

# PIRATE'S COVE



## CITRUS COUNTY, FLORIDA

### APPLICATION FOR APPROVAL OF A DEVELOPMENT AGREEMENT

*DEVELOPER'S PROPOSED AGREEMENT*  
*Exhibit H – Sanddollar Lane Estimated Improvement Costs*

Bruce McLaughlin Consulting Services, Inc  
Indian Rocks Beach, Florida  
(727) 595-7634

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December 22, 2012

Revised

Printed December 22, 2012

R. Bruce McLaughlin  
Member, American  
Institute of  
Certified Planners  
Registration 3051

# **W.F.C. Engineering, Inc.**

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**November 12, 2012**

**Mr. Bruce McLaughlin, AICP, MCIP  
Bruce McLaughlin Consulting Services, Inc.  
900 Gulf Blvd. Suite 300  
Indian Rocks Beach, Florida 33785**

**Re: Pirates Cove / Citrus County Florida  
SandDollar Roadway Pavement Construction Cost Estimate**

**Dear Mr. McLaughlin:**

**As requested, we are forwarding our Engineer's Site Construction Cost Estimate for the above referenced project location.**

**The costs were tabulated using current Contractor's cost for quantities and unit prices.**

**Costs to Provide a 20.0 feet Wide Asphalt Roadway along the full Frontage of W. SandDollar Lane adjacent to the proposed Pirates Cove Development:**

**Earthwork: \$9,450.00 subtotal  
Mobilization L.S. = \$3,000.00  
Silt fence (offsite in R/W) 300lf x \$2.50=\$750.00  
Clearing, Grubbing, & stripping vegetation L.S. = \$3,000.00  
Surveyor Site Construction Layout & As Builts /Record Drawings: \$2,700.00**

**SandDollar Lane Roadway Pavment: \$23,014.00 subtotal  
Roadway Pavement 670SY x \$24.20SY = \$16,214.00  
Pavement includes 12" sub-base, 8" Limerock base, and 2" Type S-1 Asphalt  
Pavement testing for density, compaction, and Lab test report: \$6,800.00**

**Grand Total: \$32,464.00**

**Mr. Bruce McLaughlin, AICP, MCIP**  
**Sanddollar Lane Roadway Pavement Cost Estimate**  
**November 12, 2012**  
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**Notes:**

**Prices are for Roadway Work on Sanddollar Lane Frontage Only.**  
**No Performance or Warranty Bonds, Insurances, or Citrus County Impact Fees included.**  
**No rock or muck Excavation or Removal Included.**  
**No Fill included.**

**We believe we have provided the information you have requested.**  
**Please contact my office with any questions.**

**Sincerely:**

**Frank Carter, P.E.**