



PROJECT INFORMATION

PROJECT NAME: HERCULES 108 REPLACE COOLING TOWER	DATE COMPLETED: MAY 3, 2021
PROJECT NUMBER: 18108001	PROJECT MANAGER: BEN FAUSER
SQUARE FOOTAGE: NA	COST PER SQUARE FOOT: NA
PROJECT DESCRIPTION: REPLACE COOLING TOWER AT HERCULES BUILDING 108. PROJECT REQUIRED COMMISSIONING, AND ALSO INCLUDED AN ELECTRICAL COMPONENT. EXTENDED CONSTRUCTION SCHEDULE WAS DUE TO SCOPE BEING ADDED (AN EASE-OF-ACCESS PLATFORM), AS WELL AS AN ISSUE WITH TELEMETRY READINGS THAT CAUSED AN APPROXIMATELY THREE MONTH DELAY.	

PROJECT IMAGES





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PROJECT COST	
DESIGN COST	\$ 39,995.00
ARCHITECT / ENGINEER / INTERIOR DESIGN	\$ 39,995.00
CONSTRUCTION COST	\$ 593,035.71
DIVISION 1 - GENERAL REQUIREMENTS (DUMPSTERS, ETC.)	\$ -
DIVISION 2 - EXISTING CONDITIONS	\$ -
DIVISION 3 - CONCRETE	\$ -
DIVISION 4 - MASONRY	\$ -
DIVISION 5 - METALS	\$ -
DIVISION 6 - WOOD, PLASTICS & COMPOSITES	\$ -
DIVISION 7 - THERMAL & MOISTURE PROTECTION	\$ -
DIVISION 8 - OPENINGS	\$ -
DIVISION 9 - FINISHES	\$ -
DIVISION 10 - SPECIALTIES	\$ -
DIVISION 11 - EQUIPMENT	\$ -
DIVISION 12 - FURNISHINGS	\$ -
DIVISION 13 - SPECIAL CONSTRUCTION	\$ -
DIVISION 14 - CONVEYING EQUIPMENT	\$ -
DIVISION 21 - FIRE SUPPRESSION	\$ -
DIVISION 22 - PLUMBING	\$ -
DIVISION 23 - HVAC	\$ 411,063.00
DIVISION 26 - ELECTRICAL	\$ 58,244.00
DIVISION 27 - COMMUNICATIONS	\$ -
DIVISION 28 - ELECTRONIC SAFETY & SECURITY	\$ -
DIVISION 31 - EARTHWORK	\$ -
DIVISION 32 - EXTERIOR IMPROVEMENT	\$ -
DIVISION 33 - UTILITIES	\$ -
COMMISSIONING	\$ 16,902.71
GENERAL LIABILITY	\$ 23,661.00
GENERAL CONDITIONS (STAFFING, ETC.)	\$ 29,567.00
CONTRACTOR'S FEE (OVERHEAD & PROFIT)	\$ 47,306.00
PAYMENT & PERFORMANCE BOND (NOT REQ'D IF UNDER \$100K)	\$ 6,292.00
INFORMATION TECHNOLOGIES & RESOURCES COST	\$ -
UCF IT	\$ -
OFFICE OF INSTRUCTIONAL RESOURCES (OIR)	\$ -
FACILITIES & SAFETY COST	\$ 23,755.28
BUILDING CODE OFFICE	\$ 3,901.10
STATE FIRE MARSHALL	\$ -
FP&C PROFESSIONAL MANAGEMENT SERVICES	\$ 19,854.18
FACILITIES OPERATIONS ALLOWANCE	\$ -
CONSTRUCTION CONTINGENCY (10%, REFUNDED IF NOT USED)	\$ -
TOTAL PROJECT COST	\$ 656,785.99

PROJECT TIME		
START	PROJECT SUBMITTED BY CLIENT	1.5 MONTHS
	SPAA, F&S REVIEW	
	PM ASSIGNED	
DESIGN	PM CONTACTS REQUESTER	7.5 MONTHS
	PM DEVELOPS SCOPE	
	A/E SELECTED	
	A/E PROPOSAL REVIEW	
	MPP TO CLIENT	
	CLIENT APPROVAL AND FUNDING	
	REQUISITION GENERATED	
BID/PERMIT	PO ISSUED (NOTICE TO PROCEED)	6.75 MONTHS
	A/E DESIGN	
	WORKSHOPS	
	PERMIT REVIEWS	
	S/S PERMIT DRAWINGS REC'D	
	PERMIT SUBMISSION	
	BUILDING CODE OFFICE REVIEW	
	STATE FIRE MARSHALL REVIEW	
	CONTRACTOR WALK-THROUGH	
	CONTRACTOR BID	
CONSTRUCTION	PM REVIEWS BID	20.75 MONTHS
	AVP F&S APPROVAL OF BID	
	PM PREPARES MPP	
	MPP TO CLIENT	
	CLIENT APPROVAL AND FUNDING	
	REQUISITION GENERATED	
	PO ISSUED (NOTICE TO PROCEED)	
CLOSE-OUT	CONSTRUCTION STARTS	1.25 MONTHS
	RFIS, SUBMITTALS, DOCUMENTS	
	PROGRESS REVIEWS	
	PAYMENT APPLICATIONS, INVOICES	
	INSPECTIONS	
	CERTIFICATE OF COMPLETION	
	CERTIFICATE OF OCCUPANCY	
	BENEFICIAL OCCUPANCY BY CLIENT	
	PUNCH LIST COMPLETION	
	FINAL INVOICES	
	OWNER'S MANUALS	
	ASSET TURNOVER TO OPERATIONS	
	ACCOUNTING CLOSE-OUT	
TOTAL PROJECT TIME - 37.75 MONTHS		