

Name of Addition

132 PlatteviewSID # **New****Source and Use of Funds:**

(Provide a separate sheet for the preliminary plat and for each final plat phase.)

	Proposed Improvements		Construction Cost	Total Cost	General Obligation	Special Assessed	Financing Reimbursable	Private
	Quantity							
Storm Sewer								
Storm Sewer	6,090	LF	\$1,775,900	\$2,498,700	\$2,498,700			
PCSMP Acquisition	3.4	AC.	\$163,200	\$195,900	\$195,900			
Sanitary Sewer								
SCCWWA Sewer Fees	61.5	AC.	\$1,844,100	\$2,188,000	\$2,188,000		\$2,188,000 ³	
Interior	12,960	LF	\$1,336,200	\$1,880,000		\$1,880,000		
Paving								
Exterior (Platteview Rd and 132nd St)	4,537	SY	\$835,100	\$1,175,000	\$1,175,000		\$587,500 ⁵	
Interior	27,562	SY	\$2,248,400	\$3,163,500	\$748,500	\$2,415,000		
Traffic Signal (132nd and Platteview Rd)	1	LS	\$525,000	\$738,700	\$738,700		\$554,100 ⁴	
City Review Fee	1	LS	\$82,100	\$82,100	\$82,100			
Springfield ASIP Fee	1	LS	\$60,000	\$72,000	\$72,000			
ADA Ramps and SID Sidewalks	1	LS	\$198,500	\$279,300	\$279,300			
Water								
Interior (in ROWs)	10,100	LF	\$1,574,900	\$2,215,900		\$2,215,900		
Exterior								
Water Connection-Capital Facility Fees	1	LS	\$127,100	\$152,600	\$152,600			
Electricity (SF, MF, and Commercial)	1	LS	\$491,900	\$692,000		\$692,000		
Gas (Interior)								
Gas (Exterior)								
Total			<u>\$11,262,400</u>	<u>\$15,333,700</u>	<u>\$8,130,800</u>	<u>\$7,202,900</u>	<u>\$3,329,600</u>	

¹ Total cost includes engineering fees and administrative fees² Attach a statement of assumptions as basis for preliminary projections.³ 100% of SCCWWA Sewer Fees shall be paid by the SID as a General Obligation expense and reimbursed by others.⁴ 75% of traffic signal at the intersection 132nd St and Platteview Rd shall be reimbursed by adjacent property owners.⁵ Exterior paving of 132nd St and Platteview Rd shall include 6 ft of widening on each side (project side and opposite side) for a total road width of 37 ft, and tapering down to 25 ft to match existing road. 50% of these improvements shall be reimbursed by adjacent properties upon

G.O. Debt Less Reimbursement

\$ 4,801,200

Valuation

\$ 98,211,000

Debt Ratio

4.89%

Date

December 8, 2025

PRELIMINARY COST ESTIMATE

Springfield Residential (SW Corner of 132nd and Platteview Rd)

TD2 NO: 2380-104

DATE: 10-8-25

SID: New

Total = acres

Residential = acres

ROW = acres

ITEM OF WORK	UNIT	QUANTITY	UNIT PRICE	AMOUNT
SANITARY SEWER				
6-inch Stub San. Swr. w/ Crushed Rock Bedding	LF	4970	\$56.00	\$278,320.00
8-inch Stub San. Swr. w/ Crushed Rock Bedding	LF	60	\$60.00	\$3,600.00
8-inch Main Line San. Swr. w/ Crushed Rock Bedding	LF	7990	\$60.00	\$479,400.00
Directional Bore 8" PVC	LF	200	\$160.00	\$32,000.00
18-inch O.D. Welded Steel Casing	LF	0	\$150.00	\$0.00
Bore and Jack 18-inch O.D. Welded Steel Casing	LF	0	\$600.00	\$0.00
Wyes or Slants	EA	184	\$300.00	\$55,200.00
54" I.D. Sanitary Sewer Manhole	VF	560	\$650.00	\$364,000.00
Standard Ring & Cover	EA	43	\$1,000.00	\$43,000.00
Tap Existing Manhole/Stub	EA	1	\$5,000.00	\$5,000.00
Crushed Rock, Unstable Trench	TON	100	\$100.00	\$10,000.00
Geotextile Fabric, Unstable Trench	SY	100	\$20.00	\$2,000.00
Lift Station w/ Backup Generator	LS	0	\$400,000.00	\$0.00
4" PVC DR 14 Force Main w/ Tracer Wire	LF	0	\$38.00	\$0.00
Subtotal (5% Contingency)				\$1,336,146.00
Engineering Fees, 21%				\$280,590.66
Legal Fees, 5%				\$66,807.30
Warrant Interest, 1 Yrs. @ 8%				\$106,891.68
Subtotal				\$1,790,435.64
Warrant Fee, 5%				\$89,521.78
Total				\$1,879,957.42
SANITARY SEWER OUTFALL				
Mobilization	LS	0	\$100,000.00	\$0.00
Directional Bore PVC Siphon (10")	LF	0	\$150.00	\$0.00
12-inch San. Swr. w/ Crushed Rock Bedding	LF	0	\$100.00	\$0.00
15-inch San. Swr. w/ Crushed Rock Bedding	LF	0	\$110.00	\$0.00
Bore and Jack 18-inch O.D. Welded Steel Casing	LF	0	\$650.00	\$0.00
54" I.D. Sanitary Sewer Manhole	VF	0	\$700.00	\$0.00
Standard Ring & Cover	EA	0	\$1,000.00	\$0.00
Tap Existing Manhole/Stub	EA	0	\$5,000.00	\$0.00
84" Siphon Outlet Manhole	EA	0	\$60,000.00	\$0.00
84" Siphon Inlet Manhole	EA	0	\$60,000.00	\$0.00
Directional Bore 15" PVC Sewer Siphon Pipe	LF	0	\$100.00	\$0.00
Dewatering, If necessary	LS	0	\$50,000.00	\$0.00
Crushed Rock, Unstable Trench	TON	0	\$100.00	\$0.00
Geotextile Fabric, Unstable Trench	SY	0	\$6.00	\$0.00
Seeding/Matting	SY	0	\$2.00	\$0.00
Geotech Report	LS	0	\$20,000.00	\$0.00
Topographic Survey	LS		\$20,000.00	\$0.00
Permanent Easement	ACRE		\$50,000.00	\$0.00
Temporary Easement	ACRE	0	\$10,000.00	\$0.00
Subtotal (5% Contingency)				\$0.00
Engineering Fees, 21%				\$0.00
Legal Fees, 5%				\$0.00

Warrant Interest, 1 Yrs. @ 8%	\$0.00
Subtotal	\$0.00
Warrant Fee, 5%	\$0.00
Total	\$0.00

PAVEMENT, MINOR (SPECIAL ASSESS)

Mobilizaton	LS	1.00	\$200,000.00	\$200,000.00
7-inch PCC Pavement	SY	19570	\$60.00	\$1,174,200.00
9-inch PCC Pavement	SY	2090	\$80.00	\$167,200.00
Common Excavation	CY	7828	\$10.00	\$78,280.00
5" Wide (White) Striping	LF	0	\$5.50	\$0.00
5" Wide (Yellow) Striping	LF	0	\$5.50	\$0.00
12" Wide (White) Striping	LF	0	\$14.00	\$0.00
Preformed Pavement Marking Symbol	EA	0	\$1,000.00	\$0.00
Adjust Manhole	EA	50	\$300.00	\$15,000.00
Street Signs	EA	0	\$300.00	\$0.00

Subtotal (5% Contingency)				\$1,716,414.00
Engineering Fees, 21%				\$360,446.94
Legal Fees, 5%				\$85,820.70
Warrant Interest, 1 Yrs. @ 8%				\$137,313.12
Subtotal				\$2,299,994.76
Warrant Fee, 5%				\$114,999.74
Total				\$2,414,994.50

PAVEMENT, MINOR (GENERAL OBLIGATION)

Mobilizaton	LS	1	\$100,000.00	\$100,000.00
6-inch Median Pavement	SY	255	\$70.00	\$17,850.00
7-inch PCC Pavement	SY	3962	\$58.00	\$229,796.00
9-inch PCC Pavement	SY	1685	\$75.00	\$126,375.00
Common Excavation	CY	2361	\$10.00	\$23,608.00
Adjust Manhole	EA	0	\$1,000.00	\$0.00
5" Wide (White) Striping	LF	600	\$5.00	\$3,000.00
5" Wide (Yellow) Striping	LF	0	\$8.00	\$0.00
12" Wide (White) Striping	LF	0	\$14.00	\$0.00
Preformed Pavement Marking Symbol	EA	6	\$1,000.00	\$6,000.00
Pavement Removal	SY	0	\$50.00	\$0.00
Street Signs	EA	0	\$500.00	\$0.00

Subtotal (5% Contingency)				\$531,960.45
Engineering Fees, 21%				\$111,711.69
Legal Fees, 5%				\$26,598.02
Warrant Interest, 1 Yrs. @ 8%				\$42,556.84
Subtotal				\$712,827.00
Warrant Fee, 5%				\$35,641.35
Total				\$748,468.35

PAVEMENT, MAJOR (Fairview Road and 132nd St)

Traffic Control and Mobilization	LS	1	\$100,000.00	\$100,000.00
Pavement Removal	SY	0	\$20.00	\$0.00
6-inch Median Pavement	SY	0	\$40.00	\$0.00
7-inch PCC Pavement	SY	0	\$45.00	\$0.00
9-inch PCC Pavement	SY	4537	\$80.00	\$362,960.00
Common Excavation	CY	18148	\$10.00	\$181,480.00
Adjust Manhole	EA	0	\$300.00	\$0.00
5" Wide (White) Striping	LF	7610	\$8.00	\$60,880.00
5" Wide (Yellow) Striping	LF	0	\$8.00	\$0.00
12" Wide (White) Striping	LF	0	\$14.00	\$0.00
Curb Inlets	EA	0	\$3,500.00	\$0.00
Seeding and Matting, Erosion Items	LS	0	\$100,000.00	\$0.00
30-inch RCP Storm Sewer	LF	300	\$300.00	\$90,000.00

Subtotal (5% Contingency)				\$835,086.00
Engineering Fees, 21%				\$175,368.06
Legal Fees, 5%				\$41,754.30
Warrant Interest, 1 Yrs. @ 8%				\$66,806.88
Subtotal				\$1,119,015.24
Warrant Fee, 5%				\$55,950.76
Total				\$1,174,966.00

TRAFFIC SIGNALS (GENERAL OBLIGATION)

Traffic Light Improvements	EA	1	\$500,000.00	\$500,000.00
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Subtotal (5% Contingency)				\$525,000.00
Engineering Fees, 21%				\$110,250.00
Legal Fees, 5%				\$26,250.00
Warrant Interest, 1 Yrs. @ 8%				\$42,000.00
Subtotal				\$703,500.00
Warrant Fee, 5%				\$35,175.00
Total				\$738,675.00

WATER INTERIOR

Interior Water Mains	L.F.	10100.0	\$135.00	\$1,363,500.00
Interior Water Mains Master Fee	AC	0.0	\$150.00	\$0.00
Connection Charges	LS	0.0	\$150.00	\$0.00

Subtotal (5% Contingency)				\$1,431,675.00
Engineering Fees, 21%				\$300,651.75
Legal Fees, 5%				\$71,583.75
Warrant Interest, 1 Yrs. @ 8%				\$114,534.00
Subtotal				\$1,918,444.50
Warrant Fee, 5%				\$95,922.23
Total				\$2,014,366.73

WATER PIONEER MAIN FEE				
Pioneer Main Fee	LF		\$160.00	\$0.00
Connection Charge	LS	0.0		\$0.00
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Subtotal (0% Contingency)				\$0.00
Engineering Fees, 0%				\$0.00
Legal Fees, 5%				\$0.00
Warrant Interest, 1 Yrs. @ 8%				\$0.00
Subtotal				\$0.00
Warrant Fee, 5%				\$0.00
Total				\$0.00
WATER EXTERIOR				
Exterior Water Mains	LF		\$150.00	\$0.00
Connection Charges	LS			\$0.00
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Subtotal (5% Contingency)				\$0.00
Engineering Fees, 21%				\$0.00
Legal Fees, 5%				\$0.00
Warrant Interest, 1 Yrs. @ 8%				\$0.00
Subtotal				\$0.00
Warrant Fee, 5%				\$0.00
Total				\$0.00
GAS				
Total				\$0.00
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Subtotal (0% Contingency)				\$0.00
Engineering Fees, 3%				\$0.00
Legal Fees, 5%				\$0.00
Warrant Interest, 1 Yrs. @ 8%				\$0.00
Subtotal				\$0.00
Warrant Fee, 5%				\$0.00
Total				\$0.00
POWER				
Single Family Lots	EA	128	\$3,300.00	\$422,400.00
Comm/Industrial Backbone	AC	6	\$8,000.00	\$46,000.00
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Subtotal (5% Contingency)				\$491,820.00
Engineering Fees, 21%				\$103,282.20
Legal Fees, 5%				\$24,591.00
Warrant Interest, 1 Yrs. @ 8%				\$39,345.60
Subtotal				\$659,038.80
Warrant Fee, 5%				\$32,951.94
Total				\$691,990.74

STORM SEWER (GENERAL OBLIGATION)

15-inch RCP Storm Sewer	LF	320	\$70.00	\$22,400.00
18-inch RCP Storm Sewer	LF	460	\$80.00	\$36,800.00
24-inch RCP Storm Sewer	LF	1730	\$90.00	\$155,700.00
30-inch RCP Storm Sewer	LF	1500	\$120.00	\$180,000.00
36-inch RCP Storm Sewer	LF	940	\$180.00	\$169,200.00
42-inch RCP Storm Sewer	LF	450	\$225.00	\$101,250.00
48-inch RCP Storm Sewer	LF	690	\$275.00	\$189,750.00
54-inch RCP Storm Sewer	LF	0	\$325.00	\$0.00
60-inch RCP Storm Sewer	LF	0	\$400.00	\$0.00
72-inch RCP Storm Sewer	LF	0	\$400.00	\$0.00
84-inch RCP Storm Sewer	LF	0	\$500.00	\$0.00
Storm Manhole, 54-inch I.D.	EA	1	\$12,000.00	\$12,000.00
Storm Manhole, 60-inch I.D.	EA	1	\$13,500.00	\$13,500.00
Storm Manhole, 72-inch I.D.	EA	12	\$15,000.00	\$180,000.00
Storm Manhole, 84-inch I.D.	EA	5	\$18,000.00	\$90,000.00
Storm Manhole, 96-inch I.D.	EA	1	\$20,000.00	\$20,000.00
Storm Manhole, 108-inch I.D.	EA	0	\$20,001.00	\$0.00
Standard Ring and Cover	EA	21	\$1,000.00	\$21,000.00
Curb Inlets	EA	47	\$6,000.00	\$282,000.00
Area Inlets	EA	2	\$5,500.00	\$11,000.00
Flared End Sections	EA	6	\$6,000.00	\$36,000.00
10' X 4' Box Culvert w/ Wingwalls	LF	0	\$3,000.00	\$0.00
Rip Rap	TON	250	\$110.00	\$27,500.00
Embankment for Box Culvert	CY	0	\$12.00	\$0.00
Culvert Tree Clearing	LS	0	\$10,000.00	\$0.00
Temporary 48" CMP for Culvert Surcharge	LF	0	\$200.00	\$0.00
Sediment Basin Cleanout	CY	7900	\$8.00	\$63,200.00
PCSMP Outlet	EA	2	\$40,000.00	\$80,000.00
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Subtotal (5% Contingency)				\$1,775,865.00
Engineering Fees, 21%				\$372,931.65
Legal Fees, 5%				\$88,793.25
Warrant Interest, 1 Yrs. @ 8%				\$142,069.20
Subtotal				\$2,379,659.10
Warrant Fee, 5%				\$118,982.96
Total				\$2,498,642.06

SIDEWALK (GENERAL OBLIGATION)

6" P.C.C. Sidewalk Pavement	SY	211	\$90.00	\$18,990.00
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Subtotal (5% Contingency)				\$19,939.50
Engineering Fees, 21%				\$4,187.30
Legal Fees, 5%				\$996.98
Warrant Interest, 1 Yrs. @ 8%				\$1,595.16
Subtotal				\$26,718.93
Warrant Fee, 5%				\$1,335.95
Total				\$28,054.88

RAMPS (GENERAL OBLIGATION)

Handicap Ramps	EA	68	\$2,500.00	\$170,000.00
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Subtotal (5% Contingency)				\$178,500.00
Engineering Fees, 21%				\$37,485.00
Legal Fees, 5%				\$8,925.00
Warrant Interest, 1 Yrs. @ 8%				\$14,280.00
Subtotal				\$239,190.00
Warrant Fee, 5%				\$11,959.50
Total				\$251,149.50

PCSMP

Land Acquisition	AC		60,000.00	0.00
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Subtotal				0.00
Fees, 20%				0.00
Total				0.00

ROW

Land Acquisition	AC	3.40	48,000.00	163,200.00
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Subtotal				163,200.00
Fees, 20%				32,640.00
Total				195,840.00

SEWER FEES

Pioneer Main Fee	AC	61.5	\$29,984.00	\$1,844,016.00
Connection Charge	LS			\$0.00
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Subtotal (0% Contingency)				\$1,844,016.00
Engineering Fees, 0%				\$0.00
Legal Fees, 5%				\$92,200.80
Warrant Interest, 1 Yrs. @ 8%				\$147,521.28
Subtotal				\$2,083,738.08
Warrant Fee, 5%				\$104,186.90
Total				\$2,187,924.98