

FAC 7385 Public Restroom Shower

RUC: \$123.00 SF

Source: Marshall and Swift
Section 18, Page 21
Inflated to current year and adjusted for pricing using SPBI
Inflated to FY-09 using Green Book Table 5-6, MCON
In V12, Tri-Service and USACE PAX Newsletter values were updated while all other values were inflated only.

SUC: \$3.41 SF

Source: Cost Works model in \$FY-08, inflated to \$FY-09 using Green Book
Table 5-6 (O&M less DHP)
In V12, values were inflated only.

Model follows:

Chart: A chart showing relative annual sustainment requirements follows:

FAC 7385-Public Restroom/Shower
CostWorks 2008 Quarter 2

Design Life= 36
Average S.F= 674

C.S.F=100 S.F; MSF=1000 S.F
Sq=100 S.F; M.L.F=1000 L.F

This spreadsheet was
exported from R.S Means
CostWorks

Terminal Cutoff is the removal of a single task occurrence if that task occurs
within 10% of the end of the design life and if the frequency of the task
exceeds 20% of the design life. This prevents scheduling major work near the
end of the design life

Description	Frequency	Crew	Qty	Unit	Total In-House	Total Incl. O&P	Release	Occurrences in Design Life	Adjusted Occurrences	Terminal Cutoff
Repair 8" concrete block wall - 1st floor	25	1 Bric	87.400	S.F.	1,753.24	2,132.56	2008 Qtr 2	1	1	\$ 2,132.56
Replace 8" concrete block wall - 1st floor	60	2 Bric	8.740	C.S.F.	8,695.16	10,466.76	2008 Qtr 2	0	0	\$ -
Repair steel, painted, door	14	1 Carp	3.000	Ea.	1,747.32	2,059.08	2008 Qtr 2	2	2	\$ 4,118.16
Refinish 3'-0" x 7'-0" steel, painted, door	4	1 Pord	3.000	Ea.	98.73	120.93	2008 Qtr 2	9	9	\$ 1,088.37
Replace 3'-0" x 7'-0" steel, painted, door	45	1 Carp	3.000	Ea.	1,596.24	1,860.12	2008 Qtr 2	0	0	\$ -
Replace tempered glass - (3% of glass)	1	1 Carp	1.890	S.F.	36.48	43.39	2008 Qtr 2	36	36	\$ 1,562.20
Debris removal by hand & visual inspection shingles	1	2 Rofc	0.700	M.S.F.	12.43	14.98	2008 Qtr 2	36	36	\$ 539.28
Removal and replacement of shingles shingles	40	2 Rofc	7.000	Sq.	1,771.70	2,119.46	2008 Qtr 2	0	0	\$ -
Minor asphalt shingle repair - (2% of roof area) shingles	5	2 Rofc	14.000	S.F.	48.44	57.96	2008 Qtr 2	7	7	\$ 405.72
Flashing repairs - (2 S.F. per sq. repaired) shingles	5	2 Rofc	0.280	S.F.	3.26	3.89	2008 Qtr 2	7	7	\$ 27.24
Replace 4" x 4" thin set ceramic tile	75	1 Tilf	11.370	C.S.F.	9,331.25	11,307.81	2008 Qtr 2	0	0	\$ -
Repair 4" x 4" thin set ceramic tile - (2% of walls)	10	1 Tilf	0.227	C.S.F.	171.18	207.11	2008 Qtr 2	3	3	\$ 621.32
Replace 2" x 2" thin set ceramic tile floor	50	1 Tilf	3.370	C.S.F.	4,528.91	5,451.24	2008 Qtr 2	0	0	\$ -
Ceramic tile floor repairs - (2% of floors)	15	1 Tilf	0.067	C.S.F.	41.41	51.58	2008 Qtr 2	2	2	\$ 103.17
Refinish concrete floor finished	25	2 Cefi	3.370	C.S.F.	1,177.61	1,417.73	2008 Qtr 2	1	1	\$ 1,417.73
Refinish plaster ceiling	10	1 Pord	74.888	S.Y.	826.01	1,019.23	2008 Qtr 2	3	3	\$ 3,057.68
Replace plaster ceiling	75	2 Plas	74.888	S.Y.	4,559.18	5,527.48	2008 Qtr 2	0	0	\$ -
Repair plaster ceiling - (2% of ceilings)	12	1 Plas	1.497	S.Y.	82.53	99.88	2008 Qtr 2	3	2	\$ 199.76
Replace washer in spud connection lavatory, vitreous china	7	1 Plum	3.000	Ea.	72.03	84.99	2008 Qtr 2	5	5	\$ 424.95
Replace washer in faucet lavatory, vitreous china	2	1 Plum	3.000	Ea.	29.55	36.87	2008 Qtr 2	18	18	\$ 663.66
Replace faucets lavatory, vitreous china	10	1 Plum	3.000	Ea.	370.47	447.18	2008 Qtr 2	3	3	\$ 1,341.54
Clean out strainer and P trap lavatory, vitreous china	2	1 Plum	3.000	Ea.	81.12	100.71	2008 Qtr 2	18	18	\$ 1,812.78
Replace lavatory, vitreous china	35	2 Plum	3.000	Ea.	1,590.57	1,907.10	2008 Qtr 2	1	0	\$ -
Inspect / clean shower head fiberglass	3	1 Plum	2.000	Ea.	75.60	94.88	2008 Qtr 2	12	12	\$ 1,138.56
Replace mixing valve barrel shower, fiberglass	2	1 Plum	2.000	Ea.	296.30	352.64	2008 Qtr 2	18	18	\$ 6,347.52
Replace mixing valve shower, fiberglass	10	1 Plum	2.000	Ea.	549.36	658.00	2008 Qtr 2	3	3	\$ 1,974.00
Replace shower and fittings, fiberglass	20	2 Plum	2.000	Ea.	1,953.30	2,303.16	2008 Qtr 2	1	1	\$ 2,303.16
Replace flush valve diaphragm tankless water closet	10	1 Plum	3.000	Ea.	212.22	249.18	2008 Qtr 2	3	3	\$ 747.54
Rebuild flush valve tankless water closet	20	1 Plum	3.000	Ea.	395.94	480.03	2008 Qtr 2	1	1	\$ 480.03
Unplug clogged line tankless water closet	5	1 Plum	3.000	Ea.	504.78	630.54	2008 Qtr 2	7	7	\$ 4,413.78
Replace tankless water closet	35	2 Plum	3.000	Ea.	1,644.00	1,945.08	2008 Qtr 2	1	0	\$ -
Replace tankless flush valve	25	1 Plum	3.000	Ea.	628.50	736.11	2008 Qtr 2	1	1	\$ 736.11
Replace wax ring gasket tankless water closet	5	1 Plum	3.000	Ea.	328.71	411.60	2008 Qtr 2	7	7	\$ 2,881.20
Replace flush valve diaphragm urinal	7	1 Plum	1.000	Ea.	70.74	83.06	2008 Qtr 2	5	5	\$ 415.30
Rebuild flush valve urinal	20	1 Plum	1.000	Ea.	131.98	160.01	2008 Qtr 2	1	1	\$ 160.01
Unplug line urinal	5	1 Plum	1.000	Ea.	112.14	139.91	2008 Qtr 2	7	7	\$ 979.37

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Replace wall-hung urinal	35	2 Plum	1.000	Ea.	841.63	1,006.57	2008 Qtr 2	1	0	\$ -
Resolder joint pipe & fittings, copper	10	1 Plum	2.000	Ea.	65.70	80.90	2008 Qtr 2	3	3	\$ 242.70
Replace pipe and fittings, copper 3/4"	20	2 Plum	16.000	L.F.	283.52	343.68	2008 Qtr 2	1	1	\$ 343.68
Remove old insulation & replace with new, pipe 3/4", wall 1"	15	1 Plum	16.000	L.F.	112.16	136.64	2008 Qtr 2	2	2	\$ 273.28
Drain and flush water heater, electric, 120 gallon	7	1 Plum	1.000	Ea.	226.43	283.04	2008 Qtr 2	5	5	\$ 1,415.20
Check operation water heater, electric, 120 gallon	3	1 Plum	1.000	Ea.	1.98	2.48	2008 Qtr 2	12	12	\$ 29.76
Replace water heater, electric, 120 gallon	15	2 Plum	1.000	Ea.	9,192.45	10,543.79	2008 Qtr 2	2	2	\$ 21,087.58
Unclog main drain pipe & fittings, cast iron	10	1 Plum	1.000	Ea.	35.62	44.41	2008 Qtr 2	3	3	\$ 133.23
Replace pipe & fittings, cast iron	40	2 Plum	16.000	L.F.	670.40	811.20	2008 Qtr 2	0	0	\$ -
Replace fluor. ballast for fluorescent lighting fixture, 80 W	10	1 Elec	8.000	Ea.	796.64	960.64	2008 Qtr 2	3	3	\$ 2,881.92
Replace lamps (2 lamps) fluorescent lighting fixture, 80 W	10	1 Elec	8.000	Ea.	203.52	249.44	2008 Qtr 2	3	3	\$ 748.32
Maintenance and repair incandescent lighting fixtures	10	1 Elec	4.000	Ea.	189.12	225.56	2008 Qtr 2	3	3	\$ 676.68
Replace lamp incandescent lighting fixtures	5	1 Elec	4.000	Ea.	27.92	34.08	2008 Qtr 2	7	7	\$ 238.56
Maintenance and repair receptacles and plugs	20	1 Elec	8.000	Ea.	248.72	309.84	2008 Qtr 2	1	1	\$ 309.84
Replace receptacle/plug receptacles and plugs	20	1 Elec	8.000	Ea.	422.08	515.36	2008 Qtr 2	1	1	\$ 515.36
Maintenance and repair wiring devices, switches	10	1 Elec	4.000	Ea.	124.36	154.92	2008 Qtr 2	3	3	\$ 464.76
Replace switch wiring devices, switches	15	1 Elec	4.000	Ea.	204.84	249.40	2008 Qtr 2	2	2	\$ 498.80
					\$59,175.48	\$70,734.19	MR Subtotal		\$ 71,952.36	
							MR Per Year		\$ 1,998.68	
							PM Per Year		\$ 374.97	
							Subtotal		\$ 2,373.65	
							Total Per Unit		\$ 3.52	

CostWorks 2009 Quarter 1 - FAC 7385-Public Restroom/Shower

Qty	Assembly Number	Description	Total In-House	Total Incl. O&P	Zip Code	Prefix	Type	Release
3.000	B2035 225 1950	Door, emergency egress, swinging, annualized	148.53	172.53	200		FMR	2008 Qtr 2
1.000	D2015 100 1950	Urinals, annualized	12.93	16.15	200		FMR	2008 Qtr 2
3.000	D2015 100 2950	Toilet (vacuum breaker type), annualized	38.79	48.45	200		FMR	2008 Qtr 2
3.000	D2015 100 4950	Lavatories, annualized	74.04	90.24	200		FMR	2008 Qtr 2
2.000	D2015 100 5950	Showers, annualized	39.70	47.60	200		FMR	2008 Qtr 2
			\$313.99	\$374.97				

FAC 7385 Sustainment by Year - Terminal Cutoff Applied

