

| | COMPONENT | PDA - ACTUAL PREDEVELOPMENT | GL & PSA CONSTRUCTION | PROJECT TOTALS | NOTES |
|-----------|---|---|---------------------------------------|-------------------------|---|
| 1 | ARCHITECTURE & ENGINEERING | | | | |
| | Architectural & Engineering Design | incl in Design Build (Item 4) \$ 35,000.00 | incl in Design Build (Item 4) \$ - | \$ - \$ 35,000.00 | |
| | Architectural Design Support - Façade, Renderings, etc. | \$ 74,300.00 | incl in PDA | \$ 74,300.00 | |
| | Civil Engineering | \$ - | \$ - | \$ - | Included in site-wide infrastructure budget |
| | Dry Utility Coordination (& Site Electrical Engineering) | \$ - | \$ - | \$ - | Included in site-wide infrastructure budget |
| | Landscape & Hardscape Design | \$ - | \$ - | \$ - | |
| | Subtotal | \$ 109,300.00 | \$ - | \$ 109,300.00 | |
| 2 | MISC CONSULTANTS | | | | |
| | Commissioning, Enhanced Commissioning, MEP Peer Review | \$ - | \$ 31,300.00 | \$ 31,300.00 | |
| | Roofing and Waterproofing Peer Review | \$ - | \$ - | \$ - | Included in site-wide infrastructure budget |
| | Arborist | \$ - | \$ - | \$ - | |
| | Fire Flow Testing | \$ - | \$ - | \$ - | |
| | Traffic Engineer | \$ - | \$ - | \$ - | Included in site-wide infrastructure budget |
| | ADA Peer Review | \$ - | \$ - | \$ - | |
| | Miscellaneous Soft Costs & Field Revision Allowance | \$ - | \$ 10,000.00 | \$ 10,000.00 | |
| | Phase 1 ESA / Environmental Services | \$ - | \$ - | \$ - | Included in site-wide infrastructure budget |
| | Survey | \$ - | \$ - | \$ - | Included in site-wide infrastructure budget |
| | Mapping | \$ - | \$ - | \$ - | Included in site-wide infrastructure budget |
| | Subtotal | \$ - | \$ 41,300.00 | \$ 41,300.00 | |
| 3 | GEOTECHNICAL SERVICES | | | | |
| | Design Fee Including Field Investigations and Report | \$ 19,400.00 | \$ - | \$ 19,400.00 | |
| | Review of CDs and Final Reports | \$ - | \$ 5,000.00 | \$ 5,000.00 | |
| | Subtotal | \$ 19,400.00 | \$ 5,000.00 | \$ 24,400.00 | |
| 4 | DESIGN BUILD / CONSTRUCTION SERVICES | | | | |
| | Design-Builder A&E Subcontractor & Preconstruction | \$ 328,453.00 | \$ 420,303.00 | \$ 748,756.00 | |
| | Builders Risk (Allowance) | \$ - | incl below | \$ - | |
| | Construction Costs | \$ - | \$ 15,664,241.00 | \$ 15,664,241.00 | |
| | Subtotal | \$ 328,453.00 | \$ 16,084,544.00 | \$ 16,412,997.00 | |
| 5 | TESTING AND INSPECTION | | | | |
| | Geotech/Soils Testing | \$ - | \$ 16,600.00 | \$ 16,600.00 | |
| | Materials Testing | \$ - | \$ 106,000.00 | \$ 106,000.00 | |
| | Roofing and Waterproofing Inspections | \$ - | \$ - | \$ - | |
| | Lead & Asbestos Abatement Observation, Testing, Clearance, etc. | \$ - | \$ - | \$ - | NIC - Not required |
| | Miscellaneous Special Inspections | \$ - | \$ 10,000.00 | \$ 10,000.00 | |
| | Archeo/Paleo Site Observations | \$ - | \$ - | \$ - | NIC - Not required |
| | Water Intrusion Testing & Inspections | \$ - | \$ - | \$ - | |
| | Subtotal | \$ - | \$ 132,600.00 | \$ 132,600.00 | |
| 6 | FIXTURES, FURNISHINGS, AND EQUIPMENT | | | | |
| | Interior FF&E Allowance | \$ - | \$ - | \$ - | NIC |
| | Site Furnishings | \$ - | \$ - | \$ - | NIC |
| | Subtotal | \$ - | \$ - | \$ - | |
| 7 | UTILITY COMPANY CONNECTION SERVICES AND FEES | | | | |
| | Power | \$ - | \$ 15,000.00 | \$ 15,000.00 | \$15,000/Service |
| | Gas | \$ - | \$ - | \$ - | N/A |
| | Water, Sewer, Storm | \$ - | \$ - | \$ - | NIC - City to waive fees |
| | Temp Utilities Consumption Fees during Construction | \$ - | \$ - | \$ - | Provided by Contractor |
| | Subtotal | \$ - | \$ 15,000.00 | \$ 15,000.00 | |
| 8 | COUNTY, CITY, AND AGENCY FEES | | | | |
| | Development Impact Fees | \$ - | \$ - | \$ - | NIC - City to waive fees |
| | Water Impact Fee | \$ - | \$ - | \$ - | NIC - City to waive fees |
| | Waterwater Impact Fee | \$ - | \$ - | \$ - | NIC - City to waive fees |
| | Building/Fire Department Plan Check and Permit | \$ - | \$ 17,500.00 | \$ 17,500.00 | Third party reviewer fees |
| | Public Works Fee | \$ - | \$ - | \$ - | NIC - City to waive fees |
| | Subtotal | \$ - | \$ 17,500.00 | \$ 17,500.00 | |
| 9 | DEVELOPMENT MANAGEMENT | | | | |
| | Legal Fees | \$ - | \$ 2,500.00 | \$ 2,500.00 | Allowance |
| | Reimbursables | \$ - | \$ 5,000.00 | \$ 5,000.00 | Allowance |
| | Developer's Fixed Overhead | \$ - | \$ 150,000.00 | \$ 150,000.00 | |
| | Developer Contingency | \$ - | \$ 822,672.20 | \$ 822,672.20 | |
| | Developer's Fixed Fee | \$ - | \$ 709,531.92 | \$ 709,531.92 | |
| | Insurance (\$11/\$1,000) | \$ 5,028.68 | \$ 197,842.13 | \$ 202,870.81 | |
| | Subtotal | \$ 5,028.68 | \$ 1,887,546.24 | \$ 1,892,574.93 | |
| 10 | CITY CONTINGENCY | \$ - | \$ - | \$ - | |
| | TOTALS | \$ 462,181.68 | \$ 18,183,490.24 | \$ 18,645,671.93 | |