



10/15/2025

# Springfield Courthouse

08 - Conceptual Estimate 9-4-25 Dwg Set Updated 10-14-25

Schedule of Values

328,790gsf

| CODE | DESCRIPTION                          | TOTAL COST | \$/gsf |
|------|--------------------------------------|------------|--------|
| 12   | Weather Conditions                   | 2,000,000  | 6.08   |
| 18   | General Work                         | 544,906    | 1.66   |
| 240  | Demolition                           | 1,402,500  | 4.27   |
| 330  | Concrete                             | 10,463,634 | 31.82  |
| 345  | Precast Facade                       | 8,831,258  | 26.86  |
| 420  | Masonry                              | 2,607,384  | 7.93   |
| 510  | Structural Steel                     | 19,908,659 | 60.55  |
| 550  | Misc Metals                          | 1,492,007  | 4.54   |
| 560  | Metal Stairs                         | 5,901,600  | 17.95  |
| 610  | Rough Carpentry                      | 954,811    | 2.90   |
| 640  | Architectural Millwork               | 9,743,020  | 29.63  |
| 710  | Waterproofing                        | 500,835    | 1.52   |
| 721  | Insulation                           | 675,702    | 2.06   |
| 727  | AVB                                  | 278,465    | 0.85   |
| 740  | Roofing                              | 3,021,354  | 9.19   |
| 742  | Metal Panel Facade                   | 3,423,470  | 10.41  |
| 745  | Pre-engineered Exterior Wall Systems | 1,611,000  | 4.90   |
| 780  | Applied Fireproofing                 | 1,719,733  | 5.23   |
| 792  | Joint Sealants                       | 1,105,092  | 3.36   |
| 810  | Doors, Frames & Hardware             | 4,041,400  | 12.29  |
| 833  | OH Doors                             | 90,000     | 0.27   |
| 844  | Windows & Curtainwall                | 12,008,985 | 36.52  |
| 880  | Interior Glass & Glazing             | 1,107,910  | 3.37   |
| 920  | Drywall                              | 16,445,449 | 50.02  |
| 930  | Tile                                 | 1,826,010  | 5.55   |
| 951  | ACT                                  | 3,334,816  | 10.14  |
| 965  | Resilient Flooring                   | 5,093,394  | 15.49  |
| 990  | Painting & Wallcovering              | 1,624,469  | 4.94   |
| 997  | Sealers & Coatings                   | 116,740    | 0.36   |
| 1000 | Specialties                          | 726,250    | 2.21   |
| 1026 | Wall and Door Protection             | 50,000     | 0.15   |
| 1040 | Signage                              | 480,988    | 1.46   |
| 1100 | Misc Equipment                       | 1,647,000  | 5.01   |
| 1116 | Loading Dock Equipment               | 80,000     | 0.24   |
| 1124 | Facade Maintenance (EBMS)            | 215,600    | 0.66   |
| 1220 | Window Treatments                    | 329,664    | 1.00   |
| 1230 | Manufactured Casework                | 93,250     | 0.28   |
| 1248 | Entrance Mats                        | 15,000     | 0.05   |
| 1420 | Elevators & Escalators               | 6,010,000  | 18.28  |
| 2110 | Fire Protection                      | 3,970,830  | 12.08  |
| 2210 | Plumbing                             | 6,436,134  | 19.58  |
| 2310 | HVAC                                 | 40,520,310 | 123.24 |
| 2610 | Electrical                           | 34,910,185 | 106.18 |
| 2710 | Communications                       | 3,205,703  | 9.75   |

| Demolition | New Building | Site    | Bay State Parking Garage |
|------------|--------------|---------|--------------------------|
| -          | 2,000,000    | -       | -                        |
| -          | 544,906      | -       | -                        |
| 1,402,500  | -            | -       | -                        |
| -          | 10,457,634   | 6,000   | -                        |
| -          | 8,510,430    | -       | 320,828                  |
| -          | 2,607,384    | -       | -                        |
| -          | 19,808,659   | -       | 100,000                  |
| -          | 1,492,007    | -       | -                        |
| -          | 5,901,600    | -       | -                        |
| -          | 954,811      | -       | -                        |
| -          | 9,743,020    | -       | -                        |
| -          | 500,835      | -       | -                        |
| -          | 675,702      | -       | -                        |
| -          | 278,465      | -       | -                        |
| -          | 3,021,354    | -       | -                        |
| -          | 3,423,470    | -       | -                        |
| -          | 1,611,000    | -       | -                        |
| -          | 1,719,733    | -       | -                        |
| -          | 1,019,538    | -       | 85,554                   |
| -          | 4,041,400    | -       | -                        |
| -          | 90,000       | -       | -                        |
| -          | 12,008,985   | -       | -                        |
| -          | 1,107,910    | -       | -                        |
| -          | 16,425,449   | -       | 20,000                   |
| -          | 1,826,010    | -       | -                        |
| -          | 3,334,816    | -       | -                        |
| -          | 5,093,394    | -       | -                        |
| -          | 1,609,469    | -       | 15,000                   |
| -          | 116,740      | -       | -                        |
| -          | 726,250      | -       | -                        |
| -          | 50,000       | -       | -                        |
| -          | 460,988      | -       | 20,000                   |
| -          | 1,647,000    | -       | -                        |
| -          | 80,000       | -       | -                        |
| -          | 215,600      | -       | -                        |
| -          | 329,664      | -       | -                        |
| -          | 93,250       | -       | -                        |
| -          | 15,000       | -       | -                        |
| -          | 6,010,000    | -       | -                        |
| -          | 3,757,830    | -       | 213,000                  |
| -          | 6,382,884    | -       | 53,250                   |
| -          | 40,450,020   | -       | 70,290                   |
| 174,259    | 33,771,130   | 381,396 | 583,400                  |
| -          | 3,205,703    | -       | -                        |



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08 - Conceptual Estimate 9-4-25 Dwg Set Updated 10-14-25

Schedule of Values

328,790gsf

| CODE | DESCRIPTION                    | TOTAL COST | \$/gsf |
|------|--------------------------------|------------|--------|
| 2740 | Audiovisual                    | 251,000    | 0.76   |
| 2810 | Electronic Safety and Security | 2,679,639  | 8.15   |
| 3110 | Earthwork                      | 10,295,201 | 31.31  |
| 3112 | Shoring Systems                | 992,520    | 3.02   |
| 3145 | Soil Stabilization             | 1,417,930  | 4.31   |
| 3210 | Paving                         | 756,114    | 2.30   |
| 3211 | Site Concrete                  | 697,908    | 2.12   |
| 3230 | Site Furnishings               | 184,000    | 0.56   |
| 3231 | Fencing                        | 125,200    | 0.38   |
| 3290 | Landscape/Hardscape            | 1,845,422  | 5.61   |
| 3310 | Civil Utilities                | 2,168,120  | 6.59   |

**SUBTOTAL** \$ 241,978,567 736/gsf

|         |                                 |            |       |
|---------|---------------------------------|------------|-------|
| 100.00% | General Conditions              | 13,925,330 | 42.35 |
| 100.00% | General Requirements            | 12,709,412 | 38.66 |
| 10.00%  | Design Development              | 24,197,857 | 73.60 |
| 5.00%   | Escalation                      | 13,308,821 | 40.48 |
| 2.00%   | Tariffs                         | 5,589,705  | 17.00 |
| 0.00%   | Building Permits                | -          | -     |
| 3.00%   | Construction Contingency        | 8,552,248  | 26.01 |
| 1.50%   | Subcontractor Default Insurance | 4,276,124  | 13.01 |
| 0.00%   | Builder's Risk Insurance        | -          | -     |
| 1.40%   | General Liability Insurance     | 4,543,533  | 13.82 |
| 0.00%   | Performance & Payment Bonds     | -          | -     |
| 3.50%   | Fee                             | 11,517,856 | 35.03 |

**TOTAL COST** \$ 340,599,453 1,036/gsf

| Demolition | New Building | Site       | Bay State Parking Garage |
|------------|--------------|------------|--------------------------|
| -          | 251,000      | -          | -                        |
| -          | 2,679,639    | -          | -                        |
| -          | -            | 10,295,201 | -                        |
| -          | 992,520      | -          | -                        |
| -          | -            | 1,417,930  | -                        |
| -          | -            | 595,700    | 160,414                  |
| -          | -            | 547,908    | 150,000                  |
| -          | -            | 184,000    | -                        |
| -          | -            | 125,200    | -                        |
| -          | -            | 1,845,422  | -                        |
| -          | 140,000      | 2,028,120  | -                        |

**\$ 1,576,759 \$ 221,183,196 \$ 17,426,877 \$ 1,791,735**

|         |            |           |         |
|---------|------------|-----------|---------|
| 90,739  | 12,728,602 | 1,002,878 | 103,110 |
| 82,816  | 11,617,179 | 915,310   | 94,107  |
| 157,676 | 22,118,320 | 1,742,688 | 179,174 |
| 86,722  | 12,165,076 | 958,478   | 98,545  |
| 36,423  | 5,109,332  | 402,561   | 41,389  |
| -       | -          | -         | -       |
| 55,727  | 7,817,278  | 615,918   | 63,325  |
| 27,864  | 3,908,639  | 307,959   | 31,663  |
| -       | -          | -         | -       |
| 29,606  | 4,153,067  | 327,217   | 33,643  |
| -       | -          | -         | -       |
| 75,052  | 10,528,024 | 829,496   | 85,284  |

**\$ 2,219,383 \$ 311,328,711 \$ 24,529,383 \$ 2,521,976**



10/15/2025

Springfield Courthouse

08 - Conceptual Estimate 9-4-25 Dwg Set Updated 10-10-25

Detailed Estimate

| DESCRIPTION OF WORK                                      | QNTY    | UOM | UNIT COST    | TOTAL             | Demolition       | New Building      | Site         | Bay State Parking Garage |
|----------------------------------------------------------|---------|-----|--------------|-------------------|------------------|-------------------|--------------|--------------------------|
| <b>Weather Conditions</b>                                |         |     |              |                   |                  |                   |              |                          |
| Winter Conditions - Allowance                            | 1       | ls  | 2,000,000.00 | 2,000,000         |                  | 2,000,000         |              |                          |
| <b>Total Weather Conditions</b>                          |         |     |              | <b>2,000,000</b>  | -                | <b>2,000,000</b>  | -            | -                        |
| <b>General Work</b>                                      |         |     |              |                   |                  |                   |              |                          |
| Final Clean - Exterior Windows                           | 51,039  | sf  | 1.00         | 51,039            |                  | 51,039            |              |                          |
| Final Cleaning - Building                                | 328,790 | sf  | 1.35         | 443,867           |                  | 443,867           |              |                          |
| Suffolk Design Pursuit Costs                             | 1       | ls  | 50,000.00    | 50,000            |                  | 50,000            |              |                          |
| <b>Total General Work</b>                                |         |     |              | <b>544,906</b>    | -                | <b>544,906</b>    | -            | -                        |
| <b>Demolition</b>                                        |         |     |              |                   |                  |                   |              |                          |
| Demo Existing Building - 125 Liberty                     | 55,000  | gsf | 14.00        | 770,000           | 770,000          |                   |              |                          |
| Hazardous Material Removal 125 Liberty                   | 55,000  | sf  | 10.00        | 550,000           | 550,000          |                   |              |                          |
| Demolition - Make Safe - Disconnect, Etc 125 Liberty     | 55,000  | sf  | 1.50         | 82,500            | 82,500           |                   |              |                          |
| <b>Total Demolition</b>                                  |         |     |              | <b>1,402,500</b>  | <b>1,402,500</b> | -                 | -            | -                        |
| <b>Concrete</b>                                          |         |     |              |                   |                  |                   |              |                          |
| Building SOG-Vapor Barrier                               | 49,253  | sf  | 1.00         | 49,253            |                  | 49,253            |              |                          |
| Concrete Transformer Pads                                | 600     | sf  | 20.00        | 12,000            |                  | 12,000            |              |                          |
| 6 1/4" Slab on Deck                                      | 278,216 | sf  | 14.00        | 3,895,024         |                  | 3,895,024         |              |                          |
| Grout Base Plates                                        | 72      | ea  | 200.00       | 14,400            |                  | 14,400            |              |                          |
| Slab on Grade                                            | 41,139  | sf  | 12.00        | 493,668           |                  | 493,668           |              |                          |
| Slab on Grade 12" Pressure Slab                          | 8,271   | sf  | 22.00        | 181,962           |                  | 181,962           |              |                          |
| Slab on Grade - At Areaway                               | 504     | sf  | 12.00        | 6,048             |                  | 6,048             |              |                          |
| Slab on Grade - At Entrance                              | 1,748   | sf  | 12.00        | 20,976            |                  | 20,976            |              |                          |
| Slab on Grade - Premium for Vehicular                    | 17,311  | sf  | 8.00         | 138,488           |                  | 138,488           |              |                          |
| Material Hoist Foundation                                | 1       | ls  | 50,000.00    | 50,000            |                  | 50,000            |              |                          |
| Loading Dock Leveler Pits                                | 4       | ea  | 15,000.00    | 60,000            |                  | 60,000            |              |                          |
| RTU Concrete Pads                                        | 7,327   | sf  | 40.00        | 293,080           |                  | 293,080           |              |                          |
| Housekeeping Pads - 4" - Allowance                       | 4,000   | sf  | 80.00        | 320,000           |                  | 320,000           |              |                          |
| Crane Pads                                               | 3       | ea  | 100,000.00   | 300,000           |                  | 300,000           |              |                          |
| Elevator Pit - Form and Place                            | 12      | ea  | 35,000.00    | 420,000           |                  | 420,000           |              |                          |
| Elevator Pit Sump Pit                                    | 12      | ea  | 5,000.00     | 60,000            |                  | 60,000            |              |                          |
| Continuous Footing(6"x2") - Level -1                     | 268     | CY  | 1,400.00     | 375,200           |                  | 375,200           |              |                          |
| Continuous Footing(3"x1") - Level 0                      | 123     | CY  | 1,400.00     | 172,200           |                  | 172,200           |              |                          |
| Continuous Footing(3"x1") - At Entrance                  | 13      | CY  | 1,400.00     | 18,200            |                  | 18,200            |              |                          |
| Continuous Footing(3"x1") at Areaway                     | 10      | CY  | 1,400.00     | 14,000            |                  | 14,000            |              |                          |
| 10'X10'X2.5' Column Footing                              | 167     | CY  | 1,300.00     | 217,100           |                  | 217,100           |              |                          |
| 12'X12'X3' Column Footing                                | 240     | CY  | 1,300.00     | 312,000           |                  | 312,000           |              |                          |
| 14.5'X14.5'X3' Column Footing                            | 210     | CY  | 1,300.00     | 273,000           |                  | 273,000           |              |                          |
| 16'X16'X3' Column Footing                                | 171     | CY  | 1,300.00     | 222,300           |                  | 222,300           |              |                          |
| 6'X6'X1' Column Footing                                  | 5       | CY  | 1,400.00     | 7,000             |                  | 7,000             |              |                          |
| Foundation Wall (12") - Level -1                         | 313     | CY  | 1,800.00     | 563,400           |                  | 563,400           |              |                          |
| Foundation Wall (10") - level 0                          | 154     | CY  | 1,600.00     | 246,400           |                  | 246,400           |              |                          |
| Foundation Wall (10") - Entrance                         | 17      | CY  | 1,600.00     | 27,200            |                  | 27,200            |              |                          |
| Foundation Wall (10") - At Areaway                       | 50      | CY  | 1,600.00     | 80,000            |                  | 80,000            |              |                          |
| Building Base Brick/Stone Shelf                          | 1,107   | lf  | 90.00        | 99,630            |                  | 99,630            |              |                          |
| Column Pier                                              | 87      | CY  | 1,900.00     | 165,300           |                  | 165,300           |              |                          |
| Loading Dock and Ramp                                    | 30      | CY  | 1,900.00     | 57,000            |                  | 57,000            |              |                          |
| Haunched Slab at CMU Walls                               | 1,593   | lf  | 45.00        | 71,685            |                  | 71,685            |              |                          |
| Set Anchor Bolt                                          | 72      | ea  | 225.00       | 16,200            |                  | 16,200            |              |                          |
| Water stop-PVC                                           | 1,831   | lf  | 25.00        | 45,775            |                  | 45,775            |              |                          |
| Fill Bollards                                            | 30      | ea  | 200.00       | 6,000             |                  |                   | 6,000        |                          |
| Metal Pan Stair Infills                                  | 1,312   | rsr | 150.00       | 196,800           |                  | 196,800           |              |                          |
| Concrete Pump                                            | 90      | dy  | 4,000.00     | 360,000           |                  | 360,000           |              |                          |
| Add for Support Crane                                    | 8       | wks | 20,000.00    | 160,000           |                  | 160,000           |              |                          |
| Field Engineer                                           | 12      | wks | 5,000.00     | 60,000            |                  | 60,000            |              |                          |
| Safety - Trade Partner Labor                             | 12      | wks | 5,000.00     | 60,000            |                  | 60,000            |              |                          |
| Concrete Winter Conditions Allow                         | 1       | ls  | 100,000.00   | 100,000           |                  | 100,000           |              |                          |
| Insulation-Rigid-Slab                                    | 49,410  | sf  | 4.50         | 222,345           |                  | 222,345           |              |                          |
| <b>Total Concrete</b>                                    |         |     |              | <b>10,463,634</b> | -                | <b>10,457,634</b> | <b>6,000</b> | -                        |
| <b>Precast Facade</b>                                    |         |     |              |                   |                  |                   |              |                          |
| Precast Panel w/ Limestone Face Mix - System A           | 59,790  | sf  | 105.00       | 6,277,950         |                  | 6,277,950         |              |                          |
| Premium Precast Panel w/ Limestone Face Mix - System B   | 13,540  | sf  | 125.00       | 1,692,500         |                  | 1,692,500         |              |                          |
| Caulk Precast Concrete Panel - Premium                   | 73,330  | sf  | 4.50         | 329,985           |                  | 329,985           |              |                          |
| Power Wash Precast Panels                                | 73,330  | sf  | 1.50         | 109,995           |                  | 109,995           |              |                          |
| Precast Surveying                                        | 1       | ls  | 50,000.00    | 50,000            |                  | 50,000            |              |                          |
| Remobilization for Precast Panel Infills at Hoist        | 1       | ls  | 50,000.00    | 50,000            |                  | 50,000            |              |                          |
| Pressure Wash Existing Garage - Bay State Parking Garage | 213,885 | ls  | 1.50         | 320,828           |                  |                   |              | 320,828                  |
| <b>Total Precast Facade</b>                              |         |     |              | <b>8,831,258</b>  | -                | <b>8,510,430</b>  | -            | <b>320,828</b>           |
| <b>Masonry</b>                                           |         |     |              |                   |                  |                   |              |                          |
| Staging For Masonry                                      | 53,633  | sf  | 8.00         | 429,064           |                  | 429,064           |              |                          |
| CMU-Sin                                                  | 53,633  | sf  | 40.00        | 2,145,320         |                  | 2,145,320         |              |                          |
| CMU-Sin Privacy Screen                                   | 660     | sf  | 50.00        | 33,000            |                  | 33,000            |              |                          |
| <b>Total Masonry</b>                                     |         |     |              | <b>2,607,384</b>  | -                | <b>2,607,384</b>  | -            | -                        |



10/15/2025

## Springfield Courthouse

08 - Conceptual Estimate 9-4-25 Dwg Set Updated 10-10-25

## Detailed Estimate

| DESCRIPTION OF WORK                                         | QNTY    | UOM   | UNIT COST  | TOTAL             | Demolition | New Building      | Site | Bay State Parking Garage |
|-------------------------------------------------------------|---------|-------|------------|-------------------|------------|-------------------|------|--------------------------|
| <b>Structural Steel</b>                                     |         |       |            |                   |            |                   |      |                          |
| Crew Premium Time for Weather Lost Days                     | 1       | ls    | 60,000.00  | 60,000            |            | 60,000            |      |                          |
| Additional Beam Penetrations                                | 1       | ls    | 30,000.00  | 30,000            |            | 30,000            |      |                          |
| Additional Picks for Other Trades                           | 1       | ls    | 75,000.00  | 75,000            |            | 75,000            |      |                          |
| Additional Floor Openings                                   | 1       | ls    | 30,000.00  | 30,000            |            | 30,000            |      |                          |
| Temp Protection at Roof Openings                            | 1       | ls    | 30,000.00  | 30,000            |            | 30,000            |      |                          |
| Surveying for Steel Plumbness                               | 1       | ls    | 30,000.00  | 30,000            |            | 30,000            |      |                          |
| Crane Pads                                                  | 3       | ea    | 10,000.00  | 30,000            |            | 30,000            |      |                          |
| Fire Watch - Allowance                                      | 1       | ls    | 50,000.00  | 50,000            |            | 50,000            |      |                          |
| Structural Steel - PV Ready Allowance                       | 1       | ls    | 100,000.00 | 100,000           |            | 100,000           |      |                          |
| Structural Steel, Typical Floor 18lb/sf                     | 2,496   | tn    | 5,400.00   | 13,478,400        |            | 13,478,400        |      |                          |
| Structural Steel, Roof 16lb/sf                              | 412     | tn    | 5,400.00   | 2,224,800         |            | 2,224,800         |      |                          |
| Screenwall Support                                          | 35      | tn    | 6,500.00   | 227,500           |            | 227,500           |      |                          |
| Additional RTU Support/Dunnage                              | 15      | tn    | 6,500.00   | 97,500            |            | 97,500            |      |                          |
| Elevator hoist Beams                                        | 12      | ea    | 2,500.00   | 30,000            |            | 30,000            |      |                          |
| Structural Steel Precast Supports                           | 7,715   | lf    | 50.00      | 385,750           |            | 385,750           |      |                          |
| Deck-Floor-3in-Galvanized                                   | 269,945 | sf    | 7.00       | 1,889,615         |            | 1,889,615         |      |                          |
| Deck-Roof-3in-Galvanized                                    | 51,442  | sf    | 7.00       | 360,094           |            | 360,094           |      |                          |
| Structural Connections Repairs - Bay State Parking Garage   | 1       | ls    | 100,000.00 | 100,000           |            |                   |      | 100,000                  |
| Steel Elevator Rail Support                                 | 85      | stops | 8,000.00   | 680,000           |            | 680,000           |      |                          |
| <b>Total Structural Steel</b>                               |         |       |            | <b>19,908,659</b> | -          | <b>19,808,659</b> | -    | <b>100,000</b>           |
| <b>Misc Metals</b>                                          |         |       |            |                   |            |                   |      |                          |
| CMU Seismic Clip                                            | 2,537   | lf    | 30.00      | 76,110            |            | 76,110            |      |                          |
| Misc Metal                                                  | 328,790 | sf    | 3.00       | 986,370           |            | 986,370           |      |                          |
| Ladder-Elevator Pit                                         | 12      | ea    | 2,000.00   | 24,000            |            | 24,000            |      |                          |
| Ladder-Roof Access                                          | 4       | ea    | 15,000.00  | 60,000            |            | 60,000            |      |                          |
| Areaway Grating                                             | 504     | sf    | 90.00      | 45,360            |            | 45,360            |      |                          |
| Sump Pit Cover/Frame                                        | 12      | ea    | 1,500.00   | 18,000            |            | 18,000            |      |                          |
| Supports-Toilet Partitions                                  | 43      | ea    | 450.00     | 19,350            |            | 19,350            |      |                          |
| Loose Lintels/Relieving Angles, etc                         | 53,633  | sf    | 0.50       | 26,817            |            | 26,817            |      |                          |
| Elevator Sill Angles                                        | 78      | ea    | 1,000.00   | 78,000            |            | 78,000            |      |                          |
| Lightning Mast Pedestal                                     | 1       | ls    | 10,000.00  | 10,000            |            | 10,000            |      |                          |
| Support Framing for Security Gates/Doors                    | 3       | ea    | 20,000.00  | 60,000            |            | 60,000            |      |                          |
| Stainless Steel Detention Bar                               | 44      | ea    | 2,000.00   | 88,000            |            | 88,000            |      |                          |
| <b>Total Misc Metals</b>                                    |         |       |            | <b>1,492,007</b>  | -          | <b>1,492,007</b>  | -    | -                        |
| <b>Metal Stairs</b>                                         |         |       |            |                   |            |                   |      |                          |
| Stairs/Rails-Metal Pan-Egress - Stair 1                     | 259     | nsr   | 3,000.00   | 777,000           |            | 777,000           |      |                          |
| Stairs/Rails-Metal Pan-Egress - Stair 2                     | 259     | nsr   | 3,000.00   | 777,000           |            | 777,000           |      |                          |
| Stairs/Rails-Metal Pan-Egress - Stair 3                     | 283     | nsr   | 3,000.00   | 849,000           |            | 849,000           |      |                          |
| Stairs/Rails-Metal Pan-Egress - Stair 4                     | 259     | nsr   | 3,000.00   | 777,000           |            | 777,000           |      |                          |
| Feature Stair A - Ornamental                                | 130     | nsr   | 7,500.00   | 975,000           |            | 975,000           |      |                          |
| Feature Stair B - Ornamental                                | 122     | nsr   | 7,500.00   | 915,000           |            | 915,000           |      |                          |
| Glass Guardrail at Open to Below                            | 924     | lf    | 900.00     | 831,600           |            | 831,600           |      |                          |
| <b>Total Metal Stairs</b>                                   |         |       |            | <b>5,901,600</b>  | -          | <b>5,901,600</b>  | -    | -                        |
| <b>Rough Carpentry</b>                                      |         |       |            |                   |            |                   |      |                          |
| Window Perimeter Blocking                                   | 53,248  | sf    | 1.75       | 93,184            |            | 93,184            |      |                          |
| Interior Wall Blocking and Misc. Blocking - Allowance       | 328,790 | sf    | 2.00       | 657,580           |            | 657,580           |      |                          |
| Plywood Backer Board @ MEP Rooms                            | 3,000   | sf    | 8.00       | 24,000            |            | 24,000            |      |                          |
| Roof Blocking - PT                                          | 51,442  | sf    | 3.50       | 180,047           |            | 180,047           |      |                          |
| <b>Total Rough Carpentry</b>                                |         |       |            | <b>954,811</b>    | -          | <b>954,811</b>    | -    | -                        |
| <b>Architectural Millwork</b>                               |         |       |            |                   |            |                   |      |                          |
| Window Sill (Solid Surface or Painted Wood)                 | 3,052   | lf    | 60.00      | 183,120           |            | 183,120           |      |                          |
| Additional Millwork - Allowance                             | -       | ls    | 8.00       | -                 |            | -                 |      |                          |
| A05 Judge Bench                                             | 29      | ea    | 58,000.00  | 1,682,000         |            | 1,682,000         |      |                          |
| A06 Session Clerk/Docketing Bench                           | 29      | ea    | 16,160.00  | 468,640           |            | 468,640           |      |                          |
| A07 Probation Bench                                         | 29      | ea    | 48,000.00  | 1,362,000         |            | 1,362,000         |      |                          |
| A08 Witness Stand                                           | 29      | ea    | 48,000.00  | 1,362,000         |            | 1,362,000         |      |                          |
| A09 Bar/Railing                                             | 29      | ea    | 35,000.00  | 1,015,000         |            | 1,015,000         |      |                          |
| A10 Court Officer                                           | 29      | ea    | 11,500.00  | 333,500           |            | 333,500           |      |                          |
| A11 Transaction Counter                                     | 12      | ea    | 46,385.00  | 556,620           |            | 556,620           |      |                          |
| A12 Pass Under Transaction Window                           | 3       | ea    | 9,250.00   | 27,750            |            | 27,750            |      |                          |
| Chair Rail                                                  | 13,986  | lf    | 40.00      | 559,440           |            | 559,440           |      |                          |
| A15 - Staff Support Counter - Breakroom and Kitchenette     | 13      | ea    | 14,090.00  | 183,170           |            | 183,170           |      |                          |
| A15 - Staff Support Counter - Wellness Room                 | 3       | ea    | 7,300.00   | 21,900            |            | 21,900            |      |                          |
| A15 - Staff Support Counter - Jury Pantry                   | 8       | ea    | 7,300.00   | 58,400            |            | 58,400            |      |                          |
| A17 Jury Box/Jury Railing                                   | 424     | lf    | 240.00     | 101,760           |            | 101,760           |      |                          |
| Wood Paneling Wainscot w/ Chair Rail at Courtrooms 3'-6"    | -       | sf    | 140.00     | -                 |            | -                 |      |                          |
| Accent Wall Wood Paneling Behind Judge                      | 18,319  | sf    | -          | -                 |            | -                 |      |                          |
| Handrail at Judge/Witness Stand Ramps                       | 1,310   | lf    | 200.00     | 262,000           |            | 262,000           |      |                          |
| Gallery Seating                                             | -       | lf    | 1,400.00   | -                 |            | -                 |      |                          |
| Control Room Counter                                        | 40      | lf    | 400.00     | 16,000            |            | 16,000            |      |                          |
| Counter at Public Restrooms                                 | 168     | lf    | 500.00     | 84,000            |            | 84,000            |      |                          |
| Lobby Bench Seating                                         | 4       | ea    | 4,000.00   | 16,000            |            | 16,000            |      |                          |
| Acoustic Fabric Panels                                      | 23,162  | sf    | 60.00      | 1,389,720         |            | 1,389,720         |      |                          |
| <b>Total Architectural Millwork</b>                         |         |       |            | <b>9,743,020</b>  | -          | <b>9,743,020</b>  | -    | -                        |
| <b>Waterproofing</b>                                        |         |       |            |                   |            |                   |      |                          |
| Bituminous Waterproofing - Foundation Wall                  | 21,389  | sf    | 11.00      | 235,279           |            | 235,279           |      |                          |
| Insulation-Rigid-Foundation Wall                            | 21,389  | sf    | 4.00       | 85,556            |            | 85,556            |      |                          |
| Crystalline Waterproofing - elevator Pit                    | 12      | ea    | 15,000.00  | 180,000           |            | 180,000           |      |                          |
| <b>Total Waterproofing</b>                                  |         |       |            | <b>500,835</b>    | -          | <b>500,835</b>    | -    | -                        |
| <b>Insulation</b>                                           |         |       |            |                   |            |                   |      |                          |
| 5" Low-GWP Closed Cell Spray Insulation at Entrance Ceiling | 73,330  | sf    | 9.00       | 659,970           |            | 659,970           |      |                          |
| 5" Low-GWP Closed Cell Spray Insulation at Precast          | 1,748   | sf    | 9.00       | 15,732            |            | 15,732            |      |                          |
| <b>Total Insulation</b>                                     |         |       |            | <b>675,702</b>    | -          | <b>675,702</b>    | -    | -                        |
| <b>AVB</b>                                                  |         |       |            |                   |            |                   |      |                          |
| Sheet Applied Air Barrier - Exterior Wall At Metal Panel    | 25,315  | sf    | 11.00      | 278,465           |            | 278,465           |      |                          |
| <b>Total AVB</b>                                            |         |       |            | <b>278,465</b>    | -          | <b>278,465</b>    | -    | -                        |



10/15/2025

Springfield Courthouse

08 - Conceptual Estimate 9-4-25 Dwg Set Updated 10-10-25

Detailed Estimate

| DESCRIPTION OF WORK                                            | QNTY    | UOM  | UNIT COST  | TOTAL             | Demolition | New Building      | Site | Bay State Parking Garage |
|----------------------------------------------------------------|---------|------|------------|-------------------|------------|-------------------|------|--------------------------|
| <b>Roofing</b>                                                 |         |      |            |                   |            |                   |      |                          |
| PVC Roof Membrane and Insulation                               | 51,442  | sf   | 32.00      | 1,646,144         |            | 1,646,144         |      |                          |
| Vegetated Roof - Premium                                       | 5,716   | sf   | 125.00     | 714,500           |            | 714,500           |      |                          |
| Temp Roof/Phasing                                              | 51,442  | sf   | 4.00       | 205,768           |            | 205,768           |      |                          |
| Roof Perimeter Fascia - Edge and Parapet                       | 2,500   | lf   | 25.00      | 62,500            |            | 62,500            |      |                          |
| Flashing - Rooftop Unit Bases                                  | 1       | ls   | 40,000.00  | 40,000            |            | 40,000            |      |                          |
| Flashing - Roof Drains                                         | 1       | ls   | 35,000.00  | 35,000            |            | 35,000            |      |                          |
| Flashing - Vents and Penetrations                              | 1       | ls   | 30,000.00  | 30,000            |            | 30,000            |      |                          |
| Leak Detection on Vegetated Roofs                              | 1       | ls   | 20,000.00  | 20,000            |            | 20,000            |      |                          |
| Roof Walkway Pads                                              | 3,000   | sf   | 12.00      | 36,000            |            | 36,000            |      |                          |
| Miscellaneous Roof Flashing                                    | 51,442  | sf   | 1.00       | 51,442            |            | 51,442            |      |                          |
| Roof Accessories                                               | 1       | ls   | 30,000.00  | 30,000            |            | 30,000            |      |                          |
| Roof Hatches and Ladders                                       | 1       | ls   | 50,000.00  | 50,000            |            | 50,000            |      |                          |
| Roof Patching                                                  | 1       | ls   | 100,000.00 | 100,000           |            | 100,000           |      |                          |
| <b>Total Roofing</b>                                           |         |      |            | <b>3,021,354</b>  | -          | <b>3,021,354</b>  | -    | -                        |
| <b>Metal Panel Facade</b>                                      |         |      |            |                   |            |                   |      |                          |
| Metal Panels - System C                                        | 23,567  | sf   | 130.00     | 3,063,710         |            | 3,063,710         |      |                          |
| Open Vestibule Ceiling - Metal Panels                          | 1,748   | sf   | 120.00     | 209,760           |            | 209,760           |      |                          |
| Louvers Exhaust - Allowance                                    | 1       | ls   | 75,000.00  | 75,000            |            | 75,000            |      |                          |
| Louvers Intake                                                 | 1       | ls   | 75,000.00  | 75,000            |            | 75,000            |      |                          |
| <b>Total Metal Panel Facade</b>                                |         |      |            | <b>3,423,470</b>  | -          | <b>3,423,470</b>  | -    | -                        |
| <b>Pre-engineered Exterior Wall Systems</b>                    |         |      |            |                   |            |                   |      |                          |
| Screenwall                                                     | 6,444   | sf   | 250.00     | 1,611,000         |            | 1,611,000         |      |                          |
| <b>Total Pre-engineered Exterior Wall Systems</b>              |         |      |            | <b>1,611,000</b>  | -          | <b>1,611,000</b>  | -    | -                        |
| <b>Applied Fireproofing</b>                                    |         |      |            |                   |            |                   |      |                          |
| Firestopping-Perimeter Slab                                    | 8,319   | lf   | 35.00      | 291,165           |            | 291,165           |      |                          |
| Fire Rated Sealant @ Both Sides of Rated GWB Partitions - 1 HR | 1       | allw | 20,000.00  | 20,000            |            | 20,000            |      |                          |
| Fire Rated Sealant @ Both Sides of Rated GWB Partitions - 2 HR | 1       | allw | 20,000.00  | 20,000            |            | 20,000            |      |                          |
| Supplemental Spray Fireproofing to Achieve 2 Hour Rating       | 1       | ls   | 50,000.00  | 50,000            |            | 50,000            |      |                          |
| Spray Fireproofing-Cementitious                                | 328,790 | sf   | 3.25       | 1,068,568         |            | 1,068,568         |      |                          |
| Column to Receive 1 HR Intumescent - Allowance                 | 1       | ls   | 200,000.00 | 200,000           |            | 200,000           |      |                          |
| Patch Fireproofing                                             | 25      | dy   | 2,800.00   | 70,000            |            | 70,000            |      |                          |
| <b>Total Applied Fireproofing</b>                              |         |      |            | <b>1,719,733</b>  | -          | <b>1,719,733</b>  | -    | -                        |
| <b>Joint Sealants</b>                                          |         |      |            |                   |            |                   |      |                          |
| Joint Sealant Replacement 10% - Bay State Parking Garage       | 21,389  | sf   | 4.00       | 85,554            |            |                   |      | 85,554                   |
| Joint Sealants - Exterior                                      | 152,138 | sf   | 4.00       | 608,551           |            | 608,551           |      |                          |
| Joint Sealants - Interior                                      | 328,790 | sf   | 1.25       | 410,988           |            | 410,988           |      |                          |
| <b>Total Joint Sealants</b>                                    |         |      |            | <b>1,105,092</b>  | -          | <b>1,019,538</b>  | -    | <b>85,554</b>            |
| <b>Doors, Frames &amp; Hardware</b>                            |         |      |            |                   |            |                   |      |                          |
| H01 Standard Hardware                                          | 532     | ea   | 1,500.00   | 798,000           |            | 798,000           |      |                          |
| H02 Heavy Duty Hardware                                        | 208     | ea   | 3,800.00   | 790,400           |            | 790,400           |      |                          |
|                                                                | 5       | ea   | 6,000.00   | 30,000            |            | 30,000            |      |                          |
| H04 Cell Door Slam Lock - See Detention Equipment              | 44      | ea   | -          | -                 |            | -                 |      |                          |
| H05 Electronic Lock                                            | 189     | ea   | 2,200.00   | 415,800           |            | 415,800           |      |                          |
| H06 Card Access Control Device                                 | 215     | ea   | 2,500.00   | 537,500           |            | 537,500           |      |                          |
|                                                                | 12      | ea   | 6,000.00   | 72,000            |            | 72,000            |      |                          |
| Auto Operator - Allowance                                      | 12      | ea   | 8,000.00   | 96,000            |            | 96,000            |      |                          |
| D01 Standard Door Vision Panel                                 | 324     | ea   | 2,000.00   | 648,000           |            | 648,000           |      |                          |
| D02 Standard Door W/O Vision Panel                             | 88      | ea   | 1,300.00   | 114,400           |            | 114,400           |      |                          |
| D03 Sliding Cell Door - See Detention Equipment                | 44      | ea   | -          | -                 |            | -                 |      |                          |
| D04 Double Door Vision Panel                                   | 43      | ea   | 3,500.00   | 150,500           |            | 150,500           |      |                          |
| D05 Double Door W/O Vision Panel                               | 36      | ea   | 2,300.00   | 82,800            |            | 82,800            |      |                          |
| D06 Secure Steel Door                                          | 46      | ea   | 5,000.00   | 230,000           |            | 230,000           |      |                          |
| D07 Tenant Entry Door                                          | 2       | ea   | 20,000.00  | 40,000            |            | 40,000            |      |                          |
| Hollow Metal Door and Frame - Exterior - Insulated - Single    | 9       | ea   | 4,000.00   | 36,000            |            | 36,000            |      |                          |
| <b>Total Doors, Frames &amp; Hardware</b>                      |         |      |            | <b>4,041,400</b>  | -          | <b>4,041,400</b>  | -    | -                        |
| <b>OH Doors</b>                                                |         |      |            |                   |            |                   |      |                          |
| Overhead Coiling Door - Exterior - Insulated - Motorized       | 3       | ea   | 30,000.00  | 90,000            |            | 90,000            |      |                          |
| <b>Total OH Doors</b>                                          |         |      |            | <b>90,000</b>     | -          | <b>90,000</b>     | -    | -                        |
| <b>Windows &amp; Curtainwall</b>                               |         |      |            |                   |            |                   |      |                          |
| Aluminum Entrance Doors (Pair)                                 | 2       | pr   | 15,000.00  | 30,000            |            | 30,000            |      |                          |
| Aluminum Entrance Doors (Single)                               | 1       | ea   | 10,000.00  | 10,000            |            | 10,000            |      |                          |
| Aluminum Entrance Doors Vestibule (Double) - Sub Quote         | 2       | pr   | 15,000.00  | 30,000            |            | 30,000            |      |                          |
| Mock Up and Testing Mock-up - Performance                      | 1       | ls   | 250,000.00 | 250,000           |            | 250,000           |      |                          |
| Curtainwall Type 1                                             | 20,242  | sf   | 200.00     | 4,048,400         |            | 4,048,400         |      |                          |
| Curtainwall Type 2                                             | 5,350   | sf   | 220.00     | 1,177,000         |            | 1,177,000         |      |                          |
| Curtainwall Type 3                                             | 23,567  | sf   | 255.00     | 6,009,585         |            | 6,009,585         |      |                          |
| Punched Windows Type 4                                         | 1,880   | sf   | 200.00     | 376,000           |            | 376,000           |      |                          |
| Store Front Vestibule - Aluminum Framed                        | 400     | sf   | 195.00     | 78,000            |            | 78,000            |      |                          |
| <b>Total Windows &amp; Curtainwall</b>                         |         |      |            | <b>12,008,985</b> | -          | <b>12,008,985</b> | -    | -                        |
| <b>Interior Glass &amp; Glazing</b>                            |         |      |            |                   |            |                   |      |                          |
| A03 - IG - Interior Glazing Tempered                           | 2,522   | sf   | 180.00     | 453,915           |            | 453,915           |      |                          |
| A04 - SG - Interior Glazing Assault Resistant                  | 953     | sf   | 270.00     | 257,175           |            | 257,175           |      |                          |
|                                                                | 60      | sf   | 600.00     | 36,000            |            | 36,000            |      |                          |
|                                                                | 1       | ea   | 20,000.00  | 20,000            |            | 20,000            |      |                          |
| Smoke Baffle/Stop at Open to Above                             | 924     | lf   | 250.00     | 231,000           |            | 231,000           |      |                          |
| Interior Glass & Glazing - Allowance                           | -       | sf   | 3.00       | -                 |            | -                 |      |                          |
| <b>Total Interior Glass &amp; Glazing</b>                      |         |      |            | <b>1,107,910</b>  | -          | <b>1,107,910</b>  | -    | -                        |



10/15/2025

## Springfield Courthouse

08 - Conceptual Estimate 9-4-25 Dwg Set Updated 10-10-25

## Detailed Estimate

| DESCRIPTION OF WORK                                                      | QNTY    | UOM | UNIT COST  | TOTAL             | Demolition | New Building      | Site | Bay State Parking Garage |
|--------------------------------------------------------------------------|---------|-----|------------|-------------------|------------|-------------------|------|--------------------------|
| <b>Drywall</b>                                                           |         |     |            |                   |            |                   |      |                          |
| Raised Floor LGMF - At Judge and Witness Stand                           | 9,553   | sf  | 55.00      | 525,415           |            | 525,415           |      |                          |
| Raised Floor LGMF - At Jury Box                                          | 888     | sf  | 55.00      | 48,840            |            | 48,840            |      |                          |
| 5" Mineral Wool Insulation At Metal Panel and Precast                    | 96,897  | sf  | 6.00       | 581,382           |            | 581,382           |      |                          |
| Install Doors and Hardware                                               | 740     | ea  | 900.00     | 666,000           |            | 666,000           |      |                          |
| Interior Mock-up                                                         | 1       | ls  | 55,000.00  | 55,000            |            | 55,000            |      |                          |
| Interior Partition Walls                                                 | 336,784 | sf  | 20.00      | 6,735,680         |            | 6,735,680         |      |                          |
| Interior Partition Walls - Premium for Courtroom Acoustic - Double Walls | 101,035 | sf  | 16.00      | 1,616,560         |            | 1,616,560         |      |                          |
| Interior Partition Walls - Acoustic Premium                              | 50,518  | sf  | 8.00       | 404,144           |            | 404,144           |      |                          |
| Interior Partition Walls Furring at CMU                                  | 53,633  | sf  | 15.00      | 804,495           |            | 804,495           |      |                          |
| Rated GWB Partition - PREMIUM                                            | 50,518  | sf  | 8.00       | 404,144           |            | 404,144           |      |                          |
| Shaft Wall                                                               | 63,784  | sf  | 28.00      | 1,785,952         |            | 1,785,952         |      |                          |
| Glass Mat Sheathing (Densglass)                                          | 23,567  | sf  | 5.00       | 117,835           |            | 117,835           |      |                          |
| Glass Mat Sheathing At Entrance Ceiling                                  | 1,748   | sf  | 5.00       | 8,740             |            | 8,740             |      |                          |
| Exterior Wall Metal Framing 6" Metal Studs                               | 96,897  | sf  | 12.00      | 1,162,764         |            | 1,162,764         |      |                          |
| Exterior Wall Metal Framing At Entrance Ceiling                          | 1,748   | sf  | 12.00      | 20,976            |            | 20,976            |      |                          |
| Exterior Wall - Interior GWB                                             | 96,897  | sf  | 5.00       | 484,485           |            | 484,485           |      |                          |
| GWB Ceilings and Soffits - 20% of Ceiling - Premium from ACT             | 56,557  | sf  | 16.00      | 904,912           |            | 904,912           |      |                          |
| Perimeter Wall Shade Pocket                                              | 3,925   | lf  | 25.00      | 98,125            |            | 98,125            |      |                          |
| Partitions and Doors at Access Point - Bay State Parking Garage          | 1       | ls  | 20,000.00  | 20,000            |            |                   |      | 20,000                   |
| <b>Total Drywall</b>                                                     |         |     |            | <b>16,445,449</b> | -          | <b>16,425,449</b> | -    | <b>20,000</b>            |
| <b>Tile</b>                                                              |         |     |            |                   |            |                   |      |                          |
| F04 - PCT - Porcelain Tile 24 X 24                                       | 22,625  | sf  | 45.00      | 1,018,125         |            | 1,018,125         |      |                          |
| F04 - Porcelain Tile Base                                                | 4,160   | lf  | 40.00      | 166,400           |            | 166,400           |      |                          |
| Porcelain Tile - Wall                                                    | 7,701   | sf  | 40.00      | 308,020           |            | 308,020           |      |                          |
| F05 - CRT - Ceramic Tile 24 X 24                                         | 7,377   | sf  | 35.00      | 258,195           |            | 258,195           |      |                          |
| F05 - Ceramic Tile Base                                                  | 2,509   | lf  | 30.00      | 75,270            |            | 75,270            |      |                          |
| <b>Total Tile</b>                                                        |         |     |            | <b>1,826,010</b>  | -          | <b>1,826,010</b>  | -    | -                        |
| <b>ACT</b>                                                               |         |     |            |                   |            |                   |      |                          |
| C01 - ACT - Acoustical Ceiling Tile                                      | 282,784 | sf  | 9.00       | 2,545,056         |            | 2,545,056         |      |                          |
| C02 - SC - Security Ceiling                                              | 7,104   | sf  | 65.00      | 461,760           |            | 461,760           |      |                          |
| Premium Ceiling at Select Locations - Premium - Allowance                | 8,000   | sf  | 41.00      | 328,000           |            | 328,000           |      |                          |
| <b>Total ACT</b>                                                         |         |     |            | <b>3,334,816</b>  | -          | <b>3,334,816</b>  | -    | -                        |
| <b>Resilient Flooring</b>                                                |         |     |            |                   |            |                   |      |                          |
| Floor Prep - Excluding Moisture Mitigation                               | 250,421 | sf  | 2.00       | 500,842           |            | 500,842           |      |                          |
| Floor Prep - Moisture Mitigation Premium                                 | 250,421 | sf  | 5.00       | 1,252,105         |            | 1,252,105         |      |                          |
| F02R - F02 - RSF - VINYL COMPOSITION TILE                                | 5,844   | lf  | 90.00      | 525,960           |            | 525,960           |      |                          |
| F03C - Rubber Base at Sealed Concrete                                    | 3,124   | lf  | 9.00       | 28,116            |            | 28,116            |      |                          |
| Floor Protection (Resilient Flooring & Carpet)                           | 250,421 | ls  | 1.00       | 250,421           |            | 250,421           |      |                          |
| F01 - RUB - Rubber Base                                                  | 40,657  | lf  | 6.00       | 243,942           |            | 243,942           |      |                          |
| F02 - RSF - Vinyl Composite Tile                                         | 25,805  | sf  | 8.00       | 206,440           |            | 206,440           |      |                          |
| Rubber Stair Treads and Nosings                                          | 1,312   | rsr | 220.00     | 288,640           |            | 288,640           |      |                          |
| F01 - CPT - Carpet Tiles                                                 | 224,616 | sf  | 8.00       | 1,796,928         |            | 1,796,928         |      |                          |
| <b>Total Resilient Flooring</b>                                          |         |     |            | <b>5,093,394</b>  | -          | <b>5,093,394</b>  | -    | -                        |
| <b>Painting &amp; Wallcovering</b>                                       |         |     |            |                   |            |                   |      |                          |
| Paint Ceilings                                                           | 56,557  | sf  | 2.00       | 113,114           |            | 113,114           |      |                          |
| Paint - Doors and Frames                                                 | 740     | ea  | 200.00     | 148,000           |            | 148,000           |      |                          |
| A01 - Paint (Latex)                                                      | 509,606 | sf  | 1.50       | 764,409           |            | 764,409           |      |                          |
| A02 Paint Epoxy (Chair rail w/Millwork)                                  | 79,987  | sf  | 4.00       | 319,948           |            | 319,948           |      |                          |
| Epoxy Paint Premium at Holding Cells                                     | 22,000  | sf  | 12.00      | 264,000           |            | 264,000           |      |                          |
| Misc Paint at Exposed Steel - Bay State Parking Garage                   | 1       | ls  | 15,000.00  | 15,000            |            |                   |      | 15,000                   |
| <b>Total Painting &amp; Wallcovering</b>                                 |         |     |            | <b>1,624,469</b>  | -          | <b>1,609,469</b>  | -    | <b>15,000</b>            |
| <b>Sealers &amp; Coatings</b>                                            |         |     |            |                   |            |                   |      |                          |
| F03C - Sealed Concrete Floor                                             | 23,348  | sf  | 5.00       | 116,740           |            | 116,740           |      |                          |
| <b>Total Sealers &amp; Coatings</b>                                      |         |     |            | <b>116,740</b>    | -          | <b>116,740</b>    | -    | -                        |
| <b>Specialties</b>                                                       |         |     |            |                   |            |                   |      |                          |
| Toilet Compartments                                                      | 61      | ea  | 2,200.00   | 134,200           |            | 134,200           |      |                          |
| Shower Partitions                                                        | 3       | ea  | 2,200.00   | 6,600             |            | 6,600             |      |                          |
|                                                                          | 1       | ls  | 160,000.00 | 160,000           |            | 160,000           |      |                          |
| Photoluminescent Safety Specialty - Allowance                            | 1       | ls  | 120,000.00 | 120,000           |            | 120,000           |      |                          |
|                                                                          | 2       | ea  | 20,000.00  | 40,000            |            | 40,000            |      |                          |
| AED Cabinet and Device                                                   | 8       | ea  | 1,200.00   | 9,600             |            | 9,600             |      |                          |
| Fire extinguishers and Cabinets                                          | 64      | ea  | 300.00     | 19,200            |            | 19,200            |      |                          |
| Toilet Accessories at Public Restrooms                                   | 52      | ea  | 1,400.00   | 72,800            |            | 72,800            |      |                          |
| Toilet Accessories at Single Restroom                                    | 54      | ea  | 2,500.00   | 135,000           |            | 135,000           |      |                          |
| Shower Accessories per Fixture                                           | 3       | ea  | 750.00     | 2,250             |            | 2,250             |      |                          |
| Changing Tables                                                          | 14      | ea  | 500.00     | 7,000             |            | 7,000             |      |                          |
| Electric Hand Dryer-Surface Mounted                                      | 14      | ea  | 1,400.00   | 19,600            |            | 19,600            |      |                          |
| <b>Total Specialties</b>                                                 |         |     |            | <b>726,250</b>    | -          | <b>726,250</b>    | -    | -                        |
| <b>Wall and Door Protection</b>                                          |         |     |            |                   |            |                   |      |                          |
| Wall and Door Protection - Allowance                                     | -       | sf  | 1.00       | -                 |            | -                 |      |                          |
| Corner guards                                                            | 200     | ea  | 250.00     | 50,000            |            | 50,000            |      |                          |
| <b>Total Wall and Door Protection</b>                                    |         |     |            | <b>50,000</b>     | -          | <b>50,000</b>     | -    | -                        |
| <b>Signage</b>                                                           |         |     |            |                   |            |                   |      |                          |
| Exterior Signage - Allowance                                             | 1       | ls  | 50,000.00  | 50,000            |            | 50,000            |      |                          |
| Wayfinding Signage - Allowance                                           | 328,790 | sf  | 1.25       | 410,988           |            | 410,988           |      |                          |
| Exterior Wayfinding Signage - Parking Garage                             | 1       | ls  | 20,000.00  | 20,000            |            |                   |      | 20,000                   |
| <b>Total Signage</b>                                                     |         |     |            | <b>480,988</b>    | -          | <b>460,988</b>    | -    | <b>20,000</b>            |



10/15/2025

Springfield Courthouse

08 - Conceptual Estimate 9-4-25 Dwg Set Updated 10-10-25

Detailed Estimate

| DESCRIPTION OF WORK                                         | QNTY    | UOM  | UNIT COST  | TOTAL            | Demolition | New Building     | Site | Bay State Parking Garage |
|-------------------------------------------------------------|---------|------|------------|------------------|------------|------------------|------|--------------------------|
| <b>Misc Equipment</b>                                       |         |      |            |                  |            |                  |      |                          |
| H04 Cell Door Slam Lock                                     | 44      | ea   | 5,000.00   | 220,000          |            | 220,000          |      |                          |
| D03 Sliding Cell Door                                       | 44      | ea   | 26,000.00  | 1,144,000        |            | 1,144,000        |      |                          |
| Detention Equipment - Swing-Away Stool                      | 44      | ea   | 1,800.00   | 79,200           |            | 79,200           |      |                          |
| Detention Equipment - Padded Cell Walls                     | 4       | ea   | 15,000.00  | 60,000           |            | 60,000           |      |                          |
| Detention Equipment - Access Panels                         | 44      | ea   | 2,000.00   | 88,000           |            | 88,000           |      |                          |
| Detention Equipment - Grab Bars                             | 44      | ea   | 700.00     | 30,800           |            | 30,800           |      |                          |
| Detention Equipment - Pistol Locker                         | 2       | ea   | 10,000.00  | 20,000           |            | 20,000           |      |                          |
| Detention Equipment - Key Cabinet                           | 1       | ea   | 5,000.00   | 5,000            |            | 5,000            |      |                          |
| <b>Total Misc Equipment</b>                                 |         |      |            | <b>1,647,000</b> | -          | <b>1,647,000</b> | -    | -                        |
| <b>Loading Dock Equipment</b>                               |         |      |            |                  |            |                  |      |                          |
| Loading Dock Equipment                                      | 4       | ea   | 20,000.00  | 80,000           |            | 80,000           |      |                          |
| <b>Total Loading Dock Equipment</b>                         |         |      |            | <b>80,000</b>    | -          | <b>80,000</b>    | -    | -                        |
| <b>Facade Maintenance (EBMS)</b>                            |         |      |            |                  |            |                  |      |                          |
| Window Washing Equipment - Roof Anchor System               | 77      | ea   | 2,800.00   | 215,600          |            | 215,600          |      |                          |
| <b>Total Facade Maintenance (EBMS)</b>                      |         |      |            | <b>215,600</b>   | -          | <b>215,600</b>   | -    | -                        |
| <b>Window Treatments</b>                                    |         |      |            |                  |            |                  |      |                          |
| Window Treatments                                           | 27,472  | sf   | 12.00      | 329,664          |            | 329,664          |      |                          |
| <b>Total Window Treatments</b>                              |         |      |            | <b>329,664</b>   | -          | <b>329,664</b>   | -    | -                        |
| <b>Manufactured Casework</b>                                |         |      |            |                  |            |                  |      |                          |
| Fixed Shelving                                              | 6       | ea   | 5,000.00   | 30,000           |            | 30,000           |      |                          |
| High Density Shelving                                       | 55      | ea   | 1,150.00   | 63,250           |            | 63,250           |      |                          |
| <b>Total Manufactured Casework</b>                          |         |      |            | <b>93,250</b>    | -          | <b>93,250</b>    | -    | -                        |
| <b>Entrance Mats</b>                                        |         |      |            |                  |            |                  |      |                          |
| Recessed Entry Mats                                         | 300     | sf   | 50.00      | 15,000           |            | 15,000           |      |                          |
| <b>Total Entrance Mats</b>                                  |         |      |            | <b>15,000</b>    | -          | <b>15,000</b>    | -    | -                        |
| <b>Elevators &amp; Escalators</b>                           |         |      |            |                  |            |                  |      |                          |
| Passenger Elevator PE1 - 7 Stops Assumed                    | 1       | each | 455,000.00 | 455,000          |            | 455,000          |      |                          |
| Passenger Elevator PE2 - 7 Stops Assumed                    | 1       | each | 455,000.00 | 455,000          |            | 455,000          |      |                          |
| Passenger Elevator PE3 - 7 Stops Assumed                    | 1       | each | 455,000.00 | 455,000          |            | 455,000          |      |                          |
| Passenger Elevator PE4 - 7 Stops Assumed                    | 1       | each | 455,000.00 | 455,000          |            | 455,000          |      |                          |
| Passenger Elevator S1 - 7 Stops Assumed                     | 1       | each | 455,000.00 | 455,000          |            | 455,000          |      |                          |
| Passenger Elevator S2 - 7 Stops Assumed                     | 1       | each | 455,000.00 | 455,000          |            | 455,000          |      |                          |
| Passenger Elevator S3 - 8 Stops Assumed                     | 1       | each | 465,000.00 | 465,000          |            | 465,000          |      |                          |
| Passenger Elevator S4 - 7 Stops Assumed                     | 1       | each | 455,000.00 | 455,000          |            | 455,000          |      |                          |
| Passenger Elevator D1 - 6 Stops Assumed                     | 1       | each | 445,000.00 | 445,000          |            | 445,000          |      |                          |
| Passenger Elevator D2 - 5 Stops Assumed                     | 1       | each | 440,000.00 | 440,000          |            | 440,000          |      |                          |
| Passenger Elevator D3 - 5 Stops Assumed                     | 1       | each | 440,000.00 | 440,000          |            | 440,000          |      |                          |
| Passenger Elevator D4 - 5 Stops Assumed                     | 1       | each | 440,000.00 | 440,000          |            | 440,000          |      |                          |
| Passenger Elevator Cab Fitout                               | 12      | ea   | 20,000.00  | 240,000          |            | 240,000          |      |                          |
| Elevator Operators                                          | 1,800   | hrs  | 175.00     | 315,000          |            | 315,000          |      |                          |
| Temp Protection at Elevators                                | 4       | ea   | 10,000.00  | 40,000           |            | 40,000           |      |                          |
| <b>Total Elevators &amp; Escalators</b>                     |         |      |            | <b>6,010,000</b> | -          | <b>6,010,000</b> | -    | -                        |
| <b>Fire Protection</b>                                      |         |      |            |                  |            |                  |      |                          |
| Fire Protection Service                                     | 1       | ls   | 15,000.00  | 15,000           |            | 15,000           |      |                          |
| Misc Fire Sprinkler Replacement & Rework - Bay State Garage | 213,000 | sf   | 1.00       | 213,000          |            |                  |      | 213,000                  |
| Jockey Maintenance Pump                                     | 1       | ea   | 15,000.00  | 15,000           |            | 15,000           |      |                          |
| Fire Department Standpipe Connection                        | 3       | ea   | 2,500.00   | 7,500            |            | 7,500            |      |                          |
| Fire Department Test Connection                             | 2       | ea   | 5,000.00   | 10,000           |            | 10,000           |      |                          |
| Drain Pipe                                                  | 945     | lf   | 50.00      | 47,250           |            | 47,250           |      |                          |
| Fire Protection Mains, Standpipes & Mains                   | 945     | lf   | 150.00     | 141,750          |            | 141,750          |      |                          |
| Fire Protection Mains, Branch Mains                         | 7,000   | lf   | 80.00      | 560,000          |            | 560,000          |      |                          |
| Fire Protection Mains, Branch Mains                         | 600     | lf   | 100.00     | 60,000           |            | 60,000           |      |                          |
| Fire Protection Branch Pipe                                 | 27,810  | lf   | 50.00      | 1,390,500        |            | 1,390,500        |      |                          |
| Fire Protection Dry Branch Pipe                             | 1,800   | lf   | 45.00      | 81,000           |            | 81,000           |      |                          |
| Sprinkler Head - Concealed/Recessed Pendant                 | 3,080   | ea   | 140.00     | 432,600          |            | 432,600          |      |                          |
| Sprinkler Head - Dry Pendant                                | 200     | ea   | 110.00     | 22,000           |            | 22,000           |      |                          |
| Fire Protection Floor Control Valves                        | 24      | ea   | 7,500.00   | 180,000          |            | 180,000          |      |                          |
| Double-Interlock Pre-Action Sprinkler System                | 3       | ea   | 50,000.00  | 150,000          |            | 150,000          |      |                          |
| Electrical & Controls for Pre-Action system                 | 3       | ea   | 10,000.00  | 30,000           |            | 30,000           |      |                          |
| Design-Build, Stamped Drawings (inclusive E&O Insurance)    | 328,790 | sf   | 0.15       | 49,319           |            | 49,319           |      |                          |
| Hydraulics and Shop Drawings                                | 328,790 | sf   | 0.20       | 65,758           |            | 65,758           |      |                          |
| Hoisting, rigging, lifts                                    | 328,790 | sf   | 0.15       | 49,319           |            | 49,319           |      |                          |
| Submittals, permit, as-builts, etc.                         | 328,790 | sf   | 0.15       | 49,319           |            | 49,319           |      |                          |
| Testing, start-up and CX assist                             | 328,790 | sf   | 0.10       | 32,879           |            | 32,879           |      |                          |
| Coordination/BIM                                            | 328,790 | sf   | 0.30       | 98,637           |            | 98,637           |      |                          |
| Fire Pump Electric                                          | 1       | ea   | 150,000.00 | 150,000          |            | 150,000          |      |                          |
| 6" Dry Valve Assembly                                       | 3       | ea   | 40,000.00  | 120,000          |            | 120,000          |      |                          |
| <b>Total Fire Protection</b>                                |         |      |            | <b>3,970,830</b> | -          | <b>3,757,830</b> | -    | <b>213,000</b>           |



10/15/2025

## Springfield Courthouse

08 - Conceptual Estimate 9-4-25 Dwg Set Updated 10-10-25

## Detailed Estimate

| DESCRIPTION OF WORK                                   | QNTY    | UOM | UNIT COST    | TOTAL             | Demolition     | New Building      | Site           | Bay State Parking Garage |
|-------------------------------------------------------|---------|-----|--------------|-------------------|----------------|-------------------|----------------|--------------------------|
| <b>Plumbing</b>                                       |         |     |              |                   |                |                   |                |                          |
| Holding Cell Lav/WC Combo                             | 38      | ea  | 5,200.00     | 197,600           |                |                   | 197,600        |                          |
| Plumbing Infrastructure, Sanitary Waste & Vent        | 328,790 | sf  | 3.25         | 1,068,568         |                |                   | 1,068,568      |                          |
| Plumbing Infrastructure, Domestic Water               | 328,790 | sf  | 4.25         | 1,397,358         |                |                   | 1,397,358      |                          |
| Misc Ejector Pumps                                    | 6       | ea  | 10,000.00    | 60,000            |                |                   | 60,000         |                          |
| Sewage Ejectors                                       | 3       | ea  | 18,000.00    | 54,000            |                |                   | 54,000         |                          |
| Hot Water Heaters & Storage System                    | 328,790 | ea  | 3.60         | 1,183,644         |                |                   | 1,183,644      |                          |
| Triplex Booster Pump                                  | 1       | ea  | 120,000.00   | 120,000           |                |                   | 120,000        |                          |
| Misc Plumbing & Drainage at Bay State Garage          | 213,000 | sf  | 0.25         | 53,250            |                |                   |                | 53,250                   |
| Combination Roof Drains w/ Overflow                   | 13      | ea  | 7,500.00     | 97,500            |                |                   | 97,500         |                          |
| Water Service Connection                              | 1       | ea  | 10,000.00    | 10,000            |                |                   | 10,000         |                          |
| Backflow Preventer Flanged                            | 1       | ea  | 15,000.00    | 15,000            |                |                   | 15,000         |                          |
| Water Closet Carrier - Single                         | 90      | ea  | 980.00       | 88,200            |                |                   | 88,200         |                          |
| Urinal Carrier                                        | 6       | ea  | 980.00       | 5,880             |                |                   | 5,880          |                          |
| Sand / Gas Interceptor                                | -       | ea  | 25,000.00    | -                 |                |                   | -              |                          |
| Water Closet-Wall Hung/Elect. Flush Valve             | 90      | ea  | 3,740.00     | 336,600           |                |                   | 336,600        |                          |
| Urinal-Carrier Mounted/Elect. Flush Valve             | 6       | ea  | 3,490.00     | 20,940            |                |                   | 20,940         |                          |
| Lavatory - w/ Carrier & Electric Faucet               | 55      | ea  | 4,530.00     | 249,150           |                |                   | 249,150        |                          |
| Lavatory - Handicap - w/ Carrier & Electric Faucet    | 29      | ea  | 4,630.00     | 134,270           |                |                   | 134,270        |                          |
| Shower, Fiberglass with Mixing Valve and Head         | 9       | ea  | 6,175.00     | 55,575            |                |                   | 55,575         |                          |
| Water Cooler with Bottle Fill                         | -       | ea  | 3,950.00     | -                 |                |                   | -              |                          |
| Kitchen Sink                                          | 16      | ea  | 3,240.00     | 51,840            |                |                   | 51,840         |                          |
| Janitor Sink                                          | 7       | ea  | 5,490.00     | 38,430            |                |                   | 38,430         |                          |
| Storm Water Risers                                    | 1,980   | lf  | 150.00       | 297,000           |                |                   | 297,000        |                          |
| Storm Water Horizontal                                | 1,950   | lf  | 125.00       | 243,750           |                |                   | 243,750        |                          |
| Insulation on CW, HW, HWC, Lateral Storm Piping       | 328,790 | sf  | 2.00         | 657,580           |                |                   | 657,580        |                          |
| <b>Total Plumbing</b>                                 |         |     |              | <b>6,436,134</b>  | -              | <b>6,382,884</b>  | -              | <b>53,250</b>            |
| <b>HVAC</b>                                           |         |     |              |                   |                |                   |                |                          |
| Insulation on HVAC Piping - Small Bore                | 328,790 | sf  | 2.10         | 690,459           |                |                   | 690,459        |                          |
| Insulation on HVAC Plant Piping & Equipment           | 328,790 | sf  | 0.80         | 263,032           |                |                   | 263,032        |                          |
| AHU - Custom                                          | 160,000 | cfm | 16.00        | 2,560,000         |                |                   | 2,560,000      |                          |
| Air Source Heat Pumps                                 | 800     | tns | 4,800.00     | 3,880,000         |                |                   | 3,880,000      |                          |
| DOAS - Custom                                         | 75,000  | cfm | 17.00        | 1,275,000         |                |                   | 1,275,000      |                          |
| Pumps - CHW&HHW                                       | 14      | ea  | 35,000.00    | 490,000           |                |                   | 490,000        |                          |
| Plant Piping                                          | 800     | ton | 1,250.00     | 1,000,000         |                |                   | 1,000,000      |                          |
| HVAC Piping (CHW&HHW)                                 | 328,790 | sf  | 26.00        | 8,548,540         |                |                   | 8,548,540      |                          |
| Garage Supply/Exhaust System including CO Detection   | 1       | ls  | 150,000.00   | 150,000           |                |                   | 150,000        |                          |
| Smoke Control/Smoke Purge                             | 1       | ls  | 350,000.00   | 350,000           |                |                   | 350,000        |                          |
| Stair Pressurization                                  | 8       | flr | 25,000.00    | 200,000           |                |                   | 200,000        |                          |
| FO Pump skid/controller                               | 1       | ea  | 25,000.00    | 25,000            |                |                   | 25,000         |                          |
| FP Piping Welded w/containment                        | 450     | lf  | 450.00       | 202,500           |                |                   | 202,500        |                          |
| Generator Exhaust piping                              | 15      | lf  | 250.00       | 3,750             |                |                   | 3,750          |                          |
| Galvanized Duct                                       | 411,000 | lb  | 29.00        | 11,919,000        |                |                   | 11,919,000     |                          |
| Fire Smoke Dampers                                    | 328,790 | sf  | 0.50         | 164,395           |                |                   | 164,395        |                          |
| RGDs, Louvers, Sound Attenuators, Vibration Isolation | 328,790 | sf  | 3.00         | 986,370           |                |                   | 986,370        |                          |
| Testing & Balancing                                   | 328,790 | sf  | 0.35         | 115,077           |                |                   | 115,077        |                          |
| DDC Controls - Head End                               | 328,790 | sf  | 7.75         | 2,548,123         |                |                   | 2,548,123      |                          |
| Misc HVAC at Bay State Garage                         | 213,000 | sf  | 0.33         | 70,290            |                |                   |                | 70,290                   |
| Fuel Oil Dbl Wall Steel Underground Tank 3000gal      | 1       | ea  | 45,000.00    | 45,000            |                |                   | 45,000         |                          |
| Duct Insulation 2" External Wrap .75 lb density       | 308,250 | sf  | 6.00         | 1,849,500         |                |                   | 1,849,500      |                          |
| Hoisting & Rigging                                    | 328,790 | sf  | 0.66         | 217,001           |                |                   | 217,001        |                          |
| HVAC Commissioning                                    | 328,790 | sf  | 0.60         | 197,274           |                |                   | 197,274        |                          |
| Terminal Devices - FCUs 4-Pipe                        | 440     | ea  | 6,750.00     | 2,970,000         |                |                   | 2,970,000      |                          |
| <b>Total HVAC</b>                                     |         |     |              | <b>40,520,310</b> | -              | <b>40,450,020</b> | -              | <b>70,290</b>            |
| <b>Electrical</b>                                     |         |     |              |                   |                |                   |                |                          |
| 1 MW Generator, ATS's, Load Bank                      | 1       | ls  | 1,500,000.00 | 1,500,000         |                |                   | 1,500,000      |                          |
| 30KVA UPS                                             | 1       | ls  | 35,000.00    | 35,000            |                |                   | 35,000         |                          |
| Parking Controls - Allowance                          | 1       | ls  | 40,000.00    | 40,000            |                |                   |                | 40,000                   |
| PV Provisions                                         | 1       | ls  | 50,000.00    | 50,000            |                |                   | 50,000         |                          |
| PV Provisions - Allowance                             | 1       | ls  | 40,000.00    | 40,000            |                |                   |                | 40,000                   |
| Site Lighting Enhancements - Allowance                | 1       | ls  | 80,000.00    | 80,000            |                |                   |                | 80,000                   |
| Misc. Electrical - Allowance                          | 142,000 | sf  | 1.00         | 142,000           |                |                   |                | 142,000                  |
| Security - Allowance                                  | 142,000 | sf  | 1.20         | 170,400           |                |                   |                | 170,400                  |
| Security empty box and conduits - Allowance           | 142,000 | sf  | 0.50         | 71,000            |                |                   |                | 71,000                   |
| 60Amp-Feeder (EMT) EV Loc 10%                         | 3,000   | lf  | 39.53        | 118,590           |                |                   | 118,590        |                          |
| EV Charging Station - Duals                           | 8       | ea  | 12,000.00    | 96,000            |                |                   | 96,000         |                          |
| Pay Station Allowance                                 | 2       | ea  | 20,000.00    | 40,000            |                |                   |                | 40,000                   |
| 2-way Communications AOR                              | 328,790 | sf  | 0.16         | 51,620            |                |                   | 51,620         |                          |
| Audio Visual Rough Only                               | 328,790 | sf  | 2.05         | 674,020           |                |                   | 674,020        |                          |
| Demolition                                            | 328,790 | sf  | 0.53         | 174,259           | 174,259        |                   |                |                          |
| Emergency Feeders                                     | 328,790 | sf  | 4.20         | 1,380,918         |                |                   | 1,380,918      |                          |
| Fire Alarm System                                     | 328,790 | sf  | 2.63         | 864,718           |                |                   | 864,718        |                          |
| Fire Alarm System Branch                              | 328,790 | sf  | 5.99         | 1,969,452         |                |                   | 1,969,452      |                          |
| Light Fixture Install                                 | 328,790 | sf  | 5.25         | 1,726,148         |                |                   | 1,726,148      |                          |
| Light Fixture Purchase                                | 328,790 | sf  | 13.65        | 4,487,984         |                |                   | 4,487,984      |                          |
| Lighting Branch                                       | 328,790 | sf  | 7.35         | 2,416,607         |                |                   | 2,416,607      |                          |
| Lighting Controls Furnish and Install                 | 328,790 | sf  | 6.30         | 2,071,377         |                |                   | 2,071,377      |                          |
| Lightning Protection and Grounding                    | 328,790 | sf  | 0.63         | 207,138           |                |                   | 207,138        |                          |
| Mechanical Equipment Branch                           | 328,790 | sf  | 5.25         | 1,726,148         |                |                   | 1,726,148      |                          |
| Mechanical Equipment Install                          | 328,790 | sf  | 0.68         | 224,564           |                |                   | 224,564        |                          |
| Miscellaneous                                         | 328,790 | sf  | 3.15         | 1,035,689         |                |                   | 1,035,689      |                          |
| Normal Distribution and Feeders                       | 328,790 | sf  | 18.90        | 6,214,131         |                |                   | 6,214,131      |                          |
| Power and Devices Branch                              | 328,790 | sf  | 9.45         | 3,107,086         |                |                   | 3,107,086      |                          |
| Power and Devices Install                             | 328,790 | sf  | 7.35         | 2,416,607         |                |                   | 2,416,607      |                          |
| Security System Rough Only                            | 328,790 | sf  | 0.89         | 292,623           |                |                   | 292,623        |                          |
| Site Conduits                                         | 328,790 | sf  | 0.21         | 69,046            |                |                   |                | 69,046                   |
| Site Lighting                                         | 328,790 | sf  | 0.74         | 243,305           |                |                   |                | 243,305                  |
| Site Tel-data                                         | 328,790 | sf  | 0.21         | 69,046            |                |                   |                | 69,046                   |
| Tel-data Rough Only                                   | 328,790 | sf  | 1.28         | 414,275           |                |                   | 414,275        |                          |
| Temp Power and Lighting                               | 328,790 | sf  | 2.10         | 690,459           |                |                   | 690,459        |                          |
| <b>Total Electrical</b>                               |         |     |              | <b>34,910,185</b> | <b>174,259</b> | <b>33,771,130</b> | <b>381,396</b> | <b>583,400</b>           |
| <b>Communications</b>                                 |         |     |              |                   |                |                   |                |                          |
| DAS                                                   | 328,790 | sf  | 0.85         | 279,472           |                |                   | 279,472        |                          |
| LV PA & Sound Masking systems                         | 328,790 | sf  | 0.90         | 295,911           |                |                   | 295,911        |                          |
| LV Tel-data system                                    | 328,790 | sf  | 8.00         | 2,630,320         |                |                   | 2,630,320      |                          |
| <b>Total Communications</b>                           |         |     |              | <b>3,205,703</b>  | -              | <b>3,205,703</b>  | -              | -                        |



10/15/2025

## Springfield Courthouse

08 - Conceptual Estimate 9-4-25 Dwg Set Updated 10-10-25

## Detailed Estimate

| DESCRIPTION OF WORK                                                      | QNTY    | UOM | UNIT COST  | TOTAL             | Demolition | New Building     | Site              | Bay State Parking Garage |
|--------------------------------------------------------------------------|---------|-----|------------|-------------------|------------|------------------|-------------------|--------------------------|
| <b>Audiovisual</b>                                                       |         |     |            |                   |            |                  |                   |                          |
| Microphone/Speaker w/ Wiring Install                                     | 48      | ea  | 1,500.00   | 69,000            |            | 69,000           |                   |                          |
| Microphone/Speaker Wiring By Others                                      | 364     | ea  | 500.00     | 182,000           |            | 182,000          |                   |                          |
| <b>Total Audiovisual</b>                                                 |         |     |            | <b>251,000</b>    | -          | <b>251,000</b>   | -                 | -                        |
| <b>Electronic Safety and Security</b>                                    |         |     |            |                   |            |                  |                   |                          |
|                                                                          | 328,790 | sf  | 3.50       | 1,150,765         |            | 1,150,765        |                   |                          |
|                                                                          | 328,790 | sf  | 4.65       | 1,528,874         |            | 1,528,874        |                   |                          |
| <b>Total Electronic Safety and Security</b>                              |         |     |            | <b>2,679,639</b>  | -          | <b>2,679,639</b> | -                 | -                        |
| <b>Earthwork</b>                                                         |         |     |            |                   |            |                  |                   |                          |
| Unforeseen Obstructions - Allowance                                      | 1       | ls  | 100,000.00 | 100,000           |            |                  | 100,000           |                          |
| Grading & Temp Striping for Parking - Hold                               | 1       | ls  | 15,000.00  | 15,000            |            |                  | 15,000            |                          |
| Layout and Control                                                       | 1       | ls  | 100,000.00 | 100,000           |            |                  | 100,000           |                          |
| Remove Concrete Sidewalks - Bldg                                         | 12,953  | sf  | 5.00       | 64,765            |            |                  | 64,765            |                          |
| Cut & Cap Existing Utilities                                             | 6       | ea  | 5,000.00   | 30,000            |            |                  | 30,000            |                          |
| Erosion Control - Perimeter Barrier                                      | 1,103   | lf  | 15.00      | 16,545            |            |                  | 16,545            |                          |
| Erosion - Protection at Catch Basins                                     | 20      | ea  | 500.00     | 10,000            |            |                  | 10,000            |                          |
| Erosion Control - Maintenance                                            | 660     | hr  | 75.00      | 49,500            |            |                  | 49,500            |                          |
| Construction Entrance                                                    | 2       | ea  | 15,000.00  | 30,000            |            |                  | 30,000            |                          |
| Truck Wash Down                                                          | 35      | wks | 3,000.00   | 105,000           |            |                  | 105,000           |                          |
| Temporary Construction Fence                                             | 1,103   | lf  | 50.00      | 55,150            |            |                  | 55,150            |                          |
| Temporary Construction Gates                                             | 2       | ea  | 10,000.00  | 20,000            |            |                  | 20,000            |                          |
| Remove Tree with Stump                                                   | 5       | ea  | 1,800.00   | 9,000             |            |                  | 9,000             |                          |
| Remove Shrubs and Ground Cover                                           | 8,601   | sf  | 3.00       | 25,803            |            |                  | 25,803            |                          |
| Demo Existing Granite Curbs                                              | 150     | lf  | 18.00      | 2,700             |            |                  | 2,700             |                          |
| Remove Asphalt Paving                                                    | 7,612   | sy  | 11.50      | 87,538            |            |                  | 87,538            |                          |
| Remove Brick Pavers                                                      | 200     | sf  | 5.00       | 1,000             |            |                  | 1,000             |                          |
| Remove Brick wall                                                        | 50      | lf  | 40.00      | 2,000             |            |                  | 2,000             |                          |
| Remove Underground Utilities                                             | 250     | lf  | 75.00      | 18,750            |            |                  | 18,750            |                          |
| Remove Fencing                                                           | 391     | lf  | 10.00      | 3,910             |            |                  | 3,910             |                          |
| Remove Misc. Site Improvements                                           | 1       | ls  | 10,000.00  | 10,000            |            |                  | 10,000            |                          |
| Rough Grade                                                              | 104,555 | sf  | 3.00       | 313,665           |            |                  | 313,665           |                          |
| Strip Topsoil - Haul Offsite                                             | 188     | cy  | 25.00      | 4,700             |            |                  | 4,700             |                          |
| Street Cleaning                                                          | 165     | dy  | 800.00     | 132,000           |            |                  | 132,000           |                          |
| Trucking & Disposal: Naturally Deposited Soils - <RCS-1                  | 19,524  | tn  | 30.00      | 585,720           |            |                  | 585,720           |                          |
| Premium Soil Disposal: Class RCS<2 10% Allowance                         | 1,952   | tn  | 20.00      | 39,040            |            |                  | 39,040            |                          |
| Premium Soil Disposal: Out of State or Lined (Type A or B) 25% Allowance | 4,881   | tn  | 75.00      | 366,075           |            |                  | 366,075           |                          |
| Premium Soil Disposal: RCRA Hazardous Waste 25% Allowance                | 5,857   | tn  | 500.00     | 2,928,500         |            |                  | 2,928,500         |                          |
| Soil Allowance                                                           | 18,319  | sf  | 140.00     | 2,564,660         |            |                  | 2,564,660         |                          |
| Excavate Sub Slab Utilities                                              | 49,410  | sf  | 1.50       | 74,115            |            |                  | 74,115            |                          |
| Exc. & Backfill - Elevator Pit                                           | 12      | ea  | 6,500.00   | 78,000            |            |                  | 78,000            |                          |
| Gravel Base Under Slab                                                   | 1,830   | cy  | 60.00      | 109,800           |            |                  | 109,800           |                          |
| Gravel Base Under Footings                                               | 854     | cy  | 60.00      | 51,240            |            |                  | 51,240            |                          |
| Gravel Base Under Footings                                               | 854     | cy  | 60.00      | 51,240            |            |                  | 51,240            |                          |
| Fine Grade                                                               | 104,555 | sf  | 1.00       | 104,555           |            |                  | 104,555           |                          |
| Mobilization                                                             | 1       | ls  | 150,000.00 | 150,000           |            |                  | 150,000           |                          |
| Construction Signage                                                     | 1       | ls  | 15,000.00  | 15,000            |            |                  | 15,000            |                          |
| Site Layout and Control                                                  | 40      | wks | 4,500.00   | 180,000           |            |                  | 180,000           |                          |
| Construction Dewatering - Allowance                                      | 1       | ls  | 500,000.00 | 500,000           |            |                  | 500,000           |                          |
| Dewatering for Building Excavation                                       | 1       | ls  | 100,000.00 | 100,000           |            |                  | 100,000           |                          |
| Demolition - Tower Crane Mat                                             | 3       | ea  | 30,000.00  | 90,000            |            |                  | 90,000            |                          |
| Rodent Control                                                           | 40      | mos | 500.00     | 20,000            |            |                  | 20,000            |                          |
| Excavate for Concrete Walks                                              | 306     | cy  | 100.00     | 30,600            |            |                  | 30,600            |                          |
| Excavate for Pavers                                                      | 904     | cy  | 100.00     | 90,400            |            |                  | 90,400            |                          |
| Mass Excavation - Lower Level/Basement                                   | 17,123  | cy  | 50.00      | 856,150           |            |                  | 856,150           |                          |
| Backfill - GB's, Caps, Footings, Wall/Piers                              | 3,177   | cy  | 40.00      | 127,080           |            |                  | 127,080           |                          |
| <b>Total Earthwork</b>                                                   |         |     |            | <b>10,295,201</b> | -          | -                | <b>10,295,201</b> | -                        |
| <b>Shoring Systems</b>                                                   |         |     |            |                   |            |                  |                   |                          |
| Support of Excavation                                                    | 8,271   | sf  | 120.00     | 992,520           |            | 992,520          |                   |                          |
| <b>Total Shoring Systems</b>                                             |         |     |            | <b>992,520</b>    | -          | <b>992,520</b>   | -                 | -                        |
| <b>Soil Stabilization</b>                                                |         |     |            |                   |            |                  |                   |                          |
| Spoil Removal for Deep Foundation System                                 | 1,877   | tns | 90.00      | 168,930           |            |                  | 168,930           |                          |
| Site Prep/Support for Deep Foundations                                   | 1       | ls  | 50,000.00  | 50,000            |            |                  | 50,000            |                          |
| Rigid Inclusions                                                         | 20,500  | VLF | 48.00      | 984,000           |            |                  | 984,000           |                          |
| Rigid Inclusions - Design                                                | 1       | ls  | 30,000.00  | 30,000            |            |                  | 30,000            |                          |
| Rigid Inclusions - Mobilization                                          | 1       | ls  | 125,000.00 | 125,000           |            |                  | 125,000           |                          |
| Rigid Inclusions - Modulus Test                                          | 1       | ls  | 60,000.00  | 60,000            |            |                  | 60,000            |                          |
| <b>Total Soil Stabilization</b>                                          |         |     |            | <b>1,417,930</b>  | -          | -                | <b>1,417,930</b>  | -                        |
| <b>Paving</b>                                                            |         |     |            |                   |            |                  |                   |                          |
| Gravel Base at Pavers                                                    | 543     | cy  | 65.00      | 35,295            |            |                  | 35,295            |                          |
| Gravel Base at Sidewalks                                                 | 480     | cy  | 65.00      | 31,200            |            |                  | 31,200            |                          |
| Gravel Paving Base Beneath Paving                                        | 1,089   | cy  | 85.00      | 92,615            |            |                  | 92,615            |                          |
| Bituminous Concrete Paving - 1 1/2" Mill and Overlay                     | 502     | sy  | 120.00     | 60,240            |            |                  | 60,240            |                          |
| Bituminous Concrete Paving - Roadway                                     | 3,208   | sy  | 70.00      | 224,560           |            |                  | 224,560           |                          |
| Granite Curbs                                                            | 414     | lf  | 80.00      | 33,120            |            |                  | 33,120            |                          |
| Reset Granite Curb                                                       | 1,456   | lf  | 60.00      | 87,360            |            |                  | 87,360            |                          |
| Striping-per Space                                                       | 38      | sp  | 120.00     | 4,560             |            |                  | 4,560             |                          |
| Striping-Roadway Lines                                                   | 500     | lf  | 5.00       | 2,500             |            |                  | 2,500             |                          |
| Striping-Crosswalks                                                      | 5       | ea  | 4,200.00   | 21,000            |            |                  | 21,000            |                          |
| Painting/Striping Garage - Bay State Parking Garage                      | 213,885 | sf  | 0.75       | 160,414           |            |                  |                   | 160,414                  |
| Detectable Warning Strips                                                | 10      | ea  | 500.00     | 5,000             |            |                  | 5,000             |                          |
| <b>Total Paving</b>                                                      |         |     |            | <b>756,114</b>    | -          | -                | <b>595,700</b>    | <b>160,414</b>           |
| <b>Site Concrete</b>                                                     |         |     |            |                   |            |                  |                   |                          |
| Concrete Sidewalks                                                       | 5,514   | sf  | 16.00      | 88,224            |            |                  | 88,224            |                          |
| Concrete Sidewalks - Additional Replacement                              | 7,439   | sf  | 16.00      | 119,024           |            |                  | 119,024           |                          |
| Site Concrete - Misc. Site Items Footings/ Base                          | 50      | ea  | 950.00     | 47,500            |            |                  | 47,500            |                          |
| 4" Concrete Sub Slab Beneath Pavers                                      | 14,658  | sf  | 20.00      | 293,160           |            |                  | 293,160           |                          |
| Pedestrian Exist To Liberty - Allowance - Bay State Parking Garage       | 1       | ls  | 150,000.00 | 150,000           |            |                  |                   | 150,000                  |
| <b>Total Site Concrete</b>                                               |         |     |            | <b>697,908</b>    | -          | -                | <b>547,908</b>    | <b>150,000</b>           |



10/15/2025

## Springfield Courthouse

08 - Conceptual Estimate 9-4-25 Dwg Set Updated 10-10-25

## Detailed Estimate

| DESCRIPTION OF WORK                                      | QNTY   | UOM   | UNIT COST  | TOTAL            | Demolition | New Building   | Site             | Bay State Parking Garage |
|----------------------------------------------------------|--------|-------|------------|------------------|------------|----------------|------------------|--------------------------|
| <b>Site Furnishings</b>                                  |        |       |            |                  |            |                |                  |                          |
| Misc. Site Furnishings On Grade- Allowance               | 1      | ls    | 25,000.00  | 25,000           |            |                | 25,000           |                          |
| Bollards - Standard                                      | 30     | ea    | 1,500.00   | 45,000           |            |                | 45,000           |                          |
| Site Benches                                             | 12     | ea    | 4,500.00   | 54,000           |            |                | 54,000           |                          |
| Trash / Recycling Receptacles                            | 10     | ea    | 4,000.00   | 40,000           |            |                | 40,000           |                          |
| Bike Racks                                               | 20     | ea    | 1,000.00   | 20,000           |            |                | 20,000           |                          |
| <b>Total Site Furnishings</b>                            |        |       |            | <b>184,000</b>   | -          | -              | <b>184,000</b>   | -                        |
| <b>Fencing</b>                                           |        |       |            |                  |            |                |                  |                          |
| Concrete Footing/Post for Site Fence                     | 33     | ea    | 400.00     | 13,200           |            |                | 13,200           |                          |
| 10' High Privacy Fence w/ Screening                      | 1,440  | sf    | 50.00      | 72,000           |            |                | 72,000           |                          |
| 10' Vehicular Double Gate                                | 1      | ea    | 40,000.00  | 40,000           |            |                | 40,000           |                          |
| <b>Total Fencing</b>                                     |        |       |            | <b>125,200</b>   | -          | -              | <b>125,200</b>   | -                        |
| <b>Landscape/Hardscape</b>                               |        |       |            |                  |            |                |                  |                          |
| Planting Exterior - Allowance                            | 35,952 | sf    | 6.00       | 215,712          |            |                | 215,712          |                          |
| Plantings & Soils- Green Roofs- Allowance                | 1      | ls    | 75,000.00  | 75,000           |            |                | 75,000           |                          |
| Trees                                                    | 11     | ea    | 3,800.00   | 41,800           |            |                | 41,800           |                          |
| Mulch                                                    | 200    | cy    | 165.00     | 33,000           |            |                | 33,000           |                          |
| Irrigation                                               | 35,952 | sf    | 5.00       | 179,760          |            |                | 179,760          |                          |
| Planting Soils- Exterior                                 | 1,332  | cy    | 90.00      | 119,880          |            |                | 119,880          |                          |
| Pavers Green Roofs - Allowance                           | 2,000  | sf    | 100.00     | 200,000          |            |                | 200,000          |                          |
| Unit Pavers                                              | 14,658 | sf    | 65.00      | 952,770          |            |                | 952,770          |                          |
| Tree Grates                                              | 11     | ea    | 2,500.00   | 27,500           |            |                | 27,500           |                          |
| <b>Total Landscape/Hardscape</b>                         |        |       |            | <b>1,845,422</b> | -          | -              | <b>1,845,422</b> | -                        |
| <b>Civil Utilities</b>                                   |        |       |            |                  |            |                |                  |                          |
| Excavate and Backfill For Underlab Utilities - Allowance | 2,000  | lf    | 70.00      | 140,000          |            | 140,000        |                  |                          |
| Water Line-4in-CLDI                                      | 63     | lf    | 130.00     | 8,190            |            |                | 8,190            |                          |
| Fire Water Line-6in-CLDI                                 | 65     | lf    | 300.00     | 19,500           |            |                | 19,500           |                          |
| 4" Gate Valve                                            | 1      | ea    | 6,500.00   | 6,500            |            |                | 6,500            |                          |
| 6" Gate Valve                                            | 1      | ea    | 8,000.00   | 8,000            |            |                | 8,000            |                          |
| Connect Water Valves to main                             | 2      | ea    | 15,000.00  | 30,000           |            |                | 30,000           |                          |
| Water Line-Testing                                       | 4      | ea    | 5,000.00   | 20,000           |            |                | 20,000           |                          |
| Sawcut, and Patch Asphalt for Utility Connections        | 2,025  | sf    | 80.00      | 162,000          |            |                | 162,000          |                          |
| Sawcut, and Patch Asphalt for Water Connections          | 813    | sf    | 80.00      | 65,040           |            |                | 65,040           |                          |
| Excavate and Backfill Water Line                         | 64     | cy    | 80.00      | 5,120            |            |                | 5,120            |                          |
| Sand Setting Bed for Water Line                          | 7      | cy    | 65.00      | 455              |            |                | 455              |                          |
| Electric/Telephone Manhole                               | 1      | ea    | 12,000.00  | 12,000           |            |                | 12,000           |                          |
| Site Electric-Excavation/Backfill -Ductbank              | 52     | cy    | 120.00     | 6,240            |            |                | 6,240            |                          |
| Site Electric - Concrete Encasement -Ductbank            | 19     | cy    | 600.00     | 11,400           |            |                | 11,400           |                          |
| Telecom Ductbank Excavate and Backfill                   | 43     | cy    | 120.00     | 5,160            |            |                | 5,160            |                          |
| Telecom Manhole                                          | 1      | ea    | 12,000.00  | 12,000           |            |                | 12,000           |                          |
| Concrete-Telecom Ductbank                                | 15     | cy    | 400.00     | 6,000            |            |                | 6,000            |                          |
| Site Telecomm-Connect to Existing                        | 1      | ea    | 7,500.00   | 7,500            |            |                | 7,500            |                          |
| 6" PVC - Storm Drainage                                  | 124    | lf    | 150.00     | 18,600           |            |                | 18,600           |                          |
| 8" PVC - Storm Drainage                                  | 76     | lf    | 160.00     | 12,160           |            |                | 12,160           |                          |
| 12" PVC - Storm Drainage                                 | 500    | lf    | 180.00     | 90,000           |            |                | 90,000           |                          |
| Storm Drain Line - Connection to Main                    | 1      | lf    | 8,500.00   | 8,500            |            |                | 8,500            |                          |
| CB - Catch Basin                                         | 3      | ea    | 6,500.00   | 19,500           |            |                | 19,500           |                          |
| DMH - Drainage Man Hole                                  | 6      | ea    | 9,000.00   | 54,000           |            |                | 54,000           |                          |
| Excavate and Backfill for Storm Drainage                 | 629    | cy    | 80.00      | 50,320           |            |                | 50,320           |                          |
| Sand Setting Bed for Storm Drainage                      | 26     | cy    | 65.00      | 1,690            |            |                | 1,690            |                          |
| TD - Trench Drain Set in Concrete                        | 79     | LF    | 250.00     | 19,750           |            |                | 19,750           |                          |
| TD - Trench Drain - Concrete                             | 6      | CY    | 1,400.00   | 8,400            |            |                | 8,400            |                          |
| Infiltration System - Stormtech MC-3500 Chamber          | 46     | ea    | 6,500.00   | 299,000          |            |                | 299,000          |                          |
| Infiltration System - Geotextile Fabric                  | 5,620  | sf    | 1.00       | 5,620            |            |                | 5,620            |                          |
| Infiltration System - Crushed Stone                      | 208    | CY    | 70.00      | 14,560           |            |                | 14,560           |                          |
| Infiltration System - Poured Concrete Hold Down          | 1,405  | sf    | 18.00      | 25,290           |            |                | 25,290           |                          |
| Infiltration System - Poured Concrete Slab Beneath       | 2,810  | sf    | 18.00      | 50,580           |            |                | 50,580           |                          |
| Excavate and Backfill for Stormwater Infiltration System | 937    | cy    | 140.00     | 131,180          |            |                | 131,180          |                          |
| Excavate and Backfill Sewer Line                         | 283    | cy    | 80.00      | 22,640           |            |                | 22,640           |                          |
| Sand Setting Bed for Sewer Line                          | 21     | cy    | 65.00      | 1,365            |            |                | 1,365            |                          |
| Sanitary Drain Line-6in PVC                              | 195    | lf    | 180.00     | 35,100           |            |                | 35,100           |                          |
| Sanitary Drain Line-10in PVC                             | 371    | lf    | 220.00     | 81,620           |            |                | 81,620           |                          |
| SMH - Sewer Man Hole (was 8)                             | 17     | ea    | 9,000.00   | 153,000          |            |                | 153,000          |                          |
| 10" Sewer Connection to Main                             | 1      | ea    | 8,500.00   | 8,500            |            |                | 8,500            |                          |
| Cut and Cap Sewer Service at Main                        | 1      | ea    | 5,000.00   | 5,000            |            |                | 5,000            |                          |
| Excavate and Backfill For Fuel Storage Tank              | 83     | ea    | 80.00      | 6,640            |            |                | 6,640            |                          |
| New Traffic Signal                                       | 1      | allow | 360,000.00 | 360,000          |            |                | 360,000          |                          |
| Traffic Signal - Modifications/Upgrades                  | 1      | allow | 160,000.00 | 160,000          |            |                | 160,000          |                          |
| <b>Total Civil Utilities</b>                             |        |       |            | <b>2,168,120</b> | -          | <b>140,000</b> | <b>2,028,120</b> | -                        |