

OWNER: Trillium Links & Lake Club
PROJECT NAME : The New Landings
Pre-Design Pricing Summary
J. Davis Construction
11/13/2023

Remark

DIV. 1 GENERAL CONDITIONS

Supervision

Field Engineering	\$33,862.00
Job Secretary	\$33,862.00
PM Expenses / Vehicle	\$36,000.00
Preconstruction Services	\$20,000.00
Project Management + Procore Software	\$137,417.00
Superintendent - Full Time	\$151,200.00
Superintendent Expenses / Vehicle	\$36,000.00

Subtotal Supervision

\$448,341.00

Temporary Facilities

Hardhats / Gear / Water	\$9,675.00
Job Safety / First Aid / Safety Program	\$11,200.00
Office Supplies / Postage / Courier	\$4,500.00
Phone / Copier / Reprographics	\$2,750.00
Project / Aerial Photographs	\$2,500.00
Temporary Job Fence	\$15,000.00
Temporary Project Signage	\$3,200.00
Temporary Protection / Guardrails	\$2,750.00
Temporary Utilities	\$9,500.00
Toilet Facilities	\$3,600.00
Trailer / Storage Shed	\$13,550.00

Subtotal Temporary Facilities

\$78,225.00

Equipment

Fuel / Repairs	\$2,795.00
Rentals	\$18,750.00

	Subtotal Equipment	\$21,545.00	
	Clean-Up		
	Daily Clean-Up	\$6,513.00	
	Final Clean-Up	\$11,000.00	
	Trash	\$45,000.00	
	Subtotal Clean-Up	\$62,513.00	
	TOTAL DIVISION 1	\$610,624.00	
DIV. 2	EXISTING CONDITIONS		
	Demolition - Building	\$122,500.00	
	Demolition - Site	\$27,800.00	
	TOTAL DIVISION 2	\$27,800.00	
DIV. 3	CONCRETE		
	Concrete / Formwork / Reinforcing	\$561,153.00	Does not include retaining walls
	Concrete Retaining Walls	\$434,965.00	Site Retaining Walls
	TOTAL DIVISION 3	\$996,118.00	
DIV. 4	MASONRY		
	Concrete Unit Masonry	\$121,785.00	
	Stone Masonry Veneer	\$103,972.00	
	Stone Pavers & Site Stair Treads & Risers	\$47,028.00	
	TOTAL DIVISION 4	\$272,785.00	
DIV. 5	METALS		
	Structural Steel & Steel Decking	\$167,080.00	TBD
	Metal Pan Stairs, Railings, & Handrails	\$71,500.00	
	Cold Formed Metal Framing	\$176,490.00	TBD
	Cablerails & Handrails - Exterior (At Landings)	\$156,375.00	
	Decorative Formed Metals - Interior / Over Bar	\$78,650.00	
	Misc. Steel / Roof Hatch / Ladder / Mtl Bollards	\$59,250.00	

	TOTAL DIVISION 5	\$709,345.00
DIV. 6	WOOD, PLASTICS & COMPOSITES	
	Rough Carpentry / Gyp. Sheathing / Heavy Timber	\$236,780.00
	Ext. Finish Carpentry & Composite Decking	\$72,283.00
	Wood Trusses	\$75,000.00
	Wood Siding	\$56,735.00
	Wood Ceilings - Ext	\$49,280.00
	Finish Carpentry / Wood Paneling & Trim / Upholstery	\$75,455.00
	Casework / Millwork / Plastic Laminate	\$106,750.00
	TOTAL DIVISION 6	\$672,283.00
DIV. 7	THERMAL & MOISTURE PROTECTION	
	Damproofing / Waterproofing / Caulking	\$43,185.00
	Weather Barriers / Rainscreen	\$0.00
	Building Insulation	\$39,350.00
	Metal Roofing - Sloped	\$0.00
	Gutters & Downspouts	\$11,250.00
	Fiber Cement Siding & Trim / Exterior Shutters	\$49,836.00
	TPO Roofing & Insulation(Flat)	\$136,560.00
	Flashings / Sheet Metal / Firestopping	\$0.00
	Roof Specialties & Accessories	\$6,800.00
	Fireproofing	\$99,930.00
	TOTAL DIVISION 7	\$386,911.00
DIV. 8	OPENINGS	
	Hollow Metal Doors and Frames	\$15,950.00
	Wood Stile & Rail & Wood Doors	\$48,000.00
	Alum Clad Doors & Windows	\$14,500.00
	Fiberglass Doors	\$19,450.00
	Alum Frame Doors & Windows	\$12,750.00
	Folding Door System	\$24,750.00
	Door Hardware	\$11,500.00

	Glass & Glazing / Mirrors	\$6,550.00	
	Ceiling Access Doors / Eliason High Impact Doors	\$2,750.00	
	Sectional Overhead Doors - Alum	\$29,250.00	
	TOTAL DIVISION 8		\$185,450.00
DIV. 9	FINISHES		
	Gypsum Board	\$67,500.00	
	Porcelain, Ceramic, & Glass Tiling	\$160,920.00	
	Acoustical Tile Ceilings	\$19,872.00	
	Epoxy Floor & Base / Protect All Flooring	\$30,080.00	
	LVT & VCT Flooring / Rubber Base	\$23,280.00	
	Stone Fireplace Surround	\$67,500.00	
	Painting - Interior / FRP Wall Panels	\$47,500.00	
	Painting - Exterior	\$69,750.00	
	Staining & Transparent Finishing - Exterior	\$52,370.00	
	"Cool Deck" (At Pool)	\$0.00	
	TOTAL DIVISION 9		\$538,772.00
DIV. 10	SPECIALTIES		
	Toilet Accessories /FE Cabinets / Corner Guards	\$10,200.00	
	Manufactured Fireplace & Gas Logs	\$72,400.00	
	Signage	\$3,250.00	
	TOTAL DIVISION 10		\$85,850.00
DIV. 11	EQUIPMENT		
	Food Service Equipment	\$179,500.00	
	TOTAL DIVISION 10		\$179,500.00
DIV. 12	FURNISHINGS		
	Stone Countertops	\$0.00	
	TOTAL DIVISION 12		\$0.00
DIV. 13	SPECIALTIES		

	Swimming Pool	\$500,000.00	
	Hot Tub	\$0.00	
	TOTAL DIVISION 13	\$500,000.00	
DIV. 14	CONVEYING SYSTEMS		
	Elevators - Hydraulic	\$145,000.00	
	TOTAL DIVISION 14	\$145,000.00	
DIV. 22	PLUMBING		
	Plumbing & Roof Drains	\$265,000.00	
	Lift Station	\$35,000.00	TBD
	TOTAL DIVISION 22	\$265,000.00	
DIV. 23	HEATING, VENTILATING & AIR CONDITIONING		
	HVAC	\$451,000.00	
	HVAC Controls	\$0.00	
	TOTAL DIVISION 23	\$451,000.00	
DIV. 26	ELECTRICAL		
	Electrical	\$522,600.00	
	Lighting - Building	\$15,000.00	
	Lighting - Decorative Fixtures	\$10,000.00	
	Lighting - Site	\$0.00	Site Only
	Fire Alarm & Smoke Detection Systems	\$107,400.00	
	Telephone & Data Raceway Systems	\$30,250.00	
	Generator	\$45,000.00	
	TOTAL DIVISION 26	\$730,250.00	
DIV. 31	EARTHWORK		
	Site Clearing	\$6,800.00	
	Earth Moving & Layout/Staking	\$0.00	
	Termite Control	\$850.00	
	Helical Piles & Ground Anchors	\$0.00	TBD

		Remark
	Subgrade improvements - undercut & backfill	\$275,000.00
	Imported Suitable Structural Fill	\$275,000.00
	TOTAL DIVISION 31	\$557,650.00
DIV. 32	EXTERIOR IMPROVEMENTS	
	Asphalt Paving	\$71,250.00
	Unit Pavers - Decorative	\$110,000.00
	Parking Bumpers & Parking Striping & Parking Signage	\$0.00
	Alum Fencing & Gates (At Pool)	\$7,800.00
	Irrigation	\$0.00
	Landscape, Planting & Grassing	\$200,000.00
	Curbs, Gutters, & Sidewalks	\$56,750.00
	TOTAL DIVISION 32	\$445,800.00
DIV. 33	UTILITIES	
	Site - Water, Sanitary, Fire Lines & Taps	\$55,000.00
	Site - Grease Traps	\$13,500.00
	Site - Phone & Data / Propane	\$0.00
	Site - Electrical	\$0.00
	Site - Stormwater Piping	\$41,500.00
	TOTAL DIVISION 33	\$110,000.00
DIV. 00	INSURANCE / PERMITS / LICENSES / CONTINGENCY	
	Insurance : Builder's Risk (New Construction only)	\$13,500.00
	Insurance : General / Excess Liability / Umbrella	\$87,877.00
	CONTINGENCY PLUG (10%)	\$996,118.00
	Building Permit	\$47,250.00
	Subcontractor Bonding	\$82,785.00
	TOTAL DIVISION 00	\$1,227,530.00
	GENERAL CONTRACTOR'S FEE	\$790,883.00
	TOTAL COST ESTIMATE	\$9,888,551.00

Remark

Number of Calendar Days for Construction

365

J. Davis Construction