



## St. Paul's Ballpark Cost

**Rough estimate that is given when an exact number is not available or when only limited information is known. It's a general idea of what something may cost or how long it might take, but it is not a precise calculation. Eventually the Village will hire an architectural firm to design the programs the residents would like to see in the building based on the results of the St Paul's survey. Below are some of the great professional firms we worked with for months to create these ballparks.**

- A. Westerman Construction Management & Consulting Report
- B. Beyer Blinder Belle Architects and Planners LLP - Carlos
- C. Vakota Architecture PLLC – Stephen
- D. Thornton Tomasetti
- E. Vinny – 38 years of experience in renovations and construction
- F. Estimates and discussions with dozens of professionals in this field
- G. Subs / General contractors and vendors
- H. Exterior bids
- I. Parking Lots
- J. New sewer and water
- K. Elevator
- L. Fire sprinkler system
- M. Stained glass – Chapel

**N. Geo – thermal**

**O. Solar**

**P. Abatement**

**Q. New fire escapes and metal railings**

**R. Temporary power and lights**

-3/17/23

-WESTERMAN  
REPORT

The Village of Garden City  
Contract No: 120269



St. Paul's School

Conceptual Adaptive Re-use Budget

3/7/2023

Prevailing Wage

Line #	CSI	Trade	BUDGET AMOUNT
1	01000	General Conditions/Staffing	\$ 3,664,000
2	01050	General Requirements	\$ 688,000
3	01150	Shoring	\$ 225,000
4	02110	Abatement	\$ 947,100
5	02220	Demolition	\$ 3,002,725
6	03000	Concrete	\$ 200,000
7	04000	Masonry	\$ 7,775,000
8	04400	Stone	\$ 225,000
9	05120	Structural Steel	\$ 500,000
10	05500	Architectural Metal and Glass	\$ 524,000
11	05510	Metal Stairs	\$ 180,000
12	05700	Ornamental Metal	\$ 100,000
13	06400	Architectural Woodwork	\$ 360,000
14	07500	Roofing	\$ 6,200,000
15	07800	Fireproofing	\$ 94,500
16	08000	Doors & Windows	\$ 617,200
17	08100	Metal Doors & Frames	\$ 40,000
18	08710	Finish Hardware	\$ 25,000
19	09250	Drywall & Carpentry	\$ 4,250,000
20	09300	Tile	\$ 60,000
21	09550	Wood Flooring	\$ 300,000
23	09900	Painting	\$ 130,000
24	10162	Toilet Partitions	\$ 16,000
25	10800	Toilet & Bath Accessories	\$ 10,000
26	13900	Fire Protection	\$ 1,045,000
27	14200	Elevators	\$ 300,000
28	15400	Plumbing	\$ 315,000
29	15700	HVAC	\$ 3,237,000
30	16000	Electrical	\$ 3,779,000
31		Total Trades	\$ 38,809,525
33		GC Bond	\$ 750,000
34		GC Insurance 3.00%	\$ 1,164,286
35		GC Overhead and Profit 8.00%	\$ 3,104,762
36		Total:	\$ 43,828,573
38		Escalation 3.00%	\$ 1,314,857
39		Contingency 10.00%	\$ 4,382,857
41		Grand Total	\$ 49,526,287

New Theater Structure \$ 5,000,000  
New Pool building \$ 7,000,000

ADAPTIVE  
RE-USE

STAIRS  
WINDOWS -  
FINE ESCAPE

2/3 of  
costs

They Used 10% Contingency

Always above!



3.

### **WESTERMAN REPORT 2023**

**Approximate \$50 Million Adaptive Re-Use Budget, Overall though it was a great and detailed report.**

Vinny and the team of professionals filled in the holes in the report and allowed for 2 years of inflation (6%) on Westerman's original QUOTE from 2023. The numbers below are ballpark projections only until we have detailed construction drawings from a professional architectural firm. The following 10 items below are what we added to the Westerman report mentioned above in order to get to adaptive reuse ballpark pricing in 2025.

1. Architect, Engineers and Soft Costs - 3.3 Million (Approximate)
2. New Utilities - Water/Sewer/Gas - 1.1 Million (Approximate)
3. All new windows in building (only 50 windows were in Westerman's BID 2023) - 3 Million (Approximate)
4. Abatement - Costs missed by 3-4 million - 3 Million (Approximate)

5. Geothermal and partial Solar System for the building - **3.8 Million (Approximate) (Critical to have the lowest utility bills in this building)**
6. Elevator to all 5 floors with concrete work and construction of new elevator chase etc. (Basement to top floor) - **100k + Misc (Approximate)**
7. Restore all Minton Tile, strip and refinish all woodwork - **300k (Approximate) (All existing amazing tile & re-oak woodwork within the building)**
8. Painting price too low - added - **200k to budget (Approximate)**
9. Parking lots, Drainage, Landscaping to accommodate resident parking for new programs in building (TBD) (This did not exist in Westerman's bid) - **5.3 Million (Approximate)**
10. Inflation/Escalation - 2 years 6% 2024 / 2025- **3 Million (Approximate)**

Total Cost of Lines 1-10: **\$23 Million added to Westerman's original bid (Approximate)**

Westerman approximate BID 2023 for adaptive re-use was: **\$50 Million**

**Total Approximate (Ballpark) Cost of Adaptive Re-use in 2025 - 2026: \$73 Million (Approximate)**



**Once again these are great ballpark guidelines until a professional Architectural firm is hired to design the building to suit the program the residents would like to see in the building based on St. Paul's survey results. We will then put the project out to bid to several large contracting firms qualified to do a project of this size. Once all bids come back in they will be analyzed by our Architect Village Administrator and Superintendent of the Building Department.**

United Electric Co.

ST Pauls.

35 Urban Avenue  
Westbury, NY 11590

Phone (516) 408-3322  
Fax (516) 408-3042

January 17, 2025

To: Incorporated Village of Garden City

Attn: Vincent Muldoon

Re: St. Paul's School – Temporary Power  
295 Stewart Ave  
Garden City, NY 11530

Proposal

X X X X  
X  
Temporary  
Power + Lights X

1. Provide & install new 400a, 120/208v 3 phase temporary service as follows:
  - a. Coordinate with local utility company.
  - b. Provide & Install Trans S Cabinet.
  - c. Provide & install new main disconnect.
  - d. Provide & Install new 400a, 120/208v panel within structure, planned to be in room 2026 on 1<sup>st</sup> floor.
    - i. Exterior service equipment to be mounted on wooden H Frame.
    - ii. Local utility service fees (if required) are excluded from this proposal.
    - iii. Excavation, backfill and patching are excluded.
    - iv. Includes new utility pole for overhead connection.
    - v. Includes service riser from new pole to new service gear location.
    - vi. Includes (4) 100a, 120/208v temporary distribution panels one each in basement, 2<sup>nd</sup> floor, 3<sup>rd</sup> floor, 4<sup>th</sup> floor
2. Provide the following for temporary lighting and power throughout the building.
  - i. Provide LED temporary hi bays in basement, 1<sup>st</sup>, 2<sup>nd</sup>, 3<sup>rd</sup> & 4<sup>th</sup> floor corridors approximately every 20-25 linear feet of spacing.
  - ii. Provide LED temporary hi bays in all main stairwells on each level.
  - iii. Provide LED temporary hi bays on 5<sup>th</sup> level spaces.
  - iv. Provide LED temporary hi bay on 6<sup>th</sup> level clock tower.
  - v. Provide LED temporary hi bays in sub-basement.
  - vi. Provide single pole switch controls for temp lighting on each level at one location on each level.
3. Provide temporary power receptacles as follows:
  - i. Provide (1) quad receptacle drop approximately every 50 linear feet in all main corridors of the basement, 1<sup>st</sup>, 2<sup>nd</sup>, 3<sup>rd</sup> and 4<sup>th</sup> floors.
  - ii. Provide (1) quad receptacle drop in sub-basement and in each area of the 5<sup>th</sup> floor.


The total amount of this proposal is.....

\$ 436,000.00

Exclusions & Notes:


1. All work is being performed during normal hours.

BALL PARK COTS ONLY

- 
2. All conduits below grade are to be PVC.
  3. Does not include any provisions for telephone or data services.
  4. Work area protection is by others.
  5. Providing trash receptacles and dumpsters is by others.
  6. Standby electrician is not included.
  7. Our price is based upon a standard AIA contract subject to language review and the inclusion of our proposal as a rider.
  8. Excludes anything not specifically listed above.
  9. Includes prevailing wage rates as required by local municipality.

Respectfully,  
*Frank Trovato*  
Frank Trovato

Cc: File  
G. Trovato  
J. Trovato  
S. Stavropoulos  
R. Marchini  
S. Urban  
S. Bruno





St Pauls

STAR IRON WORKS, INC.  
1424 Plaza Avenue  
New Hyde Park, New York 11040  
Tel: 516-488-2440 • Tel: 516-354-1240  
Fax: 516-354-1236  
Email: Starironworksinc@gmail.com

5.

Proposal

PROPOSAL SUBMITTED TO	PHONE	DATE
OLD WORLD QUALITY CORP.	516-741-8226	2/11/2025
STREET	JOB NAME	
136 CHERRY VALLEY AVENUE	EGRESS STAIRS AND RAILING	
CITY, STATE AND ZIP CODE	JOB LOCATION	
WEST HEMPSTEAD, NY 11552	ST. PAULS'S SCHOOL	

We hereby submit specifications and estimates for

- To remove and replace two fire escape staircases from the Ground Floor to the Top Floor
- To remove and replace two fire escape staircases from the roof to the Towers
- To remove and replace one fire escape stairs and platforms from the Backyard to the First Floor at the back pf the building
- To remove and replace railings at the Cellar Entrance at the back of the building
- To remove and replace Railings at the Eastside and Westside entrance
- To remove and replace railings at the Main Entrance
- To restore railings at the front Portico

Ball Park only

We ~~Propose~~ hereby to furnish material and labor — complete in accordance with above specifications, for the sum of  
EIGHT HUNDRED SIXTY-TWO THOUSAND, FIVE HUNDRED dollars (\$ 862,500.00 )  
Payment to be made as follows

Fire Escapes + Railings -

Acceptance of Proposal — The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Date of Acceptance: \_\_\_\_\_

Signature \_\_\_\_\_

Signature \_\_\_\_\_

Jennifer Mauri

**From:** Vinny Muldoon <vmuldoon@gardencityny.net>  
**Sent:** Tuesday, January 28, 2025 1:13 PM  
**To:** Jennifer Mauri  
**Subject:** Fwd: St. Paul's Parking lot area  
**Attachments:** St. Paul's Parking Lot.xlsx

Sent from my iPad

Begin forwarded message:

**From:** Giuseppe Giovanniello <ggiovanniello@gardencityny.net>  
**Date:** January 28, 2025 at 10:22:28 AM EST  
**To:** Vinny Muldoon <vmuldoon@gardencityny.net>  
**Subject:** St. Paul's Parking lot area

Good Morning Vinny,

Attached is the breakdown of the parking lot at St. Paul's showing the drainage, curbing, sidewalks, asphalt and also demoing the cottages.  
These numbers are based on the current contract with Fatt plus a 10% contingency as well.

Should you have any questions or concerns, please feel free to contact me at the number listed below or reply to this email.

Thank you

**Giuseppe Giovanniello, Assoc. AIA, NYS CEO**  
Superintendent of Building Department

Inc. Village of Garden City  
351 Stewart Avenue  
Garden City, NY 11530  
(T): 516.465.4050  
(E): [GGiovanniello@GardenCityNY.net](mailto:GGiovanniello@GardenCityNY.net)

Parking Lots  
Demo Cottages  
lighting etc

6.

St Paul's New Parking Lot						
Number of Spaces	400		Approx. Area per Space		350 SF	
	Total Area of Lot		140000 SF		Total Cost	
Item	QTY	UNIT	Unit Price		Total Cost	
16RG - Drainage Castings	39	EA	\$ 2,500.00		\$ 97,500.00	
26-NSC New Standard Curb	2200	LF	\$ 29.00		\$ 63,800.00	
27-DWX Detectable Warning Surface	100	SF	\$ 40.00		\$ 4,000.00	
27-SW6" - Sidewalk	9000	SF	\$ 15.00		\$ 135,000.00	
36EX - Asphalt Top	1372.5	TONS	\$ 120.00		\$ 164,705.88	
100SS-10 - Drainage Structures	585	LF	\$ 700.00		\$ 409,500.00	
111R -Road Base	15556	SY	\$ 180.00		\$ 2,800,000.00	
141 - Thermo Striping	23000	LF	\$ 2.00		\$ 46,000.00	
805 - Asphalt Testing	2	DAY	\$ 1,000.00		\$ 2,000.00	
DEMO COTTAGES	13000	SF	\$ 20.00		\$ 260,000.00	
Street Lighting - Labor+Material	50	EA	\$ 7,500.00		\$ 375,000.00	
					\$ -	
			XX 10% Contingency		\$ 435,750.59	
			Total		\$ 4,793,256.47	

Length

Width

700 LF

200 LF

St Paul's

Ball Park Costs

**Jennifer Mauri**

**From:** Nick Dalvano <ndalvano@aweinc.com>  
**Sent:** Monday, January 13, 2025 12:14 AM  
**To:** Jennifer Mauri  
**Cc:** Resi Sales  
**Subject:** RE: St. Pauls  
**Attachments:** 5000-dual-roped-up-to-85-hospital-front.pdf

Good evening Jennifer

This would be a largest cab that's sort of "standard". Budget number would be around \$250,000 to go 5 floors.

That's the best I can give you with such limited information. If we can meet on site to get some better information then I could get you an accurate quote.

Let me know if this is helpful or if you have any questions or would like to set up a site visit.

Regards,

*Nick Dalvano*

Nick Dalvano, CEI  
Vice President  
All-Ways Elevator, Inc.



**Corporate Office:**  
5 Davids Drive  
Hauppauge, NY 11788  
O: 631-563-1240  
F: 631-563-1246  
C: 631-457-0085

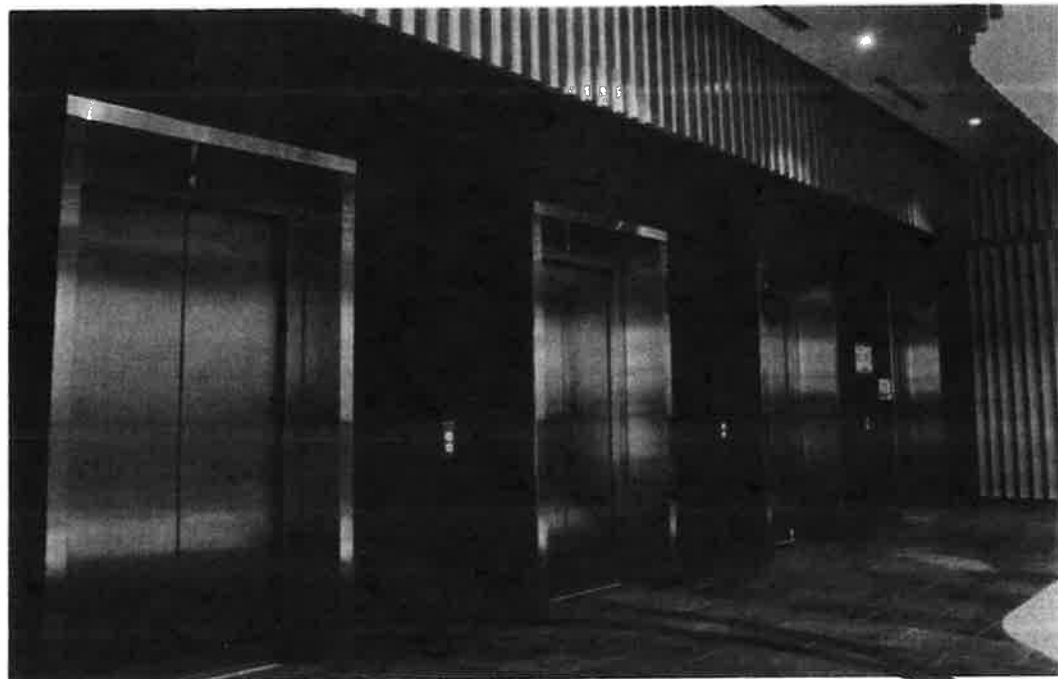
**Branch Office:**  
62-26 Myrtle Avenue - Suite 103  
Glendale, NY 11385  
O: 718-628-1240

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**From:** Jennifer Mauri <Jenn@oldworldqualitycorp.com>  
**Sent:** Monday, January 6, 2025 12:13 PM



- DAY ELEVATOR -  
ST Pauls.



8.  
1

**Quotation for Proposed Elevator Services at  
St. Paul's Rec – 295 Stewart Ave Garden City, NY 11530**

Prepared for:

Old World Quality Corp  
Attention: Jennifer Mauri  
136 Cherry Valley Ave  
West Hempstead, NY 11552  
P: 516-741-8226  
E: Jenn@oldworldqualitycorp.com

DAY Elevator and Lift  
a Kleemann Company  
Isaias Alicea

BALL PARK only.

Date of Issue: January 10, 2025

**Quotation for Proposed Elevator Services at  
St. Paul's Rec – 295 Stewart Ave Garden City, NY 11530**

**BALL PARK COSTS  
only**

Thank you for your invitation to tender for the elevator services in the above project.

As a local company with over 30 years' experience in the elevator industry and a subsidiary of Kleemann, a global manufacturer for 30 years, I am confident that our proposed solution will meet and exceed your needs.

Our price for the supply, installation, testing and commissioning of 1 Kleemann HADI hydraulic elevator as described below is \$217,595.

We have read and examined the specification along with the architectural drawings and agree that our Elevator complies in full, except where directly listed below:

1. Please see plan view drawing provided for dimensions required for said unit.
2. Fire Inspections, Annual Inspections and Maintenance are not Included in Price.

The finishes in our contract price are from our standard range. We would look forward to the opportunity of discussing this in greater detail with you.

We use non-proprietary equipment, freeing you from proprietary equipment maintenance contracts.

Our team consists of highly skilled professionals who are dedicated to delivering results. We have a proven track record of success and are confident that this can be the start of a very successful partnership.

To ensure your elevators' reliability, we include 24-hour 7-days emergency service, backed up with a comprehensive range of spare parts.

The KLEEMANN Group is a highly regarded global manufacturer of complete Elevator systems, exporting to more than 100 countries worldwide. At DAY, we approach each project with a dedication to:



**GREAT CUSTOMER  
EXPERIENCES**



**SIMPLE  
PROCESSES**



**SAFETY**



**TRUST**



Paul's Rec – 295 Stewart Ave Garden City, NY 11530

Date of Issue: 10 January 2025

Page 2 of 9







Date of Issue: January 10, 2025

We’re confident that we can become **your 1<sup>st</sup> Choice in Elevators.**

Please call with any questions. I can be contacted directly on mobile 929 353 1273 .

Best Regards,

Isaias Alicea  
Sales Consultant  
i.alicea@dayelevator.com

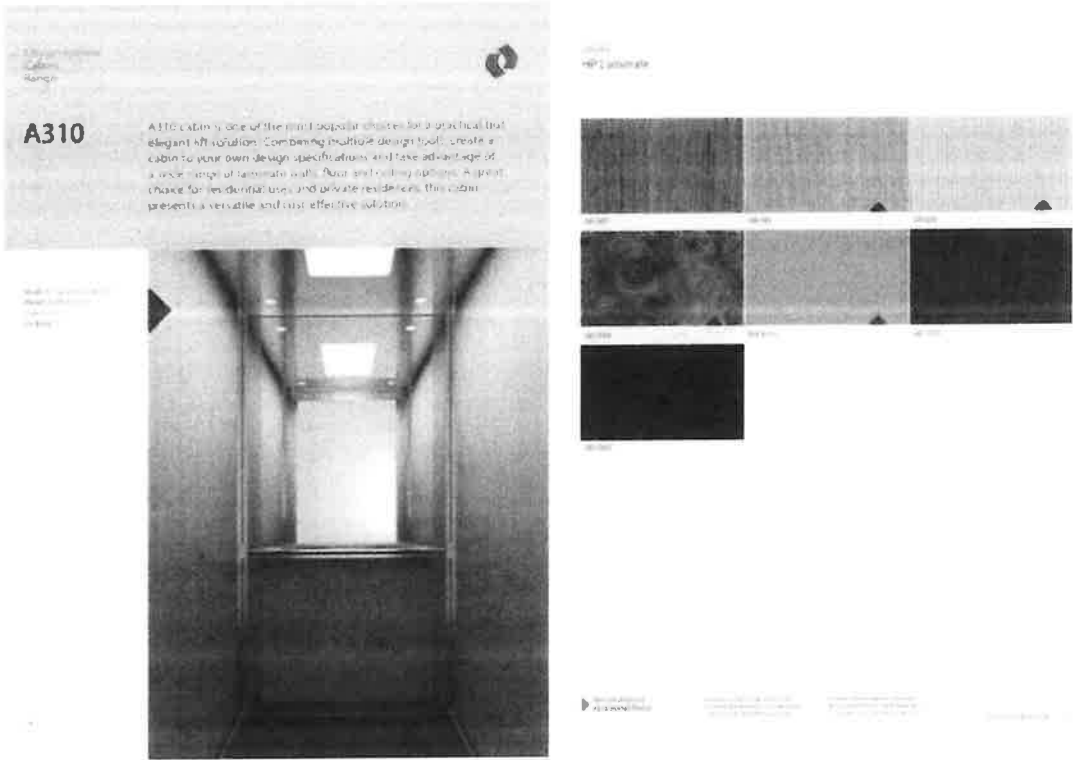


TECHNICAL SPECIFICATIONS – Paul’s Rec – 295 Stewart Ave Garden City, NY 11530	
PRODUCT	
Elevator Code	ASME A17.1 2016 - Safety Code for Elevators & Escalators ADA Compliant
Elevator Type	Kleemann Hydraulic
Control	Simplex Fully Collective
Features	Power supply 208V - 3 Phase 60 Hz (LV) - microprocessor based, supervisory controlled with standard features, including fault code analysis display, door nudging, phase failure/reversal protection, dwell time, load weighing. Seismic Zone 1.
Power Failure	Emergency release to the nearest floor
BASIC CHARACTERISTICS	
Load & Speed	3,500 lbs & 125 fpm
Car Dimensions	Depth 4'-10" x Width 6'-7"
Car Entrances	Single Entry Car
Number of Stops	5 stops.
Floor Designations	1, 2, 3, 4 and 5
Fire Service	Customer to confirm main egress and alternate fire floor.
Drive	Hydraulic. Compliant machine room required.
SHAFT ENCLOSURE	
Dimensions	Shaft Width 8'-10" x 6'-7" Shaft Depth
Headroom	13'. Measured from finished floor level, of the top landing served to the underside of Elevating beam or top of the shaft (if providing removable Elevating beam).
Travel	47'-6". Consecutive floor to floor dimensions to be provided. This dimension is critical to +2".
Pit Depth	4' (Measured from finished floor level to base of pit).
DOORS	
Door Type	2PSO Piece Side Opening - with Full Height Infra-Red Sensory Device
Door Control	VVVF inverter, for smooth operation.
Door Surround	J-Frame *Priced for standard 5.5" jamb. Price is subject to change if depth differs. Fire rating/Certification/Caulking of gaps not included in KLEEMANN scope of works.
Clear Door Opening	42" Wide x 84" High
Finish	Brushed Stainless Steel



TECHNICAL SPECIFICATIONS – Paul’s Rec – 295 Stewart Ave Garden City, NY 11530	
ELEVATOR CAR FINISHES	
From standard KLEEMANN Elevator Brochure	
Cabin	Cabin Type <b>Classic ATHENA A310</b> . Cabin sides finishing: <b>LAMINATE</b> . Cabin sides finishing type: <b>TBD</b> . Corners>Returns finishing: <b>ST/ST</b> . Corners>Returns finishing type: <b>Satin 1,2mm AISI 304</b> . Cabin Floor: <b>Recess</b> . Weight of Floor Recess (Kg/M2): <b>20.0</b> . Height of Floor Recess (mm): <b>20</b> . Skirtings: <b>ST/ST Pressed</b> . Skirting's Size (mm): <b>80 (0' - 3")</b> . Type of Handrail: <b>Round K2 Ø38 Mirror</b> . Handrail Left. 1st Cop Position: <b>Front</b> . Type of False Ceiling: <b>07 with Spots</b> . 1st Material of Ceiling's Finishing: <b>Mirror AISI 304</b> . Escape Hatch, Left: <b>Front Return 53</b> . Parapet: <b>100</b> . Right Front Return: <b>790</b> .
CAR OPERATING PANEL (COP)	
Including	COP with position Indicator, Door Open and Close, Alarm, Push to Call, Emergency Light, Fireman's Cabinet and Indicator, Stop, Fan, Light, Ind. Service and Access Switches. Engraved Elevator Information
Security Provision	There is no provision for security provision to the controller. We have not allowed time and attendance or controller modification costs.
Finish	Brushed Stainless Steel
LANDING OPERATING PANELS (LOP)	
Including	One standard riser station per floor.
Finish	Brushed Stainless Steel
ACCESSORIES	
Standard Inclusions	Regulatory inspections as required
Drawings	Complete working drawings indicating penetrations, are provided in electronic medium such as PDF or DWG
Shaft Brackets	All fixings to the shaft are surface mounted by Day. There are no unistruts built into the shaft walls thus minimizing GC work.
PERMIT	
Standard Inclusions	Elevator Plans and Elevator Permit (DOB Filing Fees are not included and will be an additional cost as received – A receipt will be provided, and the cost added to your account). DAY Elevator will file the permits subject to the necessary information being provided by the client in a timely manner. Elevator regulatory turnover inspection.
Client to provide Necessary Information as Requested	Delay in providing us with this information can seriously impact the timing of your project. In certain municipalities the process of obtaining an accepted device can take up to 10+ weeks, which in most cases will delay getting a Certificate of Occupancy approved.

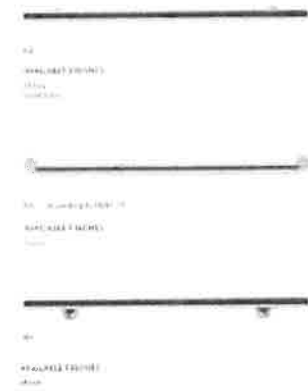
**Color To Be Chosen by Customer:**



Ceiling:



Handrails:



**\*\* Example Only**

**ASSOCIATE WORKS – Elevator No. 1 St Paul’s Rec – 295 Stewart Ave Garden City, NY 11530**

The list itemized below is a preliminary list of associated work excluded from DAY contract price. A final list can be confirmed upon inspection of site conditions.

- 1. Maintain the existing Elevator shaft to DAY specifications and suitability to withstand loads as shown on our working drawings. Walls to be solid, not hollow. Poured concrete, pre-cast or core filled block is acceptable. Our price does not allow for brick shaft fixings. The shaft must also maintain a 2-hour fire rating.
- 2. Provide the necessary penetrations in the Elevator shaft and Elevator motor room (rough door openings, landing button panels and LMR Penetrations for piping & cabling).
- 3. Provide Elevatoring beam above clear headroom dimension to be positioned as per DAY requirements.
- 4. Provide a compliant Elevator motor room with suitable hardware, signage, power, ventilation, and clear access path. Other services, not directly related to the elevator are not allowed.

**ELECTRICAL SPECIFICATION**

- 5. Provide main power disconnect electrical supply in the Elevator motor room. Wiring to be compliant. 3phase, neutral & earth (5 wire) mains supply must be available before starting on site. Power requirements as shown on drawings.
- 6. Provide suitable lighting to Elevator shaft & Elevator motor room. Required to Provide Lighting disconnect: 115 Volt 15 Amp 3 with auxiliary contact with dedicated ground to main, Lockable and Fusible. Must meet NEC Code to have a 30” w x 36” D clear work area, NYC may require a voltage buck booster to maintain constant voltage under load, must be installed strike side of the door. Install caged light with switch in Machine Room, Top of Shaft, and Pit Area.
- 7. Install 110 Volt 20 Amp Utility GFI in Machine Room, Top of Shaft, and Pit Area.
- 8. Provide Live Telephone Line in Marked Area. Install (1) RJ45 panel for service telephone and one 6-foot whip for the car’s phone integration (cannot be PBX or switched system). 2019 code compliant phone requires battery backup internet connection.
- 9. Fire Department Service: provide 2 normally closed, 1 normally open contact in an enclosure mounted in the machine room, pre-wired back to the main fire service panel. Installer to coordinate with fire service subcontractor for final wiring. Provide smoke detectors at each opening at each landing, one in the machine room and one at the top of the shaft with labelled wires brought to the machine room. Trades to install dry contacts at installer direction during installation.

**SAFETY PRECAUTIONS**

- 10. Shaft to be scaffolded to DAY specifications.
- 11. Supply, install and maintain shaft protection barricades to each Elevator entrance.

**REQUIRED PRIOR TO OUR START ON SITE**

- 12. Ensure shaft and pit is dry, stripped, holes patched and free of construction debris.
- 13. Provide dry, clean and safe storage of the Elevator equipment on site. The location and access path of the storage area shall be agreed with DAY.

**REQUIRED AFTER OUR START ON SITE**

- 14. Provide accurate datum lines per landing, inside the hoistway, indicating finish floor levels. (Mark 3’ above FFL)
- 15. After installation of Elevator door frames & landing panels, building in and/or making good around them.
- 16. Elevator car flooring to be supplied and installed by GC. We have allowed **20mm** thickness with a weight consideration of **20kg/m2**.
- 17. Rubbish bins to be provided for use by DAY whilst on site.



PROGRAMME

This fixed price, is based upon a manufacture, supply and installation program as follows:

- Week 0** Placement of order by client.
- Week 3** Elevator shop drawings are available and presented to client. Site supervision will be provided from this point.
- Week 4** Elevator shop drawings Released Into Production. All finishes and specifications must be finalized at this point. All Elevator Permit information to be provided to DAY at this stage. Any changes or delays will affect our anticipated start on site date.
- Week 14** Manufacture will be complete and available for shipment.
- Week 18** Equipment is available for delivery to site.

PAYMENT TERMS

Our offer is conditional upon payments in accordance with the following:

- a) **30%** of the contract value payable upon placement of order.
- b) **30%** of the contract value payable upon Design, Engineering & prior to Released into Production.
- c) **20%** of the contract sum payable prior to site delivery of the equipment.
- d) **10%** of the contract sum payable upon cab assembly.
- e) **Balance** of contract value payable by progress payments prior to completion. All monies to be paid before the Elevator is passed into service.

STORAGE COSTS

In order to avoid any unnecessary costs the anticipated start on site will be agreed on placement of order. There will be no storage costs incurred for equipment stored for 1 week over the original start on site date. After this date storage costs may be applicable at \$500/week/Elevator.

TENDER VALIDITY AND CONDITIONS

The tender price will remain **valid for a period of 45 days** from the date of issue. Once accepted our price will remain fixed for the duration of the anticipated contract period. Our price does not include Prevailing Wage or Union Labor projects.

BUILDERS ELEVATOR

There is **no provision** for the Elevator to be used as a builders Elevator.

WARRANTY

The Elevator equipment is provided with 12 months parts and 3 months labor from turnover date. However, should you choose to move forward with the maintenance and inspection contracts you can extend the labor warranty to 1 year and extend the manufacturer's warranty up to 3 years with the ongoing maintenance.





TENDER ACCEPTANCE

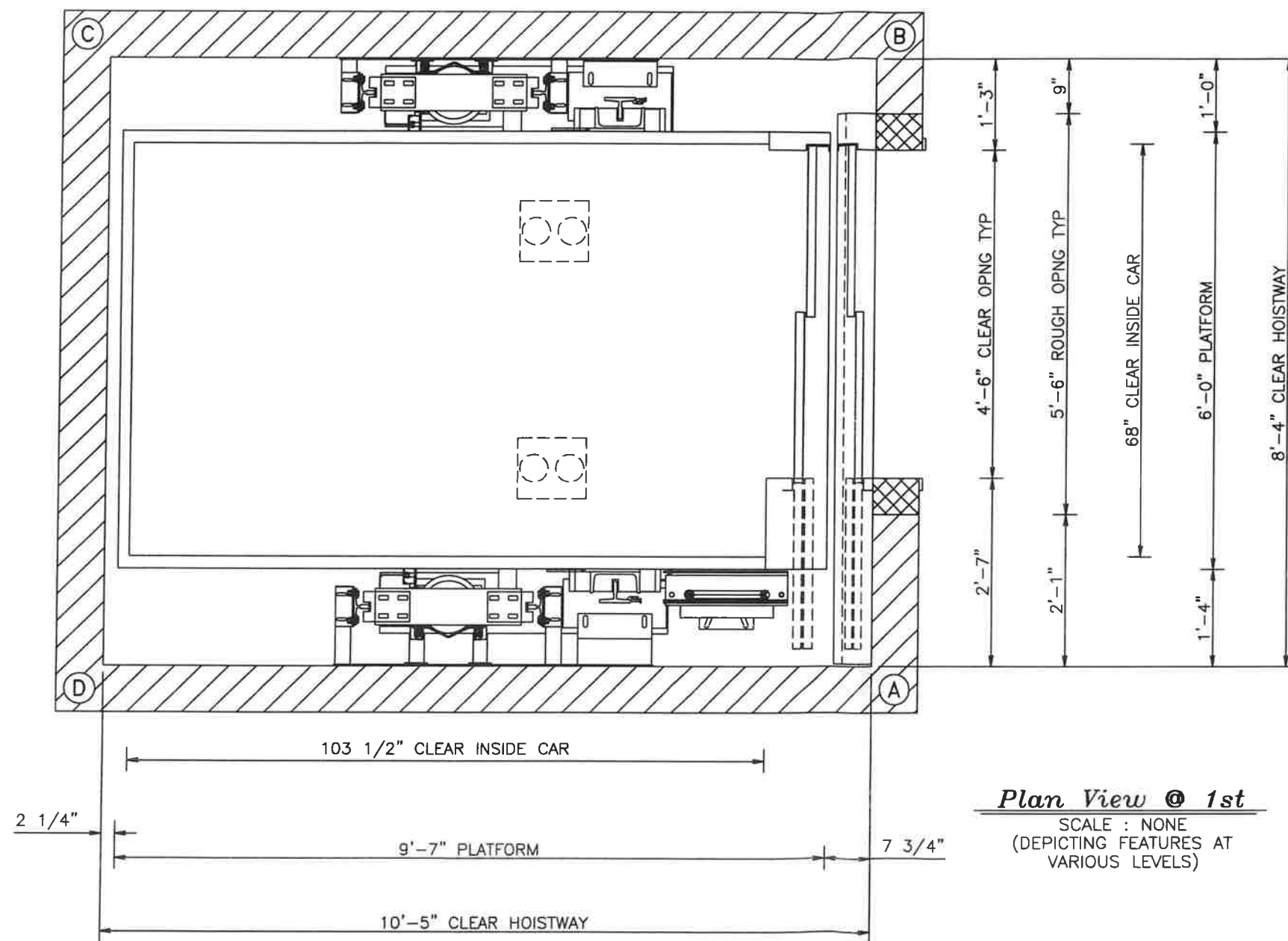
The above tender describes the Elevator and finishes we have selected and is hereby accepted. Simply sign below and email KLEEMANN.

**Please Note:** 1. This proposal may be withdrawn if not accepted within 30 days and receipt of deposit within 15 business days from signed proposal. If these conditions are not met, the proposal may be voided and repriced.  
2. Prices are subject to code requirements and manufacturer price increases.

*The proposal is subject to general terms and conditions as available in Day's purchase agreement. The price quoted in the attached proposal is based on continuous workflow using Day's standard, non-union wage rate performed during regular working hours. All invoices are due upon completion of each phase of the job as outlined above. All previous installments must be received and cleared to proceed to the next stage in the project. All sums not paid when due shall bear interest and costs of collection. The Customer can cancel the job at any time in writing and subject to cancellation charges as follows 25% for design & engineering, 75% if unit is released into production, 100% if unit has completed manufacturing. Substantial Completion is defined as: The product has been delivered to the site and all installation work to the extent possible has been performed by DAY pending any work or final adjustments that may be required after other trades complete their work. Proposal pricing is based on DAY being the exclusive vendor for furnishing product as described in this proposal its installation and maintenance. The Project Price includes only standard insurance limits 3Mm GL 1Mm Auto, 5Mm Excess & Statutory WC.*

Signed \_\_\_\_\_ Print name \_\_\_\_\_ Date \_\_\_\_/\_\_\_\_/\_\_\_\_





**Plan View @ 1st**

SCALE : NONE  
(DEPICTING FEATURES AT  
VARIOUS LEVELS)

DATE	BY	CHKD	DESCRIPTION
10-15-13	GBH		ORIGINAL
1/12/16	JJG		REVISED HOISTWAY WIDTH TO ACCOMODATE 54"
			DOOR.



5000# CAPACITY HOSPITAL  
FRONT ONLY  
DUAL ROPED HYDRO  
UP TO 85' OF TRAVEL

CONTRACT No.

PRELIM

SHEET No.

1 OF 1

# NEW SEWER + WATER MAINS

ORCHID SEWER & WATER CONTRACTING CORP.  
11 DENNIS STREET ← GARDEN CITY PARK, NEW YORK 11040

Office: (516) 747-1311  
Fax: (516) 746-2616

CHRISTOPHER R. FALBO, President

Water And Sewer Lines  
Installed And Repaired

Thursday January 16<sup>th</sup> 2025

Old World Quality Corp  
136 Cherry Valley Ave.  
West Hempstead, NY 11552  
[jenn@oldworldqualitycorp.com](mailto:jenn@oldworldqualitycorp.com) [vinny@oldworldqualitycorp.com](mailto:vinny@oldworldqualitycorp.com)  
Attn: Vinny Muldoon

## ST Pauls.

Job: St. Paul Complex

We will supply and install the necessary labor, materials, machinery, traffic control, for the following work:

✓ A

1. Supply 811 Utility Mark out
2. Retire (2) existing sewer lines at property line (cut and cap off)
3. Disconnect old water line on Stewart Ave, excavate roadway, remove tee, install spool section with (2) couplings
4. Supply and install (1) 10"x 8" and (1) 14"x 8" wet cut at water main in roadway
5. Supply and install up to 2,500' of 8" CL52 ductile iron piping from new wet cut on Stewart Ave to new wet cut on Rockaway Ave
6. Supply up to (3) fire hydrant assembly's on new water main
7. Install (2) tees with service valves for new domestic and fire lines for existing building
8. Backfill, rough grade trenches, patch roadway
9. Bacteria and pressure test water main

✓ B

1. Supply and install up to (5) manholes on new 8" sewer system
2. Supply up to 2000' of 8" DR 18 PVC sewer piping
3. Supply up to 2 sewer connections on Stewart Ave
4. Supply and install up to (2) 8x6 Y connections on new sewer main. Install up to 80' of 6" DR 18 piping to connect building to new sewer main for each of 2 connections
5. Backfill, rough grade, patch roadway

We guarantee OUR labor and materials for one (1) year.

The price for the above proposed work will be **\$990,000.00 (Nine Hundred and Ninety Thousand Dollars)** with a deposit of **\$542,000.00 (Five Hundred and Forty-Two Thousand)** due upon signing contract and the balance is to be paid the same day the work is completed. If payment is made by Credit Card there will be a 3.9% credit card provider fee per transaction.

— BALL PARK only —



**ORCHID SEWER & WATER CONTRACTING CORP.**  
11 DENNIS STREET ← GARDEN CITY PARK, NEW YORK 11040

Office: (516) 747-1311  
Fax: (516) 746-2616

CHRISTOPHER R. FALBO, President

**Water And Sewer Lines  
Installed And Repaired**

If any other work is to be done the owner authorizes the contractor to do all work necessary to complete the job at the owner's expense. Orchid is not responsible for any sprinkler system in line with our work to be replaced by others. Orchid not responsible for landscaping, electrical problems in building. Work cannot begin if ground is frozen.

The owner, herby gives permission to the contractor to place a lien on the property if the bill is not paid, in full, within (15) days after the completion of our work; also subject to a 2% service charge per month.

If you wish us to go ahead with the above proposed work, please sign (1) copy and return to Orchid along with the deposit.

**Notes:**

- 1. This quote is a rough idea of what new sewer lines and water lines could cost
- 2. Price subject to change upon all approved plans
- 3. All permits to be supplied by others or at an extra cost by ORCHID
- 4. Not responsible for utilities not marked out.
- 5. Removal of buried debris (garbage, concrete, boulders, building structures) in line with work will be an additional charge (Removal from ground and trucking away).
- 6. Not responsible for contaminated fill; to be removed at owners' expense.
- 7. Any additional valves, piping or offsets around buried objects will be an extra charge

Accepted: \_\_\_\_\_ Date: \_\_\_\_\_

By: \_\_\_\_\_  
Christopher Falbo, President

X X — Botti Studio —

Phase	Item	Cost	Description	
			<b>The work - as described in the proposal on the 11/16 Agenda</b>	
			The studio will erect scaffold for each of the eight (8) nave stained glass windows and the three (3) sanctuary stained glass windows, photograph document prior to removal all the stained glass window sections in place as well as any sections hanging from a window, and / or found between the stained glass and the exterior protective glass / plywood board up.	
			In that area surround any loose glass will be placed in conservation packing marked to the windows from and section specific based on the elevation drawing and plan supplied by studio prior to commencement of the work.	
			The studio will construct in advance wood trays to accept each section of the stained glass window, each tray will be numbered to the elevation drawing provided by the studio; each stain glass window section will also be identified using conservation tape and labeled on the window but not on painted glazed pieces.	
			All trays will be padded with non-acidic material and vented for convection / air movement and placed it in a wood palletized crate also vented to allow for air movement / convection.	
			Each wood tray will be placed in a wood crate, strapped down for transportation and storage at Botti Studio in a climate controlled, fire / police direct alarmed protected storage area. Botti Studio of Architectural Arts, hereinafter referred to as BSAA in La Porte Indiana. Please note:	
			All stained glass, ventilator casements, skylight stained glass, and skylight frame storage is being provided as a courtesy to Garden City at no charge.	
Removal, Crate, Transport	Cost to Remove, Crate, & Transport all Stained-Glass Windows & Skylight	\$ 99,500	Garden City will maintain full coverage on the windows, ventilators, skylight metal frame while stored at BSAA and provide prior to storage and transportation to BSAA headquarters	
Restoration	1 of 2	\$ 32,400	The cost below is for conservation cleaning on the exterior surfaces of the window and the resecurig of the existing support bars once in a studio situation , additional costs are possible once the window is at a studio and examination is made .	\$ 32,400
Restoration	2 of 2 (A-H)	\$ 88,200	A: The cost below is for the releading / restoration of the stained glass window sections , the replacement of the (1) one missing middle Cherub section	\$ 88,200
Restoration	B	\$ 36,160	B: The cost below is for the releading / restoration of the stained glass window sections , the replacement of the (2) two missing sections	\$ 36,160
Restoration	C	\$ 45,160	C: The cost below is for the releading / restoration of the stained glass window sections , the replacement of missing sections	\$ 45,160
Restoration	D	\$ 27,000	D: The cost below is for the releading / restoration of the stained glass window sections	\$ 27,000
Restoration	E	\$ 35,100	E: The cost below is for the releading / restoration of the stained glass window sections	\$ 35,100
Restoration	F	\$ 34,017	F: The cost below is for the releading / restoration of the stained glass window sections , the replacement of the (2) two missing sections	\$ 34,017
Restoration	G	\$ 35,850	G: The cost below is for the releading / restoration of the stained glass window sections , the replacement of the missing upper section	\$ 35,850
Restoration	H	\$ 35,850	H: The cost below is for the releading / restoration of the stained glass window sections , the replacement of the missing upper section	\$ 35,850
Restoration	Skylight	\$ 77,982	The cost below is for the releading / restoration of the stained glass window sections , the replacement of the missing sections	\$ 77,982
Restoration	Removal of the Skykight Frame	\$ -	To be determined once access is made available and if their is a reason to move from its current location	\$ -
	Total Restore	\$ 447,719		
Reinstallation		\$ 47,416	Reinstallation of stained glass windows once restored and assuming they will go back into their original frame locations , inclusive of scaffold and interior interstial venting / convection	\$ 47,416
	Total All Phases	\$ 594,635		
Insurance	Annual Insurance Estimate while in storage as per our Insurers	\$6,000	Please Note that this estimate was based on the MIR Appraisal Document that was provided to our insurance experts. The MIR Appraisal Document <b>DID NOT</b> include a valuation of the Skylight.	

ST Pauls  
CHAPEL

10.

BALL PARK  
Costs

FOR  
CHAPEL  
STAINED GLASS  
WINDOWS.

ST Pauls  
skyline windows  
WINDOWS

220 East 138th Street • Bronx, NY 10451 • 212.491.3000 • Fax 212.491.5630 • www.skylinewindows.com

- Any removal or reinstallation of interior obstructions or exterior trim or masonry covers only accessible from the exterior via rig, or pipe scaffold prior to replacement
- Any interior re-finishing work after removal and replacement beyond that which is specifically damaged by our manpower beyond the typical installation impacts given typical existing conditions
- Removal or reinstallation of any window treatments
- Preparation of the spaces, moving of furniture, protection of personal belongings, etc
- Any non-standard window operation, or additional window or door types
- Any thermal modeling or simulations
- Any A/C installations, attic stock A/C sashes or half sashes
- Payment or performance bond
- Any liquidated damages or contingent assignments
- Any removal / re-installation of interior or exterior 'storm' windows
- Any removal and re-installation of existing exterior security guards or gates
- Any external hoisting, scaffold drops or pipe scaffolding
- Field test(s) or lab test(s), including for thermal or acoustic performance
- Sidewalk bridge, site safety protection or designated site safety personnel
- Any landmark or historic applications / forms, DOB permitting, building code or life safety egress analysis work

APPROX  
Budgets  
only

V. BUDGET range

\$ 2,150,000 to \$ 2,325,000

Thank you very much for this opportunity to budget this potential one-of-a-kind National Register work. We look forward to speaking to you about your potential 'next steps' in the balance of 2025 and into 2026 if this budget meets with your preliminary approval. We are available to discuss this project further (and schedule a site visit?) as your schedule allows. We are always glad to see historic buildings preserved and repurposed for future generations. Attached is a REPRESENTATIVE PROJECT LIST for our Landmark window being offered as part of this budget.

Sincerely,

Steven M. Heuss

Architectural Volume Sales / Senior Project Manager

SKYLINE WINDOWS

SCHÜCO  
EXCLUSIVE DISTRIBUTOR  
USA • CANADA • MEXICO

220 East 138th Street, Bronx, NY 10451  
D: 646-273-1490 | O: 212-491-3000  
C: 646-831-0712  
sheuss@skylinewindows.com  
skylinewindows.com

cc: Steven Kraus – Chairman of Skyline Windows, LLC, file

BALU PARK  
only



Table A-1  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Cost Summary

Ancillary Costs (10%) (Division 1) \$830,000  
Structural Stabilization \$2,620,000

Abatement Cost Breakdown by Floor (Division 2)

Sub-Basement \$370,000  
Basement \$1,040,000  
First Floor \$2,350,000  
Second Floor \$490,000  
Third Floor \$230,000  
Fourth Floor \$430,000  
Fifth Floor \$200,000  
Sixth Floor (Clock Tower) \$10,000  
Exterior \$90,000  
Subtotal \$8,660,000

Performance Bonds and Payment Bonds (5%) \$440,000  
General Allowance (10%) \$870,000

**Total Construction Cost \$9,970,000**

Construction Administration/Oversight Fees (8%) \$800,000

**Total Project Cost \$10,770,000**

Note:

1. Ancillary costs assumed to be 10% of structural stabilization and abatement costs, and includes mobilization/demobilization, temporary facilities/utilities, permits, submittals, safety and project closeout.

St Pauls

-Vinny's Copy -

12.

- Abatement x Cost Estimate x

Table A-2  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE  
Asbestos-Containing Materials

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
SB-1	Debris	Sub-Basement	10,800 Cu. Ft.	\$23.00	\$248,400.00
SB-2	Fire Doors	Sub-Basement	10 Each	\$150.00	\$1,500.00
SB-3	Decontamination Unit		1 units	\$5,000.00	\$5,000.00
SB-4	Disposal of packaged ACM waste (30 cubic yard container)		20 each	\$4,500.00	\$90,000.00
Sub-Basement Subtotal					\$344,900.00
B-1	9" x 9" Tan Floor Tile	Basement	9,763 Sq. Ft.	\$30.00	\$292,890.00
B-2	Loose Transite Board	Basement	5 Sq. Ft.	\$30.00	\$150.00
B-3	2' x 2' "Perforated" Ceiling Tile (Transite)	Basement	869 Sq. Ft.	\$30.00	\$26,070.00
B-4	White Air Cell Pipe Wrap	Basement	1,744 Ln. Ft.	\$60.00	\$104,640.00
B-5	Pipe Joint Cement to White Air Cell Pipe Wrap	Basement	407 Each	\$60.00	\$24,420.00

Table A-2  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE  
Asbestos-Containing Materials

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
B-6	1' x 1' White Floor Tile	Basement	288 Sq. Ft.	\$30.00	\$8,640.00
B-7	Transite Electric Panel	Basement	80 Sq. Ft.	\$30.00	\$2,400.00
B-8	1' x 1' White w/Brown Streaks Floor Tile	Basement	960 Sq. Ft.	\$30.00	\$28,800.00
B-9	Mastic to 1' x 1' White w/Brown Streaks Floor Tile	Basement	960 Sq. Ft.	\$30.00	\$28,800.00
B-10	9' x 9" Brown w/Orange Streaks Floor Tile	Basement	504 Sq. Ft.	\$30.00	\$15,120.00
B-11	Stored Transite Panels	Basement	16 Sq. Ft.	\$30.00	\$480.00
B-12	Window Caulk	Basement	250 Sq. Ft.	\$45.00	\$11,250.00
B-13	Fire Doors	Basement	10 Each	\$150.00	\$1,500.00
B-14	Decontamination Unit	Basement	3 units	\$5,000.00	\$15,000.00
B-15	Disposal of packaged ACM waste (30 cubic yard container)	Basement	40 Each	\$4,500.00	\$180,000.00
Basement Subtotal					\$740,160.00

Table A-2  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Asbestos-Containing Materials

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
FF-1	2' x 2' Smooth Ceiling Tile (Transite)	First Floor	324 Sq. Ft.	\$30.00	\$9,720.00
FF-2	9" x 9" Tan Floor Tile	First Floor	2,284 Sq. Ft.	\$30.00	\$68,520.00
FF-3	Wall/Ceiling Plaster - Brown Coat	First Floor	66,653 Sq. Ft.	\$23.00	\$1,533,019.00
FF-4	9" x 9" Grey Floor Tile	First Floor	350 Sq. Ft.	\$30.00	\$10,500.00
FF-5	Mastic to 9" x 9" Grey Floor Tile	First Floor	350 Sq. Ft.	\$30.00	\$10,500.00
FF-6	Drywall Joint Compound	First Floor	370 Sq. Ft.	\$23.00	\$8,510.00
FF-7	1" x 1' Tan w/Blue Streaks Floor Tile	First Floor	2,700 Sq. Ft.	\$30.00	\$81,000.00
FF-8	9" x 9" Brown Floor Tile	First Floor	2,310 Sq. Ft.	\$30.00	\$69,300.00
FF-9	Fire Doors	First Floor	10 Each	\$150.00	\$1,500.00
FF-10	Decontamination Unit	First Floor	3 units	\$5,000.00	\$15,000.00
FF-11	Disposal of packaged ACM waste (30 cubic yard container)	First Floor	6 Each	\$4,500.00	\$27,000.00
First Floor Subtotal					\$1,834,569.00

Table A-2  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE  
Asbestos-Containing Materials

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
SF-1	2' x 2' Smooth Ceiling Tile (Transite)	Second Floor	1,158 Sq. Ft.	\$30.00	\$34,740.00
SF-2	1' x 1' White w/Brown Streaks Floor Tile	Second Floor	350 Sq. Ft.	\$30.00	\$10,500.00
SF-3	Mastic 1' x 1' White w/Brown Streaks Floor Tile	Second Floor	350 Sq. Ft.	\$30.00	\$10,500.00
SF-4	Drywall Joint Compound	Second Floor	649 Sq. Ft.	\$23.00	\$14,927.00
SF-5	Organ Insulation Board	Second Floor	220 Sq. Ft.	\$30.00	\$6,600.00
SF-6	9" x 9" Brown Floor Tile	Second Floor	137 Sq. Ft.	\$30.00	\$4,110.00
SF-7	1' x 1' Tan w/Brown Streaks Floor Tile	Second Floor	596 Sq. Ft.	\$30.00	\$17,880.00
SF-8	9" x 9" Brown Floor Tile (Under Self Stick)	Second Floor	280 Sq. Ft.	\$30.00	\$8,400.00
SF-9	Fire Doors	Second Floor	10 Each	\$150.00	\$1,500.00
SF-10	Decontamination Unit	Second Floor	3 units	\$5,000.00	\$15,000.00
SF-11	Disposal of packaged ACM waste (30 cubic yard container)	Second Floor	3 Each	\$4,500.00	\$13,500.00
Second Floor Subtotal					\$137,657.00

Table A-2  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE  
Asbestos-Containing Materials

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
TF-1	2' x 2' Smooth Ceiling Tile (Transite)	Third Floor	1,148 Sq. Ft	\$30.00	\$34,440.00
TF-2	9" x 9" Brown Floor Tile	Third Floor	352 Sq. Ft	\$30.00	\$10,560.00
TF-3	Drywall Joint Compound	Third Floor	16 Sq. Ft	\$23.00	\$368.00
TF-4	9" x 9" Tan Floor Tile	Third Floor	32 Sq. Ft	\$30.00	\$960.00
TF-5	1' x 1' White Floor Tile	Third Floor	54 Sq. Ft	\$30.00	\$1,620.00
TF-6	Fire Doors	Third Floor	10 Each	\$150.00	\$1,500.00
TF-7	Decontamination Unit	Third Floor	3 units	\$5,000.00	\$15,000.00
TF-8	Disposal of packaged ACM waste (30 cubic yard container)	Third Floor	3 Each	\$4,500.00	\$13,500.00
Third Floor Subtotal					\$77,948.00



Table A-2  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Asbestos-Containing Materials

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
FoF-1	Transite Board Ceiling	Fourth Floor	80 Sq. Ft	\$30.00	\$2,400.00
FoF-2	Electrical Panel Board	Fourth Floor	8 Sq. Ft	\$30.00	\$240.00
FoF-3	9" x 9" Tan Floor Tile	Fourth Floor	850 Sq. Ft	\$30.00	\$25,500.00
FoF-4	9" x 9" Black Floor Tile w/White Streaks	Fourth Floor	850 Sq. Ft	\$30.00	\$25,500.00
FoF-5	Drywall Joint Compound	Fourth Floor	1,250 Sq. Ft	\$23.00	\$28,750.00
FoF-6	Fire Doors	Fourth Floor	10 Each	\$150.00	\$1,500.00
FoF-7	Decontamination Unit	Fourth Floor	3 units	\$5,000.00	\$15,000.00
FoF-8	Disposal of packaged ACM waste (30 cubic yard container)	Fourth Floor	3 Each	\$4,500.00	\$13,500.00
Fourth Floor Subtotal					\$112,390.00

Table A-2  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Asbestos-Containing Materials

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
FiF-1	9" x 9" Tan Floor Tile	Fifth Floor	3,360 Sq. Ft	\$30.00	\$100,800.00
FiF-2	Drywall Joint Compound	Fifth Floor	1,825 Sq. Ft	\$23.00	\$41,975.00
FiF-3	White Air Cell Pipe Wrap	Fifth Floor	15 Sq. Ft	\$60.00	\$900.00
FiF-4	Fire Doors	Fifth Floor	10 Each	\$150.00	\$1,500.00
FiF-5	Decontamination Unit	Fifth Floor	3 units	\$5,000.00	\$15,000.00
FiF-6	Disposal of packaged ACM waste (30 cubic yard container)	Fifth Floor	3 Each	\$4,500.00	\$13,500.00
Fifth Floor Subtotal					\$173,675.00

Total Asbestos-Containing Material Abatement Cost: \$3,421,299.00

\* Quantities are estimated and should be verified by the contractor prior to bidding or abatement.  
SF = square feet, LF = linear feet, CY = cubic yard

Table A-3  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Lead-Based Paint

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
SB-1	Ceiling Beam	Sub-Basement	175 Sq. Ft.	\$25.00	\$4,375.00
SB-2	Decontamination Unit	---	1 units	\$5,000.00	\$5,000.00
SB-3	Disposal of packaged LBP waste	---	175 Sq. Ft.	\$5.00	\$875.00
Sub-Basement Subtotal					\$10,250.00
B-1	Ceiling Beam	Basement	125 Sq. Ft.	\$25.00	\$3,125.00
B-2	Window Casing	Basement	1,300 Sq. Ft.	\$25.00	\$32,500.00
B-3	Pipe	Basement	575 Sq. Ft.	\$25.00	\$14,375.00
B-4	Door Casing	Basement	380 Sq. Ft.	\$25.00	\$9,500.00
B-5	Door	Basement	645 Sq. Ft.	\$25.00	\$16,125.00
B-6	Wall	Basement	500 Sq. Ft.	\$25.00	\$12,500.00

Table A-3  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Lead-Based Paint

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
B-7	Column	Basement	135 Sq. Ft.	\$25.00	\$3,375.00
B-8	Cabinets	Basement	175 Sq. Ft.	\$25.00	\$4,375.00
B-9	Ceiling	Basement	1,532 Sq. Ft.	\$25.00	\$38,300.00
B-10	Window apron	Basement	20 Sq. Ft.	\$25.00	\$500.00
B-11	Window Sash	Basement	60 Sq. Ft.	\$25.00	\$1,500.00
B-12	Window Frame	Basement	80 Sq. Ft.	\$25.00	\$2,000.00
B-13	Structural Steel under Stairs	Basement	30 Sq. Ft.	\$25.00	\$750.00
B-14	Upper Wall	Basement	440 Sq. Ft.	\$25.00	\$11,000.00
B-15	Lower Wall	Basement	440 Sq. Ft.	\$25.00	\$11,000.00
B-16	Wall Shelving	Basement	90 Sq. Ft.	\$25.00	\$2,250.00
B-17	Structural Steel	Basement	40 Sq. Ft.	\$25.00	\$1,000.00
B-18	Decontamination Unit	Basement	3 units	\$5,000.00	\$15,000.00
B-19	Disposal of packaged LBP waste	Basement	6,567 Sq. Ft.	\$5.00	\$32,835.00
Basement Subtotal					\$212,010.00

Table A-3  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Lead-Based Paint

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
FF-1	Mantle	First Floor	25 Sq. Ft.	\$25.00	\$625.00
FF-2	Wall	First Floor	12,350 Sq. Ft.	\$25.00	\$308,750.00
FF-3	Window Casing	First Floor	90 Sq. Ft.	\$25.00	\$2,250.00
FF-4	Window Shutter Frame	First Floor	25 Sq. Ft.	\$25.00	\$625.00
FF-5	Column	First Floor	180 Sq. Ft.	\$25.00	\$4,500.00
FF-6	Door Casing	First Floor	40 Sq. Ft.	\$25.00	\$1,000.00
FF-7	Lower Wall	First Floor	650 Sq. Ft.	\$25.00	\$16,250.00
FF-8	Upper Wall	First Floor	545 Sq. Ft.	\$25.00	\$13,625.00
FF-9	Decontamination Unit	First Floor	3 units	\$5,000.00	\$15,000.00
FF-10	Disposal of packaged LBP waste	First Floor	13,905 Each	\$5.00	\$69,525.00
First Floor Subtotal					\$432,150.00

Table A-3  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Lead-Based Paint

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
SF-1	Wall	Second Floor	6,510 Sq. Ft.	\$25.00	\$162,750.00
SF-2	Ceiling	Second Floor	2,475 Sq. Ft.	\$25.00	\$61,875.00
SF-3	Exit Door	Second Floor	65 Sq. Ft.	\$25.00	\$1,625.00
SF-4	Exit Door Frame	Second Floor	40 Sq. Ft.	\$25.00	\$1,000.00
SF-5	Exit Door Casing	Second Floor	40 Sq. Ft.	\$25.00	\$1,000.00
SF-6	Decontamination Unit	Second Floor	3 units	\$5,000.00	\$15,000.00
SF-7	Disposal of packaged LBP waste	Second Floor	9,130 Each	\$5.00	\$45,650.00
Second Floor Subtotal					\$288,900.00
TF-1	Wall	Third Floor	1,380 Sq. Ft.	\$25.00	\$34,500.00
TF-2	Baseboard	Third Floor	83 Sq. Ft.	\$25.00	\$2,075.00
TF-3	Fire Door	Third Floor	40 Sq. Ft.	\$25.00	\$1,000.00
TF-4	Exit Door Casing	Third Floor	30 Sq. Ft.	\$25.00	\$750.00

Table A-3  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Lead-Based Paint

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
TF-5	Decontamination Unit	Third Floor	3 units	\$5,000.00	\$15,000.00
TF-6	Disposal of packaged LBP waste	Third Floor	1,533 Sq. Ft.	\$5.00	\$7,665.00
Third Floor Subtotal					\$60,990.00
FoF-1	Wall	Fourth Floor	7,896 Sq. Ft.	\$25.00	\$197,400.00
FoF-2	Baseboard	Fourth Floor	30 Sq. Ft.	\$25.00	\$750.00
FoF-3	Sink	Fourth Floor	6 Sq. Ft.	\$25.00	\$150.00
FoF-4	Decontamination Unit	Fourth Floor	3 units	\$5,000.00	\$15,000.00
FoF-5	Disposal of packaged LBP waste	Fourth Floor	7,932 Each	\$5.00	\$39,660.00
Fourth Floor Subtotal					\$252,960.00
E-1	Fire Escape 1 Fence Rail	Exterior	750 Sq. Ft.	\$25.00	\$18,750.00
E-2	Door Frame	Exterior	25 Sq. Ft.	\$25.00	\$625.00
E-3	Fire Escape 2 I-Beam	Exterior	1,250 Sq. Ft.	\$25.00	\$31,250.00

Table A-3  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Lead-Based Paint

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
E-4	Roof Level Fire Escape Stairs	Exterior	375 Sq. Ft.	\$25.00	\$9,375.00
E-5	Door Casing	Exterior	25 Sq. Ft.	\$25.00	\$625.00
E-6	Decontamination Unit	Exterior	3 units	\$5,000.00	\$15,000.00
E-7	Disposal of packaged LBP waste	Exterior	2,425 Sq. Ft.	\$5.00	\$12,125.00
Exterior Subtotal					\$87,750.00

Total Lead-Based Paint/Coatings Abatement Cost: \$1,345,010.00

\* Quantities are estimated and should be verified by the contractor prior to bidding or abatement.  
SF = square feet, LF = linear feet, CY = cubic yard



Table A-4  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Polychlorinated Biphenyls (PCBs)

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost**	Cost
B-1	Ballasts (PCB/leaking)	Basement	183 ballasts	\$320.00	\$640.00
B-2	Manpower for handling and removal of items	Basement	48 hours	\$80.00	\$3,840.00
Basement Subtotal					\$4,480.00
FF-1	Ballasts (PCB/leaking)	First Floor	197 ballasts	\$320.00	\$640.00
FF-2	Manpower for handling and removal of items	First Floor	56 hours	\$80.00	\$4,480.00
First Floor Subtotal					\$5,120.00
SF-1	Ballasts (PCB/leaking)	Second Floor	20 ballasts	\$320.00	\$320.00
SF-2	Manpower for handling and removal of items	Second Floor	8 hours	\$80.00	\$640.00
Second Floor Subtotal					\$960.00

Table A-4  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Polychlorinated Biphenyls (PCBs)

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost**	Cost
TF-1	Ballasts (PCB/leaking)	Third Floor	52 ballasts	\$320.00	\$320.00
TF-2	Manpower for handling and removal of items	Third Floor	16 hours	\$80.00	\$1,280.00
Third Floor Subtotal					\$1,600.00
FoF-1	Ballasts (PCB/leaking)	Fourth Floor	5 ballasts	\$320.00	\$320.00
FoF-2	Manpower for handling and removal of items	Fourth Floor	4 hours	\$80.00	\$320.00
Fourth Floor Subtotal					\$640.00
FiF-1	Ballasts (PCB/leaking)	Fifth Floor	8 ballasts	\$320.00	\$320.00
FiF-2	Manpower for handling and removal of items	Fifth Floor	4 hours	\$80.00	\$320.00
Fifth Floor Subtotal					\$640.00

Total PCB Abatement Cost: \$13,440.00

\* Quantities are estimated and should be verified by the contractor prior to bidding or abatement.  
\*\* Unit cost for ballasts is for disposal of one drum of ballasts (~ 150 ballasts per drum).

Table A-5  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Universal Waste

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost**	Cost
B-1	Fluorescent Lamps	Basement	19 CFL	\$6.00	\$114.00
B-2	Fluorescent Lamps	Basement	218 Four-Foot Lamps	\$0.75	\$654.00
B-3	Fluorescent Lamps	Basement	82 Eight-Foot Lamps	\$0.75	\$492.00
B-4	Fluorescent Lamps	Basement	24 Four-Foot U-Tube Lamps	\$0.75	\$144.00
B-5	Metal Halide Lamp	Basement	1 Lamp	\$6.00	\$6.00
B-6	Emergency Light Battery	Basement	6 Batteries	\$10.00	\$60.00
B-7	Exit Sign Battery	Basement	1 Battery	\$10.00	\$10.00
B-8	Sealed Lead-Acid Batteries	Basement	8 Batteries	\$10.00	\$80.00
B-9	Manpower for handling and removal of items	Basement	96 hours	\$80.00	\$7,680.00
Basement Subtotal					\$9,240.00

Table A-5  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Universal Waste

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost**	Cost
FF-1	Fluorescent Lamps	First Floor	2 CFL	\$6.00	\$12.00
FF-2	Fluorescent Lamps	First Floor	2 One-Foot Lamps	\$0.75	\$1.50
FF-3	Fluorescent Lamps	First Floor	304 Four-Foot Lamps	\$0.75	\$912.00
FF-4	Fluorescent Lamps	First Floor	34 Eight-Foot Lamps	\$0.75	\$204.00
FF-5	Emergency Light Batteries	First Floor	6 Batteries	\$10.00	\$60.00
FF-6	Manpower for handling and removal of items	First Floor	92 hours	\$80.00	\$7,360.00
First Floor Subtotal					\$8,549.50

Table A-5  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Universal Waste

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost**	Cost
SF-1	Fluorescent Lamps	Second Floor	1 CFL	\$6.00	\$6.00
SF-2	Fluorescent Lamps	Second Floor	1 Two-Foot Lamp	\$0.75	\$1.50
SF-3	Fluorescent Lamps	Second Floor	34 Four-Foot Lamps	\$0.75	\$102.00
SF-4	Fluorescent Lamps	Second Floor	17 Eight-Foot Lamps	\$0.75	\$102.00
SF-5	Emergency Light Batteries	Second Floor	7 Batteries	\$10.00	\$70.00
SF-6	Manpower for handling and removal of items	Second Floor	20 hours	\$80.00	\$1,600.00
Second Floor Subtotal					\$1,881.50

Table A-5  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Universal Waste

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost**	Cost
TF-1	Fluorescent Lamps	Third Floor	3 CFL	\$6.00	\$18.00
TF-2	Fluorescent Lamps	Third Floor	2 Two-Foot Lamps	\$0.75	\$3.00
TF-3	Fluorescent Lamps	Third Floor	1 Three-Foot Lamp	\$0.75	\$2.25
TF-4	Fluorescent Lamps	Third Floor	78 Four-Foot Lamps	\$0.75	\$234.00
TF-5	Fluorescent Lamps	Third Floor	4 Eight-Foot Lamps	\$0.75	\$24.00
TF-6	Emergency Light Batteries	Third Floor	4 Batteries	\$10.00	\$40.00
TF-7	Manpower for handling and removal of items	Third Floor	28 hours	\$80.00	\$2,240.00
Third Floor Subtotal					\$2,561.25

Table A-5  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Universal Waste

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost**	Cost
FoF-1	Fluorescent Lamps	Fourth Floor	1 CFL	\$6.00	\$6.00
FoF-2	Fluorescent Lamps	Fourth Floor	6 Four-Foot Lamps	\$0.75	\$18.00
FoF-3	Fluorescent Lamps	Fourth Floor	2 Circular Bulbs	\$0.75	\$5.00
FoF-4	Emergency Light Battery	Fourth Floor	1 Batteries	\$10.00	\$10.00
FoF-5	Aerosol Spray Cans	Fourth Floor	3 Cans	\$10.00	\$30.00
FoF-6	Manpower for handling and removal of items	Fourth Floor	6 hours	\$80.00	\$480.00
Fourth Floor Subtotal					\$549.00
FiF-1	Fluorescent Lamps	Fifth Floor	8 Circular Bulbs	\$0.75	\$19.00
FiF-2	Manpower for handling and removal of items	Fifth Floor	4 hours	\$80.00	\$320.00
Fifth Floor Subtotal					\$339.00

Total Universal Waste Abatement Cost: \$23,120.25

\* Quantities are estimated and should be verified by the contractor prior to bidding or abatement.  
\*\* Units costs: \$0.75/ft fluorescent lamps, \$6 per metal halide bulb, \$10 per battery and aerosol can

Table A-6  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Refrigerant-Containing Equipment

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
B-1	Refrigerator	Basement	1	\$5,000.00	\$5,000.00
B-2	Walk-In Refrigerator/Freezer	Basement	1	\$5,000.00	\$5,000.00
B-3	Manpower for handling and removal of items (hours)	Basement	16	\$80.00	\$1,280.00
Basement Subtotal					\$11,280.00
FF-1	HVAC Split Unit	First Floor	1	\$5,000.00	\$5,000.00
FF-2	Water Fountain	First Floor	1	\$410.00	\$410.00
FF-3	Manpower for handling and removal of items (hours)	First Floor	8	\$80.00	\$640.00
First Floor Subtotal					\$6,050.00



Table A-6  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Refrigerant-Containing Equipment

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
SF-1	Water Fountain	Second Floor	1	\$410.00	\$410.00
SF-2	Manpower for handling and removal of items (hours)	Second Floor	2	\$80.00	\$160.00
Second Floor Subtotal					\$570.00
TF-1	Water Fountain	Third Floor	1	\$410.00	\$410.00
TF-2	Manpower for handling and removal of items (hours)	Third Floor	2	\$80.00	\$160.00
Third Floor Subtotal					\$570.00

Total Refrigerant-Containing Equipment Abatement Cost: \$18,470.00

\* Quantities are estimated and should be verified by the contractor prior to bidding or abatement.

Table A-7  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Chemical and Petroleum Products

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost**	Cost
B-1	1-Gallon Bathroom Disinfectant	Basement	1	\$240.00	\$240.00
B-2	1-Gallon Hand Soap	Basement	1	\$240.00	Included in Item B-1 Above
B-3	1-Quart Ammonia	Basement	1	\$240.00	Included in Item B-1 Above
B-4	1-Quart Bleach	Basement	1	\$240.00	Included in Item B-1 Above
B-5	3-Gallon Ammonia	Basement	1	\$240.00	Included in Item B-1 Above
B-6	Saxon Oven Grill Cleaner	Basement	1	\$240.00	Included in Item B-1 Above
B-7	Halon System	Basement	1	\$1,000.00	\$1,000.00
B-8	1-Gallon Paint Cans	Basement	4	\$240.00	Included in Item B-1 Above
B-9	12-Oz. Pipe Thread Cleaner	Basement	1	\$240.00	Included in Item B-1 Above
B-10	16-Oz. Pipe Dope	Basement	1	\$240.00	Included in Item B-1 Above
B-11	1-Gallon Furnace Cement	Basement	1	\$240.00	Included in Item B-1 Above

Table A-7  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Chemical and Petroleum Products

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost**	Cost
B-12	1-Pint Compound	Basement	1	\$240.00	Included in Item B-1 Above
B-13	1-Gallon Sterilite One-Step Spray Powder	Basement	7	\$240.00	Included in Item B-1 Above
B-14	Silver Kiln	Basement	1	\$500.00	\$500.00
B-15	Manpower for handling and removal of items (hours)	Basement	8	\$80.00	\$640.00
Basement Subtotal					\$2,380.00
FF-1	1-Gallon Zep Cleaner	First Floor	1	\$240.00	\$240.00
FF-2	Fire Extinguishers	First Floor	9	\$110.00	\$990.00
FF-3	Manpower for handling and removal of items (hours)	First Floor	4	\$80.00	\$320.00
First Floor Subtotal					\$1,550.00
SF-1	Fire Extinguisher	Second Floor	1	\$110.00	\$110.00
SF-2	Manpower for handling and removal of items (hours)	Second Floor	2	\$80.00	\$160.00

Table A-7  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Chemical and Petroleum Products

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost**	Cost
Second Floor Subtotal					\$270.00
TF-1	32-oz. Fantastic Cleaner	Third Floor	1	\$240.00	\$240.00
TF-2	Quart Clorox	Third Floor	1	\$240.00	Included in Item TF-1 Above
TF-3	Fire Extinguisher	Third Floor	1	\$110.00	\$110.00
TF-4	Manpower for handling and removal of items (hours)	Third Floor	4	\$80.00	\$320.00
Third Floor Subtotal					\$670.00

Table A-7  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Chemical and Petroleum Products

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost**	Cost
FoF-1	1-Gallon Paint Can	Fourth Floor	1	\$240.00	\$240.00
FoF-2	Bottle of Carpet Shampoo	Fourth Floor	1	\$240.00	Included in Item FoF-1 Above
FoF-3	Manpower for handling and removal of items (hours)	Fourth Floor	2	\$80.00	\$160.00
Fourth Floor Subtotal					\$400.00

Chemical and Petroleum Products Abatement Cost: \$5,270.00

\* Quantities are estimated and should be verified by the contractor prior to bidding or abatement.  
\*\* Unit cost for liquid waste is \$200 per drum (~ 21 containers per drum)

Table A-8  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Miscellaneous Items, Materials and Equipment

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
B-1	Smoke Detectors	Basement	53	\$240.00	\$240.00
B-2	Manpower for handling and removal of items (hours)	Basement	16	\$80.00	\$1,280.00
Basement Subtotal					\$1,520.00
FF-1	Smoke Detectors	First Floor	44	\$240.00	\$240.00
FF-2	Manpower for handling and removal of items (hours)	First Floor	16	\$80.00	\$1,280.00
First Floor Subtotal					\$1,520.00
SF-1	Smoke Detectors	Second Floor	33	\$240.00	\$240.00
SF-2	Manpower for handling and removal of items (hours)	Second Floor	12	\$80.00	\$960.00
Second Floor Subtotal					\$1,200.00

Table A-8  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Miscellaneous Items, Materials and Equipment

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
TF-1	Smoke Detectors	Third Floor	41	\$240.00	\$240.00
TF-2	Manpower for handling and removal of items (hours)	Third Floor	16	\$80.00	\$1,280.00
Third Floor Subtotal					\$1,520.00
FoF-1	Smoke Detectors	Fourth Floor	19	\$240.00	\$240.00
FoF-2	Manpower for handling and removal of items (hours)	Fourth Floor	8	\$80.00	\$640.00
Fourth Floor Subtotal					\$880.00
FiF-1	Smoke Detectors	Fifth Floor	4	\$240.00	\$240.00
FiF-2	Manpower for handling and removal of items (hours)	Fifth Floor	2	\$80.00	\$160.00
Fifth Floor Subtotal					\$400.00

Miscellaneous Items, Materials and Equipment Abatement Cost: \$7,040.00

\* Quantities are estimated and should be verified by the contractor prior to bidding or abatement.  
\*\* Unit cost for smoke detectors is for disposal of one drum of smoke detectors (~ 75 smoke detectors per drum).

Table A-9  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Mold Remediation

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
SB-1	Manpower for handling, removal and cleaning (hours)	Sub-Basement	1,400	\$2.50	\$3,500.00
SB-2	Disposal of mold waste (30 cubic yard container)	Sub-Basement	1	\$1,200.00	\$1,200.00
Sub-Basement Subtotal					\$4,700.00
B-1	Manpower for handling, removal and cleaning (hours)	Basement	13,700	\$2.50	\$34,250.00
B-2	Disposal of mold waste (30 cubic yard container)	Basement	5	\$1,200.00	\$6,000.00
Basement Subtotal					\$40,250.00
FF-1	Manpower for handling, removal and cleaning (hours)	First Floor	13,700	\$2.50	\$34,250.00
FF-2	Disposal of mold waste (30 cubic yard container)	First Floor	5	\$1,200.00	\$6,000.00
First Floor Subtotal					\$40,250.00



Table A-9  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Mold Remediation

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
SF-1	Manpower for handling, removal and cleaning (hours)	Second Floor	13,600	\$2.50	\$34,000.00
SF-2	Disposal of mold waste (30 cubic yard container)	Second Floor	5	\$1,200.00	\$6,000.00
Second Floor Subtotal					\$40,000.00
TF-1	Manpower for handling, removal and cleaning (hours)	Third Floor	12,300	\$2.50	\$30,750.00
TF-2	Disposal of mold waste (30 cubic yard container)	Third Floor	5	\$1,200.00	\$6,000.00
Third Floor Subtotal					\$36,750.00
FoF-1	Manpower for handling, removal and cleaning (hours)	Fourth Floor	6,600	\$2.50	\$16,500.00
FoF-2	Disposal of mold waste (30 cubic yard container)	Fourth Floor	3	\$1,200.00	\$3,600.00
Fourth Floor Subtotal					\$20,100.00

Table A-9  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Mold Remediation

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
FiF-1	Manpower for handling, removal and cleaning (hours)	Fifth Floor	2,200	\$2.50	\$5,500.00
FiF-2	Disposal of mold waste (30 cubic yard container)	Fifth Floor	3	\$1,200.00	\$3,600.00
Fifth Floor Subtotal					\$9,100.00
SiF-1	Manpower for handling, removal and cleaning (hours)	Sixth Floor (Clock Tower)	200	\$2.50	\$500.00
SiF-2	Disposal of guano waste (30 cubic yard container)	Sixth Floor (Clock Tower)	1	\$1,200.00	\$1,200.00
Sixth Floor (Clock Tower) Subtotal					\$1,700.00

Mold Remediation Cost: \$192,850.00

\* Square feet. Quantities are estimated and should be verified by the contractor prior to bidding or abatement/remediation.

Table A-10  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Guano Cleanup

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
TF-1	Manpower for handling and removal of items (hours)	Third Floor	10,147	\$2.50	\$25,367.50
TF-2	Disposal of guano waste (30 cubic yard container)	Third Floor	4	\$1,200.00	\$4,800.00
Third Floor Subtotal					\$30,167.50
FoF-1	Manpower for handling and removal of items (hours)	Fourth Floor	11,267	\$2.50	\$28,167.50
FoF-2	Disposal of guano waste (30 cubic yard container)	Fourth Floor	4	\$1,200.00	\$4,800.00
Fourth Floor Subtotal					\$32,967.50
FiF-1	Manpower for handling and removal of items (hours)	Fifth Floor	2,700	\$2.50	\$6,750.00
FiF-2	Disposal of guano waste (30 cubic yard container)	Fifth Floor	3	\$1,200.00	\$3,600.00
Fifth Floor Subtotal					\$10,350.00

Table A-10  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Guano Cleanup

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
SiF-1	Manpower for handling and removal of items (hours)	Sixth Floor (Clock Tower)	800	\$2.50	\$2,000.00
SiF-2	Disposal of guano waste (30 cubic yard container)	Sixth Floor (Clock Tower)	2	\$1,200.00	\$2,400.00
Sixth Floor (Clock Tower) Subtotal					\$4,400.00

Guano Removal Cost: \$77,885.00

\* Square feet. Quantities are estimated and should be verified by the contractor prior to bidding or abatement/removal.

Table A-11  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

General Cleaning

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
SB-1	Manpower for handling, removal and cleaning (hours)	Sub-Basement	2,700	\$0.50	\$1,350.00
SB-2	Disposal of waste (30 cubic yard container)	Sub-Basement	1	\$1,200.00	\$1,200.00
Sub-Basement Subtotal					\$2,550.00
B-1	Manpower for handling, removal and cleaning (hours)	Basement	27,400	\$0.50	\$13,700.00
B-2	Disposal of waste (30 cubic yard container)	Basement	3	\$1,200.00	\$3,600.00
Basement Subtotal					\$17,300.00
FF-1	Manpower for handling, removal and cleaning (hours)	First Floor	27,400	\$0.50	\$13,700.00
FF-2	Disposal of waste (30 cubic yard container)	First Floor	3	\$1,200.00	\$3,600.00
First Floor Subtotal					\$17,300.00

Table A-11  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

General Cleaning

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
SF-1	Manpower for handling, removal and cleaning (hours)	Second Floor	27,200	\$0.50	\$13,600.00
SF-2	Disposal of waste (30 cubic yard container)	Second Floor	3	\$1,200.00	\$3,600.00
Second Floor Subtotal					\$17,200.00
TF-1	Manpower for handling, removal and cleaning (hours)	Third Floor	24,500	\$0.50	\$12,250.00
TF-2	Disposal of waste (30 cubic yard container)	Third Floor	3	\$1,200.00	\$3,600.00
Third Floor Subtotal					\$15,850.00
FoF-1	Manpower for handling, removal and cleaning (hours)	Fourth Floor	13,100	\$0.50	\$6,550.00
FoF-2	Disposal of waste (30 cubic yard container)	Fourth Floor	2	\$1,200.00	\$2,400.00
Fourth Floor Subtotal					\$8,950.00

Table A-11  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

General Cleaning

Item No.	Material Description	Location	Approximate Quantity*	Unit Cost	Cost
FiF-1	Manpower for handling, removal and cleaning (hours)	Fifth Floor	4,300	\$0.50	\$2,150.00
FiF-2	Disposal of waste (30 cubic yard container)	Fifth Floor	1	\$1,200.00	\$1,200.00
Fifth Floor Subtotal					\$3,350.00
SiF-1	Manpower for handling, removal and cleaning (hours)	Sixth Floor (Clock Tower)	400	\$0.50	\$200.00
SiF-2	Disposal of waste (30 cubic yard container)	Sixth Floor (Clock Tower)	1	\$1,200.00	\$1,200.00
Sixth Floor (Clock Tower) Subtotal					\$1,400.00

General Cleaning Cost: \$83,900.00

\* Square feet. Quantities are estimated and should be verified by the contractor prior to bidding or abatement/cleaning.

Table A-12  
INCORPORATED VILLAGE OF VALLEY STREAM  
ST. PAUL'S SCHOOL BUILDING  
GARDEN CITY, NEW YORK  
ABATEMENT COST ESTIMATE

Structural Stabilization

Item No.	Description	Quantity	Units of Measure	Unit Cost	Cost
General Requirements					
1	Misc. Materials and Equipment	1	Lump Sum	\$52,000	\$52,000.00
Shoring					
2	Reinforcement for Abatement	1	Lump Sum	\$235,000	\$235,000.00
Demolition					
3	Remove Compromised Non-Bearing Partitions, Ceilings and Flooring <sup>1</sup>	46,000	Square Feet	\$26	\$1,196,000.00
Metal Stairs					
4	Reinforce and Repair Stairs	1	Lump Sum	\$200,000	\$200,000.00
Structural Wood					
5	Replace Plywood Flooring <sup>1</sup>	46,000	Square Feet	\$16	\$736,000.00

Structural Stabilization Cost: \$2,419,000.00  
Structural Stabilization Cost (with 8% Overhead and Profit): \$2,620,000.00

<sup>1</sup> Quantities are estimated and should be verified by the contractor prior to bidding or abatement.