

Section VI

Statement of Probable Cost

Statement of Probable Cost

PREPARED BY THE RENAISSANCE COMPANIES

Project Summary Prepared by the renaissance companies

Project Summary

Desert Discovery Center

Scottsdale, AZ

Project Summary Sheet

June 30, 2010



Construction Budget:

\$35,149,407.54

Site Work:	\$ 7,870,172.13
Buildings:	\$22,919,525.64
General Requirements:	\$ 654,539.70
Builder's Risk Insurance:	\$ 62,888.47
Liability Insurance:	\$ 236,303.44
Bond:	\$ 215,700.00
Sales Tax:	\$ 1,920,540.97
CM/GC Fee:	\$ 1,269,737.18

Permit & Development Fee Budget:

\$ 497,500.00

Permit & Plan Review Fee:	\$ 150,000.00
Water and Sewer Fees:	\$ 200,000.00
Power Fees:	\$ 50,000.00
Inspection Fees:	\$ 15,000.00
Geotechnical Study:	\$ 2,500.00
Property Survey:	\$ 10,000.00
LEED Administrative Fees:	\$ 60,000.00
Miscellaneous Fees:	\$ 10,000.00

Architectural & Engineering Design Fees: (10% of Construction Budget)

\$ 3,514,940.75

Architectural/Struct/Mech/Elect Design Fee:	\$ 3,514,940.75
Interior Design Fee:	w/Above
Civil Engineering Fee:	w/Above
Landscape Design Fee:	w/Above
Exhibit Consulting Fee:	w/Exhibit Budget
Magical World/Immersive Exp Consulting Fee:	w/Exhibit Budget

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Statement of Probable Cost

Exhibit Budget:			\$13,060,000.00
	Human Adaptation:	\$ 1,900,000.00	
	Staying Alive:	\$ 1,700,000.00	
	Seasons of the Sonoran Desert:	\$ 1,450,000.00	
	The Hidden Desert:	\$ 1,150,000.00	
	Mysterious World:	\$ 5,900,000.00	
	The Tomorrow Pavilion:	\$ 960,000.00	
FFE Budget:			\$ 1,000,000.00
	Welcome Pavilion:	\$ 35,000.00	(lockers, counters, POS, vending)
	Desert Great Room:	\$ 350,000.00	(tables, chairs, linens, warming ovens, equipment)
	Hospitality Pavillion:	\$ 250,000.00	(tables, chairs, linens, utensils, shelving, display)
	Discovery Portals:	\$ 65,000.00	(signage, monitors, displays)
	The Tomorrow Pavilion:	\$ 40,000.00	(toys, tables, chairs)
	Administration:	\$ 100,000.00	(office furniture, computers, tables, chairs)
	Resourses:	\$ 45,000.00	(shelving, computers, furniture)
	Back of House:	\$ 55,000.00	(tools, compressor, welder, office furniture)
	Amphitheater:	\$ 60,000.00	(sound and PA system)
City CPM Salaries & Allocation:			\$ 3,547,653.00
City Public Art Budget:	(1% of Construction Budget)		\$ 351,494.08
City OH Budget:			\$ -
	Legal:	\$ -	Pending City Input
	Financing:	\$ -	Pending City Input
Subtotal:			\$57,120,995.37
	Project Contingency:	(10% of Construction & Exhibit Budget)	\$ 4,820,940.75
Total Capital Budget:			\$61,941,936.12
	Organization Start-Up Budget:	(Pre-Opening, Staff Training, Marketing, etc.)	\$ 5,800,000.00
	Organization Reserves & Contingency:		\$ 6,300,000.00
Total Project Budget:			\$74,041,936.12

Statement of Probable Cost

PREPARED BY THE RENAISSANCE COMPANIES

Sitework Summary



PRELIMINARY ESTIMATE

Project: Desert Discovery Center
 Location: Scottsdale, AZ
 Scope: Site Work

June 30, 2010
 Revision: 0

Site Work											
Item	Description	Quant.	Unit	Unit Cost	Item Total	Item Ttl. as CST/SF	Div. Total	Div. Ttl. as CST/SF			
GENERAL REQUIREMENTS											
Layout	Survey/Layout	1	LS	\$ 50,000.00	\$ 50,000	\$ 0.09	\$ 50,000	\$ 0.09			
Testing	Quality control testing allowance	1	LS	\$ 15,000.00	\$ 15,000	\$ 0.03	\$ 15,000	\$ 0.03			
SWPPP	Silt fence	2,800	LF	\$ 3.00	\$ 8,400	\$ 0.02	\$ 64,900	\$ 0.12			
	Inlet barriers	10	EA	\$ 250.00	\$ 2,500	\$ 0.00					
	Temp entrance / trackout	2	EA	\$ 2,500.00	\$ 5,000	\$ 0.01					
	Dust control (water truck)	14	MO	\$ 3,500.00	\$ 49,000	\$ 0.09					
GRADING / PAVING											
Sitework	Clear/grub site - parking phase 3	160,000	SF	\$ 0.15	\$ 24,000	\$ 0.04	\$ 763,273	\$ 1.36			
	Clear/grub site - parking phase 4	120,000	SF	\$ 0.15	\$ 18,000	\$ 0.03					
	Clear/grub site - service road	50,000	SF	\$ 0.15	\$ 7,500	\$ 0.01					
	Clear/grub site - buildings	360,000	SF	\$ 0.15	\$ 54,000	\$ 0.10					
	Rough grade site - parking phase 3	160,000	SF	\$ 0.50	\$ 80,000	\$ 0.14					
	Rough grade site - parking phase 4	120,000	SF	\$ 0.50	\$ 60,000	\$ 0.11					
	Rough grade site - service road	50,000	SF	\$ 0.50	\$ 25,000	\$ 0.04					
	Rough grade site - buildings	360,000	SF	\$ 0.50	\$ 180,000	\$ 0.32					
	Relocate bus drop	1	LS	\$ 20,000.00	\$ 20,000	\$ 0.04					
	Over-ex/recompact at pad building	8,108	CY	\$ 5.00	\$ 40,540	\$ 0.07					
	Cut/fill site - 2' avg.	41,481	CY	\$ 4.50	\$ 186,667	\$ 0.33					
	Import for building pads - 2'	6,757	CY	\$ 10.00	\$ 67,567	\$ 0.12					
	Parking /Service Road	Compacted DG - parking phase 3	55,000	SF	\$ 1.50	\$ 82,500			\$ 0.15	\$ 351,600	\$ 0.63
		Compacted DG - parking phase 4	60,000	SF	\$ 1.50	\$ 90,000			\$ 0.16		
Compacted DG - Service road		19,000	SF	\$ 1.50	\$ 28,500	\$ 0.05					
Concrete edge bands - service road		1,900	LF	\$ 15.00	\$ 28,500	\$ 0.05					
Concrete edge bands - phase 3		4,020	LF	\$ 15.00	\$ 60,300	\$ 0.11					
Parking Lot Markings	Concrete edge bands - phase 4	4,120	LF	\$ 15.00	\$ 61,800	\$ 0.11	\$ 59,870	\$ 0.11			
	Parking lot markings - phase 3	3,150	LF	\$ 0.30	\$ 945	\$ 0.00					
	Parking lot markings - phase 4	2,916	LF	\$ 0.30	\$ 875	\$ 0.00					
	Handicap logos/signs - phase 3	8	EA	\$ 500.00	\$ 4,000	\$ 0.01					
	Handicap logos/signs - phase 4	7	EA	\$ 500.00	\$ 3,500	\$ 0.01					
	Steel parking bumpers - phase 3	175	EA	\$ 150.00	\$ 26,250	\$ 0.05					
	Steel parking bumpers - phase 4	162	EA	\$ 150.00	\$ 24,300	\$ 0.04					
UTILITIES											
Site sewer	Tie-in to existing line	1	EA	\$ 2,500.00	\$ 2,500	\$ 0.00	\$ 89,000	\$ 0.16			
	Sewer line	1,800	LF	\$ 30.00	\$ 54,000	\$ 0.10					
	Sewer cleanouts	20	EA	\$ 500.00	\$ 10,000	\$ 0.02					
	Manholes	5	EA	\$ 4,500.00	\$ 22,500	\$ 0.04					
Domestic water	3" meter service	3	EA	\$ 2,600.00	\$ 7,800	\$ 0.01	\$ 101,900	\$ 0.18			
	1 1/2" meter service	1	EA	\$ 1,200.00	\$ 1,200	\$ 0.00					
	3" water line	4,000	LF	\$ 20.00	\$ 80,000	\$ 0.14					
	3" RPPV	3	EA	\$ 3,500.00	\$ 10,500	\$ 0.02					
	1 1/2" RPPV	1	EA	\$ 2,400.00	\$ 2,400	\$ 0.00					
Site fire line	8"x 12" TSVB&C	2	EA	\$ 4,500.00	\$ 9,000	\$ 0.02	\$ 157,300	\$ 0.28			
	Fire line	2,500	LF	\$ 35.00	\$ 87,500	\$ 0.16					
	8" VB&C	8	EA	\$ 1,500.00	\$ 12,000	\$ 0.02					
	Fire hydrants	4	EA	\$ 4,500.00	\$ 18,000	\$ 0.03					
	Fire riser	14	EA	\$ 2,200.00	\$ 30,800	\$ 0.06					
Electrical	Electrical underground (prim./sec.)	1	LS	\$ 75,000.00	\$ 75,000	\$ 0.13	\$ 100,000	\$ 0.18			
	Utility conduit/trenching allowance	1	LS	\$ 25,000.00	\$ 25,000	\$ 0.04					
LANDSCAPING											
Earthwork	Native/tree cacti salvage	1	LS	\$ 500,000.00	\$ 500,000	\$ 0.89	\$ 689,250	\$ 1.23			
	Salvage/stockpile native top dressing	350,000	SF	\$ 0.25	\$ 87,500	\$ 0.16					
	Rough grade landscape areas	90,000	SF	\$ 0.30	\$ 27,000	\$ 0.05					
	Screen native topsoil for granite to dress	350,000	SF	\$ 0.10	\$ 35,000	\$ 0.06					
	Fine grade	265,000	SF	\$ 0.15	\$ 39,750	\$ 0.07					
Inert Materials	Desert pavement top dress	125,000	SF	\$ 2.00	\$ 250,000	\$ 0.45	\$ 400,000	\$ 0.71			
	Decomposed granite top dressing	100,000	SF	\$ 0.50	\$ 50,000	\$ 0.09					
	Wash reconstruction	40,000	SF	\$ 2.50	\$ 100,000	\$ 0.18					
Hardscape	Steel bridge - light duty	3,500	SF	\$ 35.00	\$ 122,500	\$ 0.22	\$ 1,628,254	\$ 2.91			
	Steel bridge - heavy duty	4,500	SF	\$ 70.00	\$ 315,000	\$ 0.56					
	Steel handrails	650	LF	\$ 50.00	\$ 32,500	\$ 0.06					
	Stone check dams (ave 2' high)	580	LF	\$ 25.00	\$ 14,500	\$ 0.03					
	Steel retaining walls @ terraces	650	LF	\$ 100.00	\$ 65,000	\$ 0.12					
	Stone retaining walls @ amphitheater	350	LF	\$ 150.00	\$ 52,500	\$ 0.09					
	"Living" walls (ave 10' tall self supported)	210	LF	\$ 50.00	\$ 10,500	\$ 0.02					
	"Living" walls (ave 10' tall, retain w soil nailing)	810	LF	\$ 125.00	\$ 101,250	\$ 0.18					

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Sitework Summary

Site Work								
Item	Description	Quant.	Unit	Unit Cost	Item Total	Item Ttl. as CST/SF	Div. Total	Div. Ttl. as CST/SF
	Concrete paving (3/8" exposed agg.)	70,125	SF	\$ 6.00	\$ 420,750	\$ 0.75		
	Concrete paving (sand blasted)	23,656	SF	\$ 8.00	\$ 189,244	\$ 0.34		
	Concrete steps (sand blasted)	3,750	SF	\$ 25.00	\$ 93,750	\$ 0.17		
	Concrete benches (sandblasted)	600	LF	\$ 100.00	\$ 60,000	\$ 0.11		
	Concrete ramps (sand blasted)	4,720	SF	\$ 8.00	\$ 37,760	\$ 0.07		
	Concrete retaining walls (sand blasted)	200	LF	\$ 125.00	\$ 25,000	\$ 0.04		
	Cave exhibits at children's area	440	SF	\$ 200.00	\$ 88,000	\$ 0.16		
Planting	Specimen salvage tree	30	EA	\$ 9,000.00	\$ 270,000	\$ 0.48	\$ 1,323,125	\$ 2.36
	Large tree (5" caliper) (14' min. height)	50	EA	\$ 2,250.00	\$ 112,500	\$ 0.20		
	Medium tree (3" caliper) (12' min. height)	75	EA	\$ 750.00	\$ 56,250	\$ 0.10		
	Salvage saguaros	15	EA	\$ 2,500.00	\$ 37,500	\$ 0.07		
	Specimen cacti	100	EA	\$ 750.00	\$ 75,000	\$ 0.13		
	Desert Restoration - reveg areas	125,000	SF	\$ 2.00	\$ 250,000	\$ 0.45		
	Desert plantings	140,000	SF	\$ 3.50	\$ 490,000	\$ 0.88		
	Living wall planting - 4" flats at 12" o.c.	12,750	SF	\$ 2.50	\$ 31,875	\$ 0.06		
Water Features	Water feature at entry plaza	1	LS	\$ 50,000.00	\$ 50,000	\$ 0.09	\$ 350,000	\$ 0.63
	Cistern at sunken garden	1	LS	\$ 50,000.00	\$ 50,000	\$ 0.09		
	Rain water/condensate collector + storage	1	LS	\$ 250,000.00	\$ 250,000	\$ 0.45		
Irrigation	Drip irrigation - desert restoration area	125,000	SF	\$ 1.00	\$ 125,000	\$ 0.22	\$ 335,000	\$ 0.60
	Drip irrigation - desert planting	140,000	SF	\$ 1.50	\$ 210,000	\$ 0.38		
Site Amenities	Waste/recycling containers	40	EA	\$ 1,000.00	\$ 40,000	\$ 0.07	\$ 147,500	\$ 0.26
	Landscape lighting (low voltage)	1	LS	\$ 100,000.00	\$ 100,000	\$ 0.18		
	Bike racks	10	EA	\$ 750.00	\$ 7,500	\$ 0.01		
STRUCTURES								
Tensile Structures	Tensile Structures - per 6-10-10 site plan	18,556	SF	\$ 50.00	\$ 927,800	\$ 1.66	\$ 927,800	\$ 1.66
Misc. Structures	Mechanical enclosure	2,560	SF	\$ 65.00	\$ 166,400	\$ 0.30	\$ 166,400	\$ 0.30
Metal Sculptures	Sculpered metal allowance	1	LS	\$ 150,000.00	\$ 150,000	\$ 0.27	\$ 150,000	\$ 0.27
SUBTOTAL					\$ 7,870,172	\$ 14.05	\$ 7,870,172	\$ 14.05
SITE TOTAL S.F.= 560,000		12.86						
ALTERNATE								
Parking Structure	Two level parking structure	684	STALLS	\$ 7,500.00	\$ 5,130,000	\$ 9.16	\$ 5,130,000	\$ 9.16

Statement of Probable Cost

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Building Summary



PRELIMINARY ESTIMATE

Project: Desert Discovery Center
 Location: Scottsdale, AZ
 Scope: Buildings

June 30, 2010
 Revision: 0

Buildings									
CSI Div.	Item	Description	Quant.	Unit	Unit Cost	Item Total	Item Ttl. CST/SF	Div. Total	Div. Ttl. CST/SF
GENERAL REQUIREMENTS									
	Layout	Survey/Layout	16	LS	\$ 2,500.00	\$ 40,000	\$ 0.55	\$ 40,000	\$ 0.55
	Testing	Quality control testing allowance	1	LS	\$ 40,000.00	\$ 40,000	\$ 0.55	\$ 40,000	\$ 0.55
BUILDING FOUNDATIONS									
	Termite Pretreat	Soil treatment	72,972	SF	\$ 0.12	\$ 8,757	\$ 0.12	\$ 8,757	\$ 0.12
	Concrete Footings	Welcome Pavilion	26	CY	\$ 250.00	\$ 6,389	\$ 0.09	\$ 139,000	\$ 1.90
		Desert Great Room	80	CY	\$ 250.00	\$ 20,056	\$ 0.27		
		Hospitality Pavilion	45	CY	\$ 250.00	\$ 11,167	\$ 0.15		
		Discovery Portals	59	CY	\$ 250.00	\$ 14,639	\$ 0.20		
		Mysterious World	66	CY	\$ 250.00	\$ 16,528	\$ 0.23		
		Seasons of the Sonoran Desert	29	CY	\$ 250.00	\$ 7,306	\$ 0.10		
		Staying Alive	33	CY	\$ 250.00	\$ 8,333	\$ 0.11		
		The Hidden Desert	31	CY	\$ 250.00	\$ 7,639	\$ 0.10		
		Human Adaptation	36	CY	\$ 250.00	\$ 8,889	\$ 0.12		
		The Tomorrow Pavilion	33	CY	\$ 250.00	\$ 8,361	\$ 0.11		
		Rotating Exhibits	26	CY	\$ 250.00	\$ 6,389	\$ 0.09		
		Administration	33	CY	\$ 250.00	\$ 8,167	\$ 0.11		
		Resources	22	CY	\$ 250.00	\$ 5,417	\$ 0.07		
		Back of House	39	CY	\$ 250.00	\$ 9,722	\$ 0.13		
	Concrete Slab-on-Grade	Welcome Pavilion	3,330	SF	\$ 6.00	\$ 19,980	\$ 0.27	\$ 437,832	\$ 6.00
		Desert Great Room	12,360	SF	\$ 6.00	\$ 74,160	\$ 1.02		
		Hospitality Pavilion	5,520	SF	\$ 6.00	\$ 33,120	\$ 0.45		
		Discovery Portals	1,800	SF	\$ 6.00	\$ 10,800	\$ 0.15		
		Mysterious World	6,000	SF	\$ 6.00	\$ 36,000	\$ 0.49		
		Seasons of the Sonoran Desert	4,200	SF	\$ 6.00	\$ 25,200	\$ 0.35		
		Staying Alive	5,400	SF	\$ 6.00	\$ 32,400	\$ 0.44		
		The Hidden Desert	4,200	SF	\$ 6.00	\$ 25,200	\$ 0.35		
		Human Adaptation	6,000	SF	\$ 6.00	\$ 36,000	\$ 0.49		
		The Tomorrow Pavilion	3,600	SF	\$ 6.00	\$ 21,600	\$ 0.30		
		Rotating Exhibits	3,000	SF	\$ 6.00	\$ 18,000	\$ 0.25		
		Administration	6,402	SF	\$ 6.00	\$ 38,412	\$ 0.53		
		Resources	1,920	SF	\$ 6.00	\$ 11,520	\$ 0.16		
		Back of House	9,240	SF	\$ 6.00	\$ 55,440	\$ 0.76		
EXTERIOR WALLS SYSTEM									
	Colored Concrete Walls w/ Form Liner & Insulation (18" - 24" thick)	Welcome Pavilion	3,220	SF	\$ 65.00	\$ 209,300	\$ 2.87	\$ 4,124,510	\$ 56.52
		Desert Great Room	15,884	SF	\$ 65.00	\$ 1,032,460	\$ 14.15		
		Hospitality Pavilion	6,030	SF	\$ 65.00	\$ 391,950	\$ 5.37		
		Seasons of the Sonoran Desert	3,945	SF	\$ 65.00	\$ 256,425	\$ 3.51		
		Staying Alive	5,400	SF	\$ 65.00	\$ 351,000	\$ 4.81		
		The Hidden Desert	4,400	SF	\$ 65.00	\$ 286,000	\$ 3.92		
		Human Adaptation	7,040	SF	\$ 65.00	\$ 457,600	\$ 6.27		
		Rotating Exhibits	4,600	SF	\$ 65.00	\$ 299,000	\$ 4.10		
		Administration	4,410	SF	\$ 65.00	\$ 286,650	\$ 3.93		
		Resources	2,925	SF	\$ 65.00	\$ 190,125	\$ 2.61		
		Back of House	5,600	SF	\$ 65.00	\$ 364,000	\$ 4.99		
	Curved Metal/Rock Composite Wall System	The Tomorrow Pavillion	4,214	SF	\$ 80.00	\$ 337,120	\$ 4.62	\$ 2,985,040	\$ 40.91
		Mysterious World	17,850	SF	\$ 120.00	\$ 2,142,000	\$ 29.35		
		Discovery Portals	6,324	SF	\$ 80.00	\$ 505,920	\$ 6.93		
ROOF STRUCTURAL SYSTEM									
	Metal Roof Structure & Deck (exposed)	Welcome Pavilion	7,200	SF	\$ 25.00	\$ 180,000	\$ 2.47	\$ 2,991,500	\$ 41.00
		Desert Great Room	21,200	SF	\$ 25.00	\$ 530,000	\$ 7.26		
		Hospitality Pavilion	12,750	SF	\$ 25.00	\$ 318,750	\$ 4.37		
		Discovery Portals	1,800	SF	\$ 25.00	\$ 45,000	\$ 0.62		
		Mysterious World	6,000	SF	\$ 25.00	\$ 150,000	\$ 2.06		
		Seasons of the Sonoran Desert	9,250	SF	\$ 25.00	\$ 231,250	\$ 3.17		
		Staying Alive	10,200	SF	\$ 25.00	\$ 255,000	\$ 3.49		
		The Hidden Desert	8,180	SF	\$ 25.00	\$ 204,500	\$ 2.80		
		Human Adaptation	9,900	SF	\$ 25.00	\$ 247,500	\$ 3.39		

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Building Summary

Buildings									
CSI Div.	Item	Description	Quant.	Unit	Unit Cost	Item Total	Item Ttl. CST/SF	Div. Total	Div. Ttl. CST/SF
ROOF STRUCTURAL SYSTEM									
(cont'd)	Metal Roof Structure & Deck (exposed)	The Tomorrow Pavillion	3,600	SF	\$ 25.00	\$ 90,000	\$ 1.23		
		Rotating Exhibits	7,150	SF	\$ 25.00	\$ 178,750	\$ 2.45		
		Administration	11,020	SF	\$ 25.00	\$ 275,500	\$ 3.78		
		Resources	3,100	SF	\$ 25.00	\$ 77,500	\$ 1.06		
		Back of House	8,310	SF	\$ 25.00	\$ 207,750	\$ 2.85		
ROOFING & SEALANTS									
	Metal Roofing Panels and Sheet Metal Trim	Welcome Pavilion	7,200	SF	\$ 15.00	\$ 108,000	\$ 1.48	\$ 1,794,900	\$ 24.60
		Desert Great Room	21,200	SF	\$ 15.00	\$ 318,000	\$ 4.36		
		Hospitality Pavilion	12,750	SF	\$ 15.00	\$ 191,250	\$ 2.62		
		Discovery Portals	1,800	SF	\$ 15.00	\$ 27,000	\$ 0.37		
		Mysterious World	6,000	SF	\$ 15.00	\$ 90,000	\$ 1.23		
		Seasons of the Sonoran Desert	9,250	SF	\$ 15.00	\$ 138,750	\$ 1.90		
		Staying Alive	10,200	SF	\$ 15.00	\$ 153,000	\$ 2.10		
		The Hidden Desert	8,180	SF	\$ 15.00	\$ 122,700	\$ 1.68		
		Human Adaptation	9,900	SF	\$ 15.00	\$ 148,500	\$ 2.04		
		The Tomorrow Pavillion	3,600	SF	\$ 15.00	\$ 54,000	\$ 0.74		
		Rotating Exhibits	7,150	SF	\$ 15.00	\$ 107,250	\$ 1.47		
		Administration	11,020	SF	\$ 15.00	\$ 165,300	\$ 2.27		
		Resources	3,100	SF	\$ 15.00	\$ 46,500	\$ 0.64		
		Back of House	8,310	SF	\$ 15.00	\$ 124,650	\$ 1.71		
	Roof Insulation	Welcome Pavilion	3,330	SF	\$ 3.00	\$ 9,990	\$ 0.14	\$ 208,116	\$ 2.85
		Desert Great Room	12,360	SF	\$ 3.00	\$ 37,080	\$ 0.51		
		Hospitality Pavilion	5,520	SF	\$ 3.00	\$ 16,560	\$ 0.23		
		Discovery Portals	1,800	SF	\$ 3.00	\$ 5,400	\$ 0.07		
		Mysterious World	6,000	SF	\$ 3.00	\$ 18,000	\$ 0.25		
		Seasons of the Sonoran Desert	4,200	SF	\$ 3.00	\$ 12,600	\$ 0.17		
		Staying Alive	5,400	SF	\$ 3.00	\$ 16,200	\$ 0.22		
		The Hidden Desert	4,200	SF	\$ 3.00	\$ 12,600	\$ 0.17		
		Human Adaptation	6,000	SF	\$ 3.00	\$ 18,000	\$ 0.25		
		The Tomorrow Pavillion	3,600	SF	\$ 3.00	\$ 10,800	\$ 0.15		
		Rotating Exhibits	3,000	SF	\$ 3.00	\$ 9,000	\$ 0.12		
		Administration	6,402	SF	\$ 3.00	\$ 19,206	\$ 0.26		
		Resources	1,920	SF	\$ 3.00	\$ 5,760	\$ 0.08		
		Back of House	5,640	SF	\$ 3.00	\$ 16,920	\$ 0.23		
	Caulking	Welcome Pavilion	3,330	SF	\$ 0.25	\$ 833	\$ 0.01	\$ 18,243	\$ 0.25
		Desert Great Room	12,360	SF	\$ 0.25	\$ 3,090	\$ 0.04		
		Hospitality Pavilion	5,520	SF	\$ 0.25	\$ 1,380	\$ 0.02		
		Discovery Portals	1,800	SF	\$ 0.25	\$ 450	\$ 0.01		
		Mysterious World	6,000	SF	\$ 0.25	\$ 1,500	\$ 0.02		
		Seasons of the Sonoran Desert	4,200	SF	\$ 0.25	\$ 1,050	\$ 0.01		
		Staying Alive	5,400	SF	\$ 0.25	\$ 1,350	\$ 0.02		
		The Hidden Desert	4,200	SF	\$ 0.25	\$ 1,050	\$ 0.01		
		Human Adaptation	6,000	SF	\$ 0.25	\$ 1,500	\$ 0.02		
		The Tomorrow Pavillion	3,600	SF	\$ 0.25	\$ 900	\$ 0.01		
		Rotating Exhibits	3,000	SF	\$ 0.25	\$ 750	\$ 0.01		
		Administration	6,402	SF	\$ 0.25	\$ 1,601	\$ 0.02		
		Resources	1,920	SF	\$ 0.25	\$ 480	\$ 0.01		
		Back of House	9,240	SF	\$ 0.25	\$ 2,310	\$ 0.03		
DOORS AND WINDOWS									
	Exterior Openings w/ Transom (custom) (operable)	Welcome Pavilion	2	EA	\$ 15,000.00	\$ 30,000	\$ 0.41	\$ 420,000	\$ 5.76
		Desert Great Room	4	EA	\$ 15,000.00	\$ 60,000	\$ 0.82		
		Hospitality Pavilion	3	EA	\$ 15,000.00	\$ 45,000	\$ 0.62		
		Mysterious World	2	EA	\$ 15,000.00	\$ 30,000	\$ 0.41		
		Seasons of the Sonoran Desert	2	EA	\$ 15,000.00	\$ 30,000	\$ 0.41		
		Staying Alive	2	EA	\$ 15,000.00	\$ 30,000	\$ 0.41		
		The Hidden Desert	2	EA	\$ 15,000.00	\$ 30,000	\$ 0.41		
		Human Adaptation	2	EA	\$ 15,000.00	\$ 30,000	\$ 0.41		
		The Tomorrow Pavillion	2	EA	\$ 15,000.00	\$ 30,000	\$ 0.41		
		Rotating Exhibits	2	EA	\$ 15,000.00	\$ 30,000	\$ 0.41		
		Administration	2	EA	\$ 15,000.00	\$ 30,000	\$ 0.41		
		Resources	2	EA	\$ 15,000.00	\$ 30,000	\$ 0.41		
		Back of House	1	EA	\$ 15,000.00	\$ 15,000	\$ 0.21		
	Exterior Openings w/ Transom (custom) (non-operable)	Welcome Pavilion	2	EA	\$ 10,000.00	\$ 20,000	\$ 0.27	\$ 240,000	\$ 3.29
		Desert Great Room	4	EA	\$ 10,000.00	\$ 40,000	\$ 0.55		
		Hospitality Pavilion	4	EA	\$ 10,000.00	\$ 40,000	\$ 0.55		
		Seasons of the Sonoran Desert	2	EA	\$ 10,000.00	\$ 20,000	\$ 0.27		
		Staying Alive	2	EA	\$ 10,000.00	\$ 20,000	\$ 0.27		
		The Hidden Desert	2	EA	\$ 10,000.00	\$ 20,000	\$ 0.27		
		Human Adaptation	2	EA	\$ 10,000.00	\$ 20,000	\$ 0.27		
		Rotating Exhibits	2	EA	\$ 10,000.00	\$ 20,000	\$ 0.27		
		Administration	2	EA	\$ 10,000.00	\$ 20,000	\$ 0.27		
		Resources	2	EA	\$ 10,000.00	\$ 20,000	\$ 0.27		

Statement of Probable Cost

PREPARED BY THE RENAISSANCE COMPANIES

Building Summary

Buildings									
CSI Div.	Item	Description	Quant.	Unit	Unit Cost	Item Total	Item Ttl. CST/SF	Div. Total	Div. Ttl. CST/SF
	Clearstory Windows	Welcome Pavilion	1,380	SF	\$ 50.00	\$ 69,000	\$ 0.95	\$ 1,059,600	\$ 14.52
	Diffused Light	Desert Great Room	4,332	SF	\$ 50.00	\$ 216,600	\$ 2.97		
	Kalwall or Similar (ave. 6' tall) (entire perimeter)	Hospitality Pavilion	2,412	SF	\$ 50.00	\$ 120,600	\$ 1.65		
		Seasons of the Sonoran Desert	1,578	SF	\$ 50.00	\$ 78,900	\$ 1.08		
		Staying Alive	1,800	SF	\$ 50.00	\$ 90,000	\$ 1.23		
		The Hidden Desert	1,650	SF	\$ 50.00	\$ 82,500	\$ 1.13		
		Human Adaptation	1,920	SF	\$ 50.00	\$ 96,000	\$ 1.32		
		The Tomorrow Pavillion	1,806	SF	\$ 50.00	\$ 90,300	\$ 1.24		
		Rotating Exhibits	1,380	SF	\$ 50.00	\$ 69,000	\$ 0.95		
		Administration	1,764	SF	\$ 50.00	\$ 88,200	\$ 1.21		
		Resources	1,170	SF	\$ 50.00	\$ 58,500	\$ 0.80		
	Sliding Glass Doors	Hospitality Pavilion	840	SF	\$ 150.00	\$ 126,000	\$ 1.73	\$ 126,000	\$ 1.73
	Full Height Glass Wall	The Hidden Desert	1,600	SF	\$ 50.00	\$ 80,000	\$ 1.10	\$ 80,000	\$ 1.10
	Moveable Wall Partition Metal on Hanger Rollers	Desert Great Room	1,600	SF	\$ 150.00	\$ 240,000	\$ 3.29	\$ 240,000	\$ 3.29
INTERIOR FINISHES									
	Floor Treatment	Welcome Pavilion	3,330	SF	\$ 3.00	\$ 9,990	\$ 0.14	\$ 194,016	\$ 2.66
	Concrete Integral Color w Architectural Joints	Desert Great Room	12,360	SF	\$ 3.00	\$ 37,080	\$ 0.51		
		Hospitality Pavilion	5,520	SF	\$ 3.00	\$ 16,560	\$ 0.23		
		Discovery Portals	1,800	SF	\$ 3.00	\$ 5,400	\$ 0.07		
		Mysterious World	6,000	SF	\$ 3.00	\$ 18,000	\$ 0.25		
		Seasons of the Sonoran Desert	4,200	SF	\$ 3.00	\$ 12,600	\$ 0.17		
		Staying Alive	5,400	SF	\$ 3.00	\$ 16,200	\$ 0.22		
		The Hidden Desert	4,200	SF	\$ 3.00	\$ 12,600	\$ 0.17		
		Human Adaptation	6,000	SF	\$ 3.00	\$ 18,000	\$ 0.25		
		The Tomorrow Pavillion	3,600	SF	\$ 3.00	\$ 10,800	\$ 0.15		
		Rotating Exhibits	3,000	SF	\$ 3.00	\$ 9,000	\$ 0.12		
		Administration	6,402	SF	\$ 3.00	\$ 19,206	\$ 0.26		
		Resources	1,920	SF	\$ 3.00	\$ 5,760	\$ 0.08		
		Back of House	5,640	SF	\$ 0.50	\$ 2,820	\$ 0.04		
	Ceiling Treatment	Welcome Pavilion	3,330	SF	\$ 4.00	\$ 13,320	\$ 0.18	\$ 344,448	\$ 4.72
	Suspended Architectural and/or Acoustical Treatments	Desert Great Room	12,360	SF	\$ 7.00	\$ 86,520	\$ 1.19		
		Hospitality Pavilion	5,520	SF	\$ 5.50	\$ 30,360	\$ 0.42		
		Mysterious World	6,000	SF	\$ 5.00	\$ 30,000	\$ 0.41		
		Seasons of the Sonoran Desert	4,200	SF	\$ 5.00	\$ 21,000	\$ 0.29		
		Staying Alive	5,400	SF	\$ 5.00	\$ 27,000	\$ 0.37		
		The Hidden Desert	4,200	SF	\$ 5.00	\$ 21,000	\$ 0.29		
		Human Adaptation	6,000	SF	\$ 5.00	\$ 30,000	\$ 0.41		
		The Tomorrow Pavillion	3,600	SF	\$ 5.00	\$ 18,000	\$ 0.25		
		Rotating Exhibits	3,000	SF	\$ 5.00	\$ 15,000	\$ 0.21		
		Administration	6,402	SF	\$ 4.00	\$ 25,608	\$ 0.35		
		Resources	1,920	SF	\$ 8.00	\$ 15,360	\$ 0.21		
		Back of House	5,640	SF	\$ 2.00	\$ 11,280	\$ 0.15		
	Painting Exposed Structure and Exterior Walls	Welcome Pavilion	3,330	SF	\$ 2.00	\$ 6,660	\$ 0.09	\$ 135,144	\$ 1.85
		Desert Great Room	12,360	SF	\$ 2.00	\$ 24,720	\$ 0.34		
		Hospitality Pavilion	5,520	SF	\$ 2.00	\$ 11,040	\$ 0.15		
		Mysterious World	6,000	SF	\$ 2.00	\$ 12,000	\$ 0.16		
		Seasons of the Sonoran Desert	4,200	SF	\$ 2.00	\$ 8,400	\$ 0.12		
		Staying Alive	5,400	SF	\$ 2.00	\$ 10,800	\$ 0.15		
		The Hidden Desert	4,200	SF	\$ 2.00	\$ 8,400	\$ 0.12		
		Human Adaptation	6,000	SF	\$ 2.00	\$ 12,000	\$ 0.16		
		The Tomorrow Pavillion	3,600	SF	\$ 2.00	\$ 7,200	\$ 0.10		
		Rotating Exhibits	3,000	SF	\$ 2.00	\$ 6,000	\$ 0.08		
		Administration	6,402	SF	\$ 2.00	\$ 12,804	\$ 0.18		
		Resources	1,920	SF	\$ 2.00	\$ 3,840	\$ 0.05		
		Back of House	5,640	SF	\$ 2.00	\$ 11,280	\$ 0.15		
	Tenant Improvements In Excess of Finishes Noted Above	Welcome Pavilion	3,330	SF	\$ 60.00	\$ 199,800	\$ 2.74	\$ 3,004,920	\$ 41.18
		Desert Great Room	12,360	SF	\$ 100.00	\$ 1,236,000	\$ 16.94		
		Hospitality Pavilion	5,520	SF	\$ 100.00	\$ 552,000	\$ 7.56		
		Seasons of the Sonoran Desert	4,200	SF	\$ 15.00	\$ 63,000	\$ 0.86		
		Staying Alive	5,400	SF	\$ 15.00	\$ 81,000	\$ 1.11		
		The Hidden Desert	4,200	SF	\$ 15.00	\$ 63,000	\$ 0.86		
		Human Adaptation	6,000	SF	\$ 15.00	\$ 90,000	\$ 1.23		
		The Tomorrow Pavillion	3,600	SF	\$ 15.00	\$ 54,000	\$ 0.74		
		Rotating Exhibits	3,000	SF	\$ 15.00	\$ 45,000	\$ 0.62		
		Administration	6,402	SF	\$ 60.00	\$ 384,120	\$ 5.26		
		Resources	1,920	SF	\$ 50.00	\$ 96,000	\$ 1.32		
		Back of House	5,640	SF	\$ 25.00	\$ 141,000	\$ 1.93		
Equipment									
	Dock Equipment/Doors	Back of House	2	EA	\$ 10,000.00	\$ 20,000	\$ 0.27	\$ 20,000	\$ 0.27

Statement of Probable Cost

PREPARED BY THE RENAISSANCE COMPANIES

Building Summary

Buildings									
CSI Div.	Item	Description	Quant.	Unit	Unit Cost	Item Total	Item Ttl. CST/SF	Div. Total	Div. Ttl. CST/SF
Fire Spinklers									
	Fire Protection	Welcome Pavilion	3,330	SF	\$ 3.00	\$ 9,990	\$ 0.14	\$ 202,716	\$ 2.78
	Shell System w/ Riser	Desert Great Room	12,360	SF	\$ 3.00	\$ 37,080	\$ 0.51		
		Hospitality Pavilion	5,520	SF	\$ 3.00	\$ 16,560	\$ 0.23		
		Mysterious World	6,000	SF	\$ 3.00	\$ 18,000	\$ 0.25		
		Seasons of the Sonoran Desert	4,200	SF	\$ 3.00	\$ 12,600	\$ 0.17		
		Staying Alive	5,400	SF	\$ 3.00	\$ 16,200	\$ 0.22		
		The Hidden Desert	4,200	SF	\$ 3.00	\$ 12,600	\$ 0.17		
		Human Adaptation	6,000	SF	\$ 3.00	\$ 18,000	\$ 0.25		
		The Tomorrow Pavillion	3,600	SF	\$ 3.00	\$ 10,800	\$ 0.15		
		Rotating Exhibits	3,000	SF	\$ 3.00	\$ 9,000	\$ 0.12		
		Administration	6,402	SF	\$ 3.00	\$ 19,206	\$ 0.26		
		Resources	1,920	SF	\$ 3.00	\$ 5,760	\$ 0.08		
		Back of House	5,640	SF	\$ 3.00	\$ 16,920	\$ 0.23		
Plumbing									
	Plumbing	Welcome Pavilion	3,330	SF	\$ 14.00	\$ 46,620	\$ 0.64	\$ 674,724	\$ 9.25
	Water Piping, Sewer Piping and Fixtures	Desert Great Room	12,360	SF	\$ 20.00	\$ 247,200	\$ 3.39		
		Hospitality Pavilion	5,520	SF	\$ 20.00	\$ 110,400	\$ 1.51		
		Mysterious World	6,000	SF	\$ 4.00	\$ 24,000	\$ 0.33		
		Seasons of the Sonoran Desert	4,200	SF	\$ 4.00	\$ 16,800	\$ 0.23		
		Staying Alive	5,400	SF	\$ 4.00	\$ 21,600	\$ 0.30		
		The Hidden Desert	4,200	SF	\$ 4.00	\$ 16,800	\$ 0.23		
		Human Adaptation	6,000	SF	\$ 4.00	\$ 24,000	\$ 0.33		
		The Tomorrow Pavillion	3,600	SF	\$ 4.00	\$ 14,400	\$ 0.20		
		Rotating Exhibits	3,000	SF	\$ 4.00	\$ 12,000	\$ 0.16		
		Administration	6,402	SF	\$ 12.00	\$ 76,824	\$ 1.05		
		Resources	1,920	SF	\$ 4.00	\$ 7,680	\$ 0.11		
		Back of House	5,640	SF	\$ 10.00	\$ 56,400	\$ 0.77		
HVAC									
	HVAC	Welcome Pavilion	3,330	SF	\$ 30.00	\$ 99,900	\$ 1.37	\$ 2,116,560	\$ 29.01
	Central Plant w/ Heat Pumps	Desert Great Room	12,360	SF	\$ 35.00	\$ 432,600	\$ 5.93		
		Hospitality Pavilion	5,520	SF	\$ 35.00	\$ 193,200	\$ 2.65		
		Mysterious World	6,000	SF	\$ 30.00	\$ 180,000	\$ 2.47		
		Seasons of the Sonoran Desert	4,200	SF	\$ 30.00	\$ 126,000	\$ 1.73		
		Staying Alive	5,400	SF	\$ 30.00	\$ 162,000	\$ 2.22		
		The Hidden Desert	4,200	SF	\$ 30.00	\$ 126,000	\$ 1.73		
		Human Adaptation	6,000	SF	\$ 30.00	\$ 180,000	\$ 2.47		
		The Tomorrow Pavillion	3,600	SF	\$ 30.00	\$ 108,000	\$ 1.48		
		Rotating Exhibits	3,000	SF	\$ 30.00	\$ 90,000	\$ 1.23		
		Administration	6,402	SF	\$ 30.00	\$ 192,060	\$ 2.63		
		Resources	1,920	SF	\$ 30.00	\$ 57,600	\$ 0.79		
		Back of House	5,640	SF	\$ 30.00	\$ 169,200	\$ 2.32		
Electrical									
	Electrical	Welcome Pavilion	3,330	SF	\$ 25.00	\$ 83,250	\$ 1.14	\$ 1,273,500	\$ 17.45
		Desert Great Room	12,360	SF	\$ 20.00	\$ 247,200	\$ 3.39		
		Hospitality Pavilion	5,520	SF	\$ 25.00	\$ 138,000	\$ 1.89		
		Mysterious World	6,000	SF	\$ 10.00	\$ 60,000	\$ 0.82		
		Seasons of the Sonoran Desert	4,200	SF	\$ 15.00	\$ 63,000	\$ 0.86		
		Staying Alive	5,400	SF	\$ 15.00	\$ 81,000	\$ 1.11		
		The Hidden Desert	4,200	SF	\$ 15.00	\$ 63,000	\$ 0.86		
		Human Adaptation	6,000	SF	\$ 15.00	\$ 90,000	\$ 1.23		
		The Tomorrow Pavillion	3,600	SF	\$ 15.00	\$ 54,000	\$ 0.74		
		Rotating Exhibits	3,000	SF	\$ 15.00	\$ 45,000	\$ 0.62		
		Administration	6,402	SF	\$ 25.00	\$ 160,050	\$ 2.19		
		Resources	1,920	SF	\$ 25.00	\$ 48,000	\$ 0.66		
		Back of House	5,640	SF	\$ 25.00	\$ 141,000	\$ 1.93		
SUBTOTAL						\$ 22,919,526	\$ 314.09	\$ 22,919,526	\$ 314.09
TOTAL S.F. = 72,972									
Canopy Area = 50,288									
Building Footprint = 72,972									
PERIMETER = 0									
PARAPET HT = 0									

Statement of Probable Cost

COST ANALYSIS SUPPORT MATERIAL

Landscape Cost Estimate

Desert Discovery Center



Concept Cost Evaluation

04.26.2010

Description	Quantity	Units	Cost	Total
Earthwork				
native/tree cacti salvage	1	ALLOW	\$500,000.00	\$500,000.00
salvage/stockpile native top dress/boulders	350,000	SF	\$0.25	\$87,500.00
rough landscape grading	90,000	SF	\$0.30	\$27,000.00
screen native topsoil for granite top dress	350,000	SF	\$0.10	\$35,000.00
fine grading	265,000	SF	\$0.15	\$39,750.00
			Landscape Grading Subtotal:	\$689,250.00
Inert Materials				
desert pavement top dress	125,000	SF	\$2.00	\$250,000.00
decomposed granite top dressing	100,000	SF	\$0.50	\$50,000.00
wash reconstruction	40,000	SF	\$2.50	\$100,000.00
			Inert Materials Subtotal:	\$400,000.00
Hardscape				
steel bridge - light duty	3,500	SF	\$35.00	\$122,500.00
steel bridge - heavy duty	4,500	SF	\$70.00	\$315,000.00
steel handrails	650	LF	\$50.00	\$32,500.00
stone check dams (avg. 2' high, loose stacked site rock)	580	LF	\$25.00	\$14,500.00
steel retaining walls @ terraces	650	LF	\$100.00	\$65,000.00
stone retaining walls @ amphitheater	500	LF	\$150.00	\$75,000.00
"living" walls (avg. 10' tall, self supported)	210	LF	\$50.00	\$10,500.00
"living" walls (avg. 10' tall, retaining w/ soil nails)	810	LF	\$125.00	\$101,250.00
stabilized decomposed granite paths	43,000	SF	\$3.00	\$129,000.00
stabilized decomposed granite plazas	32,550	SF	\$3.00	\$97,650.00
concrete steps (sandblasted)	3,750	SF	\$25.00	\$93,750.00
concrete benches (sandblasted)	600	LF	\$100.00	\$60,000.00
concrete ramps (sandblasted)	4,720	SF	\$8.00	\$37,760.00
concrete paving (sandblasted)	30,000	SF	\$8.00	\$240,000.00
concrete retaining wall (sandblasted)	200	LF	\$125.00	\$25,000.00
cave exhibits at children's area	440	SF	\$200.00	\$88,000.00
			Hardscape Subtotal:	\$1,507,410.00

Statement of Probable Cost

COST ANALYSIS SUPPORT MATERIAL

Landscape Cost Estimate

Desert Discovery Center



Concept Cost Evaluation

04.26.2010

Description	Quantity	Units	Cost	Total
Planting				
specimen salvage tree	30	EA	\$9,000.00	\$270,000.00
large trees (5" caliper) (14' min. height)	50	EA	\$2,250.00	\$112,500.00
medium trees (3" caliper) (12' min. height)	75	EA	\$750.00	\$56,250.00
salvage saguaros	15	EA	\$2,500.00	\$37,500.00
specimen cacti	100	EA	\$750.00	\$75,000.00
desert restoration -reveg areas	125,000	SF	\$2.00	\$250,000.00
desert planting	140,000	SF	\$3.50	\$490,000.00
living wall planting - 4" flats at 12" o.c.. triangulated	12,750	EA	\$2.50	\$31,875.00
			Planting Subtotal:	\$1,323,125.00
Water Features				
water feature at entry plaza	1	ALLOW	\$50,000.00	\$50,000.00
cistern at sunken garden	1	ALLOW	\$50,000.00	\$50,000.00
rain water/condensate collector + storage systems	1	ALLOW	\$250,000.00	\$250,000.00
			Water Feature Subtotal:	\$350,000.00
Irrigation				
drip irrigation - desert restoration -reveg areas	125,000	EA	\$1.00	\$125,000.00
drip irrigation - desert planting	140,000	SF	\$1.50	\$210,000.00
			Irrigation Subtotal:	\$335,000.00
Site Amenities				
waste/recycling containers	40	EA	\$1,000.00	\$40,000.00
landscape lighting (low voltage)	1	ALLOW	\$100,000.00	\$100,000.00
bike racks	10	EA	\$750.00	\$7,500.00
			Site Features Subtotal:	\$147,500.00
			Project Subtotal:	\$4,752,285.00
			Contingencies (10%):	\$475,228.50

TOTAL: \$5,227,513.50

Note:

- * Cost estimate **Does Not** include the following Civil Engineering Items **demolition, street improvements, traffic signals, street stormwater drainage systems, new utilities, utility relocations, traffic control, site earthwork**
- ** Cost estimate **Does Not** include the following misc. items--**restaurant and café seating/tables**
- *** Cost estimate **Does Not** include proposed or parking areas and related improvements.

Statement of Probable Cost

COST ANALYSIS SUPPORT MATERIAL

General Exhibit Cost Guidelines Prepared by Exhibit Design Associates

Guide to Estimating Exhibit Costs

\$175-225/sq. ft.

Basic exhibit installation with simple interactive experiences and a level of detail, fit, and finish typically seen in a small-town museum or state park with limited interpretive funding. Deliverables typically include:

- graphics of high visual quality that convey a modest number of stories at a moderate level of detail; limited original artwork, mostly photographic imagery
- exhibition design: 18% of total
- acrylic cases, display bases of standard materials, simple models
- small and simple audiovisual interactives and hands-on experiences, perhaps one computer interactive
- track lighting fixtures, including installation (aim and focus), track and power distribution provided by others.

\$250-350/sq. ft.

Mid-range installation with more detailed three-dimensional exhibits, interactives, and graphics typically seen in a mid-size regional museum or well-funded visitor center in a major national park. Deliverables can be placed in the same categories, to include:

- graphics with more stories in greater detail, more photos and illustrations, may include murals or other large-scale imagery and mostly original artwork, rear-lit imagery in select locations
- exhibition design: 22% of total
- higher quality models, taxidermy mounts, artifacts displayed on museum-quality mounts, full-sized themed settings and dioramas, raised relief maps, might include limited live animal displays
- more elaborate interactive audiovisual experiences, some human-scale interactives (i.e. pump a mock cistern, roll a log with a pike, etc.), several computer interactives
- some special lighting effects added to enhance the visitor experience.

\$400-500/sq. ft.

High-end, museum-grade installation of the quality found in the Denver Museum of Nature and Science, Smithsonian Institution or major science center such as the Corning Museum of Glass. Deliverables include:

- graphics with custom original artwork, large-scale imagery, layered imagery, special lighting effects
- exhibition design: 25% of total
- life-like sculpted models, animated and/or internally lit models, custom metal, glass, and plastic forms; exotic materials, high-end furniture detailing for cases, might include extensive live animal displays
- complex audiovisual interactives, numerous computer interactives with animated imagery and multi-level activities, themed interactives to (i.e.) re-create historic events, high-tech science interactives, etc.
- theatrical-grade lighting with framed light patterns, color areas, special visual effects, in-case lighting.

Statement of Probable Cost

COST ANALYSIS SUPPORT MATERIAL

Exhibit Cost Estimates Prepared by Exhibit Design Associates

Pavilion/Exhibit	Approximate Square Footage	Cost Estimate	Square Foot Cost for Exhibits by Pavilion
Seasons of the Sonora	3500		
Spiral Sculpture	1300	\$600,000	
Many-Colored Desert	400	250,000	
Cactus Gallery	300	100,000	
Woody Plant Gallery	300	100,000	
Herbaceous Plant Gallery	300	100,000	
Tom's Thumb Theatre	300	300,000	
Subtotal Exhibit Square Footage	2900		
Subtotal Exhibit Cost		\$1,450,000	\$414
Staying Alive	4500		
Desert After Dark	700	\$600,000	
Airborne Enemy	400	300,000	
Twilight Wall	300	250,000	
Dawn Wall	300	250,000	
Spadefoot Sculpture	350	75,000	
Grasshopper			
Mouse/Darkling Beetle Sculpture	350	75,000	
Tortoise Combat Sculpture	350	75,000	
Costa's Hummingbird @ Chuparosa Sculpture	350	75,000	
Subtotal Exhibit Square Footage	3100		
Subtotal Exhibit Cost		\$1,700,000	\$378
Hidden Desert	3500		
Soil Profile w/ Integrated Ant & Bee Habitats	600	\$400,000	
Snake's-Eye-View Theatre	400	350,000	
Pollination Gallery	400	100,000	
Wildlife Cams	300	150,000	
3 x Small Animal Habitats	600	150,000	
Subtotal Exhibit Square Footage	2300		
Subtotal Exhibit Cost		\$1,150,000	\$329

Statement of Probable Cost

COST ANALYSIS SUPPORT MATERIAL

Exhibit Cost Estimates Prepared by Exhibit Design Associates

Pavilion/Exhibit	Approximate Square Footage	Cost Estimate	Square Foot Cost for Exhibits by Pavilion
Human Adaptation	5000		
Water Sculpture	800	800,000	
Hohokam Environment	600	275,000	
EuroAmerican Settlement Period Environment	600	275,000	
Fifties Boomtown Environment	600	275,000	
Contemporary/Near Future Environment	600	275,000	
Subtotal Exhibit Square Footage	3200		
Subtotal Exhibit Cost		\$1,900,000	\$380
Children of Tomorrow	3000		
Walk-in Saguaro	400	\$200,000	
Saguaro Sculpture w/ Interactive Floor	500	180,000	
Listening Station	300	100,000	
Time Machine	400	200,000	
3 x Small Animal Habitats	700	150,000	
Tortoise Habitat (Exterior)	not estimated (exterior space)	50,000	
McDowell Mountain Range Model (Exterior)	not estimated (exterior space)	80,000	
Subtotal Interior Exhibit Square Footage	2300		
Subtotal Exhibit Cost		960,000	
Total Exhibit Cost		7,160,000	



corporate headquarters
 2711 Winona Avenue
 Burbank, California 91504
 U.S.A.
 +1.818.841.8084
 fax +1.818.841.4996

continental europe
 Science Park Eindhoven 5644
 5692 EN Eindhoven
 PO Box 1245
 5602 BE Eindhoven
 The Netherlands
 +31 40.2676.871
 fax +31 40.2676.895

united kingdom
 8 Kimblesworth Grange
 Potterhouse Lane
 Durham DH1 5SL
 United Kingdom
 +44 (0) 7879.655950
 fax +44 (0) 1913.719141

June 16, 2010

John Sather
 Swaback Partners
 7550 E. McDonald Dr.
 Scottsdale, AZ 85250

RE: OPINION OF PROBABLE COST for the “Mysterious World” Immersive Theater at the Desert Discovery Center

Design of the “Mysterious World” Immersive Theater is not complete, therefore actual costs cannot be known. This is a placeholder Opinion of Probable Cost only. Actual costs may be different (higher or lower).

The difference between this Opinion of Probable Cost and a budget is that since we don’t have a finished design, the numbers below can only be considered an **allocation**. Based on our years of experience we look at the work to be done, allocate an amount of money to it and then ask ourselves if the preliminary placeholder number seems to agree with our past experience. Later, as the design matures, we will do our best to value engineer the design to this target allocation. That means we will change the scope, or change technical/creative to arrive as close as possible to this original Opinion of Probable Cost. Historically we have been pretty good at doing this.

All amounts in 2010 USD	Design-Build
Team – includes design and project management, creative and technical design and integration, training and documentation and team travel from project start through grand opening and warranty phase	\$ 1,300,000
Systems – includes all systems and lighting hardware and equipment, programming, installation and warranty	\$ 1,100,000
Fabrication – includes sets and props, show related fabrication, graphics and warranty	\$ 900,000
Media – includes media pre-production, production shoot(s) (both location and studio, as necessary based on future concept development), post-production editing and encoding, etc. for an up-to 7 screen show	\$ 2,600,000
Total	\$ 5,900,000
<p>This allocation is based on a continuous design/build production schedule, including a 5 month design phase, 9 month production phase, 2 month installation phase and a 1 month wrap up and documentation phase (plus a 1 year wrap-around warranty for the show and its elements). Total schedule duration: 17 months</p>	

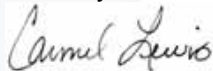
BRC Imagination Arts
 www.brcweb.com

Assumptions:

- Allocations are in June 2010 dollar values.
- The allocation above does not include cost of land, financing and pre-opening expenses.
- These are allocations only and will shift across categories at Producer's discretion based on the evolving needs of the project. The overall product will be designed to a total budget of 5.9 million over a 17-month continuous schedule. Client directed changes in scope or schedule may necessitate a change to the budget.
- Assumes 5000 sq. ft. total footprint/floor area for front and back of house for the theater and theater queue area, and a 75-100 person seating capacity. Does not include classrooms or bathrooms.
- Client will maintain its own contingency for unforeseen costs that may occur during the course of design and production.
- "Show" includes the design (inclusive of all fees), media production, show related systems and lighting, show related scenic elements, installation, programming and warranty. For complete list see Preliminary Chart of Responsibilities.
- "Facility" includes but is not limited to design (inclusive of fees) core and shell, electrical distribution, HVAC, facility finishes, theater seating, structural attachment points and platforms, facility lighting, facility graphics and signage. For complete list see Preliminary Chart of Responsibilities.

Thank you for the opportunity to work on this exciting project. We believe this show concept has real potential to enhance Desert Discover Center and expand the tourist and resident leisure offerings in Scottsdale and the Phoenix metro area.

Sincerely,



Carmel Lewis
Vice President
Educational Experiences

Opinion of Probable Cost
Desert Discovery Center – Mysterious World Immersive Theater

June 16, 2010