



2021-2022 Florida Job Growth Grant Fund Public Infrastructure Grant Proposal

Proposal Instructions: Please read this document carefully and provide the information requested below. Some questions may request that a separate narrative be completed. If additional space is needed, attach a word document with your entire answer.

Governmental Entity Information

Name of Governmental Entity: City of Coconut Creek

Government Federal Employer Identification Number: 59-1227491

Primary Contact Name: Karen Brooks

Title: City Manager

Mailing Address: 4800 West Copans Road

Coconut Creek, FL 33063

Phone Number: (954) 956-1475

Email: kbrooks@coconutcreek.net

Secondary Contact Name: Daniel Nelson

Title: Community Enhancement Manager

Phone Number: (954) 956-1470

Public Infrastructure Grant Eligibility

Pursuant to section 288.101, F.S., the Florida Job Growth Grant Fund was created to promote economic opportunity by improving public infrastructure and enhancing workforce training. Eligible entities that wish to access this grant fund must submit public infrastructure proposals that:

- Promote economic recovery in specific regions of the state, economic diversification or economic enhancement in a targeted industry. ([View Florida's Targeted Industries here.](#))
- Are not for the exclusive benefit of any single company, corporation or business entity.
- Are for infrastructure that is owned by the public and is for public use or predominately benefits the Public.



1. Program Requirements:

(If additional space is needed, attach a word document with your entire answer.)

Each proposal must include the following information describing how the project satisfies eligibility requirements listed on page 1.

A. Provide a detailed description of the public infrastructure improvements.
See Attachment "1".

B. Provide location of public infrastructure, including physical address and county of project.
This project is located in the center of Coconut Creek, bound by Willes Road to the north, Lyons Road to the east, Sample Road to the south, and State Road 7 to the west.

C. Is this infrastructure currently owned by the public? Yes No

If no, is there a current option to purchase or right of way provided to the County?

Right of Way will be dedicated to the City by plat or other legal instrument as part of the development approval process.

D. Provide current property owner.
JOHNS FAMILY PARTNERS LLLP

E. Is this infrastructure for public use or does it predominately benefit the public? Yes No

It will be in the form of dedicated public road right of way and associated infrastructure.

F. Will the public infrastructure improvements be for the exclusive benefit of any single company, corporation, or business entity?

Yes No

G. Provide a detailed description of, and quantitative evidence demonstrating, how the proposed public infrastructure project will promote:

- Economic recovery in specific regions of the state;
- Economic diversification; or
- Economic enhancement of a Targeted Industry ([View Florida's Targeted Industries here.](#))
 - o Describe how the project will promote specific job growth. Include the number of jobs that will be retained or created, and in which industry(ies) the new net jobs will be created using the North American Industry Classification System ([NAICS](#)) codes. Where applicable, you may list specific businesses that will retain or create jobs or make capital investment.
 - o Provide a detailed explanation of how the public infrastructure improvements will connect to a broader economic development vision for the community and benefit additional current or future businesses.

See Attachment "2"

2. Additional Information:

(If additional space is needed, attach a word document with your entire answer.)

A. Provide the proposed commencement date and number of days required to complete construction of the public infrastructure project.

We anticipate the project to commence construction in January 2025. The duration is estimated to be 1,095 calendar days, which equates to 3 years. The anticipated completion of the infrastructure improvements is December 2027.

B. What permits are necessary for the public infrastructure project?

Required public infrastructure permits include: Broward County EPD drainage permit, NPDES NOI, City of Coconut Creek Engineering permit, DEP potable water permit, FDEP sanitary sewer permit, SFWMD dewatering permit, and Broward County Dewatering permit.



- C. Detail whether required permits have been secured, and if not, detail the timeline for securing these permits. Additionally, if any required permits are local permits, will these permits be prioritized?

The above noted permits have NOT been secured yet at this time. We anticipate securing these permits by March 2024.

- D. What is the future land use and zoning designation on the proposed site of the infrastructure improvements, and will the improvements conform to those uses?

Regional Activity Center (RAC), Planned MainStreet Development District (PMDD). Yes, all of the proposed infrastructure improvements are required in the future land use and zoning district regulations.

- E. Will an amendment to the local comprehensive plan or a development order be required on the site of the proposed project or on adjacent property to accommodate the infrastructure and potential current or future job creation opportunities? If yes, please detail the timeline.

Yes No

Development orders will be required for the site plans associated with the proposed development project. No comprehensive plan amendments are necessary.

- F. Is the project ready to commence upon grant fund approval and contract execution? If no, please explain.

Yes No

Phase 1 of the project includes all of the public roadways being requested by this grant program.

- G. Does this project have a local match amount?

Yes No

If yes, please describe the entity providing the match and the amount.

City of Coconut Creek will provide a match of \$6,133,431
Private investment will provide a match of \$32,365,882

- H. Provide any additional information or attachments to be considered for this proposal. Maps and other supporting documents are encouraged.

Project related maps
Economic Analysis
Grant Narrative and Cost Estimate



3. Program Budget

(If additional space is needed, attach a word document with your entire answer.)

Estimated Costs and Sources of Funding: Include all applicable public infrastructure costs and other funding sources available to support the proposal.

1.) **Total Amount Requested** \$ 5,908,011.00
 Florida Job Growth Grant Fund

A. Other Public Infrastructure Project Funding Sources:

City/County \$ 6,133,431.00
 Private Sources \$ 32,365,882.00

Other (grants, etc.) \$ _____ Please Specify: _____
Total Other Funding \$ 38,499,313.00

B. Public Infrastructure Project Costs:

Construction \$ 42,375,041.80
 Reconstruction \$ _____
 Design & Engineering \$ 2,032,282.20
 Land Acquisition \$ _____
 Land Improvement \$ _____

Other \$ _____ Please Specify: _____
Total Project Costs \$ 44,407,324.00

Note: The total amount requested must be calculated by subtracting the total other public infrastructure project funding sources in A. from the total public infrastructure project costs in B.



- C. Provide a detailed budget narrative, including the timing and steps necessary to obtain the funding and any other pertinent budget-related information.

City's match narrative on Surtax Grant Award, award date, timeline. Cullum and Banks Road Is In Phase 1.

4. Approvals and Authority

(If additional space is needed, attach a word document with your entire answer.)

- A. If the governmental entity is awarded grant funds based on this proposal, what approvals must be obtained before it can execute a grant agreement with the Florida Department of Economic Opportunity (e.g., approval of a board, commission or council)?

A resolution approved by the Coconut Creek City Commission.

If board authorization is not required, who is authorized to sign?

The City Commission authorizes the City Manager, or designee, to execute grant agreements.

- B. If approval of a board, commission, council or other group is needed prior to execution of an agreement between the governmental entity and the Florida Department of Economic Opportunity:

- i. Provide the schedule of upcoming meetings for the group for a period of at least six months.
- ii. State whether entity is willing and able to hold special meetings, and if so, upon how many days' notice.

The Coconut Creek City Commission meets twice per month. Yes, if necessary, the City Commission may hold special meetings and would require 7-10 days notice depending on the nature of the meeting.

- C. Attach evidence that the undersigned has all necessary authority to execute this proposal on behalf of the governmental entity. This evidence may take a variety of forms, including but not limited to: a delegation of authority, citation to relevant laws or codes, policy documents, etc.

Resolution 2023-180



PUBLIC INFRASTRUCTURE GRANT PROPOSAL

I, the undersigned, do hereby certify that I have express authority to sign this proposal on behalf of the above-described entity and to the best of my knowledge, that all data and information submitted in proposal is truthful and accurate and no material fact has been omitted.

Name of Governmental Entity: _____

Name and Title of Authorized Representative: _____

Representative Signature: _____

Signature Date: _____



Attachment “1”

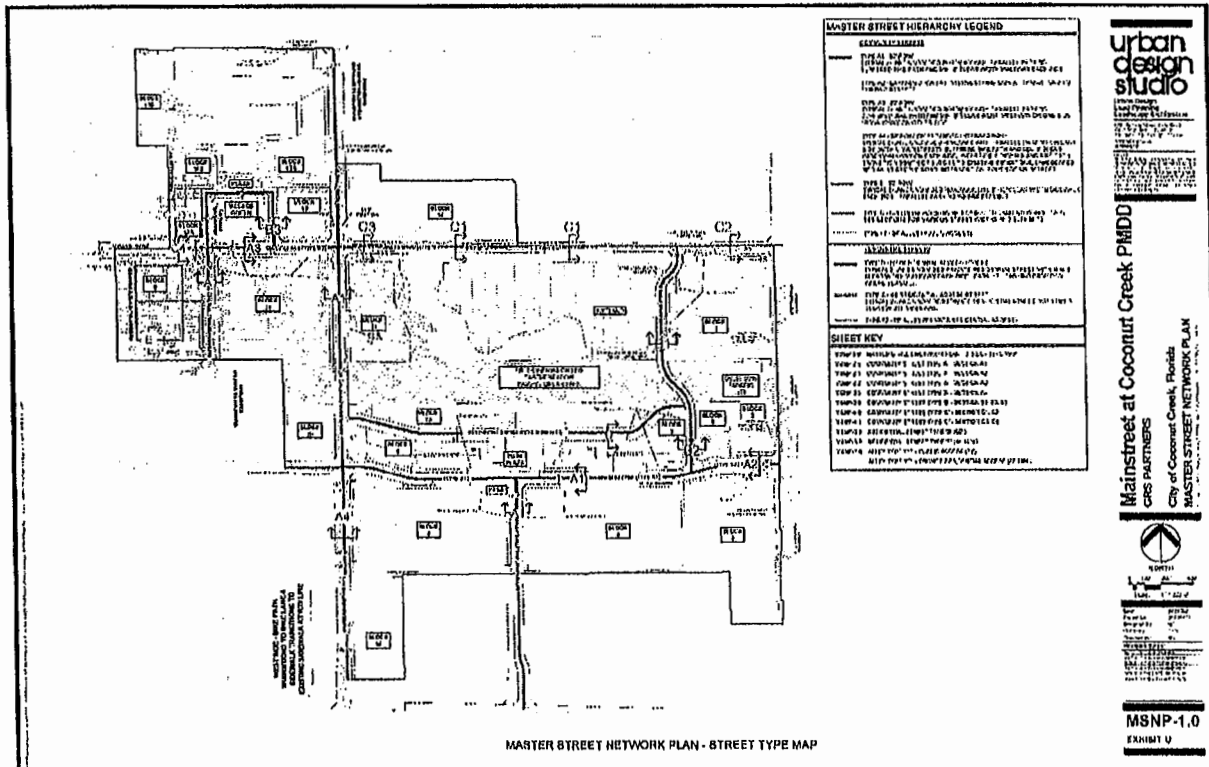
**City of Coconut Creek
Florida Job Growth Grant Fund
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Attachment 1**

1. Program Requirements

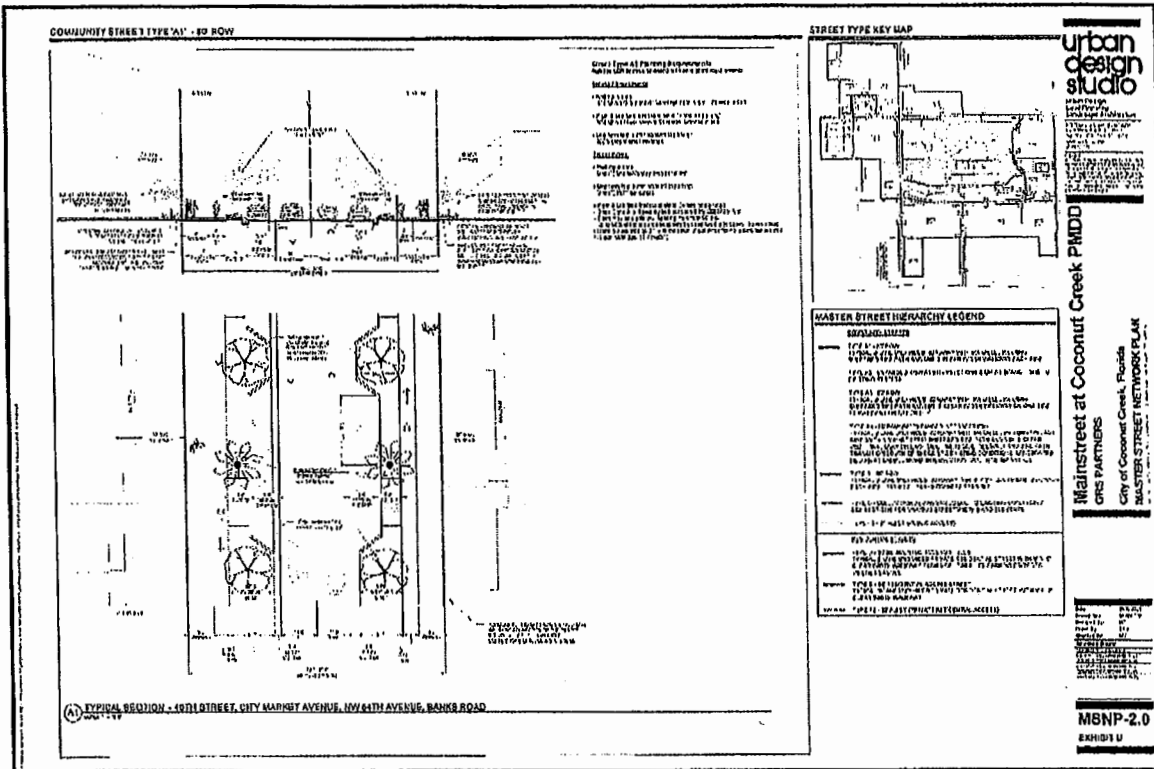
A. Provide a detailed description of the public infrastructure improvements.

The City of Coconut Creek is seeking approximately \$5,908,011 million from the Governor's Florida Job Growth Grant Fund to assist with the construction of public infrastructure through the main thoroughfares of the City's emerging downtown Mainstreet district. Funding from the Job Growth Grant Fund will be used to design and construct Banks Road. Banks Road will be a main thoroughfares in the emerging downtown district. These streets will be used as a Public Right of Way and provide access to a vibrant mixed-use downtown area. The total cost estimate for the public infrastructure is \$44,407,324. Attached is the Itemized narrative and cost associated with the infrastructure project. City of Coconut Creek will provide a match of \$ 6,133,431 toward public infrastructure. Private investment will provide \$32,365,882 toward public infrastructure and \$383 million for the mixed use development project.

Project Map and Cross Section Design



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Attachment 1**



Attachment “2”

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G. Provide a detailed description of, and quantitative evidence demonstrating, how the proposed public infrastructure project will promote:

- Economic recovery in specific regions of the state;
- Economic diversification; or
- Economic enhancement of a Targeted Industry

The City of Coconut Creek, Butterfly Capital of the World[®], is a 12-square-mile city in the heart of Broward County, Florida. With a population of 58,536, the City is widely recognized as a well-planned community with a unique environmental and health consciousness, featuring an abundance of beautiful parks, greenway trails and pedestrian amenities, trees, waterways, and butterfly gardens throughout the City. Coconut Creek strives to be an innovative, inclusive, and progressive community with a small-town personal touch. In order to accomplish this vision, City officials focus on providing exceptional, responsive, and sustainable services for the Coconut Creek community. Currently, the City lacks a centralized downtown area that can serve as the heart of the community, providing opportunities for residents to live, work, shop, and play. Funds from this grant will provide essential public infrastructure through the middle of the redevelopment area. The construction of the roadway and utilities will be the final step in achieving a development-ready downtown main street area.

Annually, City Leaders strategically scan the environment in search of opportunities to ensure sustainable growth. There is currently over 200 undeveloped acres in the heart of the City. City staff has long worked to ensure this land will be developed to improve public infrastructure and to ensure economic diversification. In 2009, the City Commission adopted the Amended MainStreet Design Standards document. The design standards established the City's vision for a mixed-use, downtown development in the center of Coconut Creek. The intent of this document is to provide for the development of a sustainable, mixed-use downtown environment. The City's Comprehensive Plan Vision Element states, "The City will continue to encourage the growth and development of established industries, such as Public Administration, and encourage the diversification and expansion of commercial businesses which provide integral services to the City's residents. The proposed Mainstreet Infrastructure Project allows for the growth and development of Coconut Creek's number one economic development priority, perfectly aligns with the infrastructure and workforce development objectives of the Florida Job Growth Grant Fund, provides new and improved job opportunities to boost the city's lagging economic fortunes, and is a game-changer when it comes to diversifying the region's economy.

The entire Mainstreet Area contains over 275 Acres. The area is home to a diverse group of more than 30 existing businesses in Coconut Creek, FL. There is currently 185 undeveloped acres in the heart of the future downtown. This property is currently under contract and will become a vibrant downtown. The Mainstreet area will be a hub of economic diversity, including the addition of 2,360 residential units (comprised of 1,375 apartments, 540 Townhomes/Villas, and 380 condominiums), an approximately 40,000 s.f. grocery store, 7 restaurants totaling 40,380 s.f. and 15,700 s.f. of retail. Additionally, the area

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contemplates a 25,000 s.f. city multipurpose building, and an approximately 85,000 s.f. public safety building. The Florida Job Growth Grant Fund Public Infrastructure Grant will drastically improve Florida and Coconut Creek's economic diversity by increasing revenues for several taxing authorities, attracting cutting-edge businesses and through job creation jobs.

The construction of the Downtown Mainstreet thoroughfare Project will also enhance the city's ability to attract additional cutting-edge businesses to Coconut Creek by providing critical infrastructure improvements to the site. The downtown mainstreet area will contain desired amenities such as affordable housing, entertainment, public art, transportation, recreation, and sustainability amenities. One of the most important components is direct connectivity to Government Center and the Seminole Casino Coconut Creek. These facilities are the City's largest employers. The City's proposed Government Center will be the future home of the Coconut Creek Police and Fire Departments. The Florida Job Growth Grant Fund Public Infrastructure Grant will ensure economic enhancement by providing over 241 Public Administration Full Time Equivalent Jobs access to a state of the art Government Center. Cullum Rd and Banks Road will be the primary access route for the Government Center. The Government Center will be the central home for the City's 162.5 Police Department employees and 78.5 Fire Department Employees. The Public Administration jobs provided will drastically improve safety and security for all future businesses. The improved public services will undoubtedly attract new businesses and will improve economic diversification and economic enhancement. This project will connect the entire Mainstreet by providing efficient commuter options for future businesses, employees, students and faculty that may work or go to school at the new campus. Using RIMS II data from the Bureau of Economic Analysis of the U.S. Department of Commerce, the multiplier effect of the jobs and goods and services provided by the new project during the construction phase will provide the regional economy the economic benefit summarized in Table D. Once completed, the project will create 277 jobs at the site and will create an additional 143 jobs elsewhere, for a total of 420 jobs with combined annual earnings estimated at \$33,263,715. The development would provide \$383,155,240 in Initial Financial Impact during the construction phase, with 797 jobs created directly by the project and 8,122 created overall. The development, once fully built, would create 277 jobs with an estimated annual payroll of \$10,804,081, and a total of 420 jobs with an estimated annual payroll of \$33,263,715 overall.

**Table D
Initial Impact, Total Jobs Created, and Jobs Created Directly From Project**

Final Demand (Initial Impact) Construction Phase	RIMS II Industry Jobs Multiplier	RIMS II Direct Effect Jobs Multiplier	Total Jobs Created (Total Impact)	Jobs Created Directly From Project (Direct Effect)
\$383,155,240	21.1988	2.0807	8,122	797

The construction of the Downtown Mainstreet thoroughfare Project will also drastically impact revenues for taxing authorities. The State of Florida can expect to receive approximately \$2,095,219 annually from

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sales taxes. The project will produce \$29,931,400 in taxable sales of goods and services and leases of property. The project would add \$639,940,328 in additional taxable value to the tax base of the taxing jurisdictions. Annual Broward County, Coconut Creek, School Board of Broward County, South Florida Water Management District, Florida Inland Navigation District, Children's Services Council of Broward County and North Broward Hospital will received a combined total annual revenue. Table A summarizes the various annual revenue streams that the proposed development will directly contribute to these various taxing authorities.

**Table A
Summary of Annual Revenues
Various Taxing Authorities**

Taxing Authority	Property Taxes	Fire Assessments	Franchise and Utility Taxes	Stormwater Fees	Communications Service Tax	Intergovernmental Revenue	Business Tax Receipts	Annual Utility Profits	Totals
Broward County	3,627,822	-	-	-	-	-	1,500	-	3,629,322
City of Coconut Creek	4,125,247	505,416	906,979	97,251	213,463	542,938	8,040	162,929	6,562,263
School Board of Broward County	4,135,358	-	-	-	-	-	-	-	4,135,358
South Florida Water Management District	164,593	-	-	-	-	-	-	-	164,593
Florida Inland Navigation District	20,478	-	-	-	-	-	-	-	20,478
Children's Services Council of Broward County	300,708	-	-	-	-	-	-	-	300,708
North Broward Hospital District	817,204	-	-	-	-	-	-	-	817,204
Totals	13,191,410	505,416	906,979	97,251	213,463	542,938	9,540	162,929	15,629,926

Attachment “3”



HSQ GROUP, LLC.

Engineers • Planners • Surveyors

4577 Nob Hill Road, Suite 205, Sunrise, FL 33351

(561) 392-0221 Phone • (561) 392-6458 Fax

November 2, 2022

City of Coconut Creek

RE: Mainstreet Improvements Grant Narrative

The below items are included in the grant request for funds to off set the construction costs for public improvements that benefit the surrounding community and businesses beyond the Main Street project:

- 1. Signalization of Intersection at Cullum Road and Lyons Road. (\$800k EACH)**
Construction of the traffic signal at Cullum Road and Lyons Road. Currently the intersection does not have a traffic signal and vehicles must navigate across a 6-lane highway to access Lyons Road or cross 3-lanes to access Cullum Road. The City of Coconut Creek has a proposed fire/ police station located within the MainStreet Master Plan requiring emergency access to the surrounding community. The Fire Marshall requires a traffic signal with emergency overrides to expedite access through the intersection. The proposed design includes widening Cullum Road to accommodate the full accessibility of the intersection with a right/ left and thru independent lane. This improvement requires filling in the Cocomar drainage canal and piping it to maintain the drainage connection to Lyons Road. Addition of a traffic signal will enhance the ability for traffic to access this roadway, particularly eastbound traffic exiting onto northbound Lyons Road. That enhanced access improves the ability of this roadway to serve as a parallel route to Sample Road and Wiles Road in this area, helping to prevent those corridors from further additional traffic burden.
- 2. Cullum Road Improvements. (\$6,133,431)** Currently Cullum Road is segmented with two separate, disconnected sections – one between Banks Road and Lyons Road and the other between State Road 7 and NW 54th Avenue. The construction of the missing segment will greatly improve traffic circulation to the surrounding businesses, Monarch High School, and the City's planned Village Center park and civic center, which includes a community center and public safety (police and fire) complex. Furthermore, adding this connection to create a continuous road segment between U.S. 441 and Lyons Road allows this roadway to serve as a parallel route to Sample Road and Wiles Road in this area, helping to prevent those corridors from further additional traffic burden. Cullum Road also serves as the Cocomar Drainage District's stormwater transmission road allowing stormwater to flow from State Road 7 east to Banks Road, and from Lyons Road west to Banks before flowing north through the existing District Canal to the ultimate discharge at the SFWMD C-14 Canal. As part of this project the existing ditches will either be improved, or a new drainage pipe installed to improve the drainage system. The road is a major

connection to Monarch High School and the Promenade shopping Center. As part of this improvement, NW 54th Avenue will be enhanced to service the MainStreet community and access to the Seminole Casino. The proposed design improves bicycle and pedestrian connectivity and safety and will create necessary connections between the workforce and surrounding businesses.

3. **Banks Road Improvements. (\$5,908,011)** Currently Banks Road is segmented with two separate, disconnected sections – one between Sample Road to NW 40th Street and the other between Wiles Road and Cullum Road. The proposed improvement would complete the missing section, thus creating connectivity to all surrounding communities, businesses, schools, City parks, and police/ fire services. Furthermore, adding this connection to create a continuous road segment between Wiles Road and Sample Road allows this roadway to serve as a parallel route to US 441 and Lyons Road in this area, helping to prevent those corridors from further additional traffic burden. In addition, the City has a large parcel on Banks Road and NW 40th Street benefiting from the proposed improvements. The missing link of Banks Road is critical to the Cocomar Drainage District's connection between the existing Monarch Station community on Sample Road, Seminole Indian Coconut Creek Casino property outfall, and Banks Road to allow the stormwater to flow north to the District's Canal on Banks Road and Wiles Road. The City has requested a master sewage pump station for MainStreet that also provides additional capacity for the surrounding community. This is located on Banks Road with the necessary gravity and force mains to service the community.
4. **NW 40th Street. (\$4,524,895)** This is the main east-west street within the proposed MainStreet development. This road provides connectivity to all other roads and provides direct access from Lyons Road to the Seminole Coconut Creek Casino. Furthermore, adding this connection provides an east-west route through the site that provides direct access to Lyons Road, preventing project-related traffic from having to be added to existing traffic on Sample Road or Wiles Road in order to reach Lyons Road. The main entrance from Lyons Road and NW 40th Street also is the access point to the retail/ commercial uses on Lyons Road. A new traffic signal is proposed at the Lyons Road/40th Street intersection with improvements to Lyons Road to allow for proper turning movements and safety thru the new intersection.
5. **City Market Avenue Improvements. (\$1,881,472)** City Market Avenue is a new roadway that provides connections between Sample Road and NW 40th Street. This street services the adjacent Monarch Station and Marbella communities, thus connecting the workforce to the existing and proposed employment opportunities. It is designed to provide pedestrian and bicycle connectivity to MainStreet and the community parks. Within the site, it provides a parallel route to Banks Road to help distribute traffic more evenly, instead of loading all traffic onto Banks Road.

6. **NW 48th Avenue Improvements. (\$2,113,317)** This new road provides access between NW 40th Street and Cullum Road to provide short distances between roads and promote convenient access to the surrounding communities. This road provides direct access to Cullum Road and the Promenade to the north, thus creating necessary connections between employment opportunities and the workforce. Further, this connection promotes easy access for both Police and Fire services in emergency situations. This road provide access to both residential and commercial components of Mainstreet. The road also allows pedestrian and bicycle connectivity to residential, commercial, and recreational uses within MainStreet.
7. **Village Square Improvements (\$769,272)** Blocks 12, 13 and 14 are proposed City parcels providing civic services and facilities to the entire City. These areas are master designed for multiple activities to include a parking garage, civic community building, park, and police and fire station. Master designed utilities and landscaping are proposed to be included in final product. The City will program the uses going forward. These areas will promote a high quality of life for the members of the workforce who live in or near the MainStreet area and throughout the City.
8. **Block 15 Lift Station Access.(\$1,141,895)** The City of Coconut Creek has an existing master sanitary sewer lift station located on the property. The proposed design maintains the lift station and underground utilities associated with the lift station per the City's request. Access to the lift station has been designed to allow for large utility vehicles to access the lift station. A new road connecting Wiles with Cullum Road provides the necessary roadway to operate and maintain the lift station in the future. Continued operation of this lift station allows for the capacity needed to serve the existing and proposed employment opportunities, as well as the much needed housing for the workforce.
9. **Wetland Area. (\$1,469,257)** The site has an existing wetland area located on the south side of Cullum Road. This wetland has been designated wetland for a long time by Broward County. The wetland is in poor condition and needs to be enhanced to provide a natural sanctuary for vegetation, birds, and native species. As part of this project the wetlands will be enhanced by removing exotic materials, regrading the wetlands to the proper depth, installing new vegetation, and providing stormwater retention needed to create a long-lasting preserve. This improvement is necessary to maintain the environment plus provide a natural preserve the community can admire, thus promoting a higher quality of life for the workforce.
10. **Greenway Linear Park.(\$1,912,739)** A public park and recreational area is provided from Banks Road east to the parking lot in Block 2, north of Block 5&6, and south of the Wetland area. Within this area, the public will benefit from the nature and exercise trails, new landscaping, park benches, dog receptacles, and more, thus promoting a higher quality of life for the area residents and workforce.

- 11. Proposed Lakes. (\$4,400,000)** The original John's farm area is the missing link to the Cocomar Drainage District interconnectivity of stormwater flow. The Cocomar Drainage District was originally master designed with a specific quantity of lakes to provide the overall retention needs to protect against flooding during major rain fall events. The current land does not allow the proper flow or the proper on site retention allowing the overall area to function as originally planned. The proposed MainStreet project provides the required lakes and allows stormwater to flow through it connecting Monarch Station, Marbella, Car dealerships, Seminole Coconut Creek Casino, Home Depot, and Cullum Road to the final destination to outfall on Wiles Road and Banks Road. The Cocomar Drainage District ultimately controls the water flow for the entire drainage basin to protect everyone from flooding. These improvements greatly enhance the Drainage District's stormwater management and ensure the long-term viability of the existing and proposed employment uses.
- 12. Public Sewage Lift Station. (\$8,889,664)** We need to add in the force main The proposed site design requires a sanitary lift station. The City of Coconut Creek requested we increase the capacity of the lift station to take on substantially more sewage for the area's benefit. The city also requested that we provide a back up force main. The proposed design requires a larger (than is required for our intensity) lift station, larger pumps, two 24" force mains plus a back up 18" force main that would not be required if the station was only designed for MainStreet development alone. The gravity sewer system has also been extended to provide service for the City's future development.
- 13. Streetscape Improvements. (\$2,433,048)** All public right-of-way infrastructure improvements will include street lighting, street landscaping, parallel parking, bike paths, and sidewalks. Proposed City water mains, sewer mains, and drainage pipes are provided within the roadways. The City has a reuse main nearby to be extended through the site and extended to the surrounding properties allowing for connections in the future. The reuse main provides irrigation water to the site to avoid using potable water or ground water.
- 14. Lyons Road and Wiles Road improvements. (\$1,063,686)**
The Mainstreet design criteria requires a wide buffer along the edge of the property to include a 12' wide meandering sidewalk with a venetian red color together with landscaping to provide a sense of arrival at Mainstreet development. The improvements include added turn lanes and other roadway improvements needed to enhance the perimeter of the Mainstreet development.

15. NW 54th Avenue improvements: (\$966,637)

Currently NW 54th Avenue is used for access to the casino. The current condition of the road is not consistent with the Mainstreet guidelines and needs to be upgraded to be consistent with the Mainstreet guidelines which includes on street parking, bike paths, sidewalks and linear parks to enhance the connectivity between the casino and other commercial uses with the City's future civic area to the North.

16. The Broward County Land Use Plan of the Broward County Comprehensive Plan adopted in 2017 acknowledges 1) that Broward County is largely built-out, and the land constraints impair the County's ability to accommodate the influx of the 235,000 new residents expected by the year 2040.

- a. Replacing an underutilized farm property with residential, commercial, and other uses grows the economic base (the county's goal) by thoughtfully redeveloping property.

17. The Broward County Land Use Plan of the Broward County Comprehensive Plan adopted in 2017 also promotes "smart growth" which seeks to maintain and create desirable communities for Broward County residents, visitors, and economic interests, including quality housing for all, integrated with excellent public facilities, recreational opportunities and open space areas and which preserves and conserves natural resources.

- a. MainStreet addresses each criteria Broward is seeking.
 - i. Each of the pods is thoughtfully designed, with influence from the best architects in Broward.
 - ii. Commercial spaces are provided which help promote business and drive activity to the site from all nearby municipalities.
 - iii. Residences are provided nearby which help support the businesses on site – and nearby (promenade, casino, etc.).
 - iv. Quality housing for all - The various product offerings throughout the development (apartments, townhomes, condo, villas, etc.) will provide variation in price points which capture different pockets of demand, and the sheer number of homes / units help address the undersupply of housing in Broward.
 - v. Public facilities, parks, civic uses are in abundance.
 - vi. Open space areas; lake areas, wetlands areas are a few examples of how we've preserved natural resources.

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HSQ GROUP, LLC.

Consulting Engineers • Planners • Surveyors

1001 Yamato Road, Suite 105

Boca Raton, Florida 33431

(561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAINSTREET

DATE: October 20, 2022

PROJECT No.: 180332-

ENGINEER'S QUANTITIES

CULLUM ROAD IMPROVEMENTS

WATER DISTRIBUTION SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
W1	6" DIP WATER MAIN	LF	90	\$65.00	\$5,850.00
W2	8" DIP WATER MAIN	LF	2,960	\$75.00	\$222,000.00
W3	FIRE HYDRANT ASSEMBLY	EA	6	\$4,200.00	\$21,000.00
W4	12" WATER MAIN DIP	LF		\$110.00	\$0.00
W5	6" GATE VALVE	EA	6	\$2,100.00	\$10,500.00
W6	12" GATE VALVE	EA		\$4,600.00	\$0.00
W7	8" GATE VALVE	EA	7	\$2,400.00	\$16,800.00
W8	12"X12"X12"X12" CROSS	EA		\$2,260.00	\$0.00
W9	12"X8"X12"X8" CROSS	EA		\$2,860.00	\$0.00
W10	18"X18"X12" TEE	EA		\$5,000.00	\$0.00
W11	12"X12"X12" TEE	EA		\$2,850.00	\$0.00
W12	12"X12"X8" TEE	EA		\$2,450.00	\$0.00
W13	12"X12"X6" TEE	EA		\$2,260.00	\$0.00
W14	12"X8"X8" TEE	EA		\$1,600.00	\$0.00
W15	8"X8"X8" TEE	EA	3	\$1,250.00	\$3,750.00
W16	8"X8"X6" TEE	EA	5	\$1,150.00	\$5,750.00
W17	12"X45° BEND	EA	1	\$1,650.00	\$1,650.00
W18	12"X22.5° BEND	EA		\$1,250.00	\$0.00
W19	12"X11.25° BEND	EA		\$1,250.00	\$0.00
W20	8"X22.5° BEND	EA		\$800.00	\$0.00
W21	8"X90° BEND	EA		\$800.00	\$0.00
W22	8" STUB OUT	EA	2	\$450.00	\$900.00
SUBTOTAL					\$288,200.00

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SEWER COLLECTION SYSTEM ITEMS

SDR-26

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
S1	8" P.V.C. SEWER MAIN	LF	1,748	\$62.00	\$108,376.00
S2	10" P.V.C. SEWER MAIN	LF		\$100.00	\$0.00
S3	4' DIA MANHOLE	EA	11	\$9,000.00	\$99,000.00
S4	18" DIP FORCE MAIN	LF	0	\$300.00	\$0.00
S5	24" DIP FORCE MAIN	LF		\$400.00	\$0.00
S6	24"X45° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S7	24"X11.25° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S8	24" G.V. (FORCE MAIN)	EA		\$35,000.00	\$0.00
S9	18"X18"X18" TEE (FORCE MAIN)	EA	1	\$22,000.00	\$22,000.00
S10	18"X45° BEND (FORCE MAIN)	EA	2	\$10,000.00	\$20,000.00
S11	18"X22.5° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S12	18"X11.25° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
SUBTOTAL					\$249,376.00

DRAINAGE SYSTEM ITEMS

RCP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
D1	15" PIPE	LF	36	\$100.00	\$3,600.00
D1	18" PIPE	LF	211	\$100.00	\$21,100.00
D2	24" PIPE	LF	0	\$115.00	\$0.00
D3	36" PIPE	LF	104	\$220.00	\$22,880.00
D4	48" PIPE	LF		\$320.00	\$0.00
D5	54" PIPE	LF	934	\$350.00	\$326,900.00
D6	60" PIPE	LF	0	\$420.00	\$0.00
D7	72" PIPE	LF	972	\$550.00	\$534,600.00
D8	MANHOLE	EA	7	\$10,000.00	\$70,000.00
D9	CATCH BASIN	EA	22	\$4,800.00	\$105,600.00
D10	18" ENDWALL	EA	1	\$4,500.00	\$4,500.00
D11	24" ENDWALL	EA		\$4,500.00	\$0.00

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D12	36" ENDWALL	EA	1	\$4,500.00	\$4,500.00
D13	48" ENDWALL	EA		\$5,500.00	\$0.00
D14	64" ENDWALL	EA	1	\$6,500.00	\$6,500.00
D15	60" ENDWALL	EA	0	\$8,500.00	\$0.00
D16	72" ENDWALL	EA	2	\$10,500.00	\$21,000.00
				\$1,900.00	
				SUBTOTAL	\$1,117,580.00

PAVEMENT & CONCRETE ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
P1	TYPE "S-III" ASPHALT (1-1/4" THICK - 1st LIFT)	SY	28,918	\$7.60	\$204,559.91
P2	TYPE "S-III" ASPHALT (3/4" THICK - 2nd LIFT)	SY	28,918	\$7.60	\$204,559.91
P3	LIMEROCK BASE (8" THICK)	SY	28,262	\$13.00	\$367,400.37
P4	STABILIZED SUB-GRADE (12" THICK)	SY	29,675	\$7.00	\$207,722.52
P5	CONCRETE SIDEWALK (4" THICK)	SY	8,285	\$45.90	\$380,276.40
P6	BICYCLE LANES	SY	362	\$40.00	\$14,475.56
P7	TYPE "F" CURB & GUTTER	LF	4,048	\$14.50	\$58,696.00
P8	TYPE "D" CURB (18" DEPTH)	LF	652	\$12.95	\$8,443.40
P9	GUARD RAIL	LF	340	\$60.00	\$20,400.00
P10	VALLEY GUTTER	LF	1,222	\$14.50	\$17,719.00
				SUBTOTAL	\$1,484,253.06

RE-USE SYSTEM ITEMS

DIP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
R1	12" PIPE	LF	3,959	\$110.00	\$435,490.00
R2	12" GATE VALVE	EA	6	\$4,300.00	\$25,800.00
R3	12" BLOWOFF	EA	4	\$2,200.00	\$8,800.00
R4	12"X12" TEE	EA	6	\$2,850.00	\$17,100.00
R5	12"X12" CROSS	EA		\$2,850.00	\$0.00
R6	12"X90° BEND	EA	0	\$1,650.00	\$0.00
R7	12"X45° BEND	EA	4	\$1,650.00	\$6,600.00
R8	12"X11.25° BEND	EA	2	\$1,650.00	\$3,300.00
R9	12"X11.25° BEND	EA		\$1,850.00	\$0.00
				SUBTOTAL	\$497,090.00

TOTAL

(2)

Jay Huebner, P.E.

Florida Registration Number: 54815

GRAND SUB TOTAL \$3,636,499.06

DESIGN FEE:	\$363,649.91
PERMITTING FEE:	\$363,649.91
EARTHWORK	\$363,649.91
DEMOLITION	\$181,824.95
MOBILIZATION:	\$181,824.95
TESTING/ INSPECTIONS:	\$363,649.91
SURVEYING / AS-BUILT:	\$181,824.95
Fuel surcharge 2.5%	\$90,812.48
signs and markings	\$296,850.61
MOT:	\$109,094.97
<u>Grand total</u>	<u>\$6,133,431.60</u>

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HSQ GROUP, LLC.

Consulting Engineers • Planners • Surveyors

1001 Yamato Road, Suite 105

Boca Raton, Florida 33431

(561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAIN STREET

DATE: October 20, 2022

PROJECT No.: 180332-

ENGINEER'S QUANTITIES

BANKS ROAD IMPROVEMENTS

WATER DISTRIBUTION SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
W1	6" DIP WATER MAIN	LF	104	\$65.00	\$6,760.00
W2	8" DIP WATER MAIN	LF	365	\$75.00	\$27,375.00
W3	FIRE HYDRANT ASSEMBLY	EA	6	\$4,200.00	\$25,200.00
W4	12" WATER MAIN DIP	LF	3,123	\$110.00	\$343,530.00
W5	6" GATE VALVE	EA	6	\$2,100.00	\$12,600.00
W6	12" GATE VALVE	EA	9	\$4,600.00	\$41,400.00
W7	8" GATE VALVE	EA	5	\$2,400.00	\$12,000.00
W8	12"X12"X12"X12: CROSS	EA		\$2,250.00	\$0.00
W9	12"X8"X12"X8" CROSS	EA		\$2,850.00	\$0.00
W10	18"X18"X12" TEE	EA		\$5,000.00	\$0.00
W11	12"X12"X12" TEE	EA	5	\$2,850.00	\$14,250.00
W12	12"X12"X8" TEE	EA	6	\$2,450.00	\$14,700.00
W13	12"X12"X8" TEE	EA	6	\$2,250.00	\$13,500.00
W14	12"X8"X8" TEE	EA		\$1,600.00	\$0.00
W15	8"X8"X8" TEE	EA		\$1,250.00	\$0.00
W16	8"X8"X8" TEE	EA		\$1,150.00	\$0.00
W17	12"X45° BEND	EA	2	\$1,650.00	\$3,300.00
W18	12"X22.5° BEND	EA	4	\$1,250.00	\$5,000.00
W19	12"X11.25° BEND	EA	4	\$1,250.00	\$5,000.00
W20	8"X22.5° BEND	EA		\$800.00	\$0.00
W21	8"X90° BEND	EA		\$800.00	\$0.00
W22	8" STUB OUT	EA	3	\$450.00	\$1,350.00
SUBTOTAL					\$525,965.00

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SEWER COLLECTION SYSTEM ITEMS

SDR-26

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
S1	8" P.V.C. SEWER MAIN	LF	2,584	\$62.00	\$160,208.00
S2	10" P.V.C. SEWER MAIN	LF	1,027	\$100.00	\$102,700.00
S3	4' DIA MANHOLE	EA	20	\$9,000.00	\$180,000.00
S4	18" DIP FORCE MAIN	LF		\$300.00	\$0.00
S6	24" DIP FORCE MAIN	LF		\$400.00	\$0.00
S6	24"X45° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S7	24"X11.25° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S8	24" G.V. (FORCE MAIN)	EA		\$35,000.00	\$0.00
S9	18"X18"X18" TEE (FORCE MAIN)	EA		\$22,000.00	\$0.00
S10	18"X45° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S11	18"X22.5° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S12	18"X11.25° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
SUBTOTAL					\$442,908.00

DRAINAGE SYSTEM ITEMS

RCP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
D1	16" PIPE	LF	83	\$100.00	\$8,300.00
D2	18" PIPE	LF	148	\$100.00	\$14,800.00
D3	24" PIPE	LF	754	\$115.00	\$86,710.00
D4	36" PIPE	LF		\$220.00	\$0.00
D5	48" PIPE	LF		\$320.00	\$0.00
D6	54" PIPE	LF		\$350.00	\$0.00
D7	60" PIPE	LF	1101	\$420.00	\$462,420.00
D8	72" PIPE	LF		\$550.00	\$0.00
D9	MANHOLE	EA		\$10,000.00	\$0.00
D10	CATCH BASIN	EA	30	\$4,800.00	\$144,000.00
D11	18" ENDWALL	EA		\$4,500.00	\$0.00
D12	24" ENDWALL	EA		\$4,500.00	\$0.00

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D13	36" ENDWALL	EA	\$4,500.00	\$0.00
D14	48" ENDWALL	EA	\$5,500.00	\$0.00
D15	54" ENDWALL	EA	\$6,500.00	\$0.00
D16	60" ENDWALL	EA 3	\$8,500.00	\$25,500.00
D17	72" ENDWALL	EA	\$10,500.00	\$0.00
			\$1,900.00	
SUBTOTAL				\$733,430.00

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PAVEMENT & CONCRETE ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
P1	TYPE "S-III" ASPHALT (1-1/4" THICK - 1st LIFT)	SY	16,981	\$7.60	\$129,054.76
P2	TYPE "S-III" ASPHALT (3/4" THICK - 2nd LIFT)	SY	16,981	\$7.60	\$129,054.76
P3	LIMEROCK BASE (8" THICK)	SY	17,830	\$13.00	\$231,789.13
P4	STABILIZED SUB-GRADE (12" THICK)	SY	18,721	\$7.00	\$131,050.01
P5	CONCRETE SIDEWALK (4" THICK)	SY	6,837	\$45.90	\$313,826.05
P6	BICYCLE LANES	SY	3,405	\$40.00	\$136,195.56
P7	TYPE "F" CURB & GUTTER	LF	7,355	\$14.50	\$106,647.50
P8	TYPE "D" CURB (18" DEPTH)	LF	2,703	\$12.95	\$35,003.85
P9	GUARD RAIL	LF	390	\$60.00	\$23,400.00
P10	VALLEY GUTTER	LF	2,719	\$14.50	\$39,425.50
SUBTOTAL					\$1,275,447.11

RE-USE SYSTEM ITEMS

DIP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
R1	12" PIPE	LF	4,127	\$110.00	\$453,970.00
R2	12" GATE VALVE	EA	11	\$4,300.00	\$47,300.00
R3	12" BLOWOFF	EA	6	\$2,200.00	\$13,200.00
R4	12"X12"X12" TEE	EA	6	\$2,850.00	\$17,100.00
R6	12"X12"X12"X12" CROSS	EA	1	\$2,850.00	\$2,850.00
R6	12"X90° BEND	EA		\$1,850.00	\$0.00
R7	12"X45° BEND	EA	2	\$1,850.00	\$3,300.00
R8	12"X22.5° BEND	EA	2	\$1,850.00	\$3,300.00
R9	12"X11.25° BEND	EA	2	\$1,850.00	\$3,300.00
SUBTOTAL					\$544,320.00

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TOTAL

Jay Huebner, P.E.
Florida Registration Number: 54615

GRAND SUB TOTAL **\$3,522,070.11**

DESIGN FEE:	\$352,207.01
PERMITTING FEE:	\$352,207.01
EARTHWORK	\$352,207.01
DEMOLITION	\$176,103.51
MOBILIZATION:	\$176,103.51
TESTING/ INSPECTIONS:	\$352,207.01
SURVEYING / AS-BUILT:	\$176,103.51
Fuel surcharge 2.5%	\$88,051.75
signs and markings	\$255,089.42
MOT:	\$105,862.10
<u>Grand total</u>	<u>\$5,908,011.95</u>

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HSQ GROUP, LLC.

Consulting Engineers • Planners • Surveyors

1001 Yamato Road, Suite 105

Boca Raton, Florida 33431

(561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAINSTREET

DATE: October 20, 2022

PROJECT No.: 180332-

ENGINEER'S QUANTITIES

NW 40TH STREET IMPROVEMENTS

WATER DISTRIBUTION SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
W1	2" DIP WATER SERVICE	LF	252	\$65.00	\$16,380.00
W2	6" DIP WATER MAIN	LF	103	\$65.00	\$6,695.00
W3	8" DIP WATER MAIN	LF	246	\$75.00	\$18,450.00
W4	FIRE HYDRANT-ASSEMBLY	EA	8	\$4,200.00	\$33,600.00
W5	12" WATER MAIN DIP	LF	2,722	\$110.00	\$299,420.00
W6	6" GATE VALVE	EA	8	\$2,100.00	\$16,800.00
W7	12" GATE VALVE	EA	4	\$4,600.00	\$18,400.00
W8	8" GATE VALVE	EA	6	\$2,400.00	\$14,400.00
W9	12"X12"X12"X12: CROSS	EA		\$2,250.00	\$0.00
W10	12"X8"X12"X8" CROSS	EA		\$2,850.00	\$0.00
W11	18"X18"X12" TEE	EA	1	\$5,000.00	\$5,000.00
W12	12"X12"X12" TEE	EA		\$2,850.00	\$0.00
W13	12"X12"X8" TEE	EA	9	\$2,450.00	\$22,050.00
W14	12"X12"X6" TEE	EA	7	\$2,250.00	\$15,750.00
W15	12"X8"X8" TEE	EA		\$1,600.00	\$0.00
W16	8"X8"X8" TEE	EA		\$1,250.00	\$0.00
W17	8"X8"X6" TEE	EA	1	\$1,150.00	\$1,150.00
W18	12"X45° BEND	EA		\$1,650.00	\$0.00
W19	12"X22.5° BEND	EA	4	\$1,250.00	\$5,000.00
W20	12"X11.25° BEND	EA	1	\$1,250.00	\$1,250.00
W21	8"X45° BEND	EA	2	\$800.00	\$1,600.00
W22	8"X90° BEND	EA		\$800.00	\$0.00
W23	8" STUB OUT	EA	5	\$450.00	\$2,250.00
SUBTOTAL					\$461,815.00

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SEWER COLLECTION SYSTEM ITEMS

SDR-26

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
S1	8" P.V.C. SEWER MAIN	LF	351	\$62.00	\$21,762.00
S2	10" P.V.C. SEWER MAIN	LF	2,377	\$100.00	\$237,700.00
S3	4' DIA MANHOLE	EA	15	\$9,000.00	\$135,000.00
S4	SEWER LATERALS	EA		\$300.00	\$0.00
S5	24" DIP FORCE MAIN	LF		\$400.00	\$0.00
S6	24"X45° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S7	24"X11.25° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S8	24" G.V. (FORCE MAIN)	EA		\$35,000.00	\$0.00
S9	18"X18"X18" TEE (FORCE MAIN)	EA		\$22,000.00	\$0.00
S10	18"X45° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S11	18"X22.5° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S12	18"X11.25° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
SUBTOTAL					\$394,462.00

DRAINAGE SYSTEM ITEMS

RCP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
D1	15" PIPE	LF	47	\$100.00	\$4,700.00
D2	18" PIPE	LF	48	\$100.00	\$4,800.00
D3	24" PIPE	LF	302	\$115.00	\$34,730.00
D4	36" PIPE	LF	1077	\$220.00	\$236,940.00
D5	48" PIPE	LF	216	\$320.00	\$69,120.00
D6	54" PIPE	LF		\$350.00	\$0.00
D7	60" PIPE	LF	435	\$420.00	\$182,700.00
D8	72" PIPE	LF		\$550.00	\$0.00
D9	MANHOLE	EA	1	\$10,000.00	\$10,000.00
D10	CATCH BASIN	EA	26	\$4,800.00	\$124,800.00
D11	18" ENDWALL	EA		\$4,500.00	\$0.00
D12	24" ENDWALL	EA		\$4,500.00	\$0.00
D13	36" ENDWALL	EA	0	\$4,500.00	\$0.00
D14	48" ENDWALL	EA		\$5,500.00	\$0.00
D15	54" ENDWALL	EA		\$6,500.00	\$0.00
D16	60" ENDWALL	EA	0	\$8,500.00	\$0.00

(1)

D17 72" ENDWALL

EA

\$10,500.00

\$0.00

\$1,900.00

SUBTOTAL

\$663,090.00

PAVEMENT & CONCRETE ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE/UNIT	TOTAL
P1	TYPE "S-III" ASPHALT (1-1/4" THICK - 1st LIFT)	SY	10,315	\$7.60	\$78,394.00
P2	TYPE "S-III" ASPHALT (3/4" THICK - 2nd LIFT)	SY	10,315	\$7.60	\$78,394.00
P3	LIMEROCK BASE (8" THICK)	SY	10,831	\$13.00	\$140,799.75
P4	STABILIZED SUB-GRADE (12" THICK)	SY	11,372	\$7.00	\$79,608.01
P5	CONCRETE SIDEWALK (4" THICK)	SY	4,938	\$45.90	\$226,854.20
P6	BICYCLE LANES	SY	2,475	\$40.00	\$99,008.89
P7	TYPE "F" CURB & GUTTER	LF	3,562	\$14.50	\$51,649.00
P8	TYPE "D" CURB (18" DEPTH)	LF	3,069	\$12.95	\$39,743.55
P9	GUARD RAIL	LF		\$60.00	\$0.00
P10	VALLEY GUTTER	LF	2,312	\$14.60	\$33,524.00
P11	TYPE "E" MOUNTABLE CURB			\$60.00	\$0.00
				SUBTOTAL	\$827,773.40

RE-USE SYSTEM ITEMS

DIP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE/UNIT	TOTAL
R1	12" PIPE	LF	2,771	\$110.00	\$304,810.00
R2	12" GATE VALVE	EA	7	\$4,300.00	\$30,100.00
R3	12" BLOWOFF	EA	6	\$2,200.00	\$13,200.00
R4	12"X12" TEE	EA	5	\$2,850.00	\$14,250.00
R5	12"X12" CROSS	EA		\$2,850.00	\$0.00
R6	12"X90° BEND	EA		\$1,650.00	\$0.00
R7	12"X45° BEND	EA		\$1,650.00	\$0.00
R8	12"X22.5° BEND	EA		\$1,650.00	\$0.00
R9	12"X11.25° BEND	EA	4	\$1,650.00	\$6,600.00
				SUBTOTAL	\$368,980.00

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TOTAL

Jay Huebner, P.E.
Florida Registration Number: 54615

<u>GRAND SUB TOTAL</u>		<u>\$2,716,100.40</u>
DESIGN FEE:		\$271,610.04
PERMITTING FEE:		\$271,610.04
EARTHWORK		\$271,610.04
DEMOLITION		\$135,805.02
MOBILIZATION:		\$135,805.02
TESTING/ INSPECTIONS:		\$271,610.04
SURVEYING / AS-BUILT:		\$135,805.02
Fuel surcharge 2.5%		\$67,902.51
signs and markings		\$165,554.68
MOT:		\$81,483.01
<u>Grand total</u>		<u>\$4,524,895.82</u>

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HSQ GROUP, LLC.

Consulting Engineers • Planners • Surveyors

1001 Yamato Road, Suite 105

Boca Raton, Florida 33431

(561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAINSTREET

DATE: October 20, 2022

PROJECT No.: 180332

ENGINEER'S QUANTITIES CITY MARKET AVE IMPROVEMENTS

WATER DISTRIBUTION SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
W1	6" DIP WATER MAIN	LF	47	\$65.00	\$3,055.00
W2	8" DIP WATER MAIN	LF	173	\$75.00	\$12,975.00
W3	FIRE HYDRANT ASSEMBLY	EA	3	\$4,200.00	\$12,600.00
W4	12" WATER MAIN DIP	LF	1,491	\$110.00	\$164,010.00
W5	6" GATE VALVE	EA	3	\$2,100.00	\$6,300.00
W6	12" GATE VALVE	EA	4	\$4,600.00	\$18,400.00
W7	8" GATE VALVE	EA	4	\$2,400.00	\$9,600.00
W8	12"X12"X12"X12: CROSS	EA		\$2,250.00	\$0.00
W9	12"X8"X12"X8" CROSS	EA	2	\$2,850.00	\$5,700.00
W10	18"X18"X12" TEE	EA		\$5,000.00	\$0.00
W11	12"X12"X12" TEE	EA	1	\$2,850.00	\$2,850.00
W12	12"X12"X8" TEE	EA		\$2,450.00	\$0.00
W13	12"X12"X6" TEE	EA	3	\$2,250.00	\$6,750.00
W14	12"X8"X8" TEE	EA	0	\$1,600.00	\$0.00
W15	8"X8"X8" TEE	EA		\$1,250.00	\$0.00
W16	8"X8"X6" TEE	EA		\$1,150.00	\$0.00
W17	12"X45° BEND	EA	2	\$1,650.00	\$3,300.00
W18	12"X22.5° BEND	EA		\$1,250.00	\$0.00
W19	12"X11.25° BEND	EA	2	\$1,250.00	\$2,500.00
W20	8"X22.5° BEND	EA		\$800.00	\$0.00
W21	8"X90° BEND	EA		\$800.00	\$0.00
W22	8" STUB OUT	EA	4	\$450.00	\$1,800.00
SUBTOTAL					\$249,840.00

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SEWER COLLECTION SYSTEM ITEMS

SDR-26

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
S1	8" P.V.C. SEWER MAIN	LF	0	\$62.00	\$0.00
S2	10" P.V.C. SEWER MAIN	LF		\$100.00	\$0.00
S3	4' DIA MANHOLE	EA	0	\$9,000.00	\$0.00
S4	18" DIP FORCE MAIN	LF		\$300.00	\$0.00
S5	24" DIP FORCE MAIN	LF		\$400.00	\$0.00
S6	24"X45° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S7	24"X11.25° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S8	24" G.V. (FORCE MAIN)	EA		\$35,000.00	\$0.00
S9	18"X18"X18" TEE (FORCE MAIN)	EA		\$22,000.00	\$0.00
S10	18"X45° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S11	18"X22.5° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S12	18"X11.25° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
SUBTOTAL					\$0.00

DRAINAGE SYSTEM ITEMS

RCP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
D1	16" PIPE	LF	48	\$100.00	\$4,800.00
D2	18" PIPE	LF	72	\$100.00	\$7,200.00
D3	24" PIPE	LF	207	\$115.00	\$23,805.00
D4	36" PIPE	LF		\$220.00	\$0.00
D5	48" PIPE	LF	60	\$320.00	\$19,200.00
D6	54" PIPE	LF		\$350.00	\$0.00
D7	60" PIPE	LF	584	\$420.00	\$245,280.00
D8	72" PIPE	LF		\$550.00	\$0.00
D9	MANHOLE	EA	3	\$10,000.00	\$30,000.00
D10	CATCH BASIN	EA	12	\$4,800.00	\$57,600.00
D11	18" ENDWALL	EA		\$4,500.00	\$0.00
D11	24" ENDWALL	EA	1	\$4,500.00	\$4,500.00
D12	36" ENDWALL	EA		\$4,500.00	\$0.00
D13	48" ENDWALL	EA	0	\$5,500.00	\$0.00
D14	54" ENDWALL	EA		\$6,500.00	\$0.00
D15	60" ENDWALL	EA	0	\$8,500.00	\$0.00

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D18 72" ENDWALL

EA

\$10,500.00

\$0.00

\$1,900.00

SUBTOTAL

\$387,585.00

PAVEMENT & CONCRETE ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
P1	TYPE "S-III" ASPHALT (1-1/4" THICK - 1st LIFT)	SY	4,225	\$7.60	\$32,109.16
P2	TYPE "S-III" ASPHALT (3/4" THICK - 2nd LIFT)	SY	4,225	\$7.60	\$32,109.16
P3	LIMEROCK BASE (8" THICK)	SY	4,436	\$13.00	\$57,669.73
P4	STABILIZED SUB-GRADE (12" THICK)	SY	4,658	\$7.00	\$32,605.58
P5	CONCRETE SIDEWALK (4" THICK)	SY	2,884	\$45.90	\$132,385.80
P6	BICYCLE LANES	SY	1,552	\$40.00	\$82,085.78
P7	TYPE "F" CURB & GUTTER	LF	2,500	\$14.50	\$36,250.00
P8	TYPE "D" CURB (18" DEPTH)	LF	1,136	\$12.95	\$14,711.20
P9	GUARD RAIL	LF		\$60.00	\$0.00
P10	VALLEY GUTTER	LF	804	\$14.50	\$11,658.00
SUBTOTAL					\$411,584.40

RE-USE SYSTEM ITEMS

DIP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
R1	12" PIPE	LF	556	\$110.00	\$61,160.00
R2	12" GATE VALVE	EA	2	\$4,300.00	\$8,600.00
R3	12" BLOWOFF	EA	1	\$2,200.00	\$2,200.00
R4	12"X12" TEE	EA		\$2,850.00	\$0.00
R5	12"X12" CROSS	EA		\$2,850.00	\$0.00
R6	12"X90° BEND	EA		\$1,850.00	\$0.00
R7	12"X45° BEND	EA		\$1,850.00	\$0.00
R8	12"X22.5° BEND	EA		\$1,850.00	\$0.00
R9	12"X11.25° BEND	EA		\$1,850.00	\$0.00
SUBTOTAL					\$71,960.00

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TOTAL

Jay Huebner, P.E.

Florida Registration Number: 54815

NW 40TH STREET TO SAMPLE ROAD
INCLUDES RIGHT TURN LANE

GRAND SUB TOTAL \$1,120,969.40

DESIGN FEE:	\$112,096.94
PERMITTING FEE:	\$112,096.94
EARTHWORK	\$112,096.94
DEMOLITION	\$56,048.47
MOBILIZATION:	\$56,048.47
TESTING/ INSPECTIONS:	\$112,096.94
SURVEYING / AS-BUILT:	\$56,048.47
Fuel surcharge 2.5%	\$28,024.24
signs and markings	\$82,316.88
MOT:	\$33,629.08
<u>Grand total</u>	<u>\$1,881,472.77</u>

G



HSQ GROUP, LLC.
 Consulting Engineers • Planners • Surveyors
 1001 Yamato Road, Suite 105
 Boca Raton, Florida 33431
 (561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAINSTREET
 PROJECT No.: 180332-

DATE: October 20, 2022

ENGINEER'S QUANTITIES
NW 48TH AVENUE

WATER DISTRIBUTION SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE/UNIT	TOTAL
W1	8" DIP WATER MAIN	LF	97	\$65.00	\$6,305.00
W2	8" DIP WATER MAIN	LF	1,672	\$75.00	\$125,400.00
W3	FIRE HYDRANT ASSEMBLY	EA	3	\$4,200.00	\$12,600.00
W4	12" WATER MAIN DIP	LF	0	\$110.00	\$0.00
W5	6" GATE VALVE	EA	3	\$2,100.00	\$6,300.00
W6	12" GATE VALVE	EA	0	\$4,600.00	\$0.00
W7	8" GATE VALVE	EA	6	\$2,400.00	\$14,400.00
W8	12"X12"X12"X12: CROSS	EA	0	\$2,250.00	\$0.00
W9	8"X8"X8"X8" CROSS	EA	1	\$2,850.00	\$2,850.00
W10	18"X18"X12" TEE	EA	0	\$5,000.00	\$0.00
W11	12"X12"X12" TEE	EA	0	\$2,850.00	\$0.00
W12	12"X12"X8" TEE	EA	0	\$2,450.00	\$0.00
W13	12"X12"X6" TEE	EA	0	\$2,250.00	\$0.00
W14	12"X8"X8" TEE	EA	0	\$1,600.00	\$0.00
W15	8"X8"X8" TEE	EA	5	\$1,250.00	\$6,250.00
W16	8"X8"X6" TEE	EA	3	\$1,150.00	\$3,450.00
W17	12"X45° BEND	EA	0	\$1,650.00	\$0.00
W18	12"X22.5° BEND	EA	0	\$1,250.00	\$0.00
W19	12"X11.25° BEND	EA	4	\$1,250.00	\$5,000.00
W20	8"X22.5° BEND	EA	8	\$800.00	\$6,400.00
W21	8"X90° BEND	EA	2	\$800.00	\$1,600.00
W22	8" STUB OUT	EA	1	\$450.00	\$450.00
SUBTOTAL					\$191,005.00

SEWER COLLECTION SYSTEM ITEMS

SDR-26

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE/UNIT	TOTAL
S1	8" P.V.C. SEWER MAIN	LF		\$62.00	\$0.00
S2	10" P.V.C. SEWER MAIN	LF		\$100.00	\$0.00
S3	4' DIA MANHOLE	EA		\$9,000.00	\$0.00
S4	18" DIP FORCE MAIN	LF		\$300.00	\$0.00
S5	24" DIP FORCE MAIN	LF		\$400.00	\$0.00
S6	24"X45° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S7	24"X11.25° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S8	24" G.V. (FORCE MAIN)	EA		\$35,000.00	\$0.00
S9	18"X18"X18" TEE (FORCE MAIN)	EA		\$22,000.00	\$0.00
S10	18"X45° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S11	18"X22.5° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S12	18"X11.25° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
SUBTOTAL					\$0.00

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DRAINAGE SYSTEM ITEMS

RCP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE/UNIT	TOTAL
D1	15" PIPE	LF	102	\$100.00	\$10,200.00
D2	18" PIPE	LF	309	\$100.00	\$30,900.00
D3	24" PIPE	LF	503	\$115.00	\$57,845.00
D4	36" PIPE	LF	38	\$220.00	\$7,920.00
D5	48" PIPE	LF	124	\$320.00	\$39,680.00
D6	64" PIPE	LF		\$350.00	\$0.00
D7	80" PIPE	LF	887	\$420.00	\$372,540.00
D8	72" PIPE	LF		\$650.00	\$0.00
D9	MANHOLE	EA	0	\$10,000.00	\$0.00
D10	CATCH BASIN	EA	15	\$4,800.00	\$72,000.00
D11	18" ENDWALL	EA		\$4,500.00	\$0.00
D12	24" ENDWALL	EA		\$4,500.00	\$0.00
D13	36" ENDWALL	EA		\$4,500.00	\$0.00
D14	48" ENDWALL	EA	0	\$5,500.00	\$0.00
D15	64" ENDWALL	EA		\$6,500.00	\$0.00
D16	80" ENDWALL	EA	2	\$8,500.00	\$17,000.00
D17	72" ENDWALL	EA		\$10,500.00	\$0.00
				\$1,900.00	
				SUBTOTAL	\$597,885.00

PAVEMENT & CONCRETE ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE/UNIT	TOTAL
P1	TYPE "S-III" ASPHALT (1-1/4" T	SY	3,667	\$7.60	\$27,872.58
P2	TYPE "S-III" ASPHALT (3/4" THI	SY	3,667	\$7.60	\$27,872.58
P3	LIMEROCK BASE (8" THICK)	SY	3,851	\$13.00	\$50,060.62
P4	STABILIZED SUB-GRADE (12")	SY	4,043	\$7.00	\$28,303.50
P5	CONCRETE SIDEWALK (4" THI	SY	2,430	\$45.90	\$111,652.30
P6	BICYCLE LANES	SY	0	\$40.00	\$0.00
P7	TYPE "F" CURB & GUTTER	LF	2,327	\$14.50	\$33,741.50
P8	TYPE "D" CURB (18" DEPTH)	LF	621	\$12.95	\$8,041.95
P9	GUARD RAIL	LF		\$12.95	\$0.00
P10	VALLEY GUTTER	LF	773	\$14.50	\$11,208.50
P11	TYPE "E" MOUNTABLE CURB	LF		\$60.00	\$0.00
				SUBTOTAL	\$298,653.52

RE-USE SYSTEM ITEMS

DIP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE/UNIT	TOTAL
R1	12" PIPE	LF	1,505	\$110.00	\$166,550.00
R2	12" GATE VALVE	EA	2	\$4,300.00	\$8,600.00
R3	12" BLOWOFF	EA	1	\$2,200.00	\$2,200.00
R4	12"X12" TEE	EA	2	\$2,850.00	\$5,700.00
R5	12"X12" CROSS	EA		\$2,850.00	\$0.00
R6	12"X90° BEND	EA		\$1,850.00	\$0.00
R7	12"X45° BEND	EA		\$1,850.00	\$0.00
R8	12"X22.5° BEND	EA	6	\$1,850.00	\$9,900.00
R9	12"X11.25° BEND	EA	5	\$1,850.00	\$8,250.00
				SUBTOTAL	\$191,950.00

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TOTAL

Jay Huebner, P.E.
Florida Registration Number: 54615

<u>GRAND SUB TOTAL</u>		<u>\$1,279,493.52</u>
DESIGN FEE:		\$127,949.35
PERMITTING FEE:		\$127,949.35
EARTHWORK		\$127,949.35
DEMOLITION		\$63,974.68
MOBILIZATION:		\$63,974.68
TESTING/ INSPECTIONS:		\$127,949.35
SURVEYING / AS-BUILT:		\$63,974.68
Fuel surcharge 2.5%		\$31,987.34
signs and markings		\$59,730.70
MOT:		\$38,384.81
Grand total		\$2,113,317.81

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HSQ GROUP, LLC.

Consulting Engineers • Planners • Surveyors
1001 Yamato Road, Suite 105
Boca Raton, Florida 33431
(561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAINSTREET
PROJECT No.: 180332-

DATE: October 20, 2022

ENGINEER'S QUANTITIES VILLAGE SQ. ROAD IMPROVEMENTS

WATER DISTRIBUTION SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
W1	6" DIP WATER MAIN	LF		\$65.00	\$0.00
W2	8" DIP WATER MAIN	LF		\$75.00	\$0.00
W3	FIRE HYDRANT ASSEMBLY	EA		\$4,200.00	\$0.00
W4	12" WATER MAIN DIP	LF		\$110.00	\$0.00
W5	6" GATE VALVE	EA		\$2,100.00	\$0.00
W6	12" GATE VALVE	EA		\$4,800.00	\$0.00
W7	8" GATE VALVE	EA		\$2,400.00	\$0.00
W8	12"X12"X12"X12: CROSS	EA		\$2,250.00	\$0.00
W9	12"X8"X12"X8" CROSS	EA		\$2,850.00	\$0.00
W10	18"X18"X12" TEE	EA		\$5,000.00	\$0.00
W11	12"X12"X12" TEE	EA		\$2,850.00	\$0.00
W12	12"X12"X8" TEE	EA		\$2,450.00	\$0.00
W13	12"X12"X6" TEE	EA		\$2,250.00	\$0.00
W14	12"X8"X8" TEE	EA		\$1,600.00	\$0.00
W15	8"X8"X8" TEE	EA		\$1,250.00	\$0.00
W16	8"X8"X6" TEE	EA		\$1,150.00	\$0.00
W17	12"X45° BEND	EA		\$1,650.00	\$0.00
W18	12"X22.5° BEND	EA		\$1,250.00	\$0.00
W19	12"X11.25° BEND	EA		\$1,250.00	\$0.00
W20	8"X22.5° BEND	EA		\$800.00	\$0.00
W21	8"X90° BEND	EA		\$800.00	\$0.00
W22	8" STUB OUT	EA		\$450.00	\$0.00
				SUBTOTAL	\$0.00

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SEWER COLLECTION SYSTEM ITEMS

SDR-26

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
S1	8" P.V.C. SEWER MAIN	LF	334	\$62.00	\$20,708.00
S2	10" P.V.C. SEWER MAIN	LF		\$100.00	\$0.00
S3	4' DIA MANHOLE	EA	2	\$9,000.00	\$18,000.00
S4	18" DIP FORCE MAIN	LF		\$300.00	\$0.00
S5	24" DIP FORCE MAIN	LF		\$400.00	\$0.00
S6	24"X45° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S7	24"X11.25° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S8	24" G.V. (FORCE MAIN)	EA		\$35,000.00	\$0.00
S9	18"X18"X18" TEE (FORCE MAIN)	EA		\$22,000.00	\$0.00
S10	18"X45° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S11	18"X22.5° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S12	18"X11.25° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S13	SEWER LATERALS	EA	1	\$300.00	\$300.00
SUBTOTAL					\$38,708.00

DRAINAGE SYSTEM ITEMS

RCP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
D1	15" PIPE	LF		\$100.00	\$0.00
D2	18" PIPE	LF	34	\$100.00	\$3,400.00
D3	24" PIPE	LF	392	\$115.00	\$45,080.00
D4	36" PIPE	LF	147	\$220.00	\$32,340.00
D5	48" PIPE	LF		\$320.00	\$0.00
D6	54" PIPE	LF		\$350.00	\$0.00
D7	60" PIPE	LF		\$420.00	\$0.00
D8	72" PIPE	LF		\$550.00	\$0.00
D9	MANHOLE	EA		\$10,000.00	\$0.00
D10	CATCH BASIN	EA	6	\$4,800.00	\$28,800.00
D11	18" ENDWALL	EA		\$4,500.00	\$0.00
D12	24" ENDWALL	EA		\$4,500.00	\$0.00

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D13	36" ENDWALL	EA	1	\$4,500.00	\$4,500.00
D14	48" ENDWALL	EA		\$5,500.00	\$0.00
D15	54" ENDWALL	EA		\$6,500.00	\$0.00
D16	60" ENDWALL	EA		\$8,500.00	\$0.00
D17	72" ENDWALL	EA		\$10,500.00	\$0.00
				\$1,900.00	
SUBTOTAL					\$114,120.00

PAVEMENT & CONCRETE ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
P1	TYPE "S-III" ASPHALT (1-1/4" THICK - 1st LIFT)	SY	3,604	\$7.60	\$27,392.09
P2	TYPE "S-III" ASPHALT (3/4" THICK - 2nd LIFT)	SY	3,604	\$7.60	\$27,392.09
P3	LIMEROCK BASE (8" THICK)	SY	3,784	\$13.00	\$49,197.63
P4	STABILIZED SUB-GRADE (12" THICK)	SY	3,974	\$7.00	\$27,815.59
P5	CONCRETE SIDEWALK (4" THICK)	SY	2,521	\$45.90	\$115,698.60
P6	BICYCLE LANES	SY		\$40.00	\$0.00
P7	TYPE "F" CURB & GUTTER	LF	892	\$14.50	\$12,934.00
P8	TYPE "D" CURB (18" DEPTH)	LF	798	\$12.95	\$10,334.10
P9	GUARD RAIL	LF		\$60.00	\$0.00
P10	VALLEY GUTTER	LF	1,347	\$14.50	\$19,531.50
SUBTOTAL					\$290,295.60

RE-USE SYSTEM ITEMS

DIP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
R1	12" PIPE	EA		\$110.00	\$0.00
R2	12" GATE VALVE	EA		\$4,300.00	\$0.00
R3	12" BLOWOFF	EA		\$2,200.00	\$0.00
R4	12"X12" TEE	EA		\$2,850.00	\$0.00
R5	12"X12" CROSS	EA		\$2,850.00	\$0.00
R6	12"X90° BEND	EA		\$1,650.00	\$0.00
R7	12"X45° BEND	EA		\$1,650.00	\$0.00
R8	12"X22.5° BEND	EA		\$1,650.00	\$0.00
R9	12"X11.25° BEND	EA		\$1,650.00	\$0.00
SUBTOTAL					\$0.00

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TOTAL

Jay Huebner, P.E.
Florida Registration Number: 54615

<u>GRAND SUB TOTAL</u>	<u>\$443,123.60</u>
DESIGN FEE:	\$44,312.36
PERMITTING FEE:	\$44,312.36
EARTHWORK	\$44,312.36
DEMOLITION	\$22,156.18
MOBILIZATION:	\$22,156.18
TESTING/ INSPECTIONS:	\$44,312.36
SURVEYING / AS-BUILT:	\$22,156.18
Fuel surcharge 2.5%	\$11,078.09
signs and markings	\$58,059.12
MOT:	\$13,293.71
<u>Grand total</u>	<u>\$769,272.49</u>

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HSQ GROUP, LLC.
 Consulting Engineers • Planners • Surveyors
 1001 Yamato Road, Suite 105
 Boca Raton, Florida 33431
 (561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAINSTREET
 PROJECT No.: 180332-

DATE: October 20, 2022

ENGINEER'S QUANTITIES
CITY LIFT STATION DRIVE

WATER DISTRIBUTION SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE/UNIT	TOTAL
W1	6" DIP WATER MAIN	LF	0	\$65.00	\$0.00
W2	8" DIP WATER MAIN	LF	744	\$75.00	\$55,800.00
W3	FIRE HYDRANT ASSEMBLY	EA	1	\$4,200.00	\$4,200.00
W4	12" WATER MAIN DIP	LF	0	\$110.00	\$0.00
W5	6" GATE VALVE	EA	1	\$2,100.00	\$2,100.00
W6	12" GATE VALVE	EA	0	\$4,600.00	\$0.00
W7	8" GATE VALVE	EA	1	\$2,400.00	\$2,400.00
W8	12"X12"X12"X12: CROSS	EA	0	\$2,250.00	\$0.00
W9	12"X8"X12"X8" CROSS	EA	0	\$2,850.00	\$0.00
W10	18"X18"X12" TEE	EA	0	\$5,000.00	\$0.00
W11	12"X12"X12" TEE	EA	0	\$2,850.00	\$0.00
W12	12"X12"X8" TEE	EA	0	\$2,450.00	\$0.00
W13	12"X12"X6" TEE	EA	0	\$2,250.00	\$0.00
W14	12"X8"X8" TEE	EA	0	\$1,600.00	\$0.00
W15	8"X8"X8" TEE	EA	2	\$1,250.00	\$2,500.00
W16	8"X8"X6" TEE	EA	1	\$1,150.00	\$1,150.00
W17	12"X45° BEND	EA	0	\$1,650.00	\$0.00
W18	12"X22.5° BEND	EA	0	\$1,250.00	\$0.00
W19	12"X11.25° BEND	EA	0	\$1,250.00	\$0.00
W20	8"X22.5° BEND	EA	0	\$800.00	\$0.00
W21	8"X90° BEND	EA	1	\$800.00	\$800.00
W22	8" STUB OUT	EA	1	\$450.00	\$450.00
SUBTOTAL					\$69,400.00

SEWER COLLECTION SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE/UNIT	TOTAL
S1	8" P.V.C. SEWER MAIN	LF	0	\$62.00	\$0.00
S2	10" P.V.C. SEWER MAIN	LF	0	\$100.00	\$0.00
S3	4' DIA MANHOLE	EA	0	\$9,000.00	\$0.00
S4	18" DIP FORCE MAIN	LF	0	\$300.00	\$0.00
S5	24" DIP FORCE MAIN	LF	0	\$400.00	\$0.00
S6	24"X45° BEND (FORCE MAIN)	EA	0	\$13,000.00	\$0.00
S7	24"X11.25° BEND (FORCE MAIN)	EA	0	\$13,000.00	\$0.00
S8	24" G.V. (FORCE MAIN)	EA	0	\$35,000.00	\$0.00
S9	18"X18"X18" TEE (FORCE MAIN)	EA	0	\$22,000.00	\$0.00
S10	18"X45° BEND (FORCE MAIN)	EA	0	\$10,000.00	\$0.00
S11	18"X22.5° BEND (FORCE MAIN)	EA	0	\$10,000.00	\$0.00
S12	18"X11.25° BEND (FORCE MAIN)	EA	0	\$10,000.00	\$0.00
SUBTOTAL					\$0.00

DRAINAGE SYSTEM ITEMS

RCP



ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE/UNIT	TOTAL
D1	15" PIPE	LF	0	\$100.00	\$0.00
D2	18" PIPE	LF	0	\$100.00	\$0.00
D3	24" PIPE	LF	80	\$115.00	\$9,200.00
D4	36" PIPE	LF	0	\$220.00	\$0.00
D5	48" PIPE	LF	942	\$320.00	\$301,440.00
D6	54" PIPE	LF		\$350.00	\$0.00
D7	60" PIPE	LF	0	\$420.00	\$0.00
D8	72" PIPE	LF		\$550.00	\$0.00
D9	MANHOLE	EA	2	\$10,000.00	\$20,000.00
D10	CATCH BASIN	EA	6	\$4,800.00	\$28,800.00
D11	18" ENDWALL	EA		\$4,500.00	\$0.00
D12	24" ENDWALL	EA		\$4,500.00	\$0.00
D13	36" ENDWALL	EA		\$4,500.00	\$0.00
D14	48" ENDWALL	EA	3	\$5,500.00	\$16,500.00
D15	54" ENDWALL	EA		\$6,500.00	\$0.00
D16	60" ENDWALL	EA	0	\$8,500.00	\$0.00
D17	72" ENDWALL	EA		\$10,500.00	\$0.00
D18	PRB	EA		\$1,900.00	\$0.00
SUBTOTAL					\$375,940.00

PAVEMENT & CONCRETE ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
P1	TYPE "S-III" ASPHALT (1-1/4" TH	SY	3,886	\$7.60	\$28,010.22
P2	TYPE "S-III" ASPHALT (3/4" THIC	SY	3,886	\$7.60	\$28,010.22
P3	LIMEROCK BASE (8" THICK)	SY	3,870	\$13.00	\$50,307.83
P4	STABILIZED SUB-GRADE (12" TH	SY	4,063	\$7.00	\$28,443.28
P5	CONCRETE SIDEWALK (4" THIC	SY	809	\$45.90	\$37,128.00
P6	BICYCLE LANES	SY	0	\$40.00	\$0.00
P7	TYPE "F" CURB & GUTTER	LF	896	\$14.50	\$12,992.00
P8	TYPE "D" CURB (18" DEPTH)	LF	1,262	\$12.95	\$16,342.90
P9	GUARD RAIL	LF	590	\$60.00	\$35,400.00
P10	VALLEY GUTTER	LF	0	\$14.50	\$0.00
P11	TYPE "E" MOUNTABLE CURB	LF	376	\$14.00	\$5,264.00
SUBTOTAL					\$236,634.45

RE-USE SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE/UNIT	TOTAL
R1	12" PIPE	LF	0	\$110.00	\$0.00
R2	12" GATE VALVE	EA	0	\$4,300.00	\$0.00
R3	12" BLOWOFF	EA	0	\$2,200.00	\$0.00
R4	12"X12" TEE	EA	0	\$2,850.00	\$0.00
R5	12"X12"CROSS	EA	0	\$2,850.00	\$0.00
R6	12"X90° BEND	EA	0	\$1,650.00	\$0.00
R7	12"X45° BEND	EA	0	\$1,650.00	\$0.00
R8	12"X22.5° BEND	EA	0	\$1,650.00	\$0.00
R9	12"X11.25° BEND	EA	0	\$1,650.00	\$0.00
SUBTOTAL					\$0.00

TOTAL				GRAND SUB TOTAL	\$681,974.45
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Jay Huebner, P.E.
Florida Registration Number: 54615

DESIGN FEE:	\$68,197.45
PERMITTING FEE:	\$68,197.45
EARTHWORK	\$68,197.45
DEMOLITION	\$34,098.72
MOBILIZATION:	\$34,098.72
TESTING/ INSPECTIONS:	\$68,197.45
SURVEYING / AS-BUILT:	\$34,098.72
Fuel surcharge 2.5%	\$17,049.36
signs and markings	\$47,326.89
MOT:	\$20,459.23
<u>Grand total</u>	<u>\$1,141,895.89</u>

9

LAPC/Wetland Ecological Restoration Proposal

J.J. GOLDASICH AND ASSOCIATES, INCORPORATED
BOCA RATON, WELLINGTON, AND MOOREHAVEN, FLORIDA
Phone: 561.883.9555 www.GoldasichEnvironmental.com

PROPOSAL SUBMITTED TO: **Mainstreet-Coconut Creek** PHONE: DATE: **29-Aug-2022**

STREET: **1801 South Federal Highway** PROJECT NAME: **Mainstreet-Coconut Creek**

CITY, STATE, ZIP CODE: **Boca Raton, Florida 33432** PROJECT LOCATION: **LAPC/Wetland Restoration**

c/o: **Rick Stephano** PROJECT LOCATION: **Johns Farm-Coconut Creek, FL**

Hereby submitted are Bid Items, quantities and pricing for: Wetland and LAPC restoration and enhancement, planting, earthwork (scrapping).

DESCRIPTION:	QUANTITY	UNITS	PRICE	EXTENSION
LAPC/wetland forested area restoration to include exotic vegetation removal and herbicidal treatment, selective grading of wetland and buffer areas, planting according to the planting plan and permits	10.5	AC	\$102,215.00	\$1,073,257.50
Wetland forested and marsh enhancement and restoration to include exotic vegetation removal and treatment with an approved aquatic herbicide, selective grading to wetland elevations. Buffer grading and planting according to the planting plan and approved wetland permits.	4.0	AC	\$99,000.00	\$396,000.00

QUALIFICATIONS:
Proposal includes multiple (3 treatments) for exotic and undesirable vegetation removal, wetland plant purchase, delivery and installation at 2 ft. OC planting arrangement. All material removed from the LAPC and wetland and stockpiled in the upland areas of the site for removal by others.

NOTES: Final permit requirements may result in changes to the project plans and changes to the mitigation plan costs may change accordingly.

TOTAL PRICE (not including routine maintenance): \$1,469,257.50

PAYMENT METHOD:
FIRST PAYMENT OF 25% OF TOTAL DUE AT TIME OF MOBILIZATION, SUBSEQUENT PAYMENTS WILL BE MADE AS MONTHLY PROGRESS

Any alteration or deviation from the above specifications involving extra costs will be executed only upon written orders from the Owner and will become an extra charge over and above the cost estimate shown herein.

Jim Goldasich, SPWS
Authorized by:
Digitally signed by Jim Goldasich, SPWS
Date: 2022.09.08 05:06:25 -04'00'

All materials and workmanship is guaranteed to be as specified in this PROPOSAL and will be completed according to Standard Environmental Practices.

Authorized Signature:

Signature: _____
Date of Acceptance: _____
Acceptance of Proposal: The above prices, specifications and conditions are satisfactory and are hereby accepted. JGA is authorized to do the work as specified and payment will be made as outlined above.



HSQ GROUP, LLC.

Consulting Engineers • Planners • Surveyors
1001 Yamato Road, Suite 105
Boca Raton, Florida 33431
(561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAINSTREET
PROJECT No.: 180332-

DATE: October 20, 2022

ENGINEER'S QUANTITIES

GREENWAY LINEAR PARK IMPROVEMENTS

WATER DISTRIBUTION SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
W1	6" DIP WATER MAIN	LF		\$65.00	\$0.00
W2	8" DIP WATER MAIN	LF		\$75.00	\$0.00
W3	FIRE HYDRANT ASSEMBLY	EA		\$4,200.00	\$0.00
W4	12" WATER MAIN DIP	LF		\$110.00	\$0.00
W5	6" GATE VALVE	EA		\$2,100.00	\$0.00
W6	12" GATE VALVE	EA		\$4,600.00	\$0.00
W7	8" GATE VALVE	EA		\$2,400.00	\$0.00
W8	12"X12"X12"X12: CROSS	EA		\$2,250.00	\$0.00
W9	12"X8"X12"X8" CROSS	EA		\$2,850.00	\$0.00
W10	18"X18"X12" TEE	EA		\$5,000.00	\$0.00
W11	12"X12"X12" TEE	EA		\$2,850.00	\$0.00
W12	12"X12"X8" TEE	EA		\$2,450.00	\$0.00
W13	12"X12"X6" TEE	EA		\$2,250.00	\$0.00
W14	12"X8"X8" TEE	EA		\$1,600.00	\$0.00
W15	8"X8"X8" TEE	EA		\$1,250.00	\$0.00
W16	8"X8"X6" TEE	EA		\$1,150.00	\$0.00
W17	12"X45° BEND	EA		\$1,650.00	\$0.00
W18	12"X22.5° BEND	EA		\$1,250.00	\$0.00
W19	12"X11.25° BEND	EA		\$1,250.00	\$0.00
W20	8"X22.5° BEND	EA		\$800.00	\$0.00
W21	8"X90° BEND	EA		\$800.00	\$0.00
W22	8" STUB OUT	EA		\$450.00	\$0.00
SUBTOTAL					\$0.00

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SEWER COLLECTION SYSTEM ITEMS

SDR-26

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
S1	8" P.V.C. SEWER MAIN	LF		\$62.00	\$0.00
S2	10" P.V.C. SEWER MAIN	LF		\$100.00	\$0.00
S3	4' DIA MANHOLE	EA		\$9,000.00	\$0.00
S4	18" DIP FORCE MAIN	LF		\$300.00	\$0.00
S5	24" DIP FORCE MAIN	LF		\$400.00	\$0.00
S6	24"X45° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S7	24"X11.25° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S8	24" G.V. (FORCE MAIN)	EA		\$35,000.00	\$0.00
S9	18"X18"X18" TEE (FORCE MAIN)	EA		\$22,000.00	\$0.00
S10	18"X45° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S11	18"X22.5° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S12	18"X11.25° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S13	SEWER LATERALS	EA		\$300.00	\$0.00
SUBTOTAL					\$0.00

DRAINAGE SYSTEM ITEMS

RCP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
D1	15" PIPE	LF		\$100.00	\$0.00
D2	18" PIPE	LF	184	\$100.00	\$18,400.00
D3	24" PIPE	LF	366	\$115.00	\$42,090.00
D4	36" PIPE	LF	147	\$220.00	\$32,340.00
D5	48" PIPE	LF	717	\$320.00	\$229,440.00
D6	54" PIPE	LF		\$350.00	\$0.00
D7	60" PIPE	LF	271	\$420.00	\$113,820.00
D8	72" PIPE	LF		\$550.00	\$0.00
D9	MANHOLE	EA		\$10,000.00	\$0.00
D10	CATCH BASIN	EA	6	\$4,800.00	\$28,800.00
D11	18" ENDWALL	EA		\$4,500.00	\$0.00
D12	24" ENDWALL	EA		\$4,500.00	\$0.00

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D13	38" ENDWALL	EA		\$4,500.00	\$0.00
D14	48" ENDWALL	EA	1	\$5,500.00	\$5,500.00
D15	54" ENDWALL	EA		\$6,500.00	\$0.00
D16	60" ENDWALL	EA	2	\$8,500.00	\$17,000.00
D17	72" ENDWALL	EA		\$10,500.00	\$0.00
				\$1,900.00	
SUBTOTAL					\$487,390.00

PAVEMENT & CONCRETE ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
P1	TYPE "S-III" ASPHALT (1-1/4" THICK - 1st LIFT)	SY		\$7.60	\$0.00
P2	TYPE "S-III" ASPHALT (3/4" THICK - 2nd LIFT)	SY		\$7.60	\$0.00
P3	LIMEROCK BASE (8" THICK)	SY	6,283	\$13.00	\$81,674.67
P4	STABILIZED SUB-GRADE (12" THICK)	SY		\$7.00	\$0.00
P5	CONCRETE SIDEWALK (4" THICK)	SY	11,866	\$45.90	\$544,629.00
P6	BICYCLE LANES	SY		\$40.00	\$0.00
P7	TYPE "F" CURB & GUTTER	LF		\$14.50	\$0.00
P8	TYPE "D" CURB (18" DEPTH)	LF		\$12.95	\$0.00
P9	GUARD RAIL	LF		\$60.00	\$0.00
P10	VALLEY GUTTER	LF		\$14.50	\$0.00
SUBTOTAL					\$626,303.87

RE-USE SYSTEM ITEMS

DIP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
R1	12" PIPE	EA		\$110.00	\$0.00
R2	12" GATE VALVE	EA		\$4,300.00	\$0.00
R3	12" BLOWOFF	EA		\$2,200.00	\$0.00
R4	12"X12" TEE	EA		\$2,850.00	\$0.00
R5	12"X12" CROSS	EA		\$2,850.00	\$0.00
R6	12"X90° BEND	EA		\$1,650.00	\$0.00
R7	12"X45° BEND	EA		\$1,650.00	\$0.00
R8	12"X22.5° BEND	EA		\$1,650.00	\$0.00
R9	12"X11.25° BEND	EA		\$1,650.00	\$0.00
SUBTOTAL					\$0.00

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TOTAL

GRAND SUB TOTAL

\$1,113,893.67

Jay Huebner, P.E.

Florida Registration Number: 54615

DESIGN FEE:	\$111,369.37
PERMITTING FEE:	\$111,369.37
EARTHWORK	\$111,369.37
DEMOLITION	\$55,684.68
MOBILIZATION:	\$55,684.68
TESTING/ INSPECTIONS:	\$111,369.37
SURVEYING / AS-BUILT:	\$55,684.88
Fuel surcharge 2.5%	\$27,842.34
signs and markings	\$125,260.73
MOT:	\$33,410.81
<u>Grand total</u>	<u>\$1,912,739.07</u>



HSQ GROUP, LLC.

Consulting Engineers • Planners • Surveyors
 1001 Yamato Road, Suite 105
 Boca Raton, Florida 33431
 (561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAINSTREET

DATE: October 20, 2022

PROJECT No.: 180332-

ENGINEER'S QUANTITIES

Proposed lift station

LIFT STATION

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
LS1	60 HP PUMPS	EA	3	\$150,000.00	\$450,000.00
LS1	15'x15 DIA 30' DEEP WELL	LF	1	\$150,000.00	\$150,000.00
LS3	6'X6' VALVE PIT	EA	1	\$6,000.00	\$6,000.00
LS4	GENERATOR	EA	1	\$325,000.00	\$325,000.00
LS5	100'X100' FENCE	LF	400	\$35.00	\$14,000.00
FM6	CONTROL PANEL		2	\$130,000.00	\$260,000.00
FM7	TELEMETRY SYSTEM		1	\$65,000.00	\$65,000.00
FM8	CONCRETE PAD	SY	1,100	\$50.00	\$55,000.00
FM9	MECHANICAL EQUIP	EA	1	\$65,000.00	\$65,000.00
FM10	24" GATE VALVE	EA	3	\$72,000.00	\$216,000.00
SUBTOTAL					\$1,606,000.00

DESIGN FEE:	\$160,600.00
PERMITTING FEE:	\$160,600.00
EARTHWORK	\$0.00
DEMOLITION	\$0.00
MOBILIZATION:	\$80,300.00
TESTING/ INSPECTIONS:	\$16,060.00
SURVEYING / AS-BUILT:	\$80,300.00
Fuel surcharge 2.5%	\$40,150.00
signs and markings	\$0.00
MOT:	\$0.00
Grand total	\$2,144,010.00
	\$6,745,654.50
	\$8,889,664.50

Total
w/ FM

FM

(L)



HSQ GROUP, LLC.

Consulting Engineers • Planners • Surveyors

1001 Yamato Road, Suite 105

Boca Raton, Florida 33431

(561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAINSTREET

DATE: October 20, 2022

PROJECT No.: 180332-

ENGINEER'S QUANTITIES ON-SITE AND OFF-SITE IMPROVEMENTS

FORCE MAIN: STARTING AT BANKS ROAD LIFT STATION TO U.S. 441

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
FM1	18" PIPE	LF	3,364	\$250.00	\$841,000.00
FM2	24" PIPE	LF			\$0.00
FM3	18"x18"x18" TEE	EA	1	\$50,000.00	\$50,000.00
FM4	24"x24"x24" TEE	EA			\$0.00
FM5	18"x45° BEND	EA	3	\$8,500.00	\$25,500.00
FM6	18"x22.5° BEND	EA		\$8,500.00	\$0.00
FM7	18"x11.25° BEND	EA		\$8,500.00	\$0.00
FM8	24"x45° BEND	EA		\$8,500.00	\$0.00
FM9	24"x11.25° BEND	EA			\$0.00
FM10	18" GATE VALVE	EA	3	\$25,000.00	\$75,000.00
SUBTOTAL					\$991,500.00

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FORCE MAIN: STARTING AT BANKS ROAD LIFT STATION TO LYONS ROAD(DISCHARGE)

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
FM1	18" PIPE	LF			\$0.00
FM2	24" PIPE	LF	2,992	\$400.00	\$1,196,800.00
FM3	18"x18"x18" TEE	EA			\$0.00
FM4	24"x24"x24" TEE	EA	1	\$60,000.00	\$60,000.00
FM5	24"x45° BEND	EA	2	\$13,000.00	\$26,000.00
FM6	18"x22.5° BEND	EA			\$0.00
FM7	24"x11.25° BEND	EA	4	\$13,000.00	\$52,000.00
FM8	24"x45° BEND	EA			\$0.00
FM9	24"x11.25° BEND	EA			\$0.00
FM10	24" GATE VALVE	EA	4	\$72,000.00	\$288,000.00
SUBTOTAL					\$1,622,800.00

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FORCE MAIN: STARTING AT LYONS ROAD TO BANKS ROAD LIFT STATION(INFLOW)

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
FM1	18" PIPE	LF			\$0.00
FM2	24" PIPE	LF	3,054	\$400.00	\$1,221,600.00
FM3	18"x18"x18" TEE	EA		\$48,000.00	\$0.00
FM4	24"x24"x24" TEE	EA	1	\$60,000.00	\$60,000.00
FM5	18"x45° BEND	EA		\$9,500.00	\$0.00
FM6	18"x22.5° BEND	EA		\$9,500.00	\$0.00
FM7	18"x11.25° BEND	EA		\$13,000.00	\$0.00
FM8	24"x45° BEND	EA	3	\$13,000.00	\$39,000.00
FM9	24"x11.25° BEND	EA	4	\$13,000.00	\$52,000.00
FM10	24" GATE VALVE	EA	3	\$72,000.00	\$216,000.00
SUBTOTAL					\$1,588,600.00
TOTAL					GRAND SUB TOTAL
					\$4,202,900.00

Jay Huebner, P.E.

Florida Registration Number: 54615

DESIGN FEE:	\$420,290.00
PERMITTING FEE:	\$420,290.00
EARTHWORK	\$420,290.00
DEMOLITION	\$210,145.00
MOBILIZATION:	\$210,145.00
TESTING/ INSPECTIONS:	\$420,290.00
SURVEYING / AS-BUILT:	\$210,145.00
Fuel surcharge 2.5%	\$105,072.50
signs and markings	\$0.00
MOT:	\$126,087.00
<u>Grand total</u>	<u>\$6,745,654.50</u>

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Job Name : Coconut Mainstreet Roadways Landscape Summary BUDGET
Attn :
Re :
Date : 11/1/2022
Plan Date:



Qty.	Code	Species	Common Name	Specs.	Unit Price	Total Price
40th Street: (type A1 80' ROW with Type A2 @ Lyons)						
Trees						
103	Approximate amount		Shade Trees	30' O.C.	\$ 950.00	\$ 97,850.00
Shrubs						
11,000	Approximate amount		Shrubs	2' O.C.	\$ 9.00	\$ 99,000.00
Palms						
53	Approximate amount		Palms		\$ 1,200.00	\$ 63,600.00
SOD						
86,000	SF	Approximate amount		25% of landscape area max	\$ 4,300.00	\$ 4,300.00
Irrigation					\$ 130,225.00	\$ 130,225.00
Mulch					\$ 11,000.00	\$ 11,000.00
Total Investment						\$405,975.00

Banks Road (Type A1 80' ROW)						
Trees						
130	Approximate amount		Shade Trees	30' O.C.	\$ 950.00	\$ 123,500.00
Shrubs						
16,800	Approximate amount		Shrubs	2' O.C.	\$ 9.00	\$ 151,200.00
Palms						
60	Approximate amount		Palms		\$ 1,200.00	\$ 72,000.00
SOD						
19,000	SF	Approximate amount		25% of landscape area max	\$ 0.50	\$ 9,500.00
Irrigation					\$ 173,350.00	\$ 173,350.00
Mulch					\$ 18,700.00	\$ 18,700.00
Total Investment						\$548,250.00

City Market Ave (Type A1 80' ROW)						
Trees						
45	Approximate amount		Shade Trees	30' O.C.	\$ 950.00	\$ 42,750.00
Shrubs						
6,200	Approximate amount		Shrubs	2' O.C.	\$ 9.00	\$ 55,800.00
Palms						
15	Approximate amount		Palms		\$ 1,200.00	\$ 18,000.00
SOD						

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Qty.	Code	Species	Common Name	Specs.	Unit Price	Total Price
5,900	SF	Approximate amount		25% of landscape area max	\$ 0.50	\$ 2,950.00
<i>Irrigation</i>					\$ 58,275.00	\$ 58,275.00
<i>Mulch</i>					\$ 6,800.00	\$ 6,800.00
Total Investment						\$184,575.00

NW 54th Ave: (Type A1 80' ROW)

Trees						
20	Approximate amount		Shade Trees	30' O.C.	\$ 950.00	\$ 19,000.00
Shrubs						
3,100	Approximate amount		Shrubs	2' O.C.	\$ 9.00	\$ 27,900.00
Palms						
10	Approximate amount		Palms		\$ 1,200.00	\$ 12,000.00
SOD						
2,300	SF	Approximate amount		25% of landscape area max	\$ 0.50	\$ 1,150.00
<i>Irrigation</i>					\$ 30,000.00	\$ 30,000.00
<i>Mulch</i>					\$ 3,000.00	\$ 3,000.00
Total Investment						\$93,050.00

Cullum Road: (Type C1 56' and C2 76' ROW with A3 80' ROW)

Trees						
135	Approximate amount		Shade Trees	30' O.C.	\$ 950.00	\$ 128,250.00
Shrubs						
12,260	Approximate amount		Shrubs	2' O.C.	\$ 9.00	\$ 110,250.00
Palms						
30	Approximate amount		Palms		\$ 1,200.00	\$ 36,000.00
SOD						
13,200	SF	Approximate amount		25% of landscape area max	\$ 0.50	\$ 6,600.00
<i>Irrigation</i>					\$ 137,250.00	\$ 137,250.00
<i>Mulch</i>					\$ 7,000.00	\$ 7,000.00
Total Investment						\$425,350.00

Village SQ. New Street: (Type B 80' ROW)

Trees						
24	Approximate amount		Shade Trees	30' O.C.	\$ 950.00	\$ 22,800.00
Shrubs						
1,500	Approximate amount		Shrubs	2' O.C.	\$ 9.00	\$ 13,500.00
Palms						
8	Approximate amount		Palms		\$ 1,200.00	\$ 9,600.00
SOD						
950	SF	Approximate amount		25% of landscape area max	\$ 0.50	\$ 475.00
<i>Irrigation</i>					\$ 22,950.00	\$ 22,950.00
<i>Mulch</i>					\$ 4,000.00	\$ 4,000.00
Total Investment						\$73,325.00

Residential Street: (Type D 60' & Type E 60' ROW)

Trees						
75	Approximate amount		Shade Trees	30' O.C.	\$ 950.00	\$ 71,250.00
Shrubs						

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Qty.	Code	Species	Common Name	Specs.	Unit Price	Total Price
10,000	Approximate amount		Shrubs	2' O.C.	\$ 9.00	\$ 90,000.00
Palms						
20	Approximate amount		Palms		\$ 1,200.00	\$ 24,000.00
SOD						
8,600	SF	Approximate amount		25% of landscape area max	\$ 0.50	\$ 4,300.00
Irrigation					\$ 92,625.00	\$ 92,625.00
Mulch					\$ 9,500.00	\$ 9,500.00
Total Investment						\$291,675.00

Total Project Investment	\$2,022,200.00
---------------------------------	-----------------------

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HSQ GROUP, LLC.

Consulting Engineers • Planners • Surveyors
1001 Yamato Road, Suite 105
Boca Raton, Florida 33431
(561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAINSTREET
PROJECT No.: 180332-

DATE: October 20, 2022

ENGINEER'S QUANTITIES

LYONS AND WILES ROAD IMPROVEMENTS

WATER DISTRIBUTION SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
W1	6" DIP WATER MAIN	LF		\$65.00	\$0.00
W2	8" DIP WATER MAIN	LF		\$75.00	\$0.00
W3	FIRE HYDRANT ASSEMBLY	EA		\$4,200.00	\$0.00
W4	12" WATER MAIN DIP	LF		\$110.00	\$0.00
W5	6" GATE VALVE	EA		\$2,100.00	\$0.00
W6	12" GATE VALVE	EA		\$4,600.00	\$0.00
W7	8" GATE VALVE	EA		\$2,400.00	\$0.00
W8	12"X12"X12"X12: CROSS	EA		\$2,250.00	\$0.00
W9	12"X8"X12"X8" CROSS	EA		\$2,850.00	\$0.00
W10	18"X18"X12" TEE	EA		\$5,000.00	\$0.00
W11	12"X12"X12" TEE	EA		\$2,850.00	\$0.00
W12	12"X12"X8" TEE	EA		\$2,450.00	\$0.00
W13	12"X12"X6" TEE	EA		\$2,250.00	\$0.00
W14	12"X8"X8" TEE	EA		\$1,600.00	\$0.00
W15	8"X8"X6" TEE	EA		\$1,250.00	\$0.00
W16	8"X8"X6" TEE	EA		\$1,150.00	\$0.00
W17	12"X45° BEND	EA		\$1,650.00	\$0.00
W18	12"X22.5° BEND	EA		\$1,250.00	\$0.00
W19	12"X11.25° BEND	EA		\$1,250.00	\$0.00
W20	8"X22.5° BEND	EA		\$800.00	\$0.00
W21	8"X90° BEND	EA		\$800.00	\$0.00
W22	8" STUB OUT	EA		\$450.00	\$0.00
				SUBTOTAL	\$0.00

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SEWER COLLECTION SYSTEM ITEMS

SDR-26

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
S1	8" P.V.C. SEWER MAIN	LF		\$82.00	\$0.00
S2	10" P.V.C. SEWER MAIN	LF		\$100.00	\$0.00
S3	4' DIA MANHOLE	EA		\$9,000.00	\$0.00
S4	18" DIP FORCE MAIN	LF		\$300.00	\$0.00
S5	24" DIP FORCE MAIN	LF		\$400.00	\$0.00
S6	24"X45° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S7	24"X11.25° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S8	24" G.V. (FORCE MAIN)	EA		\$35,000.00	\$0.00
S9	18"X18"X18" TEE (FORCE MAIN)	EA		\$22,000.00	\$0.00
S10	18"X45° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S11	18"X22.5° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S12	18"X11.25° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
SUBTOTAL					\$0.00

DRAINAGE SYSTEM ITEMS

RCP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
D1	16" PIPE	LF		\$100.00	\$0.00
D2	18" PIPE	LF		\$100.00	\$0.00
D3	24" PIPE	LF		\$115.00	\$0.00
D4	36" PIPE	LF		\$220.00	\$0.00
D5	48" PIPE	LF		\$320.00	\$0.00
D6	54" PIPE	LF		\$350.00	\$0.00
D7	60" PIPE	LF		\$420.00	\$0.00
D8	72" PIPE	LF		\$550.00	\$0.00
D9	MANHOLE	EA		\$10,000.00	\$0.00
D10	CATCH BASIN	EA		\$4,800.00	\$0.00
D11	18" ENDWALL	EA		\$4,500.00	\$0.00

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D12	24" ENDWALL	EA		\$4,500.00	\$0.00
D12	36" ENDWALL	EA		\$4,500.00	\$0.00
D13	48" ENDWALL	EA		\$5,500.00	\$0.00
D14	54" ENDWALL	EA		\$6,500.00	\$0.00
D15	60" ENDWALL	EA		\$8,500.00	\$0.00
D16	72" ENDWALL	EA		\$10,500.00	\$0.00
				\$1,900.00	
				SUBTOTAL	\$0.00

PAVEMENT & CONCRETE ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
P1	TYPE "S-III" ASPHALT (1-1/4" THICK - 1st LIFT)	SY	1,252	\$7.60	\$9,515.20
P2	TYPE "S-III" ASPHALT (3/4" THICK - 2nd LIFT)	SY	1,252	\$7.60	\$9,515.20
P3	LIMEROCK BASE (8" THICK)	SY	1,314	\$13.00	\$17,082.00
P4	STABILIZED SUB-GRADE (12" THICK)	SY	1,380	\$7.00	\$9,660.00
P5	CONCRETE SIDEWALK (4" THICK)	SY	4,286	\$121.74	\$521,777.64
P6	BICYCLE LANES	SY		\$40.00	\$0.00
P7	TYPE "F" CURB & GUTTER	LF	1,500	\$14.50	\$21,750.00
P8	TYPE "D" CURB (18" DEPTH)	LF		\$12.95	\$0.00
P9	GUARD RAIL	LF		\$60.00	\$0.00
P10	VALLEY GUTTER	LF		\$14.50	\$0.00
P11	REMOVE CURB	LF	2,364	\$60.00	\$141,840.00
				SUBTOTAL	\$589,300.04

RE-USE SYSTEM ITEMS

DIP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
R1	LYONS AND NW 40TH STREET	EA		\$110.00	\$0.00
R2	12" GATE VALVE	EA		\$4,300.00	\$0.00
R3	12" BLOWOFF	EA		\$2,200.00	\$0.00
R4	12"X12" TEE	EA		\$2,850.00	\$0.00
R5	12"X90° BEND	EA		\$1,650.00	\$0.00
R6	12"X45° BEND	EA		\$1,650.00	\$0.00
R7	12"X11.25° BEND	EA		\$1,650.00	\$0.00
				SUBTOTAL	\$0.00

(2)

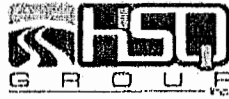
TOTAL

Jay Huebner, P.E.

Florida Registration Number: 54615

<u>GRAND SUB TOTAL</u>	<u>\$589,300.04</u>
DESIGN FEE:	\$58,930.00
PERMITTING FEE:	\$58,930.00
EARTHWORK	\$58,930.00
DEMOLITION	\$29,465.00
MOBILIZATION:	\$29,465.00
TESTING/ INSPECTIONS:	\$58,930.00
SURVEYING / AS-BUILT:	\$29,465.00
Fuel surcharge 2.5%	\$14,732.50
signs and markings	\$117,860.01
MOT:	\$17,679.00
<u>Grand total</u>	<u>\$1,063,686.57</u>

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HSQ GROUP, LLC.

Consulting Engineers • Planners • Surveyors

1001 Yamato Road, Suite 105

Boca Raton, Florida 33431

(561) 392-0221 Phone • (561) 392-6458 Fax

PROJECT NAME: MAINSTREET

DATE: October 20, 2022

PROJECT No.: 180332-

ENGINEER'S QUANTITIES

NW 54TH AVE IMPROVEMENTS

WATER DISTRIBUTION SYSTEM ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
W1	6" DIP WATER MAIN	LF	36	\$65.00	\$2,340.00
W2	8" DIP WATER MAIN	LF	294	\$75.00	\$22,050.00
W3	FIRE HYDRANT ASSEMBLY	EA	3	\$4,200.00	\$12,600.00
W4	12" WATER MAIN DIP	LF	738	\$110.00	\$81,180.00
W5	6" GATE VALVE	EA	3	\$2,100.00	\$6,300.00
W6	12" GATE VALVE	EA	2	\$4,600.00	\$9,200.00
W7	8" GATE VALVE	EA	5	\$2,400.00	\$12,000.00
W8	12"X12"X12"X12" CROSS	EA		\$2,250.00	\$0.00
W9	12"X8"X12"X8" CROSS	EA		\$2,850.00	\$0.00
W10	18"X18"X12" TEE	EA		\$5,000.00	\$0.00

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W11	12"X12"X12" TEE	EA		\$2,850.00	\$0.00
W12	12"X12"X8" TEE	EA	6	\$2,450.00	\$14,700.00
W13	12"X12"X6" TEE	EA	3	\$2,250.00	\$6,750.00
W14	12"X8"X8" TEE	EA	1	\$1,600.00	\$1,600.00
W15	8"X8"X8" TEE	EA		\$1,250.00	\$0.00
W16	8"X8"X6" TEE	EA		\$1,150.00	\$0.00
W17	12"X45° BEND	EA		\$1,650.00	\$0.00
W18	12"X22.5° BEND	EA		\$1,250.00	\$0.00
W19	12"X11.25° BEND	EA		\$1,250.00	\$0.00
W20	8"X22.5° BEND	EA		\$800.00	\$0.00
W21	8"X90° BEND	EA		\$800.00	\$0.00
W22	8" STUB OUT	EA	4	\$450.00	\$1,800.00

SUBTOTAL \$170,520.00

SEWER COLLECTION SYSTEM ITEMS

SDR-26

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
S1	8" P.V.C. SEWER MAIN	LF		\$62.00	\$0.00
S2	10" P.V.C. SEWER MAIN	LF		\$100.00	\$0.00
S3	4' DIA MANHOLE	EA		\$9,000.00	\$0.00
S4	18" DIP FORCE MAIN	LF		\$300.00	\$0.00
S5	24" DIP FORCE MAIN	LF		\$400.00	\$0.00
S6	24"X45° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S7	24"X11.25° BEND (FORCE MAIN)	EA		\$13,000.00	\$0.00
S8	24" G.V. (FORCE MAIN)	EA		\$35,000.00	\$0.00
S9	18"X18"X18" TEE (FORCE MAIN)	EA		\$22,000.00	\$0.00
S10	18"X45° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S11	18"X22.5° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00
S12	18"X11.25° BEND (FORCE MAIN)	EA		\$10,000.00	\$0.00

SUBTOTAL \$0.00

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DRAINAGE SYSTEM ITEMS

RCP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
D1	15" PIPE	LF		\$100.00	\$0.00
D2	18" PIPE	LF	96	\$100.00	\$9,600.00
D3	24" PIPE	LF	262	\$115.00	\$30,130.00
D4	36" PIPE	LF		\$220.00	\$0.00
D5	48" PIPE	LF		\$320.00	\$0.00
D6	54" PIPE	LF		\$350.00	\$0.00
D7	60" PIPE	LF		\$420.00	\$0.00
D8	72" PIPE	LF	74	\$550.00	\$40,700.00
D9	MANHOLE	EA	1	\$10,000.00	\$10,000.00
D10	CATCH BASIN	EA	4	\$4,800.00	\$19,200.00
D11	18" ENDWALL	EA		\$4,500.00	\$0.00
D12	24" ENDWALL	EA		\$4,500.00	\$0.00
D13	36" ENDWALL	EA		\$4,500.00	\$0.00
D14	48" ENDWALL	EA		\$5,500.00	\$0.00
D15	54" ENDWALL	EA		\$6,500.00	\$0.00
D16	60" ENDWALL	EA		\$8,500.00	\$0.00
D17	72" ENDWALL	EA		\$10,500.00	\$0.00
				\$1,900.00	
SUBTOTAL					\$109,630.00

PAVEMENT & CONCRETE ITEMS

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
P1	TYPE "S-III" ASPHALT (1-1/4" THICK - 1st LIFT)	SY	2,927	\$7.60	\$22,244.36
P2	TYPE "S-III" ASPHALT (3/4" THICK - 2nd LIFT)	SY	2,927	\$7.60	\$22,244.36
P3	LIMEROCK BASE (8" THICK)	SY	3,073	\$13.00	\$39,952.03
P4	STABILIZED SUB-GRADE (12" THICK)	SY	3,227	\$7.00	\$22,588.27
P5	CONCRETE SIDEWALK (4" THICK)	SY	1,184	\$45.90	\$54,335.40
P6	BICYCLE LANES	SY	603	\$40.00	\$24,106.67
P7	TYPE "F" CURB & GUTTER	LF	864	\$14.50	\$12,528.00
P8	TYPE "D" CURB (18" DEPTH)	LF	625	\$12.95	\$6,798.75
P9	GUARD RAIL	LF		\$60.00	\$0.00
P10	VALLEY GUTTER	LF	550	\$14.50	\$7,975.00
P11	TYPE "E" MOUNTABLE CURB	LF		\$60.00	\$0.00
SUBTOTAL					\$212,772.83

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RE-USE SYSTEM ITEMS

DIP

ITEM	DESCRIPTION	UNIT	QUANTITY	PRICE / UNIT	TOTAL
R1	12" PIPE	LF	668	\$110.00	\$73,480.00
R2	12" GATE VALVE	EA	1	\$4,300.00	\$4,300.00
R3	12" BLOWOFF	EA	1	\$2,200.00	\$2,200.00
R4	12"X12" TEE	EA	1	\$2,850.00	\$2,850.00
R5	12"X12" CROSS	EA		\$2,850.00	\$0.00
R6	12"X90° BEND	EA		\$1,650.00	\$0.00
R7	12"X45° BEND	EA		\$1,650.00	\$0.00
R8	12"X22.5° BEND	EA		\$1,650.00	\$0.00
R9	12"X11.25° BEND	EA		\$1,650.00	\$0.00
SUBTOTAL					\$82,830.00
TOTAL					GRAND SUB TOTAL
					\$575,752.83

Jay Huebner, P.E.

Florida Registration Number: 54615

DESIGN FEE:	\$57,575.28
PERMITTING FEE:	\$57,575.28
EARTHWORK	\$57,575.28
DEMOLITION	\$28,787.64
MOBILIZATION:	\$28,787.64
TESTING/ INSPECTIONS:	\$57,575.28
SURVEYING / AS-BUILT:	\$28,787.64
Fuel surcharge 2.5%	\$14,393.82
signs and markings	\$42,554.57
MOT:	\$17,272.58
<u>Grand total</u>	<u>\$966,637.85</u>

Attachment “4”

**Fiscal and Economic Impact Analysis
Coconut Creek Mainstreet Proposed Mixed-Use
Development
City of Coconut Creek, Florida**

April 20, 2022



Report Commission

GSR RE Partners, LLC commissioned this report, in support of the company's proposed mixed-use development in the City of Coconut Creek, Broward County, Florida. The development contemplates the addition of 1,860 residential units (comprised of 940 apartments, 375 Townhomes, 165 Villas, and 380 condominiums), a 40,000 s.f. grocery store, 7 restaurants totaling 40,380 s.f. and 15,700 s.f. of retail. Additionally, the area contemplates a charter school enrolling approximately 1,400 students, a 25,000 s.f. public fitness facility, and an 85,000 s.f. public safety building.

This study is designed to estimate the annual revenues that will accrue to the various taxing authorities and to provide an estimate of jobs and ultimate economic impact to the metropolitan area of Miami-Fort Lauderdale once the project is complete.



Study Conclusions

The proposed project, once complete, would provide the following annual revenues to various taxing authorities:

Taxing Authority	Annual Revenue
Broward County	\$ 3,629,322
City of Coconut Creek	6,562,263
School Board of Broward County	4,135,358
South Florida Water Management District	164,593
Florida Inland Navigation District	20,478
Children's Services Council of Broward County	300,708
North Broward Hospital District	817,204
Totals	\$ 15,629,926

- The State of Florida can expect to receive approximately \$2,095,219 annually from sales taxes.
- The project will produce \$29,931,400 in taxable sales of goods and services and leases of property.
- The development would provide \$383,155,240 in Initial Financial Impact during the construction phase, with 797 jobs created directly by the project and 8,122 created overall.
- The development, once fully built, would create 277 jobs with an estimated annual payroll of \$10,804,081, and a total of 420 jobs with an estimated annual payroll of \$33,263,715 overall.
- The project would add \$639,940,328 in additional taxable value to the tax base of the taxing jurisdictions.
- The project would add 1,860 additional housing units.



Fiscal Impact To Political Subdivisions

GSR RE Partners, LLC is proposing a substantial mixed-used development that provides retail, restaurant, and residential components. The following taxing authorities will benefit from the revenues provided by the proposed development: City of Coconut Creek, Broward County, the State of Florida, the School Board of Broward County, the North Broward Hospital District, the South Florida Water Management District, the Florida Inland Navigational District, and the Children's Services Council of Broward County.

Table A summarizes the various annual revenue streams that the proposed development will directly contribute to these various taxing authorities:

(continued)



Table A
Summary of Annual Revenues
Various Taxing Authorities

Taxing Authority	Property Taxes	Fire Assessments	Franchise and Utility Taxes	Stormwater Fees	Communications Service Tax	Intergovernmental Revenue	Business Tax Receipts	Annual Utility Profits	Totals
Broward County	3,627,822	-	-	-	-	-	1,500	-	3,629,322
City of Coconut Creek	4,125,247	505,416	906,979	97,251	213,463	542,938	8,040	162,929	6,562,263
School Board of Broward County	4,135,358	-	-	-	-	-	-	-	4,135,358
South Florida Water Management District	164,593	-	-	-	-	-	-	-	164,593
Florida Inland Navigation District	20,478	-	-	-	-	-	-	-	20,478
Children's Services Council of Broward County	300,708	-	-	-	-	-	-	-	300,708
North Broward Hospital District	817,204	-	-	-	-	-	-	-	817,204
Totals	13,191,410	505,416	906,979	97,251	213,463	542,938	9,540	162,929	15,629,926



Annual Sales Taxes Paid To the State of Florida

The State of Florida receives sales tax revenues on the sales of goods and services, including commercial leases and rents. Table B summarizes the annual tax revenue from these sources:

Table B
Annual Tax Revenue To the State of Florida By Source

Source of Tax	Estimated Annual Amount
Sales Taxes, Retail Sales	\$ 1,826,195
Sales Taxes, Rentals of Property	269,024
Total Recurring Annual Revenue	\$ 2,095,219

Retail taxes were calculated using \$450/sf for restaurant operations and \$275/sf for retail operations. Property rentals were based upon \$40/sf .



Property Tax Base

The property tax base is anticipated to grow by about \$547 million in current dollars if the project were completed in the current year. Table C summarizes the taxable values by program element:

Table C
Taxable Value Added By Program Element

Restaurant	\$ 18,171,000
Retail and Grocery	12,532,500
Residential	609,236,828
	<u>\$ 639,940,328</u>

Retail taxable values were based upon \$225/sf for the retail portion of the project. Restaurant space was valued at an average of \$450/sf.

Apartment taxable values were estimated at \$245,000 per unit.

Residential for sale values were based on developer-provided estimates of \$434,902 for villas, \$400,694 for condominiums, and \$486,340 for townhomes.



Fire Assessments

The City of Coconut Creek levies a non-ad valorem special assessment for fire services on properties located within the municipality. The fee varies by use and size of the structure. The structure sizes were derived from the latest program information for the development. The rates in effect within the City of Coconut Creek at the time of the report are below:

Residential, per multi-family dwelling unit	\$	210
Residential, per single-family dwelling unit	\$	234

Commercial Square Foot Tranches

3,000-3,999	\$	1,075
5,000-5,999		5,376
6,000-6,999		6,451
7,000-7,999		7,526
8,000-8,999		8,601
40,000-44,999		43,006

Using this information, the amount to be paid annually to the City of Coconut Creek for Fire Assessment was calculated to be \$505,416.



Stormwater Fees

The City of Coconut Creek levies stormwater fees for the collection and treatment of stormwater. This is in addition to any onsite treatment and retention that may be required due to the development. The fee is \$49.80/year/ERU. An ERU is an Equivalent Residential Unit based upon an average impervious area of a single-family home in the City, calculated at 2,070 sf. Using the program elements provided and a broad estimate of impervious area, the City is expected to receive \$97,251 in stormwater fees annually. These funds are used exclusively for stormwater systems and maintenance.

Franchise and Utility Taxes

As with most municipalities, the City of Coconut Creek levies taxes on utilities and solid waste services. The City levies a 5.9% electric franchise fee, a 10% utility tax on electric, water, and fuel oils, propane, and natural gas consumption. The City also levies a franchise fee on solid waste billings within the City. Using current estimates of consumption by square footage and use of property and then applying the applicable tax rates, we estimate that the City will receive \$906,979 annually from the taxes on these services and products.

Intergovernmental Revenue

The State of Florida provides municipalities with various revenues on a recurring basis. These revenues include State Revenue Sharing, Half-cent Sales Tax sharing, and Gas Tax levies. The formulas for distribution are largely population-based methods. Using the State's estimates for FY2022, including those of population, we calculated that the City would receive \$126.91 per capita. We further assumed an average occupancy for census purposes of 2.3 persons per unit. The project has 1,860 residential units, so the population added is forecast to be 4,278 people. The City can expect to receive approximately \$542,938 annually from the State of Florida.



Business Tax Receipts

The City of Coconut Creek levies an annual business tax. The tax in the City varies with the use of the property. Based upon these factors and the current development plan, the City is expected to receive \$8,040 annually from taxes on businesses. Broward County is expected to receive another \$1,500 from this source.

Utility Profits

The City of Coconut Creek operates a water and sewer utility system. This system is operated on a proprietary, or for profit, basis. Much of the City's costs of operating its utility system are fixed costs. We used the City's last audited (FY2020) comprehensive annual financial report to calculate the operating margin net of depreciation to be 11.27%. We then used 4,000 gallons per month consumption for residential uses and various other factors based upon the square footage for retail, restaurant, and grocery. Using these factors for consumption, we then applied the City's current rates to determine annual billings. Finally, from the annual billings we derived the operating profit using the margins above to estimate that the City would net \$162,929 annually.



Total Economic Benefit

The proposed development will also have a positive effect on the regional economy. Using the RIMS II data from the Bureau of Economic Analysis of the U.S. Department of Commerce, the multiplier effect of the jobs and goods and services provided by the new project during the construction phase will provide the regional economy the economic benefit summarized in Table D:

Table D
Initial Impact, Total Jobs Created, and Jobs Created Directly From Project

Final Demand (Initial Impact) Construction Phase	RIMS II Industry Jobs Multiplier	RIMS II Direct Effect Jobs Multiplier	Total Jobs Created (Total Impact)	Jobs Created Directly From Project (Direct Effect)
\$383,155,240	21.1988	2.0807	8,122	797

Once completed, the project will create 277 jobs at the site and will create an additional 143 jobs elsewhere, for a total of 420 jobs with combined annual earnings estimated at \$33,263,715 annually.

