

2023 Financial Assurance Estimate Form
(with pre-plat construction)

Updated: 12/8/2022

PROJECT INFORMATION		
Sterling Ranch East Filing No. 2	3/24/2023	SF2237
Project Name	Date	PCD File No.

Description	Quantity	Units	Unit Cost		Total	(with Pre-Plat Construction)	
						% Complete	Remaining
SECTION 1 - GRADING AND EROSION CONTROL (Construction and Permanent BMPs)							
Earthwork							
less than 1,000; \$5,300 min		CY	\$ 8.00	=	\$ -		\$ -
1,000-5,000; \$8,000 min		CY	\$ 6.00	=	\$ -		\$ -
5,001-20,000; \$30,000 min		CY	\$ 5.00	=	\$ -		\$ -
20,001-50,000; \$100,000 min	21,500	CY	\$ 3.50	=	\$ 100,000.00		\$ 100,000.00
50,001-200,000; \$175,000 min		CY	\$ 2.50	=	\$ -		\$ -
greater than 200,000; \$500,000 min		CY	\$ 2.00	=	\$ -		\$ -
Permanent Erosion Control Blanket		SY	\$ 8.00	=	\$ -		\$ -
Permanent Seeding (inc. noxious weed mgmnt.) & Mulching		AC	\$ 1,875.00	=	\$ -		\$ -
Permanent Pond/BMP (provide engineer's estimate)		EA		=	\$ -		\$ -
Concrete Washout Basin	1	EA	\$ 1,089.00	=	\$ 1,089.00		\$ 1,089.00
Inlet Protection	3	EA	\$ 202.00	=	\$ 606.00		\$ 606.00
Rock Check Dam		EA	\$ 605.00	=	\$ -		\$ -
Safety Fence		LF	\$ 3.00	=	\$ -		\$ -
Sediment Basin	1	EA	\$ 2,132.00	=	\$ 2,132.00		\$ 2,132.00
Sediment Trap		EA	\$ 500.00	=	\$ -		\$ -
Silt Fence	1,900	LF	\$ 3.00	=	\$ 5,700.00		\$ 5,700.00
Slope Drain		LF	\$ 40.00	=	\$ -		\$ -
Straw Wattle/Rock Sock	325	LF	\$ 7.00	=	\$ 2,275.00		\$ 2,275.00
Surface Roughening		AC	\$ 250.00	=	\$ -		\$ -
Temporary Erosion Control Blanket	2,100.0	SY	\$ 3.00	=	\$ 6,300.00		\$ 6,300.00
Temporary Seeding and Mulching	11.0	AC	\$ 1,666.00	=	\$ 18,326.00		\$ 18,326.00
Vehicle Tracking Control	1	EA	\$ 2,867.00	=	\$ 2,867.00		\$ 2,867.00
[insert items not listed but part of construction plans]				=	\$ -		\$ -
				=	\$ -		\$ -
MAINTENANCE (35% of Construction BMPs)				=	\$ 13,372.10		\$ 13,372.10
Section 1 Subtotal				=	\$ 152,667.10		\$ 152,667.10

* - Subject to defect warranty financial assurance. A minimum of 20% shall be retained until final acceptance (MAXIMUM OF 80% COMPLETE ALLOWED)

SECTION 2 - PUBLIC IMPROVEMENTS *

ROADWAY IMPROVEMENTS							
Construction Traffic Control		LS		=	\$ -		\$ -
Aggregate Base Course (135 lbs/cf)	2,400	Tons	\$ 34.00	=	\$ 81,600.00		\$ 81,600.00
Aggregate Base Course (135 lbs/cf)		CY	\$ 61.00	=	\$ -		\$ -
Asphalt Pavement (3" thick)		SY	\$ 17.00	=	\$ -		\$ -
Asphalt Pavement (4" thick)		SY	\$ 23.00	=	\$ -		\$ -
Asphalt Pavement (6" thick)		SY	\$ 35.00	=	\$ -		\$ -
Asphalt Pavement (147 lbs/cf) 6" thick	2,600	Tons	\$ 106.00	=	\$ 275,600.00		\$ 275,600.00
Raised Median, Paved		SF	\$ 10.00	=	\$ -		\$ -
Regulatory Sign/Advisory Sign	4	EA	\$ 364.00	=	\$ 1,456.00		\$ 1,456.00
Guide/Street Name Sign	4	EA		=	\$ -		\$ -
Epoxy Pavement Marking		SF	\$ 16.00	=	\$ -		\$ -
Thermoplastic Pavement Marking		SF	\$ 28.00	=	\$ -		\$ -
Barricade - Type 3		EA	\$ 241.00	=	\$ -		\$ -
Delineator - Type I		EA	\$ 29.00	=	\$ -		\$ -
Curb and Gutter, Type A (6" Vertical)	2,090	LF	\$ 35.00	=	\$ 73,150.00		\$ 73,150.00
Curb and Gutter, Type B (Median)		LF	\$ 35.00	=	\$ -		\$ -
Curb and Gutter, Type C (Ramp)	2,250	LF	\$ 35.00	=	\$ 78,750.00		\$ 78,750.00
4" Sidewalk (common areas only)		SY	\$ 58.00	=	\$ -		\$ -
5" Sidewalk	2,360	SY	\$ 72.00	=	\$ 169,920.00		\$ 169,920.00
6" Sidewalk		SY	\$ 87.00	=	\$ -		\$ -
8" Sidewalk		SY	\$ 116.00	=	\$ -		\$ -
Pedestrian Ramp	16	EA	\$ 1,390.00	=	\$ 22,240.00		\$ 22,240.00
Cross Pan, local (8" thick, 6' wide to include return)	148	LF	\$ 73.00	=	\$ 10,804.00		\$ 10,804.00
Cross Pan, collector (9" thick, 8' wide to include return)		LF	\$ 111.00	=	\$ -		\$ -
Curb Opening with Drainage Chase		EA	\$ 1,790.00	=	\$ -		\$ -
Guardrail Type 3 (W-Beam)		LF	\$ 60.00	=	\$ -		\$ -
Guardrail Type 7 (Concrete)		LF	\$ 87.00	=	\$ -		\$ -
Guardrail End Anchorage		EA	\$ 2,538.00	=	\$ -		\$ -
Guardrail Impact Attenuator		EA	\$ 4,556.00	=	\$ -		\$ -
Sound Barrier Fence (CMU block, 6' high)		LF	\$ 95.00	=	\$ -		\$ -
Sound Barrier Fence (panels, 6' high)		LF	\$ 97.00	=	\$ -		\$ -
Electrical Conduit, Size =		LF	\$ 20.00	=	\$ -		\$ -
Traffic Signal, (provide engineer's estimate)		EA		=	\$ -		\$ -

PROJECT INFORMATION

Sterling Ranch East Filing No. 2

3/24/2023

SF2237

Project Name

Date

PCD File No.

Description	Quantity	Units	Unit Cost		Total	(with Pre-Plat Construction)	
						% Complete	Remaining
[insert items not listed but part of construction plans]				=	\$ -		\$ -
STORM DRAIN IMPROVEMENTS				=	\$ -		\$ -
Concrete Box Culvert (M Standard), Size (W x H)		LF		=	\$ -		\$ -
18" Reinforced Concrete Pipe	30	LF	\$ 76.00	=	\$ 2,280.00		\$ 2,280.00
24" Reinforced Concrete Pipe	32	LF	\$ 91.00	=	\$ 2,912.00		\$ 2,912.00
30" Reinforced Concrete Pipe		LF	\$ 114.00	=			
36" Reinforced Concrete Pipe	126	LF	\$ 140.00	=	\$ 17,640.00		\$ 17,640.00
42" Reinforced Concrete Pipe		LF	\$ 187.00	=	\$ -		\$ -
48" Reinforced Concrete Pipe		LF	\$ 228.00	=	\$ -		\$ -
54" Reinforced Concrete Pipe		LF	\$ 297.00	=	\$ -		\$ -
60" Reinforced Concrete Pipe		LF	\$ 348.00	=	\$ -		\$ -
66" Reinforced Concrete Pipe		LF	\$ 402.00	=	\$ -		\$ -
72" Reinforced Concrete Pipe		LF	\$ 460.00	=	\$ -		\$ -
18" Corrugated Steel Pipe		LF	\$ 98.00	=	\$ -		\$ -
24" Corrugated Steel Pipe		LF	\$ 112.00	=	\$ -		\$ -
30" Corrugated Steel Pipe		LF	\$ 143.00	=	\$ -		\$ -
36" Corrugated Steel Pipe		LF	\$ 171.00	=	\$ -		\$ -
42" Corrugated Steel Pipe		LF	\$ 197.00	=	\$ -		\$ -
48" Corrugated Steel Pipe		LF	\$ 207.00	=	\$ -		\$ -
54" Corrugated Steel Pipe		LF	\$ 304.00	=	\$ -		\$ -
60" Corrugated Steel Pipe		LF	\$ 328.00	=	\$ -		\$ -
66" Corrugated Steel Pipe		LF	\$ 397.00	=	\$ -		\$ -
72" Corrugated Steel Pipe		LF	\$ 467.00	=	\$ -		\$ -
78" Corrugated Steel Pipe		LF	\$ 537.00	=	\$ -		\$ -
84" Corrugated Steel Pipe		LF	\$ 642.00	=	\$ -		\$ -
Flared End Section (FES) RCP Size = (unit cost = 6x pipe unit cost)		EA		=	\$ -		\$ -
Flared End Section (FES) CSP Size = (unit cost = 6x pipe unit cost)		EA		=	\$ -		\$ -
End Treatment- Headwall		EA		=	\$ -		\$ -
End Treatment- Wingwall		EA		=	\$ -		\$ -
End Treatment - Cutoff Wall		EA		=	\$ -		\$ -
Curb Inlet (Type R) L=5', Depth < 5'		EA	\$ 6,703.00	=	\$ -		\$ -
Curb Inlet (Type R) L=5', 5' ≤ Depth < 10'		EA	\$ 8,715.00	=	\$ -		\$ -
Curb Inlet (Type R) L =5', 10' ≤ Depth < 15'		EA	\$ 10,092.00	=	\$ -		\$ -
Curb Inlet (Type R) L =10', Depth < 5'		EA	\$ 9,224.00	=	\$ -		\$ -
Curb Inlet (Type R) L =10', 5' ≤ Depth < 10'	2	EA	\$ 9,507.00	=	\$ 19,014.00		\$ 19,014.00
Curb Inlet (Type R) L =10', 10' ≤ Depth < 15'		EA	\$ 11,901.00	=	\$ -		\$ -
Curb Inlet (Type R) L =15', Depth < 5'		EA	\$ 11,995.00	=	\$ -		\$ -
Curb Inlet (Type R) L =15', 5' ≤ Depth < 10'	1	EA	\$ 12,858.00	=	\$ -		\$ -
Curb Inlet (Type R) L =15', 10' ≤ Depth < 15'		EA	\$ 14,061.00	=	\$ -		\$ -
Curb Inlet (Type R) L =20', Depth < 5'		EA	\$ 12,783.00	=	\$ -		\$ -
Curb Inlet (Type R) L =20', 5' ≤ Depth < 10'		EA	\$ 14,109.00	=	\$ -		\$ -
Grated Inlet (Type C), Depth < 5'		EA	\$ 5,611.00	=	\$ -		\$ -
Grated Inlet (Type D), Depth < 5'		EA	\$ 6,931.00	=	\$ -		\$ -
Storm Sewer Manhole, Box Base	1	EA	\$ 14,061.00	=	\$ -		\$ -
Storm Sewer Manhole, Slab Base	1	EA	\$ 7,734.00	=	\$ 7,734.00		\$ 7,734.00
Geotextile (Erosion Control)		SY	\$ 8.00	=	\$ -		\$ -
Rip Rap, d50 size from 6" to 24"		Tons	\$ 97.00	=	\$ -		\$ -
Rip Rap, Grouted		Tons	\$ 115.00	=	\$ -		\$ -
Drainage Channel Construction, Size (W x H)		LF	\$ -	=	\$ -		\$ -
Drainage Channel Lining, Concrete		CY	\$ 689.00	=	\$ -		\$ -
Drainage Channel Lining, Rip Rap		CY	\$ 135.00	=	\$ -		\$ -
Drainage Channel Lining, Grass		AC	\$ 1,776.00	=	\$ -		\$ -
Drainage Channel Lining, Other Stabilization				=	\$ -		\$ -
[insert items not listed but part of construction plans]				=	\$ -		\$ -
Section 2 Subtotal				=	\$ 763,100.00		\$ 763,100.00

* - Subject to defect warranty financial assurance. A minimum of 20% shall be retained until final acceptance (MAXIMUM OF 80% COMPLETE ALLOWED)

PROJECT INFORMATION			
Sterling Ranch East Filing No. 2	3/24/2023	SF2237	
Project Name	Date	PCD File No.	

Description	Quantity	Units	Unit Cost	Total	(with Pre-Plat Construction)	
					% Complete	Remaining
SECTION 3 - COMMON DEVELOPMENT IMPROVEMENTS (Private or District and NOT Maintained by EPC)**						
ROADWAY IMPROVEMENTS						

				=	\$	-	\$	-
				=	\$	-	\$	-
				=	\$	-	\$	-
				=	\$	-	\$	-
				=	\$	-	\$	-
				=	\$	-	\$	-

STORM DRAIN IMPROVEMENTS	<i>(Exception: Permanent Pond/BMP shall be itemized under Section 1)</i>							
				=	\$	-	\$	-
				=	\$	-	\$	-
				=	\$	-	\$	-
				=	\$	-	\$	-
				=	\$	-	\$	-
				=	\$	-	\$	-

WATER SYSTEM IMPROVEMENTS								
Water Main Pipe (PVC), Size 8"	2,354	LF	\$ 78.00	=	\$	183,612.00	\$	183,612.00
Water Main Pipe (Ductile Iron), Size 8"		LF	\$ 91.00	=	\$	-	\$	-
Gate Valves, 8"	18	EA	\$ 2,247.00	=	\$	40,446.00	\$	40,446.00
Fire Hydrant Assembly, w/ all valves	4	EA	\$ 7,978.00	=	\$	31,912.00	\$	31,912.00
Water Service Line Installation, inc. tap and valves	43	EA	\$ 1,601.00	=	\$	68,843.00	\$	68,843.00
Fire Cistern Installation, complete		EA		=	\$	-	\$	-
				=	\$	-	\$	-
<i>[insert items not listed but part of construction plans]</i>				=	\$	-	\$	-

SANITARY SEWER IMPROVEMENTS								
Sewer Main Pipe (PVC), Size 8"	1,767	LF	\$ 78.00	=	\$	137,826.00	\$	137,826.00
Sanitary Sewer Manhole, Depth < 15 feet	6	EA	\$ 5,305.00	=	\$	31,830.00	\$	31,830.00
Sanitary Service Line Installation, complete	42	EA	\$ 1,696.00	=	\$	71,232.00	\$	71,232.00
Sanitary Sewer Lift Station, complete		EA		=	\$	-	\$	-
				=	\$	-	\$	-
<i>[insert items not listed but part of construction plans]</i>				=	\$	-	\$	-

LANDSCAPING IMPROVEMENTS	<i>(For subdivision specific condition of approval, or PUD)</i>							
Sound Wall along Briargate	425	LF	\$ 100.00	=	\$	42,500.00	\$	42,500.00
Landscaping (Briargate)	1	LS	\$ 22,000.00	=	\$	22,000.00	\$	22,000.00
		EA		=	\$	-	\$	-
		EA		=	\$	-	\$	-
		EA		=	\$	-	\$	-

** - Section 3 is not subject to defect warranty requirements				Section 3 Subtotal	=	\$	630,201.00	\$	630,201.00
--	--	--	--	---------------------------	----------	-----------	-------------------	-----------	-------------------

PROJECT INFORMATION

Sterling Ranch East Filing No. 2

3/24/2023

SF2237

Project Name

Date

PCD File No.

Description	Quantity	Units	Unit Cost		Total	(with Pre-Plat Construction)	
						% Complete	Remaining
AS-BUILT PLANS (Public Improvements inc. Permanent WQCV BMPs)		LS	\$ 3,500.00	=	\$ 3,500.00		\$ 3,500.00
Total Construction Financial Assurance						\$	1,549,468.10
(Sum of all section subtotals plus as-builts and pond/BMP certification)							
Total Remaining Construction Financial Assurance (with Pre-Plat Construction)						\$	1,549,468.10
(Sum of all section totals less credit for items complete plus as-builts and pond/BMP certification)							
Total Defect Warranty Financial Assurance						\$	172,620.00
(20% of all items identified as (*). To be collateralized at time of preliminary acceptance)							

Approvals

I hereby certify that this is an accurate and complete estimate of costs for the work as shown on the Grading and Erosion Control Plan and Construction Drawings associated with the Project.

 Engineer (P.E. Seal Required)

 Approved by Owner / Applicant

 Date

 Approved by El Paso County Engineer / ECM Administrator

 Date