

**Fill Pile Appropriations, Expenditures, Encumbrances and Available Balance
August 2022 versus February 2023**

as of 8-2-2022

Funding Source	Appropriated	Expended	Encumbered	Available
Operating Budget (9/1/16 - 6/31/19)	\$918,791	\$918,791	\$0	\$0
Surplus Transfers (10/21)	\$9,885,000	\$2,903,464	\$328,370	\$6,653,166
Town Bonding (Town)	\$1,484,000	\$1,251,173	\$45,653	\$187,174
Town Bonding (WPCF)	\$202,000	\$49,756	\$617	\$151,627
ARPA	\$1,000,000	\$0	\$0	\$1,000,000
Total	\$13,489,791	\$5,123,184	\$374,640	\$7,991,967

as of 2-8-2023

Funding Source	Appropriated	Expended	Encumbered	Available
Operating Budget (9/1/16 - 6/31/19)	\$918,791	\$918,791	\$0	\$0
Surplus Transfers (10/21)	\$9,885,000	\$3,217,081	\$204,479	\$6,463,440
Surplus Transfers (10/22)	\$8,400,000			\$8,400,000
Town Bonding (Town)	\$1,484,000	\$1,425,056	\$45,141	\$13,803
Town Bonding (WPCF)	\$202,000	\$50,373	\$0	\$151,627
ARPA	\$1,000,000	\$6,200	\$0	\$993,800
Total	\$21,889,791	\$5,617,500	\$249,620	\$16,022,671

Difference

Funding Source	Appropriated	Expended	Encumbered	Available
Operating Budget (9/1/16 - 6/31/19)	\$0	\$0	\$0	\$0
Surplus Transfers (10/21)	\$0	\$313,616	(\$123,891)	(\$189,725)
Surplus Transfers (10/22)	\$8,400,000			\$8,400,000
Town Bonding (Town)	\$0	\$173,883	(\$512)	(\$173,371)
Town Bonding (WPCF)	\$0	\$617	(\$617)	\$0
ARPA	\$0	\$6,200	\$0	(\$6,200)
Total	\$8,400,000	\$494,317	(\$125,020)	\$8,030,703



Penfield Pavilion Conceptual Estimate

BISMARK CONSTRUCTION COMPANY
203 - 876 - 8331



		Construction Enabling and Restoration
10 00 00	GENERAL CONDITIONS GENERAL CONDITIONS	\$ 282,563
02 00 00	EXISTING CONDITIONS TEMPORARY SUPPORT PORCH ROOFS REMOVE BUILDING SKIRTING DEMO/REMOVE EXISTING DECKING Electric/Telephone/CTV Water/Fire Service Sanitary Sewer Gas Service TEMPORARY BUILDING SUPPORT DEWATERING TEMP POWER AND PHONE FOR FIRE ALARM	\$ 583,000
06 00 00	WOOD, PLASTICS, AND COMPOSITES STRUCTURAL WOOD FRAMING NEW BUILDING SKIRTING NEW DECKS, RAMPS, RAILINGS, & STAIRS	\$ 600,000
31 00 00	EARTHWORK FILL UNDER BUILDING TO NATURAL GRADE APPROX ELEV 8 Limited Access Granular Fill Unlimited Access PLACE FILL TO NEW EXTERIOR ELEVATIONS HELICAL PILES EXCAVATE BEACH TO ELEVATION 8 REMOVAL AND DISPOSAL OF STONE REVETMENT (TO BE VERIFIED IN FIELD) TEMPORARY CONSTRUCTION FENCE W/PRIVACY SCREEN	\$ 935,000
32 00 00	EXTERIOR IMPROVEMENTS RE-LANDSCAPE AREA AROUND BUILDING NEW CONCRETE WALKS NEW CONCRETE WALK ALONG PARKING LOT ENTIRE LENGTH OF BUILDING AT ELEV. 8 NEW CONCRETE STAIRS	\$ 312,000
33 00 00	UTILITIES (Assumption All Utility Tie Ins at End of Driveway) RECONNECT UTILITIES Electric, Telephone & CATV Water and Fire Service Sanitary Sewers Gas Service UI SERVICE CHARGES (ESTIMATE) ROOF LEADER DRAINAGE SYSTEM	\$ 173,500
TOTAL CONSTRUCTION COST:		\$ 2,886,063

Excess Liability Insurance
CM Pre Construction Fee
P & P Bond Costs
CONSTRUCTION MANAGER Fee
P & P Bond Costs (Subcontractors)
A/E Fees
State of CT. BBLD Fee
Fairfield Permit Fee
Project Contingency
Escalation

SUBTOTAL HARD COST: \$ 3,334,224

Builders Risk Insurance
Testing and Special Inspections
Owner Contingency

SUBTOTAL SOFT COST: \$ 217,945

Construction Enabling and Restoration \$ 3,552,169



**Pennfield Pavillion Remedial Cost Estimate
Excavate Soil in Cells with Building in Place
Fairfield, CT**



TASK No.	DESCRIPTION	Total
1	Planning, Engineering, Reporting, Closure & Legal	
	Investigation Work Plan/Regulatory Negotiations	
	Additional Soil Investigation	
	Remedial Action Plan/Regulatory Negotiations	
	Permitting (IWWA and P&Z)	
	Remediation Observation and Contract Coordination	
	Remedial Action Report	
	Consent Order Regulatory Filing	
	Construction Manager Fee	
	Subtotal	\$ 605,176
2	Site Preparation & Restoration	
	Catch Basin Protection	
	Erosion Control	
	Pre-Remediation Stake-out survey	
	Construct Waste Storage Area	
	Construct Anti-Tracking Pad	
	Transport, Place and Compact Clean Backfill	
	Paving	
	Subtotal	\$ 205,738
3	Remedation Sampling and Monitoring	
	Waste Profile Sampling	
	Dust Control/Air Monitoring	
	Verification Sampling (Asbestos)	
	Verification Sampling (PCBs)	
	Verification Sampling (PAHs)	
	Verification Sampling (ETPH)	
	Subtotal	\$ 150,085
4	Remediation	
	Mobilization/Demobilization (Phase I - Exterior Work and Limited Demolition)	
	Excavation	
	PCB Vacuum Excavation	
	Asbestos Excavations Special Screening and Air Monitoring	
	Mobilization/Demobilization (Phase II and III - Beneath Building)	
	Vacuum Excavation Beneath Building (Solid Waste Only)	
	Subtotal	\$ 2,477,800
5	Transport and Disposal	
	ACM Soil	
	PCB Soil	
	Solid Waste Soil	
	Subtotal	\$ 1,582,750
	TOTAL	\$ 5,021,549



Penfield Pavilion Conceptual Estimate

BISMARK CONSTRUCTION COMPANY
203 - 876 - 8331



		DEMO & REBUILD FOUNDATIONS AT ELEVATION 8'
10 00 00	GENERAL CONDITIONS GENERAL CONDITIONS	\$ 204,520
02 00 00	EXISTING CONDITIONS DEMOLISH EXISTING FOUNDATION Limited Access	\$ 450,000
03 00 00	CONCRETE WORK	\$ 1,755,000
03 10 00	CAST IN PLACE CONCRETE FOUNDATIONS Limited Access ADDITIONAL CONCRETE ABOVE NEW FOUNDATION TO EXISTING GRADES	
TOTAL CONSTRUCTION COST:		\$ 2,409,520
Excess Liability Insurance CM Pre Construction Fee P & P Bond Costs CONSTRUCTION MANAGER Fee P & P Bond Costs (Subcontractors) State of CT. BBLD Fee Project Contingency Escalation		
SUBTOTAL HARD COST:		\$ 2,791,937
Builders Risk Insurance Testing and Special Inspections Owner Contingency		
SUBTOTAL SOFT COST:		\$ 260,630
DEMO & REBUILD FOUNDATIONS AT ELEVATION 8'		\$ 3,052,567



Penfield Pavilion Conceptual Estimate AS the Required Town Process

BISMARK CONSTRUCTION COMPANY
203 - 876 - 8331



		Demolish Main Building and Foundations
10 00 00	GENERAL CONDITIONS	\$ 326,000
	GENERAL CONDITIONS SITE LOGISTICS	
02 00 00	EXISTING CONDITIONS	\$ 699,800
	TEMPORARY SUPPORT ROOF DISCONNECT EXISTING UTILITIES Electric/Telephone/CTV Water/Fire Service Sanitary Sewer Gas Service SEPARATE BUILDINGS DEMOLISH EXISTING STRUCTURE DEMOLISH EXISTING FOUNDATION DEWATERING CUT EXISTING WOOD PILES TO ELEVATION 6 TEMP POWER AND PHONE FOR FIRE ALARM	
06 00 00	WOOD, PLASTICS, AND COMPOSITES	\$ 345,000
	RECONSTRUCT ROOF AT CHANGING BUILDING NEW DECKS, RAMPS, RAILINGS, & STAIRS NEW SKIRTING AT CHANGING BUILDING	
26 00 00	ELECTRICAL	\$ 125,000
	RE-ESTABLISH SERVICE AND POWER PANELS AT CHANGING BUILDING	
33 00 00	UTILITIES (Assumption All Utility Tie Ins at End of Driveway)	\$ 72,500
	RECONNECT UTILITIES Electric, Telephone & CATV Water and Fire Service Sanitary Sewers Gas Service UI SERVICE CHARGES (ESTIMATE)	
TOTAL CONSTRUCTION COST:		\$ 1,568,300
	Excess Liability Insurance CM Pre Construction Fee P & P Bond Costs CONSTRUCTION MANAGER Fee Current Master Plan Fee A/E Fees State of CT. BBLD Fee Fairfield Permit Fee Certificate of Occupancy Project Contingency Escalation	

SUBTOTAL HARD COST:	\$	1,821,047
Builders Risk Insurance		
Testing and Special Inspections		
Owner Contingency		
SUBTOTAL SOFT COST:	\$	189,389
Demolish Main Building and Foudations	\$	2,010,436



**Pennfield Pavillion Remedial Cost Estimate
Excavate Soil in Cells with Building Removed
Fairfield, CT**



TASK No.	DESCRIPTION	Total
1	Planning, Engineering, Reporting, Closure & Legal	
	Investigation Work Plan/Regulatory Negotiations	
	Additional Soil Investigation	
	Remedial Action Plan/Regulatory Negotiations	
	Permitting (IWWA and P&Z)	
	Remediation Observation and Contract Coordination	
	Remedial Action Report	
	Consent Order Regulatory Filing	
	Construction Manager Fee	
	Subtotal	\$ 605,176.00
2	Site Preparation & Restoration	
	Catch Basin Protection	
	Erosion Control	
	Pre-Remediation Stake-out survey	
	Construct Waste Storage Area	
	Construct Anti-Tracking Pad	
	Transport, Place and Compact Clean Backfill	
	Paving	
	Subtotal	\$ 205,738.00
3	Remediation Sampling and Monitoring	
	Waste Profile Sampling	
	Dust Control/Air Monitoring	
	Verification Sampling (Asbestos)	
	Verification Sampling (PCBs)	
	Verification Sampling (PAHs)	
	Verification Sampling (ETPH)	
	Subtotal	\$ 150,085.00
4	Remediation	
	Mobilization/Demobilization (Phase I - Exterior Work and Limited Demolition)	
	Excavation	
	PCB Excavation	
	Asbestos Excavations Special Screening and Air Monitoring	
	Mobilization/Demobilization (Phase II and III - Beneath Building)	
	Excavation Building (Solid Waste Only)	
	Subtotal	\$ 1,440,400.00
5	Transport and Disposal	
	ACM Soil	
	PCB Soil	
	Solid Waste Soil	
	Subtotal	\$ 1,582,750.00
	TOTAL	\$ 3,984,149.00



**Penfield Pavilion
Basic Necessities Estimate**

	Low End	High End	Average
Lifeguard Shack	\$ 200,000	\$ 400,000	\$ 300,000
Concessions	\$ 750,000	\$ 1,700,000	\$ 1,225,000
Bathrooms	\$ 250,000	\$ 750,000	\$ 500,000
Covered Deck	\$ 250,000	\$ 750,000	\$ 500,000
		Average Total	\$ 2,525,000

Many factors can effect construction costs such as, purpose, size, and building materials