

	B	C	D	E	K	L	M	N	O	P	Q	R	T	U	V	W	X	Y	Z	AA
	Type	Priority	Room	Rm #	Component	Sub-component	Description	Condition	Recommendations	Quan	Unit	Sub\$	Sub\$Line	GC%	ConstCost	Cont%	Contingcy	A/E%	A/Efee	TotalCost
1																				
2																				
3	<b>SITE WORK</b>																			
4																				
5	Z	2			Brick parking area				Stripe for parking layout	500	LF	1.50	750.00	25%	937.50	10%	93.75	10%	93.75	1,125.00
6	D	2			Exist west asphalt parking			Pavement deteriorated & infringes on original round fountain	Remove parking lot; temporarily grade & seed	500	SY	10.00	5,000.00	25%	6,250.00	10%	625.00	10%	625.00	7,500.00
7	D	5			West landscaped area w/ lighting			Pavement deteriorated & infringes on original round fountain	Construct new landscaped garden w/ historic fountain as centerpiece	1,200	SY	85.00	102,000.00	25%	127,500.00	10%	12,750.00	10%	12,750.00	153,000.00
8																				
9	Z	2			Additional parking w/ lighting east				Construct new concrete parking lot on E portion of property (6" conc on 6" rock)	1,700	SY	42.00	71,400.00	25%	89,250.00	10%	8,925.00	10%	8,925.00	107,100.00
10	Z	2			Sidewalks east				Construct new concrete sidewalks and landscape on E portion of property for bike/walk trailhead	600	SY	85.00	51,000.00	25%	63,750.00	10%	6,375.00	10%	6,375.00	76,500.00
11																				
12	P	1			Sidewalks	Under building canopy and along east edge of brick paved parking area	Concrete (w/ asphalt overlay at north side)		Remove & replace	3,000	SF	10.00	30,000.00	25%	37,500.00	10%	3,750.00	10%	3,750.00	45,000.00
13	P	1			Sidewalks	Concrete pavement at Loading Dock			Remove & replace	480	SF	10.00	4,800.00	25%	6,000.00	10%	600.00	10%	600.00	7,200.00
14	A	1			Sidewalks	to Door at Vestibule 14			Prep & install new sloped sidewalk in front of planter	150	SF	10.00	1,500.00	25%	1,875.00	10%	187.50	10%	187.50	2,250.00
15	D	2			Fencing	North of east property area			Install 6' tall vinyl coated chainlink fencing	400	LF	18.00	7,200.00	25%	9,000.00	10%	900.00	10%	900.00	10,800.00
16	D	5			Fencing	North of west property area			Install 6' tall vinyl coated chainlink fencing	175	LF	18.00	3,150.00	25%	3,937.50	10%	393.75	10%	393.75	4,725.00
17	D	5			Fencing	Along platform north of building			Install 6' fence & gate system - 1950's style	250	LF	65.00	16,250.00	25%	20,312.50	10%	2,031.25	10%	2,031.25	24,375.00
18	M	1			Roof storm drainage	Two in-wall cast iron downspouts at west end of building	Unknown termination (possible drain to inlet at NW corner of brick parking)	rusted exterior caused sidewalk spalling	Remove rust, clean exterior, and seal w/ rust inhibiting coating when sidewalks removed	2	EA	150.00	300.00	25%	375.00	10%	37.50	10%	37.50	450.00
19																				
20																				
21	<b>SITE TOTAL</b>												<b>293,350.00</b>	<b>366,687.50</b>	<b>36,668.75</b>	<b>36,668.75</b>	<b>440,025.00</b>			
22																				
23	<b>BUILDING WORK</b>																			
24																				
25	P	3			Concrete Fndtn Wall			Corner at SE corner Freight Office cracked and broken off	Patch concrete	1	EA	500.00	500.00	25%	625.00	10%	62.50	10%	62.50	750.00
26																				
27	P	1			Canopy Columns		Steel canopy columns in pairs	Corrosion at base	Replace lower 4' portion of columns	40	EA	600.00	24,000.00	25%	30,000.00	10%	3,000.00	10%	3,000.00	36,000.00
28	P	1			Canopy Columns		Steel canopy columns in pairs	Paint worn/deteriorated	Paint w/ high-performance coating	30	EA	50.00	1,500.00	25%	1,875.00	10%	187.50	10%	187.50	2,250.00



	B	C	D	E	K	L	M	N	O	P	Q	R	T	U	V	W	X	Y	Z	AA
1	Type	Priority	Room	Rm #	Component	Sub-component	Description	Condition	Recommendations	Quan	Unit	Sub\$	Sub\$Line	GC%	ConstCost	Cont%	Contingcy	A/E%	A/Efee	TotalCost
51	P	3			Metal Wall Panel				Wash, prep, prime, and paint 2 coats	250	SF	2.80	700.00	25%	875.00	10%	87.50	10%	87.50	1,050.00
52																				
53	E	3			Insulation	Top of wall insulation	Top of exterior walls do not terminate against bottom of roof deck		Install insulation (foam on mesh, batts, et.al.)	350	LF	10.00	3,500.00	25%	4,375.00	10%	437.50	10%	437.50	5,250.00
54																				
55	M	2			Joint Sealants				Remove & replace all joint sealants	600	LF	8.00	4,800.00	25%	6,000.00	10%	600.00	10%	600.00	7,200.00
56																				
57	P	1	Vestibule	2	Entrance doors	Door leafs	Aluminum 3'0x7'0 each leaf, bright-clear anodized w/ single pane glass	Several holes where hardware removed or changed	Replace door leafs with new bright clear anodized w/ insulated glass, match existing door sightline/profile	2	EA	2,800.00	5,600.00	25%	7,000.00	10%	700.00	10%	700.00	8,400.00
58	P	1	Vestibule	2	Entrance doors	Closers	In-floor	Corroded and do not function	Remove 1 existing in-floor closer and install one new in-floor closer	1	EA	900.00	900.00	25%	1,125.00	10%	112.50	10%	112.50	1,350.00
59	P	1	Vestibule	2	Entrance doors	Closers	Closers at door heads in place of original door holders	Non-original multiple styles	Remove	2	EA	25.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
60	P	2	Vestibule	2	Entrance doors	Holders	Single-rod overhead door holder	No originals exist at this door pair	Install reproduction/new plunger type door holder to match original at 2 door leafs	2	EA	200.00	400.00	25%	500.00	10%	50.00	10%	50.00	600.00
61	C	1	Vestibule	2	Entrance doors	Locking/Latching	Double push bars at interior, pull handle at exterior, dead-bolt	Existing operation/locking devices do not meet egress req	Install new panic hardware device, reuse dbl push bars and pull handle	2	EA	1,400.00	2,800.00	25%	3,500.00	10%	350.00	10%	350.00	4,200.00
62	A	1	Vestibule	2	Entrance doors	Door operators		Existing distance between doors in series through Vestibule does not meet ADA req.	Provide overhead door operator at 1 door leaf (in-floor operator 2x \$)	1	EA	6,325.00	6,325.00	25%	7,906.25	10%	790.63	10%	790.63	9,487.50
63																				
64																				
65	P	2	Vestibule	2	Storefront	Framing system	Aluminum, bright-clear anodized	Non-original non-matching vertical mullion added at center point of window panel beside doors	Remove non-original vertical mullion											
66	E	2	Vestibule	2	Storefront	Glazing	Single pane glass	Allows excess heat gain/loss	Replace single pane glass w/ insulated glass using original aluminum stop (except at bottom rail which requires new stop for extra thickness)	65	SF	40.00	2,600.00	25%	3,250.00	10%	325.00	10%	325.00	3,900.00
67																				
68																				
69	P	1	Vestibule	3	Entrance doors	Door leafs	Aluminum 3'0x7'0 each leaf, bright-clear anodized w/ single pane glass	Several holes where hardware removed or changed	Replace door leafs with new bright clear anodized w/ insulated glass, match existing door sightline/profile	2	EA	2,800.00	5,600.00	25%	7,000.00	10%	700.00	10%	700.00	8,400.00
70	P	1	Vestibule	3	Entrance doors	Closers	In-floor	Corroded and do not function	Remove 1 existing in-floor closer and install one new in-floor closer	1	EA	900.00	900.00	25%	1,125.00	10%	112.50	10%	112.50	1,350.00
71	P	1	Vestibule	3	Entrance doors	Closers	Closers at door heads in place of original door holders	Non-original multiple styles	Remove	2	EA	25.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00

	B	C	D	E	K	L	M	N	O	P	Q	R	T	U	V	W	X	Y	Z	AA
1	Type	Priority	Room	Rm #	Component	Sub-component	Description	Condition	Recommendations	Quan	Unit	Sub\$	Sub\$Line	GC%	ConstCost	Cont%	Contingcy	A/E%	A/Efee	TotalCost
72	P	2	Vestibule	3	Entrance doors	Holders	Single-rod overhead door holder	No originals exist at this door pair	Install reproduction/new plunger type door holder to match original at 2 door leafs	2	EA	200.00	400.00	25%	500.00	10%	50.00	10%	50.00	600.00
73	C	1	Vestibule	3	Entrance doors	Locking/Latching	Double push bars at interior, pull handle at exterior, dead-bolt	Existing operation/locking devices do not meet egress req	Install new panic hardware device, reuse dbl push bars and pull handle	2	EA	1,400.00	2,800.00	25%	3,500.00	10%	350.00	10%	350.00	4,200.00
74	A	1	Vestibule	3	Entrance doors	Door operators		Existing distance between doors in series through Vestibule does not meet ADA req.	Provide overhead door operator at 1 door leaf (in-floor operator 2x \$)	1	EA	6,325.00	6,325.00	25%	7,906.25	10%	790.63	10%	790.63	9,487.50
75																				
76																				
77	E	2	Vestibule	3	Storefront	Glazing	Single pane glass	Allows excess heat gain/loss	Replace single pane glass w/ insulated glass using original aluminum stop (except at bottom rail which requires new stop for extra thickness)	84	SF	40.00	3,360.00	25%	4,200.00	10%	420.00	10%	420.00	5,040.00
78																				
79																				
80	M	2	Boiler Room	6	Entrance doors	Equipment door @ north wall	Metal door in metal frame	Corrosion at bottom of door and frame	Clean, patch, and paint	1	EA	300.00	300.00	25%	375.00	10%	37.50	10%	37.50	450.00
81	M	2	Boiler Room	6	Entrance doors	Personel door @ north wall	Metal door in metal frame	Corrosion at bottom of frame, door damaged from break-in	Clean, patch, and paint frame, replace door leaf	1	EA	1,000.00	1,000.00	25%	1,250.00	10%	125.00	10%	125.00	1,500.00
82	P	5	Baggage Room	12	Overhead door @ south wall				Relace to match original wood door w/ commercial, heavy duty wood door, paint, and operator (may install alum storefront entrance if use of space changes)	1	EA	2,775.00	2,775.00	25%	3,468.75	10%	346.88	10%	346.88	4,162.50
83	M	3	Baggage Room	12	Overhead door @ north wall		Original OH wood door & hardware	Good condition, needs painted (existing paint is lead-based)	Prep and paint door and frame, interior & exterior	200	SF	1.75	350.00	25%	437.50	10%	43.75	10%	43.75	525.00
84	M	3	Baggage Room	12	Entrance doors	Personel door @ north wall	Metal door in metal frame	Corrosion at bottom of door and frame	Clean, patch, and paint	1	EA	250.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00
85	C	1	Vestibule	14	Door @ Vestibule 14		Opens inward	Door to be egress for Passage 5 (see below)	Re-hang to open out & weatherstrip	1	EA	1,500.00	1,500.00	25%	1,875.00	10%	187.50	10%	187.50	2,250.00
86	C	1	Vestibule	14	Door @ Vestibule 14				Install panic hardware	1	EA	800.00	800.00	25%	1,000.00	10%	100.00	10%	100.00	1,200.00
87	M	3	Vestibule	14	Hatch @ gas meter pit		Steel door and frame at meter pit	Paint worn and not original coler	Prep and paint	20	SF	1.75	35.00	25%	43.75	10%	4.38	10%	4.38	52.50
88																				
89																				
90	E	2	Vestibule	14	Wood sidelite & transom				Reglaze w/ 1" insulated glass	63	SF	40.00	2,520.00	25%	3,150.00	10%	315.00	10%	315.00	3,780.00
91	M	2	Vestibule	14	Wood sidelite & transom				Paint	1	EA	250.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00
92																				
93																				
94	M	2	Waiting Room	1	Aluminum windows	Glazing	Aluminum, bright-clear anodized w/ single pane original float glass and exterior installed glazing compound	Glazing compound deteriorated	Remove & replace glazing compound	442	LF	8.00	3,536.00	25%	4,420.00	10%	442.00	10%	442.00	5,304.00

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1	Type	Priority	Room	Rm #	Component	Sub-component	Description	Condition	Recommendations	Quan	Unit	Sub\$	Sub\$Line	GC%	ConstCost	Cont%	Contingcy	A/E%	A/Efee	TotalCost
95	E	2	Waiting Room	1	Aluminum windows	Storm window			Provide interior single pane storm windows	300	SF	25.00	7,500.00	25%	9,375.00	10%	937.50	10%	937.50	11,250.00
96	M	2	Waiting Room	1	Aluminum windows	Glazing	Aluminum, bright-clear anodized w/ single pane original float glass and exterior installed glazing compound	Glazing compound deteriorated	Remove & replace glazing compound	312	LF	8.00	2,496.00	25%	3,120.00	10%	312.00	10%	312.00	3,744.00
97	E	2	Waiting Room	1	Aluminum windows	Storm window			Provide interior single pane storm windows	200	SF	25.00	5,000.00	25%	6,250.00	10%	625.00	10%	625.00	7,500.00
98																				
99																				
100	M	2	Ticket Office	4	Aluminum window	Glazing compound			Replace glazing compound	136	LF	8.00	1,088.00	25%	1,360.00	10%	136.00	10%	136.00	1,632.00
101	E	2	Ticket Office	4	Aluminum window	Storm window			Install interior storm window	60	SF	25.00	1,500.00	25%	1,875.00	10%	187.50	10%	187.50	2,250.00
102																				
103	M	2	Women's	7	Aluminum window	Glazing compound			Replace glazing compound	68	LF	8.00	544.00	25%	680.00	10%	68.00	10%	68.00	816.00
104	E	2	Women's	7	Aluminum window	Storm window			Install interior storm window	30	SF	25.00	750.00	25%	937.50	10%	93.75	10%	93.75	1,125.00
105																				
106	M	2	Men's	8	Aluminum window	Glazing compound			Replace glazing compound	34	LF	8.00	272.00	25%	340.00	10%	34.00	10%	34.00	408.00
107	E	2	Men's	8	Aluminum window	Storm window			Install interior storm window	15	SF	25.00	375.00	25%	468.75	10%	46.88	10%	46.88	562.50
108																				
109	M	2	Agent's Office	10	Aluminum window	Glazing compound			Replace glazing compound	68	LF	8.00	544.00	25%	680.00	10%	68.00	10%	68.00	816.00
110	E	2	Agent's Office	10	Aluminum window	Storm window			Install interior storm window	30	SF	25.00	750.00	25%	937.50	10%	93.75	10%	93.75	1,125.00
111																				
112	M	2	File Room	11	Aluminum window	Glazing compound			Replace glazing compound	17	LF	8.00	136.00	25%	170.00	10%	17.00	10%	17.00	204.00
113	E	2	File Room	11	Aluminum window	Storm window			Install interior storm window	8	SF	25.00	187.50	25%	234.38	10%	23.44	10%	23.44	281.25
114																				
115	M	2	Baggage Room	12	Aluminum window	Glazing compound			Replace glazing compound	68	SF	8.00	544.00	25%	680.00	10%	68.00	10%	68.00	816.00
116	E	2	Baggage Room	12	Aluminum window	Storm window			Install interior storm window	30	SF	25.00	750.00	25%	937.50	10%	93.75	10%	93.75	1,125.00
117																				
118	M	2	Freight Office	13	Aluminum window	Glazing compound			Replace glazing compound	96	LF	8.00	768.00	25%	960.00	10%	96.00	10%	96.00	1,152.00
119	E	2	Freight Office	13	Aluminum window	Storm window			Install interior storm window	40	SF	25.00	1,000.00	25%	1,250.00	10%	125.00	10%	125.00	1,500.00
120																				
121	E	2	Freight Office	13	Wood window	Glazing	Single-pane glass w/ tinted film applied	Tinted film peeling off	Reglaze w/ 5/8" insulated tinted glass	63	SF	40.00	2,520.00	25%	3,150.00	10%	315.00	10%	315.00	3,780.00
122	E	2	Freight Office	13	Wood window	Weatherstripping			Install new weatherstripping @ operable sashes	45	LF	6.00	270.00	25%	337.50	10%	33.75	10%	33.75	405.00
123	M	2	Freight Office	13	Wood window	Paint			Prep, prime, & paint 2 coats exterior	63	SF	4.25	267.75	25%	334.69	10%	33.47	10%	33.47	401.63
124																				
125																				
126	M	3	Waiting Room	1	Flooring		Terrazzo	Good	Clean (light chemical, water & detergent), seal, & polish	1,028	SF	3.60	3,700.80	25%	4,626.00	10%	462.60	10%	462.60	5,551.20
127	M	3	Waiting Room	1	Walls		Face brick & stone	Good	Clean, steam or water & detergent	700	SF	1.35	945.00	25%	1,181.25	10%	118.13	10%	118.13	1,417.50
128	P	3	Waiting Room	1	Wall base		Painted metal base	Loose attachment, paint is deteriorated, and color isn't original	Reattach with masonry anchors & paint to match the original color	115	LF	5.00	575.00	25%	718.75	10%	71.88	10%	71.88	862.50
129	P	3	Waiting Room	1	Wall base		Painted metal base	Parts missing, 11' base, 5 outside corners, 2 inside corners	Replace missing parts	1	EA	250.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00
130	P	3	Waiting Room	1	Ceiling	Lower portion at windows	Plaster on metal lath	Mostly good, two areas damaged by water infiltration	Patch damaged areas	1	JOB	500.00	500.00	25%	625.00	10%	62.50	10%	62.50	750.00

	B	C	D	E	K	L	M	N	O	P	Q	R	T	U	V	W	X	Y	Z	AA
1	Type	Priority	Room	Rm #	Component	Sub-component	Description	Condition	Recommendations	Quan	Unit	Sub\$	Sub\$Line	GC%	ConstCost	Cont%	Contingcy	A/E%	A/Efee	TotalCost
131	P	3	Waiting Room	1	Ceiling	Lower portion at windows	Plaster on metal lath	Paint is deteriorated	Paint all plaster to match original color if can be determined	600	SF	2.00	1,200.00	25%	1,500.00	10%	150.00	10%	150.00	1,800.00
132	P	3	Waiting Room	1	Ceiling	High portion at center & btwn Vest 2 & 3	12 x 12 accoustical tile, not all same pattern, has been painted several times	Fair condition, not all original	Replace to match original 12 x 12 tile pattern	885	SF	4.50	3,982.50	25%	4,978.13	10%	497.81	10%	497.81	5,973.75
133	A	1	Waiting Room	1	Drinking fountain		Not original drinking fountain at this location (may have been original at Freight Office)	Can not be adjusted properly and is not ADA compliant	Replace with surface mount high-low combination ADA compliant drinking fountain	1	EA	3,000.00	3,000.00	25%	3,750.00	10%	375.00	10%	375.00	4,500.00
134	P	5	Waiting Room	1	Return-air grilles		Not original		replace to match original	3	EA	125.00	375.00	25%	468.75	10%	46.88	10%	46.88	562.50
135	M	3	Waiting Room	1	Grilles & registers			Dirty	Clean and paint	7	EA	25.00	175.00	25%	218.75	10%	21.88	10%	21.88	262.50
136	P	3	Waiting Room	1	AC equipment shell				Clean and paint	100	SF	1.50	150.00	25%	187.50	10%	18.75	10%	18.75	225.00
137	P	1	Waiting Room	1	Furniture	8 lounge chairs and 2 footstools	Original furniture		Maintain original with building											
138	P	5	Waiting Room	1	Curtains		Original curtains were shear pattern w/ white shear	Original curtain tracks in place, curtains have been removed	Install new curtains to match original as close as possible	460	SF	17.50	8,050.00	25%	10,062.50	10%	1,006.25	10%	1,006.25	12,075.00
139	M	5	Waiting Room	1	Artwork - aerial photo of KU campus		Photo print mounted to west wall	Dirty	Clean photo print and frame with mildest means possible	100	SF	5.00	500.00	25%	625.00	10%	62.50	10%	62.50	750.00
140																				
141																				
142	M	3	Vestibule	2	Flooring		Terrazzo	Good	Clean (light chemical, water & detergent), seal, & polish	78	SF	3.60	280.80	25%	351.00	10%	35.10	10%	35.10	421.20
143	M	3	Vestibule	2	Walls		Face brick	Good	Clean, steam or water & detergent	100	SF	1.35	135.00	25%	168.75	10%	16.88	10%	16.88	202.50
144	P	3	Vestibule	2	Wall base		Painted metal base	Loose attachment, paint is deteriorated, and color isn't original	Reattach with masonry anchors & paint to match the original color	10	LF	5.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
145	P	5	Vestibule	2	Ceiling		2'x4' accoustical tiles in metal grid	Good condition but not original	Replace to match original 12 x 12 tile style	78	SF	4.50	351.00	25%	438.75	10%	43.88	10%	43.88	526.50
146	P	2	Vestibule	2	Entrance doors	Door leafs	Aluminum 3'0x7'0 each leaf, bright-clear anodized w/ single pane glass	Several holes where hardware removed or changed	Patch holes w/ bright anodized aluminum covers	1	JOB	250.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00
147	P	1	Vestibule	2	Entrance doors	Closers	In-floor	Corroded and do not function	Remove 1 existing in-floor closer and install one new in-floor closer	1	EA	900.00	900.00	25%	1,125.00	10%	112.50	10%	112.50	1,350.00
148	P	1	Vestibule	2	Entrance doors	Closers	Closers at door heads in place of original door holders	Non-original multiple styles	Remove	2	EA	25.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
149	P	2	Vestibule	2	Entrance doors	Holders	Single-rod overhead door holder	No originals exist at this door pair	Install reproduction/new plunger type door holder to match original at 2 door leafs	2	EA	200.00	400.00	25%	500.00	10%	50.00	10%	50.00	600.00
150	C	1	Vestibule	2	Entrance doors	Locking/Latching	Double push bars at interior, pull handle at exterior, dead-bolt	Existing locking devices do not meet egress req	Remove dead-bolts (patch) and keep dbl push bars and pull handle	2	EA	50.00	100.00	25%	125.00	10%	12.50	10%	12.50	150.00
151	A	1	Vestibule	2	Entrance doors	Door operators		Existing distance between doors in series through Vestibule does not meet ADA req.	Provide overhead door operator at 1 door leaf (in-floor operator 2x \$)	1	EA	6,325.00	6,325.00	25%	7,906.25	10%	790.63	10%	790.63	9,487.50

	B	C	D	E	K	L	M	N	O	P	Q	R	T	U	V	W	X	Y	Z	AA
1	Type	Priority	Room	Rm #	Component	Sub-component	Description	Condition	Recommendations	Quan	Unit	Sub\$	Sub\$Line	GC%	ConstCost	Cont%	Contingcy	A/E%	A/Efee	TotalCost
152	M	2	Vestibule	2	Joint Sealants		Sealants at perimeter of aluminum storefront to masonry	Deteriorated/missing	Remove & replace all joint sealants	66	LF	8.00	528.00	25%	660.00	10%	66.00	10%	66.00	792.00
153	P	2	Vestibule	2	Radiator		Original hot-water radiator	obsolete, missing skirt, non-historic surface mounted piping installed	Remove piping, install floor skirt, clean, and paint	1	JOB	500.00	500.00	25%	625.00	10%	62.50	10%	62.50	750.00
154																				
155																				
156	M	3	Vestibule	3	Flooring		Terrazzo	Good	Clean (light chemical, water & detergent), seal, & polish	78	SF	3.60	280.80	25%	351.00	10%	35.10	10%	35.10	421.20
157	M	3	Vestibule	3	Walls		Face brick & stone	Good	Clean, steam or water & detergent	100	SF	1.35	135.00	25%	168.75	10%	16.88	10%	16.88	202.50
158	P	3	Vestibule	3	Wall base		Painted metal base	Loose attachment, paint is deteriorated, and color isn't original	Reattach with masonry anchors & paint to match the original color	10	LF	5.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
159	P	5	Vestibule	3	Ceiling		2'x4' accoustical tiles in metal grid	Good condition but not original	Replace to match original 12 x 12 tile style	78	SF	4.50	351.00	25%	438.75	10%	43.88	10%	43.88	526.50
160	P	2	Vestibule	3	Entrance doors	Door leaves	Aluminum 3'0x7'0 each leaf, bright-clear anodized w/ single pane glass	Several holes where hardware removed or changed	Patch holes w/ bright anodized aluminum covers	1	JOB	250.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00
161	P	1	Vestibule	3	Entrance doors	Closers	In-floor	Corroded and do not function	Remove 1 existing in-floor closer and install one new in-floor closer	1	EA	900.00	900.00	25%	1,125.00	10%	112.50	10%	112.50	1,350.00
162	P	1	Vestibule	3	Entrance doors	Closers	Closers at door heads in place of original door holders	Non-original multiple styles	Remove	2	EA	25.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
163	P	2	Vestibule	3	Entrance doors	Holders	Single-rod overhead door holder	One original exist at this door pair	Maintain original door holder at 1 door leaf and install 1 new	1	EA	200.00	200.00	25%	250.00	10%	25.00	10%	25.00	300.00
164	C	1	Vestibule	3	Entrance doors	Locking/Latching	Double push bars at interior, pull handle at exterior, dead-bolt	Existing locking devices do not meet egress req	Remove dead-bolts (patch) and keep dbl push bars and pull handle	2	EA	50.00	100.00	25%	125.00	10%	12.50	10%	12.50	150.00
165	A	1	Vestibule	3	Entrance doors	Door operators		Existing distance between doors in series through Vestibule does not meet ADA req.	Provide overhead door operator at 1 door leaf (in-floor operator 2x \$)	1	EA	6,325.00	6,325.00	25%	7,906.25	10%	790.63	10%	790.63	9,487.50
166	M	2	Vestibule	3	Joint Sealants		Sealants at perimeter of aluminum storefront to masonry	Deteriorated/missing	Remove & replace all joint sealants	66	LF	8.00	528.00	25%	660.00	10%	66.00	10%	66.00	792.00
167	P	2	Vestibule	3	Radiator		Original hot-water radiator	obsolete, missing skirt, non-historic surface mounted piping installed	Remove piping, install floor skirt, clean, and paint	1	JOB	500.00	500.00	25%	625.00	10%	62.50	10%	62.50	750.00
168																				
169																				
170	P	3	Ticket Office	4	Flooring		VCT	Poor condition and not original, color not original	Remove and install new VCT or linoleum tile in original color	270	SF	3.50	945.00	25%	1,181.25	10%	118.13	10%	118.13	1,417.50
171	P	3	Ticket Office	4	Walls		Plaster	Cracks in plaster at north wall	Patch	1	JOB	250.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00
172	P	3	Ticket Office	4	Walls		Plaster, painted w/ sand texture finish	Paint is deteriorated and color isn't original	Paint all walls to match the original color & texture	700	SF	1.60	1,120.00	25%	1,400.00	10%	140.00	10%	140.00	1,680.00

	B	C	D	E	K	L	M	N	O	P	Q	R	T	U	V	W	X	Y	Z	AA
1	Type	Priority	Room	Rm #	Component	Sub-component	Description	Condition	Recommendations	Quan	Unit	Sub\$	Sub\$Line	GC%	ConstCost	Cont%	Contingcy	A/E%	A/Efee	TotalCost
173	P	3	Ticket Office	4	Wall base		Painted metal base	Loose attachment, paint is deteriorated, and color isn't original	Reattach with masonry anchors & paint to match the original color	60	LF	5.00	300.00	25%	375.00	10%	37.50	10%	37.50	450.00
174	P	3	Ticket Office	4	Wall base		Painted metal base	Parts missing, 6" base, 5 outside corners, 1 inside corners	Replace missing parts	1	EA	175.00	175.00	25%	218.75	10%	21.88	10%	21.88	262.50
175	M	3	Ticket Office	4	Ceiling		12x12 concealed grid acoustical tile	Fair condition and original, some stains	Prime/seal and paint to match original, replace 8 damaged/missing tiles if orig pattern available	270	SF	2.00	540.00	25%	675.00	10%	67.50	10%	67.50	810.00
176	A	2	Ticket Office	4	Interior doors	to Passage 5	SC wood in metal frame	Hardware doesn't meet ADA	Replace lockset w/ ADA compliant heavy duty	1	EA	300.00	300.00	25%	375.00	10%	37.50	10%	37.50	450.00
177	P	3	Ticket Office	4	Interior doors	to Passage 5	SC wood in metal frame	Paint on frame deteriorated & not orig color	Repaint frame	1	EA	50.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
178	A	2	Ticket Office	4	Interior doors	to Vestibule 2	SC wood in metal frame	Hardware & clearance don't meet ADA	Replace lockset w/ ADA compliant heavy duty	1	EA	300.00	300.00	25%	375.00	10%	37.50	10%	37.50	450.00
179	P	3	Ticket Office	4	Interior doors	to Vestibule 2	SC wood in metal frame	Paint on frame deteriorated & not orig color	Repaint frame	1	EA	50.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
180	P	3	Ticket Office	4	Interior doors	Closet doors	SC wood bi-pass	Finish worn	Refinish	6	EA	375.00	2,250.00	25%	2,812.50	10%	281.25	10%	281.25	3,375.00
181	M	2	Ticket Office	4	Interior doors	Closet doors	SC wood bi-pass	Hardware non-operational	Replace/repair hardware	3	PAIR	430.00	1,290.00	25%	1,612.50	10%	161.25	10%	161.25	1,935.00
182	P	5	Ticket Office	4	Ticket window		Bi-pass sliding plexiglass window	Not original	Remove & patch holes (difficult to install grill or door due to wood soffit at ceiling)	1	EA	75.00	75.00	25%	93.75	10%	9.38	10%	9.38	112.50
183	A	5	Ticket Office	4	Ticket window		Original countertop	Not ADA compliant height	Provide alternate writing surface on wall adjacent to counter	1	EA	250.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00
184	P	3	Ticket Office	4	Ticket casework		Custom millwork for ticket processing	Finish worn on door & drawer faces	Refinish	65	SF	25.00	1,625.00	25%	2,031.25	10%	203.13	10%	203.13	2,437.50
185	P	3	Ticket Office	4	Ticket casework		Custom millwork for ticket processing	Hardware non-operational	Replace/repair hardware	2	PAIR	430.00	860.00	25%	1,075.00	10%	107.50	10%	107.50	1,290.00
186	P	3	Ticket Office	4	Window	Sill	Wood	Deteriorated finish from water damage	Refinish	12	SF	25.00	300.00	25%	375.00	10%	37.50	10%	37.50	450.00
187	M	3	Ticket Office	4	Grilles & registers			Dirty	Clean and paint	2	EA	25.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
188	P	2	Ticket Office	4	Window treatment		Original louver blinds	Dirty and too close to window for install of storm windows	Clean and rehang	2	EA	150.00	300.00	25%	375.00	10%	37.50	10%	37.50	450.00
189																				
190																				
191	M	3	Passage	5	Flooring		Terrazzo	Good	Clean (light chemical, water & detergent), seal, & polish	276	SF	3.60	993.60	25%	1,242.00	10%	124.20	10%	124.20	1,490.40
192	M	3	Passage	5	Walls		Wood paneling	Good	Clean, mildest method	800	SF	0.15	120.00	25%	150.00	10%	15.00	10%	15.00	180.00
193	C	1	Passage	5	Walls	Cross corridor wall & door	Not original wall and door across Passage		Remove and patch holes in paneling	1	JOB	250.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00
194	P	3	Passage	5	Wall base		Painted metal base	Paint is deteriorated and color isn't original, intallation is tight to wood paneling	Paint all base to match the original color	90	LF	2.45	220.50	25%	275.63	10%	27.56	10%	27.56	330.75
195	P	5	Passage	5	Ceiling		2'x4' accoustical tiles in metal grid	Good condition but not original	Replace to match original 12 x 12 tile style	228	SF	4.50	1,026.00	25%	1,282.50	10%	128.25	10%	128.25	1,539.00
196	P	3	Passage	5	Ceiling		Plaster ceiling	Deteriorated from water infiltration	Patch and paint	90	SF	3.00	270.00	25%	337.50	10%	33.75	10%	33.75	405.00
197	P	3	Passage	5	Ticket casework		Custom millwork for ticket processing	Scape damage @ wall below ticket counter	Touch-up finish	1	JOB	250.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00



	B	C	D	E	K	L	M	N	O	P	Q	R	T	U	V	W	X	Y	Z	AA
1	Type	Priority	Room	Rm #	Component	Sub-component	Description	Condition	Recommendations	Quan	Unit	Sub\$	Sub\$Line	GC%	ConstCost	Cont%	Contingcy	A/E%	A/Efee	TotalCost
198	C	1	Passage	5	Egress		Dead-end corridor in excess of 20'	Non-compliant with 2006 IBC	Create new exit through edge of Freight Office 13 and Vestibule 14 to exterior	1	EA	2,500.00	2,500.00	25%	3,125.00	10%	312.50	10%	312.50	3,750.00
199	M	3	Passage	5	Grilles & registers			Dirty	Clean and paint	2	EA	25.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
200																				
201																				
202			Boiler Room	6																
203																				
204																				
205	A	1	Women	7	Bathroom			Not ADA accessible	Convert bathroom to "Men" and make ADA accessible	1	EA	30,000.00	30,000.00	25%	37,500.00	10%	3,750.00	10%	3,750.00	45,000.00
206																				
207																				
208	A	1	Men	8	Bathroom			Not ADA accessible	Convert bathroom to "Women" and make ADA accessible within existing bathroom footprints	1	EA	30,000.00	30,000.00	25%	37,500.00	10%	3,750.00	10%	3,750.00	45,000.00
209																				
210																				
211	M	2	Janitor	9	Floor hatch		Steel door in floor to floor drain	Rusted/corroded	Replace with new steel or aluminum door	1	EA	1,250.00	1,250.00	25%	1,562.50	10%	156.25	10%	156.25	1,875.00
212	A	2	Janitor	9	Interior doors	to Passage 5	SC wood in metal frame	Hardware doesn't meet ADA	Replace lockset w/ ADA compliant heavy duty	1	EA	300.00	300.00	25%	375.00	10%	37.50	10%	37.50	450.00
213	P	3	Janitor	9	Interior doors	to Passage 5	SC wood in metal frame	Paint on frame deteriorated & not orig color	Repaint	1	EA	50.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
214																				
215																				
216	P	3	Agent's Office	10	Flooring		VCT	Poor condition and not original, color not original	Remove and install new VCT or linoleum tile in original color	132	SF	3.50	462.00	25%	577.50	10%	57.75	10%	57.75	693.00
217	P	3	Agent's Office	10	Walls		Plaster, painted	Paint is deteriorated and color isn't original	Paint all walls to match the original color	540	SF	1.60	864.00	25%	1,080.00	10%	108.00	10%	108.00	1,296.00
218	P	3	Agent's Office	10	Wall base		Painted metal base	Loose attachment, paint is deteriorated, and color isn't original	Reattach with masonry anchors & paint to match the original color	50	LF	5.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00
219	P	3	Agent's Office	10	Ceiling		2'x4' accoustical tiles in metal grid	Good condition but not original	Replace to match original 12 x 12 tile style	132	SF	4.50	594.00	25%	742.50	10%	74.25	10%	74.25	891.00
220	A	2	Agent's Office	10	Interior doors	to Freight Office 13	SC wood in metal frame	Door size doesn't meet ADA clearance	Increase R.O., replace door w/ new in larger size to match original, reuse hardware except for lockset make ADA	1	EA	2,000.00	2,000.00	25%	2,500.00	10%	250.00	10%	250.00	3,000.00
221	M	2	Agent's Office	10	Interior doors	Closet doors	SC wood bi-pass	Hardware non-operational	Replace/repair hardware	1	PAIR	430.00	430.00	25%	537.50	10%	53.75	10%	53.75	645.00
222	M	3	Agent's Office	10	Grilles & registers			Dirty	Clean and paint ?	2	EA	25.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
223	P	2	Agent's Office	10	Window treatment		Original louver blinds	Dirty and too close to window for install of storm windows	Clean and rehang	1	EA	150.00	150.00	25%	187.50	10%	18.75	10%	18.75	225.00
224																				
225																				
226	P	4	File Room	11	Flooring		VCT	Poor condition and not original, color not original	Remove and install new VCT or linoleum tile in original color	60	SF	3.50	210.00	25%	262.50	10%	26.25	10%	26.25	315.00
227	M	3	File Room	11	Walls		Plaster, painted	Paint is deteriorated and color isn't original	Paint all walls to match the original color	250	SF	1.60	400.00	25%	500.00	10%	50.00	10%	50.00	600.00

	B	C	D	E	K	L	M	N	O	P	Q	R	T	U	V	W	X	Y	Z	AA
1	Type	Priority	Room	Rm #	Component	Sub-component	Description	Condition	Recommendations	Quan	Unit	Sub\$	Sub\$Line	GC%	ConstCost	Cont%	Contingcy	A/E%	A/Efee	TotalCost
228	P	3	File Room	11	Wall base		Painted metal base	Loose attachment, paint is deteriorated, and color isn't original	Reattach with masonry anchors & paint to match the original color	30	LF	5.00	150.00	25%	187.50	10%	18.75	10%	18.75	225.00
229	M	3	File Room	11	Ceiling		12x12 concealed grid acoustical tile	Fair condition and original, some stains	Prime/seal and paint to match original	60	SF	2.00	120.00	25%	150.00	10%	15.00	10%	15.00	180.00
230	A	3	File Room	11	Interior doors	to Passage 5	SC wood in metal frame	Hardware doesn't meet ADA	Replace lockset w/ ADA compliant heavy duty	1	EA	300.00	300.00	25%	375.00	10%	37.50	10%	37.50	450.00
231	P	3	File Room	11	Interior doors	to Passage 5	SC wood in metal frame, surface dead-bolt & padlock	Not original	Remove surface dead-bolt, patch & refinish door	1	EA	250.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00
232	P	3	File Room	11	Interior doors	to Passage 5	SC wood in metal frame	Paint on frame deteriorated & not orig color	Repaint frame	1	EA	50.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
233	M	3	File Room	11	Casework		Shelving	Paint worn	Repaint shelving original color	240	SF	2.00	480.00	25%	600.00	10%	60.00	10%	60.00	720.00
234																				
235																				
236			Baggage Room	12	Floor slab		Concrete													
237			Baggage Room	12	Flooring		None													
238	M	4	Baggage Room	12	Walls	Original perimeter walls	CMU, painted	Paint is deteriorated and color isn't original	Paint all walls to match the original color	540	SF	1.50	810.00	25%	1,012.50	10%	101.25	10%	101.25	1,215.00
239	P	4	Baggage Room	12	Walls	Added interior walls	Wood framed w/ GWB	Not original	Remove	250	SF	2.50	625.00	25%	781.25	10%	78.13	10%	78.13	937.50
240			Baggage Room	12	Wall base		None													
241	M	4	Baggage Room	12	Ceiling		Plaster, painted	Paint is deteriorated at water infiltration	Patch & paint ceiling	540	SF	2.00	1,080.00	25%	1,350.00	10%	135.00	10%	135.00	1,620.00
242	C	1	Baggage Room	12	Interior doors	to Passage 5	Coiling door to baggage countertop	Missing short swing door below countertop; don't know if coiling door functions properly	Install temporary wall at door opening for privacy of BNSF area	1	EA	250.00	250.00	25%	312.50	10%	31.25	10%	31.25	375.00
243	P	5	Baggage Room	12	Interior doors	to Passage 5	Coiling door to baggage countertop	Missing short swing door below countertop; don't know if coiling door functions properly	Repair door, remove non-original components, replace missing counter and door	1	EA	750.00	750.00	25%	937.50	10%	93.75	10%	93.75	1,125.00
244	A	1	Baggage Room	12	Interior doors	to Freight 13	SC wood in metal frame	Door to Passage 5 not ADA width, widening detrimental to historic character, room not on accessible route	Install new larger door into Freight Office 13 (also makes rooms workable for BNSF use)	1	EA	2,500.00	2,500.00	25%	3,125.00	10%	312.50	10%	312.50	3,750.00
245	M	3	Baggage Room	12	Casework			Paint worn	Repaint	350	sf	2.00	700.00	25%	875.00	10%	87.50	10%	87.50	1,050.00
246	M	3	Baggage Room	12	Scale			Paint worn	Repaint	40	sf	5.00	200.00	25%	250.00	10%	25.00	10%	25.00	300.00
247																				
248																				
249	P	4	Freight Office	13	Flooring		VCT	Poor condition and not original, color not original	Remove and install new VCT or linoleum tile in original color	635	SF	3.50	2,222.50	25%	2,778.13	10%	277.81	10%	277.81	3,333.75
250	P	4	Freight Office	13	Walls		Plaster, painted	Paint is deteriorated and color isn't original	Paint all walls to match the original color	940	SF	1.60	1,504.00	25%	1,880.00	10%	188.00	10%	188.00	2,256.00
251	P	4	Freight Office	13	Wall base		Painted metal base	Loose attachment, paint is deteriorated, and color isn't original	Reattach with masonry anchors & paint to match the original color	115	LF	5.00	575.00	25%	718.75	10%	71.88	10%	71.88	862.50
252	P	4	Freight Office	13	Ceiling		2'x4' accoustical tiles in metal grid	Good condition but not original	Replace to match original 12 x 12 tile style	560	SF	4.50	2,520.00	25%	3,150.00	10%	315.00	10%	315.00	3,780.00
253	P	4	Freight Office	13	Ceiling	Lower portion at north	Plaster on metal lath	Paint is deteriorated	Patch and paint all plaster to match original color if can be determined	150	SF	1.00	150.00	25%	187.50	10%	18.75	10%	18.75	225.00
254	P	4	Freight Office	13	Interior doors	Closet doors	SC wood bi-pass	Finish worn	Refinish	4	EA	375.00	1,500.00	25%	1,875.00	10%	187.50	10%	187.50	2,250.00

	B	C	D	E	K	L	M	N	O	P	Q	R	T	U	V	W	X	Y	Z	AA
1	Type	Priority	Room	Rm #	Component	Sub-component	Description	Condition	Recommendations	Quan	Unit	Sub\$	Sub\$Line	GC%	ConstCost	Cont%	Contingcy	A/E%	A/Efee	TotalCost
255	M	4	Freight Office	13	Interior doors	Closet doors	SC wood bi-pass	Hardware non-operational	Replace/repair hardware	2	PAIR	430.00	860.00	25%	1,075.00	10%	107.50	10%	107.50	1,290.00
256	A	1	Freight Office	13	Interior doors	to Passage 5	SC wood in metal frame	Door size doesn't meet ADA clearance and can't increase door width	Install opening into Passage 5 north of Vestibule 14 (see Passage 5 above)				SEE ABOVE							
257	P	4	Freight Office	13			Custom millwork for package processing	Finish worn on door & drawer faces	Refinish entire casework unit	56	SF	25.00	1,400.00	25%	1,750.00	10%	175.00	10%	175.00	2,100.00
258	C	1	Freight Office	13	Exit passage		Need exit from Passage 5 through Vestibule 14	Needs to be available when building is occupied	Install temporary wall to close off Freight Office 13 from Vestibule 14 and install 3'0x7'0 door for accessible route	1	JOB	2,500.00	2,500.00	25%	3,125.00	10%	312.50	10%	312.50	3,750.00
259	M	4	Freight Office	13	Grilles & registers			Dirty	Clean and paint	2	EA	25.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
260	P	2	Freight Office	13	Window treatment		Original louver blinds	Dirty and too close to window for install of storm windows	Clean and rehang	2	EA	150.00	300.00	25%	375.00	10%	37.50	10%	37.50	450.00
261																				
262																				
263	P	3	Vestibule	14	Flooring		VCT	Poor condition and not original, color not original	Remove and install new VCT in original color	50	SF	3.50	175.00	25%	218.75	10%	21.88	10%	21.88	262.50
264	P	3	Vestibule	14	Walls		Plaster, painted	Paint is deteriorated and color isn't original	Paint all walls to match the original color	50	SF	1.00	50.00	25%	62.50	10%	6.25	10%	6.25	75.00
265	P	3	Vestibule	14	Wall base		Painted metal base	Loose attachment, paint is deteriorated, and color isn't original	Reattach with masonry anchors & paint to match the original color	25	LF	5.00	125.00	25%	156.25	10%	15.63	10%	15.63	187.50
266	P	3	Vestibule	14	Ceiling		2'x4' accoustical tiles in metal grid	Good condition but not original	Replace to match original 12 x 12 tile style	50	SF	4.50	225.00	25%	281.25	10%	28.13	10%	28.13	337.50
267																				
268																				
269	E	1	Waiting	1	Cooling Tower, Fan-coil units, and distribution piping			Past useful life	Remove old equipment and install new geothermal cooling system	12	TON	4,000.00	48,000.00	25%	60,000.00	10%	6,000.00	10%	6,000.00	72,000.00
270	E	1	Baggage Room	12	Cooling Tower, Fan-coil units, and distribution piping			Past useful life	Remove old equipment and install new geothermal cooling system	12	TON	4,000.00	48,000.00	25%	60,000.00	10%	6,000.00	10%	6,000.00	72,000.00
271	E	1			Boiler		Boiler needed for new combined HVAC system or for geothermal supplement	Past useful life	Install new boiler for standard system or geothermal system (could size geothermal for heating load for same \$)	1	EA	12,000.00	12,000.00	25%	15,000.00	10%	1,500.00	10%	1,500.00	18,000.00
272																				
273																				
274	C	1			Automatic Fire Suppression System				Install fire sprinkler system for current code compliance	4,324	SF	5.00	21,620.00	25%	27,025.00	10%	2,702.50	10%	2,702.50	32,430.00
275	C	1			Water Line for Fire Suppression System				Install water line for fire suppression system	100	LF	100.00	10,000.00	25%	12,500.00	10%	1,250.00	10%	1,250.00	15,000.00
276																				
277																				
278	M	2	Passage	5	Electrical	Main Distribution Panel		Repair parts are not available	Install new MDP, disconnect old MDP and keep visible in Passage	1	EA	11,000.00	11,000.00	25%	13,750.00	10%	1,375.00	10%	1,375.00	16,500.00

