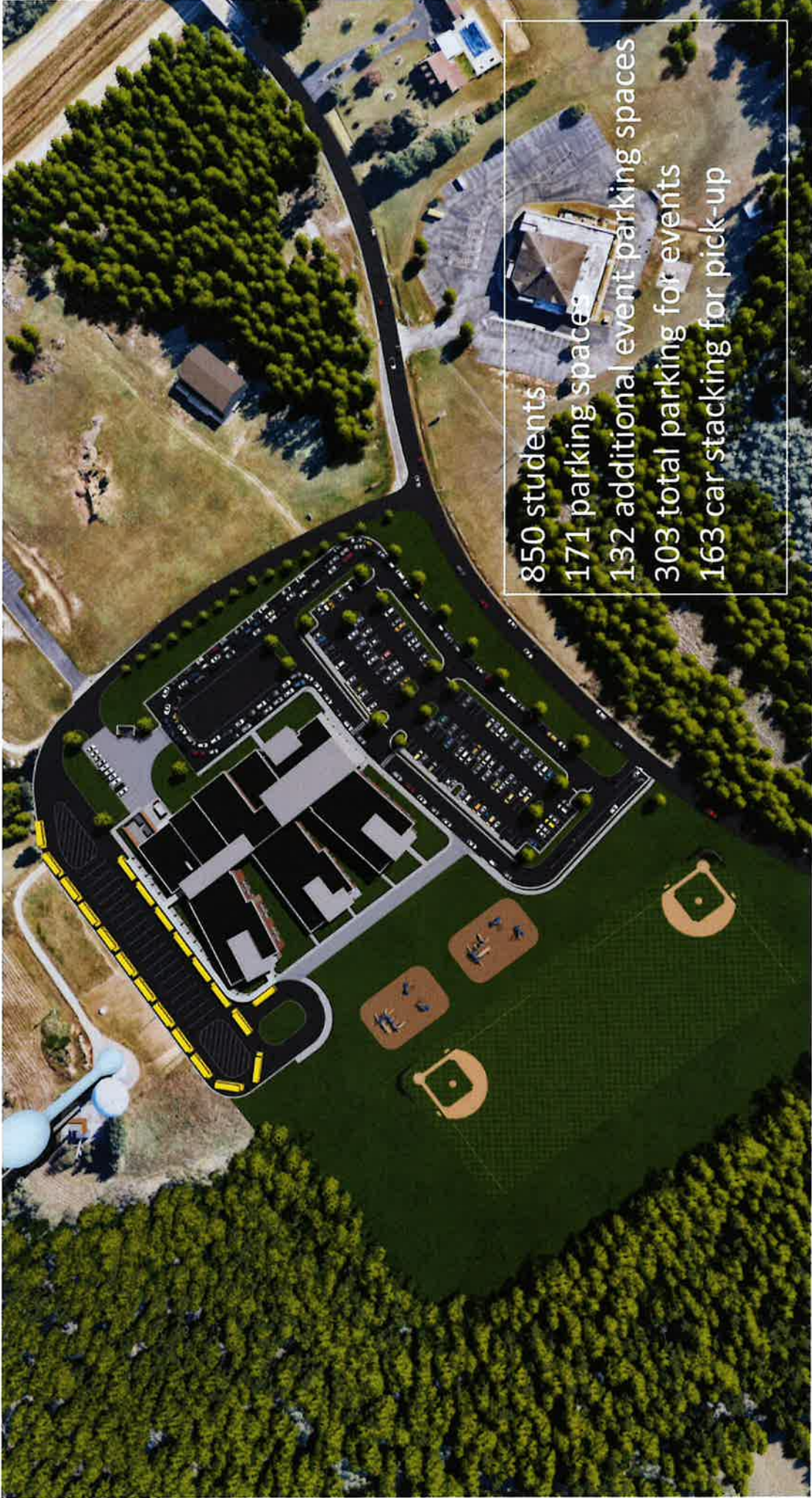


# NEW ELEMENTARY SCHOOL PRINCE GEORGE COUNTY SCHOOLS

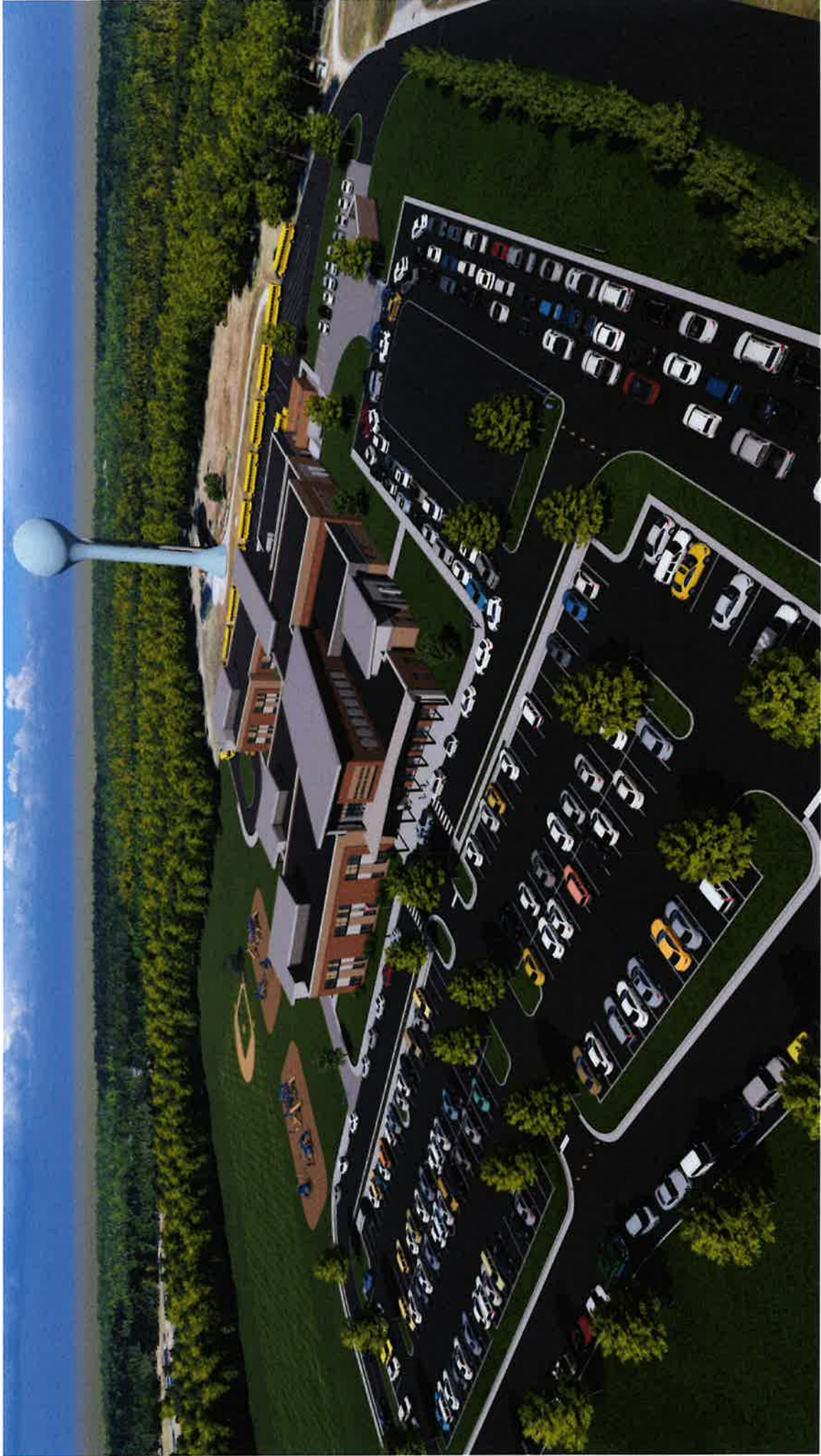
August 19, 2020







850 students  
171 parking spaces  
132 additional event parking spaces  
303 total parking for events  
163 car stacking for pick-up



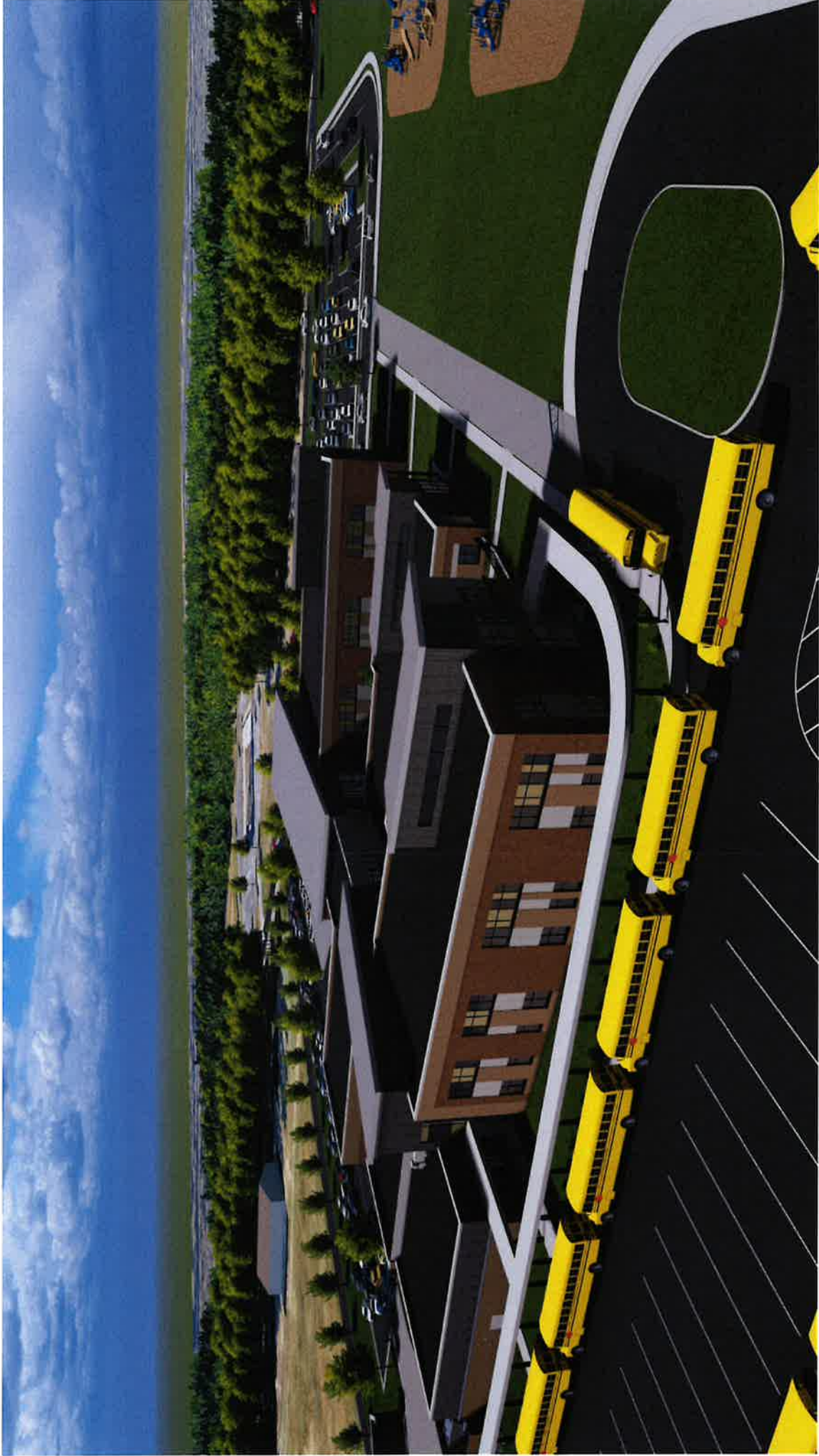
















Testing Services	\$263,633	0.01		
Architectural/ Engineering Services	\$1,845,432	0.07		
Property Acquisition Costs	\$0			
Site Improvements	\$4,557,471		96,700 SF	@ \$ 47.13
Building Construction	\$21,805,850		\$26,363,321	@ 96,700 SF
Building Demolition				
Temporary Classroom Trailers				
Furniture & Fixtures	\$1,845,432	0.07		
Water/ Sewer Extensions	TBD			
Transportation Improvements	TBD			
Contingency	\$2,636,332	0.10		
<b>TOTAL</b>	<b>\$32,954,151</b>		25% Owner Project Costs	

**Planning Assumptions for Walton Elementary School Replacement**

1. North Elementary School program of 96,700 sf. Revised North Elementary School plan.
2. Building construction costs of \$240.16 per sf and site development costs of \$50.19 per sf.
3. Estimates assume the project is bid by January 2021. 6.5% per year inflation should be added for future bid dates.
4. 25% Owner Project Costs are included in this estimate, with breakdown as follows:

Testing Services	1%
A/E Basic and Additional Services	7%
FFE/Technology	7%
Contingency	10%
<b>Total</b>	<b>25%</b>
5. Off-site sewer and off-site road costs to be determined.

<b>PROBABLE COST BUDGET FOR OFF-SITE IMPROVEMENTS</b>			
<b>Off Site Construction Cost</b>			
Sewer Improvements	\$	275,000	2
Road Improvements	\$	1,150,000	3
<b>Total Off-Site Construction Costs</b>	<b>\$</b>	<b>1,425,000</b>	
Owner Project Cost	\$	275,000	1
<b>Total Off-Site Project Costs</b>	<b>\$</b>	<b>1,700,000</b>	
<b>Notes:</b>			
1. Owner Project Costs include Civil Engineering Fees and contingency.			
2. Sewer improvements include new sanitary pump station with effluent tying into existing County force main on the property.			
3. Road Improvements include right and left hand turn lanes at both entrances along Middle Road and existing Middle Road reconstructed to reduce existing curves to meet current VDOT standards.			

	2019			2020			2021			2022																				
	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D	J	F	M	A	M	J	J	A	S	O	N	D
Site Acquisition																														
Design																														
Bidding																														
Construction																														
Move in																														
<b>Building/Site Construction</b>																														
\$ 32,954,151																														
<b>Off Site Road and Sewer Improvements</b>																														
\$ 1,700,000																														
<b>Fiscal Year Total</b>																														

# Project Timeline and FY Financial Draws

## **NEXT STEPS**

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**Complete documents December 2020**

**Bid Contracts February 2021**

**Construction March 2021 – June 2022**

**School Opens September 2022**