



BUILDING ENVELOPE & FINISHES

COMMERCIAL & MULTI-FAMILY / EXCEL + MARKED-UP PDF / 48-HOUR TURNAROUND

ROOFING — QUANTITY TAKEOFF

Dover High School / Career Technical Center — 25 Alumni Drive, Dover, NH

PORTFOLIO SAMPLE — prepared from the city's publicly available plan set; not commissioned client work

Prepared by: Adam Abshire — Caliper, Quantity Takeoff Services

Date: July 2026

Method: On-Screen Takeoff (OST); all conditions measured digitally at stated plan scale

Documents used: 100% Conformed Set 9/12/2016 — Roof Plan A2.4A (Part A) + A6-series roof details; Spec Section 075300

Deliverables: This Excel workbook + color-coded marked-up PDF plans keyed to the condition list

SCOPE SUMMARY

EPDM roof system (complete assembly)	36,789 SF
Roof crickets (measured separately)	5,425 SF
Membrane roofing over plywood	466 SF
Rubber walk pads, 3/16 in.	2,511 SF
Roof edge conditions (2 details)	1,095 LF
Wall base flashing (3 details)	592 LF
RTU curbs	410 LF
Penetrations & equipment (drains, fans, hatches, vents, AC)	34 EA
Gutters / downspouts / sleepers / hatch trim	see takeoff tab

ASSUMPTIONS & NOTES

1. The EPDM Roofing System quantity (36,789 SF) encompasses ALL layers of the roof assembly — membrane, cover board, and insulation build-up per Spec Section 075300 — as a single condition. Layers are not quantified separately.
2. Roof crickets are measured as a separate condition from the field of the roof.
3. Linear conditions (roof edge, wall base, curbs) are broken out by architectural detail reference so each can be priced to its detail.
4. Counts (drains, fans, hatches, vents, AC penetrations) are tallied per the detail references noted on the takeoff tab.
5. Quantities reflect Roof Plan Part A (sheet A2.4A).
6. Quantities are net measured; no waste factors added. Apply your own waste, lap, and pricing factors.
7. This is a quantity takeoff only. No pricing, cost data, or budget figures are included or implied.

SEE ADDITIONAL TAB(S) BELOW.

Summary

Takeoff

Exclusions

Clarifications