

**Exhibit "A"**  
**PUBLIC IMPROVEMENT COSTS**  
 KEN CARYL RANCH APARTMENTS

Tract P and Q Filing 1

Case Number \_\_\_\_\_

7-Apr-22

<b>IMPROVEMENTS LIST PRICING</b>					
<b>Work Category</b>	<b>Improvement Item</b>	<b>Unit</b>	<b>Plan Quantity</b>	<b>Unit Cost</b>	<b>Total Cost</b>
<b>Construction</b>	Vehicle Tracking Pad	EACH	2	\$ 2,280.00	\$ 4,560.00
				<b>Total</b>	\$ 4,560.00
<b>Sediment Control</b>	Inlet Protection	EACH	11	\$ 350.00	\$ 3,850.00
	Concrete Washout Area (Large Site)	EACH	2	\$ 2,000.00	\$ 4,000.00
	Silt Fence	LIN FT	1230	\$ 1.75	\$ 2,152.50
	Sediment Control Logs	LIN FT	1900	\$ 2.00	\$ 3,800.00
				<b>Total</b>	\$ 13,802.50
<b>Erosion Control</b>	Erosion Control Blankets	SQ YD	1820	\$ 2.90	\$ 5,278.00
	Stabilized Staging Area	SQ YD	860	\$ 15.00	\$ 12,900.00
				<b>Total</b>	\$ 18,178.00
<b>Grading</b>	Grading	CU YD	32,840	\$ 4.00	\$ 131,360.00
	Retaining Walls	SFF	14930	\$ 62.00	\$ 925,660.00
				<b>Total</b>	\$ 1,057,020.00
<b>Storm Drainage</b>	Inlets Type R, 5'	EACH	1	\$ 10,000.00	\$ 10,000.00
	Inlets Type R, 10'	EACH	1	\$ 13,000.00	\$ 13,000.00
	Inlets Type Single Type 13 Combo	EACH	1	\$ 4,500.00	\$ 4,500.00
	Inlets Type Quad Type 13 Combo	EACH	1	\$ 9,500.00	\$ 9,500.00
	Storm 8" Area Drain	EACH	2	\$ 700.00	\$ 1,400.00
	Storm Sewer PVC 8"	LIN FT	2050	\$ 40.00	\$ 82,000.00
	Storm Sewer RCP 18"	LIN FT	220	\$ 90.00	\$ 19,800.00
	Storm Sewer RCP 24"	LIN FT	540	\$ 110.00	\$ 59,400.00
	Storm Sewer RCP 30"	LIN FT	70	\$ 130.00	\$ 9,100.00
	Manholes (size) 4' DIA MH	EACH	1	\$ 5,000.00	\$ 5,000.00
	Manholes (size) 5' DIA MH	EACH	5	\$ 6,500.00	\$ 32,500.00
	8" Cleanout	EACH	25	\$ 500.00	\$ 12,500.00
				<b>Total</b>	\$ 258,700.00



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<b>Work Category</b>	<b>Improvement Item</b>	<b>Unit</b>	<b>Plan Quantity</b>	<b>Unit Cost</b>	<b>Total Cost</b>
<b>Construction</b>	Vehicle Tracking Pad	EACH	2		\$ -
				<b>Total</b>	\$ -
<b>Sediment Control</b>	Inlet Protection	EACH	11		\$ -
	Concrete Washout Area (Large Site)	EACH	2		\$ -
	Silt Fence	LIN FT	1230		\$ -
	Sediment Control Logs	LIN FT	1900		\$ -
					<b>Total</b>
<b>Erosion Control</b>	Erosion Control Blankets	SQ YD	1820		\$ -
	Stabilized Staging Area	SQ YD	860		\$ -
				<b>Total</b>	\$ -
<b>Grading</b>	Grading	CU YD	32,840		\$ -
	Retaining Walls	SFF	14930		\$ -
				<b>Total</b>	\$ -
<b>Storm Drainage</b>	Inlets Type R, 5'	EACH	1		\$ -
	Inlets Type R, 10'	EACH	1		\$ -
	Inlets Type Single Type 13 Combo	EACH	1		\$ -
	Inlets Type Quad Type 13 Combo	EACH	1		\$ -
	Storm 8" Area Drain	EACH	2		\$ -
	Storm Sewer PVC 8"	LIN FT	2050		\$ -
	Storm Sewer RCP 18"	LIN FT	220		\$ -
	Storm Sewer RCP 24"	LIN FT	540		\$ -
	Storm Sewer RCP 30"	LIN FT	70		\$ -
	Manholes (size) 4' DIA MH	EACH	1		\$ -
	Manholes (size) 5' DIA MH	EACH	5		\$ -
	8" Cleanout	EACH	25		\$ -
					<b>Total</b>



**Exhibit "A"**

**LANDSCAPING COSTS**

KEN CARYL NORTH PLAINS FILING 3

Alkire Street and Indore Place

Case Number \_\_\_\_\_

7-Apr-22

IMPROVEMENTS LIST PRICING						
Work Category	Improvement Item	Unit	Plan Quantity	Unit Cost	Total Cost	
Landscaping	Special structures (i.e. benches, playground equipment, etc.)					
	Pet Waste Station	EACH	4	\$ 325.00	\$ 1,300.00	
	Trash Receptacle	EACH	4	\$ 630.00	\$ 2,520.00	
	Bike Rack	EACH	4	\$ 350.00	\$ 1,400.00	
	Bench	EACH	3	\$ 1,400.00	\$ 4,200.00	
	Picnic Table A	EACH	9	\$ 2,220.00	\$ 19,980.00	
	Picnic Table B	EACH	3	\$ 2,220.00	\$ 6,660.00	
	Fire Pit	EACH	1	\$ 10,000.00	\$ 10,000.00	
	Reclining Chairs (Pool Area)	EACH	33	\$ 750.00	\$ 24,750.00	
	Site Fence	LIN FT	1,979	\$ 80.00	\$ 158,320.00	
	Deciduous Trees (other than Cottonwood, Willow, Aspen or small ornamentals)					
	2.0" caliper	EACH			\$365.00	\$ -
	Evergreen Trees					
	6' height	EACH	96	\$400.00	\$ 38,400.00	
	Shrubs (type, size)					
	Deciduous 5 gallon	EACH	1,028	\$35.00	\$ 35,980.00	
	Broadleaf Evergreen 5 gallon	EACH	372	\$45.00	\$ 16,740.00	
	Other Evergreen 5 gallon	EACH	447	\$38.00	\$ 16,986.00	
	Ornamental/Fruit Trees					
	1.5" caliper	EACH	32	\$260.00	\$ 8,320.00	
	Ground Cover/Perennials, 1 gallon	EACH	2,203	\$15.00	\$ 33,045.00	
	Seeding Native Grasses Type 1	SQ FT	16,006	\$0.15	\$ 2,400.90	
	Sod	SQ FT	48,232	\$0.40	\$ 19,292.80	
	Dog Turf	SQ FT	1,688	\$25.00	\$ 42,200.00	
	Wood Mulch	SQ FT	87,687	\$0.45	\$ 39,459.15	
	Irrigation System	SQ FT	153,237	\$1.00	\$ 153,237.00	
	Soil Preparation, Finish Grading	SQ FT	169,243	\$0.20	\$ 33,848.60	
	Steel/Plastic Edger	LIN FT	2,676	\$1.50	\$ 4,014.00	
	Concrete Edger	LIN FT	74	\$26.00	\$ 1,924.00	
	DG Paving	SQ FT	2,032	\$1.50	\$ 3,048.00	
	Rock Mulch	SQ FT	5,718	\$1.50	\$ 8,577.00	
	Cobble (River Rock) 3" - 6"	SQ FT	9,912	\$1.50	\$ 14,868.00	
	Concrete Landscape Steppers	EACH	34	\$70.00	\$ 2,380.00	
	Landscape Boulders	TON	13	\$210.00	\$ 2,730.00	

SUBTOTAL: \$ 706,580.45

10% CONTINGENCY: \$ 70,658.05

**TOTAL: \$ 777,238.50**

THIS COST ESTIMATE WAS PREPARED UNDER MY DIRECT SUPERVISION:

\_\_\_\_\_  
(PREPARING ENGINEER SIGNATURE)

DATE

APPROVED:

\_\_\_\_\_  
(ALL OWNERS' SIGNATURES)

DATE

\_\_\_\_\_  
JEFFERSON COUNTY (Representative)

DATE

Alkire Street and Indore Place

Case Number \_\_\_\_\_

7-Apr-22

IMPROVEMENTS LIST PRICING					
Work Category	Improvement Item	Unit	Plan Quantity	Unit Cost	Total Cost
Landscaping	Special structures (i.e. benches, playground equipment, etc.)				
	Pet Waste Station	EACH			
	Trash Receptacle	EACH			
	Bike Rack	EACH			
	Bench	EACH			
	Picnic Table A	EACH			
	Picnic Table B	EACH			
	Fire Pit	EACH			
	Reclining Chairs (Pool Area)	EACH			
	Site Fence	LIN FT			
	Deciduous Trees (other than Cottonwood, Willow, Aspen or small ornamentals)				
	2.0" caliper	EACH			
	Evergreen Trees				
	6' height	EACH			
	Shrubs (type, size)				
	Deciduous 5 gallon	EACH			
	Broadleaf Evergreen 5 gallon	EACH			
	Other Evergreen 5 gallon	EACH			
	Ornamental/Fruit Trees				
	1.5" caliper	EACH			
	Ground Cover/Perennials, 1 gallon	EACH			
	Seeding Native Grasses Type 1	SQ FT			
	Sod	SQ FT			
	Dog Turf	SQ FT			
	Wood Mulch	SQ FT			
	Irrigation System	SQ FT			
	Soil Preparation, Finish Grading	SQ FT			
	Steel/Plastic Edger	LIN FT			
	Concrete Edger	LIN FT			
	DG Paving	SQ FT			
	Rock Mulch	SQ FT			
	Cobble (River Rock) 3" - 6"	SQ FT			
Concrete Landscape Steppers	EACH				
Landscape Boulders	TON				

SUBTOTAL: \$ -  
 10% CONTINGENCY: \$ -  
**TOTAL: \$ -**

THIS COST ESTIMATE WAS PREPARED UNDER MY DIRECT SUPERVISION:

\_\_\_\_\_  
 (PREPARING ENGINEER SIGNATURE)

\_\_\_\_\_  
 DATE

APPROVED:

\_\_\_\_\_  
 (ALL OWNERS' SIGNATURES)

\_\_\_\_\_  
 DATE

\_\_\_\_\_  
 JEFFERSON COUNTY (Representative)

\_\_\_\_\_  
 DATE