



| Engineer's Opinion of Estimated Costs for Public/Private Improvements<br>DXD Castle Rock Storage CD26-0014                                                                                                                                                                                                 |                                          |          |      |           |                       |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------|----------|------|-----------|-----------------------|
| All Costs Include Labor and Materials.                                                                                                                                                                                                                                                                     |                                          |          |      |           |                       |
| Item #                                                                                                                                                                                                                                                                                                     | Description                              | Quantity | Unit | Unit Cost | Total Cost            |
| <b>PUBLIC IMPROVEMENTS TO BE INSPECTED</b>                                                                                                                                                                                                                                                                 |                                          |          |      |           |                       |
| <b>Earthwork</b>                                                                                                                                                                                                                                                                                           |                                          |          |      |           |                       |
|                                                                                                                                                                                                                                                                                                            | Mobilization                             | 1        | LS   | \$14,000  | \$14,000.00           |
| <b>Water</b>                                                                                                                                                                                                                                                                                               |                                          |          |      |           |                       |
|                                                                                                                                                                                                                                                                                                            | 3/4" Copper                              | 28       | LF   | \$21      | \$588                 |
|                                                                                                                                                                                                                                                                                                            | 6" DIP                                   | 13       | LF   | \$78      | \$1,010               |
|                                                                                                                                                                                                                                                                                                            | Connections to Existing WL               | 4        | EA   | \$1,750   | \$7,000               |
|                                                                                                                                                                                                                                                                                                            | Fire Hydrant                             | 1        | EA   | \$5,040   | \$5,040               |
|                                                                                                                                                                                                                                                                                                            | Saw Cut & Pavement Replacement           | 300      | SF   | \$21      | \$6,300               |
|                                                                                                                                                                                                                                                                                                            | Tees                                     | 4        | EA   | \$875     | \$3,500               |
|                                                                                                                                                                                                                                                                                                            | 12" Valve                                | 1        | EA   | \$1,400   | \$1,400               |
|                                                                                                                                                                                                                                                                                                            | 3/4" Meter                               | 1        | EA   | \$1,050   | \$1,050               |
|                                                                                                                                                                                                                                                                                                            | 1" Meter                                 | 1        | EA   | \$1,750   | \$1,750               |
| <b>Sanitary Sewer</b>                                                                                                                                                                                                                                                                                      |                                          |          |      |           |                       |
|                                                                                                                                                                                                                                                                                                            | 8" PVC                                   | 150      | LF   | \$44      | \$6,615               |
|                                                                                                                                                                                                                                                                                                            | 4" Sanitary Service                      |          | EA   | \$1,141   | \$0                   |
|                                                                                                                                                                                                                                                                                                            | Connections to Existing San Sewer        | 1        | EA   | \$1,750   | \$1,750               |
|                                                                                                                                                                                                                                                                                                            | Marker Posts                             | 2        | EA   | \$28      | \$56                  |
|                                                                                                                                                                                                                                                                                                            | Locking Type Manhole Covers (5' dia.)    | 2        | EA   | \$1,750   | \$3,500               |
|                                                                                                                                                                                                                                                                                                            | Manholes (5' dia.)                       | 2        | EA   | \$5,023   | \$10,046              |
|                                                                                                                                                                                                                                                                                                            | Sanitary Plug                            | 1        | EA   | \$420     | \$420                 |
|                                                                                                                                                                                                                                                                                                            | WYE connections for service lines        | 1        | EA   | \$875     | \$875                 |
| Subtotal                                                                                                                                                                                                                                                                                                   |                                          |          |      |           | \$64,900.50           |
| 10% Contingency                                                                                                                                                                                                                                                                                            |                                          |          |      |           | \$6,490.05            |
| <b>Total Public Improvements</b>                                                                                                                                                                                                                                                                           |                                          |          |      |           | <b>\$71,390.55</b>    |
| <b>PRIVATE IMPROVEMENTS TO BE INSPECTED</b>                                                                                                                                                                                                                                                                |                                          |          |      |           |                       |
| <b>Transportation</b>                                                                                                                                                                                                                                                                                      |                                          |          |      |           |                       |
|                                                                                                                                                                                                                                                                                                            | 6" Concrete Sidewalks                    | 1675     | SF   | \$42      | \$70,350              |
|                                                                                                                                                                                                                                                                                                            | Curb Gutter                              | 560      | LF   | \$18      | \$9,800               |
|                                                                                                                                                                                                                                                                                                            | Paving                                   | 43461    | SF   | \$21      | \$912,681             |
|                                                                                                                                                                                                                                                                                                            | Street Repair for utility cuts           | 300      | SF   | \$63      | \$18,900              |
|                                                                                                                                                                                                                                                                                                            | Subgrade Prep                            | 43461    | SF   | \$11      | \$456,341             |
|                                                                                                                                                                                                                                                                                                            | Valley Pans                              | 1048     | LF   | \$8       | \$8,803               |
| <b>Drainage</b>                                                                                                                                                                                                                                                                                            |                                          |          |      |           |                       |
|                                                                                                                                                                                                                                                                                                            | Manholes                                 | 1        | EA   | \$4,200   | \$4,200               |
| <b>Water</b>                                                                                                                                                                                                                                                                                               |                                          |          |      |           |                       |
|                                                                                                                                                                                                                                                                                                            | 3/4" Copper                              | 67       | LF   | \$21      | \$1,407               |
|                                                                                                                                                                                                                                                                                                            | 6" Fire Service                          | 110      | LF   | \$78      | \$8,547               |
|                                                                                                                                                                                                                                                                                                            | FDC                                      | 1        | EA   | \$1,400   | \$1,400               |
|                                                                                                                                                                                                                                                                                                            | FDC Line                                 | 7        | LF   | \$78      | \$544                 |
|                                                                                                                                                                                                                                                                                                            | Horizontal Bends                         | 6        | EA   | \$875     | \$5,250               |
|                                                                                                                                                                                                                                                                                                            | Vertical Bends                           | 4        | EA   | \$875     | \$3,500               |
|                                                                                                                                                                                                                                                                                                            | Irrigation Backflow                      | 1        | EA   | \$1,050   | \$1,050               |
| <b>Sanitary Sewer</b>                                                                                                                                                                                                                                                                                      |                                          |          |      |           |                       |
|                                                                                                                                                                                                                                                                                                            | WYE Connection w/ Traffic Rated Cleanout | 4        | EA   | \$910     | \$3,640               |
|                                                                                                                                                                                                                                                                                                            | 4" Sanitary Service                      | 1        | EA   | \$1,141   | \$1,141               |
| Subtotal                                                                                                                                                                                                                                                                                                   |                                          |          |      |           | \$1,507,554           |
| 10% Contingency                                                                                                                                                                                                                                                                                            |                                          |          |      |           | \$150,755.36          |
| <b>Total Private Improvements to be Inspected</b>                                                                                                                                                                                                                                                          |                                          |          |      |           | <b>\$1,658,308.96</b> |
| <b>PRIVATE IMPROVEMENTS NOT TO BE INSPECTED</b>                                                                                                                                                                                                                                                            |                                          |          |      |           |                       |
| <b>Earthwork</b>                                                                                                                                                                                                                                                                                           |                                          |          |      |           |                       |
|                                                                                                                                                                                                                                                                                                            | Import/Export                            | 8047     | CY   | \$4       | \$33,797.40           |
| <b>Drainage</b>                                                                                                                                                                                                                                                                                            |                                          |          |      |           |                       |
|                                                                                                                                                                                                                                                                                                            | 10' Type R Inlets                        | 2        | EA   | \$4,550   | \$9,100               |
|                                                                                                                                                                                                                                                                                                            | Type 13 Valley Grate Inlets              | 2        | EA   | \$3,220   | \$6,440               |
|                                                                                                                                                                                                                                                                                                            | Manholes                                 | 1        | EA   | \$4,200   | \$4,200               |
|                                                                                                                                                                                                                                                                                                            | Retaining Walls 3' Max. Height           | 368      | LF   | \$95      | \$34,729              |
|                                                                                                                                                                                                                                                                                                            | Storm Sewer Pipes 12" PVC                | 115      | LF   | \$78      | \$8,931               |
|                                                                                                                                                                                                                                                                                                            | Storm Sewer Pipes 18" RCP                | 248      | LF   | \$56      | \$13,878              |
| Subtotal                                                                                                                                                                                                                                                                                                   |                                          |          |      |           | \$111,075             |
| 10% Contingency                                                                                                                                                                                                                                                                                            |                                          |          |      |           | \$11,107.55           |
| <b>Total Private Improvements not to be Inspected</b>                                                                                                                                                                                                                                                      |                                          |          |      |           | <b>\$122,183.01</b>   |
| <b>Grand Total</b>                                                                                                                                                                                                                                                                                         |                                          |          |      |           | <b>\$1,851,882.52</b> |
| 1. Surety is calculated based on Public Improvement Costs.<br>2. Inspection Fees are calculated from Public Improvements and Private Improvements to be inspected.<br>3. Use Tax is calculated from the Grand Total of all Improvements minus Earthwork.<br>4. All Costs Shall Include Labor and Material. |                                          |          |      |           |                       |



DEVELOPMENT SERVICES  
**APPROVED**

By jkirkpatrick  
on 08/17/2026

APPROVED-CD26-0014 Cost Est.pdf  
Record Document on File