

# Construction Summary

Project Name: \_\_\_\_\_  
 Owner: \_\_\_\_\_  
 Location: \_\_\_\_\_  
 Contract Type: \_\_\_\_\_  
 Project Summary: \_\_\_\_\_

Item of Work		Base Building	Add-ons	Total		Cost Code	
Site Development		\$ 18,150.00	\$ -	\$ 18,150.00			
Landscaping		\$ 500.00	\$ -	\$ 500.00			
Cast-in-place Concrete		\$ 7,806.00	\$ -	\$ 7,806.00			
Masonry		\$ 3,050.00	\$ -	\$ 3,050.00			
Metals		\$ 960.00	\$ -	\$ 960.00			
Carpentry		\$ 26,790.00	\$ -	\$ 26,790.00			
Roofing		\$ 2,850.00	\$ -	\$ 2,850.00			
Siding		\$ 4,550.00	\$ -	\$ 4,550.00			
Insulation		\$ 1,670.00	\$ -	\$ 1,670.00			
Doors and Hardware		\$ 5,170.00	\$ -	\$ 5,170.00			
Overhead Doors		\$ 1,300.00	\$ -	\$ 1,300.00			
Drywall		\$ 5,200.00	\$ -	\$ 5,200.00			
Tile		\$ 480.00	\$ -	\$ 480.00			
Resilient Flooring		\$ 250.00	\$ -	\$ 250.00			
Wood Flooring		\$ 5,040.00	\$ -	\$ 5,040.00			
Fiberglass Deck		\$ 600.00	\$ -	\$ 600.00			
Painting		\$ 2,950.00	\$ -	\$ 2,950.00			
Equipment		\$ 4,850.00	\$ -	\$ 4,850.00			
Plumbing		\$ 20,400.00	\$ -	\$ 20,400.00			
HVAC		\$ 2,500.00	\$ -	\$ 2,500.00			
Electrical		\$ 9,032.00	\$ -	\$ 9,032.00			
Construction Contingency	5.00%	\$ 6,205.00	\$ -	\$ 6,205.00			
<b>Subtotal Construction Hard Costs</b>		<b>\$ 130,303.00</b>	<b>\$ -</b>	<b>\$ 130,303.00</b>			
Preconstruction Services		\$ 2,500.00	\$ -	\$ 2,500.00			
General Conditions		\$ 12,695.00	\$ -	\$ 12,695.00			
Contractor's Insurance	0.50%	\$ 652.00	\$ -	\$ 652.00			
Building Permit (Allowance)	1.50%	\$ 1,955.00	\$ -	\$ 1,955.00			
Builder's Risk Insurance (by others)		\$ -	\$ -	\$ -			
<b>Subtotal Construction Soft Costs</b>		<b>\$ 17,802.00</b>	<b>\$ -</b>	<b>\$ 17,802.00</b>			
<b>Subtotal Construction Hard / Soft Costs</b>		<b>\$ 148,105.00</b>	<b>\$ -</b>	<b>\$ 148,105.00</b>			
Construction Management Fee	2.00%	\$ 2,963.00	\$ -	\$ 2,963.00			
Performance and Payment Bond	0.00%	\$ -	\$ -	\$ -			
Design & Engineering		\$ 7,200.00	\$ -	\$ 7,200.00			
<b>Total Construction Cost</b>		<b>\$ 158,268.00</b>	<b>\$ -</b>	<b>\$ 158,268.00</b>			

# Preconstruction

Project Name \_\_\_\_\_  
 Owner: \_\_\_\_\_  
 Location: \_\_\_\_\_  
  
 Contract Type: \_\_\_\_\_  
 Project Summary: \_\_\_\_\_

Section/Item	Quantity	Unit	Unit Price (\$)	Item Total (\$)	Section Total (\$)
<b>Preconstruction Management</b>	<b>4</b>	<b>wks</b>			<b>0</b>
Project Executive	4	wks	0.00	0	
Senior Project Manager	4	wks	0.00	0	
MEP Project Manager	4	wks	0.00	0	
General Superintendent	4	wks	0.00	0	
Project Superintendent	4	wks	0.00	0	
MEP Superintendent	4	wks	0.00	0	
MEP Coordinator	4	wks	0.00	0	
Project Engineer	4	wks	0.00	0	
Administrative Assistant - Field	4	wks	0.00	0	
Travel and expenses	4	wks	0.00	0	
Parking	4	ls	0.00	0	
Postage and Shipping	4	wks	0.00	0	
	4	wks	0.00	0	
<b>Guaranteed Maximum Price</b>	<b>4</b>	<b>wks</b>			<b>2,500</b>
Administrative Assistant - Office	4	wks	0.00	0	
Insurance Coordinator	4	wks	0.00	0	
Preconstruction Services	4	wks	625.00	2,500	
Senior Estimator	4	wks	0.00	0	
Procurement Specialist	4	wks	0.00	0	
Contract Administrator	4	wks	0.00	0	
Outreach Coord/Certified Payroll	4	wks	0.00	0	
IST technician	4	wks	0.00	0	
Document Manager	4	wks	0.00	0	
<b>Total Preconstruction Services Estimate</b>					<b>2,500</b>

# General Conditions

Project Name \_\_\_\_\_  
 Owner: \_\_\_\_\_  
 Location: \_\_\_\_\_  
  
 Contract Type: \_\_\_\_\_  
 Project Summary: \_\_\_\_\_

Section/Item	Quantity	Unit	Unit Price (\$)	Item Total (\$)	Section Total (\$)
<b>Construction Mgmt. and Administration</b>	<b>32</b>	<b>wks</b>	<b>8</b>	<b>months</b>	<b>12,320</b>
On-site Staff					
Project Executive	32	wks	0.00	0	
Senior Project Manager	32	wks	0.00	0	
Project Manager	32	wks	385.00	12,320	
MEP Project Manager	32	wks	0.00	0	
General Superintendent	32	wks	0.00	0	
Project Superintendent	32	wks	0.00	0	
MEP Superintendent	32	wks	0.00	0	
MEP Coordinator	32	wks	0.00	0	
Project Engineer	32	wks	0.00	0	
Administrative Assistant - Field	32	wks	0.00	0	
Travel and expenses	32	wks	0.00	0	
Parking	32	wks	0.00	0	
Support Staff					
Administrative Assistant - Office	32	wks	0.00	0	
Insurance Coordinator	32	wks	0.00	0	
Director of Preconstruction Services	32	wks	0.00	0	
Senior Estimator	32	wks	0.00	0	
Procurement Specialist	0	wks	0.00	0	
Contract Administrator	32	wks	0.00	0	
Outreach Coord/Certified Payroll	32	wks	0.00	0	
IST technician	32	wks	0.00	0	
Document Manager	40	wks	0.00	0	
Miscellaneous Administrative Costs					
Postage and Shipping	32	wks	0.00	0	
Office supplies	32	wks	0.00	0	
Drinking water/Ice	32	wks	0.00	0	
<b>Construction Progress Documentation</b>					<b>0</b>
Construction Progress Schedule					
Scheduler	32	wks	0.00	0	
Construction Cost Control and Accounting					
Cost Engineer	32	wks	0.00	0	
Accounting Supervisor	32	wks	0.00	0	
Accountant	32	wks	0.00	0	
Accounting Assistant	32	wks	0.00	0	
Construction Documentation					
Document Reproduction	0	ls	0.00	0	
Progressive photography	8	mo	0.00	0	
Monthly reports	8	mo	0.00	0	

# General Conditions

Project Name \_\_\_\_\_  
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 Location: \_\_\_\_\_  
 Contract Type: \_\_\_\_\_  
 Project Summary: \_\_\_\_\_

Section/Item	Quantity	Unit	Unit Price (\$)	Item Total (\$)	Section Total (\$)
Final photography	0	ls	1,500.00	0	
As-built drawings	1	ls	0.00	0	
<b>Safety</b>					<b>0</b>
Safety and First Aid					
Safety Manager	32	wks	0.00	0	
Safety supplies	8	mo	0.00	0	
First aid supplies	8	mo	0.00	0	
<b>Quality Requirements</b>					
Survey					
Bench marks and control points	0	hrs	0.00	0	
Layout	0	hrs	0.00	0	
Quality Control					
Soil testing	1	ls	0.00	by Owner	
Concrete testing	1	ls	0.00	by Owner	
Steel testing	1	ls	0.00	by Owner	
Miscellaneous testing	1	ls	0.00	by Owner	
<b>Temporary Facilities and Controls</b>					<b>375</b>
Temporary Utility Installation					
Electric service to site office	0	ls	0.00	0	
Telephone and internet service to office	8	ls	0.00	0	
Water service to office	8	ls	0.00	0	
Water service to construction area	8	ls	0.00	By Owner	
Fire protection for construction area	8	ls	0.00	By Owner	
Utility Usage					
Electric for site office	8	mo	0.00	0	
Electric for construction area - lighting	8	mo	0.00	0	
Electric for construction area - general power	8	mo	0.00	0	
Telephone	8	mo	0.00	0	
Internet	8	mo	0.00	0	
Water for site office	8	mo	0.00	0	
Water for construction area	8	mo	0.00	By Owner	
Construction Facilities					
Project Management office					
Office Rental	0	mo	0.00	0	
Leasehold improvements	0	ls	0.00	0	
Restoration at end of lease	0	ls	0.00	0	
Superintendent office					
Setup	0	ls	0.00	0	
Rental	8	mo	0.00	0	

# General Conditions

Project Name \_\_\_\_\_  
 Owner: \_\_\_\_\_  
 Location: \_\_\_\_\_  
  
 Contract Type: \_\_\_\_\_  
 Project Summary: \_\_\_\_\_

Section/Item	Quantity	Unit	Unit Price (\$)	Item Total (\$)	Section Total (\$)
Removal	0	ls	0.00	0	
<b>Conference Trailer</b>					
Setup	0	ls	0.00	0	
Rental	8	mo	0.00	0	
Removal	0	ls	0.00	0	
<b>Site Storage</b>					
Storage facilities	8	mo	0.00	0	
<b>Furnishings and Equipment</b>					
Office furniture	0	ls	0.00	0	
Office equipment - computers and peripherals	0	ls	0.00	0	
Office equipment - copiers (rental)	8	mo	0.00	0	
Office equipment - telephone and fax	0	ls	0.00	0	
<b>Sanitary Facilities</b>					
Temporary toilet installation for site offices	0	ls	0.00	0	
Temporary toilet maintenance	0	mo	0.00	0	
Portable toilets	3	mo	125.00	375	
<b>Project Identification</b>					
Project identification signage	0	ls	0.00	0	
Temporary interior signage	0	ls	0.00	0	
<b>Cleaning and Waste Management</b>					<b>0</b>
<b>Progressive Cleaning</b>					
Labor foreman (40 hrs/wk) (Union Wages)	0	wks	0.00	0	
Office cleaning	0	wks	0.00	0	
<b>Waste Management</b>					
Dumpsters (average 3 pulls per week)	0	wks	0.00	0	
<b>Final Cleaning</b>					
Final cleaning	0	sf	0.00	0	
<b>Temporary Enclosures, Protection and Conditioning</b>					
<b>Temporary Safety Protection</b>					
Railings	0	ls	0.00	Subcontract	
Removal of temporary protection	0	ls	0.00	Subcontract	
<b>Temporary Enclosures</b>					
Temporary enclosure of openings	0	ls	0.00	Subcontract	
Modify and remove perimeter fence	0	ls	5,000.00	0	
<b>Temporary Heat and Humidity Control</b>					
Temporary heating equipment	0	ls	15,000.00	0	

# General Conditions

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 Contract Type: \_\_\_\_\_  
 Project Summary: \_\_\_\_\_

Section/Item	Quantity	Unit	Unit Price (\$)	Item Total (\$)	Section Total (\$)
Fuel	0	mo	1,500.00	0	
<b>Security and Surveillance</b>					<b>0</b>
Cameras					
Camera installation	0	ea	750.00	0	
Web service	0	mo	120.00	0	
Maintenance	0	mo	0.00	0	
Security					
Off-hours watchman (1 watchmen)	0	wks	0.00	0	
<b>Total General Conditions Estimate</b>					<b>12,695</b>

## Rate Schedule Duration

Project Name: _____ Owner: _____ Location: _____ Contract Type: _____ Project Summary: _____	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td>Schedule</td><td style="text-align: center;">4</td><td>weeks</td></tr> <tr><td>Precon</td><td style="text-align: center;">4</td><td>weeks</td></tr> <tr><td>Construction</td><td style="text-align: center;">0</td><td>weeks</td></tr> <tr><td></td><td style="text-align: center;">0</td><td>weeks</td></tr> <tr><td></td><td style="text-align: center;">0</td><td>weeks</td></tr> <tr><td></td><td style="text-align: center;">0</td><td></td></tr> </table>	Schedule	4	weeks	Precon	4	weeks	Construction	0	weeks		0	weeks		0	weeks		0	
Schedule	4	weeks																	
Precon	4	weeks																	
Construction	0	weeks																	
	0	weeks																	
	0	weeks																	
	0																		
<b>Section/Item</b>																			
<b>Project Team</b>	<b>Hourly Rates</b>		<b>2.50% Increase per year</b>			<b>Hours per Week</b>	<b>Weekly Rates reflects hours/week</b>					<b>Average weekly wage</b>							
	Current	2013	2014	2015	2016		Current	2013	2014	2015	2016								
<b>On-site Staff</b>																			
Project Executive	\$120.00	\$123.00	\$126.08	\$129.23	\$132.46		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Senior Project Manager	\$104.00	\$106.60	\$109.27	\$112.00	\$114.80		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
MEP Project Manager	\$56.00	\$57.40	\$58.84	\$60.31	\$61.81		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
General Superintendent	\$75.00	\$76.88	\$78.80	\$80.77	\$82.79		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Project Superintendent	\$65.00	\$66.63	\$68.29	\$70.00	\$71.75		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
MEP Superintendent	\$75.00	\$76.88	\$78.80	\$80.77	\$82.79		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
MEP Coordinator	\$65.00	\$66.63	\$68.29	\$70.00	\$71.75		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Project Engineer	\$125.00	\$128.13	\$131.33	\$134.61	\$137.98		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Administrative Assistant - Field	\$25.00	\$25.63	\$26.27	\$26.92	\$27.60		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Travel and expenses																			
Parking																			
<b>Support Staff</b>																			
Administrative Assistant - Office	\$25.00	\$25.63	\$26.27	\$26.92	\$27.60		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Insurance Coordinator	\$25.00	\$25.63	\$26.27	\$26.92	\$27.60		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Preconstruction Services	\$125.00	\$128.13	\$131.33	\$134.61	\$137.98	5	\$625.00	\$641.00	\$657.00	\$674.00	\$690.00	\$625.00							
Senior Estimator	\$60.00	\$61.50	\$63.04	\$64.61	\$66.23		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Procurement Specialist	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Contract Administrator	\$25.00	\$25.63	\$26.27	\$26.92	\$27.60		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Outreach Coord./Certified Payroll	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
IST technician	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Document Manager	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
<b>Miscellaneous Administrative Costs</b>																			
Postage and Shipping																			
Office supplies																			
Drinking water/Ice																			
<b>Construction Progress Documentation</b>																			
Construction Progress Schedule Scheduler	\$75.00	\$76.88	\$78.80	\$80.77	\$82.79		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
<b>Construction Cost Control and Accounting</b>																			
Cost Engineer	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Accounting Supervisor	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Accountant	\$25.00	\$25.63	\$26.27	\$26.92	\$27.60		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Accounting Assistant	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
<b>Construction Documentation</b>																			
Document Reproduction																			
Progressive photography																			
Monthly reports																			
Final photography																			
As-built drawings																			
<b>Safety</b>																			
Safety and First Aid																			
Safety Manager	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	0	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
Safety supplies																			
First aid supplies																			
<b>Quality Requirements</b>																			
Survey																			
Bench marks and control points																			
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Soil testing																			
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Temporary Utility Installation																			
Electric service to site office																			
Telephone and internet service to office																			
Water service to office																			
Water service to construction area																			
Fire protection for construction area																			
Utility Usage																			
Electric for site office																			
Electric for construction area - lighting																			
Electric for construction area - general power																			
Telephone																			
Internet																			
Water for site office																			
Water for construction area																			
<b>Construction Facilities</b>																			
Project Management office																			
Office Rental - 99 Bayard Street																			
Leasehold improvements																			
Restoration at end of lease																			
Superintendent office																			
Setup																			
Rental																			

# Rate Schedule Duration

Project Name: _____ Owner: _____ Location: _____ Contract Type: _____ Project Summary: _____	<table border="1" style="width: 100%; border-collapse: collapse;"> <tr><td>Schedule</td><td style="text-align: center;">4</td><td>weeks</td></tr> <tr><td>Precon</td><td style="text-align: center;">4</td><td>weeks</td></tr> <tr><td>Construction</td><td style="text-align: center;">0</td><td>weeks</td></tr> <tr><td></td><td style="text-align: center;">0</td><td>weeks</td></tr> <tr><td></td><td style="text-align: center;">0</td><td>weeks</td></tr> <tr><td></td><td style="text-align: center;">0</td><td>weeks</td></tr> <tr><td></td><td style="text-align: center;">0</td><td>weeks</td></tr> </table>	Schedule	4	weeks	Precon	4	weeks	Construction	0	weeks		0	weeks		0	weeks		0	weeks		0	weeks
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<b>Section/Item</b>																						
<b>Project Team</b>	Hourly Rates		2.50% increase per year			Hours per Week	Weekly Rates reflects hours/week					Average weekly wage										
	Current	2013	2014	2015	2016		Current	2013	2014	2015	2016											
Removal																						
Conference Trailer																						
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Site Storage																						
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Office furniture																						
Office equipment - computers and peripherals																						
Office equipment - copiers (rental)																						
Office equipment - telephone and fax																						
Sanitary Facilities																						
Temporary toilet installation for site offices																						
Temporary toilet maintenance																						
Portable toilets (average of 6 units)																						
Project Identification																						
Project identification signage																						
Temporary interior signage																						
<b>Cleaning and Waste Management</b>																						
Progressive Cleaning																						
Labor foreman	\$25.00	\$25.63	\$26.27	\$26.92	\$27.60		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Office cleaning																						
Waste Management																						
Dumpsters																						
Final Cleaning																						
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Temporary enclosure of openings																						
Modify and remove perimeter fence																						
Temporary Heat and Humidity Control																						
Temporary heating equipment																						
Fuel																						
<b>Security and Surveillance</b>																						
Cameras																						
Camera installation																						
Web service																						
Maintenance																						
Security																						
Off-hours watchman	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										

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<b>Project Team</b>	Hourly Rates		2.50% increase per year			Hours per Week	Weekly Rates reflects hours/week					Average weekly wage										
	Current	2013	2014	2015	2016		Current	2013	2014	2015	2016											
<b>On-site Staff</b>																						
Project Executive	\$120.00	\$123.00	\$126.08	\$129.23	\$132.46		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Senior Project Manager	\$104.00	\$106.60	\$109.27	\$112.00	\$114.80		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Project Manager	\$75.00	\$76.88	\$78.80	\$80.77	\$82.79	5	\$375.00	\$385.00	\$394.00	\$404.00	\$414.00	\$385.00										
MEP Project Manager	\$75.00	\$76.88	\$78.80	\$80.77	\$82.79		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
General Superintendent	\$75.00	\$76.88	\$78.80	\$80.77	\$82.79		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Project Superintendent	\$65.00	\$66.63	\$68.29	\$70.00	\$71.75		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
MEP Superintendent	\$75.00	\$76.88	\$78.80	\$80.77	\$82.79		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
MEP Coordinator	\$65.00	\$66.63	\$68.29	\$70.00	\$71.75		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Project Engineer	\$125.00	\$128.13	\$131.33	\$134.61	\$137.98		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Administrative Assistant - Field	\$25.00	\$25.63	\$26.27	\$26.92	\$27.60		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Travel and expenses																						
Parking																						
<b>Support Staff</b>																						
Administrative Assistant - Office	\$25.00	\$25.63	\$26.27	\$26.92	\$27.60		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Insurance Coordinator	\$25.00	\$25.63	\$26.27	\$26.92	\$27.60		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Director of Preconstruction Services	\$125.00	\$128.13	\$131.33	\$134.61	\$137.98		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Senior Estimator	\$60.00	\$61.50	\$63.04	\$64.61	\$66.23		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Procurement Specialist	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Contract Administrator	\$25.00	\$25.63	\$26.27	\$26.92	\$27.60		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Outreach Coord./Certified Payroll	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
IST technician	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Document Manager	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
<b>Miscellaneous Administrative Costs</b>																						
Postage and Shipping																						
Office supplies																						
Drinking water/Ice																						
<b>Construction Progress Documentation</b>																						
Construction Progress Schedule Scheduler	\$75.00	\$76.88	\$78.80	\$80.77	\$82.79		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
<b>Construction Cost Control and Accounting</b>																						
Cost Engineer	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Accounting Supervisor	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Accountant	\$25.00	\$25.63	\$26.27	\$26.92	\$27.60		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Accounting Assistant	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
<b>Construction Documentation</b>																						
Document Reproduction																						
Progressive photography																						
Monthly reports																						
Final photography																						
As-built drawings																						
<b>Safety</b>																						
Safety and First Aid																						
Safety Manager	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00										
Safety supplies																						
First aid supplies																						
<b>Quality Requirements</b>																						
Survey																						
Bench marks and control points																						
Layout																						
Quality Control																						
Soil testing																						
Concrete testing																						
Steel testing																						
Miscellaneous testing																						
<b>Temporary Facilities and Controls</b>																						
Temporary Utility Installation																						
Electric service to site office																						
Telephone and internet service to office																						
Water service to office																						
Water service to construction area																						
Fire protection for construction area																						
Utility Usage																						
Electric for site office																						
Electric for construction area - lighting																						
Electric for construction area - general power																						
Telephone																						
Internet																						
Water for site office																						
Water for construction area																						
Construction Facilities																						
Project Management office																						
Office Rental - 99 Bayard Street																						
Leasehold improvements																						
Restoration at end of lease																						
Superintendent office																						
Setup																						

# Rate Schedule Duration

Project Name: _____ Owner: _____ Location: _____ Contract Type: _____ Project Summary: _____	Schedule Precon Construction	32 weeks 0 weeks 32 weeks 0 weeks 0 weeks 0										
<b>Section/Item</b>												
<b>Project Team</b>	Hourly Rates		2.50% increase per year		Hours per Week	Weekly Rates reflects hours/week					Average weekly wage	
	Current	2013	2014	2015	2016	Current	2013	2014	2015	2016		
Rental												
Removal												
Conference Trailer												
Setup												
Rental												
Removal												
Site Storage												
Storage facilities												
Furnishings and Equipment												
Office furniture												
Office equipment - computers and peripherals												
Office equipment - copiers (rental)												
Office equipment - telephone and fax												
Sanitary Facilities												
Temporary toilet installation for site offices												
Temporary toilet maintenance												
Portable toilets (average of 6 units)												
Project Identification												
Project identification signage												
Temporary interior signage												
<b>Cleaning and Waste Management</b>												
Progressive Cleaning												
Labor foreman	\$35.00	\$35.88	\$36.77	\$37.69	\$38.63	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Office cleaning												
Waste Management												
Dumpsters												
Final Cleaning												
Final cleaning												
<b>Temporary Enclosures, Protection and Conditioning</b>												
Temporary Safety Protection												
Railings												
Removal of temporary protection												
Temporary Enclosures												
Temporary enclosure of openings												
Modify and remove perimeter fence												
Temporary Heat and Humidity Control												
Temporary heating equipment												
Fuel												
<b>Security and Surveillance</b>												
Cameras												
Camera installation												
Web service												
Maintenance												
Security												
Off-hours watchman	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00















































