

SUMMARY
PRELIMINARY OPINION OF PROBABLE PROJECT COST (1)

MAPLEWOOD PARK FIELD RENOVATION
Malden, MA

DRAFT FOR DISCUSSION (12-19-2025)

	Estimated Budget Cost (2)	Included in Preliminary Programming Estimate (12/6/2022)
BASE SCOPE		
Mobilization and Site Preparation	\$273,500	✓
Infilled Synthetic Turf Athletic Field	1,055,100	✓
Lighting Upgrade (Relamp w/ Metal Halide)	35,400	(3)
Rotondi Field Pitcher's Mound	23,200	
Subtotal - Construction	1,387,200	
Soft Costs (Survey, design, permitting, bidding, and construction administration. Allow 20%.)	277,400	
TOTAL ESTIMATED PROJECT BUDGET COST - BASE SCOPE	1,664,600	
POTENTIAL ALTERNATES		
Paint Foul Poles	1,400	(4)
Fence Maintenance Improvements	298,700	(5)
Drainage Cleaning/Improvements	35,400	✓
Dugout Improvements	28,300	(6)
Walkway Repairs	50,600	✓
Batting Tunnel Improvements	98,500	
Bullpen Improvements	26,800	
Subtotal - Construction	539,700	
Soft Costs (Survey, design, permitting, bidding, and construction administration. Allow 20%.)	107,900	
TOTAL ESTIMATED PROJECT BUDGET COST - POTENTIAL ALTERNATES	647,600	
GRAND TOTAL - BASE SCOPE AND ALL POTENTIAL ALTERNATES	\$2,312,200	
GRAND TOTAL @ PRELIMINARY PROGRAMMING (12/6/2022)	\$2,728,000	
FUNDING AUTHORIZATION	\$2,500,000	

Notes:

- (1) See Activitas' Opinion of Probable Cost (12 December 2025) for itemized scope included and estimated construction costs.
- (2) Estimated Budget Cost includes General Conditions (6%), GC OH&P (12%), and Design and Owners Contingency (20%).
- (3) Included alternate to relamp with LED lighting.
- (4) Included new foul poles.
- (5) Included new fencing, backstop, and athletic ball netting
- (6) Included painting only.