



Brown & Root
INDUSTRIAL SERVICES, LLC.

Construction Estimate

City of Alpharetta Jail Refurbishment
2565 Old Milton Parkway, Alpharetta, Georgia 30009.

Proposal Submitted to:

Fulton County
Attn Freddie Robinson

March 10, 2022

Detailed Scope of Work

The Contractor shall perform all work as described below and per any attached specifications and drawings:

Includes:

- Repaint all previously painted surfaces to include doors, frames, walls including painted cove-base, CMU benches, CMU partitions, drywall/gyp board ceilings, metal pan ceilings, access panels, grilles, etc.
- Remove and replace existing carpet, VCT, transitions and cove base.
- Remove and replace all existing suspended acoustical ceiling systems.
- Install new concrete sealer atop existing concrete floors as per manufacturers installations instructions.
- Restoring proper plumbing operations to the facility by rebuilding the existing control valve assemblies serving the prisoner area plumbing fixtures, water closets, lavatories and showers.
- Remove and replace existing water closets, lavatory sinks and existing drinking fountain throughout the administrative areas and replacing the galvanized wall piping located in the riser room.
- Remove, relocate and reset existing furnishings and storage items.
- Allowance for electrical/low voltage investigations.
- Budget assumes all remaining systems are good operating condition.
- Anticipated construction schedule is 8 to 12 weeks.

Excludes:

- Excludes repair and replacement of mechanical and electrical systems, low voltage systems, lighting systems, etc. Repair and replacement of existing casework. Replacement of existing prisoner area bathroom fixtures, accessories, mirrors, etc. Replacement of mop sink faucet. Replacement of existing water heater. Replacement of existing shut off and bathroom isolation valves. Replacement of existing hot water circulation pump. Repairs and replacement of existing HVAC and control systems.

Our construction budget estimates are as follows:

General Requirements (Dumpsters, Toilets, Supervision, Etc.)	\$45,000.00
Painting (Walls, Ceilings, Doors, Etc.)	\$80,000.00
Replace Carpet, VCT & Cove Base (Admin Areas)	\$20,000.00
Strip and Reseal Concrete Floors (expecting \$15 to \$20 SF)	\$105,000.00 / \$140,000.00
Replace Acoustical Ceilings (Admin Areas)	\$20,000.00
Plumbing Repairs & Replacements	\$40,000.00
50K Allowance	\$50,000.00
Total	\$360,000.00 / \$395,000.00