



Cost Summary

Owner: Valley City Public Works
Project: Valley City Public Works Facility

Design Phase: GMP #1 / GMP #2
Date: 4/25/2025

Approved Overall Project Budget

Overall Project Budget \$ **15,000,000**

Construction Cost Estimate

Soft Costs

Design Fees (A,S,M,E,Int.) (7%) Overall GMP Value	\$	832,485
Civil Engineering Design Fees	\$	30,000
Arch. & Eng. Reimbursable Expenses	\$	5,000
City of Valley City Plan Review Fee	\$	11,202
ESA Hazardous Waste Assessment, Testing, & Abatement	\$	50,000
Asbestos Hazardous Waste Assessment, Testing, & Abatement	\$	8,310
Geotechnical Soil Testings	\$	13,571
Special Inspections/ Testing	\$	25,000
Building Commissioning (1%) Overall Mechanical Value	\$	23,755
Building Equipment (OFCL, OFOI)	\$	200,000
Furniture & Fixtures (1/2%) Overall GMP Value	\$	61,606
Land Procurement	\$	407,020
Remove PEMB, Interior Fit Up & PEMB	\$	556
Valley City Public Works Self Perform Work:		
Foundation Demolition & Soil Corrections	\$	20,384
New Transformer Installation	\$	58,630
Extend Fiber Communications to New Facility Location	\$	55,000
Install Site Lighting & Wiring	\$	19,800
Owner Contingency (2%) Overall GMP Value	\$	246,424
Subtotal	\$	2,068,743

Construction Estimate

GMP #1 - Construction Estimate	\$	1,635,532
GMP #2 - Construction Estimate	\$	10,685,685
Subtotal	\$	12,321,217

Total Estimated Project Costs \$ 14,389,960

Over/ Under (Delta) \$ 610,040

Alternates	(Not Included Above)
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Add Alternates

Rejected	Price to Supply & Install Cameras	\$	27,012
Rejected	Provide Packaged Rooftop Units	\$	55,759

Deduct Alternates

Rejected	Alternate Civil Site Layout	\$	(387,363)
Rejected	Partial Height Liner Panels with No Ceiling	\$	(81,853)