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CONCEPTUAL ESTIMATE

## PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

1869 W. PERSHING ROAD, CHICAGO  
PUBLIC BUILDING COMMISSION OF CHICAGO

**Prepared For**

Public Building Commission of Chicago

**Submitted On**

26 January 2022

**Prepared By**

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**Our Ref**

1

**Project Number**

ORD22004

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### PROJECT DETAILS

#### **Basis of estimate**

This Concept Estimate is based off of the Harding/Mode Joint Venture Facility Evaluation Report dated 7/30/2021 for the Life Safety issues and the 5 Year Program Report dated 9/2/2021 for the interior alterations and upgrades.

This estimate is based off of the narratives within the two reports and measured quantities from the report drawings.

It is assumed the project will be bid as a JOC contract and that the awarded contractor and sub-contractors will be required to pay union wage rates.

Unit pricing is based on January 2022 costs. a 20% design and estimating contingency is included. Escalation is included at 6% expecting bid documents to be issued in the 2nd quarter of 2022.

#### **Items specifically included**

#### **Items specifically excluded**

All exterior work is excluded: roofing, skylights, walls, windows and doors.

Architects and engineers fees are excluded

Night time or weekend working is excluded.

Additional security during construction is excluded.

Moving of existing materials is excluded.

FF&E is excluded.

#### **Documents**

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION SUMMARY

GFA: Gross Floor Area  
Rates Current At January 2022

Ref	Location	GFA SF	GFA \$/SF	Total Cost \$
B	Life Safety Requirements	599,506	17.15	10,281,210
C	Tenant Alterations			2,240,838
D	CDPH - Chicago Dept of Public Health			4,473,187
E	AIS - Electrician Shops			258,665
F	AIS - Carpenters Shops			897,155
G	AIS - Painters Shops			184,775
H	AIS- Iron Workers Shops			170,528
I	AIS - Glaziers Shops			17,378
J	AIS- Pipe Fitters Shops			32,000
K	AIS - Print Room			71,178
<b>ESTIMATED NET COST</b>		<b>599,506</b>	<b>31.07</b>	<b>18,626,914</b>

### MARGINS & ADJUSTMENTS

General Requirements	1.0 %	186,269
General Conditions	10.0 %	1,881,318
Insurances & Bond	2.2 %	455,279
Overhead & Profit	4.0 %	845,991
Design & Estimating Contingency	20.0 %	4,399,154
Escalation	6.0 %	1,583,696
<b>ESTIMATED TOTAL COST</b>		<b>27,978,621</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS SUMMARY

B Life Safety Requirements

GFA: 599,506 SF Cost/SF: 25.76  
Rates Current At January 2022

Ref	Description	%	GFA \$/SF	Total Cost \$
C1010	Partitions	0.6 %	0.28	167,800
C1020	Interior Doors	0.4 %	0.18	105,000
C1030	Fittings	0.0 %	0.02	9,000
C2020	Stair Finishes	0.5 %	0.23	138,740
D2020	Domestic Water Distribution	0.4 %	0.18	106,916
D2040	Rain Water Drainage	0.0 %	0.02	11,400
D3020	Heat Generating Systems	4.1 %	1.92	1,153,620
D3030	Cooling Generating Systems	0.1 %	0.03	20,000
D3040	Distribution Systems	0.1 %	0.05	30,000
D5010	Electrical Service & Distribution	2.0 %	0.95	566,784
D5020	Lighting and Branch Wiring	18.7 %	8.71	5,223,639
D5030	Communications & Security	9.8 %	4.57	2,740,451
F2010	Building Elements Demolition	0.0 %	0.01	7,860
GC	General Conditions	3.7 %	1.73	1,038,402
IN	Insurances and Bonds	0.9 %	0.42	251,293
OH	Overhead and Profit	1.7 %	0.78	466,948
EC	Estimating Contingency	8.7 %	4.05	2,428,134
EL	Escalation	3.1 %	1.46	874,127
GR	General Requirements	0.4 %	0.17	102,811
<b>LIFE SAFETY REQUIREMENTS</b>		<b>55.2 %</b>	<b>25.76</b>	<b>15,442,925</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS SUMMARY

C Tenant Alterations

Rates Current At January 2022

Ref	Description	%	GFA \$/SF	Total Cost \$
C1010	Partitions	2.4 %		659,400
C1020	Interior Doors	0.4 %		106,400
C3020	Floor Finishes	0.2 %		53,000
D1010	Elevators & Lifts	4.4 %		1,245,000
D2010	Plumbing Fixtures	0.5 %		140,000
D2020	Domestic Water Distribution	0.1 %		15,000
D5020	Lighting and Branch Wiring	0.0 %		9,540
F2010	Building Elements Demolition	0.0 %		12,498
GC	General Conditions	0.8 %		226,325
IN	Insurances and Bonds	0.2 %		54,771
OH	Overhead and Profit	0.4 %		101,774
EC	Estimating Contingency	1.9 %		529,223
EL	Escalation	0.7 %		190,520
GR	General Requirements	0.1 %		22,408
<b>TENANT ALTERATIONS</b>		<b>12.0 %</b>		<b>3,365,859</b>

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## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS SUMMARY

D CDPH - Chicago Dept of Public Health

Rates Current At January 2022

Ref	Description	%	GFA \$/SF	Total Cost \$
D3040	Distribution Systems	13.4 %		3,755,692
D5010	Electrical Service & Distribution	1.5 %		407,160
D5030	Communications & Security	1.1 %		310,335
GC	General Conditions	1.6 %		451,792
IN	Insurances and Bonds	0.4 %		109,334
OH	Overhead and Profit	0.7 %		203,162
EC	Estimating Contingency	3.8 %		1,056,441
EL	Escalation	1.4 %		380,319
GR	General Requirements	0.2 %		44,732
<b>CDPH - CHICAGO DEPT OF PUBLIC HEALTH</b>		<b>24.0 %</b>		<b>6,718,967</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS SUMMARY

E AIS - Electrician Shops

Rates Current At January 2022

Ref	Description	%	GFA \$/SF	Total Cost \$
C1010	Partitions	0.4 %		107,604
C1020	Interior Doors	0.1 %		28,200
C1030	Fittings	0.1 %		22,200
D2010	Plumbing Fixtures	0.0 %		8,000
D3040	Distribution Systems	0.2 %		63,668
D5010	Electrical Service & Distribution	0.0 %		1,500
D5020	Lighting and Branch Wiring	0.1 %		27,493
GC	General Conditions	0.1 %		26,125
IN	Insurances and Bonds	0.0 %		6,322
OH	Overhead and Profit	0.0 %		11,748
EC	Estimating Contingency	0.2 %		61,089
EL	Escalation	0.1 %		21,992
GR	General Requirements	0.0 %		2,587
<b>AIS - ELECTRICIAN SHOPS</b>		<b>1.4 %</b>		<b>388,528</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS SUMMARY

F AIS - Carpenters Shops

Rates Current At January 2022

Ref	Description	%	GFA \$/SF	Total Cost \$
C1020	Interior Doors	0.0 %		7,000
D2010	Plumbing Fixtures	0.0 %		8,000
D3040	Distribution Systems	2.0 %		569,422
D5010	Electrical Service & Distribution	0.1 %		23,425
D5020	Lighting and Branch Wiring	0.9 %		239,410
D5030	Communications & Security	0.2 %		49,898
E1010	Commercial Equipment			0
GC	General Conditions	0.3 %		90,613
IN	Insurances and Bonds	0.1 %		21,928
OH	Overhead and Profit	0.1 %		40,747
EC	Estimating Contingency	0.8 %		211,883
EL	Escalation	0.3 %		76,278
GR	General Requirements	0.0 %		8,972
<b>AIS - CARPENTERS SHOPS</b>		<b>4.8 %</b>		<b>1,347,576</b>



# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS SUMMARY

G AIS - Painters Shops

Rates Current At January 2022

Ref	Description	%	GFA \$/SF	Total Cost \$
C1010	Partitions	0.1 %		16,380
C1020	Interior Doors	0.0 %		2,300
D2010	Plumbing Fixtures	0.0 %		8,000
D5020	Lighting and Branch Wiring	0.1 %		38,095
E1010	Commercial Equipment	0.4 %		120,000
GC	General Conditions	0.1 %		18,662
IN	Insurances and Bonds	0.0 %		4,516
OH	Overhead and Profit	0.0 %		8,392
EC	Estimating Contingency	0.2 %		43,639
EL	Escalation	0.1 %		15,710
GR	General Requirements	0.0 %		1,848
<b>AIS - PAINTERS SHOPS</b>		<b>1.0 %</b>		<b>277,542</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS SUMMARY

H AIS- Iron Workers Shops

Rates Current At January 2022

Ref	Description	%	GFA \$/SF	Total Cost \$
D2010	Plumbing Fixtures	0.0 %		8,000
D3040	Distribution Systems	0.1 %		37,027
D5020	Lighting and Branch Wiring	0.4 %		100,501
E1010	Commercial Equipment	0.1 %		25,000
GC	General Conditions	0.1 %		17,223
IN	Insurances and Bonds	0.0 %		4,168
OH	Overhead and Profit	0.0 %		7,745
EC	Estimating Contingency	0.1 %		40,274
EL	Escalation	0.1 %		14,499
GR	General Requirements	0.0 %		1,705
<b>AIS- IRON WORKERS SHOPS</b>		<b>0.9 %</b>		<b>256,142</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS SUMMARY

I AIS - Glaziers Shops

Rates Current At January 2022

Ref	Description	%	GFA \$/SF	Total Cost \$
D3040	Distribution Systems	0.0 %		7,944
D5020	Lighting and Branch Wiring	0.0 %		9,434
GC	General Conditions	0.0 %		1,755
IN	Insurances and Bonds	0.0 %		425
OH	Overhead and Profit	0.0 %		789
EC	Estimating Contingency	0.0 %		4,104
EL	Escalation	0.0 %		1,478
GR	General Requirements	0.0 %		174
<b>AIS - GLAZIERS SHOPS</b>		<b>0.1 %</b>		<b>26,103</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS SUMMARY

J AIS- Pipe Fitters Shops

Rates Current At January 2022

Ref	Description	%	GFA \$/SF	Total Cost \$
D2010	Plumbing Fixtures	0.1 %		32,000
GC	General Conditions	0.0 %		3,232
IN	Insurances and Bonds	0.0 %		782
OH	Overhead and Profit	0.0 %		1,453
EC	Estimating Contingency	0.0 %		7,557
EL	Escalation	0.0 %		2,721
GR	General Requirements	0.0 %		320
<b>AIS- PIPE FITTERS SHOPS</b>		<b>0.2 %</b>		<b>48,065</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS SUMMARY

K AIS - Print Room

Rates Current At January 2022

Ref	Description	%	GFA \$/SF	Total Cost \$
D3040	Distribution Systems	0.2 %		46,772
D5020	Lighting and Branch Wiring	0.1 %		20,197
D5030	Communications & Security	0.0 %		4,209
GC	General Conditions	0.0 %		7,189
IN	Insurances and Bonds	0.0 %		1,740
OH	Overhead and Profit	0.0 %		3,233
EC	Estimating Contingency	0.1 %		16,810
EL	Escalation	0.0 %		6,052
GR	General Requirements	0.0 %		712
<b>AIS - PRINT ROOM</b>		<b>0.4 %</b>		<b>106,914</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

B Life Safety Requirements

GFA: 599,506 SF Cost/SF: 17.15  
Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
<b>C1010 Partitions</b>					
3	Fire wall separation at stairwells, 5th and 6th floors	SF	9,360	15.00	140,400
4	Fire wall separation between mechanical rooms and stairwells	SF	780	15.00	11,700
5	Basement boiler room, rate walls	SF	780	15.00	11,700
7	Repair wall and lintel at elevator W9, basement and level 1	EA	2	2,000.00	4,000
	<b>Partitions</b>			<b>0.28/SF</b>	<b>167,800</b>
<b>C1020 Interior Doors</b>					
8	Replace doors, frames and hardware at fire exit doors	EA	42	2,500.00	105,000
	<b>Interior Doors</b>			<b>0.18/SF</b>	<b>105,000</b>
<b>C1030 Fittings</b>					
11	Exit door signage at levels 4,5 & 6	EA	18	500.00	9,000
	<b>Fittings</b>			<b>0.02/SF</b>	<b>9,000</b>
<b>C2020 Stair Finishes</b>					
1	Stairs; attach continuous grate panels to stair center handrails - 4'	LF	576	240.00	138,240
2	Stair E; Repair basement handrail	LS	1	500.00	500
	<b>Stair Finishes</b>			<b>0.23/SF</b>	<b>138,740</b>
<b>D2020 Domestic Water Distribution</b>					
30	Replace damaged/missing pipe insulation - allowance	LS	1	5,000.00	5,000
31	Replace all galvanized domestic hot and cold water pipe with copper	SF	599,506	0.15	89,926
32	replace insulation	SF	599,506	0.02	11,990
	<b>Domestic Water Distribution</b>			<b>0.18/SF</b>	<b>106,916</b>
<b>D2040 Rain Water Drainage</b>					
33	Rod and clear roof drain by cooling tower	LS	1	300.00	300
34	Rod and televise roof drains to lower level wyes	EA	8	1,200.00	9,600
35	Provide 1" insulation to lower level horizontal storm runs	LS	1	1,500.00	1,500
	<b>Rain Water Drainage</b>			<b>0.02/SF</b>	<b>11,400</b>
<b>D3020 Heat Generating Systems</b>					
13	Demolish 6th floor steam heating equipment	SF	88,740	1.00	88,740
14	Install fintube radiators to 6th floor	SF	88,740	12.00	1,064,880
	<b>Heat Generating Systems</b>			<b>1.92/SF</b>	<b>1,153,620</b>
<b>D3030 Cooling Generating Systems</b>					
12	Refurbish cooling tower	LS	1	20,000.00	20,000
	<b>Cooling Generating Systems</b>			<b>0.03/SF</b>	<b>20,000</b>

Conceptual Estimate

ORD22004-1 Printed 26 January 2022 10:04 AM

Page 13 of 24

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

B Life Safety Requirements (continued)

GFA: 599,506 SF Cost/SF: 17.15  
Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
<b>D3040 Distribution Systems</b>					
6	Stair 4 duct requires fire damper and sealing around wall penetration	LS	1	6,000.00	6,000
15	rehabilitate 3rd floor AHUs manufactured in 2006	EA	4	6,000.00	24,000
<b>Distribution Systems</b>				<b>0.05/SF</b>	<b>30,000</b>
<b>D5010 Electrical Service &amp; Distribution</b>					
16	Provide cover plates to electrical panels and junction boxes - allowance (100 per floor)	EA	700	105.00	73,500
17	Remove abandoned electrical equipment - allowance	SF	599,506	0.33	197,837
18	Remove flexible cords - allowance	SF	599,506	0.08	47,960
19	Provide inspection of electrical systems-outside Inspection company	LS	1	51,000.00	51,000
20	Test and inspect 15 year old Emergency generator	LS	1	2,950.00	2,950
73	Investigative work and working in existing equipment	SF	599,506	0.10	59,951
74	Maintain continuity for all systems throughout construction	SF	599,506	0.13	77,936
75	Allowance for 200A emergency feed to generators for (2) new freight elevators-assuming existing generator load has power availability-200A ATS switches included	LF	800	66.00	52,800
76	Disconnect existing freight elevator and re-connect new freight elevator using existing feeders.	EA	3	950.00	2,850
<b>Electrical Service &amp; Distribution</b>				<b>0.95/SF</b>	<b>566,784</b>
<b>D5020 Lighting and Branch Wiring</b>					
9	Stair 4th floor lighting (6 stairwells)re-use existing circuitry	EA	12	425.00	5,100
21	Remove, dispose of and Replace exit signs with LED Exit signs(re-use all existing wiring)	EA	300	407.00	122,100
22	Remove, dispose of and Replace 4' fixtures with dimmable LED fixtures (re-wire and re-circuitry)	EA	5,000	640.00	3,200,000
23	Daylight harvesting sensor controls inc wiring	SF	599,506	3.11	1,864,464
24	Remove, dispose of and Replace exterior flood wall packs with LED fixture-re-use existing circuitry	EA	10	650.00	6,500
25	Remove, dispose of and Replace exterior flood lights with LED fixture	EA	3	575.00	1,725
26	Add security lighting wall packs-including new circuitry	EA	5	4,750.00	23,750
<b>Lighting and Branch Wiring</b>				<b>8.71/SF</b>	<b>5,223,639</b>
<b>D5030 Communications &amp; Security</b>					
27	Remove existing and Replace fire alarm system-inc testing and commissioning	SF	599,506	4.35	2,607,851

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

B Life Safety Requirements (continued)

GFA: 599,506 SF Cost/SF: 17.15  
Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
28	Add security cameras to 5th and 6th floors	SF	156,000	0.85	132,600
	<b>Communications &amp; Security</b>			<b>4.57/SF</b>	<b>2,740,451</b>
<b>F2010</b>	<b>Building Elements Demolition</b>				
38	Demolition of partions	LF	262	30.00	7,860
	<b>Building Elements Demolition</b>			<b>0.01/SF</b>	<b>7,860</b>
	<b>LIFE SAFETY REQUIREMENTS</b>			<b>17.15/SF</b>	<b>10,281,210</b>



# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

C Tenant Alterations

Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
<b>C1010</b>	<b>Partitions</b>				
36	Stud partition with plywood protection corridor side	LF	4,710	140.00	659,400
	<b>Partitions</b>				<b>659,400</b>
<b>C1020</b>	<b>Interior Doors</b>				
37	Pair door access to new partitions	EA	26	3,500.00	91,000
40	Single door to new partitions	EA	7	2,200.00	15,400
	<b>Interior Doors</b>				<b>106,400</b>
<b>C3020</b>	<b>Floor Finishes</b>				
77	New bathroom floor, wall & ceiling finishes	SF	1,060	50.00	53,000
	<b>Floor Finishes</b>				<b>53,000</b>
<b>D1010</b>	<b>Elevators &amp; Lifts</b>				
70	New Freight elevators and removal of existing; 7 stop, 20,000LB	EA	3	415,000.00	1,245,000
	<b>Elevators &amp; Lifts</b>				<b>1,245,000</b>
<b>D2010</b>	<b>Plumbing Fixtures</b>				
78	New toilet fixtures to new bathroom layout	EA	28	5,000.00	140,000
	<b>Plumbing Fixtures</b>				<b>140,000</b>
<b>D2020</b>	<b>Domestic Water Distribution</b>				
29	Replace 450 GPM Booster pump	EA	1	15,000.00	15,000
	<b>Domestic Water Distribution</b>				<b>15,000</b>
<b>D5020</b>	<b>Lighting and Branch Wiring</b>				
81	Lighting and branch upgrade to restrooms (2nd & 3rd floors)	SF	1,060	9.00	9,540
	<b>Lighting and Branch Wiring</b>				<b>9,540</b>
<b>F2010</b>	<b>Building Elements Demolition</b>				
38	Demolition of partions	LF	203	30.00	6,090
39	Demolition of toilet rooms, fixtures, plumbing, lighting etc.	SF	534	12.00	6,408
	<b>Building Elements Demolition</b>				<b>12,498</b>
	<b>TENANT ALTERATIONS</b>				<b>2,240,838</b>

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## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

D CDPH - Chicago Dept of Public Health

Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
<b>D3040</b>	<b>Distribution Systems</b>				
71	CDPH HVAC upgrades	SF	98,834	28.00	2,767,352
72	CDPH Controls	SF	98,834	10.00	988,340
	<b>Distribution Systems</b>				<b>3,755,692</b>
<b>D5010</b>	<b>Electrical Service &amp; Distribution</b>				
82	5th floor electrical infrastructure upgrade allowance (page 14-program report)	SF	78,000	5.22	407,160
	<b>Electrical Service &amp; Distribution</b>				<b>407,160</b>
<b>D5030</b>	<b>Communications &amp; Security</b>				
79	Fiber optic 96F-MM riser per floor to central IT closet allowance-basement thru 6th floor (no terminations, testing or labeling)	LF	2,000	28.66	57,320
83	Security upgrade allowance (card readers, surveillance, video, infrastructure)	SF	98,834	2.56	253,015
	<b>Communications &amp; Security</b>				<b>310,335</b>
	<b>CDPH - CHICAGO DEPT OF PUBLIC HEALTH</b>				<b>4,473,187</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

E AIS - Electrician Shops

Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
<b>C1010 Partitions</b>					
41	Sound proof Audio studio partitions	LF	120	300.00	36,000
46	Partitions to electrical shop spaces	LF	216	234.00	50,544
48	Masonry partition to battery room - assumed 30' x 15'	LF	90	234.00	21,060
<b>Partitions</b>					<b>107,604</b>
<b>C1020 Interior Doors</b>					
42	Sound proof door	EA	1	12,000.00	12,000
49	Doors to partitions	EA	4	2,300.00	9,200
52	Overhead doors for forklifts; 8' x 10'	EA	1	7,000.00	7,000
<b>Interior Doors</b>					<b>28,200</b>
<b>C1030 Fittings</b>					
45	Work bench to sound proof room	LF	30	250.00	7,500
47	Chain link fence and gate	LF	108	75.00	8,100
50	Work bench to battery room	LF	30	220.00	6,600
<b>Fittings</b>					<b>22,200</b>
<b>D2010 Plumbing Fixtures</b>					
51	Eye wash station, including CW supply, drainage and floor drain	LS	1	8,000.00	8,000
<b>Plumbing Fixtures</b>					<b>8,000</b>
<b>D3040 Distribution Systems</b>					
44	HVAC to new electrical shop spaces	SF	2,894	22.00	63,668
<b>Distribution Systems</b>					<b>63,668</b>
<b>D5010 Electrical Service &amp; Distribution</b>					
54	Battery rooms-Charging station for 110V and 220V TOOLS	LS	1	1,500.00	1,500
<b>Electrical Service &amp; Distribution</b>					<b>1,500</b>
<b>D5020 Lighting and Branch Wiring</b>					
43	Electrical outlets & lighting to electrical shop spaces-inc new circuitry	SF	2,894	9.50	27,493
<b>Lighting and Branch Wiring</b>					<b>27,493</b>
<b>AIS - ELECTRICIAN SHOPS</b>					<b>258,665</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

F AIS - Carpenters Shops

Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
<b>C1020</b>	<b>Interior Doors</b>				
52	Overhead doors for forklifts; 8' x 10'	EA	1	7,000.00	7,000
	<b>Interior Doors</b>				<b>7,000</b>
<b>D2010</b>	<b>Plumbing Fixtures</b>				
51	Eye wash station, including CW supply, drainage and floor drain	LS	1	8,000.00	8,000
	<b>Plumbing Fixtures</b>				<b>8,000</b>
<b>D3040</b>	<b>Distribution Systems</b>				
57	HVAC to carpenters shops	SF	25,201	22.00	554,422
58	Dust collection system	LS	1	15,000.00	15,000
	<b>Distribution Systems</b>				<b>569,422</b>
<b>D5010</b>	<b>Electrical Service &amp; Distribution</b>				
53	220V Power for table saws and dust exhaust	SF	25,201	0.87	21,925
54	Battery rooms-Charging station for 110V and 220V TOOLS	LS	1	1,500.00	1,500
	<b>Electrical Service &amp; Distribution</b>				<b>23,425</b>
<b>D5020</b>	<b>Lighting and Branch Wiring</b>				
56	Electrical outlets & lighting to Carpenters shop spaces-inc new circuitry	SF	25,201	9.50	239,410
	<b>Lighting and Branch Wiring</b>				<b>239,410</b>
<b>D5030</b>	<b>Communications &amp; Security</b>				
68	Internet and telephone service	SF	25,201	1.98	49,898
	<b>Communications &amp; Security</b>				<b>49,898</b>
<b>E1010</b>	<b>Commercial Equipment</b>				
55	Mobile storage unit for flammable glues - - By AIS	LS	1	0.00	0
	<b>Commercial Equipment</b>				<b>0</b>
	<b>AIS - CARPENTERS SHOPS</b>				<b>897,155</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

G AIS - Painters Shops

Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
<b>C1010</b>	<b>Partitions</b>				
60	Flammable storage partitions - room assumed 20' x 15'	LF	70	234.00	16,380
	<b>Partitions</b>				<b>16,380</b>
<b>C1020</b>	<b>Interior Doors</b>				
49	Doors to partitions	EA	1	2,300.00	2,300
	<b>Interior Doors</b>				<b>2,300</b>
<b>D2010</b>	<b>Plumbing Fixtures</b>				
51	Eye wash station, including CW supply, drainage and floor drain	LS	1	8,000.00	8,000
	<b>Plumbing Fixtures</b>				<b>8,000</b>
<b>D5020</b>	<b>Lighting and Branch Wiring</b>				
61	Electrical outlets & lighting to painters shop spaces-inc new circuitry	SF	4,010	9.50	38,095
	<b>Lighting and Branch Wiring</b>				<b>38,095</b>
<b>E1010</b>	<b>Commercial Equipment</b>				
59	Paint Booth with fume extract system - assumed 20' x 12'	LS	1	120,000.00	120,000
	<b>Commercial Equipment</b>				<b>120,000</b>
	<b>AIS - PAINTERS SHOPS</b>				<b>184,775</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

H AIS- Iron Workers Shops

Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
<b>D2010</b>	<b>Plumbing Fixtures</b>				
51	Eye wash station, including CW supply, drainage and floor drain	LS	1	8,000.00	8,000
	<b>Plumbing Fixtures</b>				<b>8,000</b>
<b>D3040</b>	<b>Distribution Systems</b>				
64	Exhaust system to ironworkers shops	SF	10,579	3.50	37,027
	<b>Distribution Systems</b>				<b>37,027</b>
<b>D5020</b>	<b>Lighting and Branch Wiring</b>				
63	Electrical outlets & lighting to iron workers shop spaces-inc new circuitry	SF	10,579	9.50	100,501
	<b>Lighting and Branch Wiring</b>				<b>100,501</b>
<b>E1010</b>	<b>Commercial Equipment</b>				
62	Gantry hoist, fixed rails - assumed 100' long, 16' beam	LS	1	25,000.00	25,000
	<b>Commercial Equipment</b>				<b>25,000</b>
	<b>AIS- IRON WORKERS SHOPS</b>				<b>170,528</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

I AIS - Glaziers Shops

Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
<b>D3040</b>	<b>Distribution Systems</b>				
66	Dust collection system	SF	993	8.00	7,944
	<b>Distribution Systems</b>				<b>7,944</b>
<b>D5020</b>	<b>Lighting and Branch Wiring</b>				
65	Electrical outlets & lighting to glaziers shop spaces-including new circuitry	SF	993	9.50	9,434
	<b>Lighting and Branch Wiring</b>				<b>9,434</b>
	<b>AIS - GLAZIERS SHOPS</b>				<b>17,378</b>

# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

J AIS- Pipe Fitters Shops

Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
<b>D2010</b>	<b>Plumbing Fixtures</b>				
51	Eye wash station, including CW supply, drainage and floor drain	LS	4	8,000.00	32,000
	<b>Plumbing Fixtures</b>				<b>32,000</b>
	<b>AIS- PIPE FITTERS SHOPS</b>				<b>32,000</b>



# PERSHING ROAD BUILDING 1869 - 5 YEAR PLAN

## CONCEPTUAL ESTIMATE



### LOCATION ELEMENTS ITEM

K AIS - Print Room

Rates Current At January 2022

Ref	Description	Unit	Qty	Rate \$	Total Cost \$
<b>D3040</b>	<b>Distribution Systems</b>				
69	HVAC upgrade	SF	2,126	22.00	46,772
	<b>Distribution Systems</b>				<b>46,772</b>
<b>D5020</b>	<b>Lighting and Branch Wiring</b>				
67	Electrical outlets & lighting to print room-inc new circuitry	SF	2,126	9.50	20,197
	<b>Lighting and Branch Wiring</b>				<b>20,197</b>
<b>D5030</b>	<b>Communications &amp; Security</b>				
68	Internet and telephone service	SF	2,126	1.98	4,209
	<b>Communications &amp; Security</b>				<b>4,209</b>
	<b>AIS - PRINT ROOM</b>				<b>71,178</b>