

\$ Budgeted	\$ Billed to Date	\$ Paid to Date	\$ Due
1,565,506.50	1,565,506.50	1,565,506.50	

Deposit Paid	Deposit Due

Phase I: Project Programming and Research	\$ Budgeted	\$ Billed to Date	% Billed to Date	\$ Paid to Date	\$ Due
Pre-Design					
City Planning Research and Permit Schedule Report					
Architect/Client Meetings and Correspondence					
Create and Review Initial Budget					
Printing and Document Fees					
Other					
Custom					
Reimbursement					

Phase II: Architectural Schematic Design	\$ Budgeted	\$ Billed to Date	% Billed to Date	\$ Paid to Date	\$ Due
Initial Design					
Additional Code Research (Building/Engineering/Soils Requirements)					
As-Built Drawings and Site Assessment: Slope, Access					
Coordination of Surveyor by Architect					
Surveyor					
Jumpstart Architectural Schemes A1, A2, and A3					
Verification with City Planning - In Person Meeting with Architect and City Planner					
Schematic Designs B and C					
Additional Architectural Schemes (Add Service Required)					
Site Plan					
3-D Massing Model					
General Contractor - Design and Schematic Budget Review					
Architect Discussion - Budget Review and Agreement					
Creation and Submittal of Planning Review Documents					
City Fee: Planning Permit Fees					
Printing and Document Fees					
Architect/Client Meetings and Correspondence					
Other					
Custom					
Reimbursement					

Phase III: Design Development and Details	\$ Budgeted	\$ Billed to Date	% Billed to Date	\$ Paid to Date	\$ Due
Feature and Detail Selections					
Structural, Mechanical, Plumbing, Heating, Cooling and Electrical Systems Integration					
Furniture, Fixures and Equipment Recommendations					
Printing and Document Fees					
Architect/Client Meetings and Correspondence					

Other					
Custom					
Reimbursement					

Phase IV: Construction Documents and Building Permits	\$ Budgeted	\$ Billed to Date	% Billed to Date	\$ Paid to Date	\$ Due
Reports and Documentation					
Construction Documents					
Civil Engineering					
Structural Engineering					
Professional Consultant Coordination					
Arborist Report					
Hydrology and Drainage Report					
Recycling Waste Diversion Plan					
Energy Efficiency Report					
Green Consultant and HERS Rating					
Hazardous Materials Report					
Geotechnical Engineering / Soils Report					
Sewer Lateral Inspection					
Responses to City's Plan Check Comments and Submittals					
Plan Check Services					
Printing and Document Fees					
Architect/Client Meetings and Correspondence					
City Building Permit Fees and Impact Fees					
Completion and Submittal of Building Permits					
City Fees: Building Permit Plan Check Fee					
City Fee: Building Permits					
City Fee: Mechanical, Electrical, and Plumbing Permits					
City and County Impact Fees					
Sewer or Public Works Fee					
School Fee					
Fire Department Plan Check					
Water Fee					
Other Fees					
Custom					
Custom					
Reimbursement					

Phase V: Construction	\$ Budgeted	\$ Billed to Date	% Billed to Date	\$ Paid to Date	\$ Due
Design Proposal Estimate					
Architectural Construction Administration					
Construction Administration					
Solicit, Review and Present Bids					
Negotiation and Acceptance of Construction Agreement					
Project Coordination					
Progress Inspections and Site Visits					
Requests For Information (RFIs) and Clarifications	4,000.00	4,000.00	100.00	4,000.00	
Change Order Tracking Including Approval/Denial					
Construction Progress Assessments & Reporting					
Invoicing and Payment Administration					
3rd Party Special Engineering Inspections (As Required)					
Pickups and Deliveries					
Printing and Document Fees					

Prime Contractor Supervision					
Contractor Mobilization and Set Up					
Mobilization	1,500.00	1,500.00	100.00	1,500.00	
Project Management	25,000.00	25,000.00	100.00	25,000.00	
Foreman, onsite supervision					
Sanitary Facilities	1,500.00	1,500.00	100.00	1,500.00	
Temporary Fencing and Security Barriers	1,800.00	1,800.00	100.00	1,800.00	
Temporary Tree and Plant Protection					
Progress Cleaning	7,500.00	7,500.00	100.00	7,500.00	
Final Cleaning	1,500.00	1,500.00	100.00	1,500.00	
Hazardous Material Assessment					
Demolition and Structure Moving	19,500.00	19,500.00	100.00	19,500.00	
Hazardous Material Remediation					
Site Work and Earthwork					
Earthwork	14,000.00	14,000.00	100.00	14,000.00	
Site Clearing	2,500.00	2,500.00	100.00	2,500.00	
Selective Tree and Shrub Removal	1,000.00	1,000.00	100.00	1,000.00	
Excavation and Fill	18,000.00	18,000.00	100.00	18,000.00	
Trenching	12,000.00	12,000.00	100.00	12,000.00	
Slope Protection	5,000.00	5,000.00	100.00	5,000.00	
Planting					
Sub drainage	27,500.00	27,500.00	100.00	27,500.00	
Electrical Utilities					
Solid Waste Collection, Transfer, and Hauling Equipment					
Prime Contractor Supervision					
Foundation and Concrete					
Foundation	60,200.00	60,200.00	100.00	60,200.00	
Thermal and Moisture Protection of Foundation	2,100.00	2,100.00	100.00	2,100.00	
Site Concrete	36,300.00	36,300.00	100.00	36,300.00	
Sidewalk work	2,800.00	2,800.00	100.00	2,800.00	
Patio	8,280.00	8,280.00	100.00	8,280.00	
Retaining Walls	25,000.00	25,000.00	100.00	25,000.00	
Driveway	18,680.00	18,680.00	100.00	18,680.00	
Prime Contractor Supervision					
Framing and Carpentry					
Rough Carpentry	133,000.00	133,000.00	100.00	133,000.00	
Hardware and Framing Material	87,500.00	87,500.00	100.00	87,500.00	
Entry Roof or Trellis					
Rough Ladder or Stair Framing	19,500.00	19,500.00	100.00	19,500.00	
Finish Carpentry	98,500.00	98,500.00	100.00	98,500.00	
Exterior Window and Door Trim					
Wood Door and Window Casings					
Specialty Ladders, Finish Stairs and Railings	31,500.00	31,500.00	100.00	31,500.00	
Wood Stops, Stools, and Sills					
Wood Base and Shoe Moldings					
Wood Fasciae and Soffits					
Interior trim					
Fasteners					
Prime Contractor Supervision					
Insulation and Moisture Protection					
Thermal Insulation	28,000.00	28,000.00	100.00	28,000.00	
Damp proofing and Waterproofing					
Waterproofing of Shower/Bath					
Weather Barriers					

Roof Shingles, Shakes, Metal	26,100.00	26,100.00	100.00	26,100.00
Siding				
Sheet Metal Flashings				
Misc. Flashings				
Manufactured Gutters and Downspouts	2,000.00	2,000.00	100.00	2,000.00
Fire and Smoke Protection				
Prime Contractor Supervision				
Windows and Doors				
Interior Doors - Doors	6,500.00	6,500.00	100.00	6,500.00
Interior Doors - Hardware	16,750.00	16,750.00	100.00	16,750.00
Interior Doors - Install Doors				
Interior Doors - Install Hardware				
Exterior Doors - Doors				
Exterior Doors - Hardware				
Exterior Doors - Install Doors				
Exterior Doors - Install Hardware				
Windows	43,000.00	43,000.00	100.00	43,000.00
Roof Windows, Skylights and SunTunnels				
Window Hardware				
Window Flashings				
Installation of Windows				
Garage Door	3,000.00	3,000.00	100.00	3,000.00
Prime Contractor Supervision				
Finishes				
Drywall	21,200.00	21,200.00	100.00	21,200.00
Flooring	29,900.00	29,900.00	100.00	29,900.00
Exterior Painting	20,500.00	20,500.00	100.00	20,500.00
Interior Painting	28,000.00	28,000.00	100.00	28,000.00
Staining and Transparent Finishing				
Schedules for Storage Specialties	3,800.00	3,800.00	100.00	3,800.00
Toilet, Bath, and Laundry Accessories				
Tub and Shower Doors				
Mirrors				
Closet and Utility Shelving	16,700.00	16,700.00	100.00	16,700.00
Kitchen Cabinets	35,000.00	35,000.00	100.00	35,000.00
Bath Cabinets	15,000.00	15,000.00	100.00	15,000.00
Other Cabinets	3,500.00	3,500.00	100.00	3,500.00
Cabinet and Drawer Hardware				
Cabinet Installation				
Countertops	8,500.00	8,500.00	100.00	8,500.00
Tile Installation	18,500.00	18,500.00	100.00	18,500.00
Tile Wall Materials	11,000.00	11,000.00	100.00	11,000.00
Tile Trim Materials				
Tile Base Materials				
Tile Floor Materials				
Tile Nooks and ledges for shampoo, soap etc..				
Tile Trim				
Tile Grout				
Tile Sealer				
Prime Contractor Supervision				
Plumbing				
Plumbing: All Rough and Finish Work	29,000.00	29,000.00	100.00	29,000.00
Water Connection to Main Home				
Gas Connection to Main Home	5,500.00	5,500.00	100.00	5,500.00

Sanitary Sewer Pump				
Sanitary Sewer Lateral Replacement				
Sanitary Sewer				
Plumbing Equipment	25,000.00	25,000.00	100.00	25,000.00
Water Heaters				
Lavatories				
Sinks				
Bathtubs				
Showers	3,500.00	3,500.00	100.00	3,500.00
Faucets, Supplies, and Trim				
Fire Sprinklers				
Prime Contractor Supervision				
Heating, Ventilation, and Air Conditioning				
HVAC - Flashing				
HVAC - Ducting				
Ventilation Hoods				
Vents				
Fireplaces and Stoves	8,000.00	8,000.00	100.00	8,000.00
Heaters	55,000.00	55,000.00	100.00	55,000.00
Radiant Heating Units				
Energy Recovery Unit	4,000.00	4,000.00	100.00	4,000.00
Prime Contractor Supervision				
Electrical				
Electrical - All Electrical Hardware and Installation	66,200.00	66,200.00	100.00	66,200.00
Interior Lights	20,000.00	20,000.00	100.00	20,000.00
Lighting Details				
Exterior Lighting				
Smoke Detection Sensors	2,000.00	2,000.00	100.00	2,000.00
Oven/Stovetop	35,000.00	35,000.00	100.00	35,000.00
Refrigerator	3,500.00	3,500.00	100.00	3,500.00
Washer/Dryer				
Prime Contractor Supervision				
Overhead and Profit				
Overhead and Profit	204,196.50	204,196.50	100.00	204,196.50
Other				
Custom	50,000.00	50,000.00	100.00	50,000.00
Reimbursement				

Phase V: Home Improvements and Site Improvements	\$ Budgeted	\$ Billed to Date	% Billed to Date	\$ Paid to Date	\$ Due
Additional Work					
Water line					
Gas line					
Electrical Service					
Foundation					
Electrical service upgrade					
Other					

Phase V: Post Construction	\$ Budgeted	\$ Billed to Date	% Billed to Date	\$ Paid to Date	\$ Due
Additional Work					
Landscaping	27,000.00	27,000.00	100.00	27,000.00	
Patios					
Drainage					
Grey water					

Other	25,000.00	25,000.00	100.00	25,000.00	
Project Summary and Final Invoice					
Grand Opening Party					