>	<b>6,673,669</b>	<b>35,205,011</b>						





RCS D Facility Name: #066 - 164 Alexander Street (Monroe HS)

Date: 4/4/2016

SED Building Name: Monroe M. S.

Gross Bldg Area (sf): 279,618

SED Building Number: 0-107

Site (acres): 8.10

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$		Trade breakdown										20%		10%		20%							
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost						
066	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Pavement at Parking Lots and Entrance Drive East of School including selective 8 ft high chain link fence replacements	218,000											137,500	-	-	-	-	-	137,500	27,500	165,000	16,500	181,500	36,300	217,800
066	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Perform Selective Concrete Site Wall repairs and replacements at various areas South of school	127,000											80,000	-	-	-	-	-	80,000	16,000	96,000	9,600	105,600	21,120	126,720
066	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Pavement at Parking Areas West of School and at Service drive and parking lot from Pearl Street.	86,000											54,000	-	-	-	-	-	54,000	10,800	64,800	6,480	71,280	14,256	85,536
066	1 SITE	004	Misc. Bldg. Sys. - Site Imp./ Acquisition	Selective Concrete Sidewalk and 8 ft high chain link fence replacements North of School	71,000											45,000	-	-	-	-	-	45,000	9,000	54,000	5,400	59,400	11,880	71,280
066	2 GC	001	Renovation	Rehabilitate men's and women's PE staff suites	715,000											-	223,680	72,140	92,000	63,500	-	451,320	90,264	541,584	54,158	595,742	119,148	714,891
066	2 GC	002	Renovation	Rehabilitation of exterior masonry: on-going	1,561,000											-	985,670	-	-	-	-	985,670	197,134	1,182,804	118,280	1,301,084	260,217	1,561,301
066	2 GC	003	Renovation	Replace vct flooring: on-going	81,000											-	51,200	-	-	-	-	51,200	10,240	61,440	6,144	67,584	13,517	81,101
066	2 GC	004	Renovation	Replace wood flooring with vct	282,000											-	178,000	-	-	-	-	178,000	35,600	213,600	21,360	234,960	46,992	281,952
066	2 GC	006	Renovation	Rehabilitate ceramic tile flooring in Boy's and Girl's locker room	50,000											-	31,500	-	-	-	-	31,500	6,300	37,800	3,780	41,580	8,316	49,896
066	2 GC	007	Renovation	Rehabilitate faculty toilet room 165B	45,000											-	19,440	4,000	3,500	1,500	-	28,440	5,688	34,128	3,413	37,541	7,508	45,049
066	2 GC	008	Renovation	Replace Stair doors, exit # 3	7,000											-	4,300	-	-	-	-	4,300	860	5,160	516	5,676	1,135	6,811
066	2 GC	009	Renovation	Rehabilitate Faculty dining C-11 and C-12	302,000											-	94,575	30,500	38,900	26,687	-	190,662	38,132	228,794	22,879	251,674	50,335	302,009
066	2 GC	010	Renovation	Rehabilitate single use toilet rooms C-3, C-8, C-7	116,000											-	53,000	6,000	10,200	4,000	-	73,200	14,640	87,840	8,784	96,624	19,325	115,949
066	2 GC	011	Renovation	Interior door replacement: on going - (10) doors, Sentronic opener/closer.	66,000											-	31,650	-	-	10,000	-	41,650	8,330	49,980	4,998	54,978	10,996	65,974
066	2 GC	013	Renovation	Rehabilitate classrooms 161, 160, 140, 141	980,000											-	436,800	25,500	92,700	63,700	-	618,700	123,740	742,440	74,244	816,684	163,337	980,021
066	2 GC	014	Building Envelope - Windows/ Doors	Replace exterior hm doors and frame.	312,000											-	196,500	-	-	500	-	197,000	39,400	236,400	23,640	260,040	52,008	312,048
066	2 GC	015	Renovation	Rehabilitate exterior main entry stair and ramp	40,000											-	25,000	-	-	-	-	25,000	5,000	30,000	3,000	33,000	6,600	39,600
066	2 GC	016	Renovation	Replace (6) sets of two step stoop, east side of cafeteria.	24,000											-	15,000	-	-	-	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
066	2 GC	017	Renovation	Replace ramp next to cafeteria, east side	32,000											-	20,000	-	-	-	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680
066	2 GC	018	Renovation	Replace loading dock and stair at cafeteria.	48,000											-	30,000	-	-	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
066	2 GC	019	Building Envelope - Windows/ Doors	Replace over head door at Boiler room	9,000											-	5,000	-	-	500	-	5,500	1,100	6,600	660	7,260	1,452	8,712
066	2 GC	020	Building Envelope - Windows/ Doors	Replace louvers	19,000											-	11,780	-	-	-	-	11,780	2,356	14,136	1,414	15,550	3,110	18,660
066	2 GC	021	Renovation	Rehabilitate exterior concrete stoop and base of columns at Exit 4	40,000											-	25,000	-	-	-	-	25,000	5,000	30,000	3,000	33,000	6,600	39,600
066	2 GC	022	Renovation	Retaining wall south of Exit #5: replace in it entirety	40,000											-	25,000	-	-	-	-	25,000	5,000	30,000	3,000	33,000	6,600	39,600
066	2 GC	024	Building Envelope - Windows/ Doors	Window replacement: all floor; some rebalancing; kalwall replacement at gym and swimming pool.	3,860,000											-	2,436,600	-	-	-	-	2,436,600	487,320	2,923,920	292,392	3,216,312	643,262	3,859,574

RCSD Facility Name: #066 - 164 Alexander Street (Monroe HS)

Date: 4/4/2016

SED Building Name: Monroe M. S.

Gross Bldg Area (sf): 279,618

SED Building Number: 0-107

Site (acres): 8.10

		2015 \$		Trade breakdown										20%		10%		20%					
RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
066	2 GC	025	Building Envelope - Roofing	Based on the roof plan of FMP Phase 1 in progress the modified recommended estimated cost for a proposed SBS roof system is approx. 21,780 sf.	862,000			-	-	-	-	544,500	-	-	-	544,500	108,900	653,400	65,340	718,740	143,748	862,488	
066	2 GC	026	Building Envelope - Masonry	Remove Chimney: Completely remove abandoned chimney and provide new flue, liner and stone cap (assumed ACM)	79,000			-	-	-	-	50,000	-	-	-	50,000	10,000	60,000	6,000	66,000	13,200	79,200	
066	2 GC	027	Renovation	Elevator Modernization	150,000			-	-	-	-	95,000	-	-	-	95,000	19,000	114,000	11,400	125,400	25,080	150,480	
066	2 GC	028	Renovation	Rehabilitate Custodial closet 130A	23,000			-	-	-	-	4,000	5,000	5,000	500	14,500	2,900	17,400	1,740	19,140	3,828	22,968	
066	2 GC	029	Renovation	Rehabilitate 4th floor band room	1,048,000			-	-	-	-	461,700	130,051	-	70,035	661,786	132,357	794,143	79,414	873,558	174,712	1,048,269	
066	2 GC	030	Renovation	Renovate passageway to exterior door Toilet room C-3. Replace fin tube.	24,000			-	-	-	-	10,000	-	5,000	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760	
066	3 PLMB	001	MEP - HVAC/ Plumbing	Bldg is currently undergoing major renovations in three phases (2015-2018). Phase 1 replaced storm leaders and roof drains and added condensate drains for chilled beams throughout. Phase 2 and 3 scope is currently being determined and is expected to renovate nearly all plumbing related fixtures and equipment.	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
066	4 HVAC	001	MEP - HVAC/ Plumbing	Bldg is currently undergoing major renovations in three phases (2015-2018). Phase 1 replaced the majority of the HVAC systems and added air conditioning systems. Phase 2 and 3 scope is currently being determined and is expected to renovate the remaining HVAC systems.	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
066	5 ELEC	001	MEP - Electrical	Bldg is currently undergoing major renovations in three phases (2015-2018). Phase 1: Replace entire electrical power distribution system. Phase 2 to include fire alarm, LED lighting, paging and intercom, master and secondary clock system, data system and security systems replacement in it's entirety throughout building.	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>												<b>316,500</b>	<b>6,064,895</b>	<b>273,191</b>	<b>247,300</b>	<b>240,922</b>	<b>7,142,808</b>	<b>1,428,562</b>	<b>8,571,370</b>	<b>857,137</b>	<b>9,428,507</b>	<b>1,885,701</b>	<b>11,314,208</b>
Design / Bid Contingency												63,300	1,212,979	54,638	49,460	48,184	1,428,562						
Bid Day Hard Cost												379,800	7,277,874	327,829	296,760	289,106	8,571,370						
Construction Contingency												37,980	727,787	32,783	29,676	28,911	857,137						
Total Hard Cost												417,780	8,005,661	360,612	326,436	318,017	9,428,507						
Soft Cost												83,556	1,601,132	72,122	65,287	63,603	1,885,701						
<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>					<b>11,317,000</b>			-	-	-	-	<b>501,336</b>	<b>9,606,794</b>	<b>432,735</b>	<b>391,723</b>	<b>381,620</b>	<b>11,314,208</b>						
<b>SUB-TOTAL - ALL ITEMS</b>												<b>316,500</b>	<b>6,064,895</b>	<b>273,191</b>	<b>247,300</b>	<b>240,922</b>	<b>7,142,808</b>	<b>1,428,562</b>	<b>8,571,370</b>	<b>857,137</b>	<b>9,428,507</b>	<b>1,885,701</b>	<b>11,314,208</b>
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<b>TOTAL PROJECT COST - ALL ITEMS</b>					<b>11,317,000</b>			-	-	-	-	<b>501,336</b>	<b>9,606,794</b>	<b>432,735</b>	<b>391,723</b>	<b>381,620</b>	<b>11,314,208</b>						

RCSD Facility Name: #070 - 655 Colfax Street (Edison)

Date: 3/18/2016

SED Building Name: Edison Tech/OCC H. S.

Gross Bldg Area (sf): 506,618

SED Building Number: 111

Site (acres): 29.32

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$		Trade breakdown										20%		10%		20%		
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
070	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Refurbish irrigation system - Irrigation pop up sprinkler heads do not work and water ponds up in the associated pit at the exterior track.	158,000							100,000	-	-	-	-	100,000	20,000	120,000	12,000	132,000	26,400	158,400
070	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate South Asphalt Parking Lot (listed in 2015/2016 CIP RFP) including asphalt pavement rehabilitation, selective stone curb replacement, Trench Drain replacement, and Catch Basin Rehabilitation	781,000							493,000	-	-	-	-	493,000	98,600	591,600	59,160	650,760	130,152	780,912
070	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Asphalt Access Roadway-McCrackanville Street including Asphalt Pavement Rehabilitation, Stone Curb Replacement, 8' high chain Link fence Replacement and Drainage Improvement	611,000							386,000	-	-	-	-	386,000	77,200	463,200	46,320	509,520	101,904	611,424
070	1 SITE	004	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate West Asphalt Parking Lot including asphalt Pavement Rehabilitation, Selective Stone Curb and concrete Walk Replacements, Trench drain replacement, Catch Basin Rehabilitations, Chain Link Fence Replacement, and Miscellaneous site lighting repairs	716,000							452,000	-	-	-	-	452,000	90,400	542,400	54,240	596,640	119,328	715,968
070	1 SITE	005	Misc. Bldg. Sys. - Site Imp./ Acquisition	Drainage improvement Between Ball Diamond and Tennis Courts including Drain Tile and Lawn Drain Installations	79,000							50,000	-	-	-	-	50,000	10,000	60,000	6,000	66,000	13,200	79,200
070	1 SITE	006	Misc. Bldg. Sys. - Site Imp./ Acquisition	Selective 4 foot High Chain Link Fence Replacement at Bleachers	55,000							35,000	-	-	-	-	35,000	7,000	42,000	4,200	46,200	9,240	55,440
070	1 SITE	007	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate Colfax Street Asphalt Parking Lots - Including Asphalt Pavement rehabilitation, and selective concrete walk replacements	272,000							172,000	-	-	-	-	172,000	34,400	206,400	20,640	227,040	45,408	272,448
070	1 SITE	008	Misc. Bldg. Sys. - Site Imp./ Acquisition	Structural Concrete Repairs under West Parking lot entry plaza	11,000							-	7,000	-	-	-	7,000	1,400	8,400	840	9,240	1,848	11,088
070	2 GC	001	Compliance - ADA	Gut and Rehabilitate Locker Room toilet rooms: (382 SF) Boy's Locker Room, Girls Locker Room, PE Office Toilet including new fixtures, piping, exhaust, finishes, partitions and accessories (assume ACM)	213,000							-	55,570	65,000	9,741	4,011	134,322	26,864	161,186	16,119	177,305	35,461	212,766
070	2 GC	002	Compliance - ADA	Gut and Rehabilitate Staff toilet rooms: (980 SF) 1D5A, 1D5B, 1D1A, 1D1B, H13, H16, 2E17, 2E20, 3A21H, 3B31, 3B30, 3B40, 3B41 including new fixtures, piping, exhaust, finishes, partitions and accessories (assume ACM)	643,000							-	160,720	120,000	55,000	70,000	405,720	81,144	486,864	48,686	535,550	107,110	642,660
070	2 GC	003	Compliance - ADA	Gut and Rehabilitate Auditorium toilet rooms: (338 SF) 2G24, 2G25 including new fixtures, piping, exhaust, finishes, partitions and accessories (assume ACM)	188,000							-	48,672	40,000	20,000	10,000	118,672	23,734	142,406	14,241	156,647	31,329	187,976
070	2 GC	004	Compliance - ADA	Gut and Rehabilitate Student toilet rooms: (3615 SF) 1A8, 1A10, 1A23, 1C10, 1C11, 1C15, 1C16, 1D17, 1D19, 1G8, 1G9, 2C14, 2C15, 2E9, 2E10, 3B76, 3B77, 3C21, 3C22 including new fixtures, piping, exhaust, finishes, partitions and accessories (assume ACM)	1,704,000							-	520,560	340,000	180,000	35,000	1,075,560	215,112	1,290,672	129,067	1,419,739	283,948	1,703,687
070	2 GC	005	Program Initiatives - Security Phase VI	Provide ceilings in stair towers and security screens to isolate access to roof areas (545 sf)	10,000							-	6,000	-	-	-	6,000	1,200	7,200	720	7,920	1,584	9,504
070	2 GC	006	Program Initiatives - Security Phase VI	Provide new secured entry	63,000							-	40,000	-	-	-	40,000	8,000	48,000	4,800	52,800	10,560	63,360
070	2 GC	007	Building Envelope - Windows/ Doors	Remove and replace all exterior windows (15,700 SF) with dual glazed aluminum window system.	2,232,000							-	1,409,100	-	-	-	1,409,100	281,820	1,690,920	169,092	1,860,012	372,002	2,232,014

RCSD Facility Name: #070 - 655 Colfax Street (Edison)

Date: 3/18/2016

SED Building Name: Edison Tech/OCC H. S.

Gross Bldg Area (sf): 506,618

SED Building Number: 111

Site (acres): 29.32

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$		Trade breakdown								20%		10%		20%				
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
070	2 GC	008	Building Envelope - Windows/ Doors	Removal and replacement of Overhead doors. (2 Drs. @144 SF ea.)	13,000			-	-	-	-	-	8,000	-	-	-	8,000	1,600	9,600	960	10,560	2,112	12,672
070	2 GC	009	Building Envelope - Windows/ Doors	Exterior door replacement: Remove existing exterior doors, frames and transoms at exterior exits; replace with aluminum frame and FRP door. (9 Prs, 10 Single)	167,000			-	-	-	-	-	105,500	-	-	-	105,500	21,100	126,600	12,660	139,260	27,852	167,112
070	2 GC	010	Building Envelope - Roofing	Roof Replacement: (Gymnasium/Auditorium Roof 40,145 SF) Complete tear off and replacement with SBS Modified roofing. (Assume Non-ACM)	900,000			-	-	-	-	-	568,200	-	-	-	568,200	113,640	681,840	68,184	750,024	150,005	900,029
070	2 GC	011	Renovation	Exposed rusted rebar around perimeter of basement walls to be repaired.	79,000			-	-	-	-	-	50,000	-	-	-	50,000	10,000	60,000	6,000	66,000	13,200	79,200
070	2 GC	012	Renovation	Expansion joint cover (South wing upper floors) – Investigate movement and repair:	24,000			-	-	-	-	-	15,000	-	-	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
070	2 GC	013	Renovation	Cracks in basement walls to be repaired	8,000			-	-	-	-	-	5,000	-	-	-	5,000	1,000	6,000	600	6,600	1,320	7,920
070	2 GC	014	Renovation	Re-inspect tendons at upper floor levels and repair as necessary.	554,000			-	-	-	-	-	350,000	-	-	-	350,000	70,000	420,000	42,000	462,000	92,400	554,400
070	2 GC	015	Renovation	Basement wall water in North wing (pool/ gymnasium wing) infiltration to be investigated and source of water infiltration to be repaired to prevent further corrosion/damage.	32,000			-	-	-	-	-	20,000	-	-	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680
070	2 GC	016	Renovation	Wet floor cracks in basement under North wing (pool/ gymnasium wing) to be investigated and source of water to be fixed to prevent future damage.	40,000			-	-	-	-	-	25,000	-	-	-	25,000	5,000	30,000	3,000	33,000	6,600	39,600
070	2 GC	017	Renovation	Standing water in basement under North wing (pool/ gymnasium wing) to be removed and dirt basement floor dried out. Source of water infiltration to located and fixed to prevent future occurrences	24,000			-	-	-	-	-	15,000	-	-	-	15,000	3,000	18,000	1,800	19,800	3,960	23,760
070	2 GC	018	Renovation	Exterior Pedestrian Bridges – Popped tendon repair or permanent shoring to be installed, spalled concrete	127,000			-	-	-	-	-	80,000	-	-	-	80,000	16,000	96,000	9,600	105,600	21,120	126,720
070	2 GC	019	Renovation	Replace damaged Green House Glass panels.	16,000			-	-	-	-	-	10,000	-	-	-	10,000	2,000	12,000	1,200	13,200	2,640	15,840
070	2 GC	020	Renovation	Remove and replace both directions Gymnasium Movable partition with hard folding partitions.	485,000			-	-	-	-	-	300,000	-	-	6,000	306,000	61,200	367,200	36,720	403,920	80,784	484,704
070	2 GC	021	Renovation	Provide ceiling in stair towers	48,000			-	-	-	-	-	30,000	-	-	-	30,000	6,000	36,000	3,600	39,600	7,920	47,520
070	2 GC	022	Renovation	Removal and replacement of interior corridor doors with HM frames and HM doors with sentronic hold opens. (15 Pairs.)	133,000			-	-	-	-	-	84,000	-	-	-	84,000	16,800	100,800	10,080	110,880	22,176	133,056
070	2 GC	023	Renovation	Remove and replace a set of 4 (4'x7') Gymnasium interior entry doors - HM frames with wood doors at NE corner	13,000			-	-	-	-	-	8,000	-	-	-	8,000	1,600	9,600	960	10,560	2,112	12,672
070	2 GC	024	Renovation	Remove and replace corridor ceilings (16,765 SF) including updating of lighting and HVAC systems.	964,000			-	-	-	-	-	368,830	-	168,000	72,000	608,830	121,766	730,596	73,060	803,656	160,731	964,387
070	2 GC	025	Renovation	Provide lever handset for classroom doors. (47 First Floor + 50 Second Floor + 50 Third Floor= 147)	36,000			-	-	-	-	-	23,000	-	-	-	23,000	4,600	27,600	2,760	30,360	6,072	36,432



RCS D Facility Name: #070 - 655 Colfax Street (Edison)

Date: 3/18/2016

SED Building Name: Edison Tech/OCC H. S.

Gross Bldg Area (sf): 506,618

SED Building Number: 111

Site (acres): 29.32

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$		Trade breakdown								20%		10%		20%				
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
070	2 GC	026	Renovation	Masonry rehabilitation: Allowance for ongoing masonry cleaning and rehabilitation (excluding parapets) of the exterior of the building.	127,000			-	-	-	-	-	80,000	-	-	-	80,000	16,000	96,000	9,600	105,600	21,120	126,720
070	2 GC	027	Renovation	Remove VAT flooring and replace with new underlayment and VCT (36,954 sf)	878,000			-	-	-	-	-	554,310	-	-	-	554,310	110,862	665,172	66,517	731,689	146,338	878,027
070	2 GC	028	Renovation	Areas in basement of significant concrete spalling to waffle slab to be repaired.	119,000			-	-	-	-	-	75,000	-	-	-	75,000	15,000	90,000	9,000	99,000	19,800	118,800
070	2 GC	029	Renovation	Carpet removal and replacement First Floor (1445 SF) (Assume ACM)	51,000			-	-	-	-	-	32,000	-	-	-	32,000	6,400	38,400	3,840	42,240	8,448	50,688
070	2 GC	030	Building Envelope - Masonry	Investigate and repair retaining walls.	79,000			-	-	-	-	-	50,000	-	-	-	50,000	10,000	60,000	6,000	66,000	13,200	79,200
070	2 GC	032	Renovation	Repair loading dock stair and replace handrail and handrail at ramp and stair.	10,000			-	-	-	-	-	6,000	-	-	-	6,000	1,200	7,200	720	7,920	1,584	9,504
070	2 GC	033	Building Envelope - Masonry	Repair of cracking joints and expansion joints.	32,000			-	-	-	-	-	20,000	-	-	-	20,000	4,000	24,000	2,400	26,400	5,280	31,680
070	3 PLMB	001	MEP - HVAC/ Plumbing	Toilet room rehabilitation - Rehabilitate single user toilet rooms 1C21A, 2C43, 2C44, 2C12, 2C13 including new water closet and lav, piping, exhaust, finishes, partitions and accessories	40,000			-	-	-	-	-	-	25,000	-	-	25,000	5,000	30,000	3,000	33,000	6,600	39,600
070	3 PLMB	002	MEP - HVAC/ Plumbing	Replace water closet flush valves - Replace manual flush valves with sensor type at rooms 2G9(3), 2G11(2)	6,000			-	-	-	-	-	-	3,750	-	-	3,750	750	4,500	450	4,950	990	5,940
070	3 PLMB	003	MEP - HVAC/ Plumbing	Replace urinal flush valves - Replace manual flush valves with sensor type at rooms 2G11(2)	2,000			-	-	-	-	-	-	1,500	-	-	1,500	300	1,800	180	1,980	396	2,376
070	3 PLMB	004	MEP - HVAC/ Plumbing	Replace classroom sinks and bubblers - Remove and replace classroom sink with bubbler including cabinets in rooms 1C21(no 6" separation)	8,000			-	-	-	-	-	-	5,000	-	-	5,000	1,000	6,000	600	6,600	1,320	7,920
070	3 PLMB	005	MEP - HVAC/ Plumbing	Replace sinks - Replace sinks including cabinet in rooms 1C21, 2G12, 2E21	19,000			-	-	-	-	-	-	12,000	-	-	12,000	2,400	14,400	1,440	15,840	3,168	19,008
070	3 PLMB	006	MEP - HVAC/ Plumbing	Replace electric water coolers - Replace electric water cooler in rooms 2E23, outside 2A20	6,000			-	-	-	-	-	-	4,000	-	-	4,000	800	4,800	480	5,280	1,056	6,336
070	3 PLMB	007	MEP - HVAC/ Plumbing	Replace semicircular washfounts - Replace semicircular wash fount in Rooms 1A18A, 1D4, 1D4A, 1D13, 1D22, 1A6,1A7,1A16	95,000			-	-	-	-	-	-	60,000	-	-	60,000	12,000	72,000	7,200	79,200	15,840	95,040
070	3 PLMB	008	MEP - HVAC/ Plumbing	Replace washfount, drinking fountain and emergency eyewash - Replace washfount, drinking fountain and emergency eyewash in rooms 1A1, 1A3, 1D15,1D8, 1C1, 1C2, 1C3,1C4, 1D16,1D23, 1C12	174,000			-	-	-	-	-	-	110,000	-	-	110,000	22,000	132,000	13,200	145,200	29,040	174,240
070	3 PLMB	009	MEP - HVAC/ Plumbing	Replace drinking fountains - Replace drinking fountain with drinking fountain in Rooms 1D4, 1D4A, 1D13, 1D22,1A7, 1B13	14,000			-	-	-	-	-	-	9,000	-	-	9,000	1,800	10,800	1,080	11,880	2,376	14,256
070	3 PLMB	010	MEP - HVAC/ Plumbing	Replace drinking fountains - Replace drinking fountain with electric water cooler in Rooms outside 1A21, outside 1D17, outside 1D19, outside 1C11, outside 1C15, outside 1C17, outside 1G9, 2E38	25,000			-	-	-	-	-	-	16,000	-	-	16,000	3,200	19,200	1,920	21,120	4,224	25,344

RCSD Facility Name: **#070 - 655 Colfax Street (Edison)**

Date: **3/18/2016**

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Site (acres): **29.32**

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	Trade breakdown					Sub-total	20%		10%		20%				
											SITE	GC	PC	HC	EC		Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost			
070	3 PLMB	011	MEP - HVAC/ Plumbing	Replace circular washfount - Replace circular washfount in rooms 1B13	12,000			-	-	-	-	-	-	-	7,500	-	-	7,500	1,500	9,000	900	9,900	1,980	11,880	
070	3 PLMB	012	MEP - HVAC/ Plumbing	Replace cracked storm leader in room B14, 1B12	8,000			-	-	-	-	-	-	-	5,000	-	-	5,000	1,000	6,000	600	6,600	1,320	7,920	
070	3 PLMB	013	MEP - HVAC/ Plumbing	Replace column showers - Replace column showers in rooms 1G30A and renovate finishes (6)	165,000			-	-	-	-	-	56,000	48,000	-	-	104,000	20,800	124,800	12,480	137,280	27,456	164,736		
070	3 PLMB	014	MEP - HVAC/ Plumbing	Replace Faucets - Replace faucets on existing sinks in rooms 2A5(2),3A1,3A2,3A5	4,000			-	-	-	-	-	-	-	2,500	-	-	2,500	500	3,000	300	3,300	660	3,960	
070	3 PLMB	015	MEP - HVAC/ Plumbing	Replace hairwash sink - Replace hairwash sinks in rooms 3A17, 3A19	16,000			-	-	-	-	-	-	-	10,000	-	-	10,000	2,000	12,000	1,200	13,200	2,640	15,840	
070	3 PLMB	016	MEP - HVAC/ Plumbing	Replace sump pumps - Replace simplex sump pumps in unfinished area B11,	8,000			-	-	-	-	-	-	-	5,000	-	-	5,000	1,000	6,000	600	6,600	1,320	7,920	
070	3 PLMB	017	MEP - HVAC/ Plumbing	Replace pool filter system - Replace pool filter system and all associated pumps etc. Provide ventilation and replace corroded eew and equipment in Pool Equipment Room B14	317,000			-	-	-	-	-	200,000	-	-	-	200,000	40,000	240,000	24,000	264,000	52,800	316,800		
070	3 PLMB	018	MEP - HVAC/ Plumbing	Provide bottle fillers - Provide 6 bottle fillers in location per the district. (requires replacement of electric water coolers)	14,000			-	-	-	-	-	-	-	9,000	-	-	9,000	1,800	10,800	1,080	11,880	2,376	14,256	
070	3 PLMB	019	MEP - HVAC/ Plumbing	Note - See Arch file for gang toilet room renovations. Arch completed first.	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
070	4 HVAC	001	MEP - HVAC/ Plumbing	Replace Pool Dehumidification unit and provide new ductwork systems to improve airflow to the Pool.	404,000			-	-	-	-	-	-	-	-	-	240,000	15,000	255,000	51,000	306,000	30,600	336,600	67,320	403,920
070	4 HVAC	002	MEP - HVAC/ Plumbing	Provide exhaust grille in Toilet 1G35A.	-			-	-	-	-	-	-	-	-	-	250	-	250	50	300	30	330	66	396
070	4 HVAC	003	MEP - HVAC/ Plumbing	Provide mechanical ventilation to the Pool Office	26,000			-	-	-	-	-	-	-	15,000	1,500	16,500	3,300	19,800	1,980	21,780	4,356	26,136		
070	4 HVAC	004	MEP - HVAC/ Plumbing	Clean the building ductwork systems.	95,000			-	-	-	-	-	-	-	60,000	-	60,000	12,000	72,000	7,200	79,200	15,840	95,040		
070	4 HVAC	005	MEP - HVAC/ Plumbing	Replace the original cabinet heaters and unit heaters (approximately 33 units).	418,000			-	-	-	-	-	-	-	214,500	49,500	264,000	52,800	316,800	31,680	348,480	69,696	418,176		
070	4 HVAC	006	MEP - HVAC/ Plumbing	Replace the original convectors (approximately 11 units).	87,000			-	-	-	-	-	-	-	55,000	-	55,000	11,000	66,000	6,600	72,600	14,520	87,120		
070	4 HVAC	007	MEP - HVAC/ Plumbing	Replace the dust collection unit for Technology 1D23 and extend the ductwork systems to all woodworking equipment.	261,000			-	-	-	-	-	-	-	5,000	150,000	10,000	165,000	33,000	198,000	19,800	217,800	43,560	261,360	
070	4 HVAC	008	MEP - HVAC/ Plumbing	Insulate the heating piping systems in Technology 1D23.	2,000			-	-	-	-	-	-	-	1,500	-	1,500	300	1,800	180	1,980	396	2,376		
070	4 HVAC	009	MEP - HVAC/ Plumbing	Replace the exhaust and make up air systems in Trash Room 1E1.	26,000			-	-	-	-	-	-	-	15,000	1,500	16,500	3,300	19,800	1,980	21,780	4,356	26,136		
070	4 HVAC	010	MEP - HVAC/ Plumbing	Provide a general exhaust system to Metal Lab 1D16.	34,000			-	-	-	-	-	-	-	20,000	1,500	21,500	4,300	25,800	2,580	28,380	5,676	34,056		
070	4 HVAC	011	MEP - HVAC/ Plumbing	Replace exhaust fan GEF-009.	14,000			-	-	-	-	-	-	-	7,500	1,500	9,000	1,800	10,800	1,080	11,880	2,376	14,256		
070	4 HVAC	012	MEP - HVAC/ Plumbing	Replace glycol pump CEP-031.	21,000			-	-	-	-	-	-	-	10,000	3,000	13,000	2,600	15,600	1,560	17,160	3,432	20,592		
070	4 HVAC	013	MEP - HVAC/ Plumbing	Replace heating pumps CEP-040, 041, 042.	50,000			-	-	-	-	-	-	-	22,500	9,000	31,500	6,300	37,800	3,780	41,580	8,316	49,896		
070	4 HVAC	014	MEP - HVAC/ Plumbing	Replace the control valves and piping specialties for the Basement ventilation air handling units.	16,000			-	-	-	-	-	-	-	10,000	-	10,000	2,000	12,000	1,200	13,200	2,640	15,840		

RCS D Facility Name: #070 - 655 Colfax Street (Edison)

Date: 3/18/2016

SED Building Name: Edison Tech/OCC H. S.

Gross Bldg Area (sf): 506,618

SED Building Number: 111

Site (acres): 29.32

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$		Trade breakdown										20%		10%		20%		
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
070	4 HVAC	015	MEP - HVAC/ Plumbing	Replace heating pumps P-042 & 043.	55,000			-	-	-	-	-	-	-	25,000	10,000	35,000	7,000	42,000	4,200	46,200	9,240	55,440
070	4 HVAC	016	MEP - HVAC/ Plumbing	Replace the elevator machine room exhaust fans and tie into the building DDC systems.	43,000			-	-	-	-	-	-	-	22,500	4,500	27,000	5,400	32,400	3,240	35,640	7,128	42,768
070	4 HVAC	017	MEP - HVAC/ Plumbing	Remove abandoned air handling unit from the Boiler Room.	12,000			-	-	-	-	-	-	-	7,500	-	7,500	1,500	9,000	900	9,900	1,980	11,880
070	4 HVAC	018	MEP - HVAC/ Plumbing	Replace chilled water pumps CEP-018 and 019.	63,000			-	-	-	-	-	-	-	30,000	10,000	40,000	8,000	48,000	4,800	52,800	10,560	63,360
070	4 HVAC	019	MEP - HVAC/ Plumbing	Replace condenser water pumps CEP-016 and 017.	71,000			-	-	-	-	-	-	-	35,000	10,000	45,000	9,000	54,000	5,400	59,400	11,880	71,280
070	4 HVAC	020	MEP - HVAC/ Plumbing	Replace two kitchen exhaust hoods and provide ansul systems in Food Tech Lab 2E22.	146,000			-	-	-	-	-	-	10,000	70,000	12,000	92,000	18,400	110,400	11,040	121,440	24,288	145,728
070	4 HVAC	021	MEP - HVAC/ Plumbing	Vent the dryer in Food Tech Lab 2E14 to the exterior.	13,000			-	-	-	-	-	-	-	7,000	1,500	8,500	1,700	10,200	1,020	11,220	2,244	13,464
070	4 HVAC	022	MEP - HVAC/ Plumbing	Replace the Electrical Closet exhaust fans and tie into the building DDC systems.	86,000			-	-	-	-	-	-	-	45,000	9,000	54,000	10,800	64,800	6,480	71,280	14,256	85,536
070	4 HVAC	023	MEP - HVAC/ Plumbing	Replace the kitchen exhaust hood and provide ansul system in Kitchen 2E25.	73,000			-	-	-	-	-	-	5,000	35,000	6,000	46,000	9,200	55,200	5,520	60,720	12,144	72,864
070	4 HVAC	024	MEP - HVAC/ Plumbing	Remove the Liebert systems and raised floor systems in Computer Labs 3A7, 3A8, 3A10A, 3A10 and provide ductless split systems.	111,000			-	-	-	-	-	-	4,000	60,000	6,000	70,000	14,000	84,000	8,400	92,400	18,480	110,880
070	4 HVAC	025	MEP - HVAC/ Plumbing	Replace the heating isolation valves in the building.	79,000			-	-	-	-	-	-	-	50,000	-	50,000	10,000	60,000	6,000	66,000	13,200	79,200
070	4 HVAC	026	MEP - HVAC/ Plumbing	Provide a range exhaust hood and general exhaust system to Classroom 1C21.	44,000			-	-	-	-	-	-	-	25,000	3,000	28,000	5,600	33,600	3,360	36,960	7,392	44,352
070	4 HVAC	027	MEP - HVAC/ Plumbing	Replace dust collection unit for Carpentry Shop 1C03.	222,000			-	-	-	-	-	-	5,000	125,000	10,000	140,000	28,000	168,000	16,800	184,800	36,960	221,760
070	4 HVAC	028	MEP - HVAC/ Plumbing	Replace kiln exhaust system in Art 1C01.	25,000			-	-	-	-	-	-	-	12,500	3,000	15,500	3,100	18,600	1,860	20,460	4,092	24,552
070	4 HVAC	029	MEP - HVAC/ Plumbing	Replace exhaust systems in Welding 1D22.	128,000			-	-	-	-	-	-	-	75,000	6,000	81,000	16,200	97,200	9,720	106,920	21,384	128,304
070	4 HVAC	030	MEP - HVAC/ Plumbing	Provide a general exhaust system to Classroom 1D8.	34,000			-	-	-	-	-	-	-	20,000	1,500	21,500	4,300	25,800	2,580	28,380	5,676	34,056
070	4 HVAC	031	MEP - HVAC/ Plumbing	Provide a general exhaust system to Manufacturing 1D14.	34,000			-	-	-	-	-	-	-	20,000	1,500	21,500	4,300	25,800	2,580	28,380	5,676	34,056
070	4 HVAC	032	MEP - HVAC/ Plumbing	Provide missing diffusers in Corridor 1B4.	1,000			-	-	-	-	-	-	-	750	-	750	150	900	90	990	198	1,188
070	4 HVAC	033	MEP - HVAC/ Plumbing	Replace vehicle exhaust systems in Auto Shop Suites.	86,000			-	-	-	-	-	-	-	45,000	9,000	54,000	10,800	64,800	6,480	71,280	14,256	85,536
070	4 HVAC	034	MEP - HVAC/ Plumbing	Provide a general exhaust system for the Auto Shop Suites.	52,000			-	-	-	-	-	-	-	30,000	3,000	33,000	6,600	39,600	3,960	43,560	8,712	52,272
070	4 HVAC	035	MEP - HVAC/ Plumbing	Remove the abandoned air handling unit from the Stem Area.	10,000			-	-	-	-	-	-	-	5,000	1,500	6,500	1,300	7,800	780	8,580	1,716	10,296
070	4 HVAC	036	MEP - HVAC/ Plumbing	Replace the HVAC systems for Stem Area 1A18.	44,000			-	-	-	-	-	-	-	25,000	3,000	28,000	5,600	33,600	3,360	36,960	7,392	44,352
070	4 HVAC	037	MEP - HVAC/ Plumbing	Provide a general exhaust system to Classroom 1D6.	36,000			-	-	-	-	-	-	-	20,000	3,000	23,000	4,600	27,600	2,760	30,360	6,072	36,432
070	4 HVAC	038	MEP - HVAC/ Plumbing	Insulate building ductwork systems.	119,000			-	-	-	-	-	-	-	75,000	-	75,000	15,000	90,000	9,000	99,000	19,800	118,800
070	4 HVAC	039	MEP - HVAC/ Plumbing	Replace glycol pump CEP-071.	21,000			-	-	-	-	-	-	-	10,000	3,000	13,000	2,600	15,600	1,560	17,160	3,432	20,592
070	4 HVAC	040	MEP - HVAC/ Plumbing	Replace exhaust fan GEF-005.	18,000			-	-	-	-	-	-	-	10,000	1,500	11,500	2,300	13,800	1,380	15,180	3,036	18,216

RCSD Facility Name: #070 - 655 Colfax Street (Edison)

Date: 3/18/2016

SED Building Name: Edison Tech/OCC H. S.

Gross Bldg Area (sf): 506,618

SED Building Number: 111

Site (acres): 29.32

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$ Estimated Project Cost	Year Completed	Priority	Trade breakdown					20%			10%		20%				
								Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost
070	4 HVAC	041	MEP - HVAC/ Plumbing	Replace Air Handling Unit SAF-036 (TV Studio) and associated pump.	158,000			-	-	-	-	-	-	85,000	15,000	100,000	20,000	120,000	12,000	132,000	26,400	158,400
070	4 HVAC	042	MEP - HVAC/ Plumbing	Replace Air Handling Unit SAF-035 (Auditorium) and associated pump.	182,000			-	-	-	-	-	-	100,000	15,000	115,000	23,000	138,000	13,800	151,800	30,360	182,160
070	4 HVAC	043	MEP - HVAC/ Plumbing	Refurbish Air Handling Unit SAF-033 (Radio/ TV), replace associated return fan and pumps.	261,000			-	-	-	-	-	-	150,000	15,000	165,000	33,000	198,000	19,800	217,800	43,560	261,360
070	4 HVAC	044	MEP - HVAC/ Plumbing	Replace Air Handling Unit SAF-032 (Locker Rooms) and associated pumps.	182,000			-	-	-	-	-	-	100,000	15,000	115,000	23,000	138,000	13,800	151,800	30,360	182,160
070	4 HVAC	045	MEP - HVAC/ Plumbing	Replace Air Handling Unit SAF-028 (Cafeteria) and associated pumps.	198,000			-	-	-	-	-	-	110,000	15,000	125,000	25,000	150,000	15,000	165,000	33,000	198,000
070	4 HVAC	046	MEP - HVAC/ Plumbing	Replace Air Handling Unit SAF-027 (Kitchen) and associated pumps.	206,000			-	-	-	-	-	-	115,000	15,000	130,000	26,000	156,000	15,600	171,600	34,320	205,920
070	4 HVAC	047	MEP - HVAC/ Plumbing	Replace Air Handling Unit SAF-043 (Copy Area) and associated pumps.	198,000			-	-	-	-	-	-	110,000	15,000	125,000	25,000	150,000	15,000	165,000	33,000	198,000
070	4 HVAC	048	MEP - HVAC/ Plumbing	Replace exhaust fan GEF-043.	24,000			-	-	-	-	-	-	12,000	3,000	15,000	3,000	18,000	1,800	19,800	3,960	23,760
070	4 HVAC	049	MEP - HVAC/ Plumbing	Replace Air Handling Unit SAF-029 (Utility Area) and associated pumps.	95,000			-	-	-	-	-	-	44,800	15,000	59,800	11,960	71,760	7,176	78,936	15,787	94,723
070	4 HVAC	050	MEP - HVAC/ Plumbing	Refurbish Air Handling Unit SAF-025 (Faculty Dining), replace associated return fan and pumps.	238,000			-	-	-	-	-	-	150,000	-	150,000	30,000	180,000	18,000	198,000	39,600	237,600
070	4 HVAC	051	MEP - HVAC/ Plumbing	Replace exhaust fans GEF-037, 038, 034, 040, 039, 038.	143,000			-	-	-	-	-	-	72,000	18,000	90,000	18,000	108,000	10,800	118,800	23,760	142,560
070	4 HVAC	052	MEP - HVAC/ Plumbing	Replace the chilled water pump for SAF-021.	21,000			-	-	-	-	-	-	10,000	3,000	13,000	2,600	15,600	1,560	17,160	3,432	20,592
070	4 HVAC	053	MEP - HVAC/ Plumbing	Replace Air Handling Unit SAF-018 (Construction Area) and associated pumps.	206,000			-	-	-	-	-	-	115,000	15,000	130,000	26,000	156,000	15,600	171,600	34,320	205,920
070	4 HVAC	054	MEP - HVAC/ Plumbing	Refurbish Air Handling Unit SAF-024 (Electronics), replace associated return fan and pumps.	261,000			-	-	-	-	-	-	150,000	15,000	165,000	33,000	198,000	19,800	217,800	43,560	261,360
070	4 HVAC	055	MEP - HVAC/ Plumbing	Refurbish Air Handling Unit SAF-019 (Metals), replace associated return fan and pumps.	261,000			-	-	-	-	-	-	150,000	15,000	165,000	33,000	198,000	19,800	217,800	43,560	261,360
070	4 HVAC	056	MEP - HVAC/ Plumbing	Refurbish Air Handling Unit SAF-017 (Child Care), replace associated return fan and pumps.	261,000			-	-	-	-	-	-	150,000	15,000	165,000	33,000	198,000	19,800	217,800	43,560	261,360
070	4 HVAC	057	MEP - HVAC/ Plumbing	Refurbish Air Handling Unit SAF-020 (Administration), replace associated return fan and pumps.	261,000			-	-	-	-	-	-	150,000	15,000	165,000	33,000	198,000	19,800	217,800	43,560	261,360
070	4 HVAC	058	MEP - HVAC/ Plumbing	Refurbish Air Handling Unit SAF-015 (Cosmetology), replace associated return fan and pumps.	261,000			-	-	-	-	-	-	150,000	15,000	165,000	33,000	198,000	19,800	217,800	43,560	261,360
070	4 HVAC	059	MEP - HVAC/ Plumbing	Refurbish Air Handling Unit SAF-013 (Textiles), replace associated return fan and pumps.	261,000			-	-	-	-	-	-	150,000	15,000	165,000	33,000	198,000	19,800	217,800	43,560	261,360
070	4 HVAC	060	MEP - HVAC/ Plumbing	Refurbish Air Handling Unit SAF-009 (Power Labs), replace associated return fan and pumps.	261,000			-	-	-	-	-	-	150,000	15,000	165,000	33,000	198,000	19,800	217,800	43,560	261,360
070	4 HVAC	061	MEP - HVAC/ Plumbing	Refurbish Air Handling Unit SAF-010 (Power Labs), replace associated return fan and pumps.	261,000			-	-	-	-	-	-	150,000	15,000	165,000	33,000	198,000	19,800	217,800	43,560	261,360
070	4 HVAC	062	MEP - HVAC/ Plumbing	Refurbish Air Handling Unit SAF-012 (Metals), replace associated return fan and pumps.	261,000			-	-	-	-	-	-	150,000	15,000	165,000	33,000	198,000	19,800	217,800	43,560	261,360

RCS D Facility Name: #070 - 655 Colfax Street (Edison)

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RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$		Trade breakdown										20%		10%		20%		
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
070	4 HVAC	063	MEP - HVAC/ Plumbing	Replace Air Handling Unit SAF-008 (Auto Repair) and associated pumps.	235,000			-	-	-	-	-	-	-	133,600	15,000	148,600	29,720	178,320	17,832	196,152	39,230	235,382
070	4 HVAC	064	MEP - HVAC/ Plumbing	Replace Air Handling Unit SAF-011 (Auto Body) and associated pumps.	154,000			-	-	-	-	-	-	-	82,000	15,000	97,000	19,400	116,400	11,640	128,040	25,608	153,648
070	4 HVAC	065	MEP - HVAC/ Plumbing	Replace exhaust fans GEF-027, 026, 024, 025, 029, 033, 030, 031, 028.	214,000			-	-	-	-	-	-	-	108,000	27,000	135,000	27,000	162,000	16,200	178,200	35,640	213,840
070	5 ELEC	001	MEP - Electrical	Site electric - Replace/add various site pole lighting	396,000			-	-	-	250,000	-	-	-	-	-	250,000	50,000	300,000	30,000	330,000	66,000	396,000
070	5 ELEC	002	MEP - Electrical	Interior electrical distribution - Replace remaining obsolete secondary panelboards (175) in classrooms and closets throughout building, replace obsolete motor control centers (6) and MDP switchgear. Revise feeder for fire pump to be ahead of service in parallel with service	3,643,000			-	-	-	-	-	-	-	-	2,300,000	2,300,000	460,000	2,760,000	276,000	3,036,000	607,200	3,643,200
070	5 ELEC	003	MEP - Electrical	Lighting - replace all building mounted lighting at canopies, loading dock and exit discharges (25) with LED type	111,000			-	-	-	-	-	-	-	-	70,000	70,000	14,000	84,000	8,400	92,400	18,480	110,880
070	5 ELEC	004	MEP - Electrical	Lighting - Replace pool lighting	158,000			-	-	-	-	-	-	-	-	100,000	100,000	20,000	120,000	12,000	132,000	26,400	158,400
070	5 ELEC	005	MEP - Electrical	Lighting - Replace corridor lighting (part of GC item)	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
070	5 ELEC	006	MEP - Electrical	Lighting - Replace HID classroom lighting in the following rooms: 1A1, 1A2, 1A3, 1C1, 1C2 and 1C3 with LED; spaces have high ceilings.	95,000			-	-	-	-	-	-	-	-	60,000	60,000	12,000	72,000	7,200	79,200	15,840	95,040
070	5 ELEC	007	MEP - Electrical	Lighting - Replace lighting in the team rooms and adjoining toilet rooms off locker rooms; locker rooms renovated in 2014 (part of GC cost)	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
070	5 ELEC	008	MEP - Electrical	Lighting - Replace lighting in shop/machine rooms with gasketed LED lighting (8 rooms)	55,000			-	-	-	-	-	-	-	-	35,000	35,000	7,000	42,000	4,200	46,200	9,240	55,440
070	5 ELEC	009	MEP - Electrical	Ceiling fans - Add ceiling fans in the following rooms: 1A1, 1A2, 1A3, 1C1, 1C2 and 1C3	19,000			-	-	-	-	-	-	-	12,000	-	12,000	2,400	14,400	1,440	15,840	3,168	19,008
070	5 ELEC	010	MEP - Electrical	Communications - Replace paging and intercom system to accommodate different schools in building	570,000			-	-	-	-	-	-	-	-	360,000	360,000	72,000	432,000	43,200	475,200	95,040	570,240
070	5 ELEC	011	MEP - Electrical	Communications - Replace secondary and master clock system with wireless	483,000			-	-	-	-	-	-	-	-	305,000	305,000	61,000	366,000	36,600	402,600	80,520	483,120
070	5 ELEC	012	MEP - Electrical	Fire alarm - Replace all existing remaining devices and NAC panels except in 2nd and 3rd floor B areas, add/replace strobes to classrooms and various toilet rooms. FACP replaced in 2014 and 2nd/3rd floor area B renovated in 2014 .	2,614,000			-	-	-	-	-	-	-	-	1,650,000	1,650,000	330,000	1,980,000	198,000	2,178,000	435,600	2,613,600
070	5 ELEC	013	MEP - Electrical	Emergency/exits - Replace all exits in building; except recent renovated spaces in A and C wing 2nd/3rd floor.	317,000			-	-	-	-	-	-	-	-	200,000	200,000	40,000	240,000	24,000	264,000	52,800	316,800
070	5 ELEC	014	MEP - Electrical	Emergency/exits - Add select exit discharge lighting at each exit to emergency at exterior.	79,000			-	-	-	-	-	-	-	-	50,000	50,000	10,000	60,000	6,000	66,000	13,200	79,200
070	5 ELEC	015	MEP - Electrical	Add CO detection for gas fired units and rooms with gas turrets; connect to FACP	32,000			-	-	-	-	-	-	-	-	20,000	20,000	4,000	24,000	2,400	26,400	5,280	31,680
070	5 ELEC	016	MEP - Electrical	Provide data cable/wire management at all CER DIDF (8) closets, including D MDF (1)	71,000			-	-	-	-	-	-	-	-	45,000	45,000	9,000	54,000	5,400	59,400	11,880	71,280

RCS D Facility Name: **#070 - 655 Colfax Street (Edison)**

Date: **3/18/2016**

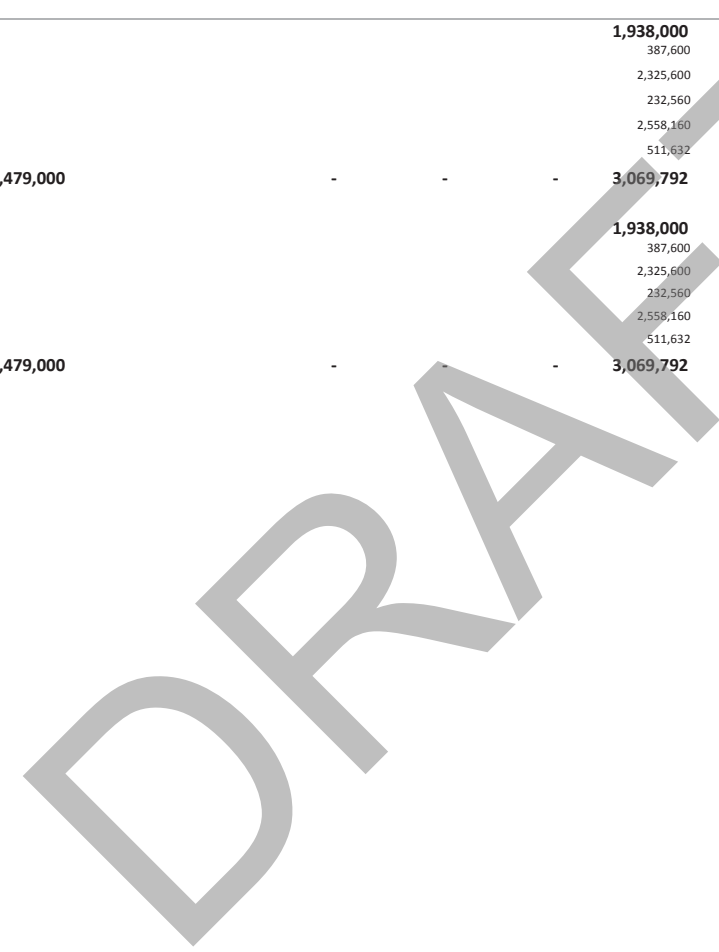
SED Building Name: **Edison Tech/OCC H. S.**

Gross Bldg Area (sf): **506,618**

SED Building Number: **111**

Site (acres): **29.32**

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$					Trade breakdown							20%		10%		20%				
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost			
070	5 ELEC	017	MEP - Electrical	Replace all electrical devices and lighting in pool chlorine storage room in basement	12,000			-	-	-	-	-	-	-	-	7,500	7,500	1,500	9,000	900	9,900	1,980	11,880		
070	5 ELEC	018	MEP - Electrical	Emergency power - Repair leak in generator room, replace existing pullbox where water is coming from.	24,000			-	-	-	-	-	-	-	-	15,000	15,000	3,000	18,000	1,800	19,800	3,960	23,760		
070	5 ELEC	019	MEP - Electrical	Lighting - Replace existing temporary lighting in section of basement nearest pool filter area with new LED; add additional fixtures	28,000			-	-	-	-	-	-	-	-	17,500	17,500	3,500	21,000	2,100	23,100	4,620	27,720		
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>																									
Design / Bid Contingency																									
Bid Day Hard Cost																									
Construction Contingency																									
Total Hard Cost																									
Soft Cost																									
<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>					<b>30,479,000</b>			-	-	-	-	<b>3,069,792</b>	<b>8,532,156</b>	<b>1,468,764</b>	<b>7,917,847</b>	<b>9,493,721</b>	<b>30,482,281</b>								
<b>SUB-TOTAL - ALL ITEMS</b>																									
Design / Bid Contingency																									
Bid Day Hard Cost																									
Construction Contingency																									
Total Hard Cost																									
Soft Cost																									
<b>TOTAL PROJECT COST - ALL ITEMS</b>					<b>30,479,000</b>			-	-	-	-	<b>3,069,792</b>	<b>8,532,156</b>	<b>1,468,764</b>	<b>7,917,847</b>	<b>9,493,721</b>	<b>30,482,281</b>								



RCSD Facility Name: #069 - 480 Broadway (School W/O Walls)

Date: 3/18/2016

SED Building Name: School W/O Walls

Gross Bldg Area (sf): 52,680

SED Building Number: 121

Site (acres): 3.52

RCSD Bldg #	Trade	Item #	RCSD Item Category	Action Item Name & Description	2015 \$					Trade breakdown								20%		10%		20%	
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost	
069	1 SITE	001	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate North Parking Lot including Guide Railing Replacement	317,000			-	-	-	200,000	-	-	-	-	200,000	40,000	240,000	24,000	264,000	53,000	317,000	
069	1 SITE	002	Misc. Bldg. Sys. - Site Imp./ Acquisition	Rehabilitate West and South Asphalt Parking Lots including Service Area	246,000			-	-	-	155,000	-	-	-	-	155,000	31,000	186,000	19,000	205,000	41,000	246,000	
069	1 SITE	003	Misc. Bldg. Sys. - Site Imp./ Acquisition	Select Concrete Walk Replacement	17,000			-	-	-	11,000	-	-	-	-	11,000	2,000	13,000	1,000	15,000	3,000	17,000	
069	1 SITE	004	Misc. Bldg. Sys. - Site Imp./ Acquisition	Selective Catch Basin and Manhole Rehabilitation at Parking lots and Service Area	24,000			-	-	-	15,000	-	-	-	-	15,000	3,000	18,000	2,000	20,000	4,000	24,000	
069	2 GC	001	Building Envelope - Windows/ Doors	Windows are not sealing correctly and leaking- full replacement is recommended, include new blinds	214,000			-	-	-	-	135,000	-	-	-	135,000	27,000	162,000	16,000	178,000	36,000	214,000	
069	2 GC	002	Building Envelope - Windows/ Doors	The following exterior doors should be replaced: 109, C-1, V-3, V-2, C-8. They are not closing properly.	48,000			-	-	-	-	30,000	-	-	-	30,000	6,000	36,000	4,000	40,000	8,000	48,000	
069	2 GC	003	Building Envelope - Masonry	Remediate Vermin problem (ants & mice), tuck-point?	79,000			-	-	-	-	50,000	-	-	-	50,000	10,000	60,000	6,000	66,000	13,000	79,000	
069	2 GC	004	Building Envelope - Roofing	Replace entire roof	1,193,000	1	1193,000	-	-	-	-	753,000	-	-	-	753,000	151,000	904,000	90,000	994,000	199,000	1193,000	
069	2 GC	005	Building Envelope - Roofing	Provide awning above door C-8. This is to prevent snow & ice from falling in front of the door.	16,000	1	16,000	-	-	-	-	10,000	-	-	-	10,000	2,000	12,000	1,000	13,000	3,000	16,000	
069	2 GC	006	Renovation	Replace ceiling tiles (damaged from smoke from fire) in the following rooms: 115, 119, 120, 121, 123, 125, 126	25,000			-	-	-	-	16,000	-	-	-	16,000	3,000	19,000	2,000	20,000	4,000	25,000	
069	2 GC	007	Renovation	Renovate Main Office, copy room and Principal's office	355,000			-	-	-	-	157,000	11,000	22,000	34,000	224,000	45,000	269,000	27,000	295,000	59,000	355,000	
069	2 GC	008	Renovation	Renovate staff lounge	24,000			-	-	-	-	15,000	-	-	-	15,000	3,000	18,000	2,000	20,000	4,000	24,000	
069	2 GC	009	Renovation	Replace remaining blackboards with Marker boards (assume 7 new boards)	13,000			-	-	-	-	8,000	-	-	-	8,000	2,000	10,000	1,000	11,000	2,000	13,000	
069	2 GC	010	Renovation	Renovate/enlarge student bathrooms	158,000			-	-	-	-	50,000	25,000	10,000	15,000	100,000	20,000	120,000	12,000	132,000	26,000	158,000	
069	2 GC	011		Provide Gymnasium (assume 36'x52' teaching space- 50'x70' overall size)	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
069	2 GC	012		Add suite of offices, bathroom storage area and conference room for special services	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
069	2 GC	013	Renovation	Renovate in the LGI to add computer work stations to create a "cyber lounge"	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
069	2 GC	014		Provide electronic exterior display sign near curb	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
069	2 GC	015		Add additional Art room include (2) Toilet rooms	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
069	2 GC	016		Add exterior equipment storage for lawn mower & snow removal equipment	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
069	2 GC	017		Add Interior storage for classroom supplies and equipment	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
069	2 GC	018	Renovation	Create a dedicated recycling center	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
069	2 GC	019	Renovation	Replace foyer furniture and display board	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
069	2 GC	020	Renovation	Provide new copier (FFE item)	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
069	3 PLMB	001	MEP - HVAC/ Plumbing	Replace water closet flush valves - Replace manual flush valves with sensor type at rooms 112(4),113,114(2),121(2),130A,109	13,000			-	-	-	-	-	8,250	-	-	8,250	1,650	9,900	990	10,890	2,178	13,068	
069	3 PLMB	002	MEP - HVAC/ Plumbing	Replace lavatory faucets - Replace non metering faucet with manual metering type at rooms 112(3),113,114	4,000			-	-	-	-	-	2,500	-	-	2,500	500	3,000	300	3,300	660	3,960	

RCS D Facility Name: #069 - 480 Broadway (School W/O Walls)

Date: 3/18/2016

SED Building Name: School W/O Walls

Gross Bldg Area (sf): 52,680

SED Building Number: 121

Site (acres): 3.52

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$				Trade breakdown								20%		10%		20%						
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost					
069	3 PLMB	003	MEP - HVAC/ Plumbing	Provide bottle fillers - Provide 2 bottle fillers in location per the district. (requires replacement of electric water coolers)	5,000										3,000				3,000	600	3,600	360	3,960	792	4,752		
069	3 PLMB	004	MEP - HVAC/ Plumbing	Provide sinks - Provide two additional sinks with clay trap in Art Room 110 as requested by teacher	32,000										20,000				20,000	4,000	24,000	2,400	26,400	5,280	31,680		
069	3 PLMB	005	MEP - HVAC/ Plumbing	Misc repairs - Provide sink trap and emergency shower head in Science 115	2,000										1,000				1,000	200	1,200	120	1,320	264	1,584		
069	3 PLMB	006	MEP - HVAC/ Plumbing	Provide mop basin - Provide a mop basin and associated piping in the receiving/yard storage area as requested by staff	16,000										10,000				10,000	2,000	12,000	1,200	13,200	2,640	15,840		
069	3 PLMB	007	MEP - HVAC/ Plumbing	Replace roof drain domes - replace all plastic roof drain domes with CI lockable (10)	8,000										5,000				5,000	1,000	6,000	600	6,600	1,320	7,920		
069	3 PLMB	008	MEP - HVAC/ Plumbing	Replace domestic booster pump - Replace 1997 domestic duplex booster pump in the basement	63,000										40,000				40,000	8,000	48,000	4,800	52,800	10,560	63,360		
069	3 PLMB	009	MEP - HVAC/ Plumbing	Replace water heaters - replace 2004 water heaters in Mech Equip room B-9 with high efficiency package type.	48,000										30,000				30,000	6,000	36,000	3,600	39,600	7,920	47,520		
069	3 PLMB	010	MEP - HVAC/ Plumbing	Extend roof vents - extend all roof vents to min 18" above roof. (10)	2,000										1,500				1,500	300	1,800	180	1,980	396	2,376		
069	3 PLMB	011	MEP - HVAC/ Plumbing	Replace sump pumps - Replace all duplex sump pumps in the basement (3 locations)	24,000										15,000				15,000	3,000	18,000	1,800	19,800	3,960	23,760		
069	3 PLMB	012	MEP - HVAC/ Plumbing	Provide vent - Provide vent for the basement acid basin	6,000										2,000	2,000			4,000	800	4,800	480	5,280	1,056	6,336		
069	3 PLMB	013	Renovation	Add Emergency shower in Custodial area	-										-	-			-	-	-	-	-	-	-		
069	4 HVAC	001	MEP - HVAC/ Plumbing	Replace two (2) electric unit heaters.	21,000												10,000	3,000	13,000	2,600	15,600	1,560	17,160	3,432	20,592		
069	4 HVAC	002	MEP - HVAC/ Plumbing	Ductwork Systems - Clean the Basement ductwork systems and the Toilet Room exhaust systems.	6,000												3,500		3,500	700	4,200	420	4,620	924	5,544		
069	4 HVAC	003	MEP - HVAC/ Plumbing	Ductwork Distribution Systems - The distribution systems in Classrooms 119, 120, 127 & 131 are limited. Add additional diffusers to these Classrooms.	32,000												20,000		20,000	4,000	24,000	2,400	26,400	5,280	31,680		
069	4 HVAC	004	MEP - HVAC/ Plumbing	DDC Systems - Tie the electric cabinet heaters into the DDC system (approximately 5 units).	16,000												10,000		10,000	2,000	12,000	1,200	13,200	2,640	15,840		
069	4 HVAC	005	MEP - HVAC/ Plumbing	Faculty Lounge Range - Provide an exhaust hood and ansul system for the range.	25,000										1,500	12,500	1,500		15,500	3,100	18,600	1,860	20,460	4,092	24,552		
069	4 HVAC	006	MEP - HVAC/ Plumbing	Art Room - Provide a general exhaust system to the space.	25,000										2,000		12,500	1,500	16,000	3,200	19,200	1,920	21,120	4,224	25,344		
069	4 HVAC	007	MEP - HVAC/ Plumbing	Tractor Storage - The tractor is stored in the Receiving area. Provide mechanical ventilation systems to the space and add gas detection systems.	42,000												25,000	1,500	26,500	5,300	31,800	3,180	34,980	6,996	41,976		
069	4 HVAC	008	MEP - HVAC/ Plumbing	Staging Area 139 - Extend the adjacent ductwork systems to provide ventilation to the space.	8,000												5,000		5,000	1,000	6,000	600	6,600	1,320	7,920		
069	4 HVAC	009	MEP - HVAC/ Plumbing	Roof exhaust fans - Replace aged roof exhaust fans, approximately 12 units.	171,000												90,000	18,000	108,000	21,600	129,600	12,960	142,560	28,512	171,072		
069	4 HVAC	010	MEP - HVAC/ Plumbing	Relief Hoods - Replace the generator relief hood.	6,000												4,000		4,000	800	4,800	480	5,280	1,056	6,336		
069	5 ELEC	001	MEP - Electrical	Site lighting - add site lighting to parking lots	79,000														50,000	10,000	60,000	6,000	66,000	13,200	79,200		
069	5 ELEC	002	MEP - Electrical	Interior electrical distribution - Replace remaining obsolete secondary panels and sub MDP distribution sections	87,000															55,000	55,000	11,000	66,000	6,600	72,600	14,520	87,120



RCS D Facility Name: #069 - 480 Broadway (School W/O Walls)

Date: 3/18/2016

SED Building Name: School W/O Walls

Gross Bldg Area (sf): 52,680

SED Building Number: 121

Site (acres): 3.52

RCS D Bldg #	Trade	Item #	RCS D Item Category	Action Item Name & Description	2015 \$					Trade breakdown								20%		10%		20%				
					Estimated Project Cost	Year Completed	Priority	Priority 1	Priority 2	Priority 3	SITE	GC	PC	HC	EC	Sub-total	Design / Bid Contingency	Bid Day Hard Cost	Construction Contingency	Total Hard Cost	Soft Cost	Total Project Cost				
069	5 ELEC	003	MEP - Electrical	Lighting - Replace and add building mounted lighting with LED	20,000			-	-	-	-	-	-	-	-	12,500	12,500	2,500	15,000	1,500	16,500	3,300	19,800			
069	5 ELEC	004	MEP - Electrical	Communications - Replace master clock and all secondary clocks with new wireless GPS system	48,000			-	-	-	-	-	-	-	-	30,000	30,000	6,000	36,000	3,600	39,600	7,920	47,520			
069	5 ELEC	005	MEP - Electrical	Security - Replace analog cameras with IP digital (16)	51,000			-	-	-	-	-	-	-	-	32,000	32,000	6,400	38,400	3,840	42,240	8,448	50,688			
069	5 ELEC	006	MEP - Electrical	Emergency lighting - Add exit discharge lighting to emergency	12,000			-	-	-	-	-	-	-	-	7,500	7,500	1,500	9,000	900	9,900	1,980	11,880			
069	5 ELEC	007	MEP - Electrical	Add CO detection to fire alarm; note this is in every room.	32,000			-	-	-	-	-	-	-	-	20,000	20,000	4,000	24,000	2,400	26,400	5,280	31,680			
069	5 ELEC	008	Renovation	Provide electronic display board inside main entrance	-			-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-			
069	5 ELEC	009	Program Initiatives - Security Phase VI	Add Card reader, security camera to Exit #4	3,000			-	-	-	-	-	-	-	2,000	-	-	-	-	-	-	3,000	1,000	3,000		
<b>SUB-TOTAL - FILTERED ITEMS ONLY</b>					<b>431,000</b>			<b>1,229,578</b>								<b>175,941</b>	<b>224,883</b>	<b>231,074</b>	<b>2,292,475</b>	<b>458,495</b>	<b>2,750,970</b>	<b>275,097</b>	<b>3,026,067</b>	<b>605,213</b>	<b>3,631,280</b>	
Design / Bid Contingency					86,200			245,916								35,188	44,977	46,215	458,495							
Bid Day Hard Cost					517,200			1,475,493								211,130	269,859	277,289	2,750,970							
Construction Contingency					51,720			147,549								21,113	26,986	27,729	275,097							
Total Hard Cost					568,920			1,623,042								232,242	296,845	305,017	3,026,067							
Soft Cost					113,784			324,608								46,448	59,369	61,003	605,213							
<b>TOTAL PROJECT COST - FILTERED ITEMS ONLY</b>					<b>3,636,000</b>			<b>1,209,000</b>								<b>682,704</b>	<b>1,947,651</b>	<b>278,691</b>	<b>356,214</b>	<b>366,021</b>	<b>3,631,280</b>					
<b>SUB-TOTAL - ALL ITEMS</b>					<b>431,000</b>			<b>1,229,578</b>								<b>175,941</b>	<b>224,883</b>	<b>231,074</b>	<b>2,292,475</b>	<b>458,495</b>	<b>2,750,970</b>	<b>275,097</b>	<b>3,026,067</b>	<b>605,213</b>	<b>3,631,280</b>	
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Construction Contingency					51,720			147,549								21,113	26,986	27,729	275,097							
Total Hard Cost					568,920			1,623,042								232,242	296,845	305,017	3,026,067							
Soft Cost					113,784			324,608								46,448	59,369	61,003	605,213							
<b>TOTAL PROJECT COST - ALL ITEMS</b>					<b>3,636,000</b>			<b>1,209,000</b>								<b>682,704</b>	<b>1,947,651</b>	<b>278,691</b>	<b>356,214</b>	<b>366,021</b>	<b>3,631,280</b>					

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# MARTIN B. ANDERSON SCHOOL NO.1

## Proposed Addition & Reconstruction

The key objective is to modernize School Building No. 1 by replacing building systems that have reached the end of their useful life in coordination with additions and alterations to accommodate a 2 Strand Pre-K through 6th program for the relocation of School 15. This project includes the elimination of modular classrooms, and the removal and replacement of the existing wood floor structure with a non-combustible floor structure is also desired.

### Major Scope Line Items:

- New addition \$ 3,380,000  
(Remove modular classrooms and construct 13,000 sf one story addition)
- Infrastructure modernization and alterations \$ 11,922,000  
(Window replacement, masonry rehab, haz-mat abatement, Interior Alterations, M/E/P rehab, technology upgrades)
- Site Improvements \$ 1,200,000  
(Reconstruct roadway, parking, drop off, sidewalks and playfields)
- Furniture and Equipment \$ 1,000,000  
(Kitchen equipment, cafeteria, library, office and classroom furniture)
- Soft Costs \$ 3,498,000  
(A/E fees, CM fees, surveys, testing, legal, administrative and program costs)

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 21,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

## CAPACITY CALCULATION

School District / BOCES	Rochester City School District		Date	3/8/2016		
Project Control Number			Project Manager			
Building	Martin B. Anderson School No. 1	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>
Grade Levels	Pre K - 6	Site Size	Usable Acres	Site Variance	Yes	No
District Aid Ratio			Architect / Engineer	SWBR Architects		
Architect / Engineer	SWBR Architects		Phone #	585-232-8300		
SD / BOCES Contract			Phone #			

BAU Summary		Existing	New	Projected Enrollment	
Grades	PK	6	GUT REHAB	565	Gr. to 5 yrs =
Special Ed				60	

Calculation of Building Aid Using Cost Index for Regional Cost Factor

Monroe County  
1.0

Gr.	Gr.		Dec-15		
		Existing Elementary BAU X	11,252	Building Cost Index	
		Existing Secondary BAU X		Building Cost Index	
		Existing Special Education BAU X	33,756	Building Cost Index	
Subtotal Contract Allowance for Alterations					
		Existing Elementary BAU X	2,250	Incidental Cost Index	
		Existing Secondary BAU X		Incidental Cost Index	
		Existing Special Education BAU X	8,439	Incidental Cost Index	
Subtotal Incidental Allowance for Alterations					
Total Cost Allowance for Alterations					
PK - 6	Gr.	565	New Elementary BAU X	11,252	Building Cost Index
	Gr.		New Secondary BAU X		Building Cost Index
		60	New Special Education BAU X	33,756	Building Cost Index
Subtotal Contract Allowance for New Space					
GUT REHAB					
8,382,740					
PK - 6	Gr.	565	New Elementary BAU X	2,250	Incidental Cost Index
	Gr.		New Secondary BAU X		Incidental Cost Index
		60	New Special Education BAU X	8,439	Incidental Cost Index
Subtotal Incidental Allowance for New Space					
GUT REHAB					
1,777,590					
Total Cost Allowance for New Space					
GUT REHAB					
10,160,330					

	Estimate	New Allowance	GUT REHAB over (under)	Estimate	Existing Allowance	over (under)
Construction	16,291,900	8,382,740	(7,909,160)			
Incidental	5,698,400	1,777,590	(3,920,810)			
Total	21,990,300	10,160,330	(11,829,970)			

Total MCA 10,160,330

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio) 12,033,177

# MARTIN B. ANDERSON NO.1

## CAPACITY CALCULATION

Page 2 of 3

School District / BOCES Rochester City School District  
Building Martin B. Anderson School No. 1

### Existing Elementary Spaces:

Use or Subject	No. of Rooms	Size (Sq.Ft.)	Maximum Calculation	Capacity Calculated
Pre-K to 6th over 550 Sq.Ft.)	2	770	28.5 Sq.Ft. =	54
	4	780	27 max.	108
	1	771		27
	1	775		27
	1	767		26
	1	775		27
	1	627		22
	<b>Grand Total - Existing:</b>			

### New Elementary Spaces:

Use or Subject	No. of Rooms	Size (Sq.Ft.)	Maximum Calculation	Minimum Sq.Ft.	Capacity Calculated
Pre-K to 6th (minimum 900 Sq.Ft.)	4	921	28.5 Sq.Ft. = 27 max.		108
Pre-K & K; 770 Sq.Ft., Gr. 1 - 6	2	829			54
<b>Total - New Spaces (without "Other Spaces, if needed")</b>					<b>162</b>

### Other Spaces, if needed:

Auditorium	Multi	3557	70 Sq.Ft. max. 60	4,200	50
Cafeteria or Gym	Café	2035	70 Sq.Ft., max. 27	1,872	29
Teachers' Conf. Room	Lounge	811	70 Sq.Ft., max. 11	770	11
Library	Library	1732	70 Sq.Ft., max. 27	1,900	24
<b>Total - Other Spaces, if needed:</b>					<b>114</b>

**Grand Total - New Spaces plus Other Spaces, if needed: 276**

## CAPACITY CALCULATION

Page 3 of 3

School District / BOCES Rochester City School District  
Building Martin B. Anderson School No. 1

### Special Education Classrooms

#### Existing Spaces:

Teacher-Student Ratio	No. of Rooms	Size (Sq.Ft.)	Capacity Calculated
15:1	1	771	15
	2	766	30
12:1			
12:1:1			
12:1+3:1			
8:1:1			
6:1			
<b>Total Existing - Special Education</b>			<b>45</b>

#### New Spaces:

Teacher-Student Ratio	No. of Rooms	Size (Sq.Ft.)	Minimum Size	Capacity Calculated
15:1	1	813	770 Sq.Ft.	15
			770 Sq.Ft.	
12:1			770 Sq.Ft.	
12:1:1			900 Sq.Ft.	
12:1+3:1			550 Sq.Ft.	
8:1:1			450 Sq.Ft.	
6:1				
<b>Total New - Special Education</b>				<b>15</b>

(New resource rooms have no capacity but must be a minimum of 300 Sq.Ft.)

# MARTIN B. ANDERSON SCHOOL NO.1



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Infrastructure - Exterior Envelope					
Roofing - remove and replace (assume asbestos)	0	sf	36	-	
Roofing - resurfacing	0	sf	12	-	includes removing gravel, new flashing
Roofing - protect during constr'n, patch & rehab to maintain warranty	36923	sf	3	110,769	
Exterior Windows					
Exterior Windows - Historic Aluminum w/ Dual Glazed	13810	sf	75	1,035,750	with insect screens
Provide security screens	60	sf	24	1,440	Basement windows only
Replace stone window sills	500	lf	60	30,000	
- Pick one - Exterior Doors					
FRP doors and Aluminum frames - 6'x7'	2	ea	6,700	13,400	includes hardware
Aluminum - Exterior Doors with transom 6' x 7' w/ transom	3	ea	8,000	24,000	includes hardware
Exterior Walls - Masonry rehabilitation (Minor)	17864	sf	3.00	53,592	
Exterior Parapets - Masonry rehabilitation (Moderate)	1334	sf	75.00	100,050	
Chimney - Demolish & Lower	1	LS	51,500.00	51,500	
Exterior Steps Rehabilitation	1	LS	15,000	15,000	
Louver & Grille Replacement	300	sf	50	15,000	
Exterior - other					
Exterior - masonry cleaning, Brick, Stone	17864	sf	3.00	53,592	SureKlean
Exterior - chemical		sf	4.00	-	
Man Lift	25	per/day	700.00	17,500	
Interior Alterations					
Light	795	sf	50.00	39,750	
Moderate	5208	sf	70.00	364,560	
Heavy	1229	sf	90.00	110,610	
Structural	26274	sf	130.00	3,415,620	
Premium to provide terrazzo flooring at corridor	6567	sf	42	275,814	
Stage Rigging & Curtains - Elementary School	1	LS	115,000	115,000	
Elevator Rehabilitation	1	LS	115,000	115,000	
Infrastructure - Asbestos Abatement (moderate)	44815	sf	10	448,150	
Infrastructure - Plumbing	1	LS	492,300	492,300	
Infrastructure - Sprinklers	1	LS	227,000	227,000	
Infrastructure - HVAC	1	LS	1,944,563	1,944,563	
Infrastructure - Electrical	1	LS	972,282	972,282	
Infrastructure - DWT	1	LS	172,850	172,850	
Sub-total				10,215,091	
Rehabilitation Contingency			20%	2,043,018	
<b>REHABILITATION SUB-TOTAL</b>				<b>12,258,109</b>	
<b>ADDITION COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Kitchen Addition	629	sf	500.00	314,500	
Classroom Addition	10763	sf	225.00	2,421,675	
Impacts to existing building due to addition	1	LS	150,000.00	150,000	
Sub-total				2,886,175	
Addition Contingency			20%	577,235	
<b>ADDITION SUB-TOTAL</b>				<b>3,463,410</b>	
<b>TOTAL BUILDING COSTS</b>				<b>15,721,519</b>	
<b>BUILDING DEMOLITION COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Demolish Modular classroom structure	2	ea	15,000.00	30,000	
Remove associated utilities	2	ea	4,000.00	8,000	
Site Restoration	2	ea	1,500.00	3,000	
Sub-total				41,000	
Building Demolition Contingency			20%	8,200.00	
<b>BUILDING DEMOLITION SUB-TOTAL</b>				<b>49,200</b>	
<b>TOTAL BUILDING DEMOLITION COSTS</b>				<b>49,200</b>	
<b>SITE WORK COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
<b>SITE ACQUISITION</b>					
Site Purchase w/ residential building	0	ea		-	
Site Purchase - vacant lot	0	ea		-	
Site Demo & Site Prep	0	acre	130,000.00	-	
Sub-total				-	
Site Acquisition Contingency			20%	0	
<b>SITE ACQUISITION SUB-TOTAL</b>				<b>-</b>	
<b>SITE WORK</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Parking Area Rehabilitation	1	ls	410,000	410,000	
Parking Area Expansion		SY		-	
Bus Loop		LS	400,000	-	
Demolish Playground		EA	10,000	-	
Construct playground incl/ resilient surface	1	EA	200,000	200,000	
Sidewalk Rehabilitation	1	ls	100,000	100,000	
New Sidewalks	3300	sf	12	39,600	
Playfield Rehabilitation	1	LS	250,000	250,000	minor rehab - no underdrainage
Replace perimeter chain link fence		lf	47	-	6' high w/ fabric
Sub-total				999,600	
Site Work Contingency			20%	199,920	
<b>SITE WORK SUB-TOTAL</b>				<b>1,199,520</b>	
<b>TOTAL SITE WORK COSTS</b>				<b>1,199,520</b>	
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Furniture	1	LS	600,000	600,000	
Kitchen Equipment	1	LS	300,000	300,000	
Sub-total				900,000	
Furniture & Equipment Contingency			20%	180,000	
<b>FURNITURE &amp; EQUIPMENT SUB-TOTAL</b>				<b>1,080,000</b>	
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>				<b>1,080,000</b>	
SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK				16,970,239	
SOFT COSTS		20%		3,394,048	
FURNITURE & EQUIPMENT ALLOWANCE				1,080,000	
<b>GRAND TOTAL</b>				<b>21,444,287</b>	



# CLARA BARTON SCHOOL NO.2

## Proposed Addition & Reconstruction

The key objective is to modernize School Building No. 2 by replacing building systems that have reached the end of their useful life in coordination with additions and alterations to accommodate a 3 Strand Pre-K through 6th program. This project includes the elimination of modular classrooms.

### Major Scope Line Items:

- New addition \$ 3,576,000  
(Remove modular classrooms and construct 13,755 sf two story addition)
- Infrastructure modernization and alterations \$ 20,414,000  
(Window replacement, roof replacement, masonry rehab, haz-mat abatement, Interior Alterations, M/E/P rehab, technology upgrades)
- Site Improvements \$ 1,000,000  
(Reconstruct parking, drop off, sidewalks and playfields)
- Furniture and Equipment \$ 1,000,000  
(Kitchen equipment, cafeteria, library, office and classroom furniture)
- Soft Costs \$ 5,010,000  
(A/E fees, CM fees, surveys, testing, legal, administrative and program costs)

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 31,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

## CAPACITY CALCULATION

School District / BOCES	Rochester City School District		Date	3/8/2016		
Project Control Number			Project Manager			
Building	Clara Barton School No. 2	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>
Grade Levels	Pre K - 6	Site Size	Usable Acres	Site Variance	Yes	No
District Aid Ratio			Architect / Engineer	SWBR Architects		
SD / BOCES Contract			Phone #	585-232-8300		

BAU Summary	Existing	New	Projected Enrollment
Grades PK to 6		GUT REHAB 844	Gr. to 5 yrs =
Special Ed		135	

Calculation of Building Aid Using Cost Index for Regional Cost Factor			Monroe County		
			1.0		
			Dec-15		
Gr.		Existing Elementary BAU X	11,252	Building Cost Index	
Gr.		Existing Secondary BAU X		Building Cost Index	
		Existing Special Education BAU X	33,756	Building Cost Index	
Subtotal Contract Allowance for Alterations					
Gr.		Existing Elementary BAU X	2,250	Incidental Cost Index	
Gr.		Existing Secondary BAU X		Incidental Cost Index	
		Existing Special Education BAU X	8,439	Incidental Cost Index	
Subtotal Incidental Allowance for Alterations					
Total Cost Allowance for Alterations					
PK - 6	Gr.	New Elementary BAU X	11,252	Building Cost Index	9,496,688
	Gr.	New Secondary BAU X		Building Cost Index	
		New Special Education BAU X	33,756	Building Cost Index	4,557,060
Subtotal Contract Allowance for New Space			GUT REHAB		14,053,748
PK - 6	Gr.	New Elementary BAU X	2,250	Incidental Cost Index	1,899,000
	Gr.	New Secondary BAU X		Incidental Cost Index	
		New Special Education BAU X	8,439	Incidental Cost Index	1,139,265
Subtotal Incidental Allowance for New Space			GUT REHAB		3,038,265
Total Cost Allowance for New Space			GUT REHAB		17,092,013

	Estimate	New Allowance	GUT REHAB over (under)	Estimate	Existing Allowance	over (under)
Construction	24,050,300	14,053,748	(9,996,552)			
Incidental	7,010,100	3,038,265	(3,971,835)			
Total	31,060,400	17,092,013	(13,968,387)			

Total MCA 17,092,013

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio) 14,310,227

## CLARA BARTON SCHOOL NO.2

### CAPACITY CALCULATION

Page 2 of 3

School District / BOCES Rochester City School District  
Building Clara Barton School No. 2

#### Existing Elementary Spaces:

Use or Subject	No. of Rooms	Size (Sq.Ft.)	Maximum Calculation	Capacity Calculated
Pre-K to 6th over 550 Sq.Ft.)	3	900	28.5 Sq.Ft. =	81
	7	910	27 max.	189
	12	915		324
	1	830		27
	1	835		27
	1	905		27
<b>Grand Total - Existing:</b>				<b>675</b>

#### New Elementary Spaces:

Use or Subject	No. of Rooms	Size (Sq.Ft.)	Maximum Calculation	Minimum Sq.Ft.	Capacity Calculated
Pre-K to 6th (minimum 900 Sq.Ft.)			28.5 Sq.Ft. = 27 max.		
Pre-K & K; 770 Sq.Ft., Gr. 1 - 6	1	845			27
<b>Total - New Spaces (without "Other Spaces, if needed")</b>					<b>27</b>

#### Other Spaces, if needed:

Auditorium	Multi	3933	70 Sq.Ft. max. 60	4,200	60
Cafeteria or Gym	Café	3025	70 Sq.Ft., max. 27	1,872	27
Teachers' Conf. Room	Lounge	475	70 Sq.Ft., max. 11	770	6
Library	Library	1840	70 Sq.Ft., max. 27	1,900	26
<b>Total - Other Spaces, if needed:</b>					<b>119</b>
<b>Grand Total - New Spaces plus Other Spaces, if needed:</b>					<b>146</b>

### CAPACITY CALCULATION

Page 3 of 3

School District / BOCES Rochester City School District  
Building Clara Barton School No. 2

#### Special Education Classrooms

##### Existing Spaces:

Teacher-Student Ratio	No. of Rooms	Size (Sq.Ft.)	Capacity Calculated
15:1	2	770	30
	1	790	15
12:1			
12:1:1			
12:1+3:1			
8:1:1			
6:1			
<b>Total Existing - Special Education</b>			<b>45</b>

##### New Spaces:

Teacher-Student Ratio	No. of Rooms	Size (Sq.Ft.)	Minimum Size	Capacity Calculated
15:1	4	845	770 Sq.Ft.	60
	2	1000		30
12:1			770 Sq.Ft.	
12:1:1			770 Sq.Ft.	
12:1+3:1			900 Sq.Ft.	
8:1:1			550 Sq.Ft.	
6:1			450 Sq.Ft.	
<b>Total New - Special Education</b>				<b>90</b>

(New resource rooms have no capacity but must be a minimum of 300 Sq.Ft.)



# CLARA BARTON SCHOOL NO.2



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Infrastructure - Exterior Envelope					
Roofing - remove and replace (assume asbestos)	51687	sf	36	1,872,362	
Roofing - resurfacing		sf	12	-	includes removing gravel, new flashing
Exterior Windows					
Exterior Windows - Aluminum	1	LS	1,400,000	1,400,000	with screens
Replace stone window sills		lf	60	-	
- Pick one - Exterior Doors					
FRP doors and Aluminum frames - 6'x7"	6	ea	6,700	40,200	includes hardware
Aluminum - Exterior Doors with transom 6' x 7' w/ 3' transom	6	ea	8,000	48,000	includes hardware
Exterior Walls - Masonry rehabilitation (Minor / Moderate / Severe)	78,193	sf	5	390,965	
Exterior Parapets - Masonry rehabilitation (Minor / Moderate / Severe)		sf			
Chimney - Demolish & Lower		LS	50,000	-	
Exterior Steps Rehabilitation		LS			
Skylight Replacement		sf	100	-	
Sloped glazing system		sf	72	-	
Louver & Grille Replacement	552	sf	50	27,600	
Exterior - other					
Exterior - masonry cleaning, Brick, Stone	35000	SQ	3.00	105,000	SureKlean
Exterior - chemical		sf	4.00	-	
Man Lift	25	per/day	700.00	17,500	
Interior Alterations					
Light	14330	sf	30.00	429,900	
Moderate	47513	sf	60.00	2,850,780	
Heavy	7407	sf	80.00	592,560	
Structural	208	sf	120.00	24,960	
Structural reconstruction work - Other		sf	40	-	
Foundation Rehabilitation & Dampproofing		sf	10	-	
Warming Kitchen Modernization (excl MEP & equip)	1	LS	150,000	150,000	
Premium to provide terrazzo flooring at corridor	5750	sf	42	241,500	second floor only
Stage Rigging & Curtains - Elementary School	1	LS	115,000	115,000	
Elevator Rehabilitation	1	LS	115,000	115,000	
Infrastructure - Asbestos Abatement	1	LS	781,930	781,930	
Infrastructure - Plumbing	1	LS	625,544	625,544	
Infrastructure - HVAC	1	LS	3,518,685	3,518,685	
Infrastructure - Electrical	1	LS	1,954,825	1,954,825	
Infrastructure - Technology IT	1	LS	312,772	312,772	
Sub-total				15,615,083	
Rehabilitation Contingency			20%	3,123,017	
REHABILITATION SUB-TOTAL				18,738,099	
ADDITION COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Kitchen Addition		sf	500.00	-	
Classroom Addition	13,755	sf	260.00	3,576,300	
Impacts to existing building due to addition	1	LS	450,000.00	450,000	
Sub-total				4,026,300	
Addition Contingency			20%	805,260	
ADDITION SUB-TOTAL				4,831,560	
<b>TOTAL BUILDING COSTS</b>				<b>23,569,659</b>	
BUILDING DEMOLITION COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Demolish Modular classroom structure	1	ea	15,000.00	15,000	
Remove associated utilities	1	ea	4,000.00	4,000	
Site Restoration	1	ea	1,500.00	1,500	
Sub-total				20,500	
Building Demolition Contingency			20%	4,100.00	
BUILDING DEMOLITION SUB-TOTAL				24,600	
<b>TOTAL BUILDING DEMOLITION COSTS</b>				<b>24,600</b>	
SITE WORK COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
SITE ACQUISITION					
Site Purchase w/ residential building	0	ea		-	
Site Purchase - vacant lot	0	ea		-	
Site Demo & Site Prep	0	acre	130,000.00	-	
Sub-total				-	
Site Acquisition Contingency			20%	0	
SITE ACQUISITION SUB-TOTAL				-	
SITE WORK	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Parking Area Rehabilitation - Per BCS	1	LS	205,000	205,000	
Parking Area Expansion		SY		-	
Demolish Playground		EA	10,000	-	
Rehabilitate asphalt play area	1	LS	50,000	50,000	
Sidewalk Rehabilitation - Per BCS	1	LS	40,000	40,000	
New Sidewalks		sf	5	-	
Playfield Rehabilitation		LS	150,000	-	
Selective chain link fence replacement	1	LS	70,000	70,000	4' and 8' high
Sitework - Allowance	1	LS	470,000	470,000	
Sub-total				835,000	
Site Work Contingency			20%	167,000	
SITE WORK SUB-TOTAL				1,002,000	
<b>TOTAL SITE WORK COSTS</b>				<b>1,002,000</b>	
FURNITURE & EQUIPMENT ALLOWANCE	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Furniture	1	LS	800,000	833,333	
Kitchen Equipment	1	LS	200,000	200,000	
Sub-total				833,333	
Furniture & Equipment Contingency			20%	166,667	
FURNITURE & EQUIPMENT SUB-TOTAL				1,000,000	
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>				<b>1,000,000</b>	
SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK				24,596,259	
SOFT COSTS		20%		4,919,252	
FURNITURE & EQUIPMENT ALLOWANCE				1,000,000	
<b>GRAND TOTAL</b>				<b>30,515,511</b>	



# GEORGE MATHER FORBES SCHOOL NO.4

## Proposed Addition & Reconstruction

The key objective is to modernize School Building No. 4 by replacing building systems that have reached the end of their useful life in coordination with additions and alterations to accommodate a 2 Strand Pre-K through 6th program. This project includes the selective demolition of inaccessible building areas.

### Major Scope Line Items:

- New addition \$ 2,453,000  
(Remove 7,726 sf of existing building and construct 9,435 sf three story addition)
- Infrastructure modernization and alterations \$ 18,795,000  
(Roof restoration, masonry rehab, haz-mat abatement, Interior Alterations, M/E/P rehab, technology upgrades)
- Site Improvements \$ 1,200,000  
(Reconstruct loading dock, parking, and sidewalks)
- Furniture and Equipment \$ 1,000,000  
(Kitchen equipment, cafeteria, library, office and classroom furniture)
- Soft Costs \$ 4,552,000  
(A/E fees, CM fees, surveys, testing, legal, administrative and program costs)

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 28,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

### CAPACITY CALCULATION

Page 1 of 3

School District / BOCES	Rochester City School District		Date	3/8/2016				
Project Control Number			Project Manager					
Building	George Mather Forbes School No. 4	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>		
Grade Levels	Pre K - 6	Site Size	Usable Acres	Site Variance	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
District Aid Ratio			Architect / Engineer	SWBR Architects		Phone #	585-232-8300	
Architect / Engineer	SWBR Architects		SD / BOCES Contract			Phone #		

BAU Summary		Existing	New	Projected Enrollment	
Grades	PK	6	GUT REHAB	599	Gr. to 5 yrs =
Special Ed				75	

Calculation of Building Aid Using Cost Index for			Monroe County		
Regional Cost Factor			1.0		
	Gr.		Dec-15		
	Gr.	Existing Elementary BAU X	11,252	Building Cost Index	
		Existing Secondary BAU X		Building Cost Index	
		Existing Special Education BAU X	33,756	Building Cost Index	
Subtotal Contract Allowance for Alterations					
	Gr.	Existing Elementary BAU X	2,250	Incidental Cost Index	
	Gr.	Existing Secondary BAU X		Incidental Cost Index	
		Existing Special Education BAU X	8,439	Incidental Cost Index	
Subtotal Incidental Allowance for Alterations					
Total Cost Allowance for Alterations					
PK - 6	Gr.	New Elementary BAU X	11,252	Building Cost Index	6,739,948
	Gr.	New Secondary BAU X		Building Cost Index	
		New Special Education BAU X	33,756	Building Cost Index	2,531,700
Subtotal Contract Allowance for New Space			<b>GUT REHAB</b>	9,271,648	
PK - 6	Gr.	New Elementary BAU X	2,250	Incidental Cost Index	1,347,750
	Gr.	New Secondary BAU X		Incidental Cost Index	
		New Special Education BAU X	8,439	Incidental Cost Index	632,925
Subtotal Incidental Allowance for New Space			<b>GUT REHAB</b>	1,980,675	
Total Cost Allowance for New Space			<b>GUT REHAB</b>	11,252,323	

	Estimate	New Allowance	GUT REHAB over (under)	Estimate	Existing Allowance	over (under)
Construction	21,561,400	9,271,648	(12,289,752)			
Incidental	6,752,300	1,980,675	(4,771,625)			
Total	28,313,700	11,252,323	(17,061,377)			

Total MCA 11,252,323

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio) 17,286,423



# GEORGE MATHER FORBES SCHOOL NO.4



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Infrastructure - Exterior Envelope					
Roofing - partial roof replacement	1	LS	312,500	312,500	
Roofing - protect & resurfacing	22000	sf	12	264,000	
Exterior Windows					
Exterior Windows - Historic Aluminum w/ Dual Glazed		sf	41	-	with screens
Replace stone window sills		lf	60	-	
Exterior Doors					
FRP doors and Aluminum frames - 6'x7'			6,700		includes hardware
Exterior Walls - Masonry rehabilitation (Moderate)	61,288	sf	6	367,728	
Exterior Parapets - Masonry rehabilitation (Moderate)	1100	sf	75	82,500	
Chimney - Demolish & Lower	1	LS	51,500	51,500	
Exterior Steps Rehabilitation	1	LS	25,000	25,000	
Skylight Replacement		sf	100	-	
Sloped glazing system		sf	72	-	
Louver & Grille Replacement		sf	50	-	
Exterior - other					
Exterior - masonry cleaning, Brick, Stone	25000	SQ	3.00	75,000	SureKlean
Man Lift	25	per/day	700.00	17,500	
Interior Alterations					
Light	13391	sf	50.00	669,550	
Moderate	21193	sf	70.00	1,483,510	
Heavy	15454	sf	90.00	1,390,860	
Structural	660	sf	130.00	85,800	
Misc rehabilitation allowance	1	LS	1,500,000	1,500,000	
Foundation Rehabilitation & Damproofing	1	LS	150,000	150,000	
Warming Kitchen Modernization (excl MEP & equip)	1	LS	175,000	175,000	
Premium to provide terrazzo flooring at corridor	1	LS	250,000	250,000	
Stage Rigging & Curtains - Elementary School	1	LS	115,000	115,000	
Elevator Rehabilitation	1	LS	175,000	175,000	
Selective Building Demolition	1	LS	400,000	400,000	
Infrastructure - Asbestos Abatement	1	LS	612,880	612,880	
Infrastructure - Plumbing	1	LS	575,550	575,550	
Infrastructure - HVAC	1	LS	3,453,300	3,453,300	
Infrastructure - Electrical	1	LS	1,726,650	1,726,650	
Infrastructure - DWT	1	LS	306,960	306,960	
Sub-total				14,265,788	
Rehabilitation Contingency				20%	2,853,158
<b>REHABILITATION SUB-TOTAL</b>					<b>17,118,946</b>
<b>ADDITION COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Kitchen Addition		sf	500.00	-	
Classroom Addition	9,435	sf	325.00	3,066,375	
Impacts to existing building due to addition	1	LS	350,000.00	350,000	
Sub-total				3,416,375	
Addition Contingency				20%	683,275
<b>ADDITION SUB-TOTAL</b>					<b>4,099,650</b>
<b>TOTAL BUILDING COSTS</b>					<b>21,218,596</b>
<b>BUILDING DEMOLITION COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Demolish Modular classroom structure		ea	15,000.00	-	
Remove associated utilities		ea	4,000.00	-	
Site Restoration		ea	1,500.00	-	
Sub-total				-	
Building Demolition Contingency				20%	-
<b>BUILDING DEMOLITION SUB-TOTAL</b>					<b>-</b>
<b>TOTAL BUILDING DEMOLITION COSTS</b>					<b>-</b>
<b>SITE WORK COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
<b>SITE ACQUISITION</b>					
Site Purchase w/ residential building	0	ea		-	
Site Purchase - vacant lot	2	ea	75,000.00	150,000	
Site Demo & Site Prep	0.5	acre	130,000.00	65,000	
Sub-total				215,000	
Site Acquisition Contingency				20%	43,000
<b>SITE ACQUISITION SUB-TOTAL</b>					<b>258,000</b>
<b>SITE WORK</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Parking Area Rehabilitation	1	LS	190,000	190,000	
Parking Area Expansion	1	LS	300,000	300,000	
Site Work Allowance	1	LS	300,000	300,000	
Sub-total				790,000	
Site Work Contingency				20%	158,000
<b>SITE WORK SUB-TOTAL</b>					<b>948,000</b>
<b>TOTAL SITE WORK COSTS</b>					<b>1,206,000</b>
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Furniture	1	LS	600,000	600,000	
Kitchen Equipment	1	LS	300,000	300,000	
Sub-total				900,000	
Furniture & Equipment Contingency				20%	180,000
<b>FURNITURE &amp; EQUIPMENT SUB-TOTAL</b>					<b>1,080,000</b>
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>					<b>1,080,000</b>
SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK					22,424,596
SOFT COSTS			20%		4,484,919
FURNITURE & EQUIPMENT ALLOWANCE					1,080,000
<b>GRAND TOTAL</b>					<b>27,989,515</b>



# DAG HAMMARSKJOLD NO.6

## Proposed Addition & Reconstruction

The key objective is to modernize School Building No. 6 by replacing building systems that have reached the end of their useful life in coordination with additions and alterations to accommodate a 3 Strand Pre-K through 6th program for the relocation of School 22. This project includes the elimination of modular classrooms.

### Major Scope Line Items:

- New addition \$ 3,864,000  
(Remove modular classrooms and construct 14,865 sf addition)
- Infrastructure modernization and alterations \$ 16,376,000  
(Window replacement, roof replacement, masonry rehab, haz-mat abatement, Interior Alterations, M/E/P rehab, technology upgrades)
- Site Improvements \$ 850,000  
(Reconstruct parking, drop off, sidewalks and playfields)
- Furniture and Equipment \$ 1,150,000  
(Kitchen equipment, cafeteria, library, office and classroom furniture)
- Soft Costs \$ 4,400,000  
(A/E fees, CM fees, surveys, testing, legal, administrative and program costs)

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 27,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

## CAPACITY CALCULATION

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School District / BOCES	Rochester City School District		Date	3/8/2016		
Project Control Number			Project Manager			
Building	Dag Hammarskjold School No. 6	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>
Grade Levels	Pre K - 6	Site Size	Usable Acres	Site Variance	Yes	No
District Aid Ratio			Architect / Engineer	SWBR Architects		
Architect / Engineer	SWBR Architects		Phone #	585-232-8300		
SD / BOCES Contract			Phone #			

BAU Summary		Existing	New	Projected Enrollment	
Grades	PK	6	GUT REHAB	817	Gr. to 5 yrs =
Special Ed				60	

Calculation of Building Aid Using Cost Index for Regional Cost Factor		Monroe County				
		1.0				
Gr.		Dec-15				
Gr.		11,252	Building Cost Index			
	Existing Elementary BAU X					
	Existing Secondary BAU X		Building Cost Index			
	Existing Special Education BAU X	33,756	Building Cost Index			
Subtotal Contract Allowance for Alterations						
Gr.		2,250	Incidental Cost Index			
Gr.			Incidental Cost Index			
	Existing Elementary BAU X					
	Existing Secondary BAU X	8,439	Incidental Cost Index			
	Existing Special Education BAU X					
Subtotal Incidental Allowance for Alterations						
Total Cost Allowance for Alterations						
PK - 6	Gr.	817	New Elementary BAU X	11,252	Building Cost Index	9,192,884
	Gr.		New Secondary BAU X		Building Cost Index	
		60	New Special Education BAU X	33,756	Building Cost Index	2,025,360
Subtotal Contract Allowance for New Space			GUT REHAB			11,218,244
PK - 6	Gr.	817	New Elementary BAU X	2,250	Incidental Cost Index	1,838,250
	Gr.		New Secondary BAU X		Incidental Cost Index	
		60	New Special Education BAU X	8,439	Incidental Cost Index	506,340
Subtotal Incidental Allowance for New Space			GUT REHAB			2,344,590
Total Cost Allowance for New Space			GUT REHAB			13,562,834

	Estimate	New Allowance	GUT REHAB over (under)	Estimate	Existing Allowance	over (under)
Construction	21,169,200	11,218,244	(9,950,956)			
Incidental	6,403,800	2,344,590	(4,059,210)			
Total	27,573,000	13,562,834	(14,010,166)			

Total MCA 13,562,834

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio) 14,281,423





DAG HAMMARSKJOLD NO.6



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
<b>REHABILITATION</b>					
<b>Infrastructure - Exterior Envelope</b>					
Roofing - remove and replace (assume asbestos)	38042	sf	36	1,378,071	
Roofing - resurfacing		sf	12	-	includes removing gravel, new flashing
<b>Exterior Windows</b>					
Exterior Windows - Aluminum	1	ls	850,000	850,000	with screens (Add 20% for anodized)
Exterior Windows - Historic Aluminum w/ Dual Glazed		sf	41	-	with screens (Add 20% for anodized)
<b>Exterior Doors</b>					
FRP doors and Aluminum frames - 6'x7'	6	ea	6,700	40,200	includes hardware(Add 20% for anodized)
Aluminum - Exterior Doors with transom 6' x 7' w/ 3' transom	6	ea	8,000	48,000	includes hardware(Add 20% for anodized)
<b>Exterior Walls - Masonry rehabilitation (Minor / Moderate / Severe)</b>					
Louver & Grille Replacement	360	sf	50	18,000	
<b>Exterior - other</b>					
Exterior - masonry cleaning, Brick, Stone	30000	SQ	3.00	90,000	SureKlean
Exterior - chemical		sf	4.00	-	
Man Lift	25	per/day	700.00	17,500	
<b>Interior Alterations</b>					
Light	15128	sf	20.00	302,560	
Moderate	30339	sf	50.00	1,516,950	
Heavy	14455	sf	70.00	1,011,850	
Structural	761	sf	110.00	83,710	
<b>Structural reconstruction work - Other</b>					
Warming Kitchen Modernization (excl MEP & equip)	1	LS	95,000	95,000	
Premium to provide terrazzo flooring at corridor	2500	sf	42	105,000	2nd floor corridor
Stage Rigging & Curtains - Elementary School	1	LS	115,000	115,000	
Elevator Rehabilitation	1	LS	115,000	115,000	
<b>Infrastructure - Asbestos Abatement</b>					
Infrastructure - Plumbing	1	LS	434,357	434,357	6.58
Infrastructure - HVAC	1	LS	2,606,138	2,606,138	39.50
Infrastructure - Electrical	1	LS	1,344,788	1,344,788	20.38
Infrastructure - Technology IT	1	LS	231,657	231,657	
Sub-total				11,261,481	
Rehabilitation Contingency			20%	2,252,296	
<b>REHABILITATION SUB-TOTAL</b>				<b>13,513,777</b>	<b>204.83</b>
<b>ADDITION COSTS</b>					
Kitchen Addition		sf	500.00	-	
Classroom Addition	20,514	sf	260.00	5,333,640	
Impacts to existing building due to addition	1	LS	350,000.00	350,000	
Sub-total				5,683,640	
Addition Contingency			20%	1,136,728	
<b>ADDITION SUB-TOTAL</b>				<b>6,820,368</b>	
<b>TOTAL BUILDING COSTS</b>				<b>20,334,145</b>	
<b>BUILDING DEMOLITION COSTS</b>					
Demolish Modular classroom structure	1	ea	15,000.00	15,000	
Remove associated utilities	1	ea	4,000.00	4,000	
Site Restoration	1	ea	1,500.00	1,500	
Sub-total				20,500	
Building Demolition Contingency			20%	4,100.00	
<b>BUILDING DEMOLITION SUB-TOTAL</b>				<b>24,600</b>	
<b>TOTAL BUILDING DEMOLITION COSTS</b>					
<b>24,600</b>					
<b>SITE WORK COSTS</b>					
<b>SITE ACQUISITION</b>					
Site Purchase w/ residential building	0	ea	-	-	
Site Purchase - vacant lot	0	ea	-	-	
Site Demo & Site Prep	0	acre	130,000.00	-	
Sub-total				-	
Site Acquisition Contingency			20%	0	
<b>SITE ACQUISITION SUB-TOTAL</b>				<b>-</b>	
<b>SITE WORK</b>					
Parking Area Rehabilitation	48000	sf	6	288,000	
Parking Area Expansion		SY	-	-	
Demolish Playground		EA	10,000	-	
Replace playground resilient surface	8100	sf	16	129,600	
Sidewalk Rehabilitation	5800	sf	8	46,400	
New Sidewalks		sf	5	-	
Playfield Rehabilitation		LS	150,000	-	
Replace perimeter chain link fence		lf	47	-	12' high w/ fabric
Sitework Allowance	1	ls	250,000	250,000	
Sub-total				714,000	
Site Work Contingency			20%	142,800	
<b>SITE WORK SUB-TOTAL</b>				<b>856,800</b>	
<b>TOTAL SITE WORK COSTS</b>				<b>856,800</b>	
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>					
Furniture	1	LS	800,000	800,000	
Kitchen Equipment	1	LS	200,000	200,000	
Sub-total				1,000,000	
Furniture & Equipment Contingency			20%	200,000	
<b>FURNITURE &amp; EQUIPMENT SUB-TOTAL</b>				<b>1,200,000</b>	
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>				<b>1,200,000</b>	
<b>SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK</b>					
				21,215,545	245.29
<b>SOFT COSTS</b>					
				4,243,109	
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>					
				1,200,000	
<b>GRAND TOTAL</b>				<b>26,658,654</b>	



# VIRGIL I. GRISSOM SCHOOL NO.7

## Proposed Addition & Reconstruction

The key objective is to modernize School Building No. 7 by replacing building systems that have reached the end of their useful life in coordination with additions and alterations to accommodate a 3 Strand Pre-K through 6th program. This project includes the elimination of spray on asbestos containing fire-proofing and modular classrooms.

### Major Scope Line Items:

- New addition \$ 2,841,300  
(Remove modular classrooms and construct 10,930 sf addition)
- Infrastructure modernization and alterations \$ 15,034,000  
(Window replacement, roof replacement, masonry rehab, haz-mat abatement, Interior Alterations, M/E/P rehab, technology upgrades)
- Site Improvements \$ 1,000,000  
(Reconstruct parking, drop off, sidewalks and playfields)
- Furniture and Equipment \$ 1,000,000  
(Kitchen equipment, cafeteria, library, office and classroom furniture)
- Soft Costs \$ 3,780,000  
(A/E fees, CM fees, surveys, testing, legal, administrative and program costs)

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 24,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

### CAPACITY CALCULATION

School District / BOCES	Rochester City School District		Date	3/8/2016		
Project Control Number			Project Manager			
Building	Virgil I. Grissom School No. 7	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>
Grade Levels	Pre K - 6	Site Size	Usable Acres	Site Variance	Yes	No
District Aid Ratio			Architect / Engineer	SWBR Architects		
Architect / Engineer	SWBR Architects		Phone #	585-232-8300		
SD / BOCES Contract			Phone #			

BAU Summary		Existing	New	Projected Enrollment	
Grades	PK	6	GUT REHAB	798	Gr. to 5 yrs =
Special Ed				75	

Calculation of Building Aid Using Cost Index for			Monroe County		
Regional Cost Factor			1.0		
	Gr.		Dec-15		
	Gr.	Existing Elementary BAU X	11,252	Building Cost Index	
		Existing Secondary BAU X		Building Cost Index	
		Existing Special Education BAU X	33,756	Building Cost Index	
Subtotal Contract Allowance for Alterations					
	Gr.	Existing Elementary BAU X	2,250	Incidental Cost Index	
	Gr.	Existing Secondary BAU X		Incidental Cost Index	
		Existing Special Education BAU X	8,439	Incidental Cost Index	
Subtotal Incidental Allowance for Alterations					
Total Cost Allowance for Alterations					
PK - 6	Gr.	New Elementary BAU X	11,252	Building Cost Index	8,979,096
	Gr.	New Secondary BAU X		Building Cost Index	
		New Special Education BAU X	33,756	Building Cost Index	2,531,700
Subtotal Contract Allowance for New Space			<b>GUT REHAB</b>	11,510,796	
PK - 6	Gr.	New Elementary BAU X	2,250	Incidental Cost Index	1,795,500
	Gr.	New Secondary BAU X		Incidental Cost Index	
		New Special Education BAU X	8,439	Incidental Cost Index	632,925
Subtotal Incidental Allowance for New Space			<b>GUT REHAB</b>	2,428,425	
Total Cost Allowance for New Space			<b>GUT REHAB</b>	13,939,221	

	Estimate	New Allowance	GUT REHAB over (under)	Estimate	Existing Allowance	over (under)
Construction	17,875,300	11,510,796	(6,364,504)			
Incidental	5,769,400	2,428,425	(3,340,975)			
Total	23,644,700	13,939,221	(9,705,479)			

Total MCA 13,939,221

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio) 9,984,263



# VIRGIL I. GRISSOM SCHOOL NO.7



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Infrastructure - Exterior Envelope					
Roofing - remove and replace (assume asbestos)	29397	sf	36	1,064,906	
Roofing - resurfacing	0	sf	12	-	includes removing gravel, new flashing
Exterior Windows					
Exterior Windows - Aluminum	6485	sf	50	324,250	with screens
Provide security screens	1782	sf	29	51,678	
Exterior Doors					
FRP doors and Aluminum frames - 6'x7'	6	ea	8,040	48,240	includes hardware
FRP doors and aluminum frames - 3'x7'	2	ea	4,485	8,970	includes hardware(Add 20% for anodized)
Exterior Walls - Masonry rehabilitation (Minor / Moderate / Severe)	68,202	sf	3	170,505	
Exterior Parapets - Masonry rehabilitation (Minor / Moderate / Severe)	0	sf	-	-	
Chimney - Demolish & Lower	0	LS	50,000	-	
Exterior Steps Rehabilitation	1	LS	6,000	6,000	
Skylight Replacement	1	sf	100	-	
Sloped glazing system	1	sf	72	-	
Louver & Grille Replacement	1	sf	50	-	with HVAC
Exterior - other					
Exterior - masonry cleaning, Brick, Stone	10000	sf	3.00	30,000	SureKlean
Man Lift	10	per/day	700.00	7,000	
Interior Alterations					
Light	18902	sf	20.00	378,040	
Moderate	7104	sf	50.00	355,180	
Heavy	33818	sf	70.00	2,367,288	
Structural	2307	sf	110.00	253,770	
Stage Rigging & Curtains - Elementary School	1	LS	250,000	250,000	
Elevator Rehabilitation	1	LS	115,000	115,000	
Infrastructure - Asbestos Abatement	1	LS	1,100,000	1,100,000	
Infrastructure - Replace fireproofing	68,202	sf	6	409,212	
Infrastructure - Plumbing	1	LS	666,000	666,000	
Infrastructure - Sprinkler System	0	LS	-	-	
Infrastructure - HVAC	1	LS	2,757,000	2,757,000	
Infrastructure - Electrical	1	LS	1,133,000	1,133,000	
Infrastructure - Technology	1	LS	272,808	272,808	
Sub-total				11,768,847	
Rehabilitation Contingency			20%	2,353,769	
<b>REHABILITATION SUB-TOTAL</b>				<b>14,122,617</b>	
<b>ADDITION COSTS</b>					
Kitchen Addition		sf	500.00	-	
Classroom Addition on top of 2 story portion	9,730	sf	275.00	2,675,750	
Impacts to existing building due to addition	1	LS	500,000.00	500,000	
Sub-total				3,175,750	
Addition Contingency			20%	635,150	
<b>ADDITION SUB-TOTAL</b>				<b>3,810,900</b>	
<b>TOTAL BUILDING COSTS</b>				<b>17,933,517</b>	
<b>BUILDING DEMOLITION COSTS</b>					
Demolish Modular classroom structure	1	ea	15,000.00	15,000	
Remove associated utilities	1	ea	4,000.00	4,000	
Site Restoration	1	ea	1,500.00	1,500	
Sub-total				20,500	
Building Demolition Contingency			20%	4,100.00	
<b>BUILDING DEMOLITION SUB-TOTAL</b>				<b>24,600</b>	
<b>TOTAL BUILDING DEMOLITION COSTS</b>				<b>24,600</b>	
<b>SITE WORK COSTS</b>					
<b>SITE ACQUISITION</b>					
Site Purchase w/ residential building	0	ea	-	-	
Site Purchase - vacant lot	0	ea	-	-	
Site Demo & Site Prep	0	acre	130,000.00	-	
Sub-total				-	
Site Acquisition Contingency			20%	0	
<b>SITE ACQUISITION SUB-TOTAL</b>				<b>-</b>	
<b>SITE WORK</b>					
Parking Area Rehabilitation	24170	sf	4	96,680	
Parking Area Expansion	8000	sf	6	48,000	
Demolish Playground	1	EA	10,000	-	
Construct playground incl/ resilient surface	1	EA	200,000	200,000	
Sidewalk Rehabilitation	4500	sf	2	9,000	
New Sidewalks	1400	sf	5	7,000	
Playfield Rehabilitation	1	LS	150,000	150,000	
Construct bus unloading area - Kisingbury	1	LS	150,000	150,000	
Replace perimeter ornamental fence	50	lf	50	2,500	
Sub-total				663,180	
Site Work Contingency			20%	132,636	
<b>SITE WORK SUB-TOTAL</b>				<b>795,816</b>	
<b>TOTAL SITE WORK COSTS</b>				<b>795,816</b>	
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>					
Furniture	1	LS	800,000	800,000	
Kitchen Equipment	1	LS	150,000	150,000	
Sub-total				950,000	
Furniture & Equipment Contingency			20%	190,000	
<b>FURNITURE &amp; EQUIPMENT SUB-TOTAL</b>				<b>1,140,000</b>	
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>				<b>1,140,000</b>	
<b>SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK</b>				<b>18,753,933</b>	240.64
<b>SOFT COSTS</b>		20%		<b>3,750,787</b>	
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>				<b>1,140,000</b>	
<b>GRAND TOTAL</b>				<b>23,644,719</b>	



# DR. WALTER COOPER ACADEMY SCHOOL NO.10

## Proposed Addition & Reconstruction

The key objective is to modernize School Building No. 37 by replacing building systems that have reached the end of their useful life in coordination with additions and alterations to accommodate a 2 Strand Pre-K through 6th program. This project includes the elimination of modular classrooms, and the removal and replacement of the existing wood floor and roof structure with a non-combustible floor and roof structure is also desired.

### Major Scope Line Items:

- New addition \$ 6,288,000  
(Remove modular classrooms and construct 24,200 sf addition)
- Infrastructure modernization and alterations \$ 14,312,000  
(Window replacement, roof replacement, masonry rehab, haz-mat abatement, Interior Alterations, M/E/P rehab, technology upgrades)
- Site Improvements \$ 1,000,000  
(Reconstruct, parking, drop off, sidewalks, playground and playfields)
- Furniture and Equipment \$ 1,000,000  
(Kitchen equipment, cafeteria, library, office and classroom furniture)
- Soft Costs \$ 4,400,000  
(A/E fees, CM fees, surveys, testing, legal, administrative and program costs)

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 27,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

## CAPACITY CALCULATION

School District / BOCES	Rochester City School District		Date	3/8/2016		
Project Control Number			Project Manager			
Building	Dr. Walter S. Cooper Academy School No. 10	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>
Grade Levels	Pre K - 6	Site Size	Usable Acres	Site Variance	Yes	No
District Aid Ratio			Architect / Engineer	SWBR Architects		
Architect / Engineer	SWBR Architects		Phone #	585-232-8300		
SD / BOCES Contract			Phone #			

BAU Summary		Existing	New	Projected Enrollment	
Grades	PK	6	GUT REHAB	564	Gr. to 5 yrs =
Special Ed				60	

Calculation of Building Aid Using Cost Index for			Monroe County		
Regional Cost Factor			1.0		
	Gr.		Dec-15		
	Gr.	Existing Elementary BAU X	11,252	Building Cost Index	
		Existing Secondary BAU X		Building Cost Index	
		Existing Special Education BAU X	33,756	Building Cost Index	
Subtotal Contract Allowance for Alterations					
	Gr.	Existing Elementary BAU X	2,250	Incidental Cost Index	
	Gr.	Existing Secondary BAU X		Incidental Cost Index	
		Existing Special Education BAU X	8,439	Incidental Cost Index	
Subtotal Incidental Allowance for Alterations					
Total Cost Allowance for Alterations					
PK - 6	Gr.	New Elementary BAU X	11,252	Building Cost Index	6,346,128
	Gr.	New Secondary BAU X		Building Cost Index	
		New Special Education BAU X	33,756	Building Cost Index	2,025,360
Subtotal Contract Allowance for New Space			<b>GUT REHAB</b>	8,371,488	
PK - 6	Gr.	New Elementary BAU X	2,250	Incidental Cost Index	1,269,000
	Gr.	New Secondary BAU X		Incidental Cost Index	
		New Special Education BAU X	8,439	Incidental Cost Index	506,340
Subtotal Incidental Allowance for New Space			<b>GUT REHAB</b>	1,775,340	
Total Cost Allowance for New Space			<b>GUT REHAB</b>	10,146,828	

	Estimate	New Allowance	GUT REHAB over (under)	Estimate	Existing Allowance	over (under)
Construction	21,138,700	8,371,488	(12,767,212)			
Incidental	6,427,700	1,775,340	(4,652,360)			
Total	27,566,400	10,146,828	(17,419,572)			

Total MCA 10,146,828

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio) 17,622,509





# DR. WALTER COOPER ACADEMY SCHOOL NO.10



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Infrastructure - Exterior Envelope					
Roofing - remove and replace (assume asbestos)	38000	sf	36	1,376,550	
Roofing - resurfacing		sf	12	-	includes removing gravel, new flashing
Exterior Windows					
Exterior Windows - Historic Aluminum w/ Dual Glazed	1	ls	550,000	550,000	with screens
Replace stone window sills		lf	60	-	
Exterior Doors					
FRP doors and Aluminum frames	1	ls	85,000	85,000	includes hardware
Exterior Walls - Masonry rehabilitation (Minor / Moderate / Severe)	47,543	sf	3	142,629	
Exterior Parapets - Masonry rehabilitation (Minor / Moderate / Severe)	900	sf	75	67,500	
Chimney - Demolish & Lower	1	LS	51,500	51,500	
Exterior Steps Rehabilitation	1	LS	15,000	15,000	
Skylight Replacement		sf	100	-	
Sloped glazing system		sf	72	-	
Louver & Grille Replacement	300	sf	50	15,000	
Exterior - other					
Scaffold Tube Steel, 1-5 Story		sf	4.00	-	
Exterior - masonry cleaning, Brick, Stone	15000	SQ	3.00	45,000	SureKlean
Exterior - chemical		sf	4.00	-	
Man Lift	25	per/day	700.00	17,500	
Interior Alterations					
Light	2111	sf	50.00	105,550	
Moderate	0	sf	70.00	-	
Heavy	0	sf	90.00	-	
Structural	22538	sf	130.00	2,929,940	
Structural reconstruction work - Other		sf	40	-	
Foundation Rehabilitation & Dampproofing		sf	10	-	
Warming Kitchen Modernization (excl MEP & equip)	1	LS	125,000	125,000	
Premium to provide terrazo flooring at corridor	3000	sf	42	126,000	
Stage Rigging & Curtains - Elementary School	1	LS	115,000	115,000	
Elevator Rehabilitation		LS	115,000	-	
Infrastructure - Asbestos Abatement	1	LS	380,344	380,344	
Infrastructure - Plumbing & Fire Protection	1	LS	186,372	186,372	
Infrastructure - HVAC	1	LS	1,118,231	1,118,231	
Infrastructure - Electrical	1	LS	559,116	559,116	
Infrastructure - DWT	1	LS	198,797	198,797	
Sub-total				8,210,029	
Rehabilitation Contingency			20%	1,642,006	
<b>REHABILITATION SUB-TOTAL</b>				<b>9,852,035</b>	
<b>ADDITION COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Kitchen Addition		sf	500.00	-	
Classroom Addition	39,215	sf	225.00	8,823,375	
Impacts to existing building due to addition	1	LS	150,000.00	150,000	
Sub-total				8,973,375	
Addition Contingency			20%	1794675	
<b>ADDITION SUB-TOTAL</b>				<b>10,768,050</b>	
<b>TOTAL BUILDING COSTS</b>				<b>20,620,085</b>	
<b>BUILDING DEMOLITION COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Demolish Modular classroom structure	3	ea	15,000.00	45,000	
Remove associated utilities	3	ea	4,000.00	12,000	
Site Restoration	3	ea	1,500.00	4,500	
Demolish western portion of school building	1	LS	200,000.00	200,000	
Sub-total				261,500	
Building Demolition Contingency			20%	52,300.00	
<b>BUILDING DEMOLITION SUB-TOTAL</b>				<b>313,800</b>	
<b>TOTAL BUILDING DEMOLITION COSTS</b>				<b>313,800</b>	
<b>SITE WORK COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
<b>SITE ACQUISITION</b>					
Site Purchase w/ residential building	0	ea	-	-	
Site Purchase - vacant lot	0	ea	-	-	
Site Demo & Site Prep	0	acre	130,000.00	-	
Sub-total				-	
Site Acquisition Contingency			20%	0	
<b>SITE ACQUISITION SUB-TOTAL</b>				<b>-</b>	
<b>SITE WORK</b>					
Parking Area Rehabilitation	1	LS	250,000	250,000	
Parking Area Expansion	1	LS	250,000	250,000	
Sitework allowance	1	LS	350,000	350,000	
Construct playground incl/ resilient surface		EA	200,000	-	
Sidewalk Rehabilitation		sf	2	-	
New Sidewalks		sf	5	-	
Playfield Rehabilitation		LS	150,000	-	
Replace perimeter chain link fence		lf	47	-	12' high w/ fabric
Sub-total				850,000	
Site Work Contingency			20%	170000	
<b>SITE WORK SUB-TOTAL</b>				<b>1,020,000</b>	
<b>TOTAL SITE WORK COSTS</b>				<b>1,020,000</b>	
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Furniture	1	LS	600,000	600,000	
Kitchen Equipment	1	LS	300,000	300,000	
Sub-total				900,000	
Furniture & Equipment Contingency			20%	180,000	
<b>FURNITURE &amp; EQUIPMENT SUB-TOTAL</b>				<b>1,080,000</b>	
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>				<b>1,080,000</b>	
<b>SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK</b>				<b>21,953,885</b>	
<b>SOFT COSTS</b>		20%		<b>4,390,777</b>	
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>				<b>1,080,000</b>	
<b>GRAND TOTAL</b>				<b>27,424,662</b>	



# JOHN WALTON SPENCER NO.16

## Proposed Addition & Reconstruction

The key objective is to modernize School Building No. 16 by replacing building systems that have reached the end of their useful life in coordination with additions and alterations to accommodate a 3 Strand Pre-K through 6th program. This project includes the elimination of modular classrooms and the removal and replacement of the existing wood floor and roof structure with a non-combustible floor and roof structure, is also desired.

### Major Scope Line Items:

- New addition \$ 5,079,000  
(Remove modular classrooms and construct 14,400 sf addition)
- Infrastructure modernization and alterations \$ 23,274,000  
(Window replacement, roof replacement, masonry rehab, haz-mat abatement, Interior Alterations, M/E/P rehab, technology upgrades)
- Site Improvements \$ 938,000  
(Reconstruct, parking, drop off, sidewalks, playground and playfields)
- Furniture and Equipment \$ 1,380,000  
(Kitchen equipment, cafeteria, library, office and classroom furniture)
- Soft Costs \$ 5,862,000  
(A/E fees, CM fees, surveys, testing, legal, administrative and program costs)

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 36,553,000**

(ADMINISTRATIVE DECISION TO REVISE BUDGET - SEE VOLUME 1)

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

## CAPACITY CALCULATION

School District / BOCES	Rochester City School District		Date	3/8/2016		
Project Control Number			Project Manager			
Building	John Walton Spencer School No. 16	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>
Grade Levels	Pre K - 6	Site Size	Usable Acres	Site Variance	Yes	No
District Aid Ratio			Architect / Engineer	SWBR Architects		
Architect / Engineer	SWBR Architects		Phone #	585-232-8300		
SD / BOCES Contract			Phone #			

BAU Summary		Existing	New	Projected Enrollment	
Grades	PK	6	GUT REHAB	753	Gr. to 5 yrs =
Special Ed				90	

Calculation of Building Aid Using Cost Index for			Monroe County		
Regional Cost Factor			1.0		
	Gr.		Dec-15		
	Gr.	Existing Elementary BAU X	11,252	Building Cost Index	
		Existing Secondary BAU X		Building Cost Index	
		Existing Special Education BAU X	33,756	Building Cost Index	
Subtotal Contract Allowance for Alterations					
	Gr.	Existing Elementary BAU X	2,250	Incidental Cost Index	
	Gr.	Existing Secondary BAU X		Incidental Cost Index	
		Existing Special Education BAU X	8,439	Incidental Cost Index	
Subtotal Incidental Allowance for Alterations					
Total Cost Allowance for Alterations					
PK - 6	Gr.	New Elementary BAU X	11,252	Building Cost Index	8,472,756
	Gr.	New Secondary BAU X		Building Cost Index	
		New Special Education BAU X	33,756	Building Cost Index	3,038,040
Subtotal Contract Allowance for New Space			<b>GUT REHAB</b>	11,510,796	
PK - 6	Gr.	New Elementary BAU X	2,250	Incidental Cost Index	1,694,250
	Gr.	New Secondary BAU X		Incidental Cost Index	
		New Special Education BAU X	8,439	Incidental Cost Index	759,510
Subtotal Incidental Allowance for New Space			<b>GUT REHAB</b>	2,453,760	
Total Cost Allowance for New Space			<b>GUT REHAB</b>	13,964,556	

	Estimate	New Allowance	GUT REHAB over (under)	Estimate	Existing Allowance	over (under)
Construction	29,583,700	11,510,796	(18,072,904)			
Incidental	6,968,800	2,453,760	(4,515,040)			
Total	36,552,500	13,964,556	(22,587,944)			

Total MCA 13,964,556

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio)



**JOHN WALTON SPENCER NO.16**



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
<b>Infrastructure - Exterior Envelope</b>					
Roofing	48725	sf	36	1,765,063	
Exterior Windows	1	LS	716,880	716,880	
Exterior Doors	1	LS	120,510	120,510	
Exterior Walls	1	LS	217,330	217,330	
Exterior Parapets	1	LS	208,060	208,060	
Chimney - Demolish & Lower	1	LS	40,376	40,376	
Exterior Steps	1	LS	104,030	104,030	
Skylight Replacement	1	LS	39,243	39,243	
Louver & Grille Replacement	1	LS	28,943	28,943	
Exterior - other	0	LS		-	
<b>Interior Alterations</b>					
Light	13668	sf	50.00	683,400	
Moderate	20393	sf	70.00	1,427,510	
Heavy	23584	sf	90.00	2,122,560	
Structural	See below	sf			Structural rehabilitation costs incl below
Wood Floor Structure replacement	1	LS	1,759,080	1,759,080	
Column Rehabilitation	1	LS	29,014	29,014	
Foundation Rehabilitation & Damproofing	1	LS	116,390	116,390	
Demolish Balcony	1	LS	41,200	41,200	
Kitchen Modernization (excl MEP & equip)	1	LS	97,850	97,850	
Stage Rigging & Curtains	1	LS	291,645	291,645	
Elevator Rehabilitation	1	LS	118,450	118,450	
Infrastructure - Asbestos Abatement	1	LS	515,000	515,000	
Infrastructure - Plumbing	1	LS	2,176,777	2,176,777	
Infrastructure - HVAC	1	LS	3,948,195	3,948,195	
Infrastructure - Electrical	1	LS	2,823,256	2,823,256	
Sub-total				19,390,762	
Rehabilitation Contingency			20%	3,878,152	
<b>REHABILITATION SUB-TOTAL</b>				<b>23,268,914</b>	
<b>ADDITION COSTS</b>					
Kitchen Addition	578	sf	500.00	289,000	
Classroom Addition over 1 story portion	12792	sf	275.00	3,517,800	
Structure mods for 2nd story addition	1	LS	425,390.00	425,390	
Sub-total				4,232,190	
Addition Contingency			20%	846,438	
<b>ADDITION SUB-TOTAL</b>				<b>5,078,628</b>	
<b>TOTAL BUILDING COSTS</b>				<b>28,347,542</b>	
<b>BUILDING DEMOLITION COSTS</b>					
Demolish Modular classroom structure	1	LS	15,000.00	15,000	
Remove associated utilities	1	LS	4,000.00	4,000	
Site Restoration	1	LS	1,500.00	1,500	
Sub-total				20,500	
Building Demolition Contingency			20%	4,100	
<b>BUILDING DEMOLITION SUB-TOTAL</b>				<b>24,600</b>	
<b>TOTAL BUILDING DEMOLITION COSTS</b>				<b>24,600</b>	
<b>SITE WORK COSTS</b>					
<b>SITE ACQUISITION</b>					
Site Purchase w/ residential building	0				
Site Purchase - vacant lot	0				
Site Demo & Site Prep	0				
Sub-total				-	
Site Acquisition Contingency			20%	-	
<b>SITE ACQUISITION SUB-TOTAL</b>				<b>-</b>	
<b>SITE WORK</b>					
Parking Area Rehabilitation	1	LS	230,000	230,000	
Parking Area Expansion	1	LS	145,000	145,000	
Demolish Playground	0	EA	10,300	-	Existing Playground to remain
Construct playground incl/ resilient surface	0	EA	206,000	-	Existing Playground to remain
Sidewalk Rehabilitation	1	LS	90,000	90,000	
New Sidewalks	1	LS	30,900	30,900	
Playfield Rehabilitation	1	LS	200,000	200,000	
Replace perimeter chain link fence	1	LS	86,005	86,005	
Sub-total				781,905	
Site Work Contingency			20%	156,381	
<b>SITE WORK SUB-TOTAL</b>				<b>938,286</b>	
<b>TOTAL SITE WORK COSTS</b>				<b>938,286</b>	
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>					
Furniture	1	LS	800,000	800,000	
Kitchen Equipment	1	LS	350,000	350,000	
Sub-total				1,150,000	
Furniture & Equipment Contingency			20%	230,000	
<b>FURNITURE &amp; EQUIPMENT SUB-TOTAL</b>				<b>1,380,000</b>	
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>				<b>1,380,000</b>	
<b>SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK</b>				29,310,428	
<b>SOFT COSTS</b>				20%	5,862,086
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>					1,380,000
<b>GRAND TOTAL - OPTION 3</b>					<b>36,552,514</b>



# FLOWER CITY SCHOOL NO.54

## Proposed Addition & Reconstruction

The key objective is to modernize School Building No. 30 by replacing building systems that have reached the end of their useful life in coordination with additions and alterations to accommodate a 3 Strand Pre-K through 6th program. This project includes the elimination of modular classrooms.

### Major Scope Line Items:

- New addition \$ 2,295,000  
(Remove modular classrooms and construct 8,830 sf two story addition)
- Infrastructure modernization and alterations \$ 3,805,000  
(Window replacement, roof restoration, masonry rehab, haz-mat abatement, Interior Alterations, M/E/P rehab, technology upgrades)
- Site Improvements \$ 1,200,000  
(Reconstruct parking, drop off, sidewalks and playfields)
- Furniture and Equipment \$ 1,150,000  
(Kitchen equipment, cafeteria, library, office and classroom furniture)
- Soft Costs \$ 3,750,000  
(A/E fees, CM fees, surveys, testing, legal, administrative and program costs)

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 23,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

### CAPACITY CALCULATION

School District / BOCES	Rochester City School District		Date	3/8/2016		
Project Control Number			Project Manager			
Building	Flower City School No. 54	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>
Grade Levels	Pre K - 6	Site Size	Usable Acres	Site Variance	Yes	No
District Aid Ratio			Architect / Engineer	SWBR Architects		
Architect / Engineer	SWBR Architects		Phone #	585-232-8300		
SD / BOCES Contract			Phone #			

BAU Summary		Existing	New	Projected Enrollment	
Grades	PK	6	GUT REHAB	770	Gr. to 5 yrs =
Special Ed				75	

Calculation of Building Aid Using Cost Index for Regional Cost Factor		Monroe County	
		1.0	
	Gr.		Dec-15
	Gr.	Existing Elementary BAU X	11,252 Building Cost Index
		Existing Secondary BAU X	Building Cost Index
		Existing Special Education BAU X	33,756 Building Cost Index
Subtotal Contract Allowance for Alterations			
	Gr.	Existing Elementary BAU X	2,250 Incidental Cost Index
	Gr.	Existing Secondary BAU X	Incidental Cost Index
		Existing Special Education BAU X	8,439 Incidental Cost Index
Subtotal Incidental Allowance for Alterations			
Total Cost Allowance for Alterations			
PK - 6	Gr.	New Elementary BAU X	11,252 Building Cost Index
	Gr.	New Secondary BAU X	Building Cost Index
		New Special Education BAU X	33,756 Building Cost Index
Subtotal Contract Allowance for New Space		<b>GUT REHAB</b>	11,195,740
PK - 6	Gr.	New Elementary BAU X	2,250 Incidental Cost Index
	Gr.	New Secondary BAU X	Incidental Cost Index
		New Special Education BAU X	8,439 Incidental Cost Index
Subtotal Incidental Allowance for New Space		<b>GUT REHAB</b>	2,365,425
Total Cost Allowance for New Space		<b>GUT REHAB</b>	13,561,165

	Estimate	New Allowance	GUT REHAB over (under)	Estimate	Existing Allowance	over (under)
Construction	19,050,500	11,195,740	(7,854,760)			
Incidental	6,400,100	2,365,425	(4,034,675)			
Total	25,450,600	13,561,165	(11,889,435)			

Total MCA	13,561,165
Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio)	12,160,658

## FLOWER CITY SCHOOL NO.54

CAPACITY CALCULATION

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School District / BOCES Rochester City School District  
 Building Flower City School No. 54

**Existing Elementary Spaces:**

<u>Use or Subject</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Maximum Calculation</u>	<u>Capacity Calculated</u>
Pre-K to 6th over 550 Sq.Ft.)	18	>770	28.5 Sq.Ft. = 27 max.	486
<b>Grand Total - Existing:</b>				<b>486</b>

**New Elementary Spaces:**

<u>Use or Subject</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Maximum Calculation</u>	<u>Minimum Sq.Ft.</u>	<u>Capacity Calculated</u>
Pre-K to 6th (minimum 900 Sq.Ft.)			28.5 Sq.Ft. = 27 max.		
Pre-K & K; 770 Sq.Ft., Gr. 1 - 6	6	800			162
<b>Total - New Spaces (without "Other Spaces, if needed")</b>					<b>162</b>

**Other Spaces, if needed:**

Auditorium	Multi	4330	70 Sq.Ft. max. 60	4,200	60
Cafeteria or Gym	Gym	2880	70 Sq.Ft., max. 27	1,872	27
Teachers' Conf. Room	Lounge	670	70 Sq.Ft., max. 11	770	9
Library	Library	1865	70 Sq.Ft., max. 27	1,900	26
<b>Total - Other Spaces, if needed:</b>					<b>122</b>
<b>Grand Total - New Spaces plus Other Spaces, if needed:</b>					<b>284</b>

CAPACITY CALCULATION

Page 3 of 3

School District / BOCES Rochester City School District  
 Building Flower City School No. 54

**Special Education Classrooms**

**Existing Spaces:**

<u>Teacher-Student Ratio</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Capacity Calculated</u>
15:1	1	495	15
	1	580	15
	1	925	15
<b>Total Existing - Special Education</b>			<b>45</b>

**New Spaces:**

<u>Teacher-Student Ratio</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Minimum Size</u>	<u>Capacity Calculated</u>
15:1	1	785	770 Sq.Ft.	15
	1	800		15
<b>Total New - Special Education</b>				<b>30</b>

(New resource rooms have no capacity but must be a minimum of 300 Sq.Ft.)



**FLOWER CITY SCHOOL NO.54**



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Infrastructure - Exterior Envelope					
Roofing - protect and resurface	40188	sf	12	482,256	
Exterior Windows					
Exterior Windows / curtain wall - Aluminum	1	LS	2,820,000	2,820,000	with screens
Replace stone window sills		lf	60	-	
Exterior Doors					
FRP doors and Aluminum frames	1	LS	112,200	112,200	includes hardware
Exterior Walls - Masonry rehabilitation (Minor)	1	ls	12,000	12,000	
Skylight Replacement		sf	100	-	
Sloped glazing system		sf	72	-	
Louver & Grille Replacement		sf	50	-	
Exterior - other					
Exterior - masonry cleaning, Brick, Stone		SQ	3.00	-	SureKlean
Man Lift		per/day	700.00	-	
Interior Alterations					
Light	16968	sf	20.00	339,360	
Moderate	30927	sf	50.00	1,546,350	
Heavy	9106	sf	70.00	637,420	
Structural	0	sf	110.00	-	
Structural reconstruction work - Other		sf	40	-	
Warming Kitchen Modernization (excl MEP & equip)	1	LS	95,000	95,000	
Premium to provide terrazzo flooring at corridor	3500	sf	42	147,000	second floor
Stage Rigging & Curtains - Elementary School	1	LS	115,000	115,000	
Elevator Rehabilitation	1	LS	115,000	115,000	
Infrastructure - Asbestos Abatement	1	LS	636,890	636,890	
Infrastructure - Plumbing	1	LS	420,557	420,557	
Infrastructure - HVAC	1	LS	2,523,338	2,523,338	
Infrastructure - Electrical	1	LS	1,261,669	1,261,669	
Infrastructure - DWT	1	LS	224,297	224,297	
Sub-total				11,488,336	
Rehabilitation Contingency			20%	2,297,667	
<b>REHABILITATION SUB-TOTAL</b>				<b>13,786,003</b>	

ADDITION COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Kitchen Addition		sf	500.00	-	
Classroom Addition	10,001	sf	260.00	2,600,260	
Impacts to existing building due to addition	1	LS	250,000.00	250,000	
Sub-total				2,850,260	
Addition Contingency			20%	570,052	
<b>ADDITION SUB-TOTAL</b>				<b>3,420,312</b>	
<b>TOTAL BUILDING COSTS</b>				<b>17,206,315</b>	

BUILDING DEMOLITION COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Demolish Modular classroom structure	1	ea	15,000.00	15,000	
Remove associated utilities	1	ea	4,000.00	4,000	
Site Restoration	1	ea	1,500.00	1,500	
Sub-total				20,500	
Building Demolition Contingency			20%	4,100.00	
<b>BUILDING DEMOLITION SUB-TOTAL</b>				<b>24,600</b>	
<b>TOTAL BUILDING DEMOLITION COSTS</b>				<b>24,600</b>	

SITE WORK COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
SITE ACQUISITION					
Site Purchase Allowance	1	ea	75,000.00	75,000	
Site Purchase - vacant lot	0	ea	-	-	
Site Demo & Site Prep	0.3	acre	130,000.00	39,000	
Sub-total				114,000	
Site Acquisition Contingency			20%	22800	
<b>SITE ACQUISITION SUB-TOTAL</b>				<b>136,800</b>	
SITE WORK					
Parking Area Rehabilitation	1	ls	250,000	250,000	
Parking Area Expansion	1	ls	300,000	300,000	
Site Work Allowance	1	ls	350,000	350,000	
Construct playground incl/ resilient surface		EA	200,000	-	
Sidewalk Rehabilitation		sf	2	-	
New Sidewalks		sf	5	-	
Playfield Rehabilitation		LS	150,000	-	
Replace perimeter chain link fence		lf	47	-	12' high w/ fabric
Sub-total				900,000	
Site Work Contingency			20%	180000	
<b>SITE WORK SUB-TOTAL</b>				<b>1,080,000</b>	
<b>TOTAL SITE WORK COSTS</b>				<b>1,216,800</b>	

FURNITURE & EQUIPMENT ALLOWANCE	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Furniture	1	LS	650,000	650,000	
Kitchen Equipment	1	LS	300,000	300,000	
Sub-total				950,000	
Furniture & Equipment Contingency			20%	190,000	
<b>FURNITURE &amp; EQUIPMENT SUB-TOTAL</b>				<b>1,140,000</b>	
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>				<b>1,140,000</b>	

SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK				18,447,715	
SOFT COSTS			20%	3,689,543.04	
FURNITURE & EQUIPMENT ALLOWANCE				1,140,000	
<b>GRAND TOTAL</b>				<b>23,277,258</b>	



# DR. FREDDIE THOMAS LEARNING CENTER

## Proposed Addition & Reconstruction

The key objective is to provide alterations that separate the Dr. Freddie Thomas Learning Center building into two schools-within-a-school for Montessori School 53 and initial relocation of School 25. The project includes the construction of additional student toilet rooms, corridor separation doors, office renovations and playground areas.

### Major Scope Line Items:

- Main Office Renovation \$ 200,000  
(Renovations to create main office at Northern entrance)
- Construct Student Toilet rooms \$ 700,000  
(Construct 2 multi-user student toilet rooms and renovate 2 student toilet rooms)
- Alterations to create separate elementary schools \$ 2,067,000  
(Alterations at 2nd & 3rd floor corridors, central science room areas, primary classrooms)
- Site Improvements \$ 400,000  
(Construct playground)
- Furniture and Equipment \$ 800,000  
(Selective office and classroom furniture)
- Soft Costs \$ 833,000  
(A/E fees, CM fees, surveys, testing, legal, administrative and program costs)

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 5,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

## CAPACITY CALCULATION

School District / BOCES	Rochester City School District		Date	3/8/2016		
Project Control Number			Project Manager			
Building	Dr. Freddie Thomas Learning Center	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>
Grade Levels	Pre K - 6	Site Size	Usable Acres	Site Variance	Yes	No
District Aid Ratio			Architect / Engineer	SWBR Architects		
Architect / Engineer	SWBR Architects		Phone #	585-232-8300		
SD / BOCES Contract			Phone #			

BAU Summary		Existing	New	Projected Enrollment	
Grades	PK	6	1323	Gr.	to
Special Ed			45		5 yrs =

Calculation of Building Aid Using Cost Index for		Monroe County			
Regional Cost Factor		1.0			
			Dec-15		
PK - 6	Gr.	1323	Existing Elementary BAU X	11,252	Building Cost Index
	Gr.		Existing Secondary BAU X		Building Cost Index
		45	Existing Special Education BAU X	33,756	Building Cost Index
Subtotal Contract Allowance for Alterations					16,405,416
PK - 6	Gr.	1323	Existing Elementary BAU X	2,250	Incidental Cost Index
	Gr.		Existing Secondary BAU X		Incidental Cost Index
		45	Existing Special Education BAU X	8,439	Incidental Cost Index
Subtotal Incidental Allowance for Alterations					3,356,505
Total Cost Allowance for Alterations					19,761,921
PK - 6	Gr.	0	New Elementary BAU X	11,252	Building Cost Index
	Gr.		New Secondary BAU X		Building Cost Index
		0	New Special Education BAU X	33,756	Building Cost Index
Subtotal Contract Allowance for New Space					-
PK - 6	Gr.	0	New Elementary BAU X	2,250	Incidental Cost Index
	Gr.		New Secondary BAU X		Incidental Cost Index
		0	New Special Education BAU X	8,439	Incidental Cost Index
Subtotal Incidental Allowance for New Space					-
Total Cost Allowance for New Space					-

	Estimate	New Allowance	over (under)	Estimate	Existing Allowance	over (under)
Construction		-	-	2,967,000	16,405,416	13,438,416
Incidental		-	-	2,033,000	3,356,505	1,323,505
Total		-	-	5,000,000	19,761,921	14,761,921

Total MCA 19,761,921

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio) 100,000



# DR. FREDDIE THOMAS LEARNING CENTER



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Infrastructure - Exterior Envelope					
Roofing - remove and replace (assume asbestos)		sf	36	-	
Roofing - resurfacing		sf	12	-	includes removing gravel, new flashing
Exterior Windows					
Exterior Windows - Aluminum		sf	41	-	with screens (Add 20% for anodized)
Exterior Doors					
Aluminum - Exterior Doors			6,020	-	includes hardware(Add 20% for anodized)
Exterior Walls - Masonry rehabilitation (Minor / Moderate / Severe)		sf	???		
Exterior Parapets - Masonry rehabilitation (Minor / Moderate / Severe)		sf	???		
Skylight Replacement		sf	100	-	
Sloped glazing system		sf	72	-	
Louver & Grille Replacement		sf	50	-	
Exterior - other					
Exterior - masonry cleaning, Brick, Stone		SQ	3.00	-	SureKlean
Man Lift		per/day	700.00	-	
Interior Alterations					
Light		sf			
Moderate		sf			
Heavy	1	LS	1,200,000	1,200,000	
Structural		sf			
Structural reconstruction work - Other					
Warming Kitchen Modernization (excl MEP & equip)		LS	95,000	-	
Elevator Rehabilitation		LS	115,000	-	
Infrastructure - Asbestos Abatement		0	LS		
Infrastructure - Plumbing	1	LS	500,000	500,000	
Infrastructure - HVAC	1	LS	1,300,000	1,300,000	
Infrastructure - Electrical	1	LS	500,000	500,000	
Sub-total				3,500,000	
Rehabilitation Contingency				20%	700,000
<b>REHABILITATION SUB-TOTAL</b>					<b>4,200,000</b>
<b>ADDITION COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Kitchen Addition		sf	500.00	-	
Classroom Addition		sf	225.00	-	
Impacts to existing building due to addition		LS		-	
Sub-total				-	
Addition Contingency				20%	0
<b>ADDITION SUB-TOTAL</b>					<b>-</b>
<b>TOTAL BUILDING COSTS</b>					<b>4,200,000</b>
<b>BUILDING DEMOLITION COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Demolish Modular classroom structure		ea	15,000.00	-	
Remove associated utilities		ea	4,000.00	-	
Site Restoration		ea	1,500.00	-	
Sub-total				-	
Building Demolition Contingency				20%	-
<b>BUILDING DEMOLITION SUB-TOTAL</b>					<b>-</b>
<b>TOTAL BUILDING DEMOLITION COSTS</b>					<b>-</b>
<b>SITE WORK COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
<b>SITE ACQUISITION</b>					
Site Purchase w/ residential building	0	ea		-	
Site Purchase - vacant lot	0	ea		-	
Site Demo & Site Prep	0	acre	130,000.00	-	
Sub-total				-	
Site Acquisition Contingency				20%	0
<b>SITE ACQUISITION SUB-TOTAL</b>					<b>-</b>
<b>SITE WORK</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Parking Area Rehabilitation		sf	3	-	
Parking Area Expansion		SY		-	
Demolish Playground		EA	10,000	-	
Construct playground incl/ resilient surface		EA	200,000	-	
Sidewalk Rehabilitation		sf	2	-	
New Sidewalks		sf	5	-	
Playfield Rehabilitation		LS	150,000	-	
Replace perimeter chain link fence		lf	47	-	12' high w/ fabric
Sub-total				-	
Site Work Contingency				20%	0
<b>SITE WORK SUB-TOTAL</b>					<b>-</b>
<b>TOTAL SITE WORK COSTS</b>					<b>-</b>
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Furniture		LS	800,000	-	
Kitchen Equipment		LS	350,000	-	
Sub-total				-	
Furniture & Equipment Contingency				20%	-
<b>FURNITURE &amp; EQUIPMENT SUB-TOTAL</b>					<b>-</b>
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>					<b>-</b>
SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK				4,200,000	
SOFT COSTS		20%		840,000	
FURNITURE & EQUIPMENT ALLOWANCE				-	
<b>GRAND TOTAL</b>				<b>5,040,000</b>	



# EAST UPPER & LOWER SCHOOLS

## Proposed Addition & Reconstruction

The key objective is to optimize replacement of M/E/P infrastructure, along with the alignment of the Educational, Administrative and Organizational Program to compliment the learning goals of the University of Rochester's agreement as the Educational Partnership Organization (EPO) approved by SED. The Preliminary Construction Budget (below) and the Probable Maximum Cost Allowance (right) are close to aligning, pending more discussion with SED.

### Major Scope Line Items:

- New Lower School Building Wing (Small Learning Communities, SLC's @ 45,000 sf) \$ 7,800,000
- Reconstruct Existing Classroom Wings (SLC's conversion @ 164,000 sf, and replace central M/E/P) \$ 26,030,000
- New Connecting corridor for 3rd Floor Classrooms (1,800 sf, facilitates ease of supervision & safety) \$ 1,035,000
- CTE Wing Renovations (24,600 sf) \$ 1,107,000
- Entry / Event Lobbies & Shared Spaces (27,000 sf) \$ 3,000,000
- Separate Café's / Shared Kitchen Upgrades (16,000 sf excludes kitchen equipment, T.B.D.) \$ 2,240,000
- Reconstruct / Expand Admin., Guidance, Nurse, etc (11,300 sf includes 'House Admin. Hub' in each SLC) \$ 1,387,500
- Upgrade Pool & Locker / Team Rooms (23,500 sf) \$ 2,850,000
- Site Improvements (New Bus Loop & Parking) \$ 478,600
- Furniture and Equipment (Kitchen equipment, cafeteria, library, office and classroom furniture) \$ 1,200,000
- Soft Costs (A/E fees, CM fees, surveys, testing, legal, administrative and program costs) \$ 7,871,900

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 55,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

## CAPACITY CALCULATION

School District / BOCES	Rochester City School District		Date	3/8/2016		
Project Control Number			Project Manager			
Building	East Upper & Lower Schools	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>
Grade Levels	6 - 12	Site Size	Usable Acres	Site Variance	Yes	No
District Aid Ratio			Architect / Engineer	SWBR Architects		
Architect / Engineer	SWBR Architects		Phone #	585-232-8300		
SD / BOCES Contract			Phone #			

BAU Summary	Existing	New	Projected Enrollment	
Grades	6 6	27	162	Gr. to 5 yrs =
Special Ed	7 12	2557	475	
		90	15	

Calculation of Building Aid Using Cost Index for Regional Cost Factor			Monroe County		
			1.0		
			Dec-15		
6 Gr.	27	Existing Elementary BAU X	11,252	Building Cost Index	303,804
7-12 Gr.	2557	Existing Secondary BAU X	16,878	Building Cost Index	43,157,046
	90	Existing Special Education BAU X	33,756	Building Cost Index	3,038,040
Subtotal Contract Allowance for Alterations					46,498,890
6 Gr.	27	Existing Elementary BAU X	2,250	Incidental Cost Index	60,750
7-12 Gr.	2557	Existing Secondary BAU X	4,219	Incidental Cost Index	10,787,983
	90	Existing Special Education BAU X	8,439	Incidental Cost Index	759,510
Subtotal Incidental Allowance for Alterations					11,608,243
Total Cost Allowance for Alterations					58,107,133
6 Gr.	162	New Elementary BAU X	11,252	Building Cost Index	1,822,824
7-12 Gr.	475	New Secondary BAU X	16,878	Building Cost Index	8,017,050
	15	New Special Education BAU X	33,756	Building Cost Index	506,340
Subtotal Contract Allowance for New Space					10,346,214
6 Gr.	162	New Elementary BAU X	2,250	Incidental Cost Index	364,500
7-12 Gr.	475	New Secondary BAU X	4,219	Incidental Cost Index	2,004,025
	15	New Special Education BAU X	8,439	Incidental Cost Index	126,585
Subtotal Incidental Allowance for New Space					2,495,110
Total Cost Allowance for New Space					12,841,324

	Estimate	New Allowance	over (under)	Estimate	Existing Allowance	over (under)
Construction	8,835,000	10,346,214	1,511,214	36,614,500	46,498,890	9,884,390
Incidental	1,767,000	2,495,110	728,110	7,783,500	11,608,243	3,824,743
Total	10,602,000	12,841,324	2,239,324	44,398,000	58,107,133	13,709,133

Total MCA 70,948,457

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio) 1,100,000

## EAST UPPER & LOWER SCHOOLS

CAPACITY CALCULATION

Page 2 of 4

School District / BOCES Rochester City School District  
 Building East Upper & Lower School

**Existing Secondary Spaces:**

<u>Use or Subject</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Maximum Calculation</u>	<u>Capacity Calculated</u>
Agric. Shop & CR	_____	_____	20 Sq.Ft. = 20 max.	_____
Art	_____	_____	45 Sq.Ft. = 25 max.	_____
Business Ed.	_____	_____	35 Sq.Ft. = 24 max.	_____
Computer CR	_____	_____	35 Sq.Ft. = 24 max.	_____
Distributive Ed.	_____	_____	50 Sq.Ft. = 20 max.	_____
Keyboarding & Typing	_____	_____	35 Sq.Ft. = 24 max.	_____
Home & Careers	_____	_____	50 Sq.Ft. = 24 max.	_____
Music: Classroom	_____	_____	25 Sq.Ft. = 30 max.	_____
Instrumental	_____	_____	25 Sq.Ft. x .4	_____
Vocal	_____	_____	20 Sq.Ft. x .4	_____
Technology	_____	_____	75 Sq.Ft. = 24 max.	_____
Mech. Drawing & CADD	_____	_____	35 Sq.Ft. = 25 max.	_____
Science: General	_____	_____	30 Sq.Ft. = 30 max.	_____

CAPACITY CALCULATION

Page 3 of 4

School District / BOCES Rochester City School District  
 Building East Upper & Lower School

<u>Use or Subject</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Maximum Calculation</u>	<u>Capacity Calculated</u>
Earth	_____	_____	30 Sq.Ft. = 30 max.	_____
Biology	_____	_____	50 Sq.Ft. = 24 max.	_____
Chemistry	_____	_____	50 Sq.Ft. = 24 max.	_____
Physics	_____	_____	50 Sq.Ft. = 24 max.	_____
Library Reading Room	_____	_____	25 Sq.Ft., max of 15% I.C.	_____
Physical Ed:				
1st Gym Station (up to 500)	_____	_____	48'x66' (3,168), max. 30	_____
2nd Gym Station (501-1,000)	_____	_____	48'x66' (3,168), max. 30	_____
Each Add'l. (500 or fraction)	_____	_____	48'x66' (3,168), max. 30	_____
Pool	_____	_____	max. 30	_____
Study Hall	_____	_____	16.5 Sq.Ft., max. of 40% I.C.	_____
Cafeteria as Study Hall	_____	_____	16.5 Sq.Ft. x .7 max.	_____
			<b>Sub-Total P.S.</b>	_____
Interchangeable Classrooms	_____	_____	26 Sq.Ft. = 30 max.	_____
	_____	_____		_____
	_____	_____		_____
	_____	_____		_____



School District / BOCES Rochester City School District  
 Building East Upper & Lower School

**Special Education Classrooms**

**Existing Spaces:**

<u>Teacher-Student Ratio</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Capacity Calculated</u>
15:1	<u>6</u>	<u>880</u>	<u>90</u>
	<u> </u>	<u> </u>	<u> </u>
	<u> </u>	<u> </u>	<u> </u>
12:1	<u> </u>	<u> </u>	<u> </u>
12:1:1	<u> </u>	<u> </u>	<u> </u>
12:1+3:1	<u> </u>	<u> </u>	<u> </u>
8:1:1	<u> </u>	<u> </u>	<u> </u>
6:1	<u> </u>	<u> </u>	<u> </u>
<b>Total Existing - Special Education</b>			<u>90</u>

**New Spaces:**

<u>Teacher-Student Ratio</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Minimum Size</u>	<u>Capacity Calculated</u>
15:1	<u>1</u>	<u> </u>	770 Sq.Ft.	<u>15</u>
	<u> </u>	<u> </u>		<u> </u>
	<u> </u>	<u> </u>		<u> </u>
12:1	<u> </u>	<u> </u>	770 Sq.Ft.	<u> </u>
12:1:1	<u> </u>	<u> </u>	770 Sq.Ft.	<u> </u>
12:1+3:1	<u> </u>	<u> </u>	900 Sq.Ft.	<u> </u>
8:1:1	<u> </u>	<u> </u>	550 Sq.Ft.	<u> </u>
6:1	<u> </u>	<u> </u>	450 Sq.Ft.	<u> </u>
<b>Total New - Special Education</b>				<u>15</u>

(New resource rooms have no capacity but must be a minimum of 300 Sq.Ft.)

# EAST UPPER & LOWER SCHOOLS



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Infrastructure - Exterior Envelope					
Roofing - remove and replace (assume asbestos)	1	LS	7,143,267	7,143,267	
Roofing - resurfacing		sf	12	-	includes removing gravel, new flashing
Exterior Windows					
Exterior Windows - Aluminum		sf	41	-	with screens (Add 20% for anodized)
Exterior Doors					
Aluminum - Exterior Doors			6,020	-	includes hardware(Add 20% for anodized)
Exterior Walls - Masonry rehabilitation allowance	1	LS	350,000	350,000	
Exterior Steps Rehabilitation	1	LS	35,000	35,000	
Skylight Replacement		sf	100	-	
Sloped glazing system		sf	72	-	
Louver & Grille Replacement		sf	50	-	
Exterior - other					
Exterior - masonry cleaning, Brick, Stone	1	LS	100,000.00	100,000	SureKlean
Exterior - chemical		sf	4.00	-	
Man Lift	50	per/day	700.00	35,000	
Interior Alterations					
Light	80000	sf	20.00	1,600,000	
Moderate	25000	sf	50.00	1,250,000	
Heavy	25000	sf	70.00	1,750,000	
Structural		sf	110.00	-	
Structural reconstruction work - Other		sf	40	-	
Premium to provide terrazzo flooring at corridor		sf	42	-	
Elevator Rehabilitation		LS	115,000	-	
Infrastructure - Asbestos Abatement	1	LS	1,000,000	1,000,000	
Infrastructure - Plumbing	1	LS	1,813,656	1,813,656	
Infrastructure - HVAC	1	LS	5,667,675	5,667,675	
Infrastructure - Electrical	1	LS	4,534,140	4,534,140	
Infrastructure - DWT	1	LS	680,121	680,121	
Sub-total				25,958,859	
Rehabilitation Contingency			20%	5,191,772	
REHABILITATION SUB-TOTAL				31,150,630	
ADDITION COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Kitchen Addition		sf	500.00	-	
Classroom Addition	36,200	sf	225.00	8,145,000	
Impacts to existing building due to addition	1	LS	150,000.00	150,000	
Sub-total				8,295,000	
Addition Contingency			20%	1,659,000	
ADDITION SUB-TOTAL				9,954,000	
<b>TOTAL BUILDING COSTS</b>				<b>41,104,630</b>	
BUILDING DEMOLITION COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Demolish Modular classroom structure		ea	15,000.00	-	
Remove associated utilities		ea	4,000.00	-	
Site Restoration		ea	1,500.00	-	
Sub-total				-	
Building Demolition Contingency			20%	-	
BUILDING DEMOLITION SUB-TOTAL				-	
<b>TOTAL BUILDING DEMOLITION COSTS</b>				<b>-</b>	
SITE WORK COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
SITE ACQUISITION					
Site Purchase w/ residential building	0	ea		-	
Site Purchase - vacant lot	0	ea		-	
Site Demo & Site Prep	0	acre	130,000.00	-	
Sub-total				-	
Site Acquisition Contingency			20%	0	
SITE ACQUISITION SUB-TOTAL				-	
SITE WORK	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Site Work Allowance	1	LS	2,085,000	2,085,000	
Parking Area Expansion		SY		-	
Demolish Playground		EA	10,000	-	
Construct playground incl/ resilient surface		EA	200,000	-	
Sidewalk Rehabilitation		sf	2	-	
New Sidewalks		sf	5	-	
Playfield Rehabilitation		LS	150,000	-	
Replace perimeter chain link fence		lf	47	-	12' high w/ fabric
Sub-total				2,085,000	
Site Work Contingency			20%	417,000	
SITE WORK SUB-TOTAL				2,502,000	
<b>TOTAL SITE WORK COSTS</b>				<b>2,502,000</b>	
FURNITURE & EQUIPMENT ALLOWANCE	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Furniture	1	LS	2,150,000	2,150,000	
Kitchen Equipment	1	LS	350,000	350,000	
Sub-total				2,500,000	
Furniture & Equipment Contingency			20%	500,000	
FURNITURE & EQUIPMENT SUB-TOTAL				3,000,000	
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>				<b>3,000,000</b>	
SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK				43,606,630	
SOFT COSTS		20%		8,721,326	
FURNITURE & EQUIPMENT ALLOWANCE				3,000,000	
<b>GRAND TOTAL</b>				<b>55,327,956</b>	

# JAMES MONROE HIGH SCHOOL

## Proposed Addition & Reconstruction

The key objective is to complete the modernization of Monroe High School that was begun in Phase 1. This project has a Part A and B, which together include the demolition of the cafeteria wing and School Building No. 15, the construction of a gymnasium addition, and construction of parking and athletic fields.

### Major Scope Line Items:

- New addition \$ 10,764,000  
(Demolish Building No. 15 and construct 41,400 sf addition)
- Infrastructure modernization and alterations \$ 29,736,000  
(Window replacement, roof restoration, masonry rehab, haz-mat abatement, Interior Alterations, M/E/P rehab, technology upgrades)
- Site Improvements \$ 2,500,000  
(Reconstruct parking, drop off, sidewalks and playfields)
- Furniture and Equipment \$ 2,000,000  
(Kitchen equipment, cafeteria, library, office and classroom furniture)
- Soft Costs \$ 9,000,000  
(A/E fees, CM fees, surveys, testing, legal, administrative and program costs)

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 54,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

### CAPACITY CALCULATION

Page 1 of 4

School District / BOCES	Rochester City School District		Date	3/8/2016		
Project Control Number			Project Manager			
Building	James Monroe High School	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>
Grade Levels	6 - 12	Site Size	Usable Acres	Site Variance	Yes	No
District Aid Ratio			Architect / Engineer	SWBR Architects		
Architect / Engineer	SWBR Architects		Phone #	585-232-8300		
SD / BOCES Contract			Phone #			

BAU Summary	Existing	New	Projected Enrollment
Grades			Gr. to 5 yrs =
Special Ed	7	12	
		2062	
		231	

Calculation of Building Aid Using Cost Index for Regional Cost Factor

Monroe County  
1.0

Gr.			Dec-15		
7 - 12	Gr.	0	11,252	Building Cost Index	-
	Gr.	0	16,878	Building Cost Index	-
		0	33,756	Building Cost Index	-

Subtotal Contract Allowance for Alterations

-

Gr.					
7 - 12	Gr.	0	2,250	Incidental Cost Index	-
	Gr.	0	4,219	Incidental Cost Index	-
		0	8,439	Incidental Cost Index	-

Subtotal Incidental Allowance for Alterations

-

Total Cost Allowance for Alterations

-

Gr.					
7 - 12	Gr.	0	11,252	Building Cost Index	-
	Gr.	2062	16,878	Building Cost Index	34,802,436
		231	33,756	Building Cost Index	7,797,636

Subtotal Contract Allowance for New Space

42,600,072

Gr.					
7 - 12	Gr.	0	2,250	Incidental Cost Index	-
	Gr.	2062	4,219	Incidental Cost Index	8,699,578
		231	8,439	Incidental Cost Index	1,949,409

Subtotal Incidental Allowance for New Space

GUT REHAB

10,648,987

Total Cost Allowance for New Space

GUT REHAB

53,249,059

	Estimate	New Allowance	GUT REHAB over (under)	Estimate	Existing Allowance	Existing over (under)
Construction	40,500,000	42,600,072	2,100,072		-	-
Incidental	13,500,000	10,648,987	(2,851,013)		-	-
Total	54,000,000	53,249,059	(750,941)		-	-

Total MCA 53,249,059

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio) 1,815,922

# JAMES MONROE HIGH SCHOOL

CAPACITY CALCULATION

Page 2 of 4

School District / BOCES Rochester City School District  
 Building James Monroe High School

**Existing Secondary Spaces:**

<u>Use or Subject</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Maximum Calculation</u>	<u>Capacity Calculated</u>
Agric. Shop & CR	_____	_____	20 Sq.Ft. = 20 max.	_____
Art	_____	_____	45 Sq.Ft. = 25 max.	_____
Business Ed.	_____	_____	35 Sq.Ft. = 24 max.	_____
Computer CR	_____	_____	35 Sq.Ft. = 24 max.	_____
Distributive Ed.	_____	_____	50 Sq.Ft. = 20 max.	_____
Keyboarding & Typing	_____	_____	35 Sq.Ft. = 24 max.	_____
Home & Careers	_____	_____	50 Sq.Ft. = 24 max.	_____
Music: Classroom	_____	_____	25 Sq.Ft. = 30 max.	_____
Instrumental	_____	_____	25 Sq.Ft. x .4	_____
Vocal	_____	_____	20 Sq.Ft. x .4	_____
Technology	_____	_____	75 Sq.Ft. = 24 max.	_____
Mech. Drawing & CADD	_____	_____	35 Sq.Ft. = 25 max.	_____
Science: General	_____	_____	30 Sq.Ft. = 30 max.	_____

CAPACITY CALCULATION

Page 3 of 4

School District / BOCES Rochester City School District  
 Building James Monroe High School

<u>Use or Subject</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Maximum Calculation</u>	<u>Capacity Calculated</u>
Earth	_____	_____	30 Sq.Ft. = 30 max.	_____
Biology	_____	_____	50 Sq.Ft. = 24 max.	_____
Chemistry	_____	_____	50 Sq.Ft. = 24 max.	_____
Physics	_____	_____	50 Sq.Ft. = 24 max.	_____
Library Reading Room	_____	_____	25 Sq.Ft., max of 15% I.C.	_____
Physical Ed:				
1st Gym Station (up to 500)	_____	_____	48'x66' (3,168), max. 30	_____
2nd Gym Station (501-1,000)	_____	_____	48'x66' (3,168), max. 30	_____
Each Add'l. (500 or fraction)	_____	_____	48'x66' (3,168), max. 30	_____
Pool	_____	_____	max. 30	_____
Study Hall	_____	_____	16.5 Sq.Ft., max. of 40% I.C.	_____
Cafeteria as Study Hall	_____	_____	16.5 Sq.Ft. x .7 max.	_____
			<b>Sub-Total P.S.</b>	_____
Interchangeable Classrooms	_____	_____	26 Sq.Ft. = 30 max.	_____
	_____	_____		_____
	_____	_____		_____
	_____	_____		_____
	_____	_____		_____
	_____	_____		_____

School District / BOCES Rochester City School District  
 Building James Monroe High School

**Special Education Classrooms**

**Existing Spaces:**

<u>Teacher-Student Ratio</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Capacity Calculated</u>
15:1	_____	_____	_____
	_____	_____	_____
	_____	_____	_____
12:1	_____	_____	_____
12:1:1	_____	_____	_____
12:1+3:1	_____	_____	_____
8:1:1	_____	_____	_____
6:1	_____	_____	_____
<b>Total Existing - Special Education</b>			<b>0</b>

**New Spaces:**

<u>Teacher-Student Ratio</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Minimum Size</u>	<u>Capacity Calculated</u>
15:1	_____	_____	770 Sq.Ft.	_____
	_____	_____		_____
	_____	_____		_____
12:1	_____	_____	770 Sq.Ft.	_____
12:1:1	_____	_____	770 Sq.Ft.	_____
12:1+3:1	_____	_____	900 Sq.Ft.	_____
8:1:1	_____	_____	550 Sq.Ft.	_____
6:1	_____	_____	450 Sq.Ft.	_____
<b>Total New - Special Education</b>				<b>0</b>

(New resource rooms have no capacity but must be a minimum of 300 Sq.Ft.)

# JAMES MONROE HIGH SCHOOL



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Infrastructure - Exterior Envelope					
Roofing - Partial remove and replace (assume asbestos)	1	LS	653,400	653,400	
Roofing - resurfacing		sf	12	-	includes removing gravel, new flashing
- Pick one - Exterior Windows					
Exterior Windows - Historic Aluminum w/ Dual Glazed	1	LS	3,216,000	3,216,000	with screens (Add 20% for anodized)
Replace stone window sills		lf	60	-	
Exterior Doors					
FRP doors and Aluminum frames - Allowance	1	LS	260,000		includes hardware(Add 20% for anodized)
Exterior Walls - Masonry rehabilitation Allowance	1	LS	450,000	450,000	
Exterior Parapets - Masonry rehabilitation Allowance	1	LS	150,000	150,000	
Chimney - Demolish & Lower	1	LS	75,000	75,000	
Exterior Steps Rehabilitation	1	LS	50,000	50,000	
Skylight Replacement		sf	100	-	
Sloped glazing system		sf	72	-	
Louver & Grille Replacement		sf	50	-	
Exterior - other					
Exterior - masonry cleaning, Brick, Stone	1	LS	100,000.00	100,000	SureKlean
Man Lift	45	per/day	700.00	31,500	
Interior Alterations					
Light	40000	sf	35.00	1,400,000	
Moderate	50000	sf	60.00	3,000,000	
Heavy	115000	sf	80.00	9,200,000	
Structural		sf	120.00	-	
Selective Building Demolition	1	LS	450,000	450,000	
Kitchen Alteration (excl MEP & equip)	1	LS	300,000	300,000	
Elevator Rehabilitation	1	LS	115,000	115,000	
Infrastructure - Asbestos Abatement	1	LS	500,000	500,000	
Infrastructure - Plumbing	1	LS	1,165,075	1,165,075	
Infrastructure - HVAC	1	LS	1,165,075	1,165,075	
Infrastructure - Electrical	1	LS	1,165,075	1,165,075	
Infrastructure - DWT	1	LS	466,030	466,030	
Sub-total				23,652,155	
Rehabilitation Contingency			20%	4730431	
REHABILITATION SUB-TOTAL				28,382,586	
ADDITION COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Kitchen Addition		sf	500.00	-	
Classroom Addition	41,400	sf	260.00	10,764,000	
Impacts to existing building due to addition	1	LS	350,000.00	350,000	
Sub-total				11,114,000	
Addition Contingency			20%	2222800	
ADDITION SUB-TOTAL				13,336,800	
<b>TOTAL BUILDING COSTS</b>				<b>41,719,386</b>	
BUILDING DEMOLITION COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Demolish Modular classroom structure		ea	15,000.00	-	
Remove associated utilities		ea	4,000.00	-	
Site Restoration		ea	1,500.00	-	
Sub-total				-	
Building Demolition Contingency			20%	-	
BUILDING DEMOLITION SUB-TOTAL				-	
<b>TOTAL BUILDING DEMOLITION COSTS</b>				<b>-</b>	
SITE WORK COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
SITE ACQUISITION					
Site Purchase w/ residential building	0	ea	-	-	
Site Purchase - vacant lot	0	ea	-	-	
Site Demo & Site Prep	0	acre	130,000.00	-	
Sub-total				-	
Site Acquisition Contingency			20%	0	
SITE ACQUISITION SUB-TOTAL				-	
SITE WORK	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Site Work Allowance	1	LS	2,100,000	2,100,000	
Sub-total				2,100,000	
Site Work Contingency			20%	420,000	
SITE WORK SUB-TOTAL				2,520,000	
<b>TOTAL SITE WORK COSTS</b>				<b>2,520,000</b>	
FURNITURE & EQUIPMENT ALLOWANCE	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Furniture	1	LS	800,000	650,000	
Kitchen Equipment	1	LS	350,000	350,000	
Sub-total				1,000,000	
Furniture & Equipment Contingency			20%	200,000	
FURNITURE & EQUIPMENT SUB-TOTAL				1,200,000	
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>				<b>1,200,000</b>	
SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK				44,239,386	
SOFT COSTS			20%	8,847,877	
FURNITURE & EQUIPMENT ALLOWANCE				1,200,000	
<b>GRAND TOTAL</b>				<b>54,287,263</b>	

# EDISON EDUCATIONAL CAMPUS

## Proposed Addition & Reconstruction

The key objective is to provide infrastructure rehabilitation consisting of exterior envelop rehabilitation, structural rehabilitation, Mechanical, Electrical and Plumbing rehabilitation, toilet room renovations and associated interior finish work. This project consists primarily of priority Building Condition Survey items.

### Major Scope Line Items:

- Exterior envelope rehabilitation (Replacement of windows and metal panel system. Masonry rehabilitation) \$ 4,000,000
- Structural rehabilitation (Continue replacement and or reinforcement of post tensioned structural system) \$ 1,500,000
- Mechanical, Electrical and Plumbing System rehabilitation (Replacement of Air Handling units and associated Electrical, Plumbing and interior finishes) \$ 12,000,000
- Toilet and locker room rehabilitation (Renovate all student and staff toilet rooms and locker rooms) \$ 2,800,000
- Site Improvements (Selective Building Condition Survey items) \$ 2,700,000
- Furniture and Equipment (Selective office and classroom furniture) \$ 2,000,000
- Soft Costs (A/E fees, CM fees, surveys, testing, legal, administrative and program costs) \$ 5,000,000

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 30,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

### CAPACITY CALCULATION

School District / BOCES	Rochester City School District		Date	3/8/2016		
Project Control Number			Project Manager			
Building	Edison Career and Technology High School Campus	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt	<input checked="" type="checkbox"/>
Grade Levels	9 - 12	Site Size	Usable Acres	Site Variance	Yes	No
District Aid Ratio			Architect / Engineer	SWBR Architects		
Architect / Engineer	SWBR Architects		Phone #	585-232-8300		
SD / BOCES Contract			Phone #			

BAU Summary	Existing	New	Projected Enrollment
Grades			Gr. to 5 yrs =
Special Ed	3254		
	180		

Calculation of Building Aid Using Cost Index for Regional Cost Factor		Monroe County	
		1.0	
		Dec-15	
6 Gr.	0	11,252	Building Cost Index
7 - 12 Gr.	3254	16,878	Building Cost Index
	180	33,756	Building Cost Index
Subtotal Contract Allowance for Alterations		60,997,092	
6 Gr.	0	2,250	Incidental Cost Index
7 - 12 Gr.	3254	4,219	Incidental Cost Index
	180	8,439	Incidental Cost Index
Subtotal Incidental Allowance for Alterations		15,247,646	
Total Cost Allowance for Alterations		76,244,738	
6 Gr.	0	11,252	Building Cost Index
7 - 12 Gr.	0	16,878	Building Cost Index
	0	33,756	Building Cost Index
Subtotal Contract Allowance for New Space		-	
6 Gr.	0	2,250	Incidental Cost Index
7 - 12 Gr.	0	4,219	Incidental Cost Index
	0	8,439	Incidental Cost Index
Subtotal Incidental Allowance for New Space		-	
Total Cost Allowance for New Space		-	

	Estimate	New Allowance	over (under)	Estimate	Existing Allowance	over (under)
Construction		-	-	27,800,000	60,997,092	33,197,092
Incidental		-	-	11,200,000	15,247,646	4,047,646
Total		-	-	39,000,000	76,244,738	37,244,738

Total MCA 76,244,738

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio) 780,000

# EDISON EDUCATIONAL CAMPUS

CAPACITY CALCULATION

Page 2 of 4

School District / BOCES Rochester City School District  
 Building Edison Career and Technology High School Campus

**Existing Secondary Spaces:**

Use or Subject	No. of Rooms	Size (Sq.Ft.)	Maximum Calculation	Capacity Calculated
Agric. Shop & CR			20 Sq.Ft. = 20 max.	
Art	1	891	45 Sq.Ft. = 25 max.	19
	1	944		20
Business Ed.			35 Sq.Ft. = 24 max.	
Computer CR	1	966	35 Sq.Ft. = 24 max.	24
	1	1720		24
	1	572		16
	1	610		17
Distributive Ed.			50 Sq.Ft. = 20 max.	
Keyboarding & Typing	1	920	35 Sq.Ft. = 24 max.	24
Home & Careers			50 Sq.Ft. = 24 max.	
Music:				
Classroom			25 Sq.Ft. = 30 max.	
Instrumental	1	4734	25 Sq.Ft. x .4	75
Vocal	1	1281	20 Sq.Ft. x .4	25
Technology	31	>1800	75 Sq.Ft. = 24 max.	744
	1	1724		23
	2	1475/1733		46
	3	1101/1119/1481		57
	12	<1800		264
Mech. Drawing & CADD	4	701/(2)x718/769	35 Sq.Ft. = 25 max.	84
Science:				
General			30 Sq.Ft. = 30 max.	

CAPACITY CALCULATION

Page 3 of 4

Use or Subject	No. of Rooms	Size (Sq.Ft.)	Maximum Calculation	Capacity Calculated
Earth			30 Sq.Ft. = 30 max.	
Biology	1	1384	50 Sq.Ft. = 24 max.	24
Chemistry	2	>1200	50 Sq.Ft. = 24 max.	48
Physics	1	1007	50 Sq.Ft. = 24 max.	20
Library	1	4017	25 Sq.Ft., max of 15% I.C.	196
Reading Room	1	904		
Physical Ed:				
1st Gym Station (up to 500)	4	3168	48'x66' (3,168), max. 30	120
2nd Gym Station (501-1,000)			48'x66' (3,168), max. 30	
Each Add'l. (500 or fraction)			48'x66' (3,168), max. 30	
Pool	1	6536	max. 30	30
Study Hall			16.5 Sq.Ft., max. of 40% I.C.	
Cafeteria as Study Hall	1	10821	16.5 Sq.Ft. x .7 max.	459
			<b>Sub-Total P.S.</b>	<b>2359</b>
Interchangeable Classrooms	2	>770	26 Sq.Ft. = 30 max.	60
	5	>770		150
	12	>770		360
	4	600/603/682/657		100
	4	732/734/735/762		116
	17	>770		510
	8			208
	4	682/745/736/728		112



School District / BOCES Rochester City School District  
 Building Edison Career and Technology High School Campus

**Special Education Classrooms**

**Existing Spaces:**

<u>Teacher-Student Ratio</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Capacity Calculated</u>
15:1	12		180
12:1			
12:1:1			
12:1+3:1			
8:1:1			
6:1			
<b>Total Existing - Special Education</b>			<b>180</b>

**New Spaces:**

<u>Teacher-Student Ratio</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Minimum Size</u>	<u>Capacity Calculated</u>
15:1			770 Sq.Ft.	
12:1			770 Sq.Ft.	
12:1:1			770 Sq.Ft.	
12:1+3:1			900 Sq.Ft.	
8:1:1			550 Sq.Ft.	
6:1			450 Sq.Ft.	
<b>Total New - Special Education</b>				

(New resource rooms have no capacity but must be a minimum of 300 Sq.Ft.)

# EDISON EDUCATIONAL CAMPUS



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Infrastructure - Exterior Envelope					
Roofing - partial remove and replace (assume asbestos)	1	LS	682,000	682,000	
Exterior Windows					
Exterior Windows - Aluminum	1	LS	1,690,920	1,690,920	with screens
Exterior Doors					
Exterior Doors - Allowance	1	LS	135,000	135,000	includes hardware
Exterior Walls - Masonry rehabilitation Allowance	1	LS	300,000	300,000	
Exterior - other					
Scaffold Tube Steel, 1-5 Story		sf	4.00	-	
Exterior - masonry cleaning, Brick, Stone		SQ	3.00	-	SureKlean
Exterior - chemical		sf	4.00	-	
Man Lift		per/day	700.00	-	
Interior Alterations					
Light		sf		-	
Moderate		sf		-	
Heavy		sf		-	
Structural		sf		-	
Architectural & Structural BCS items	1	LS	1,500,000	1,500,000	
Infrastructure - Asbestos Abatement	1	LS	400,000	400,000	
Infrastructure - Plumbing	1	LS	927,250	927,250	
Infrastructure - HVAC	1	LS	4,998,667	4,998,667	
Infrastructure - Electrical	1	LS	5,993,500	5,993,500	
Infrastructure - DWT	1	LS	633,273	633,273	
Sub-total				17,260,609	
Rehabilitation Contingency			20%	3,452,122	
REHABILITATION SUB-TOTAL				20,712,731	
ADDITION COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Kitchen Addition		sf	500.00	-	
Classroom Addition		sf	225.00	-	
Impacts to existing building due to addition		LS		-	
Sub-total				-	
Addition Contingency			20%	0	
ADDITION SUB-TOTAL				-	
<b>TOTAL BUILDING COSTS</b>				<b>20,712,731</b>	
BUILDING DEMOLITION COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Demolish Modular classroom structure		ea	15,000.00	-	
Remove associated utilities		ea	4,000.00	-	
Site Restoration		ea	1,500.00	-	
Sub-total				-	
Building Demolition Contingency			20%	-	
BUILDING DEMOLITION SUB-TOTAL				-	
<b>TOTAL BUILDING DEMOLITION COSTS</b>				<b>-</b>	
SITE WORK COSTS	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
SITE ACQUISITION					
Site Purchase w/ residential building	0	ea		-	
Site Purchase - vacant lot	0	ea		-	
Site Demo & Site Prep	0	acre	130,000.00	-	
Sub-total				-	
Site Acquisition Contingency			20%	0	
SITE ACQUISITION SUB-TOTAL				-	
SITE WORK	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Site Work Allowance	1	LS	2,500,000	2,500,000	
Sub-total				2,500,000	
Site Work Contingency			20%	500,000	
SITE WORK SUB-TOTAL				3,000,000	
<b>TOTAL SITE WORK COSTS</b>				<b>3,000,000</b>	
FURNITURE & EQUIPMENT ALLOWANCE	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Furniture & Equipment Allowance	1	LS	1,670,000	1,670,000	
Sub-total				1,670,000	
Furniture & Equipment Contingency			20%	334,000	
FURNITURE & EQUIPMENT SUB-TOTAL				2,004,000	
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>				<b>2,004,000</b>	
SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK				23,712,731	
SOFT COSTS			20%	4,742,546	
FURNITURE & EQUIPMENT ALLOWANCE				2,004,000	
<b>GRAND TOTAL</b>				<b>30,459,277</b>	

# SCHOOL WITHOUT WALLS COMMENCEMENT

## Proposed Addition & Reconstruction

The key objective is to provide an addition consisting of one physical education teaching station and two additional classrooms, changing and toilet rooms, along with parking, infrastructure rehabilitation consisting of roofing work, Mechanical, Electrical and Plumbing rehabilitation, toilet room renovations and associated interior finish work as related to the proposed addition.

### Major Scope Line Items:

- New Addition \$ 2,800,000  
(One physical education teaching station and two classrooms)
- Reconstruction work \$ 3,700,000  
(Roofing, toilet room renovations, Mechanical, Electrical and Plumbing work)
- Site Improvements \$ 850,000  
(Parking)
- Furniture and Equipment \$ 150,000  
(Selective office and classroom furniture)
- Soft Costs \$ 1,500,000  
(A/E fees, CM fees, surveys, testing, legal, administrative and program costs)

**TOTAL PROBABLE CONSTRUCTION BUDGET \$ 9,000,000**

For general comparison, the 'Traditional MCA Approach' preliminary calculation summary page has been provided to the right (see Vol. 3 Supplementary Appendix for supporting detail back-up). The RCSD has requested SED to allow as eligible scope consistent with the preferred Test Fit concepts under an Extended MCA for complete Projects in a single Phase, rather than the multiple Phases that would be required in the Traditional Approach.

## CAPACITY CALCULATION

Page 1 of 5

School District / BOCES	Rochester City School District		Date	3/8/2016	
Project Control Number			Project Manager		
Building	School Without Walls	Project Type	New Building	<input checked="" type="checkbox"/>	Add/Alt <input checked="" type="checkbox"/>
Grade Levels	9 - 12	Site Size	Usable Acres	Site Variance	Yes <input type="checkbox"/> No <input type="checkbox"/>
District Aid Ratio			Architect / Engineer	SWBR Architects	
Architect / Engineer	SWBR Architects		Phone #	585-232-8300	
SD / BOCES Contract			Phone #		

BAU Summary	Existing	New	Projected Enrollment	
Grades			Gr.	to
Special Ed	9	12		5 yrs =
	520	32		
	0	30		

Calculation of Building Aid Using Cost Index for Regional Cost Factor			Monroe County		
			1.0		
			Dec-15		
6 Gr.	0	Existing Elementary BAU X	11,252	Building Cost Index	-
7 - 12 Gr.	520	Existing Secondary BAU X	16,878	Building Cost Index	8,776,560
	0	Existing Special Education BAU X	33,756	Building Cost Index	-
Subtotal Contract Allowance for Alterations					8,776,560
6 Gr.	0	Existing Elementary BAU X	2,250	Incidental Cost Index	-
7 - 12 Gr.	520	Existing Secondary BAU X	4,219	Incidental Cost Index	2,193,880
	0	Existing Special Education BAU X	8,439	Incidental Cost Index	-
Subtotal Incidental Allowance for Alterations					2,193,880
Total Cost Allowance for Alterations					10,970,440
6 Gr.	0	New Elementary BAU X	11,252	Building Cost Index	-
7 - 12 Gr.	32	New Secondary BAU X	16,878	Building Cost Index	540,096
	30	New Special Education BAU X	33,756	Building Cost Index	1,012,680
Subtotal Contract Allowance for New Space					1,552,776
6 Gr.	0	New Elementary BAU X	2,250	Incidental Cost Index	-
7 - 12 Gr.	32	New Secondary BAU X	4,219	Incidental Cost Index	135,008
	30	New Special Education BAU X	8,439	Incidental Cost Index	253,170
Subtotal Incidental Allowance for New Space					388,178
Total Cost Allowance for New Space					1,940,954

	Estimate	New Allowance	over (under)	Estimate	Existing Allowance	over (under)
Construction	2,800,000	1,552,776	(1,247,224)	3,700,000	8,776,560	5,076,560
Incidental	560,000	388,178	(171,822)	1,940,000	2,193,880	253,880
Total	3,360,000	1,940,954	(1,419,046)	5,640,000	10,970,440	5,330,440

Total MCA 12,911,394

Preliminary Local Cost (ie: assumes current 98% Building Aid Ratio) 1,570,665

## SCHOOL WITHOUT WALLS COMMENCEMENT

CAPACITY CALCULATION

Page 2 of 5

School District / BOCES Rochester City School District  
 Building School Without Walls

**Existing Secondary Spaces:**

<u>Use or Subject</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Maximum Calculation</u>	<u>Capacity Calculated</u>
Agric. Shop & CR			20 Sq.Ft. = 20 max.	
Art	1	1016	45 Sq.Ft. = 25 max.	22
Business Ed.			35 Sq.Ft. = 24 max.	
Computer CR			35 Sq.Ft. = 24 max.	
Distributive Ed.			50 Sq.Ft. = 20 max.	
Keyboarding & Typing			35 Sq.Ft. = 24 max.	
Home & Careers			50 Sq.Ft. = 24 max.	
Music: Classroom Instrumental Vocal			25 Sq.Ft. = 30 max. 25 Sq.Ft. x .4 20 Sq.Ft. x .4	
Technology			75 Sq.Ft. = 24 max.	
Mech. Drawing & CADD			35 Sq.Ft. = 25 max.	
Science: General	1	845	30 Sq.Ft. = 30 max.	28

CAPACITY CALCULATION

Page 3 of 5

School District / BOCES Rochester City School District  
 Building School Without Walls

<u>Use or Subject</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Maximum Calculation</u>	<u>Capacity Calculated</u>
Earth			30 Sq.Ft. = 30 max.	
Biology	1	866	50 Sq.Ft. = 24 max.	17
Chemistry	1	1220	50 Sq.Ft. = 24 max.	24
Physics			50 Sq.Ft. = 24 max.	
Library Reading Room			25 Sq.Ft., max of 15% I.C.	
Physical Ed:				
1st Gym Station (up to 500)			48'x66' (3,168), max. 30	
2nd Gym Station (501-1,000)			48'x66' (3,168), max. 30	
Each Add'l. (500 or fraction)			48'x66' (3,168), max. 30	
Pool			max. 30	
Study Hall			16.5 Sq.Ft., max. of 40% I.C.	
Cafeteria as Study Hall	1	1802	16.5 Sq.Ft. x .7 max.	76
			<b>Sub-Total P.S.</b>	<b>117</b>
Interchangeable Classrooms	2	>770	26 Sq.Ft. = 30 max.	60
	1	598		23
	1	588		22
	1	602		23
	2	606		46
	1	593		22

# SCHOOL WITHOUT WALLS COMMENCEMENT

CAPACITY CALCULATION

Page 4 of 5

School District / BOCES Rochester City School District  
 Building School Without Walls

**New Secondary Spaces:**

<u>Use or Subject</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Maximum Calculation</u>	<u>Capacity Calculated</u>
Earth			30 Sq.Ft. = 30 max.	
Biology			50 Sq.Ft. = 24 max.	
Chemistry			50 Sq.Ft. = 24 max.	
Physics			50 Sq.Ft. = 24 max.	
Library Reading Room			25 Sq.Ft., max of 15% I.C.	
Physical Ed:				
1st Gym Station (up to 500)	1	3808	48'x66' (3,168), max. 30	30
2nd Gym Station (501-1,000)			48'x66' (3,168), max. 30	
Each Add'l. (500 or fraction)			48'x66' (3,168), max. 30	
Pool			max. 30	
Study Hall			16.5 Sq.Ft., max. of 40% I.C.	
Cafeteria as Study Hall			16.5 Sq.Ft. x .7 max.	
			<b>Sub-Total P.S.</b>	<b>30</b>
Interchangeable Classrooms	2	840	26 Sq.Ft. = 30 max.	60

CAPACITY CALCULATION

Page 5 of 5

School District / BOCES Rochester City School District  
 Building School Without Walls

**Special Education Classrooms**

**Existing Spaces:**

<u>Teacher-Student Ratio</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Capacity Calculated</u>
15:1	1	398	15
12:1			
12:1:1			
12:1+3:1			
8:1:1			
6:1			
<b>Total Existing - Special Education</b>			<b>15</b>

**New Spaces:**

<u>Teacher-Student Ratio</u>	<u>No. of Rooms</u>	<u>Size (Sq.Ft.)</u>	<u>Minimum Size</u>	<u>Capacity Calculated</u>
15:1			770 Sq.Ft.	
12:1			770 Sq.Ft.	
12:1:1			770 Sq.Ft.	
12:1+3:1			900 Sq.Ft.	
8:1:1			550 Sq.Ft.	
6:1			450 Sq.Ft.	
<b>Total New - Special Education</b>				<b>0</b>

(New resource rooms have no capacity but must be a minimum of 300 Sq.Ft.)

# SCHOOL WITHOUT WALLS COMMENCEMENT



REHABILITATION	Quantity	Unit	Cost / Unit	Sub-Total	REMARKS
Infrastructure - Exterior Envelope					
Roofing - remove and replace (assume asbestos)	1	ls	994,000	994,000	
Roofing - resurfacing		sf	12	-	includes removing gravel, new flashing
Exterior Windows					
Exterior Windows - Aluminum	1	LS	162,000	162,000	with screens
Exterior Doors					
Exterior Door replacement	1	LS	36,000	36,000	includes hardware
Exterior Walls - Masonry rehabilitation (Minor)	1	LS	60,000	60,000	
Exterior Steps Rehabilitation	1	LS	10,000	10,000	
Skylight Replacement		sf	100	-	
Sloped glazing system		sf	72	-	
Louver & Grille Replacement		sf	50	-	
Exterior - other					
Exterior - masonry cleaning, Brick, Stone		SQ	3.00	-	SureKlean
Man Lift		per/day	700.00	-	
Interior Alterations					
Light	12972	sf	20.00	259,440	
Moderate	12123	sf	50.00	606,150	
Heavy	0	sf	70.00	-	
Structural	0	sf	110.00	-	
Structural reconstruction work - Other					
Foundation Rehabilitation & Damproofing		sf	10	-	
Demolish Gym Balcony		LS	40,000	-	
Warming Kitchen Modernization (excl MEP & equip)		LS	95,000	-	
Premium to provide terrazzo flooring at corridor		sf	42	-	
Corridor locker replacement		ea	250	-	Add sloped top
PE locker replacement - heavy duty		ea	535	-	Add sloped top
sloped locker top		ea	51	-	0
Stage Rigging & Curtains - Elementary School		LS	250,000	-	
Stage Rigging & Curtains - Secondary School		LS	400,000	-	
Elevator Rehabilitation		LS	115,000	-	
Infrastructure - Asbestos Abatement	1	LS	200,000	200,000	
Infrastructure - Plumbing	1	LS	211,130	211,130	
Infrastructure - HVAC	1	LS	269,900	269,900	
Infrastructure - Electrical	1	LS	277,300	277,300	
Infrastructure - DWT	1	LS	125,000	125,000	
Sub-total				3,210,920	
Rehabilitation Contingency				20%	642,184
<b>REHABILITATION SUB-TOTAL</b>					<b>3,853,104</b>
<b>ADDITION COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Kitchen Addition		sf	500.00	-	
Classroom Addition	8,867	sf	260.00	2,305,420	
Impacts to existing building due to addition	1	LS	100,000.00	100,000	
Sub-total				2,405,420	
Addition Contingency				20%	481,084
<b>ADDITION SUB-TOTAL</b>					<b>2,886,504</b>
<b>TOTAL BUILDING COSTS</b>					<b>6,739,608</b>
<b>BUILDING DEMOLITION COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Demolish Modular classroom structure		ea	15,000.00	-	
Remove associated utilities		ea	4,000.00	-	
Site Restoration		ea	1,500.00	-	
Sub-total				-	
Building Demolition Contingency				20%	-
<b>BUILDING DEMOLITION SUB-TOTAL</b>					<b>-</b>
<b>TOTAL BUILDING DEMOLITION COSTS</b>					<b>-</b>
<b>SITE WORK COSTS</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
<b>SITE ACQUISITION</b>					
Site Purchase w/ residential building	0	ea		-	
Site Purchase - vacant lot	0	ea		-	
Site Demo & Site Prep	0	acre	130,000.00	-	
Sub-total				-	
Site Acquisition Contingency				20%	0
<b>SITE ACQUISITION SUB-TOTAL</b>					<b>-</b>
<b>SITE WORK</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Site Work Allowance	1	LS	530,000	530,000	
Sub-total				530,000	
Site Work Contingency				20%	106,000
<b>SITE WORK SUB-TOTAL</b>					<b>636,000</b>
<b>TOTAL SITE WORK COSTS</b>					<b>636,000</b>
<b>FURNITURE &amp; EQUIPMENT ALLOWANCE</b>	<b>Quantity</b>	<b>Unit</b>	<b>Cost / Unit</b>	<b>Sub-Total</b>	<b>REMARKS</b>
Furniture	1	LS	125,000	125,000	
Kitchen Equipment		LS	350,000	-	
Sub-total				125,000	
Furniture & Equipment Contingency				20%	25,000
<b>FURNITURE &amp; EQUIPMENT SUB-TOTAL</b>					<b>150,000</b>
<b>TOTAL FURNITURE &amp; EQUIPMENT COSTS</b>					<b>150,000</b>
SUB-TOTAL BUILDING + BUILDING DEMO + SITE WORK					7,375,608
SOFT COSTS			20%		1,475,122
FURNITURE & EQUIPMENT ALLOWANCE					150,000
<b>GRAND TOTAL</b>					<b>9,000,730</b>

# PHASE II STRATEGIC PLAN - ENROLLMENT TRENDS

## ENROLLMENT ANALYSIS

The District's enrollment projections show that the enrollment for grades Pre K – 3<sup>rd</sup> are relatively flat, while the enrollments for grades 7<sup>th</sup> – 12<sup>th</sup> continue to decline. The flat enrollment at the Pre K – 3<sup>rd</sup> grade level is significant to the master planning because the current Pre K – 3<sup>rd</sup> grade enrollment fills 97% of the available Pre K – 3<sup>rd</sup> grade seats. This does not leave much flexibility and limits the number of primary grade seats that can be eliminated as part of the overall right sizing of facilities.

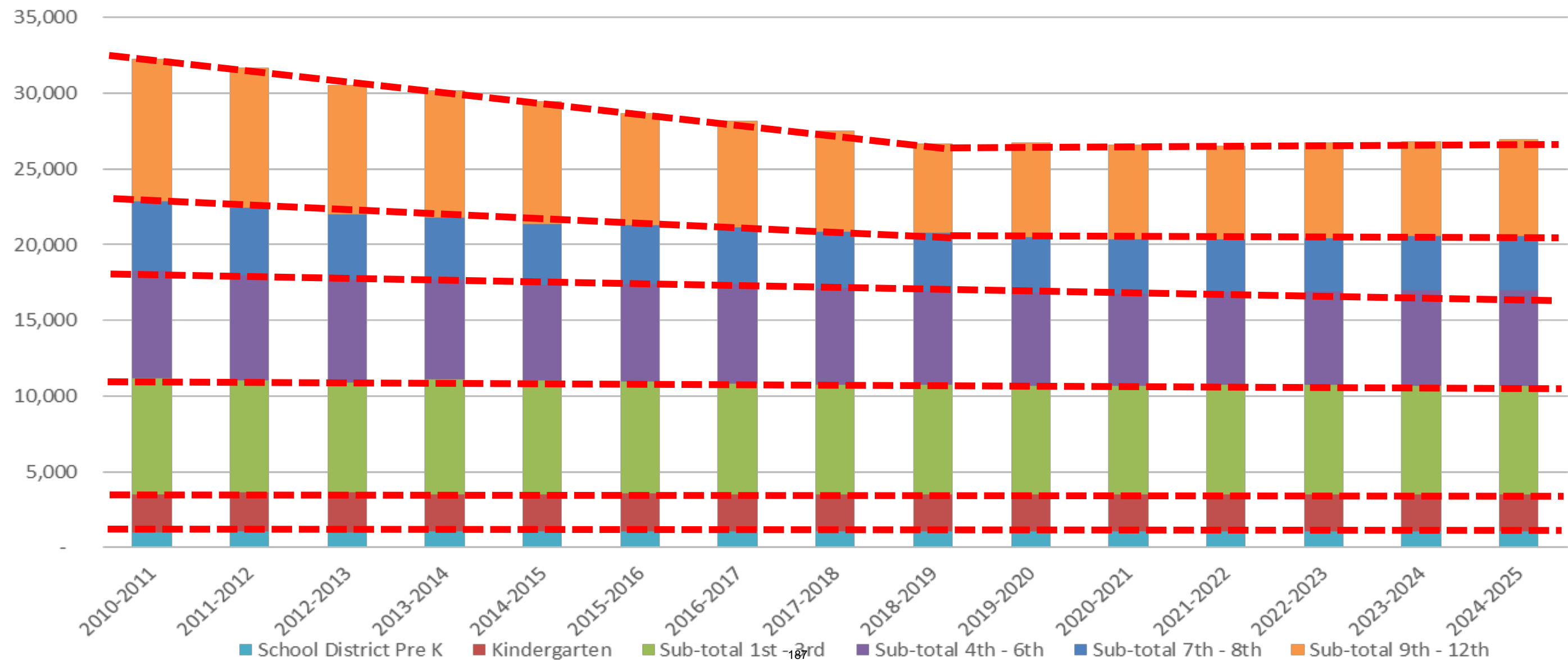
The larger decreases in the secondary grade levels provide a different challenge, because the secondary buildings are much larger than the elementary, and are often more substantially built and on larger sites, making them good candidates for continued use. Surplus space in the secondary buildings should be evaluated to house programs that are currently in leased space.

## FACILITIES SHOULD ACCOMMODATE PLAN FOR SUCCESS

The modest decreases at grades 4<sup>th</sup> – 6<sup>th</sup> present a unique issue which is compounded by the larger class sizes planned for those grade levels. The increase in planned class size from 22 to 26 does not allow for a decrease in the number of 4<sup>th</sup> – 6<sup>th</sup> grade classes in each individual school. The District's plan for success requires an equivalent number of classroom per grade level in the Elementary Schools.

Success at the secondary grade levels will stem the decrease in enrollment because the drop-out rate will be reduced, the succession rate will increase, and families will remain in the District at higher numbers. The right sizing of the Secondary Schools should be based on enrollment projections that plan for success, rather than status-quo.

RCS D Pre K - 12th Enrollment



## PHASE II STRATEGIC PLAN - ENROLLMENT TRENDS

### PLANNED OPERATING CAPACITY ANALYSIS

The RCSD identified the following class sizes for planning purposes:

Grade Level	Maximum Class Size for planning purposes
Pre-Kindergarten (Half-Day)	18 Students
Kindergarten (Full Day)	22 Students
Grades 1 – 3	22 Students
Grades 4 – 6	26 Students
Grades 7 – 8	28 Students
Grades 9 – 12	28 Students
Self-Contained Special Education	Per Student Teacher Ratio (e.g.: 12:1-1, 8:1-2, 6:1-4)

The planned operating capacity for each school was calculated using the class sizes above. Planning to the maximum capacity does not allow the District adequate flexibility, nor would it allow the District to have physical space for smaller class sizes consistent with smaller class size initiatives. Conversely, if schools are enrolled at less than 85% of the target operating capacity, then the building is not being efficiently utilized which requires resources that should be directed toward teaching and learning to be spent on facilities.

### 2015 – 2016 OPERATING CAPACITY

The school building room uses were inventoried. A summary of the room uses and floor plans for each building are included in the appendix. Using the class size factors above, the 2015 – 2016 operating capacity is as follows:

Grade Level	Target Operating Capacity	2015 – 2016 Enrollment	Difference Target minus Enrollment	% Enrollment / Target Operating Capacity
Pre-Kindergarten (Full-Day)	1,080	1,050	30	97%
Kindergarten (Full Day)	2,475	2,390	85	97%
Grades 1 – 3	7,381	7,119	262	96%
Grades 4 – 6	7,514	5,865	1,649	78%
Grades 7 – 8	4,200	3,653	547	87%
Grades 9 – 12	8,596 *Not including unassigned CR's	7,529	1,067	88%
Self-Contained Special Education	2,341	1,845 *2014-15 data	496	79%
TOTAL	33,587	29,451	4,136	88%

It should be noted that the above operating capacity includes all modular classrooms and sub-standard basement classrooms. Also, there is significant variation from school to school in the way certain specialty subject areas and ancillary functions are housed. For example, many schools do not have a dedicated room for OT / PT, so that program is delivered in hallways and other shared spaces. These and similar facility inequities are common

because many of the older and smaller schools simply lack adequate room. Refer to the School Statistics Chart for a detailed summary of the quantity and type of spaces in the Elementary and Pre K – 8 school buildings.

### IMPACT OF MODULAR CLASSROOMS, BASEMENT CLASSROOMS AND CHANGING EDUCATIONAL PROGRAM REQUIREMENTS ON OPERATING CAPACITY

#### MODULAR CLASSROOMS

In 2015-2016, the District has 36 modular classrooms housing a variety of functions including Pre-K rooms, general use classrooms, specialty subject classrooms, agency space and other program spaces. This number of modular classrooms houses the equivalent of approximately 850 students. In other words, if the modular classrooms are removed in their entirety and those functions housed in comparable space within the existing school buildings, the overall operating capacity of the District would decrease by 850 students.

#### SUB-STANDARD BASEMENT CLASSROOMS

In 2015-2016, the District has approximately 39 substandard basement classrooms housing a variety of functions including Pre-K rooms, general use classrooms, specialty subject classrooms, agency space and other program spaces. This number of sub-standard basement classrooms houses the equivalent of approximately 900 students. In other words, if these functions currently housed in sub-standard basement classrooms are relocated to comparable spaces on the above grade floors of the existing school buildings, the overall operating capacity of the District would decrease by 900 students.

#### IMPACT OF CHANGING EDUCATIONAL PROGRAM REQUIREMENTS

It is important to understand the impact of full day Pre-K and kindergarten, reduced class sizes, self-contained special education classes and other ancillary spaces on the historical operating capacity of Rochester's schools. The following educational programs have increased over time and occupy net educational space, but do not increase a buildings operating capacity:

- In-School Suspension Room
- ELA and Math Specialist rooms
- ESOL Rooms
- Special Education Resource Rooms
- OT/PT Room
- Computer Labs
- Outside Agency rooms

The following program changes have resulted in a net reduction of operating capacity:

- Full Day Pre K and Kindergarten
- Self-Contained Special Education Classrooms
- Class size reductions

Two examples of the impact that changing educational program requirements has on the District's operating capacity are as follows:

- The creation of one In-school suspension room per Elementary school decreases the overall elementary school operating capacity by 1,000 students.
- The creation of one computer lab per elementary school decreases the overall elementary school operating capacity by 1,000 students.



# PHASE II STRATEGIC PLAN - ENROLLMENT TRENDS

## OPERATING CAPACITY REDUCTIONS SINCE 2012 – 2013

RCS D has taken assertive action to reduce its surplus operating capacity. Five buildings have been retired since 2012 – 2013. In addition, the effect of Full Day Pre-Kindergarten and the number of buildings “off-line” due to FMP construction and other factors has brought the current enrollment to with 85% of the planned operating capacity.

Note that the primary grade levels have a much tighter ratio of enrollment to planned operating capacity. This provides very little flexibility at those grade levels.

Planned Operating Capacity Reductions since 2012 - 2013

School Building / Program Name	2015 - 2016 Grade Levels	Zone	2012-2013 Operating Capacity w/ 1/2 day PK	Reduced Capacity due to Full Day PK	Off line (Constr / Vacant / Sub-let)	Capacity of Buildings Retired	2015-2016 Planned Operating Capacity	Capacity in Modulars & Sub-standard basements	Capacity used for Swing Space
01 - Martin B. Anderson School	Pre K, K - 6	S	386	18			368		
02 - Clara Barton School	Pre K, K - 6	S	616	54			562		
03 - Nathaniel Rochester Community School	K - 8	S	818				818		
04 - George Mather Forbes School	K - 8	S	562				562		
05 - John Williams School	Pre K, K - 8	NW	733	18			715		
06 - Dag Hammarskjold School (Swing Space for CSR #15)	K - 6	NE	618	36			582		582
07 - Virgil S. Grissom School	Pre K, K - 6	NW	682	18			664		
08 - Roberto Clemente School	Pre K, K - 8	NE	788				788		
09 - Dr. Martin Luther King School	Pre K, K - 6	NE	892	18			874		
10 - Walter Cooper School (Former School #37)	Pre K, K - 6	CW	417	18			399		
12 - James P.B. Duffy School	Construction	S	928		928		0		
15 - The Children's School of Rochester	Construction	CW	332		332		0		
16 - John Walton Spencer School (as 3/2 strand per study)	Off line - see FTLC	S	696	36	660		0		
17 - Enrico Fermi School	Pre K, K - 8	NE	828	54			774		
19 - Dr. Charles T. Lunsford School	Pre K, K - 8	S	555	36			519		
20 - Henry Lomb School	Pre K, K - 6	CW	438	18			420		
22 - Lincoln School	Pre K, K - 6	NE	699	54		645	0		
23 - Francis Parker School	Pre K, K - 6	S	376				376		
25 - Nathaniel Hawthorne School	Pre K, K - 6	NE	426	36			390		
28 - Henry Hudson School (per LaBella plans)	K - 8	NE	752				752		
29 - Adelia E. Stevenson School	7 - 8 SpEd	S	528	36			492		
33 - Audubon School	Pre K, K - 6	NE	1394	108			1286		
34 - Dr. Louis A. Cerulli School	Pre K, K - 6	NW	520	18			502		
35 - Pinnacle School	K - 6	S	525				525		
36 - Henry W. Longfellow School	Pre K, K - 6	NE	534	54		480	0		
39 - Andrew J. Townson School	Pre K, K - 6	NE	729	36			693		
41 - Kodak Park School	Pre K, K - 6	NW	672	36			636		
42 - Abelard Reynolds School	Pre K, K - 6	NW	558	18			540		
43 - Theodore Roosevelt School	Pre K, K - 6	NW	656	36			620		
44 - Lincoln Park School	Pre K, K - 6	S	608	54			554		
45 - Mary McLeod Bethune School	Pre K, K - 8	NE	724	18			706		
46 - Charles Carroll School	Pre K, K - 6	NE	383				383		
50 - Helen Barrett Montgomery School	Pre K, K - 8	NE	800	18			782		
52 - Frank Fowler Dow School	Pre K, K - 6	NE	395				395		
54 - Flower City School (former School #30)	K - 6	CW	530				530		
Flower City Park (Leased)	K - 6	CW	348			348	0		
57 - Early Childhood School of Rochester	Pre K - 2	CW	270	18			252		
58 - World of Inquiry School	K - 12	CW	972				972		
Dr. Freddie Thomas Learning Center									
53 - Montessori Academy	Pre K, K - 6	CW	344				344		
Swing Space for 16 - John Walton Spencer	Pre K, K - 8	S	724	36			688		688
Wilson Foundation Campus									
Joseph C. Wilson Magnet High School Foundation Academy	Pre K, K - 4 / 7 - 8	CW	654	18			636		
Rochester Early College International High School	9 - 12	CW	432				432		
Thomas Jefferson Campus									
Rochester International Academy	K - 12	CW	396				396		
Swing Space for J.P.B. Duffy School #12	K - 6	CW	890				890		890
Franklin Educational Campus									
Lincoln School #22	Pre K, K - 6	NE	809	54			755		
Vanguard Collegiate High School	9 - 12	CW	596				596		
Integrated Arts & Technology High School	7 - 12	CW	729				729		

Planned Operating Capacity Reductions since 2012 - 2013

School Building / Program Name	2015 - 2016 Grade Levels	Zone	2012-2013 Operating Capacity w/ 1/2 day PK	Reduced Capacity due to Full Day PK	Off line (Constr / Vacant / Sub-let)	Capacity of Buildings Retired	2015-2016 Planned Operating Capacity	Capacity in Modulars & Sub-standard basements	Capacity used for Swing Space
Charlotte Campus									
Unassigned rooms @ Charlotte (CHS)	9 - 12	CW	329				84		
Leadership Academy for Young Men	7 - 12	CW	683				928		
East Educational Campus									
East Lower School	6 - 8	CW	454				454		
East Big Picture	9 - 10	CW	56				56		
East High School	9 - 12	CW	1072				1072		
Marshall Campus									
Swing Space for James Monroe	7 - 12	CW	1280				1280		1280
James Monroe	Construction	CW	1236		1236		0		
Joseph C. Wilson Magnet High School Commencement Academy	9 - 12	CW	868				868		
School Without Walls	9 - 12	CW	280				280		
Douglass Campus									
Northeast College Prep HS at Frederick Douglass	9 - 12	CW	760				760		
Northwest College Prep HS at Frederick Douglass	7 - 8	CW	247				247		
School of the Arts	7 - 12	CW	1159				1159		
Edison Educational Campus									
Edison Career & Technology High School	9 - 12	CW	1548				1548		
Pathways to Technology	9 - 10	CW	196				196		
Unassigned rooms at Edison		CW	0				0		
107 N. Clinton	Off line	CW	225		225		0		
175 Martin Street (Leased)									
All City High School	9 - 12	CW	392				392		
Space leased to Rochester Prep HS	Off line - Sub-let		600		600		0		
30 Hart Street Facility (Leased)									
Lynx Academy	7 - 12	CW	36				36		
North S.T.A.R. Educational Program	7 - 12	CW	36				36		
30 Hart Street - OACES			0	0					
30 Hart Street - Young Mothers Program (YM)			0	0					
30 Hart Street - Interim Health Academy (IHA)			0	0					
30 Hart Street - Home/Hospital Instruction (H/H)			0	0					
30 Hart Street - Rochester Teacher Center			0	0					
Austin Street (Leased)	9 - 12	CW	120			120	0		
Josh Lofton	9 - 12	CW	500			500	0		
<b>Sub-total - Planned Operating Capacity</b>			<b>41,339</b>	<b>972</b>	<b>3,981</b>	<b>2,093</b>	<b>34,293</b>	<b>1,750</b>	<b>3,440</b>
Reduced Capacity due to Full Day PK				<b>40,367</b>					
Reduced Capacity due to Full Day PK + Buildings Off Line					<b>36,386</b>				
Reduced Capacity due to Full Day PK + Buildings Off Line + Retired Buildings						<b>34,293</b>			
<b>2015-2016 Planned Operating Capacity</b>							<b>34,293</b>		
<i>Includes capacity of existing modular and substandard basement classrooms</i>									
<b>2015-2016 Pre K - 12 Enrollment (in District Managed Facilities)</b>							<b>29,392</b>		
<b>Difference</b>							<b>4,901</b>		
<b>% Enrollment / Capacity</b>							<b>85.7%</b>		
Future Reduced Capacity if modular classrooms and sub-standard basement classrooms are eliminated								<b>32,543</b>	
Future Reduced Capacity once Swing Space Capacity is no longer needed									<b>29,103</b>



# PHASE II STRATEGIC PLAN - SPECIAL EDUCATION ENROLLMENT ANALYSIS

## ENROLLMENT ANALYSIS

### NUMBER OF SPECIAL EDUCATION STUDENTS 2014 – 2015 SCHOOL YEAR

Total Pre-K – 12 Enrollment 2014 – 2015	# of K – 12 Special Education Students	% Special Education Students / Total Enrollment	# of Self-Contained Special Education Students	% Self-Contained Special Education Students
29,451	4,667	15.8%	1,845	6.3%

This report breaks out the number of self-contained special education classrooms because of the impact that self-contained special education classrooms have on the overall operating capacity. For the purpose of this study, the operating capacity of an integrated co-teaching classroom is the same as a general classroom.

### NUMBER OF SELF-CONTAINED SPECIAL EDUCATION STUDENTS BY GRADE 2014 – 2015 SCHOOL YEAR

The table below show the total number of self-contained special education students by grade and program. The sub-total by grade is compared to the total enrollment by grade. This information is used to develop the percentage factors to be applied to the overall enrollment for the purpose of projecting the number of self-contained special education students.

Grade	Total Enrollment	SC Sp Ed Enrollment	% SC Sp Ed / Total
School District Pre K	1,050	0	0%
K	2,482	92	3.7%
1 <sup>st</sup>	2,478	99	4.0%
2 <sup>nd</sup>	2,530	134	5.3%
3 <sup>rd</sup>	2,438	139	5.6%
4 <sup>th</sup>	2,222	160	7.2%
5 <sup>th</sup>	2,037	163	8.0%
6 <sup>th</sup>	2,096	167	8.0%
7 <sup>th</sup>	1,989	148	7.4%
8 <sup>th</sup>	1,969	157	8.0%
9 <sup>th</sup>	2,815	260	9.2%
10 <sup>th</sup>	2,115	132	6.2%
11 <sup>th</sup>	1,602	90	5.6%
12 <sup>th</sup>	1,583	104	6.6%
TOTAL	29,451	1,845	6.3%

### PROJECTED ENROLLMENT WITH SELF-CONTAINED SPECIAL EDUCATION BREAKDOWN

Due to the impact that self-contained special education classrooms have on the operating capacity of a school, the number of self-contained special education students was broken out separately. The breakdown was based on the percentage of self-contained special education students applied to the maximum projected enrollment by grade level. The result is summarized below:

### PROJECTED ENROLLMENT – SELF-CONTAINED SPECIAL EDUCATION BREAKDOWN

Grade Level	Projected Enrollment Years 5, 8 and 10	% in self-contained special education classrooms	# of Students in self-contained special education classrooms	Remainder of Students
Pre –K (School District Based)	1,080	0%	0	1,080
Kindergarten	2,438	4.0%	98	2,340
Grades 1 – 3	7,188	5.1%	367	6,821
Grades 4 – 6	6,106	8.0%	488	5,618
Grades 7 – 8	3,515	8.1%	285	3,230
Grades 9 – 12	6,357	9.0%	573	5,784
TOTAL	26,684	7.78%	1,811	24,873

The projected enrollment above is used to evaluate the planned operating capacity to enrollment fit of the option presented.





**PHASE II STRATEGIC PLAN - BUILDING AREA, PROJECT COST & MAXIMUM COST ALLOWANCE SUMMARY**

School Building / Program Name Phase 2 Recommended Schools Highlighted	Option 1													
	Option 1	Zone	Planned Operating Capacity	BAU	MCA (Dec 2015 \$)	Existing Managed Bldg Area	Demo	Addition Area	Retire	Total Building Area	Estimated Project Cost (2016\$)	Building Aid Allowance (Dec 2015 \$)	Requested Extended MCA	Comments
<b>01 - Martin B. Anderson (15 - Children's School of Rochester)</b>	Pre K, K - 6	S	398	625	\$ 10,160,556	48,335	(3,520)	13,000	-	57,815	\$ 21,000,000	10,160,556	20,321,112	Phase 2
<b>02 - Clara Barton School</b>	Pre K, K - 6	S	622	979	\$ 17,092,351	80,209	(2,016)	13,755	-	91,948	31,000,000	17,092,351	34,184,701	Phase 2
03 - Nathaniel Rochester Community School	K - 8	S	818	1117	\$ 18,905,115	112,550	-	3,025	-	115,575	28,144,840	18,905,115		
<b>04 - George Mather Forbes School</b>	Pre K, K - 6	S	398	674	\$ 11,252,563	69,014	(7,726)	9,435	-	70,723	28,000,000	11,252,563		Phase 2
05 - John Williams School	Pre K, K - 8	NW	760	1134	\$ 20,859,068	125,874	-	-	-	125,874	-	-		NA Phase 1
<b>06 - Dag Hammarskjold (22 - Abraham Lincoln School)</b>	Pre K, K - 6	NE	776	877	\$ 13,563,161	67,737	(1,760)	14,863	-	80,840	27,000,000	13,563,161	27,126,322	Phase 2
<b>07 - Virgil S. Grissom School</b>	Pre K, K - 6	NW	582	873	\$ 13,939,540	69,962	(1,760)	10,928	-	79,130	24,000,000	13,939,540	27,879,080	Phase 2
08 - Roberto Clemente School	Pre K, K - 8	NE	760	1133	\$ 19,121,154	96,873	-	480	-	97,353	12,793,282	12,793,282		
09 - Dr. Martin Luther King School	Pre K, K - 6	NE	698	1078	\$ 17,137,921	130,527	-	-	-	130,527	30,990,362	17,137,921		
<b>10 - Walter Cooper School (Former School #37)</b>	Pre K, K - 6	CW	398	624	\$ 10,147,054	53,591	(6,048)	24,187	-	71,730	27,000,000	10,147,054	20,294,107	Phase 2
12 - James P.B. Duffy School	K - 8	S	928	1232	\$ 22,078,766	129,319	-	-	-	129,319	-	-		NA Phase 1
15 - Building	Building Closed, See #1	CW	0	0	\$ -	41,675	-	-	(41,675)	-	-	-		Retire
<b>16 - John Walton Spencer School</b>	Pre K, K - 6	S	582	843	\$ 13,964,857	74,716	(4,032)	14,412	-	85,096	29,000,000	13,964,857	27,929,714	Phase 2
17 - Enrico Fermi School	Pre K, K - 8	NE	760	1192	\$ 21,818,853	125,826	-	-	-	125,826	-	-		NA Phase 1
19 - Dr. Charles T. Lunsford School	Pre K, K - 8	S	510	899	\$ 15,159,872	103,482	-	-	-	103,482	33,120,422	15,159,872		
20 - Henry Lomb School	Pre K, K - 6	CW	398	707	\$ 11,698,142	54,980	-	14,844	-	69,824	23,499,352	11,698,142		
23 - Francis Parker School	Pre K, K - 6	S	360	518	\$ 7,855,021	47,591	-	10,947	-	58,538	19,655,655	7,855,021		
25 - Building	Building Closed, See FTLC	NE	0	0	\$ -	36,862	(1,760)	-	(35,102)	-	-	-		Retire
28 - Henry Hudson School	K - 8	NE	772	1161	\$ 21,413,236	93,690	-	-	-	93,690	-	-		NA Phase 1
29 - Adelia E. Stevenson School	Pre K, K - 6, 7 - 8 SpEd	S	488	860	\$ 14,481,324	89,789	-	-	-	89,789	29,178,953	14,481,324		
33 - Audubon School	Pre K, K - 6	NE	1298	1856	\$ 27,470,633	190,699	-	-	-	190,699	-	-		NA Pre-Phase 1
34 - Dr. Louis A. Cerulli School	Pre K, K - 6	NW	582	820	\$ 12,793,524	62,685	(1,760)	15,834	-	76,759	26,546,374	12,793,524		

**PHASE II STRATEGIC PLAN - BUILDING AREA, PROJECT COST & MAXIMUM COST ALLOWANCE SUMMARY**

	Option 1													
35 - Pinnacle School	Pre K, K - 6	S	582	829	\$ 12,915,046	71,199	-	12,244	-	83,443	27,294,389	12,915,046		
39 - Andrew J. Townson School	Pre K, K - 6	NE	582	820	\$ 13,223,913	81,818	-	-	-	81,818	26,797,218	13,223,913		
41 - Building	Building Closed, See Marshall	NW	0	0	\$ -	76,746	(3,529)	-	(73,217)	-	-	-		Retire
42 - Abelard Reynolds School	Pre K, K - 6	NW	398	667	\$ 11,158,046	65,643	-	-	-	65,643	21,814,128	11,158,046		
43 - Building	Building Closed, See Marshall	NW	0	0	\$ -	83,474	(5,794)	-	(77,680)	-	-	-		Retire
44 - Building	Building Closed	S	0	0	\$ -	81,231	-	-	(81,231)	-	-	-		Retire
45 - Mary McLeod Bethune School	Pre K, K - 8	NE	760	1014	\$ 17,759,092	105,248	-	-	-	105,248	13,598,272	13,598,272		
46 - Charles Carroll School	Pre K, K - 6	NE	398	655	\$ 10,565,628	54,589	(2,016)	10,602	-	63,175	22,661,398	10,565,628		
50 - Helen Barrett Montgomery School	Pre K, K - 8	NE	724	1102	\$ 20,061,849	106,296	-	-	-	106,296	-	-		NA Phase 1
52 - Frank Fowler Dow School	Pre K, K - 6	NE	398	660	\$ 10,633,140	59,766	-	14,083	-	73,849	24,451,977	10,633,140		
<b>54 - Flower City School (former School #30)</b>	<b>Pre K, K - 6</b>	<b>CW</b>	<b>398</b>	<b>845</b>	<b>\$ 13,561,473</b>	<b>65,489</b>	<b>(1,800)</b>	<b>1,748</b>	<b>-</b>	<b>65,437</b>	<b>23,000,000</b>	<b>13,561,473</b>	<b>27,122,946</b>	<b>Phase 2</b>
57 - Early Childhood School of Rochester	Pre K - 2	CW	252	305	\$ 5,409,399	23,748	(1,776)	8,112	-	30,084	10,357,515	5,409,399		
58 - World of Inquiry School	K - 12	CW	1034	1233	\$ 24,539,768	133,292	-	-	-	133,292	-	-		NA Phase 1
<b>Dr. Freddie Thomas learning Center</b>				<b>1368</b>	<b>\$ 19,762,450</b>	<b>183,916</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>183,916</b>	<b>5,000,000</b>	<b>5,000,000</b>		<b>Phase 2</b>
53 - Montessori Academy	Pre K, K - 6	CW	570	0		-					-	-		
25 - Nathaniel Hawthorne School	Pre K, K - 6	CW	388	0		-					-	-		
Wilson Foundation Campus				888	\$ 16,954,795	193,491	-	-	-	193,491	18,542,947	16,954,795		
Joseph C. Wilson Magnet High School Foundation Academy	Pre K, K - 8	CW	836	0		-					-	-		
Rochester Early College International High School	9 - 12	CW	516	0		-					-	-		
Thomas Jefferson Campus				1000	\$ 17,525,153	254,409	-	-	-	254,409	61,468,216	17,525,153		
Rochester International Academy	K - 12	CW	396	0	\$ -	-					-	-		
Unassigned rooms @ Thomas Jefferson Campus	Possible OACES, YM, IHA, HH, LAPC	CW	0	0	\$ -	-					-	-		
Franklin Educational Campus				3385	\$ 65,999,731	448,145	-	23,904	-	472,049	83,775,329	65,999,731		
Elementary School #TBD	Pre K, K - 6	NE	776	0	\$ -	-					-	-		
Vanguard Collegiate High School	9 - 12	CW	600	0	\$ -	-					-	-		
Integrated Arts & Technology High School	7 - 12	CW	900	0	\$ -	-					-	-		

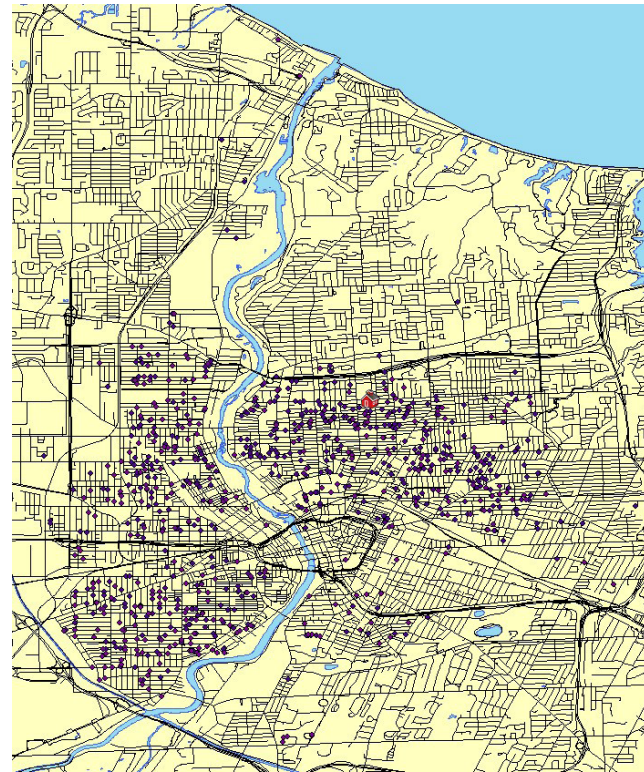
**PHASE II STRATEGIC PLAN - BUILDING AREA, PROJECT COST & MAXIMUM COST ALLOWANCE SUMMARY**

														Option 1				
Charlotte Campus				1551	\$ 36,561,968	217,247	-	-	-	217,247	32,597,997	32,597,997						
Leadership Academy for Young Men	7 - 12	CW	928	0	\$ -	-					-	-						
<b>East Educational Campus</b>				<b>3326</b>	<b>\$ 70,950,049</b>	<b>418,536</b>	<b>-</b>	<b>36,200</b>	<b>-</b>	<b>454,736</b>	<b>55,000,000</b>	<b>55,000,000</b>	<b>Phase 2</b>					
East Lower School	6 - 8	CW	522	0	\$ -	-					-	-						
East Big Picture	9 - 10	CW	56	0	\$ -	-					-	-						
East High School	9 - 12	CW	712	0	\$ -	-					-	-						
Marshall Campus				1353	\$ 21,711,859	242,876	-	-	-	242,876	58,335,570	21,711,859						
Schools #41 + #43	Pre K, K - 6	NW	902	0	\$ -	-						-						
<b>James Monroe</b>	<b>7 - 12</b>	<b>CW</b>	<b>1236</b>	<b>2293</b>	<b>\$ 53,250,090</b>	<b>279,618</b>	<b>-</b>	<b>41,400</b>	<b>-</b>	<b>321,018</b>	<b>54,000,000</b>	<b>53,250,090</b>	<b>Phase 2</b>					
Joseph C. Wilson Magnet High School Commencement Academy	9 - 12	CW	956	1339	\$ 28,249,553	241,402	-	-	-	241,402	56,451,879	28,249,553						
<b>School Without Walls</b>	<b>9 - 12</b>	<b>CW</b>	<b>366</b>	<b>582</b>	<b>\$ 12,911,670</b>	<b>52,680</b>	<b>-</b>	<b>8,867</b>	<b>-</b>	<b>61,547</b>	<b>9,000,000</b>	<b>9,000,000</b>	<b>Phase 2</b>					
Douglass Campus				1657	\$ 36,561,968	181,455	-	-	-	181,455	45,842,724	36,561,968						
Northeast College Prep HS at Frederick Douglass	9 - 12	CW	824	0	\$ -	-						-						
Northwest College Prep HS at Frederick Douglass	7 - 8	CW	412	0	\$ -	-						-						
School of the Arts	7 - 12	CW	1206	1448	\$ 31,055,520	230,472	-	-	-	230,472	30,682,906	30,682,906						
<b>Edison Educational Campus</b>				<b>3434</b>	<b>\$ 76,246,365</b>	<b>506,618</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>506,618</b>	<b>30,000,000</b>	<b>30,000,000</b>	<b>Phase 2</b>					
Edison Career & Technology High School	9 - 12	CW	1508	0	\$ -	-						-						
Pathways to Technology	9 - 12	CW	216	0	\$ -	-						-						
<b>Total</b>			<b>33,632</b>		<b>\$ 948,481,232</b>	<b>6,685,664</b>	<b>(45,297)</b>	<b>302,870</b>	<b>(449,057)</b>	<b>6,494,180</b>	<b>\$ 1,110,029,310</b>	<b>\$ 694,543,249</b>						

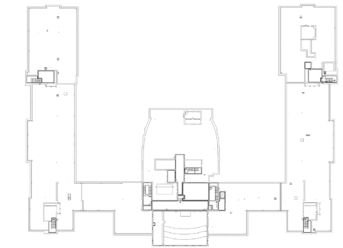




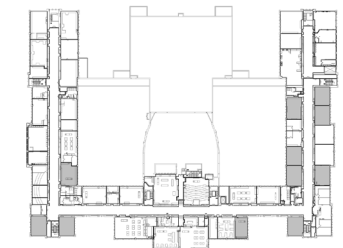
**Program Biograph:  
Franklin Educational Campus - Part A**



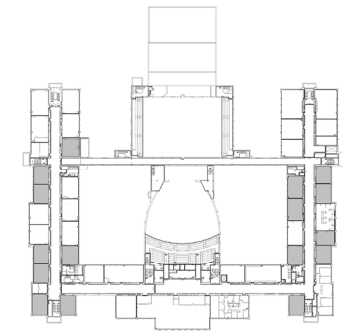
Note: Shaded classrooms indicate below SED minimum area criteria



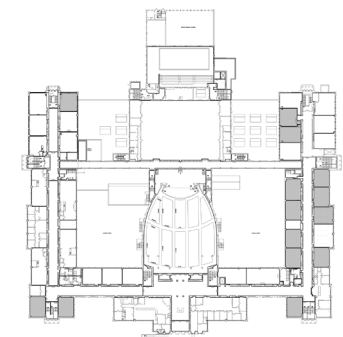
Existing Fourth Floor



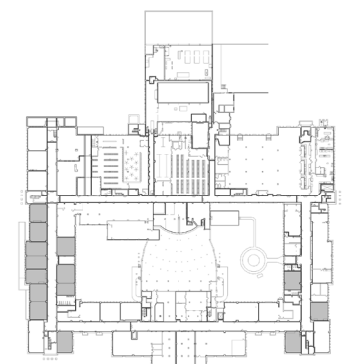
Existing Third Floor



Existing Second Floor



Existing First Floor



Existing Ground Floor

**Background & Concept**

The Benjamin Franklin School was originally constructed in 1928 as a high school. The building located in the Northeast Quadrant of the City (RCSN Northeast Elementary Choice Zone) is one of the largest buildings in the District and has one of the largest sites with a regulation running track and exhibition athletic fields. Currently, 42 % of the existing classrooms are below the SED minimum floor area criteria (see diagrams). The Franklin Educational Campus is home to three independent schools: Lincoln School 22 (Pre K – 6th), the Integrated Arts and Technology High School (Grades 7th – 12th ), and the Vanguard High School (Grades 9th – 12th ). The proposed concept includes the construction of a new library, cafe/kitchen, and gym, and 2 new stairway that will allow the Pre-K – 6th grade Elementary portion to be separated from the Secondary schools. Basement rooms that are currently used as classrooms will be fully upgraded for occupied uses.

**Infrastructure Issues**

The Part A modernization of the Franklin Educational Campus will focus on the construction of the Lincoln School 22 library, cafe, and gymnasium addition, as well as a stairway needed to allow for the separation of elementary and secondary school students. Roof replacement and ongoing masonry rehabilitation will be included as well as mechanical, plumbing and electrical improvements to suit the alterations. The modernization should include the construction of an accessible, secure and identifiable main entrance for the Lincoln School 22.

**Strategic Challenges**

The final decision on which Elementary School to relocate to this Campus has yet to be determined by the Board of Education. The planned concept meets all the classroom size standards with respect to the Lincoln School 22. The high school aspects of the Franklin Educational Campus will need modernization in future phases to address building infrastructure components that are nearing the end of their useful life, along with redeveloping the instructional Programmatic aspects to deliver a 21st Century education.

**Note:** A series of representative photos of existing conditions follow.

**Proposed Program Summary**

Location / Address: 950 Norton Street 14621  
 Original Date: 1928  
 Addition Dates: Not Applicable  
 Existing Building Gross Area: 448,145 gross square feet (gsf)  
 Existing Modular Building Area: NA  
 Proposed Addition Area: 30,007 gsf  
 Total Proposed Gross Area: 478,152 gsf  
 Previous Grade Structure: Pre K – 6th / 7th – 12th / 9th – 12th  
 Planned Grade Structure: Pre K – 6th / 7th – 12th / 9th – 12th  
 Current 2015-2016 Enrollment: 1,788 Students  
 Planned Enrollment: 2,276 Students

**Site Highlights:** The existing site includes a separate on-site bus loops, sufficient off street parking, synthetic running track, exhibition athletic fields and playground areas. The concept maintains the current site size and continues the District's investment in the site assets.

**Existing Context**

**Core Model "Test Fit" Summary**

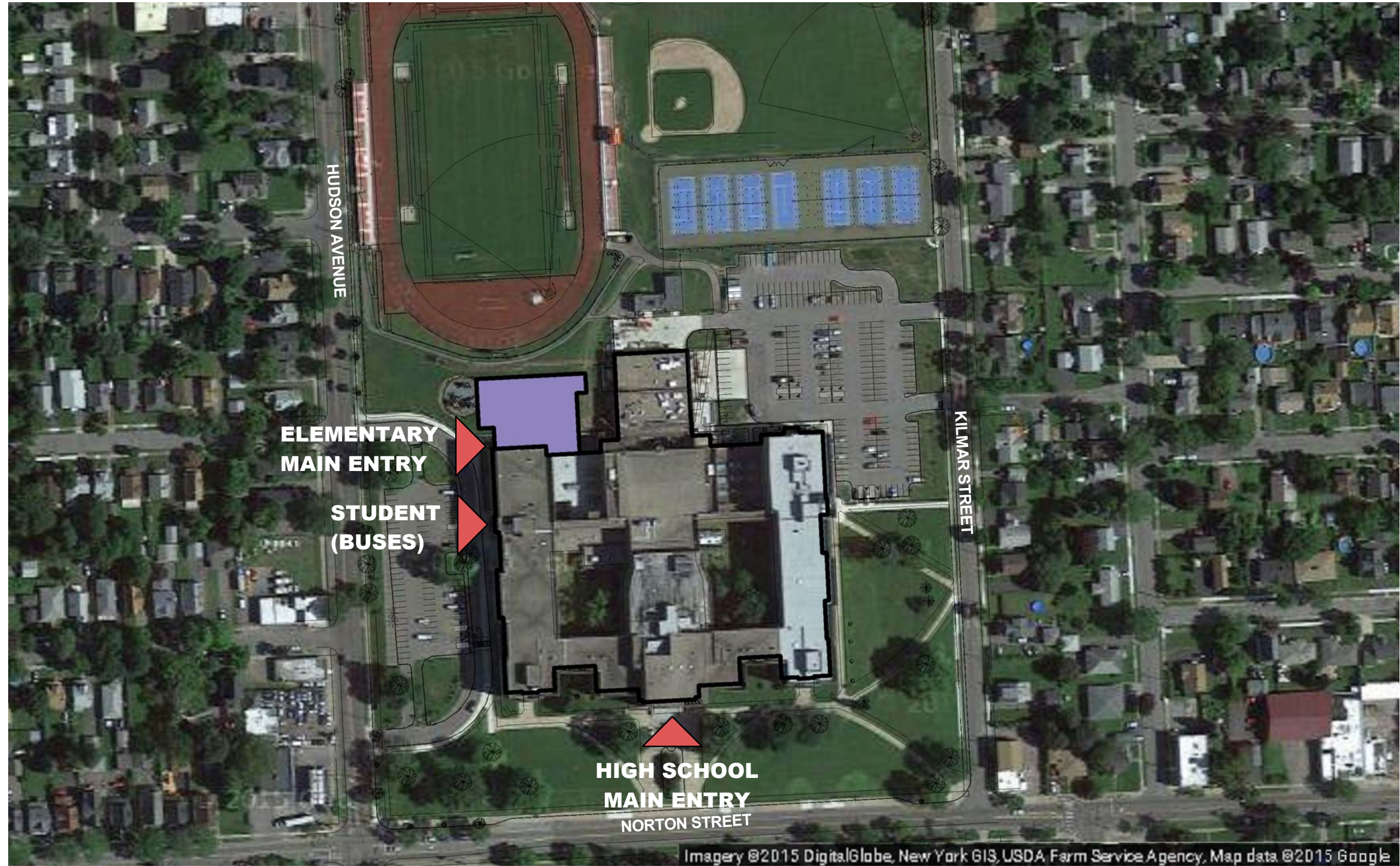
ES - TBD	Pre K Classrooms	Kindergarten Classrooms	Grades 1 - 3 Classrooms	Grades 4 - 6 Classrooms	Grades 7 - 8 Classrooms	Grades 9-12 Classrooms	Self Contained Special Ed.
Interchangeable Classrooms	3	4	18	18	14	23	9

**Specialized Functions:**

Elementary Science Classroom	0	Gym	2	ESOL Room	2
Secondary Science Classroom	11	Pool	1	Parent Liaison Room	0
Special Education Resource Room	5	Library	2	Main Office Suit	4
Music Classroom - General/Vocal	1	CSE Office / Conference Roo	0	Secure Main Entrance	Yes
Music Classroom - Instrumental	2	ELA Specialist Room	0	Accessible Main Entrance	Yes
Vocal / Band Ensemble Classroom	1	Math Specialist Room	0	School Safety Officer Offi	1
Art Classroom	3	Reading Teacher Room	0	Cafeteria	2
Computer Classroom	7	Primary Project Room	1	Auditorium	1
Family & Consumer Science	2	Social Worker Office	0	Kitchen / Servery	2
Technology Lab / Shop	4	Psychologist Office	0	Teacher Workroom	2
Other Thematic Classroom	1	OT / PT Room	0	Parent / PTSA Room	1
In School Suspension / ATS	0	Speech Room	0	Agency Partner Room	0







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 - Proposed New Construction

SITE CONTEXT & STRATEGY

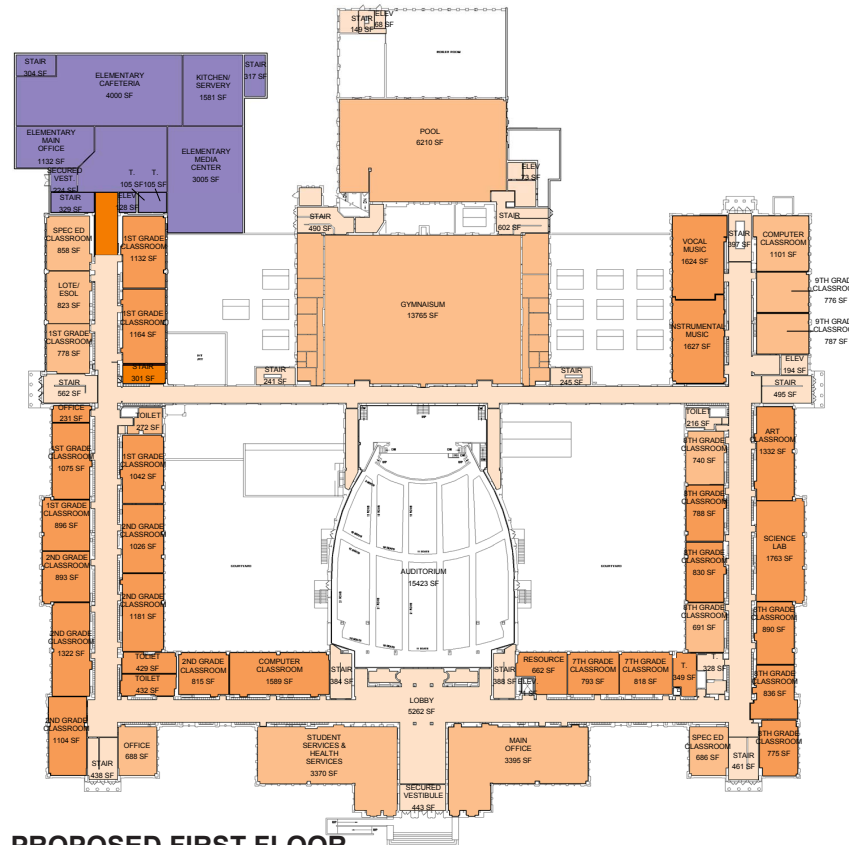


# PHASE II STRATEGIC PLAN

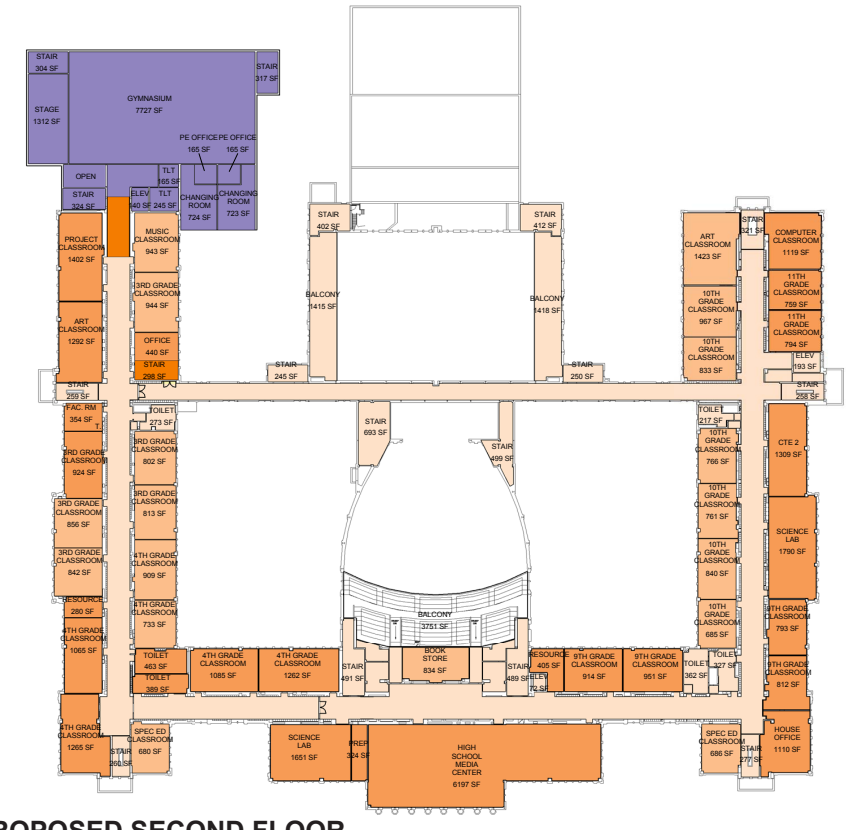
Rochester School Modernization Program

- Legend:**
- Light Rehabilitation
  - Moderate Reconstruction
  - Heavy Reconstruction
  - Structural Reconstruction
  - Addition

Proposed Scope of Work Summary	
Level of Work	Gross Sq. Footage
Light Rehabilitation	141,548 sf
Moderate Reconstruction	111,165 sf
Heavy Reconstruction	103,517 sf
Structural Reconstruction	2,705 sf
None	89,210 sf
Subtotal	448,145 sf
Addition	28,378 sf
<b>Grand Total for School</b>	<b>476,523 sf</b>



**PROPOSED FIRST FLOOR**  
Work Scope



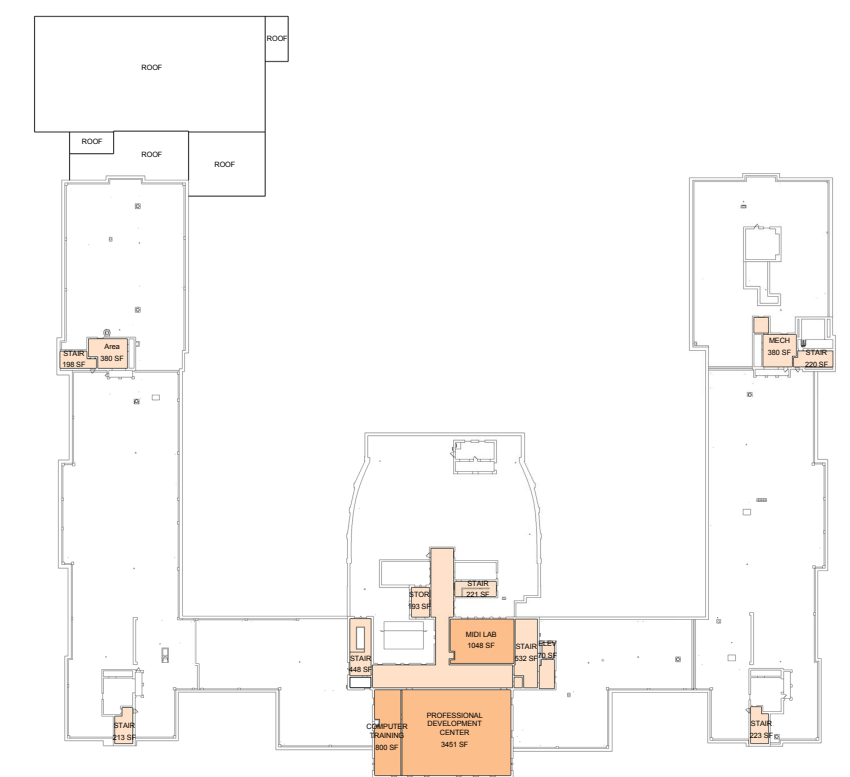
**PROPOSED SECOND FLOOR**  
Work Scope



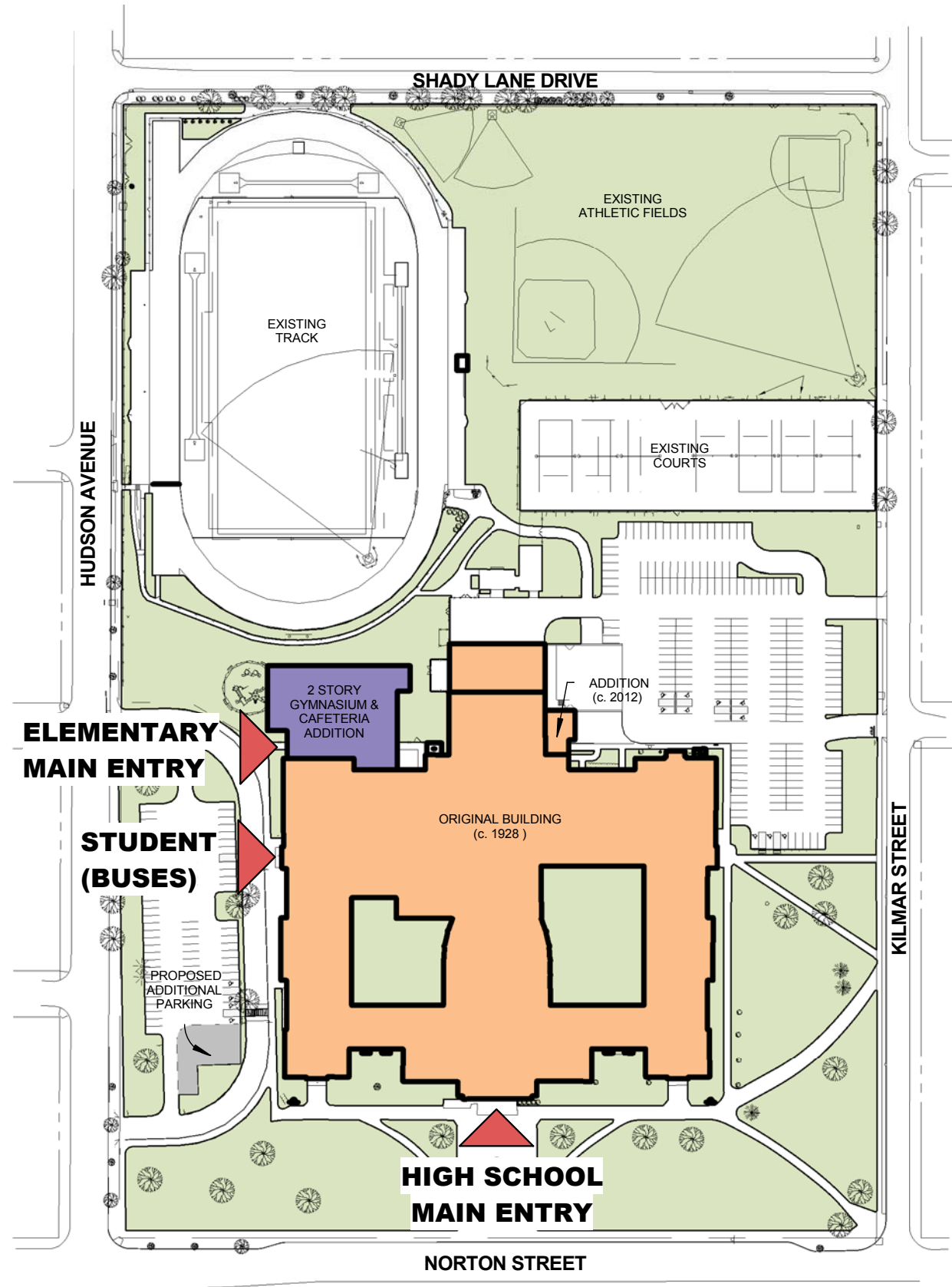
**PROPOSED GROUND FLOOR**  
Work Scope



**PROPOSED THIRD FLOOR**  
Work Scope



**PROPOSED FOURTH FLOOR**  
Work Scope



**Strategic Site Considerations:**

- Bus Loop:       Exists On-Site
- Parking:        273 Existing Spaces

**PROPOSED SITE PLAN**  
Pre K-6, 9-12 with 6-Strand Program  
7-8 with 7-Strand Program



**PHASE II STRATEGIC PLAN**  
Rochester School Modernization Program



- Legend:**
- Circulation - Existing
  - Circulation - Addition
  - Classroom - Existing
  - Classroom - Addition
  - Stairs/Elevators
  - Support - Existing
  - Support - Addition
  - Toilets/Storage - Existing
  - Toilets/Storage - Addition

**PROPOSED GROUND FLOOR**  
Pre K/6, 9/12 with 6-Strand Program Model  
7/8 with 7-Strand Program Model

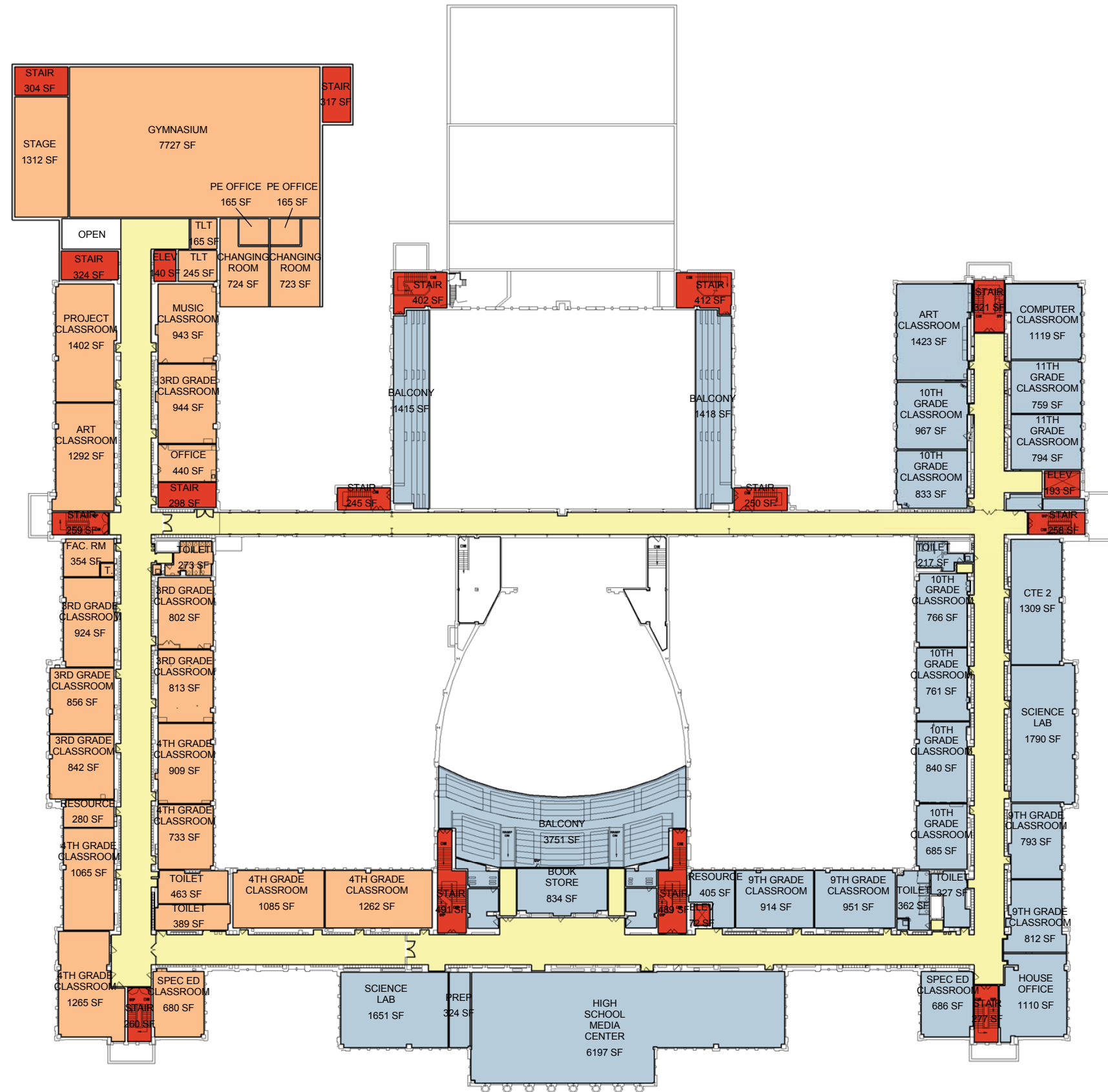


- Legend:**
- Circulation - Existing
  - Circulation - Addition
  - Classroom - Existing
  - Classroom - Addition
  - Stairs/Elevators
  - Support - Existing
  - Support - Addition
  - Toilets/Storage - Existing
  - Toilets/Storage - Addition

**PROPOSED FIRST FLOOR**  
Pre K/6, 9/12 with 6-Strand Program Model  
7/8 with 7-Strand Program Model



**PHASE II STRATEGIC PLAN**  
Rochester School Modernization Program



- Legend:**
- Circulation - Existing
  - Circulation - Addition
  - Classroom - Existing
  - Classroom - Addition
  - Stairs/Elevators
  - Support - Existing
  - Support - Addition
  - Toilets/Storage - Existing
  - Toilets/Storage - Addition

**PROPOSED SECOND FLOOR**  
Pre K/6, 9/12 with 6-Strand Program Model  
7/8 with 7-Strand Program Model



- Legend:**
- Circulation - Existing
  - Circulation - Addition
  - Classroom - Existing
  - Classroom - Addition
  - Stairs/Elevators
  - Support - Existing
  - Support - Addition
  - Toilets/Storage - Existing
  - Toilets/Storage - Addition

**PROPOSED THIRD FLOOR**  
Pre K/6, 9/12 with 6-Strand Program Model  
7/8 with 7-Strand Program Model

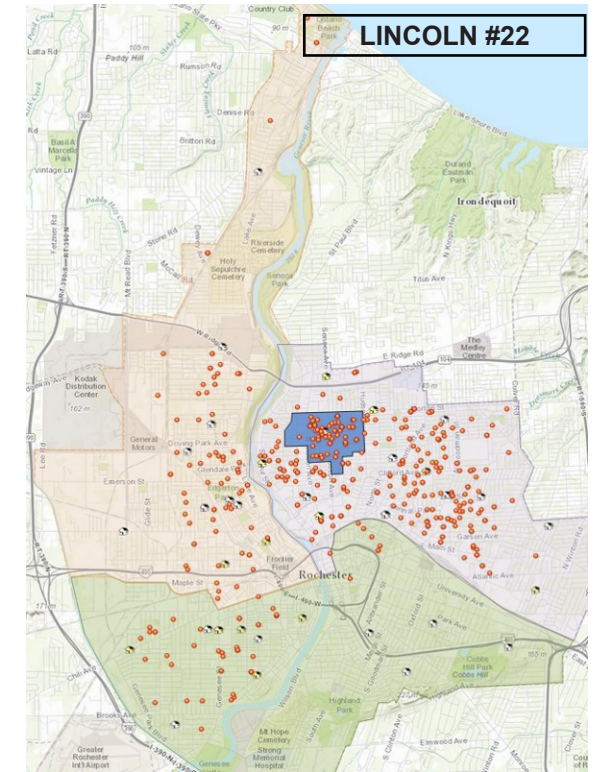
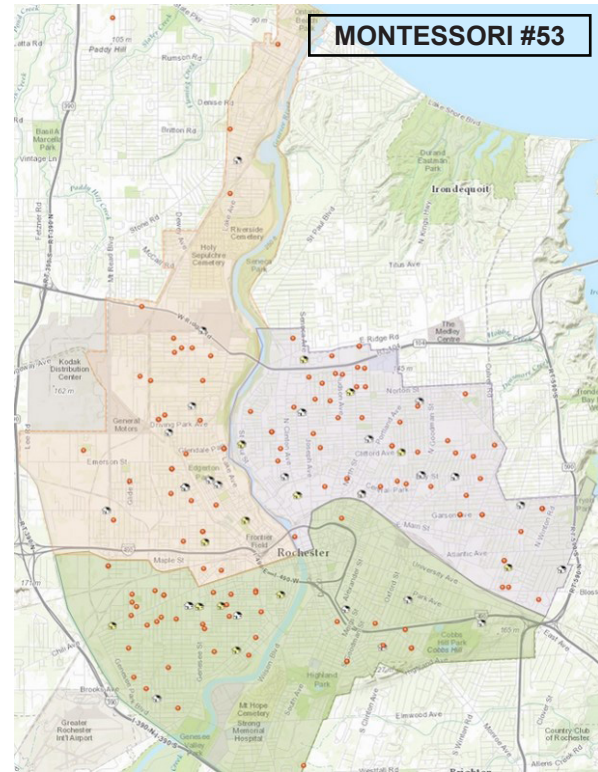


- Legend:**
- Circulation - Existing
  - Circulation - Addition
  - Classroom - Existing
  - Classroom - Addition
  - Stairs/Elevators
  - Support - Existing
  - Support - Addition
  - Toilets/Storage - Existing
  - Toilets/Storage - Addition

**PROPOSED FOURTH FLOOR**  
Pre K/6, 9/12 with 6-Strand Program Model  
7/8 with 7-Strand Program Model



**Program Biograph:  
Dr. Freddie Thomas Learning Center**



**Background & Concept**

The Dr. Freddie Thomas Learning Center School was originally constructed in 1995 as a middle school. The building located in the Northeast Quadrant of the City (RCSD Northeast Elementary Choice Zone). The school is one of the largest buildings in the District and has one of the largest sites with several athletic fields. Currently, 0 % of the existing classrooms are below the SED minimum floor area criteria. The Dr. Freddie Thomas Learning Center is home to two independent schools: Montessori Academy School 53 (Pre K – 6th) and swing space for John Walter Spencer School 16 (Pre K – 8th). The proposed concept includes the expansion of the current Montessori Academy School 53 and the relocation of Abraham Lincoln School 22 from Franklin Campus to Dr. Freddie Thomas. This scheme would require the relocation of School 16.

**Infrastructure Issues**

The next phase of modernization of the Dr. Freddie Thomas Learning Center will focus on minor renovations to accommodate to completely separate elementary schools. Roof replacement and ongoing masonry rehabilitation will be included as well as mechanical, plumbing and electrical improvements to suit the alterations.

**Strategic Challenges**

The planned concept would create two completely separate schools within the same building. Shared space would include the kitchen, pool, OT/PT classroom, library and gymnasium. All other spaces including the main office and secure vestibules will be separate.

**Note:** A series of representative photos of existing conditions follow.

**Proposed Program Summary**

Location / Address:	625 Scio Street	14605
Original Date:	1995	
Addition Date:	Not Applicable	
Existing Building Gross Area:	448,145 square feet	
Existing Modular Building Area:	Not Applicable	
Proposed Addition Area:	0 square feet	
Total Proposed Gross Area:	173,641 square feet	
Current 2015-2016 Enrollment:	315 - PK/6 Students (#53)	
	614 - PK/8 Students (#16)	
Planned Enrollment:	570 - PK/6 Students (#53),	776 - PK/6 (#22)

**Core Model “Test Fit” Summary**

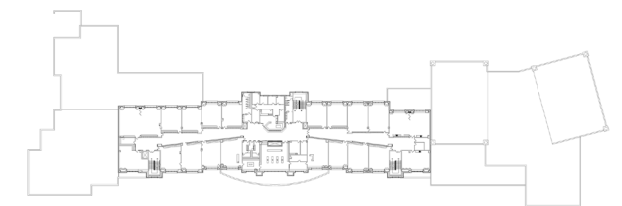
	Pre K Classrooms	Kindergarten Classrooms	Grades 1 - 3 Classrooms	Grades 4 - 6 Classrooms	Grades 7 - 8 Classrooms	Self-Contained Special Ed CR's	Enrollment Flex Classrooms
Interchangeable Classrooms	2	2	17	18	Not Applicable	3	Not Applicable

**Specialized Functions:**

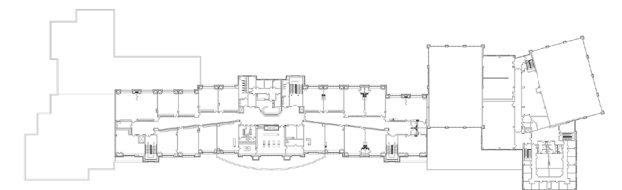
Elementary Science Classroom	0	Gym (shared)	1	ESOL Room	2
7th / 8th Grade Science Classroom	0	Pool (shared)	1	Parent Liaison Room	2
Special Education Resource Room	1	Library	2	Main Office Suit	2
Music Classroom - General/Vocal	2	CSE Office / Conference Roo	2	Secure Main Entrance (Lock Box)	Yes
Music Classroom - Instrumental	0	ELA Specialist Room	2	Accessible Main Entrance	Yes
Vocal / Band Ensemble Classroom	0	Math Specialist Room	2	School Safety Officer Offi	2
Art Classroom	2	Reading Teacher Room	2	Cafeteria / Auditorium (shared)	1
Computer Classroom	2	Primary Project Room	2	Auditorium	0
Family & Consumer Science	0	Social Worker Offic	2	Kitchen / Servery	1
Technology Lab / Shop	0	Psychologist Offic	2	Teacher Workroom	1
Other Thematic Classroom	0	OT / PT Room	1	Parent / PTSA Room	2
In School Suspension (ISS) / ATS	1	Speech Room	2	Agency Partner Room	2

**Existing Context**

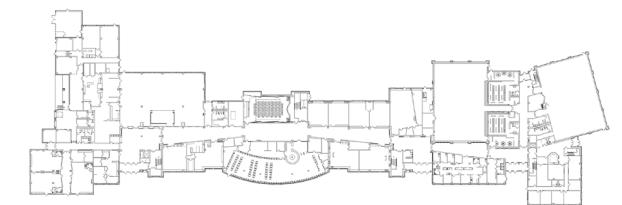
**Site Highlights:** The existing site includes on-site bus loops, sufficient off street parking, athletic fields and playground area. The concept maintains the current site size and continues the District's investment in the site assets.



Existing Third Floor

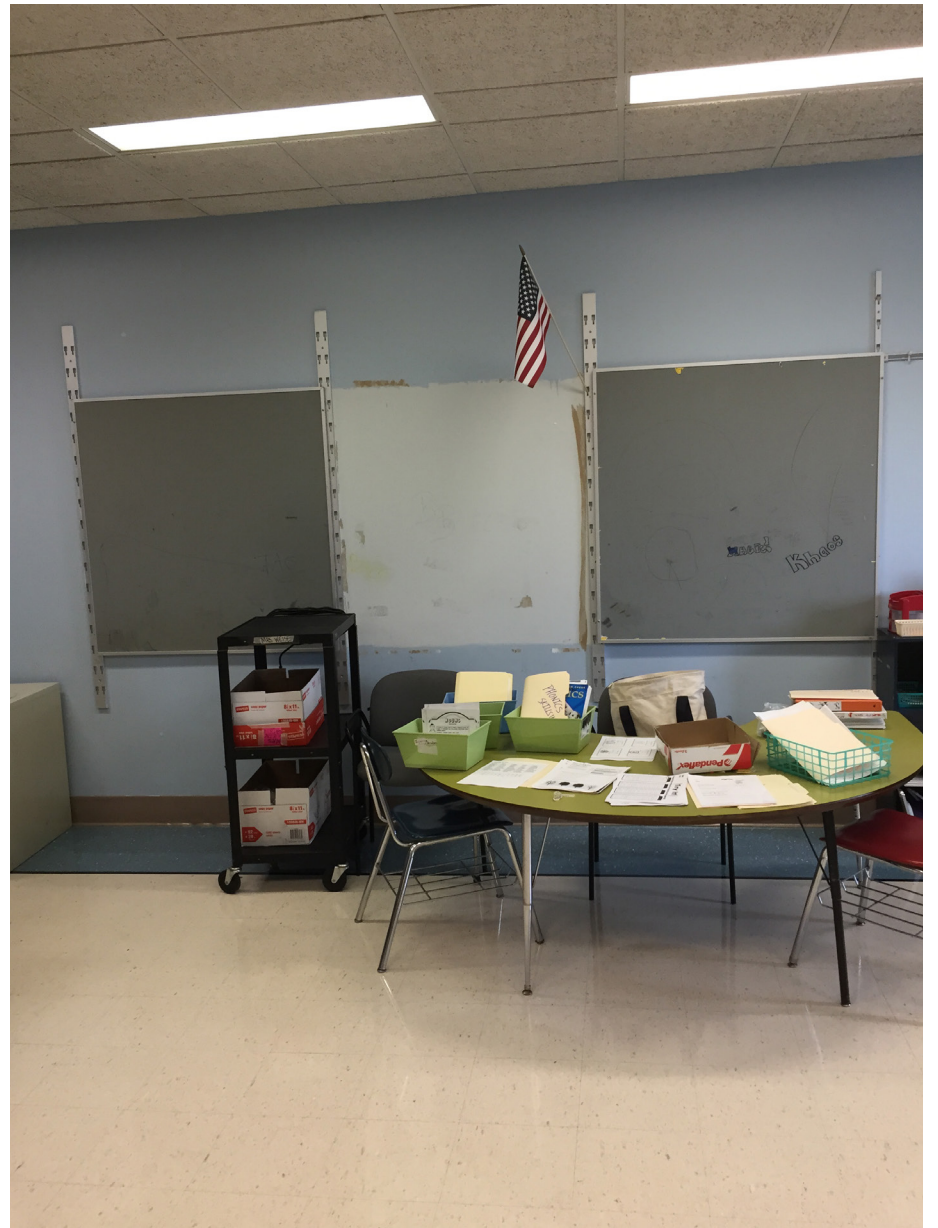


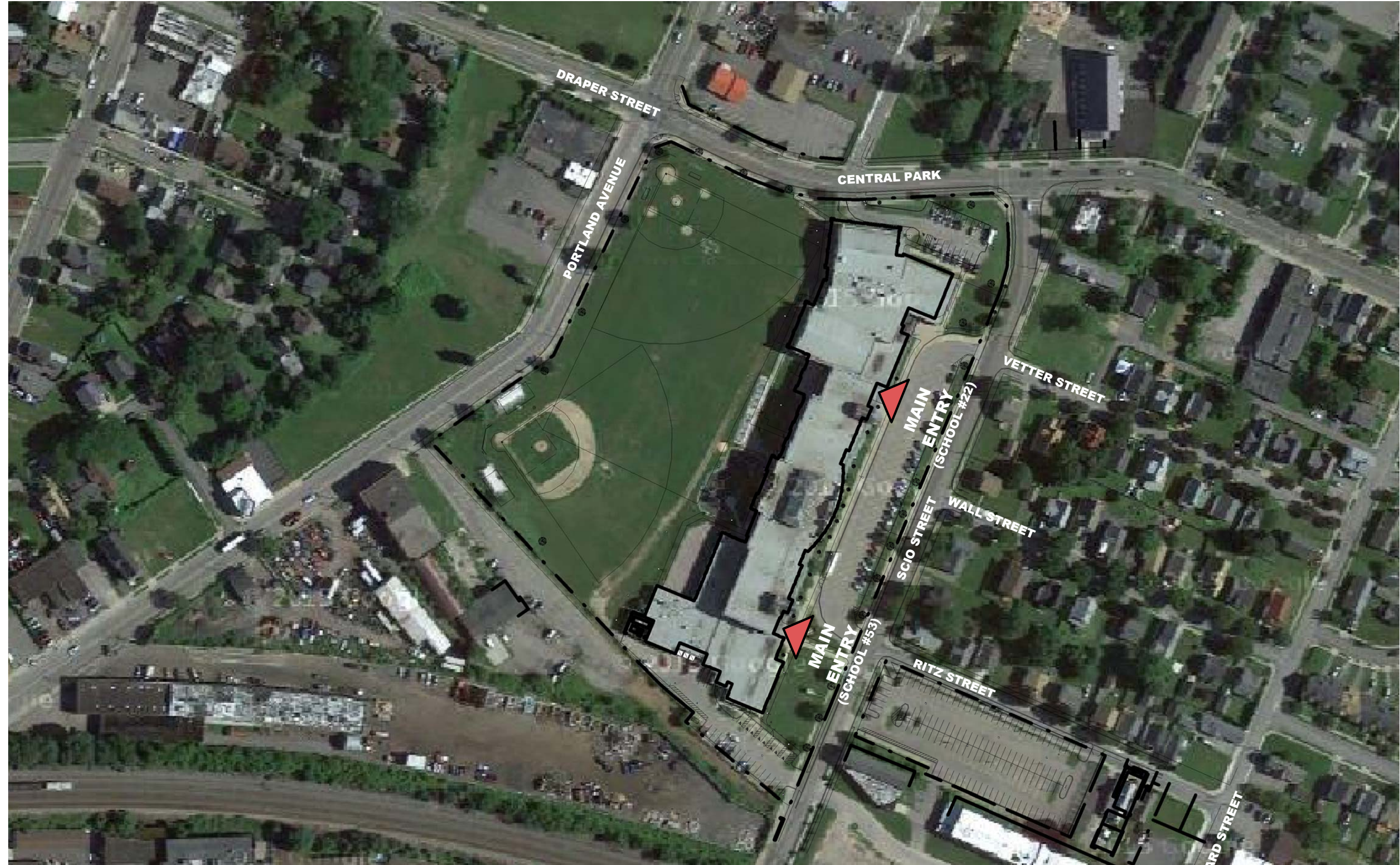
Existing Second Floor



Existing First Floor







SITE CONTEXT & STRATEGY

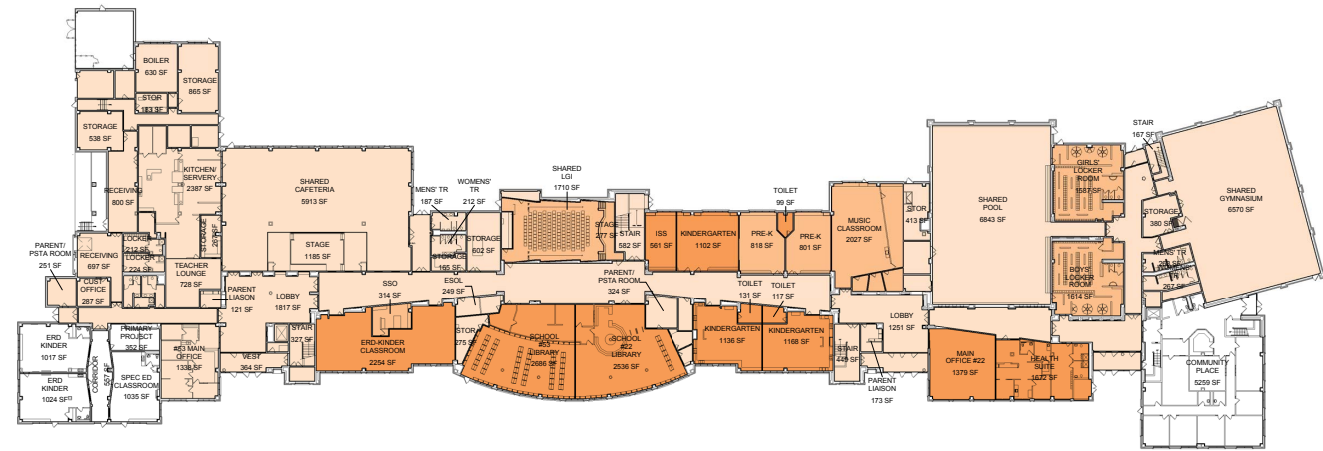




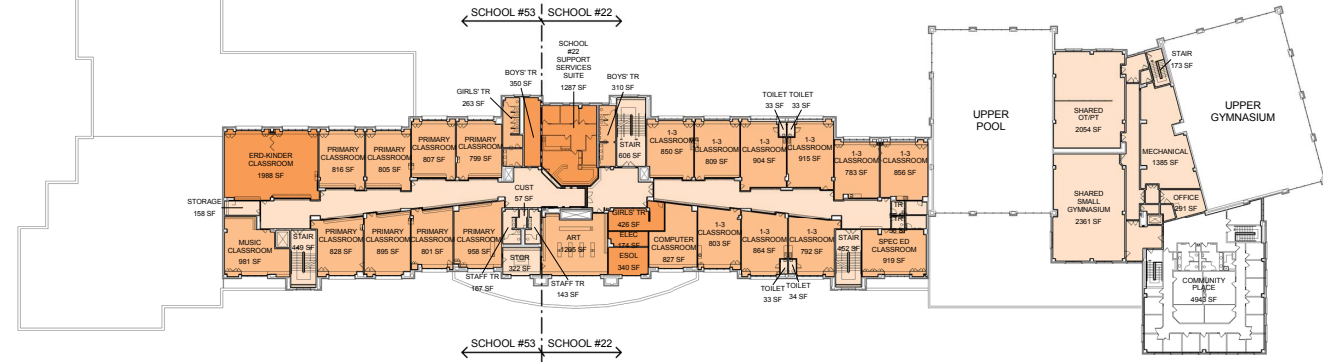
# PHASE II STRATEGIC PLAN

## Rochester School Modernization Program

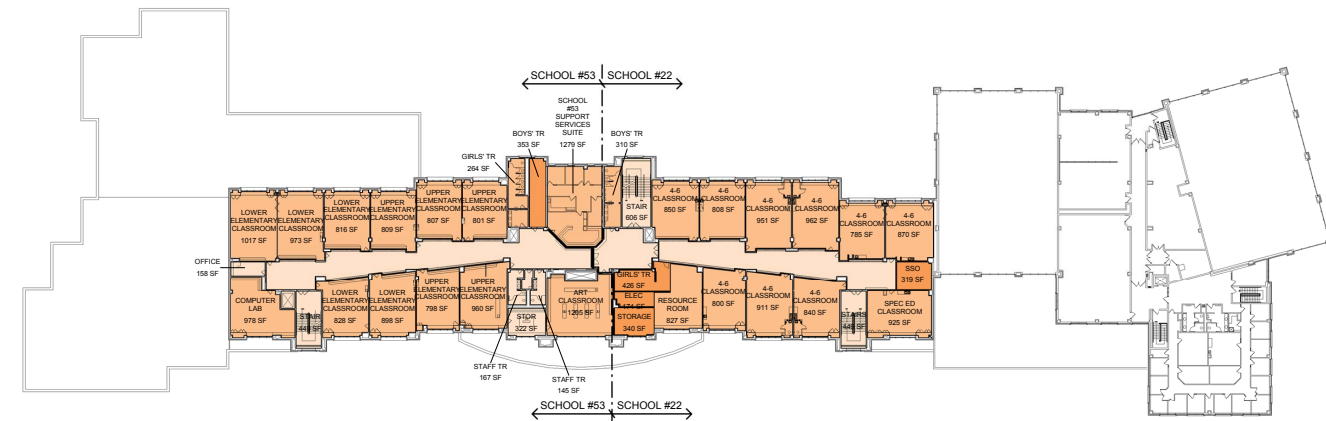
- Legend:**
- Light Rehabilitation
  - Moderate Reconstruction
  - Heavy Reconstruction
  - Structural Reconstruction
  - Addition



**PROPOSED FIRST FLOOR**  
Work Scope



**PROPOSED SECOND FLOOR**  
Work Scope

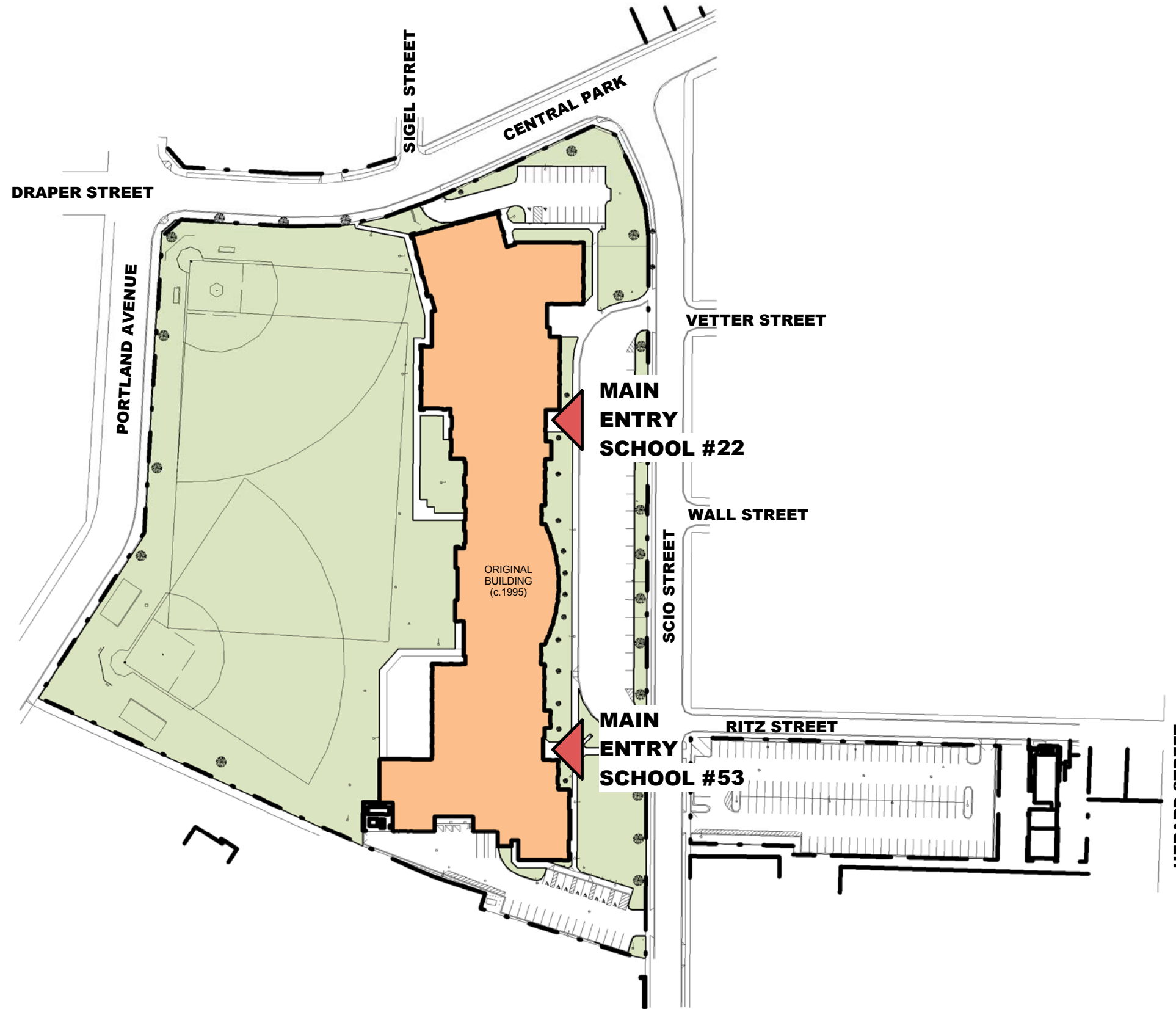


**PROPOSED THIRD FLOOR**  
Work Scope

KEY:

Proposed Scope of Work Summary	
Level of Work	Gross Sq. Footage
Light Rehabilitation	80,803 sf
Moderate Reconstruction	53,713 sf
Heavy Reconstruction	12,839 sf
Structural Reconstruction	0 sf
None	23,286 sf
Subtotal	173,641 sf
Addition	0 sf

Grand Total for School	173,641 sf
------------------------	------------



Strategic Site Considerations:

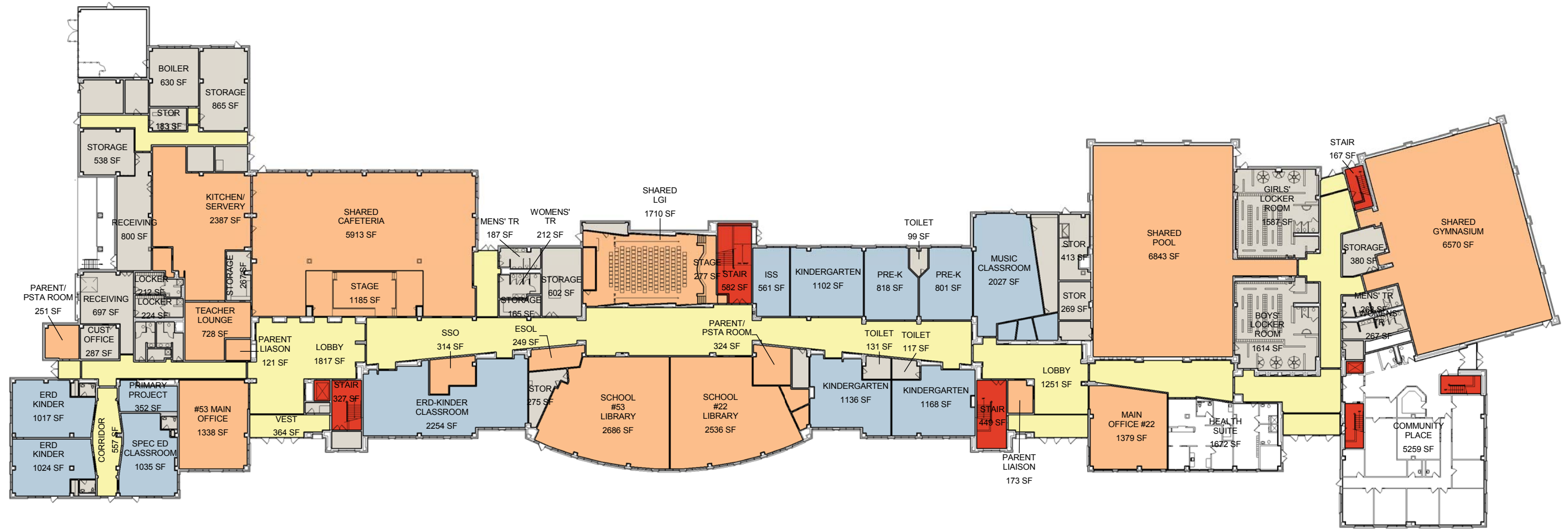
Bus Loop: Existing On-Site

Parking: 162 Existing Spaces

PROPOSED SITE PLAN  
K/6 with 2-School Program Model

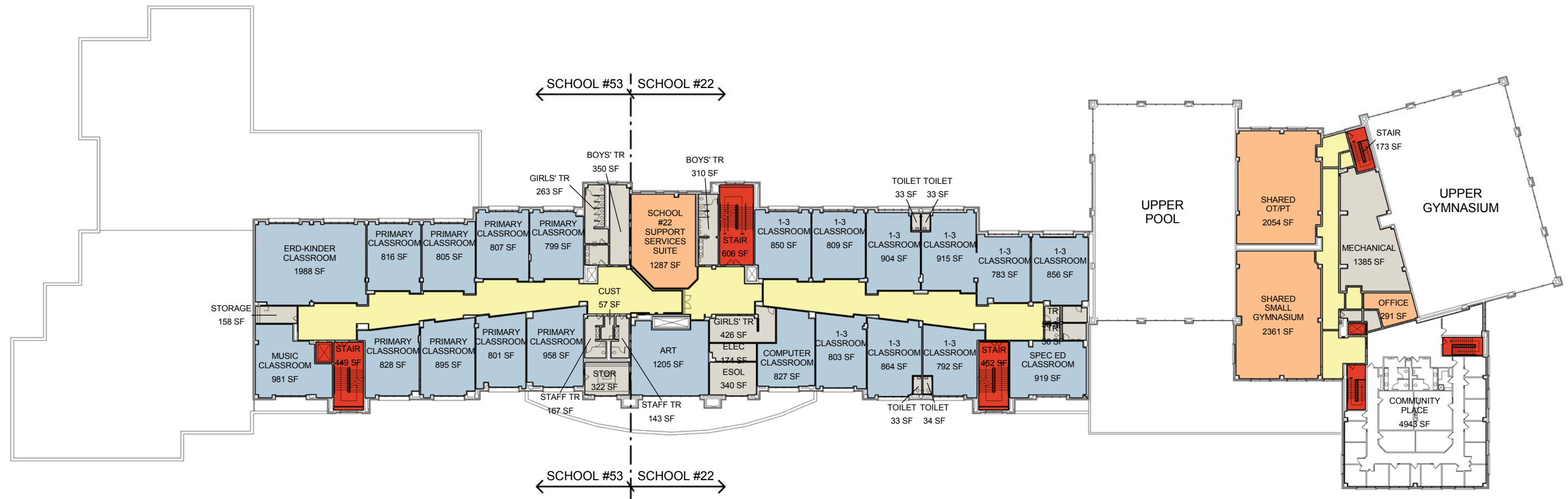


**PHASE II STRATEGIC PLAN**  
Rochester School Modernization Program



- Legend:**
- Circulation - Existing
  - Circulation - Addition
  - Classroom - Existing
  - Classroom - Addition
  - Stairs/Elevators
  - Support - Existing
  - Support - Addition
  - Toilets/Storage - Existing
  - Toilets/Storage - Addition

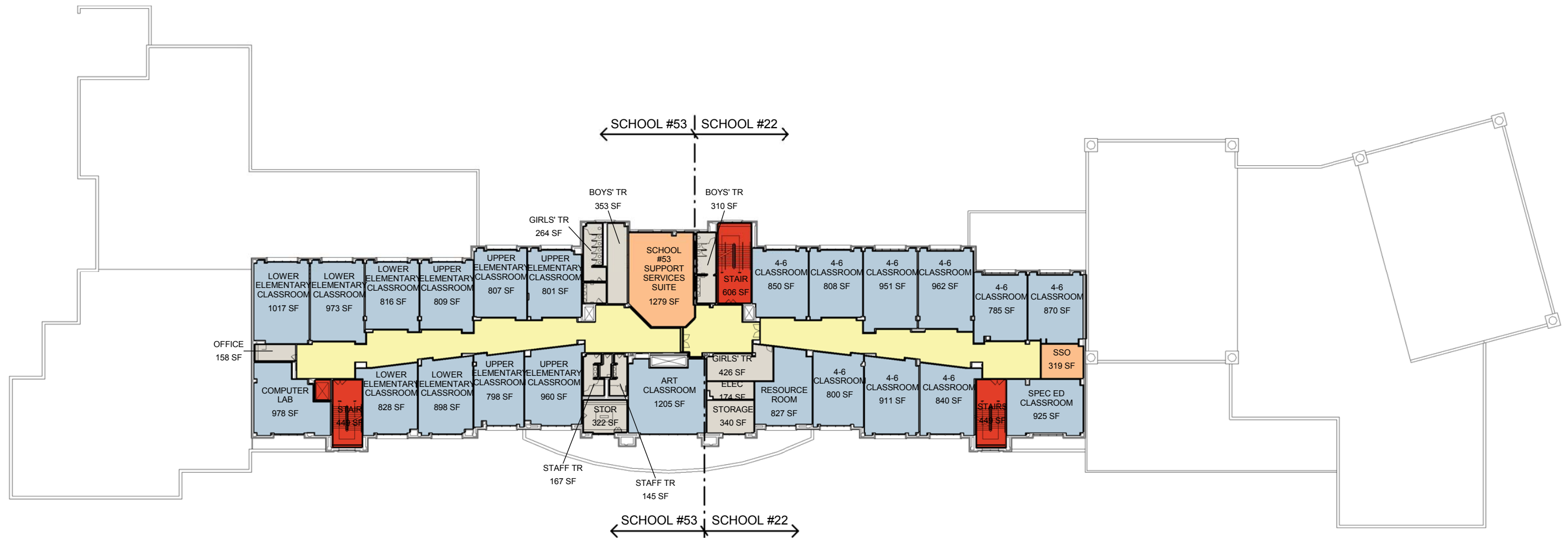
**PROPOSED FIRST FLOOR**  
K/6 with 2-School Program Model



**Legend:**

Circulation - Existing	
Circulation - Addition	
Classroom - Existing	
Classroom - Addition	
Stairs/Elevators	
Support - Existing	
Support - Addition	
Toilets/Storage - Existing	
Toilets/Storage - Addition	

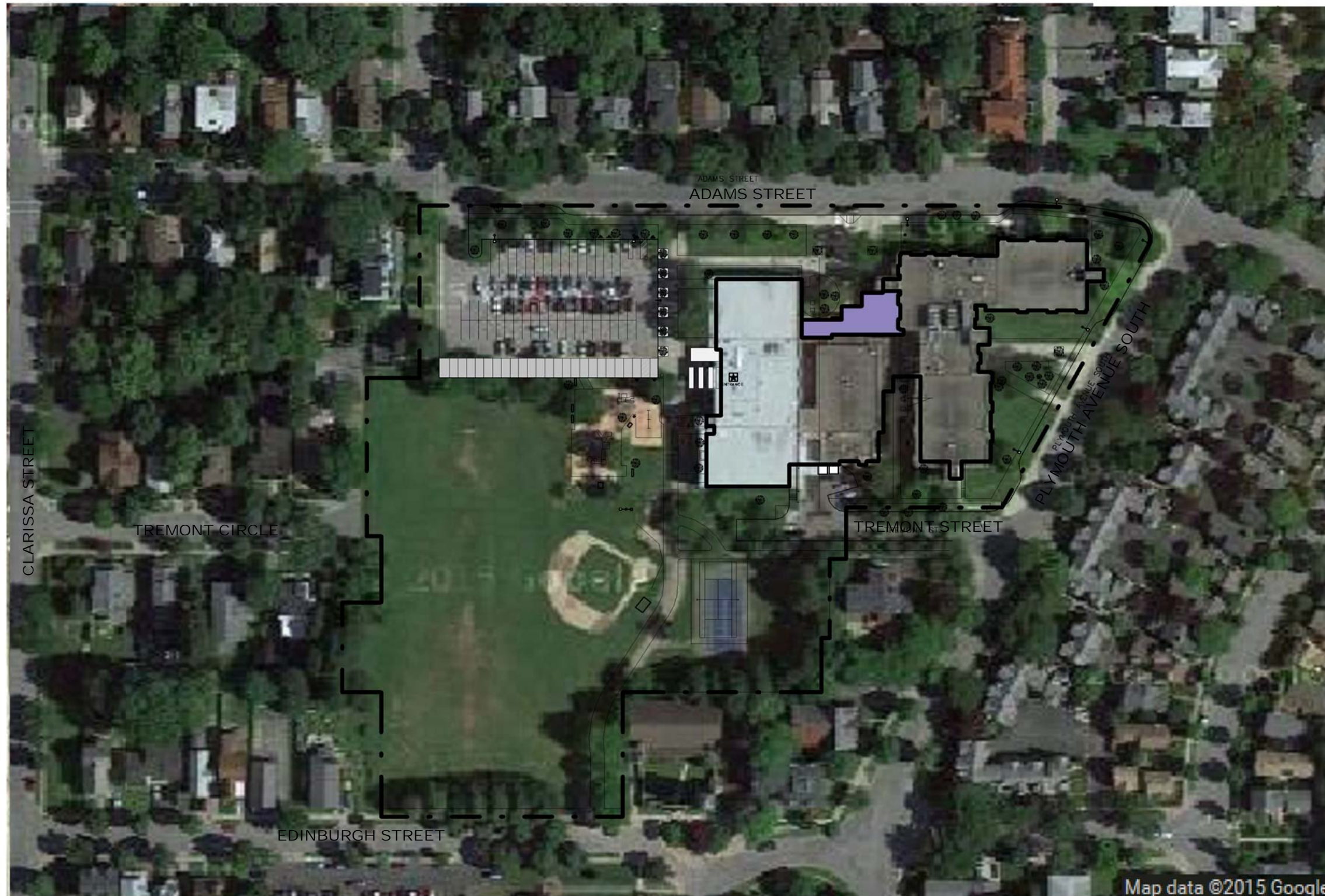
**PROPOSED SECOND FLOOR**  
K/6 with 2-School Program Model



- Legend:**
- Circulation - Existing
  - Circulation - Addition
  - Classroom - Existing
  - Classroom - Addition
  - Stairs/Elevators
  - Support - Existing
  - Support - Addition
  - Toilets/Storage - Existing
  - Toilets/Storage - Addition

**PROPOSED THIRD FLOOR**  
K/6 with 2-School Program Model





**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	Curb Recess	No Change

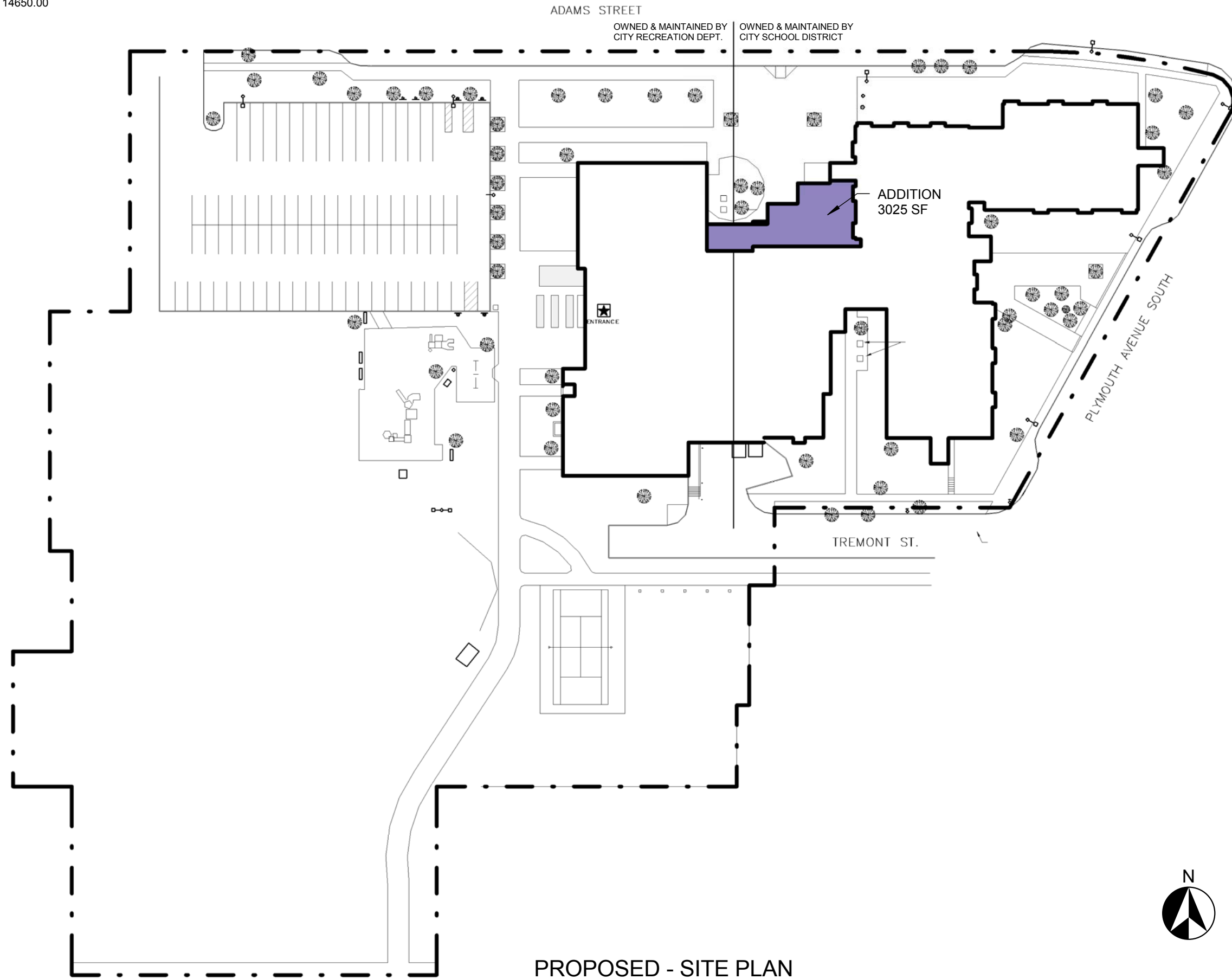
	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	83	17	100



MODEL PROGRAM  
 K - 8: 3 STRAND  
 TARGET CAPACITY: 818  
 NATHANIEL ROCHESTER COMMUNITY  
 85 Adams Street

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



PROPOSED - SITE PLAN

N

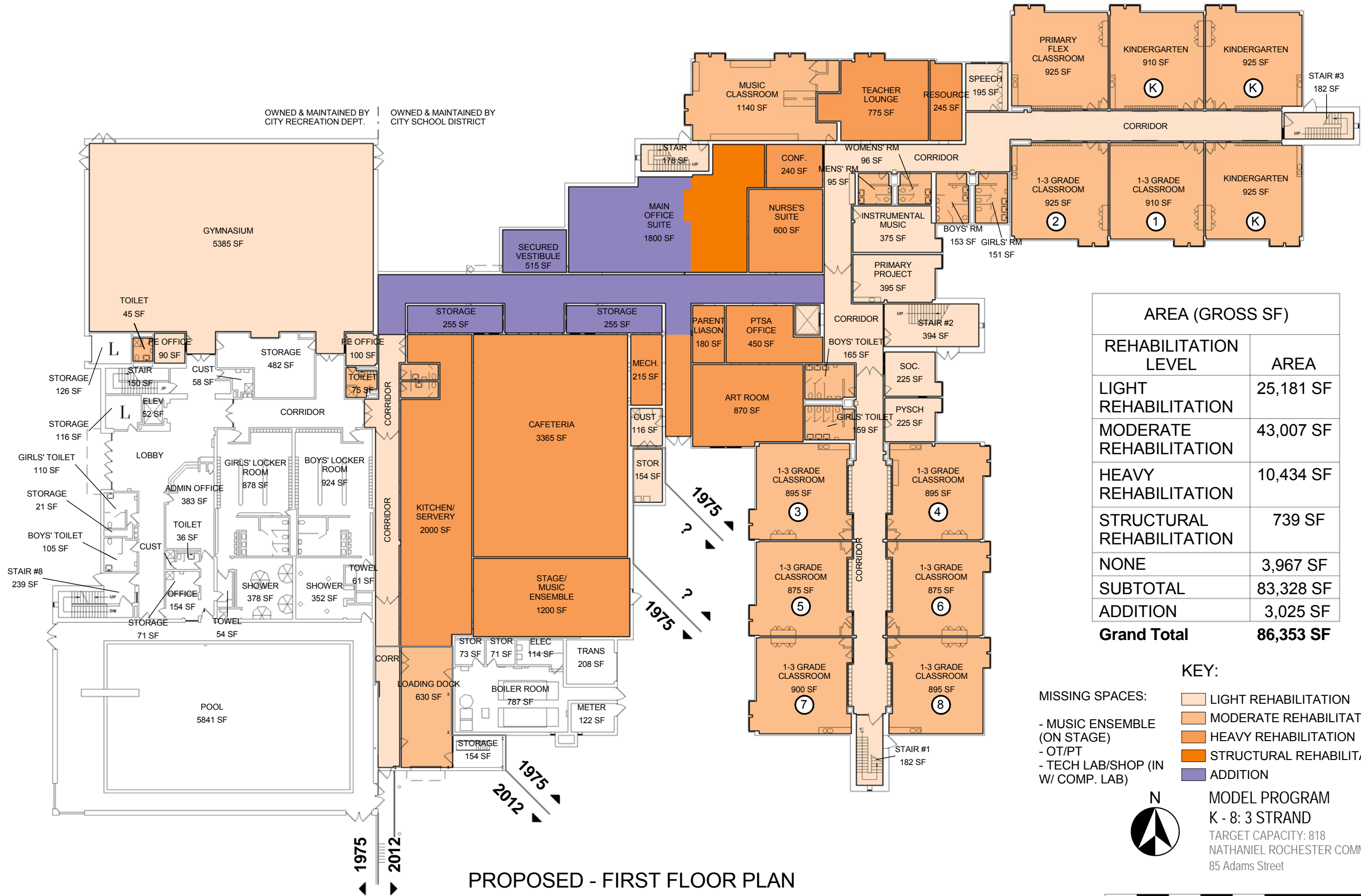
MODEL PROGRAM  
K - 8: 3 STRAND  
TARGET CAPACITY: 818  
NATHANIEL ROCHESTER COMMUNITY  
85 Adams Street

#003 - NATHANIEL ROCHESTER COMMUNITY School No. 3



# ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	25,181 SF
MODERATE REHABILITATION	43,007 SF
HEAVY REHABILITATION	10,434 SF
STRUCTURAL REHABILITATION	739 SF
NONE	3,967 SF
<b>SUBTOTAL</b>	<b>83,328 SF</b>
<b>ADDITION</b>	<b>3,025 SF</b>
<b>Grand Total</b>	<b>86,353 SF</b>

**KEY:**

MISSING SPACES:  
 - MUSIC ENSEMBLE (ON STAGE)  
 - OT/PT  
 - TECH LAB/SHOP (IN W/ COMP. LAB)

LIGHT REHABILITATION  
 MODERATE REHABILITATION  
 HEAVY REHABILITATION  
 STRUCTURAL REHABILITATION  
 ADDITION

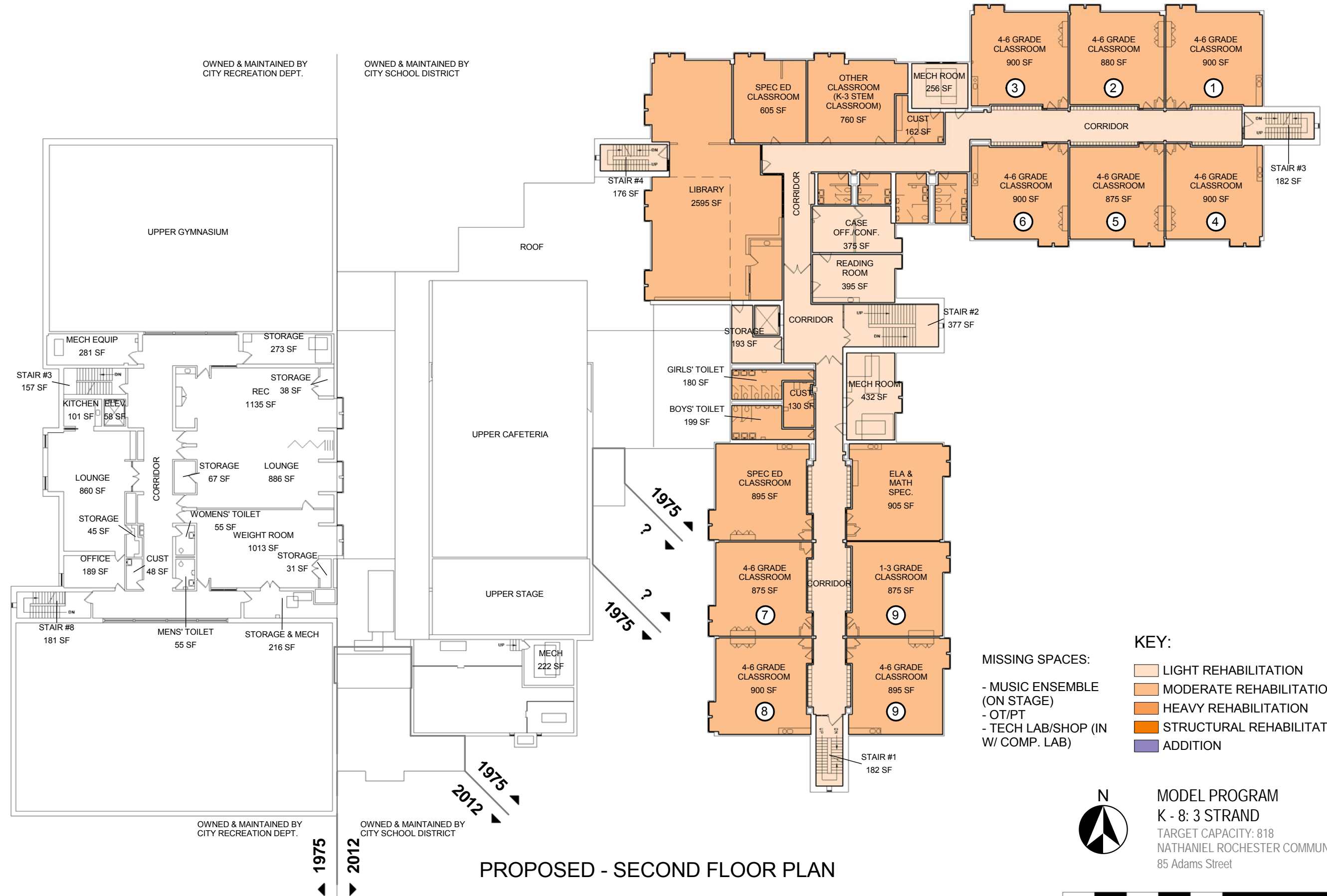
**MODEL PROGRAM**  
 K - 8: 3 STRAND  
 TARGET CAPACITY: 818  
 NATHANIEL ROCHESTER COMMUNITY  
 85 Adams Street

PROPOSED - FIRST FLOOR PLAN

#003 - NATHANIEL ROCHESTER COMMUNITY School No. 3

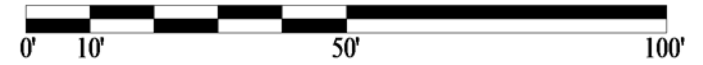
# ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



- MISSING SPACES:**
- MUSIC ENSEMBLE (ON STAGE)
  - OT/PT
  - TECH LAB/SHOP (IN W/ COMP. LAB)
- KEY:**
- LIGHT REHABILITATION
  - MODERATE REHABILITATION
  - HEAVY REHABILITATION
  - STRUCTURAL REHABILITATION
  - ADDITION

**MODEL PROGRAM**  
 K - 8: 3 STRAND  
 TARGET CAPACITY: 818  
 NATHANIEL ROCHESTER COMMUNITY  
 85 Adams Street

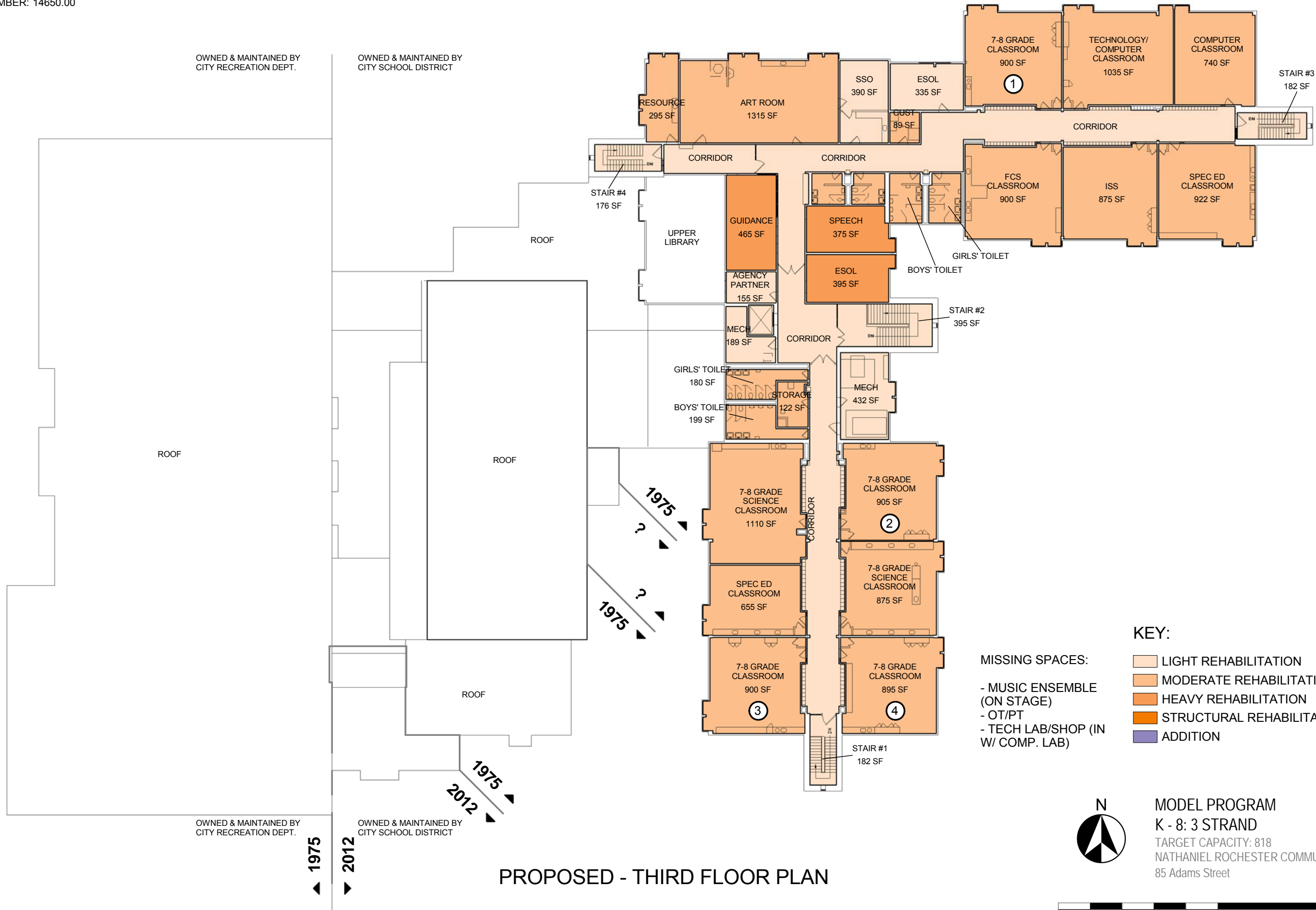


**PROPOSED - SECOND FLOOR PLAN**

**#003 - NATHANIEL ROCHESTER COMMUNITY School No. 3**

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



- KEY:**
- MISSING SPACES:
    - MUSIC ENSEMBLE (ON STAGE)
    - OT/PT
    - TECH LAB/SHOP (IN W/ COMP. LAB)
  - LIGHT REHABILITATION
    - MODERATE REHABILITATION
    - HEAVY REHABILITATION
    - STRUCTURAL REHABILITATION
    - ADDITION

**MODEL PROGRAM**  
 K - 8: 3 STRAND  
 TARGET CAPACITY: 818  
 NATHANIEL ROCHESTER COMMUNITY  
 85 Adams Street



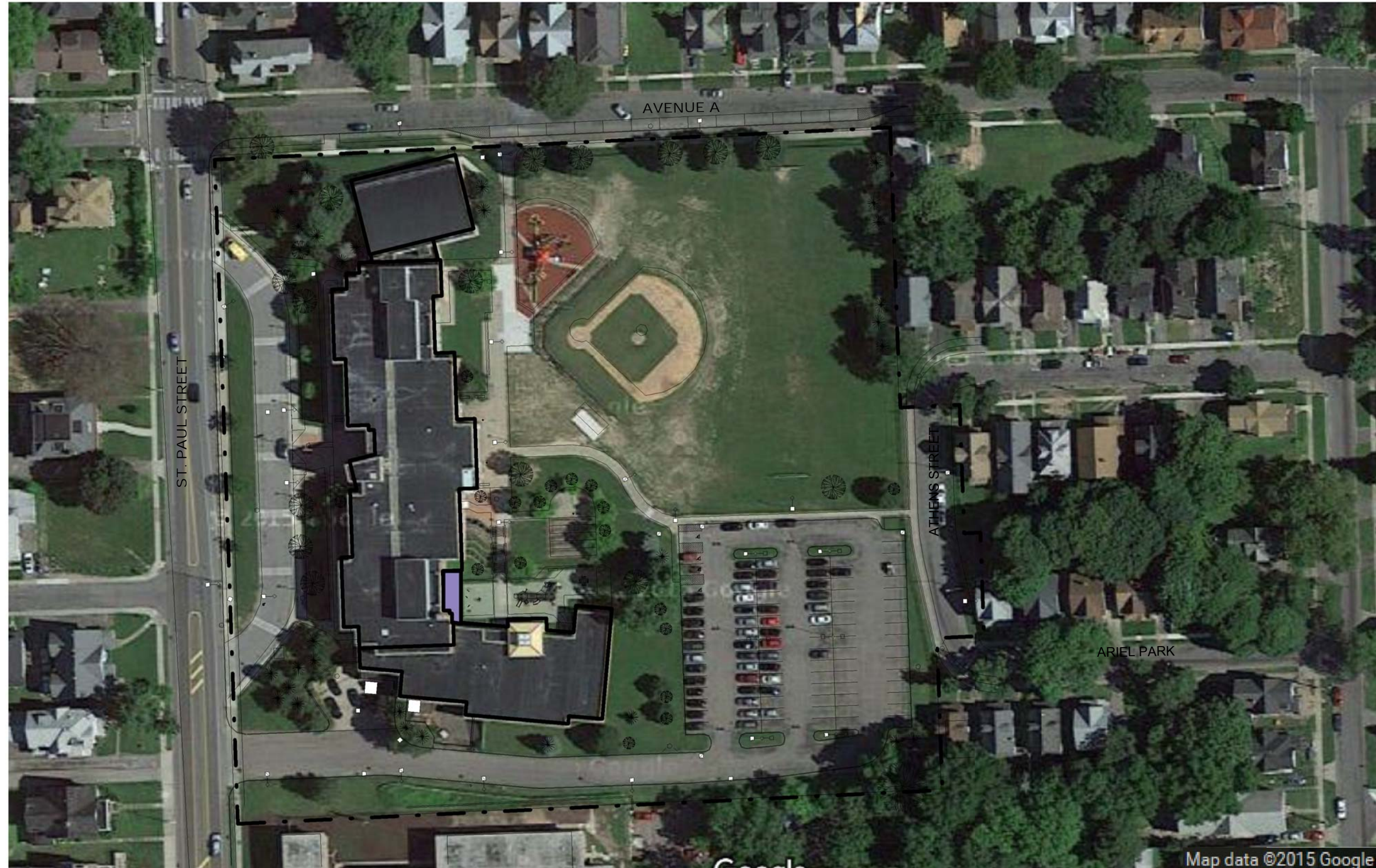
PROPOSED - THIRD FLOOR PLAN

#003 - NATHANIEL ROCHESTER COMMUNITY School No. 3



ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



**SITE CONTEXT**

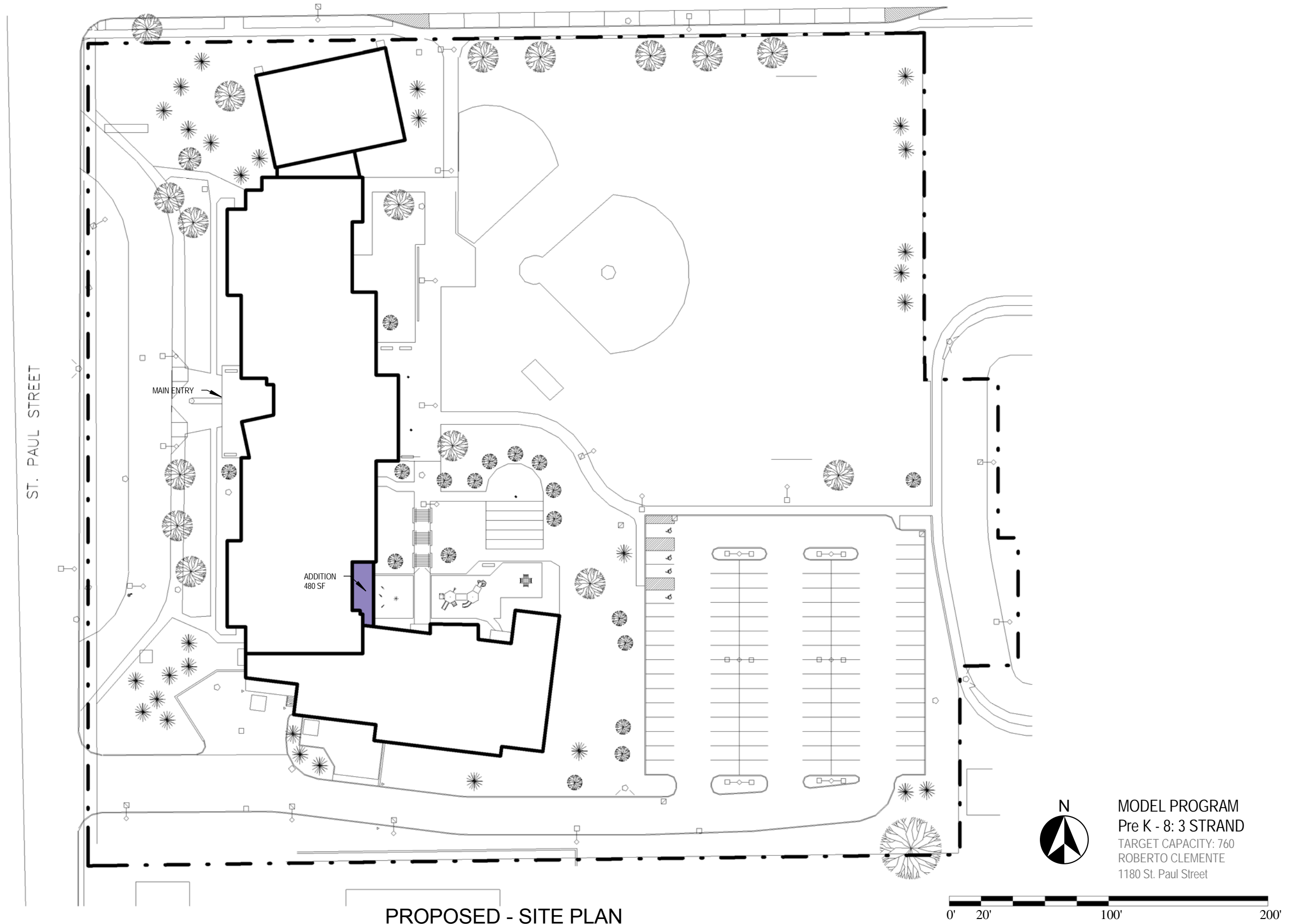
	Existing Bus Loop	Proposed Bus Loop
Buses	Off St. Paul St.	No Change

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	93	0	93



MODEL PROGRAM  
Pre K - 8: 3 STRAND  
TARGET CAPACITY: 760  
ROBERTO CLEMENTE  
1180 St. Paul Street

#008 - ROBERTO CLEMENTE School No. 8



# ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

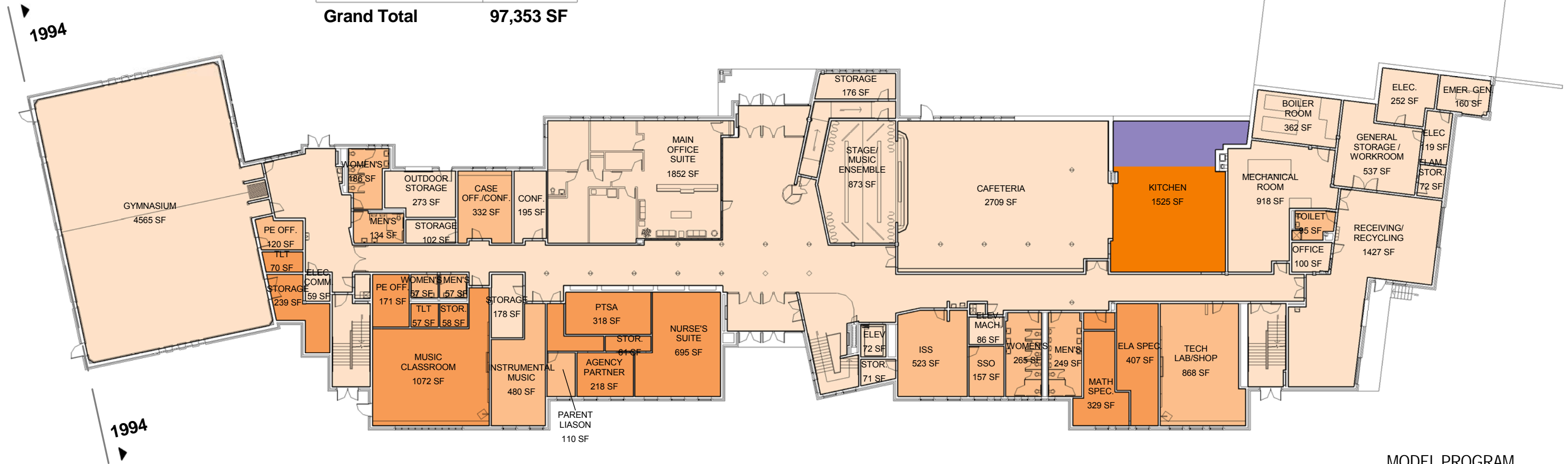
SWBR PROJECT NUMBER: 14650.00

**KEY:**

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

- MISSING SPACES:**
- MUSIC ENSEMBLE
  - OT/PT ROOM
  - OTHER CLASSROOM
- UNDERSIZED SPACES:**
- GYMNASIUM
  - STAGE
  - CAFETERIA
  - KITCHEN
  - INSTRUMENTAL MUSIC
  - LIBRARY
  - (1) COMPUTER CLASSROOM
  - (1) ART ROOM
  - (1) ESOL ROOM
  - (1) SPEECH ROOM

AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	32,898 SF
MODERATE REHABILITATION	45,400 SF
HEAVY REHABILITATION	5,480 SF
STRUCTURAL REHABILITATION	1,043 SF
NONE	12,052 SF
<b>SUBTOTAL</b>	<b>96,873 SF</b>
ADDITION	480 SF
<b>Grand Total</b>	<b>97,353 SF</b>



PROPOSED - FIRST FLOOR PLAN



MODEL PROGRAM  
Pre K - 8 : 3 STRAND  
TARGET CAPACITY: 760  
ROBERTO CLEMENTE  
1180 St. Paul Street



#008 - ROBERTO CLEMENTE School No. 8

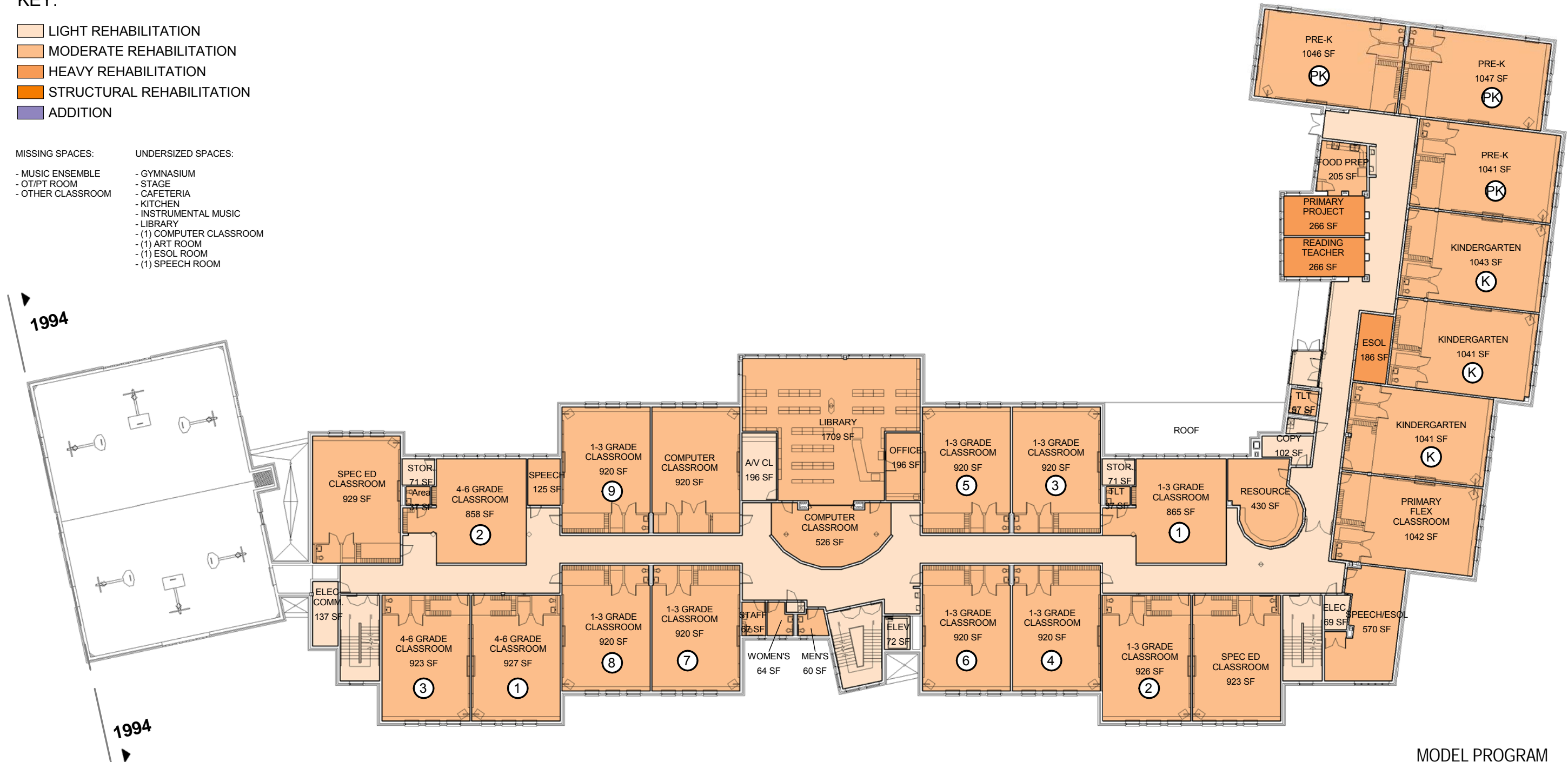
ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

- MISSING SPACES:
- MUSIC ENSEMBLE
  - OT/PT ROOM
  - OTHER CLASSROOM
- UNDERSIZED SPACES:
- GYMNASIUM
  - STAGE
  - CAFETERIA
  - KITCHEN
  - INSTRUMENTAL MUSIC
  - LIBRARY
  - (1) COMPUTER CLASSROOM
  - (1) ART ROOM
  - (1) ESOL ROOM
  - (1) SPEECH ROOM



PROPOSED - SECOND FLOOR PLAN



MODEL PROGRAM  
Pre K - 8 : 3 STRAND  
TARGET CAPACITY: 760  
ROBERTO CLEMENTE  
1180 St. Paul Street



#008 - ROBERTO CLEMENTE School No. 8



KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

- MISSING SPACES:
- MUSIC ENSEMBLE
  - OT/PT ROOM
  - OTHER CLASSROOM
- UNDERSIZED SPACES:
- GYMNASIUM
  - STAGE
  - CAFETERIA
  - KITCHEN
  - INSTRUMENTAL MUSIC
  - LIBRARY
  - (1) COMPUTER CLASSROOM
  - (1) ART ROOM
  - (1) ESOL ROOM
  - (1) SPEECH ROOM



PROPOSED - THIRD FLOOR PLAN



MODEL PROGRAM  
Pre K - 8 : 3 STRAND  
TARGET CAPACITY: 760  
ROBERTO CLEMENTE  
1180 St. Paul Street







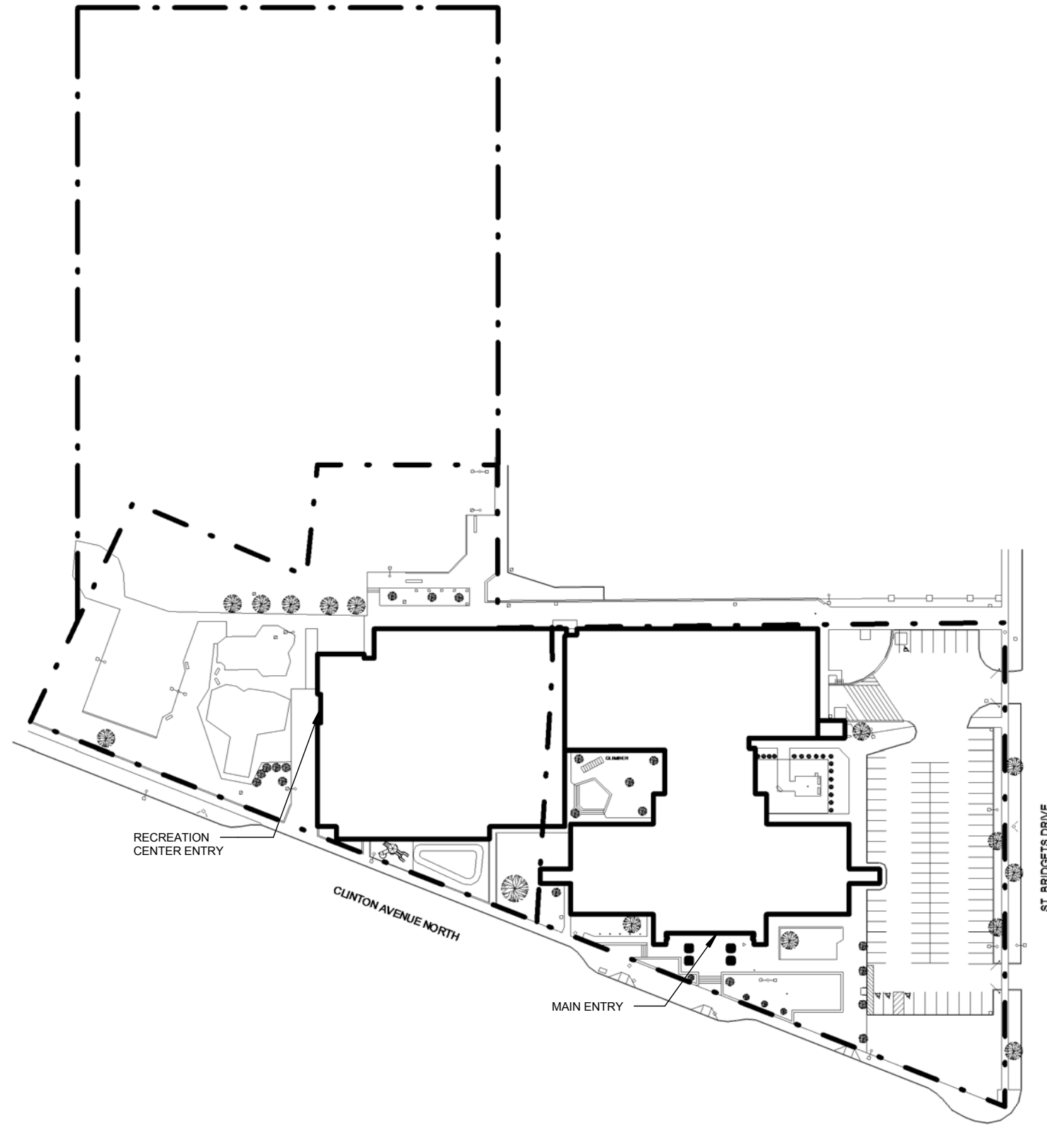
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	Curb Recess off N. Clinton	No Change

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	96	0	96



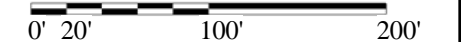
MODEL PROGRAM  
 Pre K - 6: 4/3 STRAND  
 TARGET CAPACITY: 698  
 Dr. MARTIN LUTHER KING Jr.  
 485 North Clinton Avenue



PROPOSED - SITE PLAN



MODEL PROGRAM  
Pre K - 6: 4/3 STRAND  
TARGET CAPACITY: 698  
Dr. MARTIN LUTHER KING Jr.  
485 North Clinton Avenue



ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



- KEY:**
- LIGHT REHABILITATION
  - MODERATE REHABILITATION
  - HEAVY REHABILITATION
  - STRUCTURAL REHABILITATION

- MISSING SPACES:**
- MUSIC ENSEMBLE
  - OTHER CLASSROOM
  - PRIMARY FLEX CLASSROOM

AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	30,724 SF
MODERATE REHABILITATION	40,493 SF
HEAVY REHABILITATION	8,827 SF
STRUCTURAL REHABILITATION	0 SF
NONE	6,019 SF
<b>Grand Total</b>	<b>86,063 SF</b>

PROPOSED - FIRST FLOOR PLAN

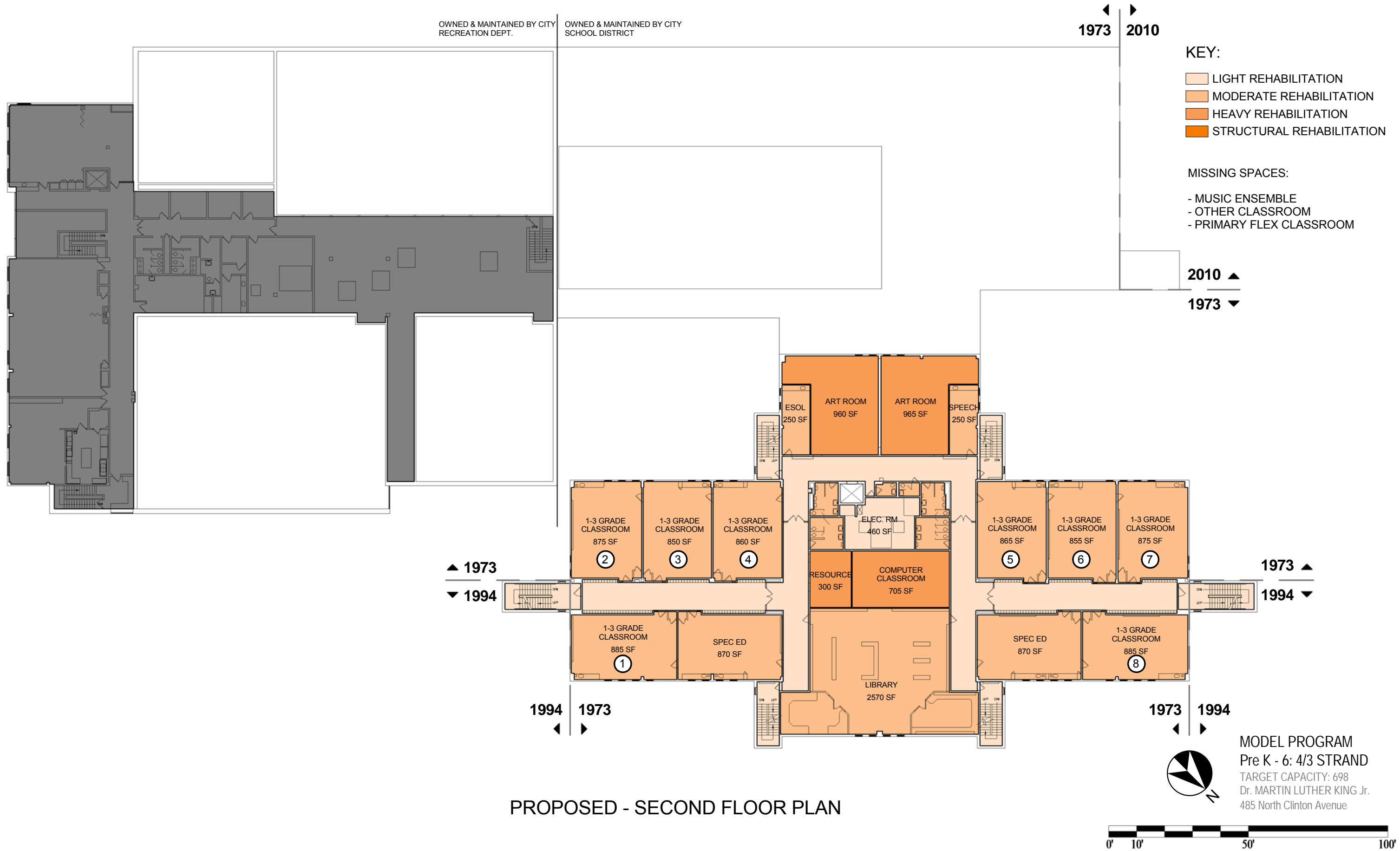


MODEL PROGRAM  
 Pre K - 6: 4/3 STRAND  
 TARGET CAPACITY: 698  
 Dr. MARTIN LUTHER KING Jr.  
 485 North Clinton Avenue

#009 - Dr. MARTIN LUTHER KING Jr. School No. 9

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



#009 - Dr. MARTIN LUTHER KING Jr. School No. 9

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00

OWNED & MAINTAINED BY CITY RECREATION DEPT. OWNED & MAINTAINED BY CITY SCHOOL DISTRICT

1973 2010

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION

MISSING SPACES:

- MUSIC ENSEMBLE
- OTHER CLASSROOM
- PRIMARY FLEX CLASSROOM

2010 ▲

1973 ▼

▲ 1973

▼ 1994

▲ 1973

▼ 1994

1994 1973

1973 1994

PROPOSED - THIRD FLOOR PLAN



MODEL PROGRAM  
Pre K - 6: 4/3 STRAND  
TARGET CAPACITY: 698  
Dr. MARTIN LUTHER KING Jr.  
485 North Clinton Avenue



#009 - Dr. MARTIN LUTHER KING Jr. School No. 9







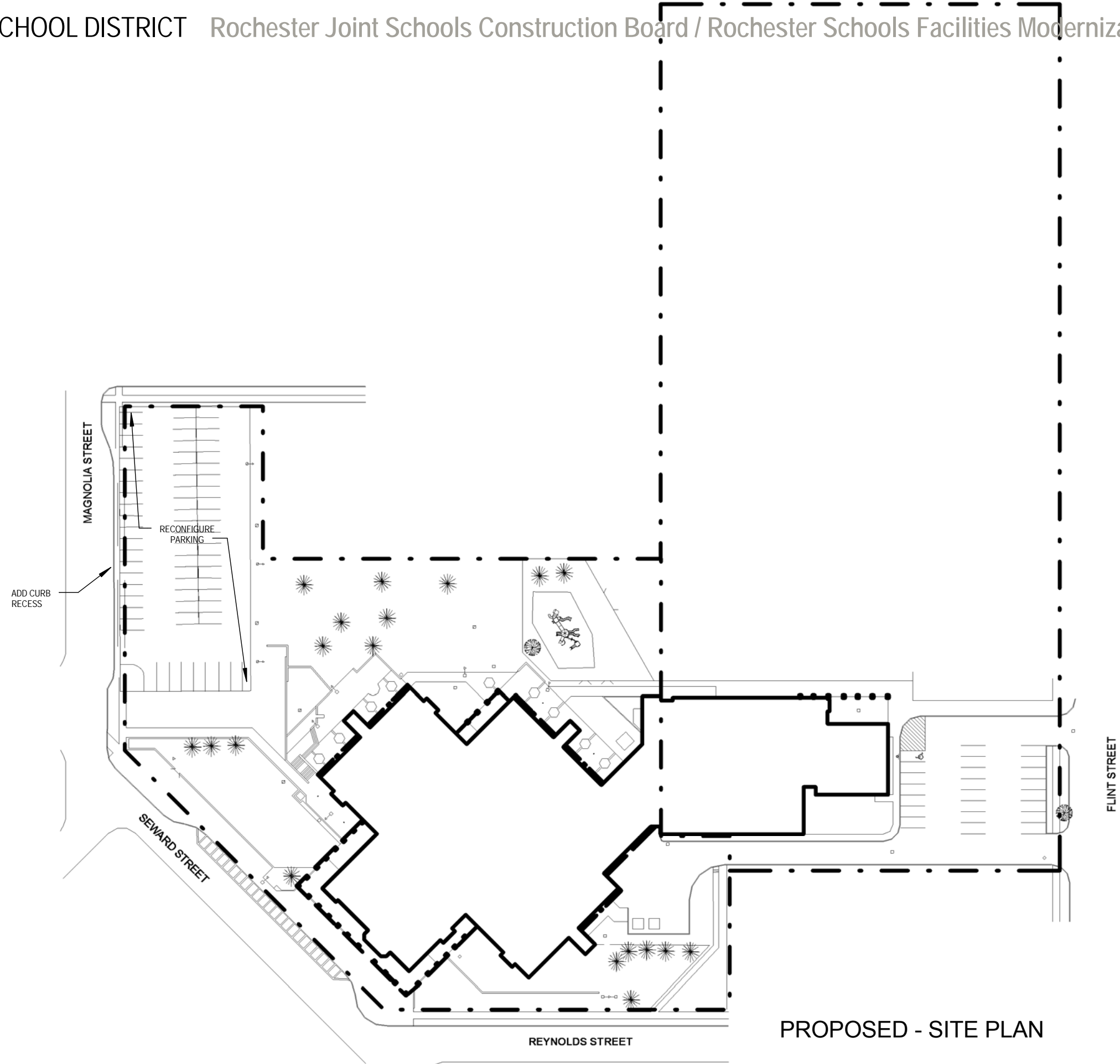
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	Curb Recess	(2) Curb Recess

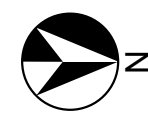
	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	83	5	88



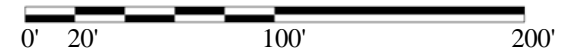
MODEL PROGRAM  
 Pre K - 8: 2 STRAND  
 TARGET CAPACITY: 510  
 Dr. CHARLES T. LUNSFORD  
 465 Seward Street



PROPOSED - SITE PLAN



MODEL PROGRAM  
Pre K - 8: 2 STRAND  
TARGET CAPACITY: 510  
Dr. CHARLES T. LUNSFORD  
465 Seward Street



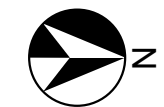
ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	27,471 SF
MODERATE REHABILITATION	25,598 SF
HEAVY REHABILITATION	21,125 SF
STRUCTURAL REHABILITATION	0 SF
NONE	13,109 SF
<b>Grand Total</b>	<b>87,303 SF</b>

PROPOSED - FIRST FLOOR PLAN



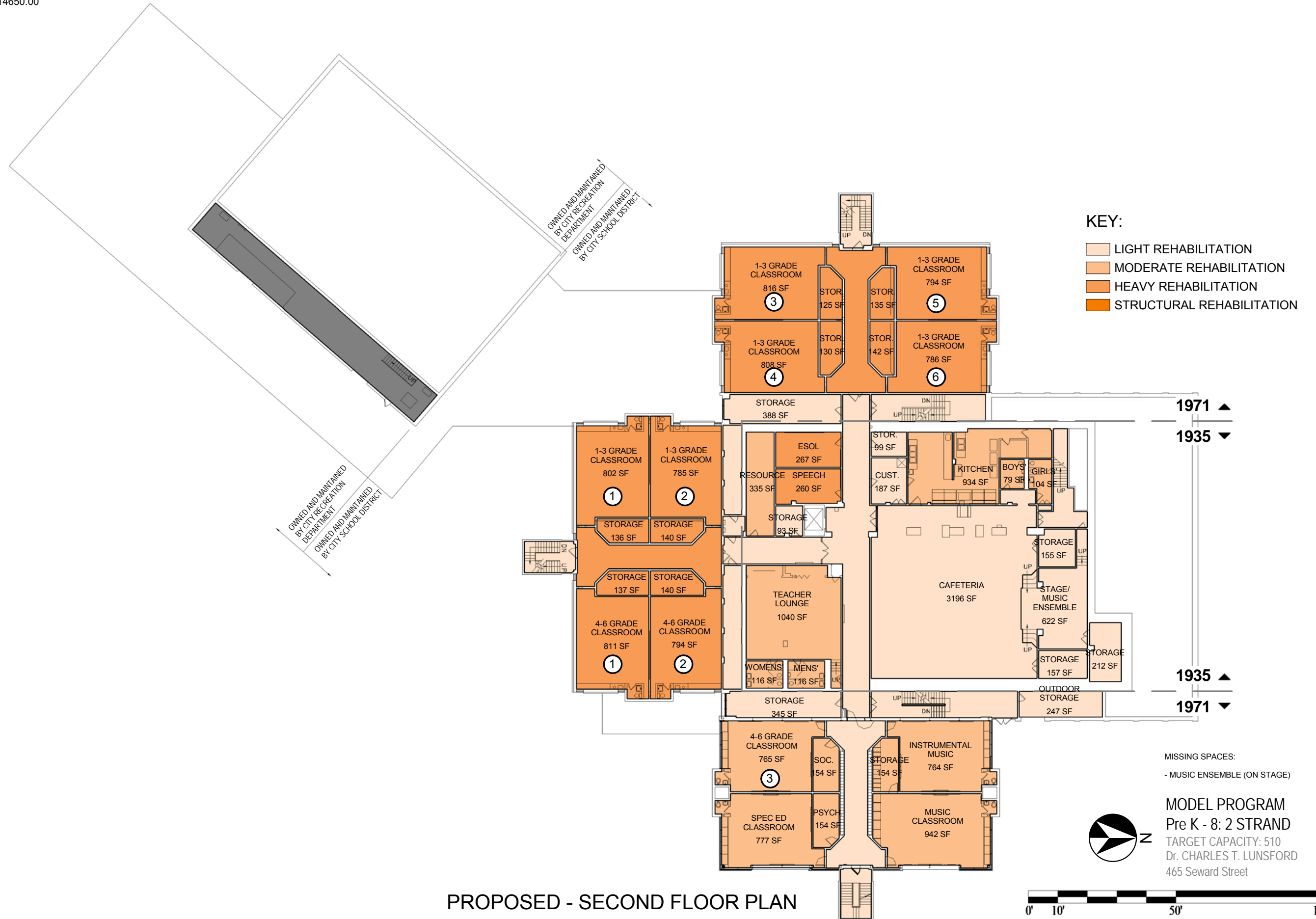
MISSING SPACES:  
- MUSIC ENSEMBLE (ON STAGE)

MODEL PROGRAM  
Pre K - 8: 2 STRAND  
TARGET CAPACITY: 510  
Dr. CHARLES T. LUNSFORD  
465 Seward Street

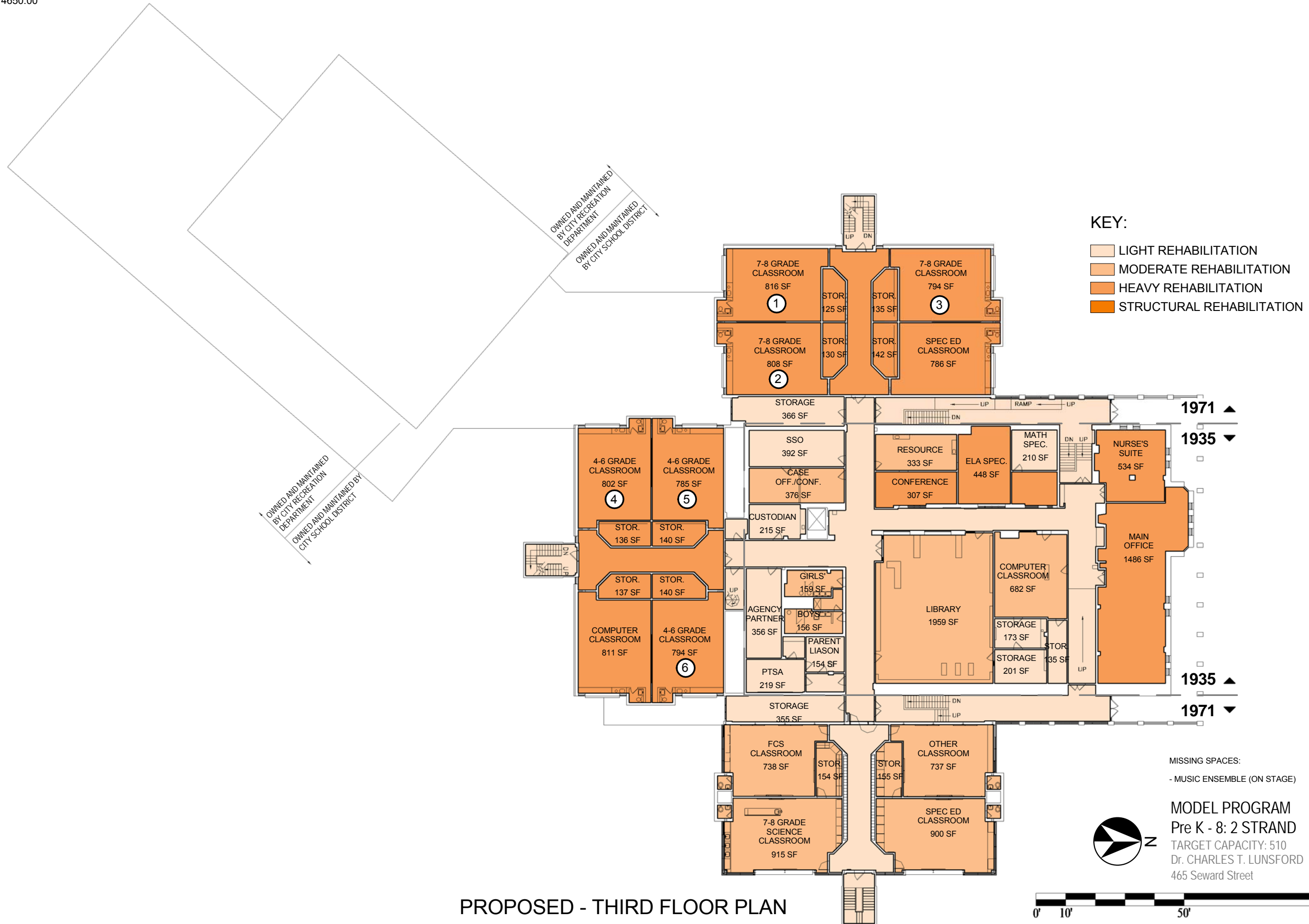
#019 - Dr. CHARLES T. LUNSFORD School No. 19

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00

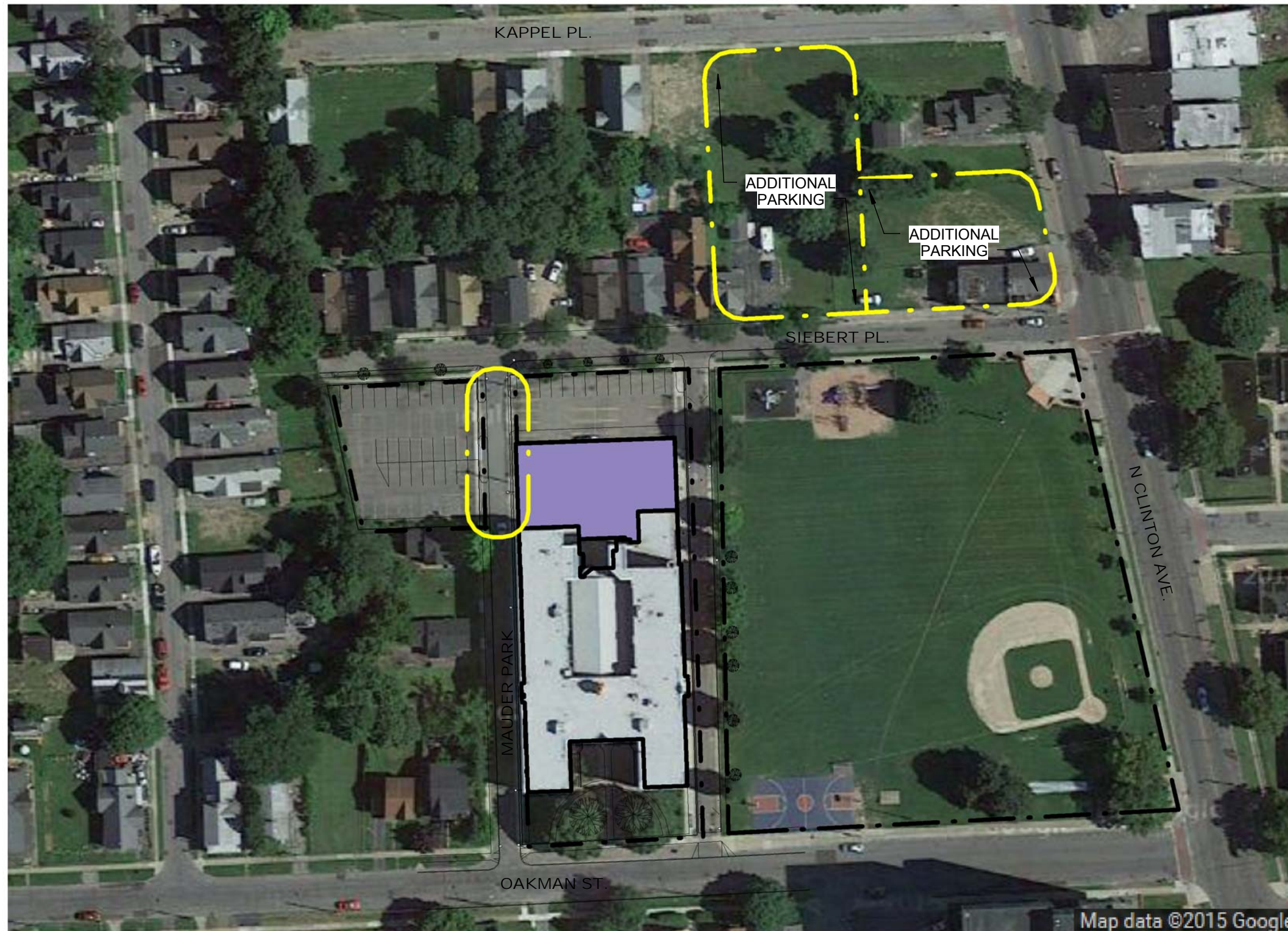


#019 - Dr. CHARLES T. LUNSFORD School No. 19



#019 - Dr. CHARLES T. LUNSFORD School No. 19



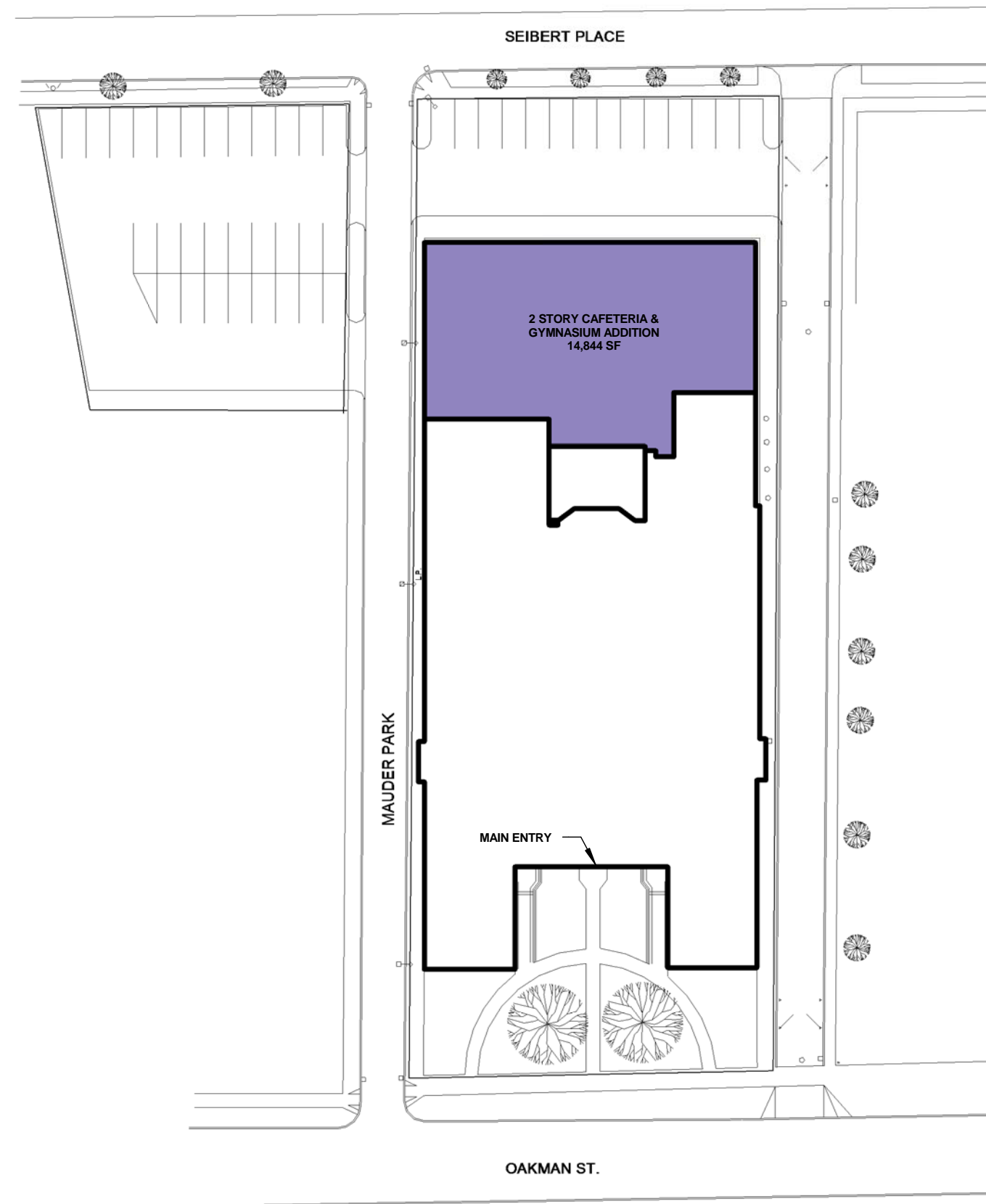


The potential site acquisition areas shown are preliminary and conceptual. They are intended to illustrate the general location and scale of possible additional site areas that, if acquired, would benefit the school by helping to mitigate existing site deficiencies.

EXISTING SITE ACREAGE: 0.68
ADJACENT CITY PARK ACREAGE: 2
SUBTOTAL: 2.68



MODEL PROGRAM  
Pre K - 6: 2 STRAND  
TARGET CAPACITY: 398  
HENRY LOMB  
54 Oakman St.



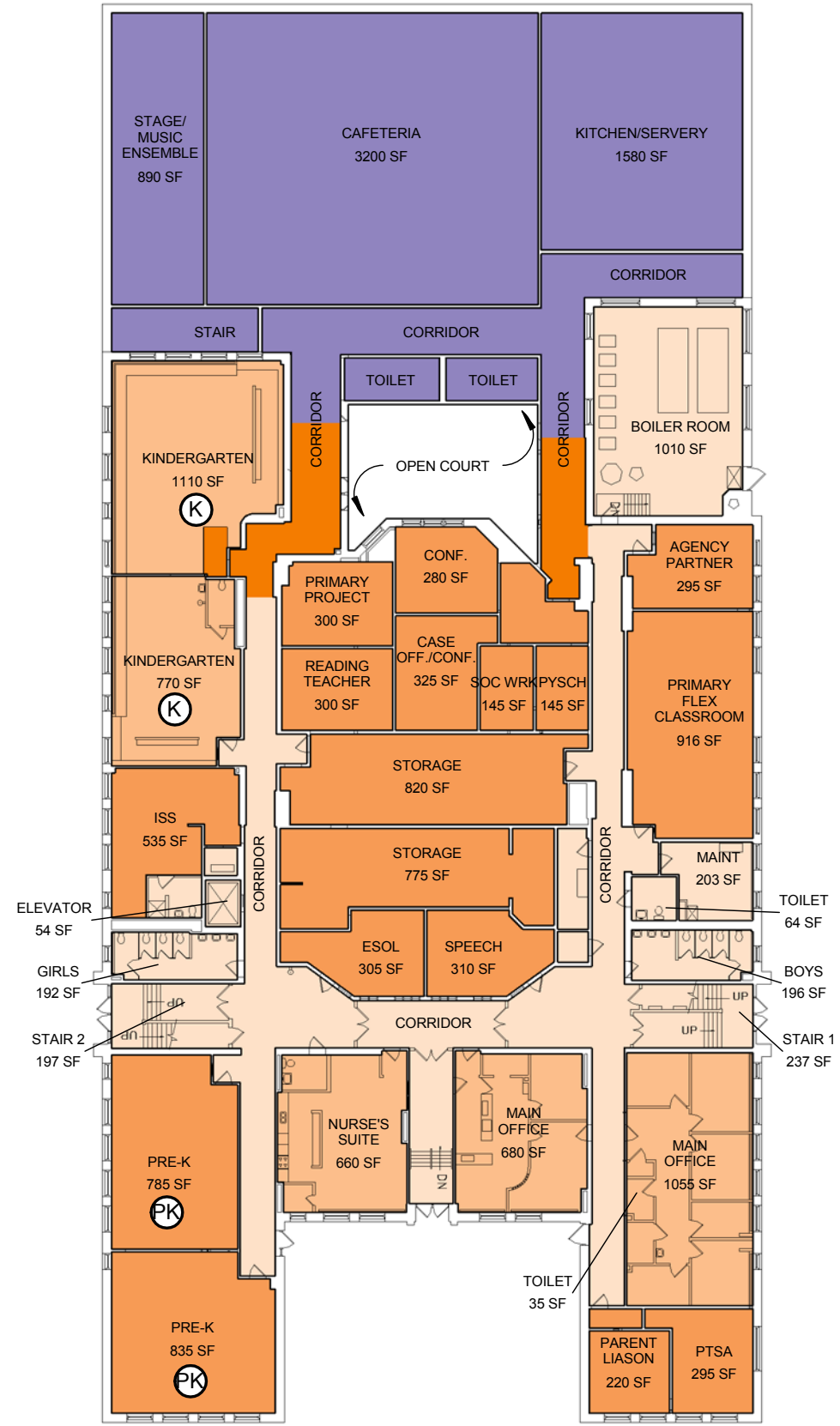
PROPOSED - SITE PLAN



MODEL PROGRAM  
Pre K - 6: 2 STRAND  
TARGET CAPACITY: 398  
HENRY LOMB  
54 Oakman St.







PROPOSED - FIRST FLOOR

AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	12,422 SF
MODERATE REHABILITATION	19,254 SF
HEAVY REHABILITATION	14,436 SF
STRUCTURAL REHABILITATION	1,371 SF
NONE	7,497 SF
<b>SUBTOTAL</b>	<b>54,980 SF</b>
<b>ADDITION</b>	<b>14,844 SF</b>
<b>Grand Total</b>	<b>69,824 SF</b>

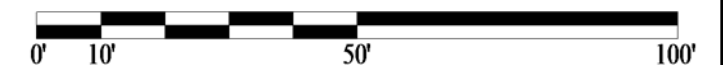
KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

MISSING SPACES:  
- MUSIC ENSEMBLE

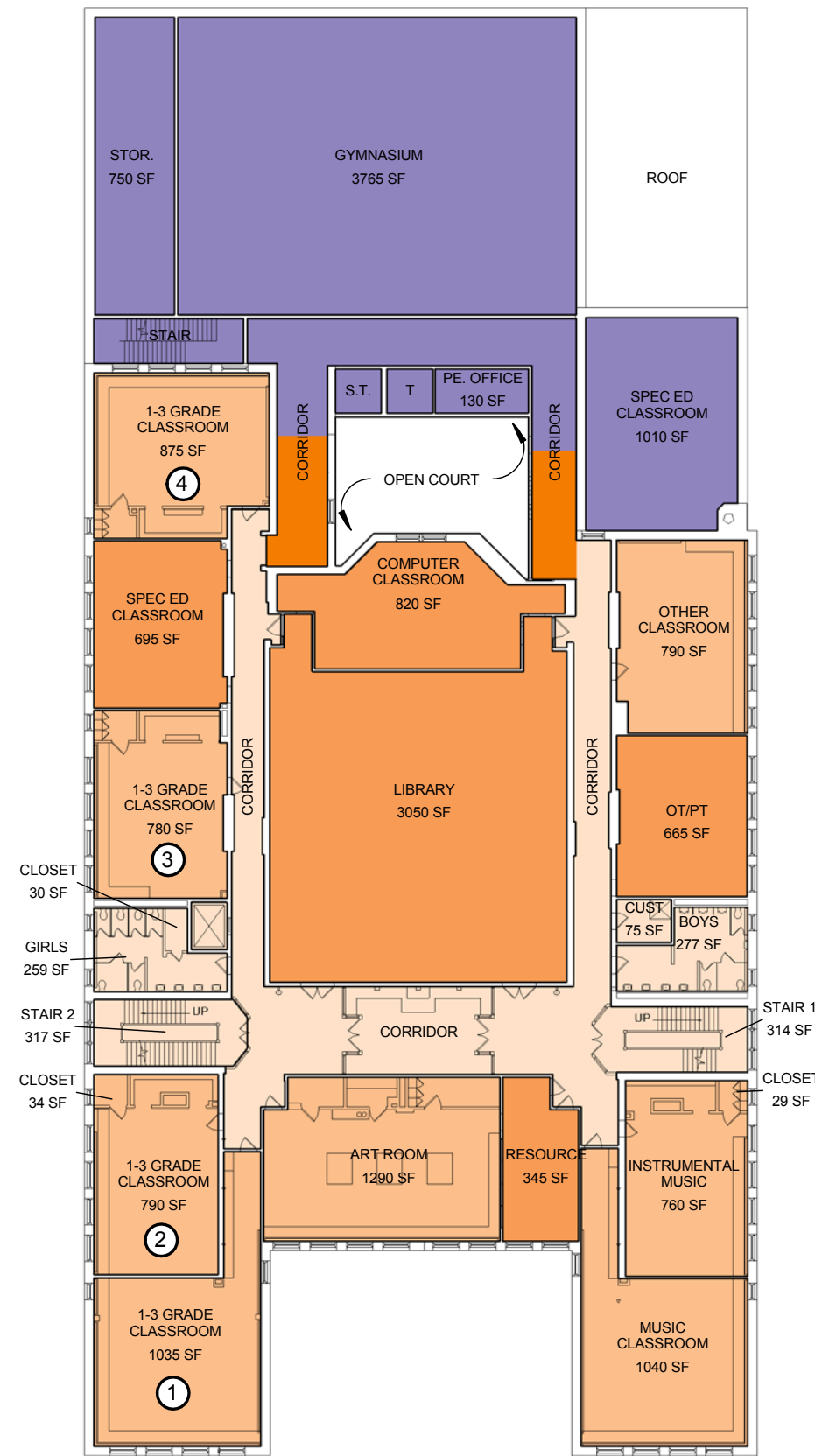


MODEL PROGRAM  
Pre K - 6: 2 STRAND  
TARGET CAPACITY: 398  
HENRY LOMB  
54 Oakman St.

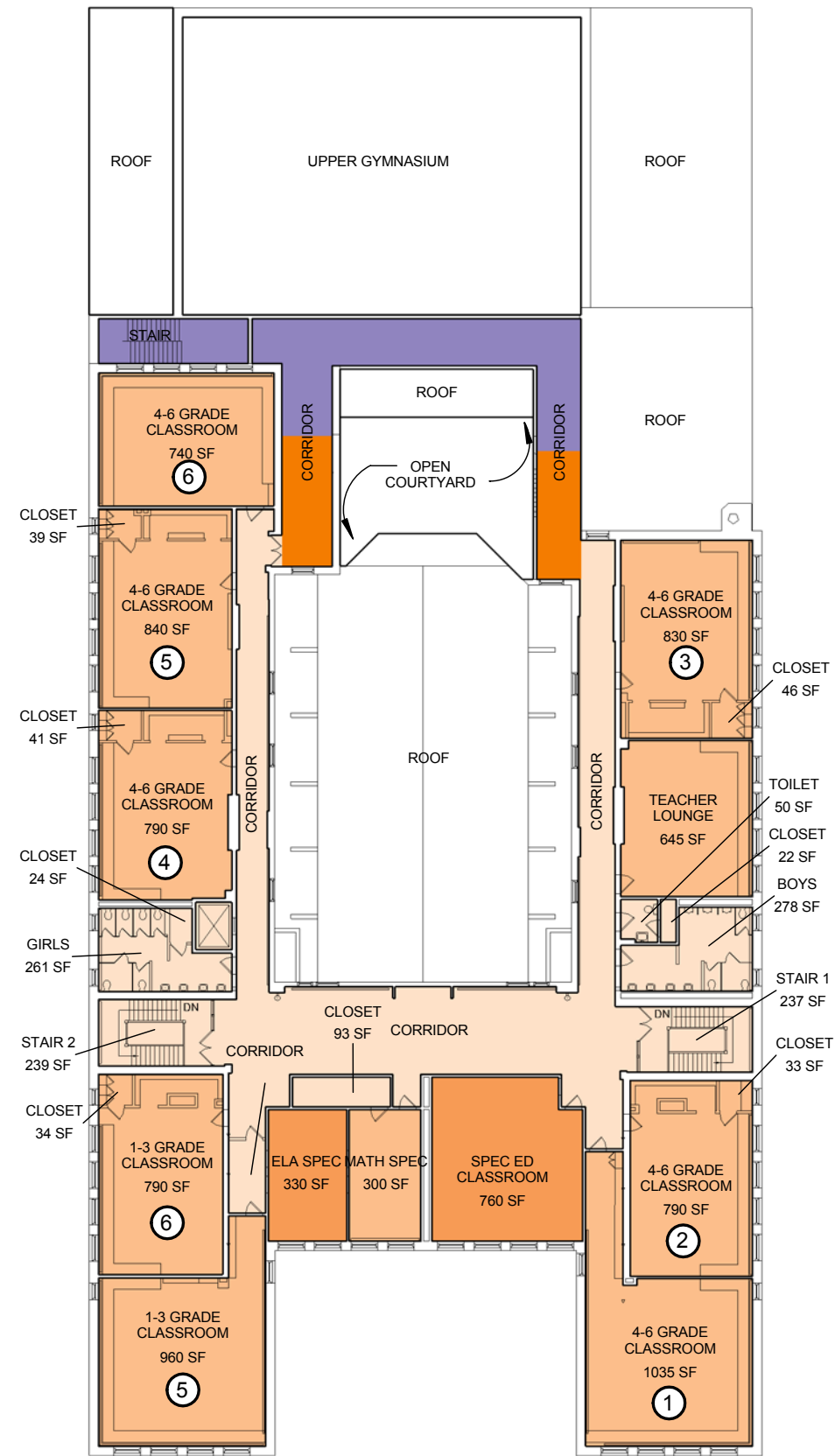


ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



PROPOSED - SECOND FLOOR



PROPOSED - THIRD FLOOR

- KEY:**
- LIGHT REHABILITATION
  - MODERATE REHABILITATION
  - HEAVY REHABILITATION
  - STRUCTURAL REHABILITATION
  - ADDITION

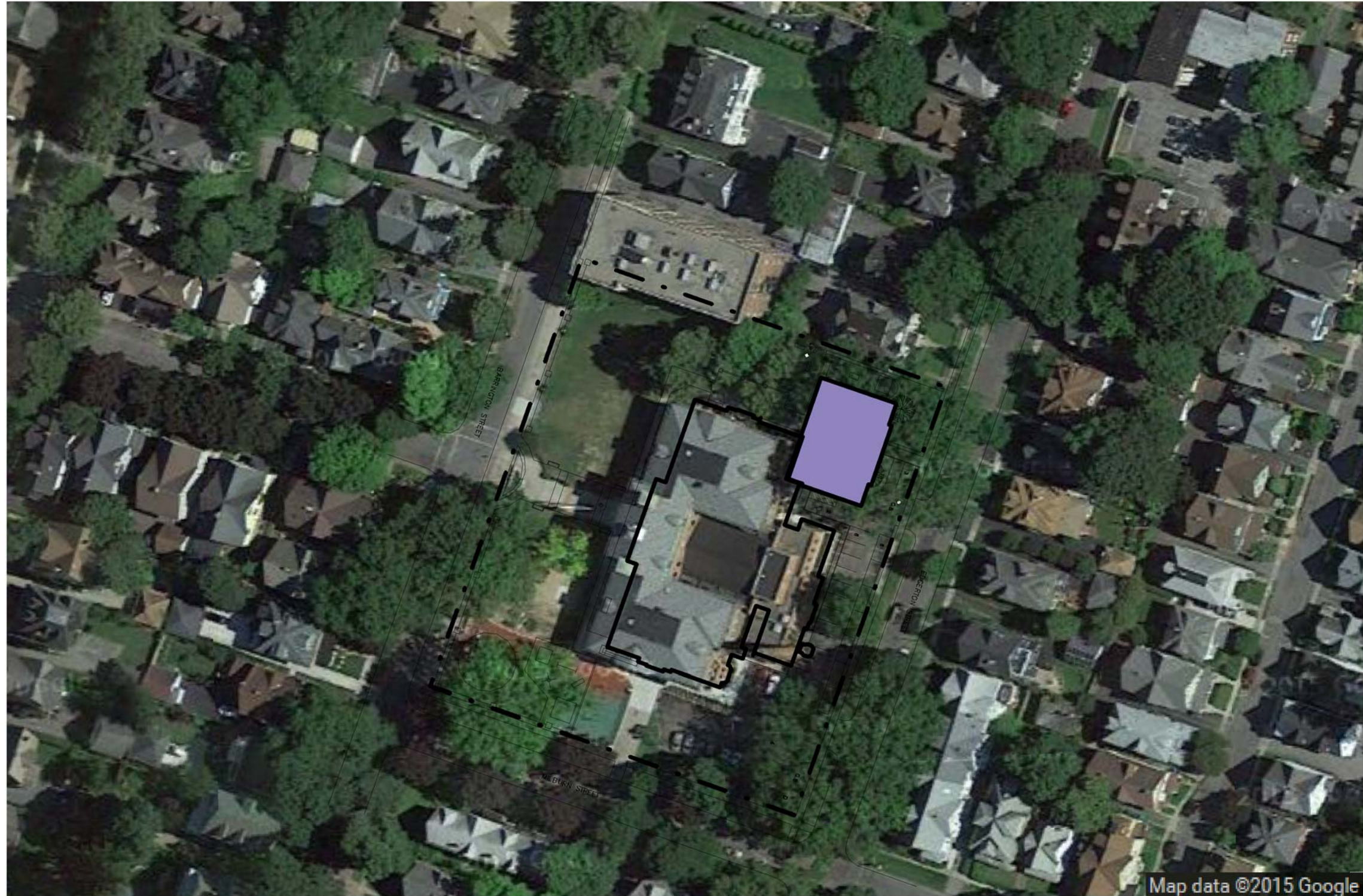
MISSING SPACES:  
- MUSIC ENSEMBLE



MODEL PROGRAM  
Pre K - 6: 2 STRAND  
TARGET CAPACITY: 398  
HENRY LOMB  
54 Oakman St.



#020 - HENRY LOMB School No. 20



Map data ©2015 Google

**SITE CONTEXT**

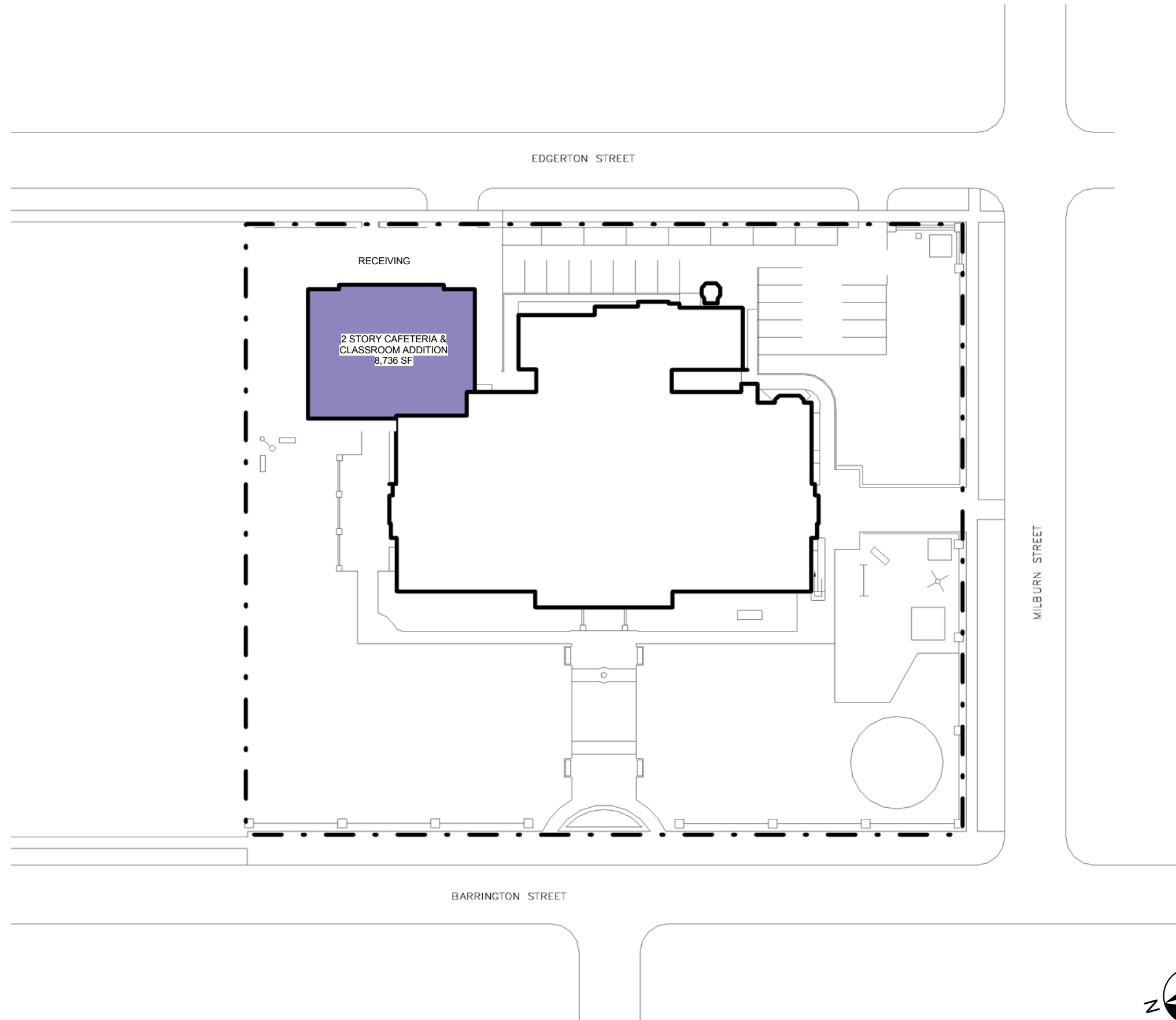
	Existing Bus Loop	Proposed Bus Loop
Buses	Curb Cut	No Change

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	33	-8	25

\* OFF SITE PARKING REQUIRED



MODEL PROGRAM  
 PK - 6 : 2 STRAND  
 TARGET CAPACITY : 360  
 FRANCIS PARKER  
 170 Barrington Street



PROPOSED SITE PLAN

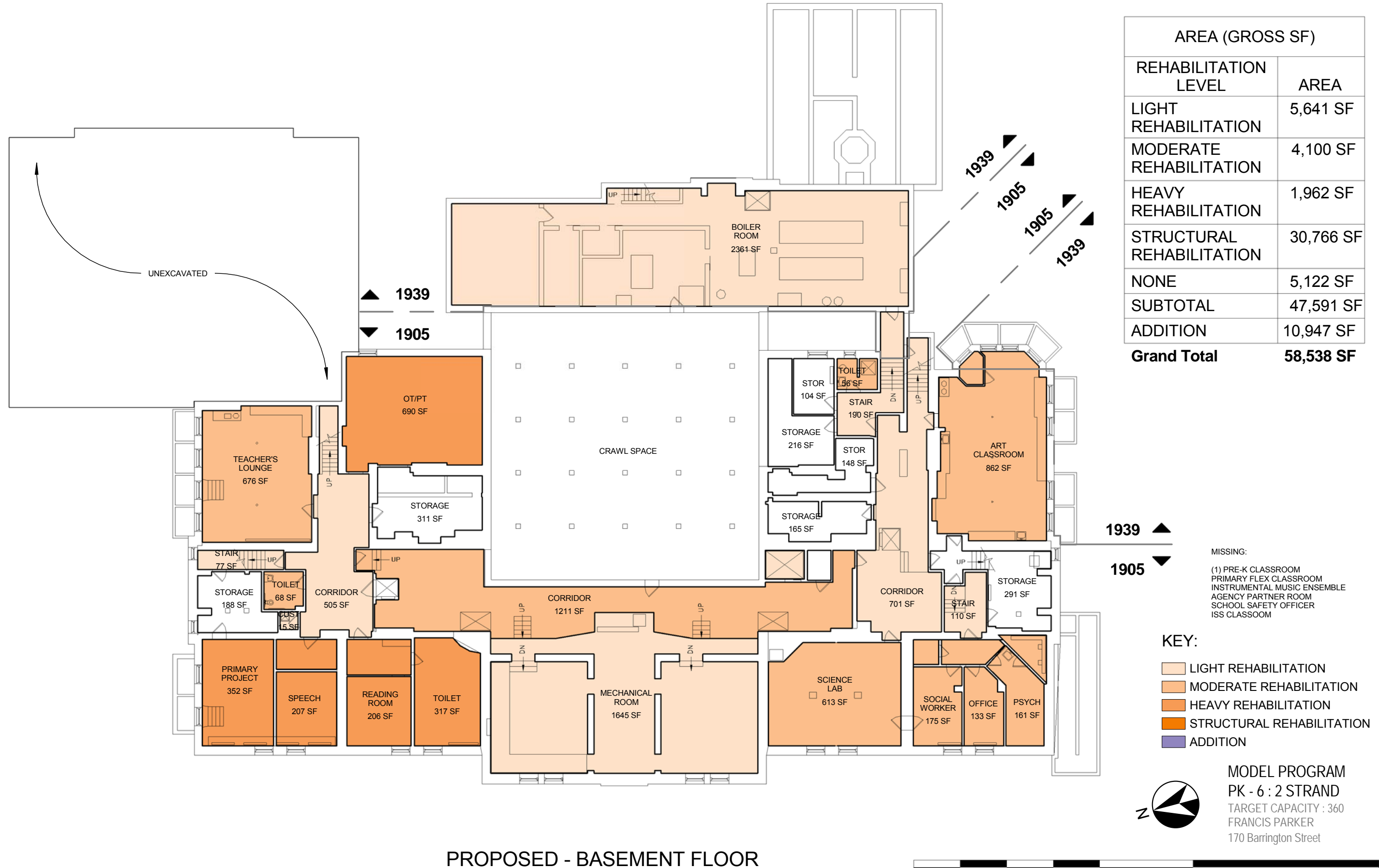


MODEL PROGRAM  
PK - 6 : 2 STRAND  
TARGET CAPACITY : 360  
FRANCIS PARKER  
170 Barrington Street



ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



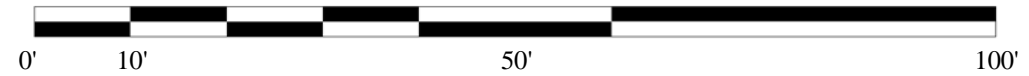
AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	5,641 SF
MODERATE REHABILITATION	4,100 SF
HEAVY REHABILITATION	1,962 SF
STRUCTURAL REHABILITATION	30,766 SF
NONE	5,122 SF
<b>SUBTOTAL</b>	<b>47,591 SF</b>
ADDITION	10,947 SF
<b>Grand Total</b>	<b>58,538 SF</b>

MISSING:  
 (1) PRE-K CLASSROOM  
 PRIMARY FLEX CLASSROOM  
 INSTRUMENTAL MUSIC ENSEMBLE  
 AGENCY PARTNER ROOM  
 SCHOOL SAFETY OFFICER  
 ISS CLASSROOM

**KEY:**  
 LIGHT REHABILITATION  
 MODERATE REHABILITATION  
 HEAVY REHABILITATION  
 STRUCTURAL REHABILITATION  
 ADDITION

**MODEL PROGRAM**  
 PK - 6 : 2 STRAND  
 TARGET CAPACITY : 360  
 FRANCIS PARKER  
 170 Barrington Street

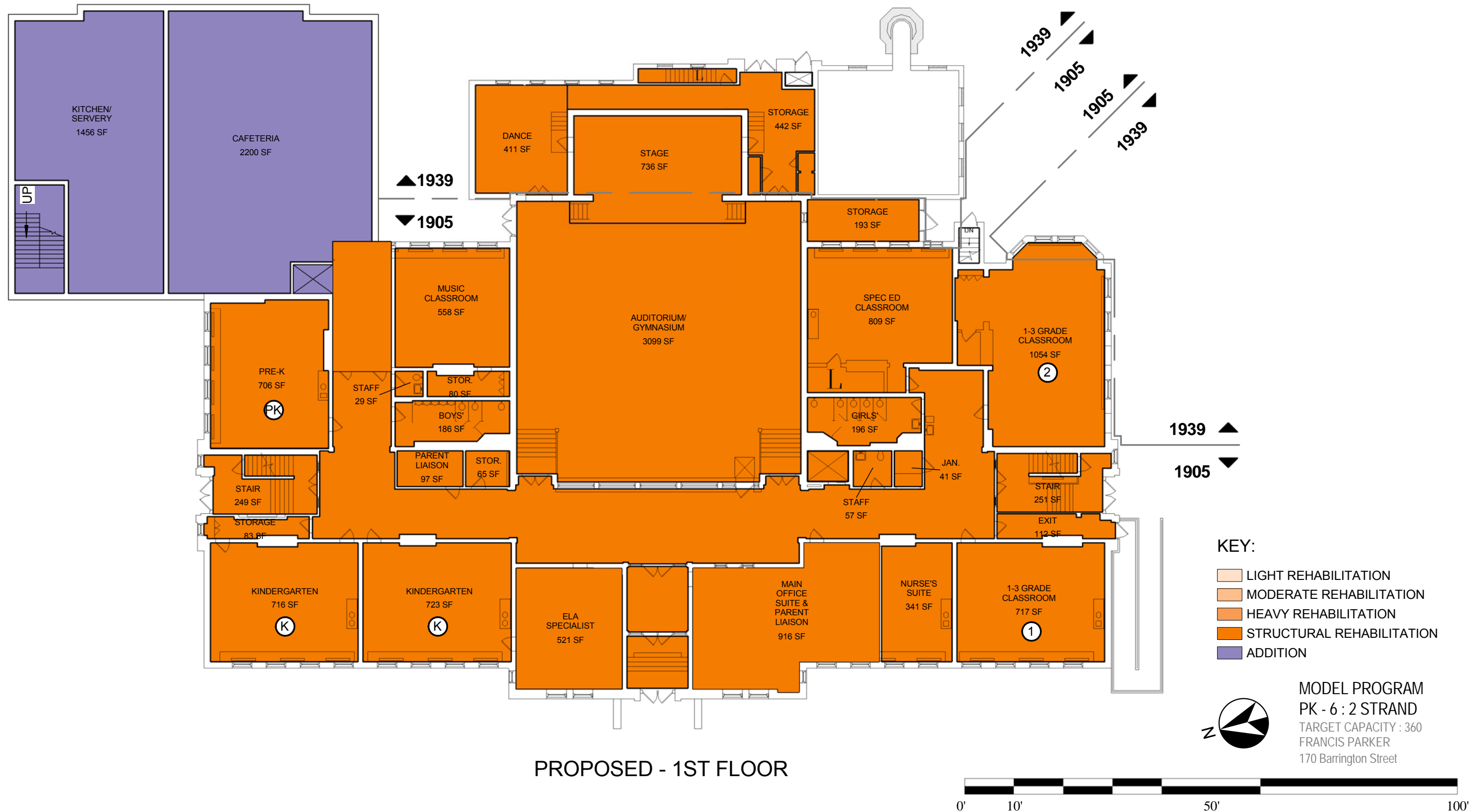
PROPOSED - BASEMENT FLOOR



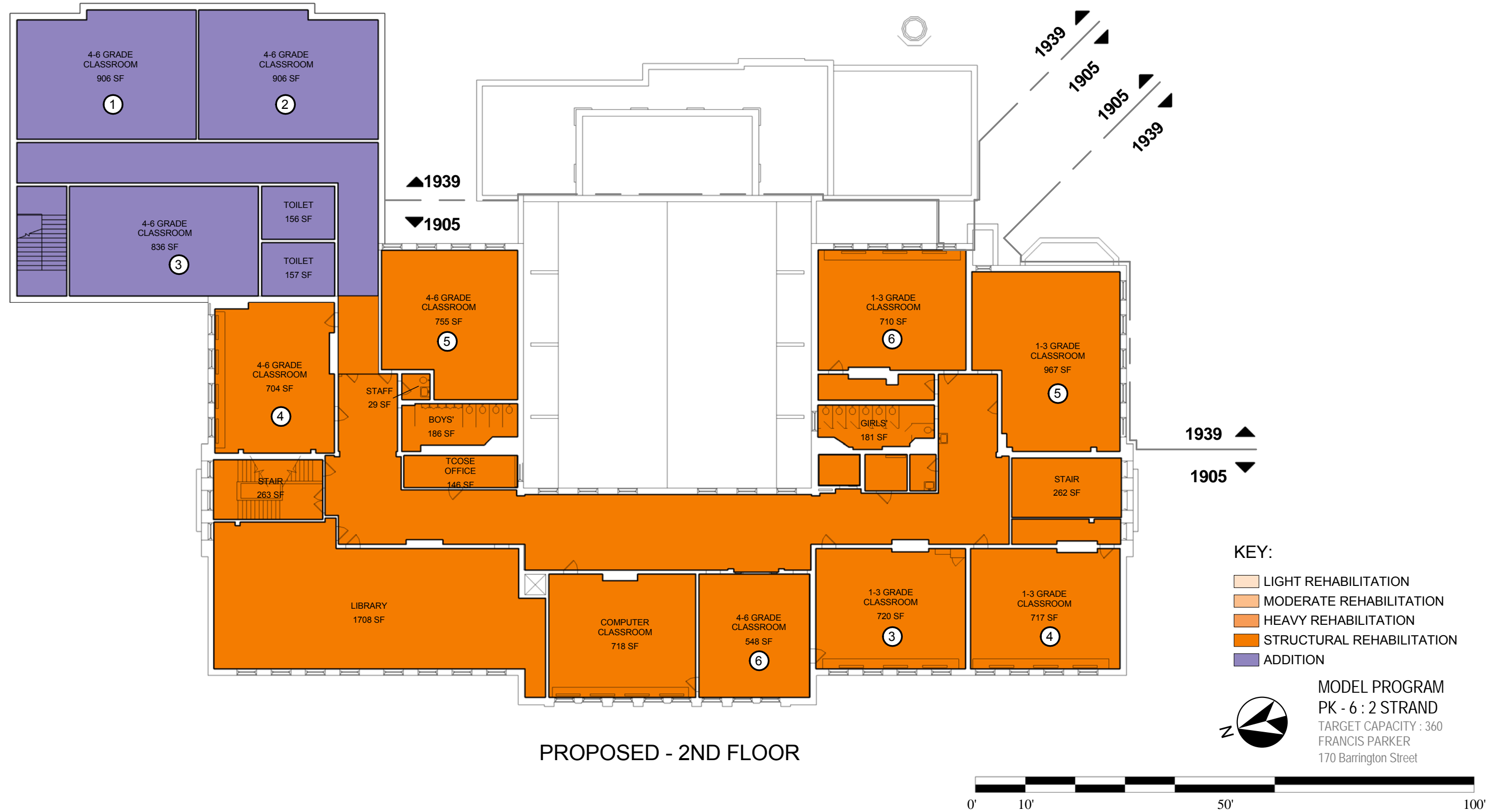
#023 - FRANCIS PARKER School No. 23

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00

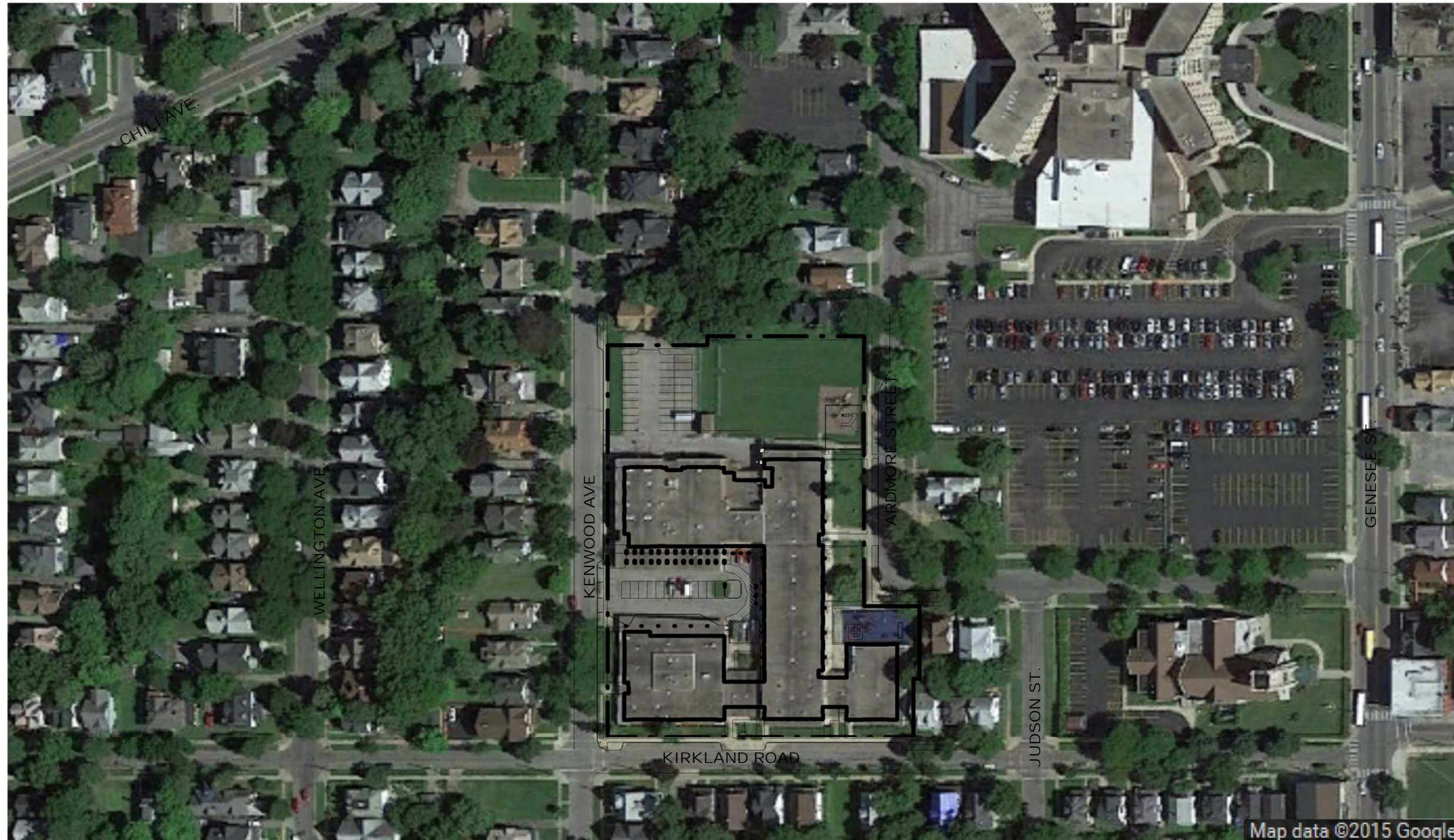


#023 - FRANCIS PARKER School No. 23









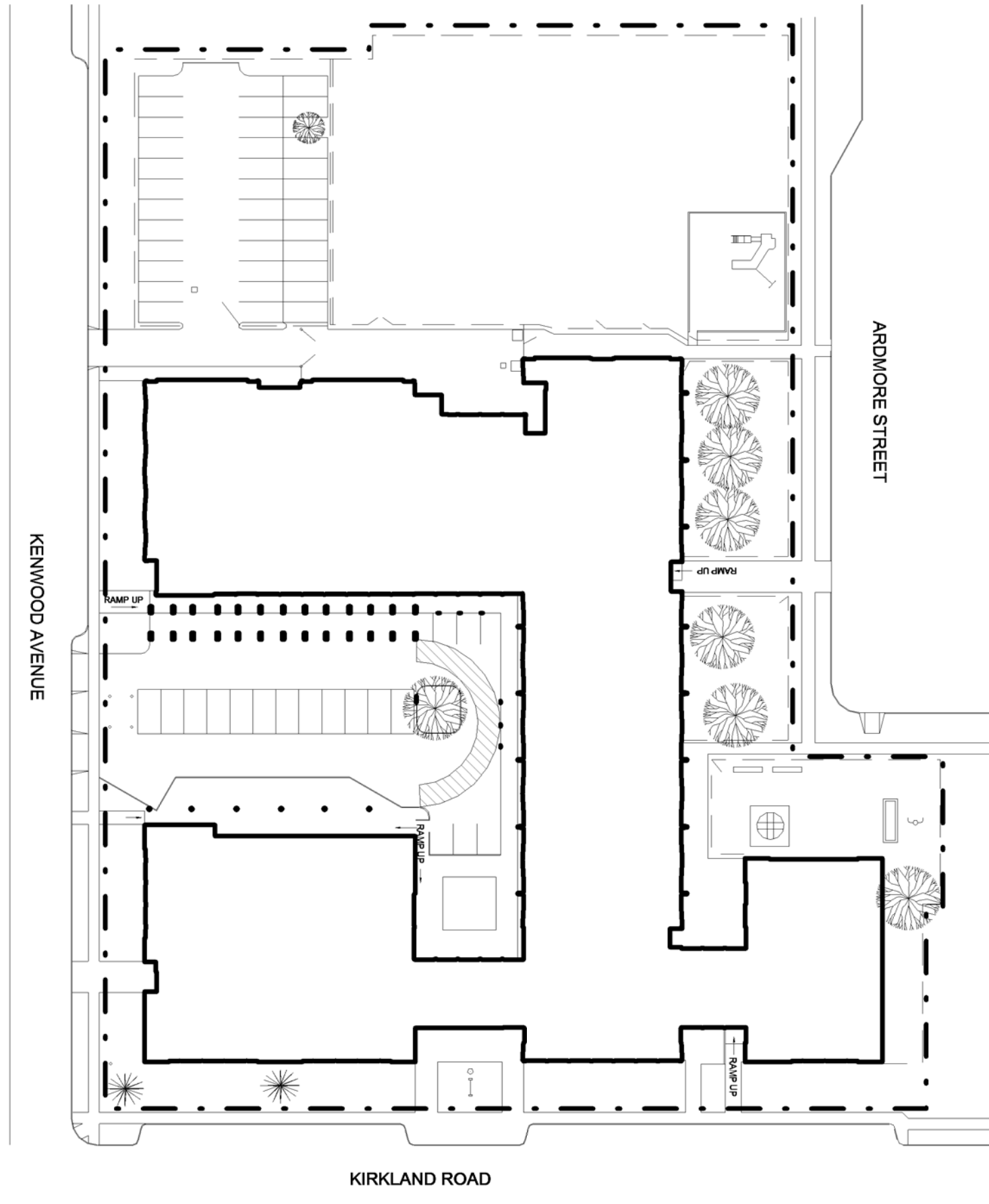
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	ON SITE	No Change

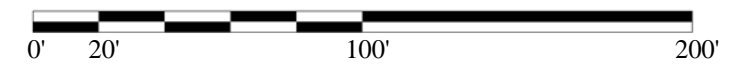
	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	67	0	67



MODEL PROGRAM  
 Pre K - 6: 3 STRAND  
 TARGET CAPACITY: 488  
 ADLAI E. STEVENSON  
 88 Kirkland Road



MODEL PROGRAM  
Pre K - 6: 3 STRAND  
TARGET CAPACITY: 488  
ADLAI E. STEVENSON  
88 Kirkland Road



PROPOSED - SITE PLAN

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



PROPOSED - FIRST FLOOR PLAN

AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	31,823 SF
MODERATE REHABILITATION	44,713 SF
HEAVY REHABILITATION	5,058 SF
STRUCTURAL REHABILITATION	0 SF
NONE	8,195 SF
<b>Grand Total</b>	<b>89,789 SF</b>

KEY:

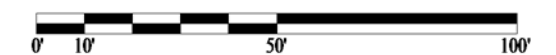
- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION

MISSING:

- OTHER CLASSROOM
- MUSIC ENSEMBLE
- PRIMARY FLEX CLASSROOM
- ISS



MODEL PROGRAM  
Pre K - 6: 3 STRAND  
TARGET CAPACITY: 488  
ADLAI E. STEVENSON  
88 Kirkland Road



#029 - ADLAI E. STEVENSON School No. 29



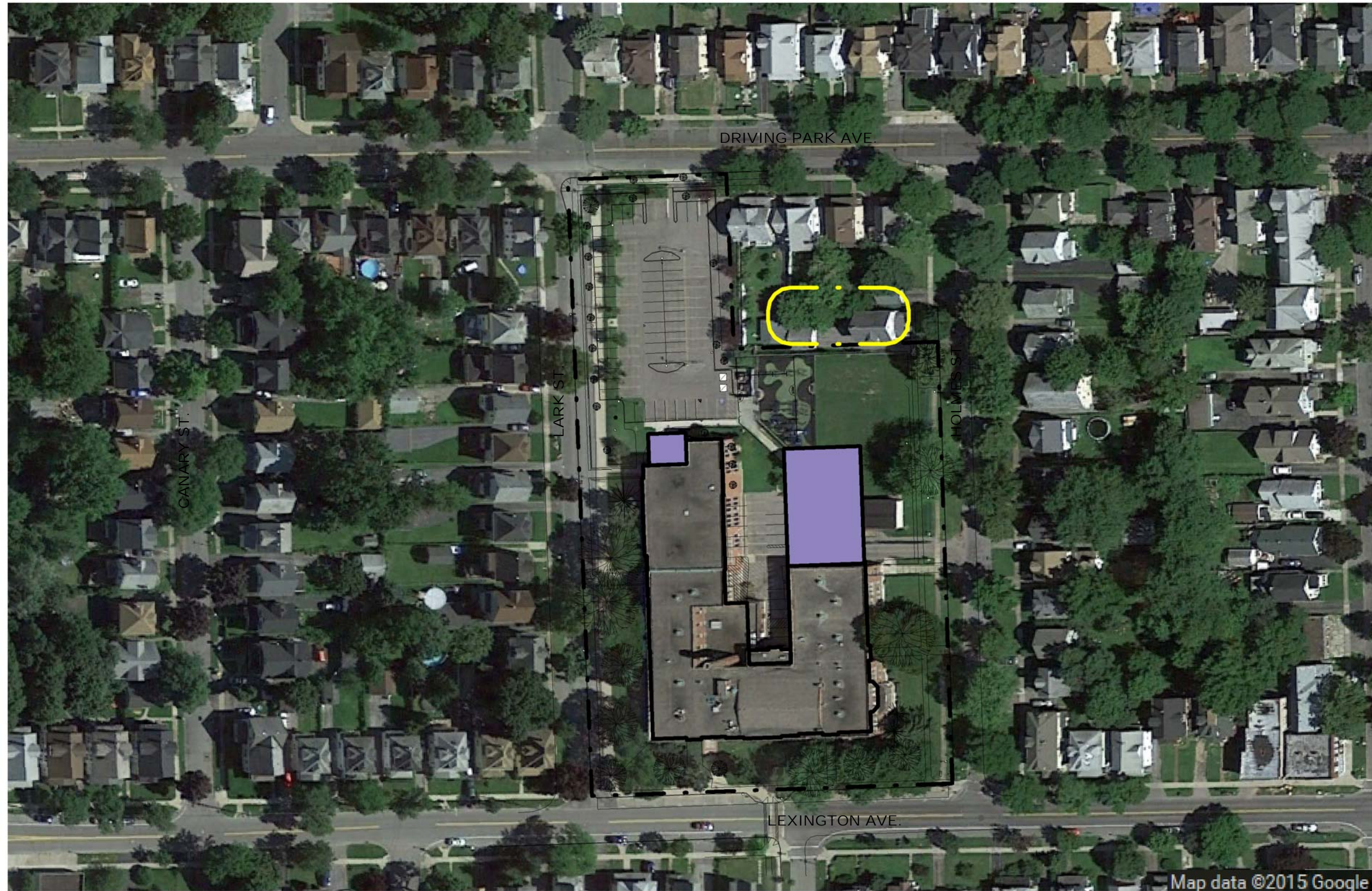
PROPOSED - SECOND FLOOR PLAN

- KEY:**
- LIGHT REHABILITATION
  - MODERATE REHABILITATION
  - HEAVY REHABILITATION

- MISSING:**
- OTHER CLASSROOM
  - MUSIC ENSEMBLE
  - PRIMARY FLEX CLASSROOM
  - ISS

**MODEL PROGRAM**  
 Pre K - 6: 3 STRAND  
 TARGET CAPACITY: 488  
 ADLAI E. STEVENSON  
 88 Kirkland Road





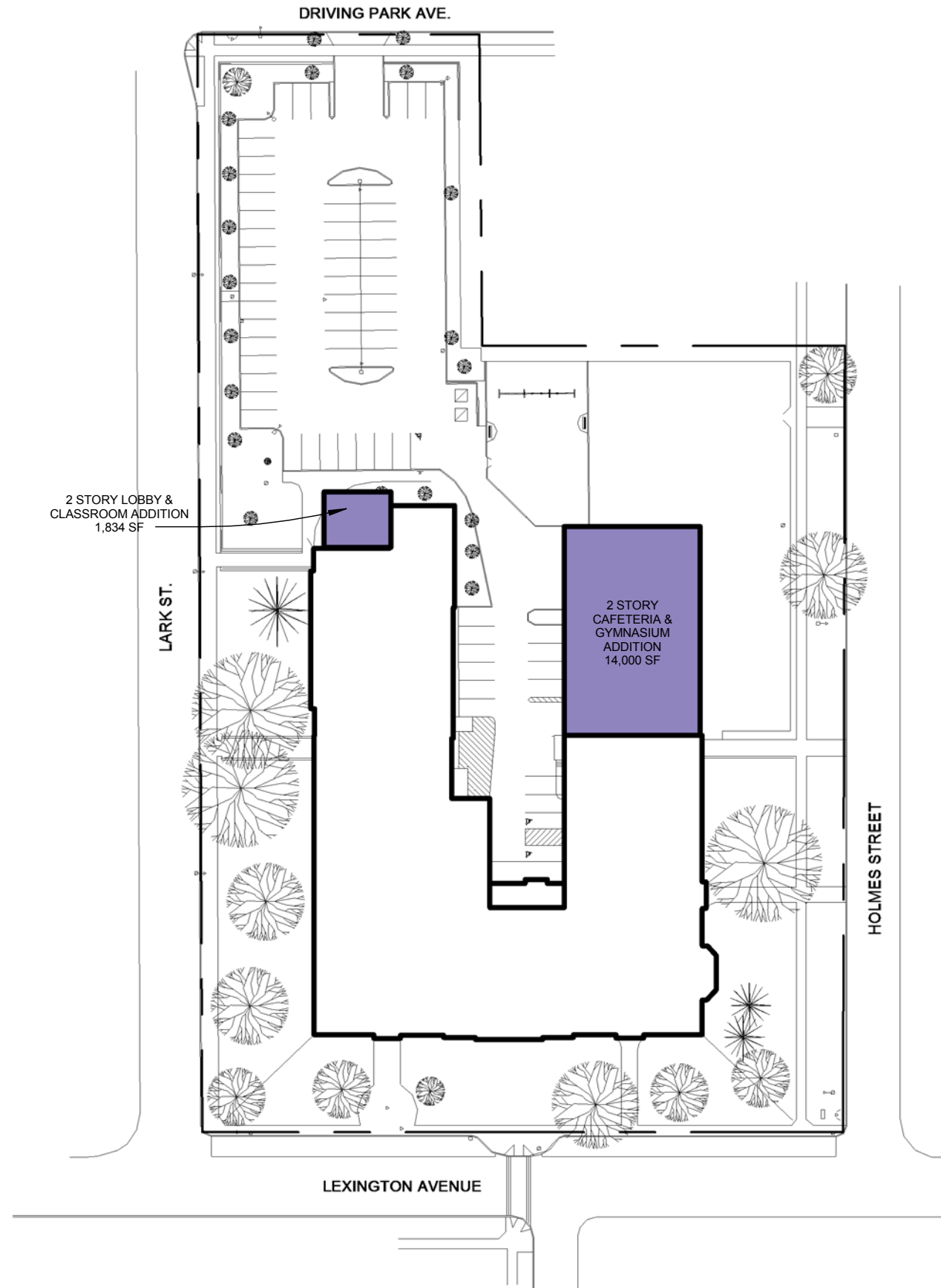
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	Curb Recess on Lark St	No Change

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	64	0	64



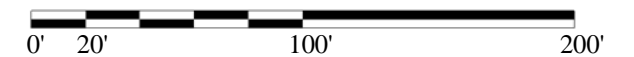
MODEL PROGRAM  
 Pre K - 6: 3 STRAND  
 TARGET CAPACITY: 582  
 Dr. LOUIS A. CERULLI  
 530 Lexington Avenue

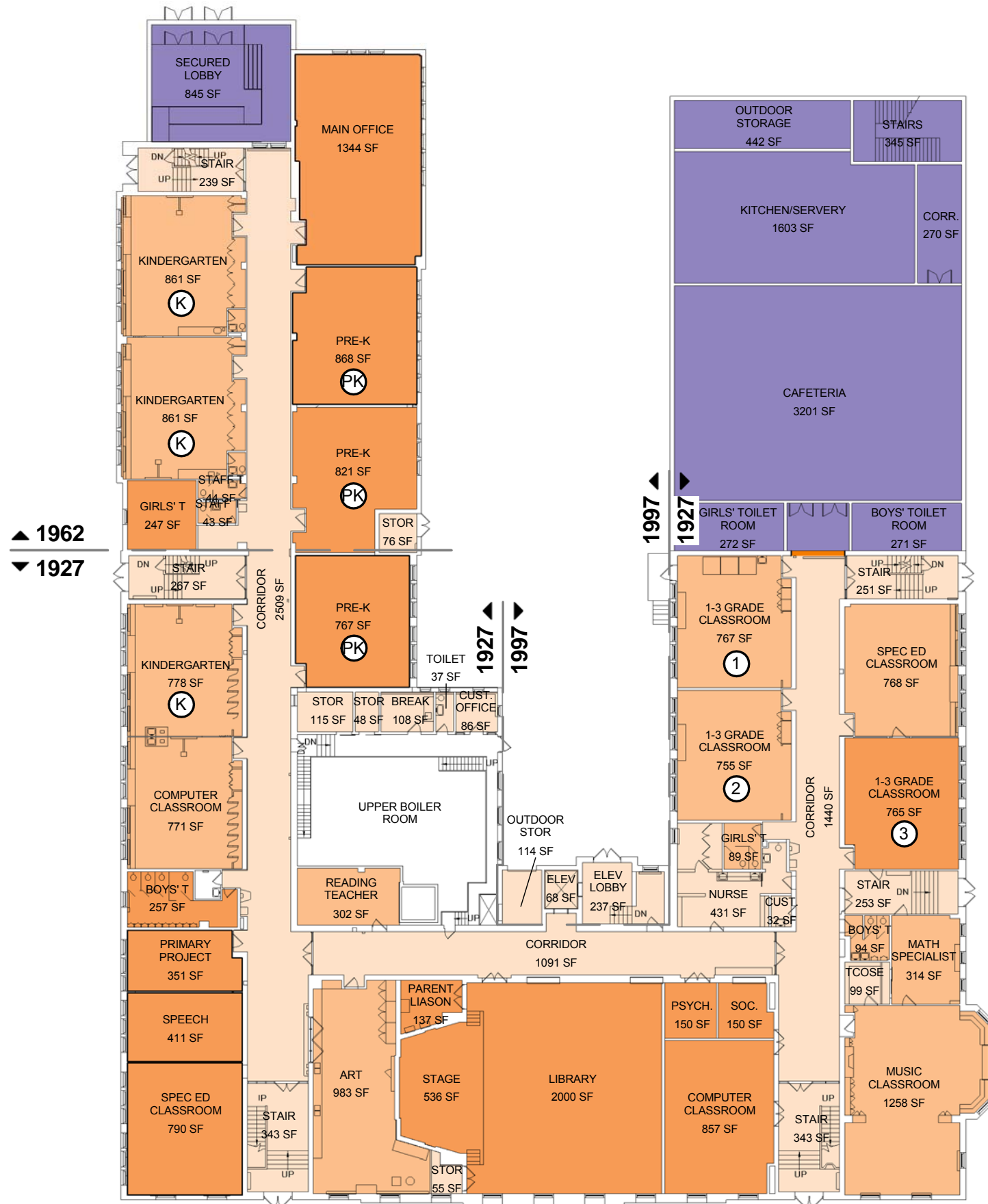


PROPOSED - SITE PLAN



MODEL PROGRAM  
Pre K - 6: 3 STRAND  
TARGET CAPACITY: 582  
Dr. LOUIS A. CERULLI  
530 Lexington Avenue





AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	15,054 SF
MODERATE REHABILITATION	22,981 SF
HEAVY REHABILITATION	13,430 SF
STRUCTURAL REHABILITATION	0 SF
NONE	9,460 SF
<b>SUBTOTAL</b>	<b>60,925 SF</b>
<b>ADDITION</b>	<b>15,834 SF</b>

**Grand Total 76,759 SF**

**KEY:**

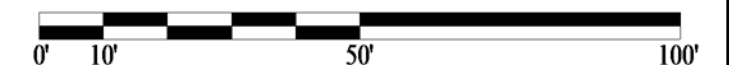
- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

**MISSING SPACES:**

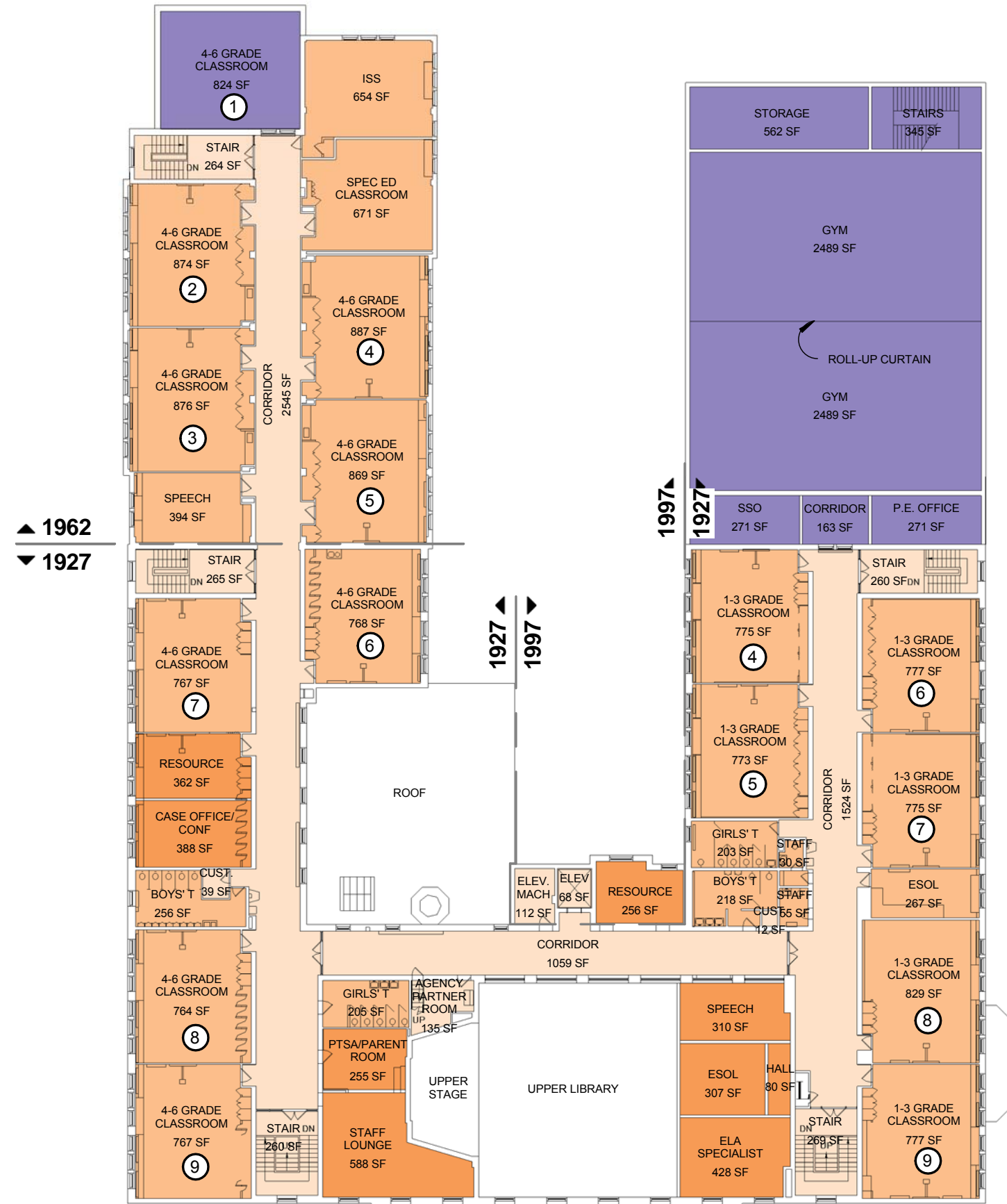
- MUSIC ENSEMBLE (ON STAGE)
- INSTRUMENTAL MUSIC
- OTHER CLASSROOM
- PRIMARY FLEX CLASSROOM
- OT/PT ROOM



**MODEL PROGRAM**  
 Pre K - 6: 3 STRAND  
 TARGET CAPACITY: 582  
 Dr. LOUIS A. CERULLI  
 530 Lexington Avenue



**PROPOSED - 1ST FLOOR**



**KEY:**

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

MISSING SPACES:

- MUSIC ENSEMBLE (ON STAGE)
- INSTRUMENTAL MUSIC
- OTHER CLASSROOM
- PRIMARY FLEX CLASSROOM
- OT/PT ROOM

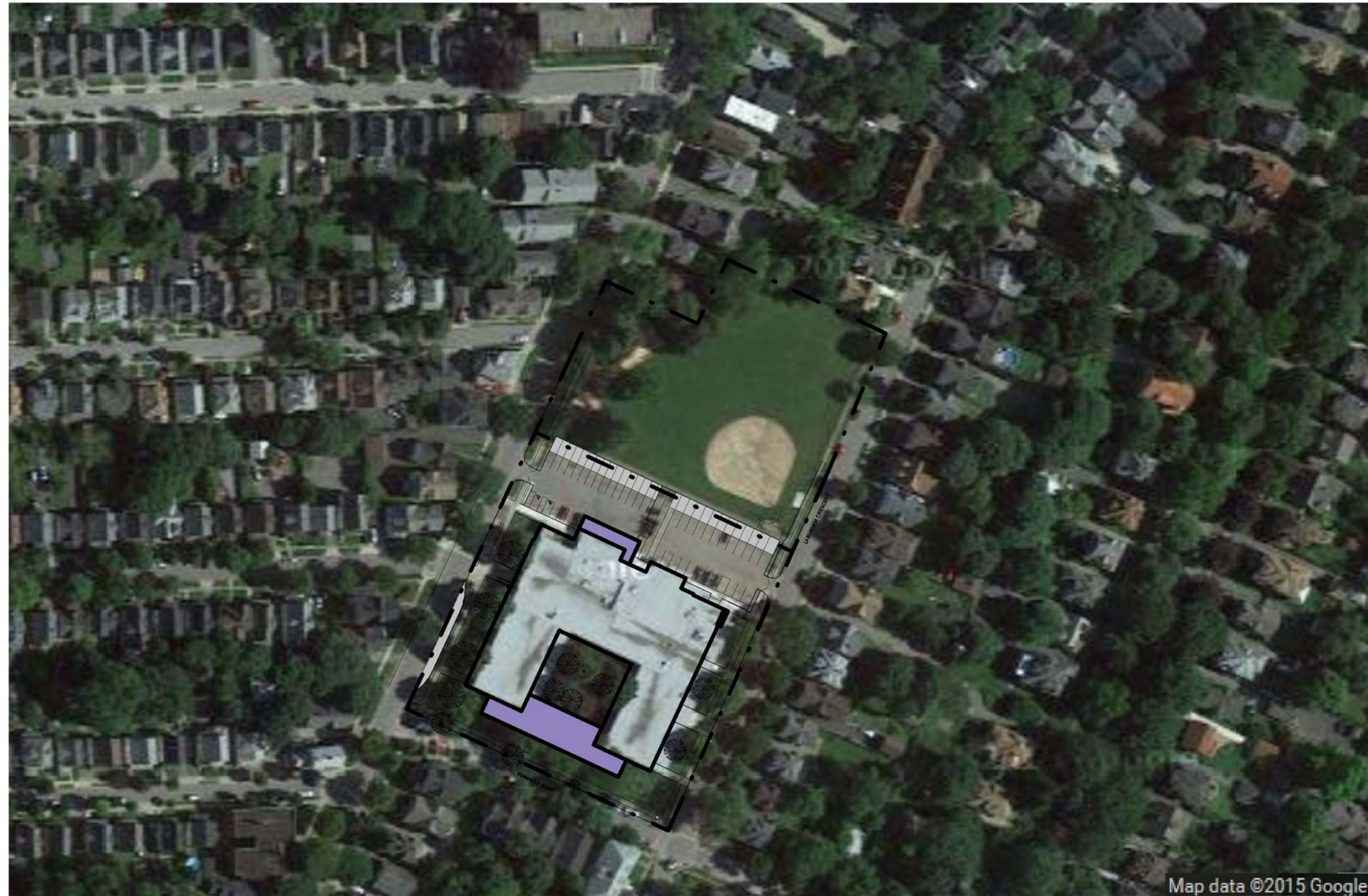


**MODEL PROGRAM**  
 Pre K - 6: 3 STRAND  
 TARGET CAPACITY: 582  
 Dr. LOUIS A. CERULLI  
 530 Lexington Avenue



**PROPOSED - 2ND FLOOR**





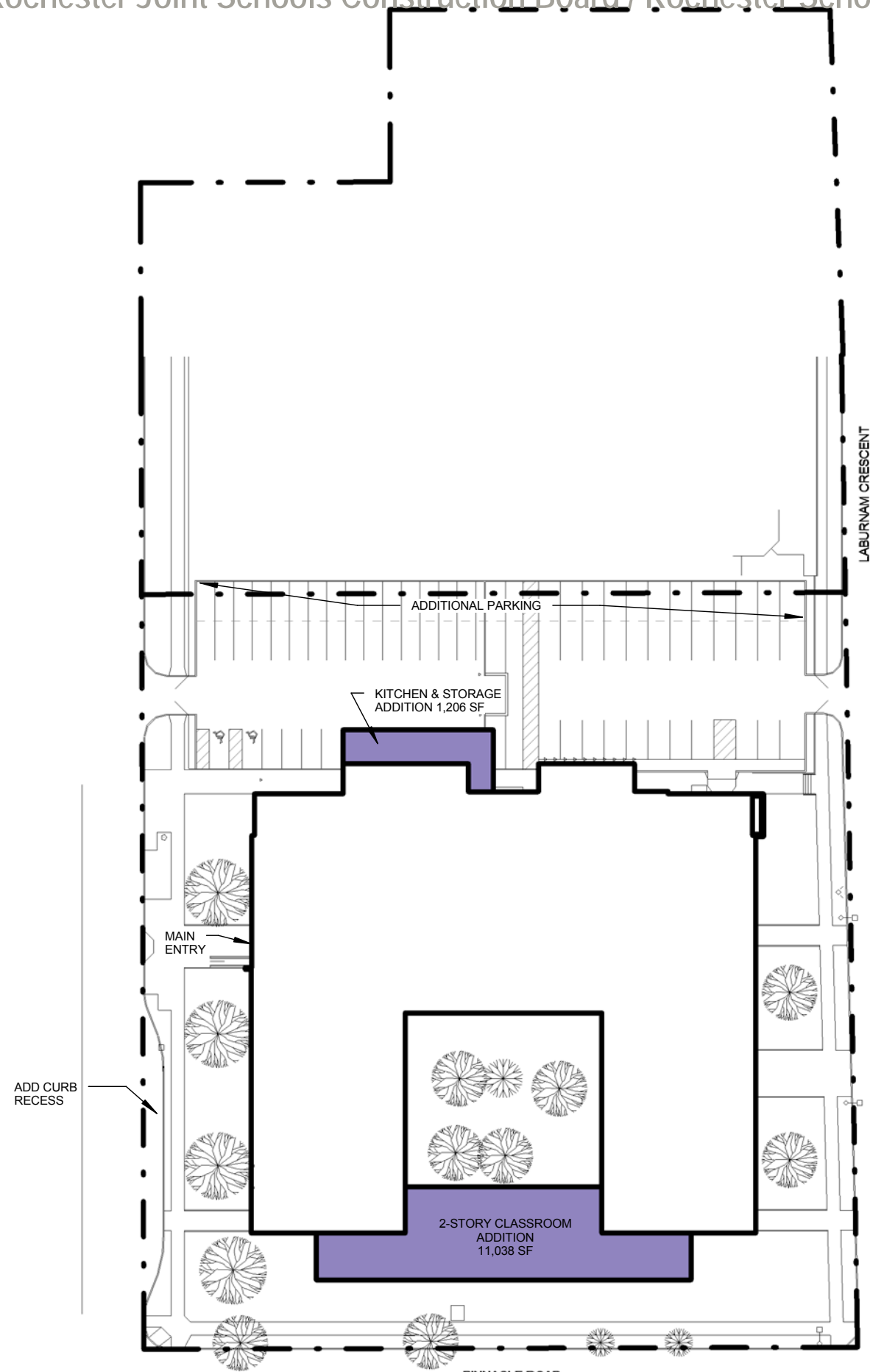
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	On Site	Curb Recess

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	44	27	71




MODEL PROGRAM  
 Pre K - 6 : 3 STRAND  
 TARGET CAPACITY: 582  
 PINNACLE  
 194 Field Street

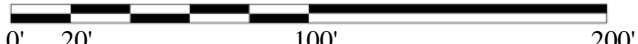


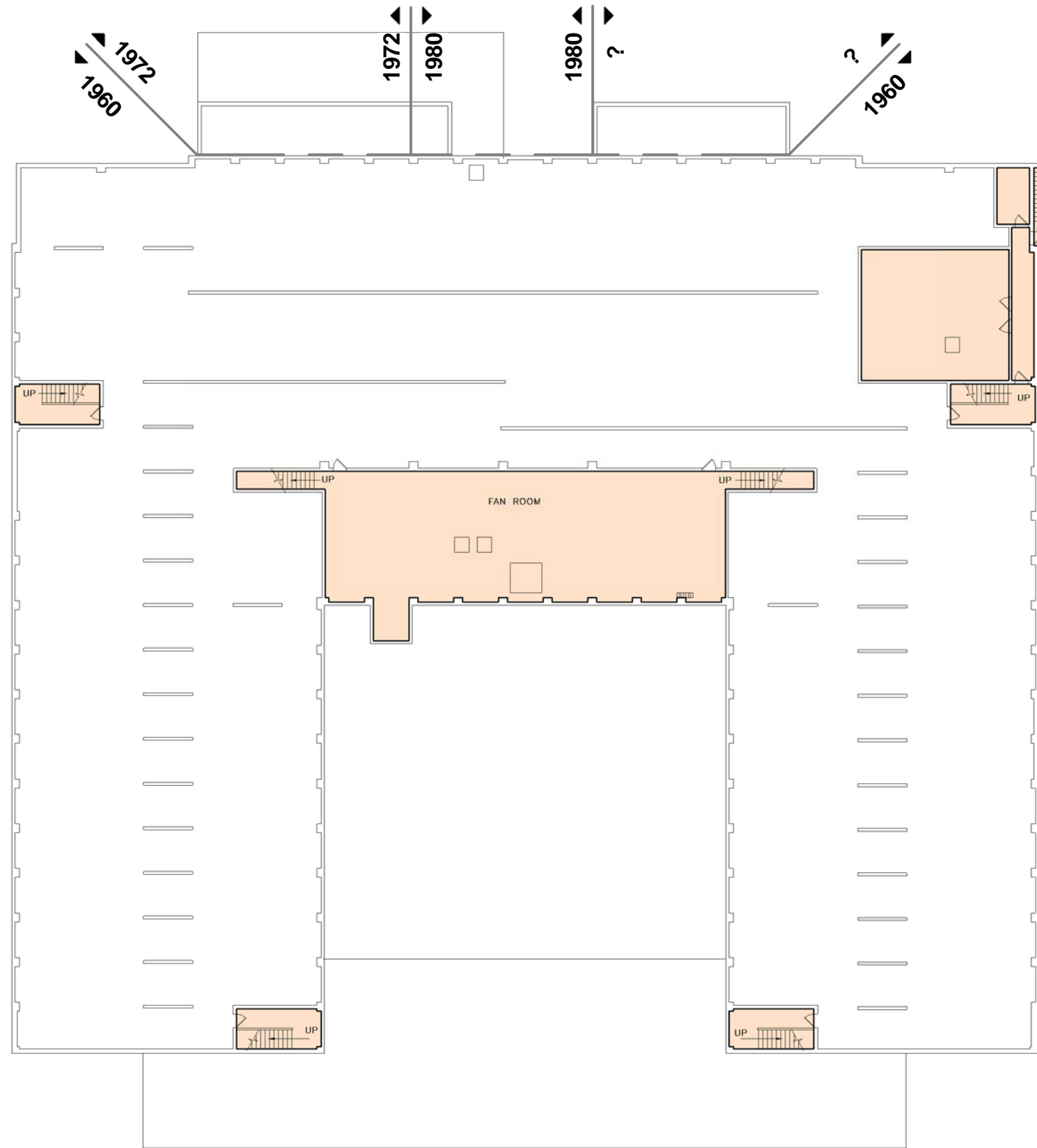
PROPOSED - SITE PLAN

262



MODEL PROGRAM  
Pre K - 6 : 2 STRAND  
TARGET CAPACITY: 582  
PINNACLE  
194 Field Street





AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	30,089 SF
MODERATE REHABILITATION	18,455 SF
HEAVY REHABILITATION	12,902 SF
STRUCTURAL REHABILITATION	1,825 SF
NONE	7,928 SF
<b>SUBTOTAL</b>	<b>71,199 SF</b>
<b>ADDITION</b>	<b>12,244 SF</b>
<b>Grand Total</b>	<b>83,443 SF</b>

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

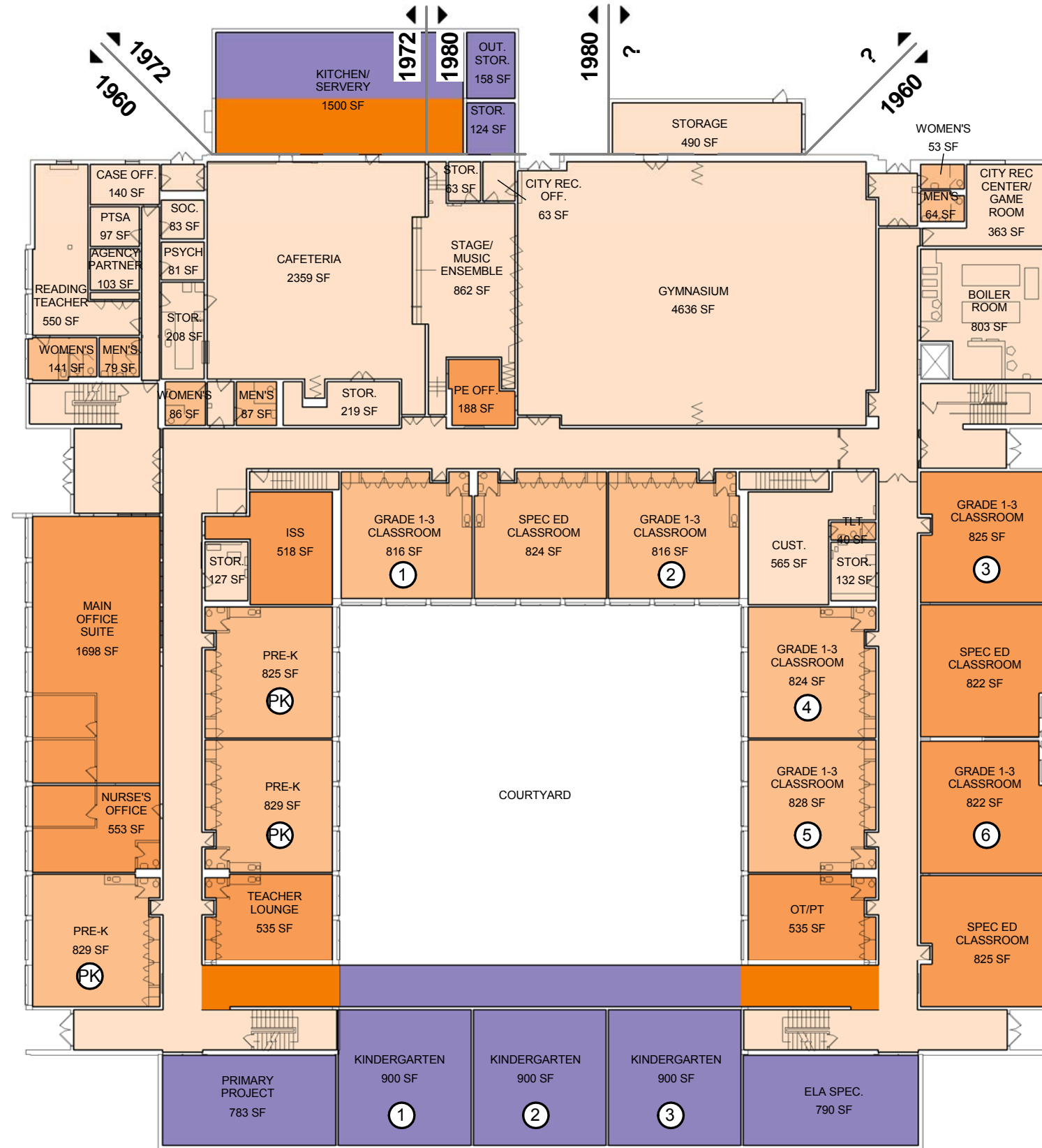
- MISSING SPACES:
- MUSIC ENSEMBLE ROOM (ON STAGE)
  - PRIMARY FLEX CLASSROOM
  - OTHER CLASSROOM
  - PARENT LIAISON (IN MAIN OFFICE SUITE)
- UNDERSIZED SPACES:
- CAFETERIA
  - STAGE



MODEL PROGRAM  
Pre K - 6 : 2 STRAND  
TARGET CAPACITY: 582  
PINNACLE  
194 Field Street



PROPOSED - BASEMENT FLOOR PLAN



**KEY:**

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

- |   |  |
|---|--|
| <p>MISSING SPACES:</p> <ul style="list-style-type: none"> <li>- MUSIC ENSEMBLE ROOM (ON STAGE)</li> <li>- PRIMARY FLEX CLASSROOM</li> <li>- OTHER CLASSROOM</li> <li>- PARENT LIAISON (IN MAIN OFFICE SUITE)</li> </ul> | <p>UNDERSIZED SPACES:</p> <ul style="list-style-type: none"> <li>- CAFETERIA</li> <li>- STAGE</li> </ul> |
|---|--|



**MODEL PROGRAM**  
 Pre K - 6 : 2 STRAND  
 TARGET CAPACITY: 582  
 PINNACLE  
 194 Field Street

**PROPOSED - FIRST FLOOR PLAN**





**KEY:**

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

**MISSING SPACES:**

- MUSIC ENSEMBLE ROOM (ON STAGE)
- PRIMARY FLEX CLASSROOM
- OTHER CLASSROOM
- PARENT LIAISON (IN MAIN OFFICE SUITE)

**UNDERSIZED SPACES:**

- CAFETERIA
- STAGE

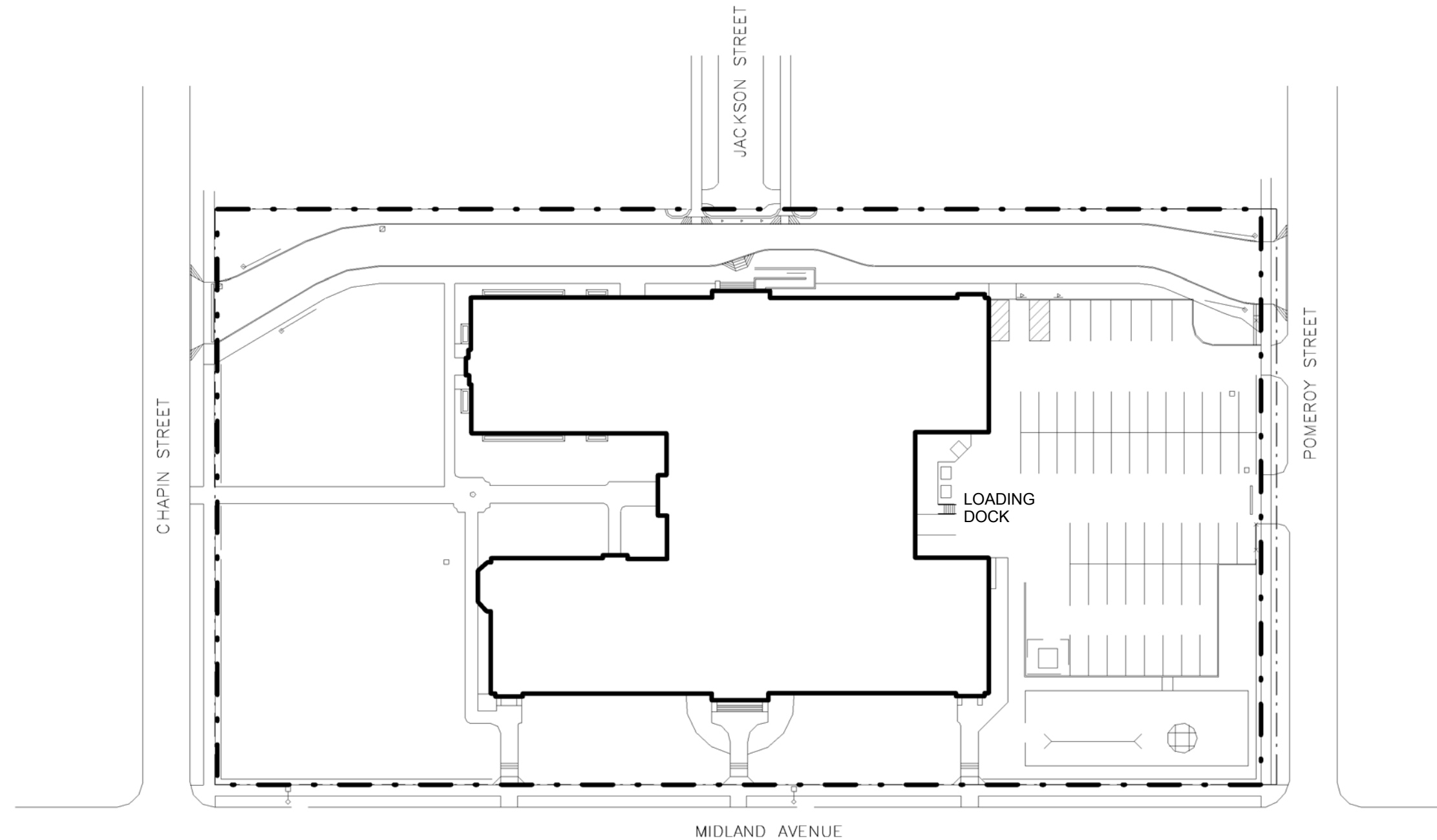


**MODEL PROGRAM**  
 Pre K - 6 : 2 STRAND  
 TARGET CAPACITY: 582  
 PINNACLE  
 194 Field Street



**PROPOSED - SECOND FLOOR PLAN**

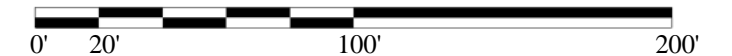


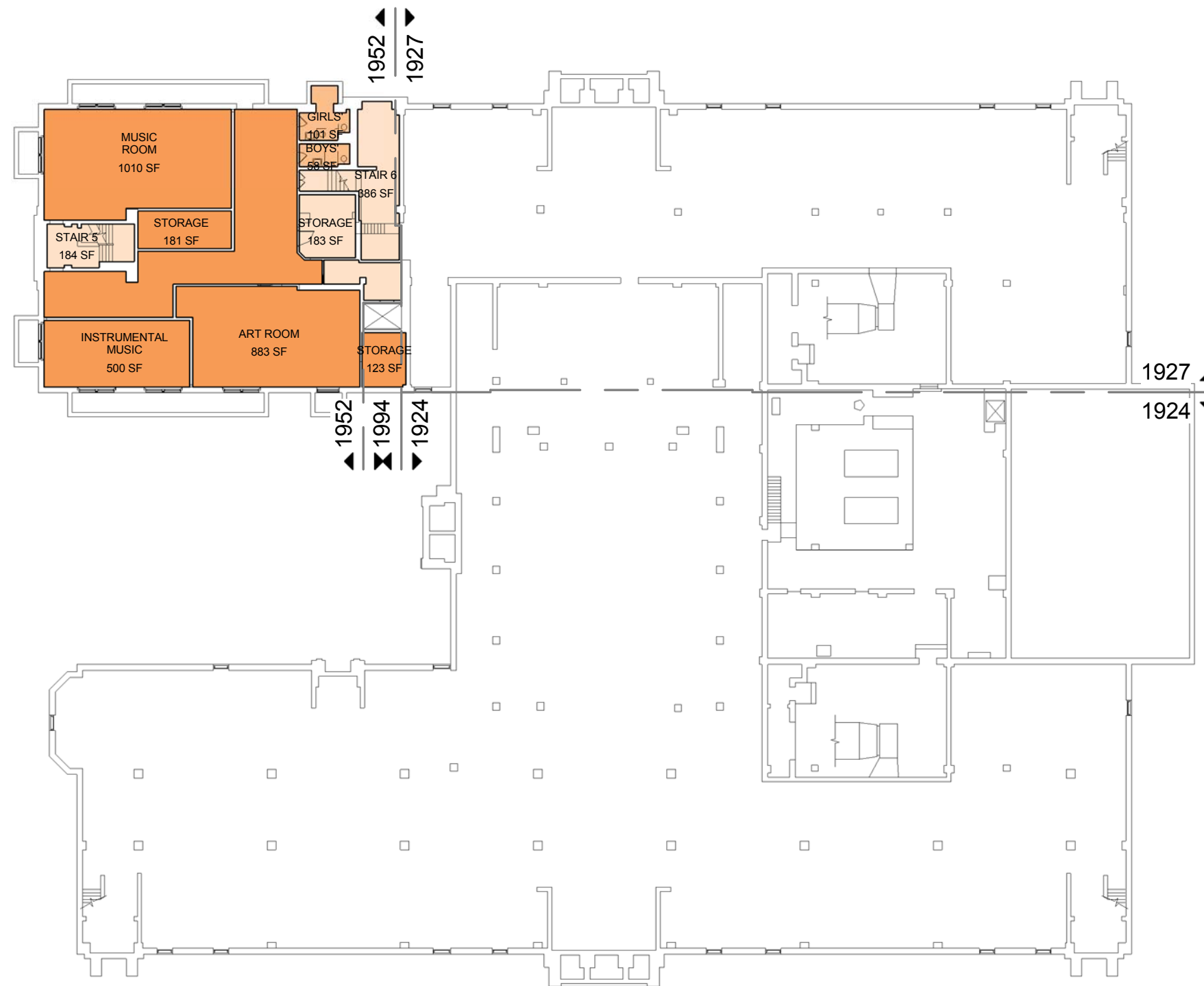


PROPOSED - SITE PLAN



MODEL PROGRAM  
Pre K - 6: 3 STRAND  
TARGET CAPACITY: 582  
ANDREW J. TOWNSON  
145 Midland Avenue





PROPOSED - BASEMENT PLAN

AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	28,127 SF
MODERATE REHABILITATION	25,947 SF
HEAVY REHABILITATION	9,705 SF
STRUCTURAL REHABILITATION	4,100 SF
NONE	13,939 SF
<b>Grand Total</b>	<b>81,818 SF</b>

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

MISSING SPACES:

- PRIMARY FLEX CLASSROOM
- OTHER CLASSROOM
- MUSIC ENSEMBLE (ON STAGE)



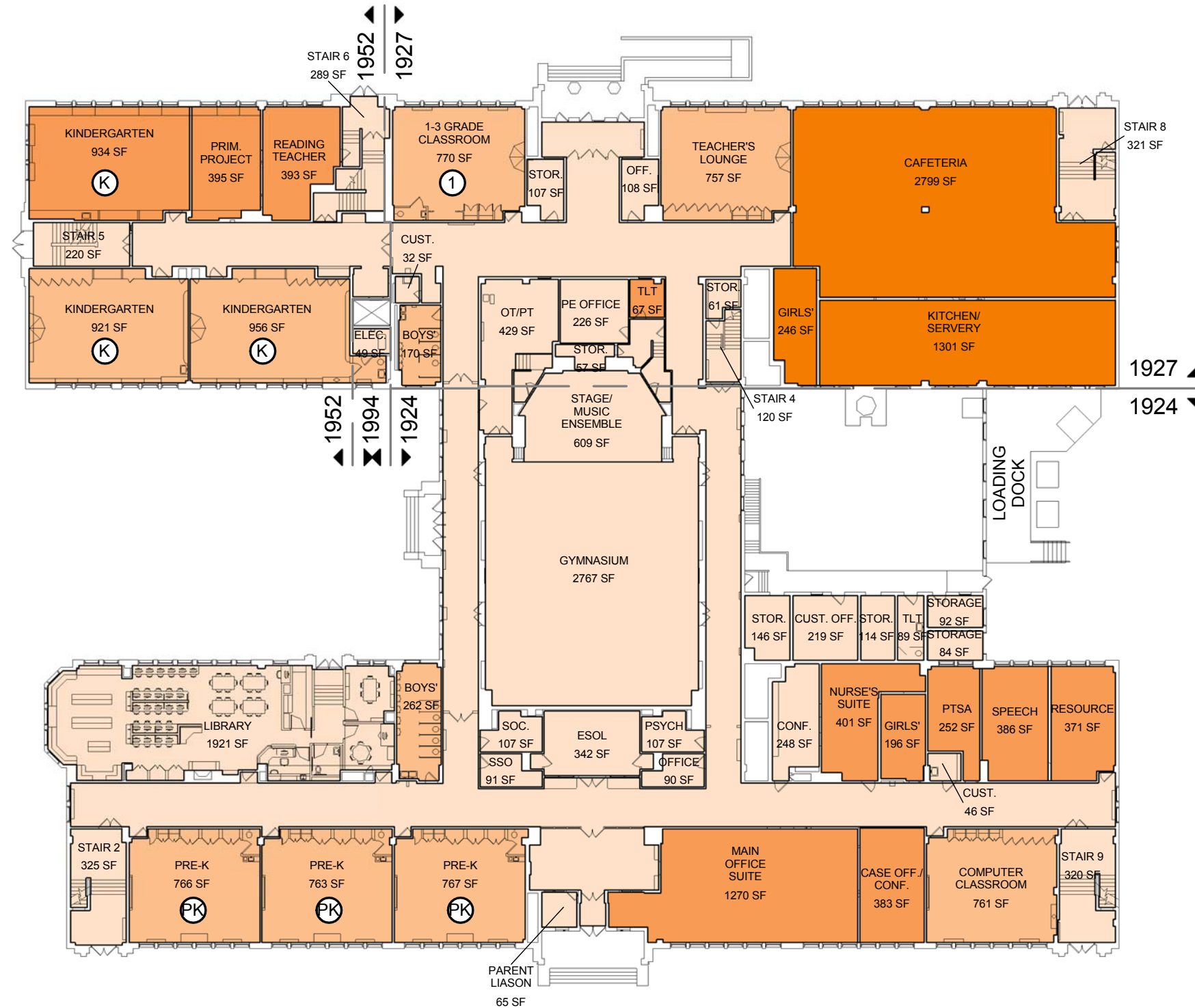
MODEL PROGRAM  
Pre K - 6: 3 STRAND  
TARGET CAPACITY: 582  
ANDREW J. TOWNSON  
145 Midland Avenue





ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



PROPOSED - FIRST FLOOR PLAN

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

MISSING SPACES:

- PRIMARY FLEX CLASSROOM
- OTHER CLASSROOM
- MUSIC ENSEMBLE (ON STAGE)

MODEL PROGRAM  
 Pre K - 6: 3 STRAND  
 TARGET CAPACITY: 582  
 ANDREW J. TOWNSON  
 145 Midland Avenue



#039 - ANDREW J. TOWNSON School No. 39


ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



PROPOSED - SECOND FLOOR PLAN

- KEY:**
- LIGHT REHABILITATION
  - MODERATE REHABILITATION
  - HEAVY REHABILITATION
  - STRUCTURAL REHABILITATION
  - ADDITION
- MISSING SPACES:**
- PRIMARY FLEX CLASSROOM
  - OTHER CLASSROOM
  - MUSIC ENSEMBLE (ON STAGE)

 **MODEL PROGRAM**  
 Pre K - 6: 3 STRAND  
 TARGET CAPACITY: 582  
 ANDREW J. TOWNSON  
 145 Midland Avenue



#039 - ANDREW J. TOWNSON School No. 39



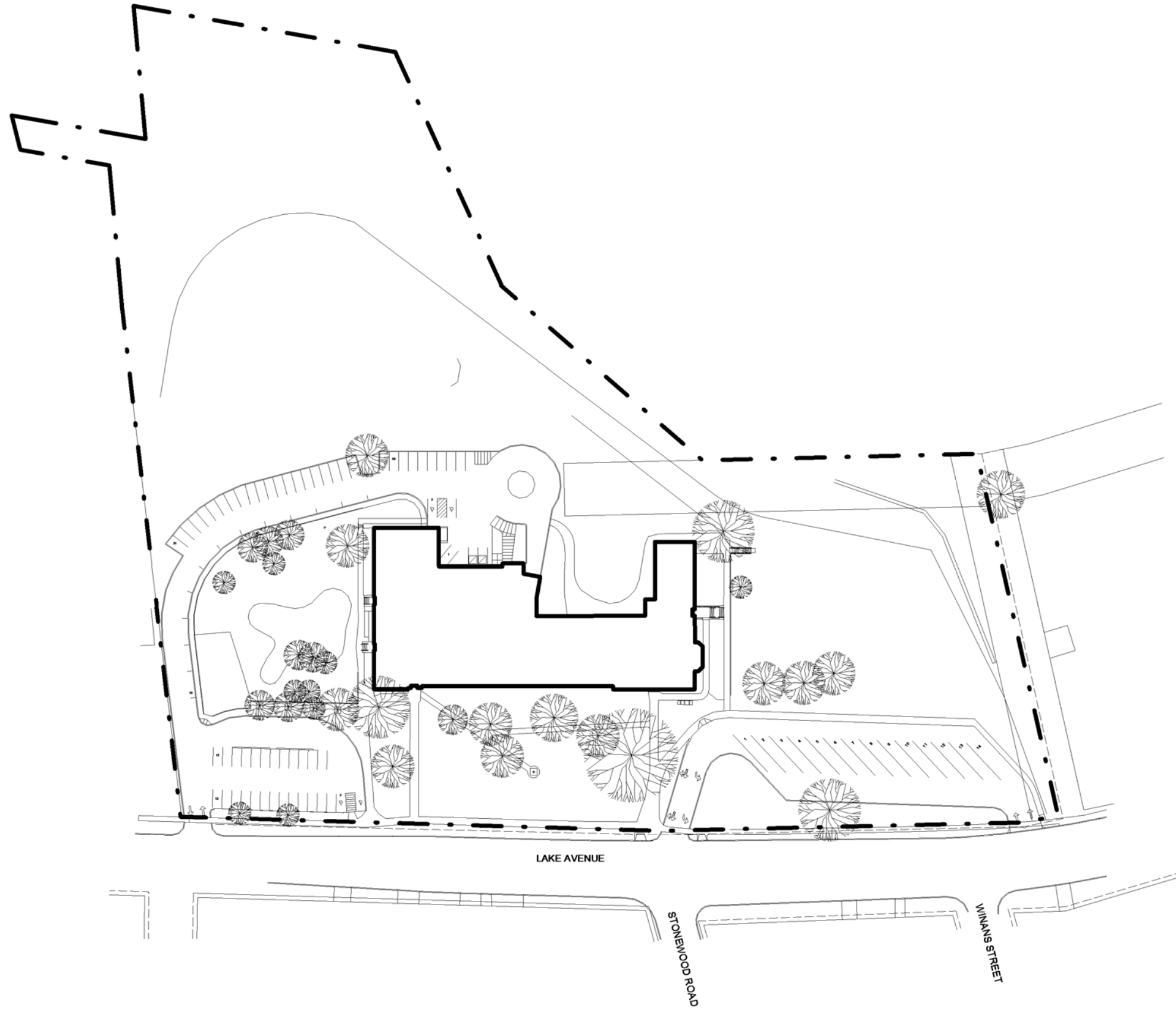
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	On Site	No Change

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	73	0	73



MODEL PROGRAM  
 Pre K - 6 : 2 STRAND  
 TARGET CAPACITY: 398  
 ABELARD REYNOLDS  
 3330 Lake Avenue

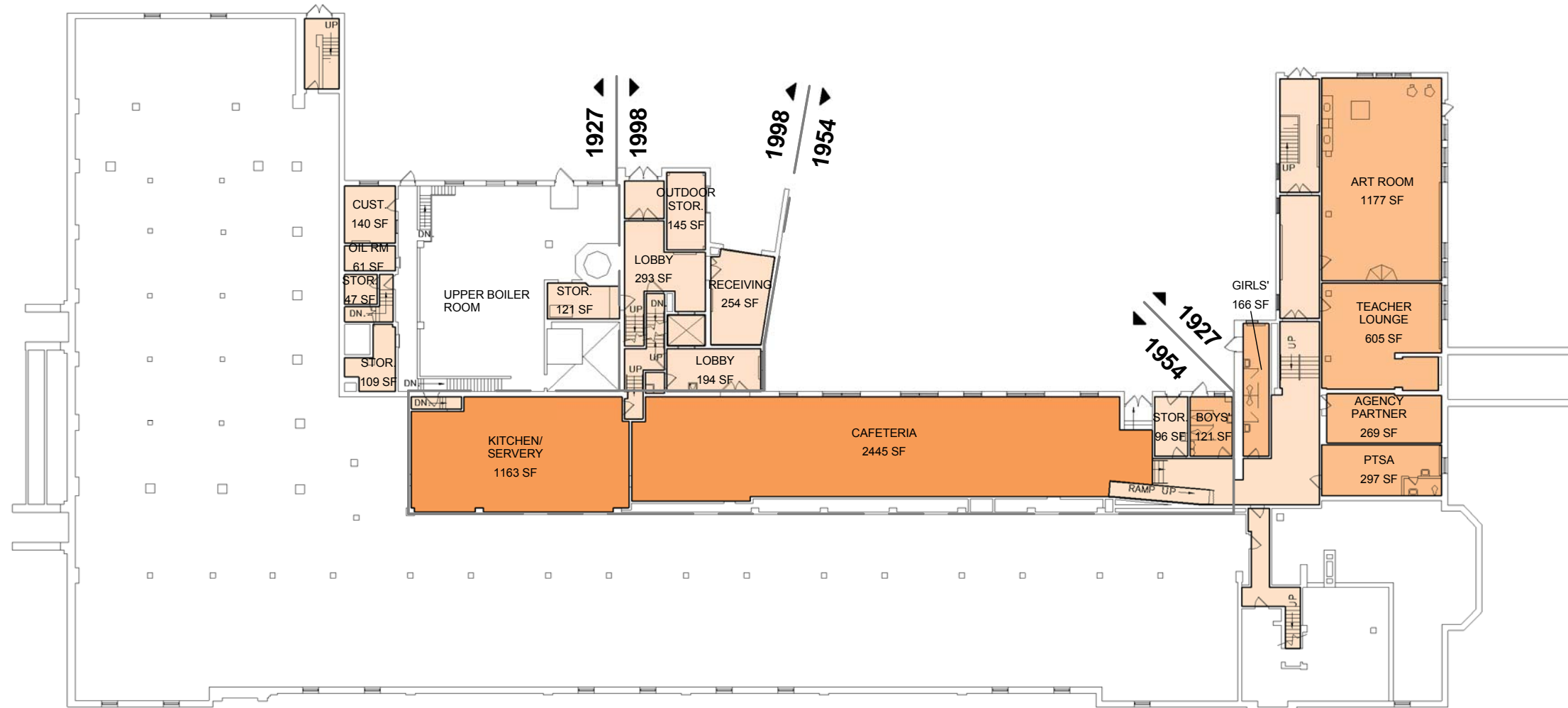


PROPOSED - SITE PLAN



MODEL PROGRAM  
Pre K - 6 : 2 STRAND  
TARGET CAPACITY: 398  
ABELARD REYNOLDS  
3330 Lake Avenue

0' 20' 100' 200'



AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	17,275 SF
MODERATE REHABILITATION	29,558 SF
HEAVY REHABILITATION	9,679 SF
STRUCTURAL REHABILITATION	0 SF
NONE	9,131 SF
<b>Grand Total</b>	<b>65,643 SF</b>

KEY:

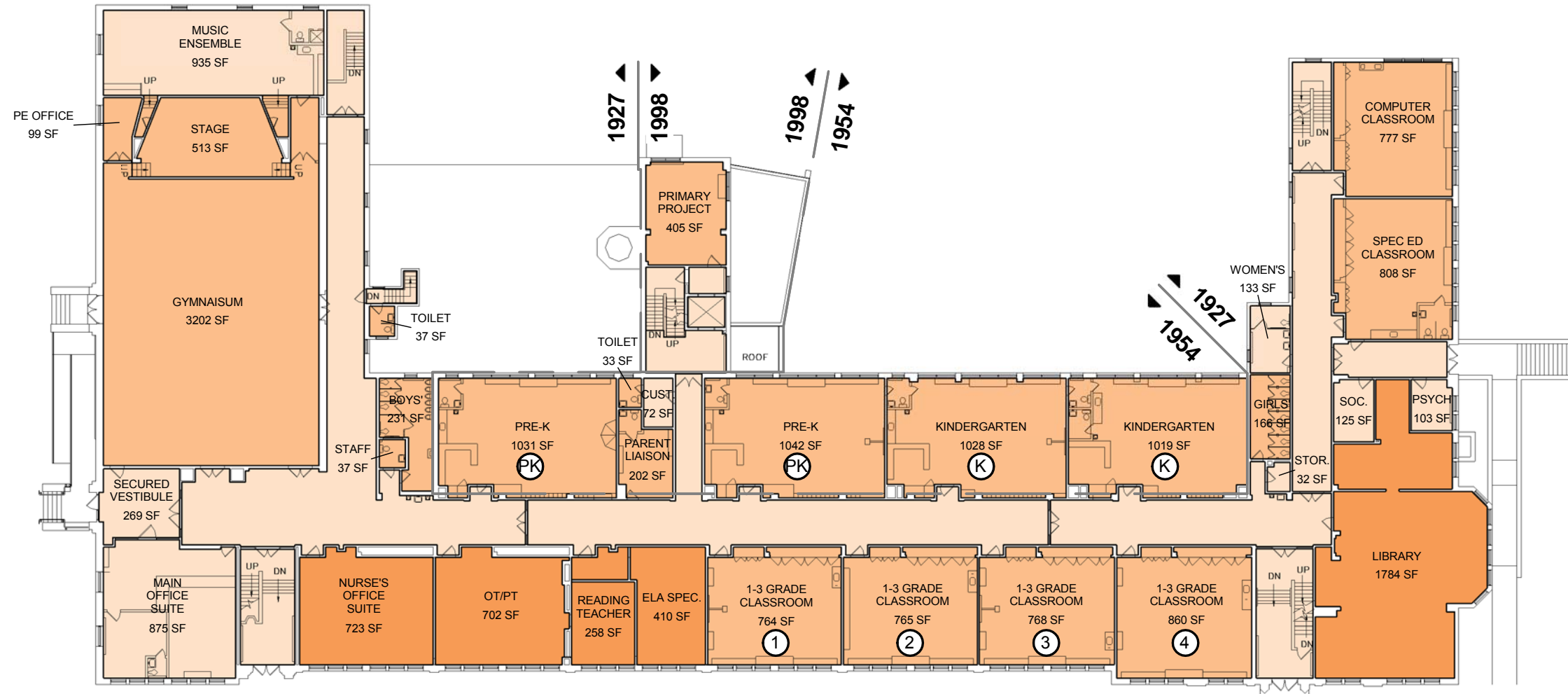
- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION

PROPOSED - BASEMENT FLOOR PLAN



MODEL PROGRAM  
Pre K - 6 : 2 STRAND  
TARGET CAPACITY: 398  
ABELARD REYNOLDS  
3330 Lake Avenue





PROPOSED - FIRST FLOOR PLAN

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION



MODEL PROGRAM  
 Pre K - 6 : 2 STRAND  
 TARGET CAPACITY: 398  
 ABELARD REYNOLDS  
 3330 Lake Avenue





PROPOSED - SECOND FLOOR PLAN

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION



MODEL PROGRAM  
Pre K - 6 : 2 STRAND  
TARGET CAPACITY: 398  
ABELARD REYNOLDS  
3330 Lake Avenue









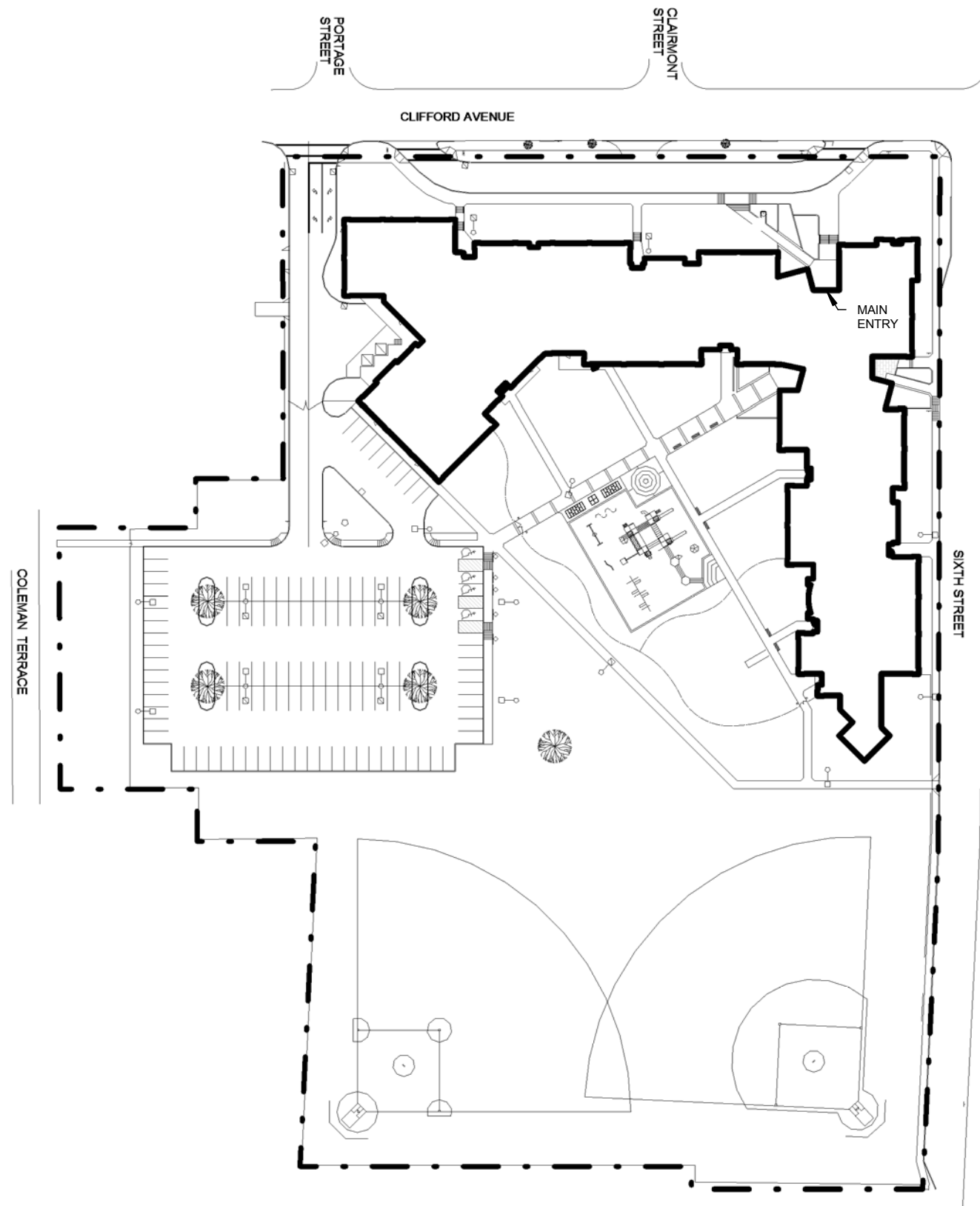
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	On Site	No Change

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	126	0	126



MODEL PROGRAM  
 Pre K - 8: 3 STRAND  
 TARGET CAPACITY: 760  
 MARY MCLEOD BETHUNE  
 1445 Clifford Ave



PROPOSED - SITE PLAN



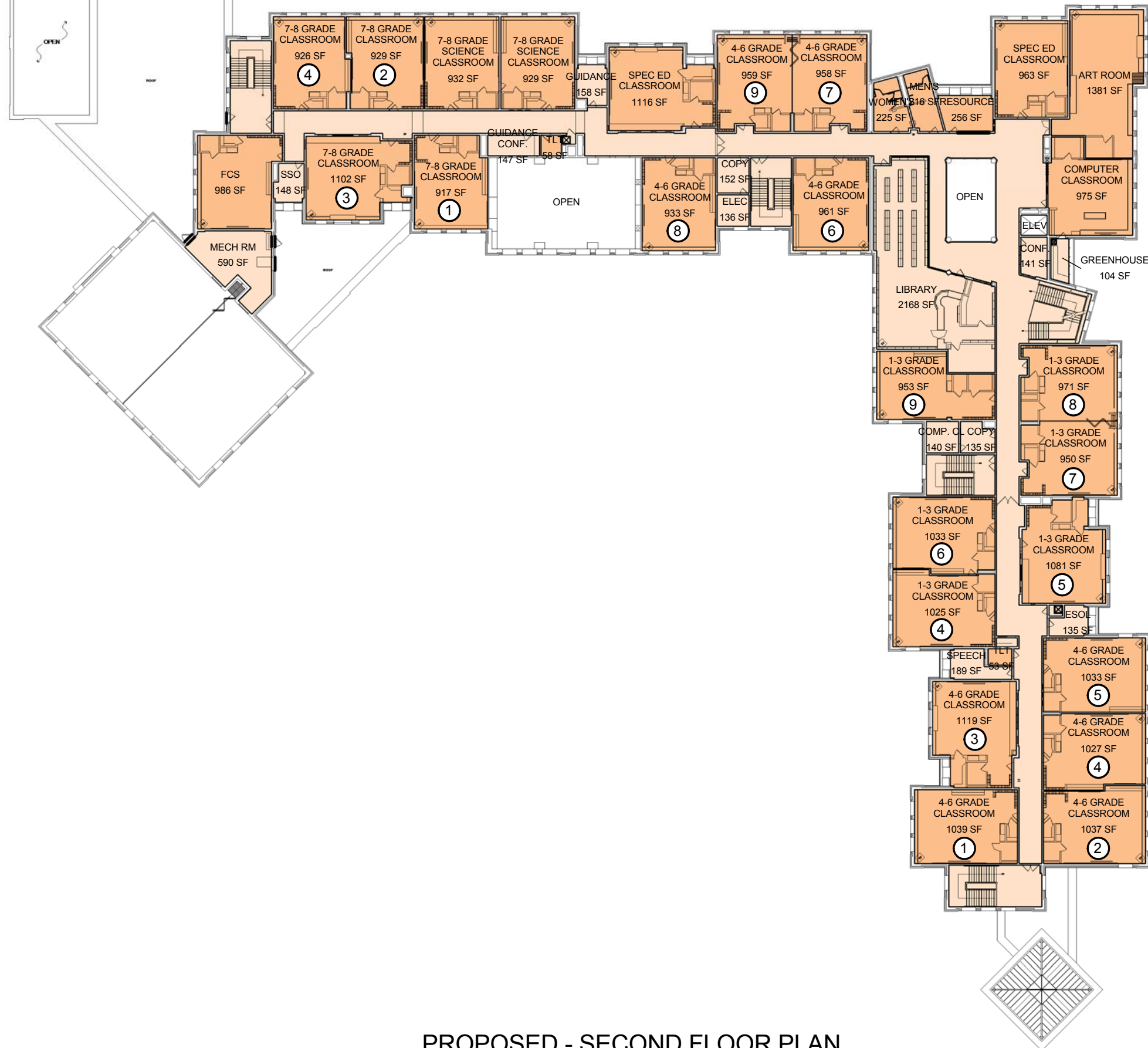
MODEL PROGRAM  
Pre K - 8: 3 STRAND  
TARGET CAPACITY: 760  
MARY MCLEOD BETHUNE  
1445 Clifford Ave





ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



KEY:

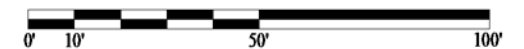
- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

MISSING SPACES:

- (1) ART ROOM
- OT/PT
- OTHER CLASSROOM
- PRIMARY FLEX CLASSROOM
- MUSIC ENSEMBLE ROOM



MODEL PROGRAM  
Pre K - 8: 3 STRAND  
TARGET CAPACITY: 760  
MARY MCLEOD BETHUNE  
1445 Clifford Ave



PROPOSED - SECOND FLOOR PLAN

#045 - MARY MCLEOD BETHUNE School No. 45



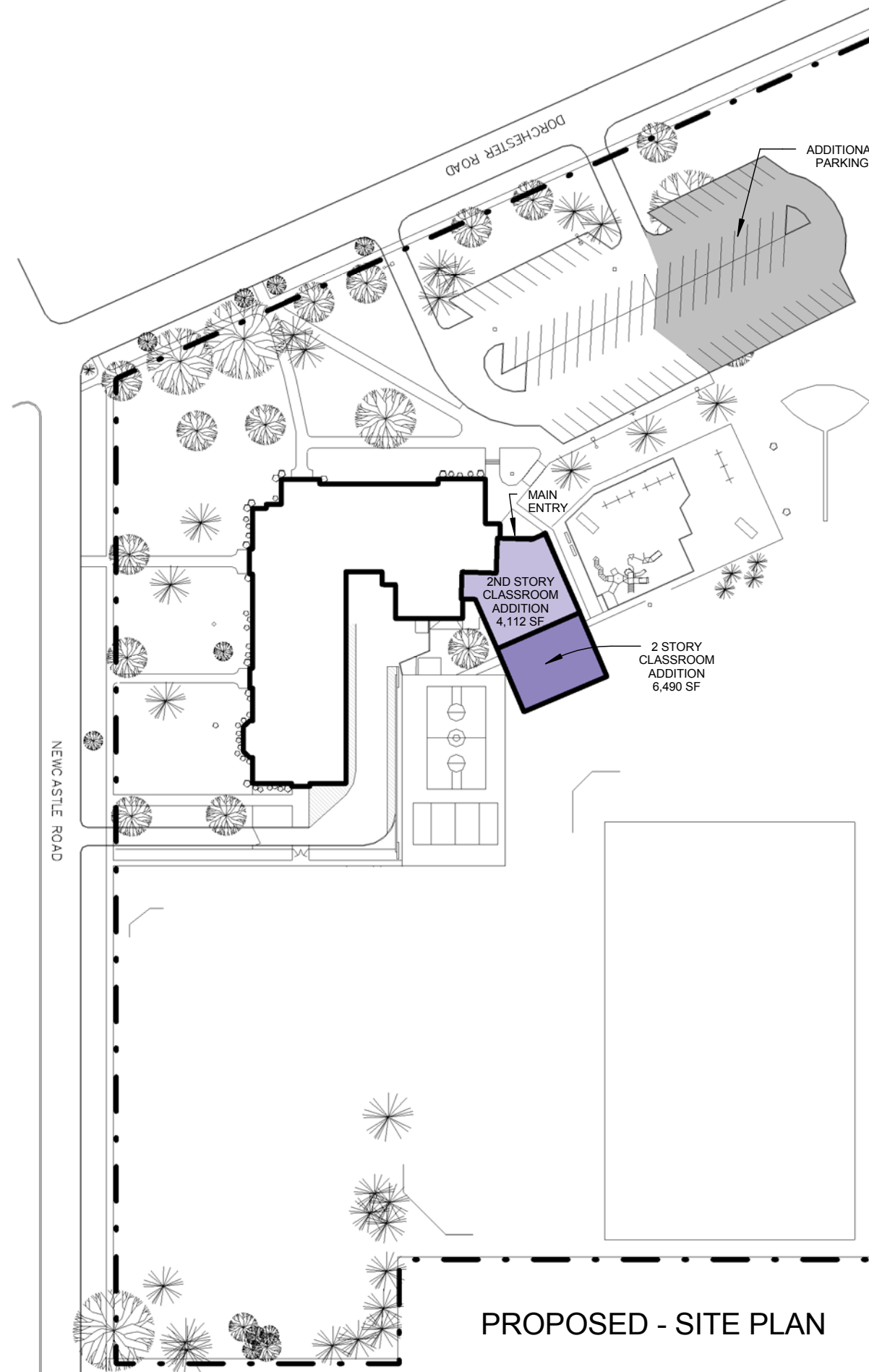
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	Yes	No Change

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	44	43	87



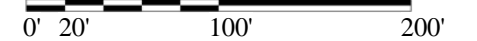
MODEL PROGRAM  
 Pre K - 6 : 2 STRAND  
 TARGET CAPACITY: 398  
 CHARLES CARROLL  
 250 Newcastle Road

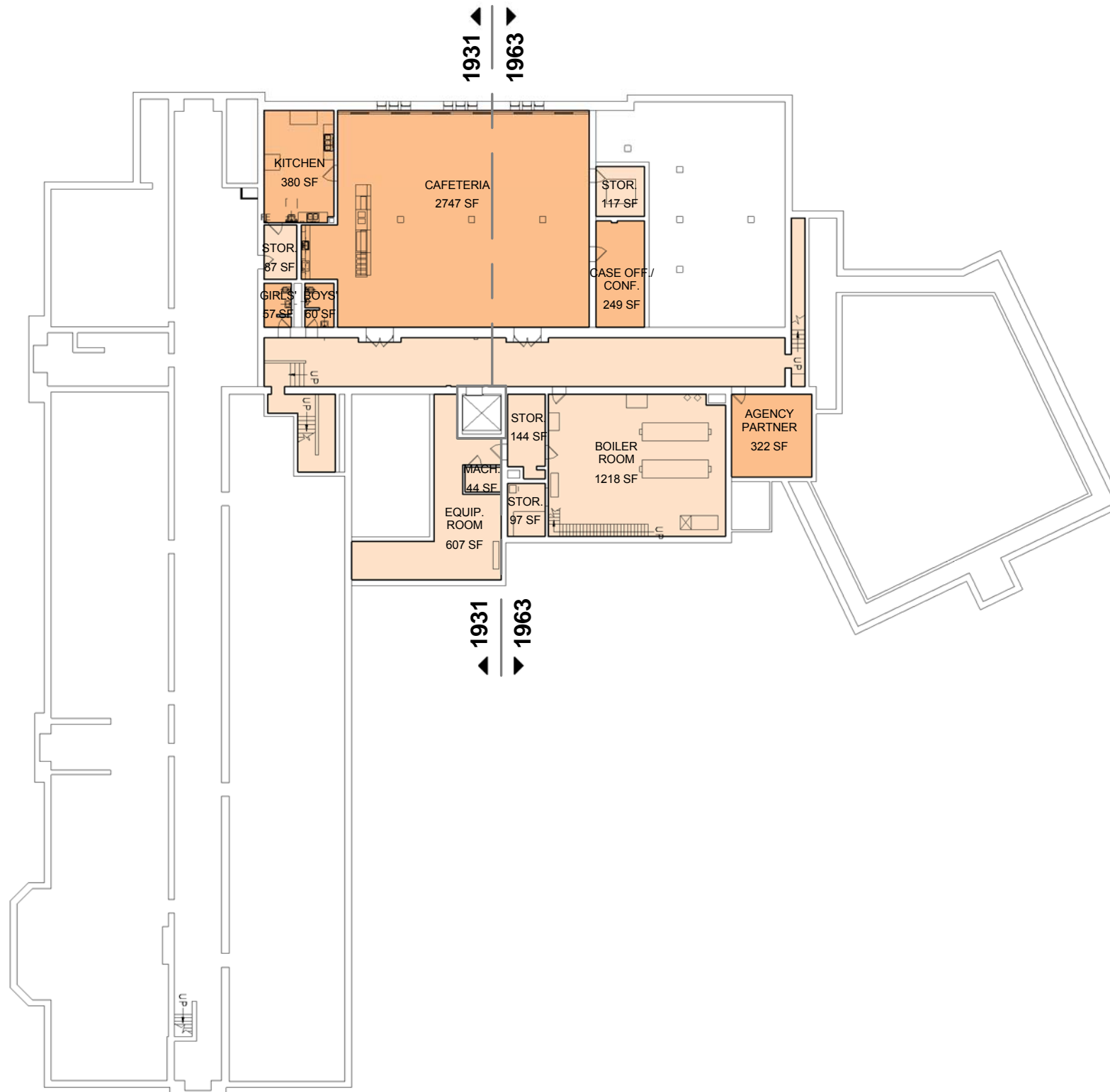


PROPOSED - SITE PLAN



MODEL PROGRAM  
Pre K - 6 : 2 STRAND  
TARGET CAPACITY: 398  
CHARLES CARROLL  
250 Newcastle Road





AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	15,524 SF
MODERATE REHABILITATION	24,430 SF
HEAVY REHABILITATION	5,281 SF
STRUCTURAL REHABILITATION	0 SF
NONE	7,338 SF
<b>SUBTOTAL</b>	<b>52,573 SF</b>
ADDITION	10,602 SF
<b>Grand Total</b>	<b>63,175 SF</b>

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

- MISSING SPACES:
- MUSIC ENSEMBLE (ON STAGE)
  - OT/PT
- UNDERSIZED SPACES:
- STAGE
  - TEACHER LOUNGE
  - LIBRARY
  - COMPUTER CLASSROOM
  - CAFETERIA
  - KITCHEN/SERVERY

PROPOSED - BASEMENT



MODEL PROGRAM  
Pre K - 6 : 2 STRAND  
TARGET CAPACITY: 398  
CHARLES CARROLL  
250 Newcastle Road





PROPOSED - 1ST FLOOR

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

MISSING SPACES:

- MUSIC ENSEMBLE (ON STAGE)
- OT/PT

UNDERSIZED SPACES:

- STAGE
- TEACHER LOUNGE
- LIBRARY
- COMPUTER CLASSROOM
- CAFETERIA
- KITCHEN/SERVERY



MODEL PROGRAM  
Pre K - 6 : 2 STRAND  
TARGET CAPACITY: 398  
CHARLES CARROLL  
250 Newcastle Road







PROPOSED - 2ND FLOOR

- KEY:**
- LIGHT REHABILITATION
  - MODERATE REHABILITATION
  - HEAVY REHABILITATION
  - STRUCTURAL REHABILITATION
  - ADDITION
- MISSING SPACES:**
- MUSIC ENSEMBLE (ON STAGE)
  - OT/PT
- UNDERSIZED SPACES:**
- STAGE
  - TEACHER LOUNGE
  - LIBRARY
  - COMPUTER CLASSROOM
  - CAFETERIA
  - KITCHEN/SERVERY



MODEL PROGRAM  
Pre K - 6 : 2 STRAND  
TARGET CAPACITY: 398  
CHARLES CARROLL  
250 Newcastle Road



#046 - CHARLES CARROLL School No. 46



SWBR PROJECT NUMBER: 14650.00



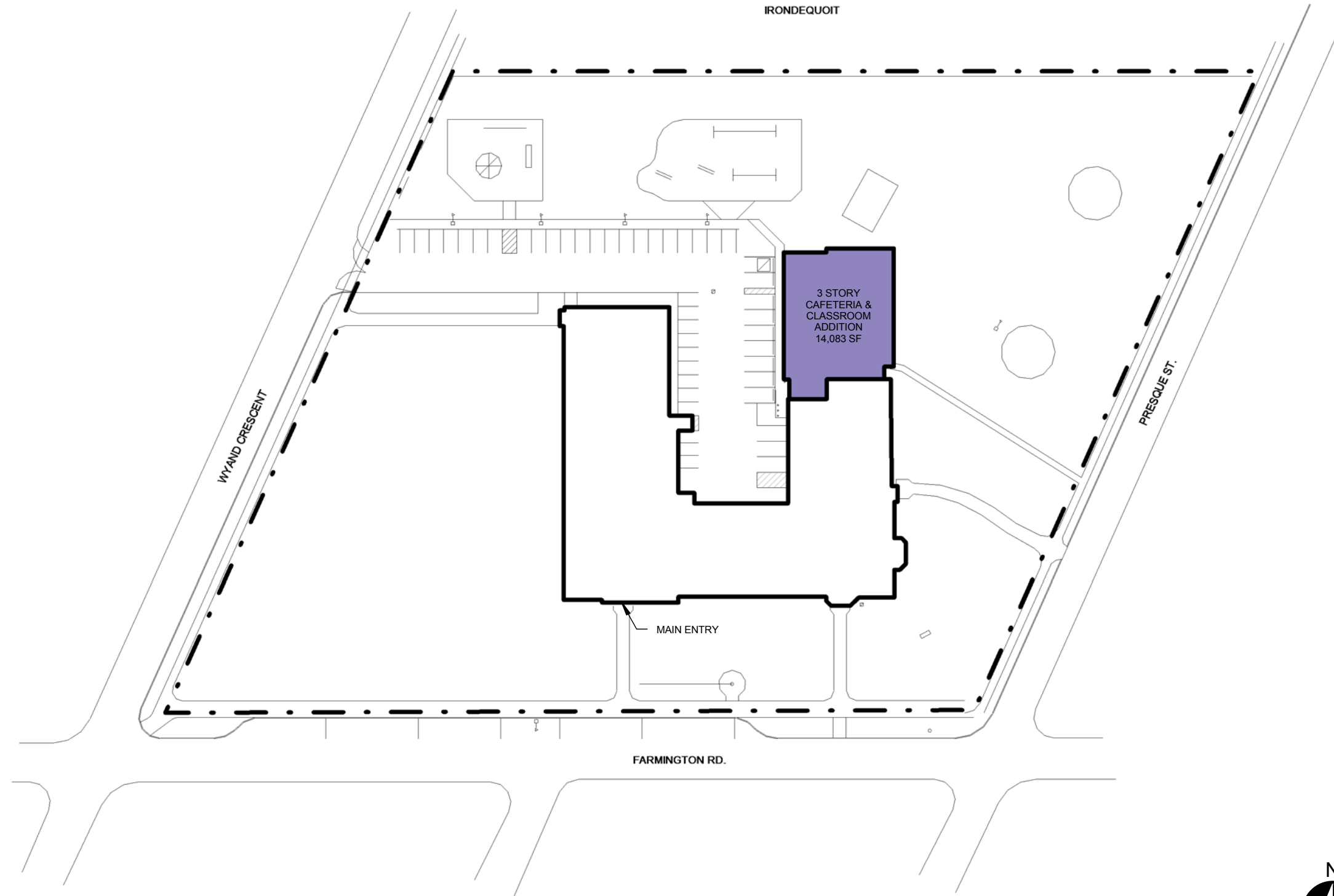
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	Curb Recess	Curb Recess

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	45	0	45



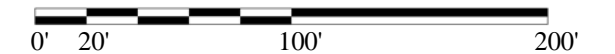
MODEL PROGRAM  
 Pre K - 6: 2 STRAND  
 TARGET CAPACITY: 398  
 FRANK FOWLER DOW  
 100 Farmington Road



PROPOSED - SITE PLAN



MODEL PROGRAM  
Pre K - 6: 2 STRAND  
TARGET CAPACITY: 398  
FRANK FOWLER DOW  
100 Farmington Road





PROPOSED - BASEMENT FLOOR PLAN

AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	12,448 SF
MODERATE REHABILITATION	14,856 SF
HEAVY REHABILITATION	19,062 SF
STRUCTURAL REHABILITATION	208 SF
NONE	13,192 SF
<b>SUBTOTAL</b>	<b>59,766 SF</b>
<b>ADDITION</b>	<b>14,083 SF</b>
<b>Grand Total</b>	<b>73,849 SF</b>

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION



MODEL PROGRAM  
Pre K - 6: 2 STRAND  
TARGET CAPACITY: 398  
FRANK FOWLER DOW  
100 Farmington Road





PROPOSED PLAN - FIRST FLOOR

- KEY:
- LIGHT REHABILITATION
  - MODERATE REHABILITATION
  - HEAVY REHABILITATION
  - STRUCTURAL REHABILITATION
  - ADDITION

N  
  
 MODEL PROGRAM  
 Pre K - 6: 2 STRAND  
 TARGET CAPACITY: 398  
 FRANK FOWLER DOW  
 100 Farmington Road



#052 - FRANK FOWLER DOW School No. 52



PROPOSED PLAN - SECOND FLOOR

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

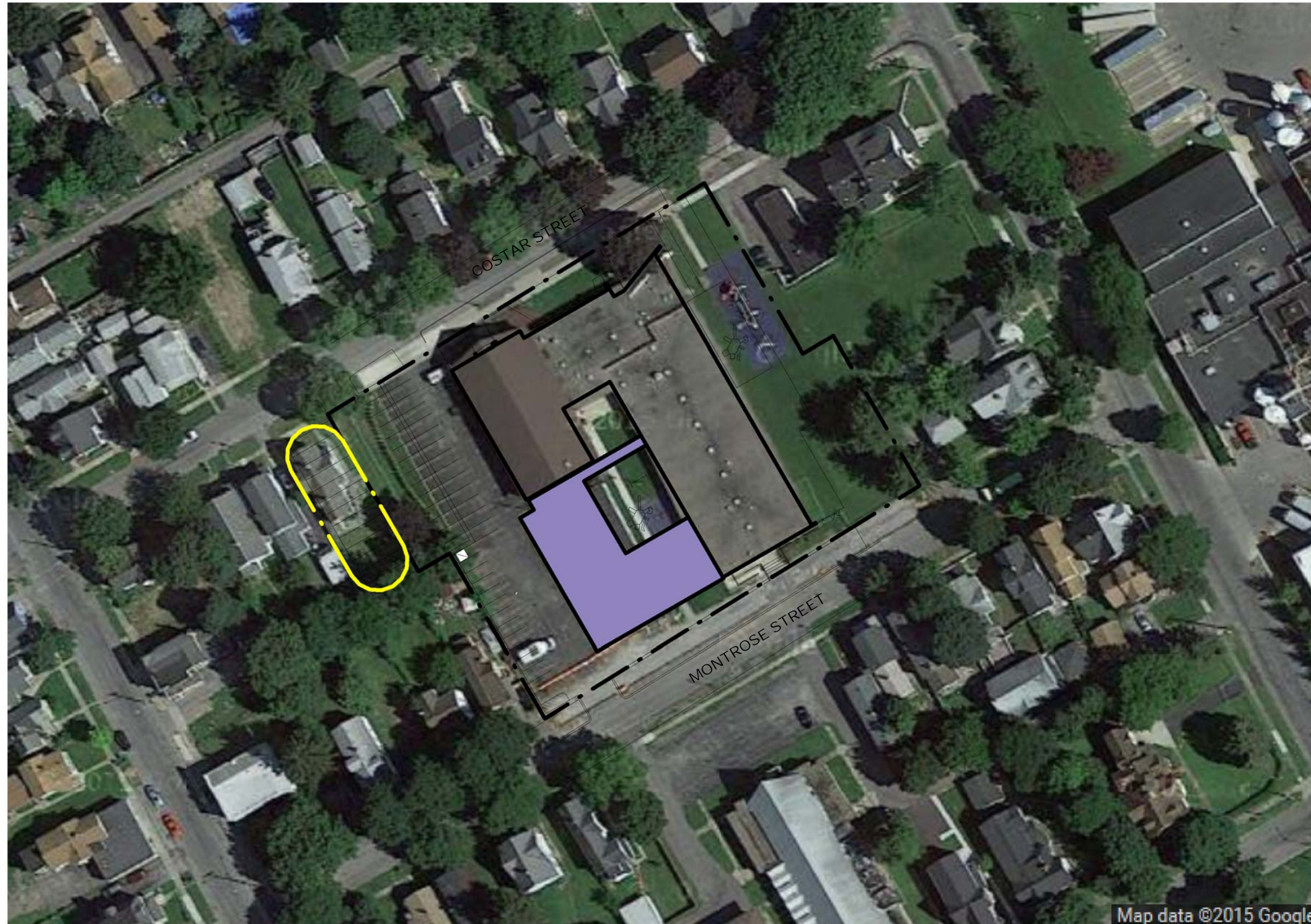


MODEL PROGRAM  
Pre K - 6: 2 STRAND  
TARGET CAPACITY: 398  
FRANK FOWLER DOW  
100 Farmington Road









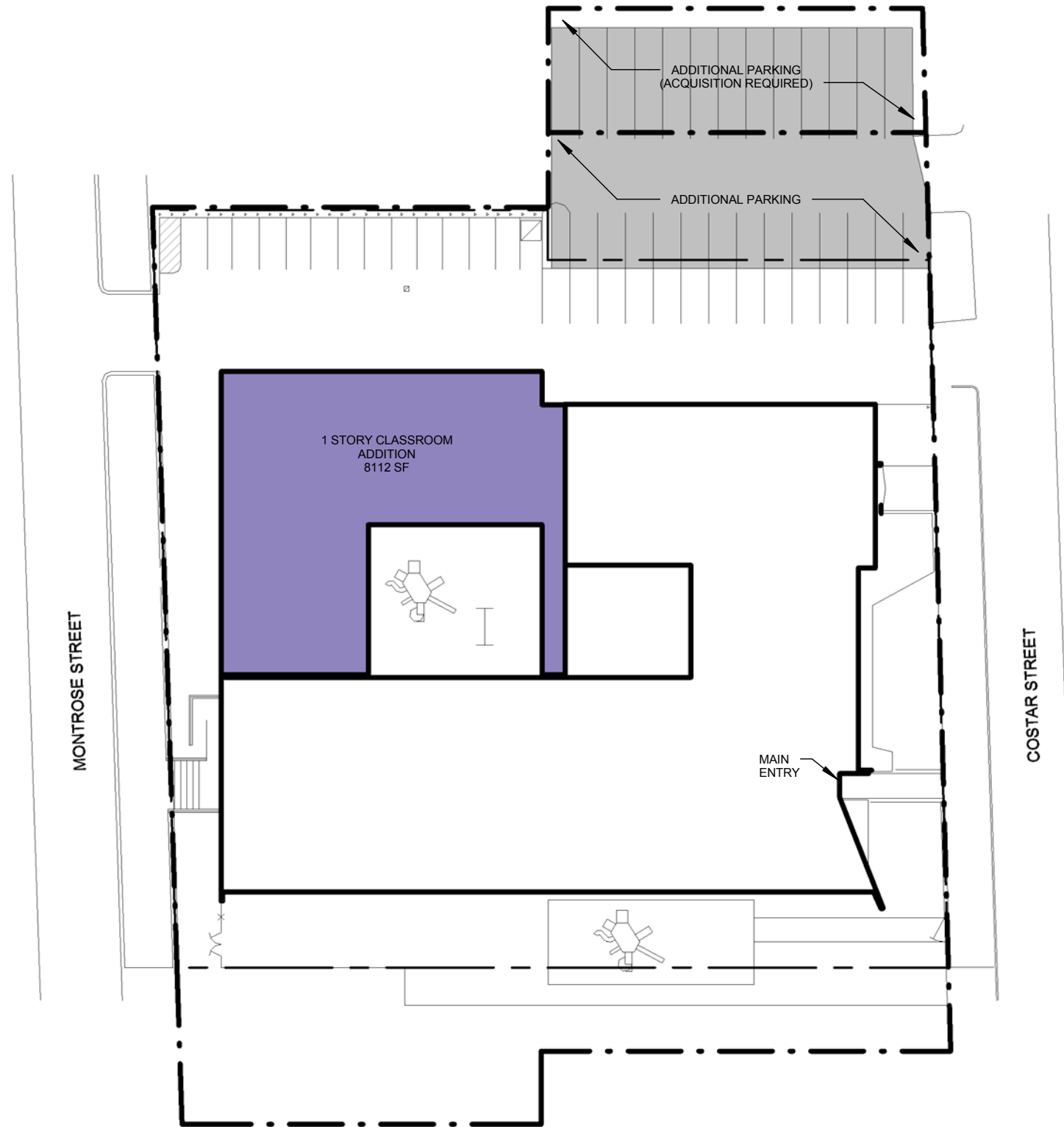
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	Montrose Street	No Change

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	40	39	79



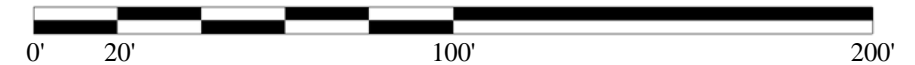
MODEL PROGRAM  
 Pre K - 2: 2 STRAND  
 TARGET CAPACITY: 252  
 EARLY CHILDHOOD SCHOOL OF ROCHESTER  
 15 Costar Street



PROPOSED - SITE PLAN



MODEL PROGRAM  
Pre K - 2: 2 STRAND  
TARGET CAPACITY: 252  
EARLY CHILDHOOD SCHOOL OF ROCHESTER  
15 Costar Street





AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	3,697 SF
MODERATE REHABILITATION	11,144 SF
HEAVY REHABILITATION	4,912 SF
STRUCTURAL REHABILITATION	550 SF
NONE	1,669 SF
<b>SUBTOTAL</b>	<b>21,972 SF</b>
<b>ADDITION</b>	<b>8,112 SF</b>
<b>Grand Total</b>	<b>30,084 SF</b>

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

MISSING SPACES:

- OT/PT ROOM
- PRIMARY FLEX CLASSROOM

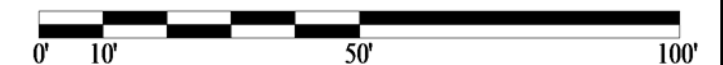
UNDERSIZED SPACES:

- MUSIC CLASSROOM
- ART ROOM
- KITCHEN
- TEACHER LOUNGE
- NURSE'S OFFICE SUITE

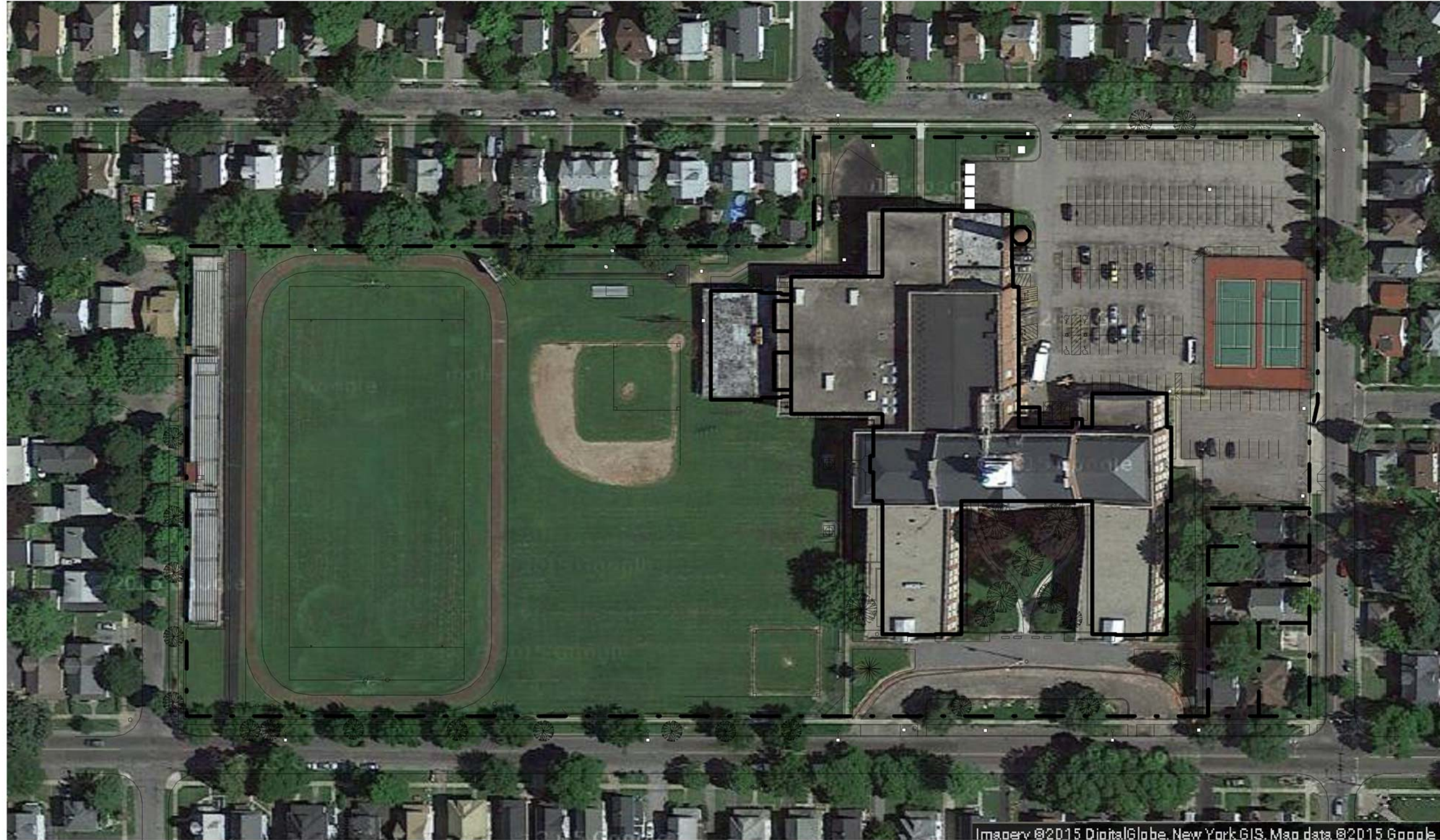
PROPOSED - FIRST FLOOR



MODEL PROGRAM  
 Pre K - 2: 2 STRAND  
 TARGET CAPACITY: 252  
 EARLY CHILDHOOD SCHOOL OF ROCHESTER  
 15 Costar Street







#065 - JOHN MARSHALL CAMPUS

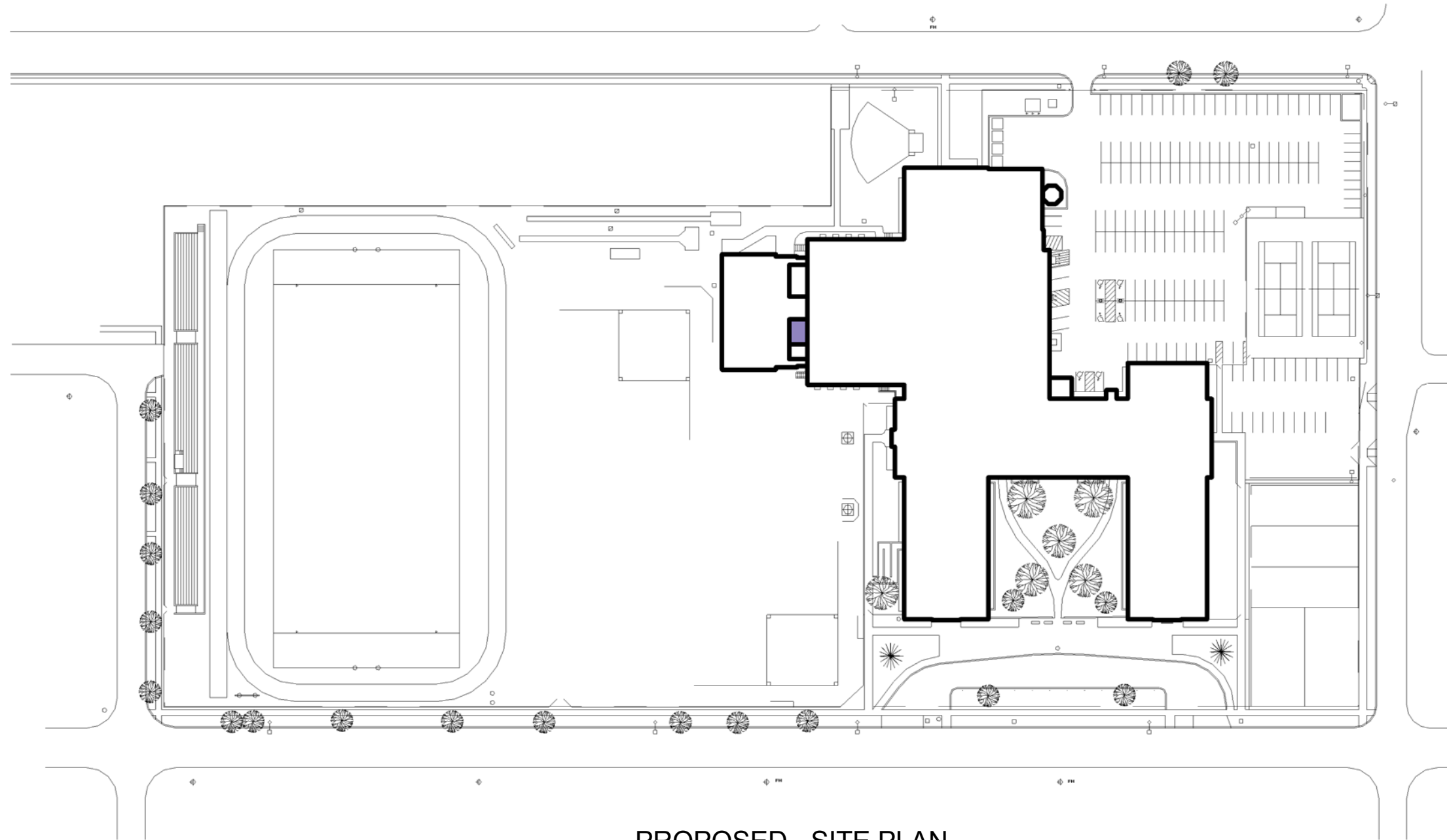
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	Ridgeway Ave.	No Change

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	172	0	172



MODEL PROGRAM  
 Pre K - 6: 5 STRAND  
 TARGET CAPACITY: 902  
 JOHN MARSHALL CAMPUS  
 180 Ridgeway Avenue



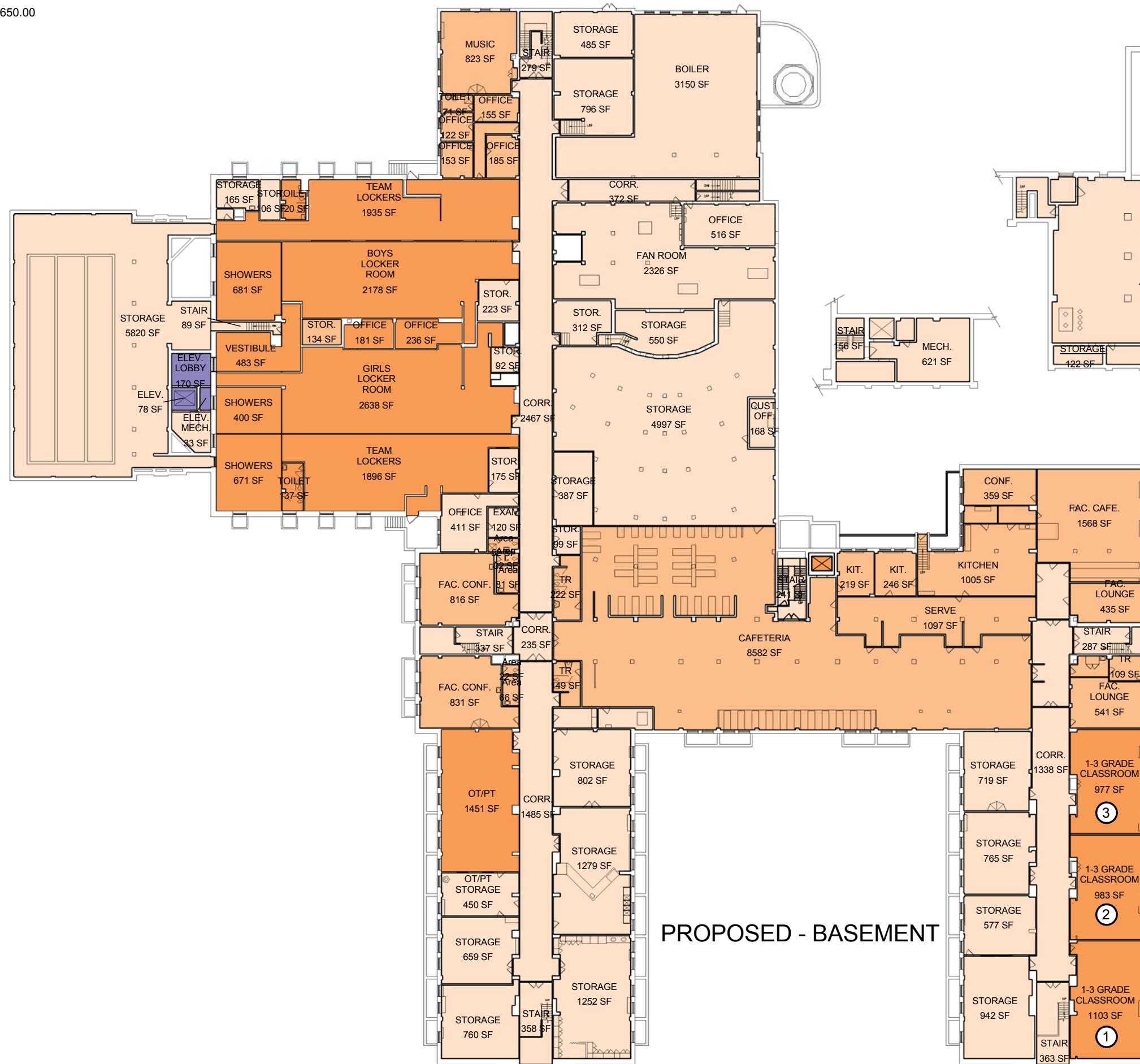
PROPOSED - SITE PLAN



MODEL PROGRAM  
Pre K - 6: 5 STRAND  
TARGET CAPACITY: 902  
JOHN MARSHALL CAMPUS  
180 Ridgeway Avenue

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	116,198 SF
MODERATE REHABILITATION	61,267 SF
HEAVY REHABILITATION	38,845 SF
STRUCTURAL REHABILITATION	507 SF
NONE	26,059 SF
<b>SUBTOTAL</b>	<b>242,876 SF</b>
ADDITION	620 SF
<b>Grand Total</b>	<b>243,496 SF</b>

**KEY:**

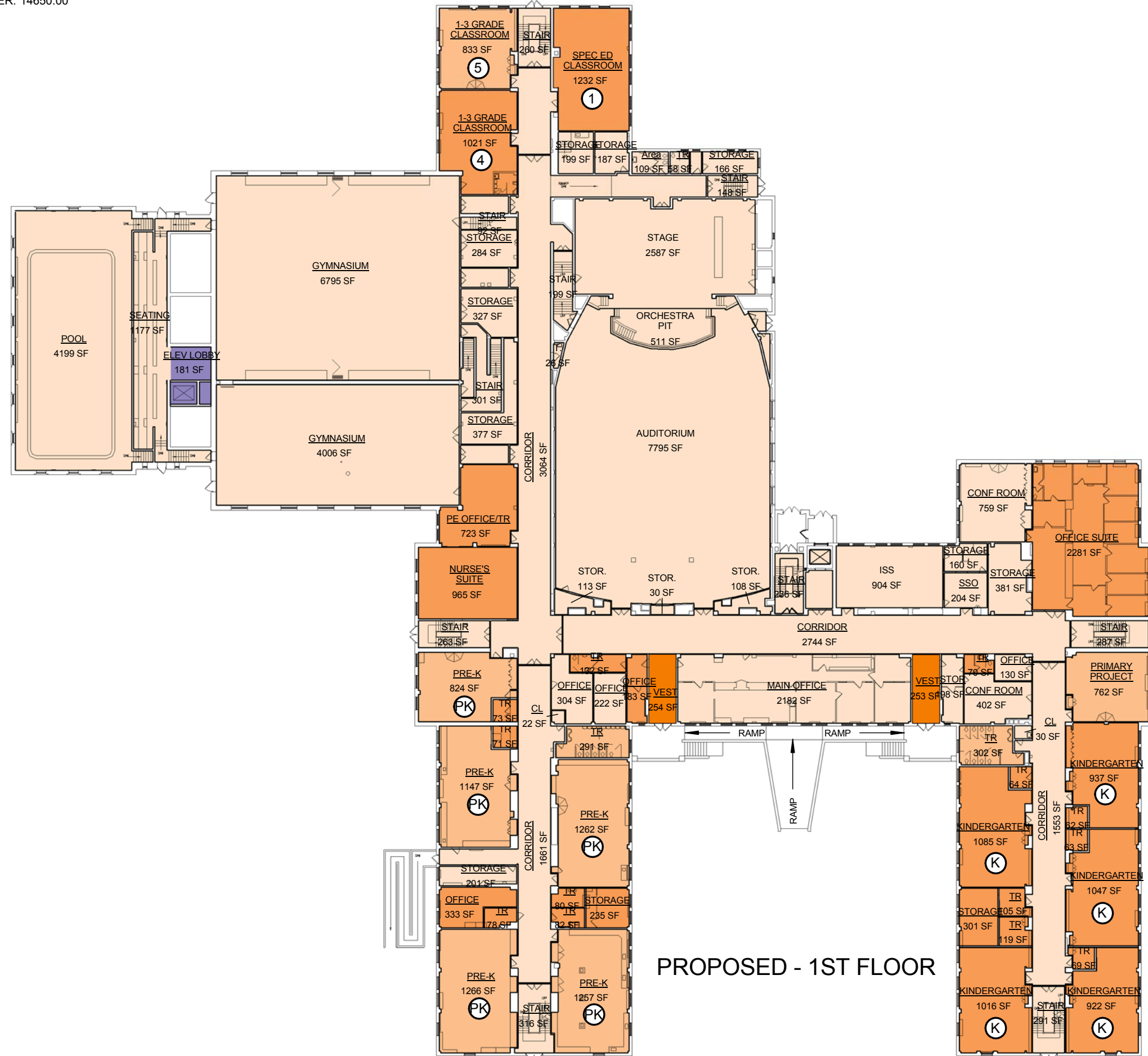
- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

**MODEL PROGRAM**  
Pre K - 6: 5 STRAND  
TARGET CAPACITY: 902  
JOHN MARSHALL CAMPUS  
180 Ridgeway Avenue

#065 - JOHN MARSHALL CAMPUS

# ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



PROPOSED - 1ST FLOOR

**KEY:**

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION



MODEL PROGRAM  
Pre K - 6: 5 STRAND  
TARGET CAPACITY: 902  
JOHN MARSHALL CAMPUS  
180 Ridgeway Avenue

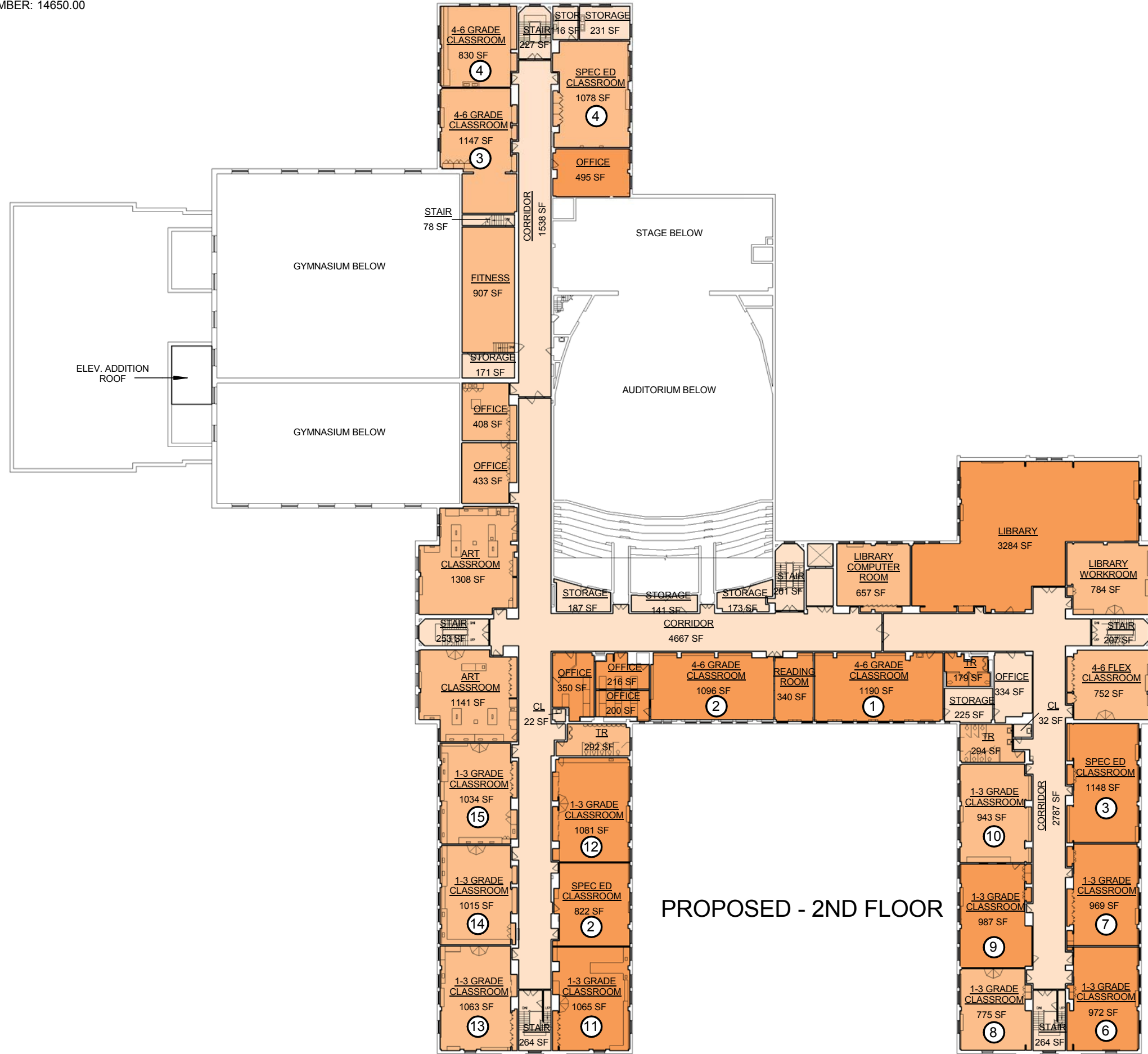


#065 - JOHN MARSHALL CAMPUS




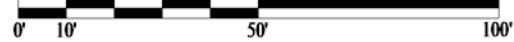
ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



- KEY:**
- LIGHT REHABILITATION
  - MODERATE REHABILITATION
  - HEAVY REHABILITATION
  - STRUCTURAL REHABILITATION
  - ADDITION

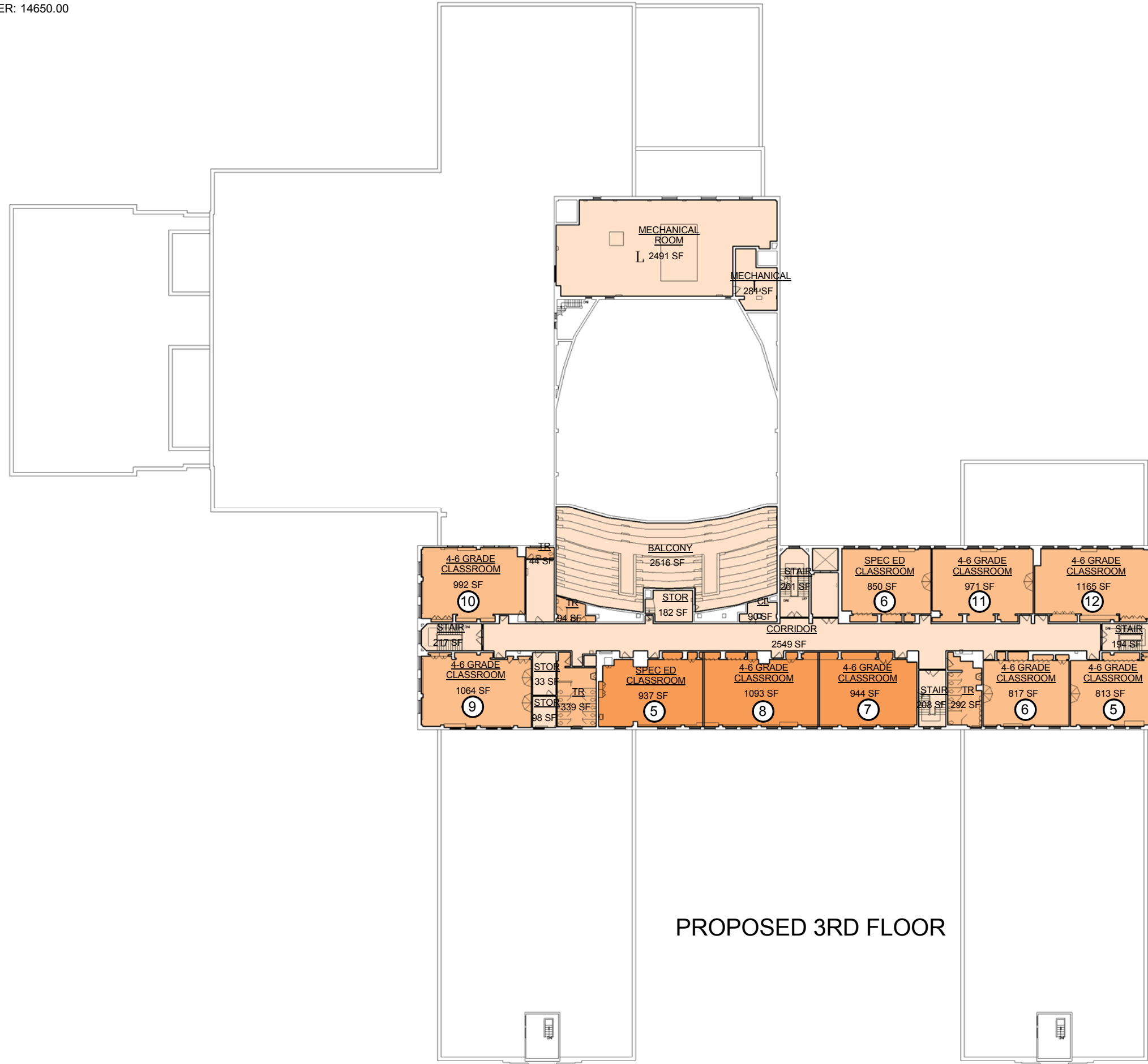

**MODEL PROGRAM**  
 Pre K - 6: 5 STRAND  
 TARGET CAPACITY: 902  
 JOHN MARSHALL CAMPUS  
 180 Ridgeway Avenue



#065 - JOHN MARSHALL CAMPUS

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



PROPOSED 3RD FLOOR

KEY:

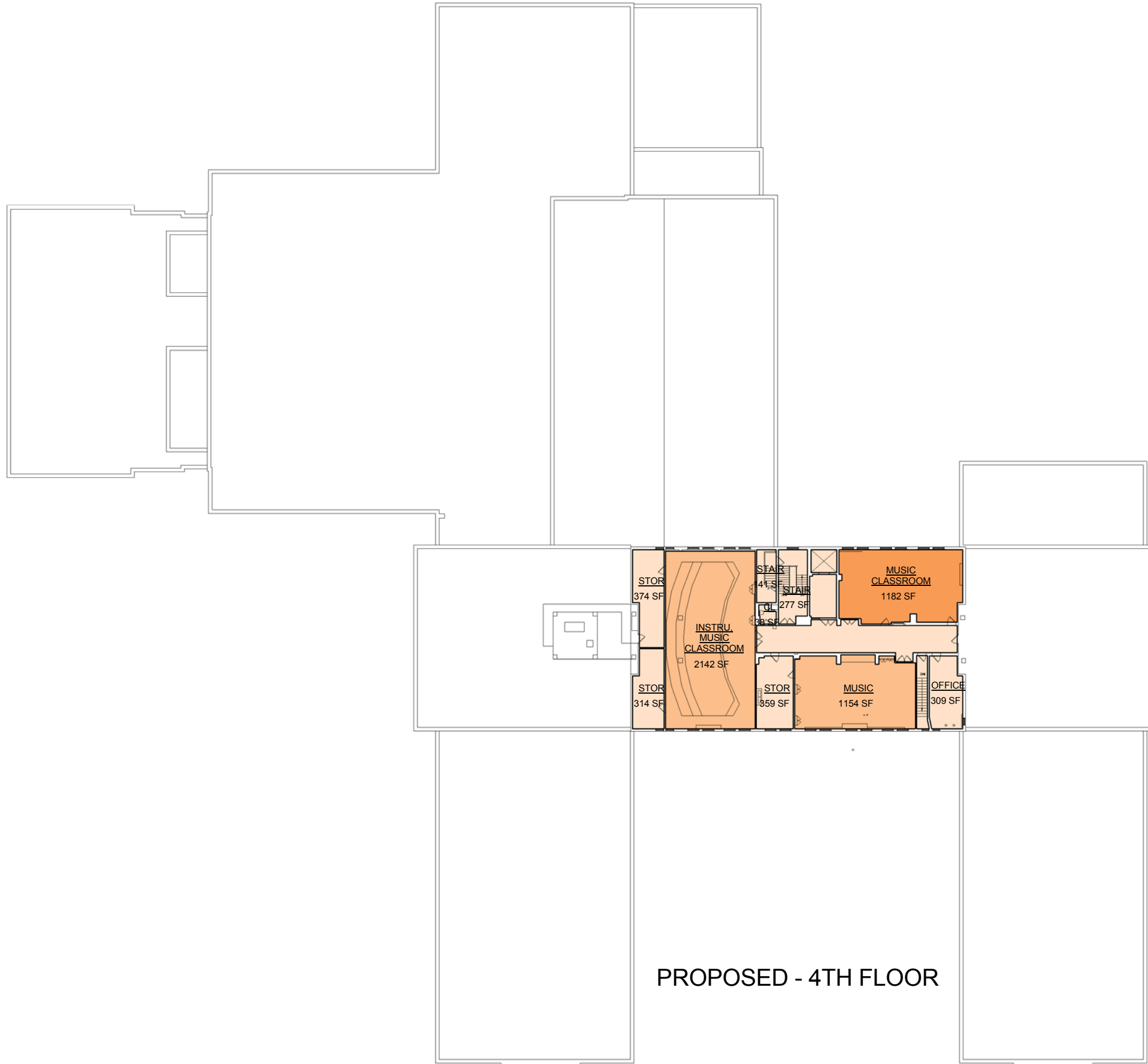
- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION



MODEL PROGRAM  
Pre K - 6: 5 STRAND  
TARGET CAPACITY: 902  
JOHN MARSHALL CAMPUS  
180 Ridgeway Avenue








#065 - JOHN MARSHALL CAMPUS



303

KEY:

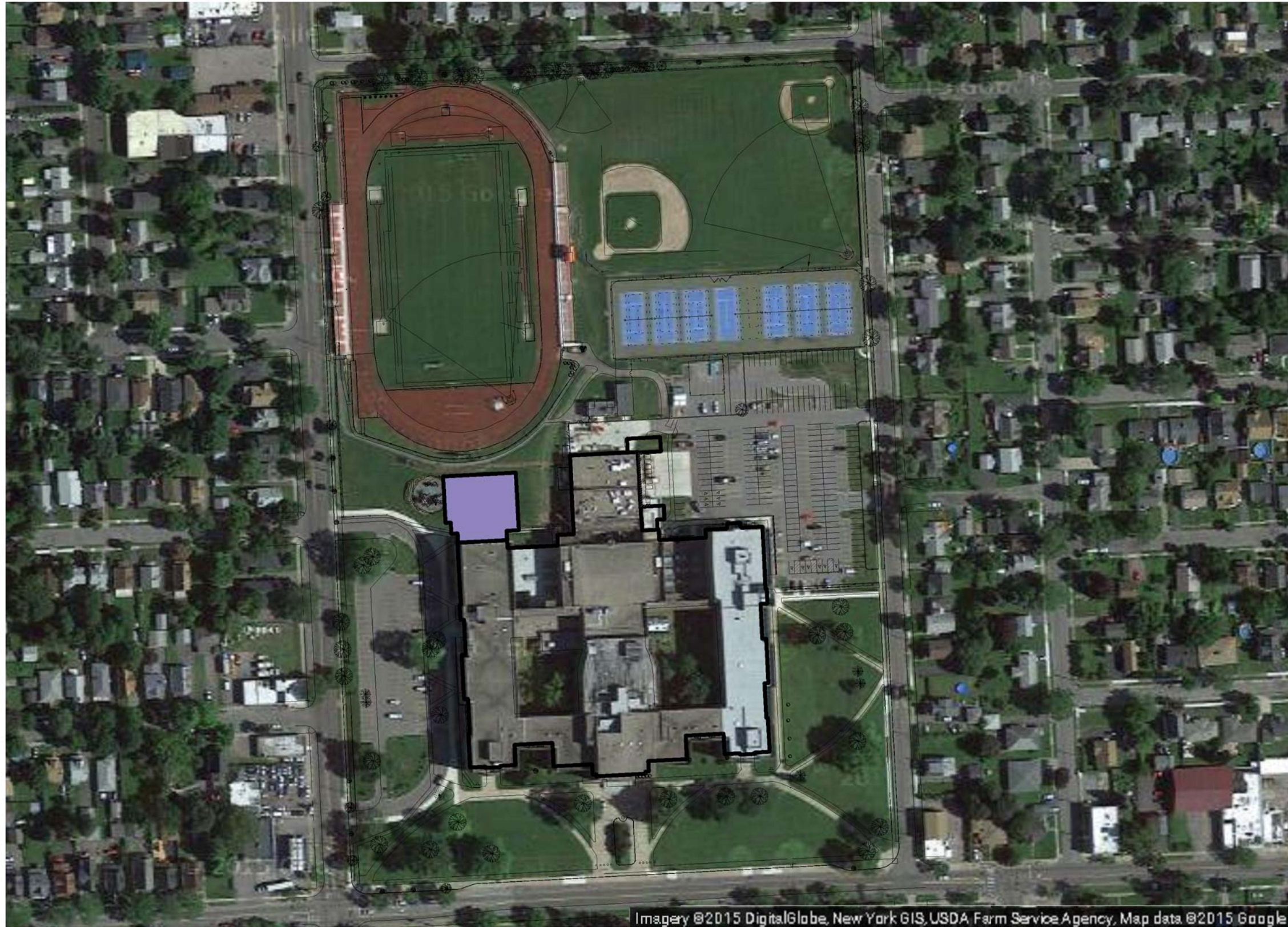
-  LIGHT REHABILITATION
-  MODERATE REHABILITATION
-  HEAVY REHABILITATION
-  STRUCTURAL REHABILITATION
-  ADDITION



MODEL PROGRAM  
Pre K - 6: 5 STRAND  
TARGET CAPACITY: 902  
JOHN MARSHALL CAMPUS  
180 Ridgeway Avenue





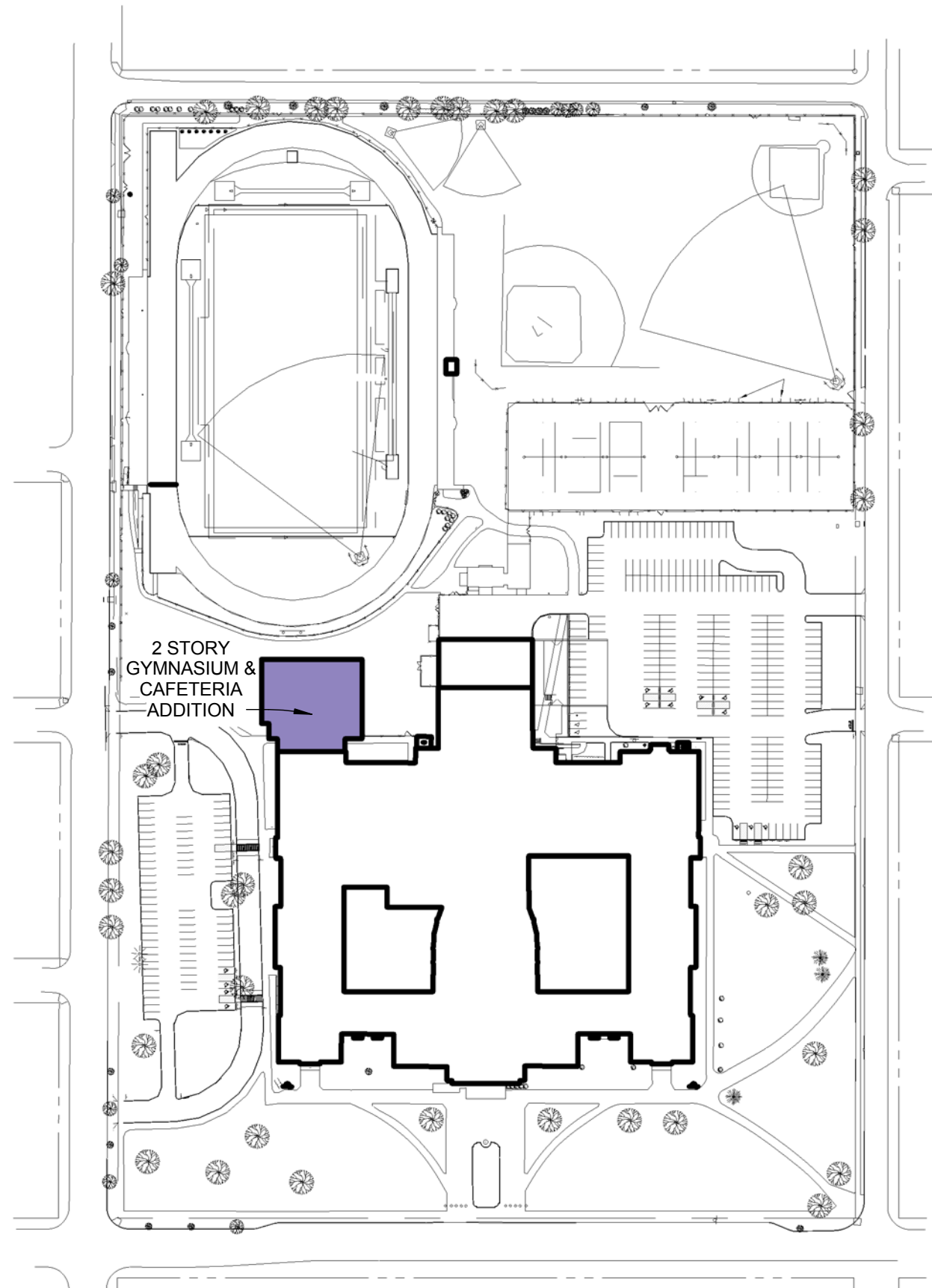


**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop		Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Buses	None	On Site Bus Loop	Parking	227	0	227



MODEL PROGRAM  
 1: Pre K - 6, 1: 9-12, 1: 7-12  
 TARGET CAPACITY: 776; 600; 900  
 Franklin Educational Campus  
 950 Norton Street



2 STORY  
GYMNASIUM &  
CAFETERIA  
ADDITION

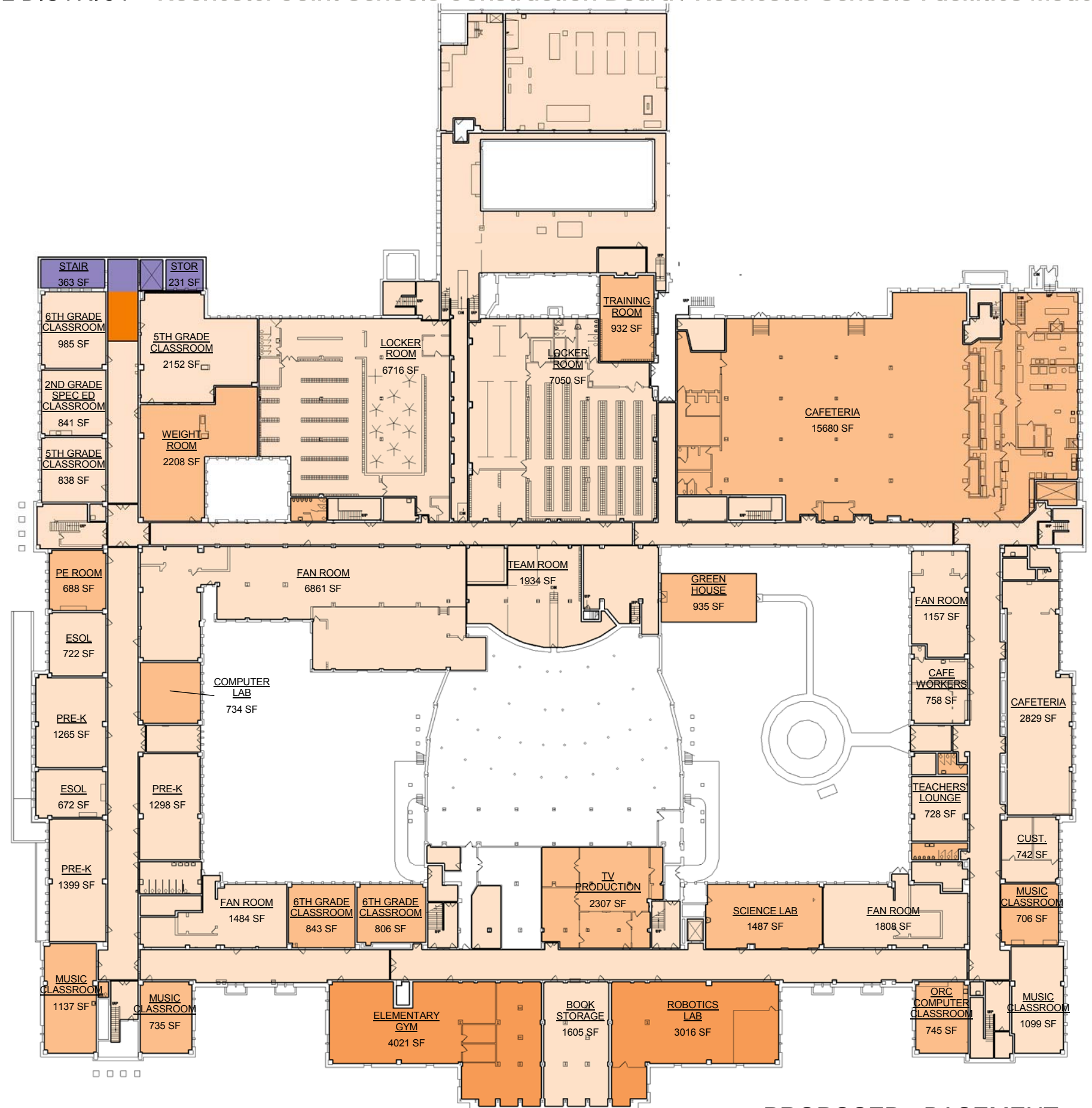
PROPOSED - SITE PLAN



MODEL PROGRAM  
1: Pre K - 6, 1: 9-12, 1: 7-12  
TARGET CAPACITY: 776; 600; 900  
Franklin Educational Campus  
950 Norton Street

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	225,725 SF
MODERATE REHABILITATION	140,181 SF
HEAVY REHABILITATION	8,909 SF
STRUCTURAL REHABILITATION	1,824 SF
NONE	71,506 SF
<b>SUBTOTAL</b>	<b>448,145 SF</b>
<b>ADDITION</b>	<b>23,904 SF</b>
<b>Grand Total</b>	<b>472,049 SF</b>

KEY:

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION



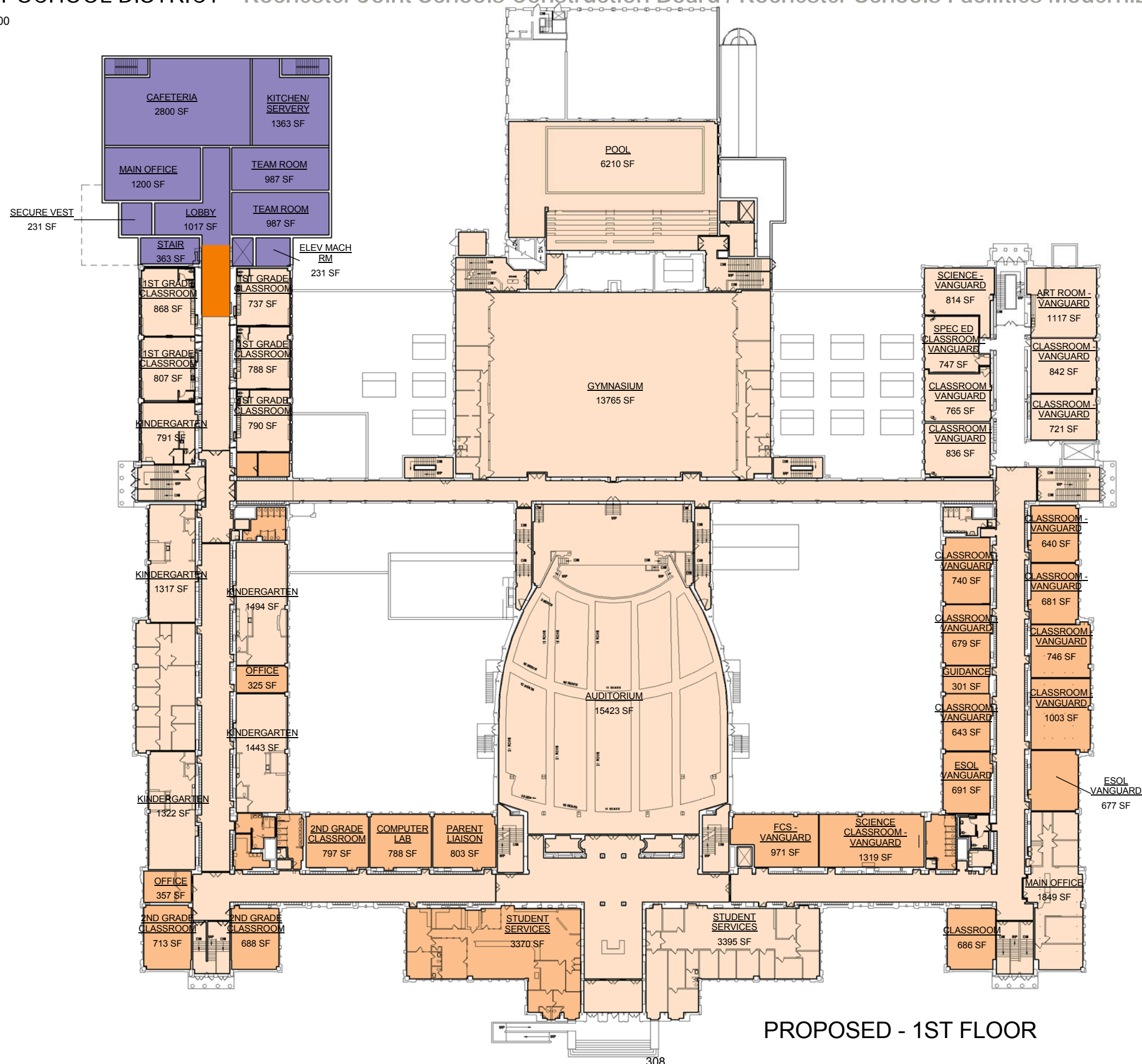
MODEL PROGRAM  
 1: Pre K - 6, 1: 9-12, 1: 7-12  
 TARGET CAPACITY: 776; 600; 900  
 Franklin Educational Campus  
 950 Norton Street



PROPOSED - BASEMENT

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



**KEY:**

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

**MODEL PROGRAM**  
 1: Pre K - 6, 1: 9-12, 1: 7-12  
 TARGET CAPACITY: 776; 600; 900  
 Franklin Educational Campus  
 950 Norton Street



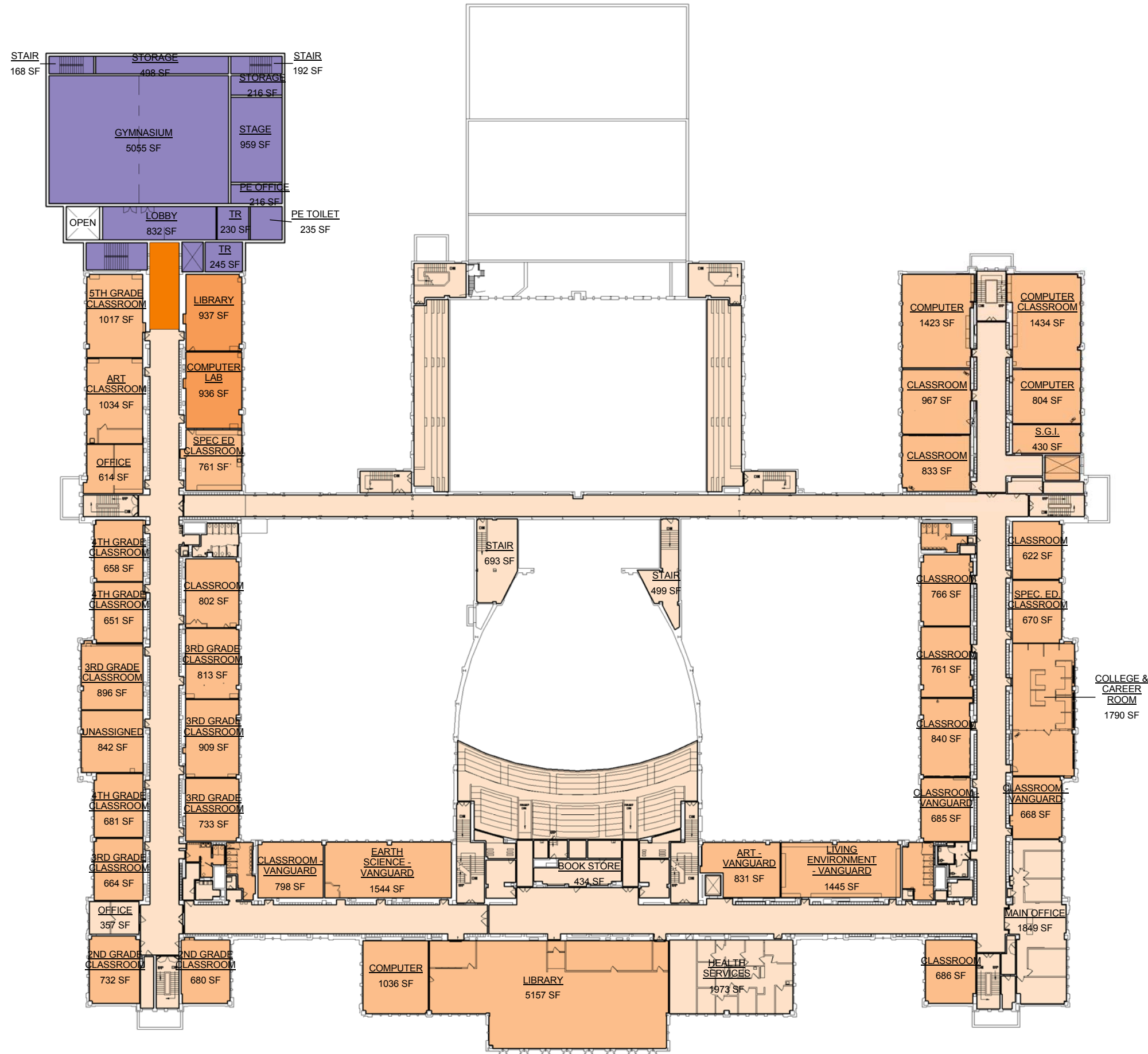
PROPOSED - 1ST FLOOR

#062 - FRANKLIN EDUCATIONAL CAMPUS



# ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



**KEY:**

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION
- ADDITION

**MODEL PROGRAM**  
 1: Pre K - 6, 1: 9-12, 1: 7-12  
 TARGET CAPACITY: 776; 600; 900  
 Franklin Educational Campus  
 950 Norton Street

**N**

PROPOSED - 2ND FLOOR

#062 - FRANKLIN EDUCATIONAL CAMPUS

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



RESOURCE 685 SF  
 RESOURCE 410 SF  
 OFFICE 224 SF  
 A.P. 369 SF

RESOURCE 270 SF

PROPOSED - 3RD FLOOR

- KEY:
- LIGHT REHABILITATION
  - MODERATE REHABILITATION
  - HEAVY REHABILITATION
  - STRUCTURAL REHABILITATION
  - ADDITION



MODEL PROGRAM  
 1: Pre K - 6, 1: 9-12, 1: 7-12  
 TARGET CAPACITY: 776; 600; 900  
 Franklin Educational Campus  
 950 Norton Street



#062 - FRANKLIN EDUCATIONAL CAMPUS



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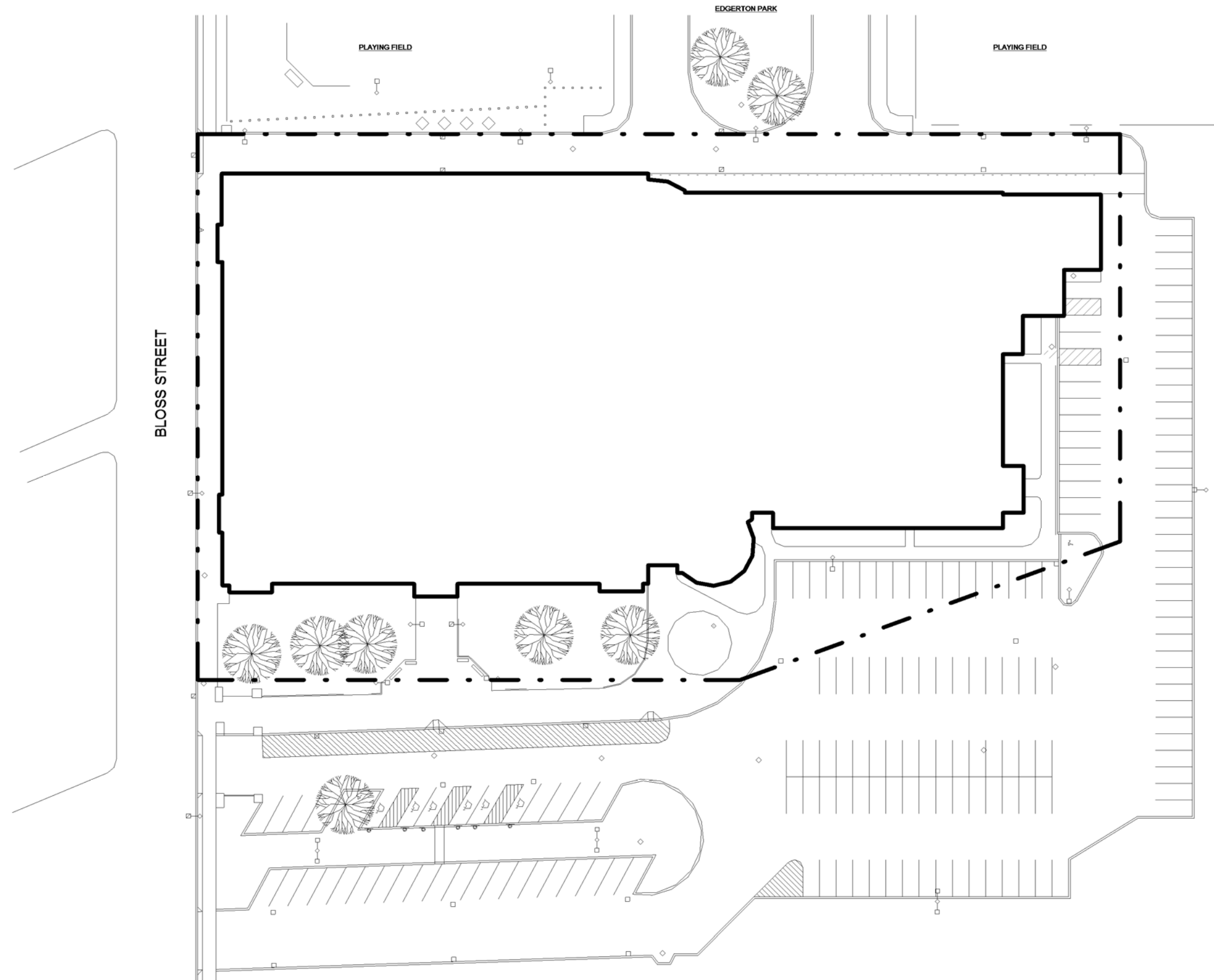
**SITE CONTEXT**

	Existing Bus Loop	Proposed Bus Loop
Buses	On Site	No Change

	Existing Total Parking Spaces - paved and striped	Proposed Parking Spaces	Total Parking Spaces
Parking	162	0	162



MODEL PROGRAM  
 Rochester International Academy  
 TARGET CAPACITY: 396  
 THOMAS JEFFERSON CAMPUS  
 1 Edgerton Park



SITE PLAN

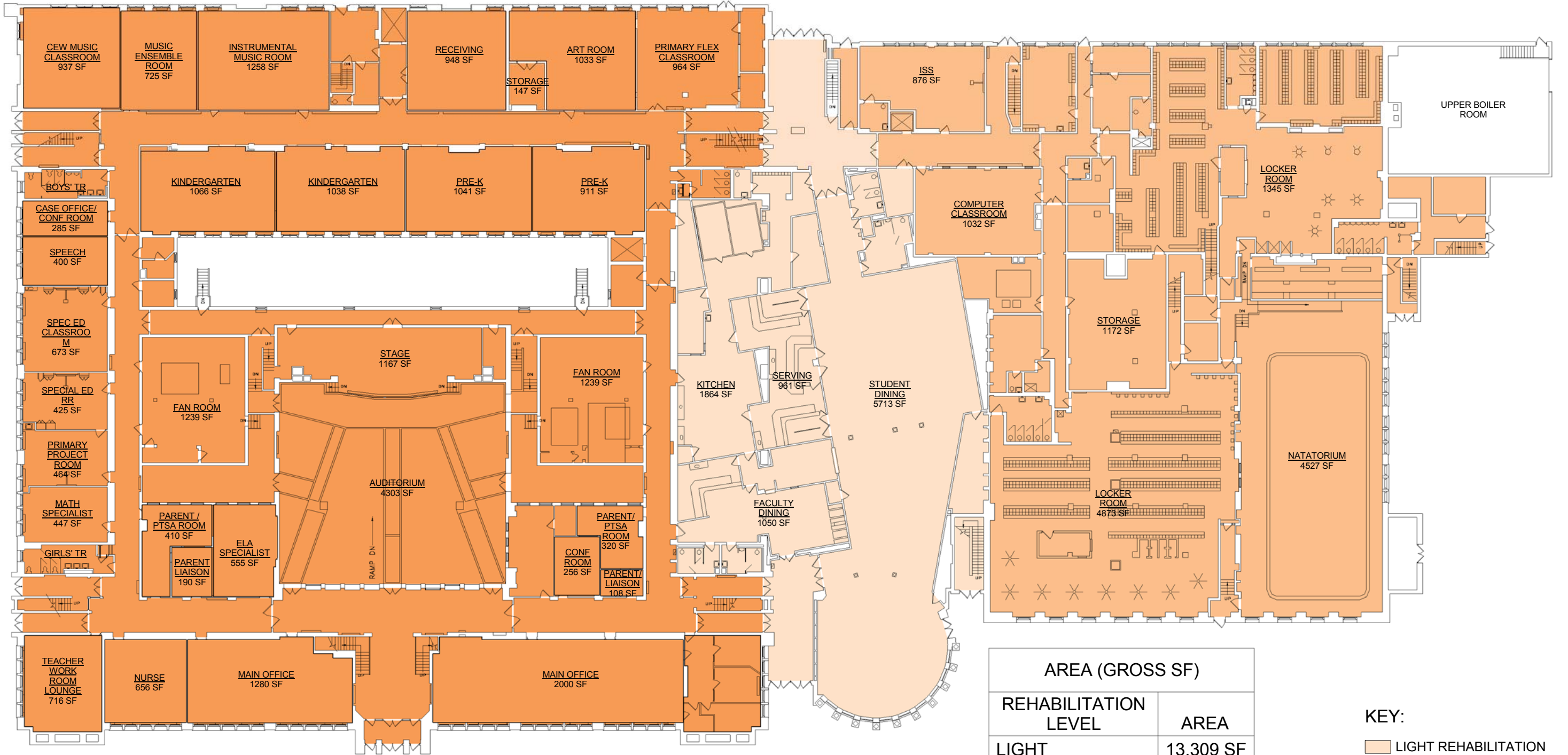


MODEL PROGRAM  
Rochester International Academy  
TARGET CAPACITY: 396  
THOMAS JEFFERSON CAMPUS  
1 Edgerton Park



ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



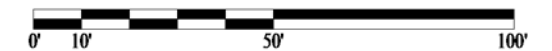
PROPOSED - FIRST FLOOR

AREA (GROSS SF)	
REHABILITATION LEVEL	AREA
LIGHT REHABILITATION	13,309 SF
MODERATE REHABILITATION	63,360 SF
HEAVY REHABILITATION	115,528 SF
STRUCTURAL REHABILITATION	0 SF
NONE	62,212 SF
<b>Grand Total</b>	<b>254,409 SF</b>

- KEY:**
- LIGHT REHABILITATION
  - MODERATE REHABILITATION
  - HEAVY REHABILITATION
  - STRUCTURAL REHABILITATION



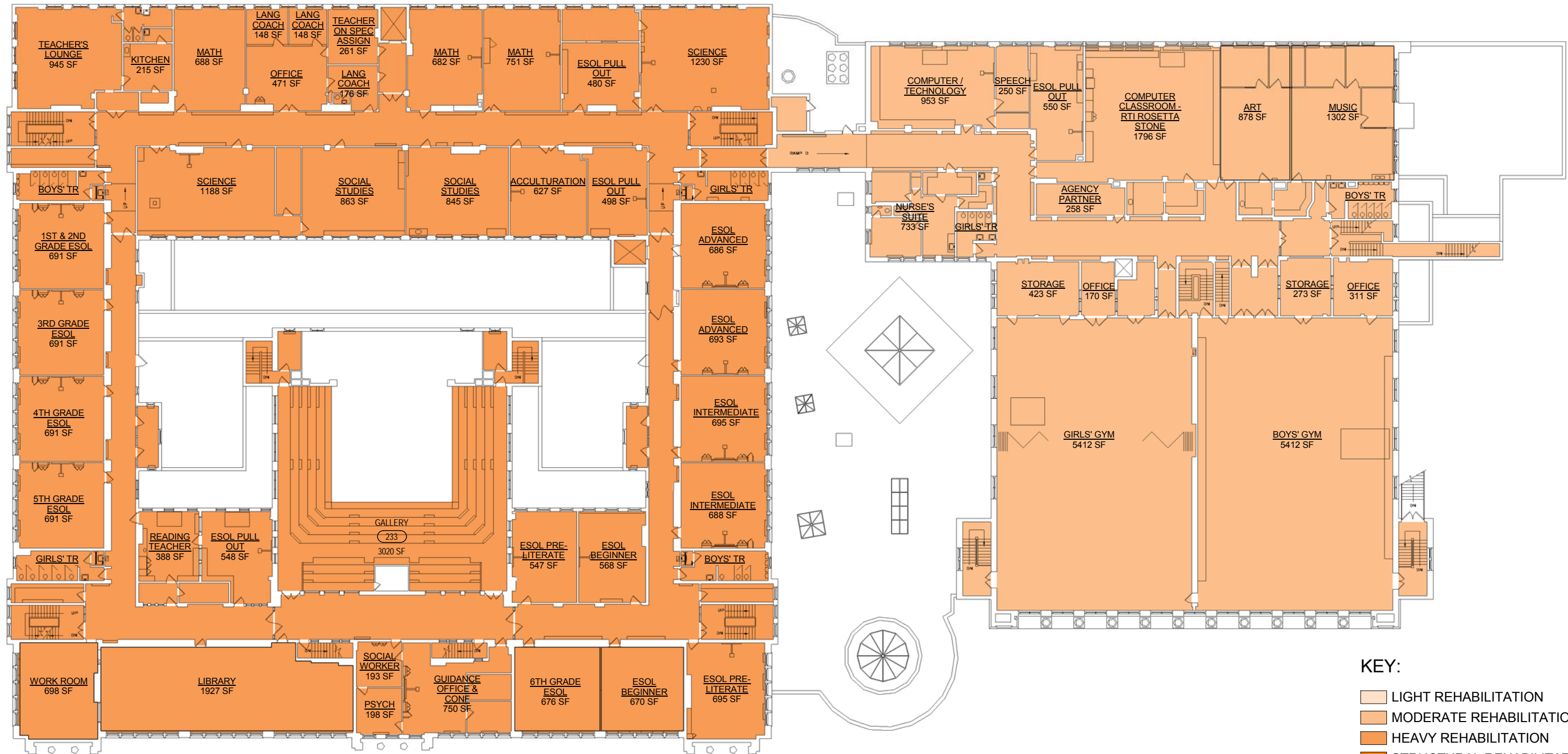
MODEL PROGRAM  
 Rochester International Academy  
 TARGET CAPACITY: 396  
 THOMAS JEFFERSON CAMPUS  
 1 Edgerton Park



#063 - THOMAS JEFFERSON CAMPUS

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan

SWBR PROJECT NUMBER: 14650.00



**KEY:**

- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION

PROPOSED - SECOND FLOOR

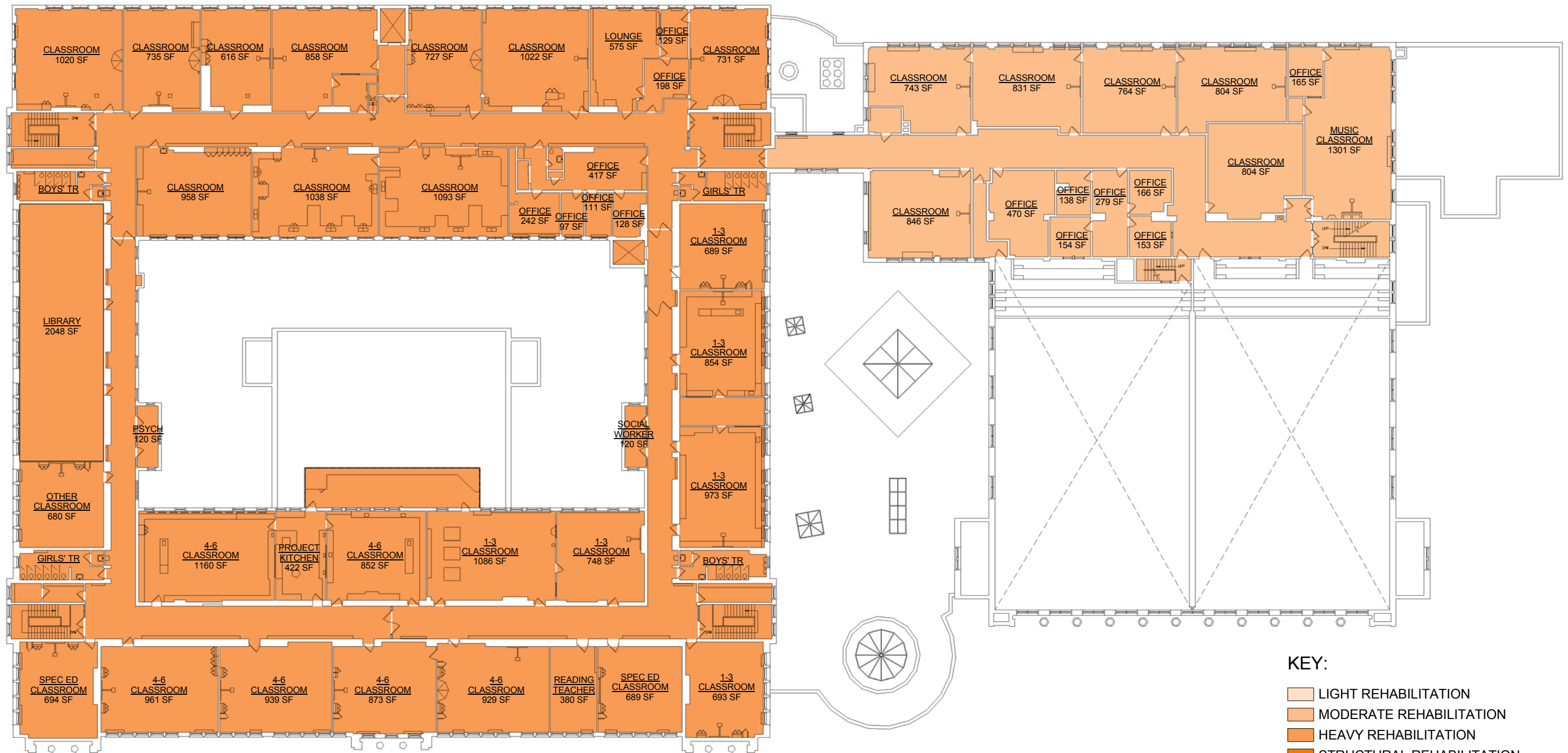
**MODEL PROGRAM**  
 Rochester International Academy  
 TARGET CAPACITY: 396  
 THOMAS JEFFERSON CAMPUS  
 1 Edgerton Park



#063 - THOMAS JEFFERSON CAMPUS

ROCHESTER CITY SCHOOL DISTRICT Rochester Joint Schools Construction Board / Rochester Schools Facilities Modernization Plan


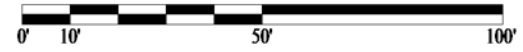
SWBR PROJECT NUMBER: 14650.00



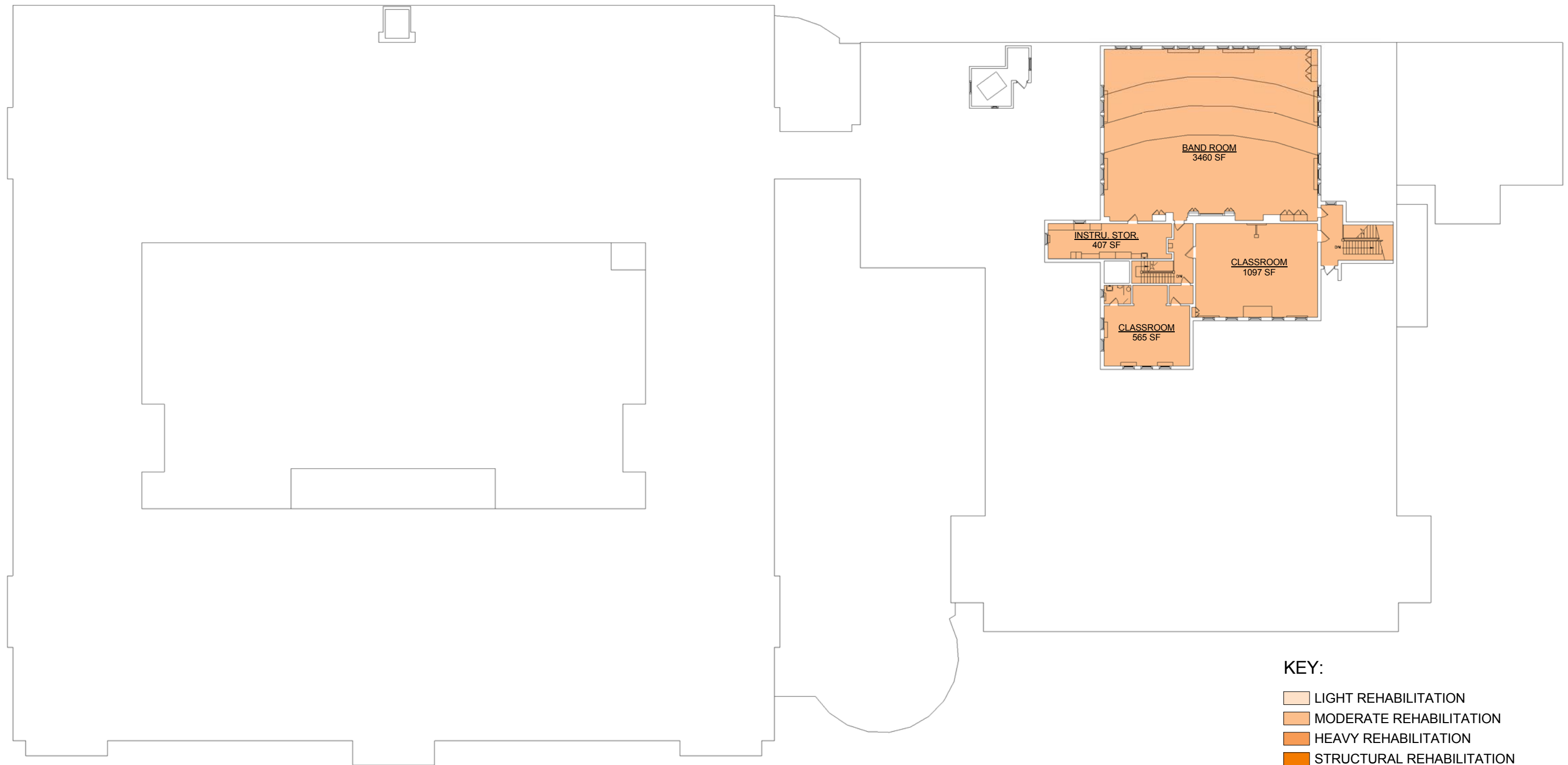
- KEY:**
- LIGHT REHABILITATION
  - MODERATE REHABILITATION
  - HEAVY REHABILITATION
  - STRUCTURAL REHABILITATION

PROPOSED - THIRD FLOOR

MODEL PROGRAM  
 Rochester International Academy  
 TARGET CAPACITY: 396  
 THOMAS JEFFERSON CAMPUS  
 1 Edgerton Park

#063 - THOMAS JEFFERSON CAMPUS



PROPOSED - FOURTH FLOOR

KEY:

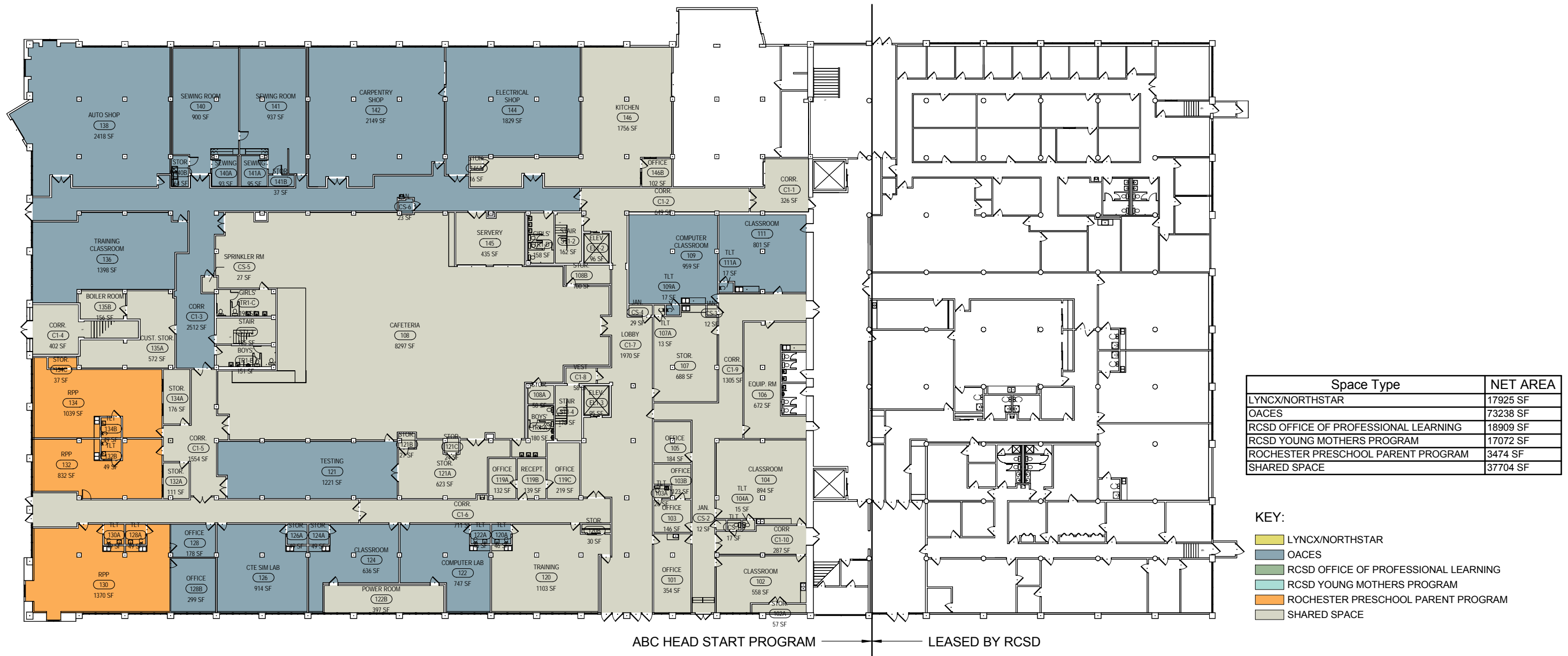
- LIGHT REHABILITATION
- MODERATE REHABILITATION
- HEAVY REHABILITATION
- STRUCTURAL REHABILITATION



MODEL PROGRAM  
Rochester International Academy  
TARGET CAPACITY: 396  
THOMAS JEFFERSON CAMPUS  
1 Edgerton Park







Space Type	NET AREA
LYNCX/NORTHSTAR	17925 SF
OACES	73238 SF
RCSD OFFICE OF PROFESSIONAL LEARNING	18909 SF
RCSD YOUNG MOTHERS PROGRAM	17072 SF
ROCHESTER PRESCHOOL PARENT PROGRAM	3474 SF
SHARED SPACE	37704 SF

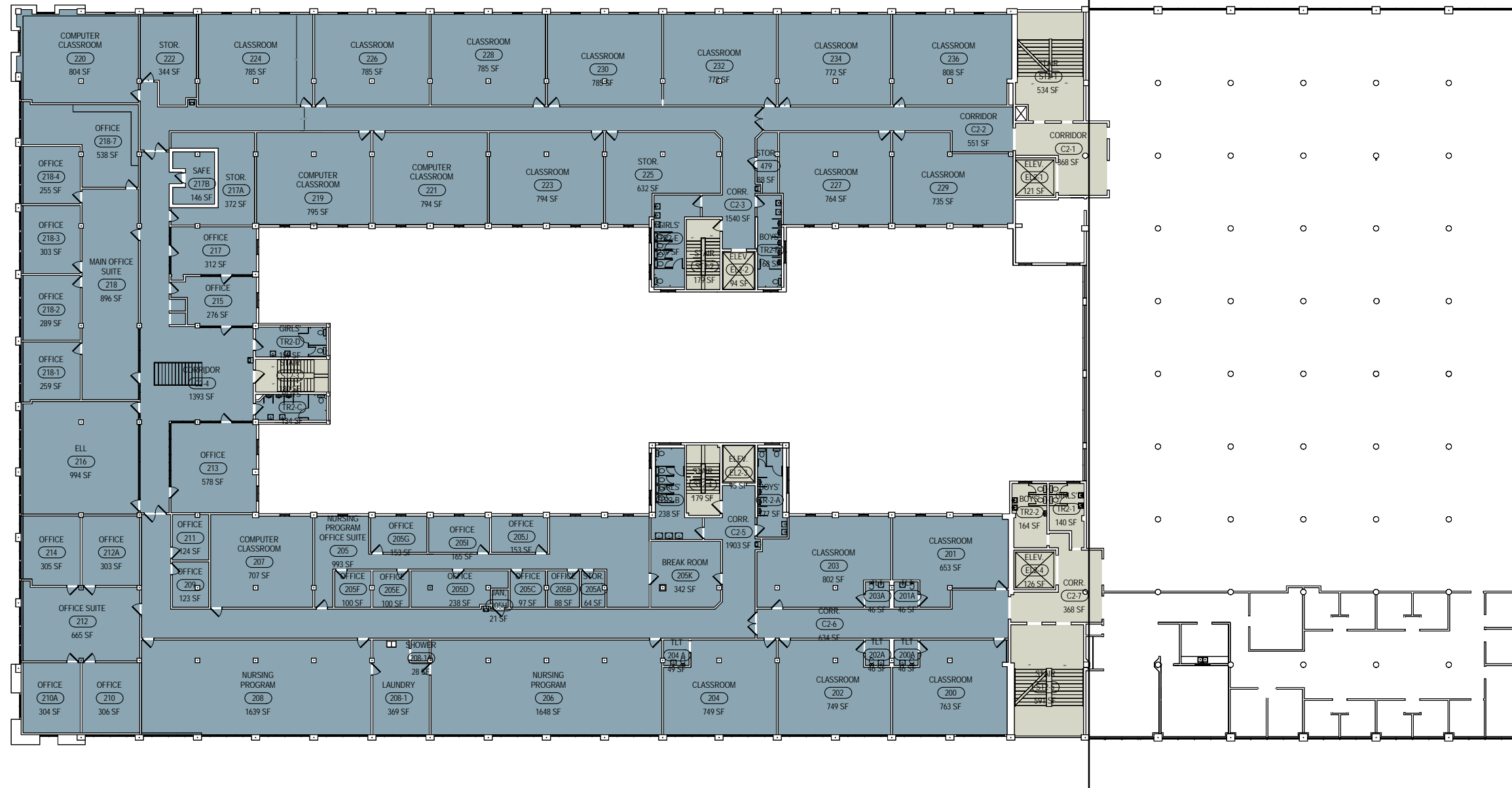
- KEY:**
- LYNX/NORTHSTAR
  - OACES
  - RCSD OFFICE OF PROFESSIONAL LEARNING
  - RCSD YOUNG MOTHERS PROGRAM
  - ROCHESTER PRESCHOOL PARENT PROGRAM
  - SHARED SPACE

ABC HEAD START PROGRAM      LEASED BY RCSD

**FIRST FLOOR**

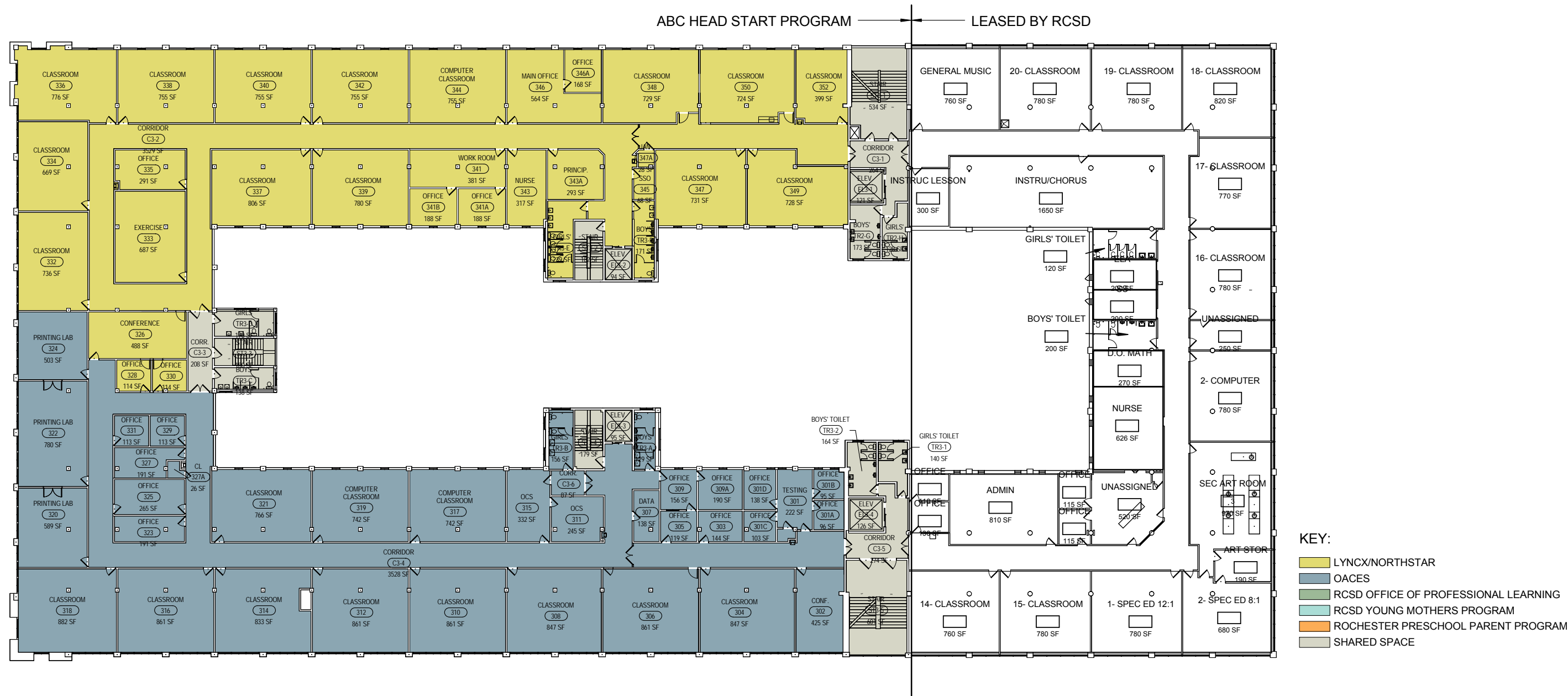
ABC HEAD START PROGRAM

LEASED BY RCSD

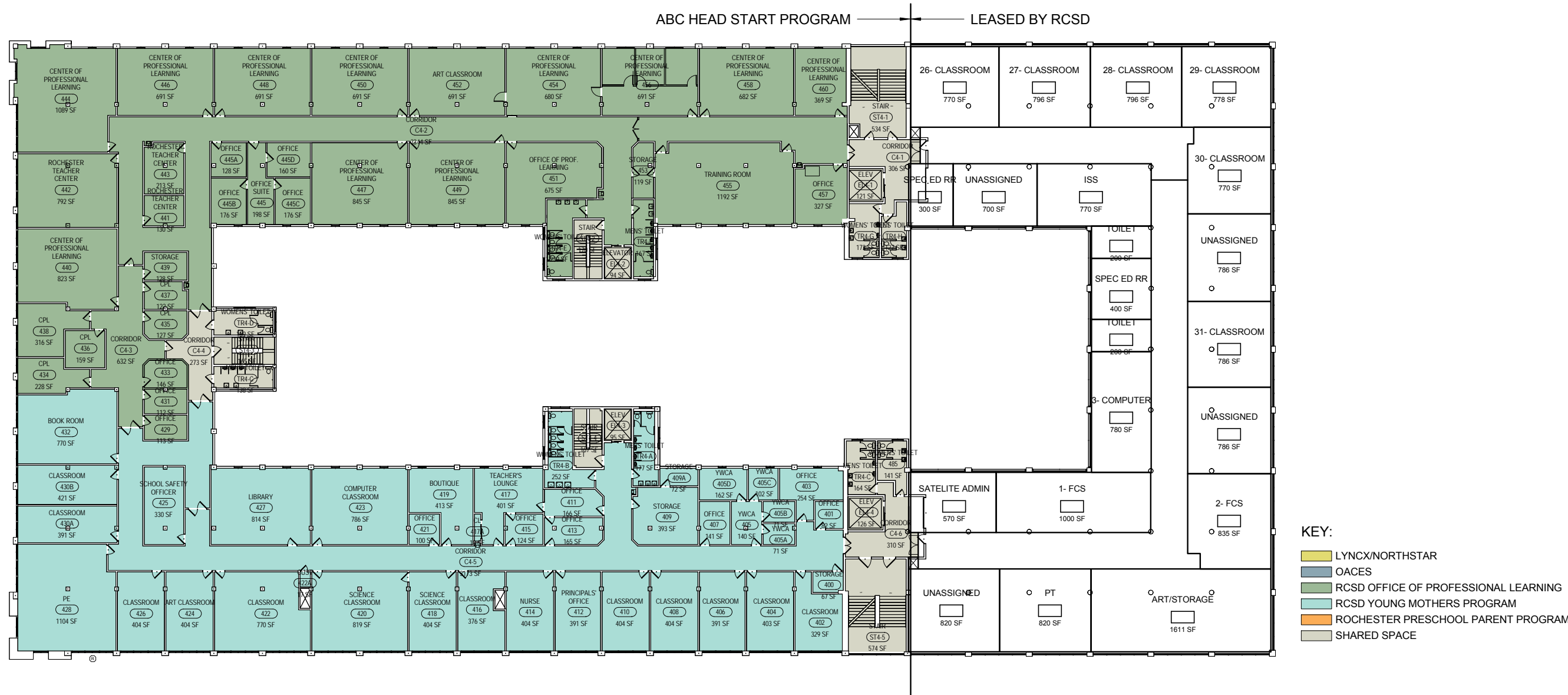


- KEY:**
- LYNXC/NORTHSTAR
  - OACES
  - RCSD OFFICE OF PROFESSIONAL LEARNING
  - RCSD YOUNG MOTHERS PROGRAM
  - ROCHESTER PRESCHOOL PARENT PROGRAM
  - SHARED SPACE

SECOND FLOOR



THIRD FLOOR



FOURTH FLOOR