

## SHS Project - PSR Authorized Scope Adjustments (Alt 4B)

		Alt 4B VJA Estimate	Alt 4B Scope Adjustments
	Gross SF	404,110	373,373
Building		\$ 103,267,831	\$ 103,267,831
	Reduce Overall GSF by 1,446 to Align w/ PSR		\$ (369,516)
	Reduce Overall GSF by 10,130 to Hit 1.55 Multiplier		\$ (2,588,659)
	Eliminate 19,161 of Ineligible GSF Exceeding MSBA Guidelines		\$ (4,896,476)
Site		\$ 8,661,233	\$ 8,661,233
Demo		\$ 7,406,640	\$ 7,406,640
Garage & Field		\$ 14,732,622	\$ 14,732,622
	Eliminate 150 Parking Spots @ 35,000 Space		\$ (5,250,000)
Child Care		\$ 1,172,544	\$ 1,172,544
SCTV		\$ 425,018	\$ 425,018
Health Suite		\$ 429,000	\$ 429,000
Sustainability Premium		\$ 20,483,000	\$ 20,483,000
	Eliminate Sustainability Premium		\$ (20,483,000)
<b>Total</b>		<b>\$ 156,577,888</b>	<b>\$ 122,990,236</b>
GCs	7.00%	\$ 10,960,452	<b>\$ 8,609,317</b>
Phasing	4.00%	\$ 6,701,534	<b>\$ 5,263,982</b>
Escalation (Ph 1&2)	21.56%	\$ 34,393,751	\$ 27,466,509
	Reduce Duration from 66 months to 54	-4.34%	\$ (5,529,725)
Escalation (Ph 3)	37.13%	\$ 5,469,486	\$ 3,520,423.47
	Reduce Duration from 18 months to 12	-6.90%	\$ (654,301)
<b>Sub Total</b>		<b>\$ 214,103,111</b>	<b>\$ 161,666,442</b>
GRs	4.00%	\$ 8,564,124	<b>\$ 6,466,658</b>
<b>Sub Total</b>		<b>\$ 222,667,235</b>	<b>\$ 168,133,099</b>
Bond	1.00%	\$ 2,226,672	<b>\$ 1,681,331</b>
Insurance	1.50%	\$ 3,373,409	<b>\$ 2,547,216</b>
<b>Sub Total</b>		<b>\$ 228,267,316</b>	<b>\$ 172,361,647</b>
GMP Contingency	3.00%	\$ 6,848,019	\$ 5,170,849
OH & Fee	2.00%	\$ 4,702,307	<b>\$ 3,550,650</b>
Design Contingency	10.00%	\$ 23,981,764	<b>\$ 18,108,315</b>
<b>Total Construction Costs</b>		<b>\$ 263,799,407</b>	<b>\$ 199,191,461</b>
	Direct Building Trade Costs per SF	\$ 255.54	\$ 255.54