
Cost Estimating



OBO/PD/CMD – Kathy Bethany

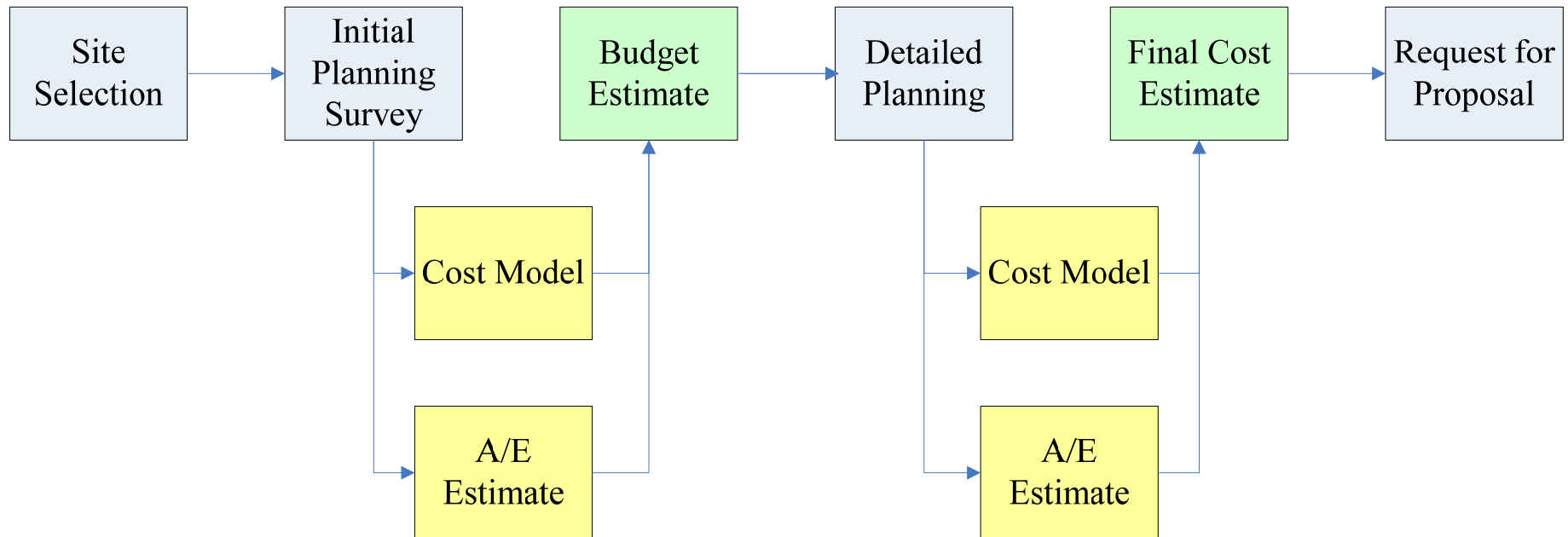


Cost estimating is critical to a Firm Fixed Priced Project.

“Are we postured to get it right?”



Process Flowchart





Site Selection

- Due Diligence
- Site Maintenance and Development Plan
- Building Massing
- Draft Site Utilization Diagram



Initial Planning Survey

- Part 1 – Legal Counsel Business Assessment
 - Zoning and Permitting Requirements
 - Local Laws and Regulations
 - Taxes
- Part 2 – Local Post Administration Assessment
 - Site Mitigation and Development Costs (SMDP)
 - Importation and Customs Regulations
 - Political Climate and Issues
- Part 3 – Architectural and Engineering Assessment
 - Local Construction Environment
 - Local Cost Data
 - Utility Information



Supporting Data For Budget Estimate

- Drawings (SED & massing diagrams)
- Geotechnical data
- Boundary/Topographic/Utility surveys
- Labor schedule
- International Project Risk Assessment (IPRA) report
- Schedule data and phasing plans
- Space Requirements Program
- Site Maintenance and Development Plan
- Shielding matrix
- Security Management Budget
- Construction and Commissioning Budget
- Foreign Post Telephones Budget
- Independent A/E cost estimate



Budget Estimate

- Supporting Data
- Cost Estimating Model (***Success Estimator***)
- Independent A/E Cost Estimate



Detailed Planning

- Initial Planning Survey
- Integrated Planning Review/Workshop
 - Williams 20
 - Detailed Site Utilization Study
 - Test Fits
 - Technical Planning Checklist
- Value Engineering Study
- Project Definition Rating Index
- Project Analysis Package



Final Cost Estimate

- Cost Estimating Model (***Success Estimator***)
- Updated/Completed Supporting Data
- Final Test Fit Drawings
- Project Analysis Package
- International Project Risk Assessment
- Independent A/E Cost Estimate



Request for Proposal

- Review Complete RFP
- Early Site Visits
- **Success** Cost Estimating Model → IGE
- Final CWE