

use 2025 form  
 2024 Financial Assurance Estimate Form  
 (with pre-plat construction)

Provide quantity for permanent seeding, temporary seeding can be used as well, but permanent seeding should be used as well.

SF2435

Updated: 10/2023

PROJECT INFORMATION		
THE COMMONS AT FALCON FIELD - STOCKPILE	12/6/2024	
Project Name	Date	PCD File No.

remove stockpile

	Quantity	Units	Unit Cost		Total	(with Pre-Plat Construction)		
						% Complete	Remaining	
<b>LAND EROSION CONTROL (Construction and Permanent BMPs)</b>								
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		CY	\$ 3.50	=	\$ -			
50,001-200,000; \$175,000 min	135000.	CY	\$ 2.50	=	\$ -		0.00	
greater than 200,000; \$500,000 min		CY	\$ 2.00	=	\$ -			
Permanent Erosion Control Blanket		SY	\$ 9.00	=	\$ -			
Permanent Seeding (inc. noxious weed mgmnt. & Mulching)		AC	\$ 2,018.00	=	\$ -			
Permanent Pond/BMP (provide engineer's estimate)	2.	EA	\$ 50,000.00	=	\$ -		0.00	
Concrete Washout Basin	1.	EA	\$ 1,172.00	=	\$ 1,172.00		\$ 1,172.00	
Inlet Protection	12.	EA	\$ 217.00	=	\$ 2,604.00		\$ 2,604.00	
Rock Check Dam		EA	\$ 651.00	=	\$ -		\$ -	
Safety Fence	7000.	LF	\$ 3.00	=	\$ 21,000.00		\$ 21,000.00	
Sediment Basin	4	3.	EA	\$ 2,294.00	=	\$ 6,882.00	\$ 6,882.00	
Sediment Trap		EA	\$ 538.00	=	\$ -		\$ -	
Silt Fence	9500.	LF	\$ 3.00	=	\$ 28,500.00		\$ 28,500.00	
Slope Drain		LF	\$ 43.00	=	\$ -		\$ -	
Straw Bale		EA	\$ 33.00	=	\$ -		\$ -	
Straw Wattle/Rock Sock		LF	\$ 8.00	=	\$ -		\$ -	
Surface Roughening	57.	AC	\$ 269.00	=	\$ 15,333.00		\$ 15,333.00	
Temporary Erosion Control Blanket		SY	\$ 3.00	=	\$ -		\$ -	
Temporary Seeding and Mulching	57.	AC	\$ 1,793.00	=	\$ 102,201.00		\$ 102,201.00	
Vehicle Tracking Control	1.	EA	\$ 3,085.00	=	\$ 3,085.00		\$ 3,085.00	
Diversion swales	1.	LS	\$ 25,000.00	=	\$ 25,000.00		\$ 25,000.00	
<i>[insert items not listed but part of construction plans]</i>				=	\$ -		\$ -	
<b>MAINTENANCE (35% of Construction BMPs)</b>					=	\$ 71,611.75		\$ 71,611.75
<b>Section 1 Subtotal</b>					=	<b>\$ 714,888.75</b>		<b>\$ 714,888.75</b>

please update accordingly per comments on other documents. further review will be provided with the resubmital

\* - 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 \***

<b>ROADWAY IMPROVEMENTS</b>							
Construction Traffic Control	1.	LS	\$ 10,000.00	=	\$ 10,000.00		\$ 10,000.00
Aggregate Base Course (135 lbs/cf)		Tons	\$ 37.00	=	\$ -		\$ -
Aggregate Base Course (135 lbs/cf)	3051.	CY	\$ 66.00	=	\$ 201,366.00		\$ 201,366.00
Asphalt Pavement (3" thick)		SY	\$ 18.00	=	\$ -		\$ -
Asphalt Pavement (4" thick)		SY	\$ 25.00	=	\$ -		\$ -
Asphalt Pavement (6" thick)	18305.	SY	\$ 38.00	=	\$ 695,590.00		\$ 695,590.00
Asphalt Pavement (147 lbs/cf) ___" thick		Tons	\$ 114.00	=	\$ -		\$ -
Raised Median, Paved	19847.	SF	\$ 11.00	=	\$ 218,317.00		\$ 218,317.00
Regulatory Sign/Advisory Sign	12.	EA	\$ 392.00	=	\$ 4,704.00		\$ 4,704.00
Guide/Street Name Sign	8.	EA		=	\$ -		\$ -
Epoxy Pavement Marking	750.	SF	\$ 17.00	=	\$ 12,750.00		\$ 12,750.00
Thermoplastic Pavement Marking		SF	\$ 30.00	=	\$ -		\$ -
Barricade - Type 3		EA	\$ 259.00	=	\$ -		\$ -
Delineator - Type I		EA	\$ 31.00	=	\$ -		\$ -
Curb and Gutter, Type A (6" Vertical)	9687.	LF	\$ 38.00	=	\$ 368,106.00		\$ 368,106.00
Curb and Gutter, Type B (Median)		LF	\$ 38.00	=	\$ -		\$ -
Curb and Gutter, Type C (Ramp)		LF	\$ 38.00	=	\$ -		\$ -
4" Sidewalk (common areas only)		SY	\$ 62.00	=	\$ -		\$ -
5" Sidewalk	3954.	SY	\$ 77.00	=	\$ 304,458.00		\$ 304,458.00
6" Sidewalk		SY	\$ 94.00	=	\$ -		\$ -
8" Sidewalk		SY	\$ 125.00	=	\$ -		\$ -
Pedestrian Ramp	36.	EA	\$ 1,496.00	=	\$ 53,856.00		\$ 53,856.00
Cross Pan, local (8" thick, 6' wide to include return)	120.	LF	\$ 79.00	=	\$ 9,480.00		\$ 9,480.00
Cross Pan, collector (9" thick, 8' wide to include return)		LF	\$ 119.00	=	\$ -		\$ -
Curb Opening with Drainage Chase		EA	\$ 1,926.00	=	\$ -		\$ -
Guardrail Type 3 (W-Beam)		LF	\$ 65.00	=	\$ -		\$ -
Guardrail Type 7 (Concrete)		LF	\$ 94.00	=	\$ -		\$ -
Guardrail End Anchorage		EA	\$ 2,731.00	=	\$ -		\$ -
Guardrail Impact Attenuator		EA	\$ 4,902.00	=	\$ -		\$ -
Sound Barrier Fence (CMU block, 6' high)		LF	\$ 102.00	=	\$ -		\$ -
Sound Barrier Fence (panels, 6' high)		LF	\$ 104.00	=	\$ -		\$ -
Electrical Conduit, Size =		LF	\$ 22.00	=	\$ -		\$ -
Traffic Signal, (provide engineer's estimate)		EA		=	\$ -		\$ -

provide 8' wide cross pans at collector roadway

Include centerline monument at the roundabout, if proposed

provide centerline monument at intersections of Retail Row and the private local roadways

EPC STORMWATER REVIEW COMMENTS IN ORANGE BOXES WITH BLACK TEXT

**PROJECT INFORMATION**

**THE COMMONS AT FALCON FIELD - STOCKPILE**

**12/6/2024**

**Project Name**

**Date**

**PCD File No.**

Description	Quantity	Units	Unit Cost		Total	(with Pre-Plat Construction)		
						% Complete	Remaining	
<i>[insert items not listed but part of construction plans]</i>								
<b>STORM DRAIN IMPROVEMENTS</b>								
Concrete Box Culvert (M Standard), Size ( 8'W x 4'H)	754.	LF	\$ 2,000.00	=	\$ 1,508,000.00		\$ 1,508,000.00	
18" Reinforced Concrete Pipe	998.	LF	\$ 82.00	=	\$ 81,836.00		\$ 81,836.00	
24" Reinforced Concrete Pipe	540.	LF	\$ 98.00	=	\$ 52,920.00		\$ 52,920.00	
30" Reinforced Concrete Pipe		LF	\$ 123.00	=	\$ -		\$ -	
36" Reinforced Concrete Pipe	1485.	LF	\$ 151.00	=	\$ 224,235.00		\$ 224,235.00	
42" Reinforced Concrete Pipe		LF	\$ 201.00	=	\$ -		\$ -	
48" Reinforced Concrete Pipe		LF	\$ 245.00	=	\$ -		\$ -	
54" Reinforced Concrete Pipe		LF	\$ 320.00	=	\$ -		\$ -	
60" Reinforced Concrete Pipe		LF	\$ 374.00	=	\$ -		\$ -	
66" Reinforced Concrete Pipe		LF	\$ 433.00	=	\$ -		\$ -	
72" Reinforced Concrete Pipe		LF	\$ 495.00	=	\$ -		\$ -	
18" Corrugated Steel Pipe		LF	\$ 105.00	=	\$ -		\$ -	
24" Corrugated Steel Pipe		LF	\$ 121.00	=	\$ -		\$ -	
30" Corrugated Steel Pipe		LF	\$ 154.00	=	\$ -		\$ -	
36" Corrugated Steel Pipe		LF	\$ 184.00	=	\$ -		\$ -	
42" Corrugated Steel Pipe		LF	\$ 212.00	=	\$ -		\$ -	
48" Corrugated Steel Pipe		LF	\$ 223.00	=	\$ -		\$ -	
54" Corrugated Steel Pipe		LF	\$ 327.00	=	\$ -		\$ -	
60" Corrugated Steel Pipe		LF	\$ 353.00	=	\$ -		\$ -	
66" Corrugated Steel Pipe		LF	\$ 427.00	=	\$ -		\$ -	
72" Corrugated Steel Pipe		LF	\$ 502.00	=	\$ -		\$ -	
78" Corrugated Steel Pipe		LF	\$ 578.00	=	\$ -		\$ -	
84" Corrugated Steel Pipe		LF	\$ 691.00	=	\$ -		\$ -	
Flared End Section (FES) RCP Size = 18" <i>(unit cost = 6x pipe unit cost)</i>	2.	EA	\$ 2,000.00	=	\$ -		\$ 4,000.00	
Flared End Section (FES) CSP Size = 24" <i>(unit cost = 6x pipe unit cost)</i>	1.	EA	\$ 2,000.00	=	\$ -		\$ 2,000.00	
End Treatment- Headwall	2.	EA	\$ 10,000.00	=	\$ -		\$ 20,000.00	
End Treatment- Wingwall	2.	EA	\$ 8,000.00	=	\$ -		\$ 16,000.00	
End Treatment - Cutoff Wall	2.	EA	\$ 2,500.00	=	\$ -		\$ 5,000.00	
Curb Inlet (Type R) L=5', Depth < 5'		EA	\$ 7,212.00	=	\$ -		\$ -	
Curb Inlet (Type R) L=5', 5' ≤ Depth < 10'	9.	EA	\$ 9,377.00	=	\$ 84,393.00		\$ 84,393.00	
Curb Inlet (Type R) L=5', 10' ≤ Depth < 15'		EA	\$ 10,859.00	=	\$ -		\$ -	
Curb Inlet (Type R) L=10', Depth < 5'		EA	\$ 9,925.00	=	\$ -		\$ -	
Curb Inlet (Type R) L=10', 5' ≤ Depth < 10'		EA	\$ 10,230.00	=	\$ -		\$ -	
Curb Inlet (Type R) L=10', 10' ≤ Depth < 15'		EA	\$ 12,805.00	=	\$ -		\$ -	
Curb Inlet (Type R) L=15', Depth < 5'		EA	\$ 12,907.00	=	\$ -		\$ -	
Curb Inlet (Type R) L=15', 5' ≤ Depth < 10'		EA	\$ 13,835.00	=	\$ -		\$ -	
Curb Inlet (Type R) L=15', 10' ≤ Depth < 15'		EA	\$ 15,130.00	=	\$ -		\$ -	
Curb Inlet (Type R) L=20', Depth < 5'		EA	\$ 13,755.00	=	\$ -		\$ -	
Curb Inlet (Type R) L=20', 5' ≤ Depth < 10'		EA	\$ 15,181.00	=	\$ -		\$ -	
Grated Inlet (Type C), Depth < 5'		EA	\$ 6,037.00	=	\$ -		\$ -	
Grated Inlet (Type D), Depth < 5'		EA	\$ 7,458.00	=	\$ -		\$ -	
Storm Sewer Manhole, Box Base	4.	EA	\$ 15,130.00	=	\$ 60,520.00		\$ 60,520.00	
Storm Sewer Manhole, Slab Base	13.	EA	\$ 8,322.00	=	\$ 108,186.00		\$ 108,186.00	
Geotextile (Erosion Control)		SY	\$ 9.00	=	\$ -		\$ -	
Rip Rap, d50 size from 6" to 24"		Tons	\$ 104.00	=	\$ -		\$ -	
Rip Rap, Grouted	700.	Tons	\$ 124.00	=	\$ 86,800.00		\$ 86,800.00	
Drainage Channel Construction, Size ( W x H )	287.	LF		=	\$ -		\$ -	
Drainage Channel Lining, Concrete		CY	\$ 741.00	=	\$ -		\$ -	
Drainage Channel Lining, Rip Rap		CY	\$ 145.00	=	\$ -		\$ -	
Drainage Channel Lining, Grass	.5	AC	\$ 1,911.00	=	\$ 955.50		\$ 955.50	
Drainage Channel Lining, Other Stabilization				=	\$ -		\$ -	
10'X6' BEND WITH ACCESS		EA	\$ 12,500.00	=	\$ -		\$ -	
10'X6' BEND		EA	\$ 8,500.00	=	\$ -		\$ -	
HEADWALL WITH HANDRAIL		LS	\$ 10,000.00	=	\$ -		\$ -	
TYPE VI STILLING BASIN		EA	\$ 15,000.00	=	\$ -		\$ -	
REMOVE & REPLACE RIPRAP		LS	\$ 10,000.00	=	\$ -		\$ -	
TRICKLE CHANNEL EXTENSION		LF	\$ 35.00	=	\$ -		\$ -	
<i>[insert items not listed but part of construction plans]</i>								
<b>Section 2 Subtotal</b>					<b>=</b>	<b>\$ 4,133,472.50</b>		<b>\$ 4,133,472.50</b>

verify that this matches the drainage report. Also please separate public infrastructure from private and locate private infrastructure in section 3.

provide value

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

**PROJECT INFORMATION**

**THE COMMONS AT FALCON FIELD - STOCKPILE**

**12/6/2024**

**Project Name**

**Date**

**PCD File No.**

Description	Quantity	Units	Unit Cost		Total	(with Pre-Plat Construction)		
						% Complete	Remaining	
<b>SECTION 3 - COMMON DEVELOPMENT IMPROVEMENTS (Private or District and NOT Maintained by EPC)**</b>								
<b>ROADWAY IMPROVEMENTS</b>								
Natural Gas (CSU)	3000.	LF	\$ 25.00	=	\$ 75,000.00		\$ 75,000.00	
Electric (MVEA)	1.	EA	\$ 250,000.00	=	\$ 250,000.00		\$ 250,000.00	
Phone/Comm	1.	EA	\$ 50,000.00	=	\$ 50,000.00		\$ 50,000.00	
				=	\$ -		\$ -	
				=	\$ -		\$ -	
				=	\$ -		\$ -	
<b>STORM DRAIN IMPROVEMENTS</b> (Exception: Permanent Pond/BMP shall be itemized under Section 1)								
18" Reinforced Concrete Pipe		LF	\$ 82.00	=	\$ -		\$ -	
24" Reinforced Concrete Pipe		LF	\$ 98.00	=	\$ -		\$ -	
30" Reinforced Concrete Pipe		LF	\$ 123.00	=	\$ -		\$ -	
30" Flared End Section		EA	\$ 1,200.00	=	\$ -		\$ -	
10' Curb Inlet (Type R)		EA	\$ 9,925.00	=	\$ -		\$ -	
Storm Sewer Manhole (Slab Base)		EA	\$ 8,332.00	=	\$ -		\$ -	
<b>WATER SYSTEM IMPROVEMENTS</b>								
Water Main Pipe (PVC), Size 8"	5756.	LF	\$ 84.00	=	\$ 483,504.00		\$ 483,504.00	
Water Main Pipe (Ductile Iron), Size 8"		LF	\$ 98.00	=	\$ -		\$ -	
Gate Valves, 8"		EA	\$ 2,418.00	=	\$ -		\$ -	
Fire Hydrant Assembly, w/ all valves	44.	EA	\$ 8,584.00	=	\$ 377,696.00		\$ 377,696.00	
Water Service Line Installation, inc. tap and valves	13.	EA	\$ 1,723.00	=	\$ 22,399.00		\$ 22,399.00	
Fire Cistern Installation, complete		EA		=	\$ -		\$ -	
Bore across Hwy 24	100.	LF	\$ 250.00	=	\$ 25,000.00		\$ 25,000.00	
<i>[insert items not listed but part of construction plans]</i>				=	\$ -		\$ -	
<b>SANITARY SEWER IMPROVEMENTS</b>								
Sewer Main Pipe (PVC), Size 8"	4427.	LF	\$ 84.00	=	\$ 371,868.00		\$ 371,868.00	
Sanitary Sewer Manhole, Depth < 15 feet	22.	EA	\$ 5,708.00	=	\$ 125,576.00		\$ 125,576.00	
Sanitary Service Line Installation, complete	8.	EA	\$ 1,825.00	=	\$ 14,600.00		\$ 14,600.00	
Sanitary Sewer Lift Station, complete		EA		=	\$ -		\$ -	
<i>[insert items not listed but part of construction plans]</i>				=	\$ -		\$ -	
<b>LANDSCAPING IMPROVEMENTS</b> (For subdivision specific condition of approval, or PUD)								
Roundabout & ROW	1.	EA	\$ 150,000.00	=	\$ 150,000.00		\$ 150,000.00	
		EA		=	\$ -		\$ -	
		EA		=	\$ -		\$ -	
		EA		=	\$ -		\$ -	
		EA		=	\$ -		\$ -	
<b>Section 3 Subtotal</b>					<b>=</b>	<b>\$ 1,945,643.00</b>		<b>\$ 1,945,643.00</b>

\*\* - Section 3 is not subject to defect warranty requirements

**PROJECT INFORMATION**

<b>THE COMMONS AT FALCON FIELD - STOCKPILE</b>	<b>12/6/2024</b>	
<b>Project Name</b>	<b>Date</b>	<b>PCD File No.</b>

Description	Quantity	Units	Unit Cost		Total	(with Pre-Plat Construction)	
						% Complete	Remaining
AS-BUILT PLANS (Public Improvements inc. Permanent WQCV BMPs)		LS	\$ 1.00	=	\$ 20,000.00	\$	20,000.00
POND/BMP CERTIFICATION (inc. elevations and volume calculations)		LS	\$ 1.00	=	\$ 10,000.00	\$	10,000.00
<b>Total Construction Financial Assurance</b>						<b>\$ 6,824,004.25</b>	
(Sum of all section subtotals plus as-builts and pond/BMP certification)							
<b>Total Remaining Construction Financial Assurance (with Pre-Plat Construction)</b>						<b>\$ 6,824,004.25</b>	
(Sum of all section totals less credit for items complete plus as-builts and pond/BMP certification)							
<b>Total Defect Warranty Financial Assurance</b>						<b>\$ 914,194.50</b>	
(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)

*Stacy Rowell*

12/6/24

Approved by Owner / Applicant

Date

Approved by El Paso County Engineer / ECM Administrator

Date