



Boones Ferry Road to Brown Road Connector Corridor Plan

Oct. 13, 2016

Project	Roadway	Stormwater	Railroad	Bridge	Utilities	Traffic	Landscaping	Construction (Subtotal)	Contingency (30%)	ROW	Preliminary Engineering (10%)	Construction Administration (7.5%)	Total
Bailey Alternative, Phase 1	\$ 2,513,000	\$ 761,000	\$ 853,000	\$ 2,185,000	\$ 187,600	\$ 766,100	\$ 110,500	\$ 7,375,400	\$ 2,212,700	\$ 1,395,580	\$ 959,000	\$ 720,000	\$ 12,664,000
Bailey Alternative, Phase 2	\$ 1,017,000	\$ 407,500	\$ -	\$ -	\$ 198,800	\$ 171,500	\$ 84,000	\$ 1,879,000	\$ 563,700	\$ 527,180	\$ 245,000	\$ 184,000	\$ 3,399,000
<b>TOTAL</b>	<b>\$ 3,530,000</b>	<b>\$ 1,168,500</b>	<b>\$ 853,000</b>	<b>\$ 2,185,000</b>	<b>\$ 386,400</b>	<b>\$ 937,600</b>	<b>\$ 194,500</b>	<b>\$ 9,254,400</b>	<b>\$ 2,776,400</b>	<b>\$ 1,922,760</b>	<b>\$ 1,204,000</b>	<b>\$ 904,000</b>	<b>\$ 16,063,000</b>
5th Alternative, Phase 1	\$ 2,434,000	\$ 693,750	\$ 516,200	\$ 2,330,000	\$ 198,800	\$ 538,850	\$ 108,400	\$ 6,820,400	\$ 2,046,120	\$ 1,163,300	\$ 887,000	\$ 666,000	\$ 11,583,000
5th Alternative, Phase 2	\$ 1,062,000	\$ 431,500	\$ -	\$ -	\$ 210,000	\$ 172,000	\$ 89,200	\$ 1,964,900	\$ 589,470	\$ 434,000	\$ 256,000	\$ 192,000	\$ 3,437,000
<b>TOTAL</b>	<b>\$ 3,496,000</b>	<b>\$ 1,125,250</b>	<b>\$ 516,200</b>	<b>\$ 2,330,000</b>	<b>\$ 408,800</b>	<b>\$ 710,850</b>	<b>\$ 197,600</b>	<b>\$ 8,785,300</b>	<b>\$ 2,635,590</b>	<b>\$ 1,597,300</b>	<b>\$ 1,143,000</b>	<b>\$ 858,000</b>	<b>\$ 15,020,000</b>

Development Summary

**Bailey St. Alternative**

Study area (gross ac.)	Connector Road R/W (ac.)	Right of way (ac.)	Net Development Area (ac.)	Open Space	% open space
28.12	2.15	5.91	20.06	5.28	26.3%
Alley Load SF Detached Lots 60	Front Load SF Detached Lots 80		Total SF Lots 140	du/gross ac. 5.0	Usable open space (ac.) 0.91

Development Summary

**5th St. Alternative**

Study area (gross ac.)	Connector Road R/W (ac.)	Right of way (ac.)	Net Development Area (ac.)	Open Space	% open space
28.12	2.17	5.91	20.04	5.28	26.3%
Alley Load SF Detached Lots 60	Front Load SF Detached Lots 80		Total SF Lots 140	du/gross ac. 5.0	Usable open space (ac.) 0.91