

Spurwink School Renovation

Painting Of Wall, Trim, Doors & Siding	\$18,000
Carpet Removal & Installation	\$20,000
Rubber Stair Treads and Landing	\$7,000
New Replacement Windows	\$12,000
Additional Framing & Drywall	\$2,000
Boiler Demolition & HVAC Installation	\$40,000
Electrical Upgrades & Lighting	\$10,000
Mis. Repairs To Existing Structure	\$9,000
Clapboard Siding To Match Library	\$12,000
Demo & Furniture Moving	\$6,000
Dumpsters	\$3,000
Building Total	\$139,000

Spurwink Parking Lot

Engineering Services & Drawings	\$10,000
Excavation Of Parking Lot	\$40,000
Paving Of Parking Lot	\$12,000
Lining Of Parking Lot	\$3,000
Sidewalk	\$9,000
Curbing	\$14,000
Landscaping	\$2,000
Pole Lighting	\$17,000
Parking Lot Total	\$107,000

Estimated Building Demolition Total **\$60,000**

Please note.... The parking lot costs are the very bottom. The grass area is shaped like a pan and will most likely need sewer drains for water runoff. I'm not sure of this cost, as the area is landlocked by surrounding properties. Weighing the costs against the need, it may be better to pass on the lot if possible? The Historical Society was based in the library prior to their move. Couldn't the existing parking lot cover the same demand?

Additional project notes are below:

Exterior would be finished to match the library. (Grey with white trim)

New carpet throughout

The existing windows are very difficult to operate and are cheaply made.

Additional framing needed to make stairwell compliant with fire codes

Removal of old boiler, along with the exterior oil tank and replace with a heat pump. This will also provide air conditioning and dehumidification in the summer months.

Lighting would be upgraded to LED and additional exit signs installed.

My recommendation for the basement is to only be used for storage, bathrooms and mechanical systems.

Storage and mechanicals locked from public access.

Estimate is just for the current building and does not include additional work needed for any tenant special needs.