

Bosun Hall Replacement - July 2018

Bosun Hall

Ground Floor	sqm	sqft
Auditorium	122.4	1309.68
Circulation	67.8	725.46
WC	42.9	459.03
Storage	7.2	77.04
Entry	8.9	95.23
Ticketing	3.1	33.17
kitchen	38.6	413.02
Net Floor Area ground floor	290.9	3112.63
Mezzanine		
Viewing area/ circulation/mechanical	54.1	578.87
Net Floor Area mezzanine	54.1	578.87
Stage		
Stage	45.1	482.57
Green Room	31.3	334.91
WC/ Change	7.8	83.46
Circulation	5.8	62.06
Storage	16.9	180.83
Net Floor Area stage	106.9	1143.83
Basement		
Storage	145.6	1557.92
Net Floor Area basement	145.60	1557.92
Net Floor Area Total (Interior)	597.50	6393.25
Gross Floor Area (Entire Building)	639.20	6839.44
Gross up (Walls, Stairwell, Circulation)	41.7	446.19
Gross up (%)	15%	15%
Exterior Deck - second level	14.3	153.01
Exterior Deck - main level	74.5	797.15
	88.8	950.16

Bosun Hall Cost Estimate

12-07-2018

Construction Costs			
Description	sqft	Rate	Total
Demolition (Existing Building)	3767	\$	60,000
mezzanine	583	\$ 100.00	\$ 58,300
main floor	4730	\$ 300.00	\$ 1,419,000
basement	1568	\$ 100.00	\$ 156,800
Outdoor Deck Space - main level	800	\$ 80.00	\$ 64,000
Exterior Balcony - second level	155	\$ 80.00	\$ 12,400
Subtotal		\$	1,710,500
Miscellaneous			
Lighting		\$	5,000
Sound		\$	5,000
Fixture, Fittings, equipment		\$	50,000.00
Subtotal		\$	60,000
Service Costs			
Description	Total		
Site Grading,surfacing, utilities, septic	\$ 50,000		
Architectural/Structural/ Mechanical/ Electrical	\$ 136,840		
Civil	\$ 5,000		
Survey	\$ 1,500		
Geotechnical	\$ 2,500		
Construction Contingency 10%	\$ 171,050		
Design Contingency 5%	\$ 85,525		
Subtotal	\$ 452,415		
Total Project Cost	\$ 2,222,915		

Note: This cost estimate assumes a variation of ±25%.
 Excludes - Off Site Infrastructure Upgrading / Financing
 Costs / Permits/ Taxes
 Assumptions - Annual Escalation < 4%

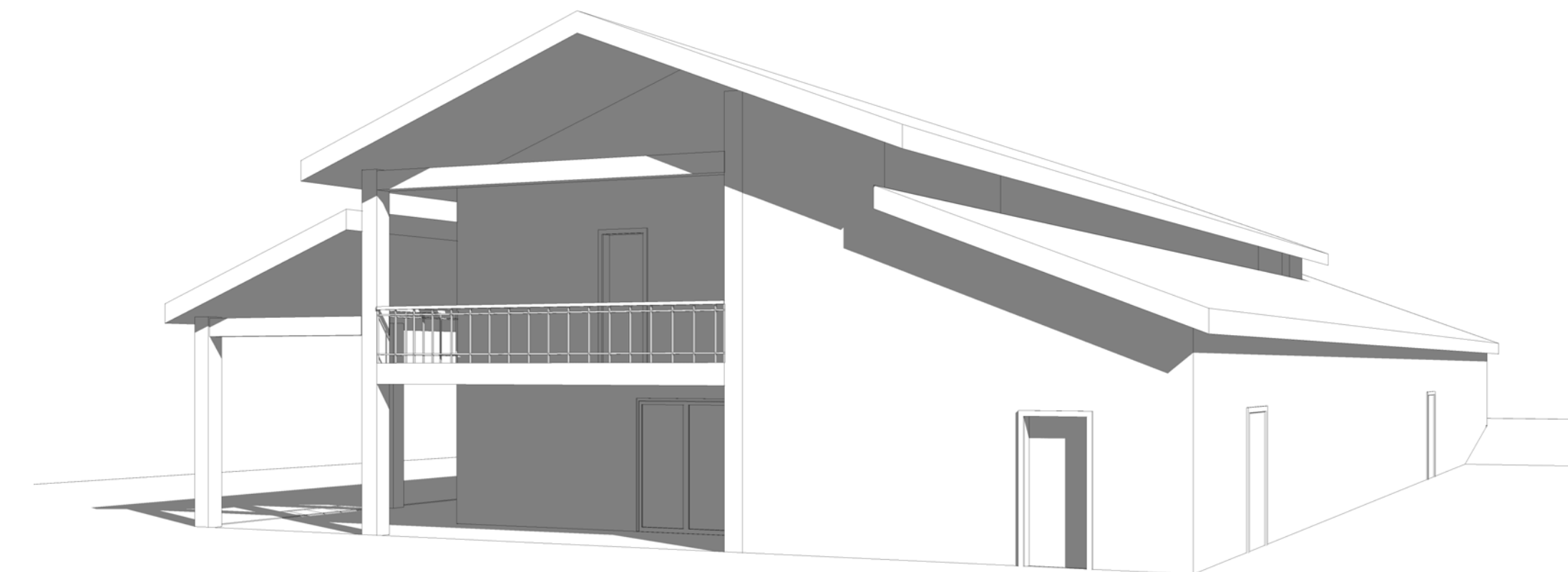
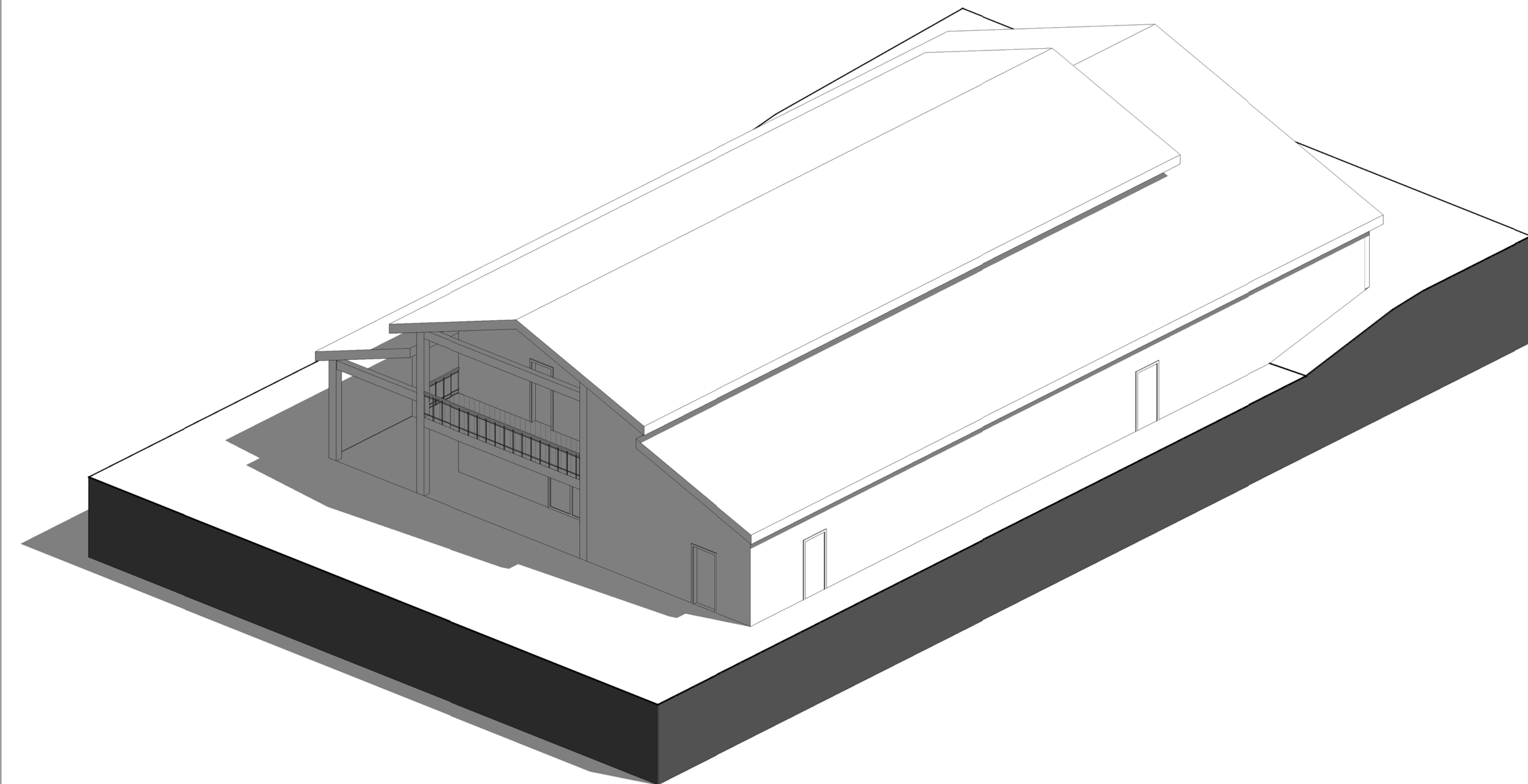
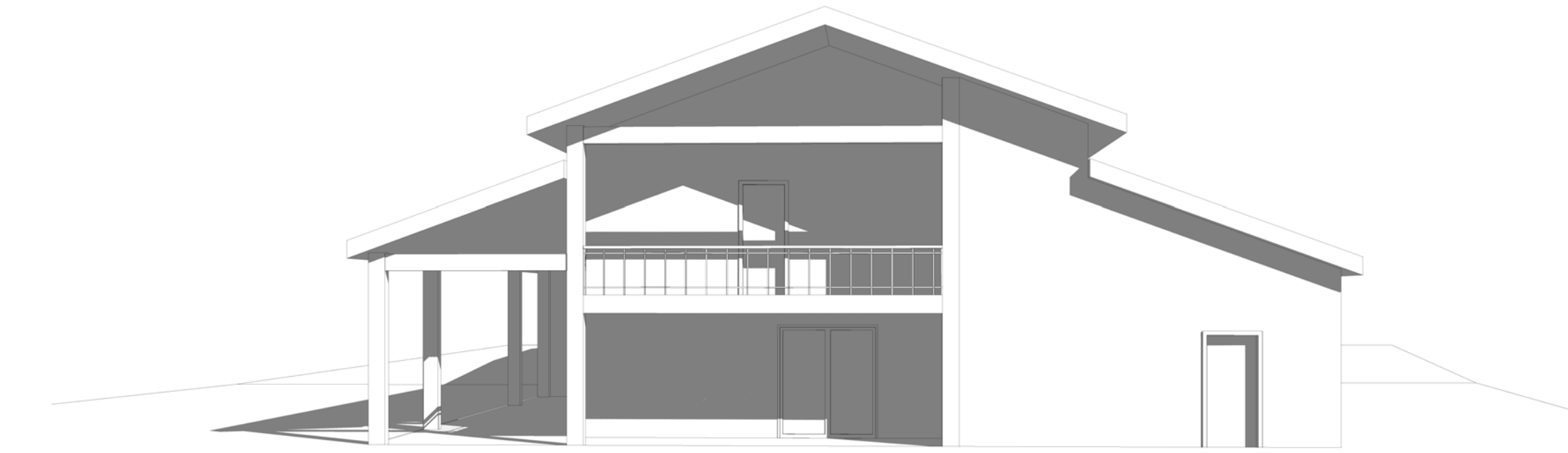
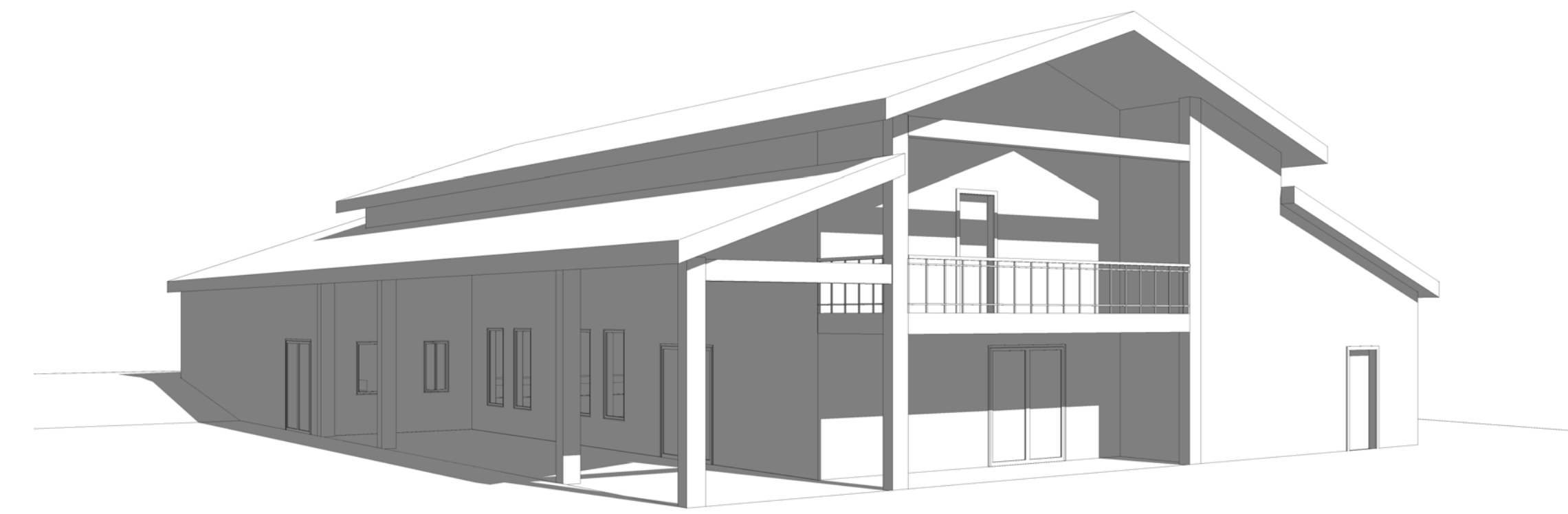
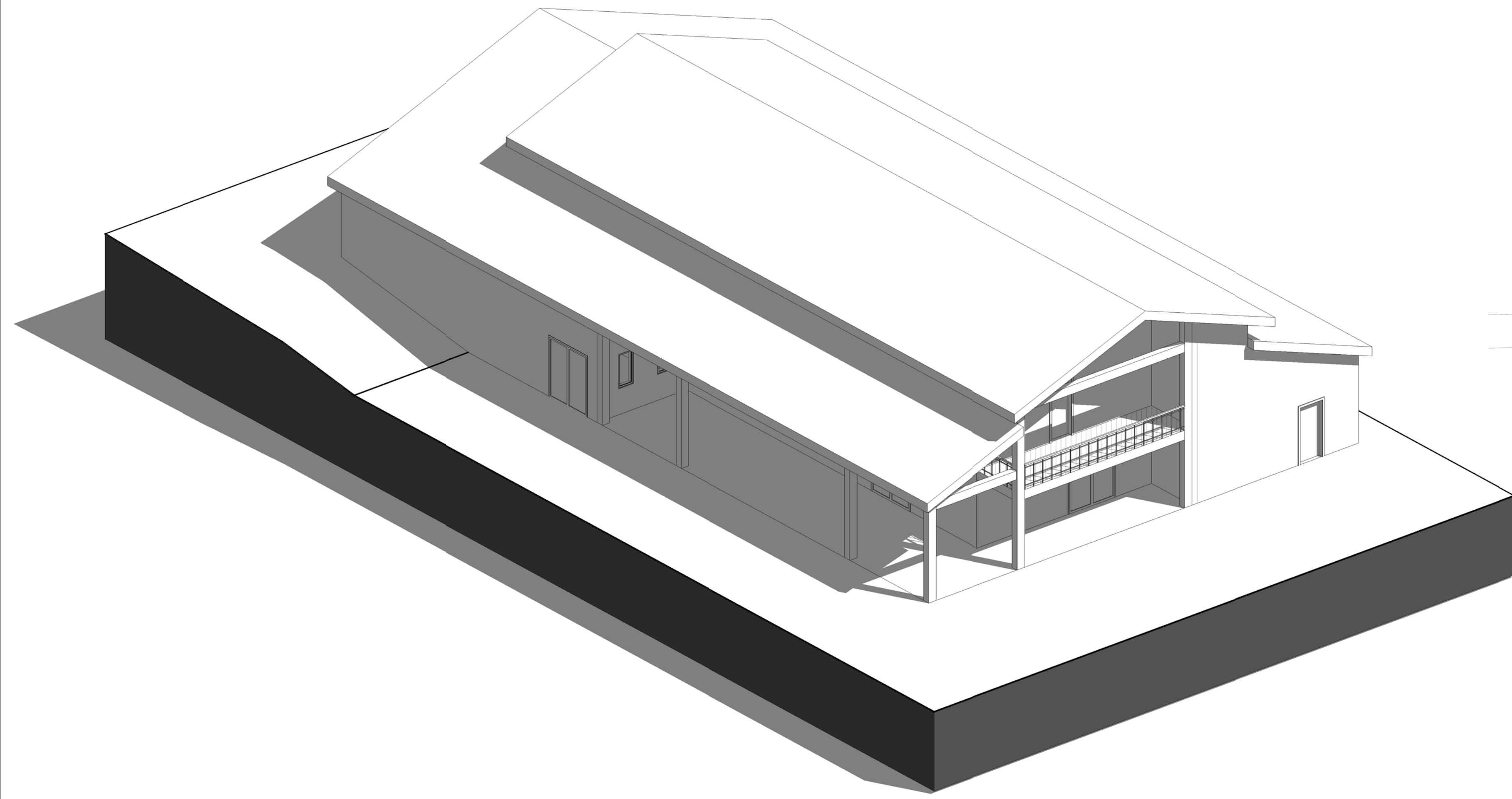


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BOSUN HALL

SCALE DATE
 2018-06-29



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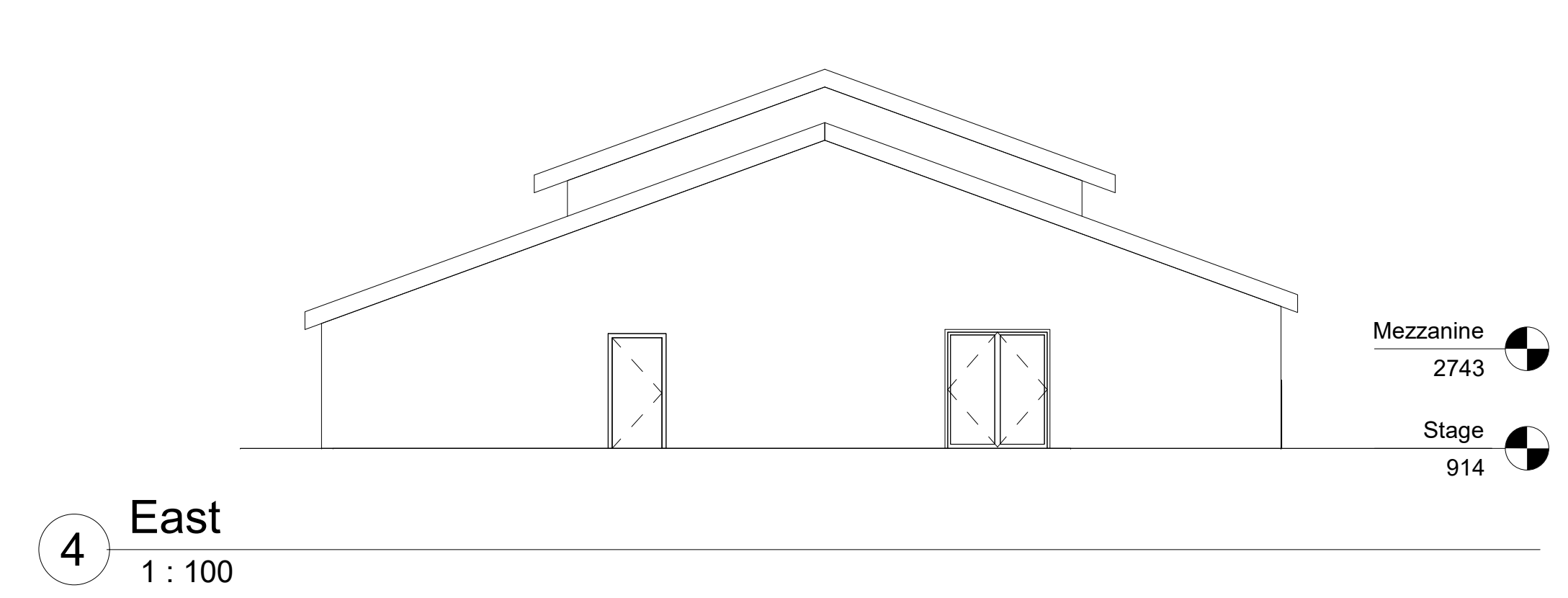
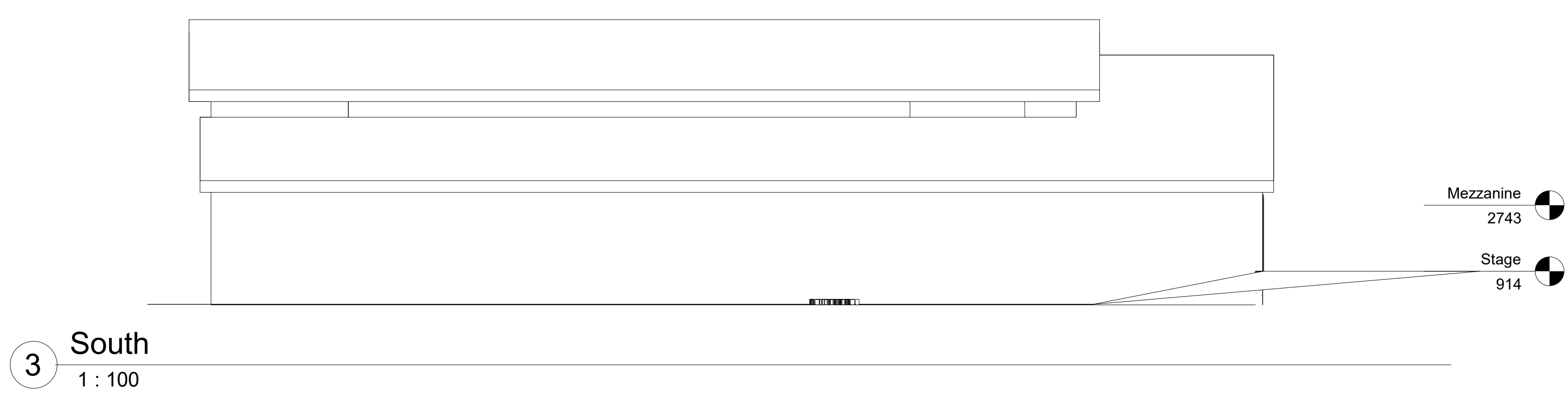
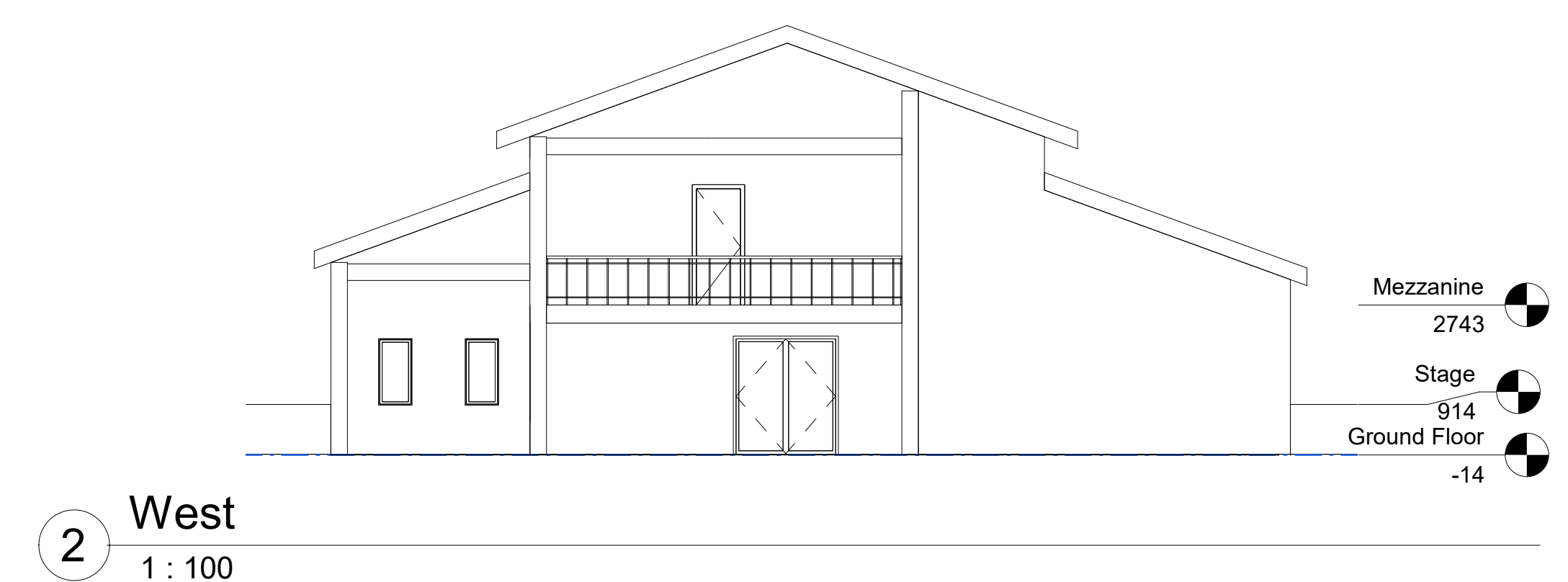
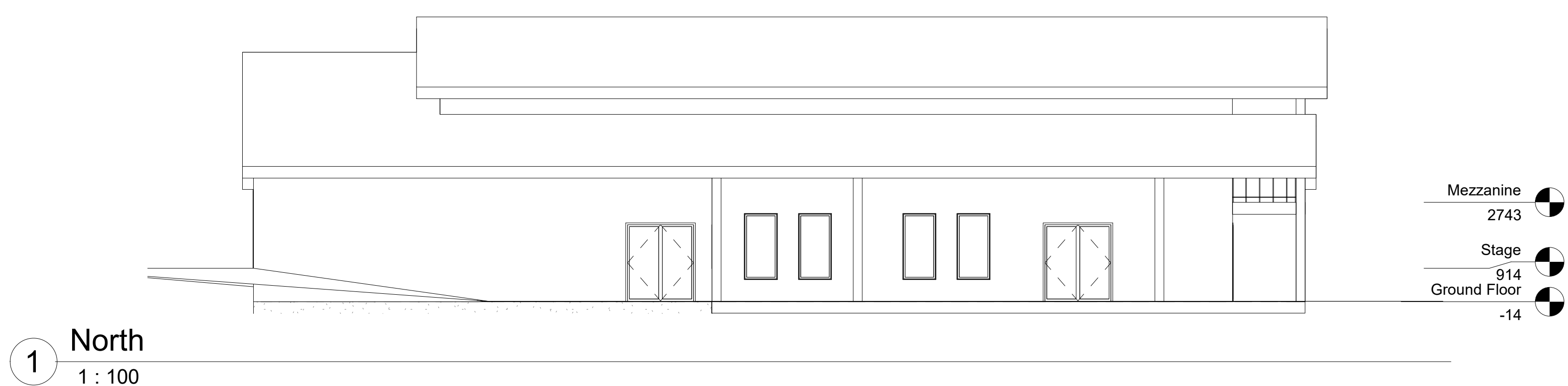
BOSUN HALL

SCALE	DATE
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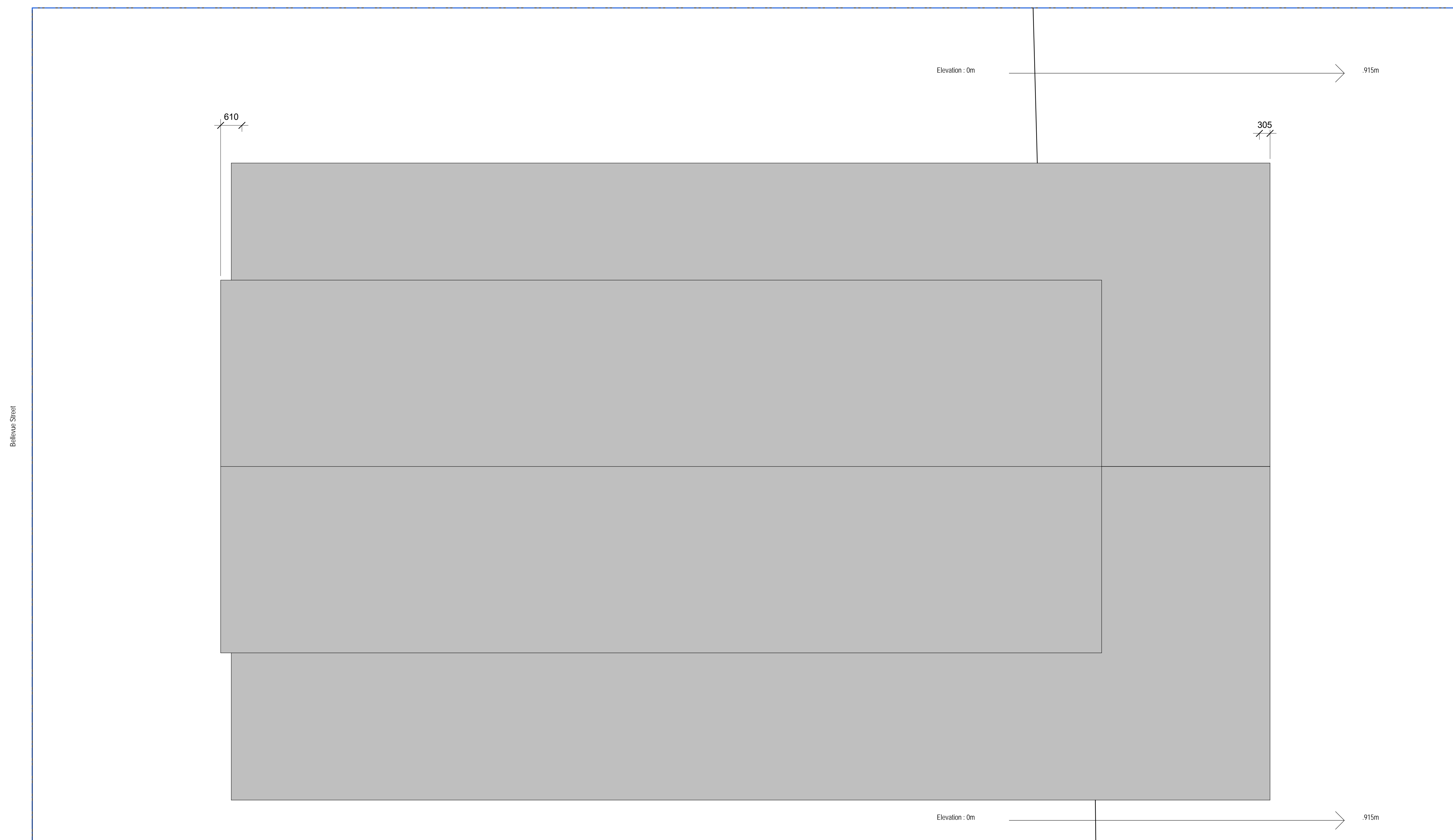
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As indicated	2018-06-29



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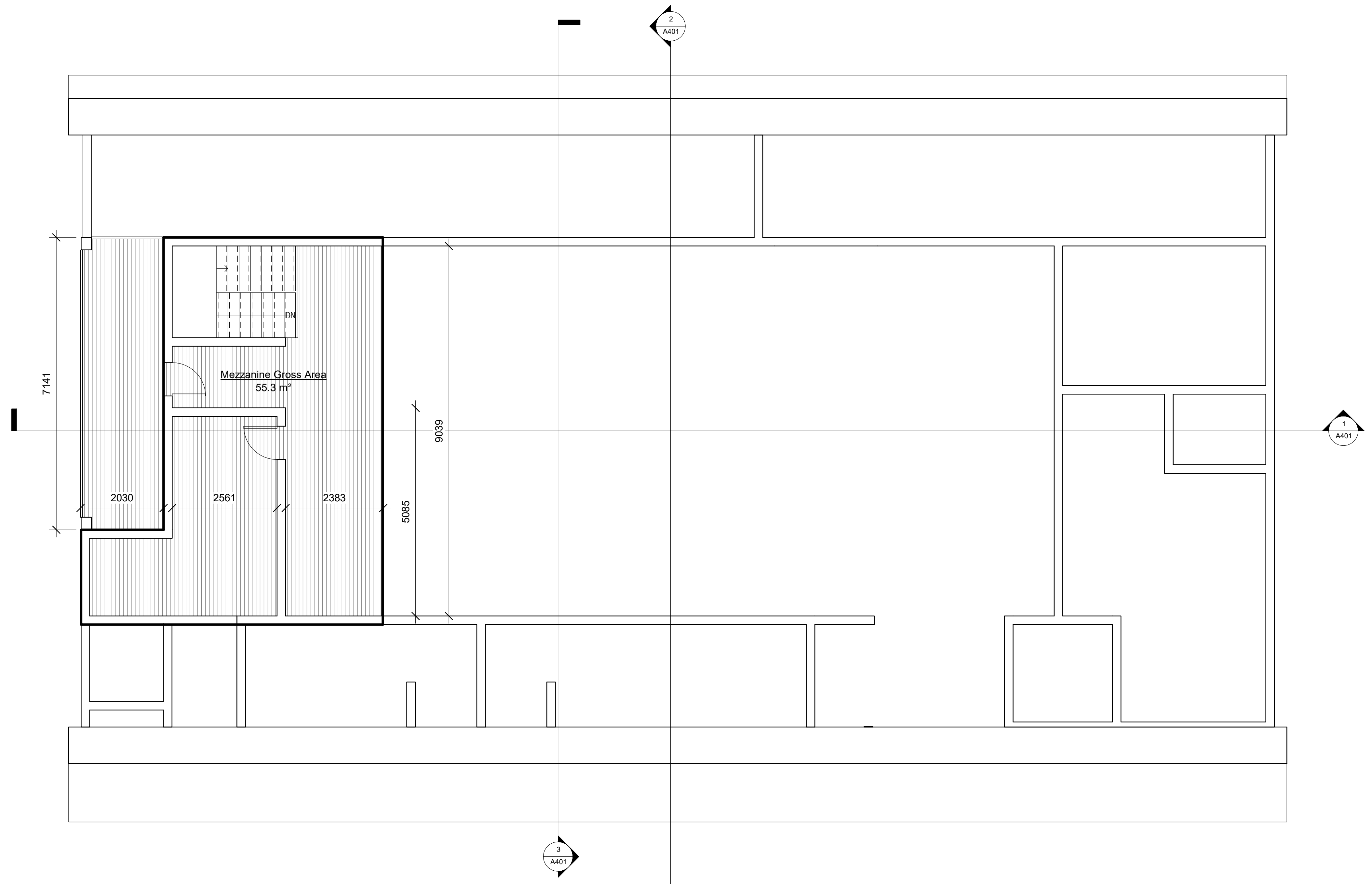


1 Roof Plan
 1 : 60

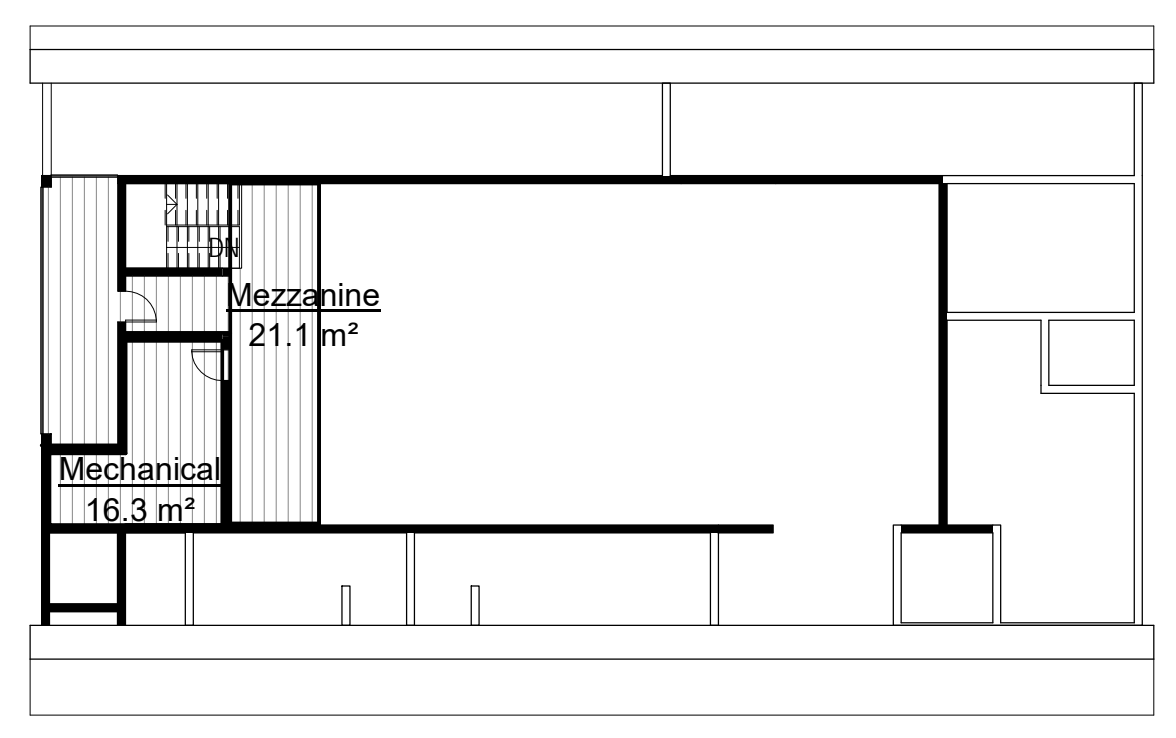
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SCALE	DATE
As indicated	2018-06-29

Legend
 Circulation : 4.2m² not including stairs
 Mechanical : 16.3m²
 Mezzanine : 21.1m²
 Outdoor Deck : 14.3m²
 Gross area : 55.3m²



1 Mezzanine
1 : 60

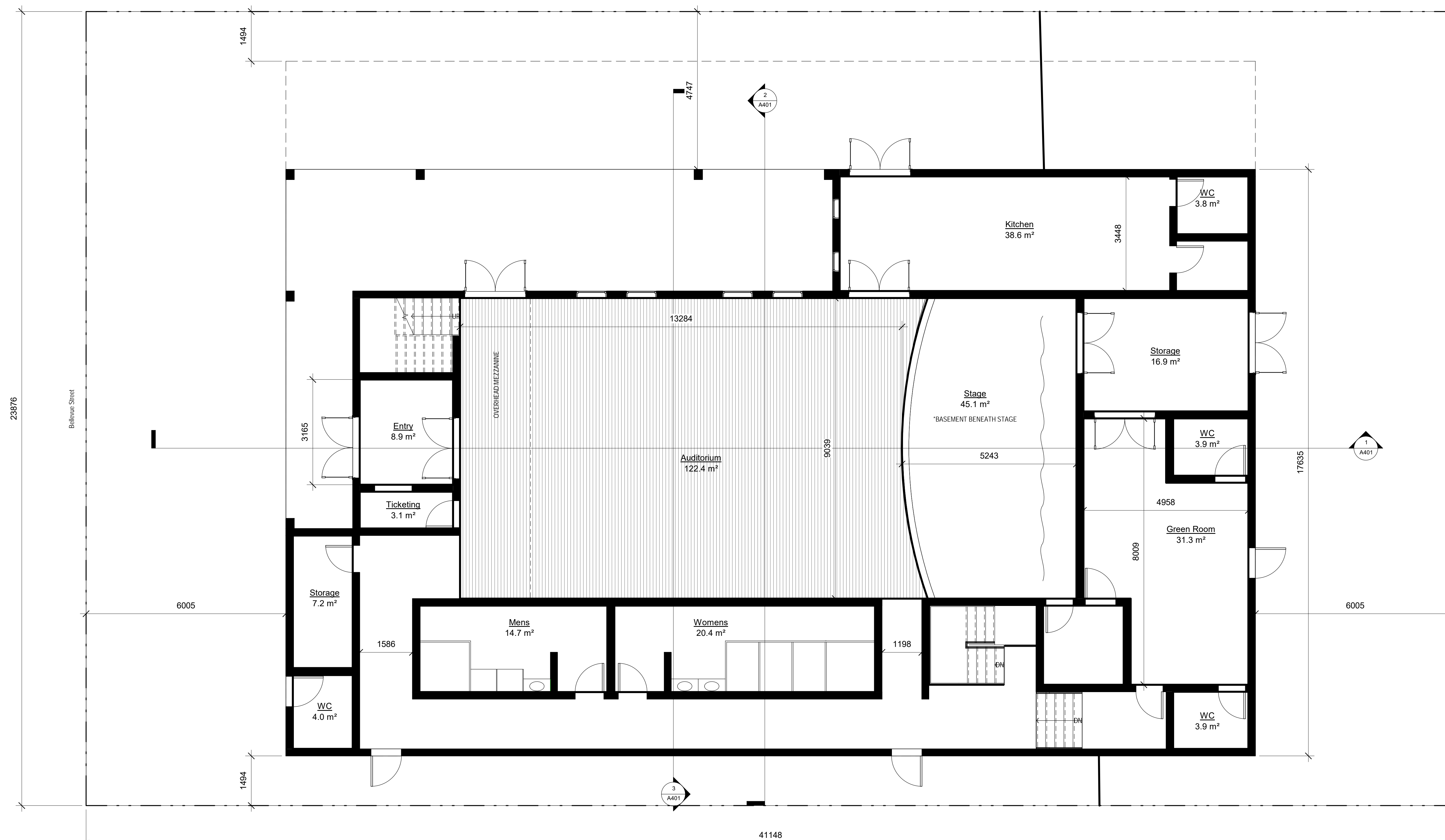


2 Mezzanine Floor Area
1 : 200

BOSUN HALL

SCALE 1 : 60
DATE 2018-06-29

Legend
Auditorium : 122.4m²
Circulation : 67.8m² + 5.8m² on stage level
Entry : 8.9m²
Green Room : 31.3m²
Outdoor Deck : 74.5m²
Kitchen : 38.6m²
Ticketing : 3.1m²
Stage : 45.1m²
Storage : 7.2m² + 16.9m² on stage level
WC : 4.0m² + 3.9m² + 3.8m² + 3.9m²
Gross area : 438.5m²



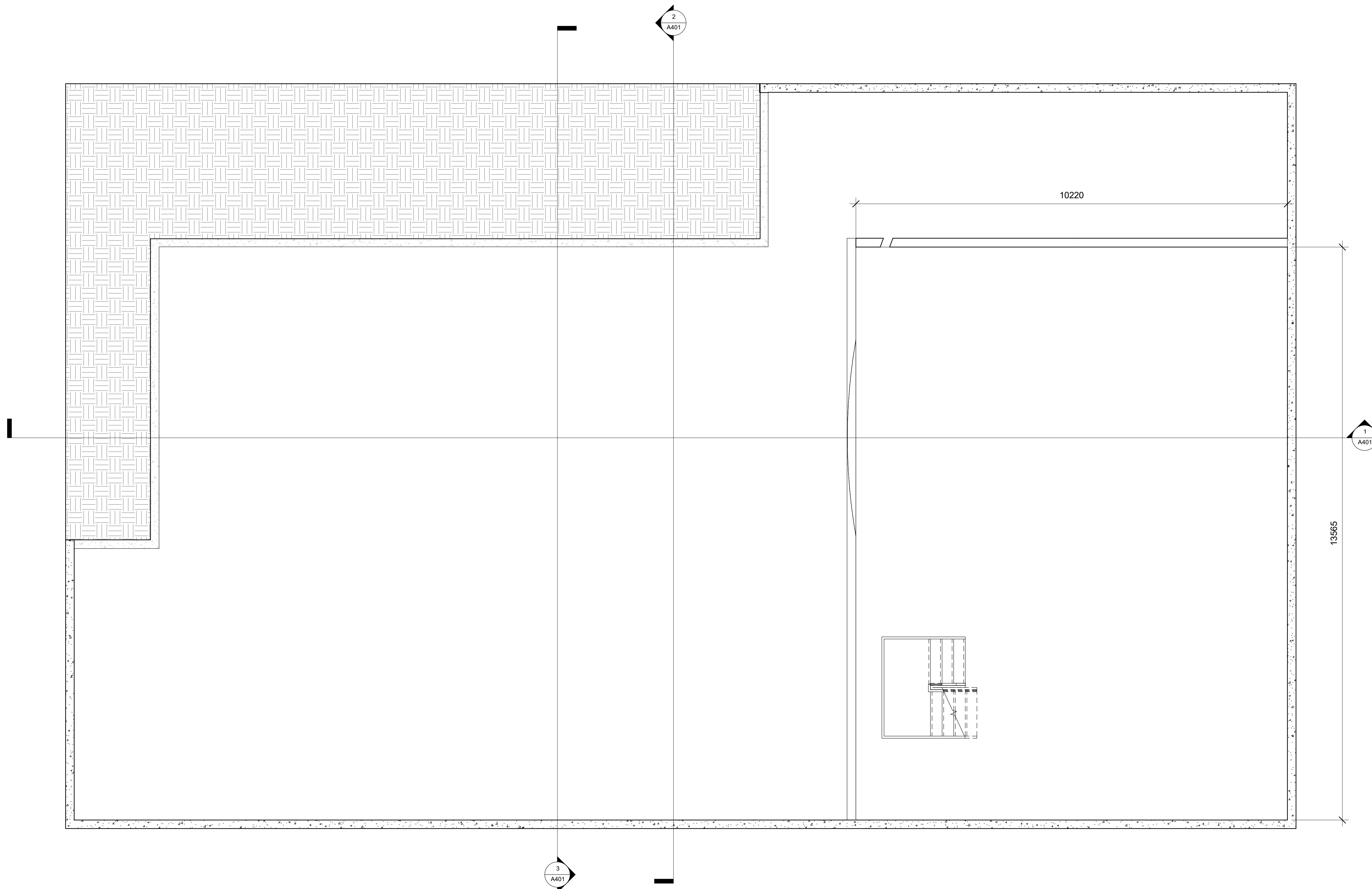
1 Ground Floor Area
1 : 60

STREET
SITE PARCEL
SETBACKS

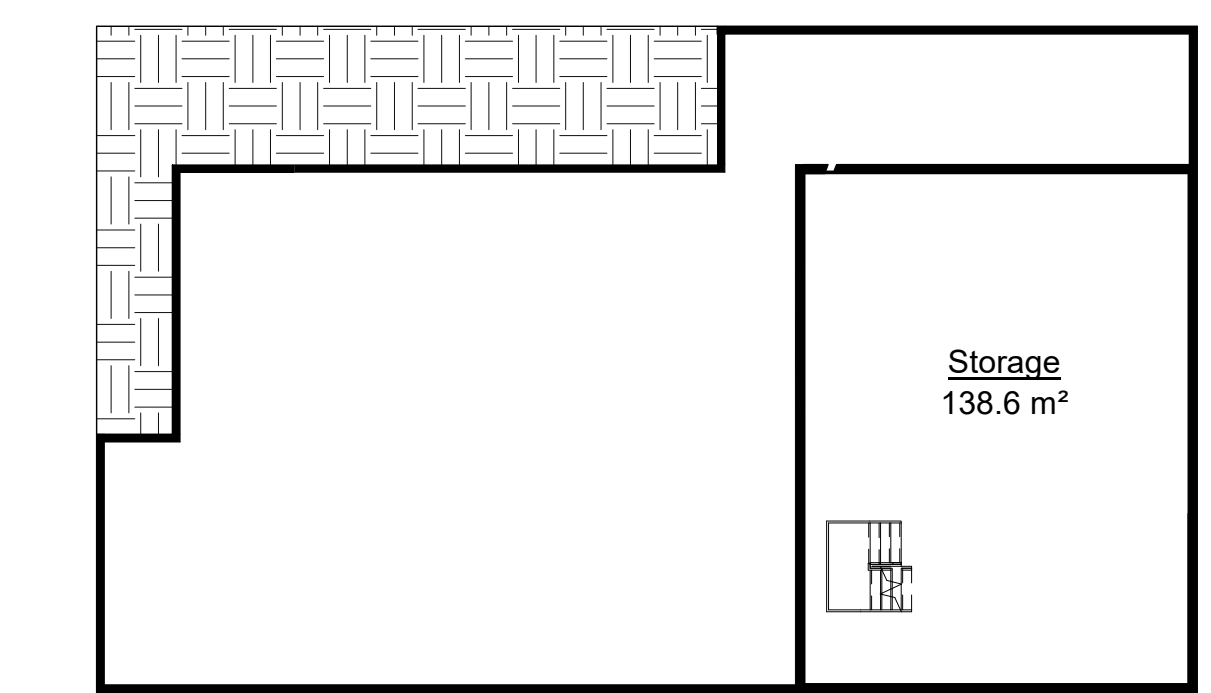
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SCALE	DATE
As indicated	2018-06-29

Legend
Storage : 138.6m²
Gross area : 143.6m²



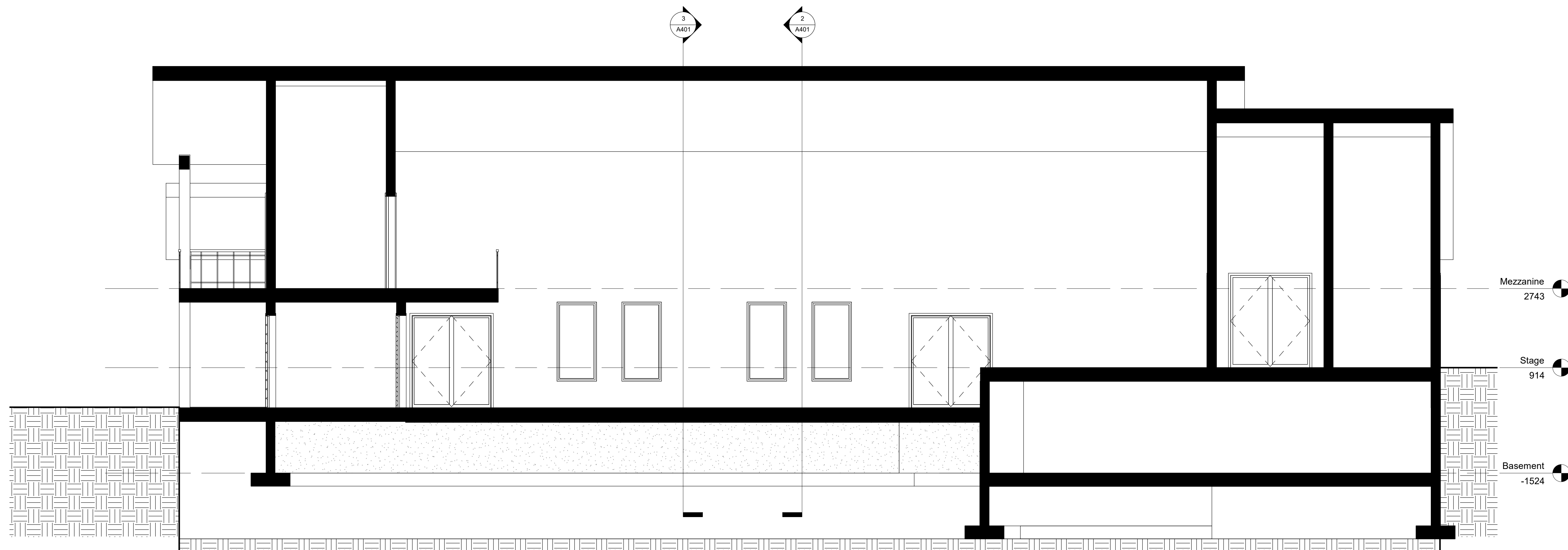
2 Basement
1 : 50



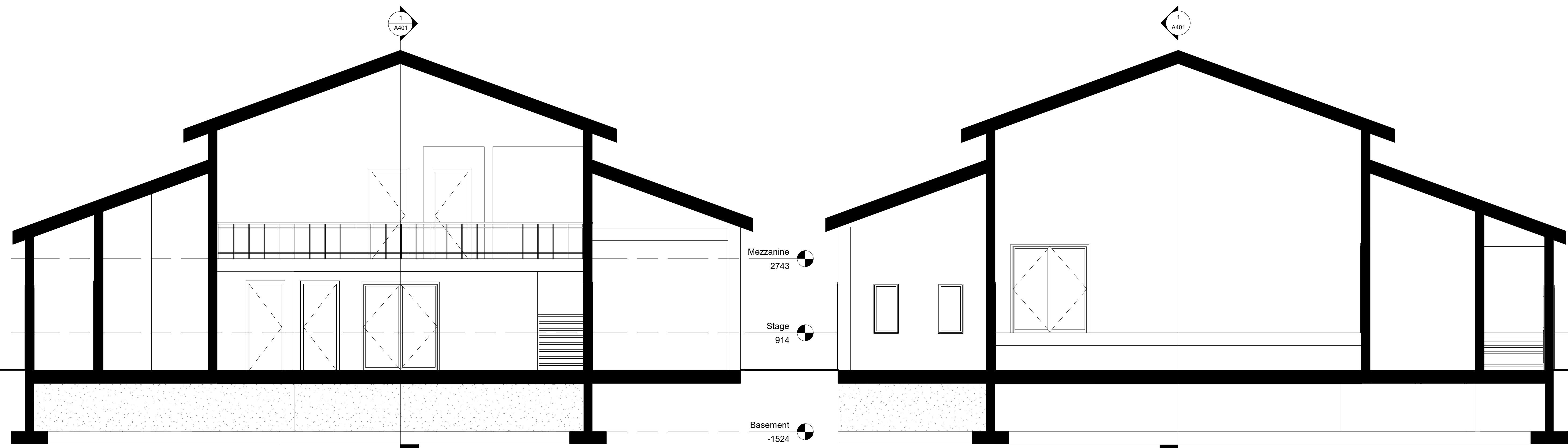
3 Basement
1 : 200

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SCALE 1 : 50
DATE 2018-06-29



1 Section 1
1 : 50



2 Section 2
1 : 50

3 Section 3
1 : 50