

MSU LIBRARY NORTH PLAZA

FINAL CONCEPT PRESENTATION

06.28.24

SMITHGROUP

AGENDA

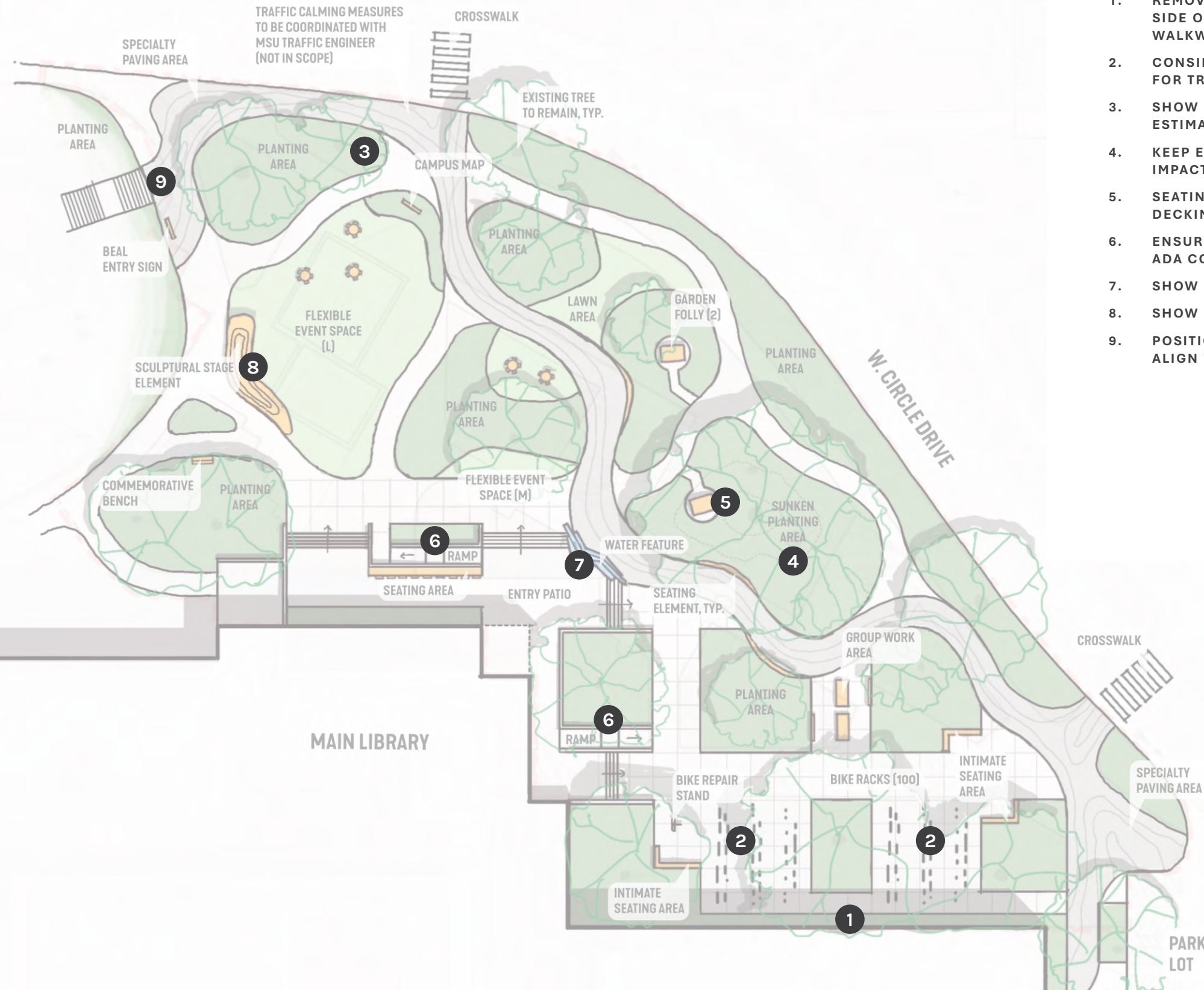
- PREVIOUS PLAN FEEDBACK
- FINAL PLAN CONCEPT + DESIGN DETAILS
- 3D VIEWS
- OPINION OF COST SUMMARY
- QUESTIONS

PREVIOUS PLAN

FEEDBACK

RECLAIM FEEDBACK

BEAL GARDEN



1. REMOVE NARROW LANDSCAPE STRIP ON NORTH SIDE OF BUILDING. UTILIZE THIS SPACE FOR WALKWAY TO ALLOW MORE SPACE FOR TREES.
2. CONSIDER PERMEABLE PAVEMENT. LESS IMPACT FOR TREES.
3. SHOW PROPOSED SITE LIGHTING FOR COST ESTIMATE.
4. KEEP EXISTING RETAINING WALL TO MINIMIZE IMPACT TO EXISTING TREE.
5. SEATING NOOK, THINK ABOUT RETAINING WALL OR DECKING TO MANEUVER GRADING IN THIS AREA.
6. ENSURE ADA RAMP DISTANCE IS COMPLIANT WITH ADA CODE.
7. SHOW MORE DETAIL OF WATER FEATURE.
8. SHOW MORE DETAIL OF SCULPTURAL STAGE.
9. POSITION SPECIAL PAVEMENT AT BEAL GARDEN TO ALIGN WITH CENTER OF ENTRANCE.



FINAL CONCEPT PLAN

RECLAIM

RECLAIM



WHEN NATURE RECLAIMS A SPACE,
PLANTS MOVE IN RESTORING THE SPACE TO ITS NATIVE ENVIRONMENT.
WATER IS ALLOWED TO MOVE FREELY AND UNOBSTRUCTED THROUGH THE SPACE,
ERODING NEW WINDING PATHWAYS AND NURTURING NEW GROWTH.

RECLAIM

FINAL CONCEPT PLAN



BEAL GARDEN

BEAL ENTRY SIGN

BEAL ENTRANCE

SCULPTURAL STAGE ELEMENT

COMMEMORATIVE BENCH

TERRACED SEATING

PLANTING AREA

SPECIALTY PAVING AREA

INTERACTIVE WAYFINDING SIGN

FLEXIBLE EVENT SPACE (L)

LAWN AREA

FLEXIBLE EVENT SPACE (M)

CROSSWALK

EXISTING TREE TO REMAIN, TYP.

PLANTING AREA

LAWN AREA

GARDEN FOLLY (2)

GROUP SEATING, TYP.

PLANTING AREA

WATER FEATURE

ENTRY PATIO

SUNKEN PLANTER

RAMP

PLANTING AREA

BIKE REPAIR STAND

GROUP WORK AREA

BIKE RACKS

PLANTING AREA

PLANTING AREA

INTIMATE SEATING AREA, TYP.

INTIMATE SEATING AREA, TYP.

LIGHT POLE, TYP.

W. CIRCLE DRIVE

CROSSWALK

SPECIALTY PAVING AREA

PARKING LOT

MAIN LIBRARY



DESIGN DETAILS

WATER FEATURE



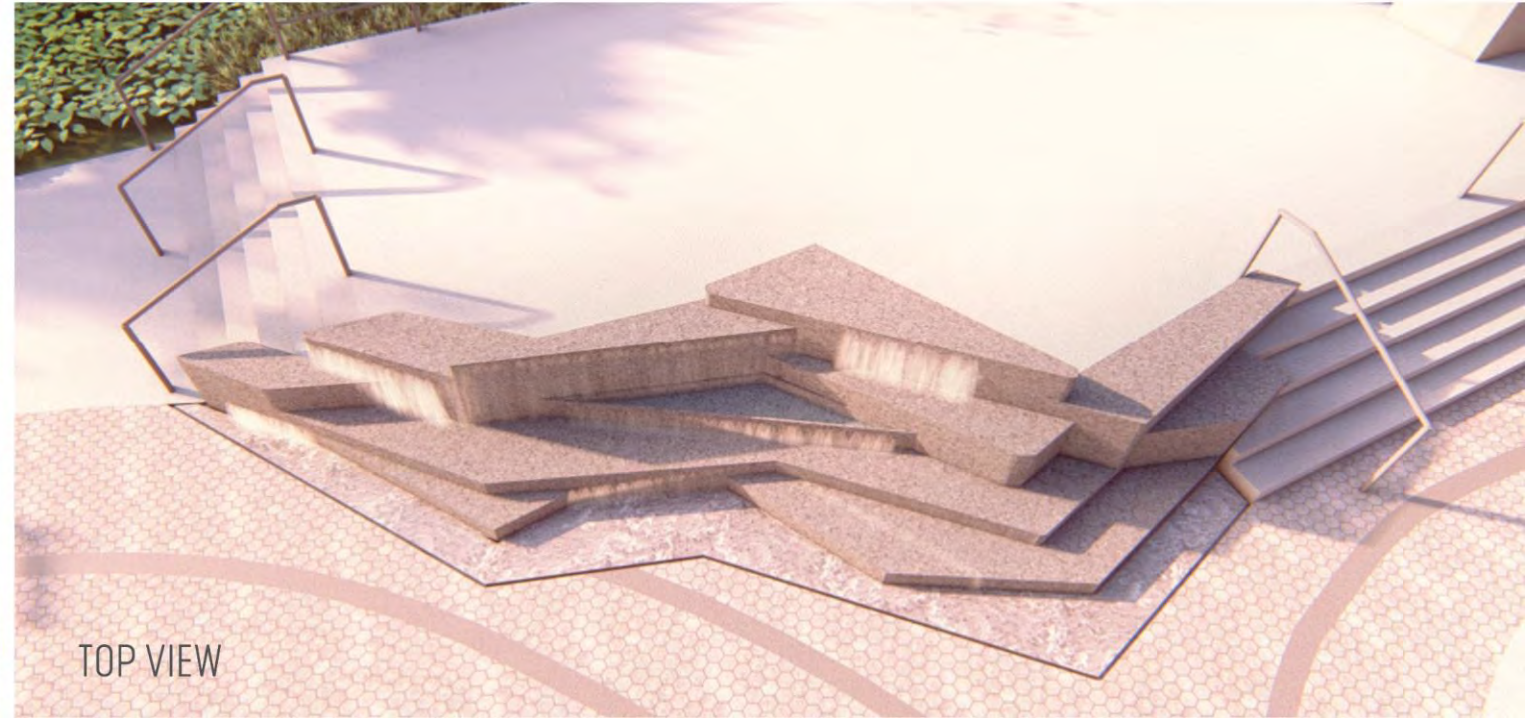
PRECEDENT IMAGE



PRECEDENT IMAGE



SIDE VIEW



TOP VIEW



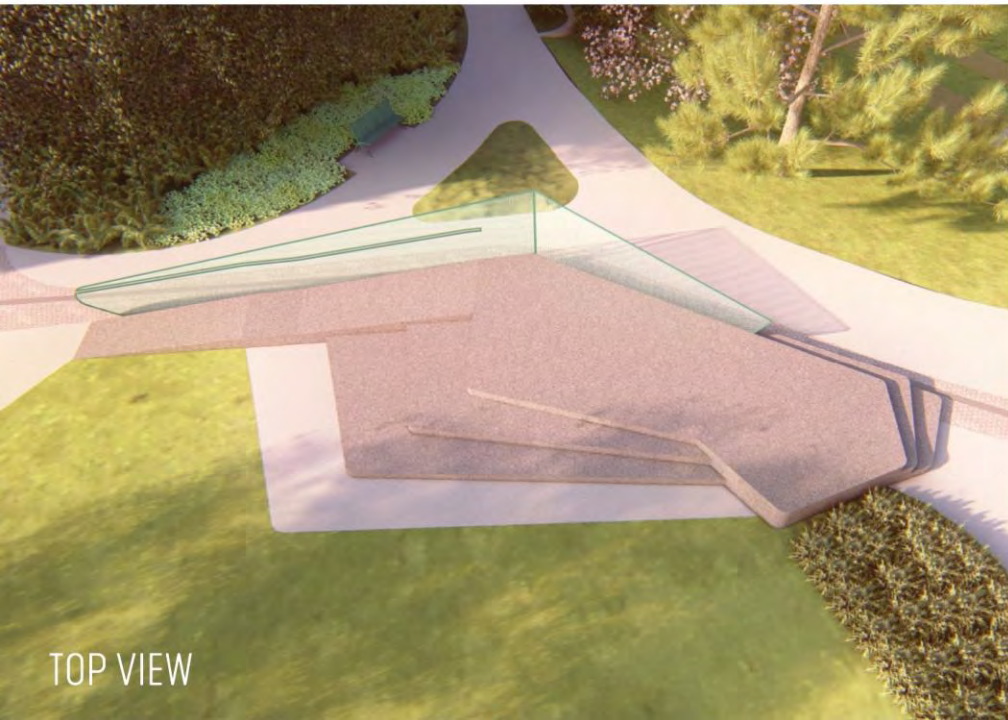
FRONT VIEW



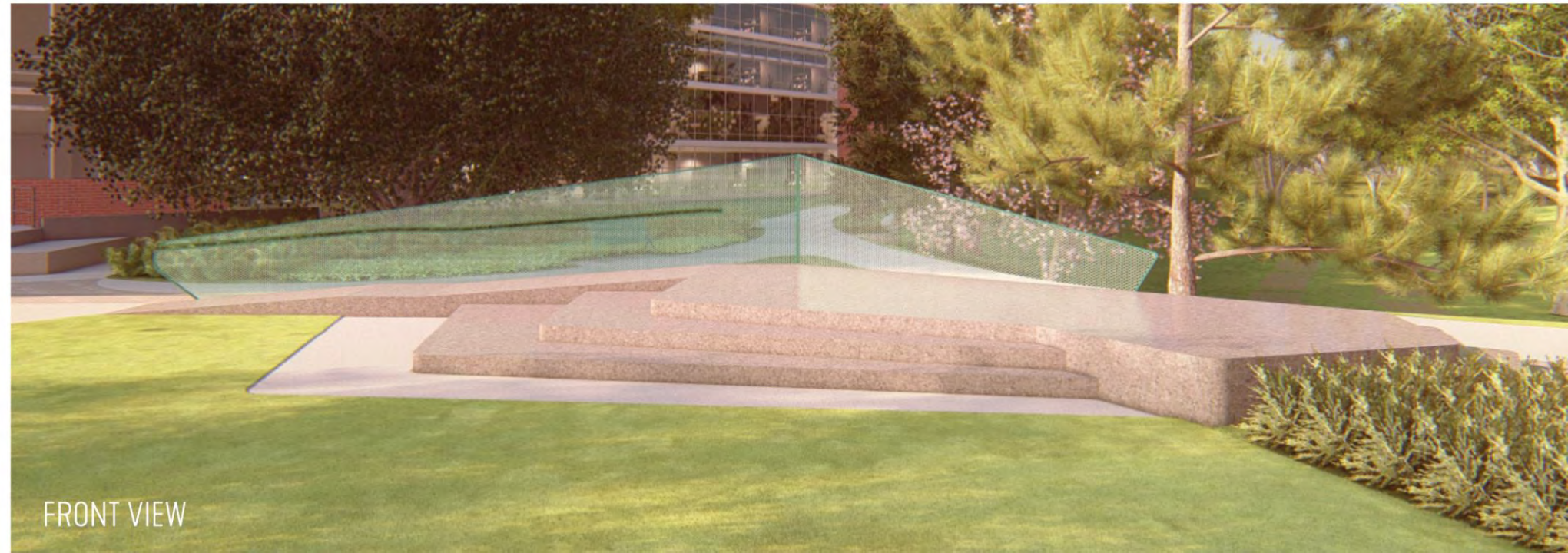
SIDE VIEW

DESIGN DETAILS

SCULPTURAL STAGE ELEMENT



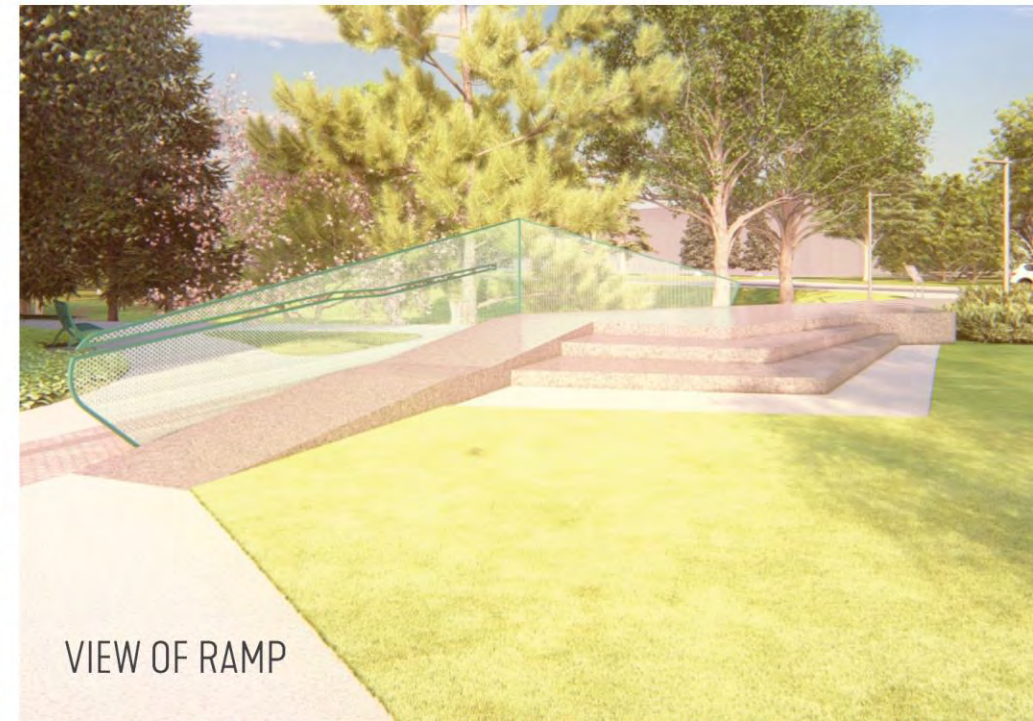
TOP VIEW



FRONT VIEW



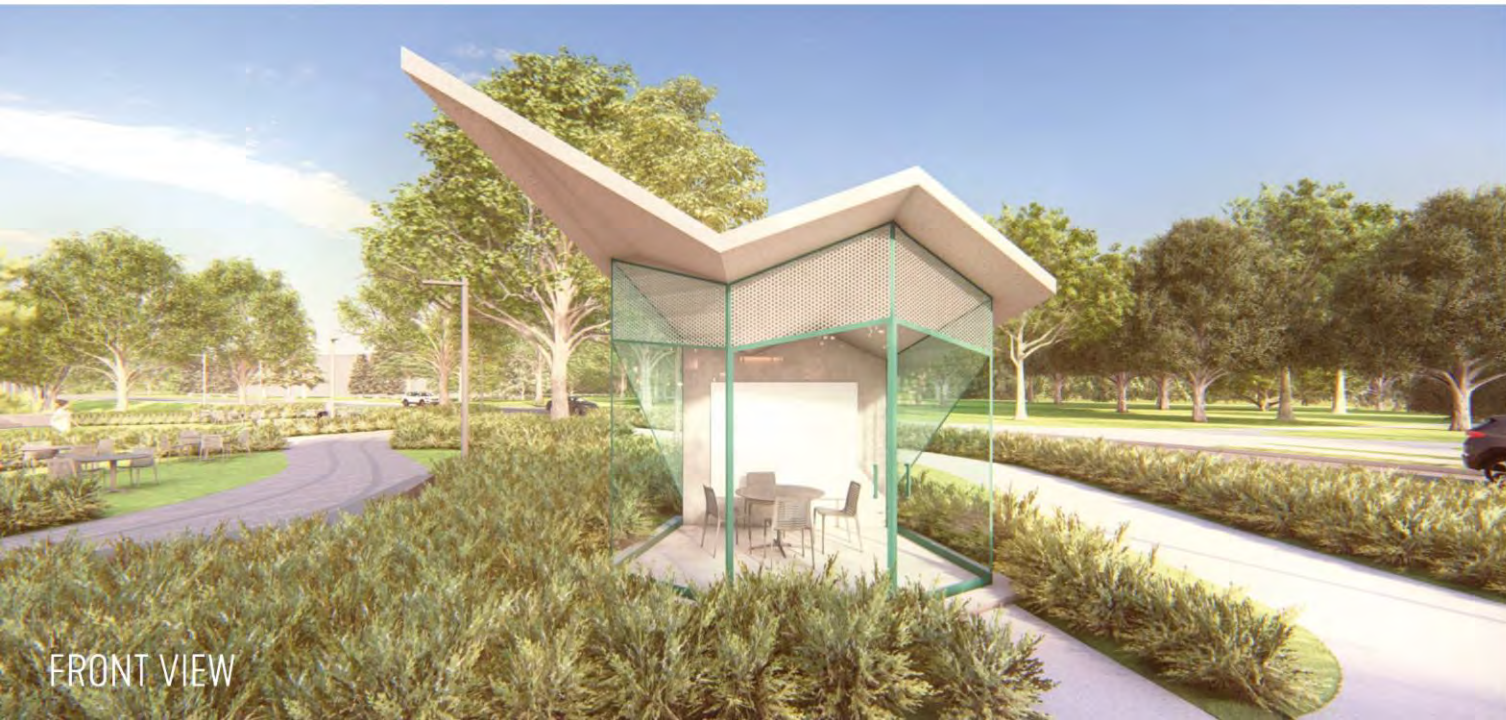
BACK VIEW



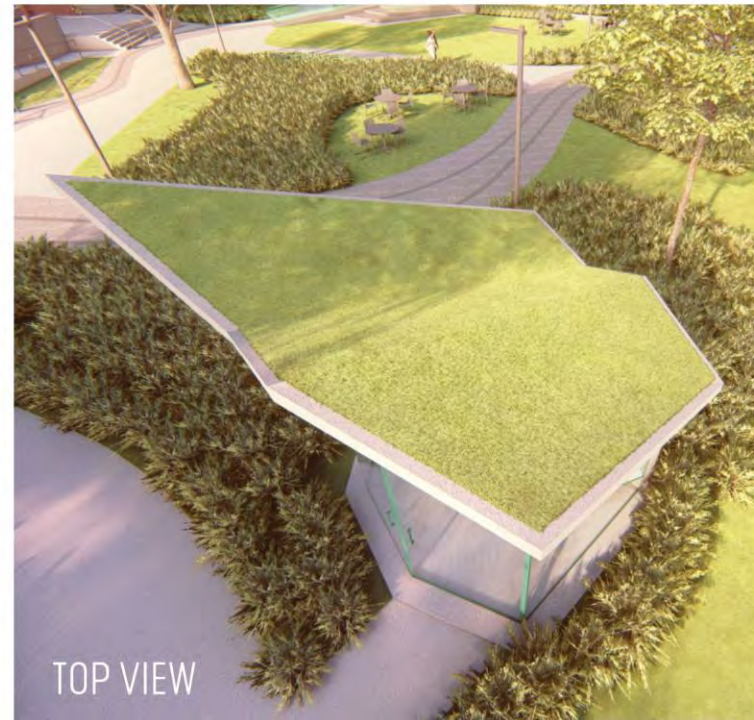
VIEW OF RAMP

DESIGN DETAILS

SEATING AREAS



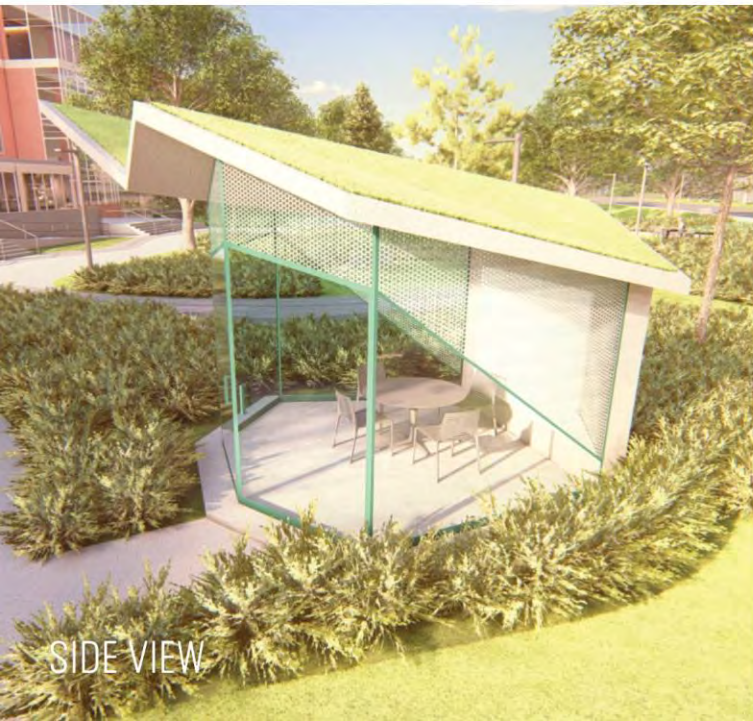
FRONT VIEW



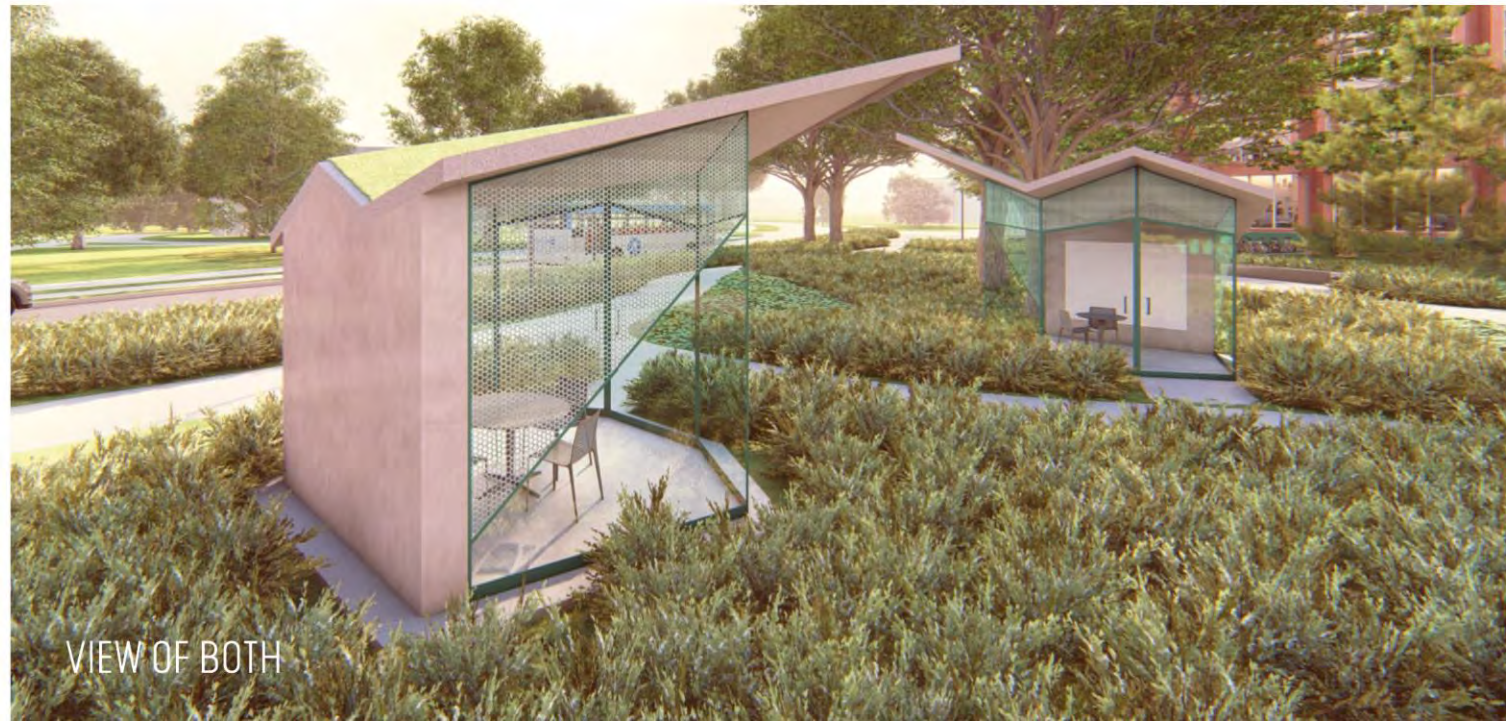
TOP VIEW



SEATING ELEMENT



SIDE VIEW



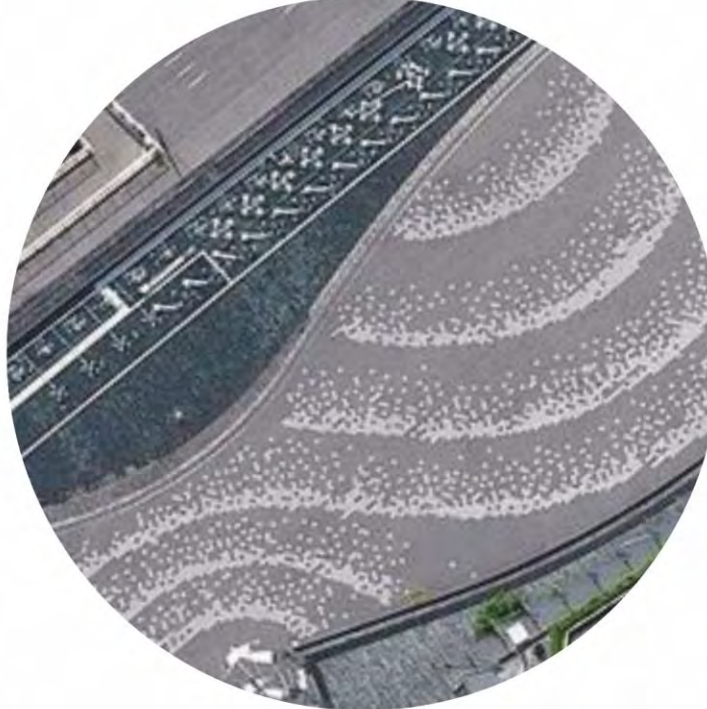
VIEW OF BOTH



GROUP WORK AREA

DESIGN DETAILS

SPECIALTY PAVING PRECEDENTS



3D VIEWS

3D VIEWS

BIRDS EYE



3D VIEWS

VIEW FROM EAST GARDEN ENTRY



3D VIEWS

VIEW BETWEEN GARDEN ENTRY



3D VIEWS

VIEW NEAR WATER FEATURE



3D VIEWS

VIEW FROM WEST FOLLY



3D VIEWS

VIEW FROM NORTH GARDEN ENTRY



OPINION OF COST SUMMARY

OPINION OF COST

SUMMARY

SITE PREP / DEMOLITION	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
SUB-TOTAL					\$491,721
EARTH WORK	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
SUB-TOTAL					\$70,000
SITE WORK	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
SUB-TOTAL					\$2,921,523
LANDSCAPE	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
SUB-TOTAL					\$838,288
SITE UTILITIES	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
SUB-TOTAL					\$209,150
LIGHTING / ELECTRICAL	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
SUB-TOTAL					\$1,472,932
TECHNOLOGY SYSTEMS	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
SUB-TOTAL					\$237,500
SCULPTURAL / DONOR ELEMENTS	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
SUB-TOTAL					\$995,000

DIRECT CONSTRUCTION COST SUB-TOTAL	\$7,236,114
CONSTRUCTION COST SUB-TOTAL	\$9,489,309
ESCALATION & CONTINGENCY COST SUB-TOTAL	\$3,131,472

TOTAL PROJECT COST	\$12,620,781
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QUESTIONS

MSU Library North Plaza

Opinion of Probable Construction Costs

Date: 06.28.2024

SITE PREP / DEMOLITION	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
Traffic controls	1	LS	Lane closure, pedestrian barricades/paths	\$5,000	\$5,000
Construction fence	866	LF		\$18	\$15,155
Construction gate	2	EA		\$2,500	\$5,000
Silt fence - Install and remove	866	LF		\$8	\$6,928
Erosion control and maintenance	2	LS		\$20,000	\$40,000
Inlet protection	9	EA		\$350	\$3,150
Tree protection fencing	1,875	LF		\$10	\$18,750
Protect and structurally secure existing building façade and entry canopy	1	ALLOW		\$20,000	\$20,000
Protect Beal Garden entry gates	1	ALLOW		\$5,000	\$5,000
Locate and secure temporary book dropoff	1	EA	By Owner	\$6,000	\$6,000
Sawcutting	55	LF		\$6	\$330
Remove and disposed of existing utilities	1	LS		\$30,000	\$30,000
Remove and dispose of concrete curb	133	LF		\$10	\$1,330
Remove and dispose of concrete paving full depth	28,091	SF		\$5	\$140,455
Remove and dispose of granite stair and foundation	366	LF		\$25	\$9,150
Remove and dispose of stone retaining wall and foundation @ entry patio	169	LF		\$50	\$8,450
Remove and dispose of fountain walls, basin, footing and assoc. equipment	1	LS		\$30,000	\$30,000
Remove and dispose of metal handrail	35	LF		\$8	\$280
Remove and dispose of metal gaurd rail @ patio	163	LF		\$8	\$1,304
Remove and dispose of metal guardrail @ sunken area wall	70	LF		\$8	\$560
Remove and dispose of light pole	9	EA		\$1,500	\$13,500
Remove and dispose of ash trays	5	EA		\$350	\$1,750
Remove and relocate bench	3	EA	By Owner	\$1,000	\$3,000
Remove and relocate trash receptacles	3	EA	By Owner	\$1,000	\$3,000
Remove and relocate news stand	1	EA	By Owner	\$500	\$500
Remove tree	1	EA	Up to 8 inch caliper tree	\$1,000	\$1,000
Remove grass, brush, soil and gravel	27,712	SF		\$2	\$55,424
Salvage, store and relocate donor bench	1	EA		\$1,250	\$1,250
Salvage, store and relocate existing bike repair station	1	EA		\$1,500	\$1,500
Salvage and store existing bike racks	100	EA		\$300	\$30,000
Contractor staking and layout	1	LS		\$6,000	\$6,000
Construction access road	1	LS		\$5,000	\$5,000
Construction staging	1	LS		\$1,000	\$1,000
SUB-TOTAL					\$470,000

EARTH WORK	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
General site grading	70,000	SF	General moving around soil within project extents	\$1	\$70,000
SUB-TOTAL					\$70,000

SITE WORK	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
6" curb & gutter	133	LF		\$45	\$5,985
Detectable warning strip	95	SF		\$55	\$5,225
Sidewalk ramp	110	SF		\$14	\$1,540
Asphalt paving - vehicular	320	SF	Replace 3' stretch along W Circle Drive	\$20	\$6,400
8" Concrete pavement - broom finish	5,781	SF		\$15	\$86,715
Concrete pavement - Gravel subbase	107	CY	6" depth under all pavement	\$90	\$9,635
Heated pavement	13,820	SF	Assumes new mechanical equipment	\$60	\$829,200
Pavement striping @ crosswalks	240	LF		\$10	\$2,400
Permeable pavers - specialty paving @ stream path	8,535	SF	2" sand, 4" agg base course, 12" drainage stone under paver	\$50	\$426,750
Permeable pavers	9,393	SF	2" sand, 4" agg base course, 12" drainage stone under paver	\$50	\$469,650
Pavers on sand @ bike racks	4,033	SF	Includes 6" concrete base	\$50	\$201,650
Precast concrete stairs	192	SF		\$95	\$18,240
Precast concrete terraced seat and stairs	135	SF		\$190	\$25,650
Precast concrete seatwall	126	LF		\$1,600	\$201,600
Concrete retaining wall @ entry patio - seating area	42	LF	Include waterproofing	\$2,000	\$84,000
Concrete foundation wall @ entry patio	150	LF	Include waterproofing	\$1,500	\$225,000
6" concrete band @ pavers	2,309	LF		\$20	\$46,180
Concrete foundation for entry sign	32	CY	18" Sonotube footings @ 42" depth	\$750	\$24,000
Handrail @ stairs and ramps	132	LF		\$200	\$26,400
Gaurd rail 42"	153	LF		\$860	\$131,580
Trash / recycling receptacles	8	EA	LF - Chase Park litter and recycling w/ side opening and signage	\$2,300	\$18,400
Table - group	2	EA	LF - GO outdoor table - standing height	\$9,000	\$18,000
Table - dining	8	EA	LF - Chipman 45" dia dining table round	\$1,700	\$13,600
Chairs - dining height	34	EA	LF - Chipman armless chair	\$700	\$23,800
Chairs - aderondack	3	EA	By Owner	\$750	\$2,250
Stool - bar height	18	EA	LF - Chipman stool	\$750	\$13,500

Collaboration panel –whiteboard	2	EA	LF – Uplift whiteboard panel	\$3,000	\$6,000
Slavaged bike rack installation	100	EA		\$250	\$25,000
Slavaged bike repair station installation	1	EA		\$500	\$500
Slavaged donor bench installation	1	EA		\$1,000	\$1,000
Signage - beal entry sign	1	ALLOW	sculptural entry sign, By Owner	\$20,000	\$20,000
Signage - campus map	1	ALLOW	36x48, By Owner	\$10,000	\$10,000
SUB-TOTAL					\$2,980,000

LANDSCAPE	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
Top Soil (lawn)	110	CY	6" deep	\$50	\$5,488
Planting soil mix (planting areas)	854	CY	12" deep	\$50	\$42,685
Mulch (planting areas)	213	CY	3" deep	\$55	\$11,738
Shrubs, perennials and groundcover	23,050	SF	By Owner, includes 2-year warrentee	\$25	\$576,250
Vegitated roof	386	SF	Intensive	\$100	\$38,600
Turf - Sod	5,927	SF		\$4	\$23,708
2' stone maintenance edge	417	SF	Decomposed granite, includes metal edging	\$25	\$10,425
Irrigation area	23,050	SF	Plant beds only	\$8	\$184,400
SUB-TOTAL					\$893,000

SITE UTILITIES	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
STORM & SANITARY					
Adjust manhole rim elevation	10	EA		\$1,000	\$10,000
Drainage structures	6	EA		\$4,500	\$27,000
Pipe	300	LF		\$120	\$36,000
Cleanout	2	EA		\$500	\$1,000
Underdrains	460	LF		\$40	\$18,400
Trench drains @ water feature	35	LF		\$150	\$5,250
GAS					
Natural gas piping	500	LF		\$65	\$32,500
Tie-ins	2	EA		\$2,500	\$5,000
WATER					
Watermain/utility structure tap	1	EA		\$10,000	\$10,000
Pump	1	EA		\$8,000	\$8,000
Gate and valve box (4-inch)	1	EA		\$2,000	\$2,000
Water Service (4-inch) DIP	180	LF		\$300	\$54,000
SUB-TOTAL					\$209,000

LIGHTING / ELECTRICAL	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
Electrical service, connect to existing	1	LS	From building	\$15,000	\$15,000
Electrical wiring	6,600	LF	Under ground (wiring + conduit)	\$150	\$990,000
Panel board	1	EA		\$10,000	\$10,000
Equipment enclosure	1	EA		\$24,000	\$24,000
Transformer	1	EA		\$5,000	\$5,000
Underground conduit and sleeving	2,500	LF		\$10	\$25,000
Conduit trench	1,250	LF		\$20	\$25,000
Handhole	20	EA		\$500	\$10,000
GFCI receptacle surface mounted at seating ares	23	EA	Includes receptacle and cabling	\$1,500	\$34,500
GFCI receptacle on light pole	16	EA	Includes receptacle and cabling	\$750	\$12,000
GFCI receptacle on pedistal	7	EA	Includes receptacle and cabling	\$2,500	\$17,500
Lighting controls	1	ALLOW	Includes associated wiring, control system, color features.	\$80,000	\$80,000
Pedestrian light fixture	16	EA	Pole, fixture, foundation. Not historical light fixture.	\$7,950	\$127,200
Strip lighting @ water feature	100	LF		\$223	\$22,260
Strip lighting @ seatwalls	120	LF		\$223	\$26,712
Strip lighting @ sculptural stage	200	LF		\$223	\$44,520
Interior light fixture @ folly structure	2	EA		\$2,120	\$4,240
SUB-TOTAL					\$1,473,000

TECHNOLOGY SYSTEMS	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
AUDIOVISUAL					
Interactive campus-map	1	EA	Includes interactive outdoor display kiosk, media player, and basic content setup and programming	\$40,000	\$40,000
Portable classroom equipment – Outdoor / Yard Areas	1	EA	Includes projector, screen, audio system with wireless microphones and speakers on stands	\$30,000	\$30,000
Portable classroom equipment – Garden-Folly	1	EA	Includes flat-panel on cart, wireless presentation capabilities	\$5,000	\$5,000
Distributed sound system	1	EA	Includes distributed landscape speakers, headend equipment, and connectivity for outside vendors to plug in and connect. Conduit and pathways included in electrical	\$55,000	\$55,000
ELECTRONIC SECURITY SYSTEMS					
Surveillance cameras	5	EA	Includes outdoor multi-sensor cameras w/mounts, cabling. Assume existing security system headend and network switches are existing or by Owner and current room and racks are built and can support additional devices. Conduit and pathways included in electrical	\$7,000	\$35,000
Emergency blue phones	2	EA	Includes tower blue light phones with camera. Assume existing security system headend and network switches are existing or by Owner and current room and racks are built and can support additional devices. Conduit and pathways included in electrical	\$15,000	\$30,000
IT / TELECOMMUNICATIONS					
Wireless access points - infrastructure, cabling and installation	10	EA	Including cabling, media converters, and installation. Conduit and pathways included in electrical. Assume headend and network switches are existing or by Owner and current room and racks are built and can support additional devices.	\$1,500	\$15,000
Wireless AP and licensing (by Owner)	10	EA	Wireless Access Points - devices and licensing (by Owner). Wireless controller assumed to be existing and installed.	\$2,000	\$20,000
Work area telecom outlets (Stage area, Campus Map, Garden Folly)	5	EA	Including cabling, media converters, and installation. Conduit and pathways included in electrical. Assume headend and network switches are existing or by Owner and current room and racks are built and can support additional devices.	\$1,500	\$7,500
SUB-TOTAL					\$238,000

SCULPTURAL / DONOR ELEMENTS	QTY	UNIT	ASSUMPTIONS	UNIT COST*	SUBTOTAL
Garden folly structure	2	LS	Climate controlled, 4 walls, audio/video, WIFI access	\$220,000	\$440,000
Water-feature	1	LS	Tiered – granite stone basins	\$350,000	\$350,000
Sculptural stage	1	LS	Granite platform w/ sculptural metal backdrop	\$175,000	\$175,000
Mural graphic on metal panel (@ building near bike racks)	1	ALLOW		\$30,000	\$30,000
SUB-TOTAL					\$995,000

DIRECT CONSTRUCTION COST SUB-TOTAL \$7,328,000

GENERAL CONDITIONS & SOFT COST ALLOWANCES					
Design development & construction documents	1	LS	Includes site survey and contract administration	10%	\$732,800
Construction manager - general conditions & administrative costs	1	LS	Assumes 30-week schedule, includes cleanup, site supervision.	13%	\$916,000
Construction manager - mobilization and bonding	1	LS		6%	\$439,680
Construction inspection & materials testing	1	LS	By Owner	3%	\$183,200
Permitting	1	LS		\$10,000	\$10,000
CONSTRUCTION COST SUB-TOTAL					\$9,610,000

ESCALATION & CONTINGENCIES					
Escalation	1	LS	(2 years)	8%	\$768,800
Design contingency	1	LS	For unanticipated changes in design	15%	\$1,441,500
Construction contingency	1	LS		10%	\$961,000
ESCALATION & CONTINGENCY COST SUB-TOTAL					\$3,171,000

TOTAL PROJECT COST \$12,781,000