

# INTERNATIONAL FOOD COURT

XYZ Construction Co.  
HRS Hospital Renovations Solutions - Construction Manager

3/1/07

**PROJECT: PROJECT 'X'**  
**LOCATION: La Jolla, CA**

**La Jolla Medical Plaza**

## CSI ROM SUMMARY

DESCRIPTION	TI Prep	Total Costs	6 7=4-6		20 21=17-15		Direct Work
			DD ESTIMATE BUILDING	BUILDING VARIANCE	GRAND TOTAL '\$/GSF	%	
DEMOLITION		\$ 324,900					\$324,899.64
FOOD COURT DINING AREA		\$ 2,421,353					\$2,421,352.92
FINE DINING DINING AREAS		\$ 791,925					\$791,924.94
KITCHEN AREAS		\$ 1,833,407					\$1,833,407.16
COFFEE & PASTRIES/DESERTS		\$ 440,099					\$440,098.80
MADE TO ORDER SALADS		\$ 55,049					\$55,049.40
ETHNIC		\$ 51,379					\$51,379.44
ENTRÉE OF THE DAY		\$ 52,428					\$52,428.00
PIZZA		\$ 46,137					\$46,136.64
GRILL		\$ 143,415					\$143,415.00
SEAFOOD/SUSHI		\$ 102,235					\$102,234.60
GENERAL REQUIREMENTS		\$ 85,000					\$85,000.00
<b>DIRECT COSTS</b>	<b>\$0.00</b>	<b>\$ 6,347,327</b>					<b>\$6,347,326.54</b>
15.00% GENERAL CONDITIONS	\$0.00	\$ 952,099					\$952,098.98
10.00% CONTINGENCY	\$0.00	\$ 634,733					\$634,732.65
1.15% SUBGUARD	\$0.00	\$ 83,943					\$83,943.39
5.00% FEE	\$0.00	400,905					\$400,905.08
1.15% GENERAL LIABILITY INSURANCE	\$0.00	88,554					\$88,553.80
0.30% City Tax	\$0.00	\$ 19,042					\$19,041.98
<b>TOTAL ESTIMATE</b>	<b>\$0.00</b>	<b>\$ 8,526,602</b>					<b>\$8,526,602.43</b>

Exclude: Abatement of LEAD OR ACM

<b>HRS - Hospital Renovations Solutions</b>		<b>SUBCONTRACTOR</b>
PROJECT:	<b>Project 'X'</b>	CONTACT
TRADE(S):	<b>COFFEE &amp; PASTRIES/DESERT</b>	PHONE
		ADDRESS
SECTIONS (CSI):		CITY/STATE
PREPARED BY:	<b>Cary Baker</b>	LICENSE #:
BID ANALYST:		MBE/WBE/DVBE

<b>COFFEE &amp; PASTRIES/DESERT</b>	<b>BASE BID</b>
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SHEET	ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
	O3	Concrete	420	SF	35.00	\$ 14,700
	O5	Metals	420	SF	13.52	\$ 5,678
	O6	Wood and Plastics	420	SF	36.27	\$ 15,233
	O7	Thermal and Moisture Protection	420	SF	16.29	\$ 6,842
	O8	Doors and Windows	420	SF	18.70	\$ 7,854
	O9	Finishes	420	SF	34.15	\$ 14,343
	O10	Specialties	420	SF	8.50	\$ 3,570
	O14	Conveying Systems (allowance)		SF		\$ 330,000
	O15	Mechanical	420	SF	47.07	\$ 19,769
	O16	Electrical	420	SF	52.64	\$ 22,109

<b>PERFORMANCE &amp; PAYMENT BONDS (SHOULD NOT BE INCLUDED)</b>	
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<b>PER PLANS &amp; SPECS:</b> <b>ADDENDA: #</b>  <b>FURNISHED &amp; INSTALLED:</b> <b>HOISTING:</b>  <b>EMR:</b>	
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<b>TOTAL BASE BID AMOUNT</b>	<b>\$ 440,099</b>
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<b>ALTERNATES</b>	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -

<b>TOTAL W/ ALTERNATE(S)</b>	
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<b>HRS - Hospital Renovations Solutions</b>						<b>SUBCONTRACTOR</b>	
PROJECT:	Project 'X'					CONTACT	
TRADE(S):	GENERAL DEMOLITION					PHONE	
						ADDRESS	
SECTIONS (CSI):						CITY/STATE	
PREPARED BY:	Cary Baker					LICENSE #:	
BID ANALYST:						MBE/WBE/DVBE	
<b>GENERAL DEMOLITION</b>						<b>BASE BID</b>	
<b>SHEET</b>	<b>ITEM</b>	<b>DESCRIPTION</b>	<b>QUANTITY</b>	<b>UNIT</b>	<b>UNIT COST</b>	<b>COST</b>	
						\$ -	
		GENERAL DEMOLITION	34,164	SF	9.51	\$ 324,900	
						\$ -	
						\$ -	
						\$ -	
<b>PERFORMANCE &amp; PAYMENT BONDS (SHOULD NOT BE INCLUDED)</b>							
<b>PER PLANS &amp; SPECS:</b>							
<b>ADDENDA: #</b>							
<b>FURNISHED &amp; INSTALLED:</b>							
<b>HOISTING:</b>							
<b>EMR:</b>							
<b>TOTAL BASE BID AMOUNT</b>						<b>\$ 324,900</b>	
<b>ALTERNATES</b>						\$ -	
						\$ -	
						\$ -	
						\$ -	
						\$ -	
						\$ -	
						\$ -	
						\$ -	
						\$ -	
<b>TOTAL W/ ALTERNATE(S)</b>							

<b>HRS - Hospital Renovations Solutions</b>				<b>SUBCONTRACTOR</b>		
PROJECT:	<b>Project 'X'</b>			CONTACT		
TRADE(S):	<b>FOOD DINING DINING AREAS</b>			PHONE		
				ADDRESS		
SECTIONS (CSI):				CITY/STATE		
PREPARED BY:	<b>Cary Baker</b>			LICENSE #:		
BID ANALYST:				MBE/WBE/DVBE		
<b>FOOD DINING DINING AREAS</b>				<b>BASE BID</b>		
SHEET	ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
	<b>O3</b>	<b>Concrete</b>	3,021	SF	35.00	\$ 105,735
	<b>O5</b>	<b>Metals</b>	3,021	SF	13.52	\$ 40,844
	<b>O6</b>	<b>Wood and Plastics</b>	3,021	SF	36.27	\$ 109,572
	<b>O7</b>	<b>Thermal and Moisture Protection</b>	3,021	SF	16.29	\$ 49,212
	<b>O8</b>	<b>Doors and Windows</b>	3,021	SF	18.70	\$ 56,493
	<b>O9</b>	<b>Finishes</b>	3,021	SF	34.15	\$ 103,167
	<b>O10</b>	<b>Specialties</b>	3,021	SF	8.50	\$ 25,679
	<b>O14</b>	<b>Conveying Systems</b>				\$ -
	<b>O15</b>	<b>Mechanical</b>	3,021	SF	47.07	\$ 142,198
	<b>O16</b>	<b>Electrical</b>	3,021	SF	52.64	\$ 159,025
<b>PERFORMANCE &amp; PAYMENT BONDS (SHOULD NOT BE INCLUDED)</b>						
<b>PER PLANS &amp; SPECS:</b>						
<b>ADDENDA: #</b>						
FURNISHED & INSTALLED:						
HOISTING:						
EMR:						
<b>TOTAL BASE BID AMOUNT</b>						<b>\$ 791,925</b>
<b>ALTERNATES</b>						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -

HRS - Hospital Renovations Solutions						SUBCONTRACTOR	
PROJECT:	Project 'X'					CONTACT	
TRADE(S):	FOOD COURT DINING AREAS					PHONE	
						ADDRESS	
SECTIONS (CSI):						CITY/STATE	
PREPARED BY:	Cary Baker					LICENSE #:	
BID ANALYST:						MBE/WBE/DVBE	
<b>FOOD COURT DINING AREAS</b>						<b>BASE BID</b>	
SHEET	ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST	
		FEATURES (included in costing below):					
		Level Raked Floors				\$	-
		Restroom Modifications				\$	-
		Food Court Skylights				\$	-
		Oculus Windows				\$	-
						\$	-
	O3	Concrete	7,978	SF	35.00	\$	279,230
	O5	Metals	7,978	SF	13.52	\$	107,863
	O6	Wood and Plastics	7,978	SF	36.27	\$	289,362
	O7	Thermal and Moisture Protection	7,978	SF	16.29	\$	129,962
	O8	Doors and Windows	7,978	SF	18.70	\$	149,189
	O9	Finishes	7,978	SF	34.15	\$	272,449
	O10	Specialties	7,978	SF	8.50	\$	67,813
	O14	Conveying Systems (allowance)		SF		\$	330,000
	O15	Mechanical	7,978	SF	47.07	\$	375,524
	O16	Electrical	7,978	SF	52.64	\$	419,962
<b>PERFORMANCE &amp; PAYMENT BONDS (SHOULD NOT BE INCLUDED)</b>							
<b>PER PLANS &amp; SPECS:</b>							
<b>ADDENDA: #</b>							
FURNISHED & INSTALLED:							
HOISTING:							
EMR:							
<b>TOTAL BASE BID AMOUNT</b>						<b>\$</b>	<b>2,421,353</b>
<b>ALTERNATES</b>							
						\$	-
						\$	-
						\$	-
						\$	-
						\$	-
						\$	-
						\$	-
						\$	-
						\$	-
<b>TOTAL W/ ALTERNATE(S)</b>							

HRS - Hospital Renovations Solutions			SUBCONTRACTOR			
PROJECT:	Project 'X'				CONTACT	
TRADE(S):	KITCHEN AREAS				PHONE	
					ADDRESS	
SECTIONS (CSI):					CITY/STATE	
PREPARED BY:	Cary Baker				LICENSE #:	
BID ANALYST:					MBE/WBE/DVBE	
KITCHEN AREAS					BASE BID	
SHEET	ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
	O3	Concrete	6,994		35.00	\$ 244,790
	O5	Metals	6,994		13.52	\$ 94,559
	O6	Wood and Plastics	6,994		36.27	\$ 253,672
	O7	Thermal and Moisture Protection	6,994		16.29	\$ 113,932
	O8	Doors and Windows	6,994		18.70	\$ 130,788
	O9	Finishes	6,994		34.15	\$ 238,845
	O10	Specialties	6,994		8.50	\$ 59,449
	O14	Conveying Systems				\$ -
	O15	Mechanical	6,994		47.07	\$ 329,208
	O16	Electrical	6,994		52.64	\$ 368,164
PERFORMANCE & PAYMENT BONDS (SHOULD NOT BE INCLUDED)						
PER PLANS & SPECS:						
ADDENDA: #						
FURNISHED & INSTALLED:						
HOISTING:						
EMR:						
<b>TOTAL BASE BID AMOUNT</b>					<b>\$ 1,833,407</b>	
ALTERNATES					\$ -	
					\$ -	
					\$ -	
					\$ -	
					\$ -	
					\$ -	
					\$ -	
					\$ -	
					\$ -	
<b>TOTAL W/ ALTERNATE(S)</b>						

<b>HRS - Hospital Renovations Solutions</b>		<b>SUBCONTRACTOR</b>
PROJECT:	<b>Project 'X'</b>	CONTACT
TRADE(S):	<b>COFFEE &amp; PASTRIES/DESERT</b>	PHONE
		ADDRESS
SECTIONS (CSI):		CITY/STATE
PREPARED BY:	<b>Cary Baker</b>	LICENSE #:
BID ANALYST:		MBE/WBE/DVBE

<b>COFFEE &amp; PASTRIES/DESERT</b>	<b>BASE BID</b>
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SHEET	ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
	O3	Concrete	420	SF	35.00 \$	14,700
	O5	Metals	420	SF	13.52 \$	5,678
	O6	Wood and Plastics	420	SF	36.27 \$	15,233
	O7	Thermal and Moisture Protection	420	SF	16.29 \$	6,842
	O8	Doors and Windows	420	SF	18.70 \$	7,854
	O9	Finishes	420	SF	34.15 \$	14,343
	O10	Specialties	420	SF	8.50 \$	3,570
	O14	Conveying Systems (allowance)		SF	\$	330,000
	O15	Mechanical	420	SF	47.07 \$	19,769
	O16	Electrical	420	SF	52.64 \$	22,109

<b>PERFORMANCE &amp; PAYMENT BONDS (SHOULD NOT BE INCLUDED)</b>	
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<b>PER PLANS &amp; SPECS:</b> <b>ADDENDA: #</b>  <b>FURNISHED &amp; INSTALLED:</b> <b>HOISTING:</b>  <b>EMR:</b>	
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<b>TOTAL BASE BID AMOUNT</b>	<b>\$ 440,099</b>
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<b>ALTERNATES</b>	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -
	\$ -

<b>TOTAL W/ ALTERNATE(S)</b>	
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HRS - Hospital Renovations Solutions			SUBCONTRACTOR			
PROJECT:	Project 'X'		CONTACT			
TRADE(S):	MADE TO ORDER SALADS		PHONE			
			ADDRESS			
SECTIONS (CSI):			CITY/STATE			
PREPARED BY:	Cary Baker		LICENSE #:			
BID ANALYST:			MBE/WBE/DVBE			
MADE TO ORDER SALADS			BASE BID			
SHEET	ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
	O3	Concrete	210	SF	35.00	\$ 7,350
	O5	Metals	210	SF	13.52	\$ 2,839
	O6	Wood and Plastics	210	SF	36.27	\$ 7,617
	O7	Thermal and Moisture Protection	210	SF	16.29	\$ 3,421
	O8	Doors and Windows	210	SF	18.70	\$ 3,927
	O9	Finishes	210	SF	34.15	\$ 7,172
	O10	Specialties	210	SF	8.50	\$ 1,785
	O14	Conveying Systems				\$ -
	O15	Mechanical	210	SF	47.07	\$ 9,885
	O16	Electrical	210	SF	52.64	\$ 11,054
PERFORMANCE & PAYMENT BONDS (SHOULD NOT BE INCLUDED)						
PER PLANS & SPECS:						
ADDENDA: #						
FURNISHED & INSTALLED:						
HOISTING:						
EMR:						
<b>TOTAL BASE BID AMOUNT</b>						<b>\$ 55,049</b>
ALTERNATES						
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
<b>TOTAL W/ ALTERNATE(S)</b>						





HRS - Hospital Renovations Solutions			SUBCONTRACTOR			
PROJECT:	Project 'X'					CONTACT
TRADE(S):	ENTRÉE OF THE DAY					PHONE
						ADDRESS
SECTIONS (CSI):						CITY/STATE
PREPARED BY:	Cary Baker					LICENSE #:
BID ANALYST:						MBE/WBE/DVBE
	ENTRÉE OF THE DAY					BASE BID
SHEET	ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
	O3	Concrete	200		35.00	\$ 7,000
	O5	Metals	200		13.52	\$ 2,704
	O6	Wood and Plastics	200		36.27	\$ 7,254
	O7	Thermal and Moisture Protection	200		16.29	\$ 3,258
	O8	Doors and Windows	200		18.70	\$ 3,740
	O9	Finishes	200		34.15	\$ 6,830
	O10	Specialties	200		8.50	\$ 1,700
	O14	Conveying Systems				\$ -
	O15	Mechanical	200		47.07	\$ 9,414
	O16	Electrical	200		52.64	\$ 10,528
<b>PERFORMANCE &amp; PAYMENT BONDS (SHOULD NOT BE INCLUDED)</b>						
<b>PER PLANS &amp; SPECS:</b>						
ADDENDA: #						
FURNISHED & INSTALLED:						
HOISTING:						
EMR:						
<b>TOTAL BASE BID AMOUNT</b>						<b>\$ 52,428</b>
ALTERNATES						\$ -
						\$ -
						\$ -



HRS - Hospital Renovations Solutions			SUBCONTRACTOR			
PROJECT:	Project 'X'		CONTACT			
TRADE(S):	GRILL		PHONE			
SECTIONS (CSI):			ADDRESS			
PREPARED BY:	Cary Baker		CITY/STATE			
BID ANALYST:			LICENSE #:			
			MBE/WBE/DVBE			
GRILL			BASE BID			
SHEET	ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
	O3	Concrete	200		35.00	\$ 7,000
	O5	Metals	200		13.52	\$ 2,704
	O6	Wood and Plastics	200		36.27	\$ 7,254
	O7	Thermal and Moisture Protection	200		16.29	\$ 3,258
	O8	Doors and Windows	200		18.70	\$ 3,740
	O9	Finishes	200		34.15	\$ 6,830
	O10	Specialties	200		8.50	\$ 1,700
	O14	Conveying Systems				\$ -
	O15	Mechanical	200		47.07	\$ 9,414
	O16	Electrical	200		52.64	\$ 10,528
<b>PERFORMANCE &amp; PAYMENT BONDS (SHOULD NOT BE INCLUDED)</b>						
<b>PER PLANS &amp; SPECS:</b>						
ADDENDA: #						
FURNISHED & INSTALLED:						
HOISTING:						
EMR:						
<b>TOTAL BASE BID AMOUNT</b>						<b>\$ 52,428</b>
<b>ALTERNATES</b>						
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
<b>TOTAL W/ ALTERNATE(S)</b>						

HRS - Hospital Renovations Solutions			SUBCONTRACTOR			
PROJECT:	Project 'X'					CONTACT
TRADE(S):	SUSHI					PHONE
						ADDRESS
SECTIONS (CSI):						CITY/STATE
PREPARED BY:	Cary Baker					LICENSE #:
BID ANALYST:						MBE/WBE/DVBE
	SUSHI					BASE BID
SHEET	ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT COST	COST
	O3	Concrete	390		35.00	\$ 13,650
	O5	Metals	390		13.52	\$ 5,273
	O6	Wood and Plastics	390		36.27	\$ 14,145
	O7	Thermal and Moisture Protection	390		16.29	\$ 6,353
	O8	Doors and Windows	390		18.70	\$ 7,293
	O9	Finishes	390		34.15	\$ 13,319
	O10	Specialties	390		8.50	\$ 3,315
	O14	Conveying Systems				\$ -
	O15	Mechanical	390		47.07	\$ 18,357
	O16	Electrical	390		52.64	\$ 20,530
PERFORMANCE & PAYMENT BONDS (SHOULD NOT BE INCLUDED)						
PER PLANS & SPECS:						
ADDENDA: #						
FURNISHED & INSTALLED:						
HOISTING:						
EMR:						
<b>TOTAL BASE BID AMOUNT</b>						<b>\$ 102,235</b>
ALTERNATES						
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
						\$ -
<b>TOTAL W/ ALTERNATE(S)</b>						