

621 Opa Locka Blvd
 Opa Locka, Fl 33054

Date	Estimate #
6/22/2018	1449

Name / Address
2805 NW 75th Avenue Miami, Fl 33122

			Project
Description	Qty	Rate	Total
Price to perform the work per full scope to build out the first, second floors and warehouse area at Monsieur Teuton		0.00	0.00
Office construction first and second floor-	3,960	64.482	255,348.72
Demolition: Demolition was included in the previous pricing. Only demolition being billed now is the saw cutting of first floor slab for installation of plumbing drainage, and the x ray and core drilling of the second floor for the installation of plumbing drainage as well as sawcutting of all concrete walls where doors and or windows are to be installed at the perimeter walls \$2,750.00 Concrete work- Provide and install small lintels and columns where plans require at all concrete doors and windows that will be installed at all perimeter concrete walls. pour concrete for drainage line, pour w/h concrete \$5,800.00 Doors Provide and install 20 doors at the first and second floor. Doors to be paint ready fire rated solid core wood doors and frames where required. All other doors to be solid core non rated where no fire rating is required. Standard commercial lock sets to be provided for each door. Door closer to be provided where fire rated doors are installed. \$16,500.00 Walls- Provide and install all interior walls at the first floor. Provide and install all walls at first floor with 3-5/8" metal studs spaced at 16" on center in 25 gauge metal, drywall to be 1 layer of 5/8" type x drywall at each side. Insulation to be provided at all bathroom walls as part of this price. Provide all first floor perimeter walls with metal furring strips at 24" on center. Provide and install R 4.1 insulation where all perimeter walls about the exterior of the building. Provide and install 5/8 inch type x drywall over all furred			
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<p>building. Provide and install 5/8 inch type x drywall over all furred out walls throughout the entire first floor. \$18,686.00</p> <p>Provide and install all interior walls at second floor. Provide and install all walls at second floor with 3-5/8" metal studs spaced at 16" on center in 25 gauge metal. Drywall to be 1 layer of 5/8" type x drywall at each side. Insulation to be provided at all bathroom walls as part of this price. Provide all second floor perimeter walls with metal furring strips at 24" on center. Provide and install R 4.1 insulation where all perimeter walls abut the exterior of the building. Provide and install 5/8 inch type x drywall over all furred out walls throughout the entire first floor. At all perimeter walls that abut the warehouse provide 3-3/8" metal studs spaced at 16" on center in 22 gauge metal. Drywall to be 1 layer of 5/8" type x drywall at each side. \$19,232.16</p> <p>Paint- Provide and apply 1 prime layer and 2 layers of Sherwin Williams Brand Super Paint in the color choice of the owner at the first and second floor. All door frames and doors to be painted as well. \$8,501.62</p> <p>Flooring- We can discuss the type of flooring you choose. I'm assuming \$6.87 per sq ft. \$27,216.00</p> <p>Partition Glass- Provide and install partition glass at the first floor office. \$7800.00</p> <p>Wall glass- Provide and install wall glass as specified in plans in 7 locations. Glass to be install in metal frame. Owner had the choice of white, black or galvanized metal look. \$6,500.00</p> <p>Provide and install standard USG Acoustical Drop Ceiling and 15/16 frame with hang wire throughout first and second floor.</p>			
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<p>\$12,247.00</p> <p>Provide and install 6 fire extinguishers at the first and second floor office in total. \$600.00</p> <p>Fire alarm- Provide and install fire alarm system as required by plans. This system is for installation in the first and second floor office including fire alarm panel. \$13,550.00</p> <p>Electrical- Provide and install all electrical outlets and switches and occupancy sensors as required with MC cable. Provide and install all GFCI Circuits as required. Install all lights that are provided by the owner for the work. No lights in office are provided by the Contractor. Contractor will install all lights provided by the owner. \$26,965.00</p> <p>Plumbing- Installation of all plumbing using construction grade plumbing fixtures. Plumbing price includes sanitary drainage, water lines, water heaters, plumbing rough connections, installation of fixtures provided by Plumbing contractor and inspections. \$32,252.60</p>			
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Continuation of above		0.00	0.00
Bathroom Accessories- Supply and install handicap grab bars, handicap mirrors, soap dispensers, paper towel dispensers, toilet paper dispensers in stain less steel in each bathroom. \$5,700.00			
Mechanical Provide and install all ductwork required, all grills, all fresh air, split unit a/c fire dampers and labor to install brand new air conditioning systems in the new office floors 1 and 2. - \$43,790.00			
Millwork Provide and install upper and lower kitchen cabinetry made out of plywood with plastic laminate face. Provide and install kitchen counter top made out of wood with standard granite and a 4" granite backsplash. \$7,260.00			
Walls surrounding the 2 stairwells. Provide and install materials for the installation of 2 shaft walls to enclose the existing stairwell and the relocated stairwell. The wall will consist of a shaft wall system 27 feet in height and will cover a 1 hour fire rating. Mascon to provide all materials and labor to perform the work.		15,560.00	15,560.00
Office demolition first floor- Demolish entire interior of first floor as noted on attached plan. Demolish all Concrete walls as well in their entirety which were added around the stairwell attached to the existing conference room. Trash is included in total price.		11,253.00	11,253.00
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Office demolition second floor-		19,253.00	19,253.00
Demolish entire second floor as noted on attached plan. Demolish the entire floor which is made out of concrete and in another section wood. Remove all welded beams and columns with cutting torch. Remove all encapsulated walls at second floor stair well which went to roof deck. Trash is included in total price.			
Demolition of rear office area		62,215.00	62,215.00
Demolish the second floor in the rear of the main office. Work includes removing in its entirety the second floor and all its contents including all walls at the perimeter. Work includes removing the concrete slab and all walls under it in its entirety. Work also includes capping off all electrical wiring to the nearest source. Capping any plumbing to the nearest source. Capping all a/c to the nearest source. Removal of all fire alarm equipment. Providing dumpsters for trash removal.			
Demolish existing cinderblock wall that sits under and above the second floor demolition area. WORK WILL NOT BE PERFORMED. CREDIT FOR WHAT WAS BILLED HAS BEEN APPLIED.		4,500.00	4,500.00
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Mechanical in warehouse portion		249,000.00	249,000.00
Provide and install 4 new RTU units Carrier 25 ton each on roof. (If we place the units on the roof) Install new roof curb, ductwork made of fiberglass and typical concentric duct connection for open warehouse. All work to be performed during normal business hours. Provide roofing work to dry in a/c curbs on roof. Work includes cutting holes in twin T concrete. All ductwork will be installed directly below units only. The cooling capacity is ample. Extra ductwork will reduce the amount of space for storage.			
Electrical Provide all electrical work per plans in the warehouse.		56,275.00	56,275.00
NOTE: This price does not include connection of new lights in the warehouse ceiling. New wiring for lights and lighting fixtures well will have an estimate applied after a rack layout is provided. This price does not include an electrical switch gear.			
Fire Alarm work is for running wiring. There will be an extra cost for running of conduit which must be done by the electrician. We wont know this cost until the fire alarm subcontractor draws their plans.			
Fire Alarm in warehouse. This is a pending item. We need the complete racking schedule in order to get an estimate for the fire alarm work that will be needed.		0.00	0.00
Install with stick pin system R-19 insulation throughout entire warehouse ceiling. This second was improperly estimated. The estimator left out labor. Price originally given is for all materials. Labor is .60 per sq ft.		63,000.00	63,000.00
Scissor lift rental		3,000.00	3,000.00
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Machinery rental		3,950.00	3,950.00
Trash		3,500.00	3,500.00
Overhead and profit	547,387.72	0.05	27,369.39
Assume permit fees to be 12,000 Assume expediting fees to be 3,000		15,000.00	15,000.00
Asbestos survey paid by mascon		1,100.00	1,100.00
		Total	\$790,324.11