

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

Updated: 2/2026

PROJECT INFORMATION		
Project Name: Lions Den Subdivision	Date: 05/12/2026	PCD File No. SF2525

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		1.	CY	\$ 7.50	=	\$ 8,000.00			\$ 8,000.00
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			CY	\$ 3.00	=	\$ -			\$ -
greater than 200,000; \$500,000 min			CY	\$ 2.50	=	\$ -			\$ -
Erosion Control Blanket			SY	\$ 6.00	=	\$ -			\$ -
Seeding (inc. noxious weed mgmnt.) & Mulching		1.	AC	\$ 2,037.00	=	\$ 2,037.00			\$ 2,037.00
Permanent Pond/PCM (provide engineer's estimate)			EA		=	\$ -			\$ -
						\$ -			\$ -
						\$ -			\$ -
[insert items not listed but part of construction plans]						\$ -			\$ -
Safety Fence			LF	\$ 5.00	=	\$ -			\$ -
Inlet Protection			EA	\$ 322.00	=	\$ -			\$ -
Rock Check Dam			EA	\$ 908.00	=	\$ -			\$ -
Concrete Washout Basin			EA	\$ 1,790.00	=	\$ -			\$ -
Sediment Basin			EA	\$ 3,483.00	=	\$ -			\$ -
Sediment Trap			EA	\$ 877.00	=	\$ -			\$ -
Silt Fence		150.	LF	\$ 3.00	=	\$ 450.00			\$ 450.00
Slope Drain			LF	\$ 30.00	=	\$ -			\$ -
Straw Bale			EA	\$ 56.00	=	\$ -			\$ -
Straw Wattle/Rock Sock			LF	\$ 11.00	=	\$ -			\$ -
Surface Roughening			AC	\$ 507.00	=	\$ -			\$ -
Vehicle Tracking Control			EA	\$ 3,840.00	=	\$ -			\$ -
					=	\$ -			\$ -
					=	\$ -			\$ -
[insert items not listed but part of construction plans]					=	\$ -			\$ -
MAINTENANCE (35% of Construction BMPs)					=	\$ 157.50			\$ 157.50
* - Subject to defect warranty financial assurance. A minimum of 20% shall be retained until final acceptance (MAXIMUM OF 80% COMPLETE ALLOWED)									
Section 1 Subtotal					=	\$ 10,644.50			\$ 10,644.50
SECTION 2 - PUBLIC IMPROVEMENTS *									
ROADWAY IMPROVEMENTS									
Construction Traffic Control		1.	LS	\$ 2,500.00	=	\$ 2,500.00			\$ 2,500.00
Aggregate Base Course (135 lbs/cf)		20.	Tons	\$ 42.00	=	\$ 840.00			\$ 840.00
Aggregate Base Course (135 lbs/cf)			CY	\$ 81.00	=	\$ -			\$ -
Asphalt Pavement (3" thick)			SY	\$ 22.00	=	\$ -			\$ -
Asphalt Pavement (4" thick)			SY	\$ 31.00	=	\$ -			\$ -
Asphalt Pavement (6" thick)			SY	\$ 47.00	=	\$ -			\$ -
Asphalt Pavement (147 lbs/cf) _" thick			Tons	\$ 140.00	=	\$ -			\$ -
Raised Median, Paved			SF	\$ 15.00	=	\$ -			\$ -
Signs (regulatory/advisory/guide/street)			EA	\$ 293.00	=	\$ -			\$ -
Epoxy Pavement Marking			SF	\$ 19.00	=	\$ -			\$ -
Thermoplastic Pavement Marking			SF	\$ 29.00	=	\$ -			\$ -
Barricade - Type 3			EA	\$ 380.00	=	\$ -			\$ -
Delineator - Type I			EA	\$ 38.00	=	\$ -			\$ -
Curb and Gutter, Type A (6" Vertical)			LF	\$ 49.00	=	\$ -			\$ -
Curb and Gutter, Type B (Median)			LF	\$ 50.00	=	\$ -			\$ -
Curb and Gutter, Type C (Ramp)			LF	\$ 51.00	=	\$ -			\$ -
4" Sidewalk (common areas only)			SY	\$ 69.00	=	\$ -			\$ -
5" Sidewalk			SY	\$ 85.00	=	\$ -			\$ -
6" Sidewalk			SY	\$ 113.00	=	\$ -			\$ -
8" Sidewalk			SY	\$ 141.00	=	\$ -			\$ -
Pedestrian Ramp			EA	\$ 1,961.00	=	\$ -			\$ -
Cross Pan, local (8" thick, 6' wide to include return)			LF	\$ 87.00	=	\$ -			\$ -
Cross Pan, collector (9" thick, 8' wide to include return)			LF	\$ 131.00	=	\$ -			\$ -
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	=	\$ -			\$ -
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		=	\$ -			\$ -
Survey Monumentation			EA	\$ 638.00	=	\$ -			\$ -
					=	\$ -			\$ -

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				=	\$ -		\$ -
				=	\$ -		\$ -
[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	=	\$ -		\$ -
Permanent Drainage Channel Lining or Roadside Ditch TRM		SY	\$ 13.00	=	\$ -		\$ -
				=	\$ -		\$ -
				=	\$ -		\$ -
				=	\$ -		\$ -
[insert items not listed but part of construction plans]				=	\$ -		\$ -
Section 2 Subtotal				=	\$ 3,340.00		\$ 3,340.00

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Project Name: Lions Den Subdivision			Date: 05/12/2026		PCD File No. SF2525		
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 (Exception: Permanent Pond/BMP shall be itemized under Section 1)							
				=	\$ -		\$ -
				=	\$ -		\$ -
				=	\$ -		\$ -
				=	\$ -		\$ -
				=	\$ -		\$ -
WATER SYSTEM IMPROVEMENTS							
Water Main Pipe (PVC), Size 8"		LF	\$ 90.00	=	\$ -		\$ -
Water Main Pipe (Ductile Iron), Size 8"		LF	\$ 105.00	=	\$ -		\$ -
Gate Valves, 8"		EA	\$ 2,599.00	=	\$ -		\$ -
Fire Hydrant Assembly, w/ all valves		EA	\$ 9,228.00	=	\$ -		\$ -
Water Service Line Installation, inc. tap and valves		EA	\$ 1,852.00	=	\$ -		\$ -
Fire Cistern Installation, complete		EA		=	\$ -		\$ -
				=	\$ -		\$ -
[insert items not listed but part of construction plans]				=	\$ -		\$ -
SANITARY SEWER IMPROVEMENTS							
Sewer Main Pipe (PVC), Size 8"		LF	\$ 90.00	=	\$ -		\$ -
Sanitary Sewer Manhole, Depth < 15 feet		EA	\$ 6,136.00	=	\$ -		\$ -
Sanitary Service Line Installation, complete		EA	\$ 1,962.00	=	\$ -		\$ -
Sanitary Sewer Lift Station, complete		EA		=	\$ -		\$ -
				=	\$ -		\$ -
[insert items not listed but part of construction plans]				=	\$ -		\$ -
LANDSCAPING IMPROVEMENTS (For subdivision specific condition of approval, or PUD)							
		EA		=	\$ -		\$ -
		EA		=	\$ -		\$ -
		EA		=	\$ -		\$ -
		EA		=	\$ -		\$ -
		EA		=	\$ -		\$ -
Section 3 Subtotal				=	\$ -		\$ -
AS-BUILT PLANS (Public Improvements inc. Permanent WQCV BMPs)		LS	\$ 1,500.00	=	\$ 1,500.00		\$ 1,500.00
POND/BMP CERTIFICATION (inc. elevations and volume calculations)		LS		=	\$ -		\$ -
Total Construction Financial Assurance						\$ 15,484.50	
(Sum of all section subtotals plus as-builts and pond/BMP certification)							
Total Remaining Construction Financial Assurance (with Pre-Plat Construction)						\$ 15,484.50	
(Sum of all section totals less credit for items complete plus as-builts and pond/BMP certification)							
Total Defect Warranty Financial Assurance						\$ 2,675.40	
(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	