



BUDGET SUMMARY - OPTION 1 RENOVATION/NEW

JLG #21230

Issued: November 15, 2021

Issued By: JLG, Construction Engineers

CONSTRUCTION COSTS					
New Construction	Cost/SF - Low	Cost/SF - High	Area (SF)	Low	High
Existing Conditions - Demolition	\$11	\$20	7,064	\$74,172	\$141,280
Existing Conditions - Renovation PT/Admin	\$125	\$175	16,035	\$2,004,375	\$2,806,125
Racquetball Courts	\$150	\$200	3,250	\$487,500	\$650,000
Basketball Court	\$200	\$250	11,704	\$2,340,800	\$2,926,000
Indoor Playground	\$185	\$225	12,900	\$2,386,500	\$2,902,500
Fitness	\$185	\$225	1,356	\$250,860	\$305,100
Multi Sport Simulator	\$250	\$300	1,260	\$315,000	\$378,000
Support	\$200	\$250	4,956	\$991,200	\$1,239,000
Site					
Parking Lot and site				\$1,029,600	\$1,557,600
	\$3,900	\$5,900	264		
			SUBTOTAL	51,461	
				\$9,880,007	\$12,905,605
Design Contingency	15%			\$1,482,001	\$1,935,841
Escalation for 2022 Construction Start	3%			\$296,400	\$387,168
Construction Contingency	3%			\$296,400	\$387,168
TOTAL ESTIMATED CONSTRUCTION COSTS				\$11,954,808	\$15,615,782
SOFT COSTS (OWNER)					
Professional Fees				\$0	\$0
Reimbursable Expenses				\$0	\$0
Owner Fees				\$0	\$0
Furniture, fixtures and equipment (FFE)				\$0	\$0
Technology Security and Equipment				\$0	\$0
Site Survey				\$0	\$0
Geotechnical Report				\$0	\$0
Hazardous Material Abatement				\$0	\$0
Temporary Heat				\$0	\$0
Special Inspections and Testing				\$0	\$0
Permits				\$0	\$0
Tapping Fee				\$0	\$0
Legal, Admin or Miscellaneous Cost				\$0	\$0
Moving Cost				\$0	\$0
<i>*All softcosts are estimated at 15%</i>					
TOTAL ESTIMATED SOFT COSTS				\$1,793,221	\$2,342,367
TOTAL PROJECT COST					
TOTAL PROJECT ESTIMATE				\$13,748,030	\$17,958,149



BUDGET SUMMARY - OPTION 2 ALL NEW

JLG #21230

Issued: November 15, 2021

Issued By: JLG, Construction Engineers

CONSTRUCTION COSTS

New Construction

	Cost/SF - Low	Cost/SF - High	Area (SF)	Low	High
Existing Conditions - Demolition	\$11	\$20	23,099	\$242,540	\$461,980
Physical Therapy / Administration	\$175	\$225	6,520	\$1,141,000	\$1,467,000
Racquetball Courts	\$150	\$200	3,250	\$487,500	\$650,000
Basketball Court	\$200	\$250	12,304	\$2,460,800	\$3,076,000
Indoor Playground	\$185	\$225	12,900	\$2,386,500	\$2,902,500
Fitness	\$185	\$225	1,500	\$277,500	\$337,500
Multi Sport Simulator	\$250	\$300	1,260	\$315,000	\$378,000
Support	\$200	\$250	16,366	\$3,273,200	\$4,091,500

Site

Parking Lot and site	\$4,100	\$6,200	264	\$1,082,400	\$1,636,800
----------------------	---------	---------	-----	-------------	-------------

SUBTOTAL	54,100	\$11,666,440	\$15,001,280
-----------------	---------------	---------------------	---------------------

Design Contingency	15%	\$1,749,966	\$2,250,192
Escalation for 2022 Construction Start	3%	\$349,993	\$450,038
Construction Contingency	3%	\$349,993	\$450,038

TOTAL ESTIMATED CONSTRUCTION COSTS

\$14,116,392	\$18,151,549
---------------------	---------------------

SOFT COSTS (OWNER)

Professional Fees	\$0	\$0
Reimbursable Expenses	\$0	\$0
Owner Fees	\$0	\$0
Furniture, fixtures and equipment (FFE)	\$0	\$0
Technology Security and Equipment	\$0	\$0
Site Survey	\$0	\$0
Geotechnical Report	\$0	\$0
Hazardous Material Abatement	\$0	\$0
Temporary Heat	\$0	\$0
Special Inspections and Testing	\$0	\$0
Permits	\$0	\$0
Tapping Fee	\$0	\$0
Legal, Admin or Miscellaneous Cost	\$0	\$0
Moving Cost	\$0	\$0

**All softcosts are estimated at 15%*

TOTAL ESTIMATED SOFT COSTS

\$2,117,459	\$2,722,732
--------------------	--------------------

TOTAL PROJECT COST

TOTAL PROJECT ESTIMATE	\$16,233,851	\$20,874,281
-------------------------------	---------------------	---------------------



BUDGET SUMMARY - OPERATIONS

JLG #21230

Issued: November 15, 2021

Issued By: JLG, Sports Facilities

INCOME REVENUE					
	Cost/SF - Low	Cost/SF - High	Area (SF)	Low	High
PT/Administration	\$0	\$0	6,520	\$0	\$0
Racquetball Courts	\$20	\$25	3,250	\$65,000	\$81,250
Basketball Court	\$20	\$25	12,304	\$246,080	\$307,600
Indoor Playground	\$25	\$30	12,900	\$322,500	\$387,000
Fitness	\$30	\$35	1,500	\$45,000	\$52,500
Multi Sport Simulator	\$40	\$45	1,260	\$50,400	\$56,700
Support	\$0	\$0	16,366	\$0	\$0
TOTAL ESTIMATED INCOME			54,100	\$728,980	\$885,050
EXPENSES					
Costs of goods sold (hourly labor, part-time work)				(\$250,000)	(\$300,000)
Facility Expenses (utilities, supplies, maintenance)				(\$80,000)	(\$110,000)
Operating Expenses (marketing, insurance, permits, materials)				(\$105,000)	(\$125,000)
Staffing (general manager, administration, 2 coordinators)				(\$224,000)	(\$240,000)
Misc expenses contingency 5%				(\$36,449)	(\$44,253)
TOTAL ESTIMATED SOFT COSTS				(\$695,449)	(\$819,253)
TOTAL PROJECT OPERATIONS					
TOTAL PROJECT OPERATIONS ESTIMATE				\$33,531	\$65,798