

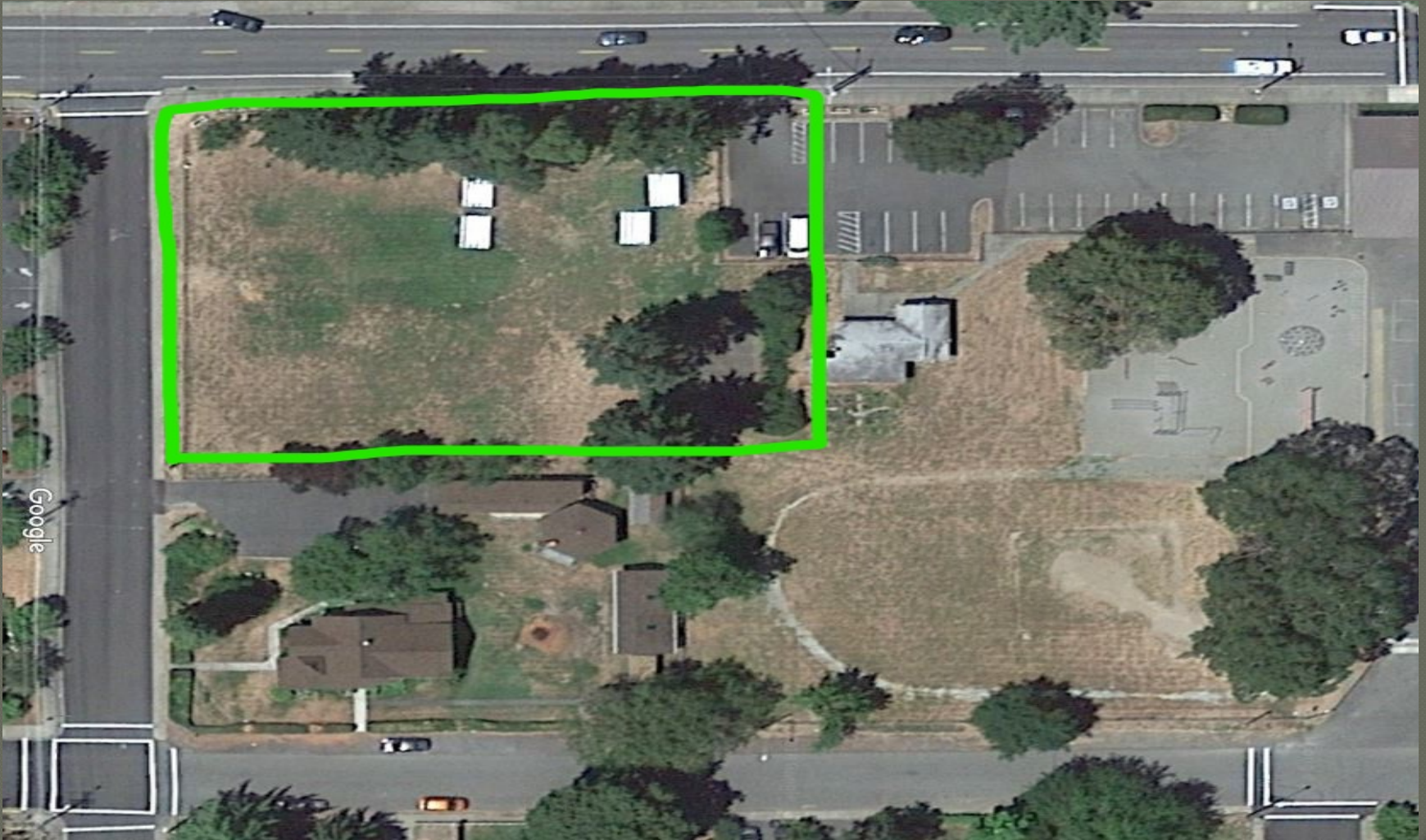
ROOSTER PARK



Welcome to our Rooster Park



ROOSTER PARK – Property Layout



Rooster Park Master Plan

Pg. 1

Rooster Park Master Plan Probable Construction Cost Estimate - May 2017

SITE DEMOLITION	QTY	UNIT	COST/UNIT	EXTENDED COST	COMMENTS
Remove A.C. paving	972	SF	\$ 1.50	\$ 1,458.00	
Site Grading & Grubbing	1	LS	\$ 4,500.00	\$ 4,500.00	
				SUB TOTAL	\$ 5,958.00
CONCRETE PAVING	QTY	UNIT	COST/UNIT	EXTENDED COST	
Splash Pad (Existing Grandstand)	706	SF	\$ 6.50	\$ 4,589.00	
Concrete sidewalk	1382	SF	\$ 6.00	\$ 8,292.00	
				SUB TOTAL	\$ 12,881.00
PATHS	QTY	UNIT	COST/UNIT	EXTENDED COST	
Pavers	5092	SF	\$ 15.00	\$ 76,380.00	Includes base
Granite	1604	SF	\$ 3.25	\$ 5,213.00	Includes edging
				SUB TOTAL	\$ 81,593.00
DRAINAGE	QTY	UNIT	COST/UNIT	EXTENDED COST	
Steel Catch Basins	3	EA	\$ 536.00	\$ 1,608.00	
4" Drain Pipe & Fittings	1	LS	\$ 1,119.00	\$ 1,119.00	
Labor & Equipment	1	LS	\$ 2,500.00	\$ 2,500.00	
				SUB TOTAL	\$ 5,227.00
IRRIGATION	QTY	UNIT	COST/UNIT	EXTENDED COST	
Medium system (heads, lines, valves installed)	22630	SF	\$ 1.65	\$ 37,339.50	
Pump System for Splash Park Water	1	LS	\$ 3,000.00	\$ 3,000.00	
Irrigation Controller	1	LS	\$ 650.00	\$ 650.00	
Backflow Prevention Device	1	EA	\$ 750.00	\$ 750.00	
				SUB TOTAL	\$ 41,739.50
FENCES	QTY	UNIT	COST/UNIT	EXTENDED COST	
Chain link, vinyl black coated - 4' ht.	731	LF	\$ 14.25	\$ 10,416.75	
Double Gate, 10' x 4' ht.	1	EA	\$ 1,250.00	\$ 1,250.00	
Gate, 3' wide x 4' ht.	3	EA	\$ 250.00	\$ 750.00	
				SUB TOTAL	\$ 12,416.75
ATHLETIC FACILITIES	QTY	UNIT	COST/UNIT	EXTENDED COST	
ENERGI 5-Piece Exercise Stations	1	EA	\$ 17,900.00	\$ 17,900.00	Playworld
Installation	1	LS	\$ 3,200.00	\$ 3,200.00	
				SUB TOTAL	\$ 21,100.00
SIGN	QTY	UNIT	COST/UNIT	EXTENDED COST	
Footings / CMU / Stonework / Cap	1	LS	\$ 10,500.00	\$ 10,500.00	
Rooster Installation	1	LS	\$ 2,000.00	\$ 2,000.00	
				SUB TOTAL	\$ 12,500.00
SITE AND STREET FURNISHINGS	QTY	UNIT	COST/UNIT	EXTENDED COST	
Picnic Tables	1	EA	\$ 1,500.00	\$ 1,500.00	
Game Tables	2	EA	\$ 2,500.00	\$ 5,000.00	
Bench Seating	3	EA	\$ 900.00	\$ 2,700.00	
Ping Pong table	1	EA	\$ 2,500.00	\$ 2,500.00	
				SUB TOTAL	\$ 11,700.00

Rooster Park Master Plan

Pg. 2

SOIL PREPARATION	QTY	UNIT	COST/UNIT	EXTENDED COST		
Topsoil, imported	144	CY	\$ 32.00	\$ 4,608.00		
Grading	1	LS	\$ 2,720.00	\$ 2,720.00		
Soil Amendment, Equip. & Labor	1	LS	\$ 7,400.00	\$ 7,400.00		
				SUB TOTAL	\$	14,728.00

LAWN / GRASSES	QTY	UNIT	COST/UNIT	EXTENDED COST		
Lawn (hydroseed - includes fine prep)	22,750	SF	\$ 0.30	\$ 6,825.07		
				SUB TOTAL	\$	6,825.07

PLANTING INSTALLED	QTY	UNIT	COST/UNIT	EXTENDED COST		
Trees - 2" cal.	25	EA	\$ 345.00	\$ 8,625.00		
Shrubs & groundcover @ parking	3317	SF	\$ 2.00	\$ 6,634.00		
Organic bark mulch - 4" depth	46	CY	\$ 65.00	\$ 2,990.00		
Bulbs	169	SF	\$ 2.00	\$ 338.46		
				SUB TOTAL	\$	18,587.46

SPLASH PAD	QTY	UNIT	COST/UNIT	EXTENDED COST		
Splash Pad Complete	1	EA	\$ 45,000.00	\$ 45,000.00		
				SUB TOTAL	\$	45,000.00

SITE LIGHTING	QTY	UNIT	COST/UNIT	EXTENDED COST		
Direct burial	1650	LF	\$ 6.00	\$ 9,900.00		
Pedestrian, 12' poles	11	EA	\$ 2,500.00	\$ 27,500.00		LED lamp
Electrician + Labor	1	LS	\$ 8,250.00	\$ 8,250.00		
				SUB TOTAL	\$	45,650.00

PARK BUILDINGS	QTY	LOT	COST/UNIT	EXTENDED COST		
Permanent Restrooms with exterior drinking fountain	1	LS	\$ 42,000.00	\$ 42,000.00		
Sewer Hook-up / Power Drop	1	LS	\$ 20,000.00	\$ 20,000.00		
Pavilion	1	EA	\$ 48,000.00	\$ 48,000.00		Includes 4" slab
Amphitheater	1	EA	\$ 7,500.00	\$ 7,500.00		
				SUB TOTAL	\$	117,500.00

ADDITIONAL COST FACTORS

Estimating Contingency (4%) \$ 4,700.00

TOTAL ESTIMATED DIRECT CONSTRUCTION COSTS

\$ 458,105.78

CONTINGENCY ALLOWANCE

Recommended Construction Contingency Allowance (10%) \$ 45,810.58

TOTAL WITH CONTINGENCY

\$ 503,916.36

* **Disclaimer:** The above estimate is for the Direct Construction Costs Only. It does not include furnishing and equipment, consultant fees, plan check fees, financing costs, nor any other normally associated development costs. The above estimates assume a bid type of project, with at least three qualified bidders in each of the major sub-trades. The current market is extremely volatile, with sharp increases in costs and shortage in materials such as steel, copper, cement and drywall. We have attempted to reflect these factors in the above estimate and will continue to monitor them as the project progresses. The above estimate assumes a construction start date of _____. If the start of construction is delayed beyond the date above, the estimates must be indexed at a rate of 4-8% per year compounded.

OPTIONAL ASSUMPTIONS: Prevailing wage rates apply, No donated material or labor.

Rooster Park – Final Master Plan

FINAL MASTER PLAN ELEMENTS

- Rooster Crow Event area (50' x 50')
- Rooster Crow Event bleacher seating areas (10' x 50' each)
- Outdoor pavilion
- Game tables for ping pong, backgammon, chess and checkers
- Rooster sculpture donor wall
- Splash pad with half-shell performance structure
- Grass berm amphitheater
- Vehicle accessible pathway loop with bench seating
- Exercise stations located along pathway
- Drinking fountain
- Vendor tent location areas
- Preservation of the majority of existing trees
- Additional shade tree plantings
- Bulb planting area with crocosmia and daffodils
- Open play turf area
- Restroom and storage area
- Park lighting



NORTH

SCALE 1" = 10'

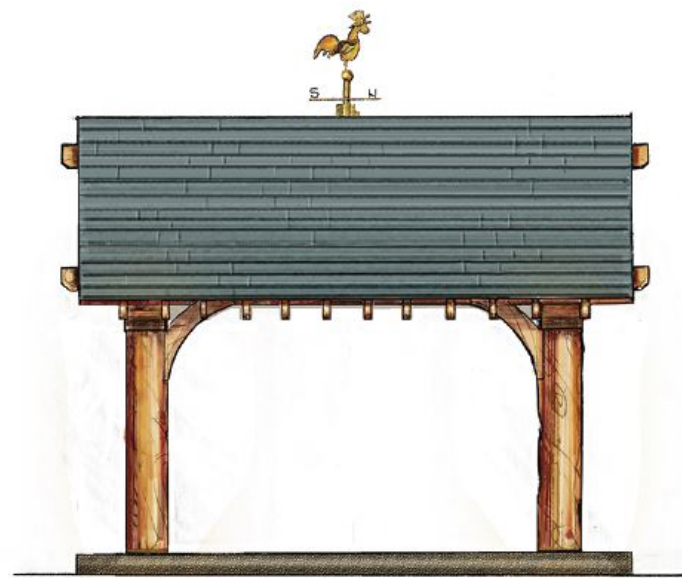
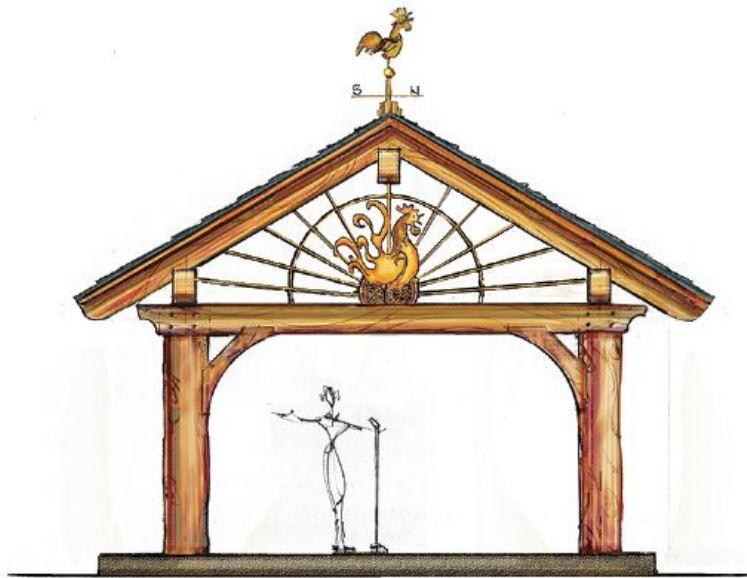
ROOSTER PARK



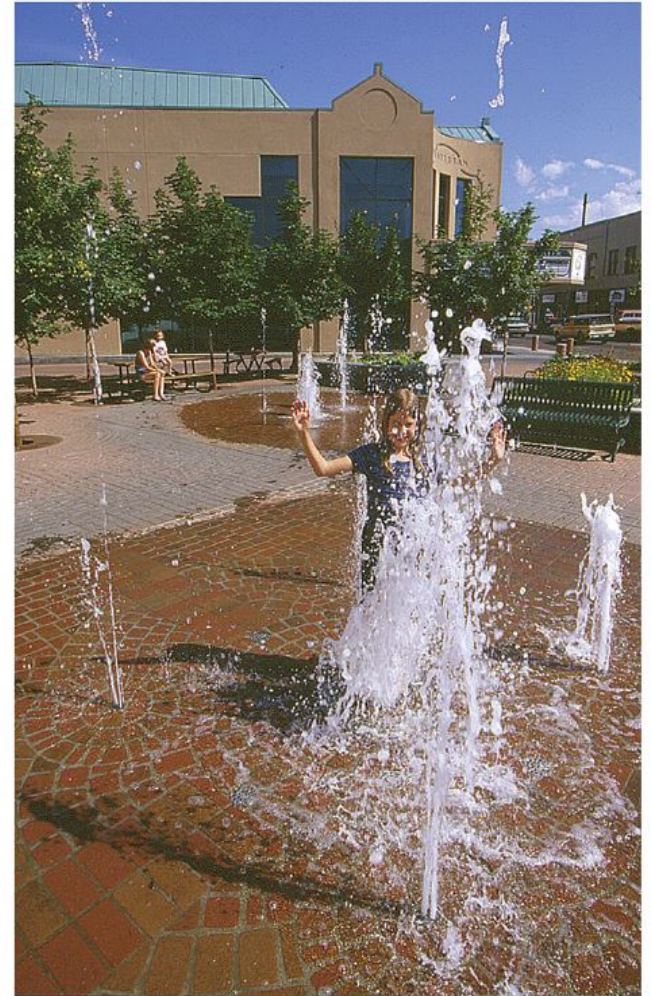
FINAL MASTER PLAN

APRIL 2017

Pavilion



Splash Pad



Concrete Game Tables



Concrete Game Tables



Workout Equipment

