ITEM #	DWG#	DESCRIPTION	QUANTITY	WASTAGE	QTY W/WASTE	UNIT	UNIT MATERIAL COST	TOTAL MAT COST	TYPE OF LABOR	PER HOUR LABOR WAGE	PRODUCTION RATE	TOTAL LABOR HOURS	UNIT LABOR COST	TOTAL LABOR COST	UNIT COST	TOTAL COST	TRADE COST
Units Legends; LS=Lumpsum, LF=Linear Footage, CY=Cubic Yard, SF=Square Footage, EA=Count/Each, SY=Square Yard																	

AZURE ADVISORS

Project: Confidential
Project Location: Confidential
Project Type: Commercial building
Date of Estimate: Friday, August 28, 2026
Covered Area of Structure (SF): 98,101
No. of Units: --
No. of Floors: 4

Project Summary		
Sub-Total:	$	4,443,737
Sales Tax:	$	133,004
Overhead & Profit:	$	1,128,500
Insurances:	$	111,093
Contigency:	$	133,312
Final Bid Cost:	$	5,949,647

Builder Construction Cost w/o profits/overhead	
Builder Material Cost:	$ 2,046,209
Builder Labor Cost:	$ 2,397,528
Total Manhours:	27,013

DIVISION BREAKDOWN	MATERIAL COST	LABOR COST	COST/SQFT	SCOPE OF WORK INCLUDED IN EACH DIVISION
Division 01 - General Requirements	$697,194	$0	$7.11	*To be filled by Contractor*
Division 05 - Metals	$461,394	$772,020	$12.57	*Cold form metal framing & light guage metal framig, soffit framing, shaft wall assemblies, layout*
Division 06 - Wood, Plastic & Composites	$61,928	$130,860	$1.97	*Blockings, Sheathings*
Division 07 - Thermal & Moisture Protection	$320,357	$369,180	$7.03	*Insulations, Drywall Caulkings/sealant*
Division 08 - Openings	$0	$58,050	$0.59	*Install door frames, install access panels, install FE cabinets - owner supplied*
Division 09 - Finishes	$505,336	$1,067,418	$16.03	*Drywall (Tape & Finish), Shaft wall liners*
SUBTOTAL	**$4,443,737**		**$45.30**	
SALES TAX 6.5%	**$133,004**		**$1.36**	
MATERIAL PROFIT 20.0%	**$409,242**		**$4.17**	Contractors are advised to change the percentage for overhead and profits as per their company rules and regulations.
LABOR PROFIT 30.0%	**$719,258**		**$7.33**	
INSURANCE 2.5%	**$111,093**		**$1.13**	
CONTIGENCY 3.0%	**$133,312**		**$1.36**	
TOTAL BASE BID	**$5,949,647**		**$60.65**	

To Make any Adjusment in Materials; Please Edit Column H
To Make Any Adjustment for Labor; Please Edit Column L
To Adjust Labor Per Hour; Please Edit Column K

Note:

1. This estimate is based on real market prices that are regularly updated by our team persons through market surveys and online resources, we still encourage our clients to put their own.
2. Rsmeans is the main source of pricings.
3. For framine/Drywall FBM is the source of pricings.
4. Lumber Prices are from Lumber yard.
5. This sheet is your property and we encourage you to fine tune the wastage and pricing values to your preference.
6. Feel free to contact us for any queries or suggestions.

DIVISION 01- GENERAL REQUIREMENTS

1		Project Manager	1	0%	1	LS	$0.00	$0	PM	$112	0.000	0	$0.00	$0	$0.00	$0	
2		Field Superintendent	1	0%	1	LS	$0.00	$0	SP	$105	0.000	0	$0.00	$0	$0.00	$0	
3		Bonds	1	0%	1	LS	$0.00	$0	Misc	$45	0.000	0	$0.00	$0	$0.00	$0	
4		Permitting	1	0%	1	LS	$0.00	$0	Misc	$45	0.000	0	$0.00	$0	$0.00	$0	
5		Mobilization Cost	1	0%	1	LS	$0.00	$0	Misc	$45	0.000	0	$0.00	$0	$0.00	$0	
6		Temp Fencing, Toilets, Utilities	1	0%	1	LS	$0.00	$0	Misc	$45	0.000	0	$0.00	$0	$0.00	$0	
7		Jobsite Signage, Trailer, Security	1	0%	1	LS	$0.00	$0	Misc	$45	0.000	0	$0.00	$0	$0.00	$0	
8		Dumpsters, Tools	1	0%	1	LS	$0.00	$0	Misc	$45	0.000	0	$0.00	$0	$0.00	$0	
9		Clean-up	1	0%	1	LS	$0.00	$0	Labor	$20	0.000	0	$0.00	$0	$0.00	$0	
10		Project Manager/FS/Permits/Cleanup (5%)	1	0%	1	LS	$697,194.00	$697,194	Misc	$45	0.000	0	$0.00	$0	$697,194.00	$697,194	
		Subtotal (General Requirements)			**Total Material Cost:**			**$697,194**			**Total Labor Cost:**			**$0**			**$697,194**

DIVISION 05- METALS

		Wall Assemblies EXTERIOR/SHAFT/ELEVATOR															
11	-	WALLL TYPE-ABOVE STOREFRONT	213	5%	224	Lf.Wall											
12	-	WALLL TYPE-C4a-6-2	328	5%	344	Lf.Wall											
13	-	WALLL TYPE-F1-H	114	5%	120	Lf.Wall											
14	-	WALLL TYPE-G1-3	311	5%	327	Lf.Wall											
15	-	WALLL TYPE-G1c-3	71	5%	74	Lf.Wall											
16	-	WALLL TYPE-J6/A531	24	5%	25	Lf.Wall											
17	-	WALLL TYPE-J8-A/523	2	5%	2	Lf.Wall											
18	-	WALLL TYPE-J15-A523	25	5%	26	Lf.Wall											
19	-	WALLL TYPE-PARAPET D1-A531	46	5%	49	Lf.Wall											
20	-	WALLL TYPE-PARAPET J1/A551	22	5%	23	Lf.Wall											
21	-	WALLL TYPE-S2-6-2	48	5%	51	Lf.Wall											
22	-	WALLL TYPE-S2a-4-2	135	5%	142	Lf.Wall											
23	-	WALLL TYPE-S2a-6-2	929	5%	975	Lf.Wall											
24	-	WALLL TYPE-S3-4-3	16	5%	17	Lf.Wall											
25	-	WALLL TYPE-WA1	1866	5%	1959	Lf.Wall											
26	-	WALLL TYPE-WA2	139	5%	146	Lf.Wall											
27	-	WALLL TYPE-WA3	47	5%	49	Lf.Wall											
28	-	WALLL TYPE-WA5	23	5%	24	Lf.Wall											
29	-	WALLL TYPE-WA6	13	5%	13	Lf.Wall											
30	-	WALLL TYPE-WA7	32	5%	34	Lf.Wall											
31	-	WALLL TYPE-WA8	281	5%	295	Lf.Wall											
		Wall Assemblies - Penthouse/Roof															
32	-	WALLL TYPE-C4-3-2	7	5%	8	Lf.Wall											
33	-	WALLL TYPE-F1-H	32	5%	33	Lf.Wall											
34	-	WALLL TYPE-G1-3	85	5%	90	Lf.Wall											
35	-	WALLL TYPE-G1p-3	33	5%	35	Lf.Wall											
36	-	WALLL TYPE-PARAPET MAIN ROOF	661	5%	694	Lf.Wall											
37	-	WALLL TYPE-PARAPET PENTHOUSE	365	5%	383	Lf.Wall											
38	-	WALLL TYPE-S2a-4-2	53	5%	56	Lf.Wall											
39	-	WALLL TYPE-S2a-6-2	33	5%	35	Lf.Wall											
40	-	WALLL TYPE-WA2	31	5%	33	Lf.Wall											
41	-	WALLL TYPE-WA3	334	5%	351	Lf.Wall											
		Wall Assemblies - Interior															
42	-	WALL TYPE-C2-3	128	5%	134	Lf.Wall											
43	-	WALL TYPE-C2-3-1	67	5%	70	Lf.Wall											
44	-	WALL TYPE-C2a-3	2588	5%	2717	Lf.Wall											
45	-	WALL TYPE-C2a-3-1	100	5%	105	Lf.Wall											
46	-	WALL TYPE-C2a-6	527	5%	553	Lf.Wall											
47	-	WALL TYPE-C2b-3	63	5%	67	Lf.Wall											
48	-	WALL TYPE-C2b-3-1	22	5%	23	Lf.Wall											
49	-	WALL TYPE-C2b-6	18	5%	18	Lf.Wall											
50	-	WALL TYPE-C2s-3	157	5%	164	Lf.Wall											
51	-	WALL TYPE-C2s-6	35	5%	36	Lf.Wall											
52	-	WALL TYPE-C3a-3	2081	5%	2185	Lf.Wall											
53	-	WALL TYPE-C3a-3-1	97	5%	102	Lf.Wall											
54	-	WALL TYPE-C3a-6	325	5%	341	Lf.Wall											
55	-	WALL TYPE-C3a-6-1	19	5%	20	Lf.Wall											
56	-	WALL TYPE-C3b-6-1	3	5%	3	Lf.Wall											
57	-	WALL TYPE-C4a-3	306	5%	321	Lf.Wall											
58	-	WALL TYPE-C4a-6	77	5%	81	Lf.Wall											
59	-	WALL TYPE-C4a-3	65	5%	68	Lf.Wall											
60	-	WALL TYPE-G1-2	18	5%	19	Lf.Wall											
61	-	WALL TYPE-G1-3	131	5%	138	Lf.Wall											
62	-	WALL TYPE-G1a-3	846	5%	889	Lf.Wall											
63	-	WALL TYPE-G1a-6	184	5%	194	Lf.Wall											
64	-	WALL TYPE-G1b-3	13	5%	13	Lf.Wall											
65	-	WALL TYPE-G1c-3	491	5%	515	Lf.Wall											
66	-	WALL TYPE-G1s-3	11	5%	12	Lf.Wall											
67	-	WALL TYPE-S2a-6-2	25	5%	26	Lf.Wall											
68	-	WALL TYPE-S2-6-2	13	5%	14	Lf.Wall											
69	-	WALL TYPE-F1-H	20	5%	21	Lf.Wall											
70	-	WALL TYPE-R4a-3	84	5%	88	Lf.Wall											
71	-	(4) 3 5/8" Stud + 8 6" Studs 16'H	1	5%	1	Lf.Wall											
72	-	WALL TYPE-C4a-3-1	120	5%	126	Lf.Wall											
73	-	WALL TYPE-C4a-6-2	44	5%	46	Lf.Wall											
		Metal wall framing summary															
74	-	600S200-54 metal studs ; 16'	824	0%	824	PCs	$49.60	**$40,870**							$49.60	**$40,870**	
75	-	600S200-54 metal studs ; 18'	387	0%	387	PCs	$55.80	**$21,595**							$55.80	**$21,595**	
76	-	600S200-54 metal studs ; 4'	1155	0%	1155	PCs	$12.40	**$14,322**							$12.40	**$14,322**	
77	-	2-600S162-54 metal jamb studs ; 16'	16	0%	16	PCs	$99.20	**$1,587**							$99.20	**$1,587**	
78	-	2-600S162-68 metal jamb studs ; 16'	16	0%	16	PCs	$156.80	**$2,509**							$156.80	**$2,509**	
79	-	2-600S162-68 metal jamb studs ; 18'	8	0%	8	PCs	$176.40	**$1,411**							$176.40	**$1,411**	
80	-	600T150-54 bottom track; 12'	193	0%	193	PCs	$36.24	**$6,994**							$36.24	**$6,994**	
81	-	600T250-68 top track; 12'	169	0%	169	PCs	$58.80	**$9,937**							$58.80	**$9,937**	
82	-	600T250-97 top track; 12'	24	0%	24	PCs	$90.00	**$2,160**							$90.00	**$2,160**	

83	-	Frame up the 600s200-54 metal studs w/top & bottom runners @ 16" oc	13303	0%	13303	SF			CARP	$90	0.065	865	$5.85	$77,850	$5.85	$77,850
84	-	6" Metal studs 20GA; 16'	1309	0%	1309	PCs	$16.16	$21,153							$16.16	$21,153
85	-	6" bottom tracks 20GA; 12'	107	0%	107	PCs	$11.76	$1,258							$11.76	$1,258
86	-	6" deflection top tracks 20GA; 12'	107	0%	107	PCs	$21.60	$2,311							$21.60	$2,311
	-	Frame up the 6" metal studs w/top & bottom runners @ 16" oc	11248	0%	11248	SF			CARP	$90	0.050	563	$4.50	$50,670	$4.50	$50,670
87	-	3 5/8" Metal studs 20GA; 18'	135	0%	135	PCs	$14.40	$1,944							$14.40	$1,944
88	-	3 5/8" Metal studs 20GA; 16'	8027	0%	8027	PCs	$12.80	$102,746							$12.80	$102,746
89		3 5/8" Metal studs 20GA; 12'	517	0%	517	PCs	$9.60	$4,963							$9.60	$4,963
90	-	3 5/8" bottom tracks 20GA; 12'	697	0%	697	PCs	$9.36	$6,524							$9.36	$6,524
91	-	3 5/8" deflection top tracks 20GA; 12'	656	0%	656	PCs	$18.00	$11,808							$18.00	$11,808
92		3 5/8" top tracks 20GA; 12'	41	0%	41	PCs	$9.36	$384							$9.36	$384
93	-	Frame up the 3 5/8" metal studs w/top & bottom runners @ 16" oc	73612	0%	73612	SF			CARP	$90	0.040	2945	$3.60	$265,050	$3.60	$265,050
93	-	2 1/2" metal studs 20GA; 4'	121	0%	121	PCs	$2.80	$339							$2.80	$339
94		2 1/2" metal studs 20GA; 16'	20	0%	20	PCs	$11.20	$224							$11.20	$224
95	-	2 1/2" bottom tracks 20GA; 12'	12	0%	12	PCs	$7.80	$94							$7.80	$94
96	-	2 1/2" top tracks 20GA; 12'	10	0%	10	PCs	$7.80	$78							$7.80	$78
97	-	Frame up the 2 1/2" metal studs w/top & bottom runners @ 16" oc	432	0%	432	SF			CARP	$90	0.040	18	$3.75	$1,620	$3.75	$1,620
		4														
97	-	6" CH Metal studs 20GA; 16'	1071	0%	1071	PCs	$26.40	$28,274							$26.40	$28,274
98	-	6" CH Metal studs 20GA; 18'	37	0%	37	PCs	$29.70	$1,099							$29.70	$1,099
98	-	6" J runner bottom tracks 20GA; 12'	91	0%	91	PCs	$17.28	$1,572							$17.28	$1,572
99	-	6" J runner top tracks 20GA; 12'	91	0%	91	PCs	$17.28	$1,572							$17.28	$1,572
100	-	Frame up the 6" CH metal studs w/top & bottom runners @ 16" oc	9561	0%	9561	SF			CARP	$90	0.050	479	$4.51	$43,110	$4.51	$43,110
100	-	4" CH Metal studs 20GA; 16'	160	0%	160	PCs	$19.52	$3,123							$19.52	$3,123
101	-	4" CH Metal studs 20GA; 18'	56	0%	56	PCs	$21.96	$1,230							$21.96	$1,230
102	-	4" J runner bottom tracks 20GA; 12'	19	0%	19	PCs	$13.20	$251							$13.20	$251
103	-	4" J runner top tracks 20GA; 12'	19	0%	19	PCs	$13.20	$251							$13.20	$251
104	-	Frame up the 4" CH metal studs w/top & bottom runners @ 16" oc	1916	0%	1916	SF			CARP	$90	0.050	96	$4.51	$8,640	$4.51	$8,640
104	-	4" metal studs 20GA ; 16'	1966	0%	1966	PCs	$14.40	$28,310							$14.40	$28,310
105	-	4" bottom track 20GA; 12'	156	0%	156	PCs	$10.56	$1,647							$10.56	$1,647
106	-	4" top track 20GA; 12'	156	0%	156	PCs	$10.56	$1,647							$10.56	$1,647
107	-	Frame up the 4" metal studs w/top & bottom runners @ 16" oc	16894	0%	16894	SF			CARP	$90	0.040	676	$3.60	$60,840	$3.60	$60,840
108	-	7/8" Hat channel - 16'	126	0%	126	PCs	$10.72	$1,351							$10.72	$1,351
109	-	Frame up 7/8" hat channels @ 16" oc	1516	5%	1592	SF			CARP	$90	0.015	24	$1.36	$2,160	$1.36	$2,160
110	-	16GA Flat strap blockings	3981	5%	4180	LF	$3.60	$15,048	CARP	$90	0.040	168	$3.62	$15,120	$7.22	$30,168
111	-	Allowances for box headers - no details	1	0%	1	LS	$10,000.00	$10,000	CARP	$90	200.000	200	$18,000.00	$18,000	$28,000.00	$28,000
		SHAFT HORIZONTAL ASSEMBLIES														
112	-	Frame up the 4" ch metal studs at horizontal assemblies	1595	5%	1675	SF			CARP	$90	0.078	131	$7.04	$11,790	$7.04	$11,790
113	-	4" CH Metal Studs; 10'	120	0%	120	PCs	$19.52	$2,342							$19.52	$2,342
114	-	4" J runner tracks 20GA; 12'	55	0%	55	PCs	$13.20	$725							$13.20	$725
		Bridge Framing														
115	-	Frame up the bridge wall framing @ 16" oc	245	5%	257	LF.Wall			CARP	$90	0.400	103	$36.03	$9,270	$36.03	$9,270
116	-	362S162-54 metal studs ; 4'	204	0%	204	PCs	$8.40	$1,709							$8.40	$1,709
117	-	362T150-54 bottom track; 12'	21	0%	21	PCs	$24.12	$507							$24.12	$507
118	-	362T150-54 top track; 12'	21	0%	21	PCs	$24.12	$507							$24.12	$507
119	-	2-362S162-54 Box header metal studs ; 12'	245	5%	257	LF	$4.20	$1,080	CARP	$90	0.100	26	$9.10	$2,340	$13.30	$3,420
		Bridge Framing D16/S-911														
120	-	Frame up the S400S162-54 bridge ceiling framing @ 16" oc	459	5%	482	SF			CARP	$90	0.070	34	$6.34	$3,060	$6.34	$3,060
121	-	400S162-54 metal studs ; 8'	53	0%	53	PCs	$20.80	$1,098							$20.80	$1,098
122	-	400T150-54 perimter track; 12'	12	0%	12	PCs	$30.48	$366							$30.48	$366
		FE Cabinets														
123	-	Frame up the FE Cabinets	52	0%	52	EA	$100.00	$5,200	CARP	$90	1.000	52	$90.00	$4,680	$190.00	$9,880
		Wood/metal soffit framing														
	-	**MP-2 (1)**	**760**													
124	-	6" Steel Studs @ 16" OC (Assumed 16GA)	760	5%	798	SF	$3.00	$2,394	CARP	$90	0.080	64	$7.22	$5,760	$10.22	$8,154
	-	**MP-8 (1)**	**403**													
125	-	6" Steel Studs @ 16" OC (Assumed 16GA)	403	5%	424	SF	$3.00	$1,271	CARP	$90	0.080	34	$7.22	$3,060	$10.22	$4,331
126	-	Frame up the S400S162-54 bridge ceiling framing @ 16" oc	459	5%	482	SF			CARP	$90	0.070	34	$6.34	$3,060	$6.34	$3,060
127	-	400S162-54 metal studs ; 4'	84	0%	84	PCs	$10.40	$869							$10.40	$869
128	-	400T150-54 perimter track; 12'	15	0%	15	PCs	$30.48	$457							$30.48	$457
	-	**MPC-1 (1)**	**581**													
129	-	6" Steel Studs @ 16" OC (Assumed 16GA)	581	5%	610	SF	$3.00	$1,831	CARP	$90	0.080	49	$7.23	$4,410	$10.23	$6,241
	-	**WDC-1**	**1973**													
130	-	6" Steel Studs @ 16" OC (Assumed 16GA)	1973	5%	2072	SF	$3.00	$6,215	CARP	$90	0.080	166	$7.21	$14,940	$10.21	$21,155
		Bracings														
131	-	4" x 16GA 400S162-54 - 6'	745	0%	745	EA	$15.60	$11,622	CARP	$90	0.200	149	$18.00	$13,410	$33.60	$25,032
132	-	250S125-43 Bracings - 16' Assumed - no locations defined in the plans based on section K11-S-922	350	0%	350	EA	$22.40	$7,840	CARP	$90	0.250	88	$22.63	$7,920	$45.03	$15,760
133	-	Lateral bracings	831	5%	873	LF	$2.50	$2,181	CARP	$90	0.040	35	$3.61	$3,150	$6.11	$5,331
		Soffit/Bulkhead Framings														
134	-	3 5/8" Metal Framing @ 16" OC ; 2'-0" High - 20GA	1062	5%	1115	Lf.soffit			CARP	$90	0.410	457	$36.90	$41,130	$36.90	$41,130
135	-	3 5/8" 20GA Metal Studs - 2'	797	0%	797	PCs	$1.60	$1,275							$1.60	$1,275
136	-	3 5/8" 20GA Metal Tracks, Top & Bottom - 12'	178	0%	178	PCs	$9.36	$1,666							$9.36	$1,666
137	-	3 5/8" Metal Framing @ 16" OC ; 4'-0" High - 20GA	11	5%	12	Lf.soffit			CARP	$90	0.560	7	$52.86	$630	$52.86	$630
138	-	3 5/8" 20GA Metal Studs - 4'	9	0%	9	PCs	$3.20	$29							$3.20	$29
139	-	3 5/8" 20GA Metal Tracks, Top & Bottom - 12'	2	0%	2	PCs	$9.36	$19							$9.36	$19
140	-	3 5/8" Metal Framing @ 16" OC ; 6'-0" High - 20GA	9	5%	10	Lf.soffit			CARP	$90	0.670	7	$65.36	$630	$65.36	$630
141	-	3 5/8" 20GA Metal Studs - 6'	7	0%	7	PCs	$4.80	$34							$4.80	$34
142	-	3 5/8" 20GA Metal Tracks, Top & Bottom - 12'	2	5%	2	PCs	$9.36	$20							$9.36	$20
143	-	3 5/8" Metal Framing @ 16" OC ; 8'-0" High - 20GA	21	10%	23	Lf.soffit			CARP	$90	1.000	24	$93.11	$2,160	$93.11	$2,160
144	-	3 5/8" 20GA Metal Studs - 8'	16	5%	17	PCs	$6.40	$108							$6.40	$108
145	-	3 5/8" 20GA Metal Tracks, Top & Bottom - 12'	4	5%	4	PCs	$9.36	$39							$9.36	$39
		Ceiling Suspension System														
146	-	3 5/8" Metal Studs @ 16" OC	5990	5%	6290	SF	$0.70	$4,403	CARP	$90	0.060	378	$5.41	$34,020	$6.11	$38,423
		Layout														
147	-	Layout of walls	15128	5%	15884	LF.Wall			CARP	$90	0.035	556	$3.15	$50,040	$3.15	$50,040
		Allowances														
148	-	Allowances for installation of inwall brackets Locations not defined, only allowances	1	0%	1	LS	**Owner supplied**		CARP	$90	150.000	150	$13,500.00	$13,500	$13,500.00	$13,500
149	-	Allowances for screws etc & small tools, clips	1	0%	1	LS	$15,000.00	$15,000							$15,000.00	$15,000
150	-	Delegated design	1	0%	1	LS	$40,000.00	$40,000							$40,000.00	$40,000
		Subtotal (Metals)			**Total Material Cost:**			**$461,394**			**Total Labor Cost:**			**$772,020**		**$1,233,414**

DIVISION 06 - WOOD, PLASTIC & COMPOSITE

		Blockings														
151	-	Shim Blockings	2069	5%	2172	LF			CARP	$90	0.025	55	$2.28	$4,950	$2.28	$4,950
152	-	2"x16'-0" Shim Blockings #2 SYP	130	0%	130	PCs	$10.40	$1,352							$10.40	$1,352
		Operable Partitions														
153	-	2x8 Blockings	40	5%	42	LF			CARP	$90	0.025	2	$4.29	$180	$4.29	$180
154	-	2x4 Blockings	33	5%	35	LF			CARP	$90	0.025	1	$2.60	$90	$2.60	$90
155	-	2"x6"x16'-0" Blockings #2 SYP	3	0%	3	PCs	$10.40	$31							$10.40	$31
156	-	2"x4"x16'-0" Blockings #2 SYP	3	0%	3	PCs	$8.00	$24							$8.00	$24
		Roof														
157	-	1x8 PT Blockings	2277	5%	2391	LF			CARP	$90	0.025	60	$2.26	$5,400	$2.26	$5,400
158	-	2x Parapet blockings	2188	5%	2297	LF			CARP	$90	0.025	58	$2.27	$5,220	$2.27	$5,220

159	-	1"x8"x16'-0" Blockings #2 SYP	143	0%	143	PCs	$21.60	$3,089							$21.60	$3,089
160	-	2"x7x16'-0" Blockings #2 SYP	137	0%	137	PCs	$8.00	$1,096							$8.00	$1,096
		Casework & Specialities & Misc														
161	-	2x Blockings	32746	5%	34383	LF			CARP	$90	0.025	860	$2.25	$77,400	$2.25	$77,400
162	-	2"x7x16'-0" Blockings #2 SYP	2047	0%	2047	PCs	$10.40	$21,289							$10.40	$21,289
		Jambs & Sill														
163	-	2x Blockings	7627	5%	8008	LF			CARP	$90	0.025	201	$2.26	$18,090	$2.26	$18,090
164	-	2"x7x16'-0" Blockings #2 SYP	477	0%	477	PCs	$10.40	$4,961							$10.40	$4,961
		Sheathing														
165	-	1/2" FRT Plywood Sheathing	4624	5%	4855	LF	$2.79	$13,546	CARP	$90	0.020	98	$1.82	$8,820	$4.61	$22,366
166	IDF/ELEC	1/2" FRT Plywood Sheathing	5646	5%	5928	SF	$2.79	$16,540	CARP	$90	0.020	119	$1.81	$10,710	$4.60	$27,250
		Subtotal (Wood, Plastic & Composite)			**Total Material Cost:**			**$61,928**			**Total Labor Cost:**			**$130,860**		**$192,788**

DIVISION 07- THERMAL & MOISTURE PROTECTION

		Insulations															
		Walls insulations															
167	-	5 1/2" GFB-1 glass-fiber blanket unfaced insulations	53303	5%	55968	SF	$1.08	$60,281	CARP	$90	0.010	560	$0.90	$50,400	$1.98	$110,681
168	-	1" Sound attenuation blanket	20207	5%	21217	SF	$1.25	$26,450	CARP	$90	0.010	213	$0.90	$19,170	$2.15	$45,620
169	-	3 1/2" Sound attenuation blanket	98606	5%	103536	SF	$0.79	$81,794	CARP	$90	0.010	1036	$0.90	$93,240	$1.69	$175,034
170	-	5 1/2" Sound attenuation blanket	16796	5%	17636	SF	$0.96	$16,930	CARP	$90	0.010	177	$0.90	$15,930	$1.86	$32,860
		Door frame insulations															
171	-	1" Sound attenuation blanket	5400	5%	5670	LF	$2.90	$16,443	CARP	$90	0.015	86	$1.37	$7,740	$4.27	$24,183
		Ceilings															
172	-	3 1/2" GFB-1 glass-fiber blanket unfaced insulations	1745	5%	1832	SF	$1.02	$1,869	CARP	$90	0.011	21	$1.03	$1,890	$2.05	$3,759
173	-	5 1/2" GFB-1 glass-fiber blanket unfaced insulations	1745	5%	1832	SF	$1.08	$1,973	CARP	$90	0.011	21	$1.03	$1,890	$2.11	$3,863
		Head Conditions															
174	-	Joint firestopping system	13966	5%	14664	LF	$0.85	$12,465	CARP	$90	0.015	220	$1.35	$19,800	$2.20	$32,265
175	-	Wool insulations @ fill in empty space above track	6983	5%	7332	LF	$1.00	$7,332	CARP	$90	0.015	110	$1.35	$9,900	$2.35	$17,232
176	-	2" wide straps	13966	5%	14664	LF	$0.90	$13,198	CARP	$90	0.010	147	$0.90	$13,230	$1.80	$26,428
		Weather Barriers															
177	-	Fire-retardant, reinforced-polyetheylene vapor barrier	43230	5%	45392	SF	$0.21	$9,532	CARP	$90	0.006	273	$0.54	$24,570	$0.75	$34,102
178	-	Fluid-applied membrane air barrier	13986	5%	14685	SF	$1.64	$24,084	CARP	$90	0.020	294	$1.80	$26,460	$3.44	$50,544
		Caulking & Sealant															
179	-	Fire caulking	8583	5%	9012	LF	$1.10	$9,913	CARP	$90	0.020	181	$1.81	$16,290	$2.91	$26,203
180	-	Acoustic joint sealant	36264	5%	38077	LF	$0.56	$21,323	CARP	$90	0.010	381	$0.90	$34,290	$1.46	$55,613
181	-	2 Beads of acoustical joint sealant at runner	14519	5%	15245	LF	$0.60	$9,147	CARP	$90	0.015	229	$1.35	$20,610	$1.95	$29,757
182	-	1/2" Sealant	14519	5%	15245	LF	$0.50	$7,622	CARP	$90	0.010	153	$0.90	$13,770	$1.40	$21,392
		Subtotal (Thermal & Moisture Protection)			**Total Material Cost:**			**$320,357**			**Total Labor Cost:**			**$369,180**		**$689,537**

DIVISION 08- OPENINGS

		Doors frames															
183	-	Install single hollow metal frame	180	0%	180	EA	**Owner supplied**		CARP	$90	1.500	270	$135.00	$24,300	$135.00	$24,300
184	-	Install double hollow metal frame	60	0%	60	EA	**Owner supplied**		CARP	$90	2.000	120	$180.00	$10,800	$180.00	$10,800
185	-	Receiving and unloading	240	0%	240	EA	**Owner supplied**		CARP	$90	0.500	120	$45.00	$10,800	$45.00	$10,800
		FE Cabinets															
186	-	Install FE Cabinets	52	0%	52	EA	**Owner supplied**		CARP	$90	1.500	78	$135.00	$7,020	$135.00	$7,020
		Vent & Access Hatch															
187	-	Access panels 24"x24" - wall panels	18	0%	18	EA	**Owner supplied**		CARP	$90	1.500	27	$135.00	$2,430	$135.00	$2,430
188	-	Access panels 12"x24" - ceilings panels - assumed	20	0%	20	EA	**Owner supplied**		CARP	$90	1.500	30	$135.00	$2,700	$135.00	$2,700
		Subtotal (Openings)			**Total Material Cost:**			**$0**			**Total Labor Cost:**			**$58,050**		**$58,050**

DIVISION 09- FINISHES

		Wall Sheetrock summary															
		Hanging															
189	-	5/8" Type X MR gypsum board	48838	5%	51280	SF	$0.67	$34,101	Drywaller	$90	0.013	641	$1.13	$57,690	$1.79	$91,791
190	-	5/8" Glass-mat gypsum sheathing	13880	5%	14574	SF	$0.98	$14,283	Drywaller	$90	0.013	183	$1.13	$16,470	$2.11	$30,753
191	-	5/8" Gypsum board	34471	5%	36195	SF	$0.56	$20,269	Drywaller	$90	0.013	453	$1.13	$40,770	$1.69	$61,039
192	-	5/8" Gypsum board-hidden	39145	5%	41102	SF	$0.56	$23,017	Drywaller	$90	0.013	514	$1.13	$46,260	$1.69	$69,277
193	-	5/8" Type X gypsum board	248124	5%	260530	SF	$0.58	$151,108	Drywaller	$90	0.013	3257	$1.13	$293,130	$1.71	$444,238
194	-	1" Shaftliner board	20207	5%	21217	SF	$1.45	$30,765	Drywaller	$90	0.025	531	$2.25	$47,790	$3.70	$78,555
195	-	5/8" Type X MR gypsum board-hidden	520	5%	546	SF	$0.67	$366	Drywaller	$90	0.013	7	$1.15	$630	$1.82	$996
196	-	5/8" Type X gypsum board-hidden	54736	5%	57473	SF	$0.58	$33,334	Drywaller	$90	0.013	719	$1.13	$64,710	$1.71	$98,044
197	-	5/8" Glass mat water resistant gypsum tile board	4419	5%	4640	SF	$1.67	$7,744	Drywaller	$90	0.013	58	$1.13	$5,220	$2.79	$12,964
		Finishes															
198	-	Level 01 drywall finish	184536	5%	193763	SF	$0.15	$29,064	Finisher	$84	0.005	969	$0.42	$81,396	$0.57	$110,460
199	-	Level 02 drywall finish	4419	5%	4640	SF	$0.18	$835	Finisher	$84	0.008	38	$0.69	$3,192	$0.87	$4,027
200	-	Level 04 drywall finish	42534	5%	44661	SF	$0.29	$12,952	Finisher	$84	0.010	447	$0.84	$37,548	$1.13	$50,500
201	-	Level 05 drywall finish	232851	5%	244494	SF	$0.50	$122,247	Finisher	$84	0.015	3668	$1.26	$308,112	$1.76	$430,359
		Material Breakdown															
202	-	Drywall Pcs to Calculate the Screws/Mud/Tape	14511	0%	14511	PC											
203	-	#6 x 1-1/4 in. Philips Bugle-Head Coarse Thread Sharp Point Drywall Screws (1 lb./Pack)	4905	0%	4905	BOX											
204	-	3.5 Gal. All-Purpose Pre-Mixed Joint Compound	1235	0%	1235	GA											
205	-	250 ft. Drywall Joint Tape	1393	0%	1393	ROLLS											

3.4 FINISHING OF GYPSUM BOARD

Tape and finish gypsum board in accordance with ASTM C840, GA 214 and GA 216. Finish plenum areas above ceilings to Level 1 in accordance with GA 214. Finish water resistant gypsum backing board, ASTM C1396/C1396M, to receive ceramic tile to Level 2 in accordance with GA 214. Finish walls and ceilings to receive a heavy-grade wall covering or heave textured finish before painting to Level 3 in accordance with GA 214. Finish walls and ceilings without critical lighting to receive flat paints, light textures, or wall coverings to Level 4 in accordance with GA 214. Unless otherwise specified, finish all gypsum board walls, partitions and ceilings to Level 5 in accordance with GA 214. Provide joint, fastener depression, and corner treatment. Tool joints as smoothly as possible to minimize sanding and dust. Do not use self-adhering fiber glass mesh tape with conventional drying type joint compounds; use setting or hardening type compounds only. Provide treatment for water-resistant gypsum board as recommended by the gypsum board manufacturer. Protect workers, building occupants, and HVAC systems from gypsum dust.

		Expansion Joint															
206	-	Drywall expansion joint	967	0%	967	EA	$7.50	$7,255	Finisher	$84	0.300	291	$25.27	$24,444	$32.77	$31,699
		Shaft horizontal Assemblies															
		Hanging															
207	-	1" Shaftliner board	1594	5%	1674	SF	$1.45	$2,427	Drywaller	$90	0.020	34	$1.83	$3,060	$3.28	$5,487
208	-	5/8" Type X MR gypsum board-hidden	3188	5%	3347	SF	$0.67	$2,243	Drywaller	$90	0.020	67	$1.80	$6,030	$2.47	$8,273
209	-	5/8" Type X gypsum board	1594	5%	1674	SF	$0.67	$1,121	Drywaller	$90	0.020	34	$1.83	$3,060	$2.50	$4,181
	-	Finishes															
210	-	Level 01 drywall finish	4782	5%	5021	SF	$0.15	$753	Finisher	$84	0.007	36	$0.60	$3,024	$0.75	$3,777
211	-	Level 05 drywall finish-***Not sure if required***	1594	5%	1674	SF	$0.50	$837	Finisher	$84	0.015	26	$1.30	$2,184	$1.80	$3,021
	-																
212	-	Drywall Pcs to Calculate the Screws/Mud/Tape	199	0%	199	PC											
213	-	#6 x 1-1/4 in. Philips Bugle-Head Coarse Thread Sharp Point Drywall Screws (1 lb./Pack)	67	0%	67	BOX											
214	-	3.5 Gal. All-Purpose Pre-Mixed Joint Compound	17	0%	17	GA											
215	-	250 ft. Drywall Joint Tape	19	0%	19	ROLLS											
	-																
		Ceilings Sheetrock summary															
		Hanging															
216	-	5/8" Type X MR gypsum board	1617	5%	1698	SF	$0.67	$1,129	Drywaller	$90	0.013	23	$1.22	$2,070	$1.88	$3,199
217	-	5/8" Type X gypsum board	6723	5%	7059	SF	$0.58	$4,094	Drywaller	$90	0.013	92	$1.17	$8,280	$1.75	$12,374
218	-	5/8" Glass-mat gypsum sheathing	985	5%	1034	SF	$0.98	$1,013	Drywaller	$90	0.013	14	$1.22	$1,260	$2.20	$2,273
		Finishes															
219	-	Level 05 drywall finish	8340	5%	8757	SF	$0.50	$4,379	Finisher	$84	0.015	132	$1.27	$11,088	$1.77	$15,467
		Material Breakdown															
220	-	Drywall Pcs to Calculate the Screws/Mud/Tape	261	0%	261	PC											
221	-	#6 x 1-1/4 in. Philips Bugle-Head Coarse Thread Sharp Point Drywall Screws (1 lb./Pack)	88	0%	88	BOX											
222	-	3.5 Gal. All-Purpose Pre-Mixed Joint Compound	22	0%	22	GA											
223	-	250 ft. Drywall Joint Tape	25	0%	25	ROLLS											
		Subtotal (Finishes)			**Total Material Cost:**			**$505,336**			**Total Labor Cost:**			**$1,067,418**		**$1,572,754**