

40th Place NE/SR-104 Roundabout Update

Original estimate.

August 2019 - \$3,248,300
 December 2021 - \$5,043,309

Where we are today in design.

Currently in 100% design phase, having completed 90% design in March.

Expenditure by fund source (city/grant/loan).

Funding Sources							
TIB		WSDOT		City Transp. Capital Fund		LFP Water District	
LTD	EAC	LTD	EAC	LTD	EAC	LTD	EAC
\$535,210	\$2,945,396	\$139,800	\$650,000	\$18,636	\$600,000	\$0	\$155,905

Abbreviations

LTD Life To Date (amount spent)
 EAC Estimate At Completion (amount spent)

Current total cost of the project.

\$7,024,540
 \$4,351,301 currently available

Assumptions – escalation factors – estimate compared to what may be seen in the marketplace.

The 90% EE was based on eight bid tabulations for similar projects bid in Q4 2023 and should reflect recent construction cost escalation. Moving forward, TSI advised me that they are using 2% as an inflation rate in long-range estimates based on national CPI and NHCCI trends. In the estimates via the CIP dashboard, we have inflated TSI's 90% estimate by 4% as a (hopefully) conservative forecast of 2025 construction pricing.

Amount in contingency @ 90%.

\$457,238

Break out cost increases – wall code; tree code; concrete increases.

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Increased cost resulting from new right of way tree code is negligible.

\$500,000 increase in wall costs is a mix of additional wall area to reduce property acquisition and new fascia requirements. 62% of the increase is fascia related.

\$100,000 concrete escalation.

What have we will have spent up to November 1, 2024.

\$1,622,685 – inclusive of all design and ROW costs