

# PROJECT OVERVIEW



**Hubbardston**  
Massachusetts

## NEW MUNICIPAL CENTER

2/25/19

# PROJECT CONCEPT



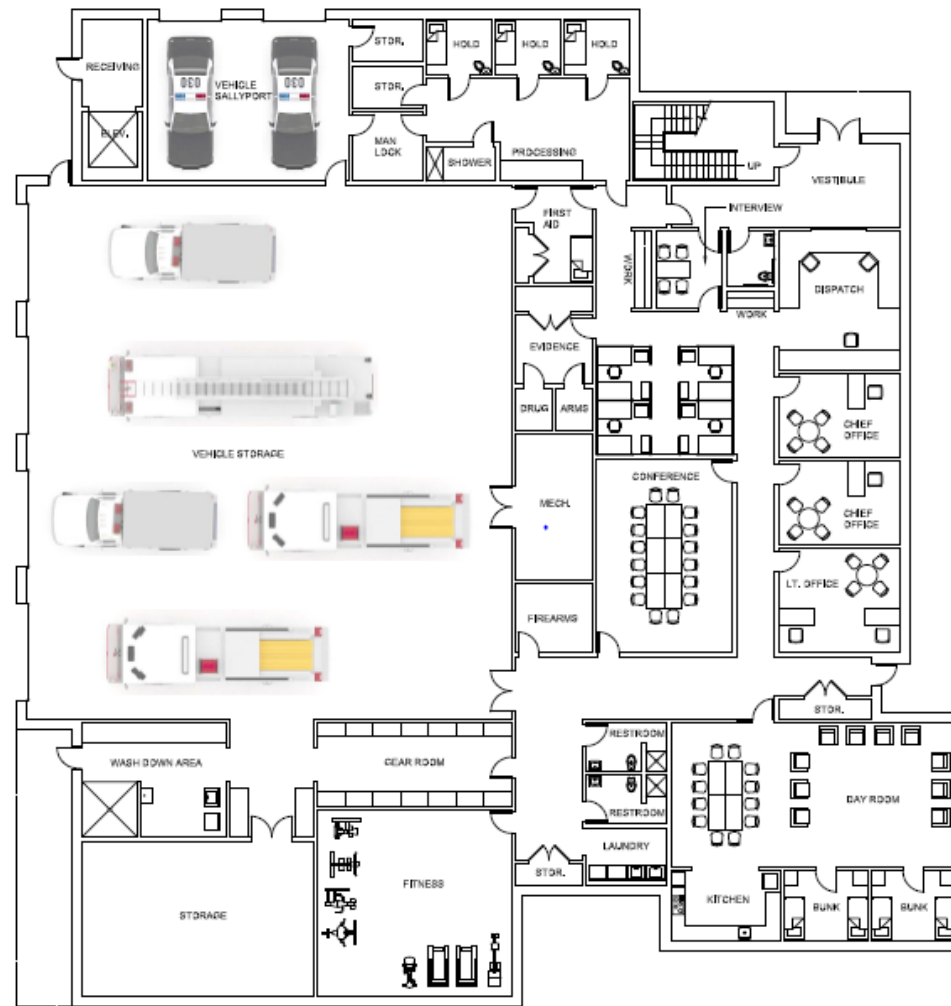
**INTERSECTION OF THE THREE PILLARS OF THE COMMUNITY**



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① FIRST FLOOR PLAN - 17,120 S.F.  
SCALE 1/8" = 1'-0"

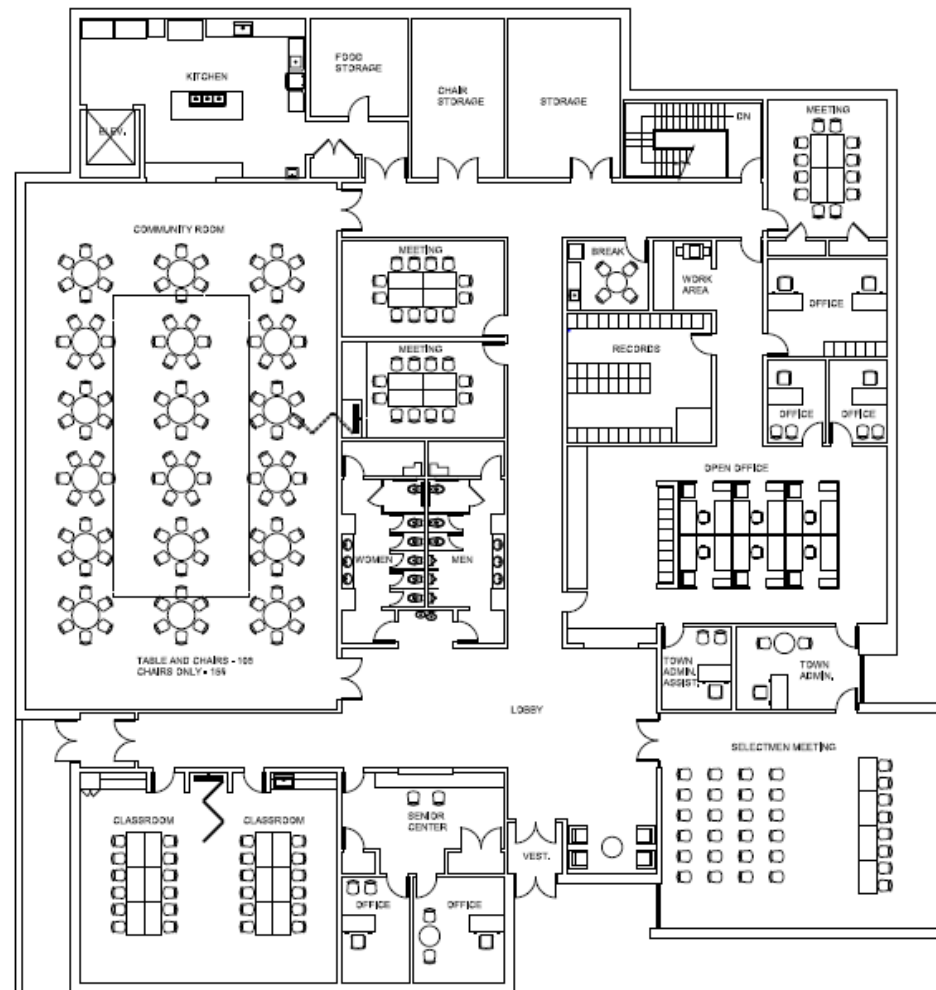
ORIGINAL LAYOUT



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① SECOND FLOOR PLAN - 17,120 S.F.  
SCALE 1/8" = 1'-0"

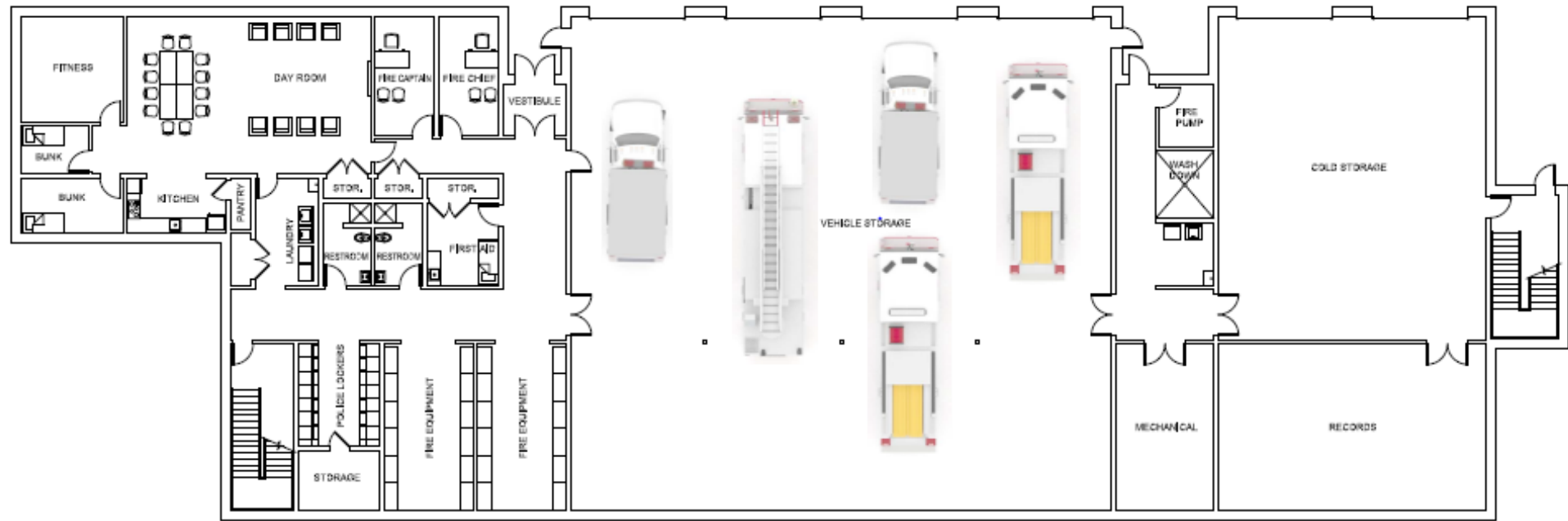
ORIGINAL LAYOUT



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① FIRST FLOOR PLAN - 15,216 S.F.  
SCALE: 1/8" = 1'-0"

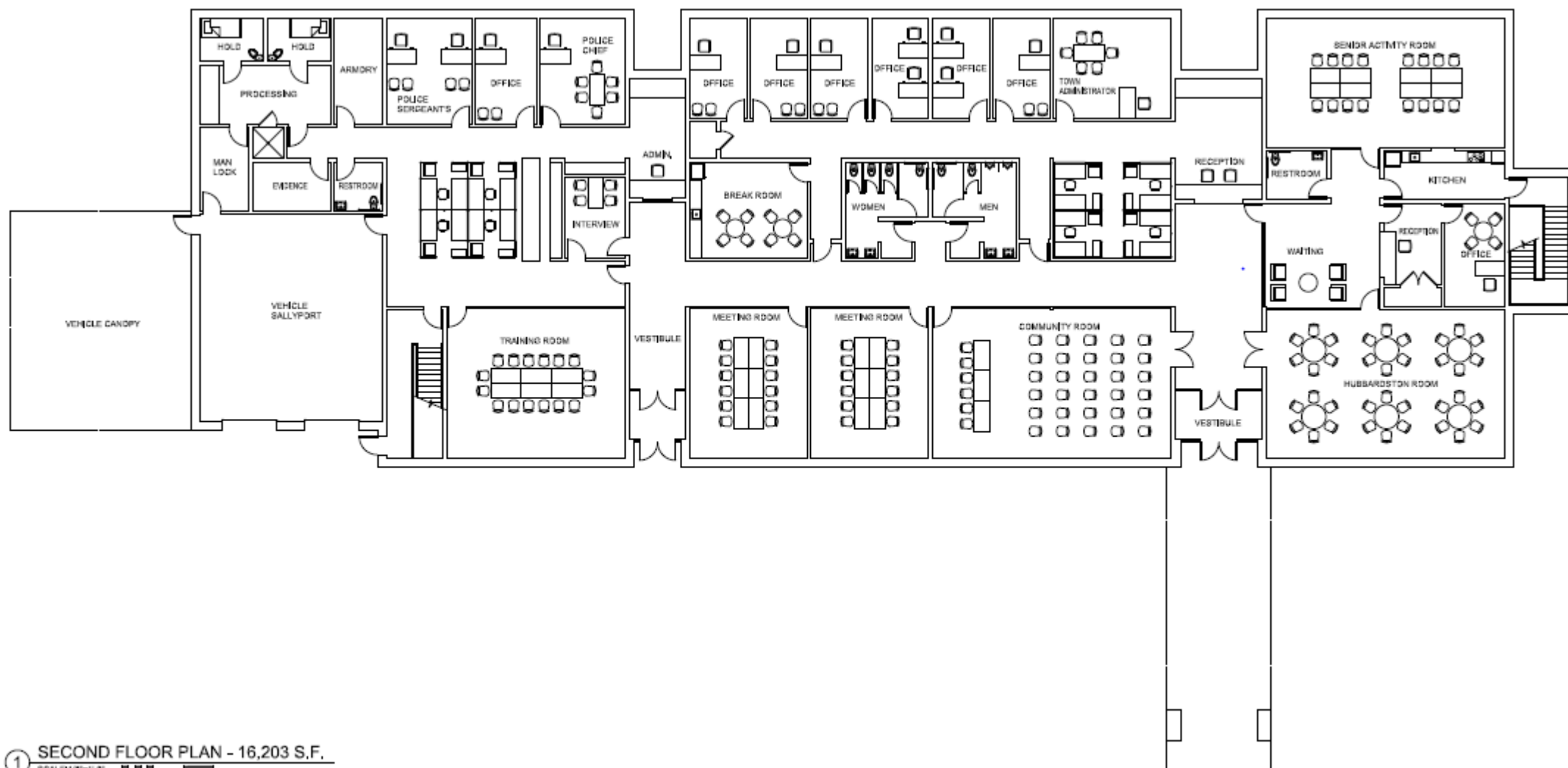
OPTION #1



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① SECOND FLOOR PLAN - 16,203 S.F.  
SCALE 1/8" = 1'-0"

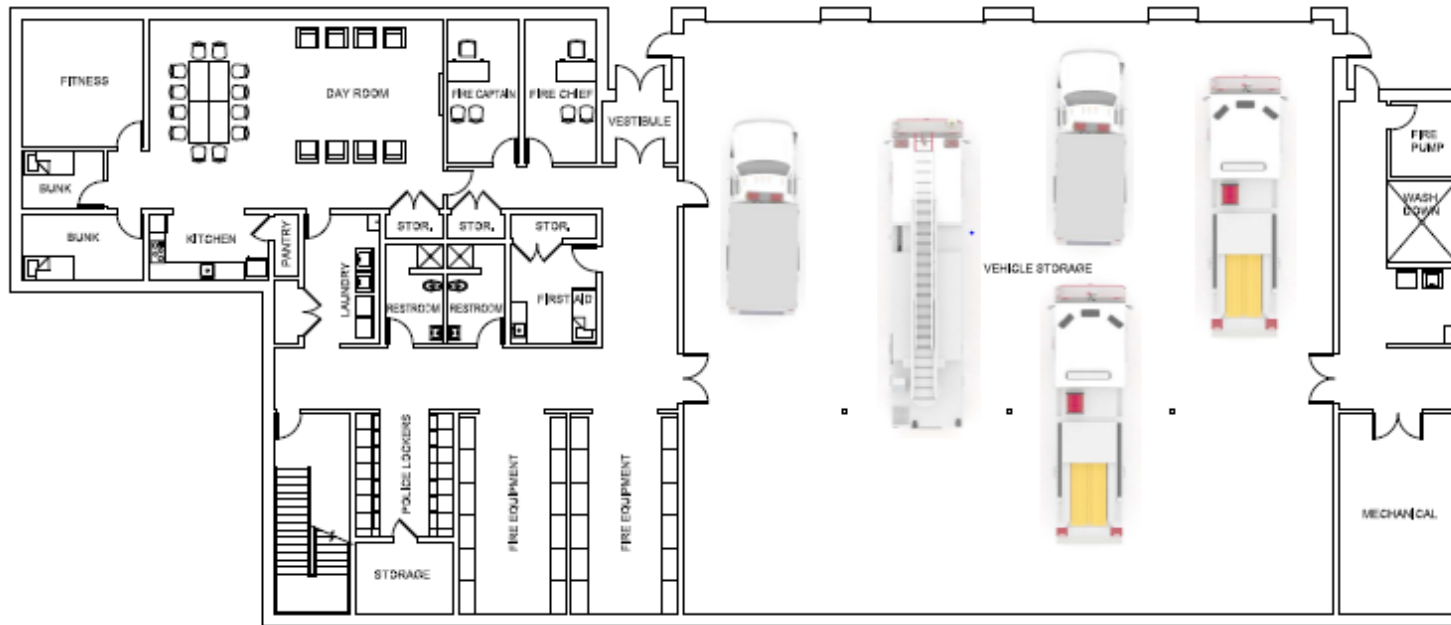
OPTION #1



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① FIRST FLOOR PLAN - 11,371 S.F.  
SCALE 1/8" = 1'-0"

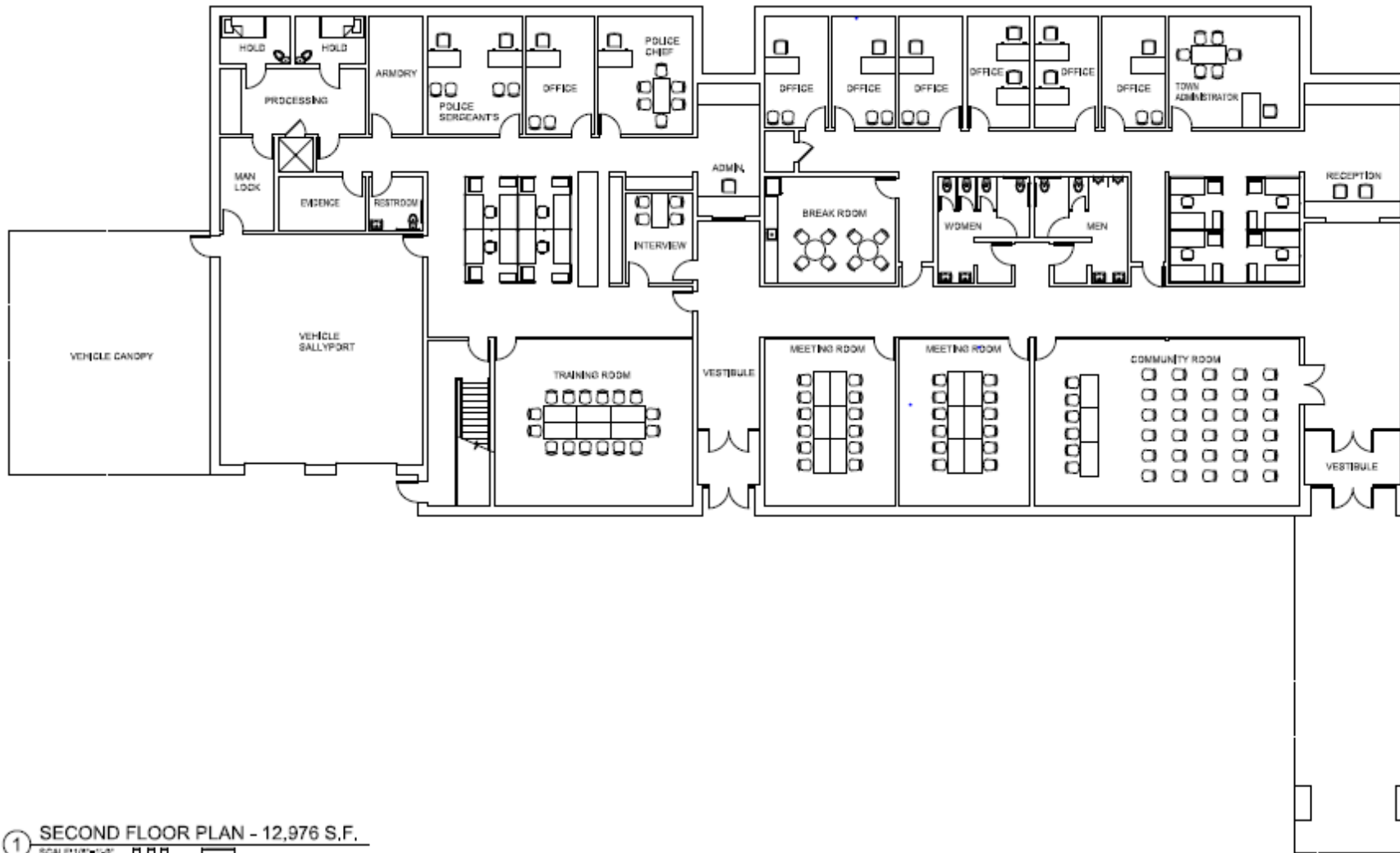
OPTION #2



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1 SECOND FLOOR PLAN - 12,976 S.F.  
SCALE 1/8" = 1'-0"

OPTION #2

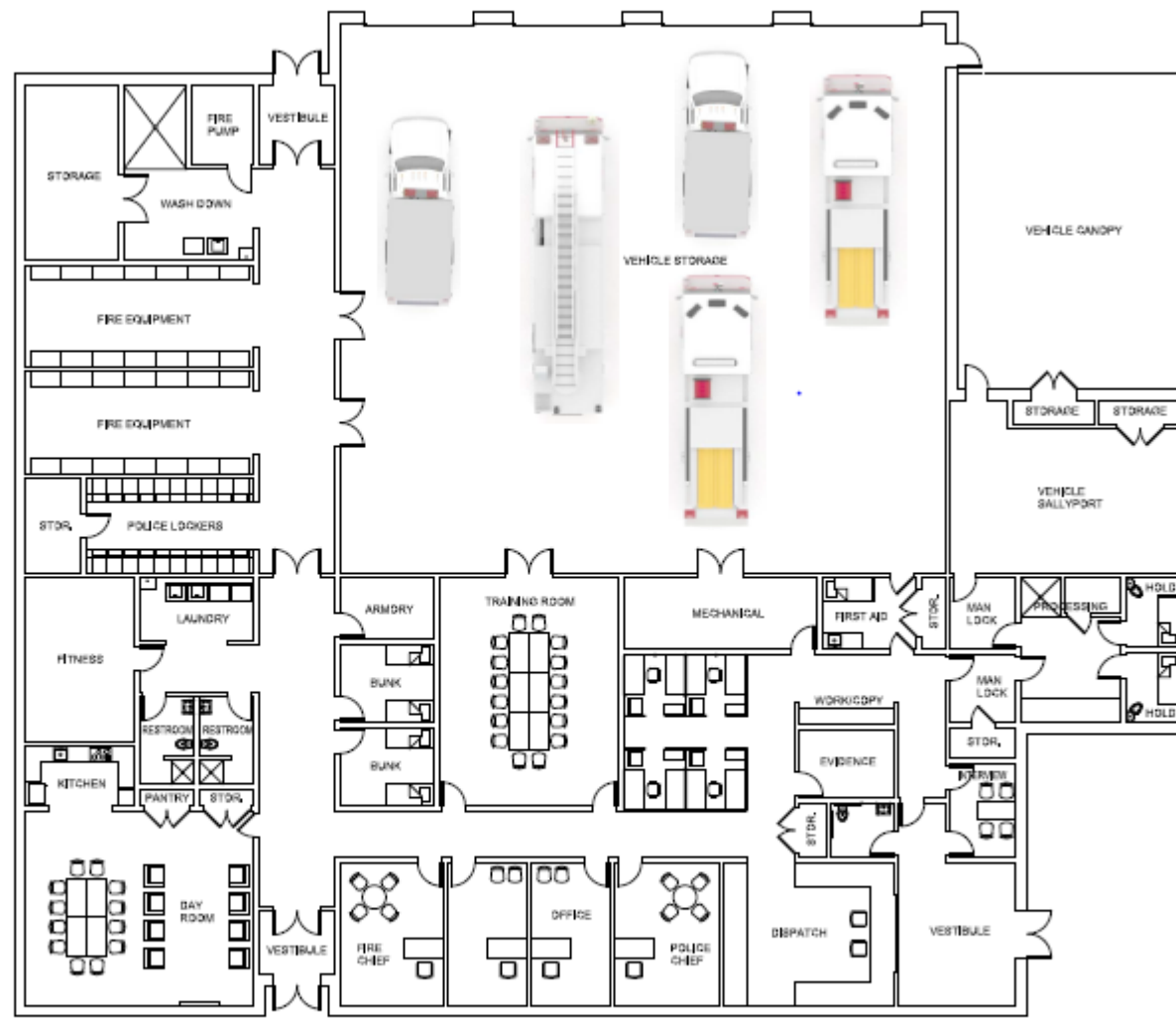


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1 FIRST FLOOR PLAN - 16,652 S.F.  
SCALE: 1/8" = 1'-0"

OPTION #3



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Proposed Site Plan



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## NEW MUNICIPAL CENTER

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View from Gardner Road



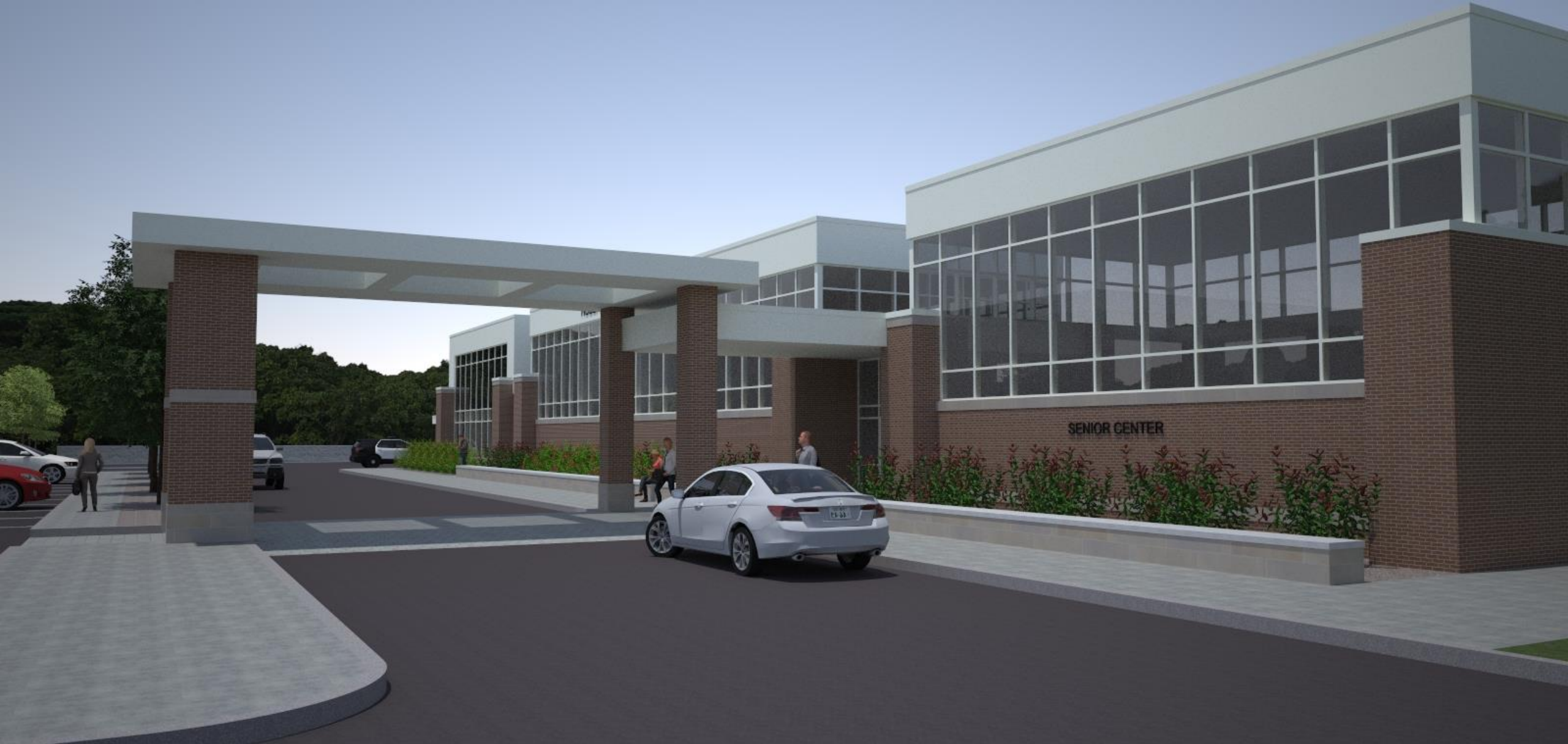
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## NEW MUNICIPAL CENTER

2/25/19

Entrance to Town Hall and Senior Center





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## NEW MUNICIPAL CENTER

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Entrance at Town Hall and Senior Center



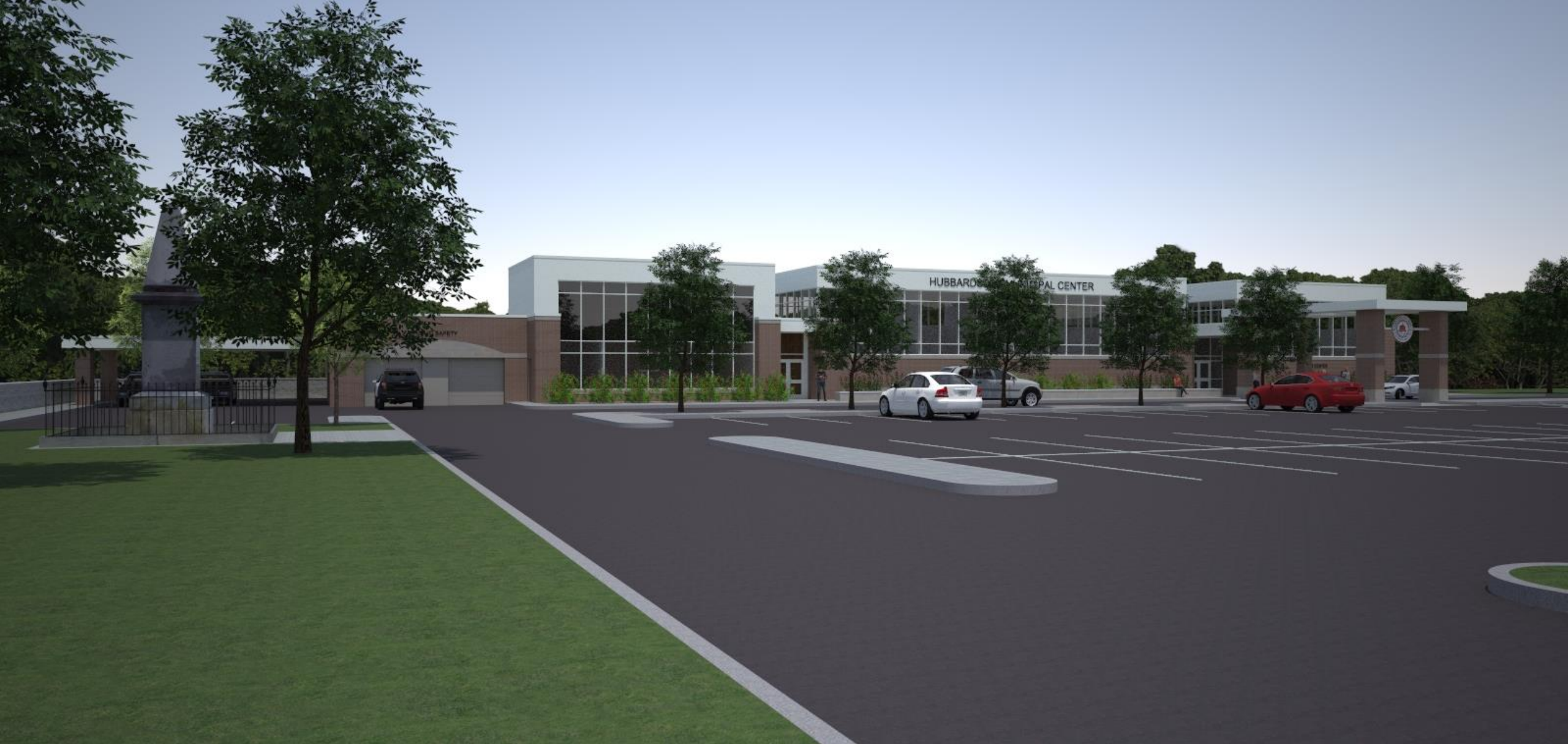
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## NEW MUNICIPAL CENTER

2/25/19

Entrance to Town Hall and Senior Center





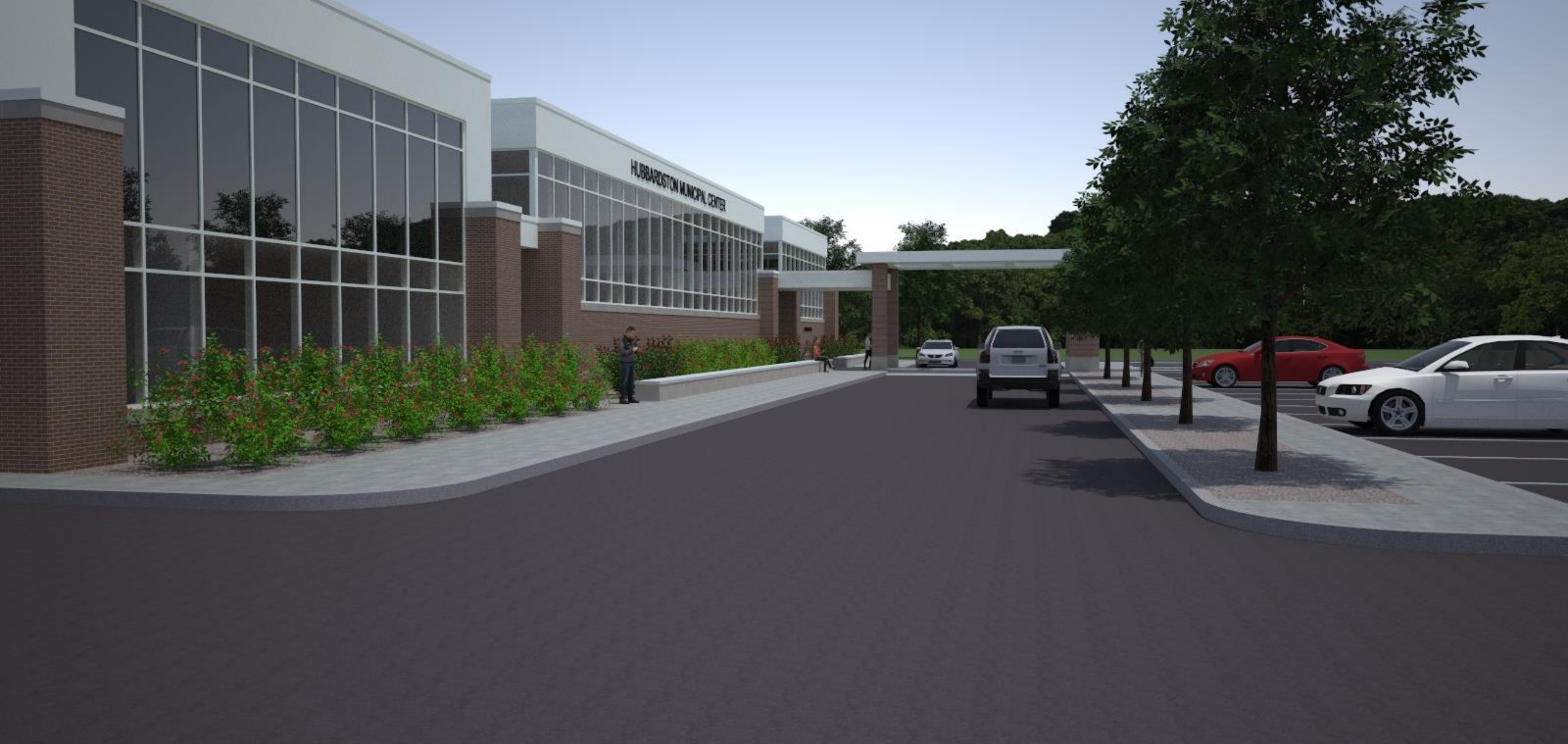
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## NEW MUNICIPAL CENTER

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Entrance to Public Safety





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View from Public Safety

# ESTIMATED CONSTRUCTION COST

<b>Original Layout</b>		
Square Footage		34,240
Site	\$	900,000
Building	\$	13,696,000
A/E Fee	\$	1,095,680
OPM Fee	\$	410,880
Testing, Survey, Etc.	\$	75,000
Contingency	\$	684,800
FFE	\$	225,000
<b>Grand Total</b>	<b>\$</b>	<b>17,087,360</b>



# ESTIMATED CONSTRUCTION COST

<b>Option #1 - Public Safety, Town Hall and Senior</b>			
Square Footage		31,419	
Site	\$	950,000	
Building	\$	12,096,315	
A/E Fee	\$	967,705	
OPM Fee	\$	362,889	
Testing, Survey, Etc.	\$	75,000	
Contingency	\$	604,816	
FFE	\$	225,000	
<b>Grand Total</b>	<b>\$</b>	<b>15,281,725</b>	



# ESTIMATED CONSTRUCTION COST

Option #2 - Public Safety, Town Hall		
Square Footage		24347
Site	\$	950,000
Building	\$	9,738,800
A/E Fee	\$	779,104
OPM Fee	\$	292,164
Testing, Survey, Etc.	\$	75,000
Contingency	\$	486,940
FFE	\$	175,000
<b>Grand Total</b>	<b>\$</b>	<b>12,497,008</b>



# ESTIMATED CONSTRUCTION COST

Option #3 - Public Safety		
Square Footage		16652
Site	\$	900,000
Building	\$	6,660,800
A/E Fee	\$	532,864
OPM Fee	\$	199,824
Testing, Survey, Etc.	\$	75,000
Contingency	\$	333,040
FFE	\$	125,000
<b>Grand Total</b>	<b>\$</b>	<b>8,826,528</b>



# DISCUSSION



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