

## APPENDIX F - PROJECT ESTIMATE

Estimate of Project Costs
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Project Sponsor:	City of St. Charles
Project Title:	PHASE 1A - RIVERPOINTE
Date:	5/6/2020

Specific Roadway Items				
Item	Quantity	Unit	Unit Price	Amount
Clearing and Grubbing	1	LS	\$50,000.00	\$50,000.00
Removal of Improvements	1	LS	\$50,000.00	\$50,000.00
Class "A" Excavation	0	CY		\$0.00
Embankment in Place	125,000	CY	\$10.60	\$1,325,000.00
Compacting Embankment	175,000	CY	\$2.10	\$367,500.00
Curb & Gutter	632	LF	\$25.00	\$15,800.00
Type 5 Aggregate Base (4" thick)	1,159	SY	\$7.20	\$8,342.00
2" - Asphaltic Concrete Mixture PG 70-22 (SP125 Mix)	913	SY	\$8.00	\$7,303.00
8" - Bituminous Pavement Mixture PG 70-22 (BP-2)	913	SY	\$31.50	\$28,756.00
Tack Coat (SS-1H)	100	GAL	\$2.50	\$250.00
Crystal Spring Bridge (Substructure/Superstructure)	0	SF	\$200.00	\$0.00
Bridge Approach Slab	0	SY	\$260.00	\$0.00
Safety Barrier Curb (Culvert)	0	LF	\$125.00	\$0.00
Bridge Removal	0	SF	\$50.00	\$0.00
Type 2 Rock Blanket	1,481	CY	\$35.00	\$51,852.00
12-Inch Watermain (All Inclusive)	200	LF	\$110.00	\$22,000.00
Manhole	2	EA	\$2,500.00	\$5,000.00
Standard Curb Inlet	4	EA	\$3,000.00	\$12,000.00
Large Pipe Curb Inlet	2	EA	\$4,000.00	\$8,000.00
18" Reinforced Concrete Pipe	0	LF	\$46.00	\$0.00
24" Reinforced Concrete Pipe	0	LF	\$68.00	\$0.00
30" Reinforced Concrete Pipe	0	LF	\$80.00	\$0.00
36" Reinforced Concrete Pipe	0	LF	\$98.00	\$0.00
48" Reinforced Concrete Pipe	316	LF	\$115.00	\$36,340.00
54" Reinforced Concrete Pipe	0	LF	\$130.00	\$0.00
60" Reinforced Concrete Pipe	0	LF	\$150.00	\$0.00
72" Reinforced Concrete Pipe	24	LF	\$180.00	\$4,320.00
30" Flared End Section w/ Integral Check Valve	0	EA	\$10,000.00	\$0.00
36" Flared End Section w/ Integral Check Valve	0	EA	\$15,000.00	\$0.00
72" Flared End Section w/ Integral Check Valve	1	EA	\$60,000.00	\$60,000.00
24" Reinforced Concrete Pipe (Sanitary)	0	LF	\$68.00	\$0.00
30" Reinforced Concrete Pipe (Sanitary)	0	LF	\$80.00	\$0.00
36" Reinforced Concrete Pipe (Sanitary)	800	LF	\$98.00	\$78,400.00
Manhole (sanitary)	4	EA	\$2,500.00	\$10,000.00
Sanitary Lift Station	0	LS	\$700,000.00	\$0.00
Chain-Link Fence (Retaining Wall (Culvert)	0	LF	\$25.00	\$0.00
Standard Traffic Control Devices	1	LS	\$30,000.00	\$30,000.00
Signage & Striping / Signal	1	LS	\$250,000.00	\$250,000.00
Bond & Mobilization	1	LS	\$350,000.00	\$350,000.00
Construction Staking & Surveying	1	LS	\$25,000.00	\$25,000.00
Modular Block Retaining Wall	0	SF	\$75.00	\$0.00
Seeding	10	ACRE	\$2,800.00	\$28,000.00
Streetlights (All Inclusive)	6	EA	\$4,000.00	\$24,000.00
			<b>SUBTOTAL</b>	<b>\$2,847,863</b>

Specific Pedestrian Items				
Item	Quantity	Unit	Unit Price	Amount
Concrete Sidewalk (4" Thick)	176	SY	\$46.00	\$8,075.56
Concrete Sidewalk (6" Thick)	351	SY	\$65.00	\$22,822.22
Gravel Trail (6" Thick)		SY	\$15.00	\$0.00
ADA Ramp	4	EA	\$2,000.00	\$8,000.00
			<b>SUBTOTAL</b>	<b>\$38,897.78</b>

Miscellaneous Other Items				
Item	Quantity	Unit	Unit Price	Amount
Erosion Control & SWPPP	1	LS	\$40,000.00	\$40,000.00
			<b>SUBTOTAL</b>	<b>\$40,000.00</b>

Construction Cost Subtotal	\$2,926,760.78
Contingency (15%)	\$439,014.12
Construction Testing	\$272,217.72
Construction Cost Total	\$3,637,992.61
Preliminary Engineering	\$400,000.00
Right-of-Way	\$2,450,000.00
Utility Relocations	\$100,000.00
Project Total *	\$6,587,992.61

Estimate of Project Costs	
Project Sponsor:	City of St. Charles
Project Title:	PHASE 1B - RIVERPOINTE
Date:	5/6/2020

Specific Roadway Items				
Item	Quantity	Unit	Unit Price	Amount
Clearing and Grubbing	1	LS	\$50,000.00	\$50,000.00
Removal of Improvements	1	LS	\$150,000.00	\$150,000.00
Class "A" Excavation	308,740	CY	\$2.00	\$617,480.00
Embankment in Place	308,740	CY	\$2.00	\$617,480.00
Compacting Embankment	308,740	CY	\$2.00	\$617,480.00
Curb & Gutter	10,219	LF	\$25.00	\$255,477.00
Type 5 Aggregate Base (4" thick)	20,308	SY	\$7.20	\$146,215.00
2" - Asphaltic Concrete Mixture PG 70-22 (SP125 Mix)	16,334	SY	\$8.00	\$130,669.00
8" - Bituminous Pavement Mixture PG 70-22 (BP-2)	16,334	SY	\$31.50	\$514,509.00
Tack Coat (SS-1H)	1,100	GAL	\$2.50	\$2,750.00
Crystal Spring Bridge (Substructure/Superstructure)	1,263	SF	\$200.00	\$252,661.00
Bridge Approach Slab	132	SY	\$260.00	\$34,354.00
Safety Barrier Curb (Culvert)	468	LF	\$125.00	\$58,556.00
Bridge Removal	1,263	SF	\$50.00	\$63,165.00
Type 2 Rock Blanket	1,000	CY	\$35.00	\$35,000.00
12-Inch Watermain (All Inclusive)	2,500	LF	\$110.00	\$275,000.00
Manhole	5	EA	\$2,500.00	\$12,500.00
Standard Curb Inlet	36	EA	\$3,000.00	\$108,000.00
Large Pipe Curb Inlet	5	EA	\$4,000.00	\$20,000.00
18" Reinforced Concrete Pipe	1,148	LF	\$46.00	\$52,808.00
24" Reinforced Concrete Pipe	1,077	LF	\$68.00	\$73,236.00
30" Reinforced Concrete Pipe	691	LF	\$80.00	\$55,280.00
36" Reinforced Concrete Pipe	258	LF	\$98.00	\$25,284.00
48" Reinforced Concrete Pipe	217	LF	\$115.00	\$24,955.00
54" Reinforced Concrete Pipe	420	LF	\$130.00	\$54,600.00
60" Reinforced Concrete Pipe	164	LF	\$150.00	\$24,600.00
72" Reinforced Concrete Pipe	564	LF	\$180.00	\$101,520.00
30" Flared End Section w/ Integral Check Valve	1	EA	\$10,000.00	\$10,000.00
36" Flared End Section w/ Integral Check Valve	1	EA	\$15,000.00	\$15,000.00
72" Flared End Section w/ Integral Check Valve	1	EA	\$60,000.00	\$60,000.00
24" Reinforced Concrete Pipe (Sanitary)	0	LF	\$68.00	\$0.00
30" Reinforced Concrete Pipe (Sanitary)	0	LF	\$80.00	\$0.00
36" Reinforced Concrete Pipe (Sanitary)	800	LF	\$98.00	\$78,400.00
Manhole (sanitary)	3	EA	\$2,500.00	\$7,500.00
Sanitary Lift Station	1	LS	\$700,000.00	\$700,000.00
Decorative Fencing	1,800	LF	\$100.00	\$180,000.00
Standard Traffic Control Devices	1	LS	\$30,000.00	\$30,000.00
Signage & Striping	1	LS	\$100,000.00	\$100,000.00
Bond & Mobilization	1	LS	\$500,000.00	\$500,000.00
Construction Staking & Surveying	1	LS	\$50,000.00	\$50,000.00
Modular Block Retaining Wall	14,000	SF	\$75.00	\$1,050,000.00
Seeding	10	ACRE	\$2,800.00	\$28,000.00
Streetlights (All Inclusive)	50	EA	\$4,000.00	\$200,000.00
			<b>SUBTOTAL</b>	<b>\$7,382,479</b>

Specific Pedestrian Items				
Item	Quantity	Unit	Unit Price	Amount
Concrete Sidewalk (4" Thick)	3,659	SY	\$46.00	\$168,295.34
Concrete Sidewalk (6" Thick)	2,509	SY	\$65.00	\$163,054.66
Gravel Trail (6" Thick)	3,931	SY	\$15.00	\$58,963.67
ADA Ramp	65	EA	\$2,000.00	\$130,000.00
			<b>SUBTOTAL</b>	<b>\$520,313.67</b>

Miscellaneous Other Items				
Item	Quantity	Unit	Unit Price	Amount
Erosion Control & SWPPP	1	LS	\$50,000.00	\$50,000.00
			<b>SUBTOTAL</b>	<b>\$50,000.00</b>

\*Assume \$6 / CY for fill from channel

Construction Cost Subtotal	\$7,952,792.67
Contingency (15%)	\$1,192,918.90
Construction Testing	\$272,217.72
<b>Construction Cost Total</b>	<b>\$9,417,929.29</b>
<b>Preliminary Engineering</b>	<b>\$700,000.00</b>
<b>Right-of-Way</b>	<b>\$1,050,000.00</b>
<b>Cell Tower Relocation</b>	<b>\$300,000.00</b>
<b>Utility Relocations</b>	<b>\$900,000.00</b>
<b>Project Total *</b>	<b>\$12,367,929.29</b>

Estimate of Project Costs				
Project Sponsor:	City of St. Charles			
Project Title:	PHASE 2 - RIVERPOINTE			
Date:	5/6/2020			
Specific Roadway Items				
Item	Quantity	Unit	Unit Price	Amount
Clearing and Grubbing	1	LS	\$200,000.00	\$200,000.00
Removal of Improvements	1	LS	\$200,000.00	\$200,000.00
Class "A" Excavation	750,000	CY	\$4.00	\$3,000,000.00
Embankment in Place	525,000	CY	\$2.00	\$1,050,000.00
Compacting Embankment	525,000	CY	\$2.00	\$1,050,000.00
Curb & Gutter	43,183	LF	\$25.00	\$1,079,587.00
Stamped Concrete Median	10,849	SY	\$50.00	\$542,435.00
Type 5 Aggregate Base (4" thick)	77,875	SY	\$7.20	\$560,697.00
2" - Asphaltic Concrete Mixture PG 70-22 (SP125 Mix)	49,075	SY	\$8.00	\$392,598.00
8" - Bituminous Pavement Mixture PG 70-22 (BP-2)	49,075	SY	\$31.50	\$1,545,853.00
Tack Coat (SS-1H)	3,500	GAL	\$2.50	\$8,750.00
Type 2 Rock Blanket	17,209	CY	\$35.00	\$602,311.00
12-Inch Watermain (All Inclusive)	4,558	LF	\$110.00	\$501,383.00
Storm Sewer Manhole	12	EA	\$2,500.00	\$30,000.00
Standard Curb Inlet	47	EA	\$3,000.00	\$141,000.00
Large Pipe Curb Inlet	12	EA	\$4,000.00	\$48,000.00
18" Reinforced Concrete Pipe	1,013	LF	\$46.00	\$46,593.00
24" Reinforced Concrete Pipe	2,881	LF	\$68.00	\$195,885.00
30" Reinforced Concrete Pipe	2,143	LF	\$80.00	\$171,441.00
36" Reinforced Concrete Pipe	266	LF	\$98.00	\$26,068.00
48" Reinforced Concrete Pipe	677	LF	\$115.00	\$77,897.00
54" Reinforced Concrete Pipe	0	LF	\$130.00	\$0.00
60" Reinforced Concrete Pipe	23	LF	\$150.00	\$3,445.00
72" Reinforced Concrete Pipe	1,677	LF	\$180.00	\$301,829.00
24" Flared End Section	7	EA	\$2,500.00	\$17,500.00
60" Flared End Section w/ Integral Check Valve	1	EA	\$50,000.00	\$50,000.00
72" Flared End Section w/ Integral Check Valve	3	EA	\$60,000.00	\$180,000.00
8" Sanitary Sewer Pipe	3,478	LF	\$110.00	\$382,573.37
Sanitary Sewer Manhole	24	EA	\$1,000.00	\$24,000.00
Pedestrian Fence Along Retaining Wall	2,500	LF	\$100.00	\$250,000.00
Standard Traffic Control Devices	1	LS	\$200,000.00	\$200,000.00
Signage & Striping	1	LS	\$200,000.00	\$200,000.00
Bond & Mobilization	1	LS	\$500,000.00	\$500,000.00
Construction Staking & Surveying	1	LS	\$100,000.00	\$100,000.00
Modular Block Retaining Wall	94,420	SF	\$40.00	\$3,776,793.00
Seeding	70	ACRE	\$2,800.00	\$196,000.00
Streetlights (All Inclusive)	111	EA	\$4,000.00	\$444,000.00
			SUBTOTAL	\$18,096,638
Specific Pedestrian Items				
Item	Quantity	Unit	Unit Price	Amount
Concrete Sidewalk (4" Thick)	14,001	SY	\$46.00	\$644,026.39
Concrete Sidewalk (6" Thick)	4,337	SY	\$65.00	\$281,899.55
Gravel Trail (6" Thick)	6,903	SY	\$15.00	\$103,542.70
ADA Ramp	94	EA	\$2,000.00	\$188,000.00
			SUBTOTAL	\$1,217,468.64
Miscellaneous Other Items				
Item	Quantity	Unit	Unit Price	Amount
Erosion Control & SWPPP	1	LS	\$200,000.00	\$200,000.00
			SUBTOTAL	\$200,000.00
Construction Cost Subtotal				\$19,514,106.64
Contingency (20%)				\$3,902,821.33
Inflation (3% for 2 Years)				\$1,188,409.09
Construction Testing				\$484,662.93
Construction Cost Total				\$25,090,000.00
Preliminary Engineering				\$2,600,000.00
Property Acquisition				\$8,000,000.00
Utility Relocations				\$1,310,000.00
Project Total *				\$37,000,000.00

Estimate of Project Costs

Project Sponsor:	City of St. Charles
Project Title:	PHASE 3A - RIVERPOINTE
Date:	5/6/2020

Specific Roadway Items				
Item	Quantity	Unit	Unit Price	Amount
Clearing and Grubbing	1	LS	\$50,000.00	\$50,000.00
Removal of Improvements	1	LS	\$100,000.00	\$100,000.00
Class "A" Excavation	240,000	CY	\$2.00	\$480,000.00
Embankment in Place	240,000	CY	\$2.00	\$480,000.00
Compacting Embankment	240,000	CY	\$2.00	\$480,000.00
Curb & Gutter	2,300	LF	\$25.00	\$57,500.00
Type 5 Aggregate Base (4" thick)	3,734	SY	\$7.20	\$26,884.00
Type 2 Rock Blanket	1,000	CY	\$35.00	\$35,000.00
Standard Curb Inlet	11	EA	\$3,000.00	\$33,000.00
24" Reinforced Concrete Pipe	2,300	LF	\$68.00	\$156,400.00
72" Reinforced Concrete Pipe	200	LF	\$180.00	\$36,000.00
30" Flared End Section w/ Integral Check Valve	5	EA	\$10,000.00	\$50,000.00
72" Flared End Section w/ Integral Check Valve	1	EA	\$60,000.00	\$60,000.00
36" Reinforced Concrete Pipe (Sanitary)	3,200	LF	\$98.00	\$313,600.00
Manhole (sanitary)	6	EA	\$2,500.00	\$15,000.00
Decorative Fencing	2,300	LF	\$100.00	\$230,000.00
Standard Traffic Control Devices	1	LS	\$40,000.00	\$40,000.00
Signage & Striping	1	LS	\$40,000.00	\$40,000.00
Bond & Mobilization	1	LS	\$400,000.00	\$270,000.00
Construction Staking & Surveying	1	LS	\$50,000.00	\$50,000.00
Modular Block Retaining Wall	28,750	SF	\$75.00	\$2,156,250.00
Seeding	32	ACRE	\$2,800.00	\$89,600.00
Streetlights (All Inclusive)	24	EA	\$4,000.00	\$96,000.00
			<b>SUBTOTAL</b>	<b>\$5,345,234</b>

Specific Pedestrian Items				
Item	Quantity	Unit	Unit Price	Amount
Concrete Sidewalk (4" Thick)	5,111	SY	\$46.00	\$235,111.11
Concrete Sidewalk (6" Thick)	0	SY	\$65.00	\$0.00
Gravel Trail (6" Thick)	5,111	SY	\$15.00	\$76,666.67
ADA Ramp	6	EA	\$2,000.00	\$12,000.00
			<b>SUBTOTAL</b>	<b>\$323,777.78</b>

Miscellaneous Other Items				
Item	Quantity	Unit	Unit Price	Amount
Erosion Control & SWPPP	1	LS	\$50,000.00	\$50,000.00
			<b>SUBTOTAL</b>	<b>\$50,000.00</b>

\*Assume \$6 / CY for fill from channel

Construction Cost Subtotal	\$5,719,011.78
Contingency (10%)	\$571,901.18
Construction Cost Total	\$6,290,912.96
Preliminary Engineering	\$700,000.00
Right-of-Way	\$2,100,000.00
Utility Relocations	\$100,000.00
Project Total *	\$9,190,912.96

[illegible]

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## *Responses for 18-121*

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*Title*                      *South River Road/Arena Parkway Signal and lighting Modification  
and Fiber Relocation*

*Date of Opening*    *Tuesday, October 30, 2018*

<u><i>Vendor</i></u>	<u><i>Amount</i></u>	<u><i>Notes</i></u>
Gerstner Electric Inc	\$157,155.75	
Reinhold Electric Inc	\$159,017.25	
Meyer Electric Co	\$164,283.00	
T.G.B. Inc	\$238,637.50	

*This is a list of the responses received, and is provided for informational purposes only. This is not  
a Notice of Award.*

**Riverpointe Public Infrastructure Project – Phase 1 – Mass Grading**  
**BID 4492**  
**Bid Tabs April 24, 2020**  
**2:00 PM**

<b>CONTRACTOR</b>	<b>BID TOTAL</b>
Fischer Grading LLC	\$976,405.00
Kuesel Excavating Company, Inc.	\$1,355,300.00
JTL Landscaping LLC	\$1,395,012.50
KCI Construction Company	\$1,550,000.00
Castle Construction LLC	\$1,557,707.00
Plattin Creek Excavating LLC	\$1,585,000.00
XL Contracting, Inc.	\$1,836,438.67
Kolb Grading LLC	\$1,895,000.00



**Riverpointe Public Infrastructure Project – Phase 1 – Tree Removal**  
**BID 4473**  
**Bid Tabs January 23, 2020**  
**2:00 PM**

**BID 4473**

**Bid Tabs January 23, 2020**

**2:00 PM**

[illegible]

2019 Demolition Contract

BID 4423

			Thoele Asphalt Paving, Inc.		SLT Demolition, LLC		S. Shafer Excavating, Inc.		Spirtas Wrecking Company		Premier Demolition, Inc.		Baker Landscaping & Concrete, LLC		JTL Landscaping, LLC	
ITEM DESCRIPTION	UNIT	TOTAL QTY	UNIT COST	TOTAL COST	UNIT COST	TOTAL COST	UNIT COST	TOTAL COST	UNIT COST	TOTAL COST	UNIT COST	TOTAL COST	UNIT COST	TOTAL COST	UNIT COST	TOTAL COST
1559 South Main Street - Demolition and Removal of Improvements	LS	1	\$30,600.00	\$30,600.00	\$25,777.00	\$25,777.00	\$45,540.00	\$45,540.00	\$32,960.00	\$32,960.00	\$27,500.00	\$27,500.00	\$36,027.39	\$36,027.39	\$15,500.00	\$15,500.00
1606 South River Road - Demolition and Removal of Improvements	LS	1	\$21,000.00	\$21,000.00	\$15,340.00	\$15,340.00	\$17,000.00	\$17,000.00	\$22,800.00	\$22,800.00	\$11,500.00	\$11,500.00	\$24,578.38	\$24,578.38	\$15,000.00	\$15,000.00
<del>148 Melody Lane - Demolition and Removal of Improvements</del>	<del>LS</del>	<del>1</del>	<del>\$18,400.00</del>	<del>\$18,400.00</del>	<del>\$5,000.00</del>	<del>\$5,000.00</del>	<del>\$5,200.00</del>	<del>\$5,200.00</del>	<del>\$17,040.00</del>	<del>\$17,040.00</del>	<del>\$6,000.00</del>	<del>\$6,000.00</del>	<del>\$15,375.90</del>	<del>\$15,375.90</del>	<del>\$5,200.00</del>	<del>\$5,200.00</del>
1606 South River Road - Plugging and Closure of Well	EA	1	\$4,000.00	\$4,000.00	\$2,950.00	\$2,950.00	\$7,000.00	\$7,000.00	\$3,200.00	\$3,200.00	\$2,650.00	\$2,650.00	\$3,000.00	\$3,000.00	\$2,500.00	\$2,500.00
1606 South River Road - Septic Tank Plugging and Disposal	EA	1	\$2,600.00	\$2,600.00	\$750.00	\$750.00	\$2,500.00	\$2,500.00	\$2,200.00	\$2,200.00	\$950.00	\$950.00	\$7,020.27	\$7,020.27	\$2,500.00	\$2,500.00
TOTAL			\$74,600.00		\$54,617.00		\$81,240.00		\$78,800.00		\$49,450.00		\$90,000.00		<del>\$44,700.00</del>	

\$35,500.00



## City of Saint Charles

Public Works Department - Engineering Division  
200 North Second Street, Room 202  
Saint Charles, Missouri 63301-2891  
Phone: (636) 949-3237  
Fax: (636) 940-4601

### South Main Street Fill Site CITY BID #4294

Contractor Name: Pace Construction  
Vendor #: 808  
Invoice #: 3 Final  
Date of Invoice: 8/29/18  
Date Approved: 9/5/18

ORDINANCE # 18-058  
CONTRACT # 18-058  
CONTRACT DATE: 3/9/2018

CONTRACT AMENDMENT No 1: \$8,816.18

ORIGINAL CONTRACT = \$109,349.00  
CONTRACT AMENDMENTS = \$8,816.18  
TOTAL CONTRACT AMOUNT = \$118,165.18

CONTRACT AMOUNT COMPLETED THIS PERIOD = \$0.00  
TOTAL CONTRACT AMOUNT COMPLETED PREVIOUS = \$118,165.18  
TOTAL CONTRACT AMOUNT COMPLETED TO DATE = \$118,165.18

P.O. # 2018-00000510

RETAINED THIS PERIOD = (\$5,908.26)  
TOTAL RETAINED PREVIOUS PERIOD = \$5,908.26  
TOTAL RETAINED TO DATE = (\$0.00)

CONTRACTOR PAY THIS PERIOD = \$5,908.26  
TOTAL CONTRACTOR PAY PREVIOUS = \$112,256.92  
TOTAL CONTRACTOR PAY TO DATE = \$118,165.18

PERCENT CONTRACT COMPLETE TO DATE = 100.00%

Project Number	Account Number	Budget Amount	Previous Price	Pay This Period	Budget Remaining
16STR36	410-500-501-873-001	<u>\$39,184.50</u>	\$39,184.50	\$0.00	\$0.00
16STR36	410-500-501-873-101	<u>\$77,260.18</u>	\$73,072.42	\$4,187.76	\$0.00
16STR36	420-500-501-873-101	<u>\$1,720.50</u>	\$0.00	\$1,720.50	\$0.00

ITEM NO.	DESCRIPTION	UNIT	ESTIMATED QUANTITY	UNIT PRICE	PREVIOUS QUANTITY	PREVIOUS PRICE	QUANTITY THIS PERIOD	PRICE THIS PERIOD	QUANTITY TO DATE	PRICE TO DATE	BID PRICE	PERCENT COMPLETE
1	MOBILIZATION	LS	1	\$ 11,560.00	\$ 1.00	\$11,560.00	0.00	\$0.00	1.00	\$11,560.00	\$11,560.00	100.00%
2	REMOVAL OF 24" RCP	LS	1	\$ 500.00	\$ 1.00	\$500.00	0.00	\$0.00	1.00	\$500.00	\$500.00	100.00%
3	CLEARING AND GRUBBING	LS	1	\$ 15,500.00	\$ 1.00	\$15,500.00	0.00	\$0.00	1.00	\$15,500.00	\$15,500.00	100.00%
4	EARTHWORK GRADING ON-SITE	LS	1	\$ 55,000.00	\$ 1.00	\$55,000.00	0.00	\$0.00	1.00	\$55,000.00	\$55,000.00	100.00%
5	WASHDOWN AREA	EA	1	\$ 11,500.00	\$ 1.00	\$11,500.00	0.00	\$0.00	1.00	\$11,500.00	\$11,500.00	100.00%
6	WASHDOWN AREA SIGN	EA	1	\$ 750.00	\$ 1.00	\$750.00	0.00	\$0.00	1.00	\$750.00	\$750.00	100.00%
7	PUBLIC NOTIFICATION SIGN	EA	0	\$ 750.00	\$ -	\$0.00	0.00	\$0.00	0.00	\$0.00	\$0.00	100.00%
8	WATER TANK - 1,000 GALLONS	EA	1	\$ 2,200.00	\$ 1.00	\$2,200.00	0.00	\$0.00	1.00	\$2,200.00	\$2,200.00	100.00%
9	CHECK DAM	EA	5	\$ 175.00	\$ 5.00	\$875.00	0.00	\$0.00	5.00	\$875.00	\$875.00	100.00%
10	6" DUMP STOME	SY	76	\$ 37.00	\$ 76.00	\$2,812.00	0.00	\$0.00	76.00	\$2,812.00	\$2,812.00	100.00%
11	SILT FENCE	LF	840	\$ 3.15	\$ 840.00	\$2,646.00	0.00	\$0.00	840.00	\$2,646.00	\$2,646.00	100.00%

Phase 1A Parcels Acquired						Mike Green		Commissioners	Purchase	Total
Parcel #		Address			Lot	Appraisal		Award	Price	ROW
					Size	Value				Cost
					& ROW					
5	Vogt	1414 S MAIN ST	Partial		8,693	\$ 25,294	<sup>2</sup>	\$ 75,000		
6	Montgomery	1416 S MAIN ST	Total take		14,718	\$ 145,000	<sup>1</sup>	\$ 147,500		
7	Jordan	S MAIN ST	Total take		44,194	\$ 68,501			\$ 88,388	
8	Therrien	1420 S MAIN ST	Total take		14,399	\$ 130,000		\$ 215,000		
9 & 10	Creacy Trust	1426 S MAIN ST	Total take		11,378	\$ 44,486			\$ 75,000	
11 & 12	Salzwedel	1430 S MAIN ST	Total take		52,547	\$ 100,094		\$ 315,000		
13	Weston Group	1436 S MAIN ST	Total take		27,544	\$ 124,603		\$ 215,000		
14	Ward	1440 S MAIN ST	Total take		26,201	\$ 68,340	<sup>3</sup>	\$ 185,000		
15	Feltz	1559 S MAIN ST	Total take		14,991	\$ 73,532		\$ 490,337	Both Parcels	
16	Feltz		Partial		1,609	\$ 9,448		\$ -		
		TOTAL			216,274	\$ 789,298		\$ 1,642,837	\$ 163,388	\$ 1,806,225
						Parcel 6 Montgomery Homestead Value				\$ 36,875
						1559 S. Main Property Purchase (including closing)				\$ 465,000
						Total ROW cost including Homestead Value				\$ 2,308,100
<sup>1</sup>	Does not include Homestead Value multiplier of 125%					Legal Services (Law offices of Steve Martin)				\$ 45,003
<sup>2</sup>	Consent Judgement					Relocation Costs (OR Colan)				\$ 97,180
<sup>3</sup>	\$490,337 results of jury trial for parcels 15&16					Total Cost for ROW Acquisition				\$ 2,450,283
Phase 1B Parcels Acquired										
Owner	Address	Improvements	Acreage	Sale Price						
Bell	1600 S River Rd	na	6.00	\$ 100						
Whys	1602 S River Rd	na	1.25	\$ 225,000						
Wilson	1606 S River Rd	3b 2 ba	0.90	\$ 291,097						
Buzetta	1606 S River Rd	na	3.01	\$ 500,000						
Relocation and appraisal costs				\$ 19,850						
TOTAL			11.16	\$ 1,036,047						
Phase 3A Parcels Acquired										
Owner	Address	Improvements	Acreage	Sale Price						
Overbey	1744 S River RD	2Bd 1 ba	0.45	\$ 195,000						
Johnston	1722 S River Rd	na	0.78	\$ 60,000						
Netsch	1718 S River Rd	na	1.02	\$ 180,000						
Knepper	1710 S River Rd	3b 2 ba	0.24	\$ 175,000						
Bruening	1880 S River Rd	na	0.27	\$ 30,000						
St. Charles	S River Rd	na	3.30	\$ 300,000						
TOTAL			6.06	\$ 940,000						