

**2541 – SAMPLE SCHOOL
NEW MIDDLE SCHOOL
PRELIMINARY ESTIMATE**

22 October 2018

Estimate Summary

New Building	\$1,912,000
Work in Existing Building	\$511,000
Siteworks & Site Services	\$453,000
Construction Contingency(5%)	\$144,000
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ESTIMATED CURRENT CONSTRUCTION COST	\$3,020,000
Professional, Council/Certification & CITB Fees (10%)	\$302,000
Allowance for Loose Furniture & Equipment	\$190,000
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ESTIMATED CURRENT PROJECT COST	\$3,512,000
GST	\$351,000
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<u>ESTIMATED CURRENT PROJECT COST (INC. GST)</u>	<u>\$3,863,000</u>

OPTIONAL ITEMS (Not Included Above):

a) Render Existing Buildings Externally	\$38,000
b) Replace Existing Ceilings Complete	\$82,000

EXCLUDED ITEMS:

- c) Escalation
- d) Latent conditions, site access difficulties & out of hours work
- e) Property acquisition, legal, financing & associated costs
- f) Asbestos removal (if required)
- g) Site remediation & removal of contaminated spoil (if required)

BASIS OF ESTIMATE:

- h) Rates current as at November 2016
- i) Procurement via lump sum competitive tender
- j) Instructions from
- k) Architects Dwg No's. 16101 SK 04 & 06

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Estimate Summary

Job Name :	<u>2541 SAMPLE SCHOOL</u>	Job Description
Client's Name:	<u>Sample College</u>	New Middle School

Trd No.	Trade Description	Trade %	Cost/m2	Trade Total
1	BUILDING WORKS			
2	Substructure	3.73	101.52	131,065
3	Columns	1.76	47.81	61,725
4	Roof	10.53	286.46	369,825
5	External Walls	2.48	67.47	87,110
6	Windows	4.37	118.98	153,600
7	External Doors	0.92	25.02	32,300
8	Internal Walls, Screens & Doors	4.98	135.36	174,750
9	Floor Finishes	1.57	42.77	55,220
10	Ceilings	2.59	70.39	90,875
11	Joinery	1.60	43.61	56,300
12	Hydraulic Services	0.67	18.20	23,500
13	Electrical Services	4.14	112.63	145,400
14	Data, Communications & Security Services	1.20	32.53	42,000
15	Mechanical Services	3.57	97.02	125,250
16	Fire Services	0.48	13.07	16,875
17	Builders Margin & Work in Connection With Services	0.50	13.67	17,652
18	Preliminaries, Overhead & Margin	6.76	183.98	237,517
19	Design Development Contingency	2.59	70.53	91,049
20	BUILDING WORKS SUB-TOTAL			<u>1,912,013</u>
21				
22	WORK IN EXISTING BUILDING			
23	Demolition	1.15	31.24	40,325
24	Structural Work	0.80	21.77	28,100
25	External Walls, Windows & Doors	2.06	56.16	72,500
26	Internal Walls, Screens & Doors	2.42	65.89	85,070
27	Wall Finishes	0.24	6.47	8,352
28	Floor Finishes	1.13	30.61	39,515
29	Ceilings	1.93	52.52	67,800
30	Joinery - NIL			
31	Hydraulic Services - NIL			
32	Electrical Services	1.21	32.82	42,375
33	Data, Communications & Security Services	0.48	13.13	16,950
34	Mechanical Services	0.28	7.75	10,000
35	Fire Services	0.24	6.56	8,475

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Trd No.	Trade Description	Trade %	Cost/m2	Trade Total
36	Builders Margin & Work in Connection With Services	0.11	3.01	3,890
37	Preliminaries, Overhead & Margin	1.81	49.19	63,503
38	Design Development Contingency	0.69	18.86	24,343
39	WORK IN EXISTING BUILDING SUB-TOTAL			<u>511,198</u>
40				
41	SITEWORKS & SITE SERVICES			
42	Site Demolition & Earthworks	2.27	61.74	79,700
43	Paving	1.46	39.62	51,150
44	Covered Ways to Courtyard	4.14	112.59	145,350
45	Landscaping	0.26	6.97	9,000
46	Site Furniture to Covered Way	0.57	15.49	20,000
47	Stormwater Drainage	0.71	19.36	25,000
48	External Hydraulics Services	0.50	13.56	17,500
49	External Electrical Services	0.71	19.36	25,000
50	Builders Margin & Work in Connection With Services	0.06	1.65	2,125
51	Preliminaries, Overhead & Margin	1.60	43.55	56,224
52	Design Development Contingency	0.61	16.69	21,553
53	SITEWORKS SUB-TOTAL			<u>452,602</u>
54				
55	Construction Contingency (5%)	4.09	111.38	143,791
56	ESTIMATED CURRENT CONSTRUCTION COST			<u>3,019,604</u>
57				
58	Professional, Council/Certification & CITB Fees (10%)	8.60	233.90	301,961
59	Loose Furniture	5.41	147.17	190,000
GFA: 1,291 m2.		100.00	2,720.03	3,511,565

Final Total : \$	3,511,565
G.S.T. 10.00% :	351,156
Final Total Incl. G.S.T. : \$	3,862,721

Estimate Breakup

Job Name :	2541 SAMPLESCHOOL	Job Description
Client's Name:	Sample College	New Middle School

Item No.	Item Description	Quantity	Unit	Rate	Mark Up %	Amount
<i>Trade : 1 BUILDING WORKS</i>						
BUILDING WORKS						Total :
<i>Trade : 2 Substructure</i>						
1	Raft slab & footings	675.00	m2	175.00		118,125.00
2	Raft slab & footings to Uniform Shop	52.00	m2	220.00		11,440.00
3	Pad footing to Uniform canopy	1.00	No	1,500.00		1,500.00
Substructure						Total : 131,065.00
<i>Trade : 3 Columns</i>						
1	Columns	675.00	m2	75.00		50,625.00
2	Columns to Uniform Shop	52.00	m2	175.00		9,100.00
3	External column to Uniform canopy	1.00	No	2,000.00		2,000.00
Columns						Total : 61,725.00
<i>Trade : 4 Roof</i>						
1	Main roof	870.00	m2	275.00		239,250.00
2	Soffite linings	195.00	m2	85.00		16,575.00
3	Spandrel wall	50.00	m	175.00		8,750.00
4	Southlight	30.00	m	900.00		27,000.00
5	Northlight	30.00	m	900.00		27,000.00
6	Roof to Uniform Shop	52.00	m2	500.00		26,000.00
7	Junctions/adjustments to existing toilet block roof		Item			5,000.00
8	Roof to Uniform canopy	45.00	m2	450.00		20,250.00
Roof						Total : 369,825.00
<i>Trade : 5 External Walls</i>						
1	Lightweight external walls :[53 m]	206.00	m2	235.00		48,410.00
2	Lightweight external walls to Uniform Shop	150.00	m2	235.00		35,250.00
3	Take out door & infill opening to Uniform Shop	3.00	No	900.00		2,700.00
4	Form neww opening to Toilets	1.00	No	750.00		750.00

Estimate Breakup

Job Name : <u>2541 SAMPLESCHOOL</u>	<u>Job Description</u>
Client's Name: <u>Sample College</u>	New Middle School

Item No.	Item Description	Quantity	Unit	Rate	Mark Up %	Amount
<u>External Walls</u>						Total : 87,110.00
<i>Trade : 6 <u>Windows</u></i>						
1	Windows	146.00	m2	650.00		94,900.00
2	Louvres	36.00	m2	800.00		28,800.00
3	Window to Uniform Shop	46.00	m2	650.00		29,900.00
<u>Windows</u>						Total : 153,600.00
<i>Trade : 7 <u>External Doors</u></i>						
1	Auto entry door	1.00	No	8,500.00		8,500.00
2	2m Sliding glazed door	2.00	No	3,000.00		6,000.00
3	Pair of glazed doors	3.00	No	2,800.00		8,400.00
4	Pair of glazed doors to Uniform Shop	1.00	No	2,800.00		2,800.00
5	Doors to Uniform store & WC	4.00	No	1,200.00		4,800.00
6	Pair of doors to Cleaners Store	1.00	No	1,800.00		1,800.00
<u>External Doors</u>						Total : 32,300.00
<i>Trade : 8 <u>Internal Walls, Screens & Doors</u></i>						
1	Partition :[54 m]	216.00	m2	165.00		35,640.00
2	Line existing external wall, now internal :[46 m]	138.00	m2	95.00		13,110.00
3	Glazed partition	60.00	m2	550.00		33,000.00
4	Glazed sliding doors	31.00	m	3,000.00		93,000.00
<u>Internal Walls, Screens & Doors</u>						Total : 174,750.00
<i>Trade : 9 <u>Floor Finishes</u></i>						
1	Carpet & vinyl	675.00	m2	65.00		43,875.00
2	Skirting	179.00	m	15.00		2,685.00
3	Floor finishes to Uniform Shop	52.00	m2	65.00		3,380.00
4	Skirting	52.00	m	15.00		780.00
5	Tiling to Access WC		Item			4,500.00
<u>Floor Finishes</u>						Total : 55,220.00
<i>Trade : 10 <u>Ceilings</u></i>						

Estimate Breakup

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Item No.	Item Description	Quantity	Unit	Rate	Mark Up %	Amount
<i>Trade : 10 Ceilings</i>						
1	Ceilings	675.00	m2	125.00		84,375.00
2	Ceilings to Uniform Shop	52.00	m2	125.00		6,500.00
<u>Ceilings</u>						Total : 90,875.00
<i>Trade : 11 Joinery</i>						
1	Staff Office		Item			20,000.00
2	Lockers	12.00	m	900.00		10,800.00
3	Sink cupboard		Item			3,000.00
4	Uniform Shop		Item			5,000.00
5	Access WC		Item			2,500.00
6	Supergraphics over Uinform Shop		Item			15,000.00
<u>Joinery</u>						Total : 56,300.00
<i>Trade : 12 Hydraulic Services</i>						
1	Sink	1.00	No	8,500.00		8,500.00
2	HWS	1.00	No	1,500.00		1,500.00
3	Access WC	3.00	No	4,500.00		13,500.00
<u>Hydraulic Services</u>						Total : 23,500.00
<i>Trade : 13 Electrical Services</i>						
1	Light & power	675.00	m2	200.00		135,000.00
2	Light & power to Uniform Shop	52.00	m2	200.00		10,400.00
<u>Electrical Services</u>						Total : 145,400.00
<i>Trade : 14 Data, Communications & Security Services</i>						
1	Temporary relocation of existing comms cabinet & subsequent relocation back into new building		Item			15,000.00
2	Data, communications & security wiring	675.00	m2	40.00		27,000.00
<u>Data, Communications & Security Services</u>						Total : 42,000.00
<i>Trade : 15 Mechanical Services</i>						
1	In-floor heating	675.00	m2	80.00		54,000.00
2	Evaporative cooling	675.00	m2	90.00		60,750.00

Estimate Breakup

Job Name :	2541 SAMPLE SCHOOL	Job Description
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Item No.	Item Description	Quantity	Unit	Rate	Mark Up %	Amount
<i>Trade : 15 <u>Mechanical Services</u></i> <i>(Continued)</i>						
3	Heating & Cooling to Uniform Shop		Item			7,500.00
4	Exhaust to Access WC		Item			3,000.00
<u>Mechanical Services</u>						Total : 125,250.00
<i>Trade : 16 <u>Fire Services</u></i>						
1	Smoke detection & extinguishers	675.00	m2	25.00		16,875.00
<u>Fire Services</u>						Total : 16,875.00
<i>Trade : 22 <u>WORK IN EXISTING BUILDING</u></i>						
<u>WORK IN EXISTING BUILDING</u>						Total :
<i>Trade : 23 <u>Demolition</u></i>						
1	Take out joinery		Item			1,800.00
2	Take up floor finishes	565.00	m2	15.00		8,475.00
3	Demolish internal wall	54.00	m	75.00		4,050.00
4	Remove door/window & wall below & form opening for new glazed sliding door	10.00	No	2,400.00		24,000.00
5	Sundry demolition & repairs		Item			2,000.00
<u>Demolition</u>						Total : 40,325.00
<i>Trade : 24 <u>Structural Work</u></i>						
1	Adjust existing roof as necessary at junction with new building	2.00	No	2,500.00		5,000.00
2	Beams over operable/sliding walls	26.00	m	600.00		15,600.00
3	Columns	10.00	No	750.00		7,500.00
<u>Structural Work</u>						Total : 28,100.00
<i>Trade : 25 <u>External Walls, Windows & Doors</u></i>						
1	Glazed sliding door & sidelight	8.00	No	8,500.00		68,000.00
2	Infill window opening	3.00	No	1,500.00		4,500.00
<u>External Walls, Windows & Doors</u>						Total : 72,500.00

Estimate Breakup

Job Name :	2541 SAMPLESCHOOL	Job Description
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Item No.	Item Description	Quantity	Unit	Rate	Mark Up %	Amount
<i>Trade : 26 <u>Internal Walls, Screens & Doors</u></i>						
1	Partition	18.00	m2	165.00		2,970.00
2	Glazed partition	14.00	m2	550.00		7,700.00
3	Glazed sliding doors	20.00	m	3,000.00		60,000.00
4	Operable wall	6.00	m	2,400.00		14,400.00
<u>Internal Walls, Screens & Doors</u>						Total : 85,070.00
<i>Trade : 27 <u>Wall Finishes</u></i>						
1	Paint existing walls	464.00	m2	18.00		8,352.00
<u>Wall Finishes</u>						Total : 8,352.00
<i>Trade : 28 <u>Floor Finishes</u></i>						
1	Carpet tiles & vinyl	565.00	m2	65.00		36,725.00
2	Skirtings	186.00	m	15.00		2,790.00
<u>Floor Finishes</u>						Total : 39,515.00
<i>Trade : 29 <u>Ceilings</u></i>						
1	Line existing ceiling with acoustic lining	565.00	m2	120.00		67,800.00
<u>Ceilings</u>						Total : 67,800.00
<i>Trade : 32 <u>Electrical Services</u></i>						
1	Minor rework of existing light & power	565.00	m2	75.00		42,375.00
<u>Electrical Services</u>						Total : 42,375.00
<i>Trade : 33 <u>Data, Communications & Security Services</u></i>						
1	Data, communications & security wiring	565.00	m2	30.00		16,950.00
<u>Data, Communications & Security Services</u>						Total : 16,950.00
<i>Trade : 34 <u>Mechanical Services</u></i>						
1	Adjust & adapt existing gas heating & evaporative cooling to suit new layout. no allowance for new		Item			10,000.00
<u>Mechanical Services</u>						Total : 10,000.00

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Client's Name:	<u>Sample College</u>	New Middle School

Item No.	Item Description	Quantity	Unit	Rate	Mark Up %	Amount
<i>Trade : 35 <u>Fire Services</u></i>						
1	Smoke detection & extinguishers	565.00	m2	15.00		8,475.00
<u>Fire Services</u>						Total : 8,475.00
<i>Trade : 41 <u>SITWORKS & SITE SERVICES</u></i>						
<u>SITWORKS & SITE SERVICES</u>						Total :
<i>Trade : 42 <u>Site Demolition & Earthworks</u></i>						
1	Demolish 36x9m building		Item			24,000.00
2	Demolish verandah	122.00	m	50.00		6,100.00
3	Remove canopy		Item			1,200.00
4	Remove tree	1.00	No	900.00		900.00
5	Demolish sundry site items		Item			2,500.00
6	Strip, clear, level & prepare site	1,500.00	m2	30.00		45,000.00
<u>Site Demolition & Earthworks</u>						Total : 79,700.00
<i>Trade : 43 <u>Paving</u></i>						
1	Paving	465.00	m2	110.00		51,150.00
<u>Paving</u>						Total : 51,150.00
<i>Trade : 44 <u>Covered Ways to Courtyard</u></i>						
1	Column & footing	6.00	No	900.00		5,400.00
2	Roof	281.00	m2	450.00		126,450.00
3	Make good end of existing verandah where abutting new covered way	2.00	No	1,800.00		3,600.00
4	Ceiling fans	6.00	No	650.00		3,900.00
5	Gas heater	3.00	No	2,000.00		6,000.00
<u>Covered Ways to Courtyard</u>						Total : 145,350.00
<i>Trade : 45 <u>Landscaping</u></i>						
1	Allow to repair & make good existing landscaping where affected by new works		Item			7,500.00
2	Retain & protect tree	2.00	No	750.00		1,500.00

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Client's Name:	<u>Sample College</u>	New Middle School

Item No.	Item Description	Quantity	Unit	Rate	Mark Up %	Amount
Landscaping						Total : 9,000.00
<i>Trade : 46 <u>Site Furniture to Covered Way</u></i>						
1	Provisional Allowance for Site Furniture to Covered Way		Item			20,000.00
Site Furniture to Covered Way						Total : 20,000.00
<i>Trade : 47 <u>Stormwater Drainage</u></i>						
1	Allowance for stormwater drainage		Item			25,000.00
Stormwater Drainage						Total : 25,000.00
<i>Trade : 48 <u>External Hydraulics Services</u></i>						
1	Adjust & reroute sewer as neccessary		Item			10,000.00
2	Adjust & reroute water supply as necessary		Item			7,500.00
External Hydraulics Services						Total : 17,500.00
<i>Trade : 49 <u>External Electrical Services</u></i>						
1	Supply to new building		Item			10,000.00
2	Adjust & adapt switchboard/s for new work		Item			15,000.00
External Electrical Services						Total : 25,000.00