

MS 1A REALIGNMENT
6-8 GRADE ALIGNMENT

ONE (1) MIDDLE SCHOOL

Option MS 1A: 6th Grade Relocated to Middle School; 6-7-8 Grade Alignment.

OBLOCK

Total Enrollment		875
Average Class Size		22-23
Configuration		13 Round
Grade Levels		6-8
Classrooms	Science Lab / CR	7
	General	+660
		<660
	Special Education	+660
		<660
Specialty Spaces	Small Group	--
	Large Group	--
	Computer Lab	1
	Art Room	1
	Music Room	1
	Family & Cons. Sci.	1
	Tech Ed / Ind Arts	3
	IST / IPC	
Shared Spaces	Library/ Media Center	1
	Auditorium	1
	Cafeteria	1
	Gymnasium	1



Indicates required Program space to be located in New Construction



Indicates New Gymnasium space to be located in New Construction

NEW CONSTRUCTION REQUIREMENT TOTALS	SPACE	AREA	
	Science Lab	1000	1
	Classrooms	850	13
	Art Room	1000	1
	Small Group	550	4
	Media Cntr.	1500	--
	Comp. Lab	1000	1
	Gymnasium	6500	--
	Area Sub-Total		16,250
Gross Area of New Const.¹		22,750	
RENO.	Level 2	24,263	
	Level 1	83,493	
	Level -1	0	
	Gross Area of Renovation		107,756

Total Const. Req'd

22,750 sf

Total Renov. Req'd

107,756

Notes:

- 1 Gross Square Footage Factor accounts for Primary Building Circulation, Storage, Ancillary Spaces, Structural Elements, Building Support Areas, Exterior Wall, etc.
- 2 Indicates the Relationship of Actual Classroom Count as Compared to the Required Classroom Count. I.E (-2) Indicates a Shortage of 2 Classrooms; (+2) Indicates an Excess of 2 Classrooms.

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OPTION MS 1A SCHOOLS		AREA (SF)	COST / SF		ESTIMATED COST			
			LOW	HIGH	ECONOMY	PREMIUM	AVERAGE	
HARD CONSTRUCTION COSTS	OBLOCK	New Construction	22,750	\$175	\$250	\$3,981,250	\$5,687,500	\$4,834,375
		Renovation	107,756	\$0	\$0	\$0	\$0	\$0
		Site Work	12%	\$0	\$0	\$477,750	\$682,500	\$580,125
	Hard Cost Sub-total					\$4,459,004	\$6,370,000	\$5,414,500
SOFT COSTS	Design Fees	6.5%			\$289,835	\$414,050	\$351,943	
	CM Fee	3%			\$133,770	\$191,100	\$162,435	
	FF&E	5%			\$222,950	\$318,500	\$270,725	
	Contingency	10%			\$445,900	\$637,000	\$541,450	
	Finance Cost	3%			\$133,770	\$191,100	\$162,435	
	Total Project Cost - OPTION MS 1A					\$5,685,230	\$8,121,750	\$6,903,488

