## YORK COLLEGE - ACADEMIC VILLAGE AND CONFERENCE CENTER

<table>
<thead>
<tr>
<th></th>
<th>$ / SF</th>
<th>SF</th>
<th>%</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>CE &amp; Learning Center Lease</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Lease &amp; Buildout</td>
<td></td>
<td>8,750,000</td>
<td></td>
<td>$8,750,000</td>
</tr>
<tr>
<td><strong>Total CE &amp; Learning Center Lease</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th></th>
<th>$ / SF</th>
<th>SF</th>
<th>%</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Construction Costs</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Demolition and Remediation</td>
<td></td>
<td>2,600,000</td>
<td></td>
<td>$2,600,000</td>
</tr>
<tr>
<td><strong>Total Demolition &amp; Remediation</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th></th>
<th>$ / SF</th>
<th>SF</th>
<th>%</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Project Site Trades</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Site Earthwork</td>
<td>1,383,718</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Roadways</td>
<td>1,257,867</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Parking Lots</td>
<td>252,650</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Exterior Enclosures</td>
<td>2,782,293</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Site Development</td>
<td>1,755,950</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Landscaping</td>
<td>935,570</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Water Supply</td>
<td>105,000</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Sanitary Sewer</td>
<td>6,000</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Storm Sewer</td>
<td>364,000</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Heating Distribution</td>
<td>641,501</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Fuel Distribution</td>
<td>2,500</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Electrical Distribution</td>
<td>2,136,895</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Site Lighting</td>
<td>1,860,330</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Site Communication</td>
<td>68,400</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>Total Project Site</strong></td>
<td>$13,532,674</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th></th>
<th>$ / SF</th>
<th>SF</th>
<th>%</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Tunnel</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Site Earthwork</td>
<td>18,350</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Roadways</td>
<td>795,450</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Exterior Enclosures</td>
<td>181,000</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Site Development</td>
<td>1,454,732</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>Total Tunnel</strong></td>
<td>$2,449,532</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th></th>
<th>$ / SF</th>
<th>SF</th>
<th>%</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>AVCC Building Trades</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>General Requirements</td>
<td>3,232,351</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Sitework</td>
<td>3,005,793</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Concrete</td>
<td>9,737,362</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Masonry Units</td>
<td>886,240</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Metals</td>
<td>10,086,915</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Woods and Plastics</td>
<td>995,646</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Thermal and Moisture Protection</td>
<td>3,188,864</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Doors and Windows</td>
<td>29,328,679</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Finishes</td>
<td>9,478,314</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Specialties</td>
<td>869,575</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Equipment</td>
<td>838,625</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Furnishings</td>
<td>930,835</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Conveying Systems</td>
<td>2,940,000</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Sprinklers</td>
<td>969,805</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Plumbing</td>
<td>1,524,163</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>HVAC</td>
<td>10,326,275</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Electrical</td>
<td>10,243,029</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>Total Project Site</strong></td>
<td>$98,582,471</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>
# York College - Academic Village and Conference Center

<table>
<thead>
<tr>
<th>College</th>
<th>York</th>
<th><strong>Opening Date:</strong></th>
<th>TBD</th>
</tr>
</thead>
<tbody>
<tr>
<td>Project</td>
<td>AVCC</td>
<td><strong>Total Project Cost:</strong></td>
<td>$247,794,819.35</td>
</tr>
</tbody>
</table>

**Date:** 7/6/2012  
**Revision:** 2

<table>
<thead>
<tr>
<th>Category</th>
<th><strong>$/SF</strong></th>
<th><strong>SF</strong></th>
<th><strong>%</strong></th>
<th><strong>Total</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td>Voice, Data, Video, Security</td>
<td></td>
<td></td>
<td></td>
<td>$0</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Swing Space in Acore</th>
<th><strong>$/SF</strong></th>
<th><strong>SF</strong></th>
<th><strong>%</strong></th>
<th><strong>Total</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td>Renovation of Space in Core</td>
<td>135</td>
<td>12,000</td>
<td></td>
<td>$1,620,000</td>
</tr>
</tbody>
</table>

**Total Swing Space in Acore:** $1,620,000

<table>
<thead>
<tr>
<th><strong>HARD COST SUBTOTAL</strong></th>
<th><strong>Base #</strong></th>
<th><strong>%</strong></th>
<th><strong>Total</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td>Subcontractor Bond</td>
<td>118,784,677</td>
<td>1.5%</td>
<td>1,781,770</td>
</tr>
<tr>
<td>Liability Insurance</td>
<td>120,566,447</td>
<td>1.5%</td>
<td>1,808,497</td>
</tr>
<tr>
<td>General Conditions</td>
<td>122,374,944</td>
<td>8.0%</td>
<td>9,789,996</td>
</tr>
<tr>
<td>Overhead &amp; Profit</td>
<td>132,164,939</td>
<td>10.0%</td>
<td>13,216,494</td>
</tr>
<tr>
<td>Design Contingency</td>
<td>145,381,433</td>
<td>11.0%</td>
<td>15,991,958</td>
</tr>
<tr>
<td>Bid Contingency</td>
<td>161,373,391</td>
<td>5.0%</td>
<td>8,068,670</td>
</tr>
<tr>
<td>Construction Contingency</td>
<td>169,442,061</td>
<td>5.0%</td>
<td>8,472,103</td>
</tr>
<tr>
<td><strong>Total Fees &amp; Contingencies</strong></td>
<td>$59,129,487</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th><strong>Escalation</strong></th>
<th><strong>Base #</strong></th>
<th><strong>%</strong></th>
<th><strong>Total</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td>Escalation</td>
<td>177,914,164</td>
<td>8.0%</td>
<td>$14,233,133</td>
</tr>
</tbody>
</table>

**Total Hard Cost Subtotal:** $118,784,677

<table>
<thead>
<tr>
<th><strong>TOTAL CONSTRUCTION COSTS</strong></th>
<th><strong>Base #</strong></th>
<th><strong>%</strong></th>
<th><strong>Total</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td>Prime Design Fee</td>
<td>8,500,000</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Reimbursable Expenses</td>
<td>425,000</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Design Fee/ Expense Contingency</td>
<td>2,677,500</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Controlled Inspections</td>
<td>1,300,000</td>
<td></td>
<td></td>
</tr>
<tr>
<td>LEED &amp; Enhanced Commissioning</td>
<td>400,000</td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL DESIGN FEES AND EXPENSES</strong></td>
<td>$13,302,500</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th><strong>MANAGEMENT FEES AND EXPENSES</strong></th>
<th><strong>Base #</strong></th>
<th><strong>%</strong></th>
<th><strong>Total</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td>Construction Manager, Staffing (all phases)</td>
<td>8,250,000</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Construction Manager, Fee</td>
<td>$192,147,297</td>
<td>2.5%</td>
<td>4,803,682</td>
</tr>
<tr>
<td>Additional Services</td>
<td>1,500,000</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Miscellaneous Expenses</td>
<td>300,000</td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL MANAGEMENT FEES AND EXPENSES</strong></td>
<td>$14,853,682</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th><strong>FURNITURE, FIXTURES &amp; EQUIPMENT</strong></th>
<th><strong>Base #</strong></th>
<th><strong>%</strong></th>
<th><strong>Total</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td>Furniture and Equipment</td>
<td>12,000,000</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Art Work</td>
<td>400,000</td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL FURNITURE, FIXTURES &amp; EQUIPMENT</strong></td>
<td>$12,400,000</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th><strong>RELATED COSTS</strong></th>
<th><strong>Base #</strong></th>
<th><strong>%</strong></th>
<th><strong>Total</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td>Moving</td>
<td>325,086</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Related Cost Contingency</td>
<td>16,254</td>
<td></td>
<td></td>
</tr>
<tr>
<td>CUNY Capital Contingency</td>
<td>6,000,000</td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>TOTAL RELATED COSTS</strong></td>
<td>$6,341,340</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

**Total Project Cost:** $247,794,819.35