## **Sources and Uses of Funds for Facility Development**

### Instructions

Fill out all applicable items - include project costs only, do not include operating costs.

Include any project costs that have already been incurred and paid with agency cash.

Total Sources of Funds should equal Total Uses of Funds.

ources of Funds				
School cash		\$	0	
Loan from (IFF, 5.375%, 15 years, assumed)		Ψ \$	1,755,611	-
Loan from (1)		\$ \$	1,733,011	-
Capital contributions (2)		\$	0	-
Start up grants		\$ \$	0	-
Other		\$	0	-
Total Sources of Funds		\$ 	1,755,611	- -
Jses of Funds				
Property inspection		\$	0	
Down payment on property		\$	0	•
Working cash during project (3)		\$	0	-
Insurance during project		<u> </u>	0	-
Architect's fees		\$	99000	-
Construction or renovation: (4)	\$			-
	<u> </u>			
	\$			
				estimates different than the Inspecting Architect report; Marc Realty has carefully reviewed both and stands by their
	Subtotal Construction or Renovation (5)	\$	\$1,454,638	numbers
		•	#201.0 <b>7</b> 2	no project mgmt fee outside the
Project management fees		\$		contractor fees
Legal fees		\$	\$0	attorney on staff
Collateral costs (if borrowing funds, indicate				
survey, title, insurance, and escrow fees)		\$	\$0	-
				budget prepared by owner of
Reserve for cost overruns		\$	\$0	building

\$0

\$1,755,611

\$

## Notes:

Other (3)

**Total Uses of Funds** 

- (I) Include name of bank or lender, rate, term, and status (loan approved, in negotiations, assumed).
- (2) Provide details on a separate sheet of paper: capital fundraising plans, specific grant proposals, commitments, etc.
- (3) Provide details on a separate sheet of paper if cannot be described in space provided.
- (4) Provide a detailed breakdown of any construction or renovation costs. Attach a separate piece of paper if necessary.
- (5) Please indicate whether and explain why this estimate is different than the Inspecting Architect Report estimate.

Appendix H Sources and Uses Report

# **Sources and Uses of Funds for Facility Development**

### Instructions

Fill out all applicable items - include project costs only, do not include operating costs.

Include any project costs that have already been incurred and paid with agency cash.

Total Sources of Funds should equal Total Uses of Funds.

Sources of Funds			
School cash		\$	0
Loan from (I)		_ \$	
Loan from (I)		_ \$	0
Capital contributions (2)		_	573,750
Start up grants		_ \$	0
Other		\$	0
Total Sources of Funds		\$	573,750
Uses of Funds			
Property inspection		\$	0
Down payment on property		\$	0
Working cash during project (3)		\$	0
Insurance during project		<u> </u>	0
Architect's fees		\$	included in line 31
Construction or renovation: (4)	Demolition         \$ \$236,25	<u></u>	
	\$	<u> </u>	
	\$		
	\$		
			Building owners will cover cost of
			construction up to \$50/ft; estimates different than the
			Inspecting Architect report;
			Bulldog Properties has carefully
			reviewed both and stands by
	Subtotal Construction or Renovation (5)	\$	\$236,250 their numbers
			no project mgmt fee outisde
			Architect, MEP engineering, CD's
Б. т		•	fees; amount includes Architect
Project management fees		\$	\$168,750 fees
Legal fees		\$	\$0 attorney on staff
Collateral costs (if borrowing funds, indicate			
survey, title, insurance, and escrow fees)		\$	\$0
Reserve for cost overruns		\$	\$168,750
Other (3)		\$	\$0
Total Uses of Funds		\$	\$573,750

### Notes:

- (I) Include name of bank or lender, rate, term, and status (loan approved, in negotiations, assumed).
- (2) Provide details on a separate sheet of paper: capital fundraising plans, specific grant proposals, commitments, etc.
- (3) Provide details on a separate sheet of paper if cannot be described in space provided.
- (4) Provide a detailed breakdown of any construction or renovation costs. Attach a separate piece of paper if necessary.
- (5) Please indicate whether and explain why this estimate is different than the Inspecting Architect Report estimate.

Appendix H Sources and Uses Report

Page 2 of 2

	FY18	FY19	FY20	FY21	FY22	FY23
Scenario 1: No Development Associ	ate	K-5	K-6	K-7	K-8	K-8
•	ato					
Special Events Board of Directors Associate Board	\$20,000 \$0	\$80,000 \$30,000	\$125,000 \$50,000	\$200,000 \$65,000	\$250,000 \$80,000	\$300,000 \$90,000
Major Gifts	\$385,000	\$20,000	\$40,000	\$60,000	\$75,000	\$85,000
Grants	\$0	\$100,000	\$150,000	\$200,000	\$225,000	\$250,000
Individuals	\$20,000	\$10,000	\$10,000	\$15,000	\$20,000	\$25,000
Annual Total	\$425,000	\$240,000	\$375,000	\$540,000	\$650,000	\$750,000
Fundraising Cost	\$5,000	\$25,000	\$25,000	\$25,000	\$25,000	\$25,000
Net Total	\$420,000	\$215,000	\$350,000	\$515,000	\$625,000	\$725,000
Cumulative Net Total	\$420,000	\$635,000	\$985,000	\$1,500,000	\$2,125,000	\$2,850,000
Scenario 2: Development Associate						
Special Events Board of Directors Associate Board	\$20,000 \$0	\$80,000 \$30,000	\$125,000 \$50,000	\$200,000 \$65,000	\$250,000 \$80,000	\$300,000 \$90,000
Major Gifts	\$983,750	\$45,000	\$65,000	\$85,000	\$100,000	\$110,000
Grants	\$0	\$175,000	\$225,000	\$275,000	\$300,000	\$325,000
Individuals	\$20,000	\$10,000	\$10,000	\$15,000	\$20,000	\$25,000
Annual Total	\$1,023,750	\$340,000	\$475,000	\$640,000	\$750,000	\$850,000
Fundraising Cost Development Associa	\$5,000 ee Cost \$30,000	\$25,000 \$30,000	\$25,000 \$30,000	\$25,000 \$30,000	\$25,000 \$30,000	\$25,000 \$30,000
Net Total	\$988,750	\$285,000	\$420,000	\$585,000	\$695,000	\$795,000
Cumulative Net Total	\$988,750	\$1,273,750	\$1,693,750	\$2,278,750	\$2,973,750	\$3,768,750

BUILDING	800 S. WELLS						
TENANT	ACADEMY	Space Plan #:	SP-2		Date:	8/19/2017	
JOB#		Budget #:					
Usable Sq. Ft.:	33033						
Rentable Sq. Ft.:	33033						
Original Date Issued							
Revised Date:							
Proposed Move in Date:			Form Prelim B	3udget 4/00 REV-7/02	2		
ITEM	DESCRIPTION		UNIT	UNIT PRICE	QTY	ACTUAL COST	CATEGORY TOTALS
CEILINGS	Acoustical tile, exposed spline 1" te	ee w/ 2' X 4' lay-in tile	USF	\$3.75	0	\$0.00	\$0.00

BUILDING	800 S. WELLS	Space Plan Approved:					
	CHICAGO CLASSIC					0/40/0047	
	ACADEMY	Space Plan #:		SP-2 Date: 8/19/2017			
JOB#							
Usable Sq. Ft.							
Rentable Sq. Ft.: Original Date Issued							
Revised Date			_				
Proposed Move in Date	<del> </del>			Sudget 4/00 REV-7/02	2		
ITEM	DESCRIPTION		UNIT	UNIT PRICE	QTY	ACTUAL COST	CATEGORY TOTALS
ELECTRICAL	800 amp electric service		allowance	\$45,000.00	1	\$45,000.00	\$45,000.00
FLOORING	Patch - flash concrete slab		USF	\$1.50	17,418	\$26,127.00	\$26,127.00
HVAC	medium pressure distribution		sq ft	\$3.50	33,000	\$115,500.00	\$115,500.00
PARTITIONS, DRYWALL, & FIRESTOPPING	2 hour rated Demising wall along pu spaces in certain municipalities)	ublic corridors (& between tenant	LF	\$105.00	278	\$29,190.00	\$29,190.00
PLUMBING	slop sink and faucet fixtures	slop sink and faucet fixtures			1	\$355.00	\$35,755.00
PLUMBING	rough in locations		allowance	\$3,900.00	1	\$3,900.00	
PLUMBING	floor drains		each	\$3,500.00	9	\$31,500.00	
WINDOW TREATMENT	Mini-blinds at all perimeter windows building mgr	s (std color & style) priced by each		\$250.00	55	\$13,750.00	\$13,750.00
ALTERNATE	washroom accessories		allowance	\$9,500.00	1	\$9,500.00	
ALTERNATE	6' HOOD SCRUBBER AND BLACK	IRON KITCHEN EXHAUST	allowance	\$80,000.00	0	\$0.00	
PLANS	Architural and MEP		sq ft	\$3.00	0	\$0.00	\$9,500.00
KEYS				\$50.00	0	\$0.00	
CLEAN-UP				\$0.20	0	\$0.00	
SIGNAGE				\$250.00	0	\$0.00	\$0.00
SUBTOTAL OF CONSTRUCT	ION COSTS				0	\$274,822.00	
FEES	General Contractor General Condit	ons @ 4% of contract	of cnstrctn cost	\$0.04	0	\$10,992.88	
FEES	Contractor Fees @ 7%		of cnstrctn cost	\$0.07	0	\$19,237.54	
PERMITS	City of Chicago 2% of construction	costs	of cnstrctn cost	\$0.02	0	\$5,496.44	

TOTAL PROJECT COSTS					0	\$310,548.86	(
ITEM	DESCRIPTION			UNIT PRICE	QTY	ACTUAL COST	CATEGORY TOTALS
Proposed Move in Date:			Form Prelim Budget 4/00 REV-7/02				
Revised Date:							
Original Date Issued							
Rentable Sq. Ft.:	. Ft.: 33033						
Usable Sq. Ft.:	33033						
JOB#		Budget #:					
TENANT	CHICAGO CLASSIC ACADEMY				Date:	8/19/2017	
BUILDING	800 S. WELLS	Space Plan Approved:					

PROPOSED DURATION (PLEA	ASE FILL IN ALL)		
ARCH: MEP'S: +			
PERMIT:		Date Proposed:	working-days/working-weeks I.e., NO Overtime (circle days or weeks, as appropriate)
CONSTRUCTION: +		Revision:	
TOTAL LEASE EXECUTION TO COMPLETE: =		Prop Move-In Date:	

\*\*\*\*\*This is an estimate only for purposes of lease approval\*\*\*\*\*

Project Manager's Review & Approval:		
Sr. Project Manager's Review & Approval:	Must Sign Here	Date
	Must Sign Here	Date
Broker's Review & Approval:	Must Sign Here	Date

ACCOUNTING USE ONLY  MR Cost Code Category Total  11-39-100 \$29,190.00  11-05-100 \$13,750.00  11-05-200 \$0.00  11-EX-100 \$0.00  ***Includes Permit only; check carefully for MEP***			
11-39-100 \$29,190.00 11-05-100 \$13,750.00 11-05-200 \$0.00 11-EX-100 \$0.00  ***Includes Permit only;	ACCOUNTING	USE ONLY	
11-05-100 \$13,750.00 11-05-200 \$0.00 11-EX-100 \$0.00 ***Includes Permit only;	MR Cost Code	Category Total	
11-05-200 \$0.00 11-EX-100 \$0.00 ***Includes Permit only;	11-39-100	\$29,190.00	
11-EX-100 \$0.00 ***Includes Permit only;	11-05-100	\$13,750.00	
***Includes Permit only;	11-05-200	\$0.00	
	11-EX-100	\$0.00	
11-EX-200 \$5.496.44 check carefully for MEP***			***Includes Permit only;
:	11-EX-200	\$5,496.44	check carefully for MEP***
12-05-100 \$26,127.00	12-05-100	\$26,127.00	
13-05-100 \$0.00	13-05-100	\$0.00	
13-39-100 \$0.00	13-39-100	\$0.00	
14-39-100 \$115,500.00	14-39-100	\$115,500.00	
15-39-100 \$45,000.00	15-39-100	\$45,000.00	
15-05-100	15-05-100		
15-07-100			
16-39-100 \$35,755.00	16-39-100	\$35,755.00	

BUILDING	800 S. WELLS						
TENANT	CHICAGO CLASSIC ACADEMY Space Plan #:				Date:	8/19/2017	
JOB#	Budget #:						
Usable Sq. Ft.:	33033						
Rentable Sq. Ft.:	33033						
Original Date Issued							
Revised Date:							
Proposed Move in Date:				udget 4/00 REV-7/02	2		CATEGORY
ITEM	DESCRIPTION		UNIT	UNIT PRICE	QTY	ACTUAL COST	TOTALS
CEILINGS	Acoustical tile, exposed spline 1" te	Acoustical tile, exposed spline 1" tee w/ 2' X 4' lay-in tile			33,033	\$123,873.75	\$123,873.75
	Remove flooring, walls and debri			\$1.50	33,033	\$49,549.50	\$49,549.50
DOORS, FRAMES, HARDWARE, & GLASS	Interior 3'X8' solid core door w/ HM fram & Bldg Std Hdwre (1:300)			\$1,345.00	35	\$47,075.00	
DOORS, FRAMES, HARDWARE, & GLASS	7"x21" wire glass viewing window w/metal frame			\$323.00	27	\$8,721.00	\$86,416.25
DOORS, FRAMES, HARDWARE, & GLASS	Interior 6'X7' solid cor double door w/HM frame & bldg std hardware			\$1,503.00	1	\$1,503.00	
DOORS, FRAMES, HARDWARE, & GLASS	3x3 fire rate viewing window			\$1,503.00	24		
DOORS, FRAMES, HARDWARE, &	·		each				
GLASS DOORS, FRAMES, HARDWARE, &	Lockset cylindrical		each	\$236.25	5	\$1,181.25	
GLASS	Mirrors		USF	\$46.00	96	\$4,416.00	
ELECTRICAL	2x4 -led lighting	each	\$260.00	471	\$122,460.00		
ELECTRICAL	led dimming and daylight saving/occi	allowance	\$35,000.00	1	\$35,000.00		
ELECTRICAL	Exit sign -white steel LED univ. mt	battery back up	each	\$353.40	30	\$10,602.00	
ELECTRICAL	20A (spec. grad) duplex outlet-ivory	std.	each	\$182.00	194	\$35,308.00	
ELECTRICAL	20A (spec grade) singel pole switch	- ivory	each	\$145.92	42	\$6,128.64	
ELECTRICAL	3p 480v feed for vav boxes		each	\$479.00	12	\$5,748.00	-
ELECTRICAL	Tel/Data (3/4") J-Box - stub to above	e ceiling	each	\$141.92	38	\$5,392.96	
ELECTRICAL	20A (SPEC GRADE) <b>Duplex</b> outlet-	Dedicated	each	\$288.00	12	\$3,456.00	
ELECTRICAL	20A (SPEC GRADE) <b>GFI</b> Outlet Std.	. Req'd adjacent to water	each	\$188.66	6	\$1,131.96	
ELECTRICAL	20A (SPEC GRADE) <b>Double duple</b> :	x outlet Std.	each	\$182.00	0	\$0.00	
ELECTRICAL	20A Duplex (microwave) dedicated 1	20V	each	\$285.44	3	\$856.32	
ELECTRICAL	20A Duplex (refrigerator) Dedicated	120V	each	\$295.44	3	\$886.32	
ELECTRICAL	20A 120V <b>Water heater</b> pwr. Conn	480V	each	\$1,987.00	1	\$1,987.00	\$253,047.24

BUILDING	800 S. WELLS	Space Plan Approved:						
	CHICAGO CLASSIC ACADEMY	Space Plan #:			Date:	8/19/2017		
JOB#		Budget #:				!		
Usable Sq. Ft.:								
Rentable Sq. Ft.: Original Date Issued			_					
Revised Date:								
Proposed Move in Date:			Form Prelim E	Budget 4/00 REV-7/02	2		CATEGORY	
TEM	DESCRIPTION (C. 0.000.45.0)	20100 FT) 0 414	UNIT	UNIT PRICE	QTY	ACTUAL COST	TOTALS	
ELECTRICAL	home run (for 8,000-15,00	00' SQ.FT.) 2 outlets can go into 1	each	\$414.86	30	\$12,445.80		
ELECTRICAL	<b>200A</b> - 42-CKT. 120/208V <b>pnl.bd.</b> (5	50' feet of 200 A feed)	each	\$2,911.06	4	\$11,644.24		
ELECTRICAL	800 amp electric service		allowance	\$45,000.00	0	\$0.00		
FIRE/LIFE SAFETY	Permit Fee		each	\$585.00	1	\$585.00		
FIRE/LIFE SAFETY	Programming & Checkout		each	\$787.50	1	\$787.50		
FIRE/LIFE SAFETY	Submittal Drawings		each	\$367.50	1	\$367.50		
FIRE/LIFE SAFETY	ADA Speaker Strobe		each	\$1,950.00	24	\$46,800.00	\$53,540.00	
FIRE/LIFE SAFETY	New Class I panel		allowance	\$5,000.00	1	\$5,000.00		•
FLOORING	Corridor 30 oz. install		SY	\$40.00				
FLOORING	Vinyl tile 12" X 12"		USF	\$3.03	17,418	\$52,776.54		
FLOORING	Ceramic Tile/Epoxy floors kitchen		USF	\$9.20	780			
FLOORING	Ceramic Tile/Epoxy washroom floor	re and nlumbing wall	USF	\$9.20				
FLOORING		is and plumbing wall	USF		,			
HVAC	Patch - flash concrete slab VAV Boxes w/ pneumatic controls i	ncl 4 diffusers & 1 return air grille	USF	\$1.50	0	\$0.00		
	and hot water reheat		each	\$7,500.00	12	\$90,000.00		
HVAC	VAV Boxes w/ pneumatic controls i	ncl 4 diffusers & 1 return air grille	each	\$5,775.00	17	\$98,175.00		
HVAC	medium pressure distribution		sq ft	\$3.50	0	\$0.00	\$188,175.00	
MILLWORK	Upper & Lower cabinets (kitchen/fo	od prep)	LF	\$475.00	36	\$17,100.00	\$22,800.00	
MILLWORK	Upper & Lower cabinets (Fax printe	er area)	LF	\$475.00	12	\$5,700.00		
PAINT	Prime and paint 2 coats finish		USF	\$2.05	33,000	\$67,650.00	\$67,650.00	
PARTITIONS, DRYWALL, & FIRESTOPPING	Demising Partition (1-hour rating; si within)	ingle layer each side & insulation	LF	\$95.00	1,817	\$172,615.00	\$192,415.00	
PARTITIONS, DRYWALL, & FIRESTOPPING	2 hour rated Demising wall along pu spaces in certain municipalities)	ublic corridors (& between tenant	LF	\$105.00	0	\$0.00		
PARTITIONS, DRYWALL, & FIRESTOPPING	Stainless Steel washroom divider p	artitions	allowance	\$1,650.00				
PLUMBING	grease trap and faucet Lunch prep		allowance	\$5,000.00		\$5,000.00		
PLUMBING	slop sink and faucet fixtures		each	\$355.00		\$0.00		
PLUMBING	3 COMPARTMENT STAINLESS S	TEEL SINK	allowance	\$1,450.00		\$1,450.00		
PLUMBING	rough in locations	TELE ONN	allowance	\$3,900.00				
PLUMBING	floor drains			\$3,500.00				
			each				'	
PLUMBING PLUMBING	Washroom fixtures		lot	\$8,000.00		\$8,000.00		
	KITCHEN GRADE COMMERICAL	HOT WATER HEATER 100GAL	each	\$5,100.00		\$5,100.00		·
SPRINKLERS	Drop Heads 1:150 USF  Mini-blinds at all perimeter windows	s (std color & style) priced by each	each	\$375.00	300	\$112,500.00	\$112,500.00	
WINDOW TREATMENT	building mgr			\$250.00	0	\$0.00	\$0.00	
ALTERNATE	washroom accessories		allowance	\$9,500.00	0	\$0.00		
ALTERNATE	6' HOOD SCRUBBER AND BLACK	( IRON KITCHEN EXHAUST	allowance	\$80,000.00	0	\$0.00		
PLANS	Architural and MEP		sq ft	\$3.00	33,000	\$99,000.00	\$99,000.00	
KEYS				\$50.00	0	\$0.00		<del>-</del> -
CLEAN-UP				\$0.20	0			
SIGNAGE				\$250.00	0	\$0.00	\$0.00	
SUBTOTAL OF CONSTRUCT	ON COSTS		<u> </u>		0	<b></b>		

BUILDING	800 S. WELLS						
TENANT	CHICAGO CLASSIC ACADEMY	Space Plan #:	SP-2		Date:	8/19/2017	
JOB#		Budget #:					
Usable Sq. Ft.:	3033						
Rentable Sq. Ft.:	33033						
Original Date Issued							
Revised Date:							
Proposed Move in Date:		Form Prelim Budget 4/00 REV-7/02					
ITEM	DESCRIPTION	UNIT	UNIT PRICE	QTY	ACTUAL COST	CATEGORY TOTALS	
FEES	General Contractor General Conditi	of cnstrctn cost	\$0.04	0	\$62,145.52		
FEES	Contractor Fees @ 7%				0	\$108,754.67	
PERMITS	City of Chicago 2% of construction	of cnstrctn cost	\$0.02	0	\$31,072.76		
TOTAL PROJECT CO	TOTAL PROJECT COSTS				0	\$1,755,611.03	0
					RSF	\$53.15	

PROPOSED DURATION (PLEASE FILL IN ALL
---------------------------------------

ARCH: MEP'S: +		
PERMIT: +	Date Proposed:	working-days/working-weeks I.e., NO Overtime (circle days or weeks, as appropriate)
CONSTRUCTION: +	Revision:	
TOTAL LEASE EXECUTION TO COMPLETE: =	Prop Move-In Date:	

\*\*\*\*\*This is an estimate only for purposes of lease approval\*\*\*\*\*

Project Manager's Review & Approval:

Sr. Project Manager's Review & Approval:

Must Sign Here Date

Broker's Review & Approval:

Must Sign Here Date

Must Sign Here

ACCOUNTING	USE ONLY	
MR Cost Code	Category Total	
11-39-100	\$328,380.75	
11-05-100	\$123,873.75	
11-05-200	\$22,800.00	
11-EX-100	\$67,650.00	
		***Includes Permit only;
11-EX-200	\$31,072.76	check carefully for MEP***
12-05-100	\$140,821.34	
13-05-100	\$53,540.00	
13-39-100	\$112,500.00	
14-39-100	\$188,175.00	
15-39-100	\$253,047.24	
15-05-100		
15-07-100		
16-39-100	\$163,850.00	

			l				
BUILDING	800 S. WELLS CHICAGO CLASSIC	Space Plan Approved:				Г	
TENANT	ACADEMY	Space Plan #:	SP-2		Date:	8/19/2017	
JOB#		Budget #:					
Usable Sq. Ft.:	33033						
Rentable Sq. Ft.:	33033						
Original Date Issued							
Revised Date:							
Proposed Move in Date:			Form Prelim B	udget 4/00 REV-7/02			
ITEM	DESCRIPTION		UNIT	UNIT PRICE	QTY	ACTUAL COST	CATEGORY TOTALS
CEILINGS	Acoustical tile, exposed spline 1" tee	w/ 2' X 4' lay-in tile	USF	\$3.75	33,033	\$123,873.75	\$123,873.75
DEMOLITION DOORS, FRAMES, HARDWARE, &	Remove flooring, walls and debri		USF	\$1.50	33,033	\$49,549.50	\$49,549.50
GLASS	Interior 3'X8' solid core door w/ HM f	ram & Bldg Std Hdwre (1:300)	each	\$1,345.00	35	\$47,075.00	
DOORS, FRAMES, HARDWARE, & GLASS	7"x21" wire glass viewing window w/	each	\$323.00	27	\$8,721.00	\$86,416.25	
DOORS, FRAMES, HARDWARE, & GLASS	Interior CIV7! colid cor double door w	each	\$4 FO2 OO	4	¢4 502 00		
DOORS, FRAMES, HARDWARE, &	Interior 6'X7' solid cor double door w/HM frame & bldg std hardware			\$1,503.00	<u>'</u>	\$1,503.00	•
GLASS	3x3 fire rate viewing window			\$980.00	24	\$23,520.00	
DOORS, FRAMES, HARDWARE, & GLASS	Lockset cylindrical		each	\$236.25	5	\$1,181.25	
DOORS, FRAMES, HARDWARE, &							
GLASS	Mirrors		USF	\$46.00	96	\$4,416.00	
ELECTRICAL	2x4 -led lighting		each	\$260.00	471	\$122,460.00	
ELECTRICAL	led dimming and daylight saving/occu	led dimming and daylight saving/occupancy sensors  Exit sign -white steel LED univ. mt -hattery back up			1	\$35,000.00	
ELECTRICAL	Exit sign -white steel LED univ. mtb	each	\$353.40	30	\$10,602.00		
ELECTRICAL	20A (spec. grad) <b>duplex</b> outlet-ivory s	20A (spec. grad) <b>duplex</b> outlet-ivory std.			194	\$35,308.00	
ELECTRICAL	20A (spec grade) singel pole switch-	each	\$145.92	42	\$6,128.64		
ELECTRICAL	3p 480v feed for vav boxes		each	\$479.00	12	\$5,748.00	-
ELECTRICAL	Tel/Data (3/4") J-Box - stub to above	each	\$141.92	38	\$5,392.96		
ELECTRICAL	20A (SPEC GRADE) <b>Duplex</b> outlet- <b>D</b>	each	\$288.00	12	\$3,456.00		
ELECTRICAL	20A (SPEC GRADE) <b>GFI</b> Outlet Std. <b>F</b>	each	\$188.66	6	\$1,131.96		
ELECTRICAL	20A (SPEC GRADE) Double duplex	each	\$182.00	0	\$0.00		
ELECTRICAL	20A Duplex (microwave) dedicated 12	0V	each	\$285.44	3	\$856.32	
ELECTRICAL	20A Duplex (refrigerator) Dedicated	120V	each	\$295.44	3	\$886.32	
ELECTRICAL	20A 120V <b>Water heater</b> pwr. Conn 4	80V	each	\$1,987.00	1	\$1,987.00	\$298,047.24

BUILDING	800 S. WELLS	Space Plan Approved:							
TENANT	T ACADEMY Space Plan #: \$		SP-2		Date: <b>8/19/2017</b>				
JOB#		Budget #:							
Usable Sq. Ft.:									
Rentable Sq. Ft.:									
Original Date Issued Revised Date:									
Proposed Move in Date:			Form Prelim B	Form Prelim Budget 4/00 REV-7/02					
ITEM	DESCRIPTION		UNIT	UNIT PRICE	QTY	ACTUAL COST	CATEGORY TOTALS		
ELECTRICAL	Tel/Data home run (for 8,000-15,000	)' SQ.FT.) 2 outlets can go into 1	each	\$414.86	30	\$12,445.80	TOTALS		
ELECTRICAL	<b>200A</b> - 42-CKT. 120/208V pnl.bd. (50	)' feet of 200 A feed)	each	\$2,911.06	4	<b>***</b>			
ELECTRICAL	800 amp electric service		allowance	\$45,000.00	1	\$45,000.00			
FIRE/LIFE SAFETY	Permit Fee		each	\$585.00	1	\$585.00			
FIRE/LIFE SAFETY	Programming & Checkout		each	\$787.50	1	\$787.50			
FIRE/LIFE SAFETY	Submittal Drawings		each	\$367.50	1	\$367.50			
FIRE/LIFE SAFETY	ADA Speaker Strobe	DA Speaker Strobe			24	\$46,800.00	\$53,540.00		
FIRE/LIFE SAFETY	New Class I panel			\$5,000.00	1	\$5,000.00			
FLOORING	Corridor 30 oz. install			\$40.00	1,731	\$69,240.00	\$166,948.34		
FLOORING	Vinyl tile 12" X 12"			\$3.03	17,418	\$52,776.54			
FLOORING	Ceramic Tile/Epoxy floors kitchen		USF	\$9.20	780	\$7,176.00			
FLOORING	Ceramic Tile/Epoxy washroom floors	s and plumbing wall	USF	\$9.20	1,264	\$11,628.80			
FLOORING	Patch - flash concrete slab		USF	\$1.50	17,418	\$26,127.00			
HVAC	VAV Boxes w/ pneumatic controls in hot water reheat	cl 4 diffusers & 1 return air grille and	each	\$7,500.00	12	\$90,000.00			
HVAC	VAV Boxes w/ pneumatic controls in	ncl 4 diffusers & 1 return air grille	each	\$5,775.00					
HVAC	medium pressure distribution		sq ft	\$3.50	33,000	\$115,500.00	\$303,675.00		
MILLWORK	Upper & Lower cabinets (kitchen/foo	od prep)	LF	\$475.00	36	\$17,100.00	\$22,800.00		
MILLWORK	Upper & Lower cabinets (Fax printer	· area)	LF	\$475.00	12	\$5,700.00			
PAINT	Prime and paint 2 coats finish		USF	\$2.05	33,000	\$67,650.00	\$67,650.00		
PARTITIONS, DRYWALL, & FIRESTOPPING	Demising Partition (1-hour rating; single layer each side & insulation within)		LF	\$95.00	1,817	\$172,615.00	\$221,605.00		
PARTITIONS, DRYWALL, & FIRESTOPPING	2 hour rated Demising wall along pu spaces in certain municipalities)	blic corridors (& between tenant	LF	\$105.00	278	\$29,190.00			
PARTITIONS, DRYWALL, & FIRESTOPPING	Stainless Steel washroom divider pa	artitions	allowance	\$1,650.00	12				
PLUMBING	grease trap and faucet Lunch prep		allowance	\$5,000.00	1	\$5,000.00	\$199,605.00		
PLUMBING	slop sink and faucet fixtures		each	\$355.00	1	\$355.00			
PLUMBING	3 COMPARTMENT STAINLESS STEEL SINK		allowance	\$1,450.00	1	\$1,450.00			
PLUMBING	rough in locations		allowance	\$3,900.00	38	\$148,200.00			
PLUMBING	floor drains		each	\$3,500.00	9	\$31,500.00			
PLUMBING	Washroom fixtures		lot	\$8,000.00	1	\$8,000.00			
PLUMBING	KITCHEN GRADE COMMERICAL HOT WATER HEATER 100GAL		each	\$5,100.00	1	\$5,100.00			
SPRINKLERS	Drop Heads 1:150 USF	each	\$375.00	300	\$112,500.00	\$112,500.00			
WINDOW TREATMENT	Mini-blinds at all perimeter windows building mgr	(std color & style) priced by each		\$250.00	55	\$13,750.00	\$13,750.00		
ALTERNATE	washroom accessories		allowance	\$9,500.00	1	\$9,500.00			

BUILDING	800 S. WELLS	Space Plan Approved:					
	CHICAGO CLASSIC				Б.		
TENANT	ACADEMY	Space Plan #:	SP-2		Date:	8/19/2017	
JOB#		Budget #:					
Usable Sq. Ft.:	33033						
Rentable Sq. Ft.:	33033						
Original Date Issued							
Revised Date:							
Proposed Move in Date:			Form Prelim B	udget 4/00 REV-7/02			
ITEM	DESCRIPTION		UNIT	UNIT PRICE	QTY	ACTUAL COST	CATEGORY TOTALS
ALTERNATE	6' HOOD SCRUBBER AND BLACK	allowance	\$80,000.00	0	\$0.00		
PLANS	Architural and MEP			\$3.00	33,000	\$99,000.00	\$108,500.00
KEYS				\$50.00	0	\$0.00	
CLEAN-UP				\$0.20	0	\$0.00	
SIGNAGE				\$250.00	0	\$0.00	\$0.00
SUBTOTAL OF CONSTRUCTION	ON COSTS		Γ		0	\$1,828,460.08	
FEES	General Contractor General Condition	ons @ 4% of contract	of cnstrctn cost	\$0.04	0	\$73,138.40	
FEES	Contractor Fees @ 7%	of cnstrctn cost of cnstrctn	\$0.07	0	\$127,992.21		
PERMITS		City of Chicago 2% of construction costs			0	\$36,569.20	
TOTAL PROJECT CO	STS				0	\$2,066,159.89	(

BUILDING   800 S. WELLS   Space Plan Approved: CHICAGO CLASSIC   Space Plan #: SP-2   Date:   8/19/2017	IOTALS
TENANT   ACADEMY   Space Plan #;   Sp-2   Date;   8/19/2017	TOTALS
Subsection   Sub	TOTALS
Usable Sq. Ft.: 33033	TOTALS
Rentable Sq. Ft.: 33033  Original Date Issued Revised Date: Proposed Move in Date:  ITEM DESCRIPTION UNIT UNIT PRICE OTY ACTUAL COST  RSF \$62.5  PROPOSED DURATION (PLEASE FILL IN ALL)  ARCH: MEP'S: + PERMIT: + CONSTRUCTION: + TOTAL LEASE EXECUTION TO COMPLETE: = Prop Move-in Date:  Prop Move-in Date:  Prop Move-in Date:  Must Sign Here  Merision:  Merision Sign Here  Date Proposed:  Must Sign Here  Date Prop Move-in Date:  Date Date Sign Here  Date Sign Here  Date Date Sign Here	TOTALS
Original Date Issued Revised Date: Proposed Move in Date:  Revised Date: Proposed Move in Date:  Revised Date: Proposed Move in Date:  REM  DESCRIPTION  NUIT VINIT PRICE RSF S62.5  RSF S6	TOTALS
Revised Date: Proposed Move in Date: Proposed Move in Date:  ITEM  DESCRIPTION  DESCRIPTION  NIT INT PRICE  RSF \$62.5  RS	TOTALS
Proposed Move in Date:  ITEM DESCRIPTION  UNIT UNIT PRICE QTY ACTUAL COS  RSF \$62.5  PROPOSED DURATION (PLEASE FILL IN ALL)  ARCH:  MEP'S: + PERMIT: + CONSTRUCTION: + TOTAL LEASE EXECUTION TO COMPLETE: = Prop Move-In Date:  Project Manager's Review & Approval:  Must Sign Here  Must Sign Here  Must Sign Here  Must Sign Here  Pown Prelim Budget 4/00 REV-7/102  RSF \$62.5  RS	TOTALS
RSF \$62.5  RSF \$62.5  PROPOSED DURATION (PLEASE FILL IN ALL)  ARCH:  MEP'S: +  PERMIT: +  Date Proposed:  Revision:  TOTAL LEASE EXECUTION TO COMPLETE: = Propert Manager's Review & Approval:  Must Sign Here  Must Sign Here  Must Sign Here  Must Sign Here  Date Proposed:  Must Sign Here  Date Proposed:  Must Sign Here  Date Proposed:  RSF \$62.5  RSF \$	TOTALS
RSF \$62.5  PROPOSED DURATION (PLEASE FILL IN ALL)  ARCH:  MEP'S: + PERMIT: + Date Proposed: + Revision:  TOTAL LEASE EXECUTION TO COMPLETE: - Project Manager's Review & Approval:  Must Sign Here  Must Sign Here  Date  Prop Most - In Date  D	TOTALS
ARCH:  MEP'S: +  PERMIT: + CONSTRUCTION: + TOTAL LEASE EXECUTION TO COMPLETE: = Propert Manager's Review & Approval:  Must Sign Here  Must Sign Here  Moorking-days/working-weeks I.e., NC days or weeks, as approprious days days days days days	5
ARCH:  MEP'S: +  PERMIT: + Date Proposed:  TOTAL LEASE EXECUTION TO COMPLETE:  Project Manager's Review & Approval:  Sr. Project Manager's Review & Approval:  Must Sign Here  Date  Must Sign Here  Date	
MEP'S: +  PERMIT: + Date Proposed:  CONSTRUCTION: + TOTAL LEASE EXECUTION TO COMPLETE: = Prop Move-In Date:  Project Manager's Review & Approval: Sr. Project Manager's Review & Approval:  Must Sign Here  Must Sign Here  Date  Working-days/working-weeks I.e., NC days or weeks, as approprious approprious approprious days or weeks, as approprious approprious approprious days or weeks, as approprious appropriou	
MEP'S: +  PERMIT: + Date Proposed:  CONSTRUCTION: + TOTAL LEASE EXECUTION TO COMPLETE: = Prop Move-In Date:  Project Manager's Review & Approval: Sr. Project Manager's Review & Approval:  Must Sign Here  Must Sign Here  Date  Working-days/working-weeks I.e., NC days or weeks, as approprious approprious approprious days or weeks, as approprious approprious approprious days or weeks, as approprious appropriou	
+ PERMIT: + Date Proposed:  CONSTRUCTION: + Revision:  TOTAL LEASE EXECUTION TO COMPLETE: = Prop Move-In Date:  Project Manager's Review & Approval:  Sr. Project Manager's Review & Approval:  Must Sign Here  Must Sign Here  Must Sign Here  Must Sign Here  Date  Working-days/working-weeks I.e., NC days or weeks, as approprious approprious appropriately. Note that the proposed is a proving the proposed in the	
+ Date Proposed: days or weeks, as appropriate the control of the	
+ Date Proposed:  CONSTRUCTION: + Revision:  TOTAL LEASE EXECUTION TO COMPLETE: = Prop Move-In Date:  Project Manager's Review & Approval:  Sr. Project Manager's Review & Approval:  Must Sign Here  Date  Must Sign Here  Date	
CONSTRUCTION: + Revision:  TOTAL LEASE EXECUTION TO COMPLETE: = Prop Move-In Date:  Project Manager's Review & Approval:  Sr. Project Manager's Review & Approval:  Must Sign Here  Date	Overtime (circle
+ Revision:  TOTAL LEASE EXECUTION TO COMPLETE:  = Prop Move-In Date:  Project Manager's Review & Approval:  Sr. Project Manager's Review & Approval:  Must Sign Here  Date  Must Sign Here  Date	ate)
TOTAL LEASE EXECUTION TO COMPLETE:  Prop Move-In Date:  *****This is an estimate only for purposes of lease approval*****  Project Manager's Review & Approval:  Sr. Project Manager's Review & Date  Must Sign Here  Date  Must Sign Here  Date	
TO COMPLETE:  = Prop Move-In Date:  *****This is an estimate only for purposes of lease approval*****  Project Manager's Review & Approval:  Sr. Project Manager's Review & Approval:  Must Sign Here  Date  Must Sign Here  Date	
Project Manager's Review & Approval:  Sr. Project Manager's Review & Approval:  Must Sign Here  Must Sign Here  Must Sign Here  Date  Must Sign Here  Date	
*****This is an estimate only for purposes of lease approval****  Project Manager's Review & Approval:  Must Sign Here  Date  Must Sign Here  Date	
Project Manager's Review & Approval:  Sr. Project Manager's Review & Approval:  Must Sign Here  Date  Date  Date	
Project Manager's Review & Approval:  Sr. Project Manager's Review & Approval:  Must Sign Here  Date  Date  Date	
Approval:  Must Sign Here  Date  Project Manager's Review  Approval:  Must Sign Here  Date	
Approval:  Must Sign Here  Date  Project Manager's Review  Approval:  Must Sign Here  Date	
Sr. Project Manager's Review  & Approval:  Must Sign Here  Date	
& Approval:  Must Sign Here  Date	
Must Sign Here Date	
Broker's Review & Approval:	
Must Sign Here Date	
ACCOUNTING USE ONLY	
MR Cost Code Category Total	
11-39-100 \$357,570.75	
11-05-100 \$137,623.75	
11-05-200 \$22,800.00	
11-EX-100 \$67,650.00	
***Includes Permit only; 11-EX-200 \$36,569,20 check carefully for MEP***	

ACCOUNTING		
	Category Total	
11-39-100	\$357,570.75	
	\$137,623.75	
11-05-200	\$22,800.00	
11-EX-100	\$67,650.00	
		***Includes Permit only;
11-EX-200	\$36,569.20	check carefully for MEP***
	\$166,948.34	
13-05-100	\$53,540.00	
13-39-100	\$112,500.00	
	\$303,675.00	
15-39-100	\$298,047.24	
15-05-100		
15-07-100		7
16-39-100	\$199,605.00	

	WATTS/SF	USF	Total Required Power @ 5 w /SF	Total Required Power @ 7 w /SF	208 3-phase conversion factor	Required Power (Amps)	Code Factor for future expansion (1.25 Factor)	Panel Required for Amperage	Comments
Total Floor									
Current Availability	8	8,100	64,800		360	180	225	200+100	
HVAC									
Tenant No. 1	_	"DEE!	"DEE		222	"DEE!	"DEE!		Minimum size buss-way panel 100A 32-circuit; 200 A; 400;
@ Tenant No. 1	5	#REF!	#REF!		360	#REF!	#REF!	200 + 100	600
@	7	33,000	231,000	231,000	360	642	802	200 + 100	
Remainder of Floor @	13	11,000	143,000		360	397	497		
Remainder of Floor @	7	11,000		77,000	360	214	267		
Total Floor @ 7w/SF	7	44,000	#REF!	308,000	360	856	1,070	200 + 200	