

FAC 2123 Missile/Launcher Maintenance Support Building

RUC: \$202.47 SF

Source: USACE PAX Newsletter 3.2.2 dated 20 Mar 09
CatCode 21210
Deflated to FY-09 using Appendix C of newsletter
In V12, Tri-Service and USACE PAX Newsletter values were updated while all other values were inflated only.

SUC: \$2.63 SF

Source: Cost Works model in \$FY-08, inflated to \$FY-09 using Green Book Table 5-6 (O&M less DHP)
In V12, values were inflated only.

Model follows:

Chart: A chart showing relative annual sustainment requirements follows:

FAC 2123 Missile/Launcher Maintenance Support Facility
CostWorks 2008 Quarter 2

	Design Life= 31	C.S.F.=100 S.F; MSF=1000 S.F	This spreadsheet was exported		Terminal Cutoff is the removal of a single task occurrence if that task occurs within					
	Average S.F= 8,646	Sq=100 S.F; M.L.F=1000 L.F	from R.S. Means CostWorks		10% of the end of the design life and if the frequency of the task exceeds 20% of the design life. This prevents scheduling major work near the end of the design life.					
Description	Frequency	Crew	Qty	Unit	Total In-House	Total Incl. O&P	Release	Occurrences In Design Life	Adjusted Occurrences	Terminal Cutoff
Point & refinish block wall - 1st floor	25	1 Bric	38.900	C.S.F.	14,450.96	17,742.29	2008 Qtr 2	1	1 \$	17,742.29
Replace aluminum siding - 2nd floor	35	1 Carp	31.000	C.S.F.	17,482.45	21,063.88	2008 Qtr 2	0	0 \$	-
Refinish aluminum siding - 2nd floor	20	1 Pord	31.000	C.S.F.	7,287.17	8,939.47	2008 Qtr 2	1	1 \$	8,939.47
Replace glass - 2nd floor (1% of glass)	1	1 Carp	2.000	S.F.	100.38	122.48	2008 Qtr 2	31	31 \$	3,796.88
Repair 3'-9" x 5'-5" steel frame window - 2nd flr.	20	1 Carp	11.000	Ea.	3,319.36	3,909.73	2008 Qtr 2	1	1 \$	3,909.73
Refinish 3'-9" x 5'-5" steel frame window - 2nd flr.	5	1 Pord	11.000	Ea.	1,368.73	1,686.63	2008 Qtr 2	6	6 \$	10,119.78
Replace 3'-9" x 5'-5" steel frame window - 2nd flr.	45	1 Carp	11.000	Ea.	17,443.36	20,104.81	2008 Qtr 2	0	0 \$	-
Finish new 3'-9" x 5'-5" st. fr. window - 2nd flr.	45	1 Pord	11.000	Ea.	1,271.60	1,565.85	2008 Qtr 2	0	0 \$	-
Refinish 12' x 24' steel double roll-up door	5	1 Pord	4.000	Ea.	1,354.12	1,648.08	2008 Qtr 2	6	6 \$	9,888.48
Replace 12' x 24' steel double roll-up door	35	2 Carp	4.000	Ea.	26,605.60	30,882.56	2008 Qtr 2	0	0 \$	-
Repair steel, painted, door	14	1 Carp	2.000	Ea.	1,164.88	1,372.72	2008 Qtr 2	2	1 \$	1,372.72
Refinish 3'-0" x 7'-0" steel, painted, door	4	1 Pord	2.000	Ea.	65.82	80.62	2008 Qtr 2	7	7 \$	564.34
Replace 3'-0" x 7'-0" steel, painted, door	45	1 Carp	2.000	Ea.	1,064.16	1,240.08	2008 Qtr 2	0	0 \$	-
Debris removal by hand & visual inspection metal steep roofing	1	2 Rofc	6.500	M.S.F.	115.38	139.10	2008 Qtr 2	31	31 \$	4,312.10
Minor finish repairs - (2% of roof area) metal steep roofing	5	2 Rofc	130.500	S.F.	353.66	420.21	2008 Qtr 2	6	6 \$	2,521.26
Flashing replacement - (2 S.F. per sq. repaired) metal steep roofing	1	2 Rofc	2.600	S.F.	37.54	45.06	2008 Qtr 2	31	31 \$	1,396.80
Minor replacement - (2.5% of roof area) metal steep roofing	20	2 Rofc	163.200	S.F.	1,459.01	1,733.18	2008 Qtr 2	1	1 \$	1,733.18
Total metal panel replacement metal steep roofing	30	2 Rofc	65.200	Sq.	43,183.92	51,345.65	2008 Qtr 2	1	0 \$	-
Repair steel painted interior door	14	1 Carp	12.000	Ea.	2,013.00	2,377.68	2008 Qtr 2	2	1 \$	2,377.68
Refinish 3'-0" x 7'-0" steel painted interior door	4	1 Pord	12.000	Ea.	592.80	729.84	2008 Qtr 2	7	7 \$	5,108.88
Replace 3'-0" x 7'-0" steel painted interior door	60	1 Carp	12.000	Ea.	11,250.48	13,079.52	2008 Qtr 2	0	0 \$	-
Replace insulating glass (3% of glass) fully glazed wooden doors	1	1 Carp	0.200	S.F.	9.08	10.64	2008 Qtr 2	31	31 \$	329.96
Repair fully glazed wood door	10	1 Carp	2.000	Ea.	335.50	396.28	2008 Qtr 2	3	2 \$	792.56
Refinish 3'-0" x 7'-0" fully glazed wood door	4	1 Pord	2.000	Ea.	138.44	170.78	2008 Qtr 2	7	7 \$	1,195.46
Replace 3'-0" x 7'-0" fully glazed wood door	40	1 Carp	2.000	Ea.	1,962.04	2,294.52	2008 Qtr 2	0	0 \$	-
Repair concrete steps	15	1 Cefi	46.000	S.F.	781.54	909.88	2008 Qtr 2	2	1 \$	909.88
Replace concrete steps	100	2 Cefi	46.000	S.F.	2,277.46	2,764.14	2008 Qtr 2	0	0 \$	-
Refinish metal stair railing interior	7	1 Pord	26.000	S.F.	35.62	44.20	2008 Qtr 2	4	3 \$	132.60
Replace metal stair railing interior	45	2 Sswk	26.000	L.F.	932.62	1,077.44	2008 Qtr 2	0	0 \$	-
Repair 8" concrete block wall - (2% of walls) painted	25	1 Bric	1.400	C.S.F.	1,415.69	1,699.63	2008 Qtr 2	1	1 \$	1,699.63
Refinish concrete block wall painted	4	1 Pord	72.200	C.S.F.	7,015.67	8,528.99	2008 Qtr 2	7	7 \$	59,702.90
Replace 8" concrete block wall painted	75	2 Bric	72.200	C.S.F.	77,817.88	93,584.92	2008 Qtr 2	0	0 \$	-
Refinish concrete floor finished	25	2 Cefi	84.100	C.S.F.	29,387.90	35,380.03	2008 Qtr 2	1	1 \$	35,380.03
Acoustic tile repairs - (2% of ceilings)	9	1 Carp	39.200	C.S.F.	17,509.86	20,841.46	2008 Qtr 2	3	3 \$	62,524.39
Replace acoustic tile ceiling, fire-rated	20	1 Carp	19.600	C.S.F.	7,901.74	9,388.40	2008 Qtr 2	1	1 \$	9,388.40
Check / minor repairs drinking fountain	1	1 Plum	1.000	Ea.	37.58	47.34	2008 Qtr 2	31	31 \$	1,467.54
Repair internal leaks drinking fountain	4	1 Plum	1.000	Ea.	35.14	43.43	2008 Qtr 2	7	7 \$	304.01
Correct water pressure drinking fountain	2	1 Plum	1.000	Ea.	32.21	40.50	2008 Qtr 2	15	15 \$	607.50
Replace refrigerant drinking fountain	2	1 Plum	1.000	Ea.	15.84	18.86	2008 Qtr 2	15	15 \$	282.90

FAC 2123 Missile/Launcher Maintenance Support Facility
CostWorks 2008 Quarter 2

Design Life= 31
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C.S.F=100 S.F; MSF=1000 S.F
Sq=100 S.F; M.L.F=1000 L.F

This spreadsheet was exported
from R.S. Means CostWorks

Terminal Cutoff is the removal of a single task occurrence if that task occurs within 10% of the end of the design life and if the frequency of the task exceeds 20% of the design life. This prevents scheduling major work near the end of the design life.

Description	Frequency	Crew	Qty	Unit	Total In-House	Total Incl. O&P	Release	Occurrences In Design Life	Adjusted Occurrences	Terminal Cutoff	
Repair drain leak drinking fountain	4	1 Plum	1.000	Ea.	22.63	27.03	2008 Qtr 2	7	7	\$	189.21
Replace fountain drinking fountain	10	2 Plum	1.000	Ea.	1,005.84	1,193.57	2008 Qtr 2	3	2	\$	2,387.14
Inspect and clean spray heads, emergency eye wash	3	1 Plum	1.000	Ea.	37.80	47.44	2008 Qtr 2	10	10	\$	474.40
Replace eye wash station, emergency eye wash	25	2 Plum	1.000	Ea.	573.92	695.88	2008 Qtr 2	1	1	\$	695.88
Replace washer in spud connection lavatory, vitreous china	7	1 Plum	4.000	Ea.	96.04	113.32	2008 Qtr 2	4	3	\$	339.96
Replace washer in faucet lavatory, vitreous china	2	1 Plum	4.000	Ea.	39.40	49.16	2008 Qtr 2	15	15	\$	737.40
Replace faucets lavatory, vitreous china	10	1 Plum	4.000	Ea.	493.96	596.24	2008 Qtr 2	3	2	\$	1,192.48
Clean out strainer and P trap lavatory, vitreous china	2	1 Plum	4.000	Ea.	108.16	134.28	2008 Qtr 2	15	15	\$	2,014.20
Replace lavatory, vitreous china	35	2 Plum	4.000	Ea.	2,120.76	2,542.80	2008 Qtr 2	0	0	\$	-
Replace faucet washer sink, iron enamel	2	1 Plum	1.000	Ea.	9.79	12.19	2008 Qtr 2	15	15	\$	182.85
Clean trap sink, iron enamel	3	1 Plum	1.000	Ea.	6.60	8.25	2008 Qtr 2	10	10	\$	82.50
Replace faucets sink, iron enamel	10	1 Plum	1.000	Ea.	123.49	149.06	2008 Qtr 2	3	2	\$	298.12
Unstop sink sink, iron enamel	2	1 Plum	1.000	Ea.	32.21	40.50	2008 Qtr 2	15	15	\$	607.50
Replace sink, P.E.C.I. sink, iron enamel	35	2 Plum	1.000	Ea.	552.72	657.69	2008 Qtr 2	0	0	\$	-
Inspect / clean shower head fiberglass	3	1 Plum	2.000	Ea.	75.60	94.88	2008 Qtr 2	10	10	\$	948.80
Replace mixing valve barrel shower, fiberglass	2	1 Plum	2.000	Ea.	296.30	352.64	2008 Qtr 2	15	15	\$	5,289.60
Replace mixing valve shower, fiberglass	10	1 Plum	2.000	Ea.	549.36	658.00	2008 Qtr 2	3	2	\$	1,316.00
Replace shower and fittings, fiberglass	20	2 Plum	2.000	Ea.	1,953.30	2,303.16	2008 Qtr 2	1	1	\$	2,303.16
Replace flush valve diaphragm tankless water closet	10	1 Plum	4.000	Ea.	382.96	332.24	2008 Qtr 2	3	2	\$	664.48
Rebuild flush valve tankless water closet	20	1 Plum	4.000	Ea.	527.92	640.04	2008 Qtr 2	1	1	\$	640.04
Unplug clogged line tankless water closet	5	1 Plum	4.000	Ea.	673.04	840.72	2008 Qtr 2	6	6	\$	5,044.32
Replace tankless water closet	35	2 Plum	4.000	Ea.	2,192.00	2,593.44	2008 Qtr 2	0	0	\$	-
Replace tankless flush valve	25	1 Plum	4.000	Ea.	838.00	981.48	2008 Qtr 2	1	1	\$	981.48
Replace wax ring gasket tankless water closet	5	1 Plum	4.000	Ea.	438.28	548.80	2008 Qtr 2	6	6	\$	3,292.80
Replace flush valve diaphragm urinal	7	1 Plum	1.000	Ea.	70.74	83.06	2008 Qtr 2	4	3	\$	249.18
Rebuild flush valve urinal	20	1 Plum	1.000	Ea.	131.98	160.01	2008 Qtr 2	1	1	\$	160.01
Unplug line urinal	5	1 Plum	1.000	Ea.	112.14	139.91	2008 Qtr 2	6	6	\$	839.46
Replace wall-hung urinal	35	2 Plum	1.000	Ea.	841.63	1,006.57	2008 Qtr 2	0	0	\$	-
Replace pipe and fittings, copper 3/4"	20	2 Plum	32.000	L.F.	567.04	687.36	2008 Qtr 2	1	1	\$	687.36
Replace pipe and fittings, copper 2"	25	2 Plum	16.000	L.F.	652.96	785.76	2008 Qtr 2	1	1	\$	785.76
Repair damaged pipe insulation, fiberglass 3/4"	5	Q14	4.000	Ea.	62.88	76.72	2008 Qtr 2	6	6	\$	460.32
Repair damaged pipe insulation, fiberglass 2"	5	Q14	2.000	Ea.	36.92	45.06	2008 Qtr 2	6	6	\$	270.36
Replace pipe insulation, fiberglass 3/4"	5	Q14	0.200	M.L.F.	1,257.82	1,532.26	2008 Qtr 2	6	6	\$	9,193.56
Replace pipe insulation, fiberglass 2"	5	Q14	0.200	M.L.F.	1,485.29	1,813.82	2008 Qtr 2	6	6	\$	10,882.92
Minor repairs, adjustments water heater, gas / oil, 1150 GPH	2	2 Plum	1.000	Ea.	75.64	94.18	2008 Qtr 2	15	15	\$	1,412.70
Clean & service water heater, gas / oil, 1150 GPH	2	2 Plum	1.000	Ea.	453.84	566.08	2008 Qtr 2	15	15	\$	8,491.20
Replace water heater, gas / oil, 1150 GPH	20	2 Plum	1.000	Ea.	26,100.80	30,172.40	2008 Qtr 2	1	1	\$	30,172.40
Unclog floor drain, PVC	20	1 Plum	1.000	Ea.	37.09	45.87	2008 Qtr 2	1	1	\$	45.87
Repair joint pipe and fittings, PVC	10	1 Plum	2.000	Ea.	231.88	288.28	2008 Qtr 2	3	2	\$	576.56

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Description	Frequency	Crew	Qty	Unit	Total In-House	Total Incl. O&P	Release	Occurrences In Design Life	Adjusted Occurrences	Terminal Cutoff	
Replace pipe, 4" pipe and fittings, PVC	30	2 Plum	300.000	L.F.	17,760.00	21,957.00	2008 Qtr 2		1	0	\$ -
General maintenance & repair drain: roof, scupper, area	1	1 Plum	2.000	Ea.	56.70	71.34	2008 Qtr 2		31	31	\$ 2,211.54
Replace drain: roof, scupper, area	40	1 Plum	2.000	Ea.	796.68	936.28	2008 Qtr 2		0	0	\$ -
Insp./chk. pump/mtr. oper., lub., chk. align. rainwater sump pump	1	1 Plum	1.000	Ea.	9.21	11.50	2008 Qtr 2		31	31	\$ 356.50
Replace rainwater sump pump / motor assembly	20	2 Plum	1.000	Ea.	429.63	512.90	2008 Qtr 2		1	1	\$ 512.90
Replace pipe and fittings, oxygen	25	2 Plum	100.000	L.F.	1,763.00	2,139.00	2008 Qtr 2		1	1	\$ 2,139.00
Replace roof mounted exhaust fan, 8500 CFM exhaust fan	20	Q20	5.000	Ea.	13,097.40	15,253.20	2008 Qtr 2		1	1	\$ 15,253.20
Repair single zone rt. unit, 5 ton	10	2 Stpi	2.000	Ea.	3,859.42	4,629.12	2008 Qtr 2		3	2	\$ 9,258.24
Replace single zone rt. unit, 5 ton	15	Q5	2.000	Ea.	14,553.76	17,177.20	2008 Qtr 2		2	1	\$ 17,177.20
Minor repairs to fire alarm control panel	5	1 Elec	1.000	Ea.	107.84	130.97	2008 Qtr 2		6	6	\$ 785.82
Maintenance and inspection fire alarm control panel	0.5	1 Elec	1.000	Ea.	30.54	38.17	2008 Qtr 2		62	62	\$ 2,366.54
Replace fire alarm control panel	15	1 Elec	1.000	Ea.	2,615.62	3,107.84	2008 Qtr 2		2	1	\$ 3,107.84
Inspect sprinkler system	1	1 Plum	1.000	Ea.	26.55	32.89	2008 Qtr 2		31	31	\$ 1,019.59
Replace sprinkler head	20	1 Plum	27.000	Ea.	1,719.36	2,118.42	2008 Qtr 2		1	1	\$ 2,118.42
Replace fire alarm bell, 6"	20	1 Elec	2.000	Ea.	284.56	343.02	2008 Qtr 2		1	1	\$ 343.02
Maintenance and inspection lighting panel, indoor	3	1 Elec	2.000	Ea.	57.00	71.26	2008 Qtr 2		10	10	\$ 712.60
Maintenance and repair safety switch, 3 pole safety switch, heavy duty	8	1 Elec	1.000	Ea.	28.50	35.63	2008 Qtr 2		3	3	\$ 106.89
Maintenance and inspection safety switch, 3 pole, heavy duty	1	1 Elec	1.000	Ea.	28.50	35.63	2008 Qtr 2		31	31	\$ 1,104.53
Replace safety switch, heavy duty	25	2 Elec	1.000	Ea.	580.48	680.71	2008 Qtr 2		1	1	\$ 680.71
Maintenance and repair motor starter, up to 600 V	5	1 Elec	6.000	Ea.	1,024.50	1,245.00	2008 Qtr 2		6	6	\$ 7,470.00
Maintenance and inspection motor starter, up to 600 V	0.5	1 Elec	6.000	Ea.	229.02	287.10	2008 Qtr 2		62	62	\$ 17,800.20
Replace starter motor starter, up to 600 V	18	1 Elec	6.000	Ea.	3,169.08	3,782.46	2008 Qtr 2		1	1	\$ 3,782.46
Replace fluor. ballast for fluorescent lighting fixture, 80 W	10	1 Elec	138.000	Ea.	13,742.04	16,571.04	2008 Qtr 2		3	2	\$ 33,142.08
Replace lamps (2 lamps) fluorescent lighting fixture, 80 W	10	1 Elec	138.000	Ea.	3,510.72	4,302.84	2008 Qtr 2		3	2	\$ 8,605.68
Replace fixture fluorescent lighting fixture, 80 W	20	1 Elec	138.000	Ea.	24,575.04	29,685.18	2008 Qtr 2		1	1	\$ 29,685.18
Replace lamp mercury halide fixture, 175 W	5	1 Elec	23.000	Ea.	1,701.77	2,011.81	2008 Qtr 2		6	6	\$ 12,070.86
Replace M.H. ballast mercury halide fixture, 175 W	10	1 Elec	23.000	Ea.	4,393.00	5,149.47	2008 Qtr 2		3	2	\$ 10,298.94
Replace mercury halide fixture, 175 W	20	1 Elec	23.000	Ea.	13,980.78	16,370.71	2008 Qtr 2		1	1	\$ 16,370.71
Maintenance and repair receptacles and plugs	20	1 Elec	65.000	Ea.	2,020.85	2,517.45	2008 Qtr 2		1	1	\$ 2,517.45
Replace receptacle/plug receptacles and plugs	20	1 Elec	65.000	Ea.	3,429.40	4,187.30	2008 Qtr 2		1	1	\$ 4,187.30
Maintenance and repair wiring devices, switches	10	1 Elec	25.000	Ea.	777.25	968.25	2008 Qtr 2		3	2	\$ 1,936.50
Replace switch wiring devices, switches	15	1 Elec	25.000	Ea.	1,280.25	1,558.75	2008 Qtr 2		2	1	\$ 1,558.75
Check and repair manual pull station	10	1 Elec	3.000	Ea.	207.63	254.61	2008 Qtr 2		3	2	\$ 509.22
Replace manual pull station	15	1 Elec	3.000	Ea.	377.22	455.67	2008 Qtr 2		2	1	\$ 455.67
Resolder joint pipe & fittings, oxygen	12	1 Plum	2.000	Ea.	104.28	130.08	2008 Qtr 2		2	2	\$ 260.16
Unclog main drain pipe & fittings, cast iron	10	1 Plum	1.000	Ea.	35.62	44.41	2008 Qtr 2		3	2	\$ 88.82
Replace pipe & fittings, cast iron	40	2 Plum	200.000	L.F.	8,380.00	10,140.00	2008 Qtr 2		0	0	\$ -
					\$485,538.11	\$579,525.24					
MR Subtotal										\$	552,405.86

FAC 2123 Missile/Launcher Maintenance Support Facility
CostWorks 2008 Quarter 2

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Sq=100 S.F; M.L.F=1000 L.F

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Description	Frequency	Crew	Qty	Unit	Total In-House	Total Incl. O&P	Release	Occurrences In Design Life	Adjusted Occurrences	Terminal Cutoff
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MR Per Year	\$	17,819.54
PM Per Year	\$	5,698.55
Subtotal	\$	23,518.09
Total Per Unit	\$	2.72

CostWorks 2009 Quarter 1 - FAC 2123 Missile/Launcher Maintenance Support Facility

Qty	Assembly Number	Description	Total In-House	Total Incl. O&P	Zip Code Prefix	Type	Release
1.000	D3095 110 1950	Air compressor, gas engine powered, annualized	1,180.53	1,474.60	200	FMR	2008 Qtr 2
4.000	D3045 160 1950	VAV Boxes, annualized	245.24	304.00	200	FMR	2008 Qtr 2
1.000	D3065 100 1950	Controls, central system, electro/pneumatic, annua	151.95	184.39	200	FMR	2008 Qtr 2
2.000	E1095 122 2950	Crane, electric bridge, 5 to 15 ton, annualized	754.12	929.80	200	FMR	2008 Qtr 2
4.000	B2035 400 1950	Door, overhead, manual, up to 24' high x 25' wide,	538.96	650.20	200	FMR	2008 Qtr 2
2.000	B2035 225 1950	Door, emergency egress, swinging, annualized	99.02	115.02	200	FMR	2008 Qtr 2
14.000	C1025 110 1950	Fire doors, swinging, annualized	348.46	418.04	200	FMR	2008 Qtr 2
1.000	D2015 800 1950	Drink fountain, annualized	49.50	59.36	200	FMR	2008 Qtr 2
4.000	D2015 100 4950	Lavatories, annualized	98.72	120.32	200	FMR	2008 Qtr 2
2.000	D2015 100 5950	Showers, annualized	39.70	47.60	200	FMR	2008 Qtr 2
4.000	D2015 100 2950	Toilet (vacuum breaker type), annualized	51.72	64.60	200	FMR	2008 Qtr 2
1.000	D2015 100 1950	Urinals, annualized	12.93	16.15	200	FMR	2008 Qtr 2
1.000	D2025 260 1950	Water heater, gas, to 120 gal., annualized	156.50	189.02	200	FMR	2008 Qtr 2
2.000	D5015 260 1950	Panelboard, 225 A and above, annualized	113.92	135.42	200	FMR	2008 Qtr 2
1.000	D5035 710 1950	Fire alarm annunciator system, annualized	811.57	990.03	200	FMR	2008 Qtr 2
			\$4,652.84	\$5,698.55			

FAC 2123 Sustainment by Year - Terminal Cutoff Applied

