

Cost Estimates, Complete tear out: New Glarus Municipal/Library Feasibility Study

Category	Options							
	1a	1b	2a	2b	3a	3b	4a	4b
Village Hall Site								
Estimated Cost	\$1,702,940	\$2,493,851	\$3,657,490	\$1,405,776	\$3,619,996	\$2,218,271	\$3,619,991	\$2,399,111
Construction Contingency 15%	\$255,441	\$374,078	\$548,624	\$210,866	\$542,999	\$332,741	\$542,999	\$359,867
Total	\$1,958,381	\$2,867,929	\$4,206,114	\$1,616,642	\$4,162,995	\$2,551,012	\$4,162,990	\$2,758,978
New Building for displaced Departments								
SF of new construction needed elsewhere	19,850	19,850	25,850	25,850	18,500	18,500	13,000	13,000
Estimated Cost \$115/sf	\$2,282,750	\$2,282,750	\$2,972,750	\$2,972,750	\$2,127,500	\$2,127,500	\$1,495,000	\$1,495,000
Construction Contingency 8%	\$182,620	\$182,620	\$237,820	\$237,820	\$170,200	\$170,200	\$119,600	\$119,600
Total	\$2,465,370	\$2,465,370	\$3,210,570	\$3,210,570	\$2,297,700	\$2,297,700	\$1,614,600	\$1,614,600
All Buildings	\$4,423,751	\$5,333,299	\$7,416,684	\$4,827,212	\$6,460,695	\$4,848,712	\$5,777,590	\$4,373,578
Variance (+/-%) 10%	\$442,375	\$533,330	\$741,668	\$482,721	\$646,070	\$484,871	\$577,759	\$437,358
<b>High Estimate</b>	<b>\$4,866,126</b>	<b>\$5,866,629</b>	<b>\$8,158,352</b>	<b>\$5,309,934</b>	<b>\$7,106,765</b>	<b>\$5,333,583</b>	<b>\$6,355,349</b>	<b>\$4,810,935</b>
<b>Low Estimate</b>	<b>\$3,981,376</b>	<b>\$4,799,969</b>	<b>\$6,675,015</b>	<b>\$4,344,491</b>	<b>\$5,814,626</b>	<b>\$4,363,840</b>	<b>\$5,199,831</b>	<b>\$3,936,220</b>

Cost Estimates, Extremely Mild Intervention: New Glarus Municipal/Library Feasibility Study

Category	Options							
	1a	1b	2a	2b	3a	3b	4a	4b
Village Hall Site								
SF of new construction needed	8,120	10,150	2,700	0	12,100	8,560	12,100	13,200
Estimated Cost \$160/sf	\$1,299,200	\$1,624,000	\$432,000	\$0	\$1,936,000	\$1,369,600	\$1,936,000	\$2,112,000
SF of renovation needed	10,730	9,780	12,775	14,260	12,700	11,150	12,700	12,560
Estimated Cost \$45/sf	\$482,850	\$440,100	\$574,875	\$641,700	\$571,500	\$501,750	\$571,500	\$565,200
Total	\$1,782,050	\$2,064,100	\$1,006,875	\$641,700	\$2,507,500	\$1,871,350	\$2,507,500	\$2,677,200
Construction Contingency 15%	\$267,308	\$309,615	\$151,031	\$96,255	\$376,125	\$280,703	\$376,125	\$401,580
Total	\$2,049,358	\$2,373,715	\$1,157,906	\$737,955	\$2,883,625	\$2,152,053	\$2,883,625	\$3,078,780
New Building for displaced Departments								
SF of new construction needed elsewhere	19,850	19,850	25,850	25,850	18,500	18,500	13,000	13,000
Estimated Cost \$115/sf	\$2,282,750	\$2,282,750	\$2,972,750	\$2,972,750	\$2,127,500	\$2,127,500	\$1,495,000	\$1,495,000
Construction Contingency 8%	\$182,620	\$182,620	\$237,820	\$237,820	\$170,200	\$170,200	\$119,600	\$119,600
Total	\$2,465,370	\$2,465,370	\$3,210,570	\$3,210,570	\$2,297,700	\$2,297,700	\$1,614,600	\$1,614,600
All Buildings	\$4,514,728	\$4,839,085	\$4,368,476	\$3,948,525	\$5,181,325	\$4,449,753	\$4,498,225	\$4,693,380
Variance (+/-%) 10%	\$451,473	\$483,909	\$436,848	\$394,853	\$518,133	\$444,975	\$449,823	\$469,338
<b>High Estimate</b>	<b>\$4,966,200</b>	<b>\$5,322,994</b>	<b>\$4,805,324</b>	<b>\$4,343,378</b>	<b>\$5,699,458</b>	<b>\$4,894,728</b>	<b>\$4,948,048</b>	<b>\$5,162,718</b>
<b>Low Estimate</b>	<b>\$4,063,255</b>	<b>\$4,355,177</b>	<b>\$3,931,629</b>	<b>\$3,553,673</b>	<b>\$4,663,193</b>	<b>\$4,004,777</b>	<b>\$4,048,403</b>	<b>\$4,224,042</b>