

# PLUM

architects

August, 2012

## Cost Estimate for Southwest Museum: Conceptual Design Phase

### General Overview:

The cost estimate for the Plum Architects Conceptual design was prepared in October 2012 by Bartlett Consulting, Inc., Daniel Bartlett, Principal with over 20 years of experience as a Senior Estimator in a broad range of public building and construction types. The basis of the cost estimate was the conceptual design drawings prepared by Plum Architects in the Fall of 2012 and the 2004 "Southwest Museum Rehabilitation Study," Prepared by Levin and Associates with cost estimating component by Davis, Landon & Adamson.

### Overview of Phasing & Pricing:

The design approach can be phased if deemed necessary. The general breakdown of scope and cost of each phase is as follows:

PHASE 1	\$28 mil	Basic building restoration, safety and ADA upgrades and Loggia Connector
<u>PHASE 2</u>	<u>\$22 mil</u>	New exhibition wing, new partial underground loading and staff areas, parking upgrades.
<b>TOTAL</b>	<b>\$50 mil</b>	<b>(rounded)</b>

### Overview of costs: (all dollar amounts in millions)

Phase 1 + 2:

57,580 SF @ \$490/SF

17,500 SF gallery space + 3,000 SF if Braun Library is located offsite

\$28.2 Construction Costs (see detailed estimate from Bartlett Consulting)

\$ 5.0 Allowance for Parking Upgrades

\$33.2 Subtotal Construction

\$ 6.6 Construction Contingency (20%)

\$ 10.6 soft cost incl. FF&E (32%)

\$ 50.4 mil Total