

SAMPLE CHILD CARE CENTER - Atlantes Architecture Overall Fees Estimated

Total Building Square Footage
Atlantes Project Number

8400
26010

20 April 2026 - Estimate

Services (By Phase)	Architecture	Contract Type	Civil / MEP/FP Engineers	Structural Engineer
1) Existing Conditions Survey		hourly	N.I.C.	N.I.C.
2 PERSON Survey	\$3,690.00			
Update Floor Plans - AutoCAD Backgrounds	\$1,920.00			
Exterior Elevations - AutoCAD	\$1,200.00			
2) Conceptual Planning		hourly		
Develop (2) Plan Options (1 minor revision)	\$4,080.00			
One (1) Meeting with Owner	\$240.00			
3B) Zoning Phase (Addition Only, no 3A)	\$3,840.00	hourly		
Assumes no Streets Department Submission Preliminary Zoning (See Below)				
Preliminary Building Permit (See Below)				
Board of Building Standards (See Below)				
Lot Consolidation (See Below)				
Subtotal	\$14,970.00		\$0.00	\$0.00
Total Contract	\$14,970.00 (excludes revisions for work beyond scope/allowance and reimbursables). This is estimated cost based on experience with similar projects			

Estimated Permit Documentation Fees (not in initial contract)

4) Design Development/Office of Food	\$25,200.00	N.I.C.		
Mechanical			\$5,460.00	
Electrical			\$5,460.00	
Plumbing			\$4,680.00	
Hood (By Owner if required)			N.I.C.	
5) Building Permit (Estimated NTE)	\$16,800.00	N.I.C.		\$6,000.00
Mechanical			\$3,640.00	
Electrical			\$3,640.00	
Plumbing			\$3,640.00	
4A) Prerequisites (Estimated NTE)				
.1) Water Department Utility Plan	\$480.00		\$1,680.00	
.2) Streets Department Submission	\$240.00			
.3) Preconstruction & Monitoring Plans				\$3,600.00
.4) Chimney & Vent Clearance w/ Mech. Permit				
.5) Energy Compliance Forms & Documents	\$480.00		\$560.00	
*.6) Special Inspections & Inspector				\$1,800.00
.7) Act 537 Exemption Form	\$210.00		\$580.00	
.8) PA One Call Notification	\$145.00			
.9) Others (asbestos, lead, etc.)				
5) CCA *	N.I.C.	N.I.C.	N.I.C.	N.I.C.
Expediting	Included			

Subtotal	\$43,555.00			\$29,340.00	\$11,400.00
Total Estimated Fees	\$84,295.00 (excludes revisions for work beyond scope/allowance and reimbursables). This is estimated cost based on experience with similar projects				

Estimate Non-Standard Architectural Services (Discuss Potential Contract Timing)

3A) Preliminary Zoning					Total
Architecture Documentation	\$3,840.00	Zoning Phase 3B can be eliminated from costs if this phase is used			\$5,280.00
Permit Application	\$960.00				
Meeting with City	\$480.00				
3B) Zoning Development (if 3A is used)					Total
Documentation (Use Preliminary Zoning)	\$720.00	Preliminary Zoning could be refined to reduce this cost			\$1,680.00
Permit Application	\$960.00				
3C) Zoning Lot Consolidation					Total
Architect Submission & Paperwork	\$1,440.00	Architect acts as submission and coordination on behalf of Owner.			\$7,375.00
Civil Engineer				\$3,575.00	
Attorney Deed Recording (Allowance)				\$2,000.00	
Office of Property Assessments	\$360.00				
4A) Preliminary Building Permit					Total
Architecture Documentation	\$4,800.00	Some of these fees can be shared with Permit Development (50% minimum)			\$6,240.00
Permit Application	\$960.00				
Meeting with City	\$480.00				
4B) Board of Building Standards					Total
Architecture Documentation	\$1,200.00	Some of these fees can be shared with Permit Development (50% minimum)			\$3,120.00
Chapter 13 Existing Building Code Analysis	\$480.00				
Permit Application	\$960.00				
Meeting with City	\$480.00				
Additional Costs to consider					Estimated
Asbestos Inspection Report		Owner			
Permitting Fees (See breakdown Below)		\$8,830.00			<u>\$8,830.00</u>
Printing Fees		\$1,000.00			<u>\$1,000.00</u>
Streets Department Zoning Level Submission	\$720.00				<u>\$720.00</u>
ADA Corner Curb Cuts		2	per cut	\$1,800.00	<u>\$3,600.00</u>
Fire Alarm Drawings (Deferred)		Contractor			
Sprinkler Drawings (Deferred)		Contractor			
Pool Infill Engineering (if needed)		Unknown			
Civil Building Level Streets Department				\$4,000.00	<u>\$4,000.00</u>
Street Tree - Parks & Rec				\$500.00	<u>\$500.00</u>
Excavation Engineering (if required for Foundation)				\$2,160.00	
Hood Company (by Owner)		MEP Engineer (Maybe?)		\$8,500.00	
Excavation Engineering (if required for Foundation)				\$2,160.00	
					\$42,345.00

Total Estimated Fees

(excludes revisions for work beyond scope/allowance and reimbursables).
This is estimated cost based on experience with similar projects

Permit Application Fees Itemized (assumption) - Does not include actual City Permit Cost

	Filing Fee	Acceleration	Approved Permit Fee
Zoning Preliminary Review	\$100.00	\$1,050.00	-
Building Preliminary Review	\$100.00	\$1,050.00	-
Board of Building Standards	\$200.00	\$1,700.00	-
Office of Food Protection	\$1,000.00	\$380.00	-
Zoning Lot Consolidation	\$100.00	\$1,050.00	-
Building Permit Application	\$100.00	\$2,000.00	-
Zoning Board of Appeals	NIC	NIC	NIC
Estimated Total Permit Fees	\$1,600.00	\$7,230.00	

This estimate provided by:

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