



5500 Greenwood Plaza Blvd., Suite 200
 Greenwood Village, CO 80111
 303.770.8884 • GallowayUS.com

Date: 3/14/2024
 Project: Exchange Lot 1
 Location: 19590 E. Mainstreet
 Produced By: HCH
 Checked By: TDK

Key Assumptions:

1. This Opinion of Probable Cost is based upon a bid database compiled by Galloway . Galloway has no control over costs or the price of labor, equipment, materials, or the contractors methods of pricing, Galloway makes no warranty, expressed, or implied, as to the accuracy of such opinion compared to bid or actual costs.
2. This Opinion of Probable Cost reflects site improvements only, and not any estimates of structural / architectural items.

Item Description	Unit Cost	Unit	Quantity	Cost	Line Item Assumptions
Public Improvements					
Demolition					
Removal, Concrete Curb and Gutter	\$ 7.33	L.F.	117	\$ 857.61	
Removal, Concrete Sidewalk	\$ 6.16	S.Y.	137	\$ 843.92	
Removal, Asphalt Paving	\$ 29.63	S.Y.	50	\$ 1,481.50	
Sawcut Edge of Pavement	\$ 5.50	L.F.	130	\$ 715.00	
Demolition Sub Total				\$ 3,898.03	
Public Improvements					
Paving					
Concrete Curb and Gutter	\$ 29.38	L.F.	117	\$ 3,437.46	
Concrete Sidewalk	\$ 7.59	S.F.	1097	\$ 8,326.23	
Asphalt Paving (Assume 8")	\$ 51.75	S.Y.	55	\$ 2,846.25	
Concrete Paving (Assume 8")	\$ 7.50	S.F.	227	\$ 1,702.50	
Curb Ramp	\$ 2,968.83	E.A.	3	\$ 8,906.49	
Truncated Domes	\$ 200.00	E.A.	3	\$ 600.00	
Paving Sub Total				\$ 25,818.93	
As-Builts	\$ 2,500.00	L.S.	1	\$ 2,500.00	
Construction Observation	\$ 2,500.00	L.S.	1	\$ 2,500.00	
Sub Total - As-Builts & Construction Observation				\$ 5,000.00	
General Contractors General Conditions	3.50%			\$ 1,215.09	
General Contractors OH & Profit	5.00%			\$ 1,735.85	
Sub Total				\$ 37,667.90	
10% Contingency				\$ 3,766.79	
TOTAL IMPROVEMENTS				\$ 41,434.69	

