

City of Bay City, Texas
Texas Theater and Herald Building
CD Estimate
October 19, 2020 Update August 18, 2021

SUMMARY

18,253 sf

01	General Requirements	\$	183,390	\$	10.05
02	Existing Conditions	\$	214,187	\$	11.73
03	Concrete	\$	277,997	\$	15.23
04	Masonry	\$	181,528	\$	9.95
05	Metals	\$	330,924	\$	18.13
06	Wood, Plastics and Composites	\$	649,003	\$	35.56
07	Thermal and Moisture Protection	\$	488,416	\$	26.76
08	Doors and Windows	\$	303,266	\$	16.61
09	Finishes	\$	1,008,798	\$	55.27
10	Specialties	\$	239,859	\$	13.14
11	Equipment	\$	66,450	\$	3.64
12	Furnishings	\$	117,469	\$	6.44
13	Special Construction	\$	-	\$	-
14	Conveying	\$	135,000	\$	7.40
21	Fire Suppression	\$	73,012	\$	4.00
22	Plumbing	\$	293,542	\$	16.08
23	HVAC	\$	563,448	\$	30.87
26	Electrical	\$	891,240	\$	48.83
27	Communications	\$	82,139	\$	4.50
28	Electronic Safety and Security	\$	73,012	\$	4.00
31	Earthwork	\$	-	\$	-
32	Exterior Improvements	\$	26,550	\$	1.45
33	Utilities	\$	-	\$	-
Subtotal		\$	6,199,228		
Design Contingency		10.00%	\$	619,923	
Subtotal		\$	6,819,150		
Escalation - 1 year		6.00%	\$	409,149	
Subtotal		\$	7,228,299		
Builders Risk and General Liability Insurance		calculated	\$	51,000	
Performance and Payment Bond		calculated	\$	76,950	
General Conditions		10.00%	\$	722,830	
Subtotal		\$	8,079,079		
Fee		4.00%	\$	323,163	
TOTAL		\$	8,402,242	\$	460.32

ALLOWANCES - NOT INCLUDED ABOVE

Audio Visual System	\$	250,000.00
Theatrical - Rigging/Stage Curtain/Dimming/Circuits/Lighting	\$	850,000.00

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Herald Level 1	5,823	sf
Herald Level 2	5,576	sf
Theater Level 1	5,098	sf
Theater Level 2	1,756	sf
	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
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DIVISION 01 - GENERAL REQUIREMENTS

General

Layout	1	ls	\$ 6,389.55	\$ 6,390		
Temporary Protection	1	ls	\$ 5,000.00	\$ 5,000		
Scaffold	1	ls	\$ 150,000.00	\$ 150,000		
Cleanup Daily	1	ls	\$ 18,000.00	\$ 18,000		
Cleanup Final	1	ls	\$ 4,000.00	\$ 4,000		
Subtotal				\$	183,390	

TOTAL DIVISION 01 **\$ 183,390**

DIVISION 02 - EXISTING CONDITIONS

Exterior and Structural Demolition

Power Wash Existing Exterior	6,159	sf	\$ 1.00	\$ 6,159		
Demo Existing Herald Building	11,400	sf	\$ 6.00	\$ 68,400		
Sidewalk Demo	2,585	sf	\$ 1.50	\$ 3,878		
Protect Existing Site During Construction	1	ls	\$ 5,000.00	\$ 5,000		
Structural Demo Theater Slabs	805	sf	\$ 4.00	\$ 3,220		
Theater - Demo Facade Elements	1,523	sf	\$ 6.00	\$ 9,138		
Theater - Demo Wood Framed Entrance	385	sf	\$ 6.00	\$ 2,310		
Theatre - Demo Exterior Doors	2	ea	\$ 250.00	\$ 500		
Theater - Demo Ticket	1	ea	\$ 750.00	\$ 750		
Theater - Demo Roof	225	sf	\$ 2.00	\$ 450		
Theater - Demo Roofing / Wood Framing	360	sf	\$ 1.50	\$ 540		
Theater - Demo Stair	1	ea	\$ 750.00	\$ 750		
Theater - Demo Exterior for New Openings	1	ea	\$ 250.00	\$ 250		
Haul Debris	30	pulls	\$ 750.00	\$ 22,500		

Interior Demolition

Demo Partition	174	lf	\$ 14.00	\$ 2,436		
Demo Ceiling	170	sf	\$ 1.50	\$ 255		
Demo Ceiling - Not noted as Removed	2,200	sf	\$ 1.50	\$ 3,300		
Demo Ceiling - Theater Not noted as Removed	3,200	sf	\$ 2.00	\$ 6,400		
Demo Flooring	6,049	sf	\$ 1.75	\$ 10,586		
Demo Door/Frame/Hardware	5	ea	\$ 125.00	\$ 625		
Note D2 - Protect Existing Ceiling	500	sf	\$ 2.50	\$ 1,250		
Note D5 - Existing Column	1	ea	\$ 150.00	\$ 150		
Note D6 - Demo - Low Wall	29	lf	\$ 8.00	\$ 232		
Note D6 - Ramp/Stage/Concrete Slab	823	sf	\$ 5.00	\$ 4,115		
Demo Existing Horizontal Trim	191	lf	\$ 40.00	\$ 7,640		
Demo Existing Railing	40	lf	\$ 25.00	\$ 1,000		
Demo Seats	1	ls	\$ 10,000.00	\$ 10,000		
Demo Theater - HVAC	1	ls	\$ 14,000.00	\$ 14,000		
Demo Theater - Plumbing	1	ls	\$ 4,500.00	\$ 4,500		
Demo Theater - Electrical	1	ls	\$ 17,000.00	\$ 17,000		
Allow for Other Demo	6,854	sf	\$ 1.00	\$ 6,854		
No Abatement/Hazardous Materials included		N/A		\$ -		
Subtotal				\$	214,187	

TOTAL DIVISION 02 **\$ 214,187**

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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
DIVISION 03 - CONCRETE						
Piers						
Pier Drilling	53	ea	\$ 700.00	\$ 37,100		
Pour, Place and Finish Piers						
1 - 20/56 x12'	7	ea	\$ 1,035.00	\$ 7,245		
2 - 24/68 x12'	7	ea	\$ 1,589.00	\$ 11,123		
4 - 12/24 x12'	10	ea	\$ 289.00	\$ 2,890		
5 - 20/60 x12'	11	ea	\$ 1,107.00	\$ 12,177		
6 - 20/56 x12'	11	ea	\$ 1,035.00	\$ 11,385		
7 - 20/56 x12'	5	ea	\$ 1,035.00	\$ 5,175		
8 - 14" Straight Shaft x12'	2	ea	\$ 120.00	\$ 240		
Haul Pier Spoils	92	cy	\$ 14.00	\$ 1,294		
			Subtotal	\$	88,629	
Grade Beams / Slabs						
Perimeter GB 16"x26"	377	lf	\$ 73.00	\$ 27,521		
GB1	17	lf	\$ 73.00	\$ 1,241		
GB2	34	lf	\$ 83.00	\$ 2,822		
GB3	104	lf	\$ 78.00	\$ 8,112		
GB4	201	lf	\$ 83.00	\$ 16,683		
GB5	222	lf	\$ 73.00	\$ 16,206		
GB6	175	lf	\$ 73.00	\$ 12,775		
Theater GB 26" 24"	11	lf	\$ 110.00	\$ 1,210		
Perimeter GB 12"x13"	214	lf	\$ 27.00	\$ 5,778		
5" SOG	5,823	sf	\$ 7.00	\$ 40,761		
5" Slabs at Exterior Stoops	397	sf	\$ 7.00	\$ 2,779		
Theater 4-/2" SOG (Logistical Premium)	2,692	sf	\$ 10.00	\$ 26,920		
Theater Turn Down 12"x12"	344	lf	\$ 25.00	\$ 8,600		
Theater Drill and Grout 18" #3 Dowels at 18" OC	330	lf	\$ 22.00	\$ 7,260		
Theater Trench Drain	4	lf	\$ 175.00	\$ 700		
Miscellaneous Concrete	1	ls	\$ 10,000.00	\$ 10,000		
			Subtotal	\$	189,368	
			TOTAL DIVISION 03		\$	277,997
DIVISION 04 - MASONRY						
8" CMU Elevator Shaft Walls x 20'	325	sf	\$ 21.00	\$ 6,825		
8" CMU Elevator Shaft Walls x 4'	37	sf	\$ 21.00	\$ 777		
Stair Tower - 8" CMU Exterior Walls	840	sf	\$ 23.00	\$ 19,320		
Herald - 8" CMU Exterior Walls	6,722	sf	\$ 23.00	\$ 154,606		
			Subtotal	\$	181,528	
			TOTAL DIVISION 04		\$	181,528
DIVISION 05 - METALS						
Structural Steel						
Structural Framing	29	ton	\$ 5,000.00	\$ 147,000		
Egress Stair	16	riser	\$ 750.00	\$ 12,000		
Stair Rails	95	lf	\$ 275.00	\$ 26,125		
Stair Wall Rails	75	lf	\$ 160.00	\$ 12,000		
				\$	197,125	

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	18,253	sf

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DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Miscellaneous						
Roof Railing	61	lf	\$ 275.00	\$ 16,775		
Hoisting	1	ls	\$ 50,000.00	\$ 50,000		
Misc Steel - Hangdowns / Kickers / Embeds	9	ton	\$ 5,200.00	\$ 47,458		
Ladder	1	ea	\$ 450.00	\$ 450		
Back-Up for Parapets	2,124	sf	\$ 9.00	\$ 19,116		
			Subtotal		\$ 133,799	
			TOTAL DIVISION 05			\$ 330,924

DIVISION 06 - WOOD AND PLASTICS

Framing and Rough Carpentry

Rough Carpentry / Blocking	18,253	sf	\$ 1.50	\$ 27,380		
Wood Stair #1	42	riser	\$ 750.00	\$ 31,500		
Wood Stair #2	25	riser	\$ 750.00	\$ 18,750		
Wood Stair - Stage / Recycled Rubber Stair Tread	6	riser	\$ 675.00	\$ 4,050		

Framing Lumber Package

2x4	297	lf	\$ 2.40	\$ 712		
2x6	333	lf	\$ 4.20	\$ 1,398		
2x8	684	lf	\$ 6.00	\$ 4,102		
2x10	3,606	lf	\$ 7.80	\$ 28,126		
2x12	2,254	lf	\$ 9.60	\$ 21,643		
2x12 GluLam	463	lf	\$ 24.00	\$ 11,119		
18" Open Web Truss	2,506	lf	\$ 27.00	\$ 67,675		
2nd Floor Sturdy Floor Decking	5,576	sf	\$ 5.25	\$ 29,253		
New T&G Decking at Balcony	755	sf	\$ 4.21	\$ 3,177		
Plywood Decking	534	sf	\$ 3.75	\$ 2,003		
Roof Decking	5,550	sf	\$ 3.75	\$ 20,813		
Misc Framing Lumber	18,253	sf	\$ 9.00	\$ 164,277		

Framing Labor

Framing Labor	18,253	sf	\$ 9.00	\$ 164,277		
			Subtotal		\$ 600,253	

Millwork

Concessions - Front and Back Counters	21	lf	\$ 400.00	\$ 8,400		
Concessions - Counter Only	10	lf	\$ 250.00	\$ 2,500		
Control Room	14	lf	\$ 350.00	\$ 4,900		
Make-Up / Green Room - Two Sided	24	lf	\$ 400.00	\$ 9,600		
Dressing Room - Single	33	lf	\$ 300.00	\$ 9,900		
Kitchen - Upper Lower	7	lf	\$ 550.00	\$ 3,850		
Kitchen - Other	5	lf	\$ 600.00	\$ 3,000		
Ticket Booth	4	lf	\$ 650.00	\$ 2,600		
Allow for Wood Trim/Sill	1	ls	\$ 1,500.00	\$ 1,500		
Stairs @ Stage w/Rails	1	set	\$ 2,500.00	\$ 2,500		
			Subtotal		\$ 48,750	

TOTAL DIVISION 06 \$ 649,003

DIVISION 07 - THERMAL & MOISTURE PROTECTION

Insulation/Waterproofing

Exterior Wall	7,562	sf	\$ 8.00	\$ 60,496		
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ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Window CW7	58	sf	\$ 85.00	\$ 4,930		
Ticket Booth Windows	52	sf	\$ 95.00	\$ 4,936		
			Subtotal		\$ 42,811	
Interior Glass						
CW2 (Interior) with 1 Pair Glass Doors (Door Below)	56	sf	\$ 50.00	\$ 2,800		
CW3 (Interior)	160	sf	\$ 50.00	\$ 8,000		
CW4 (Interior)	81	sf	\$ 50.00	\$ 4,050		
CW5 (Interior) with 1 Glass Door (Door Below)	105	sf	\$ 50.00	\$ 5,250		
			Subtotal		\$ 20,100	
Exterior Door/Frame/Hardware						
Door A1/4 - 3-0x8-0 Glass Entry / Sidelight	2	ea	\$ 6,500.00	\$ 13,000		
Door A3/43 3-0x7-6 Storefront Entry	1	ea	\$ 5,000.00	\$ 5,000		
Door A3/46 3-0x7-6 Storefront Entry	1	ea	\$ 5,000.00	\$ 5,000		
Door B1/27 3-3x7-0 HM	1	ea	\$ 1,925.00	\$ 1,925		
Door B1/80 3-3x7-0 HM	1	ea	\$ 1,925.00	\$ 1,925		
Door B1/81 3-3x7-0 HM	1	ea	\$ 1,925.00	\$ 1,925		
Door B2/31 3-1x7-0 HM	1	ea	\$ 1,830.00	\$ 1,830		
Door B2/32 3-0x7-0 HM	1	ea	\$ 1,830.00	\$ 1,830		
Door B2/52 3-0x7-0 HM	1	ea	\$ 1,830.00	\$ 1,830		
Door B3/33 3-3x7-0 HM	2	ea	\$ 1,925.00	\$ 3,850		
Door C79 6-0x7-4 HM	1	ea	\$ 3,200.00	\$ 3,200		
OH Door G4/29 10-0x11-10 - Coiling	1	ea	\$ 5,200.00	\$ 5,200		
OH Door G5/82 8-0x9-10 - Insulated	1	ea	\$ 8,500.00	\$ 8,500		
			Subtotal		\$ 55,015	
Interior Door/Frame/Hardware						
2'-0" X 7'-0"/E2/SC/-/Alum.	3	ea	\$ 1,650.00	\$ 4,950		
2'-0" X 7'-0"/E8/SC/-/Alum	1	ea	\$ 1,650.00	\$ 1,650		
2'-8" X 7'-0"/E1/SC/-/Alum	2	ea	\$ 1,750.00	\$ 3,500		
2'-10" X 7'-0"/E5/SC/Plam/Alum	1	ea	\$ 1,830.00	\$ 1,830		
3'-0" X 7'-0"/E6/SC/-/Alum	7	ea	\$ 1,850.00	\$ 12,950		
3'-0" X 7'-0"/E3/SC/-/Alum	2	ea	\$ 1,850.00	\$ 3,700		
3'-0" X 7'-0"/E9/SC/-/Alum	3	ea	\$ 1,850.00	\$ 5,550		
3'-0" X 7'-0"/E7/-/SC/Plam	5	ea	\$ 1,850.00	\$ 9,250		
3'-0" X 7'-0"/E10/SC/PLam	7	ea	\$ 1,850.00	\$ 12,950		
3'-0" X 5'-4"/J/SC/Plam - Rated	2	ea	\$ 2,100.00	\$ 4,200		
6'-0" X 7'-1"/D/SC/Plam	1	ea	\$ 3,300.00	\$ 3,300		
6'-0" X 7'-1"/D2/SC/Plam	2	ea	\$ 3,300.00	\$ 6,600		
6'-0" X 7'-4"/D2/SC/Plam	1	ea	\$ 3,300.00	\$ 3,300		
6'-0" X 8'-0"/L/SC/-/Alum	2	ea	\$ 7,500.00	\$ 15,000		
3'-0" X 7'-0"/E4/HMW/Rigid Honeycomb Core Plam Faces/Alum	5	ea	\$ 6,500.00	\$ 32,500		
3'-0" X 4'-0"/Galvanized Steel/-/Galvanized Steel	1	ea	\$ 1,900.00	\$ 1,900		
3'-0" X 7'-0"/A4/Glass/	2	ea	\$ 3,600.00	\$ 7,200		
3'-1" X 7'-0"/B2/ HM/-/HM	1	ea	\$ 1,830.00	\$ 1,830		
3'-0" X 7'-0"/B2'/HM/-/HM	1	ea	\$ 1,830.00	\$ 1,830		
5'-3" X 7'-0"/K/ Glass/Flush Vestibule	1	ea	\$ 10,000.00	\$ 10,000		
6'-0" X 7'-4"/C/HM/-/HM	1	ea	\$ 3,300.00	\$ 3,300		
6'-0" X 8'-0"/A2/Glass/Alum	1	ea	\$ 5,000.00	\$ 5,000		
4'-0"/0'-0"/G3/Alum/-/Alum - Grill	1	ea	\$ 9,750.00	\$ 9,750		
6'-10"/0'-0"/G2/Alum/-/Alum - Grill	1	ea	\$ 12,500.00	\$ 12,500		

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ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
8'-0" X 9'-10"/G5/ Metal-Cornell-Galvanized Steel	1	ea	\$ 8,500.00	\$ 8,500		
Catwalk Access	1	ea	\$ 800.00	\$ 800		
			Subtotal		\$ 183,840	
Miscellaneous						
Cut/Infill Openings	1	ls	\$ 1,500.00	\$ 1,500		
			Subtotal		\$ 1,500	
			TOTAL DIVISION 08			\$ 303,266

DIVISION 09 - FINISHES

Partition

Type A	340	lf	\$ 61.50	\$ 20,910		
Type A1	156	lf	\$ 90.00	\$ 14,040		
Type A2	196	lf	\$ 97.50	\$ 19,110		
Type B	55	lf	\$ 120.00	\$ 6,600		
Type C	35	lf	\$ 99.00	\$ 3,465		
Type C1	109	lf	\$ 67.50	\$ 7,358		
Type D1	140	lf	\$ 57.25	\$ 8,015		
Type D2	275	lf	\$ 56.25	\$ 15,469		
Type D3	180	lf	\$ 200.00	\$ 36,000		
Type E-1			See Stair/CMU			
Type E-3			See Elev/CMU			
Type G	26	lf	\$ 120.00	\$ 3,120		
Wall Diffuser - Theater - Both Sides	4,470	sf	\$ 25.00	\$ 111,750		
Exterior Wall Finishes Backup - Studs	7,562	sf	\$ 4.50	\$ 34,029		
			Subtotal		\$ 279,865	

Ceilings

Furr Down - 1'	62	lf	\$ 15.00	\$ 930		
Furr Down - 1' 10"	39	lf	\$ 28.00	\$ 1,092		
Furr Down - 10"	147	lf	\$ 13.00	\$ 1,911		
Furr Down - 2'	16	lf	\$ 30.00	\$ 480		
Painted Above C9	2,428	sf	\$ 2.50	\$ 6,070		
C1 Radar 2' X 2' Square Edge Panel	3,170	sf	\$ 6.00	\$ 19,020		
C2 GWB on MTL Stud	1,610	sf	\$ 10.00	\$ 16,100		
C3 GWB Existing	129	sf	\$ 5.00	\$ 645		
C4 USG Paralene Plus Linear Metal System Polished Aluminum	420	sf	\$ 38.00	\$ 15,960		Soffit
C5 Type X Gyp. BD (Paint)	240	sf	\$ 2.00	\$ 480		
C9 - Ceiling @ Gallery	943	lf	\$ 45.00	\$ 42,435		
C11 USG Type X Gyp. BD./Resilient RC-1 Pro Channels	881	sf	\$ 11.00	\$ 9,691		
			Subtotal		\$ 114,814	

Acoustical

Quote for 3Form - Material	1	ls	\$ 218,750.00	\$ 218,750		
Quote for 3Form - Labor	1	ls	\$ 76,563.00	\$ 76,563		
Quote for 3Form - Material	1	ls	\$ 45,308.70	\$ 45,309	Lobby	
Quote for 3Form - Labor	1	ls	\$ 15,858.00	\$ 15,858	Lobby	
C6 3 Form 1/2" Thickness. Cut to Shapes	234	sf	\$ -	\$ -		
C7 3 Form Seeyond Ceiling Panel	242	sf	\$ -	\$ -		
C8 Form 1/2" Thickness. Cut to Shapes as Shown	3,140	sf	\$ -	\$ -		

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C10 3Form 400.42 Seeyond Ceiling Panel W/Sola Felt	721	sf	\$ -	\$ -		
AP1 3/8" 3Form Simple Spec 300.44	1,791	sf	\$ -	\$ -		
AP3 4" 3Form Simple Spec 300.42	1,550	sf	\$ -	\$ -		
			Subtotal		\$ 356,480	
Paint / Wall Covering						
WP4 Interior Paint	47,800	sf	\$ 1.50	\$ 71,700		
WP 4'-6" H Interior Paint	277	lf	\$ 6.75	\$ 1,870		
WT3 12 X 24 Porcelain Tile 6'	277	lf	\$ 72.00	\$ 19,944		
Exterior Trim Paint	1	ls	\$ 3,000.00	\$ 3,000		
Miscellaneous Painting/Trim	1	ls	\$ 15,000.00	\$ 15,000		
			Subtotal		\$ 111,514	
Carpet/Flooring						
Floor Tile - F-1	1,792	sf	\$ 13.00	\$ 23,296		
Concrete - F-2	2,263	sf	\$ 2.50	\$ 5,658		
Carpet - F-3	4,050	sf	\$ 6.00	\$ 24,300		
LVT Wood - F-4	5,012	sf	\$ 6.50	\$ 32,578		
Heat Welded Linoleum - F6	2,051	sf	\$ 12.50	\$ 25,638		
ESD Vinyl Tile - F-7	99	sf	\$ 5.00	\$ 495		
Walk Off Matt	24	sf	\$ 35.00	\$ 840		
Hard Wood Maple - F-8	154	sf	\$ 18.00	\$ 2,772		
Engineered Hardboard Masonite - F-9	1,121	sf	\$ 14.00	\$ 15,694		
Base	2,870	lf	\$ 2.50	\$ 7,175		
Tile Base	640	lf	\$ 12.00	\$ 7,680		
			Subtotal		\$ 146,125	
			TOTAL DIVISION 09			\$ 1,008,798
DIVISION 10 - SPECIALTIES						
Remove and Restore Spire Element at Theater	1	ls	\$ 15,000.00	\$ 15,000		
Existing to Remain Paint	1	ls	\$ 1,500.00	\$ 1,500		
Sign #1	90	sf	\$ 125.00	\$ 11,250		
Sign #2	95	sf	\$ 65.00	\$ 6,175		
Sign #3 - "TEXAS" 18" Letters	5	ea	\$ 200.00	\$ 1,000		
Sign #4 - "THEATER" 18" Letters	7	ea	\$ 200.00	\$ 1,400		
Sign #5 - "MATAGORDA VISITOR CENTER"	38	sf	\$ 100.00	\$ 3,800		
Sign #6 - "ART LEAGUE"	72	sf	\$ 100.00	\$ 7,200		
Marquee / Or Led Screen	1	ea	\$ 150,000.00	\$ 150,000		
Room and Directional Signage	18,253	sf	\$ 0.35	\$ 6,389		
			Subtotal		\$ 203,714	
Toilet Compartments						
Toilet Partition	4	ea	\$ 1,250.00	\$ 5,000		
Toilet Partition - HC	2	ea	\$ 1,200.00	\$ 2,400		
Urinal Screen	2	ea	\$ 400.00	\$ 800		
			Subtotal		\$ 8,200	
Toilet Accessories						
Toilet Paper	11	ea	\$ 75.00	\$ 825		
Soap	8	ea	\$ 45.00	\$ 360		
Grab Bar Set	7	ea	\$ 245.00	\$ 1,715		

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Paper Towel	8	ea	\$ 400.00	\$ 3,200		
Mirror - 24"x48"	9	ea	\$ 150.00	\$ 1,350		
Janitors Shelf	2	ea	\$ 95.00	\$ 190		
Mirror - Make-Up	54	lf	\$ 120.00	\$ 6,480		
			Subtotal		\$ 14,120	
Miscellaneous						
Poster Niche	60	sf	\$ 100.00	\$ 6,000		
Racks	37	lf	\$ 75.00	\$ 2,775		
Janitors	2	ea	\$ 175.00	\$ 350		
Wall Protection	1	ls	\$ 1,500.00	\$ 1,500		
Fire Extinguisher	8	ea	\$ 400.00	\$ 3,200		
			Subtotal		\$ 13,825	
			TOTAL DIVISION 10			\$ 239,859
DIVISION 11 - EQUIPMENT						
Other						
New Commercial Washer & Dryer	1	ls	\$ 5,500.00	\$ 5,500		
Install / Connect / Vent	1	ls	\$ 2,500.00	\$ 2,500		
Stove - 6 Burner	1	ea	\$ 4,500.00	\$ 4,500		
Refrigeration	1	ea	\$ 2,500.00	\$ 2,500		
Disposal	1	ea	\$ 450.00	\$ 450		
Dishwasher	1	ea	\$ 1,000.00	\$ 1,000		
Concessions / Ticket	1	ls	\$ 50,000.00	\$ 50,000		
			Subtotal		\$ 66,450	
			TOTAL DIVISION 11			\$ 66,450
DIVISION 12 - FURNISHINGS						
Furnishing						
Seat	269	ea	\$ 425.00	\$ 114,325		
Window Covering						
Blackout Roller Shades	262	sf	\$ 12.00	\$ 3,144		
			Subtotal		\$ 117,469	
			TOTAL DIVISION 12			\$ 117,469
DIVISION 14 - CONVEYING						
ADA - Lift						
Lift	1	ea	\$ 35,000.00	\$ 35,000		
Elevator Replacement						
Elevator	1	ea	\$ 100,000.00	\$ 100,000		
			Subtotal		\$ 135,000	
			TOTAL DIVISION 14			\$ 135,000

City of Bay City, Texas
Texas Theater and Herald Building
CD Estimate
October 19, 2020 Update August 18, 2021

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Theater Level 1	5,098	sf
Theater Level 2	1,756	sf
	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
DIVISION 21 - FIRE PROTECTION						
Fire Protection						
Fire Protection - Sprinkler System	18,253	sf	\$ 4.00	\$ 73,012		
			Subtotal		\$ 73,012	
			TOTAL DIVISION 21			\$ 73,012
DIVISION 22 - PLUMBING						
Equipment						
WH-1 80 Gal (2) 6kw Elements	1	ea	\$ 2,720.00	\$ 2,720		
WH-2 30 Gal (2) 3 Kw Elements	1	ea	\$ 2,370.00	\$ 2,370		
SP-01 w/ Oil Water Separator 50gpm	1	ea	\$ 3,600.00	\$ 3,600		
HWRP-1 6gpm	1	ea	\$ 1,450.00	\$ 1,450		
HWRP-2 3gpm	1	ea	\$ 1,210.00	\$ 1,210		
Rough-In Connect Water Heater / Pumps	5	ea	\$ 650.00	\$ 3,250		
			Subtotal		\$ 14,600	
Fixtures						
WB Washer Box	1	ea	\$ 450.00	\$ 450		
SK-1 Dual Compart SS - Kitchen	1	ea	\$ 1,600.00	\$ 1,600		
MB - Mop Basin	2	ea	\$ 1,600.00	\$ 3,200		
SK-2 Bar Sink Single Compart. SS	1	ea	\$ 750.00	\$ 750		
WC-1 Floor Mtd	4	ea	\$ 1,200.00	\$ 4,800		
WC-2 Floor Mtd	7	ea	\$ 1,350.00	\$ 9,450		
Water Cooler	4	ea	\$ 2,500.00	\$ 10,000		
L-1 Wall Mtd	9	ea	\$ 1,120.00	\$ 10,080		
SK - Studio / Make Up	8	ea	\$ 1,120.00	\$ 8,960		
UR-1	2	ea	\$ 1,000.00	\$ 2,000		
Connections / Kitchen	1	ls	\$ 1,000.00	\$ 1,000		
Carrier	31	ea	\$ 400.00	\$ 12,400		
EWS Eye Wash & Shower	1	ea	\$ 1,500.00	\$ 1,500		
SS - Service Sink	8	ea	\$ 1,850.00	\$ 14,800		
Rough-In Fixtures	48	ea	\$ 750.00	\$ 36,000		
Add for Electronic Flush On Water Closets/Urinals (battery)	13	ea	\$ 435.00	\$ 5,655		
			Subtotal		\$ 122,645	
Domestic Piping						
1/2" Domestic Piping	220	lf	\$ 13.20	\$ 2,904		
3/4" Domestic Piping	920	lf	\$ 16.50	\$ 15,180		
1" Domestic Piping	80	lf	\$ 23.10	\$ 1,848		
1 1/4" Piping	115	lf	\$ 28.60	\$ 3,289		
1 1/2" Domestic Piping	140	lf	\$ 33.00	\$ 4,620		
2" Domestic Piping	230	lf	\$ 45.10	\$ 10,373		
2 1/2" Domestic Piping	100	lf	\$ 70.40	\$ 7,040		
Fittings	1	ls	\$ 707.08	\$ 707		
2 1/2" Domestic BFP w/Strainer	1	ea	\$ 6,200.00	\$ 6,200		
Water Hammer/Shock Arrestors	1	ls	\$ 500.00	\$ 500		
Valves	1	ls	\$ 2,500.00	\$ 2,500		
Piping Insulation 1/2"	220	lf	\$ 5.00	\$ 1,100		
Piping Insulation 3/4"	920	lf	\$ 5.50	\$ 5,060		
Piping Insulation 1"	80	lf	\$ 6.00	\$ 480		
Piping Insulation 1 1/4"	115	lf	\$ 6.20	\$ 713		
Piping Insulation 1 1/2"	140	lf	\$ 6.60	\$ 924		

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CD Estimate
October 19, 2020 Update August 18, 2021

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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Piping Insulation 2"	230	lf	\$ 7.00	\$ 1,610		
Piping Insulation 2 1/2"	100	lf	\$ 8.00	\$ 800		
Insulate Fittings / Valves	1	ls	\$ 750.00	\$ 750		
			Subtotal		\$ 66,598	
Sanitary						
4" Piping	400	lf	\$ 44.00	\$ 17,600		
3" Piping	420	lf	\$ 42.00	\$ 17,640		
2" Piping	280	lf	\$ 36.00	\$ 10,080		
Site Cleanout	1	ea	\$ 589.00	\$ 589		
3" Floor Sink	1	ea	\$ 510.00	\$ 510		
3" FD-1 Floor Drain	3	ea	\$ 410.00	\$ 1,230		
4" FS Floor Sink	1	ea	\$ 580.00	\$ 580		
4" FD Floor Drain	1	ea	\$ 445.00	\$ 445		
4" VTR	1	ea	\$ 180.00	\$ 180		
3" VTR	1	ea	\$ 180.00	\$ 180		
Trenching/Backfill for UG Sanitary	250	lf	\$ 18.00	\$ 4,500		
Concrete Repair	1	ls	\$ 2,500.00	\$ 2,500		
Clean Outs	1	ls	\$ 550.00	\$ 550		
			Subtotal		\$ 56,584	
Storm						
New Roof Drain @ New	1	ls	\$ 10,000.00	\$ 10,000		
			Subtotal		\$ 10,000	
Natural Gas						
3/4" NG Piping	70	lf	\$ 13.00	\$ 910		
1" NG Piping	150	lf	\$ 18.00	\$ 2,700		
1 1/4" NG Piping	70	lf	\$ 19.00	\$ 1,330		
1 1/2" NG Piping	100	lf	\$ 22.00	\$ 2,200		
Gas Connection at RTU's	10	ea	\$ 250.00	\$ 2,500		
Roof Supports	33	ea	\$ 175.00	\$ 5,775		
			Subtotal		\$ 15,415	
Miscellaneous						
Fire Proofing	1	ls	\$ 1,200.00	\$ 1,200		
Add for Trenching and Repair	1	ls	\$ 5,000.00	\$ 5,000		
Clean & Test	1	ls	\$ 1,500.00	\$ 1,500		
			Subtotal		\$ 7,700	
TOTAL DIVISION 22					\$	293,542

DIVISION 23 - MECHANICAL HVAC

New Equipment

RTU-1-1, 3,4,5 1600 cfm	4	ea	\$ 6,530.00	\$ 26,120
RTU-1-1 1200 cfm	1	ea	\$ 5,605.00	\$ 5,605
RTU-1-6 5000 cfm	1	ea	\$ 17,053.00	\$ 17,053
RTU-1-2, 2-1 3000 cfm	2	ea	\$ 9,880.00	\$ 19,760
RTU-2-2 4000 cfm	1	ea	\$ 12,700.00	\$ 12,700
RTU-2-3 4375 cfm	1	ea	\$ 13,921.00	\$ 13,921
UH-1 Electric Unit Heater 3kw	1	ea	\$ 885.00	\$ 885

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October 19, 2020 Update August 18, 2021

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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
EF-1 Roof Mtd. 900 cfm	1	ea	\$ 880.00	\$ 880		
EF-1 Roof Mtd. 150 cfm	1	ea	\$ 810.00	\$ 810		
			Subtotal		\$ 97,734	
Ductwork						
Sheetmetal Supply/Return Ductwork	18,253	sf	\$ 12.00	\$ 219,036		
Duct Insulation	11,864	sf	\$ 5.50	\$ 65,254		
VAV w/ Elec Heat Size 8	2	ea	\$ 2,500.00	\$ 5,000		
VAV w/ Elec Heat Size 12	2	ea	\$ 2,750.00	\$ 5,500		
Duct Sound Attenuator 5' (supply/return)	20	ea	\$ 800.00	\$ 16,000		
			Subtotal		\$ 310,790	
Grilles/Registers/Diffusers						
Type S2	14	ea	\$ 115.00	\$ 1,610		
Type R1	13	ea	\$ 80.00	\$ 1,040		
Type S3	8	ea	\$ 110.00	\$ 880		
Type S8	10	ea	\$ 215.00	\$ 2,150		
Type S5	17	ea	\$ 115.00	\$ 1,955		
Type R2	1	ea	\$ 165.00	\$ 165		
Type X1	2	ea	\$ 140.00	\$ 280		
Type X2	2	ea	\$ 121.00	\$ 242		
Type S1	3	ea	\$ 125.00	\$ 375		
Type S5	6	ea	\$ 145.00	\$ 870		
Type S6	4	ea	\$ 110.00	\$ 440		
Type X3	4	ea	\$ 121.00	\$ 484		
Type S7	27	ea	\$ 244.00	\$ 6,588		
Fire Damper	1	ls	\$ 2,100.00	\$ 2,100		
			Subtotal		\$ 19,179	
HVAC Piping						
Condensate Piping	180	lf	\$ 20.00	\$ 3,600		
			Subtotal		\$ 3,600	
HVAC Controls						
New HVAC Controls	18,253	sf	\$ 5.00	\$ 91,265		
			Subtotal		\$ 91,265	
Miscellaneous						
Vibration Isolation	1	ls	\$ 10,000.00	\$ 10,000		
Miscellaneous	18,253	sf	\$ 1.50	\$ 27,380		
Start-up / Test	1	ls	\$ 3,500.00	\$ 3,500		
					\$ 40,880	
TOTAL DIVISION 23					\$	563,448

DIVISION 26 - ELECTRICAL

Electrical Secondary Power Distribution

Utility Transformer to Service Switch	200	lf	\$ 250.00	\$ 50,000		
Service Switch to Panel HA	75	lf	\$ 175.00	\$ 13,125		
Feeder Panel HA to XFMR	75	lf	\$ 175.00	\$ 13,125		
Feeder XFMR to LA	75	lf	\$ 175.00	\$ 13,125		
			Subtotal		\$ 89,375	

Equipment

Panel LA 120/208V 400A MCB - 128 Circuit	1	ea	\$ 7,500.00	\$ 7,500		
Panel HA 480/277V 600A MCB	1	ea	\$ 10,000.00	\$ 10,000		

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CD Estimate
October 19, 2020 Update August 18, 2021

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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Transformer TLS 112.5kva 480V-120/208	1	ea	\$ 7,500.00	\$ 7,500		
Service Rated Primary Disconnect 480V 3P 600A NEMA 3R	1	ea	\$ 4,000.00	\$ 4,000		
			Subtotal		\$ 29,000	

Lighting A

Lighting Fixtures	1	ls	\$ 308,000.00	\$ 308,000		
Exit Fixture	19	ea	included above			
Type TH ?	5	ea	included above			
Type A	69	ea	included above			
Type A1	27	ea	included above			
Type A1E	5	ea	included above			
Type A2	23	ea	included above			
Type A2E	9	ea	included above			
Type A3	3	ea	included above			
Type AE	55	ea	included above			
Type AP TBD	1	ea	included above			
Type B1	20	ea	included above			
Type C	4	ea	included above			
Type D	26	ea	included above			
Type DE	17	ea	included above			
Type E	5	ea	included above			
Type F	2	ea	included above			
Type G	14	ea	included above			
Type G1	3	ea	included above			
Type G2	21	ea	included above			
Type G2E	3	ea	included above			
Type G3	4	ea	included above			
Type GE	1	ea	included above			
Type H1 19'-6"	2	ea	included above			
Type H2 15'	1	ea	included above			
Type J	11	ea	included above			
Type J1	28	ea	included above			
Type J2	20	ea	included above			
Type K	6	ea	included above			
Type L	4	ea	included above			
Type M	16	ea	included above			
Type N	24	ea	included above			
Type N1 Aisle Lighting	83	lf	included above			
Type N2 Aisle Lighting	100	ea	included above			
Type OA	3	ea	included above			
Type OB	6	ea	included above			
Type OC	8	ea	included above			
Type OD	1	ea	included above			
Type OF	2	ea	included above			
Type OHE	6	ea	included above			
Type P	155	lf	included above			
Type P1	1	ea	included above			
Type R	2	ea	included above			
Type S	2	ea	included above			
Type U	9	ea	included above			
Type V	2	ea	included above			

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October 19, 2020 Update August 18, 2021

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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Type W	42	ea	included above			
Type Y	4	ea	included above			
Type Z	7	ea	included above			
Lighting Control - Non Theatrical	1	ls	\$ 17,256.00	\$ 17,256		
			Subtotal		\$ 325,256	
Motor Connection						
Motor Connection at RTUs	10	ea	\$ 1,000.00	\$ 10,000		
Motor Connection at Pumps	3	ea	\$ 500.00	\$ 1,500		
Motor Connection at Fans/Heaters/VAVs	5	ea	\$ 250.00	\$ 1,250		
			Subtotal		\$ 12,750	
Devices						
Light Switch	35	ea	\$ 115.00	\$ 4,025		
OS Switch	12	ea	\$ 145.00	\$ 1,740		
Motion Detector Ceiling	20	ea	\$ 165.00	\$ 3,300		
Duplex Outlet	117	ea	\$ 125.00	\$ 14,625		
Duplex Outlet GFI	17	ea	\$ 130.00	\$ 2,210		
Floor Box Poke Thru	10	ea	\$ 550.00	\$ 5,500		
WP GFCI	9	ea	\$ 131.00	\$ 1,179		
			Subtotal		\$ 32,579	
Distribution						
Lighting Branch Conduit/Wire	15,000	lf	\$ 11.00	\$ 165,000		
Power Branch Conduit/Wire	8,000	lf	\$ 11.00	\$ 88,000		
Motor Feeder - RTUs Conduit/Wire	1,500	lf	\$ 30.00	\$ 45,000		
Motor Feeder - Pumps	360	lf	\$ 22.00	\$ 7,920		
Motor Feeder - Fans/Heaters/VAVs Conduit/Wire	840	lf	\$ 22.00	\$ 18,480		
Rough-In For Security Conduit/Boxes	18,253	sf	\$ 0.50	\$ 9,127		
Rough-In For Telecom Conduit/Boxes	18,253	sf	\$ 1.00	\$ 18,253		
Rough-In For AV Conduit/Boxes	1	ls	\$ 23,000.00	\$ 23,000		
			Subtotal		\$ 374,780	
Miscellaneous						
Grounding	1	ls	\$ 1,500.00	\$ 1,500		
Core Drills / Fire Proofing	1	ls	\$ 25,000.00	\$ 25,000		
Label & Testing	1	ls	\$ 1,000.00	\$ 1,000		
			Subtotal		\$ 27,500	
			TOTAL DIVISION 26			\$ 891,240
DIVISION 27 - COMMUNICATIONS						
Communications						
Telecommunication	18,253	sf	\$ 4.50	\$ 82,139		
			Subtotal		\$ 82,139	
			TOTAL DIVISION 27			\$ 82,139
DIVISION 28 - ELECTRONIC SAFETY & SECURITY						
Fire Alarm						
Fire Alarm	18,253	sf	\$ 3.00	\$ 54,759		
			Subtotal		\$ 54,759	

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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Security Devices/Cable						
Security Devices	18,253	sf	\$ 1.00	\$ 18,253		
Subtotal					\$ 18,253	
TOTAL DIVISION 28						\$ 73,012
DIVISION 32 - EXTERIOR IMPROVEMENTS						
New Site Construction						
3'-7" X 6'-4" Chain Link Metal	1	ea	\$ 475.00	\$ 475		
New Fence	5	lf	\$ 25.00	\$ 125		
New Sidewalk	1,925	sf	\$ 6.00	\$ 11,550		
New Curb	125	lf	\$ 12.00	\$ 1,500		
Site Development Allowance	1	allow	\$ 7,500.00	\$ 7,500		
Bollards	12	ea	\$ 450.00	\$ 5,400		
Subtotal					\$ 26,550	
TOTAL DIVISION 32						\$ 26,550
DIVISION 33 - SITE UTILITIES						
NO SCOPE	-		\$ -	\$ -		
Subtotal					\$ -	
TOTAL DIVISION 33						\$ -
SUBTOTAL CONSTRUCTION						\$ 6,199,228
SEE SUMMARY FOR MARKUPS						