Special Lot & Adjacent Site - New Parking Deck

Final Schematic Design Development Budget - 300 Spaces, 5800 sf commercial space

LAST REVISION / PRINT DATES:	04/11/07	/	04/11/07
PREPARED BY:	KPB		
COST SUMMARY	$	% of Total	Per S.F. 106,395
DEVELOPMENT COSTS			
BUILDER'S RISK INSURANCE	$40,248	0.50%	$0.38
CONSTRUCTION DIRECT COSTS (exclusive of deep foundation and hazmat)	$6,180,076	76.48%	$58.09
DEEP FOUNDATIONS (vs. spread footings)	$490,924	6.08%	$4.61
HAZMAT MATERIAL REMOVAL	$30,000	0.37%	$0.28
ALLOWANCE FOR ADDITIONAL AREA COVERAGE OF THIN BRICK (included in CDC)	$0	0.00%	$0.00
ALLOWANCE FOR ADDITIONAL ENVIRONMENTAL MEASURES (resulting from MDE review process)	$50,000	0.62%	$0.47
ARCHITECT & ENGINEERS	$402,725	4.98%	$3.79
CITY & UTILITY FEES (potential for City waiver of fees?)	$100,000	1.24%	$0.94
DEVELOPMENT TEAM REIMBURSABLES	$100,000	1.24%	$0.94
DEVELOPMENT OVERHEAD FEE (5% of tot. dev. costs less dev. fee -- part of Capstone Advance)	$384,776	4.76%	$3.62
PROJECT CONTINGENCY (4.5% of Construction Costs)	$301,545	3.73%	$2.83
TOTAL - DEVELOPMENT COSTS	**$ 8,080,294**	**100.00%**	**$ 75.95**
OVER/UNDER BUDGET OF $7,300,000	**$780,294**		
Potential Project Savings Due to City Available Funding for Concrete Sidewalks, Landscaping and Street Lights	**$83,090**		
Adjusted Over/Under Budget Figure	**$ 697,204**		