

**Seminole State College**

**Joint Use Facility**

Sanford, Florida

**Owner:** Seminole State College

**Architect:**

**CMI Services:** Cost Estimating



**Project Description:**

The scope of project consists of construction of a four story Joint Use Facility that includes a Library, Classrooms / Computer Labs and Student Support – all joined together by a common connecting atrium.

Under a continuing Contract with Seminole Community College, CMI is contracted by the Owner to prepare cost estimates at the Programming, Schematic Design, Design Development and Construction Documents phases of the project. As early as the Programming Phase it was immediately obvious that the initial concepts would exceed the Owner’s budget. CMI devised an approach that would separate the estimate into its main components.

By virtue of the College’s Master Plan, certain parts of the Sitework with respect to drainage could not be altered, even though some of it was needed for the future ultimate build-out. With the Sitework scope as a fixed cost component, it is relatively simple to determine how much of the budget would be available for building construction.

CMI continue to provide the cost consulting services and challenge the Construction Manager to ensure that SSC will be able to realize the maximum building their budget can afford.

