	GSF	Cost	Tot	al Project Cost
Carroll Park Base Program 7,500 Seats	217,120	\$ 216,631,000	\$	216,631,000
ADD: Alternate #1 4,500 Additional Seats	26,481	\$ 15,253,000	\$	231,884,000
Base Program with Alternate #2 North and East Grandstand Canopy	34,875	\$ 6,494,000	\$	238,378,000
Carroll Park Expanded Program 7,500 Seats	230,866	\$ 227,952,000	\$	227,952,000
Alternate #1 4,500 Additional Seats	26,481	\$ 15,253,000	\$	243,205,000
Alternate #2 North and East Grandstand Canopy	34,875	\$ 6,494,000	\$	249,699,000
Baltimore Peninsula Base Program 7,500 Seats	217,120	\$ 188,751,000	\$	188,751,000
Alternate #1 4,500 Additional Seats	26,481	\$ 15,253,000	\$	204,004,000
Alternate #2 North and East Grandstand Canopy	34,875	\$ 6,494,000	\$	210,498,000
Baltimore Peninsula Expanded Program 7,500 Seats	230,866	\$ 199,355,000	\$	199,355,000
Alternate #1 4,500 Additional Seats	26,481	\$ 15,252,000	\$	214,607,000
Alternate #2 North and East Grandstand Canopy	34,875	\$ 6,495,000	\$	221,102,000

Cost of Construction (Hard Cost)								
Cost of Work Item #1 (Cost of Construction)	1	LS	\$	115,791,808.00	\$	115,791,808.00		
Cost of Work Item #2 (General Allowance - FF&E Theming; Signage)	1	LS	\$	4,025,000.00	\$	4,025,000.00		
Cost of Work Item #3	1	LS	\$	-	\$	-		
Cost of Work Item #4	1	LS	\$	-	\$	-		
Cost of Work Item #5	1	LS	\$	-	\$	-		
Cost of Work Item #6	1	LS	\$	-	\$	-		
Cost of Work Item #7	1	LS	\$	-	\$	-		
Cost of Work Item #8 (General Requirements)								
Subtotal							\$	121,614,060
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	121,614,060.12	\$	12,964,058.81		
Cost of Work Item #10 (Design Contingency)								
Subtotal Cost of Work		1						
Trade Contractor P& P Bonds / Default Insurance								
Subtotal								
CM Contingency (Based on 70% CDs)								
Subtotal								
General Conditions Fee							<u> </u>	
Subtotal								
CM Builder's Risk Insurance								
Subtotal								
CM Payment and Performance Bonds								
Subtotal								
CM Insurances (i.e GLI, Auto, etc.)								
Subtotal								
CM Fee								
Subtotal								
CM Project Allowances & Holds								
Owner Contingency, Allowances & Holds								
Total Estimated Cost of Construction (Hard Cost)							\$	186,510,070
Cost of Design, Preconstruction, Permitting, Inspection and Mar	nagement (S	oft Co	ost)					
Construction Manager Preconstruction								
Architectural & Engineering Fees								
A/E Design Fees								
A/E Construction Administration								
Owner & Overall Project Fees/Allowances								
Permitting / Environmental / Code Compliance								
Code Compliance Consultant								
Testing & Inspection								
Commissioning Agent								
Project Administration and Management								
Project Contingency								
Accounting Adjustment								
Total Estimated Design, Preconstruction, Permitting, Inspection a	nd Managem	ent (S	Soft	Cost)	•		\$	30,120,930
TOTAL ESTIMATED PROJECT BUDGET							\$	216,631,000

Total Estimated Design, Preconstruction, Permitting, Inspection a	nd Managem	ent (S	Soft	Cost)			\$	32,242,403
Accounting Adjustment								
Project Contingency								
Project Administration and Management							l	
Commissioning Agent							l	
Testing & Inspection							l	
Code Compliance Consultant							l	
Permitting / Environmental / Code Compliance								
Owner & Overall Project Fees/Allowances								
A/E Construction Administration								
A/E Design Fees							1	
Architectural & Engineering Fees								
							1	
Construction Manager Preconstruction								
Cost of Design, Preconstruction, Permitting, Inspection and Ma	nagement (S	oft Co	ost)					
Total Estimated Cost of Construction (Hard Cost)	l	•	•				\$	199,641,597
Owner Contingency, Allowances & Holds								
CM Project Allowances & Holds							<u> </u>	
Subtotal								
CM Fee							<u> </u>	
Subtotal								
CM Insurances (i.e GLI, Auto, etc.)							1	
Subtotal								
CM Payment and Performance Bonds								
Subtotal								
CM Builder's Risk Insurance								
Subtotal								
General Conditions Fee								
Subtotal								
CM Contingency (Based on 95% CDs) DDs								
Subtotal								
Trade Contractor P& P Bonds / Default Insurance								
Subtotal Cost of Work	<u> </u>	I	I					
Cost of Work Item #10 (Design Contingency)	10.00/0	1.0	φ	130,1/0,404.41	ψ	13,070,013.24		
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	130,176,484.41	\$	13,876,813.24	Ð	130,176,484
Cost of Work Item #8 (General Requirements) Subtotal							\$	100 1=6 18
Cost of Work Item #7	1	LS	\$	-	\$	-		
Cost of Work Item #6	1		\$	-	\$	-		
Cost of Work Item #5	1	LS LS	\$	-	\$	-		
Cost of Work Item #4	1	LS	\$	-	\$	-		
Cost of Work Item #3 (4,500 Additional Seats)	1	LS	\$	8,435,886.00	\$	8,435,886.00		
Cost of Work Item #2 (General Allowance - FF&E Theming; Signage)	1	LS	\$	4,025,000.00	\$	4,025,000.00		
	1	LS	\$	115,791,808.00	\$	115,791,808.00		

Cost of Construction (Hard Cost)							
Cost of Work Item #1 (Cost of Construction)	1	LS	\$	115,791,808.00	\$ 115,791,808.00		
Cost of Work Item #2 (General Allowance - FF&E Theming; Signage)	1	LS	\$	4,025,000.00	\$ 4,025,000.00		
Cost of Work Item #3 (4,500 Additional Seats)	1	LS	\$	8,435,886.00	\$ 8,435,886.00		
Cost of Work Item #4 (North and East Grandstand Canopy)	1	LS	\$	3,592,125.00	\$ 3,592,125.00		
Cost of Work Item #5	1	LS	\$	-	\$ -		
Cost of Work Item #6	1	LS	\$	-	\$ -		
Cost of Work Item #7	1	LS	\$	_	\$ _		
Cost of Work Item #8 (General Requirements)							
Subtotal	1					\$	133,822,491
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	133,822,491.29	\$ 14,265,477.57		
Cost of Work Item #10 (Design Contingency)							
Subtotal Cost of Work							
Trade Contractor P& P Bonds / Default Insurance							
Subtotal							
CM Contingency (Based on 95% CDs) DDs		1					
Subtotal		1					
General Conditions Fee		1					
Subtotal							
CM Builder's Risk Insurance							
Subtotal							
CM Payment and Performance Bonds							
Subtotal							
CM Insurances (i.e GLI, Auto, etc.)							
Subtotal							
CM Fee							
Subtotal							
CM Project Allowances & Holds							
Owner Contingency, Allowances & Holds							
Total Estimated Cost of Construction (Hard Cost)						\$	205,233,196
Cost of Design, Preconstruction, Permitting, Inspection and Mar	nagement (S	oft Co	ost)				
Construction Manager Preconstruction							
Architectural & Engineering Fees							
A/E Design Fees							
A/E Construction Administration							
Owner & Overall Project Fees/Allowances		1					
Permitting / Environmental / Code Compliance		1					
Code Compliance Consultant		1					
Testing & Inspection		1					
Commissioning Agent		1					
Project Administration and Management		1					
Project Contingency		1					
Accounting Adjustment		1				1	
Total Estimated Design, Preconstruction, Permitting, Inspection a	nd Managem	ent (S	Soft	Cost)		\$	33,144,804
TOTAL ESTIMATED PROJECT BUDGET	-					\$	238,378,000

Cost of Construction (Hard Cost)							
Cost of Work Item #1 (Cost of Construction)	1	LS	\$	122,053,360.00	\$ 122,053,360.00		
Cost of Work Item #2 (General Allowance - FF&E Theming; Signage)	1	LS	\$	4,025,000.00	\$ 4,025,000.00		
Cost of Work Item #3	1	LS	\$	-	\$ -		
Cost of Work Item #4	1	LS	\$	-	\$ -		
Cost of Work Item #5	1	LS	\$	-	\$ -		
Cost of Work Item #6	1	LS	\$	-	\$ -		
Cost of Work Item #7	1	LS	\$	-	\$ -		
Cost of Work Item #8 (General Requirements)							
Subtotal						\$	127,969,535
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	127,969,535.40	\$ 13,641,552.47		,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,
Cost of Work Item #10 (Design Contingency)							
Subtotal Cost of Work							
Trade Contractor P& P Bonds / Default Insurance							
Subtotal							
CM Contingency (Based on 95% CDs) DDs							
Subtotal		1				<u> </u>	
General Conditions Fee							
Subtotal							
CM Builder's Risk Insurance							
Subtotal							
CM Payment and Performance Bonds							
Subtotal							
CM Insurances (i.e GLI, Auto, etc.)							
Subtotal							
CM Fee							
Subtotal							
CM Project Allowances & Holds							
Owner Contingency, Allowances & Holds							
Total Estimated Cost of Construction (Hard Cost)						\$	196,256,970
Cost of Design, Preconstruction, Permitting, Inspection and Max	nagement (S	oft Co	ost)				
Construction Manager Preconstruction							
Architectural & Engineering Fees							
A/E Design Fees							
A/E Construction Administration							
Owner & Overall Project Fees/Allowances							
Permitting / Environmental / Code Compliance							
Code Compliance Consultant							
Testing & Inspection							
Commissioning Agent							
Project Administration and Management							
Project Contingency							
Accounting Adjustment							
Total Estimated Design, Preconstruction, Permitting, Inspection a	nd Managem	ent (S	Soft	Cost)		\$	31,695,029
TOTAL ESTIMATED PROJECT BUDGET						\$	227,952,000

Project Administration and Management Project Contingency Accounting Adjustment <b>Total Estimated Design, Preconstruction, Permitting, Inspection a</b>	nd Managem	ent (S	loft	Cost)			\$	33,816,502
Project Contingency								
Project Administration and Management		1					1	
Commissioning Agent								
Testing & Inspection								
Code Compliance Consultant								
Permitting / Environmental / Code Compliance								
Owner & Overall Project Fees/Allowances								
			-					
A/E Construction Administration								
A/E Design Fees			-					
Architectural & Engineering Fees								
Construction Manager Preconstruction								
Cost of Design, Preconstruction, Permitting, Inspection and Mar	nagement (S	oft Co	ost)					
Total Estimated Cost of Construction (Hard Cost)		•	•				\$	209,388,498
Owner Contingency, Allowances & Holds								
CM Project Allowances & Holds								
Subtotal								
CM Fee								
Subtotal								
CM Insurances (i.e GLI, Auto, etc.)								
Subtotal								
CM Payment and Performance Bonds							1	
Subtotal								
CM Builder's Risk Insurance								
Subtotal								
General Conditions Fee								
Subtotal								
CM Contingency (Based on 95% CDs) DDs								
Subtotal								
Trade Contractor P& P Bonds / Default Insurance								
Subtotal Cost of Work	1						$\vdash$	
Cost of Work Item #10 (Design Contingency)			Ŧ	0-700-9707-99	r	1.00 1.0 90	1	
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	136,531,959.69	\$	14,554,306.90	4	-0~,001,900
Subtotal	l						\$	136,531,960
Cost of Work Item #8 (General Requirements)	1	10	φ		φ			
Cost of Work Item #7	1	LS	\$	-	\$			
Cost of Work Item #6	1	LS	\$	-	\$			
Cost of Work Item #5	1	LS	\$	-	\$	-		
Cost of Work Item #4	1	LS	\$	-	\$	-		
Cost of Work Item #2 (4,500 Additional Seats)	1	LS	\$	8,435,886.00	\$	8,435,886.00		
Cost of Work Item #1 (Cost of Construction) Cost of Work Item #2 (General Allowance - FF&E Theming; Signage)	1	LS	\$	4,025,000.00	\$	4,025,000.00		
	1	LS	\$	122,053,360.00	\$	122,053,360.00		

Cost of Construction (Hard Cost) Cost of Work Item #1 (Cost of Construction)		LS	¢	100 050 060 00	¢	100 050 060 00		
Cost of Work Item #1 (Cost of Construction) Cost of Work Item #2 (General Allowance - FF&E Theming; Signage)	1	LS	\$ \$	122,053,360.00	\$ \$	122,053,360.00 4,025,000.00		
Cost of Work Item #2 (General Anowance - Fr&E Theming, Signage) Cost of Work Item #3 (4,500 Additional Seats)		LS	ծ \$	4,025,000.00 8,435,886.00	ծ \$	8,435,886.00		
Cost of Work Item #4 (North and East Grandstand Canopy)	1	LS	ծ \$					
Cost of Work Item #4 (North and East Grandstand Canopy)	1	LS	ծ \$	3,592,125.00	\$ \$	3,592,125.00		
Cost of Work Item #6	1	LS	Դ Տ	-	ծ \$	-		
	1	LS		-	ծ \$	-		
Cost of Work Item #7	1	LS	\$	-	¢	-		
Cost of Work Item #8 (General Requirements) Subtotal							¢	
	10 ((0)	10	۵				\$	140,177,9
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	140,177,966.57	\$	14,942,971.24		
Cost of Work Item #10 (Design Contingency)								
Subtotal Cost of Work		-						
Trade Contractor P& P Bonds / Default Insurance								
Subtotal								
CM Contingency (Based on 95% CDs) DDs					<u> </u>			
Subtotal								
General Conditions Fee					<u> </u>			
Subtotal								
CM Builder's Risk Insurance								
Subtotal								
CM Payment and Performance Bonds								
Subtotal								
CM Insurances (i.e GLI, Auto, etc.)								
Subtotal								
CM Fee								
Subtotal								
CM Project Allowances & Holds								
Owner Contingency, Allowances & Holds								
Total Estimated Cost of Construction (Hard Cost)							\$	214,980,0
Cost of Design, Preconstruction, Permitting, Inspection and M	anagement (S	oft Co	ost)					
Construction Manager Preconstruction								
Architectural & Engineering Fees								
A/E Design Fees								
A/E Construction Administration								
Owner & Overall Project Fees/Allowances			-					
Permitting / Environmental / Code Compliance			-					
Code Compliance Consultant								
Testing & Inspection								
Commissioning Agent		-						
Project Administration and Management			-					
Project Contingency Accounting Adjustment		<u> </u>	_					
Accounting Aujustment		1						
Total Estimated Design, Preconstruction, Permitting, Inspection		/ //	1-0	(t)			\$	34,718,9

Total Estimated Design, Preconstruction, Permitting, Inspection an	d Manaaem	ent (S	oft	Cost)			\$	26,244,24
	1	I	L				<u> </u>	
Accounting Adjustment	1							
Project Contingency							l	
Project Administration and Management								
Commissioning Agent	1							
Testing & Inspection	1							
Code Compliance Consultant	1							
Permitting / Environmental / Code Compliance								
Owner & Overall Project Fees/Allowances	1							
,								
A/E Construction Administration								
A/E Design Fees			-					
Architectural & Engineering Fees			-					
			-					
Construction Manager Preconstruction	<u> </u>							
Cost of Design, Preconstruction, Permitting, Inspection and Man	agement (S	oft Co	ost)					
								. ,0,/0
Total Estimated Cost of Construction (Hard Cost)	1				t		\$	162,506,758
Owner Contingency, Allowances & Holds			-					
CM Project Allowances & Holds								
Subtotal			-					
CM Fee			-					
Subtotal			-					
CM Insurances (i.e GLI, Auto, etc.)			-					
Subtotal			-					
CM Payment and Performance Bonds			-					
Subtotal								
CM Builder's Risk Insurance								
Subtotal			-					
General Conditions Fee			-					
Subtotal								
CM Contingency (Based on 95% CDs) DDs			-					
Subtotal								
Trade Contractor P& P Bonds / Default Insurance								
Subtotal Cost of Work	1	1	L					
Cost of Work Item #10 (Design Contingency)	10.0070	10	φ	100,902,0/0.92	ψ	11,295,621.57		
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	105,962,678.92	\$	11 005 601 55	φ	105,962,679
Cost of Work Item #8 (General Requirements) Subtotal							\$	10= 060 6=
Cost of Work Item #7 Cost of Work Item #8 (Compred Requirements)	1	LS	ф	-	\$	-		
	1		ֆ \$	-		-		
Cost of Work Item #6	1	LS	Դ \$	-	Դ Տ	-		
Cost of Work Item #5	1	LS	ֆ \$	-	ծ \$	-		
Cost of Work Item #4		LS	Դ \$	-	Դ Տ	-		
			-			4,025,000.00		
			-					
Cost of Work Item #1 (Cost of Construction) Cost of Work Item #2 (General Allowance - FF&E Theming; Signage) Cost of Work Item #3	1 1 1	LS LS LS	\$ \$ \$	100,371,728.00 4,025,000.00	\$ \$	100,371,728.00 4,025,000.00		

Cost of Construction (Hard Cost)							
Cost of Work Item #1 (Cost of Construction)	1	LS	\$	100,371,728.00	\$ 100,371,728.00		
Cost of Work Item #2 (General Allowance - FF&E Theming; Signage)	1	LS	\$	4,025,000.00	\$ 4,025,000.00		
Cost of Work Item #3 (4,500 Additional Seats)	1	LS	\$	8,435,886.00	\$ 8,435,886.00		
Cost of Work Item #4	1	LS	\$	-	\$ -		
Cost of Work Item #5	1	LS	\$	-	\$ -		
Cost of Work Item #6	1	LS	\$	-	\$ -		
Cost of Work Item #7	1	LS	\$	-	\$ -		
Cost of Work Item #8 (General Requirements)							
Subtotal						\$	114,525,103
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	114,525,103.21	\$ 12,208,376.00		
Cost of Work Item #10 (Design Contingency)							
Subtotal Cost of Work	1	1					
Trade Contractor P& P Bonds / Default Insurance							
Subtotal							
CM Contingency (Based on 95% CDs) DDs							
Subtotal	1						
General Conditions Fee	1						
Subtotal							
CM Builder's Risk Insurance							
Subtotal							
CM Payment and Performance Bonds							
Subtotal							
CM Insurances (i.e GLI, Auto, etc.)							
Subtotal							
CM Fee							
Subtotal							
CM Project Allowances & Holds							
Owner Contingency, Allowances & Holds							
Total Estimated Cost of Construction (Hard Cost)	1					\$	175,638,285
Cost of Design, Preconstruction, Permitting, Inspection and Mana	gement (S	oft Co	ost)				
Construction Manager Preconstruction							
Architectural & Engineering Fees							
A/E Design Fees							
A/E Construction Administration							
Owner & Overall Project Fees/Allowances	1						
Permitting / Environmental / Code Compliance	1						
Code Compliance Consultant	1						
Testing & Inspection							
Commissioning Agent							
Project Administration and Management						1	
Project Contingency	1					1	
Accounting Adjustment	1						
Total Estimated Design, Preconstruction, Permitting, Inspection and	l Managem	ent (S	oft	Cost)		\$	28,365,715
TOTAL ESTIMATED PROJECT BUDGET	-					\$	204,004,000

Cost of Construction (Hard Cost)							
Cost of Work Item #1 (Cost of Construction)	1	LS	\$	100,371,728.00	\$	100,371,728.00	
Cost of Work Item #2 (General Allowance - FF&E Theming; Signage)	1	LS	\$	4,025,000.00	\$	4,025,000.00	
Cost of Work Item #3 (4,500 Additional Seats)	1	LS	\$	8,435,886.00	\$	8,435,886.00	
Cost of Work Item #4 (North and East Grandstand Canopy)	1	LS	\$	3,592,125.00	\$	3,592,125.00	
Cost of Work Item #5	1	LS	\$	-	\$	-	
Cost of Work Item #6	1	LS	\$	-	\$	-	
Cost of Work Item #7	1	LS	\$	-	\$	-	
Cost of Work Item #8 (General Requirements)							
Subtotal							\$ 118,171,110
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	118,171,110.09	\$	12,597,040.34	
Cost of Work Item #10 (Design Contingency)							
Subtotal Cost of Work							
Trade Contractor P& P Bonds / Default Insurance							
Subtotal							
CM Contingency (Based on 95% CDs) DDs		1					
Subtotal		1					
General Conditions Fee		1					
Subtotal							
CM Builder's Risk Insurance							
Subtotal							
CM Payment and Performance Bonds							
Subtotal							
CM Insurances (i.e GLI, Auto, etc.)							
Subtotal							
CM Fee							
Subtotal							
CM Project Allowances & Holds							
Owner Contingency, Allowances & Holds							
Total Estimated Cost of Construction (Hard Cost)							\$ 181,229,884
Cost of Design, Preconstruction, Permitting, Inspection and Mar	nagement (S	oft Co	ost)				
Construction Manager Preconstruction							
Architectural & Engineering Fees							
A/E Design Fees							
A/E Construction Administration							
Owner & Overall Project Fees/Allowances		1	1				
Permitting / Environmental / Code Compliance		1	1				
Code Compliance Consultant		1	1				
Testing & Inspection		1	1				
Commissioning Agent							
Project Administration and Management		1					
Project Contingency		1					
Accounting Adjustment		1					
Total Estimated Design, Preconstruction, Permitting, Inspection a	nd Managem	ent (S	Soft	Cost)	•		\$ 29,268,116
TOTAL ESTIMATED PROJECT BUDGET							\$ 210,498,000

Cost of Construction (Hard Cost)							
Cost of Work Item #1 (Cost of Construction)	1	LS	\$	106,236,470.00	\$ 106,236,470.00		
Cost of Work Item #2 (General Allowance - FF&E Theming; Signage)	1	LS	\$	4,025,000.00	\$ 4,025,000.00		
Cost of Work Item #3	1	LS	\$	-	\$ -		
Cost of Work Item #4	1	LS	\$	-	\$ -		
Cost of Work Item #5	1	LS	\$	-	\$ -		
Cost of Work Item #6	1	LS	\$	-	\$ -		
Cost of Work Item #7	1	LS	\$	-	\$ -		
Cost of Work Item #8 (General Requirements)							
Subtotal						\$	111,915,392
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	111,915,392.05	\$ 11,930,180.79		
Cost of Work Item #10 (Design Contingency)							
Subtotal Cost of Work							
Trade Contractor P& P Bonds / Default Insurance							
Subtotal							
CM Contingency (Based on 95% CDs) DDs							
Subtotal						<u> </u>	
General Conditions Fee							
Subtotal							
CM Builder's Risk Insurance							
Subtotal							
CM Payment and Performance Bonds							
Subtotal							
CM Insurances (i.e GLI, Auto, etc.)							
Subtotal							
CM Fee							
Subtotal							
CM Project Allowances & Holds							
Owner Contingency, Allowances & Holds							
Total Estimated Cost of Construction (Hard Cost)						\$	171,635,973
Cost of Design, Preconstruction, Permitting, Inspection and Ma	nagement (S	oft Co	ost)				
Construction Manager Preconstruction							
Architectural & Engineering Fees							
A/E Design Fees							
A/E Construction Administration							
Owner & Overall Project Fees/Allowances							
Permitting / Environmental / Code Compliance							
Code Compliance Consultant							
Testing & Inspection							
Commissioning Agent							
Project Administration and Management							
Project Contingency							
Accounting Adjustment							
Total Estimated Design, Preconstruction, Permitting, Inspection a	nd Managem	ent (S	Soft	Cost)		\$	27,719,027
TOTAL ESTIMATED PROJECT BUDGET						\$	199,355,000

Cost of Construction (Hard Cost)								
Cost of Work Item #1 (Cost of Construction)	1	LS	\$	106,236,470.00	\$	106,236,470.00		
Cost of Work Item #2 (General Allowance - FF&E Theming; Signage)	1	LS	\$	4,025,000.00	\$	4,025,000.00		
Cost of Work Item #3 (4,500 Additional Seats)	1	LS	\$	8,435,886.00	\$	8,435,886.00		
Cost of Work Item #4	1	LS	\$	-	\$	-		
Cost of Work Item #5	1	LS	\$	-	\$	-		
Cost of Work Item #6	1	LS	\$	-	\$	-		
Cost of Work Item #7	1	LS	\$	-	\$	-		
Cost of Work Item #8 (General Requirements)								
Subtotal		1					\$	120,477,816
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	120,477,816.34	\$	12,842,935.22		
Cost of Work Item #10 (Design Contingency)		-			,	/ 1 //00		
Subtotal Cost of Work		1						
Trade Contractor P& P Bonds / Default Insurance								
Subtotal								
CM Contingency (Based on 95% CDs) DDs								
Subtotal								
General Conditions Fee								
Subtotal								
CM Builder's Risk Insurance								
Subtotal								
CM Payment and Performance Bonds								
Subtotal								
CM Insurances (i.e GLI, Auto, etc.)								
Subtotal								
CM Fee								
Subtotal								
CM Project Allowances & Holds								
Owner Contingency, Allowances & Holds								
Total Estimated Cost of Construction (Hard Cost)							\$	184 565 501
Total Estimated Cost of Constraction (Hard Cost)							ą	184,767,501
Cost of Design, Preconstruction, Permitting, Inspection and Mar	agement (S	oft Co	nst)					
Construction Manager Preconstruction	ugement (5							
construction manager reconstruction								
Architectural & Engineering Fees			-		-		<u> </u>	
A/E Design Fees								
A/E Construction Administration								
Owner & Overall Project Fees/Allowances								
Permitting / Environmental / Code Compliance								
Code Compliance Consultant							-	
Testing & Inspection								
Commissioning Agent								
Project Administration and Management					-			
					-		<u> </u>	
Project Contingency Accounting Adjustment					-		<u> </u>	
Accounting Adjustment	d Mar	 amt ((	1.00	Coat				aa 8
Total Estimated Design, Preconstruction, Permitting, Inspection ar	u managem	ent (S	oft	Cost)			\$	29,839,500
TOTAL ESTIMATED PROJECT BUDGET							\$	214,607,000

Cost of Construction (Hard Cost)						
Cost of Work Item #1 (Cost of Construction)	1	LS	\$	106,236,470.00	\$ 106,236,470.00	
Cost of Work Item #2 (General Allowance - FF&E Theming; Signage)	1	LS	\$	4,025,000.00	\$ 4,025,000.00	
Cost of Work Item #3 (4,500 Additional Seats)	1	LS	\$	8,435,886.00	\$ 8,435,886.00	
Cost of Work Item #4 (North and East Grandstand Canopy)	1	LS	\$	3,592,125.00	\$ 3,592,125.00	
Cost of Work Item #5	1	LS	\$	-	\$ -	
Cost of Work Item #6	1	LS	\$	-	\$ -	
Cost of Work Item #7	1	LS	\$	-	\$ -	
Cost of Work Item #8 (General Requirements)						
Subtotal						\$ 124,123,823
Cost of Work Item #9 (Escalation to 2027)	10.66%	LS	\$	124,123,823.22	\$ 13,231,599.55	
Cost of Work Item #10 (Design Contingency)						
Subtotal Cost of Work						
Trade Contractor P& P Bonds / Default Insurance						
Subtotal						
CM Contingency (Based on 95% CDs) DDs						
Subtotal	1					
General Conditions Fee	1					
Subtotal						
CM Builder's Risk Insurance						
Subtotal						
CM Payment and Performance Bonds						
Subtotal						
CM Insurances (i.e GLI, Auto, etc.)						
Subtotal						
CM Fee						
Subtotal						
CM Project Allowances & Holds						
Owner Contingency, Allowances & Holds						
Total Estimated Cost of Construction (Hard Cost)	1					\$ 190,359,099
Cost of Design, Preconstruction, Permitting, Inspection and Mana	gement (S	oft Co	ost)			
Construction Manager Preconstruction						
Architectural & Engineering Fees						
A/E Design Fees						
A/E Construction Administration	1					
Owner & Overall Project Fees/Allowances	1					
Permitting / Environmental / Code Compliance	1					
Code Compliance Consultant	1					
Testing & Inspection						
Commissioning Agent						
Project Administration and Management						
Project Contingency	1					
Accounting Adjustment	1					
Total Estimated Design, Preconstruction, Permitting, Inspection and	l Managem	ent (S	Soft	Cost)		\$ 30,742,901
TOTAL ESTIMATED PROJECT BUDGET						\$ 221,102,000