

# HOUSING REHAB COST LIMIT

## - Project Data Entry

### User Actions:

Grand Canyon National Park

1. Park Name/District:

Rehabilitate Housing QMIS # 25TAPEAT, South Rim Village

2. Project Title:

151226

3. PMIS Number:

2017

6. Year Cost Estimate Prepared

33136

4. FMSS #

2018

7. Construction Year

1678151

5. Parent Workorder #

8. Enter the 'QMIS Number.

11. Enter the square footage of the total finished floor space per QMIS for each unit under 'Size of Living Unit'.

12. Enter the number of each type of 'Garage'.

13. If distance from project site to park headquarters/district is greater than 15 miles, enter total number of miles.

8. QMIS Unit #	9. Rent Class	10. Condition Code		11. Size of Living Unit	12. Number of Garages		13. Remote Miles
		Interior	Exterior		One Car	Two Car	
25TAPEAT	House	Fair	Poor	1,060			

### Replacement Housing Unit Construction

**Sitework-** Basic unit is built on a new site without basement, trench 4' deep for foundation wall.

**Foundations-** Continuous concrete footing 8"x18", stem wall 8"x4', 3,000psi concrete, 4" concrete slab on 4" crushed stone base, trowel finish.

**Framing-** 2x6 wood studs at 16" on center, 1/2" plywood sheathing, roof trusses- 4/12pitch, 3/4" plywood subfloor on 2x10 joists at 16" on center.

**Exterior Walls/Roofing-** Horizontal beveled wood siding, 5 1/2" batt insulation, wood double hung insulated windows, insulated exterior doors, storms and screens. 30 year asphalt shingles, galvanized flashing, R-40 attic insulation, aluminum gutters and downspouts.

**Interiors-** 5/8" drywall, skim coat plaster painted with primer and 2 coats, hardwood baseboard and trim. Vinyl flooring is in bathrooms, kitchens, and utility/storage rooms, carpet in hallways, stairways, bedrooms, closets, living room and dining room. Kitchen cabinets and bathroom fixtures are contractor grade.

**Mechanical/Electrical-** One and two bedroom, single story units have 1-bath. Others single story units have a minimum of 2-baths and 1-bath per 2-bedrooms. All two story units have a 1st floor 1/2 bath. Central HVAC and residential fire sprinkler. 200-Amp service, romex wiring, fluorescent and incandescent lighting fixtures.

**Overhead and Profit-** Planning/design Fees and General Contractor's overhead and profit are included in the costs.

**Other-** Land costs, landscaping, walks and driveways are not included in these estimates.

All amenities and systems not specifically addressed on the "adjustments to the basic unit" on the model sheet are implicitly included in the estimate as the DSC Location Factor is applied to the building location. These systems and amenities include: seismic considerations, hurricane straps, snow loading, etc.

### Cost Estimate Summary

Allowable cost for rehab in the year of the estimate prepared:

\$81,225

See Rehab model Sheet for unit cost

\$77

2017

Allowable cost for rehab in the year of construction would be:

\$86,005

\$81

2018