



Commercial GC Database

The Timberline® Office Commercial GC Database gives you the information you need to begin estimating productively right away.

Thousands of standard industry items—from sitework to interior finish components—are included to get you started. Just add your own pricing and you're ready to go.

You can also customize the database to fit your unique needs. Timberline Office estimating makes it easy to add your own items, formulas, assemblies, productivity and conversion factors to the database as you estimate.

The database also includes Smart Assemblies™ that let you take off even the most complicated building component, like a tilt-up wall, in one step. For example, when taking off a tilt-up wall, simply enter one set of dimensions and the assembly will generate labor and material costs for the concrete, formwork, lift inserts, rebar and more.

General Database Specifications

- More than 6,700 Items
- More than 1,600 Formulas
- 250 Smart Assemblies
- 120 Bill of Materials Classes

Division	Number of Assemblies
General Conditions	2
Excavation and Sitework	14
Demolition	8
Concrete	60
Masonry	19
Structural & Misc. Steel	4
Structural & Misc. Steel Design	4
Carpentry & Millwork	9
Thermal & Moisture Protection	27
Doors, Windows & Curtain Walls	9
Finishes: Carpet, Tile, Paint, Etc.	10
Stucco, Drywall, Acoustical, Etc.	30
Drywall-Duct Enclosure & Beam Wrap	2
Specialties	4
Equipment	4
Furnishings	2
Special Construction	1
Conveying Systems	2

Commercial GC Database is a part of Timberline Office, fully integrated software created to streamline work and connect the people you depend on to build your business.

Commercial G. C. Database

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0320 Walls - Tiltup, Smooth or Wash

Assumptions Items Variables Drawing

Assumptions

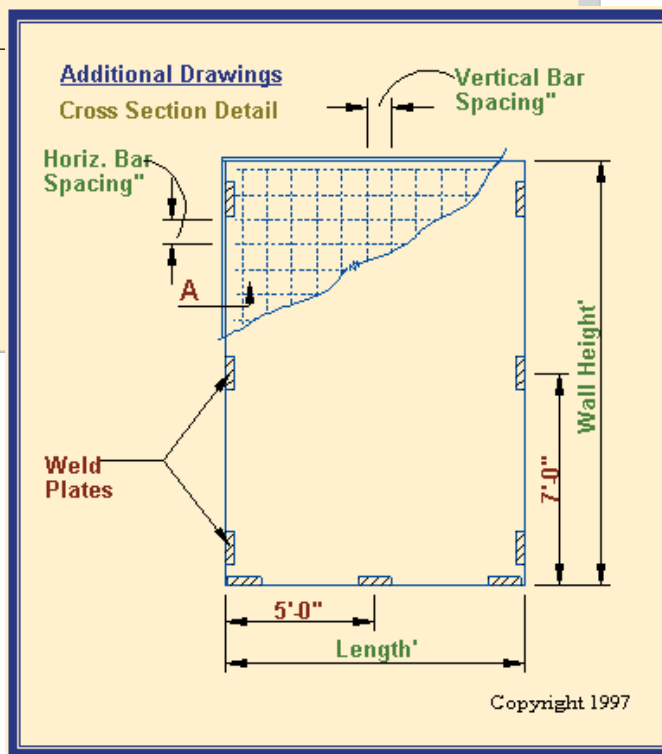
This assembly takes off a rectangular tilt up wall panel where the finish is on the exposed surface and is either smooth or washed.

- Concrete includes regular concrete, colored concrete or pea gravel concrete. All of these are available in 2,000 psi through 7,000 psi.
- Perimeter edgeforms include 2 by 6's and 2 by 8's. Any thickness less than a 2 by 6 calculates a 2 by 6 as the edgeform. Any thickness greater than 8 inches calculates the "generic" item "tilt up forms in linear feet".
- Rebar sizes include #4, #5 and #6. Refer to the drawing to show the location of weld plates. Lift inserts are figured for every 10,000 pounds of concrete.
- Enter the length, height and thickness of the concrete. If there are openings, enter the number of openings of a given size. The assembly will then ask for the opening width and opening height. Refer to the memo for the concrete code.
- SF/Gal of coverage refers to the square feet of coverage per gallon of bond breaker.
- If you take off an opening, the assembly adds more edgeforms around the four sides of that opening. If the opening happens to occur at the edge of the slab, you will need to make an adjustment.

Items

Phase	Item	Description
3473.00	26	TiltUp Form 2x6 Random Length Formula: wLF T Up EdgeFm 2x6
3473.00	28	TiltUp Form 2x8 Random Length Formula: wLF T Up EdgeFm 2x8
3473.00	10	TiltUp Forms Formula: wLF T Up EdgeFmGT 8
3474.10	10	Lift Inserts Formula: EA TiltUp Lift Insert
3209.00	46	Wall Rebar #4 Grade 60 Formula: wLF RebarGrid #4 LxH
3209.00	56	Wall Rebar #5 Grade 60 Formula: wLF RebarGrid #5 LxH
3209.00	66	Wall Rebar #6 Grade 60 Formula: wLF RebarGrid #6 LxH
3474.10	20	Rebar Chairs Formula: EA Conc Rebar Chairs

The database documentation outlines the construction logic used in setting up each of the Timberline Office Smart Assemblies™...



...and includes a drawing that lets you see its associated variables.