

This document is to be considered a preliminary guideline to assist in the evaluation of local building costs in the New Orleans area. These figures are subject to change at the discretion of the supervising parties and local independent contractors. All figures are not comprehensive and will vary due to specific site conditions and fluctuation in the cost of building materials with time. The spectrum of cost of units below are due to the wide array of materials available to you as the designer. Designers who choose to explore other building systems and/or materials, with its associated labor cost, will be responsible for providing the appropriate proof of cost with their design documentation.



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2010 NEW ORLEANS CONSTRUCTION, MATERIALS, AND LABOR COST GUIDELINE

NOTE: ALL COST PER SQUARE FOOT PRICES ARE IN REFERENCE TO FLOOR PLAN DIMENSIONS UNLESS OTHERWISE NOTED.

	UNIT QUANTITY	COST PER UNIT	LABOR	NOTES
01 General Conditions				
Supervision	TBD (To Be Determined)		\$3300/month included	Includes quality control and oversight of the construction process
Trash Dumpster/Haul	TBD	\$400/load +/-		
Temp toilet	TBD	\$90/month +/-		
Temp Power	TBD	\$100/ month +/-		
Temp Water	TBD	\$50/month +/-		
Temporary erosion barricades	TBD	300 +/-	included	Provided during construction process
02 Site work				
	N/A	N/A	N/A	
03 Concrete				
Continuous Footings and Piers				
Excavation	TBD cubic yards		N/A	
Timber piles	TBD	\$135/pile +/-	included	The soil conditions may require 30' timber piles under footings. Exact number TBD by a local Engineer.
Concrete	TBD	\$3500-\$7000	included	Price includes required formwork and steel reinforcing
04 Masonry				
	N/A	N/A	N/A	
05 Metals				
	N/A	N/A	N/A	
06 Woods & Plastics				
Wood framing	800 square feet	\$7.00-\$10.00/square foot		Includes wall and floor sheathing
Rough Hardware (tie downs)	TBD	\$300+/-		Local Building Codes require steel straps at all connections known as tie downs or Hurricane straps
Rough Hardware (nails)	TBD	\$400+/-		
LABOR			\$5000+/-	
Cabinets and Tops				
Kitchen Wall Cabinets	TBD	\$45-60/linear foot		
Kitchen Base Cabinets	TBD	\$55-90/linear foot		
Kitchen Tops	TBD	\$55-70/square foot		
Bath vanity & Top	TBD	\$55-70/square foot		
Medicine cabinet	TBD	\$55-70/linear foot		
LABOR			\$550+/-	
Interior Trim				
Baseboard	TBD	\$0.75-\$1.10/square foot		
Misc. Trim	TBD	\$0.75-\$1.10/square foot		
LABOR			\$500+/-	
07 Thermal & Moisture				
House wrap	TBD	\$0.25-\$0.40/square foot		Square footage taken in elevation
R-19 Wall Insulation	TBD	\$0.50-\$0.80/square foot		Square footage taken in elevation
R-19 Floor Insulation	TBD	\$0.50-\$0.80/square foot		Square footage taken in elevation
R-30 Roof Insulation	TBD	\$0.80-\$1.10/square foot		Square footage taken in elevation
Spray foam insulation	TBD	\$1.50-\$1.80/square foot		Square footage taken in elevation
LABOR			500+/-	
Roofing and Siding				
Roof	TBD	\$3.00-\$6.00/square foot	included	Cost dependant on material selection
Siding	TBD	\$3.00-\$8.00/square foot	included	Square footage taken in elevation. Cost dependant on material selection
08 Doors & Windows				
Windows				
	TBD	\$80.00-\$180.00/window	\$25/window +/-	Based on a locally available, thermally broken aluminum window
Doors				
Exterior doors	TBD	\$300/each +/-	\$50/door +/-	
Interior doors	TBD	\$125/each +/-	\$50/door +/-	
Hardware				
exterior	TBD			
Interior	TBD			
09 Finishes				
Interior walls				
	TBD	\$1.25/square foot		
Ceramic Tile				
	TBD	\$5.00-\$8.00/ square foot	included	Cost dependant on material selection
Floor				
	TBD	\$3.00-\$7.00/square foot	included	Cost dependant on material selection
Painting				
	TBD	\$1.25-\$3.00/square foot	included	
10 Specialties				
Toilet Accessories				
	TBD	N/A	N/A	
11 Equipment				
Appliances				
Dishwasher	TBD	\$200-\$300	included	All appliances to have Energy Star Rating
Range	TBD	\$350-\$500	included	All appliances to have Energy Star Rating
Refrigerator	TBD	\$600-\$800	included	All appliances to have Energy Star Rating
Microwave / Vent Hood	TBD	\$250-\$300	included	All appliances to have Energy Star Rating
Washer/Dryer	TBD	\$900-\$1050	included	All appliances to have Energy Star Rating
12 Furnishings				
	N/A	N/A	N/A	
13 Special Construction				
	N/A	N/A	N/A	
14 Conveying Systems				
	N/A	N/A	N/A	
15 Mechanical				
Plumbing	800 square feet	\$6500-\$9000	included	City connection to sewer and water is not included
HVAC	800 square feet	\$6500-\$9000	included	
16 Electrical				
Rough-in	800 square feet	\$5000-\$7500	included	
Fixture allowance		\$1,000	included	