Exhibit "A"

PUBLIC IMPROVEMENT COSTS

Willow Brook Place

S. Kipling Parkway and Progress Avenue, Littleton, CO

13-102518SD

4/10/2013

	IMPROVEMENTS LIST PRICING				
Work Category	**Improvement Item**	**Unit**	**Plan Quantity**	**Unit Cost**	**Total Cost**
Construction	Vehicle Tracking Pad	EACH	1	$ 800.00	$ 800.00
				Total	$ 800.00
Sediment Control	Silt Fence	LIN FT	595	$ 2.00	$ 1,190.00
	Inlet Protection	EACH	6	$ 200.00	$ 1,200.00
	Concrete Washout Area	EACH	1	$ 500.00	$ 500.00
	Curb Socks	LIN FT	80	$ 4.00	$ 320.00
	Sediment Basin (per contributory acre)	ACRE	0.05	$ 1,000.00	$ 51.50
				Total	$ 3,261.50
Erosion Control	Mulching (Straw)	SQ YD	5953	$ 0.10	$ 595.30
	Temporary seeding	ACRE	1.25	$ 1,500.00	$ 1,875.00
				Total	$ 2,470.30
Grading	Grading	CU YD	12801	$ 2.50	$ 32,002.50
	Grading (Export)	CU YD	5349	$ 2.50	$ 13,372.50
	Retaining Walls	SQ FT	2860		
	Compacting	CU YD	3726	$ 1.50	$ 5,589.00
				Total	$ 50,964.00
Final Stabilization	Permanent Seeding	ACRE	1.06	$ 3,500.00	$ 3,710.00
	Sod	SQ FT	6210	$ 1.00	$ 6,210.00
	Seedbed Preparation	ACRE	1.06	$ 0.10	$ 0.11
	Topsoil (CIP)	CU YD	936	$ 12.00	$ 11,232.00
	Mulch (remove straw)	SQ YD	5953	$ 0.10	$ 595.30
	Silt Fence	LIN FT	595	$ 2.00	$ 1,190.00
	Inlet protection	EACH	6	$ 200.00	$ 1,200.00
				Total	$ 24,137.41
PRIVATE CIRCULATION ITEMS					
Storm Drainage	Inlets Type R, 5'	EACH	1	$ 3,200.00	$ 3,200.00
	Inlets Type 'C'	EACH	2	$ 3,200.00	$ 6,400.00
	Area Drains (Nyloplast)	EACH	4	$ 500.00	$ 2,000.00
	Flared End Sections RCP 15"	EACH	1	$ 450.00	$ 450.00
	Flared End Sections RCP 18"	EACH	1	$ 500.00	$ 500.00
	Storm Sewer RCP 15"	LIN FT	381	$ 28.00	$ 10,668.00
	Storm Sewer RCP 18"	LIN FT	164	$ 31.00	$ 5,084.00
	Storm Sewer HDPE 8"	LIN FT	121	$ 28.00	$ 3,388.00
	Storm Sewer HDPE 10"	LIN FT	185	$ 29.00	$ 5,365.00
	Manholes 4' DIA	EACH	3	$ 2,500.00	$ 7,500.00
				Total	$ 44,555.00
PRIVATE CIRCULATION ITEMS					
Detention/Retention (Outlet Structure)	Outlet Structure (include grates, orifice plates, etc.	EACH	1	$ 4,000.00	$ 4,000.00
	Pond grading	CU YD	1023	$ 2.50	$ 2,557.50
	Permanent Seeding	ACRE	0.25	$ 3,500.00	$ 875.00
				Total	$ 7,432.50

Private Circulation (Streets/Roads)	Hot Bituminous Pavement-(6 inches)	SQ YD	3234	$ 20.00	$ 64,680.00
	Hot Bituminous Pavement-(7 inches)	SQ YD	450	$ 22.00	$ 9,900.00
	Fine Grading & Shaping	CU YD	1195	$ 3.00	$ 3,585.00
	Combination Curb, Gutter & Sidewalk	LIN FT	735	$ 15.00	$ 11,025.00
	6" Vertical Curb and Gutter	LIN FT	1529	$ 8.50	$ 12,996.50
	V Gutter Pan	LIN FT	210	$ 16.00	$ 3,360.00
	Detached Sidewalks (5')	SQ YD	415	$ 9.50	$ 3,942.50
	Handicap Ramps	EACH	5	$ 450.00	$ 2,250.00
	Striping	LIN FT	689	$ 10.00	$ 6,890.00
	Signs (street, stop, road name, traffic, etc.)	EACH	3	$ 200.00	$ 600.00
				Total	$ 119,229.00
PUBLIC CIRCULATION ITEMS					
Storm Drainage	Storm Sewer RCP 15"	LIN FT	70	$ 31.00	$ 2,170.00
				Total	$ 2,170.00
PUBLIC CIRCULATION ITEMS					
Sanitary Sewer	Manhole 4' DIA	EACH	1	$ 2,500.00	$ 2,500.00
				Total	$ 2,500.00
Public Circulation (Streets/Roads)	Pavement Rotomilling	SQ YD	29	$ 7.00	$ 203.00
	Hot Bituminous Pavement-(8 inches)	SQ YD	29	$ 25.00	$ 725.00
	Hot Bituminous Pavement-(6 inches)	SQ YD	106	$ 26.00	$ 2,756.00
	Fine Grading & Shaping	CU YD	45	$ 3.00	$ 135.00
	Cross Pans	SQ YD	88	$ 36.00	$ 3,168.00
	6" Vertical Curb and Gutter	LIN FT	116	$ 8.50	$ 986.00
	Trails (10')	SQ YD	80	$ -	$ -
	Handicap Ramps	EACH	2	$ 450.00	$ 900.00
	Signs (street, stop, road name, traffic, etc.)	EACH	1	$ 200.00	$ 200.00
				Total	$ 9,073.00
OTHER SITEWORK					
Water Systems	Water Line Pipe 6" (ductile Iron)	LIN FT	64	$ 36.00	$ 2,304.00
	Water Line Pipe 8" (ductile Iron)	LIN FT	945	$ 28.00	$ 26,460.00
	Gate Valve (8")	EACH	5	$ 1,500.00	$ 7,500.00
	Valve Box	LIN FT	5	$ 40.00	$ 200.00
	Bedding Material	SQ YD	675	$ 14.00	$ 9,450.00
	Bends (8", 45 Degree)	EACH	10	$ 330.00	$ 3,300.00
	Swivle Tee (8"X6")	EACH	3	$ 425.00	$ 1,275.00
	Tee (8"X8")	EACH	2	$ 470.00	$ 940.00
	Valve Adjustment	TON	5	$ 30.00	$ 150.00
	Asphalt Patchback	SQ YD	29	$ 35.00	$ 1,015.00
				Total	$ 52,594.00
Sewer Systems	6" PVC Sewer Line	LIN FT	275	$ 24.00	$ 6,600.00
	Cleanout	EACH	1	$ 2,500.00	$ 2,500.00
	1500 Gallon Grease Trap	EACH	1	$ -	$ -
	Aphalt Patchback	SQ YD	29	$ 35.00	$ 1,015.00
				Total	$ 10,115.00
Fire Protection	Fire Hydrant Assembly	EACH	3	$ 4,500.00	$ 13,500.00
				Total	$ 13,500.00
			Subtotal		$ 340,301.71
			10% Contingency		$ -
			TOTAL		$ 340,301.71

Prepared By Andrew Marner, PE Date

Owner/Applicant - Steve Miller - Anthem Memory Care Date

Approved- Jefferson County Date