GENERAL SUMMARY

Prepared for: 63-71 West Merrick Road Valley Stream, N.Y
Project ID: 1042026
Scope: Plumbing
No. Of Floors: 0
Date: 6-Oct-26

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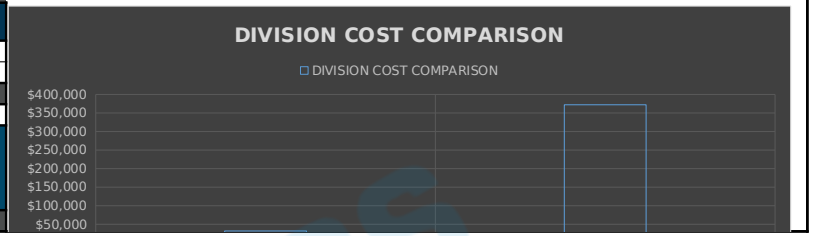
BUILDING GSF		13,376	
DIVISION NO	**DESCRIPTION**	**TOTAL DIV. COST**	**TOTAL DIV. COST (PER SF)**
1000	General Requirements	$ 32,000	$ 2
22000	Plumbing	$ 372,162	$ 28
TOTAL TRADE COST		**$ 404,162**	**$ 30**
OVERHEAD AND PROFIT	**10%**	$ 40,416	$ 3.02
INSURANCE	**3%**	$ 12,125	$ 1
CONTINGENCY	**5%**	$ 20,208	$ 2
TAX	**9%**	$ 10,251	$ 3
SUGGESTED BID		**$ 487,162**	**$ 38**



USA ESTIMATORS

DETAILED BREAKDOWN OF ITEMS

Prepared for: 63-71 West Merrick Road Valley Stream, N.Y
Project ID: 1042026
Scope: Plumbing

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Date: 6-Oct-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	$ -	$ -	$ -	$ -	$ 15,200.00
3			Submittals and Shop drawings	LS	1	0%	1	0.000	$ -	$ -	$ -	$ -	$ -
4			Final Cleaning	LS	1	0%	1	0.000	$ -	$ -	$ -	$ -	$ 2,100.00
5			Mobilization Costs	LS	1	0%	1	0.000	$ -	$ -	$ -	$ -	$ 8,500.00
6			Temporary Control & Facilities	LS	1	0%	1	0.000	$ -	$ -	$ -	$ -	$ 6,200.00
7			Scaffolding	LS	1	0%	1	0.000	$ -	$ -	$ -	$ -	$ -
												SUBTOTAL	**$ 32,000**
			PLUMBING										
			COLD WATER PIPE (BELOW GRADE)										
		Assumed	**Type "K" Copper Pipe**										
8			2" Dia Cold Water Pipe	LF	5	10%	6	0.152	$ 155.00	$ 23.56	$ 15.98	$ 39.54	$ 217.47
			COLD WATER PIPE FITTINGS										
			ELBOW										
9			2" Dia Cold Water Pipe 90 Deg Elbow	EA	1	0%	1	0.785	$ 155.00	$ 121.68	$ 21.25	$ 142.93	$ 142.93
			COLD WATER PIPE (ABOVE GRADE)										
			Type "L" Copper Pipe										
10			1/2" Dia Cold Water Pipe	LF	227	10%	250	0.098	$ 155.00	$ 15.19	$ 4.88	$ 20.07	$ 5,012.58
11			3/4" Dia Cold Water Pipe	LF	621	10%	683	0.105	$ 155.00	$ 16.28	$ 5.98	$ 22.26	$ 15,195.54
12			1" Dia Cold Water Pipe	LF	257	10%	283	0.120	$ 155.00	$ 18.60	$ 7.85	$ 26.45	$ 7,482.36
13			1-1/4" Dia Cold Water Pipe	LF	10	10%	11	0.132	$ 155.00	$ 20.46	$ 10.32	$ 30.78	$ 331.81
14			1-1/2" Dia Cold Water Pipe	LF	28	10%	30	0.138	$ 155.00	$ 21.39	$ 12.25	$ 33.64	$ 1,018.72
15			2" Dia Cold Water Pipe	LF	95	10%	104	0.210	$ 155.00	$ 32.55	$ 17.50	$ 50.05	$ 5,210.41
		Size Assumed	**1/2" Thick Fiberglass Insulation**										
16			1/2" Dia Cold Water Pipe	LF	227	10%	250	0.020	$ 155.00	$ 3.10	$ 2.12	$ 5.22	$ 1,303.72
17			3/4" Dia Cold Water Pipe	LF	621	10%	683	0.021	$ 155.00	$ 3.26	$ 2.39	$ 5.65	$ 3,854.36
18			1" Dia Cold Water Pipe	LF	257	10%	283	0.023	$ 155.00	$ 3.49	$ 2.48	$ 5.97	$ 1,689.07
19			1-1/4" Dia Cold Water Pipe	LF	10	10%	11	0.025	$ 155.00	$ 3.88	$ 2.59	$ 6.47	$ 69.73
20			1-1/2" Dia Cold Water Pipe	LF	28	10%	30	0.027	$ 155.00	$ 4.19	$ 3.02	$ 7.21	$ 218.29
21			2" Dia Cold Water Pipe	LF	95	10%	104	0.029	$ 155.00	$ 4.50	$ 3.24	$ 7.74	$ 805.24
			COLD WATER PIPE FITTINGS										
			ELBOW										
22			1/2" Dia Cold Water Pipe 90 Deg Elbow	EA	91	0%	91	0.288	$ 155.00	$ 44.64	$ 2.49	$ 47.13	$ 4,288.83
23			3/4" Dia Cold Water Pipe 90 Deg Elbow	EA	83	0%	83	0.320	$ 155.00	$ 49.60	$ 5.40	$ 55.00	$ 4,565.00
24			1" Dia Cold Water Pipe 90 Deg Elbow	EA	11	0%	11	0.425	$ 155.00	$ 65.88	$ 8.07	$ 73.95	$ 813.40
25			2" Dia Cold Water Pipe 90 Deg Elbow	EA	7	0%	7	0.785	$ 155.00	$ 121.68	$ 21.25	$ 142.93	$ 1,000.48
			TEE										
26			1/2" Dia Cold Water Pipe Tee	EA	5	0%	5	0.352	$ 155.00	$ 54.56	$ 3.25	$ 57.81	$ 289.05
27			3/4" Dia Cold Water Pipe Tee	EA	16	0%	16	0.420	$ 155.00	$ 65.10	$ 4.25	$ 69.35	$ 1,109.60
28			3/4" / 1/2" Dia Cold Water Pipe Tee	EA	16	0%	16	0.452	$ 155.00	$ 70.06	$ 5.32	$ 75.38	$ 1,206.08
29			1" Dia Cold Water Pipe Tee	EA	5	0%	5	0.520	$ 155.00	$ 80.60	$ 11.20	$ 91.80	$ 459.00
30			1" / 3/4" Dia Cold Water Pipe Tee	EA	3	0%	3	0.520	$ 155.00	$ 80.60	$ 11.20	$ 91.80	$ 275.40
31			1-1/4" / 3/4" Dia Cold Water Pipe Tee	EA	1	0%	1	0.685	$ 155.00	$ 106.18	$ 16.72	$ 122.90	$ 122.90
32			1-1/2" / 3/4" Dia Cold Water Pipe Tee	EA	3	0%	3	0.725	$ 155.00	$ 112.38	$ 18.32	$ 130.70	$ 392.09
33			2" Dia Cold Water Pipe Tee	EA	1	0%	1	0.820	$ 155.00	$ 127.10	$ 26.85	$ 153.95	$ 153.95
34			2" / 1" Dia Cold Water Pipe Tee	EA	1	0%	1	0.820	$ 155.00	$ 127.10	$ 26.85	$ 153.95	$ 153.95
35			3/4" Dia Cross Cold Water Pipe Tee	EA	7	0%	7	0.420	$ 155.00	$ 65.10	$ 4.25	$ 69.35	$ 485.45
			REDUCER										
36			3/4" / 1/2" Dia Cold Water Pipe Reducer	EA	19	0%	19	0.452	$ 155.00	$ 70.06	$ 5.32	$ 75.38	$ 1,432.22
37			1" / 3/4" Dia Cold Water Pipe Reducer	EA	1	0%	1	0.520	$ 155.00	$ 80.60	$ 11.20	$ 91.80	$ 91.80
38			1-1/4" / 1" Dia Cold Water Pipe Reducer	EA	1	0%	1	0.685	$ 155.00	$ 106.18	$ 16.72	$ 122.90	$ 122.90
39			1-1/2" / 1-1/4" Dia Cold Water Pipe Reducer	EA	1	0%	1	0.725	$ 155.00	$ 112.38	$ 18.32	$ 130.70	$ 130.70
40			2" / 3/4" Dia Cold Water Pipe Reducer	EA	5	0%	5	0.820	$ 155.00	$ 127.10	$ 26.85	$ 153.95	$ 769.75
41			2" / 1" Dia Cold Water Pipe Reducer	EA	1	0%	1	0.820	$ 155.00	$ 127.10	$ 26.85	$ 153.95	$ 153.95
42			2" / 1-1/2" Dia Cold Water Pipe Reducer	EA	1	0%	1	0.820	$ 155.00	$ 127.10	$ 26.85	$ 153.95	$ 153.95
			HOT WATER PIPE (ABOVE GRADE)										
			Type "L" Copper Pipe										
43			1/2" Dia Hot Water Pipe	LF	293	10%	322	0.098	$ 155.00	$ 15.19	$ 4.88	$ 20.07	$ 6,459.07
44			3/4" Dia Hot Water Pipe	LF	442	10%	487	0.105	$ 155.00	$ 16.28	$ 5.98	$ 22.26	$ 10,828.46
		Size Assumed	**1" Thick Fiberglass Insulation**										
45			1/2" Dia Hot Water Pipe	LF	293	10%	322	0.030	$ 155.00	$ 4.65	$ 2.55	$ 7.20	$ 2,317.15
46			3/4" Dia Hot Water Pipe	LF	442	10%	487	0.032	$ 155.00	$ 4.96	$ 2.80	$ 7.76	$ 3,775.73
			HOT WATER PIPE FITTINGS										
			ELBOW										
47			1/2" Dia Hot Water pipe 90 Deg Elbow	EA	98	0%	98	0.288	$ 155.00	$ 44.64	$ 2.49	$ 47.13	$ 4,618.74
48			3/4" Dia Hot Water pipe 90 Deg Elbow	EA	70	0%	70	0.320	$ 155.00	$ 49.60	$ 5.40	$ 55.00	$ 3,850.00
			TEE										
49			1/2" Dia Hot Water pipe Tee	EA	24	0%	24	0.452	$ 155.00	$ 70.06	$ 5.32	$ 75.38	$ 1,809.12
50			3/4" Dia Hot Water pipe Tee	EA	2	0%	2	0.420	$ 155.00	$ 65.10	$ 4.25	$ 69.35	$ 138.70
51			3/4" / 1/2" Dia Hot Water pipe Tee	EA	2	0%	2	0.452	$ 155.00	$ 70.06	$ 5.32	$ 75.38	$ 150.76
			REDUCER										
52			3/4" / 1/2" Dia Hot Water pipe Reducer	EA	21	0%	21	0.452	$ 155.00	$ 70.06	$ 5.32	$ 75.38	$ 1,582.98
			WASTE PIPE (BELOW GRADE)										
			PVC Pipe										
53			3" Dia Waste Pipe	LF	26	10%	29	0.172	$ 155.00	$ 26.66	$ 5.25	$ 31.91	$ 911.92
54			4" Dia Waste Pipe	LF	137	10%	151	0.225	$ 155.00	$ 34.88	$ 7.15	$ 42.03	$ 6,336.87
			WASTE PIPE FITTINGS										
			ELBOW										
55			4" Dia Waste Pipe 90 Deg Elbow	EA	9	0%	9	0.752	$ 155.00	$ 116.56	$ 21.25	$ 137.81	$ 1,240.29
56			4" Dia Waste Pipe 90 Deg Elbow	EA	3	0%	3	0.752	$ 155.00	$ 116.56	$ 21.25	$ 137.81	$ 413.43
57			3" Dia Waste Pipe 45 Deg Elbow	EA	5	0%	5	0.588	$ 155.00	$ 91.14	$ 12.32	$ 103.46	$ 517.30
58			4" Dia Waste Pipe 45 Deg Elbow	EA	5	0%	5	0.752	$ 155.00	$ 116.56	$ 21.25	$ 137.81	$ 689.05
			WYE										
59			4" Dia Waste Pipe Wye	EA	5	0%	5	0.852	$ 155.00	$ 132.06	$ 28.65	$ 160.71	$ 803.55
60			4" / 3" Dia Waste Pipe Wye	EA	5	0%	5	0.852	$ 155.00	$ 132.06	$ 28.65	$ 160.71	$ 803.55
			REDUCER										
61			3" / 2" Dia Waste Pipe Reducer	EA	2	0%	2	0.655	$ 155.00	$ 101.53	$ 15.32	$ 116.85	$ 233.69
			WASTE PIPE (ABOVE GRADE)										
			PVC Pipe										
62			1-1/2" Dia Waste Pipe	LF	81	10%	89	0.210	$ 155.00	$ 32.55	$ 7.02	$ 39.57	$ 3,508.28
63			2" Dia Waste Pipe	LF	62	10%	68	0.252	$ 155.00	$ 39.06	$ 9.25	$ 48.31	$ 3,301.12
64			3" Dia Waste Pipe	LF	214	10%	235	0.302	$ 155.00	$ 46.81	$ 11.32	$ 58.13	$ 13,658.22
65			4" Dia Waste Pipe	LF	48	10%	53	0.333	$ 155.00	$ 51.62	$ 14.25	$ 65.87	$ 3,477.67
			WASTE PIPE FITTINGS										
			ELBOW										
66			1-1/2" Dia Waste Pipe 90 Deg Elbow	EA	23	0%	23	0.385	$ 155.00	$ 59.68	$ 2.98	$ 62.66	$ 1,441.07
67			2" Dia Waste Pipe 90 Deg Elbow	EA	10	0%	10	0.485	$ 155.00	$ 75.18	$ 4.25	$ 79.43	$ 794.25
68			3" Dia Waste Pipe 90 Deg Elbow	EA	44	0%	44	0.600	$ 155.00	$ 93.00	$ 11.32	$ 104.32	$ 4,590.08
69			1-1/2" Dia Waste Pipe 45 Deg Elbow	EA	1	0%	1	0.385	$ 155.00	$ 59.68	$ 2.98	$ 62.66	$ 62.66
70			2" Dia Waste Pipe 45 Deg Elbow	EA	16	0%	16	0.485	$ 155.00	$ 75.18	$ 4.25	$ 79.43	$ 1,270.80
71			3" Dia Waste Pipe 45 Deg Elbow	EA	27	0%	27	0.600	$ 155.00	$ 93.00	$ 11.32	$ 104.32	$ 2,816.64
			WYE										
72			2" Dia Waste Pipe Wye	EA	2	0%	2	0.600	$ 155.00	$ 93.00	$ 6.00	$ 99.00	$ 198.00
73			3" Dia Waste Pipe Wye	EA	31	0%	31	0.685	$ 155.00	$ 106.18	$ 13.25	$ 119.43	$ 3,702.18
74			1-1/2 Dia Waste Pipe Wye	EA	8	0%	8	0.352	$ 155.00	$ 54.56	$ 4.50	$ 59.06	$ 472.48
75			3" / 1-1/2" Dia Waste Pipe Wye	EA	4	0%	4	0.685	$ 155.00	$ 106.18	$ 15.32	$ 121.50	$ 485.98
76			3" / 2" Dia Waste Pipe Wye	EA	20	0%	20	0.685	$ 155.00	$ 106.18	$ 15.32	$ 121.50	$ 2,429.90
			REDUCER										
77			3" / 1-1/2" Dia Waste Pipe Reducer	EA	8	0%	8	0.685	$ 155.00	$ 106.18	$ 15.32	$ 121.50	$ 971.96
78			3" / 1-1/2" Dia Waste Pipe Reducer	EA	1	0%	1	0.685	$ 155.00	$ 106.18	$ 15.32	$ 121.50	$ 121.50
			VENT PIPE (ABOVE GRADE)										
			PVC Pipe										
79			1-1/2" Dia Vent Pipe	LF	149	10%	164	0.210	$ 155.00	$ 32.55	$ 7.02	$ 39.57	$ 6,469.85
80			2" Dia Vent Pipe	LF	272	10%	299	0.252	$ 155.00	$ 39.06	$ 9.25	$ 48.31	$ 14,429.38
81			3" Dia Vent Pipe	LF	107	10%	118	0.302	$ 155.00	$ 46.81	$ 11.32	$ 58.13	$ 6,841.26
82			4" Dia Vent Pipe	LF	115	10%	127	0.333	$ 155.00	$ 51.62	$ 14.25	$ 65.87	$ 8,352.21
			VENT PIPE FITTINGS										
			ELBOW										
83			1-1/2" Dia Vent Pipe 90 Deg Elbow	EA	14	0%	14	0.385	$ 155.00	$ 59.68	$ 2.98	$ 79.43	$ 1,111.95
84			2" Dia Vent Pipe 90 Deg Elbow	EA	36	0%	36	0.485	$ 155.00	$ 75.18	$ 4.25	$ 104.32	$ 3,755.52
85			3" Dia Vent Pipe 90 Deg Elbow	EA	1	0%	1	0.600	$ 155.00	$ 93.00	$ 11.32	$ 133.58	$ 133.58
86			4" Dia Vent Pipe 90 Deg Elbow	EA	9	0%	9	0.725	$ 155.00	$ 112.38	$ 21.20	$ 133.58	$ 1,202.18
87			1-1/2" Dia Vent Pipe 45 Deg Elbow	EA	13	0%	13	0.385	$ 155.00	$ 59.68	$ 2.98	$ 62.66	$ 814.52
88			2" Dia Vent Pipe 45 Deg Elbow	EA	12	0%	12	0.485	$ 155.00	$ 75.18	$ 4.25	$ 79.43	$ 953.10
			TEE										
89			2" Dia Vent Pipe Tee	EA	16	0%	16	0.600	$ 155.00	$ 93.00	$ 6.00	$ 99.00	$ 1,584.00
90			3" Dia Vent Pipe Tee	EA	1	0%	1	0.685	$ 155.00	$ 106.18	$ 13.25	$ 119.43	$ 119.43
91			4" Dia Vent Pipe Tee	EA	5	0%	5	0.852	$ 155.00	$ 132.06	$ 26.32	$ 158.38	$ 791.90
92			2" / 1-1/2" Dia Vent Pipe Tee	EA	11	0%	11	0.600	$ 155.00	$ 93.00	$ 6.00	$ 99.00	$ 1,089.00
93			3" / 2" Dia Vent Pipe Tee	EA	6	0%	6	0.685	$ 155.00	$ 106.18	$ 13.25	$ 119.43	$ 716.55

DETAILED BREAKDOWN OF ITEMS

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Date: 6-Oct-26

SR #	Drawing #	Detail #	DESCRIPTION	UNIT	QUANTITY	WASTAGE	QUANTITY W/ WASTAGE	UNIT MANHOUR	HOURLY WAGE	LABOR COST	MAT. COST	UNIT COST	SUB COST
94			4" / 2" Dia Vent Pipe Tee	EA	5	0%	5	0.852	$ 155.00	$ 132.06	$ 26.32	$ 158.38	$ 791.90
			REDUCER										
95			2" / 1-1/2" Dia Vent Pipe Reducer	EA	9	0%	9	0.600	$ 155.00	$ 93.00	$ 6.00	$ 99.00	$ 891.00
96	P101, P201, P202, P301, P302		3" / 2" Dia Vent Pipe Reducer	EA	2	0%	2	0.685	$ 155.00	$ 106.18	$ 13.25	$ 119.43	$ 238.85
97			4" / 2" Dia Vent Pipe Reducer	EA	2	0%	2	0.852	$ 155.00	$ 132.06	$ 26.32	$ 158.38	$ 316.76
			CONDENSATE DRAIN PIPE (ABOVE GRADE)										
		Assumed	**PVC Pipe**										
98			3/4" Dia Condensate Drain Pipe	LF	64	10%	70	0.102	$ 155.00	$ 15.81	$ 5.00	$ 20.81	$ 1,460.22
99			1" Dia Condensate Drain Pipe	LF	156	10%	171	0.125	$ 155.00	$ 19.38	$ 5.45	$ 24.83	$ 4,254.78
100			1-1/4" Dia Condensate Drain Pipe	LF	96	10%	106	0.180	$ 155.00	$ 27.90	$ 6.52	$ 34.42	$ 3,642.70
			CONDENSATE DRAIN PIPE FITTINGS										
			ELBOW										
101			3/4" Dia Condensate Drain Pipe 90 Deg Elbow	EA	7	0%	7	0.285	$ 155.00	$ 44.18	$ 1.02	$ 45.20	$ 316.37
102			1" Dia Condensate Drain Pipe 90 Deg Elbow	EA	8	0%	8	0.295	$ 155.00	$ 45.73	$ 1.25	$ 46.98	$ 375.80
103			1-1/4" Dia Condensate Drain Pipe 90 Deg Elbow	EA	3	0%	3	0.305	$ 155.00	$ 47.28	$ 3.20	$ 50.48	$ 151.43
104			3/4" Dia Condensate Drain Pipe 45 Deg Elbow	EA	21	0%	21	0.288	$ 155.00	$ 44.64	$ 1.02	$ 45.66	$ 958.86
105			1" Dia Condensate Drain Pipe 45 Deg Elbow	EA	9	0%	9	0.298	$ 155.00	$ 46.19	$ 1.25	$ 47.44	$ 426.96
			TEE										
106			1-1/4" Dia Condensate Drain Pipe Tee	EA	1	0%	1	0.499	$ 155.00	$ 77.35	$ 3.98	$ 81.33	$ 81.33
107			1-1/4" / 3/4" Dia Condensate Drain Pipe Tee	EA	7	0%	7	0.505	$ 155.00	$ 78.28	$ 3.98	$ 82.26	$ 575.79
108			1-1/4" / 1" Dia Condensate Drain Pipe Tee	EA	8	0%	8	0.509	$ 155.00	$ 78.90	$ 3.98	$ 82.88	$ 663.00
			GAS PIPE (ABOVE GRADE)										
		Assumed	**Schedule 40 Black Steel**										
109			1/2" Dia Gas Pipe	LF	6	10%	7	0.127	$ 155.00	$ 19.69	$ 3.59	$ 23.28	$ 153.62
110			3/4" Dia Gas Pipe	LF	477	10%	525	0.131	$ 155.00	$ 20.31	$ 4.10	$ 24.41	$ 12,804.77
111			1" Dia Gas Pipe	LF	243	10%	267	0.151	$ 155.00	$ 23.41	$ 5.35	$ 28.76	$ 7,689.06
			GAS PIPE FITTINGS										
			ELBOW										
112			1/2" Dia Gas pipe 90 Deg Elbow	EA	1	0%	1	0.452	$ 155.00	$ 70.06	$ 3.24	$ 73.30	$ 73.30
113			3/4" Dia Gas pipe 90 Deg Elbow	EA	24	0%	24	0.455	$ 155.00	$ 70.53	$ 3.92	$ 74.45	$ 1,786.68
114			1" Dia Gas pipe 90 Deg Elbow	EA	8	0%	8	0.457	$ 155.00	$ 70.84	$ 6.79	$ 77.63	$ 621.00
			TEE										
115			1" / 3/4" Dia Gas pipe Tee	EA	1	0%	1	0.637	$ 155.00	$ 98.74	$ 14.09	$ 112.83	$ 112.83
			REDUCER										
116			3/4" / 1/2" Dia Gas pipe Reducer	EA	1	0%	1	0.521	$ 155.00	$ 80.76	$ 5.90	$ 86.66	$ 86.66
117			1" / 3/4" Dia Gas pipe Reducer	EA	2	0%	2	0.527	$ 155.00	$ 81.69	$ 9.17	$ 90.86	$ 181.71
			PLUMBING FIXTURES										
118			WB1: Washer Box, 38546 OR EQUAL	EA	2	0%	2	0.825	$ 155.00	$ 127.88	$ 166.72	$ 294.60	$ 589.19
119			KS1: Kitchen Sink, KOHLER "STACCATO" #K-3362-1-NA 25" KOHLER "CRU	EA	12	0%	12	4.250	$ 155.00	$ 658.75	$ 753.01	$ 1,411.76	$ 16,941.12
120			LV1: Lavatory Sink (Undermount), KOHLER "VERTICYL" #K-8189,	EA	12	0%	12	3.120	$ 155.00	$ 483.60	$ 297.45	$ 781.05	$ 9,372.60
121			WC1: Water Closet (ADA), KOHLER HIGHLINE #K-5481-0	EA	12	0%	12	3.500	$ 155.00	$ 542.50	$ 498.67	$ 1,041.17	$ 12,494.04
122			SH1: Shower, KOHLER "CLEAR-FLO" #K-9136.	EA	12	0%	12	1.120	$ 155.00	$ 173.60	$ 128.43	$ 302.03	$ 3,624.36
123		Assumed & Schedule Not Given	DW1, Dishwasher	EA	12	0%	12	1.020	$ 155.00	$ 158.10	$ 729.00	$ 887.10	$ 10,645.20
			WATER HEATER										
124			EWH-1: Electrica Water Heater, A.O. SMITH #DEL-30, Pipe Size: CW: 3/4", HW: 3/4", Recovery (GPM): 40" Rise: 46, 90 °F Rise: 20, Electric/Gas: KW/MBH: 4.5, Volt/Phase: 208/1, Amps: 21.6, Storage Capacity: 30, Thermal Efficiency: 92%, Approx Operational Weigh (LBS): 349	EA	12	0%	12	3.689	$ 155.00	$ 571.80	$ 2,650.43	$ 3,222.23	$ 38,666.70
125		**By Landlord**	EWH-2: Electrica Water Heater, A.O. SMITH #DEL-52, Pipe Size: CW: 3/4", HW	EA	1	0%	1	0.000	$ 155.00	$ -	$ -	$ -	$ -
			WATER HEATER-1 DETAIL										
126			Expansion Tank	EA	12	0%	12	1.100	$ 155.00	$ 170.50	$ 120.25	$ 290.75	$ 3,489.00
127			3/4" Dia Check Valve	EA	12	0%	12	0.452	$ 155.00	$ 70.06	$ 32.25	$ 102.31	$ 1,227.72
128			3/4" Dia Union	EA	36	0%	36	0.359	$ 155.00	$ 55.65	$ 12.25	$ 67.90	$ 2,444.22
129			3/4" T&P valve	EA	12	0%	12	0.525	$ 155.00	$ 81.38	$ 45.82	$ 127.20	$ 1,526.34
130			3/4" Dia Vacuum Relief Valve	EA	12	0%	12	0.474	$ 155.00	$ 73.47	$ 61.76	$ 135.23	$ 1,622.76
131			3/4" Dia Drain Valve	EA	12	0%	12	0.425	$ 155.00	$ 65.88	$ 15.20	$ 81.08	$ 972.90
			WATER HEATER-2 DETAIL										
132			Expansion Tank	EA	1	0%	1	0.000	$ 155.00	$ -	$ -	$ -	$ -
133			3/4" T&P valve	EA	1	0%	1	0.000	$ 155.00	$ -	$ -	$ -	$ -
134		**By Landlord**	3/4" Check valve	EA	1	0%	1	0.000	$ 155.00	$ -	$ -	$ -	$ -
135			3/4" Dia Full Port Ball Valve	EA	4	0%	4	0.000	$ 155.00	$ -	$ -	$ -	$ -
136			Temperature Gauge (Assumed)	EA	1	0%	1	0.000	$ 155.00	$ -	$ -	$ -	$ -
			WASHER BOX DETAIL										
137			1/2" Dia Water Hammer Arrester	EA	4	0%	4	0.485	$ 155.00	$ 75.18	$ 41.97	$ 117.15	$ 468.58
138			1/2" Dia Hose End Valve	EA	4	0%	4	0.320	$ 155.00	$ 49.60	$ 11.78	$ 61.38	$ 245.52
139			2" Dia P-Trap	EA	2	0%	2	0.350	$ 155.00	$ 54.25	$ 18.98	$ 73.23	$ 146.46
			GAS CONNECTION DETAIL										
140			3/4" Dia Gas Cock	EA	14	0%	14	0.485	$ 155.00	$ 75.18	$ 15.31	$ 90.49	$ 1,266.79
141			3/4" Dia Gas Union	EA	7	0%	7	0.320	$ 155.00	$ 49.60	$ 12.25	$ 61.85	$ 432.95
142			6" Long 3/4" Dia Dirt Leg	EA	7	0%	7	0.300	$ 155.00	$ 46.50	$ 15.25	$ 61.75	$ 432.25
			MISCELLANEOUS										
143			3/4" Dia Gas Meter	EA	5	0%	5	1.510	$ 155.00	$ 234.05	$ 101.20	$ 335.25	$ 1,676.25
144			1" Dia Gas Meter	EA	1	0%	1	1.580	$ 155.00	$ 244.90	$ 244.95	$ 489.85	$ 489.85
145		**By Landlord**	1" Dia Gas Meter	EA	1	0%	1	0.000	$ 155.00	$ -	$ -	$ -	$ -
146			1" Dia End Cap	EA	6	0%	6	0.252	$ 155.00	$ 39.06	$ 4.31	$ 43.37	$ 260.22
147			1" Dia Water Meter	EA	6	0%	6	1.100	$ 155.00	$ 170.50	$ 150.00	$ 320.50	$ 1,923.00
148		**By Landlord**	2" Dia Water Meter	EA	1	0%	1	0.000	$ 155.00	$ -	$ -	$ -	$ -
149			2" Dia End Cap For Future Tenant Use	EA	6	0%	6	0.395	$ 155.00	$ 61.23	$ 14.80	$ 76.03	$ 456.15
150			4" Dia VTR: Vent Through Roof	EA	1	0%	1	1.250	$ 155.00	$ 193.75	$ 98.25	$ 292.00	$ 292.00
			VALVES										
151			1/2" Dia Gas valve	EA	2	0%	2	0.485	$ 155.00	$ 75.18	$ 16.48	$ 91.66	$ 183.31
152		**Assumed**	1/2" Dia Thermostatic Mixing valve	EA	2	0%	2	1.050	$ 155.00	$ 162.75	$ 172.82	$ 335.57	$ 671.14
153			1/2" Dia Water Hammer Arrester	EA	25	0%	25	0.485	$ 155.00	$ 75.18	$ 41.97	$ 117.15	$ 2,928.63
154			3/4" Dia Shutoff valve	EA	11	0%	11	0.525	$ 155.00	$ 81.38	$ 21.36	$ 102.74	$ 1,130.09
155			1" Dia Globe Valve	EA	12	0%	12	0.491	$ 155.00	$ 76.11	$ 65.00	$ 141.11	$ 1,693.26
156			2" Dia Globe Valve	EA	2	0%	2	0.525	$ 155.00	$ 81.38	$ 28.11	$ 109.49	$ 218.97
157			1" Dia Ball valve Assumed	EA	6	0%	6	0.550	$ 155.00	$ 85.25	$ 43.95	$ 129.20	$ 775.20
158			2" Dia Shutoff valve	EA	1	0%	1	0.580	$ 155.00	$ 89.90	$ 72.11	$ 162.01	$ 162.01
159		**By Landlord**	2" Dia RPZ Valve: Recirculation Pump, WATTS #LFIO9	EA	1	0%	1	0.000	$ 155.00	$ -	$ -	$ -	$ -
			CLEANOUTS & DRAINS										
160			1-1/4" Dia CO: Cleanout	EA	2	0%	2	0.525	$ 155.00	$ 81.38	$ 30.66	$ 112.04	$ 224.07
161			3" Dia CO: Cleanout	EA	8	0%	8	0.850	$ 155.00	$ 131.75	$ 55.31	$ 187.06	$ 1,496.48
162			3" Dia FD1: Floor Drain, J.R.SMITH #2010	EA	2	0%	2	0.889	$ 155.00	$ 137.80	$ 243.06	$ 380.86	$ 761.71
163			3" Dia SD1: Shower Drain	EA	12	0%	12	0.758	$ 155.00	$ 117.49	$ 100.56	$ 218.05	$ 2,616.60
164			4" Dia FCO: Floor Cleanout, J.R.SMITH #4100 SERIES	EA	5	0%	5	1.100	$ 155.00	$ 170.50	$ 152.25	$ 322.75	$ 1,613.75
			PVC COUPLING										
165			3/4" Dia	EA	6	0%	6	0.000	$ 155.00	$ -	$ -	$ -	$ -
166			1" Dia	EA	16	0%	16	0.000	$ 155.00	$ -	$ -	$ -	$ -
167			1-1/4" Dia	EA	10	0%	10	0.000	$ 155.00	$ -	$ -	$ -	$ -
168			1-1/2" Dia	EA	23	0%	23	0.000	$ 155.00	$ -	$ -	$ -	$ -
169			2" Dia	EA	33	0%	33	0.000	$ 155.00	$ -	$ -	$ -	$ -
170			3" Dia	EA	35	0%	35	0.000	$ 155.00	$ -	$ -	$ -	$ -
171			4" Dia	EA	30	0%	30	0.000	$ 155.00	$ -	$ -	$ -	$ -
			PIPE SUPPORT										
172			3/4" Dia Adjustable Clevis Hanger	EA	11	0%	11	0.000	$ 155.00	$ -	$ -	$ -	$ -
173			1" Dia Adjustable Clevis Hanger	EA	26	0%	26	0.000	$ 155.00	$ -	$ -	$ -	$ -
174			1-1/4" Dia Adjustable Clevis Hanger	EA	16	0%	16	0.000	$ 155.00	$ -	$ -	$ -	$ -
175			1-1/2" Dia Adjustable Clevis Hanger	EA	38	0%	38	0.000	$ 155.00	$ -	$ -	$ -	$ -
176			2" Dia Adjustable Clevis Hanger	EA	34	0%	34	0.000	$ 155.00	$ -	$ -	$ -	$ -
177			3" Dia Adjustable Clevis Hanger	EA	32	0%	32	0.000	$ 155.00	$ -	$ -	$ -	$ -
178			4" Dia Adjustable Clevis Hanger	EA	17	0%	17	0.000	$ 155.00	$ -	$ -	$ -	$ -
179			3/8" Dia Threaded Rod (1 Ea. = 1 FT)	EA	91	0%	91	0.120	$ 155.00	$ 18.60	$ 1.50	$ 20.10	$ 1,829.10
180			1/2" Dia Threaded Rod (1 Ea. = 1 FT)	EA	83	0%	83	0.140	$ 155.00	$ 21.70	$ 1.85	$ 23.55	$ 1,954.65
			TRENCHING & BACKFILLING										
181			Excavation & Backfilling (3' Deep x 1' Wide Trench) Including All Labor and Mat	CFT	504	0%	504	0.047	$ 155.00	$ 7.29	$ -	$ 7.29	$ 3,671.64
												SUBTOTAL	$ 372,162

	PROJECTED COST	**$404,162**
OVERHEAD AND PROFIT	**10%**	**$40,416**
INSURANCE	**3%**	**$12,125**
CONTINGENCY	**5%**	**$20,208**
TAX	**8.63%**	**$10,251**
SUGGESTED BID		**$487,162**

Notes:

1. Online sources are used for pricing.
2. Prices can vary depending upon field conditions.