



Engineer's Opinion of Probable Construction Costs

File: Estimate

Preliminary Estimate

Estimate Date: 1/4/2017

MDTMB/MDNR

NDG Project No. N3055.180

Belle Isle Boat Club Fishing Access

File No.: 751/15224.MNB

Index No.: 59715

Belle Isle, Michigan

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This Estimate Includes:

Parking lot renovations, bridge removal and replacement, sidewalk removal and replacement, site fill and new turf, pool in-fill, and pier renovations.

Item No.	Description	Units	Qty	Unit Price	Amount
Phase 1 Construction					
General					
	Mobilization	Lsum	1	\$ 80,000.00	\$ 80,000.00
	General Conditions	Lsum	1	\$ 80,000.00	\$ 80,000.00
				Subtotal	\$ 160,000.00
Pier Improvements					
	Remove Wood Decking	Lft	87,200	\$ 0.30	\$ 26,160.00
	Remove Main Pier Extra Framing Layer	Lsum	1	\$ 55,000.00	\$ 55,000.00
	Remove Abandoned Electrical Items	Lsum	1	\$ 5,000.00	\$ 5,000.00
	Remove Wood Ramp	Each	2	\$ 200.00	\$ 400.00
	Structural Pier Repairs (100psf capacity)	Lbs	17,500	\$ 12.00	\$ 210,000.00
	Permanent Barrier at Pier	Each	2	\$ 750.00	\$ 1,500.00
	Pier Edge Treatment (Curb)	Ft	1,400	\$ 15.00	\$ 21,000.00
	Wood Decking	Sft	7,000	\$ 6.00	\$ 42,000.00
	Pier Structure Repairs	Lsum	1	\$ 50,000.00	\$ 50,000.00
	Pier Lighting Fixtures	Each	25	\$ 3,000.00	\$ 75,000.00
	Steel Sheet Pile Repairs	Sft	4500	\$ 25.00	\$ 112,500.00
	New Electrical Panel	Each	1	\$ 2,500.00	\$ 2,500.00
	Safety Ladders	Each	10	\$ 1,500.00	\$ 15,000.00
	Steel Ramp (pier)	Sft	200	\$ 8.00	\$ 1,600.00
	Weep Holes Stops	Each	6	\$ 1,000.00	\$ 6,000.00
				Subtotal	\$ 623,660.00
Bridge Replacement					
	Remove Bridge	Lsum	1	\$ 12,000.00	\$ 12,000.00
	Concrete Bridge	Lsum	1	\$ 125,000.00	\$ 125,000.00
	Concrete Bridge Approaches	Cyd	35	\$ 125.00	\$ 4,375.00
	ADA Sidewalk Ramp & Detectable Warning	Lsum	1	\$ 700.00	\$ 700.00
	Slope Restoration	Syd	2500	\$ 3.00	\$ 7,500.00
				Subtotal	\$ 149,575.00
Contingencies					
	Estimating Contingency	Dlr	0.05	\$ 868,000.00	\$ 43,400.00
	Construction Contingency	Dlr	0.1	\$ 868,000.00	\$ 86,800.00
	Design Engineering	Dlr	0.02	\$ 868,000.00	\$ 13,020.00
	Construction Administration	Dlr	0.05	\$ 868,000.00	\$ 43,400.00
				Subtotal	\$ 186,620.00
					Phase 1 Total \$ 1,119,855.00
Alternate 1 - Pier Edge Treatment (Rail)		Ft	1386	\$ 125.00	\$ 173,250.00

Phase 2 Construction**General**

Mobilization	Lsum	1	\$ 40,000.00	\$ 40,000.00
General Conditions	Lsum	1	\$ 40,000.00	\$ 40,000.00
			Subtotal	\$ 80,000.00

Site Improvements

Remove Sidewalk	Syd	750	\$ 8.00	\$ 6,000.00
Remove Trees	Each	8	\$ 200.00	\$ 1,600.00
Remove Pool Barriers	Lsum	1	\$ 5,000.00	\$ 5,000.00
Remove Misc Site Items	Lsum	1	\$ 2,000.00	\$ 2,000.00
Concrete Retaining Step	Cyd	20	\$ 850.00	\$ 17,000.00
Concrete Sidewalk Repair	Sft	7,400	\$ 6.00	\$ 44,400.00
4" Th. Concrete Sidewalk	Sft	9,400	\$ 3.50	\$ 32,900.00
Site Lighting Fixtures & New Panel	Each	6	\$ 4,000.00	\$ 24,000.00
			Subtotal	\$ 132,900.00

Pool Fill

Sand Fill & Grading	Cyd	600	\$ 20.00	\$ 12,000.00
Adjust Rim Elevations	Each	7	\$ 400.00	\$ 2,800.00
Topsoil	Syd	3,100	\$ 2.00	\$ 6,200.00
Seed	Lbs	150	\$ 4.00	\$ 600.00
Mulch	Syd	3,100	\$ 0.50	\$ 1,550.00
Geofoam Fill	Cyd	900	\$ 150.00	\$ 135,000.00
Aggregate 6A	Cyd	1,300	\$ 35.00	\$ 45,500.00
Repair Elevated Slab	Sft	7,400	\$ 6.00	\$ 44,400.00
Remove & Relocate Lookout	Lsum	1	\$ 2,000.00	\$ 2,000.00
			Subtotal	\$ 250,050.00

Contingencies

Estimating Contingency	Dlr	0.05	\$ 469,000.00	\$ 23,450.00
Construction Contingency	Dlr	0.1	\$ 469,000.00	\$ 46,900.00
Design Engineering	Dlr	0.02	\$ 469,000.00	\$ 9,380.00
Construction Administration	Dlr	0.05	\$ 469,000.00	\$ 23,450.00
			Subtotal	\$ 103,180.00

Phase 2 Total \$ 566,130.00**Phase 3 Construction****General**

Mobilization	Lsum	1	\$ 25,000.00	\$ 25,000.00
General Conditions	Lsum	1	\$ 25,000.00	\$ 25,000.00
			Subtotal	\$ 50,000.00

Parking Lot Improvements

Remove Sidewalk	Syd	85	8	\$ 680.00
Remove HMA	Syd	6,000	\$ 3.00	\$ 18,000.00
Grading	Lsum	1	\$ 5,000.00	\$ 5,000.00
HMA, LVSP	Ton	660	\$ 80.00	\$ 52,800.00
Aggregate Base, 6 inch	Syd	2,900	\$ 6.00	\$ 17,400.00
Parking Lot Lighting	Each	15	\$ 2,000.00	\$ 30,000.00
Handicap Symbols Pavement Markings	Each	2	\$ 125.00	\$ 250.00
Pavement Markings Stripes	Lft	1,000	\$ 1.00	\$ 1,000.00
4" Th. Concrete Sidewalk	Sft	1,300	\$ 3.50	\$ 4,550.00
Parking Lot Drainage	Lsum	1	\$ 16,000.00	\$ 16,000.00
			Subtotal	\$ 145,680.00

Contingencies

Estimating Contingency	Dlr	0.05	\$ 196,000.00	\$ 9,800.00
Construction Contingency	Dlr	0.10	\$ 196,000.00	\$ 19,600.00
Design Engineering	Dlr	0.02	\$ 196,000.00	\$ 3,920.00
Construction Administration	Dlr	0.05	\$ 196,000.00	\$ 9,800.00
			Subtotal	\$ 43,120.00

Phase 3 Total \$ 238,800.00**Total \$ 1,924,785.00**

NOTE: Actual construction costs may vary significantly depending upon the timing of construction, market conditions, and other factors beyond our control.