



EMC Engineering Services, Inc.
27 Chatham Center South, Suite A
Savannah, GA 31412

OPINION OF PROBABLE COST FOR INFRASTRUCTURE MAINTENANCE BOND

12/5/2025

BRUNSON STATION - PHASE 1A
EMC PROJECT NO.: 24-0084
EFFINGHAM COUNTY, GEORGIA
prepared for:
Stanley Martin Homes

ROADWAY

NO.	ITEM DESCRIPTION	QTY	UNIT	UNIT PRICE	TOTAL
1	18" Roll Over Curb & Gutter	5,945.00	LF	\$ 22.50	\$ 133,762.50
2	8" GAB	8,980.00	SY	\$ 35.50	\$ 318,790.00
3	2" Asphalt HD	7,477.00	SY	\$ 16.85	\$ 125,987.45
4	1.5" Asphalt HD	7,477.00	SY	\$ 16.25	\$ 121,501.25
5	2" Asphalt LD	1,503.00	SY	\$ 16.25	\$ 24,423.75
6	Signs and Striping	1.00	LS	\$ 35,000.00	\$ 35,000.00
7	Concrete Swale w/ Fillets	2,860.00	SF	\$ 18.75	\$ 53,625.00
8	5' Concrete Sidewalk	3,202.00	SY	\$ 55.00	\$ 176,110.00
Sub Total					\$ 989,199.95

STORM DRAINAGE

NO.	ITEM DESCRIPTION	QTY	UNIT	UNIT PRICE	TOTAL
1	18" RCP	589.00	LF	\$ 82.75	\$ 48,739.75
2	24" RCP	523.00	LF	\$ 105.50	\$ 55,176.50
3	30" RCP	667.00	LF	\$ 131.50	\$ 87,710.50
4	36" RCP	476.00	LF	\$ 162.50	\$ 77,350.00
5	42" RCP	308.00	LF	\$ 247.75	\$ 76,307.00
6	Storm Manhole	10.00	EA	\$ 4,725.00	\$ 47,250.00
7	Curb Inlet	13.00	EA	\$ 5,400.00	\$ 70,200.00
8	Roof Inlet	1.00	EA	\$ 4,115.00	\$ 4,115.00
Sub Total					\$ 466,848.75

WATER SYSTEM

NO.	ITEM DESCRIPTION	QTY	UNIT	UNIT PRICE	TOTAL
1	6" PVC Watermain	3,223.00	LF	\$ 30.50	\$ 98,301.50
2	Fire Hydrant	6.00	EA	\$ 7,840.00	\$ 47,040.00
3	6" Gate Valve	9.00	EA	\$ 3,225.00	\$ 29,025.00
Sub Total					\$ 174,366.50

REUSE SYSTEM

NO.	ITEM DESCRIPTION	QTY	UNIT	UNIT PRICE	TOTAL
1	6" PVC Reusemain	3,223.00	LF	\$ 30.50	\$ 98,301.50
2	6" Gate Valve	9.00	EA	\$ 3,225.00	\$ 29,025.00
Sub Total					\$ 127,326.50

SANITARY SEWER SYSTEM

NO.	ITEM DESCRIPTION	QTY	UNIT	UNIT PRICE	TOTAL
1	8" PVC Sewer	2,431.00	LF	\$ 79.00	\$ 192,049.00
2	Sewer Manhole	19.00	EA	\$ 5,300.00	\$ 100,700.00
Sub Total					\$ 292,749.00

Grand Total \$ 2,050,490.70

Infrastructure Warranty Bond 10% \$ 205,049.07

Note: The above estimate is an opinion of probable cost based on unit prices provided by contractors for bidding recent similar projects in the area.