

**FAC 7443 TRANSIENT AND RECREATIONAL LODGING SUPPORT FACILITY**

FY24 SUC:	\$1.55 / SF
Source:	Calculated using R.S. Means CostWorks 2023 Qtr 4 component prices

FAC 7443 TRANSIENT AND RECREATIONAL LODGING SUPPORT FACILITY SUC \$1.55

Release 2023 Qtr 4  
Zip Code Prefix 222  
Type MR

UM SF  
Design Life 55  
Average Size 2195.75187

Adjusted Occurrences are the occurrences remaining after subtracting Repair/Replacement Overlaps. Overlap reduction removes a repair when it occurs the same year as a replacement.

Description	Frequency	Qty Unit	Total In-House	Total Incl OP	Design Life/Frequency	Occurrences in Design Life	Adjusted Occurrences	Life Cost	Adjusted Cost
Replace glass - 1st floor (1% of glass) - alum. window fixed	1	0.48 S.F.	\$6.31	\$7.41	55.0000	55	55	\$407.63	\$407.63
Repair 2'-0" x 3'-0" aluminum window - 1st floor	20	8.00 Ea.	\$1,250.51	\$1,490.17	2.7500	2	2	\$2,980.34	\$2,980.34
Repair steel, painted, door	14	1.00 Ea.	\$702.33	\$834.19	3.9286	3	3	\$2,502.58	\$2,502.58
Refinish 3'-0" x 7'-0" steel, painted, door	4	1.00 Ea.	\$46.05	\$56.40	13.7500	13	13	\$733.15	\$733.15
Replace 3'-0" x 7'-0" steel, painted, door	45	1.00 Ea.	\$917.11	\$1,061.93	1.2222	1	1	\$1,061.93	\$1,061.93
Asphalt shingle flashing repairs, 2 S.F. per sq. repaired	1	1.70 S.F.	\$38.50	\$45.51	55.0000	55	55	\$2,503.24	\$2,503.24
Total asphalt shingle roof replacement	40	24.00 Sq.	\$10,190.74	\$12,102.24	1.3750	1	1	\$12,102.24	\$12,102.24
Repair solid core wood door, interior	11	1.00 Ea.	\$278.99	\$325.68	5.0000	5	5	\$1,628.41	\$1,628.41
Refinish 3'-0" x 7'-0" solid core wood door, interior	4	1.00 Ea.	\$44.01	\$54.24	13.7500	13	12	\$705.09	\$650.85
Replace 3'-0" x 7'-0" solid core wood door, interior	40	1.00 Ea.	\$566.55	\$654.10	1.3750	1	1	\$654.10	\$654.10
Repair 5/8" drywall - (2% of walls)	20	1.00 S.F.	\$1.67	\$2.04	2.7500	2	2	\$4.08	\$4.08
Refinish drywall	4	14.00 S.F.	\$9.49	\$11.65	13.7500	13	13	\$151.51	\$151.51
Replace 5/8" drywall	75	14.00 S.F.	\$33.08	\$40.62	0.7333	0	0	\$0.00	\$0.00
Refinish concrete floor finished	25	0.09 C.S.F.	\$38.74	\$46.74	2.2000	2	2	\$93.49	\$93.49
Repair gypsum board ceiling - (2% of ceilings)	20	0.18 C.S.F.	\$71.08	\$87.28	2.7500	2	2	\$174.57	\$174.57
Refinish gypsum board ceiling, up to 12' high	20	24.00 C.S.F.	\$3,482.64	\$4,284.67	2.7500	2	2	\$8,569.33	\$8,569.33
Unplug clogged line flush-tank water closet	5	2.00 Ea.	\$459.86	\$575.66	11.0000	11	11	\$6,332.30	\$6,332.30
Replace washer / diaphragm in ball cock flush-tank water closet	5	2.00 Ea.	\$39.27	\$48.45	11.0000	11	11	\$532.96	\$532.96
Replace valve and ball cock assembly flush-tank water closet	15	2.00 Ea.	\$194.59	\$240.54	3.6667	3	3	\$721.62	\$721.62
Install gasket between tank and bowl flush-tank water closet	20	2.00 Ea.	\$87.05	\$108.16	2.7500	2	2	\$216.33	\$216.33
Replace washer in spud connection lavatory, vitreous china	7	2.00 Ea.	\$34.64	\$42.28	7.8571	7	7	\$295.97	\$295.97
Replace washer in faucet lavatory, vitreous china	2	2.00 Ea.	\$27.13	\$33.83	27.5000	27	27	\$913.53	\$913.53
Clean out strainer and P trap lavatory, vitreous china	2	2.00 Ea.	\$73.64	\$92.18	27.5000	27	27	\$2,488.90	\$2,488.90
Replace mixing valve shower, fiberglass	10	2.00 Ea.	\$586.79	\$713.86	5.5000	5	5	\$3,569.30	\$3,569.30
Repair heat pump, 5 ton, air to air split	10	1.00 Ea.	\$2,680.40	\$3,201.74	5.5000	5	5	\$16,008.70	\$16,008.70
Replace heat pump, 5 ton, air to air split	20	1.00 Ea.	\$7,296.39	\$8,796.41	2.7500	2	2	\$17,592.83	\$17,592.83
Inspect sprinkler system	1	1.00 Ea.	\$36.17	\$45.28	55.0000	55	55	\$2,490.64	\$2,490.64
Replace sprinkler head	20	6.00 Ea.	\$525.89	\$648.91	2.7500	2	2	\$1,297.82	\$1,297.82
Maintenance and inspection lighting panel, indoor	3	1.00 Ea.	\$42.34	\$53.05	18.3333	18	18	\$954.92	\$954.92

Description	Frequency	Qty Unit	Total In-House	Total Incl OP	Design Life/Frequency	Occurrences in Design Life	Adjusted Occurrences	Life Cost	Adjusted Cost	
Maintenance and repair breaker, molded case, 480 V, 1 pole	20	6.00 Ea.	\$455.04	\$570.10	2.7500	2	2	\$1,140.20	\$1,140.20	
Replace circuit breaker molded case, 480 V, 1 pole circuit breaker	50	6.00 Ea.	\$4,730.56	\$5,474.47	1.1000	1	1	\$5,474.47	\$5,474.47	
Replace circuit breaker molded case, 480 V, 2 pole circuit breaker	50	2.00 Ea.	\$2,204.03	\$2,549.61	1.1000	1	1	\$2,549.61	\$2,549.61	
Replace fluorescent light fixture ballast, 80 W	10	24.00 Ea.	\$2,510.55	\$3,095.78	5.5000	5	5	\$15,478.90	\$15,478.90	
Replace lamps (2 lamps), 4', 34 W energy saver	10	20.00 Ea.	\$529.71	\$663.38	5.5000	5	5	\$3,316.89	\$3,316.89	
Repair smoke detector	10	1.00 Ea.	\$58.01	\$71.83	5.5000	5	4	\$359.16	\$287.33	
Check operation smoke detector	1	1.00 Ea.	\$17.00	\$21.30	55.0000	55	55	\$1,171.48	\$1,171.48	
Replace smoke detector	15	1.00 Ea.	\$302.55	\$361.22	3.6667	3	3	\$1,083.66	\$1,083.66	
Replace lamp emergency lighting fixture	2	2.00 Ea.	\$108.99	\$131.71	27.5000	27	27	\$3,556.17	\$3,556.17	
Replace emergency lighting fixture	20	2.00 Ea.	\$1,149.61	\$1,359.75	2.7500	2	2	\$2,719.49	\$2,719.49	
Maintenance and repair exit light	20	2.00 Ea.	\$76.98	\$95.34	2.7500	2	2	\$190.68	\$190.68	
Replace lamp exit light	5	2.00 Ea.	\$32.69	\$38.88	11.0000	11	11	\$427.65	\$427.65	
			\$41,937.70	\$50,138.63				MR Subtotal	\$125,029.81	
									MR Per Year	\$2,273.27
									PM Total	\$1,122.99
									Subtotal	\$3,396.26
									Total Per Unit	\$1.55

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Release 2023 Qtr 4

UM SF

Zip Code Prefix 222

Design Life 55

Type PM

Average Size 2195.75187

Description	Qty	Labor Hours	Bare Mat	Bare Labor	Bare Equip	Bare Total	Total In-House	Total Incl OP
Lavatories, annualized	2.00	0.70	\$15.58	\$43.60	\$0.00	\$59.18	\$73.82	\$89.24
Fan coil unit, annualized	1.00	3.34	\$81.97	\$178.76	\$0.00	\$260.73	\$322.56	\$388.48
Heat pump, air cooled, up to 5 ton, annualized	1.00	3.00	\$142.69	\$190.10	\$0.00	\$332.79	\$404.09	\$482.52
Light, emergency, hardwired system, annualized	1.00	0.25	\$8.98	\$15.77	\$0.00	\$24.75	\$30.38	\$36.46
Door, emergency egress, swinging, annualized	1.00	0.26	\$16.76	\$11.48	\$0.00	\$28.25	\$33.37	\$39.33
Toilet (tank type), annualized	2.00	0.78	\$15.99	\$41.86	\$0.00	\$57.85	\$72.00	\$86.96
						\$763.55	\$936.22	\$1,122.99

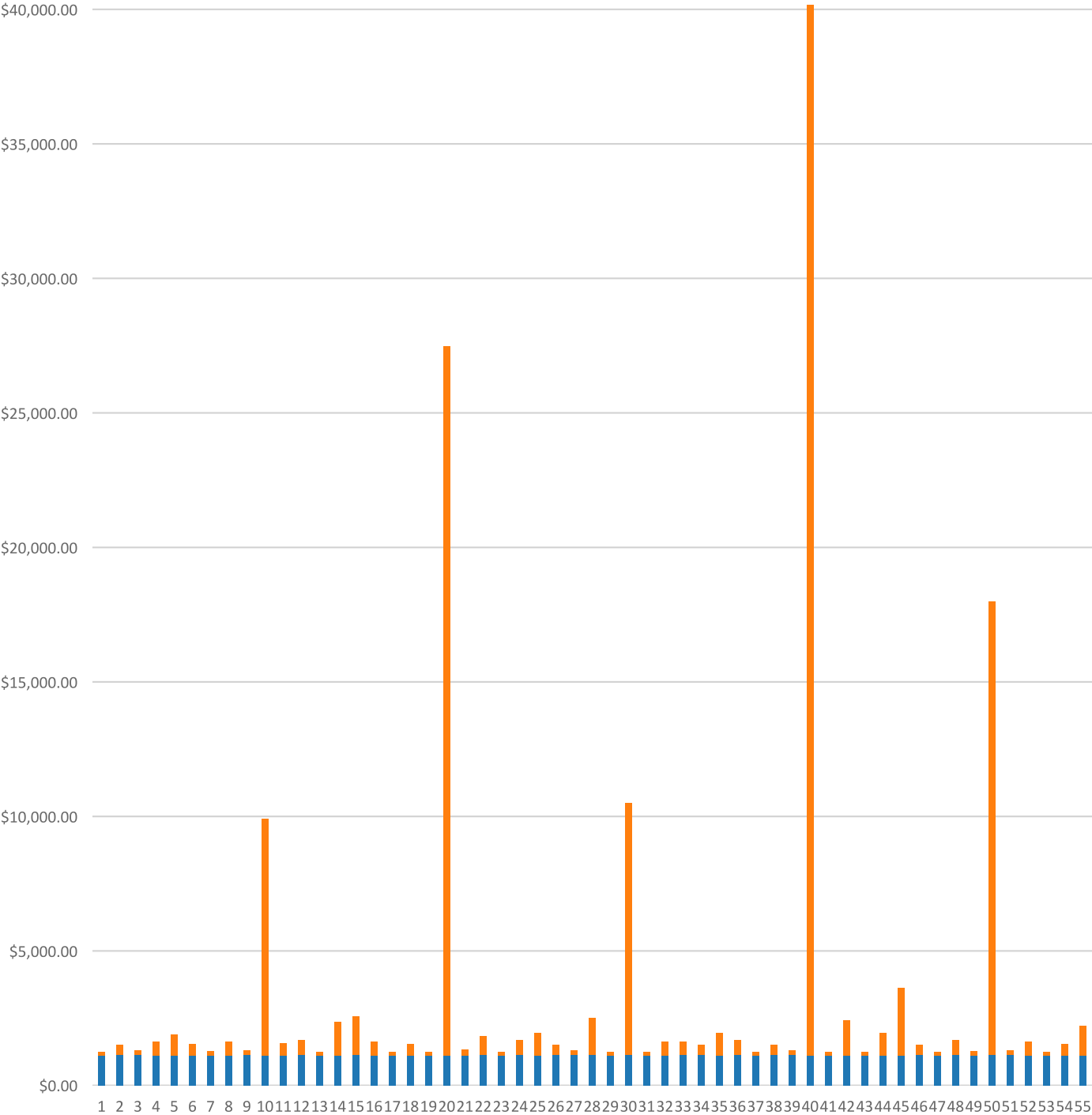


# FAC 7443 TRANSIENT AND RECREATIONAL LODGING SUPPORT FACILITY

## Modeled Component List CostWorks Release 2023 Qtr 4

B20 Exterior Enclosure	
Steel, Painted	1.0 Ea.
C10 Interior Construction	
Solid Core Interior Doors	1.0 Ea.
C30 Interior Finishes	
Drywall	14.0 S.F.
Concrete, Finished	0.093 C.S.F.
D30 HVAC	
Heat Pump, 5 ton	1.0 Ea.
D40 Fire Protection	
Sprinkler System, Fire Supression, sprinkler head	6.0 Ea.
D50 Electrical	
Load Center, 100 A, maintenance & inspection	1.0 Ea.
Circuit Breaker, molded case, 480 V, 1 pole	6.0 Ea.
Smoke Detector	1.0 Ea.
Emergency Lighting Fixture	2.0 Ea.

FAC 7443 TRANSIENT AND RECREATIONAL LODGING SUPPORT FACILITY  
Sustainment by Year  
CostWorks Release 2023 Qtr 4



PM Cost  
MR Cost