

**FAC 5400 DENTAL FACILITY**

FY24 SUC: \$10.88 / SF  
Source: Calculated using R.S. Means CostWorks 2023 Qtr 4 component prices

FAC 5400 DENTAL FACILITY

SUC \$10.88

Release 2023 Qtr 4  
Zip Code Prefix 222  
Type MR

UM SF  
Design Life 30  
Average Size 11100.0

Adjusted Occurrences are the occurrences remaining after subtracting Repair/Replacement Overlaps. Overlap reduction removes a repair when it occurs the same year as a replacement.

Description	Frequency	Qty Unit	Total In-House	Total Incl OP	Design Life/Frequency	Occurrences in Design Life	Adjusted Occurrences	Life Cost	Adjusted Cost
Replace metal hand rail	30	82.00 L.F.	\$4,964.30	\$5,770.68	1.0000	1	1	\$5,770.68	\$5,770.68
Refinish metal hand rail	7	82.00 L.F.	\$167.80	\$207.00	4.2857	4	4	\$827.98	\$827.98
Metal floor grating repairs - (2% of grating)	10	4.60 S.F.	\$152.52	\$183.81	3.0000	3	3	\$551.42	\$551.42
Replace metal floor grating	30	460.00 S.F.	\$13,128.26	\$15,143.09	1.0000	1	1	\$15,143.09	\$15,143.09
Repair 8" concrete block wall, 1st floor	25	1,920.00 S.F.	\$49,342.42	\$60,419.97	1.2000	1	1	\$60,419.97	\$60,419.97
Waterproof concrete block wall, 1st floor	10	69.20 C.S.F.	\$17,886.57	\$21,217.52	3.0000	3	3	\$63,652.55	\$63,652.55
Repair clay brick wall, 1st floor	25	478.00 S.F.	\$21,629.09	\$26,585.61	1.2000	1	1	\$26,585.61	\$26,585.61
Refinish steel louver, 1st floor	5	2.00 Ea.	\$211.56	\$262.03	6.0000	6	6	\$1,572.15	\$1,572.15
Replace glass - 1st floor. (1% of glass) - alum. window	1	12.60 S.F.	\$165.68	\$194.55	30.0000	30	30	\$5,836.51	\$5,836.51
Repair 3' x 4' aluminum window - 1st floor	20	43.00 Ea.	\$12,208.75	\$14,362.66	1.5000	1	1	\$14,362.66	\$14,362.66
Repair aluminum storefront door	12	6.00 Ea.	\$3,061.36	\$3,658.11	2.5000	2	2	\$7,316.22	\$7,316.22
Repair steel, painted, door	14	5.00 Ea.	\$3,511.67	\$4,170.96	2.1429	2	2	\$8,341.93	\$8,341.93
BUR flashing repairs, 2 S.F. per sq. repaired	1	31.90 S.F.	\$120.81	\$146.73	30.0000	30	30	\$4,401.77	\$4,401.77
Minor BUR membrane replacement, 25% of roof area	15	27.70 Sq.	\$25,347.60	\$30,017.94	2.0000	2	2	\$60,035.88	\$60,035.88
Total BUR roof replacement	28	111.00 Sq.	\$97,147.27	\$114,699.46	1.0714	1	1	\$114,699.46	\$114,699.46
Replace aluminum downspout, 3" x 4", .024" thick	25	8.00 L.F.	\$70.87	\$85.59	1.2000	1	1	\$85.59	\$85.59
Repair 8" concrete block wall - (2% of walls) painted	25	2.60 C.S.F.	\$2,976.78	\$3,580.44	1.2000	1	1	\$3,580.44	\$3,580.44
Refinish concrete block wall painted	4	12.00 C.S.F.	\$1,424.29	\$1,721.92	7.5000	7	7	\$12,053.43	\$12,053.43
Repair plate glass interior wall - (2% of total)	25	2.20 C.S.F.	\$21,431.95	\$24,685.48	1.2000	1	1	\$24,685.48	\$24,685.48
Repair fully glazed wood door	10	8.00 Ea.	\$2,231.91	\$2,605.46	3.0000	3	3	\$7,816.37	\$7,816.37
Refinish 3'-0" x 7'-0" fully glazed wood door	4	8.00 Ea.	\$590.23	\$732.27	7.5000	7	7	\$5,125.92	\$5,125.92
Repair steel painted interior door	14	3.00 Ea.	\$836.97	\$977.05	2.1429	2	2	\$1,954.09	\$1,954.09
Refinish 3'-0" x 7'-0" steel painted interior door	4	3.00 Ea.	\$172.95	\$212.63	7.5000	7	7	\$1,488.42	\$1,488.42
Repair aluminum interior door	12	2.00 Ea.	\$557.98	\$651.36	2.5000	2	2	\$1,302.73	\$1,302.73
Repair solid core wood door, interior	11	4.00 Ea.	\$1,115.95	\$1,302.73	2.7273	2	2	\$2,605.46	\$2,605.46
Refinish 3'-0" x 7'-0" solid core wood door, interior	4	34.00 Ea.	\$1,496.51	\$1,844.08	7.5000	7	7	\$12,908.59	\$12,908.59
Replace toilet partitions, painted metal-overhead braced, per stall	20	36.00 Ea.	\$31,515.66	\$36,792.47	1.5000	1	1	\$36,792.47	\$36,792.47
Replace urinal screen, stainless steel	30	12.00 Ea.	\$9,663.94	\$11,185.03	1.0000	1	1	\$11,185.03	\$11,185.03
Replace metal lockers, single tier	20	15.00 Ea.	\$5,955.35	\$6,878.98	1.5000	1	1	\$6,878.98	\$6,878.98
Replace medium weight vinyl wall covering	15	6.30 C.S.F.	\$3,233.22	\$3,822.03	2.0000	2	2	\$7,644.06	\$7,644.06
Repair acoustical tile - (2% of walls)	25	12.60 C.S.F.	\$10,850.96	\$12,561.68	1.2000	1	1	\$12,561.68	\$12,561.68
Refinish acoustical tile	10	12.60 C.S.F.	\$2,203.61	\$2,685.81	3.0000	3	3	\$8,057.43	\$8,057.43
Repair 5/8" drywall - (2% of walls)	20	1,254.00 S.F.	\$2,095.34	\$2,560.65	1.5000	1	1	\$2,560.65	\$2,560.65

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Refinish drywall	4	6,250.00 S.F.	\$4,235.25	\$5,202.99	7.5000	7	7	\$36,420.94	\$36,420.94
Office painting, 10' x 15', 10' high walls	5	24.00 Ea.	\$6,654.13	\$8,147.52	6.0000	6	6	\$48,885.09	\$48,885.09
Refinish concrete floor finished	25	31.00 C.S.F.	\$12,913.90	\$15,581.18	1.2000	1	1	\$15,581.18	\$15,581.18
Replace vinyl tile flooring	18	362.00 S.Y.	\$18,494.29	\$22,759.55	1.6667	1	1	\$22,759.55	\$22,759.55
Replace rubber tile floor	18	43.00 S.Y.	\$4,296.18	\$5,271.51	1.6667	1	1	\$5,271.51	\$5,271.51
Ceramic tile floor repairs - (2% of floors)	15	32.00 C.S.F.	\$21,568.62	\$26,894.34	2.0000	2	2	\$53,788.69	\$53,788.69
Terrazzo floor repairs - (2% of floors)	15	44.00 S.F.	\$752.44	\$901.90	2.0000	2	2	\$1,803.80	\$1,803.80
Replace carpet	8	293.00 S.Y.	\$15,820.99	\$18,295.65	3.7500	3	3	\$54,886.94	\$54,886.94
Repair gypsum board ceiling - (2% of ceilings)	20	5.80 C.S.F.	\$2,228.50	\$2,736.49	1.5000	1	1	\$2,736.49	\$2,736.49
Refinish acoustic tile ceiling and grid (occupied area)	5	12.50 C.S.F.	\$325.75	\$405.13	6.0000	6	6	\$2,430.77	\$2,430.77
Replace acoustic tile ceiling, fire-rated	20	12.50 C.S.F.	\$6,511.60	\$7,696.22	1.5000	1	1	\$7,696.22	\$7,696.22
Unplug clogged line flush-tank water closet	5	10.00 Ea.	\$2,299.29	\$2,878.32	6.0000	6	6	\$17,269.90	\$17,269.90
Replace washer / diaphragm in ball cock flush-tank water closet	5	10.00 Ea.	\$196.35	\$242.25	6.0000	6	6	\$1,453.53	\$1,453.53
Replace valve and ball cock assembly flush-tank water closet	15	10.00 Ea.	\$972.97	\$1,202.69	2.0000	2	2	\$2,405.39	\$2,405.39
Install gasket between tank and bowl flush-tank water closet	20	10.00 Ea.	\$435.23	\$540.82	1.5000	1	1	\$540.82	\$540.82
Replace flush valve diaphragm for a urinal	7	6.00 Ea.	\$163.58	\$203.14	4.2857	4	4	\$812.55	\$812.55
Rebuild flush valve for a urinal	20	6.00 Ea.	\$1,151.29	\$1,387.61	1.5000	1	1	\$1,387.61	\$1,387.61
Replace washer in spud connection lavatory, vitreous china	7	32.00 Ea.	\$554.28	\$676.51	4.2857	4	4	\$2,706.03	\$2,706.03
Replace washer in faucet lavatory, vitreous china	2	32.00 Ea.	\$434.16	\$541.35	15.0000	15	15	\$8,120.26	\$8,120.26
Replace faucets lavatory, vitreous china	10	32.00 Ea.	\$6,255.10	\$7,523.89	3.0000	3	3	\$22,571.66	\$22,571.66
Replace faucet washer sink, stainless steel	2	32.00 Ea.	\$430.38	\$536.62	15.0000	15	15	\$8,049.31	\$8,049.31
Replace faucets sink, stainless steel	10	32.00 Ea.	\$6,255.10	\$7,523.89	3.0000	3	3	\$22,571.66	\$22,571.66
Unstop sink, stainless steel	2	32.00 Ea.	\$1,408.34	\$1,763.00	15.0000	15	15	\$26,445.04	\$26,445.04
Replace washer in faucet laundry sink, plastic	2	2.00 Ea.	\$26.90	\$33.54	15.0000	15	15	\$503.08	\$503.08
Replace faucets laundry sink, plastic	10	2.00 Ea.	\$390.94	\$470.24	3.0000	3	3	\$1,410.73	\$1,410.73
Clean out strainer and P trap laundry sink, plastic	2	2.00 Ea.	\$73.64	\$92.18	15.0000	15	15	\$1,382.72	\$1,382.72
Inspect / clean shower head bathtub, fiberglass	3	2.00 Ea.	\$103.07	\$129.03	10.0000	10	10	\$1,290.27	\$1,290.27
Replace mixing valve bathtub, fiberglass	10	2.00 Ea.	\$586.79	\$713.86	3.0000	3	3	\$2,141.58	\$2,141.58
Inspect / clean shower head fiberglass	3	2.00 Ea.	\$103.07	\$129.03	10.0000	10	10	\$1,290.27	\$1,290.27
Replace mixing valve barrel shower, fiberglass	2	2.00 Ea.	\$596.45	\$701.66	15.0000	15	15	\$10,524.96	\$10,524.96
Replace water softener	15	2.00 Ea.	\$2,386.53	\$2,851.28	2.0000	2	2	\$5,702.55	\$5,702.55
Unclog main drain pipe & fittings, cast iron	10	1.00 Ea.	\$48.84	\$61.14	3.0000	3	3	\$183.42	\$183.42

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Repair joint pipe and fittings, PVC	10	13.00 Ea.	\$2,186.10	\$2,706.96	3.0000	3	3	\$8,120.87	\$8,120.87
Unclog 4" - 12" diameter main drain per L.F.	10	305.00 L.F.	\$1,217.92	\$1,524.62	3.0000	3	3	\$4,573.86	\$4,573.86
Clean floor drain w/o bucket	4	15.00 Ea.	\$1,851.67	\$2,317.97	7.5000	7	7	\$16,225.81	\$16,225.81
General maintenance & repair distribution: gutters, pipe	1	0.20 M.L.F.	\$63.44	\$79.42	30.0000	30	30	\$2,382.47	\$2,382.47
General maintenance & repair drain: roof, scupper, area	1	16.00 Ea.	\$626.88	\$784.75	30.0000	30	30	\$23,542.54	\$23,542.54
Insp/chk pump/mtr oper, lub, chk align, rainwater sump pump	1	1.00 Ea.	\$12.56	\$15.72	30.0000	30	30	\$471.66	\$471.66
General maintenance pipe & fittings, compressed air	2	2.20 M.L.F.	\$85.02	\$106.43	15.0000	15	15	\$1,596.38	\$1,596.38
Check and adjust 10 H.P. compressor	1	2.00 Ea.	\$178.06	\$222.90	30.0000	30	30	\$6,687.05	\$6,687.05
Replace 10 H.P. compressor	25	2.00 Ea.	\$31,513.43	\$36,647.33	1.2000	1	1	\$36,647.33	\$36,647.33
Replace 275 gallon fuel oil storage tank	30	2.00 Ea.	\$5,048.27	\$5,837.56	1.0000	1	1	\$5,837.56	\$5,837.56
Install 10' sect. 3/8" type L copper per M.L.F. fuel oil storage	20	0.30 Ea.	\$58.35	\$71.28	1.5000	1	1	\$71.28	\$71.28
Install new 2" gasket, 1 per M.L.F. natural gas, steel/iron	30	4.00 Ea.	\$565.63	\$700.38	1.0000	1	1	\$700.38	\$700.38
Replace 10' of hung 2" diam steel pipe/M.L.F. natural gas	12	1.80 Ea.	\$1,289.25	\$1,566.50	2.5000	2	2	\$3,132.99	\$3,132.99
Repair boiler, gas, 2000 MBH	7	1.00 Ea.	\$5,734.80	\$6,685.15	4.2857	4	4	\$26,740.59	\$26,740.59
Replace boiler, gas, 2000 MBH	30	1.00 Ea.	\$40,588.94	\$47,558.43	1.0000	1	1	\$47,558.43	\$47,558.43
Repair feed water supply pump	15	2.00 Ea.	\$11,930.39	\$13,726.57	2.0000	2	2	\$27,453.13	\$27,453.13
Repair deaerator	10	2.00 Ea.	\$155.65	\$194.84	3.0000	3	3	\$584.53	\$584.53
Replace metal flue, all fuel SS, 10" diameter metal flue / chimney	15	24.00 L.F.	\$6,411.87	\$7,375.40	2.0000	2	2	\$14,750.80	\$14,750.80
Replace fan coil, DX 3 ton, with heat	15	5.00 Ea.	\$12,607.74	\$14,793.01	2.0000	2	2	\$29,586.02	\$29,586.02
Repair fan, induced draft, 6700 CFM	10	1.00 Ea.	\$319.19	\$389.67	3.0000	3	3	\$1,169.01	\$1,169.01
Replace fan, induced draft, 6700 CFM	20	1.00 Ea.	\$6,607.03	\$7,612.34	1.5000	1	1	\$7,612.34	\$7,612.34
Replace axial flow fan, 6400 CFM exhaust fan	10	4.00 Ea.	\$12,995.58	\$15,204.84	3.0000	3	3	\$45,614.53	\$45,614.53
Repair flash tank 24 gallon	5	1.00 Ea.	\$461.58	\$577.81	6.0000	6	6	\$3,466.88	\$3,466.88
Replace steam trap, 15 PSIG, 3/4" threaded	7	2.00 Ea.	\$601.09	\$700.53	4.2857	4	4	\$2,802.12	\$2,802.12
Repair circulator pump, 1/12 - 3/4 H.P.	5	2.00 Ea.	\$206.95	\$244.10	6.0000	6	6	\$1,464.62	\$1,464.62
Refill expansion tank	5	1.00 Ea.	\$15.56	\$19.48	6.0000	6	6	\$116.91	\$116.91
Repair damaged pipe insulation, fiberglass 2"	5	58.00 Ea.	\$1,530.55	\$1,865.89	6.0000	6	6	\$11,195.34	\$11,195.34
Repair multi - zone rooftop unit, 25 ton	10	1.00 Ea.	\$54,344.45	\$62,566.98	3.0000	3	2	\$187,700.94	\$125,133.96
Replace multi-zone rooftop unit, 25 ton	15	1.00 Ea.	\$101,388.51	\$117,023.78	2.0000	2	2	\$234,047.56	\$234,047.56
Repair central station A.H.U., 1900 CFM	10	1.00 Ea.	\$662.95	\$786.19	3.0000	3	2	\$2,358.58	\$1,572.39
Replace central station A.H.U., 1900 CFM	15	1.00 Ea.	\$15,444.83	\$17,779.00	2.0000	2	2	\$35,558.01	\$35,558.01
Inspect sprinkler system	1	1.00 Ea.	\$36.17	\$45.28	30.0000	30	30	\$1,358.53	\$1,358.53
Replace sprinkler head	20	320.00 Ea.	\$28,047.31	\$34,608.60	1.5000	1	1	\$34,608.60	\$34,608.60
Rebuild double check 6" backflow preventer sprinkler system	1	2.00 Ea.	\$1,829.57	\$2,195.20	30.0000	30	30	\$65,855.87	\$65,855.87

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Replace fire pump / electric motor assembly 100 H.P.	25	1.00 Ea.	\$48,011.97	\$55,351.32	1.2000	1	1	\$55,351.32	\$55,351.32
Repair 500 kva transformer, primary, liquid filled	10	1.00 Ea.	\$2,610.06	\$3,005.37	3.0000	3	3	\$9,016.10	\$9,016.10
Maintenance and inspection primary transformer, liquid filled	0.5	1.00 Ea.	\$42.34	\$53.05	60.0000	60	60	\$3,183.07	\$3,183.07
Repair switchgear, - (5% of total C.B.), indoor, less than 600 V	10	4.00 Ea.	\$3,113.86	\$3,599.73	3.0000	3	3	\$10,799.20	\$10,799.20
Maintenance and repair motor starter, up to 600 V	5	12.00 Ea.	\$3,153.84	\$3,833.93	6.0000	6	6	\$23,003.58	\$23,003.58
Replace starter motor starter, up to 600 V	18	12.00 Ea.	\$10,092.27	\$12,008.96	1.6667	1	1	\$12,008.96	\$12,008.96
Maintenance and repair secondary transformer, dry	10	3.00 Ea.	\$762.31	\$910.88	3.0000	3	3	\$2,732.63	\$2,732.63
Maintenance and inspection lighting panel, indoor	3	4.00 Ea.	\$169.38	\$212.20	10.0000	10	10	\$2,122.05	\$2,122.05
Maintenance and repair breaker, molded case, 480 V, 2 pole	20	10.00 Ea.	\$758.40	\$950.17	1.5000	1	1	\$950.17	\$950.17
Maintenance and repair safety switch, 3 pole safety switch, heavy duty	8	24.00 Ea.	\$1,016.26	\$1,273.23	3.7500	3	3	\$3,819.68	\$3,819.68
Replace receptacle/plug receptacles and plugs	20	364.00 Ea.	\$27,238.34	\$33,585.36	1.5000	1	1	\$33,585.36	\$33,585.36
Replace wiring devices, switches	15	124.00 Ea.	\$8,268.47	\$10,292.85	2.0000	2	2	\$20,585.70	\$20,585.70
Replace incandescent lighting fixture lamp, 200 W	5	156.00 Ea.	\$1,866.75	\$2,256.37	6.0000	6	6	\$13,538.25	\$13,538.25
Replace fluorescent light fixture ballast, 80 W	10	112.00 Ea.	\$11,715.89	\$14,446.97	3.0000	3	3	\$43,340.91	\$43,340.91
Replace lamps (2 lamps), 4', 34 W energy saver	10	112.00 Ea.	\$2,966.40	\$3,714.92	3.0000	3	3	\$11,144.76	\$11,144.76
Replace metal halide ballast, 175 W	10	8.00 Ea.	\$1,335.10	\$1,598.12	3.0000	3	3	\$4,794.35	\$4,794.35
Replace metal halide fixture lamp, 175 W	5	8.00 Ea.	\$456.77	\$555.93	6.0000	6	6	\$3,335.59	\$3,335.59
Replace high pressure sodium ballast, 250 W	10	16.00 Ea.	\$3,539.45	\$4,184.03	3.0000	3	2	\$12,552.09	\$8,368.06
Replace high pressure sodium fixture lamp, 250 W	10	16.00 Ea.	\$1,012.33	\$1,224.11	3.0000	3	3	\$3,672.34	\$3,672.34
Replace high pressure sodium fixture, 250 W	20	16.00 Ea.	\$18,312.74	\$21,378.25	1.5000	1	1	\$21,378.25	\$21,378.25
Maintenance and repair master clock control	10	1.00 Ea.	\$190.55	\$229.41	3.0000	3	3	\$688.23	\$688.23
Check operation master clock control	1	1.00 Ea.	\$45.50	\$57.01	30.0000	30	30	\$1,710.31	\$1,710.31
Maintenance and repair TV cable outlet	10	12.00 Ea.	\$651.88	\$814.10	3.0000	3	3	\$2,442.30	\$2,442.30
Inspect intercom master station	0.5	1.00 Ea.	\$182.02	\$228.04	60.0000	60	60	\$13,682.44	\$13,682.44
Inspect intercom remote station	1	26.00 Ea.	\$706.58	\$885.24	30.0000	30	30	\$26,557.24	\$26,557.24
Repair smoke detector	10	85.00 Ea.	\$4,930.86	\$6,105.77	3.0000	3	3	\$18,317.30	\$18,317.30
Check operation smoke detector	1	85.00 Ea.	\$1,445.07	\$1,810.47	30.0000	30	30	\$54,314.07	\$54,314.07
Check and repair manual pull station	10	14.00 Ea.	\$1,258.37	\$1,550.46	3.0000	3	3	\$4,651.37	\$4,651.37
Minor repairs to fire alarm control panel	5	1.00 Ea.	\$149.42	\$182.60	6.0000	6	6	\$1,095.57	\$1,095.57
Maintenance and inspection fire alarm control panel	0.5	1.00 Ea.	\$45.50	\$57.01	60.0000	60	60	\$3,420.61	\$3,420.61

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Minor repairs to annunciation panel	5	1.00 Ea.	\$149.42	\$182.60	6.0000	6	6	\$1,095.57	\$1,095.57	
Maintenance and inspection annunciation panel	0.5	1.00 Ea.	\$45.50	\$57.01	60.0000	60	60	\$3,420.61	\$3,420.61	
Replace EMS, Three Phase, 5 Meters	15	1.00 Ea.	\$14,235.56	\$16,617.08	2.0000	2	2	\$33,234.17	\$33,234.17	
Replace EMS, Mech, BTU, 3 Meters, 3 Duct Sensors, 3 Space Sensors	20	1.00 Ea.	\$15,519.60	\$18,189.23	1.5000	1	1	\$18,189.23	\$18,189.23	
Maintenance and repair electrical service ground	25	1.80 M.L.F.	\$166.11	\$207.58	1.2000	1	1	\$207.58	\$207.58	
Maintenance and repair of general wiring lightning protection system	1	1.80 M.L.F.	\$197.10	\$242.80	30.0000	30	30	\$7,283.88	\$7,283.88	
Maintenance and repair lightning ground rod	1	3.60 Ea.	\$332.22	\$415.16	30.0000	30	30	\$12,454.73	\$12,454.73	
Maintenance and inspection generator, diesel, 750 KW	0.08	1.00 Ea.	\$68.26	\$85.52	375.0000	375	375	\$32,068.22	\$32,068.22	
Maintenance and repair transfer switch	5	1.00 Ea.	\$356.92	\$432.10	6.0000	6	6	\$2,592.59	\$2,592.59	
Replace lamp emergency lighting fixture	2	18.00 Ea.	\$980.87	\$1,185.39	15.0000	15	15	\$17,780.86	\$17,780.86	
Replace emergency lighting fixture	20	18.00 Ea.	\$10,346.50	\$12,237.73	1.5000	1	1	\$12,237.73	\$12,237.73	
Maintenance and repair exit light	20	8.00 Ea.	\$307.92	\$381.36	1.5000	1	1	\$381.36	\$381.36	
Replace lighting fixture with exit light L.E.D. w/battery unit	20	8.00 Ea.	\$4,805.56	\$5,647.84	1.5000	1	1	\$5,647.84	\$5,647.84	
Replace battery, dry	5	8.00 Ea.	\$1,510.67	\$1,748.12	6.0000	6	6	\$10,488.72	\$10,488.72	
Remove and replace waste compactor hydraulic cylinder	15	2.00 Ea.	\$10,781.38	\$12,290.64	2.0000	2	2	\$24,581.29	\$24,581.29	
Raise MH or catch basin frame and cover	10	4.00 Ea.	\$1,638.49	\$1,996.31	3.0000	3	3	\$5,988.93	\$5,988.93	
			\$1,030,252.12	\$1,218,827.53				MR Subtotal	\$2,369,332.63	
									MR Per Year	\$78,754.92
									PM Total	\$42,067.87
									Subtotal	\$120,822.79
									Total Per Unit	\$10.88

**FAC 5400 DENTAL FACILITY**
**SUC \$10.88**

Release 2023 Qtr 4

UM SF

Zip Code Prefix 222

Design Life 30

Type PM

Average Size 11100.0

Description	Qty	Labor Hours	Bare Mat	Bare Labor	Bare Equip	Bare Total	Total In-House	Total Incl OP
Fire doors, swinging, annualized	3.00	1.18	\$47.00	\$46.37	\$0.00	\$93.36	\$111.97	\$132.93
Urinals, annualized	6.00	1.37	\$39.77	\$72.99	\$0.00	\$112.76	\$138.63	\$166.49
Toilet (vacuum breaker type), annualized	10.00	1.77	\$88.55	\$94.61	\$0.00	\$183.16	\$220.40	\$262.07
Lavatories, annualized	32.00	11.14	\$249.36	\$697.60	\$0.00	\$946.96	\$1,181.17	\$1,427.86
Showers, annualized	2.00	0.46	\$27.02	\$28.69	\$0.00	\$55.71	\$67.02	\$79.68
Drink fountain, annualized	2.00	1.24	\$74.89	\$66.27	\$0.00	\$141.16	\$168.53	\$199.65
Valve, butterfly, above 4", annualized	6.00	1.00	\$24.83	\$53.37	\$0.00	\$78.20	\$96.69	\$116.43
Water heater, gas, to 120 gal., annualized	2.00	3.44	\$204.42	\$183.12	\$0.00	\$387.54	\$462.92	\$548.52
Valve, pressure relief, above 4", annualized	3.00	0.44	\$17.76	\$23.67	\$0.00	\$41.44	\$50.31	\$60.08
Valve, sediment strainer, above 4", annually	3.00	0.94	\$17.76	\$50.23	\$0.00	\$67.99	\$84.83	\$102.56
Submersible, 1 H.P. and over, annually	2.00	3.85	\$30.36	\$205.79	\$0.00	\$236.15	\$300.93	\$367.22
Boiler, steam, oil, gas, or comb. fired, over 1000 MBH, annualized	1.00	22.45	\$100.19	\$1,417.00	\$0.00	\$1,517.19	\$1,952.31	\$2,392.44
Deaerator tank, annualized	1.00	1.51	\$25.30	\$95.92	\$0.00	\$121.22	\$152.53	\$185.10
Pump, boiler fuel oil, annualized	1.00	1.23	\$97.66	\$78.04	\$0.00	\$175.70	\$208.88	\$246.94
Pump, condensate return unit, 2 pumps, annualized	2.00	2.28	\$137.63	\$143.88	\$0.00	\$281.51	\$338.44	\$402.25
Compressor, DX refrigeration, 25 to 100 tons, annualized	2.00	6.51	\$119.42	\$411.58	\$0.00	\$531.00	\$666.42	\$807.80
Air handling unit, over 50 tons, annualized	2.00	6.55	\$536.36	\$348.80	\$0.00	\$885.16	\$1,043.44	\$1,228.53
Fan coil unit, annually	2.00	2.92	\$62.74	\$156.96	\$0.00	\$219.70	\$273.07	\$329.57
Air filter, electrostatic, annualized	4.00	30.41	\$44.33	\$1,621.92	\$0.00	\$1,666.25	\$2,157.25	\$2,650.48
VAV Boxes, annually	8.00	3.74	\$43.72	\$237.18	\$0.00	\$280.90	\$356.43	\$434.14
Fire dampers, annualized	1.00	1.16	\$9.01	\$73.25	\$0.00	\$82.25	\$105.13	\$128.46
Fan, axial, 5,000 to 10,000 CFM, annualized	2.00	2.58	\$63.76	\$137.78	\$0.00	\$201.53	\$249.24	\$300.14
Hood and blower, annualized	2.00	4.64	\$101.20	\$247.65	\$0.00	\$348.85	\$433.26	\$522.74
Centrifugal, over 1 HP, annualized	1.00	1.20	\$8.30	\$64.09	\$0.00	\$72.39	\$92.45	\$112.92
Heat exchanger, steam, annualized	3.00	2.77	\$71.35	\$147.80	\$0.00	\$219.15	\$270.63	\$325.67
Package unit, air cooled, 25 thru 50 ton, annualized	2.00	6.50	\$333.96	\$409.84	\$0.00	\$743.80	\$900.15	\$1,073.19
Controls, central system, electro/pneumatic, annualized	1.00	1.92	\$169.00	\$121.21	\$0.00	\$290.21	\$343.47	\$405.19
Air compressor, reciprocating, 5 to 40 H.P., annualized	3.00	14.57	\$299.05	\$915.60	\$0.00	\$1,214.65	\$1,519.23	\$1,838.77
Steam humidification system, annualized	1.00	2.54	\$27.32	\$161.32	\$0.00	\$188.64	\$239.77	\$292.27
Dehumidifier, desiccant wheel, annually	1.00	0.94	\$66.29	\$50.14	\$0.00	\$116.43	\$138.10	\$163.08
Backflow prevention device, over 4", annualized	4.00	1.97	\$56.06	\$123.82	\$0.00	\$179.89	\$222.64	\$268.20
Extinguishing system, wet pipe, annualized	2.00	22.68	\$99.18	\$1,421.36	\$0.00	\$1,520.54	\$1,956.86	\$2,398.15
Fire pump, electric motor driven, annualized	1.00	47.75	\$37.44	\$2,986.60	\$0.00	\$3,024.04	\$3,923.77	\$4,825.37
Circuit breaker, high voltage air, annually	4.00	1.88	\$55.32	\$129.91	\$0.00	\$185.22	\$229.73	\$277.00
Transformer, dry type 500 KVA and over, annualized	2.00	1.54	\$27.66	\$107.22	\$0.00	\$134.88	\$169.82	\$206.13
Panelboard, 225 A and above, annualized	4.00	1.76	\$88.00	\$121.66	\$0.00	\$209.66	\$254.96	\$304.66
Motor control center, over 400 A, annualized	1.00	0.39	\$22.00	\$26.81	\$0.00	\$48.81	\$59.05	\$70.39
Central clock systems, annualized	1.00	1.32	\$11.05	\$83.51	\$0.00	\$94.56	\$120.71	\$147.42
Fire alarm annunciator system, annualized	1.00	11.05	\$163.44	\$695.92	\$0.00	\$859.36	\$1,084.48	\$1,317.78
Emergency diesel or gas generator, over 15 KVA, annualized	1.00	16.15	\$83.06	\$1,020.69	\$0.00	\$1,103.75	\$1,418.27	\$1,736.94
Light, emergency, hardwired system, annualized	8.00	2.00	\$71.84	\$126.19	\$0.00	\$198.03	\$243.08	\$291.71
Light, emergency, wet cell, annualized	8.00	3.12	\$244.26	\$197.95	\$0.00	\$442.21	\$526.02	\$622.04
Dishwasher, electric, annualized	8.00	37.70	\$877.78	\$1,361.77	\$0.00	\$2,239.55	\$2,735.86	\$3,276.06
Ice machine, flake or cube, annualized	5.00	17.92	\$2,063.38	\$644.95	\$0.00	\$2,708.33	\$3,108.15	\$3,611.15
Oven, convection, gas / electric, annualized	4.00	44.97	\$201.97	\$1,625.64	\$0.00	\$1,827.61	\$2,335.50	\$2,853.48
Refrigerator freezer, walk-in box w/external condenser, annually	4.00	2.93	\$769.03	\$106.02	\$0.00	\$875.05	\$983.76	\$1,130.92
Water flow meter, turbine, annualized	2.00	1.18	\$37.45	\$60.84	\$0.00	\$98.29	\$120.29	\$144.16
Water softner, annualized	2.00	10.87	\$61.03	\$566.15	\$0.00	\$627.18	\$803.13	\$982.12
Fuel oil storage tank, above ground, annualized	1.00	3.28	\$23.44	\$169.84	\$0.00	\$193.29	\$246.58	\$301.05

Description	Qty	Labor Hours	Bare Mat	Bare Labor	Bare Equip	Bare Total	Total In-House	Total Incl OP
						\$28,071.22	\$34,866.25	\$42,067.87



**FAC 5400 DENTAL FACILITY**  
**Modeled Component List**  
**CostWorks Release 2023 Qtr 4**

B10 Superstructure	
Railing, Metal	82.0 L.F.
B30 Roofing	
Built-Up Roofing	111.0 Sq.
C10 Interior Construction	
Concrete Block, Painted	12.0 C.S.F.
Toilet Partitions, painted metal	36.0 Ea.
Urinal Screen	12.0 Ea.
Metal Lockers	15.0 Ea.
Fire Doors, Swinging, annualized	3.0 Each
C30 Interior Finishes	
Vinyl Wall Covering	6.3 C.S.F.
Concrete, Finished	31.0 C.S.F.
Vinyl	362.0 S.Y.
Rubber Tile	43.0 S.Y.
Carpet	293.0 S.Y.
Acoustic Tile, fire-rated	12.5 C.S.F.
D20 Plumbing	
Compressed Air Systems, Compressors, 10 H.P.	2.0 Ea.
D30 HVAC	
Fuel Oil Storage Tank, 275 Gallon	2.0 Ea.
Boiler, Gas, 2000 MBH	1.0 Ea.
Draft Fan, 6700 CFM	1.0 Ea.
Exhaust Fan, axial flow, 6400 CFM	4.0 Ea.
Rooftop Unit, Multi-Zone, 25 ton	1.0 Ea.
Central Station Air Conditioning Air Handling Unit, 1900 CFM	1.0 Ea.
D40 Fire Protection	
Sprinkler System, Fire Supression, sprinkler head	320.0 Ea.
Sprinkler System, Fire Supression , 6" backflow preventer	2.0 Ea.
Fire Pump Electric Motor	1.0 Ea.
Fire Pump, Electric, annualized	1.0 Each
D50 Electrical	
Motor Starter, Up To 600 V	12.0 Ea.
Load Center, 100 A, maintenance & inspection	4.0 Ea.
H.P. Sodium Fixture, 250 W	16.0 Ea.
Emergency Lighting Fixture	18.0 Ea.
G30 Site Mechanical Utilities	
Water Flow Meter, Turbine, annualized	2.0 Each
Fuel Oil Storage Tank, annualized	1.0 Each

FAC 5400 DENTAL FACILITY  
Sustainment by Year  
CostWorks Release 2023 Qtr 4

