

2026 Financial Assurance Estimate Form (with pre-plat construction)

check your math on this total amount.
It doesn't include the multiplication of
the unit costs by the quantities. I get
the total to be \$46,432

Updated: 2/2026

PROJECT INFORMATION			
Project Name: Waterview East Commercial Filing No. 1	Date: 6/30/2026	PCD File No. SF269	

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 5,000; \$8,000 min		CY	\$ 7.50	\$ -		\$ -
5,001-20,000; \$30,000 min		CY	\$ 6.50	\$ -		\$ -
20,001-50,000; \$100,000 min		CY	\$ 4.50	\$ -		\$ -
50,001-200,000; \$175,000 min	56856	CY	\$ 3.00	\$ 175,000.00		\$ 175,000.00
greater than 200,000; \$500,000 min		CY	\$ 2.50	\$ -		\$ -
Erosion Control Blanket		SY	\$ 6.00	\$ -		\$ -
Seeding (inc. noxious weed mgmnt.) & Mulching	6	AC	\$ 2,037.00	\$ 12,222.00		\$ 12,222.00
Permanent Pond/PCM (provide engineer's estimate)		EA		\$ -		\$ -
Concrete Trickle Channel (6' wide)	268	LF	\$ 50.00	\$ 13,400.00		\$ 13,400.00
Concrete Micropool	1	EA	\$ 5,000.00	\$ 5,000.00		\$ 5,000.00
Concrete Outlet Structure	1	EA	\$ 7,500.00	\$ 7,500.00		\$ 7,500.00
Concrete Outfall Pipe (1-18 Inch)	23	LF	\$ 228.00	\$ 5,244.00		\$ 5,244.00
Concrete Forebay	2	EA	\$ 5,000.00	\$ 10,000.00		\$ 10,000.00
Rip Rap Emergency Spillway (24" Riprap)	20	CY	\$ 116.00	\$ 2,320.00		\$ 2,320.00
Maintenance Road (6" Thick)	53	CY	\$ 56.00	\$ 2,968.00		\$ 2,968.00
Total			\$ 17,950.00	\$ -		\$ -
<i>[insert items not listed but part of construction plans]</i>						
Safety Fence	2920	LF	\$ 5.00	\$ 14,600.00		\$ 14,600.00
Inlet Protection	4	EA	\$ 322.00	\$ 1,288.00		\$ 1,288.00
Rock Check Dam	22	EA	\$ 908.00	\$ 19,976.00		\$ 19,976.00
Concrete Washout Basin	1	EA	\$ 1,790.00	\$ 1,790.00		\$ 1,790.00
Sediment Basin	2	EA	\$ 3,483.00	\$ 6,966.00		\$ 6,966.00
Sediment Trap		EA	\$ 877.00	\$ -		\$ -
Silt Fence	1811	LF	\$ 3.00	\$ 5,433.00		\$ 5,433.00
Slope Drain		LF	\$ 30.00	\$ -		\$ -
Straw Bale		EA	\$ 56.00	\$ -		\$ -
Straw Wattle/Rock Sock	156	LF	\$ 11.00	\$ 1,716.00		\$ 1,716.00
Surface Roughening		AC	\$ 507.00	\$ -		\$ -
Vehicle Tracking Control	1	EA	\$ 3,840.00	\$ 3,840.00		\$ 3,840.00
<i>[insert items not listed but part of construction plans]</i>						
MAINTENANCE (35% of Construction BMPs)				\$ 14,353.15		\$ 14,353.15
Section 1 Subtotal				\$ 303,616.15		\$ 303,616.15
SECTION 2 - PUBLIC IMPROVEMENTS *						
ROADWAY IMPROVEMENTS						
Construction Traffic Control	1	LS	\$ 7,000.00	\$ 7,000.00		\$ 7,000.00
Aggregate Base Course (135 lbs/cf)		Tons	\$ 42.00	\$ -		\$ -
Aggregate Base Course (135 lbs/cf)	1533	CY	\$ 81.00	\$ 124,173.00		\$ 124,173.00
Asphalt Pavement (3" thick)		SY	\$ 22.00	\$ -		\$ -
Asphalt Pavement (4" thick)	1760	SY	\$ 31.00	\$ 54,560.00		\$ 54,560.00
Asphalt Pavement (6" thick)		SY	\$ 47.00	\$ -		\$ -
Asphalt Pavement (147 lbs/cf) 1/2" thick		Tons	\$ 140.00	\$ -		\$ -
Raised Median, Paved		SF	\$ 15.00	\$ -		\$ -
Signs (regulatory/advisory/guide/street)	1	EA	\$ 293.00	\$ 293.00		\$ 293.00
Epoxy Pavement Marking	1319	SF	\$ 19.00	\$ 25,061.00		\$ 25,061.00
Thermoplastic Pavement Marking	131	SF	\$ 29.00	\$ 3,799.00		\$ 3,799.00
Barricade - Type 3		EA	\$ 380.00	\$ -		\$ -
Delineator - Type I		EA	\$ 38.00	\$ -		\$ -
Curb and Gutter, Type A (6" Vertical)	852	LF	\$ 49.00	\$ 41,748.00		\$ 41,748.00
Curb and Gutter, Type B (Median)		LF	\$ 50.00	\$ -		\$ -
Curb and Gutter, Type C (Ramp)	26	LF	\$ 51.00	\$ 1,326.00		\$ 1,326.00
4" Sidewalk (common areas only)		SY	\$ 69.00	\$ -		\$ -
5" Sidewalk	4997	SY	\$ 85.00	\$ 424,745.00		\$ 424,745.00
6" Sidewalk		SY	\$ 113.00	\$ -		\$ -
8" Sidewalk		SY	\$ 141.00	\$ -		\$ -
Pedestrian Ramp	4	EA	\$ 1,961.00	\$ 7,844.00		\$ 7,844.00
Cross Pan, local (8" thick, 6' wide to include return)		LF	\$ 87.00	\$ -		\$ -
Cross Pan, collector (9" thick, 8' wide to include return)	148	LF	\$ 131.00	\$ 19,388.00		\$ 19,388.00
Curb Opening with Drainage Chase		EA	\$ 2,341.00	\$ -		\$ -
Guardrail Type 3 (W-Beam)		LF	\$ 87.00	\$ -		\$ -
Guardrail Type 7 (Concrete)		LF	\$ 104.00	\$ -		\$ -
Guardrail End Anchorage		EA	\$ 2,485.00	\$ -		\$ -
Guardrail Impact Attenuator		EA	\$ 22,568.00	\$ -		\$ -

Is this the area of 5" sidewalk in square feet? Please verify and revise as necessary.

I am estimating approximately 450 CY of ABC and 2,000 SY of Asphalt for the public improvements portion (Legacy Hill Drive RTL and Frontside Drive Extension) based on the construction drawings provided. Please verify and revise as necessary.

PROJECT INFORMATION		
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Description	Quantity	Units	Unit Cost		Total	(with Pre-Plat Construction)	
						% Complete	Remaining
Sound Barrier Fence (CMU block, 6' high)		LF	\$ 113.00	=	\$ -		\$ -
Sound Barrier Fence (panels, 6' high)		LF	\$ 115.00	=	\$ -		\$ -
Electrical Conduit, Size =		LF	\$ 33.00	=	\$ -		\$ -
Traffic Signal, (provide engineer's estimate)		EA		=	\$ -		\$ -
				=	\$ -		\$ -
				=	\$ -		\$ -
				=	\$ -		\$ -
[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		LF	\$ 111.00	=	\$ -		\$ -
24" Reinforced Concrete Pipe		LF	\$ 161.00	=	\$ -		\$ -
30" Reinforced Concrete Pipe		LF	\$ 167.00	=	\$ -		\$ -
36" Reinforced Concrete Pipe		LF	\$ 191.00	=	\$ -		\$ -
42" Reinforced Concrete Pipe		LF	\$ 275.00	=	\$ -		\$ -
48" Reinforced Concrete Pipe		LF	\$ 349.00	=	\$ -		\$ -
54" Reinforced Concrete Pipe		LF	\$ 465.00	=	\$ -		\$ -
60" Reinforced Concrete Pipe		LF	\$ 476.00	=	\$ -		\$ -
66" Reinforced Concrete Pipe		LF	\$ 550.00	=	\$ -		\$ -
72" Reinforced Concrete Pipe		LF	\$ 616.00	=	\$ -		\$ -
18" Corrugated Steel Pipe		LF	\$ 136.00	=	\$ -		\$ -
24" Corrugated Steel Pipe		LF	\$ 229.00	=	\$ -		\$ -
30" Corrugated Steel Pipe		LF	\$ 244.00	=	\$ -		\$ -
36" Corrugated Steel Pipe		LF	\$ 244.00	=	\$ -		\$ -
42" Corrugated Steel Pipe		LF	\$ 226.00	=	\$ -		\$ -
48" Corrugated Steel Pipe		LF	\$ 465.00	=	\$ -		\$ -
54" Corrugated Steel Pipe		LF	\$ 459.00	=	\$ -		\$ -
60" Corrugated Steel Pipe		LF	\$ 501.00	=	\$ -		\$ -
66" Corrugated Steel Pipe		LF	\$ 580.00	=	\$ -		\$ -
72" Corrugated Steel Pipe		LF	\$ 654.00	=	\$ -		\$ -
78" Corrugated Steel Pipe		LF	\$ 728.00	=	\$ -		\$ -
84" Corrugated Steel Pipe		LF	\$ 901.00	=	\$ -		\$ -
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		=	\$ -		\$ -
				=	\$ -		\$ -
[insert items not listed but part of construction plans]				=	\$ -		\$ -
End Treatment- Headwall		EA		=	\$ -		\$ -
End Treatment- Wingwall		EA		=	\$ -		\$ -
End Treatment - Cutoff Wall		EA		=	\$ -		\$ -
Curb Inlet (Type R) L=5', Depth < 5'		EA	\$ 8,814.00	=	\$ -		\$ -
Curb Inlet (Type R) L=5', 5' ≤ Depth < 10'		EA	\$ 10,835.00	=	\$ -		\$ -
Curb Inlet (Type R) L =5', 10' ≤ Depth < 15'		EA	\$ 12,206.00	=	\$ -		\$ -
Curb Inlet (Type R) L =10', Depth < 5'		EA	\$ 11,438.00	=	\$ -		\$ -
Curb Inlet (Type R) L =10', 5' ≤ Depth < 10'		EA	\$ 12,689.00	=	\$ -		\$ -
Curb Inlet (Type R) L =10', 10' ≤ Depth < 15'		EA	\$ 16,174.00	=	\$ -		\$ -
Curb Inlet (Type R) L =15', Depth < 5'		EA	\$ 14,452.00	=	\$ -		\$ -
Curb Inlet (Type R) L =15', 5' ≤ Depth < 10'		EA	\$ 17,237.00	=	\$ -		\$ -
Curb Inlet (Type R) L =15', 10' ≤ Depth < 15'		EA	\$ 21,610.00	=	\$ -		\$ -
Curb Inlet (Type R) L =20', Depth < 5'		EA	\$ 16,499.00	=	\$ -		\$ -
Curb Inlet (Type R) L =20', 5' ≤ Depth < 10'		EA	\$ 20,012.00	=	\$ -		\$ -
Grated Inlet (Type C), Depth < 5'		EA	\$ 8,156.00	=	\$ -		\$ -
Grated Inlet (Type D), Depth < 5'		EA	\$ 11,435.00	=	\$ -		\$ -
Storm Sewer Manhole, Box Base		EA	\$ 18,950.00	=	\$ -		\$ -
Storm Sewer Manhole, Slab Base		EA	\$ 9,314.00	=	\$ -		\$ -
Geotextile (Erosion Control)		SY	\$ 6.00	=	\$ -		\$ -
Rip Rap, d50 size from 6" to 24"		Tons	\$ 102.00	=	\$ -		\$ -
Rip Rap, Grouted		Tons	\$ 136.00	=	\$ -		\$ -
Drainage Channel Construction, Size (W x H)		LF		=	\$ -		\$ -
Drainage Channel Lining, Concrete		CY	\$ 815.00	=	\$ -		\$ -
Drainage Channel Lining, Rip Rap		CY	\$ 234.00	=	\$ -		\$ -
				=	\$ -		\$ -
Drainage Channel Lining, Grass		AC	\$ 2,100.00	=	\$ -		\$ -

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Project Name: Waterview East Commercial Filing No. 1	Date: 6/30/2026	PCD File No. SF269	

Description	Quantity	Units	Unit Cost		Total	(with Pre-Plat Construction)	
						% Complete	Remaining
Permanent Drainage Channel Lining or Roadside Ditch TRM		SY	\$ 13.00	=	\$ -		\$ -
				=	\$ -		\$ -
				=	\$ -		\$ -
				=	\$ -		\$ -
Section 2 Subtotal					= \$ 709,937.00		\$ 709,937.00

SECTION 3 - COMMON DEVELOPMENT IMPROVEMENTS (Private or District and NOT Maintained by EPC)**

ROADWAY IMPROVEMENTS

Include roadway improvements being installed for private drives in this section.				=	\$ -		\$ -
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STORM DRAIN IMPROVEMENTS (Exception: Permanent Pond/BMP shall be itemized under Section 1)

Include private storm drain improvements being installed (excluding pond).				=	\$ -		\$ -
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Include 12" PVC Water Main Pipe				=	\$ -		\$ -
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Include private storm drain improvements being installed (excluding pond).				=	\$ -		\$ -
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Include private storm drain improvements being installed (excluding pond).				=	\$ -		\$ -
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Include private storm drain improvements being installed (excluding pond).				=	\$ -		\$ -
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Include private storm drain improvements being installed (excluding pond).				=	\$ -		\$ -
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