

FINAL For Construction Cost Estimate
Willow St Improvements, Willow & Pine Development, and Willow St Plaza
Fort Collins, CO
June 21, 2019

Ref #	Contract Item No.	Contract Item	Unit	Willow St Plaza (~6,200 SF)	Independent Bid Price	
				Estimated Quantities	Unit Price	Total Cost
1	201	Clearing and Grubbing	LS	1	\$ 2,722.00	\$ 2,722.00
2	202	Removals	LS			
3	202	Removal of Concrete Bollard	EA	0	\$ 100.00	
4	202	Remove Type III Barricade	EA	0	\$ 200.00	\$ -
5	202	Removal of Sidewalk	SY	140	\$ 74.97	\$ 10,496.00
6	202	Removal of Gutter	LF	0	\$ 8.00	\$ -
7	202	Removal of Curb and Gutter	LF	0	\$ 10.00	\$ -
8	202	Removal of Timber Curb	LF	0	\$ 5.00	\$ -
9	202	Removal of Concrete Pavement	SY	0	\$ 25.00	\$ -
10	202	Removal of Asphalt Mat (Assumed 6 Inch)	SY	0	\$ 8.00	\$ -
11	202	Removal of Asphalt Mat (Planing) (2 Inch)	SY	0	\$ 4.00	\$ -
12	202	Removal of Recycled Asphalt Material	SY	0	\$ 3.00	\$ -
13	202	Removal of Pipe & Area Inlet	LF	0	\$ 40.00	\$ -
14	202	Removal of Light Standard Foundation	EA	0	\$ 500.00	\$ -
15	202	Removal of Ground Sign - BY OWNER	EA	0	\$ 750.00	\$ -
16	202	Removal of Wall	LF	0	\$ 90.00	\$ -
17	202	Remove Ex Tree Grate - BY OWNER	EA	0	\$ 25.00	\$ -
18	202	Removal of Rock Parking Block	EA	0	\$ 400.00	\$ -
19	202	Removal of Fence	LF	40	\$ 10.35	\$ 414.00
20	202	Removal of Bench, Bike Rack, Planter Pots and/or Trash Can - BY OWNER	EA	0	\$ 150.00	\$ -
21	202	Remove Drip Irrigation and Landscape Bed (Willow Street Lofts/Condos Frontage)	EA	0	\$ 1,500.00	\$ -
22	202	Removal of Landscape Bed, Irrigation, Valve Box, Landscape Rock and Metal Ed	EA	0	\$ 1,500.00	\$ -
23	202	Remove and Replace Fence at Xcel Site	EA			\$ -
24	202	Removal of Tree	EA	0	\$ 750.00	\$ -
25	203	Raise Grade at Xcel Site, using millings and base	CY			\$ -
26	203	Unclassified Excavation, backfill and grading	CY	230	\$ 95.19	\$ 21,892.55
27	203	Unsuitable Material (CIP)	CY	0	\$ 50.00	\$ -
28	203	Potholing	HR	0	\$ 55.00	\$ -
29	207	Pre-amendment Topsoil - BY OWNER	CY	0	\$ 100.00	\$ -
30	208	Erosion Control	LS	1	\$ 3,354.00	\$ 3,354.00
31	208	Concrete Washout Structure	EA	1	\$ 817.00	\$ 817.00
32	208	Vehicle Tracking Pad	EA	0	\$ 2,350.00	\$ -
33	208	Aggregate Bag with Warning Marker	LF	0	\$ 10.00	\$ -
34	208	Erosion Log (Type 1)(12 Inch)	LF	0	\$ 8.00	\$ -
35	208	Storm Drain Inlet Protection	EA	0	\$ 80.00	\$ -
36	208	Erosion Control Management	DAY	0	\$ 250.00	\$ -
37	210	Decommission Monitoring Well In Place	EA	0	\$ 450.00	\$ -
38	210	Adjust Rim of Ex Monitoring Well and Resurvey for Monitoring	EA	0	\$ 1,200.00	\$ -
39	210	Adjust Manhole	EA		\$ 1,000.00	\$ -
40	210	Adjust Valve Box	EA	0	\$ 500.00	\$ -
41	210	Adjust Water Meter Pit	EA	1	\$ 600.00	\$ 600.00
42	210	Adjust Cleanout and Install in Valve Box	EA	0	\$ 50.00	\$ -
43	210	Adjust Curb Stop	EA	0	\$ 75.00	\$ -
44	210	Modify Irrigation System and Remove Sod as Required (Aztlan Frontage)	LS	0	\$ 2,000.00	\$ -
45	210	Relocate Water Meter Pit	EA	1	\$ -	\$ -
46	210	Relocate Trees, Shrubs and Planter Box (Debar Frontage)	LS	0	\$ 2,500.00	\$ -
47	210	Relocate Fire Hydrant	EA	0	\$ 5,000.00	\$ -
48	210	Reset Bike Rack - BY OWNER	EA	0		\$ -
49	210	Reset Portions of Existing Fence (Willow St. Lofts)	LF	0		\$ -
50	210	Reset Mailbox (Type 1)	EA	0	\$ 350.00	\$ -
51	210	Reset Newsstand Box - BY OWNER	EA	0	\$ 100.00	\$ -
52	210	Reset Landscape Boulder	EA		\$ 150.00	\$ -
53	210	Reset Ex Light Standard BY OWNER	EA	0	\$ 500.00	\$ -
54	210	Reset Bench - BY OWNER	EA	0	\$ 100.00	\$ -
55	210	Reset Planter Pot - BY OWNER	EA	0	\$ -	\$ -
56	210	Reset Timeline Paver - WITH PAVER COST	EA	0	\$ 50.00	\$ -
57	212	Sodding	SF	0	\$ 0.80	\$ -
58	213	Landscape Weed Barrier Fabric - BY OWNER	SY	0	\$ 2.50	\$ -
59	213	Mulching (Wood Chip)(Special) - BY OWNER	CF	0	\$ 2.50	\$ -
60	213	4" to 8" Inorganic River Cobble - BY OWNER	TON	0	\$ 150.00	\$ -
61	213	Inorganic Mulch (Special) Pea-Gravel - BY OWNER	TON	0	\$ 40.00	\$ -
62	213	Stabilized Crusher Fines	TON	0	\$ 100.00	\$ -
63	213	Landscape Boulders	EA	0	\$ 300.00	\$ -
64	213	Landscape Boulders - Type 'B'	EA	0	\$ 350.00	\$ -
65	214	Deciduous Trees (3" Caliper) - BY OWNER	EA	0	\$ 550.00	\$ -
66	214	Ornamental Trees (2" Caliper)	EA	0	\$ 450.00	\$ -
67	214	Deciduous Shrubs (5 Gallon) - BY OWNER	EA	0	\$ 40.00	\$ -
68	214	Perennials (1 Gallon) - BY OWNER	EA	0	\$ 12.00	\$ -
69	214	Ornamental Grasses (1 Gallon) - BY OWNER	EA	0	\$ 12.00	\$ -
70	214	Landscape Maintenance (24 months, includes planting and maintaining planter pot	LS	0	\$ 20,000.00	\$ -
71	304	Aggregate Base Course (Class 6) (Includes under C&G) (unit wt 105 lb/in-sy)	TON	0	\$ 30.00	\$ -
72	403	Temporary Paving (4 Inch)	TON	0	\$ 100.00	\$ -
73	403	HMA (Patching) (7.5 Inch)	TON	0	\$ 120.00	\$ -
74	403	HMA (Grading S)(75)(PG 64-22)(7.5 Inches) (unit wt 115 lb/in-sy)	TON	0	\$ 120.00	\$ -
75	403	Concrete mobilization	LS	1	\$ 5,815.00	\$ 5,815.00
76	412	Concrete foundation for lighting control center and interpretive sign	LS	1	\$ 1,212.00	\$ 1,212.00
77	412	Concrete Mock ups	LS	1	\$ 2,493.00	\$ 2,493.00
78	412	Concrete Sculpture foundations	EA	4	\$ 1,721.47	\$ 6,885.88
79	601	Raised Concrete Board Form Finish Seat Walls	LF	297	\$ 238.35	\$ 70,790.00
80	603	4 inch PVC Pipe (Complete In Place)	LF	0	\$ 15.00	\$ -
81	603	18 Inch Reinforced Concrete Pipe (Complete In Place)	LF	0	\$ 100.00	\$ -
82	603	23 Inch x 14 Inch Reinforced Concrete Pipe Elliptical (Complete In Place)	LF	0	\$ 140.00	\$ -
83	603	30 Inch Reinforced Concrete Pipe (Complete In Place)	LF	0	\$ 200.00	\$ -
84	603	36 Inch Reinforced Concrete Pipe (Complete In Place)	LF	0	\$ 250.00	\$ -
85	603	29 Inch x 45 Inch Reinforced Concrete Pipe Elliptical (Complete In Place)	LF	0	\$ 250.00	\$ -
86	603	36 Inch to 29 Inch x 45 Inch Transition	EA	0	\$ 3,200.00	\$ -
87	604	Area Inlet & Cleanout	EA	0	\$ 500.00	\$ -
88	604	Type 'R' Inlet	EA	0	\$ 4,500.00	\$ -
89	604	Single Type '13' Combo Inlet	EA	0	\$ 4,000.00	\$ -
90	604	72" Dia. Storm Manhole	EA	0	\$ 8,500.00	\$ -

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91	604	84" Dia. Storm Manhole	EA	0	\$ 5,000.00	\$ -
92	604	Concrete pumping	LS	1	\$ 6,579.00	\$ 6,579.00
93	604	Site sealants	LS	1	\$ 1,688.00	\$ 1,688.00
94	607	Fence (Plastic) FOR TREE PROTECTION	LF	20	\$ 31.60	\$ 632.00
95	608	Sidewalk Ramp	SY	22	\$ 220.70	\$ 4,855.40
96	608	Concrete Sidewalk (6 Inch)	SY	113	\$ 79.51	\$ 8,984.63
97	608	Concrete Sidewalk (5" SUB SLAB FOR PAVERS)	SY	391	\$ 56.66	\$ 22,154.00
98	608	Type 1 Interlocking Concrete Pavers (60 mm Thick) (concrete sub-slab)	SF	2320	\$ 16.60	\$ 38,515.00
99	608	Type 1 Interlocking Concrete Pavers (60 mm Thick) (3% over run)	SF	0	\$ 25.00	\$ -
100	608	Type 2 Interlocking Concrete Pavers (60 mm Thick) (concrete sub-slab)	SF	990	\$ -	\$ -
101	608	Type 2 Interlocking Concrete Pavers (60 mm Thick) (3% over run)	SF	0	\$ 25.00	\$ -
102	608	Type 3 Interlocking Concrete Pavers (60 mm Thick) (concrete sub-slab)	SF	175	\$ -	\$ -
103	608	Type 3 Interlocking Concrete Pavers (60 mm Thick) (3% over run)	SF	0	\$ 25.00	\$ -
104	608	Salvaged, Interlocking Concrete Pavers (Timeline)	SF	24	\$ -	\$ -
105	608	Mill Race	SF	0	\$ 25.00	\$ -
106	608	Decorative Concrete Bands	LF	0	\$ 79.39	\$ -
107	608	Buff Sandstone Paver - Salvaged/Existing	EA	0	\$ 25.00	\$ -
108	608	Street Name Text - Sealing of salvaged street names	EA	2	\$ 272.50	\$ 545.00
109	609	Graffiti Control at seatwalls	LS	1	\$ 2,178.00	\$ 2,178.00
110	609	4" Mountable Curb & Gutter	LF	0	\$ 50.00	\$ -
111	609	6" Mountable Curb & Gutter	LF	0	\$ 35.00	\$ -
112	609	6" Vertical Curb & Gutter (2" Catch)	LF	0	\$ 40.00	\$ -
113	609	6" Outfall Curb & Gutter (2" Spill)	LF	0	\$ 15.00	\$ -
114	609	18" Wide Curb & Gutter (2" Catch)	LF	0	\$ -	\$ -
115	613	2-Inch Electrical Conduit (Future Pedestrian Signal)	LF	0	\$ 20.00	\$ -
116	613	3-Inch Electrical Conduit (Future Pedestrian Signal)	LF	0	\$ 25.00	\$ -
117	613	Light Standard and Luminaire (Pedestrian)	EA	0	\$ 5,000.00	\$ -
118	613	String Light Cabling	LF	318	\$ -	\$ -
119	613	Type C catenary luminaire	EA	78	\$ 915.19	\$ 71,385.00
120	613	Type D in-grade lighting system	LS	1	\$ 355,719.00	\$ 355,719.00
121	613	Lighting Control Center	EA	1	\$ 50,705.00	\$ 50,705.00
122	613	3-inch Electrical Conduit (plastic)	LF	0	\$ -	\$ -
123	613	2-inch Electrical Conduit (plastic)	LF	0	\$ 12.00	\$ -
124	613	1-inch Electrical Conduit (plastic)	LF	400	\$ -	\$ -
125	613	3/4-inch Electrical Conduit (plastic)	LS	200	\$ -	\$ -
126	613	Wiring	LS	0.1	\$ -	\$ -
127	613	Pull box tier 22 (11" x 18" x 12")	EA	3	\$ -	\$ -
128	613	Pull Box (17" x 30") (Future Pedestrian Signal)	EA	0	\$ 750.00	\$ -
129	613	Electrical System Modifications	LS	1	\$ -	\$ -
130	613	2-Plex Receptacles	EA	4	\$ 857.25	\$ 3,429.00
131	622	Recycle Container - BY OWNER	EA	0	\$ 2,200.00	\$ -
132	622	Trash Container - BY OWNER	EA	0	\$ 2,200.00	\$ -
133	622	Bicycle Rack	EA	0	\$ 1,500.00	\$ -
134	622	Type 1 Planter Pot (includes incidentals) - BY OWNER	EA	0	\$ 1,500.00	\$ -
135	622	Type 2 Planter Pot (includes incidentals)	EA	0	\$ 1,500.00	\$ -
136	622	Bench	EA	0	\$ 3,000.00	\$ -
137	622	Ornamental Bollard	EA	0	\$ 1,100.00	\$ -
138	622	Pedestrian Light Poles and Concrete Caisson	EA	0	\$ 9,500.00	\$ -
139	622	I-Beam String Light Post - Seat Wall Mount with Concrete Caisson	EA	0	\$ 5,000.00	\$ -
140	622	I-Beam String Light Post - Ground Mount with Concrete Caisson	EA	0	\$ 5,000.00	\$ -
141	622	String Light Building Wall Bracket	EA	3	\$ 136.35	\$ 409.05
142	622	Ornamental Fence Panels	EA	0	\$ 3,000.00	\$ -
143	622	Relocation of the Existing Interpretative Signage	EA	0	\$ 1,500.00	\$ -
144	622	Type 1 Trench Grate at Sidewalk Chase and Frame	LF	0	\$ 2,500.00	\$ -
145	622	Type 2 Trench Grate at Sidewalk Chase and Frame	LF	34	\$ 456.04	\$ 15,505.36
146	622	Type 1 Tree Grate with Frame	EA	0	\$ 200.00	\$ -
147	622	Type 2 Tree Grate with Frame and Trim Ring	EA	2	\$ 3,473.00	\$ 6,946.00
148	622	Drinking Fountain	EA	1	\$ 14,140.00	\$ 14,140.00
149	622	Site Furnishings - Lounge Chair - BY OWNER	EA	0	\$ 2,200.00	\$ -
150	622	Skateboard Deterrents	EA	47	\$ 99.77	\$ 4,689.19
151	623	Irrigation System	LS	1	\$ 5,445.00	\$ 5,445.00
152	619	Mainline Pipe	LF	0	\$ 4.00	\$ -
153	619	Sleeving	LF	0	\$ 8.00	\$ -
154	619	Lateral Pipe	LF	0	\$ 4.00	\$ -
155	619	Drip Lateral Pipe	LF	0	\$ 1.00	\$ -
156	623	Winterization Assembly	EA	0	\$ 750.00	\$ -
157	623	Backflow Prevention Assembly	EA	0	\$ 1,250.00	\$ -
158	623	Master Valve Assembly	EA	0	\$ 500.00	\$ -
159	623	Flow Sensor Assembly	EA	0	\$ 400.00	\$ -
160	623	Isolation Gate Valve Assembly	EA	0	\$ 500.00	\$ -
161	623	Blow Out Assembly	EA	0	\$ 100.00	\$ -
162	623	Quick Coupling Valve Assembly	EA	0	\$ 1.00	\$ -
163	623	Flush Cap Assembly	EA	0	\$ 25.00	\$ -
164	623	Drip Remote Control Valve Assembly	EA	0	\$ 400.00	\$ -
165	623	Planter Pot Irrigation	EA	0	\$ 100.00	\$ -
166	623	Trees In Grate Irrigation	EA	0	\$ 200.00	\$ -
167	623	Two Wire Cable	LF	0	\$ 1.50	\$ -
168	623	Two Wire Cable Grounding	EA	0	\$ 750.00	\$ -
169	625	Construction Surveying	LS	1	\$ 6,861.00	\$ 6,861.00
170	626	Mobilization	LS		\$ -	\$ -
171	630	Construction Zone Traffic Control	LS		\$ 7,500.00	\$ -
172	630	Temporary Fence	LS	1	\$ 686.00	\$ 686.00
173	630	Traffic Control Management	LS	1	\$ 8,168.00	\$ 8,168.00
174	630	Traffic Control Inspection	DAY		\$ -	\$ -
175	630	General Conditions	WK	8	\$ 4,721.63	\$ 37,773.00
176	700	General Requirements	LS	1	\$ 25,234.00	\$ 25,234.00

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<i>WATER MAIN BY CONNELL</i>						
1	202	Remove 6" Gate Valve	EA			
2	202	Removal of Ex Waterline Pipe	LF			
3	619	3/4" Water Service Connection (CIP)	EA			
4	619	1" Water Service Connection (CIP)	EA			
5	619	2" Water Service Connection (CIP)	EA			
6	619	6" Fire Service Connection (CIP)	EA			
7	619	8 Inch Water Main w/ Flowfill (CIP)	LF			
8	619	8 Inch Gate Valve	EA			
9	619	3/4" Copper Water Pipe (CIP)	LF			
Please Note: Water main quantities do not include the Willow & Pine Development proposed stub connections.						

\$ 820,717.06