

GENERAL SUMMARY

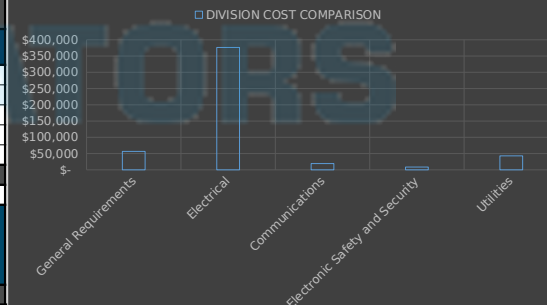
Prepared for: Brookside Court Apartments, 317 Brookside Avenue Redlands, CA 92374
Project ID: 17072026
Scope: Electrical
No. Of Floors: 3
Date: 23-Sep-26



BUILDING GSF 14,785
1st Floor (SF) 6,345
2nd Floor (SF) 4,220
3rd Floor (SF) 4,220

DIVISION NO	DESCRIPTION	TOTAL DIV. COST	TOTAL DIV. COST (PER SF)
1000	General Requirements	\$ 56,650	\$ 3.83
26000	Electrical	\$ 376,454	\$ 25.46
27000	Communications	\$ 19,158	\$ 1.30
28000	Electronic Safety and Security	\$ 8,466	\$ 0.57
33000	Utilities	\$ 42,930	\$ 2.90
TOTAL TRADE COST		\$ 503,658	\$ 34.07
OVERHEAD AND PROFIT	15%	\$ 75,549	\$ 5.11
INSURANCE	3%	\$ 15,110	\$ 1.02
CONTINGENCY	5%	\$ 25,183	\$ 1.70
TAX	8.75%	\$ 23,061	\$ 1.56
SUGGESTED BID		\$ 642,560	\$ 43.46

DIVISION COST COMPARISON



+1 (214) 556-2605

DETAILED BREAKDOWN OF ITEMS														
Prepared for:		Brookside Court Apartments, 317 Brookside Avenue Redlands, CA 92374												
Project ID:		17072026												
Scope:		Electrical												
												Date:	09/23/26	
SR #	Drawing #	Detail #	DESCRIPTION	UNIT	QUANTITY	WASTAGE	QUANTITY W/ WASTAGE	UNIT MANHOUR	HOURLY WAGE	LABOR COST	MAT. COST	UNIT COST	SUB COST	
GENERAL REQUIREMENTS														
1			Permits	LS	1	0%	1	0.000	\$ -	\$ -	\$ -	\$ -	\$ -	
2			Supervision and Coordination	LS	1	0%	1	0.000	\$ -	\$ -	\$ -	\$ 25,650.00	\$ 25,650.00	
3			Submittals and Shop drawings	LS	1	0%	1	0.000	\$ -	\$ -	\$ -	\$ -	\$ -	
4			Final Cleaning	LS	1	0%	1	0.000	\$ -	\$ -	\$ -	\$ 2,500.00	\$ 2,500.00	
5			Mobilization Costs	LS	1	0%	1	0.000	\$ -	\$ -	\$ -	\$ 5,500.00	\$ 5,500.00	
6			Demobilization Costs	LS	1	0%	1	0.000	\$ -	\$ -	\$ -	\$ 2,500.00	\$ 2,500.00	
7			Safety & Protection (OSHA)	LS	1	0%	1	0.000	\$ -	\$ -	\$ -	\$ 5,500.00	\$ 5,500.00	
7			Temporary Control & Facilities	LS	1	0%	1	0.000	\$ -	\$ -	\$ -	\$ 6,500.00	\$ 6,500.00	
8			Equipment Rental (Scissor Lifts, Small Tools & Consumables)	LS	1	0%	1	0.000	\$ -	\$ -	\$ -	\$ 8,500.00	\$ 8,500.00	
												SUBTOTAL	\$ 56,650	
ELECTRICAL														
DISTRIBUTION														
			CONDUIT											
9			1" EMT Conduit	LF	10	10%	11	0.070	\$ 75.00	\$ 5.25	\$ 3.76	\$ 9.01	\$ 99.11	
10			2" EMT Conduit	LF	761	10%	837	0.100	\$ 75.00	\$ 7.50	\$ 9.50	\$ 17.00	\$ 14,230.70	
CONDUCTOR														
11			#10 CU THHN/THWN	LF	29	10%	32	0.006	\$ 75.00	\$ 0.45	\$ 0.32	\$ 0.77	\$ 24.56	
12			#6 CU THHN/THWN	LF	761	10%	837	0.012	\$ 75.00	\$ 0.90	\$ 1.02	\$ 1.92	\$ 1,607.23	
13			#3/0 CU THHN/THWN	LF	3043	10%	3347	0.018	\$ 75.00	\$ 1.35	\$ 4.78	\$ 6.13	\$ 20,518.95	
LUGS														
14			Compression Lug CU With 1-Hole , #6 CU Wire	EA	18	0%	18	0.150	\$ 75.00	\$ 11.25	\$ 6.90	\$ 18.15	\$ 326.70	
15			Heat Shrink Tubing for #6 CU Wire	EA	18	0%	18	0.080	\$ 75.00	\$ 6.00	\$ 0.50	\$ 6.50	\$ 117.00	
16			Compression Lug CU With 1-Hole , #3/0 CU Wire	EA	72	0%	72	0.250	\$ 75.00	\$ 18.75	\$ 14.71	\$ 33.46	\$ 2,409.12	
17			Heat Shrink Tubing for #3/0 CU Wire	EA	72	0%	72	0.100	\$ 75.00	\$ 7.50	\$ 3.50	\$ 11.00	\$ 792.00	
CIRCUIT BREAKER														
18			1P15A Breaker	EA	20	0%	20	0.300	\$ 75.00	\$ 22.50	\$ 28.99	\$ 51.49	\$ 1,029.80	
19			1P20A Breaker	EA	231	0%	231	0.300	\$ 75.00	\$ 22.50	\$ 33.00	\$ 55.50	\$ 12,820.50	
20			1P20A Breaker, Lockable	EA	8	0%	8	0.320	\$ 75.00	\$ 24.00	\$ 40.50	\$ 64.50	\$ 516.00	
21			1P20A GFI Breaker	EA	24	0%	24	0.300	\$ 75.00	\$ 22.50	\$ 38.50	\$ 61.00	\$ 1,464.00	
22			2P15A Breaker	EA	1	0%	1	0.400	\$ 75.00	\$ 30.00	\$ 42.50	\$ 72.50	\$ 72.50	
23			2P30A Breaker	EA	16	0%	16	0.400	\$ 75.00	\$ 30.00	\$ 48.50	\$ 78.50	\$ 1,256.00	
24			2P40A Breaker	EA	9	0%	9	0.400	\$ 75.00	\$ 30.00	\$ 56.50	\$ 86.50	\$ 778.50	
25			2P50A Breaker	EA	16	0%	16	0.400	\$ 75.00	\$ 30.00	\$ 65.50	\$ 95.50	\$ 1,528.00	
26			3P15A Breaker	EA	1	0%	1	0.500	\$ 75.00	\$ 37.50	\$ 45.50	\$ 83.00	\$ 83.00	
27			3P30A Shunt Trip Breaker	EA	1	0%	1	0.500	\$ 75.00	\$ 37.50	\$ 85.50	\$ 123.00	\$ 123.00	
28			3P60A Breaker	EA	1	0%	1	0.500	\$ 75.00	\$ 37.50	\$ 162.50	\$ 200.00	\$ 200.00	
29			3P60A MCB	EA	1	0%	1	0.500	\$ 75.00	\$ 37.50	\$ 185.50	\$ 223.00	\$ 223.00	
30			3P200A MCB	EA	8	0%	8	1.250	\$ 75.00	\$ 93.75	\$ 595.50	\$ 689.25	\$ 5,514.00	
PANEL														
31			Panel HP: 225A, 208/120V, 3Ph, 4W, Mains: MLO, 42KAIC, 54 Poles, Surface M	EA	1	0%	1	4.500	\$ 75.00	\$ 337.50	\$ 2,450.00	\$ 2,787.50	\$ 2,787.50	
32			Panel HP1: 125A, 208/120V, 3Ph, 4W, Mains: MCB, 10KAIC, 24 Poles, Surface M	EA	1	0%	1	2.500	\$ 75.00	\$ 187.50	\$ 756.50	\$ 944.00	\$ 944.00	
33			Panel Type 1: 225A, 208/120V, 3Ph, 4W, Mains: MCB, 42 Poles, Recessed Mount	EA	2	0%	2	4.000	\$ 75.00	\$ 300.00	\$ 1,850.00	\$ 2,150.00	\$ 4,300.00	
34			Panel Type 2: 225A, 208/120V, 3Ph, 4W, Mains: MCB, 42 Poles, Recessed Mount	EA	3	0%	3	4.000	\$ 75.00	\$ 300.00	\$ 1,850.00	\$ 2,150.00	\$ 6,450.00	
35			Panel Type 3: 225A, 208/120V, 3Ph, 4W, Mains: MCB, 42 Poles, Recessed Mount	EA	3	0%	3	4.000	\$ 75.00	\$ 300.00	\$ 1,850.00	\$ 2,150.00	\$ 6,450.00	
36			Inverter: 100A, 1500VA, 120V, 1P, 2W*EG, Main: MCB, 10KAIC, 8 Poles, Surface M	EA	1	0%	1	2.560	\$ 75.00	\$ 192.00	\$ 550.00	\$ 742.00	\$ 742.00	
DEVICES														
37			Switchgear Assembly Cabinet	EA	1	0%	1	18.200	\$ 75.00	\$ 1,365.00	\$ 11,500.00	\$ 12,865.00	\$ 12,865.00	
			Panel MSA: 1200A, 208/120V, 3Ph, 4W, Main: MCB 65KAIC	EA	1	0%	1	38.250	\$ 75.00	\$ 2,868.75	\$ 22,265.00	\$ 25,133.75	\$ 25,133.75	
			Panel MSH: 400A, 208/120V, 3Ph, 4W, 65KAIC	EA	1	0%	1	9.520	\$ 75.00	\$ 714.00	\$ 4,500.00	\$ 5,214.00	\$ 5,214.00	
			Panel MSU: 1200A, 208/120V, 3Ph, 4W, 65KAIC	EA	1	0%	1	18.250	\$ 75.00	\$ 1,368.75	\$ 16,500.00	\$ 17,868.75	\$ 17,868.75	
			200A Meter	EA	9	0%	9	2.500	\$ 75.00	\$ 187.50	\$ 350.00	\$ 537.50	\$ 4,837.50	
			3P1200AS/200AT Breaker	EA	9	0%	9	1.500	\$ 75.00	\$ 112.50	\$ 595.50	\$ 708.00	\$ 6,372.00	
			3P1200AS/1200AT ARC Reducing MCB	EA	1	0%	1	3.500	\$ 75.00	\$ 262.50	\$ 6,500.00	\$ 6,762.50	\$ 6,762.50	
DISCONNECT SWITCH														
38	Rating Assumed From Panel		1P20A Fused Disconnect Switch, NEMA 1	EA	1	0%	1	1.000	\$ 75.00	\$ 75.00	\$ 90.50	\$ 165.50	\$ 165.50	
39			1P20A Non-Fused Disconnect Switch, NEMA 1	EA	1	0%	1	1.000	\$ 75.00	\$ 75.00	\$ 65.50	\$ 140.50	\$ 140.50	
40			2P30A Non-Fused Disconnect Switch, NEMA 1	EA	2	0%	2	1.500	\$ 75.00	\$ 112.50	\$ 85.50	\$ 198.00	\$ 396.00	
41			2P30A Disconnect Switch	EA	6	0%	6	1.500	\$ 75.00	\$ 112.50	\$ 120.50	\$ 233.00	\$ 1,398.00	
42			2P30AS/20AF Fused Disconnect Switch, NEMA 3R	EA	2	0%	2	1.500	\$ 75.00	\$ 112.50	\$ 185.00	\$ 297.50	\$ 595.00	
43			2P60AS/40AF Fused Disconnect Switch, NEMA 3R	EA	2	0%	2	1.500	\$ 75.00	\$ 112.50	\$ 240.00	\$ 352.50	\$ 705.00	
44			2P60AS/50AF Fused Disconnect Switch, NEMA 3R	EA	4	0%	4	1.500	\$ 75.00	\$ 112.50	\$ 255.50	\$ 368.00	\$ 1,472.00	
GROUNDING														
45				5/8"X10 CU Ground Rod	EA	7	0%	7	0.500	\$ 75.00	\$ 37.50	\$ 62.50	\$ 100.00	\$ 700.00
46				Ground Busbar	EA	1	0%	1	1.500	\$ 75.00	\$ 112.50	\$ 194.77	\$ 307.27	\$ 307.27
47			Neutral Busbar	EA	1	0%	1	1.000	\$ 75.00	\$ 75.00	\$ 56.50	\$ 131.50	\$ 131.50	
48			#6 CU Grounding Conductor	LF	20	10%	22	0.012	\$ 75.00	\$ 0.90	\$ 1.02	\$ 1.92	\$ 42.24	
49			#4 CU Grounding Conductor	LF	60	10%	66	0.014	\$ 75.00	\$ 1.05	\$ 1.56	\$ 2.61	\$ 172.26	
50			#3/0 CU Grounding Conductor	LF	100	10%	110	0.018	\$ 75.00	\$ 1.35	\$ 4.78	\$ 6.13	\$ 674.30	
POWER														
CONDUIT														
51			1/2" EMT Conduit	LF	1150	10%	1265	0.060	\$ 75.00	\$ 4.50	\$ 1.50	\$ 6.00	\$ 7,590.00	
52			3/4" EMT Conduit	LF	5092	10%	5601	0.062	\$ 75.00	\$ 4.65	\$ 1.75	\$ 6.40	\$ 35,847.68	
53			1" EMT Conduit	LF	337	10%	371	0.070	\$ 75.00	\$ 5.25	\$ 3.76	\$ 9.01	\$ 3,340.01	
54			1/2" RGS Conduit	LF	27	10%	30	0.060	\$ 75.00	\$ 4.50	\$ 2.56	\$ 7.06	\$ 209.68	
55			3/4" PVC SCH 40 Conduit	LF	46	10%	51	0.056	\$ 75.00	\$ 4.20	\$ 1.25	\$ 5.45	\$ 275.77	
CONDUCTOR														
56			3#12 MC Cable	LF	1312	10%	1443	0.018	\$ 75.00	\$ 1.35	\$ 1.60	\$ 2.95	\$ 4,257.44	
57			#10 NM Cable	LF	96	10%	106	0.024	\$ 75.00	\$ 1.80	\$ 2.65	\$ 4.45	\$ 469.92	
58			#12 CU THHN/THWN	LF	15702	10%	17272	0.006	\$ 75.00	\$ 0.45	\$ 0.32	\$ 0.77	\$ 13,299.39	
59			#10 CU THHN/THWN	LF	3578	10%	3936	0.007	\$ 75.00	\$ 0.53	\$ 0.38	\$ 0.91	\$ 3,561.90	
60			#6 CU THHN/THWN	LF	675	10%	743	0.012	\$ 75.00	\$ 0.90	\$ 1.02	\$ 1.92	\$ 1,425.60	
DEVICE														
61	E0.2, E0.3, E2.1, E2.2, E2.3 & E3.1		30A Special Purpose Receptacle	EA	8	0%	8	0.400	\$ 75.00	\$ 30.00	\$ 35.50	\$ 65.50	\$ 524.00	
62			40A Special Purpose Receptacle	EA	8	0%	8	0.450	\$ 75.00	\$ 33.75	\$ 52.50	\$ 86.25	\$ 690.00	
63			50A Special Purpose Receptacle	EA	8	0%	8	0.560	\$ 75.00	\$ 42.00	\$ 62.50	\$ 104.50	\$ 836.00	
64			Duplex Receptacle, LEVITON 16362	EA	211	0%	211	0.300	\$ 75.00	\$ 22.50	\$ 18.50	\$ 41.00	\$ 8,651.00	
65			Half Switched Duplex Receptacle Below Sink	EA	8	0%	8	0.300	\$ 75.00	\$ 22.50	\$ 20.50	\$ 43.00	\$ 344.00	
66			Dedicated GFI Duplex Receptacle	EA	6	0%	6	0.400	\$ 75.00	\$ 30.00	\$ 45.50	\$ 75.50	\$ 453.00	
67			GFI Duplex Receptacle, LEVITON	EA	63	0%	63	0.350	\$ 75.00	\$ 26.25	\$ 28.50	\$ 54.75	\$ 3,449.25	
68			GFI Duplex Receptacle, Above Counter, LEVITON	EA	8	0%	8	0.350	\$ 75.00	\$ 26.25	\$ 28.50	\$ 54.75	\$ 438.00	
69			GFI Duplex Receptacle Ceiling Mounted, LEVITON 16252	EA	11	0%	11	0.350	\$ 75.00	\$ 26.25	\$ 28.50	\$ 54.75	\$ 438.00	
70			GFI Duplex Receptacle, Weatherproof	EA	21	0%	21	0.380	\$ 75.00	\$ 28.50	\$ 38.50	\$ 67.00	\$ 1,407.00	
71			Quad Receptacle	EA	2	0%	2	0.400	\$ 75.00	\$ 30.00	\$ 62.50	\$ 92.50	\$ 185.00	
72			Addressable Relay	EA	2	0%	2	0.650	\$ 75.00	\$ 48.75	\$ 49.29	\$ 98.04	\$ 196.08	
73			Addressable Relay With Momentary Contact Feature	EA	1	0%	1	0.700	\$ 75.00	\$ 52.50	\$ 78.50	\$ 131.00	\$ 131.00	
74			Elevator Controller	EA	1	0%	1	12.250	\$ 75.00	\$ 918.75	\$ 3,252.00	\$ 4,170.75	\$ 4,170.75	
75			Exhaust Fan Connection	EA	22	0%	22	0.650	\$ 75.00	\$ 48.75	\$ -	\$ -	\$ -	\$ 1,072.50
76			Motor Connection	EA	35	0%	35	0.952	\$ 75.00	\$ 71.40	\$ -	\$ -	\$ -	\$ 2,499.00
77			Single Pole Switch	EA	48	0%	48	0.320	\$ 75.00	\$ 24.00	\$ 20.50	\$ 44.50	\$ 2,136.00	
78			Double Pole Switch	EA	1	0%	1	0.420	\$ 75.00	\$ 31.50	\$ 25.50	\$ 57.00	\$ 57.00	
LIGHTING														
CONDUIT														
79				3/4" EMT Conduit	LF	1580	10%	1738	0.062	\$ 75.00	\$ 4.65	\$ 1.75	\$ 6.40	\$ 11,223.20
80				3/4" PVC SCH 40 Conduit	LF	30	10%	33	0.056	\$ 75.00	\$ 4.20	\$ 1.25	\$ 5.45	\$ 199.85
CONDUCTOR														
81				3#12 MC Cable	LF	274	10%	301	0.018	\$ 75.00	\$ 1.35	\$ 1.25	\$ 2.60	\$ 783.64
82				#10 MC Cable	LF	2143	10%	2357	0.022	\$ 75.00	\$ 1.65	\$ 2.25	\$ 3.90	\$ 9,193.47
83				#12 CU THHN/THWN	LF	2802	10%	3082	0.006	\$ 75				

DETAILED BREAKDOWN OF ITEMS													
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SR #	Drawing #	Detail #	DESCRIPTION	UNIT	QUANTITY	WASTAGE	QUANTITY W/ WASTAGE	UNIT MANHOUR	HOURLY WAGE	LABOR COST	MAT. COST	UNIT COST	SUB COST
84			#10 CU THHN/THWN	LF	2028	10%	2231	0.007	\$ 75.00	\$ 0.53	\$ 0.38	\$ 0.91	\$ 2,018.87
			LIGHTING FIXTURES										
85			A: LED 4" Round Downlight With Fire Rated Assemblies, HOUSING: DRDH-N-JO- / LED MODULE: DRDSS-4-R-07-9-30 Watts: 9W Mounting: Surface	EA	170	0%	170	1.000	\$ 75.00	\$ 75.00	\$ 56.50	\$ 131.50	\$ 22,355.00
86			B: LED 4" Round Downlight With Fire Rated Assemblies, HOUSING: DRDH-N-JO- / LED MODULE: DRDSS-4-R-10-9-30 Watts: 12W Mounting: Surface	EA	30	0%	30	1.000	\$ 75.00	\$ 75.00	\$ 65.50	\$ 140.50	\$ 4,215.00
87			C: SWRLED Iron 12" High Bronze Mini Pendant Light Watts: 7W LED / 60W INCAN Mounting: Recessed	EA	8	0%	8	1.500	\$ 75.00	\$ 112.50	\$ 319.50	\$ 432.00	\$ 3,456.00
88			D: Kathy Ireland Ramas De Luces 40" Wide Bronze Chandelier Watts: 48W LED / 180W INCAN Mounting: Ceiling	EA	12	0%	12	1.650	\$ 75.00	\$ 123.75	\$ 1,050.00	\$ 1,173.75	\$ 14,085.00
89			E: LED Undercabinet Light, FLEXSTP 20 29 24 20 C* [LENGTH] Y CHANNEL- CH-SM-KS-RE-FL-CF-[FINISH] Watts: 2W/LF (96W DRIVER) Mounting: Surface	LF	43	0%	43	0.100	\$ 75.00	\$ 7.50	\$ 16.50	\$ 24.00	\$ 1,032.00
90			F: WAC 5" Wide Bronze Geometric Downward LED Step Light Watts: 3.5W Mounting: Surface	EA	8	0%	8	0.950	\$ 75.00	\$ 71.25	\$ 72.50	\$ 143.75	\$ 1,150.00
91			G: 4 LED Linear Fluxstream Wraparound, FSW440L840-UNV-DIM Watts: 31.4W Mounting: Surface	EA	12	0%	12	1.250	\$ 75.00	\$ 93.75	\$ 137.80	\$ 231.55	\$ 2,778.60
92			GE: 4 LED Linear Fluxstream Wraparound, FSW440L840-UNV-DIM-EMLED Watts: 31.4W Mounting: Surface	EA	2	0%	2	1.500	\$ 75.00	\$ 112.50	\$ 210.30	\$ 322.80	\$ 645.60
93			G1: 2 LED Linear Fluxstream Wraparound, FSW230L840-UNV-DIM Watts: 28.9W Mounting: Surface	EA	1	0%	1	1.150	\$ 75.00	\$ 86.25	\$ 132.50	\$ 218.75	\$ 218.75
94			H: Bransford 21" High Black-Speckled Gray Outdoor Wall Light Watts: 24W LED / 240W INCAN Mounting: Wall	EA	3	0%	3	1.000	\$ 75.00	\$ 75.00	\$ 456.50	\$ 531.50	\$ 1,594.50
95			I: 8" H Exterior Wall Sconce With Diamonds Ceramic Lighting Watts: 28W LED / 150W INCAN Mounting: Surface	EA	34	0%	34	1.000	\$ 75.00	\$ 75.00	\$ 260.50	\$ 335.50	\$ 11,407.00
96			J: Onyx Faux Stone Candle 30" Wide Indoor-Outdoor Chandelier Watts: 40W LED / 300W INCAN Mounting: Ceiling	EA	1	0%	1	1.600	\$ 75.00	\$ 120.00	\$ 956.50	\$ 1,076.50	\$ 1,076.50
97			V: LED Strip Fixture With Lens, LITHONIA WL4-40L-LP840 Watts: 39.5W Mounting: Wall	EA	2	0%	2	1.000	\$ 75.00	\$ 75.00	\$ 445.95	\$ 520.95	\$ 1,041.90
			LIGHTING CONTROL										
98			3-Way Dimmer Switch, Compatible With Light Source Dimmed	EA	1	0%	1	0.500	\$ 75.00	\$ 37.50	\$ 32.50	\$ 70.00	\$ 70.00
99			3-Way Switch, LEVITON #5621	EA	14	0%	14	0.500	\$ 75.00	\$ 37.50	\$ 30.50	\$ 68.00	\$ 952.00
100			Closest Light Controller Complete With 15 Minute Delay Light Controller And Mag	EA	1	0%	1	0.600	\$ 75.00	\$ 45.00	\$ 41.90	\$ 86.90	\$ 86.90
101			Dimmer Switch, Compatible With Light Source Dimmed	EA	56	0%	56	0.400	\$ 75.00	\$ 30.00	\$ 38.50	\$ 68.50	\$ 3,836.00
102			Low Voltage Transformer	EA	8	0%	8	0.380	\$ 75.00	\$ 28.50	\$ 67.34	\$ 95.84	\$ 766.72
103			Photocell	EA	1	0%	1	0.300	\$ 75.00	\$ 22.50	\$ 12.47	\$ 34.97	\$ 34.97
104			Single Pole Switch	EA	49	0%	49	0.250	\$ 75.00	\$ 18.75	\$ 25.50	\$ 44.25	\$ 2,168.25
105			Time Clock	EA	1	0%	1	1.000	\$ 75.00	\$ 75.00	\$ 256.50	\$ 331.50	\$ 331.50
106			Two Way Switch	EA	8	0%	8	0.350	\$ 75.00	\$ 26.25	\$ 22.50	\$ 48.75	\$ 390.00
107			Motion Sensor Switch	EA	4	0%	4	0.650	\$ 75.00	\$ 48.75	\$ 57.97	\$ 106.72	\$ 426.88
108			Motion Sensor Switch Weatherproof	EA	10	0%	10	0.650	\$ 75.00	\$ 48.75	\$ 48.50	\$ 97.25	\$ 972.50
109			Vacancy Sensor Dimmer Switch	EA	14	0%	14	0.450	\$ 75.00	\$ 33.75	\$ 56.50	\$ 90.25	\$ 1,263.50
110			Vacancy Sensor Switch	EA	28	0%	28	0.380	\$ 75.00	\$ 28.50	\$ 30.50	\$ 59.00	\$ 1,652.00
			MISCELLANEOUS										
111			Junction Box Ceiling Mounted	EA	30	0%	30	0.330	\$ 75.00	\$ 24.75	\$ 4.50	\$ 29.25	\$ 877.50
112			Junction Box Wall Mounted	EA	1	0%	1	0.300	\$ 75.00	\$ 22.50	\$ 4.25	\$ 26.75	\$ 26.75
			SAW CUT										
113			Saw Cut & Repair Concrete Floor For Conduit Installation	LF	37	0%	37	0.125	\$ 75.00	\$ 9.38	\$ -	\$ 9.38	\$ 346.88
												SUBTOTAL \$	\$ 376,454
COMMUNICATION													
			TELECOMMUNICATION										
			CONDUIT										
114			3/4" EMT Conduit Up To Ceiling	LF	360	10%	396	0.062	\$ 75.00	\$ 4.65	\$ 1.75	\$ 6.40	\$ 2,534.40
115			1" EMT Conduit	LF	839	10%	923	0.070	\$ 75.00	\$ 5.25	\$ 3.76	\$ 9.01	\$ 8,315.33
			CONDUCTOR										
116			CAT 5E Cable	LF	432	10%	475	0.012	\$ 75.00	\$ 0.90	\$ 0.35	\$ 1.25	\$ 594.00
117			RG11 Coaxial Cable	LF	419	10%	461	0.014	\$ 75.00	\$ 1.05	\$ 0.60	\$ 1.65	\$ 760.49
118			RG6 Coaxial Cable	LF	1186	10%	1305	0.010	\$ 75.00	\$ 0.75	\$ 0.20	\$ 0.95	\$ 1,239.37
			J Hooks										
119			2" J-Hooks	EA	85	0%	85	0.120	\$ 75.00	\$ 9.00	\$ 3.50	\$ 12.50	\$ 1,062.50
			DEVICES										
120			4X9X3/4" Fire Rated Telephone Plywood Backboard	EA	1	0%	1	0.500	\$ 75.00	\$ 37.50	\$ 70.50	\$ 108.00	\$ 108.00
121			CATV Company Service Entry Box	EA	1	0%	1	0.650	\$ 75.00	\$ 48.75	\$ 175.50	\$ 224.25	\$ 224.25
122			Demarc Box	EA	8	0%	8	0.500	\$ 75.00	\$ 37.50	\$ 26.40	\$ 63.90	\$ 511.20
123			Telephone Outlet	EA	1	0%	1	0.160	\$ 75.00	\$ 12.00	\$ 11.50	\$ 23.50	\$ 23.50
			RJ45 Jack	EA	1	0%	1	0.080	\$ 75.00	\$ 6.00	\$ 1.00	\$ 7.00	\$ 7.00
			Face Plate	EA	1	0%	1	0.100	\$ 75.00	\$ 7.50	\$ 3.50	\$ 11.00	\$ 11.00
			Back Box	EA	1	0%	1	0.120	\$ 75.00	\$ 9.00	\$ 8.50	\$ 17.50	\$ 17.50
124			TV Outlet	EA	23	0%	23	0.160	\$ 75.00	\$ 12.00	\$ 10.50	\$ 22.50	\$ 517.50
			F Connector/Jack	EA	23	0%	23	0.080	\$ 75.00	\$ 6.00	\$ 1.00	\$ 7.00	\$ 161.00
			Face Plate	EA	23	0%	23	0.100	\$ 75.00	\$ 7.50	\$ 3.50	\$ 11.00	\$ 253.00
			Back Box	EA	23	0%	23	0.120	\$ 75.00	\$ 9.00	\$ 8.50	\$ 17.50	\$ 402.50
			LOW VOLTAGE										
			CONDUIT										
125			3/4" EMT Conduit	LF	135	10%	149	0.062	\$ 75.00	\$ 4.65	\$ 1.75	\$ 6.40	\$ 950.40
			CONDUCTOR										
126			#18 CU THHN/THWN	LF	271	10%	298	0.006	\$ 75.00	\$ 0.45	\$ 0.15	\$ 0.60	\$ 178.86
			DEVICES										
127			Door Bell Chime And Transformer	EA	8	0%	8	0.500	\$ 75.00	\$ 37.50	\$ 56.50	\$ 94.00	\$ 752.00
128			Push Button	EA	8	0%	8	0.350	\$ 75.00	\$ 26.25	\$ 40.50	\$ 66.75	\$ 534.00
												SUBTOTAL \$	\$ 19,158
ELECTRONIC SAFETY AND SECURITY													
			FIRE ALARM										
			CONDUIT										
129			3/4" EMT Conduit	LF	320	10%	352	0.062	\$ 75.00	\$ 4.65	\$ 1.75	\$ 6.40	\$ 2,252.80
			CONDUCTOR										
130			#12 CU THHN/THWN	LF	640	10%	704	0.006	\$ 75.00	\$ 0.45	\$ 0.32	\$ 0.77	\$ 542.08
			DEVICES										
131			Fire Alarm Control Panel	EA	1	0%	1	3.500	\$ 75.00	\$ 262.50	\$ 1,650.00	\$ 1,912.50	\$ 1,912.50
132			Hard Wired Carbon Monoxide Detector Combination Smoke Detector With Batter	EA	14	0%	14	0.650	\$ 75.00	\$ 48.75	\$ 65.50	\$ 114.25	\$ 1,599.50
133			Hard Wired Smoke Detector With Battery Backup	EA	14	0%	14	0.500	\$ 75.00	\$ 37.50	\$ 75.99	\$ 113.49	\$ 1,588.86
134			Heat Detector, Rate Of Rise Type	EA	2	0%	2	0.450	\$ 75.00	\$ 33.75	\$ 35.50	\$ 69.25	\$ 138.50
135			Photo-Electric Smoke Detector With N.O./N.C. Auxiliary Contacts	EA	4	0%	4	0.500	\$ 75.00	\$ 37.50	\$ 70.50	\$ 108.00	\$ 432.00
												SUBTOTAL \$	\$ 8,466
UTILITIES													
			DISTRIBUTION										
			CONDUIT										
136			1" EMT Conduit	LF	46	10%	51	0.070	\$ 75.00	\$ 5.25	\$ 3.76	\$ 9.01	\$ 455.91
137			1" PVC SCH 40 Conduit	LF	27	10%	30	0.065	\$ 75.00	\$ 4.88	\$ 1.65	\$ 6.53	\$ 193.79
138			4" PVC SCH 40 Conduit With Pull String	LF	64	10%	70	0.132	\$ 75.00	\$ 9.90	\$ 4.50	\$ 14.40	\$ 1,013.76
139			5" PVC SCH 40 Conduit With Pull String	LF	257	10%	283	0.145	\$ 75.00	\$ 10.88	\$ 6.50	\$ 17.38	\$ 4,911.91
			CONDUCTOR										
140			#10 CU THHN/THWN	LF	73	10%	80	0.007	\$ 75.00	\$ 0.53	\$ 0.38	\$ 0.91	\$ 72.67
141			#6 CU THHN/THWN	LF	291	10%	320	0.012	\$ 75.00	\$ 0.90	\$ 1.02	\$ 1.92	\$ 614.59
			LUGS										
142			Compression Lug CU With 1-Hole , #6 CU Wire	EA	8	0%	8	0.150	\$ 75.00	\$ 11.25	\$ 6.90	\$ 18.15	\$ 145.20
143			Heat Shrink Tubing for #6 CU Wire	EA	8	0%	8	0.080	\$ 75.00	\$ 6.00	\$ 0.50	\$ 6.50	\$ 52.00
			DEVICES										
144			Utility Transformer	EA	1	0%	1	8.500	\$ 75.00	\$ 637.50	\$ 6,090.00	\$ 6,727.50	\$ 6,727.50
			DISCONNECT SWITCH										
145			3P/30A Non-Fused Disconnect Switch, NEMA 3R	EA	1	0%	1	2.250	\$ 75.00				

DETAILED BREAKDOWN OF ITEMS															
Prepared for:		Brookside Court Apartments, 317 Brookside Avenue Redlands, CA 92374													
Project ID:		17072026													
Scope:		Electrical													
												Date:		09/23/26	
SR #	Drawing #	Detail #	DESCRIPTION	UNIT	QUANTITY	WASTAGE	QUANTITY W/ WASTAGE	UNIT MANHOUR	HOURLY WAGE	LABOR COST	MAT. COST	UNIT COST	SUB COST		
149	E0.2 & E1.1		1" PVC SCH 40 Conduit	LF	46	10%	51	0.065	\$ 75.00	\$ 4.88	\$ 1.65	\$ 6.53	\$ 330.17		
			CONDUCTOR												
150			#10 CU THHN/THWN	LF	592	10%	651	0.007	\$ 75.00	\$ 0.53	\$ 0.38	\$ 0.91	\$ 589.34		
151			#8 CU THHN/THWN	LF	216	10%	238	0.010	\$ 75.00	\$ 0.75	\$ 0.68	\$ 1.43	\$ 339.77		
			DEVICE												
152			Motor Connection	EA	1	0%	1	1.000	\$ 75.00	\$ 75.00	\$ -	\$ 75.00	\$ 75.00		
			SITE LIGHTING												
			CONDUIT												
153			1" EMT Conduit	LF	78	10%	86	0.070	\$ 75.00	\$ 5.25	\$ 3.76	\$ 9.01	\$ 773.06		
154			1" PVC SCH 40 Conduit	LF	522	10%	574	0.065	\$ 75.00	\$ 4.88	\$ 1.65	\$ 6.53	\$ 3,746.66		
			CONDUCTOR							\$ -					
155			#10 CU THHN/THWN	LF	600	10%	660	0.007	\$ 75.00	\$ 0.53	\$ 0.38	\$ 0.91	\$ 597.30		
156			#8 CU THHN/THWN	LF	1200	10%	1320	0.010	\$ 75.00	\$ 0.75	\$ 0.68	\$ 1.43	\$ 1,887.60		
			LIGHTING FIXTURES												
157			K: Super Duty Eastham 8" High Black LED Landscape Flood Light Watts: 6W;Mounting: Ground	EA	3	0%	3	1.250	\$ 75.00	\$ 93.75	\$ 199.50	\$ 293.25	\$ 879.75		
158			L: Super Duty 9" High Black LED Spot Light Watts: 3W Mounting: Ground	EA	23	0%	23	1.000	\$ 75.00	\$ 75.00	\$ 62.50	\$ 137.50	\$ 3,162.50		
			LIGHTING CONTROL												
159			96W, Low Voltage Transformer	EA	2	0%	2	0.380	\$ 75.00	\$ 28.50	\$ 66.99	\$ 95.49	\$ 190.98		
			TELECOMMUNICATION												
			CONDUIT												
160			1" EMT Conduit With Pull String	LF	86	10%	95	0.070	\$ 75.00	\$ 5.25	\$ 3.76	\$ 9.01	\$ 852.35		
161			1" PVC SCH 40 Conduit With Pull String	LF	32	10%	35	0.065	\$ 75.00	\$ 4.88	\$ 1.65	\$ 6.53	\$ 229.68		
161			2" PVC SCH 40 Conduit With Pull String	LF	105	10%	116	0.100	\$ 75.00	\$ 7.50	\$ 2.50	\$ 10.00	\$ 1,155.00		
162			4" PVC SCH 40 Conduit With Pull String	LF	105	10%	116	0.132	\$ 75.00	\$ 9.90	\$ 4.50	\$ 14.40	\$ 1,663.20		
			SECURITY												
			CONDUIT												
163			3/4" EMT Conduit	LF	103	10%	113	0.062	\$ 75.00	\$ 4.65	\$ 1.75	\$ 6.40	\$ 725.12		
164			1" EMT Conduit With Pull String	LF	86	10%	95	0.070	\$ 75.00	\$ 5.25	\$ 3.76	\$ 9.01	\$ 852.35		
165			1" PVC SCH 40 Conduit With Pull String	LF	32	10%	35	0.065	\$ 75.00	\$ 4.88	\$ 1.65	\$ 6.53	\$ 229.68		
			CONDUCTOR												
166			CAT6 Cable	LF	147	10%	162	0.012	\$ 75.00	\$ 0.90	\$ 0.25	\$ 1.15	\$ 185.96		
167			#18 CU THHN/THWN	LF	205	10%	226	0.006	\$ 75.00	\$ 0.45	\$ 0.15	\$ 0.60	\$ 135.30		
			DEVICES												
168			Intercom System Weatherproof	EA	1	0%	1	2.500	\$ 75.00	\$ 187.50	\$ 1,342.00	\$ 1,529.50	\$ 1,529.50		
169			Security Camera	EA	1	0%	1	1.350	\$ 75.00	\$ 101.25	\$ 256.50	\$ 357.75	\$ 357.75		
			MISCELLANEOUS												
170			Junction Box Weatherproof	EA	1	0%	1	0.350	\$ 75.00	\$ 26.25	\$ 28.50	\$ 54.75	\$ 54.75		
171		For Future EVCS	Junction Box Weatherproof	EA	1	0%	1	0.350	\$ 75.00	\$ 26.25	\$ 28.50	\$ 54.75	\$ 54.75		
			TRENCHING & BACKFILLING												
172			Excavation & Backfilling (2' Deep x 1' Wide Trench) Including All Labor and Material/Equipment	CLF	1852	0%	1852	0.045	\$ 75.00	\$ 3.38	\$ -	\$ 3.38	\$ 6,250.50		
												SUBTOTAL \$		42,938	
												PROJECTED COST		\$593,658	
OVERHEAD AND PROFIT												15%		\$75,549	
INSURANCE												3%		\$15,110	
CONTINGENCY												5%		\$25,183	
TAX												8.75%		\$23,061	
												SUGGESTED BID		\$642,560	
Notes:															
1- Manhours are based on the latest NECA Manual of Labor Units, Column 1 (Normal Installation Conditions), with field-proven labor units applied where NECA units are not published.															
2- Material pricing (pre-tax) is based on current California supplier pricing from commercial electrical distributors and manufacturers.															
3- Sales tax 8.75% (Redlands, CA 92374, San Bernardino County) applied to TOTAL MATERIAL COST only. Labor is not taxable in California															
4- Supervision & Coordination: 2,446 total project manhours / crew of 5 electricians = approx. 489 site hours (approx. 12 weeks); \$75.00/HR x 342 HRS (70% part-time supervisor availability) = \$25,650															
5- Pricing includes standard installation equipment, tools, consumables, and temporary construction support required for the scope of work.															
6- Utility-side work, including utility transformer and permanent service connections, is by the serving utility unless specifically noted otherwise.															
7- Pricing includes standard OSHA safety requirements and installation in accordance with the latest adopted NEC and project specifications.															
8- Pricing is based on current market conditions and is subject to material price fluctuations prior to procurement.															

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