

To: Elaine Leven, City Manager
From: Michael Itrich,
DPW Superintendent
Date: March 6, 2018
Subject: City Office Location Estimates

Elaine,

We were asked to give estimates for the cost of the City Offices staying in the Guy Center or moving to Washington Life Center. Please find below my estimated costs for the City Offices remaining in the Guy Center and making it ADA compliant and estimates for the City moving to the Washington Life Center.

Guy Center Estimated Repair/Improvement Costs:

Curb Cut to make entrance ADA compliant	\$700.00
Handicap parking signs and painted lines	\$600.00
Making sidewalk in front of building ADA compliant	\$3,000.00
Cut door opening in front of building for new doors & remove first two steps on South side of entrance to make room for new wheelchair lift	\$12,000.00
New double doors with ADA push button	\$10,000.00
ADA wheelchair lift	\$8,000.00
Electrician to move light switches and wiring, front exterior lights, alarm system	\$3,000.00
Repair & Repaint Interior	\$2,800.00
Repair & Repaint Exterior	\$3,500.00
Replace canopy to fit new door size	\$4,000.00
Cut 42" opening for door, block remaining area where windows were	\$6,000.00
Install 36" glass door with push bar and 6" window on side of door	\$4,200.00
Electrician to move power and install exit sign	\$2,500.00
Install staircase on outside of building for new door	\$9,000.00
Repair & Repaint Interior Wall	\$2,300.00
Repair & Repaint Exterior Wall	\$3,500.00

Install Gate Top of Stairs	\$150.00
Convert Dumbwaiter to ADA Compliant Elevator from First Floor to Basement	\$150,000.00
TOTAL ESTIMATED COSTS – GUY CENTER	\$225,250.00

The rear exit door would be centered where the two windows are on the East side of the building by the stairway to the basement. In addition, the stairs that lead from the first floor to the basement are noncompliant and cannot be changed. If the City was to convert the dumbwaiter to an elevator it would need to be expanded. The current width is 53" with a depth of 38"; to make it ADA compliant it would need to be 68" wide and 54" deep. Also, once construction starts we might run into more problems and/or repairs that were not estimated above. Lastly, the City will still have accommodation issues at this location, such as inadequate parking, no room for meeting space and no public restrooms; the addition of public restrooms would be quite expensive.

Please note that the cost estimates provided are just estimates, we still need to have an architect/engineer look at the building.

Washington Life Center Estimated Costs:

Build walls, Doors, Drywall, Paint, Insulation, Windows, Electrical Plugs	\$5,000.00
Upgrade Two Office Space Restrooms	\$3,200.00
Install Kitchen Area, Fridge, Toaster Oven, Cabinets, Counter Tops	\$ 5,500.00
Server Rack Storage	\$900.00
Relocating/Moving	\$45,000.00
2 Mini Ductless, 2 Ton Split AC Units, 24000btu	\$8,000.00
Push Button for ADA Door	\$2,000.00
Parking Area Restriping/Signs	\$1,500.00
TOTAL ESTIMATED COST – WASHINGTON LIFE CENTER	\$71,100.00

Electrician costs are not included and the City would have to find where the power is going to come from for the AC units. This location already has sufficient meeting space, and parking should not be an issue. In addition, there are existing restrooms that could be used as public restrooms.

Please contact me if you have any questions.

Respectfully,

Michael Itrich
DPW Superintendent