



# THE CITY OF PALM DESERT

## SCOPE OF SERVICE



For over  
**25 YRS**



# A Valued Partnership

For 50 years, DRD has partnered with the City of Palm Desert to enhance its resident's experience and protect its investments in its parks and facilities. Providing a safe and accessible space for people of all ages to engage, stay active, and promote overall well-being in the city.

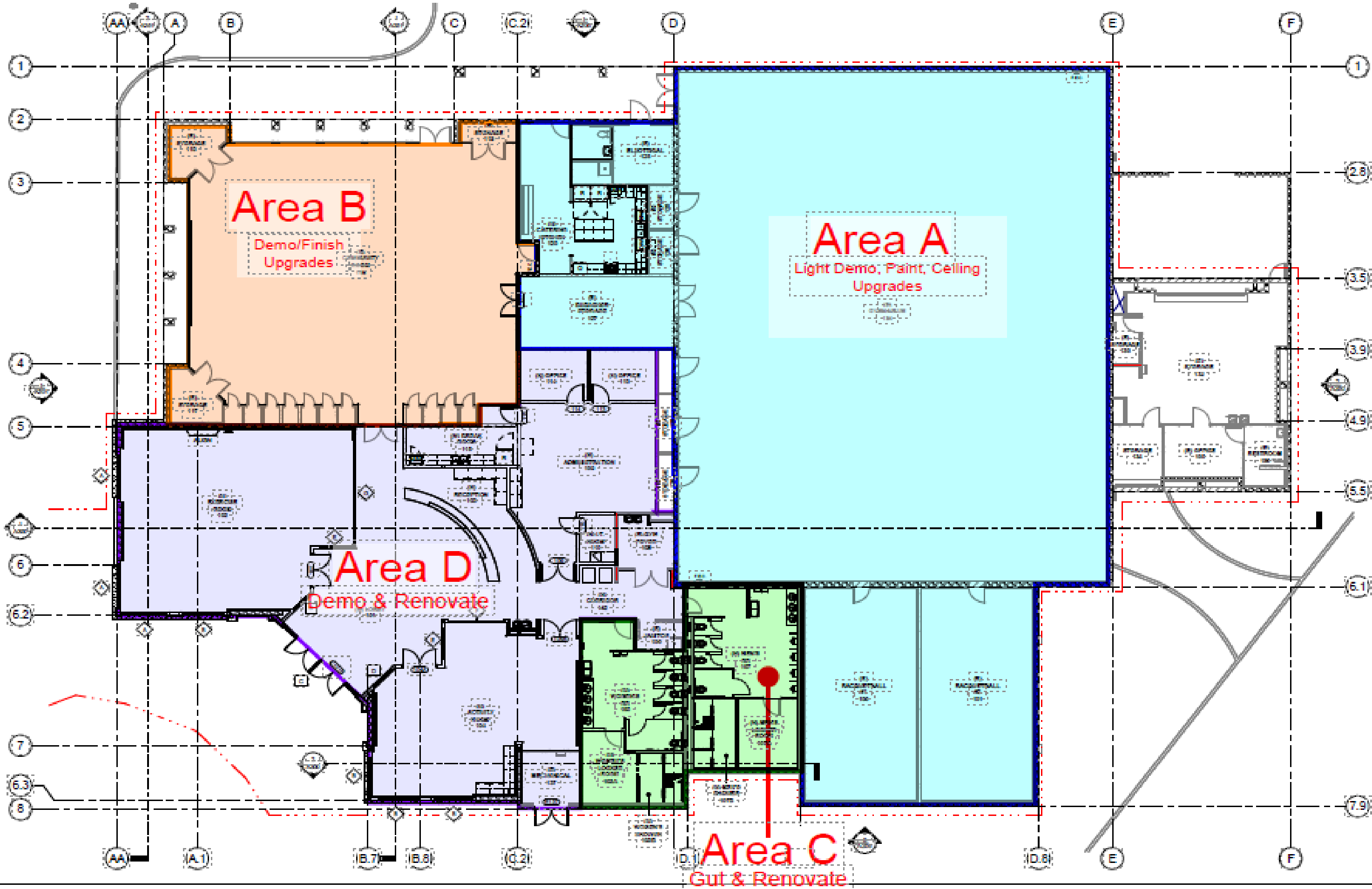




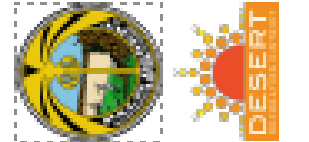
Desert Recreation District  
**Renovation and Improvements**  
for the  
**Palm Desert Community Center**



# Facility | Floor Plan



**PALM DESERT COMMUNITY CENTER**  
 43900 San Pablo Ave  
 Palm Desert, CA 92260



# Existing Conditions | Lobby Entry



# Improvements | Lobby Entry

PALM DESERT RECREATION CENTER  
ENTRY LOBBY





# Existing Conditions | Childcare Room



# Improvements | Fitness Room



# Existing Conditions | Community Room



# Improvements | Community Room

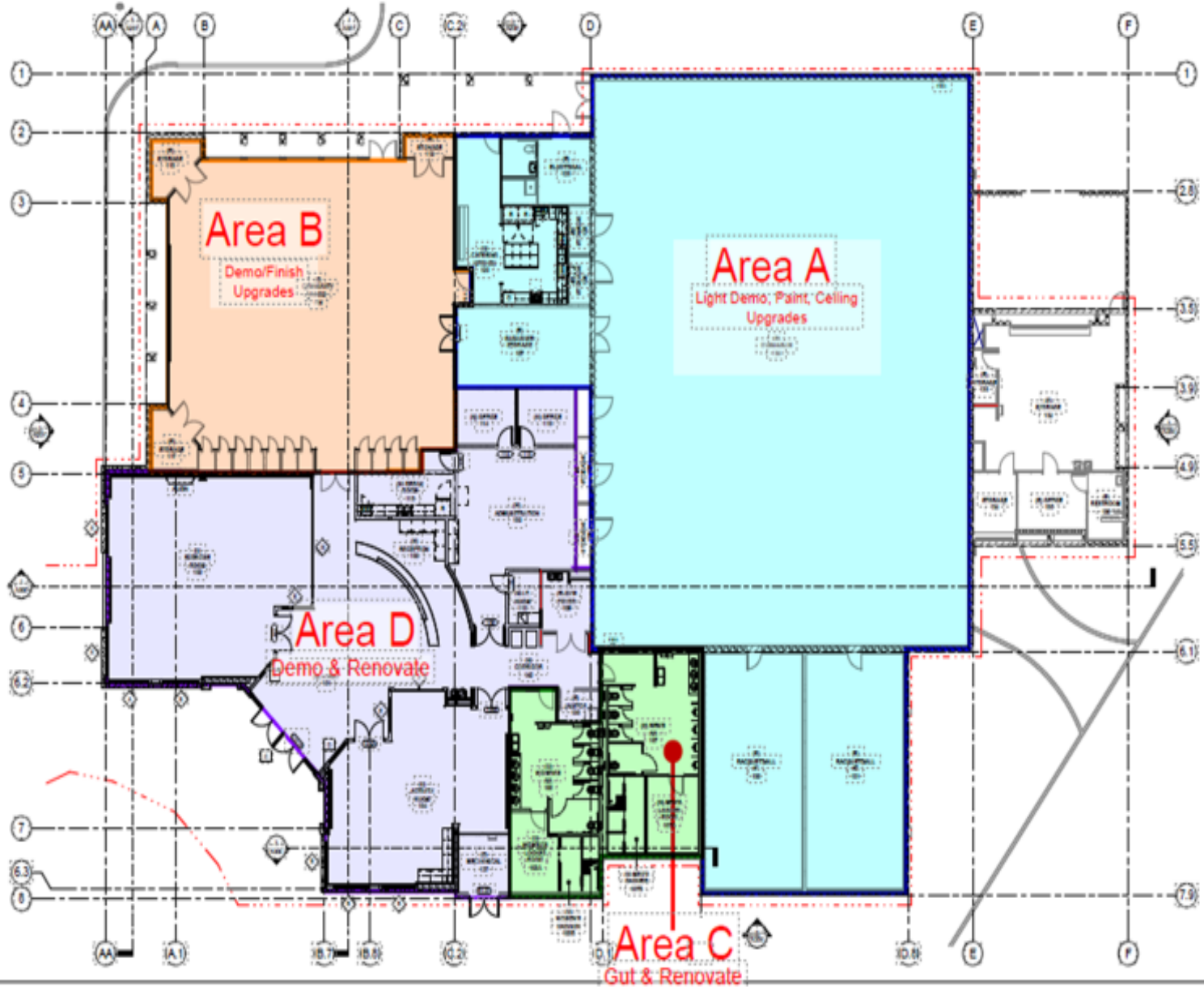


# Cost Estimate | 100% Design Development

**Total Project Costs** **\$12,184,472**

- **DRD Total Costs** **\$10,961,972**
- **City of Palm Desert Costs** **\$1,222,500**

## Facility | Floor Plan



**HOLT ARCHITECTURE**  
 43100 Sun Valley Ave  
 Palm Desert, CA 92260  
**PALM DESERT COMMUNITY CENTER**  
 43100 Sun Valley Ave  
 Palm Desert, CA 92260



## Desert Recreation District Project

Program Budget		January 23, 2023	
Description: Includes ALL BUDGET ITEMS	Qty	Unit	Subtotal
<b>Desert Recreation District Project (Renovations)</b>			
Area A: Gymnasium (Light Demo/Paint/Lights/HVAC Ductwork & Registers)			\$ 1,305,715
Area B: Community Room (Paint/Flooring/Ceilings/Lights/HVAC Ductwork)			\$ 650,504
Area C: Men's/Women's Restrooms (Gut and Renovate)			\$ 274,399
Area D: Exercise/Activity/Lobby/Etc. (Demo and Renovate)			\$ 3,009,581
<b>Misc. Bldg. Improvements</b>			
Site Improvements (Includes Demo)	1	all	\$ 315,000.00 \$ 315,000
Fire Sprinkler System	23,000	sf	\$ 7.50 \$ 172,500
Site Utilities	1	all	\$ 50,000.00 \$ 50,000
Roof Replacement	23,000	sf	\$ 37.50 \$ 862,500
HVAC Unit Replacement	1	ls	\$ 360,000.00 \$ 360,000
<b>Total Sum of Primes (Not inc Allowances)</b>			<b>\$ 7,000,198</b>
Construction Contingency/Allowances:	7.00%		\$ 490,014
<b>Total Sum of Primes (Including Allowances)</b>			<b>\$ 7,490,212</b>
Design Contingency:	10.00%		\$ 749,021
Escalation/Bid Contingency (10% per Year):	12.90%		\$ 1,062,861
Prime Trade Bonds and Insurance:	1.25%		\$ 116,276
<b>Total Hard Costs</b>			<b>\$ 9,418,370</b>
CM General Conditions (9 months @ \$51,395/Mo):			\$ 462,555
CM Fee:	5.00%		\$ 494,046
Preconstruction Fee:			\$ 100,000
<b>Total Hard Costs Including CM Fees</b>			<b>\$ 10,474,972</b>
Soft Costs			\$ 1,709,500
<b>Soft Costs</b>			<b>\$ 1,709,500</b>
<b>TOTAL PROGRAM BUDGET</b>			<b>\$ 12,184,472</b>

### Notes

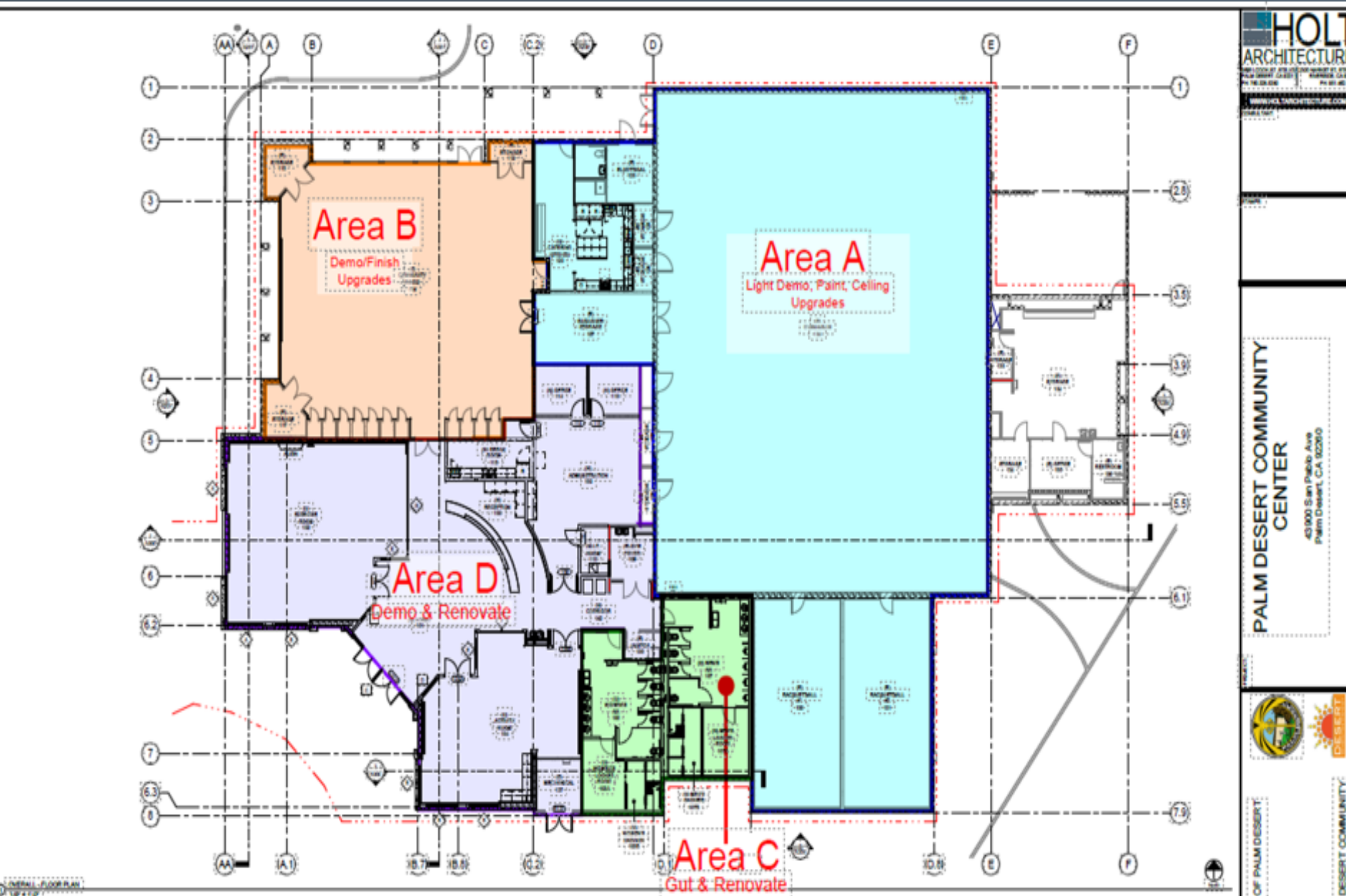
1. No Utility Service Upgrades (Electrical/Communications/Water/Gas/Storm Drain)
2. No Off-Site Work
3. No HazMat Removal/Disposal/Abatement/Containment
4. SWPPP by Civil Engineer
5. No LEED Certification.
6. Permits and Fees by Owner
7. Test and Inspections by Owner
8. Architectural/Design Consultants in Soft Costs
9. Existing Facility Assessments by Owner
10. No Access Control
11. All Softs Costs listed above are Owner controlled items with any adjustments made at the Owner's discretion.
12. City items (identified in orange) equate to \$1,270,671 total project costs

# Contracts Awarded | 100% Design Development

**Total Project Costs** **\$9,411,538**

- **DRD Total Costs** **\$8,239,774**
- **City of Palm Desert Costs** **\$1,171,764**

Facility | Floor Plan



HOLT ARCHITECTURE		Desert Recreation District Project		
Program Budget		January 23, 2023		
Description: Includes ALL BUDGET ITEMS	Qty	Unit	Cost per Unit	Subtotal
<b>Desert Recreation District Project (Renovations)</b>				
Area A: Gymnasium (Light Demo/Paint/Lights/HVAC Ductwork & Registers)				\$ 1,305,715
Area B: Community Room (Paint/Flooring/Ceilings/Lights/HVAC Ductwork)				\$ 650,504
Area C: Men's/Women's Restrooms (Gut and Renovate)				\$ 274,399
Area D: Exercise/Activity/Lobby/Etc. (Demo and Renovate)				\$ 3,009,581
<b>Misc. Bldg. Improvements</b>				
Site Improvements (Includes Demo)	1	all	\$ 315,000.00	\$ 315,000
Fire Sprinkler System	23,000	sf	\$ 7.50	\$ 172,500
Site Utilities	1	all	\$ 50,000.00	\$ 50,000
Roof Replacement	23,000	sf	\$ 37.50	\$ 862,500
HVAC Unit Replacement	1	ls	\$ 360,000.00	\$ 360,000
<b>Total Sum of Primes (Not inc Allowances)</b>				<b>\$ 7,000,198</b>
Construction Contingency/Allowances: 7.00%				\$ 490,014
<b>Total Sum of Primes (Including Allowances)</b>				<b>\$ 7,490,212</b>
Design Contingency: 10.00%				\$ 749,021
Escalation/Bid Contingency (10% per Year): 12.90%				\$ 1,062,861
Prime Trade Bonds and Insurance: 1.25%				\$ 116,276
<b>Total Hard Costs</b>				<b>\$ 9,418,370</b>
CM General Conditions (9 months @ \$51,395/Mo):				\$ 462,555
CM Fee: 5.00%				\$ 494,046
Preconstruction Fee:				\$ 100,000
<b>Total Hard Costs Including CM Fees</b>				<b>\$ 10,474,972</b>
Soft Costs				\$ 1,709,500
<b>Soft Costs</b>				<b>\$ 1,709,500</b>
<b>TOTAL PROGRAM BUDGET</b>				<b>\$ 12,184,472</b>
<b>Notes</b>				
1. No Utility Service Upgrades (Electrical/Communications/Water/Gas/Storm Drain)				
2. No Off-Site Work				
3. No HazMat Removal/Disposal/Abatement/Containment				
4. SWPPP by Civil Engineer				
5. No LEED Certification.				
6. Permits and Fees by Owner				
7. Test and Inspections by Owner				
8. Architectural/Design Consultants in Soft Costs				
9. Existing Facility Assessments by Owner				
10. No Access Control				
11. All Softs Costs listed above are Owner controlled items with any adjustments made at the Owner's discretion.				
12. City items (identified in orange) equate to \$1,270,671 total project costs				

THANK YOU!

QUESTIONS?

