

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

Updated: 12/8/2022

PROJECT INFORMATION		
Meadowlake Industrial Filing No. 1 - Preliminary Plan	8/25/2023	
Project Name	Date	PCD File No.

Description	Quantity	Units	Unit Cost		Total	(with Pre-Plat Construction)	
						% Complete	Remaining
<b>SECTION 1 - GRADING AND EROSION CONTROL (Construction and Permanent BMPs)</b>							
Earthwork							
less than 1,000; \$5,300 min	486	CY	\$ 8.00	=	\$ 5,300.00		\$ 5,300.00
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		CY	\$ 2.50	=	\$ -		\$ -
greater than 200,000; \$500,000 min		CY	\$ 2.00	=	\$ -		\$ -
Permanent Erosion Control Blanket	3,974.8	SY	\$ 8.00	=	\$ 31,798.08		\$ 31,798.08
Permanent Seeding (inc. noxious weed mgmnt.) & Mulching		AC	\$ 1,875.00	=	\$ -		\$ -
Permanent Pond/BMP (provide engineer's estimate)	2	EA	\$ 50,000.00	=	\$ 100,000.00		\$ 100,000.00
Concrete Washout Basin	1	EA	\$ 1,089.00	=	\$ 1,089.00		\$ 1,089.00
Inlet Protection	14	EA	\$ 202.00	=	\$ 2,828.00		\$ 2,828.00
Rock Check Dam		EA	\$ 605.00	=	\$ -		\$ -
Safety Fence		LF	\$ 3.00	=	\$ -		\$ -
Sediment Basin		EA	\$ 2,132.00	=	\$ -		\$ -
Sediment Trap		EA	\$ 500.00	=	\$ -		\$ -
Silt Fence		LF	\$ 3.00	=	\$ -		\$ -
Slope Drain		LF	\$ 40.00	=	\$ -		\$ -
Straw Bale		EA	\$ 31.00	=	\$ -		\$ -
Straw Wattle/Rock Sock		LF	\$ 7.00	=	\$ -		\$ -
Surface Roughening		AC	\$ 250.00	=	\$ -		\$ -
Temporary Erosion Control Blanket		SY	\$ 3.00	=	\$ -		\$ -
Temporary Seeding and Mulching	4.8	AC	\$ 1,666.00	=	\$ 7,996.80		\$ 7,996.80
Vehicle Tracking Control		EA	\$ 2,867.00	=	\$ -		\$ -
				=	\$ -		\$ -
[insert items not listed but part of construction plans]				=	\$ -		\$ -
<b>MAINTENANCE (35% of Construction BMPs)</b>				=	\$ 3,788.68		\$ 3,788.68
<b>Section 1 Subtotal</b>					=	<b>\$ 152,800.56</b>	<b>\$ 152,800.56</b>

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

<b>SECTION 2 - PUBLIC IMPROVEMENTS *</b>							
------------------------------------------	--	--	--	--	--	--	--

ROADWAY IMPROVEMENTS							
Construction Traffic Control		LS		=	\$ -		\$ -
Aggregate Base Course (135 lbs/cf)		Tons	\$ 34.00	=	\$ -		\$ -
Aggregate Base Course (135 lbs/cf)	2,615.6	CY	\$ 61.00	=	\$ 159,548.89		\$ 159,548.89
Asphalt Pavement (3" thick)		SY	\$ 17.00	=	\$ -		\$ -
Asphalt Pavement (4" thick)	15,693.3	SY	\$ 23.00	=	\$ 360,946.67		\$ 360,946.67
Asphalt Pavement (6" thick)		SY	\$ 35.00	=	\$ -		\$ -
Asphalt Pavement (147 lbs/cf) ___" thick		Tons	\$ 106.00	=	\$ -		\$ -
Raised Median, Paved		SF	\$ 10.00	=	\$ -		\$ -
Regulatory Sign/Advisory Sign	5.0	EA	\$ 364.00	=	\$ 1,820.00		\$ 1,820.00
Guide/Street Name Sign	5.0	EA	\$ 200.00	=	\$ 1,000.00		\$ 1,000.00
Epoxy Pavement Marking		SF	\$ 16.00	=	\$ -		\$ -
Thermoplastic Pavement Marking	2,658.2	SF	\$ 28.00	=	\$ 74,428.20		\$ 74,428.20
Barricade - Type 3		EA	\$ 241.00	=	\$ -		\$ -
Delineator - Type I		EA	\$ 29.00	=	\$ -		\$ -
Curb and Gutter, Type A (6" Vertical)	6,365.4	LF	\$ 35.00	=	\$ 222,789.00		\$ 222,789.00
Curb and Gutter, Type B (Median)		LF	\$ 35.00	=	\$ -		\$ -
Curb and Gutter, Type C (Ramp)		LF	\$ 35.00	=	\$ -		\$ -
4" Sidewalk (common areas only)		SY	\$ 58.00	=	\$ -		\$ -
5" Sidewalk	3,733.9	SY	\$ 72.00	=	\$ 268,840.00		\$ 268,840.00
6" Sidewalk		SY	\$ 87.00	=	\$ -		\$ -
8" Sidewalk		SY	\$ 116.00	=	\$ -		\$ -
Pedestrian Ramp	15.0	EA	\$ 1,390.00	=	\$ 20,850.00		\$ 20,850.00
Cross Pan, local (8" thick, 6' wide to include return)	140.0	LF	\$ 73.00	=	\$ 10,220.00		\$ 10,220.00
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**

Meadowlake Industrial Filing No. 1 - Preliminary Plan

8/25/2023

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 ( W x H )		LF		=	\$ -		\$ -
18" Reinforced Concrete Pipe	850	LF	\$ 76.00	=	\$ 64,600.00		\$ 64,600.00
24" Reinforced Concrete Pipe	61	LF	\$ 91.00	=	\$ 5,551.00		\$ 5,551.00
30" Reinforced Concrete Pipe	35	LF	\$ 114.00	=	\$ 3,990.00		\$ 3,990.00
36" Reinforced Concrete Pipe		LF	\$ 140.00	=	\$ -		\$ -
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 = <i>(unit cost = 6x pipe unit cost)</i>	0	EA	\$ 450.00	=	\$ -		\$ -
Flared End Section (FES) CSP Size = <i>(unit cost = 6x pipe unit cost)</i>		EA		=	\$ -		\$ -
End Treatment- Headwall		EA		=	\$ -		\$ -
End Treatment- Wingwall		EA		=	\$ -		\$ -
End Treatment - Cutoff Wall		EA		=	\$ -		\$ -
Curb Inlet (Type R) L=5', Depth < 5'	2	EA	\$ 6,703.00	=	\$ 13,406.00		\$ 13,406.00
Curb Inlet (Type R) L=5', 5' ≤ Depth < 10'	2	EA	\$ 8,715.00	=	\$ 17,430.00		\$ 17,430.00
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'		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		EA	\$ 14,061.00	=	\$ -		\$ -
Storm Sewer Manhole, Slab Base	6	EA	\$ 7,734.00	=	\$ 46,404.00		\$ 46,404.00
Geotextile (Erosion Control)		SY	\$ 8.00	=	\$ -		\$ -
Rip Rap, d50 size from 6" to 24"	842.3	Tons	\$ 97.00	=	\$ 81,700.19		\$ 81,700.19
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	2.0	AC	\$ 1,776.00	=	\$ 3,552.00		\$ 3,552.00
Drainage Channel Lining, Other Stabilization				=	\$ -		\$ -
<i>[insert items not listed but part of construction plans]</i>				=	\$ -		\$ -
<i>* - Subject to defect warranty financial assurance. A minimum of 20% shall be retained until final acceptance (MAXIMUM OF 80% COMPLETE ALLOWED)</i>				=	\$ -		\$ -
<b>Section 2 Subtotal</b>				=	<b>\$ 1,376,089.95</b>		<b>\$ 1,376,089.95</b>

PROJECT INFORMATION							
Meadowlake Industrial Filing No. 1 - Preliminary Plan				8/25/2023		PCD File No.	
Project Name				Date			
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>							
Asphalt Pavement (4" thick)	7,540.0	SY	\$ 23.00	=	\$ 173,420.00		\$ 173,420.00
5" Sidewalk	3,124.4	SY	\$ 72.00	=	\$ 224,960.00		\$ 224,960.00
Aggregate Base Course (135 lbs/cf)	1,257	CY	\$ 61.00	=	\$ 76,656.67		\$ 76,656.67
Type C Grate Inlets	1	EA	\$ 7,500.00	=	\$ 7,500.00		\$ 7,500.00
				=	\$ -		\$ -
				=	\$ -		\$ -
<b>STORM DRAIN IMPROVEMENTS</b> (Exception: Permanent Pond/BMP shall be itemized under Section 1)							
Flared End Section (FES) RCP Size = 18" <i>(unit cost = 6x pipe unit cost)</i>	5	EA	\$ 500.00	=	\$ 2,500.00		\$ 2,500.00
18" Reinforced Concrete Pipe	1,202	LF	\$ 76.00	=	\$ 91,352.00		\$ 91,352.00
30" Reinforced Concrete Pipe	299	LF	\$ 114.00	=	\$ 34,086.00		\$ 34,086.00
24" Reinforced Concrete Pipe	749	LF	\$ 91.00	=	\$ 68,159.00		\$ 68,159.00
36" Reinforced Concrete Pipe	67	LF	\$ 140.00	=	\$ 9,380.00		\$ 9,380.00
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 =15', Depth < 5'	1	EA	\$ 11,995.00	=	\$ 11,995.00		\$ 11,995.00
Curb Inlet (Type R) L =15', 5' ≤ Depth < 10'	2	EA	\$ 12,858.00	=	\$ 25,716.00		\$ 25,716.00
Curb Inlet (Type R) L =20', Depth < 5'	1	EA	\$ 12,783.00	=	\$ 12,783.00		\$ 12,783.00
Curb Inlet (Type R) L =20', 5' ≤ Depth < 10'	1	EA	\$ 14,109.00	=	\$ 14,109.00		\$ 14,109.00
Storm Sewer Manhole, Slab Base	7	EA	\$ 7,734.00	=	\$ 54,138.00		\$ 54,138.00
<b>WATER SYSTEM IMPROVEMENTS</b>							
Water Main Pipe (PVC), Size 8"		LF	\$ 78.00	=	\$ -		\$ -
Water Main Pipe (Ductile Iron), Size 8"		LF	\$ 91.00	=	\$ -		\$ -
Gate Valves, 8"		EA	\$ 2,247.00	=	\$ -		\$ -
Fire Hydrant Assembly, w/ all valves		EA	\$ 7,978.00	=	\$ -		\$ -
Water Service Line Installation, inc. tap and valves		EA	\$ 1,601.00	=	\$ -		\$ -
Fire Cistern Installation, complete		EA		=	\$ -		\$ -
				=	\$ -		\$ -
<i>[insert items not listed but part of construction plans]</i>				=	\$ -		\$ -
<b>SANITARY SEWER IMPROVEMENTS</b>							
Sewer Main Pipe (PVC), Size 8"		LF	\$ 78.00	=	\$ -		\$ -
Sanitary Sewer Manhole, Depth < 15 feet		EA	\$ 5,305.00	=	\$ -		\$ -
Sanitary Service Line Installation, complete		EA	\$ 1,696.00	=	\$ -		\$ -
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)							
Local Urban Treelawn	1,257	SY	\$ 5.00	=	\$ 6,283.33		\$ 6,283.33
		EA		=	\$ -		\$ -
		EA		=	\$ -		\$ -
		EA		=	\$ -		\$ -
		EA		=	\$ -		\$ -
				=	\$ -		\$ -
<b>Section 3 Subtotal</b>				<b>=</b>	<b>\$ 832,052.00</b>		<b>\$ 832,052.00</b>

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

**PROJECT INFORMATION**

Meadowlake Industrial Filing No. 1 - Preliminary Plan

8/25/2023

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	\$ 15,000.00	=	\$ 15,000.00		\$ 15,000.00
POND/BMP CERTIFICATION (inc. elevations and volume calculations)		LS	\$ 5,000.00	=	\$ 5,000.00		\$ 5,000.00
<b>Total Construction Financial Assurance</b>						<b>\$</b>	<b>2,380,942.51</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>\$</b>	<b>2,380,942.51</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>\$</b>	<b>302,637.61</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)

\_\_\_\_\_  
 Approved by Owner / Applicant

\_\_\_\_\_  
 Date

\_\_\_\_\_  
 Approved by El Paso County Engineer / ECM Administrator

\_\_\_\_\_  
 Date