

**Exhibit B: Final Bid Tab of Quantities and Total Cost for Improvements  
Mulberry Metropolitan District Nos. 1-6: Bloom Filing 1 Development  
Public Street Oversizing Cost Estimate**

Description	Unit	Contracted Unit Price	Local Access Quantity (Developer Share)	Constructed Minor Arterial Quantity	Oversizing Quantity (City Share)	Oversizing Cost (City Share)
<b>Greenfields Drive Station 27+00 to Station 34+50 and from Station 37+00 to Station 58+33.57: Local Access to Minor Arterial</b>						
<i>Earthwork</i>						
Fine Grade Detached Concrete Sidewalks	SF	\$0.80	25,645.00	30,774.00	5,129.00	\$4,103.20
Embankment	CY	\$10.15	4,326.00	7,850.89	3,524.89	\$35,777.62
<i>Concrete Flatwork</i>						
05' Sidewalk (06" Thick)	LF	\$34.40	5,129.00	0.00	-5,129.00	-\$176,437.60
06' Sidewalk (06" Thick)	LF	\$39.90	0.00	5,129.00	5,129.00	\$204,647.10
<i>Asphalt Paving</i>						
Subgrade Preparation	SY	\$4.15	8,652.00	15,701.78	7,049.78	\$29,256.58
Cement Treated Subgrade 12" @ 4%	SY	\$11.20	8,652.00	15,701.78	7,049.78	\$78,957.51
2 Lane Arterial - 7.5" HMA / 11.5" ABC	SY	\$63.71	8,652.00	15,701.78	7,049.78	\$449,141.34
Signage and Striping	SY	\$1.05	8,652.00	15,701.78	7,049.78	\$7,420.82
<i>Parkway Width Landscaping</i>						
Irrigation	SF	\$ 3.71	40,192.00	47,728.00	7,536.00	\$27,958.56
Soil Prep (Class 2 Compost)	SF	\$ 0.17	40,192.00	47,728.00	7,536.00	\$1,281.12
Sod	SF	\$ 0.85	40,192.00	47,728.00	7,536.00	\$6,405.60
<i>Storm Sewer</i>						
Storm C2 - 14" X 23" HE-RCP	LF	\$180.00	24.00	46.00	22.00	\$3,960.00
Storm C2 - 18" RCP	LF	\$79.66	6.00	6.00	0.00	\$0.00
Storm C3 - 36" RCP	LF	\$183.65	30.00	52.00	22.00	\$4,040.30
Storm D - 18" RCP	LF	\$79.66	24.00	46.00	22.00	\$1,752.52
Storm D - 24" RCP	LF	\$113.50	6.00	6.00	0.00	\$0.00
Storm M4 - 18" RCP	LF	\$79.66	30.00	52.00	22.00	\$1,752.52
Storm O - 18" RCP	LF	\$79.66	24.00	46.00	22.00	\$1,752.52
Storm O - 24" RCP	LF	\$113.50	6.00	6.00	0.00	\$0.00
<b>Subtotal Greenfields Drive Station 27+00 to Station 34+50 and from Station 37+00 to Station 58+33.57: Local Access to Minor Arterial</b>						<b>\$681,769.71</b>
<b>Greenfields Drive for 158 feet south of the roundabout to Mulberry Right of Way: Local Access to Minor Arterial</b>						
<i>Earthwork</i>						
Fine Grade Detached Concrete Sidewalks	SF	\$0.80	2,200.00	2,640.00	440.00	\$352.00
Embankment	CY	\$10.15	330.00	598.89	268.89	\$2,729.22
<i>Concrete Flatwork</i>						
05' Sidewalk (06" Thick)	LF	\$34.40	440.00	0.00	-440.00	-\$15,136.00
06' Sidewalk (06" Thick)	LF	\$39.90	0.00	440.00	440.00	\$17,556.00
<i>Asphalt Paving</i>						
Subgrade Preparation	SY	\$4.15	660.00	1,197.78	537.78	\$2,231.78
Cement Treated Subgrade 12" @ 4%	SY	\$11.20	660.00	1,197.78	537.78	\$6,023.11
2 Lane Arterial: 7.5" HMA / 6" ABC (Greenfield South of Roundabout)	SY	\$71.04	660.00	1,197.78	537.78	\$38,203.73
Signage and Striping	SY	\$1.05	660.00	1,197.78	537.78	\$566.08
<i>Parkway Width Landscaping</i>						
Irrigation	SF	\$ 3.71	3,520.00	4,180.00	660.00	\$2,448.60
Soil Prep (Class 2 Compost)	SF	\$ 0.17	3,520.00	4,180.00	660.00	\$112.20
Sod	SF	\$ 0.85	3,520.00	4,180.00	660.00	\$561.00
<i>Storm Sewer</i>						
18" RCP	LF	\$79.60	30.00	52.00	22.00	\$1,751.20
<b>Subtotal Greenfields Drive for 158 feet south of the roundabout to Mulberry Right of Way: Local Access to Minor Arterial</b>						<b>\$57,398.93</b>
<b>Greenfields Drive Station 34+50 to Station 37+00: Local Access to Minor Arterial</b>						
<i>Earthwork</i>						

Fine Grade Detached Concrete Sidewalks	SF	\$0.80	2,500.00	3,000.00	500.00	\$400.00
Embankment	CY	\$10.15	375.00	680.56	305.56	\$3,101.39
<u>Concrete Flatwork</u>						
05' Sidewalk (06" Thick)	LF	\$34.40	500.00	0.00	-500.00	-\$17,200.00
06' Sidewalk (06" Thick)	LF	\$39.90	0.00	500.00	500.00	\$19,950.00
<u>Asphalt Paving</u>						
Subgrade Preparation	SY	\$4.15	750.00	1,361.11	611.11	\$2,536.11
Cement Treated Subgrade 12" @ 4%	SY	\$11.20	750.00	1,361.11	611.11	\$6,844.44
2 Lane Arterial - 7.5" HMA / 11.5" ABC	SY	\$63.71	750.00	1,361.11	611.11	\$38,933.89
Signage and Striping	SY	\$1.05	750.00	1,361.11	611.11	\$643.27
<u>Parkway Width Landscaping</u>						
Irrigation	SF	\$ 3.71	2,000.00	2,375.00	375.00	\$1,391.25
Soil Prep (Class 2 Compost)	SF	\$ 0.17	2,000.00	2,375.00	375.00	\$63.75
Sod	SF	\$ 0.85	2,000.00	2,375.00	375.00	\$318.75
<b>Subtotal Greenfields Drive Station 34+50 to Station 37+00: Local Access to Minor Arterial</b>						<b>\$56,982.86</b>
<b>International Boulevard Station 44+00 to Station 57+23.45: Local Access to Minor Arterial</b>						
<u>Earthwork</u>						
Fine Grade Detached Concrete Sidewalks	SF	\$0.80	6,365.00	7,098.00	733.00	\$586.40
Embankment	CY	\$10.15	1,987.50	3,606.94	1,619.44	\$16,437.36
<u>Concrete Flatwork</u>						
05' Sidewalk (06" Thick)	LF	\$34.40	1,273.00	0.00	-1,273.00	-\$43,791.20
06' Sidewalk (06" Thick)	LF	\$39.90	0.00	1,183.00	1,183.00	\$47,201.70
<u>Asphalt Paving</u>						
Subgrade Preparation	SY	\$4.15	3,975.00	7,213.89	3,238.89	\$13,441.39
Cement Treated Subgrade 12" @ 4%	SY	\$11.20	3,975.00	7,213.89	3,238.89	\$36,275.56
2 Lane Arterial - 7.5" HMA / 11.5" ABC	SY	\$63.71	3,975.00	7,213.89	3,238.89	\$206,349.61
Signage and Striping	SY	\$1.05	3,975.00	7,213.89	3,238.89	\$3,409.36
<u>Parkway Width Landscaping</u>						
Irrigation	SF	\$ 3.71	9,968.00	10,752.00	784.00	\$2,908.64
Soil Prep (Class 2 Compost)	SF	\$ 0.17	9,968.00	10,752.00	784.00	\$133.28
Sod	SF	\$ 0.85	9,968.00	10,752.00	784.00	\$666.40
<u>Storm Sewer</u>						
Storm J - 34" x 53" HERCP	LF	\$337.00	12.00	23.00	11.00	\$3,707.00
Storm J2 - 29 x 45 HERCP	LF	\$265.00	18.00	29.00	11.00	\$2,915.00
Storm J5 - 18" RCP	LF	\$79.66	41.00	52.00	11.00	\$876.26
<b>Subtotal International Boulevard Station 44+00 to Station 57+23.45: Local Access to Minor Arterial</b>						<b>\$291,116.75</b>
<b>Sykes Drive Station 37+44.03 to Station 50+25.88 &amp; Donella Drive Station 52+26.50 to Station 65+52.35: Local Access to Collector</b>						
<u>Earthwork</u>						
Embankment	CY	\$10.15	3,915.00	7,395.00	3,480.00	\$35,322.00
<u>Asphalt Paving</u>						
Subgrade Preparation	SY	\$4.15	7,830.00	14,790.00	6,960.00	\$28,884.00
Cement Treated Subgrade 12" @ 4%	SY	\$11.20	7,830.00	14,790.00	6,960.00	\$77,952.00
Minor Collector - 5.5" HMA / 7" ABC	SY	\$44.68	7,830.00	14,790.00	6,960.00	\$310,972.80
Signage and Striping	SY	\$1.05	7,830.00	14,790.00	6,960.00	\$7,326.32
<u>Storm Sewer</u>						
Storm F - 42" RCP	LF	\$235.00	24.00	46.00	22.00	\$5,170.00
Storm F2 - 24" RCP	LF	\$113.50	8.00	8.00	0.00	\$0.00
Storm L1.1 - 42" RCP	LF	\$235.00	32.00	54.00	22.00	\$5,170.00
Storm L1.2 - 42" RCP	LF	\$235.00	32.00	54.00	22.00	\$5,170.00
<b>Subtotal Sykes Drive Station 37+44.03 to Station 50+25.88 &amp; Donella Drive Station 52+26.50 to Station 65+52.35: Local Access to Collector</b>						<b>\$475,967.12</b>
<b>Delozier Road Station 110+44.59 to Station 124+01.56: Local Access to Collector Standards</b>						
<u>Earthwork</u>						
Embankment	CY	\$10.15	980.06	1,733.94	753.89	\$7,651.97

<i>Asphalt Paving</i>						
Subgrade Preparation	SY	\$4.15	1,960.11	3,467.89	1,507.78	\$6,257.28
Cement Treated Subgrade 12" @ 4%	SY	\$11.20	1,960.11	3,467.89	1,507.78	\$16,887.11
Minor Collector - 5.5" HMA / 7" ABC	SY	\$44.68	1,960.11	3,467.89	1,507.78	\$67,367.51
Signage and Striping	SY	\$1.05	1,960.11	3,467.89	1,507.78	\$1,587.13
<b>Subtotal Delozier Road Station 110+44.59 to Station 124+01.56: Local Access to Collector Standards</b>						<b>\$99,751.01</b>
<b>Soft Costs</b>			<b>Developer Share Hard Costs</b>	<b>Town Share Hard Costs</b>	<b>Developer Share Soft Costs</b>	<b>Town Share Soft Costs</b>
Mobilization / General Conditions	% of total Cost	0.26%	\$2,447,545.35	\$1,662,986.37	\$6,363.62	\$4,323.76
Construction Surveying	% of total Cost	1.72%			\$42,097.78	\$28,603.37
Payment and Performance Bond	% of total Cost	0.58%			\$14,195.76	\$9,645.32
Project / Onsite Management	% of total Cost	1.00%			\$24,475.45	\$16,629.86
Materials Testing	% of total Cost	1.00%			\$24,475.45	\$16,629.86
Design Engineering	% of total Cost	1.00%			\$24,475.45	\$16,629.86
Erosion Control	% of total Cost	1.75%			\$42,832.04	\$29,102.26
<b>Subtotal Soft Costs</b>					<b>\$178,915.56</b>	<b>\$121,564.30</b>
<b>Dedicated Right-Of-Way</b>	<i>Unit</i>	<i>Land Value</i>	<i>Total Length</i>	<i>Added Width (City Share)</i>	<i>Oversizing Area</i>	<i>Oversizing Cost (City Share)</i>
Greenfields Drive Station 27+00 to Station 34+50 and from Station 37+00 to Station 37+50: Local Access to Minor Arterial	SF	\$1.80	800.00	27.00	21,600.00	\$38,880.00
Greenfields Drive Station 37+50 to Station 53+30: Local Access to Minor Arterial	SF	\$1.80	1,580.00	13.50	21,330.00	\$38,394.00
Greenfields Drive Station 53+30 to Station 58+33.57: Local Access to Minor Arterial	SF	\$1.80	503.57	0.00	0.00	\$0.00
Greenfields Drive for 158 feet south of the roundabout to Mulberry Right of Way: Local Access to Minor Arterial	SF	\$1.80	220.00	0.00	0.00	\$0.00
Greenfields Drive Station 34+50 to Station 37+00: Local Access to Minor Arterial	SF	\$1.80	250.00	27.00	6,750.00	\$12,150.00
International Boulevard Station 44+00 to Station 57+23.45: Local Access to Minor Arterial	SF	\$1.80	1,323.45	24.50	32,424.53	\$58,364.15
Sykes Drive Station 37+44.03 to Station 50+25.88 & Donella Drive Station 52+26.50 to Station 65+52.35: Local Access to Collector	SF	\$1.80	2,607.70	24.00	62,584.80	\$112,652.64
Delozier Road Station 110+44.59 to Station 124+01.56: Local Access to Collector Standards	SF	\$1.80	1,357.00	10.00	13,570.00	\$24,426.00
<b>Subtotal Dedicated Right-Of-Way</b>					<b>158,259.33</b>	<b>\$284,866.79</b>
<b>GRAND TOTAL (\$44,249 of Parkway costs to be reimbursed upon completion and acceptance of work in summer 2025)</b>						<b>\$2,069,417</b>