



Roosevelt Valley View  
Elementary Replacement

GMP - 03.13.19

LOCATION: Phoenix, AZ

ARCHITECT: Orcutt | Winslow

DURATION(mnths): 14

WARRANTY(yrs): 2

SITE ACREAGE: 8.0

SQUARE FOOTAGE: 58,996

#	Description	ADJACENT WAYS	
		On-Site Adjacent Ways	Off-Site Adjacent Ways
	GENERAL REQUIREMENTS	\$3,244	\$1,381
GR1	General Requirements	\$3,244	\$1,381
	SITE WORK (ROUGH)	\$161,393	\$144,150
6	Surveying/Staking	\$2,760	\$2,980
7	Earthwork & Paving	\$158,633	\$76,420
8	Site Utilities	\$0	\$64,750
	SITE WORK (FINISH)	\$122,999	\$53,300
14	Site Signage & Striping	\$9,299	\$3,100
19	Site Concrete	\$113,700	\$50,200
	CONTINGENCIES & ALLOWANCES	\$10,227	\$7,172
2.5%	Construction Contingency	\$10,227	\$7,172

Subtotal	\$297,863	\$206,003
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	GENERAL CONDITIONS	SUB TOTAL	SUB TOTAL
REQUIRED	General Conditions	\$61,903	\$46,427
REQUIRED	Final Clean	\$234	

Subtotal (with GC's)	\$360,001	\$252,430
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	INSURANCE, BONDS, AND BUILDERS RISK	SUB TOTAL	SUB TOTAL
REQUIRED	General Liability	\$4,091	\$2,869
REQUIRED	Payment and Performance Bond	\$3,811	\$2,673
REQUIRED	Builders Risk Insurance	\$998	\$699

Subtotal (with GC's & Insurance)	\$368,901	\$258,671
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RATE	SALES TAX	SUB TOTAL	SUB TOTAL
Phoenix	Sales Tax	\$21,650	\$15,181
65.00%	Sales Tax Multiplier (Included In Sales Tax Rate)	Phoenix	Phoenix

Subtotal (with GC's, Insurance, & Tax)	\$390,551	\$273,852
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RATE	CONTRACTOR'S FEE	SUB TOTAL	SUB TOTAL
4.50%	Construction Manager At Risk Fee	\$18,403	\$12,904

Subtotal (GC's, Insurance, Tax, & Fee)	\$408,954	\$286,757
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	On-Site Adjacent Ways	Off-Site Adjacent Ways
Construction Cost ONLY - Individual Totals	\$408,954	\$286,757

Design Fees	\$27,000	\$19,000
Civil Engineer	\$10,000	\$7,000
Plan Review Fees	\$4,000	\$3,000
Utility Connection Fees	\$0	\$20,000
Surveys	\$1,500	\$1,500
Compaction Testing & Material Testing	\$4,500	\$3,500

ADJACENT WAYS TOTAL	\$455,954	\$340,757
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