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Town of East Lyme
Board of Selectmen Ad-Hoc

Public Safety Building Vision Committee

Tuesday, February 11, 2020 @ 5:30 p.m.

East Lyme Town Hall – Conference room 1

Feb 25 2020 AT 8:25 AM/PM

Karen Wilhelm
EAST LYME TOWN CLERK

Members Present: Mike Finkelstein, Paul Dagle, Dan Cunningham, Lisa Picarazzi, Anne Santoro, Mark Powers, Joe Barry, Bill Cornelius, Dan Price, Kevin Seery,

Excused: Tony Buglione, Bill Weber

Also Preset: Ray O'Connor - East Lyme Building Committee, Brian Cleveland - Silver/Petrucci (S/P), John Way - Fire Marshal (FM)

1./ 2. Call to Order / Pledge of Allegiance: Chairman Dagle called the meeting to order at 5:32 p.m. and led the Pledge of Allegiance.

3. Public Delegations: Chairman Dagle opened the floor for Public Delegations.

Camille Alberti, Chairman of the Board of Finance thanked the committee for the opportunity to speak so she could clear up some misconceptions. Camille stated the BOF cut \$1M from the original request for this project because there were no solid figures provided at the time of the request. She additionally stated that the BOF was not against the sally port and holding cells and that they awarded the \$5M to start. The BOF was clear about coming back to request more if needed once the plan was figured out and hard numbers were available. Camille then offered a copy of the questions she had for the committee to Julie Wilson to file with the minutes (Attachment A) and read them aloud.

Chairman Dagle thanked Camille for her questions and noted they would be filed with the minutes and he would have a discussion with Mr. Nickerson regarding her concerns.

Bill Cornelius noted that the restriction on drinking water Ms. Alberti referred to was standard in all of Honeywell's sales agreements.

4. Approval of Minutes from February 4, 2020: Motion made by Bill Cornelius, seconded by Anne Santoro. The motion on approval of the minutes from the February 4, 2020 meeting passed 9-0-1. Dan Price abstained.

5. Review outstanding open items:

• **Sprinklers** – Chairman Dagle asked FM Way for his professional opinion on sprinklers for the building.

FM Way stated that the plans currently meet code and sprinklers are not required. He is a big proponent of sprinklers, however, with the separation measures that have been added into the plan, it will be a very safe building for the town.

Chairman Dagle stated this leaves the committee with three options:

1. Do not install them
2. Add the sprinklers to the plan
3. Add the sprinklers as a "bid Alt"

Chairman Dagle opened the floor for discussion.

Anne Santoro asked FM Way about the annual maintenance costs of a sprinkler system.

FM Way stated quarterly sprinkler testing and inspections are required, but he is not familiar with the cost. His responsibility is ensuring the inspections and testing required by code are done and the systems are operating properly.

Brian Cleveland stated annual maintenance and inspections for the sprinkler system would add approximately \$4K to the operation budget for the building.

Anne Santoro asked Brian Cleveland to summarize the narrative he provided to the committee today.

Brian Cleveland briefed the committee on the Estimate Narrative dated February 2, 2020 – REV February 10, 2020 and attached project cost estimates (Attachment B). Brian also stated that until pipes and hydrants are installed at the adjoining development and can be tested, the need for a fire pump to support a sprinkler system will be unknown, hence Add Alt 2



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numbers are shown both with and without the fire pump. He additionally stated, should the committee choose to add sprinklers, there will be a \$25K redesign cost to add the system into the construction documents.

Kevin Seery stated that he was told the adjoining development has all of its permits and is ready to go.

Lisa Picarazzi asked if Brad Kargl from the Water Department was asked for his opinion.

Chairman Dagle stated that Mr. Kargl invited to tonight's meeting, but was not able to attend. The Chairman also stated that the well will take care of the building without sprinklers and the domestic water timeline is unknown.

Lisa Picarazzi stated any information Brad Kargl can provide for any of this is important. She would like his opinion.

Ray O'Connor stated that there is no way for Brad to estimate the pressure from a domestic water supply.

Chairman Dagle added that the pressure information is needed to answer whether or not a fire pump will be needed.

Brian Cleveland stated that a 55 PSI is required at the building in order to eliminate the need for a fire pump.

Chairman Dagle stated the estimate to bring the domestic water to the building is \$40K and until the waterlines and hydrants are in place and can be tested, we won't know if the pressure will meet the 55 PSI requirement.

Bill Cornelius recommended tabling this until we can speak with Brad Kargl.

Chairman Dagle noted that waiting for the water lines to go in to test the pressure will hold up the project. If sprinklers are not required, we have the option to recommend no sprinklers.

Dan Cunningham asked if the showers would be used.

Chief Finkelstein confirmed they would be and that a water quality test is simple to do.

Brian Cleveland added that a water filtration system could be added to filter/treat the water if needed.

Bill Cornelius stated he was against putting sprinklers in as they weren't required.

Chairman Dagle said the water issue would remain OPEN until a water quality test could be performed and we can obtain the Towns interpretation of the deed restriction.

Anne Santoro stated we don't have a code obligation to put sprinklers in and the building is sound.

Dan Cunningham stated given the cost feasibility, the building being up to code providing lower risk and the potential savings of not adding sprinklers, he would vote no.

Kevin Seery agreed stating he is comfortable not adding the sprinkler system.

Mark Powers also agreed stating if he thought it would make the building safer, there would be no question. We have professionals in this field who have signed off on the current design without sprinklers and he doesn't believe anyone in the room would compromise safety for cost. He thinks we should move forward with the current plan.

Joe Barry stated the second-floor occupancy is unknown. He would like to see the whole building sprinklered to meet code for future occupants.

Brian Cleveland stated staying within the same use category, the only reason a sprinkler system would be required is if an assembly area of more than 1,400 sq. ft was needed. This would mandate sprinklers. Sprinklers do give flexibility for any use with no restrictions.

Chief Finkelstein noted a Town agency moving into the second floor would fall under the same use category. What department this is or when they would occupy the space is an unknown. The town will need to handle what is needed when the time comes.



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Lisa Picarazzi stated she will support either way.

Dan Cunningham noted that public safety professionals who do this for a living have weighed in.

Dan Price stated if money was no object and we could afford it, we would. The fact remains, they are not required.

Bill Cornelius made a motion to proceed without sprinklers, Dan Price seconded the motion. The motion passed 9-0-1. Joe Barry abstained.

- **\$1MIL Eversource 0% Financing allotment for East Lyme** - Kevin Seery stated there are always new programs, but nothing available now. The item will close until further information becomes available.

- **Chief Finkelstein: Fiber** – Chief Finkelstein stated he met with the State last Thursday. The move will be very complex. The State is working to get us an estimated cost for the move. Item remains OPEN

- **Availability of the Building Committee to oversee the project/Clerk of the Works** – Ray O'Connor stated no Clerk of the Works is needed. He recommended saving the money and that the Building Committee could handle it.

Kevin Seery asked if the Building Committee members were available to visit the site every day. Mr. O'Connor did not confirm committee members would be available every day.

Chairman Dagle asked about who would ensure the site is secured each day.

Chief Finkelstein said it would be impossible for his officers to check all of the doors to the building every day for 6-8 months, but he would request regular drive thru property checks from the evening shift officers.

Brian Cleveland stated that the General Contractor is responsible for insuring the property and securing the site 24/7 until the project is complete.

Anne Santoro stated that there should be oversight of the project on behalf of the Town as the owner.

Ray O'Connor stated the Building Committee will meet once a month and can hold special meetings if needed.

Bill Cornelius stated it is important to have someone to facilitate communications between the different entities.

Mark Powers stated the role of the Clerk of the Works should be the responsibility of the Building Committee. We are responsible for making the funds available.

Chairman Dagle noted this item would remain open for further discussion.

- **Chairman Dagle: Furniture inventory project** – Items 6 & 7 will remain OPEN until action is deemed necessary or until determined the item can be closed.

- **USDA Loan** – Anne Santoro explained a number of reasons why this loan would *not* be beneficial for our project. Item is closed.

6. **New Business:**

Chairman Dagle stated he will inquire with Mark Nickerson as to who from the Town will be responsible for posting the bid package on the DAS website. He noted that S/P recommends a four week bid period and added that Bill Scheer typically reviews bid documents for the Town.

7. **Bid Documents**

Brian Cleveland stated that the bid documents could be ready by tomorrow. He has received some of the IT & Communications infrastructure and needs actual layouts of the Dispatch Center and the EOC. Information is pending from the Communications vendor regarding dimensions of the Dispatch consoles.



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Chairman Dagle asked the committee members if they were comfortable authorizing the Town & S/P to put the bid package out. He stated an addendum may be needed down the road to tweak the plans and that a change order for the water supply can be done if necessary.

Dan Price made a motion to authorize the Town and Silver/Petrucelli to proceed with preparing the package to go out to bid Kevin Seery seconded the motion, the motion passed 10-0-0.

Discussion on Next Steps: Open Items

1. Chairman Dagle: Water Quality Test
2. Chairman Dagle: Deed Restrictions
3. Chairman Dagle: Posting of bid package to DAS
4. Chief Finkelstein: Fiber – Pending estimate from the State
5. Chairman Dagle: Building Committee availability to oversee the project – Clerk of the Works.
6. Chairman Dagle: Furniture inventory project – Items 6 & 7 remain open until decision is required.

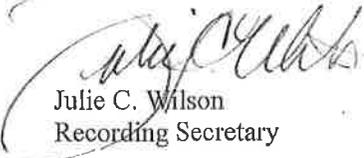
8. Next Meeting Date:

Chairman Dagle tabled the date for the next meeting. An email will be sent out to the committee members and the agenda will be filed with the Town Clerk when the date of the next meeting has been set.

9. Adjourn:

Kevin Seery made the motion to adjourn, Bill Cornelius 2nd the motion, the motion passed 10-0-0. The meeting was adjourned at 7:10 p.m.

Respectfully submitted,


Julie C. Wilson
Recording Secretary

Camille Alberti Questions:

1. Deed restrictions “run with the land.” During the Title Search of this property, how long have these deed restrictions been in place? Did Honeywell put these restrictions in place? Did the former owner, InnComm (?) place these restrictions? If not, then who and when?
2. What was the purpose of these deed restrictions? For example, the 1st Use Restriction points out no “overnight accommodations, whether such uses are in single family residences...or any other dwelling use of any kind.” Why was that a factor?
3. Which members of this committee had access to and read the “Real Estate Purchase Agreement” and the Deed to the property? Of those members, who believed it was OK to move the project forward without hooking up to Town water?
4. For those members that had no knowledge of these documents prior to this meeting, how does water quality now factor into your decision moving forward with regard to using the well water or hooking up to Town water?
5. Chief Finkelstein...Do you feel comfortable telling your men it is OK to shower on premises after working out in this building?
6. Would any of you feel comfortable in flushing your eyes out with tap water if there were to be an industrial accident of some sort?
7. I understand your position that a sprinkler system is not needed in the building because it will be occupied 24/7/365. However, does the quality of water from the well also factor into your decision to not move forward with a sprinkler system?
8. The Soil and Groundwater Report I received from MN was a “Draft” document from 2007. Why didn’t we conduct our own sample, as Honeywell suggested? The water sample data I received is from prior owner’s reports. Why didn’t we take our own? I’m no expert, but Lead readings should be consistently zero. 14 out of 44 samples showed some level of Lead in the water.
9. It looks like the water samples taken by Honeywell were from a kitchen faucet. Is there a water treatment system in the building? Were any samples ever taken directly from the source?
10. If we were to get Town water to the site, how long would that take? Do we have permission from the abutting property owner to connect to Town water through their property?

SILVER / PETRUCELLI + ASSOCIATES

Architects / Engineers / Interior Designers
3190 Whitney Avenue, Hamden, CT 06518-2340
Tel: 203 230 9007 Fax: 203 230 8247
silverpetrucelli.com

February 3, 2020
REV. February 10, 2020

Paul Daigle
Public Safety Vision Committee
Town of East Lyme

Explanation of changes from 19-12-03 SD Estimate to 20-02-03 CD Estimate

We have reviewed and compared the Construction Cost Estimates provided during or Schematic Design (SD) and Construction Documents (CD) phases. We have outlined moderate to major changes between the two estimates that have resulted in a change. A major change to the Base Bid of the two estimates is relating to the inclusion of the Sally Port and Detention Area in the CD estimate. We have continued to break out the Sally Port and Detention Area in our CD estimate as a deduct alternate.

Increases to the construction cost resulting from code compliance for fire resistance ratings of the buildings corridors and separation of the sally port from the remainder of the building accounts for an approximately \$181,000 change. There is a \$65,000 decrease for not having to provide the fire suppression system in the sally port or detention area. The net change for fire resistance and fire suppression changes is an increase of \$116,000.

The cost estimate dated 20-02-03 presented at the 2/4/2020 Vision Committee meeting has been updated to reflect the committee's request for the design team to analyze the cost implications of adding a fire suppression system to the building. Add Alternate #2 has been created and added to the CD cost Estimate dated 20-02-10 to investigate this request. The addition of a sprinkler system eliminates the required separation of the corridor from the adjacent rooms, eliminates the required separation of the greater than 100 square feet storage rooms from the adjacent spaces, and reduces by one-hour, to one-hour, the separation of the sally port from the adjacent spaces. These changes have resulted in the reduction of metal stud, gypsum wall board, rated ACT ceilings, and fire dampers accounting for a decrease in construct cost, from the base bid, of \$115,000. The cost for adding the sprinkler system requires the extension of a public water supply or the installation of a cistern and pump which can provide sufficient pressure and flow to the buildings sprinkler system. The estimate includes the extension of the public water supply approximately 475 feet from the adjacent property to the North, installation of piping and equipment within the building for the sprinkler system, and connection of the flow monitors to the fire alarm system. The towns Fire Marshal had indicated that the installation of the sprinkler systems piping and heads outside of this project's work area would not be required to be installed during this project. As such, the cost for providing the sprinkler piping and heads has been broken out between the two floors within the detailed cost estimate of Add Alternate #2. We have also included a Clean-Agent fire-extinguishing system within the IT room in-lieu of the wet system to protect the equipment within that room from water damage. These pieces are estimated to cost \$236,000. The estimated net cost for providing the a fire suppression system throughout the building and the reductions in fire protection, including all hard costs, is an increase of \$146,000 to the base bid of the project and a total increase to the project cost of \$192,000, including hard and soft costs. If a fire pump is required to boost the pressure of the supplied water to the building via the new public water supply, an upgrade to the generator will be required and a separate electrical service from the property's transformer be provided to the pump. This will add to the project cost \$107,000, hard and soft costs.

As part of the process of developing the SD drawings into CD drawings, we come to understand the full requirements of the project and its associated cost. Now that we have nearly completed our CD's we are able to fully estimate the complete scope of the work. This accounts for most of the increases and decreases listed below.

We believe that there is a cost of approximately \$126,000 associated with providing the infrastructure required for the new communications equipment. These costs include: Demolition and new construction for the IT room and its finishes; A new UPS; Relocation of the existing and addition of 1 HVAC Split System for IT room; Low voltage wiring; New branch circuiting for systems power connections.

Below is a list of changes that have been created between the 19-12-03 SD Estimate and 20-02-03 CD Estimate.

Architecture

Division 2

- Additional area of High Bay area slab needs to be removed to provide proper footings for new load bearing walls of the detention area and trenching for below slab piping of the detention area.
 - + \$22,500

Division 3

- New concrete slab, footings and reinforcing for detention area.
 - + \$9,000
- New structural concrete floor infill above detention area to provide fire separation assembly.
 - + \$4,850

Division 5

- Additional structural steel for new roof penetrations and equipment support.
 - + \$15,000
- New structural ceiling system above detention area to provide fire separation assembly.
 - + \$15,675
- Add ships ladder and railings at new equipment mezzanine in sally port.
 - + \$7,620

Division 6

- Additional built in counters and cabinetry were included in the Armory.
 - + \$5,500

Division 7

- Amount of rigid insulation was reduced.
 - - \$4,000
- Additional areas of roof repair were identified.
 - + \$4,200

- Added waterproof traffic coating to roof over evidence storage.
 - + \$10,100
- Added recaulking of existing windows.
 - + \$3,000

Division 8

- Number of doors able to be salvaged decreased due to inadequate door and frame fire rating. This has required these doors to be changed to new doors.
 - + \$14,000
- Added doors to conceal surface mounted electrical panels within corridor near the detention area. Accessibility requirements.
 - + \$4,200
- Access doors for detention cell plumbing added.
 - + \$ 1,300
- Fire shutters for window openings into main lobby from Dispatch and Records added.
 - + \$1,800

Division 9

- Additional framing and drywall to create required fire ratings.
 - + \$28,600
- Added ballistic rated wallboard between main lobby and detention and records rooms.
 - + \$4,000
- Replacing existing ACT with fire rated ACT at storage rooms.
 - + \$12,400
- Reduced the area of steel security ceiling in detention area and replaced with Secured ACT.
 - - \$5,500
- Price of installed VCT was adjusted to represent current market price.
 - + \$8,000
- Area of FRP was reduced.
 - - \$3,300
- Painting of Detention Area CMU block was changed to epoxy paint for increased durability within this area.
 - + \$16,000

Division 10

- Detention furniture was selected and priced.
 - + \$5,350
- Storage cage in Sally Port and Weapons storage added to estimate.
 - + \$9,000
- Removed metal storage shelving from records and evidence rooms.
 - - \$24,500

Division 11

- Add range, hood, and full-size refrigerator to Dispatch
 - + \$2,500

Division 12

- Windows shades where changes to aluminum mini-blinds.
 - - \$3,400

Fire Protection

Division 21

- Based on our code review and the limited number of people that will be detained (less than 4) the detention area will not be considered an I-3 Occupancy but an extension of the Police Department's B Occupancy.
 - - \$65,000

Plumbing

Division 22

- Quantity of plumbing fixtures increased.
 - + \$11,000

- Additional demolition saw cutting and trenching due to remote fixture locations.
 - + \$10,000
- Fire wrapping existing ABS and PVC piping to meet smoke and fire rating due to return plenum ceiling.
 - + \$23,500
- Elimination of separate water heater system for detention area.
 - - \$12,000

Mechanical

Division 23

- Increased amount of ductwork modifications required.
 - + \$4,000
- New Ductwork replacing existing fiberboard ductwork.
 - + \$21,000
- Add exhaust fan and ductwork for dispatch kitchen at new stove for this area.
 - + \$15,000
- New Ductwork insulation increased due to increased amount of new ductwork.
 - + \$16,875
- Added 85 fire/smoke dampers for ductwork penetrating corridor walls as required by code.
 - + \$85,000
- New grills and diffusers have been added. We are reusing as many of the existing as possible, however we need to add more to support the space requirements.
 - + \$12,250
- Dedicated detention Cell HVAC equipment changes to the quantity of VAV boxes, Ductwork and specialty grilles changes.
 - + \$24,000

Electrical

Division 26

- UPS price adjusted to reflect actual budget pricing compared to estimating guide price list.
 - + \$10,000
- IT panel and branch circuits cost for supporting new communications rack equipment in the Server Room based on recently provided requirement.
 - + \$27,000
- Elevator feed was not included in the SD estimate
 - + \$3,000
- New Power Panel and circuits for the additional power required for the new layout and mechanical equipment.
 - + \$16,000
- Additional power to added HVAC equipment.
 - + \$5,000

- Relocate the existing panel and transformer in the high-bay area to the equipment mezzanine.
 - + \$4,000
- Added surface floor raceway with power and data in the EOC
 - + \$3,000
- Additional locations for the Access Control and Surveillance System above those originally planned for and updated pricing to reflect current market conditions.
 - + \$60,000

Town of East Lyme		Date:	2/10/2020
East Lyme Public Safety Building		Job No.:	19.087
277 West Main Street			
Niantic, Connecticut 06357			
OPINION OF PROBABLE COST			
Total Project Cost Estimate			
Base Bid Construction Cost Estimate		\$	2,915,912
Hazardous Materials Abatement	Allowance	\$	15,000
Furnishings		\$	-
Relocation Cost (Furniture Moving)	Allowance	\$	10,000
A/E Contract Design and Bid Base Services		\$	85,100
A/E Contract Add Alternate Allowances		\$	26,600
A/E Furniture Inventory & MM Services (Tasks 1-5)		\$	22,248
Environmental Engineer Services		\$	6,028
Bid League Notices	Allowance	\$	1,000
Materials Testing	Allowance	\$	6,000
Zoning Application Fee		\$	60
Building Permit Fee (May be waived)	\$10.00 per \$1,000	\$	29,159
State Education Fee	\$0.26 per \$1,000	\$	758
Owners Contingency (% of Base Bid)	10%	\$	291,591
Communications Equipment	Allowance	\$	500,000
Building Procurment		\$	2,700,000
Base Bid Grand Total			\$ 6,609,456
Deduct Alternate 1 (Eliminate Detention and Sally Port from Base Bid)		\$	759,999
Reduction in Building Permit Fee (May be waived)	\$10.00 per \$1,000	\$	7,600
Reduction in State Education Fee	\$0.26 per \$1,000	\$	198
Reduction of Materials Testing	Allowance	\$	3,000
Reduction in Owners Contingency (% of Deduct Alternate 1)	10%	\$	76,000
Deduct Alternate 1 Grand Total			\$ 846,797
Add Alternate 1 (Add Elevator and Equipment to Base Bid)		\$	136,391
Building Permit Fee (May be waived)	\$10.00 per \$1,000	\$	1,364
State Education Fee	\$0.26 per \$1,000	\$	35
Materials Testing	Allowance	\$	3,000
Owners Contingency (% of Add Alternate 1)	10%	\$	13,639
Add Alternate 1 Grand Total			\$ 154,430

Add Alternate 2 (Add Sprinkler System No Fire Pump)		\$	146,549
Building Permit Fee (May be waived)	\$10.00 per \$1,000	\$	1,465
State Education Fee	\$0.26 per \$1,000	\$	38
Owners Contingency (% of Add Alternate 2)	10%	\$	14,655
Redesign for Sprinkler System	Allowance	\$	25,000
Maintenance (per year)	Allowance	\$	4,000
Add Alternate 2 Grand Total		\$	191,708
Add Alternate 2 (Add Sprinkler System w/ Fire Pump)		\$	242,959
Building Permit Fee (May be waived)	\$10.00 per \$1,000	\$	2,430
State Education Fee	\$0.26 per \$1,000	\$	63
Owners Contingency (% of Add Alternate 2)	10%	\$	24,296
Redesign for Sprinkler System	Allowance	\$	25,000
Maintenance (per year)	Allowance	\$	4,000
Add Alternate 2 Grand Total		\$	298,748
 <p> SILVER/PETRUCELLI + ASSOCIATES <i>Architects / Engineers / Interior Designers</i> 3190 Whittoey Avenue, Hamden, CT 06518 Tel: 203 230 9007 Fax: 203 230 8247 www.thsxpetrucelli.com </p>			

DIVISION TWENTY-ONE - FIRE PROTECTION							
6" SPRINKLER MAIN w/ BACKFLOW PREVENTORS, FD CONNECTION, STANDPIPES	1	LS	\$25,000	\$25,000		\$25,000	\$25,000
SPRINKLER PIPING AND HEADS (1ST FLOOR)	18,400	SF	\$4.75	\$87,400		\$87,400	\$87,400
SPRINKLER PIPING AND HEADS (2ND FLOOR)	13,260	SF	\$4.75	\$62,938		\$62,938	\$62,938
FIRE PUMP	1	LS	\$70,000	\$70,000		\$70,000	\$70,000
CLEAN-AGENT FIRE-EXTINGUISHING SYSTEM (IT ROOM)	4,500	CF	\$4.00	\$18,000		\$18,000	\$18,000
DIVISION TOTAL =						\$193,338	\$263,338
DIVISION TWENTY-TWO - PLUMBING							
DIVISION TOTAL =						\$0	\$0
DIVISION TWENTY-THREE - MECHANICAL							
FD AND FSD PENETRATING NEW RATED WALL	75	EA	-\$1,000	(\$75,000)		(\$75,000)	(\$75,000)
DIVISION TOTAL =						(\$75,000)	(\$75,000)
DIVISION TWENTY-SIX - ELECTRICAL							
ADD BREAKER TO GENERATOR FOR FIRE PUMP	1	EA	\$5,000	\$5,000		\$5,000	\$5,000
ADD DEDICATED SERVICE FOR FIRE PUMP (FROM TRANSFORMER)	1	LS	\$5,000	\$5,000		\$5,000	\$5,000
FIRE ALARM SYSTEM (ADDITIONAL FOR SPRINKLER)	1	LS	\$3,000	\$3,000		\$3,000	\$3,000
FIRE ALARM SYSTEM (REDUCTION FOR FDFSD)	75	EA	-\$100.00	(\$7,500)		(\$7,500)	(\$7,500)
DIVISION TOTAL =						(\$4,500)	\$5,500
DIVISION THIRTY-ONE - EARTHWORK							
DIVISION TOTAL =						\$0	\$0
DIVISION THIRTY-TWO - EXTERIOR IMPROVEMENTS							
DIVISION TOTAL =						\$0	\$0
DIVISION THIRTY-THREE - UTILITIES							
WATER LATERAL (6")	475	LF	\$85.00	\$40,375		\$40,375	\$40,375
DIVISION TOTAL =						\$40,375	\$40,375
 <p>SILVERPOINT LLC + ASSOCIATES <i>Architects / Engineers / Interior Designers</i> 3190 Whitney Avenue, Hamden, CT 06518 Tel: 203 230 9307 Fax: 203 230 8247 www.silverpointllc.com</p>		SUBTOTAL =					
		COST INDEX =		1.076	\$121,606	\$201,606	
		ESCALATION =		1.00	\$130,848	\$216,928	
		DESIGN CONTINGENCY		0.00%	\$0	\$0	
		GEN. CONDITIONS		12.00%	\$16,702	\$26,031	
		OH&P INCLUDED			\$0	\$0	
		OWNERS CONTINGENCY		0.00%	\$0	\$0	
CONSTRUCTION TOTAL =			\$146,549	\$242,959			
			\$/SQ FT	\$/SQ FT			
			\$4.57	\$7.57			

