

# Appendix C: Project Summary Cut Sheets

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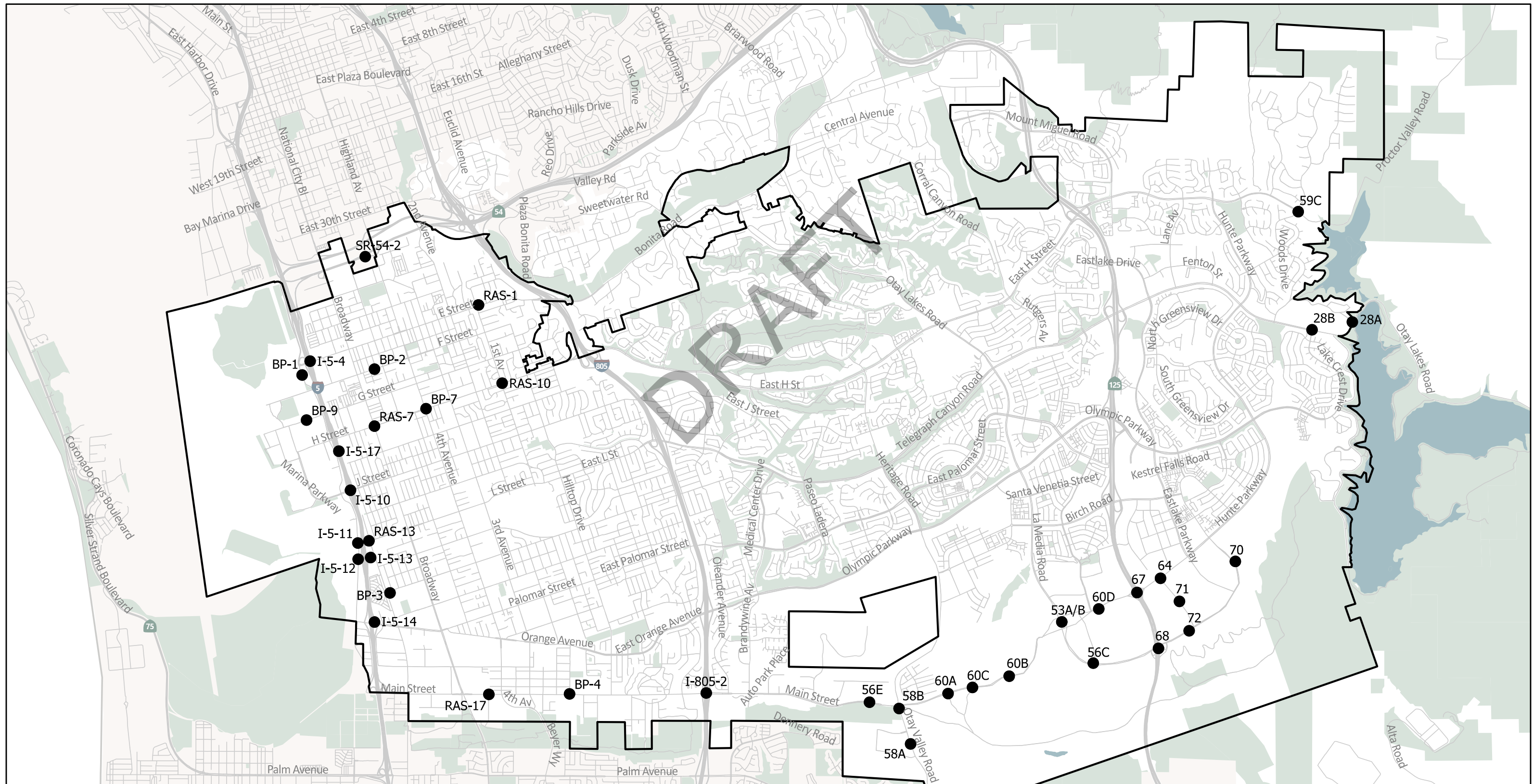
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# Trip Project Summary

\*Click on Facility number to view the project description and summary



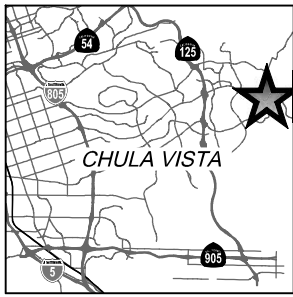
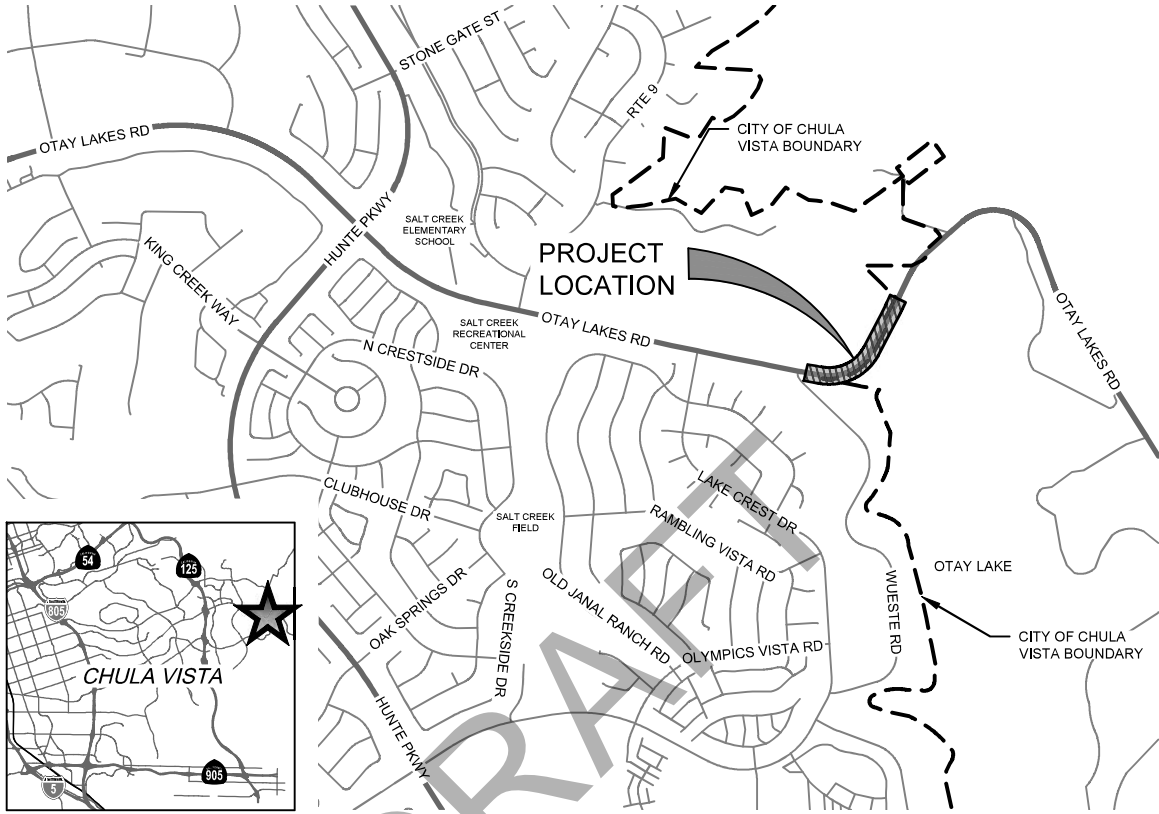


# TDIF FACILITY NO. 28A

**LIMIT:** OTAY LAKES ROAD FROM WUESTE ROAD TO EASTERLY CITY BOUNDARY

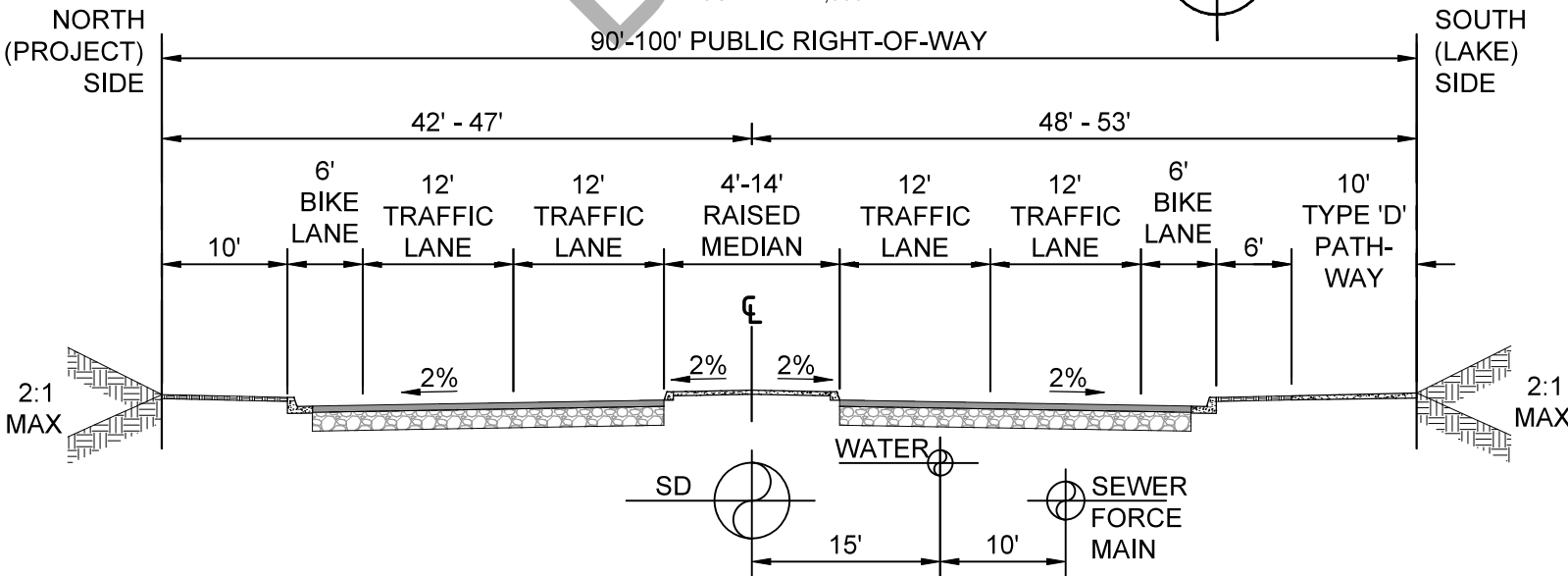
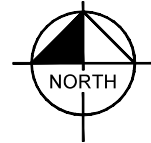
**DESCRIPTION:** WIDEN TO BOULEVARD WITH INTERMITTENT TURN LANES

**LENGTH:** 1,398 ft.



**VICINITY MAP**  
SCALE: 1"=35,000'

**LOCATION MAP**  
SCALE: 1"=2,000'



## BOULEVARD WITH INTERMITTENT TURN LANES

NOT TO SCALE

**COST ESTIMATE**

**FACILITY 28A**  
LIMIT: Otay Lakes Road from Wueste Road to Easterly City Boundary Line  
DESCRIPTION: Widen to Boulevard with Intermittent Turn Lanes  
(COUNTY STANDARD)  
LENGTH (LF): 1,398



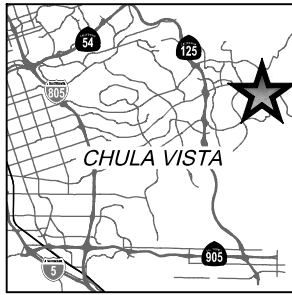
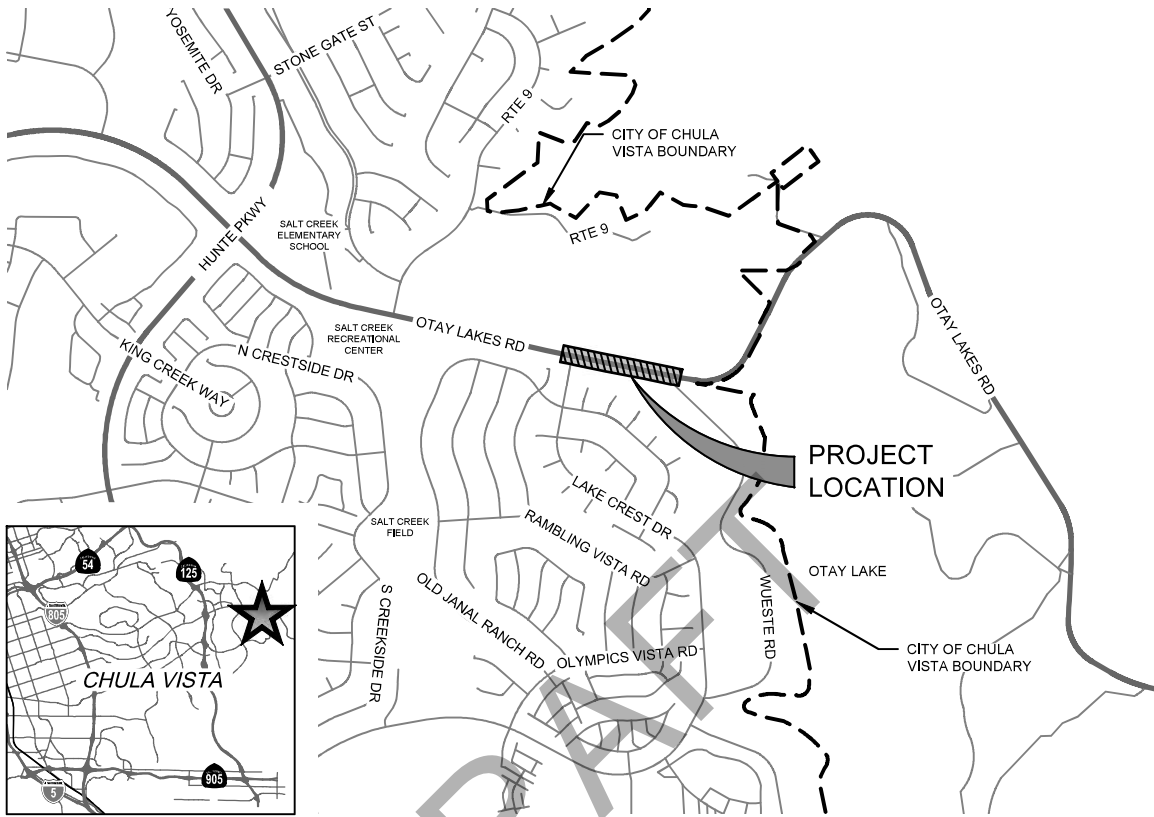
ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Otay Lakes Road (Wueste to Chula Vista East Border)	LS	1	\$ 2,829,272	\$ 2,829,272
BASE CONSTRUCTION ESTIMATE					\$ 2,829,272
15% CONSTRUCTION CONTINGENCY					\$ 424,391
<b>TOTAL HARD COST</b>					<b>\$ 3,253,663</b>
<b><u>SOFT COSTS</u></b>					
Civil Engineering (10% of total hard cost)					\$ 325,366
Soils Engineering (2% of total hard costs)					\$ 65,073
Landscape Architecture (2% of total hard costs)					\$ 65,073
Surveying (2% of total hard costs)					\$ 65,073
Utility Engineering/Coordination (1% of total hard costs)					\$ 32,537
Inspection/Construction Management (10% of total hard cost)					\$ 325,366
Developer Administration (1.75% of total hard costs)					\$ 56,939
Design Services During Construction (2% of total hard costs)					\$ 65,073
City Project Administration (2% of total hard costs)					\$ 65,073
<b>TOTAL SOFT COSTS</b>					<b>\$ 1,065,575</b>
<b>PROJECT COST</b>					<b><u>\$ 4,319,237</u></b>

**Notes:**

(1) Base Construction Estimate per 2019 J.T. Kruer & Company Site Development Budget, indexed to July 2022 using the Construction Cost Index (CCI) Data.

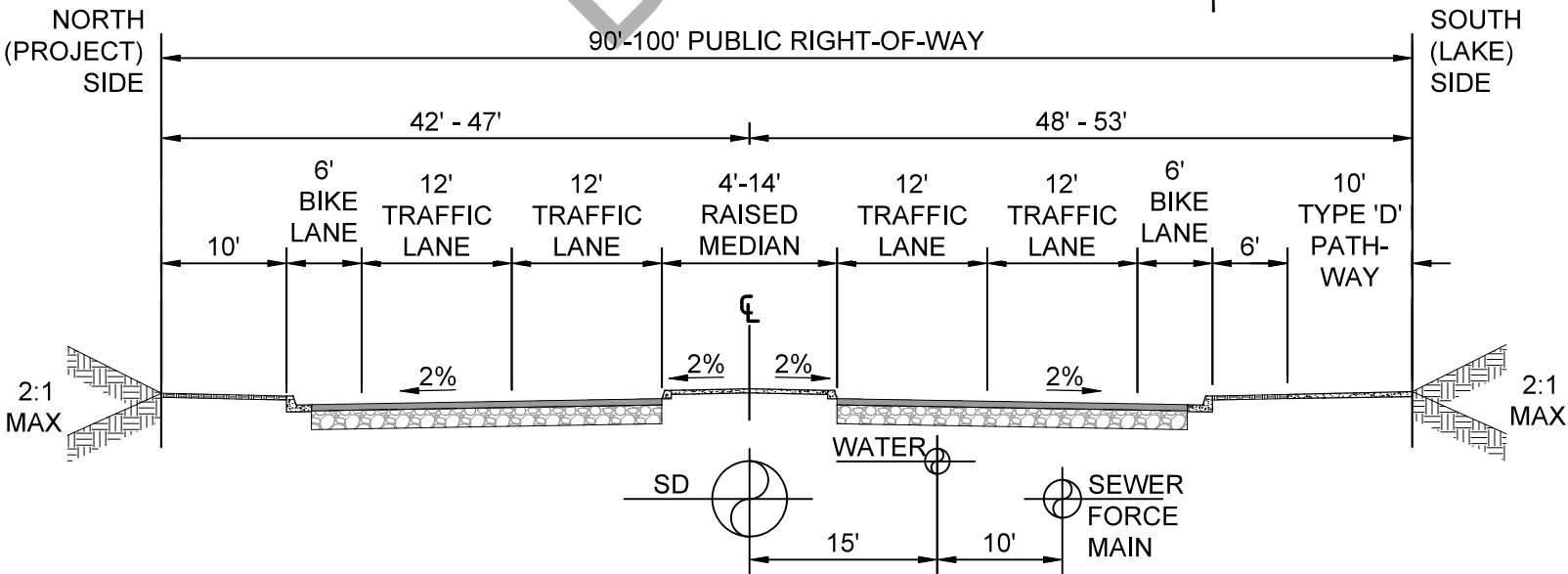
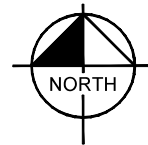
# TDIF FACILITY NO. 28B

LIMIT: OTAY LAKES ROAD FROM LAKE CREST DRIVE TO WUESTE ROAD  
 DESCRIPTION: WIDEN TO BOULEVARD WITH INTERMITTENT TURN LANES  
 LENGTH: 1,082 ft.



VICINITY MAP  
 SCALE: 1"=35,000'

LOCATION MAP  
 SCALE: 1"=2,000'



BOULEVARD WITH INTERMITTENT TURN LANES  
 NOT TO SCALE

**COST ESTIMATE**

**FACILITY 28B**  
**LIMIT:** Otay Lakes Road from Lake Crest Drive to Wueste Road  
**DESCRIPTION:** Widen to Boulevard with Intermittent Turn Lanes  
(COUNTY STANDARD)  
**LENGTH (LF):** 1,082



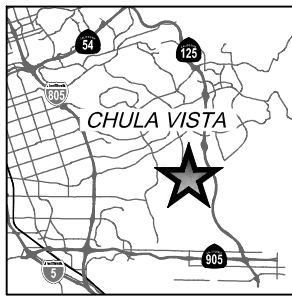
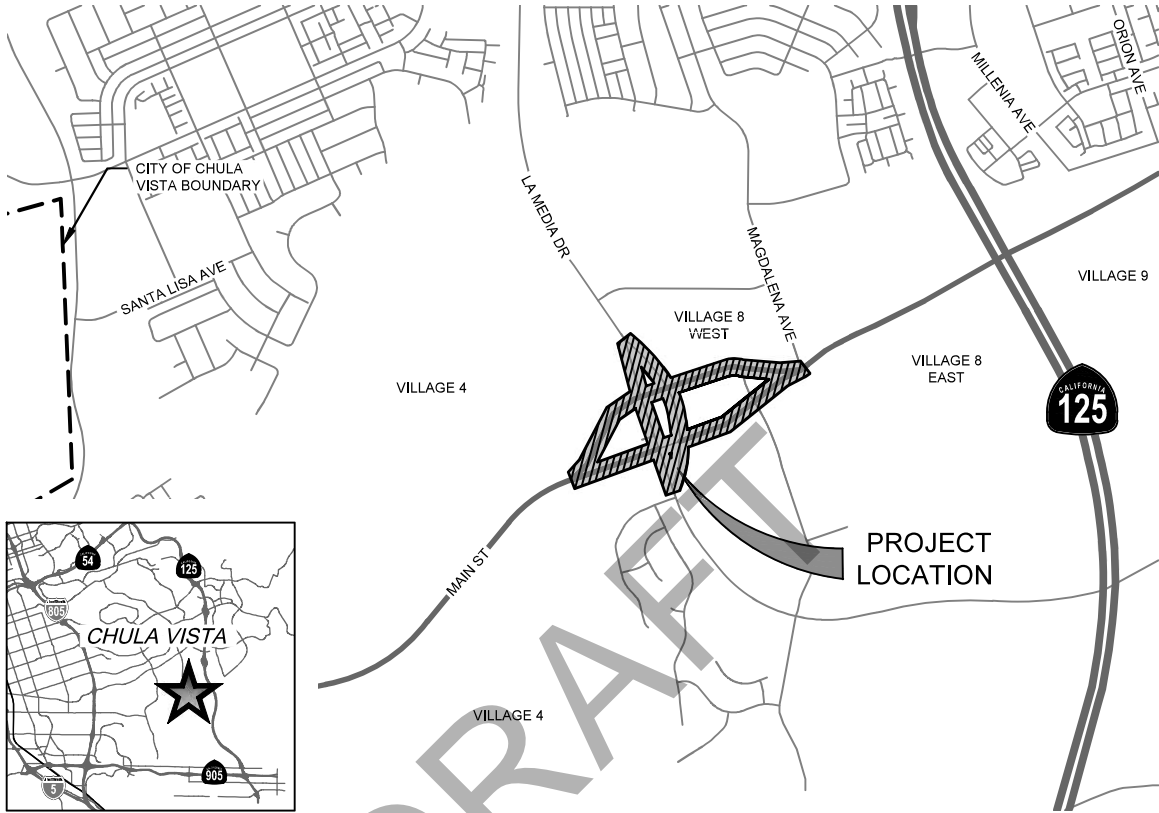
ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Otay Lakes Road (Lake Crest Drive to Wueste Road)	LS	1	\$ 3,604,754	\$ 3,604,754
BASE CONSTRUCTION ESTIMATE					\$ 3,604,754
15% CONSTRUCTION CONTINGENCY					\$ 540,713
<b>TOTAL HARD COST</b>					<b>\$ 4,145,467</b>
<b><u>SOFT COSTS</u></b>					
Civil Engineering (10% of total hard cost)					\$ 414,547
Soils Engineering (2% of total hard costs)					\$ 82,909
Landscape Architecture (2% of total hard costs)					\$ 82,909
Surveying (2% of total hard costs)					\$ 82,909
Utility Engineering/Coordination (1% of total hard costs)					\$ 41,455
Inspection/Construction Management (10% of total hard cost)					\$ 414,547
Developer Administration (1.75% of total hard costs)					\$ 72,546
Design Services During Construction (2% of total hard costs)					\$ 82,909
City Project Administration (2% of total hard costs)					\$ 82,909
<b>TOTAL SOFT COSTS</b>					<b>\$ 1,357,640</b>
<b>PROJECT COST</b>					<b>\$ 5,503,108</b>

**Notes:**

(1) Base Construction Estimate per 2019 J.T. Kruer & Company Site Development Budget, indexed to July 2022 using the Construction Cost Index (CCI) Data.

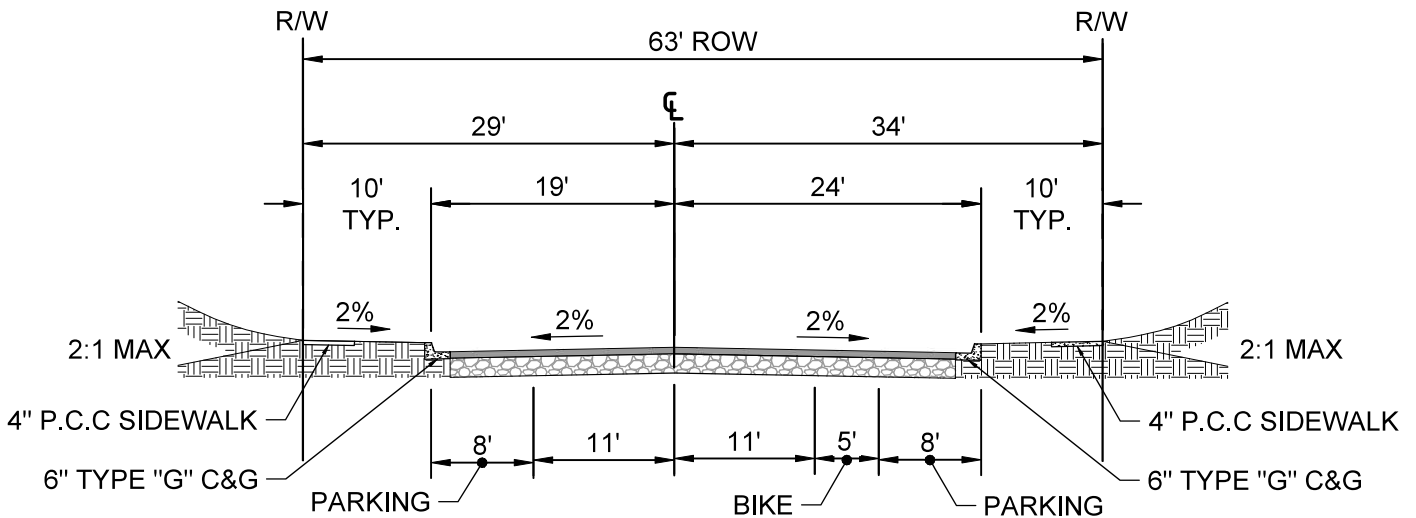
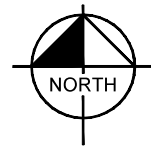
# TDIF FACILITY NO. 53A/B

LIMIT: ONE-WAY COUPLET ROAD (WITHIN VILLAGE 8W), LA MEDIA & MAIN ST.  
 DESCRIPTION: CONSTRUCT 2 LANE ONE-WAY COUPLET.  
 LENGTH: 53A: 4,050 ft. & 53B: 5,500 ft.



VICINITY MAP  
 SCALE: 1"=35,000'

LOCATION MAP  
 SCALE: 1"=2,000'



## 2-LANE ONE-WAY COUPLET

NOT TO SCALE

**COST ESTIMATE****FACILITY 53A/53B**

LIMIT: La Media Parkway Couplet from south of Santa Luna Street to couplet terminus  
 LIMIT: Main Street Couplet from west of Southbound La Media Parkway to east of northbound La Media Parkway

DESCRIPTION: Construct 2-Lane one-way couplets

LENGTH (LF): La Media Parkway: 4,050 Main Street: 5,500



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	La Media Parkway and Main Street Couplets	LS	1	\$ 17,894,415	\$ 17,894,415
<b>PROJECT COST</b>					<b><u>\$ 17,894,415</u></b>

**Notes:**

(1) Estimate (construction and soft costs) per Homefed cost matrix "Total TDIF Facility Costs in V8W - La Media Parkway & Main St." Cost was adjusted to remove portion of La Media Parkway/Otay Valley Road that is south of the couplet terminus.

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Additional Cost Information provided by Homefed for projects 53A, 53B, and a portion of 56C.

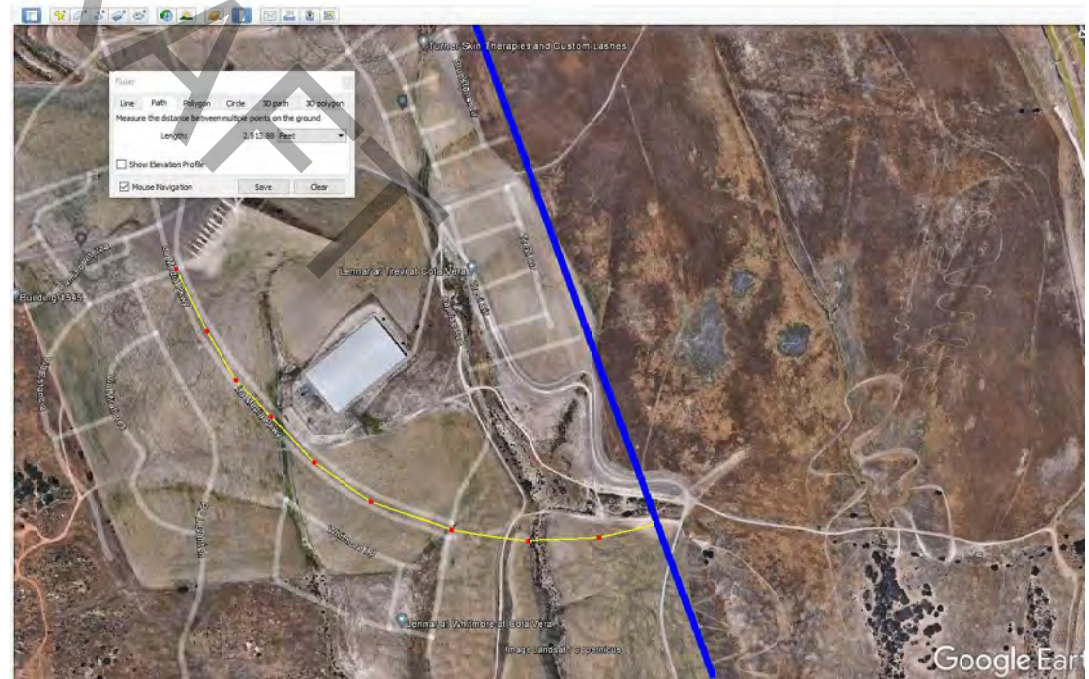
Total TDIF Facility Costs in V8W - La Media Pkwy & Main St.				
	100% Eligible (up to 5.26.2022)	Partial Eligible Allocation (up to 5.26.2022)	New Contracts & COs (since 5.26.2022)	Grand Total
<b>Hard Costs</b>				
Grading	\$174,720	\$0	\$0	\$174,720
Other Street Surface Improvements	\$2,824,535	\$0	\$35,000	\$2,859,535
Parkway Landscaping	\$2,529,370	\$0	\$1,852,403	\$4,381,774
Roadways	\$6,166,521	\$1,253,417	\$261,826	\$7,681,764
Storm Drain	\$4,564,938	\$0	\$148,548	\$4,713,486
Various	\$2,760,403	\$0	\$0	\$2,760,403
<b>Subtotal</b>	<b>\$19,020,487</b>	<b>\$1,253,417</b>	<b>\$2,297,778</b>	<b>\$22,571,682</b>
<b>Soft Costs</b>				
Civil	\$1,246,600	\$941,378	\$0	\$2,187,978
Geotech/ Soils	\$493,848	\$1,232,874	\$0	\$1,726,722
Landscape Architect	\$116,000	\$32,200	\$0	\$148,200
Other	\$32,820	\$0	\$0	\$32,820
<b>Subtotal</b>	<b>\$1,889,268</b>	<b>\$2,206,452</b>	<b>\$0</b>	<b>\$4,095,720</b>
<b>Grand Total</b>	<b>\$20,909,755</b>	<b>\$3,459,868</b>	<b>\$2,297,778</b>	<b>\$26,667,401</b>

**Notes for Fee Program:**

Full value shown in yellow highlight includes projects: 53A, 53B, and a portion of 56C.

Based on an aerial inspection, the project includes 2,800 feet of La Media from Via Estancia to the Village 8 East boundary (Magdalena Ave). The total length of 56c is 4,900 feet: 2,100 ft (43%) in east of Magdalena and 2,800 ft (57%). The fee program cost estimate for 56c is \$15,391,204; therefore, \$8,772,986 is attributed to Village 8 west (57%). Accordingly, the total cost of the remaining facilities in the V8W cost estimate are for the La Media and Main Street couplets. An estimate of the couplet cost is \$26,667,401 - 8,772,986 = 17,894,415

AFA Estimated Price (La Media & Main St.) **\$22,428,544**



100% TDIF (as of 5.26.22)	
Row Labels	Sum of \$ Amount
<b>Hard</b>	<b>\$19,020,487</b>
<b>Grading</b>	<b>\$174,720</b>
Cass Construction	\$149,720
Cass Construction, Inc. dba Cass Arrieta	\$25,000
<b>Other Street Surface Improvements</b>	<b>\$2,824,535</b>
HMS Construction, Inc.	\$2,300,000
Patterson Brothers Lighting, Inc.	\$524,535
<b>Parkway Landscaping</b>	<b>\$2,529,370</b>
Marina Landscape, Inc.	\$2,529,370
<b>Roadways</b>	<b>\$6,166,521</b>
American Concrete	\$174,357
Marathon General, Inc.	\$5,383,143
Marathon General, Inc.	\$282,274
PAL	\$4,844,583
Pal General Engineering, Inc.	(\$4,733,363)
Statewide Stripes, Inc.	\$215,528
<b>Storm Drain</b>	<b>\$4,564,938</b>
Cass Construction	\$2,071,976
Cass Construction, Inc. dba Cass Arrieta	\$2,492,962
<b>Various</b>	<b>\$2,760,403</b>
LB3 Enterprises Inc.	\$382,036
LB3 Enterprises, Inc.	\$2,378,367
<b>Soft</b>	<b>\$1,889,268</b>
<b>Grading</b>	<b>\$802,928</b>
Advanced Geotechnical Solutions, Inc.	\$53,928
Hale Engineering	\$749,000
<b>Other Street Surface Improvements</b>	<b>\$14,600</b>
Hunsaker & Associates	\$12,000
Hunsaker & Associates-	\$2,600
<b>Parkway Landscaping</b>	<b>\$116,000</b>
Tributary LA Inc. TLA #12007	\$79,900
Tributary LA, Inc.	\$36,100
<b>Roadways</b>	<b>\$933,740</b>
GeoCon Incorporated	\$268,390
Geocon, Inc.	\$171,530
Hale Engineering	\$17,000
Hale Engineering	\$100,000
Hunsaker & Associates	\$344,000
Lin Consulting, Inc	\$12,000
Lin Consulting, Inc.	\$20,820
<b>Storm Drain</b>	<b>\$10,000</b>
Hale Engineering	\$10,000
<b>Various</b>	<b>\$12,000</b>
Hale Engineering	\$10,000
Hunsaker & Associates	\$2,000
<b>Grand Total</b>	<b>\$20,909,755</b>

Partial TDIF (as of 5.26.22)			
Row Labels	Sum of \$ Amount	Manual Adjustments	Adj. Amount
<b>Hard</b>	<b>\$8,858,352</b>	<b>(\$7,604,936)</b>	<b>\$1,253,417</b>
<b>Grading</b>	<b>\$7,187,130</b>	<b>(\$7,187,130)</b>	<b>\$0</b>
Pinnick	\$6,607,680	(\$6,607,680)	\$0
Pinnick, Inc.	\$579,450	(\$579,450)	\$0
<b>Roadways</b>	<b>\$1,671,222</b>	<b>(\$417,806)</b>	<b>\$1,253,417</b>
American Concrete	\$1,671,222	(\$417,806)	\$1,253,417
<b>Soft</b>	<b>\$5,601,686</b>	<b>(\$3,395,234)</b>	<b>\$2,206,452</b>
<b>Grading</b>	<b>\$4,265,229</b>	<b>(\$2,090,977)</b>	<b>\$2,174,252</b>
Advanced Geotechnical Solutions, Inc.	\$1,643,832	(\$410,958)	\$1,232,874
Brian F. Smith and Associates, Inc.	\$38,200	(\$38,200)	\$0
Brian Smith & Associates	\$33,938	(\$33,938)	\$0
Hale Engineering	\$783,260	(\$548,282)	\$234,978
Hale Engineering	\$1,766,000	(\$1,059,600)	\$706,400
<b>Parkway Landscaping</b>	<b>\$46,000</b>	<b>(\$13,800)</b>	<b>\$32,200</b>
Tributary LA Inc. TLA #12009	\$46,000	(\$13,800)	\$32,200
<b>Roadways</b>	<b>\$108,720</b>	<b>(\$108,720)</b>	<b>\$0</b>
Chen Ryan	\$18,000	(\$18,000)	\$0
Doug's Sweeping, Inc.	\$90,720	(\$90,720)	\$0
<b>Sewer</b>	<b>\$30,000</b>	<b>(\$30,000)</b>	<b>\$0</b>
Dexter Wilson Engineering Inc	\$30,000	(\$30,000)	\$0
<b>Various</b>	<b>\$1,151,737</b>	<b>(\$1,151,737)</b>	<b>\$0</b>
Hale Engineering	\$208,000	(\$208,000)	\$0
Hale Engineering	\$673,000	(\$673,000)	\$0
Hunsaker & Associates	\$258,570	(\$258,570)	\$0
Hunsaker & Associates - (AD3570)	\$12,167	(\$12,167)	\$0
<b>Grand Total</b>	<b>\$14,460,038</b>	<b>(\$11,000,170)</b>	<b>\$3,459,868</b>

**Reference Table for Soft Cost Reimbursement Caps**

SOFT COSTS	CAP
Civil Engineering	7.50%
Landscape Architecture	10% of L&I
Dry Utility Coordination	3.00%
Geotechnical Engineering	7.50%
Developer Administration	1.75%
Plan Check and Permit Fees	N/A
<b>TOTAL CONTRACT SOFT COSTS</b>	<b>Total Soft Cost</b>

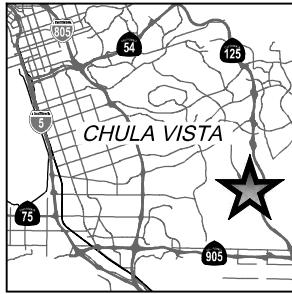
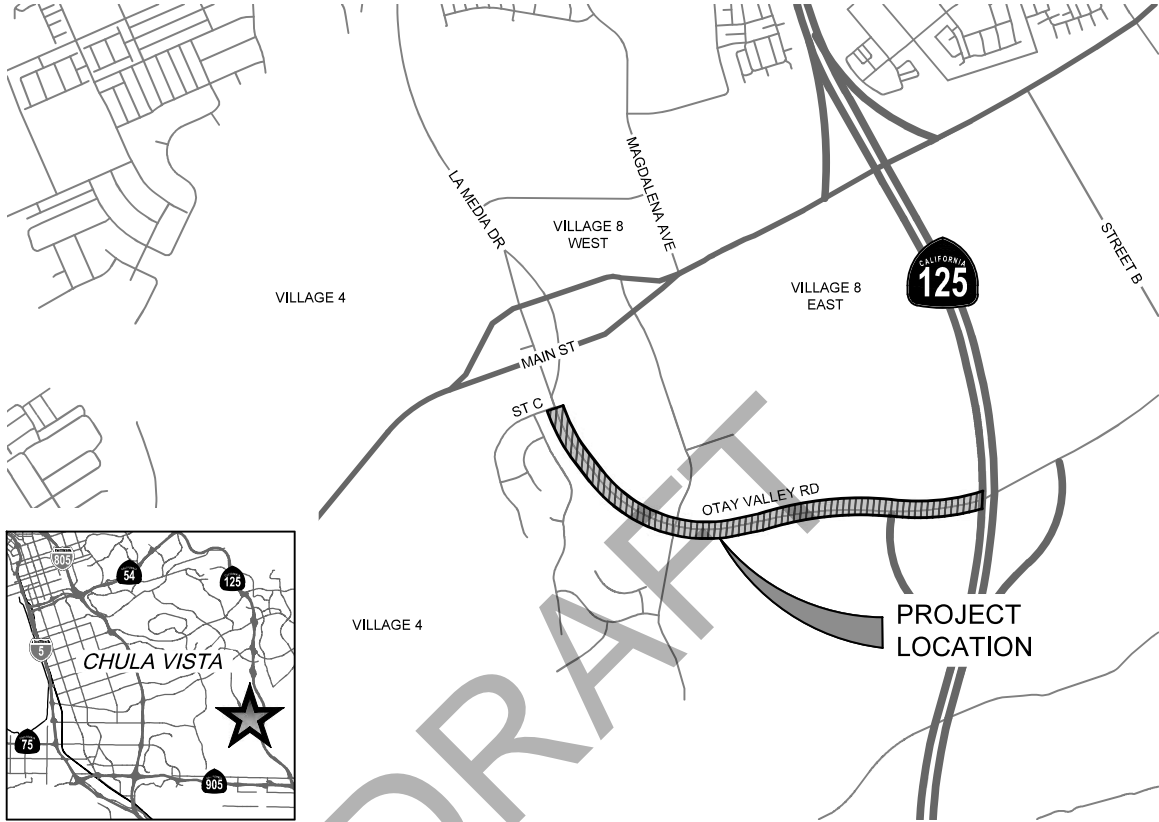
New TDIF (since 5.26.22)	
La Media Parkway Landscaping	\$1,837,217
Flatwork	\$35,000
La Media Storm Drain	\$148,548
Streetgrade Prep	\$250,826
Streetscape L&I	\$15,187
Main St Signage	\$11,000
<b>Grand Total</b>	<b>\$2,297,778</b>

# TDIF FACILITY NO. 56C

**LIMIT:** OTAY VALLEY ROAD FROM LA MEDIA PARKWAY COUPLET SOUTH  
 TERMINUS TO SR-125 RIGHT OF WAY

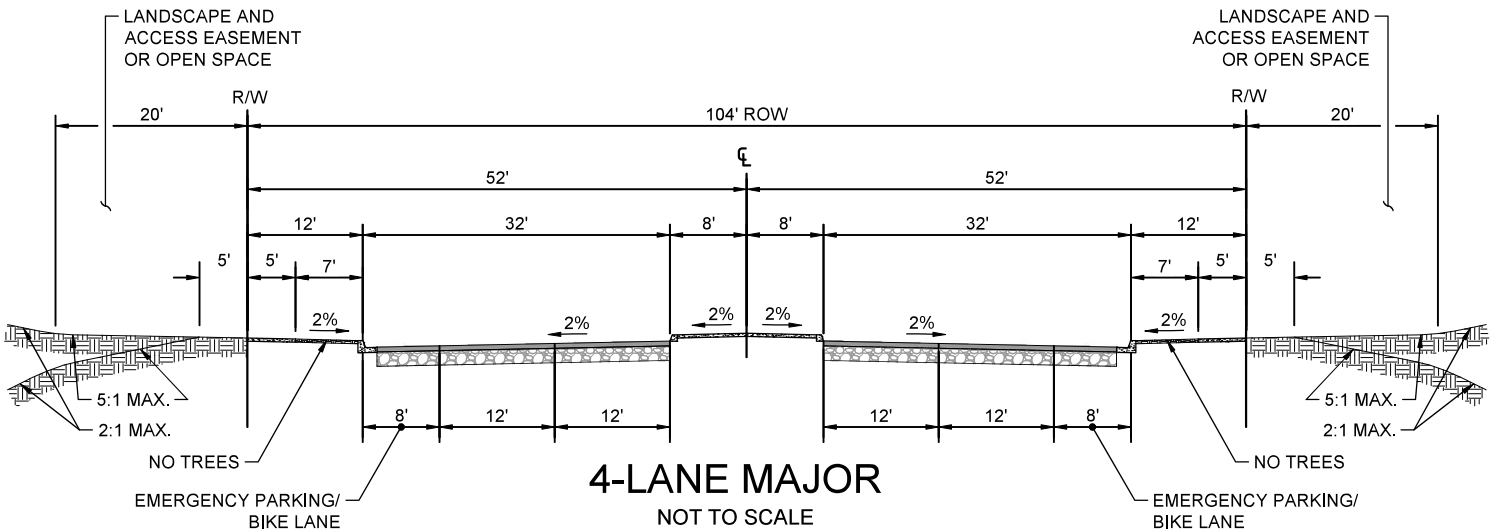
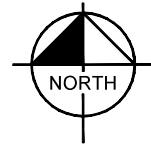
**DESCRIPTION:** CONSTRUCT 4-LANE MAJOR ARTERIAL

**LENGTH:** 4,900 ft.



**VICINITY MAP**  
 SCALE: 1"=35,000'

**LOCATION MAP**  
 SCALE: 1"=2,000'



**COST ESTIMATE****FACILITY 56C**

LIMIT: Otay Valley Road from La Media Parkway Couplet South Terminus to SR-125 Right-of-Way  
 DESCRIPTION: Construct 4-Lane Major Arterial  
 LENGTH (LF): 4,900



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Earthwork	LF	4,900	\$ 494.00	\$ 2,420,600
2	Surface Improvements	LF	4,900	\$ 811.00	\$ 3,973,900
3	Drainage Items	LF	4,900	\$ 369.00	\$ 1,808,100
4	Landscape & Irrigation	LF	4,900	\$ 144.00	\$ 705,600
5	Lighting and Electrical	LF	4,900	\$ 145.00	\$ 710,500
6	Traffic Signals	EA	1	\$ 559,337.00	\$ 559,337

BASE CONSTRUCTION ESTIMATE \$ 10,178,037  
 15% CONSTRUCTION CONTINGENCY \$ 1,526,706  
**TOTAL HARD COST \$ 11,704,743**

**SOFT COSTS**

Civil Engineering (10% of total hard cost) \$ 1,170,474  
 Soils Engineering (15% of earthwork costs) \$ 363,090  
 Landscape Architecture (10% of landscaping costs) \$ 70,560  
 Surveying (2% of total hard costs) \$ 234,095  
 Utility Engineering/Coordination (3% of eligible dry utilities) \$ 4,745  
 Inspection/Construction Management (10% of total hard cost) \$ 1,170,474  
 Developer Administration (1.75% of total hard costs) \$ 204,833  
 Design Services During Construction (2% of total hard costs) \$ 234,095  
 City Project Administration (2% of total hard costs) \$ 234,095

**TOTAL SOFT COSTS \$ 3,686,461**

**PROJECT COST \$ 15,391,204**

**Notes:**

(1) The sources used for this estimate are the County of San Diego's Unit Price List for the year 2020, the City of San Diego's Unit Cost Data for the year 2009, Caltrans' District 11 Cost Data for the year 2010, and recent bids from Kimley-Horn projects within San Diego County for the year 2022. (Unit costs are adjusted to July 2022 unit costs).

(2) The above costs are based on the 1/4 mile cost of a new 4-Lane Major Arterial facility, factored to the length of this facility shown above.

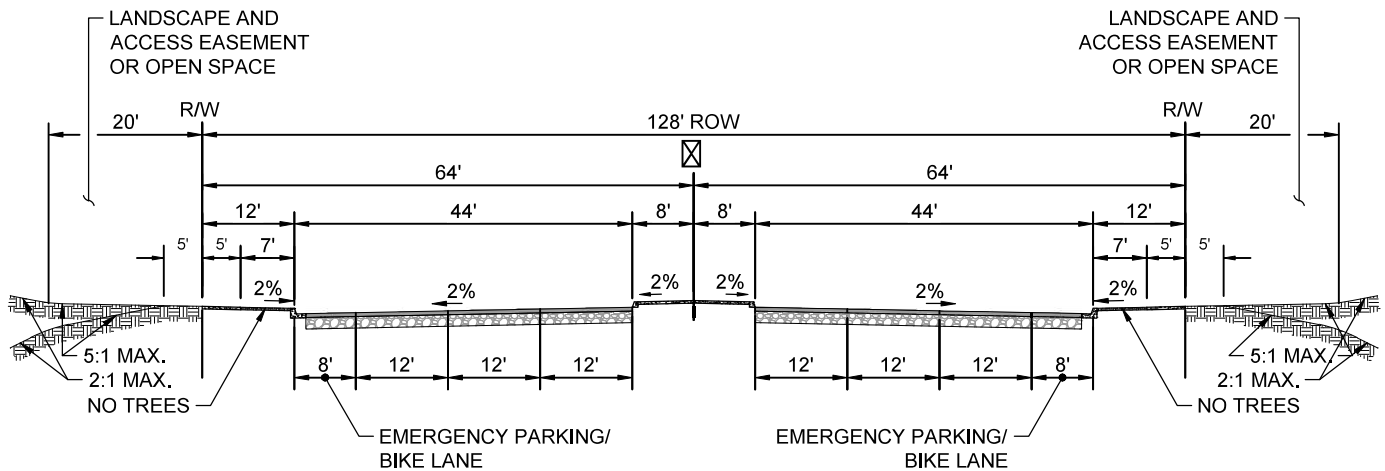
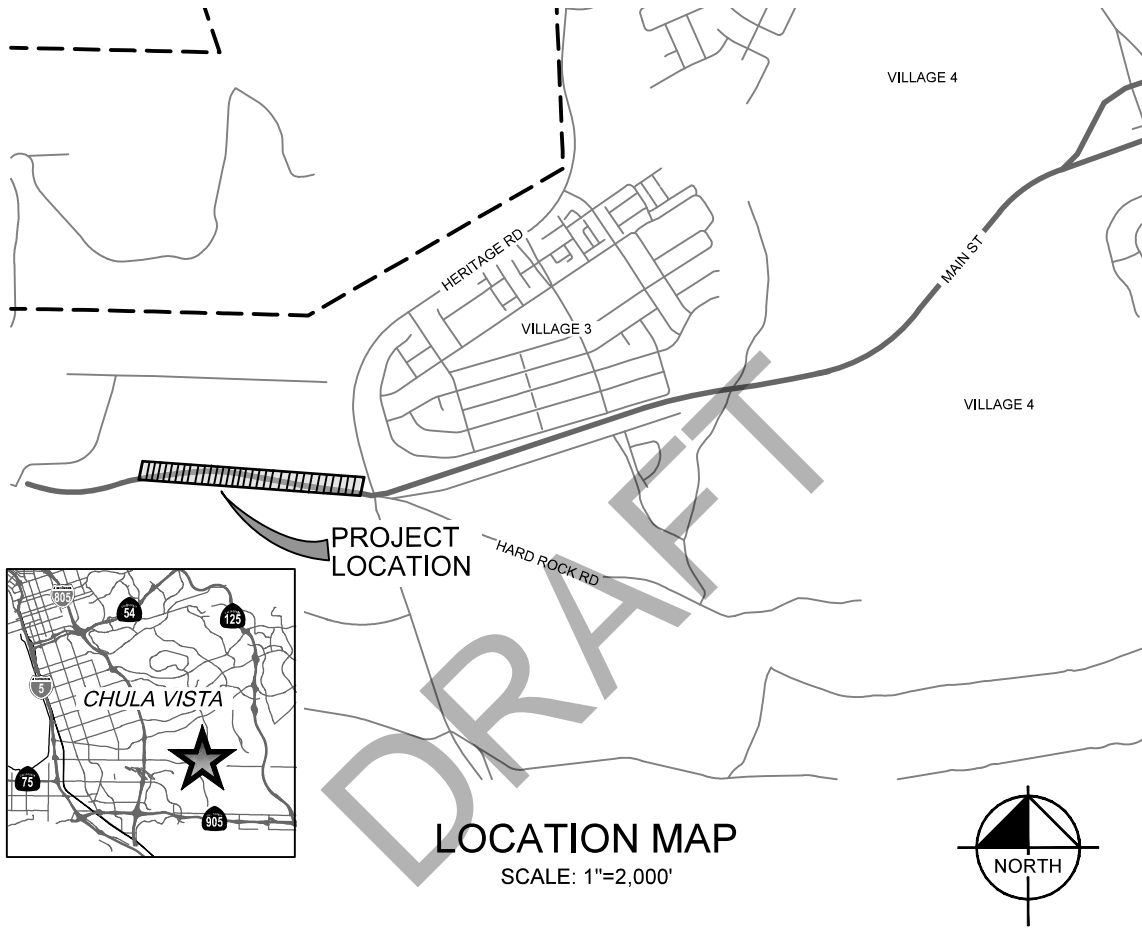
(3) For specific unit costs, see Base Unit Cost List and the cost analysis information from Homefed provided for 53A/B. The cost for the portion of 56C that is within Village 8 West is approximately \$8,772,986. The cost for the portion in Village 8 East is approximately \$6,618,218.

# TDIF FACILITY NO. 56E

LIMIT: MAIN STREET FROM NIRVANA AVENUE TO HERITAGE ROAD/MAIN STREET

DESCRIPTION: WIDEN SOUTH SIDE TO A 6-LANE MAJOR ARTERIAL

LENGTH: 3,695' ft.





**COST ESTIMATE**

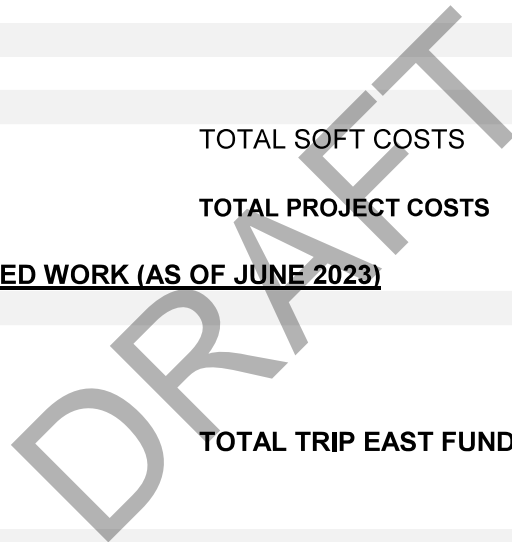
**FACILITY 56E**  
 LIMIT: Main Street from Nirvana Avenue to Heritage Road  
 DESCRIPTION: Widen South Side to 6 Lane Major  
 LENGTH (LF): 3,695



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Improvements				\$ 7,150,000
				TOTAL HARD COST	<u>\$ 7,150,000</u>
	<b>SOFT COSTS</b>				
	Construction Engineering			\$	1,020,000
	Preliminary Engineering			\$	300,000
				TOTAL SOFT COSTS	<u>\$ 1,320,000</u>
				TOTAL PROJECT COSTS	<u>\$ 8,470,000</u>
	<b>PROVIOUSLY COMPLETED WORK (AS OF JUNE 2023)</b>				
	Preliminary Engineering			\$	300,000
	Remaining Costs			\$	8,170,000
				TOTAL TRIP EAST FUNDED	<u>\$ 8,170,000</u>

**Notes:**

Source: Chula Vista Engineering & Capital Projects Spreadsheet (2023.06.09 Nexus study cost support.xlsx)



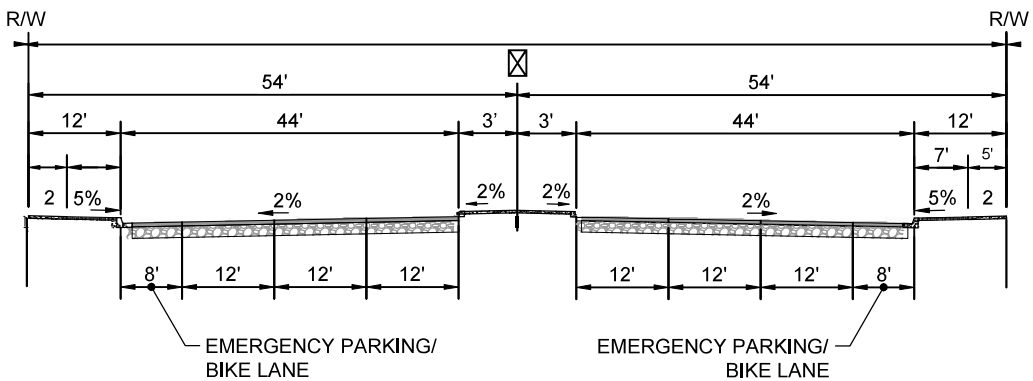
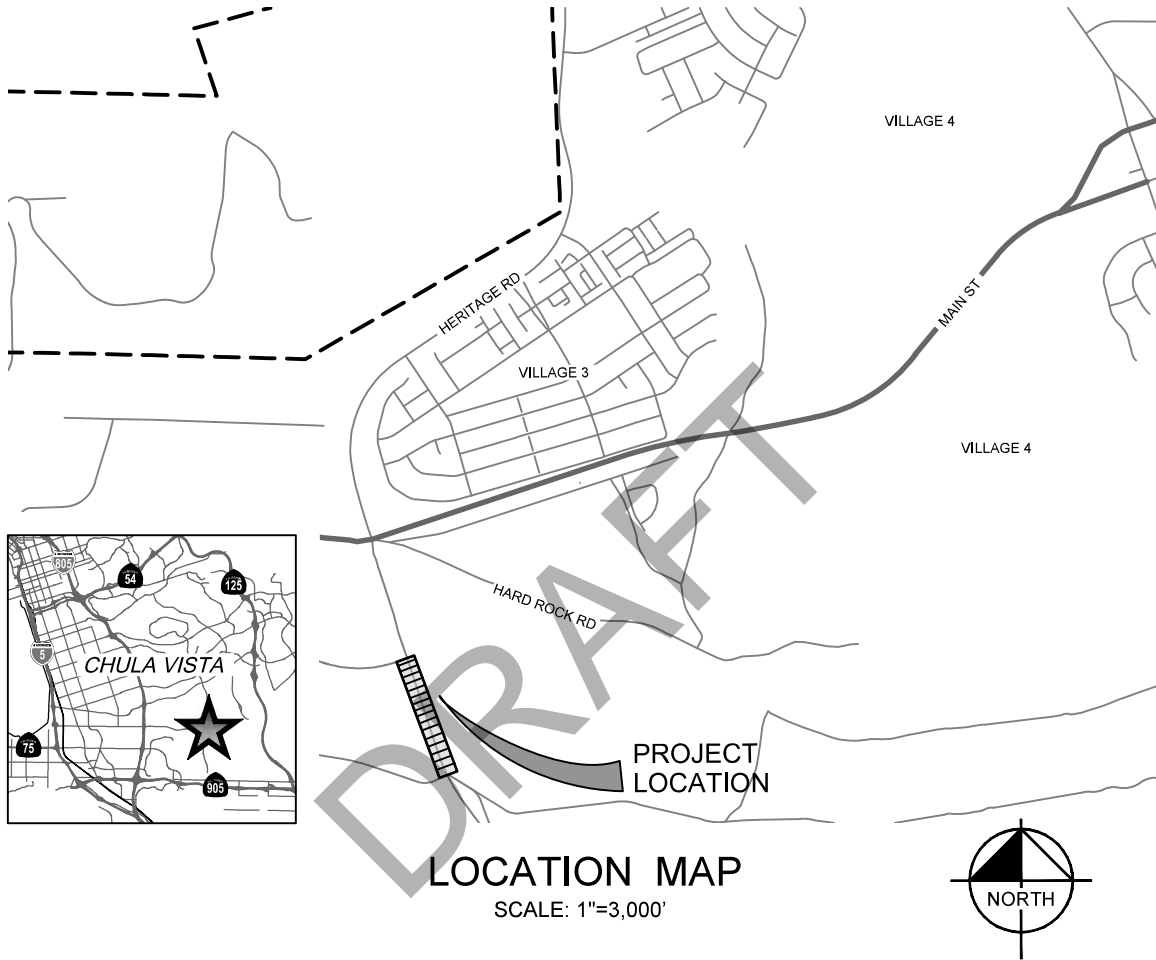


# TDIF FACILITY NO. 58A


LIMIT: HERITAGE ROAD FROM ENTERTAINMENT CIRCLE TO SOUTHERLY CITY BOUNDARY

DESCRIPTION: CONSTRUCT 6-LANE PRIME ARTERIAL

LENGTH: 3,000 ft.



**6-LANE PRIME**  
NOT TO SCALE

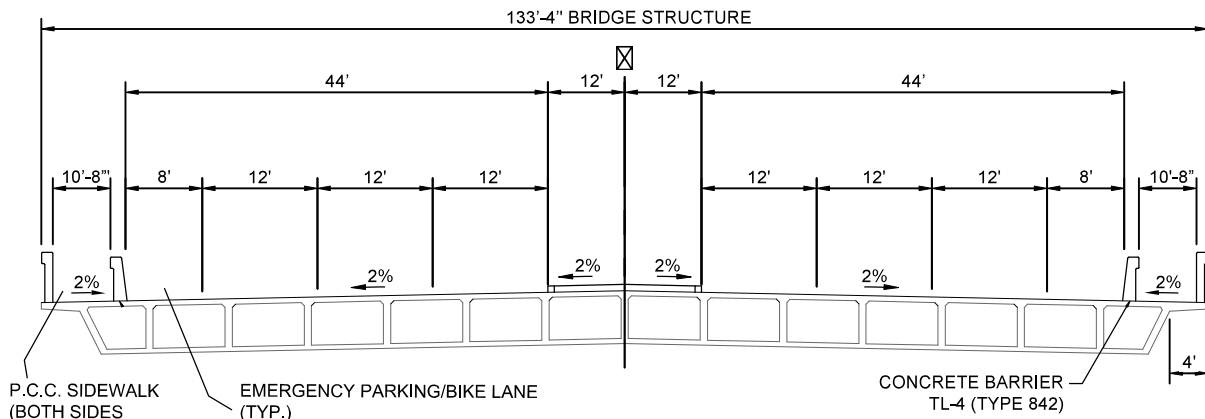
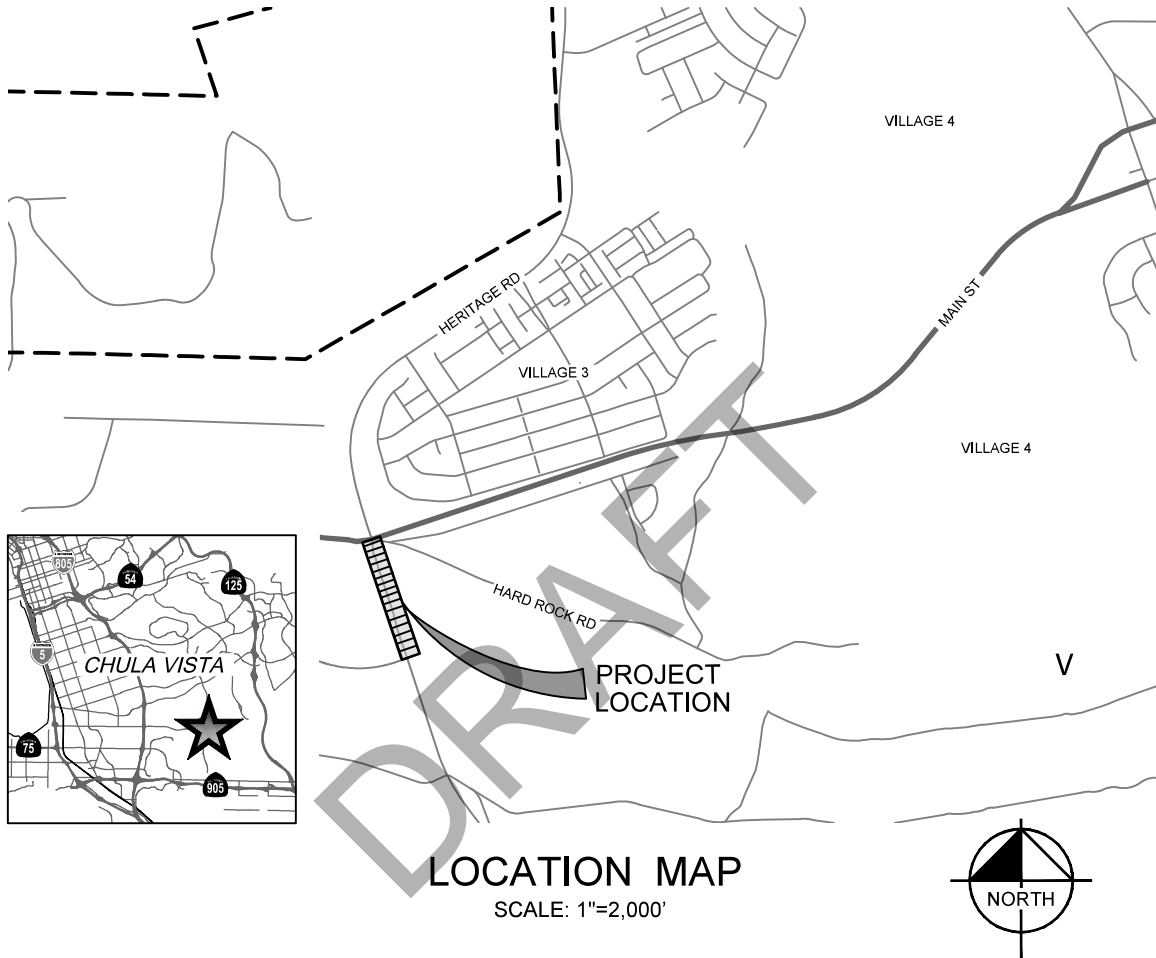
<b>COST ESTIMATE</b>					
<b>FACILITY 58A</b>					
LIMIT:	Entertainment Circle North to Southerly City Boundary				
DESCRIPTION:	Contrsuct 6-Lane Prime Arterial				
LENGTH (LF):	3,000				
					
ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Earthwork	LF	3,000	\$ 608	\$ 1,824,000
2	Drainage	LF	3,000	\$ 454	\$ 1,362,000
3	Surface Improvements	LF	3,000	\$ 1,118	\$ 3,354,000
4	Lighting and Electrical	LF	3,000	\$ 142	\$ 426,000
5	Landscape and Irrigation	LF	3,000	\$ 144	\$ 432,000
BASE CONSTRUCTION ESTIMATE					\$ 7,398,000
15% CONSTRUCTION CONTINGENCY					\$ 1,109,700
<b>TOTAL HARD COST</b>					<b>\$ 8,507,700</b>
<b>SOFT COSTS</b>					
Civil Engineering (10% of total hard cost)					\$ 850,770
Soils Engineering (15% of total hard costs)					\$ 273,600
Landscape Architecture (10% of landscaping costs)					\$ 43,200
Surveying (2% of total hard costs)					\$ 170,154
Utility Engineering/Coordination (3% of eligible dry utility costs)					\$ 12,780
Inspection/Construction Management (10% of total hard cost)					\$ 850,770
Developer Administration (1.75% of total hard costs)					\$ 148,885
Design Services During Construction (2% of total hard costs)					\$ 170,154
City Project Administration (2% of total hard costs)					\$ 170,154
<b>TOTAL SOFT COSTS</b>					<b>\$ 2,690,467</b>
<b>PROJECT COST</b>					<b>\$ 11,198,167</b>
<b>Notes:</b>					
(1) The sources used for this estimate are the County of San Diego's Unit Price List for the year 2020, the City of San Diego's Unit Cost Data for the year 2009, Caltrans' District 11 Cost Data for the year 2010, and recent bids from Kimley-Horn projects within San Diego County for the year 2022.(Unit costs are adjusted to July 2022 unit costs).					
(2) The above costs are based on the 1/4 mile cost of a new 6-Lane Prime Arterial facility, factored to the length of this facility shown above.					
(3) For specific unit costs, see Base Unit Cost List.					

# TDIF FACILITY NO. 58B

LIMIT: HERITAGE ROAD BRIDGE CROSSING THE OTAY RIVER (INCLUDES MAIN STREET TO ENTERTAINMENT CIRCLE NORTH)

DESCRIPTION: CONSTRUCT 6-LANE PRIME ARTERIAL

LENGTH: 1,320 ft.



**COST ESTIMATE**

**FACILITY 58B**  
LIMIT: Heritage Road Bridge  
DESCRIPTION: Otay River Bridge  
(includes Main Street to Entertainment Circle North)  
LENGTH (LF): 1,320



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Improvements				\$ 39,020,000
2	Mitigation				\$ 3,240,000
<b>TOTAL HARD COST</b>					<b>\$ 42,260,000</b>
<b><u>SOFT COSTS</u></b>					
	Contruction Engineering				\$ 5,864,000
	Preliminary Engineering				
	Remaining Effort (as of June 2023)				\$ 354,877
	Spent as of June 2023				
	ETDIF Funded				\$ 1,992,731
	HBP Funded				\$ 4,137,251
<b>TOTAL SOFT COSTS</b>					<b>\$ 12,348,859</b>
<b>TOTAL PROJECT COST</b>					<b>\$ 54,608,859</b>
<b><u>SHARED FUNDING</u></b>					
	Highway Bridge Program				\$ 36,831,824
	City of San Diego				(1)
<b>Remaining Costs</b>					<b>\$17,777,535</b>
<b>TOTAL TRIP EAST FUNDED</b>					<b>\$17,777,535</b>

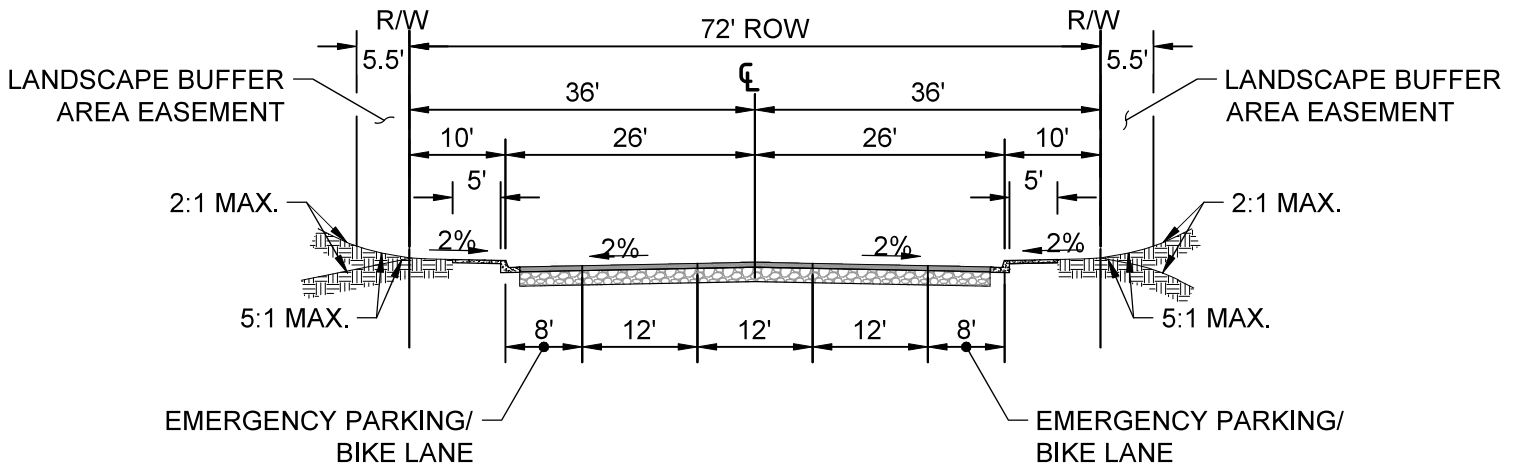
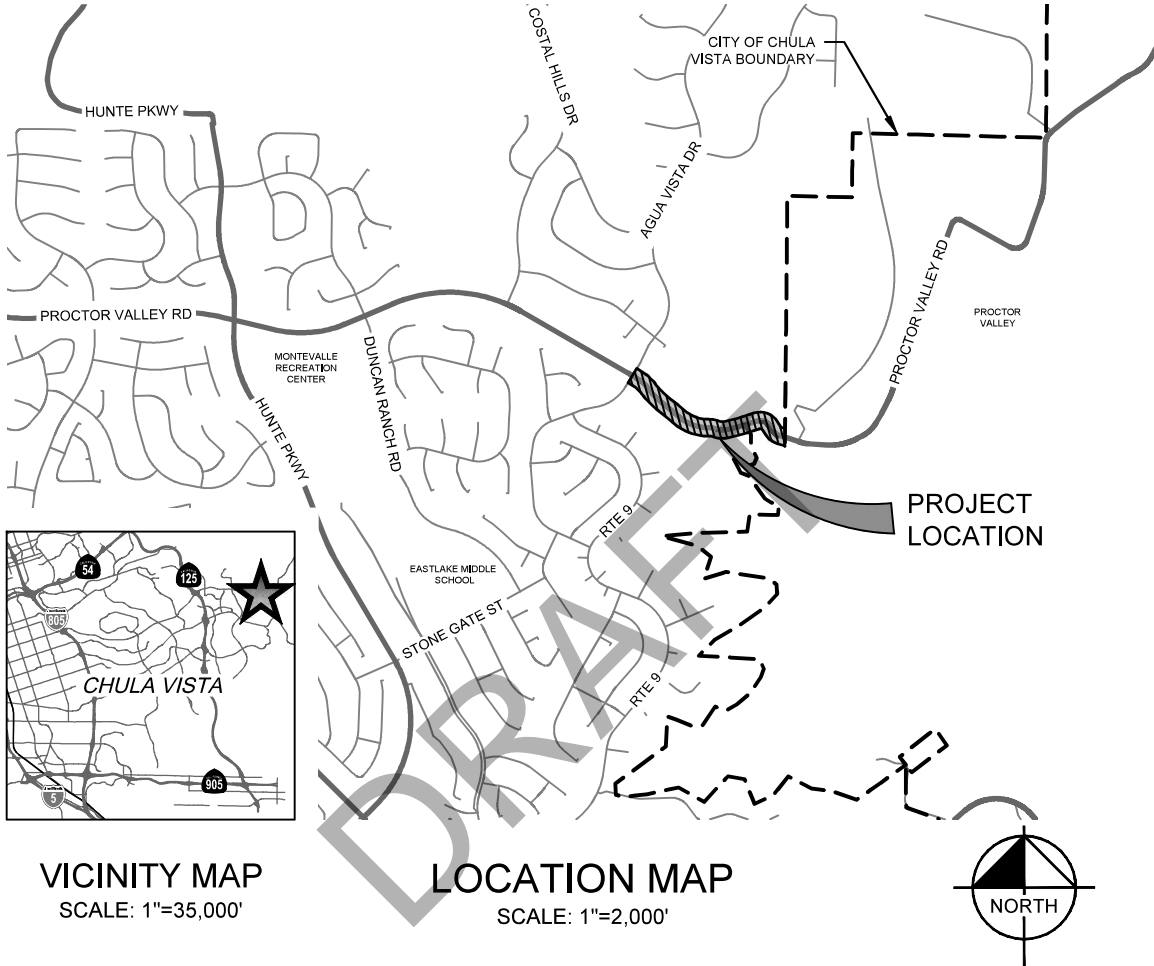
**Notes:**

(1) City of San Diego contribution is currently being negotiated (as of June 2023).

Source: Chula Vista Engineering & Capital Projects Spreadsheet (2023.06.09 Nexus study cost support.xlsx)

# TDIF FACILITY NO. 59C

LIMIT: PROCTOR VALLEY RD FROM AGUA VISTA DR TO E CITY BOUNDARY  
 DESCRIPTION: WIDEN TO CLASS II COLLECTOR W/ CONTIGUOUS SIDEWALK  
 LENGTH: 1,750 ft.



## CLASS II COLLECTOR W/ CONTIGUOUS SIDEWALK

NOT TO SCALE

**COST ESTIMATE****FACILITY 59C**

LIMIT: Proctor Valley Rd from Agua Vista Dr to Easterly City Boundary  
 DESCRIPTION: Widen to Class II Collector with Contiguous Sidewalk  
 LENGTH (LF): 1,750



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Earthwork	LF	1,750	\$ 546.00	\$ 955,500
2	Surface Improvements	LF	1,750	\$ 749.00	\$ 1,310,750
3	Drainage Items	LF	1,750	\$ 371.00	\$ 649,250
4	Landscape & Irrigation	LF	1,750	\$ 90.00	\$ 157,500
5	Lighting and Electrical	LF	1,750	\$ 146.00	\$ 255,500
6	Traffic Signals	EA	0	\$ -	\$ -

BASE CONSTRUCTION ESTIMATE \$ 3,328,500  
 15% CONSTRUCTION CONTINGENCY \$ 499,275  
**TOTAL HARD COST \$ 3,827,775**

**SOFT COSTS**

Civil Engineering (10% of total hard cost) \$ 382,778  
 Soils Engineering (15% of earthwork costs) \$ 143,325  
 Landscape Architecture (10% of landscaping costs) \$ 15,750  
 Surveying (2% of total hard costs) \$ 76,556  
 Utility Engineering/Coordination (3% of eligible dry utilities) \$ 1,695  
 Inspection/Construction Management (10% of total hard cost) \$ 382,778  
 Developer Administration (1.75% of total hard costs) \$ 66,986  
 Design Services During Construction (2% of total hard costs) \$ 76,556  
 City Project Administration (2% of total hard costs) \$ 76,556

**TOTAL SOFT COSTS \$ 1,222,977**

**PROJECT COST \$ 5,050,752**

**Notes:**

(1) The sources used for this estimate are the County of San Diego's Unit Price List for the year 2020, the City of San Diego's Unit Cost Data for the year 2009, Caltrans' District 11 Cost Data for the year 2010, and recent bids from Kimley-Horn projects within San Diego County for the year 2022. (Unit costs are adjusted to July 2022 unit costs).

(2) The above costs are based on the 1/4 mile cost of widening the existing facility to a Class II Collector with Contiguous Sidewalk, factored to the length of this facility shown above.

(3) For specific unit costs, see Base Unit Cost List.

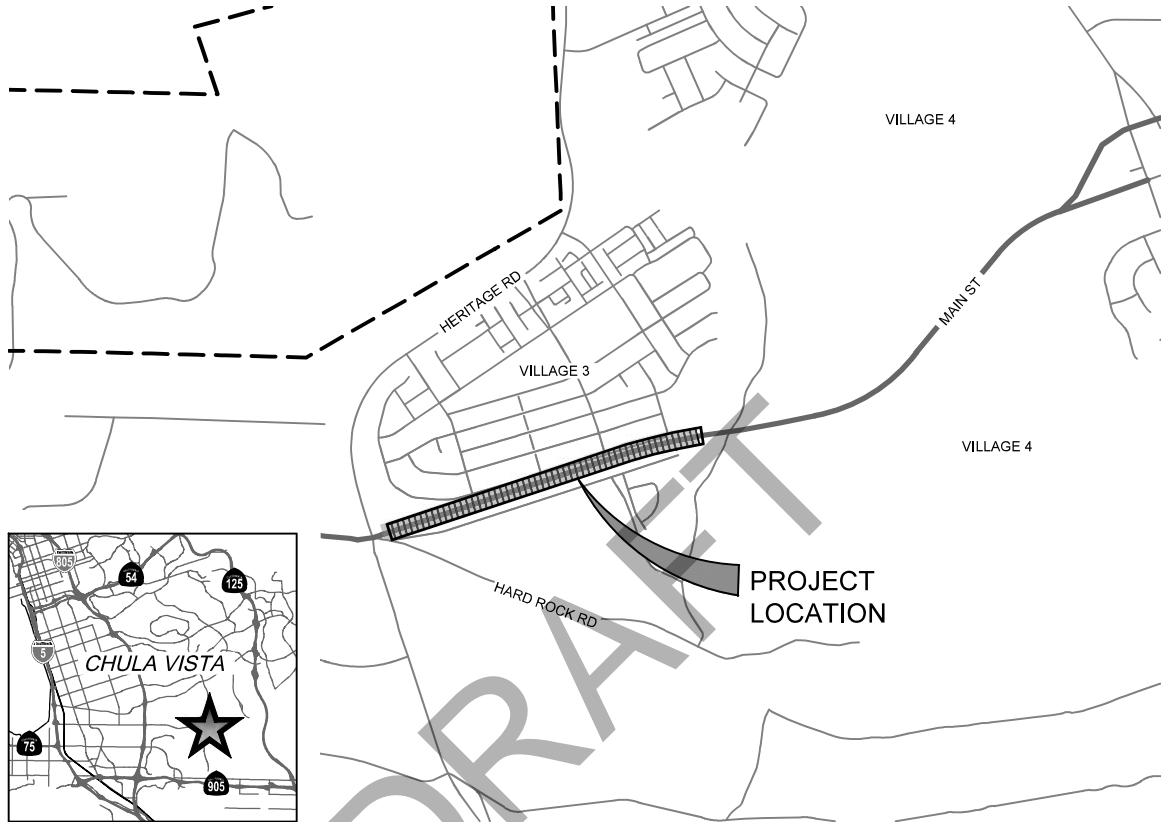


# TDIF FACILITY NO. 60A

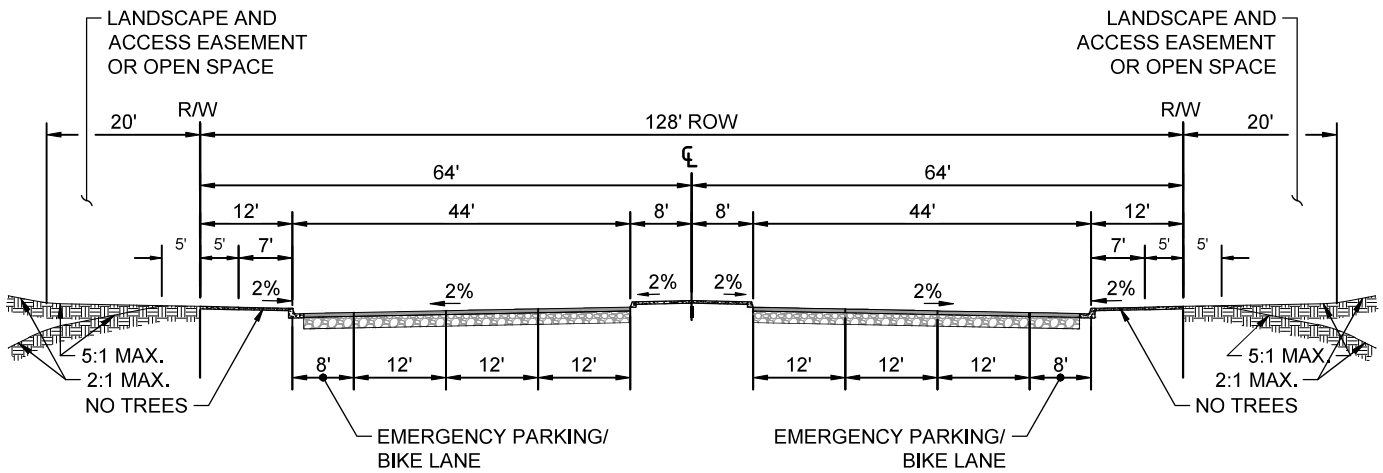
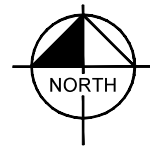
LIMIT: MAIN STREET FROM HERITAGE ROAD TO WOLF CANYON BRIDGE  
 WEST ABUTMENT

DESCRIPTION: CONSTRUCT 6-LANE PRIME ARTERIAL

LENGTH: 4,330 ft.



**LOCATION MAP**  
 SCALE: 1"=2,000'



**6-LANE PRIME**  
 NOT TO SCALE

**COST ESTIMATE****FACILITY 60A**

LIMIT: Main Street from Heritage Road of Wolf Canyon Bridge West Abutment

DESCRIPTION: Construct 6-Lane Prime Arterial

LENGTH (LF): 4,330



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Earthwork	LF	4,330	\$ 608.00	\$ 2,632,640
2	Surface Improvements	LF	4,330	\$ 1,118.00	\$ 4,840,940
3	Drainage Items	LF	4,330	\$ 454.00	\$ 1,965,820
4	Landscape & Irrigation	LF	4,330	\$ 144.00	\$ 623,520
5	Lighting and Electrical	LF	4,330	\$ 142.00	\$ 614,860
6	Traffic Signals	EA	1	\$ 528,636.00	\$ 528,636

BASE CONSTRUCTION ESTIMATE \$ 11,206,416  
 15% CONSTRUCTION CONTINGENCY \$ 1,680,962  
**TOTAL HARD COST \$ 12,887,378**

**SOFT COSTS**

Civil Engineering (10% of total hard cost)	\$ 1,288,738
Soils Engineering (15% of earthwork costs)	\$ 394,896
Landscape Architecture (10% of landscaping costs)	\$ 62,352
Surveying (2% of total hard costs)	\$ 257,748
Utility Engineering/Coordination (3% of eligible dry utilities)	\$ 4,193
Inspection/Construction Management (10% of total hard cost)	\$ 1,288,738
Developer Administration (1.75% of total hard costs)	\$ 225,529
Design Services During Construction (2% of total hard costs)	\$ 257,748
City Project Administration (2% of total hard costs)	\$ 257,748

**TOTAL SOFT COSTS \$ 4,037,689**

**PROJECT COST \$ 16,925,067**

**Notes:**

(1) The sources used for this estimate are the County of San Diego's Unit Price List for the year 2020, the City of San Diego's Unit Cost Data for the year 2009, Caltrans' District 11 Cost Data for the year 2010, and recent bids from Kimley-Horn projects within San Diego County for the year 2022. (Unit costs are adjusted to July 2022 unit costs).

(2) The above costs are based on the 1/4 mile cost of a new 6-Lane Prime Arterial facility, factored to the length of this facility shown above.

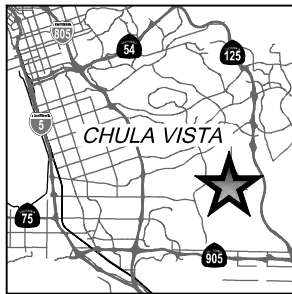
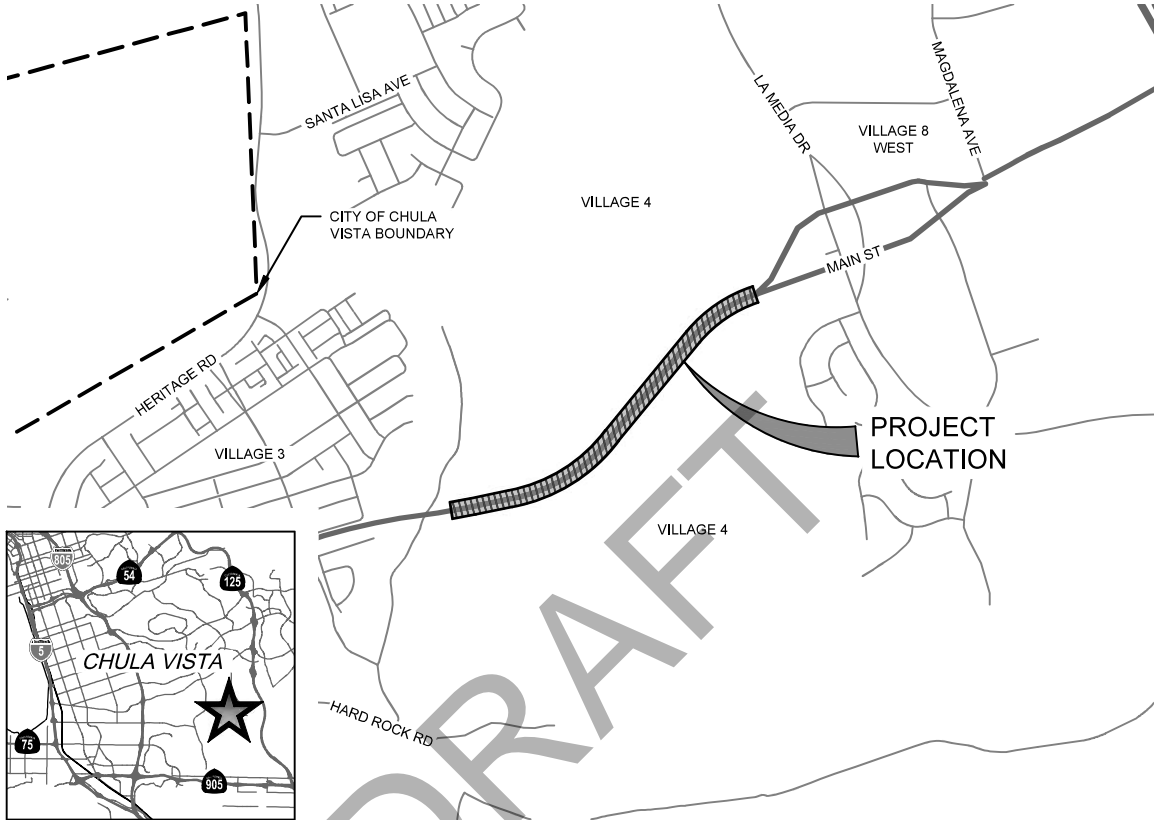
(3) For specific unit costs, see Base Unit Cost List.

# TDIF FACILITY NO. 60B

**LIMIT:** MAIN STREET FROM WOLF CANYON BRIDGE EAST ABUTMENT TO WEST TERMINUS OF MAIN STREET COUplet

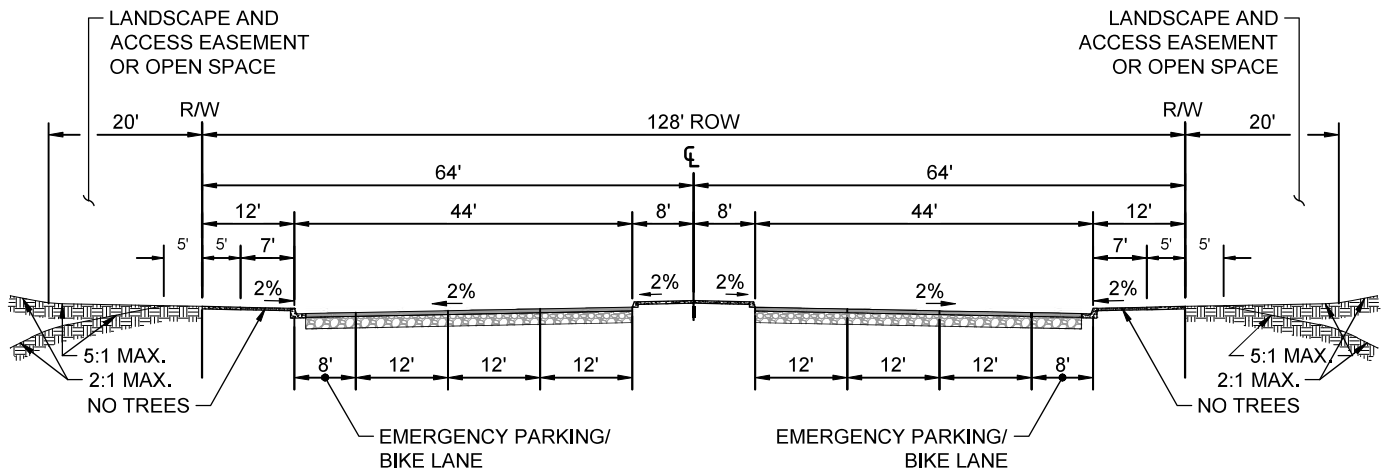
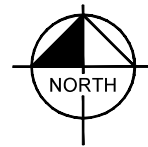
**DESCRIPTION:** CONSTRUCT 6-LANE PRIME ARTERIAL

**LENGTH:** 4,880 ft.



**VICINITY MAP**  
SCALE: 1"=35,000'

**LOCATION MAP**  
SCALE: 1"=2,000'



**6-LANE PRIME**  
NOT TO SCALE

**COST ESTIMATE****FACILITY 60B**

LIMIT: Main Street from Wolf Canyon Bridge East Abutment to West Terminus of Main Street Couplet  
 DESCRIPTION: Construct 6-Lane Prime Arterial  
 LENGTH (LF): 4,880



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Earthwork	LF	4,880	\$ 608.00	\$ 2,967,040
2	Surface Improvements	LF	4,880	\$ 1,118.00	\$ 5,455,840
3	Drainage Items	LF	4,880	\$ 454.00	\$ 2,215,520
4	Landscape & Irrigation	LF	4,880	\$ 144.00	\$ 702,720
5	Lighting and Electrical	LF	4,880	\$ 142.00	\$ 692,960
6	Traffic Signals	EA	1	\$ 595,784.00	\$ 595,784

BASE CONSTRUCTION ESTIMATE \$ 12,629,864  
 15% CONSTRUCTION CONTINGENCY \$ 1,894,480  
**TOTAL HARD COST \$ 14,524,344**

**SOFT COSTS**

Civil Engineering (10% of total hard cost) \$ 1,452,434  
 Soils Engineering (15% of earthwork costs) \$ 445,056  
 Landscape Architecture (10% of landscaping costs) \$ 70,272  
 Surveying (2% of total hard costs) \$ 290,487  
 Utility Engineering/Coordination (3% of eligible dry utilities) \$ 4,726  
 Inspection/Construction Management (10% of total hard cost) \$ 1,452,434  
 Developer Administration (1.75% of total hard costs) \$ 254,176  
 Design Services During Construction (2% of total hard costs) \$ 290,487  
 City Project Administration (2% of total hard costs) \$ 290,487

**TOTAL SOFT COSTS \$ 4,550,559**

**PROJECT COST \$ 19,074,903**

**Notes:**

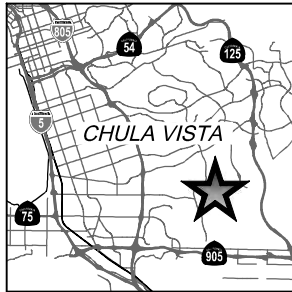
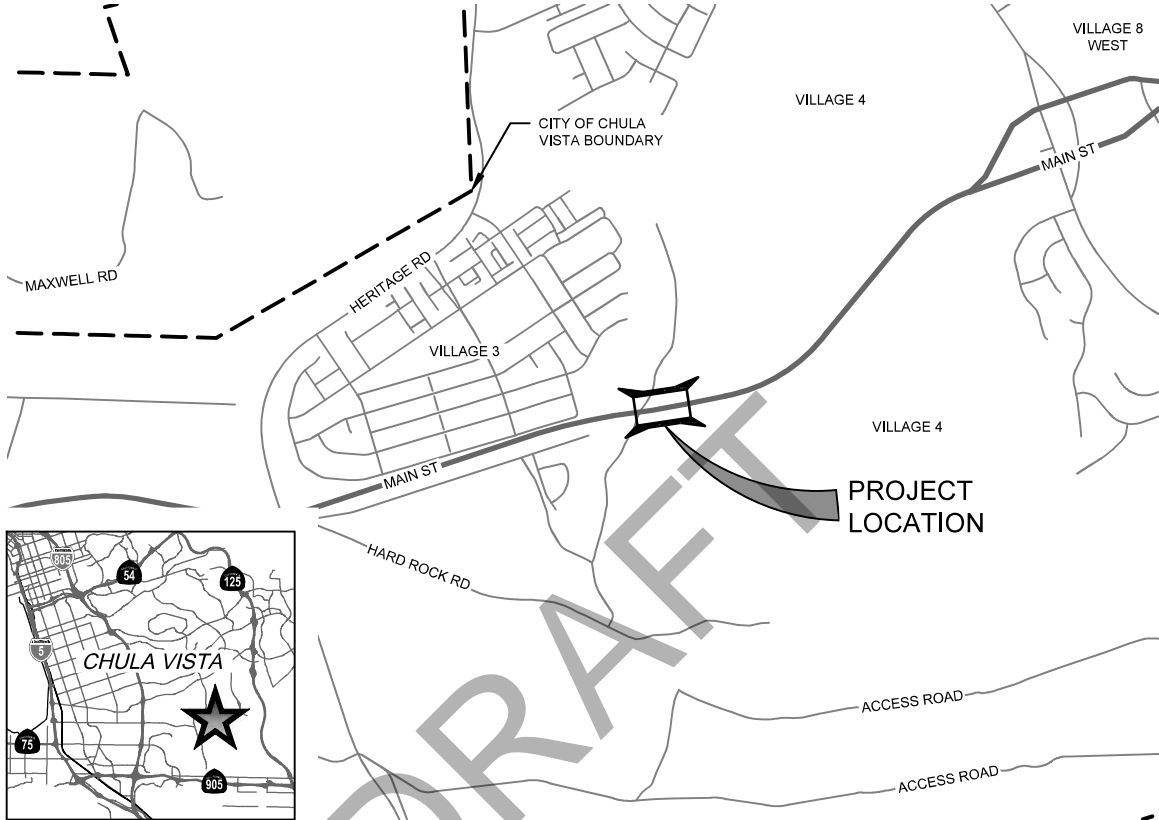
(1) The sources used for this estimate are the County of San Diego's Unit Price List for the year 2020, the City of San Diego's Unit Cost Data for the year 2009, Caltrans' District 11 Cost Data for the year 2010, and recent bids from Kimley-Horn projects within San Diego County for the year 2022. (Unit costs are adjusted to July 2022 unit costs).

(2) The above costs are based on the 1/4 mile cost of a new 6-Lane Prime Arterial facility, factored to the length of this facility shown above.

(3) For specific unit costs, see Base Unit Cost List.

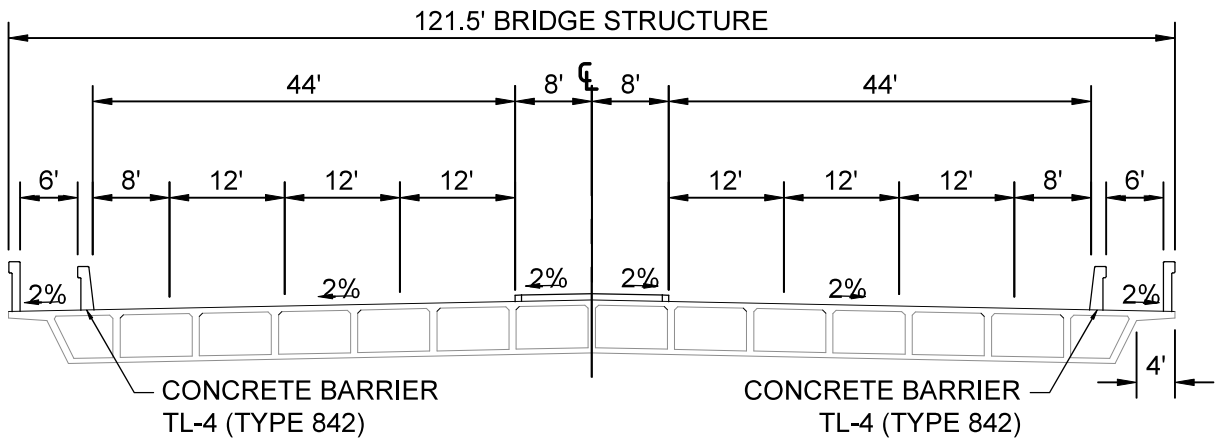
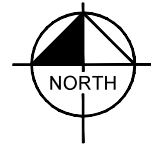
# TDIF FACILITY NO. 60C

LIMIT: MAIN STREET BRIDGE OVERCROSSING WOLF CANYON  
 DESCRIPTION: CONSTRUCT 6-LANE BRIDGE  
 LENGTH: 1,225 ft.  
 WIDTH: 121.5 ft.



VICINITY MAP  
 SCALE: 1"=35,000'

LOCATION MAP  
 SCALE: 1"=2,000'



6-LANE BRIDGE  
 NOT TO SCALE

**COST ESTIMATE****FACILITY 60C**

LIMIT: Main Street Bridge Overcrossing Wolf Canyon  
 DESCRIPTION: Construct 6-Lane Bridge  
 LENGTH (LF): 1,225  
 WIDTH (LF): 121.5



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Cast-in-Place Prestressed Concrete Box Girder Bridge	SF	148,838	\$ 450.00	\$ 66,977,100
BASE CONSTRUCTION ESTIMATE					\$ 66,977,100
15% CONSTRUCTION CONTINGENCY					\$ 10,046,565
<b>TOTAL HARD COST</b>					<b>\$ 77,023,665</b>
<b><u>SOFT COSTS</u></b>					
Civil Engineering (10% of total hard cost)					\$ 7,702,367
Soils Engineering (2% of total hard costs)					\$ 1,540,473
Surveying (2% of total hard costs)					\$ 1,540,473
Inspection/Construction Management (10% of total hard cost)					\$ 7,702,367
Developer Administration (1.75% of total hard costs)					\$ 1,347,914
Design Services During Construction (2% of total hard costs)					\$ 1,540,473
City Project Administration (2% of total hard costs)					\$ 1,540,473
<b>TOTAL SOFT COSTS</b>					<b>\$ 22,914,540</b>
<b>PROJECT COST</b>					<b>\$ 99,938,205</b>

**Notes:**

- (1) The source of this estimate is the Kimley-Horn, Chula Vista Bridge Costs dated May 17, 2022.  
 (2) 2019 Caltrans Comparative Bridge Costs were escalated by 4% to obtain a 2022 square foot unit cost.

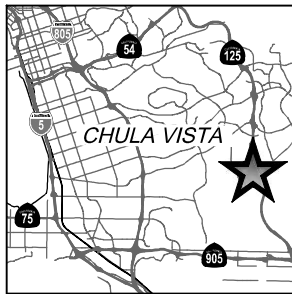
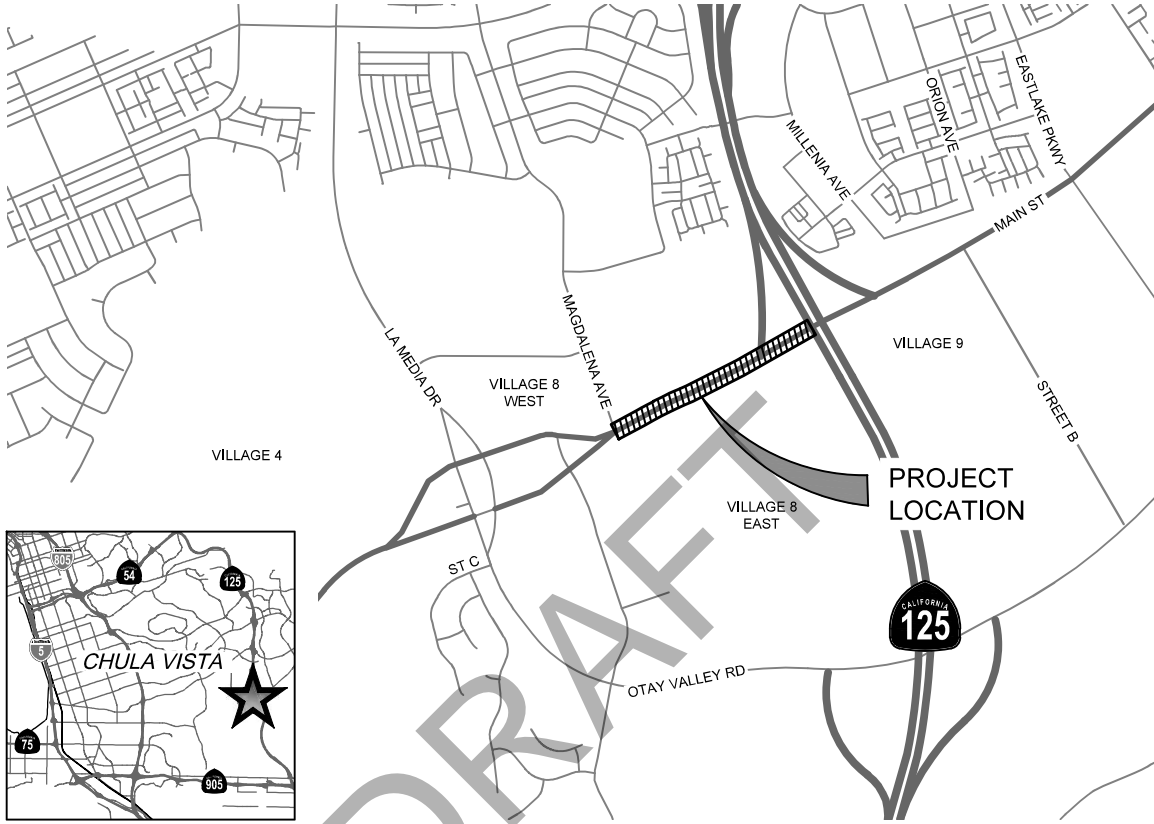


# TDIF FACILITY NO. 60D

**LIMIT:** MAIN STREET FROM MAIN STREET COUPLET EAST TERMINUS TO SR-125 RIGHT OF WAY

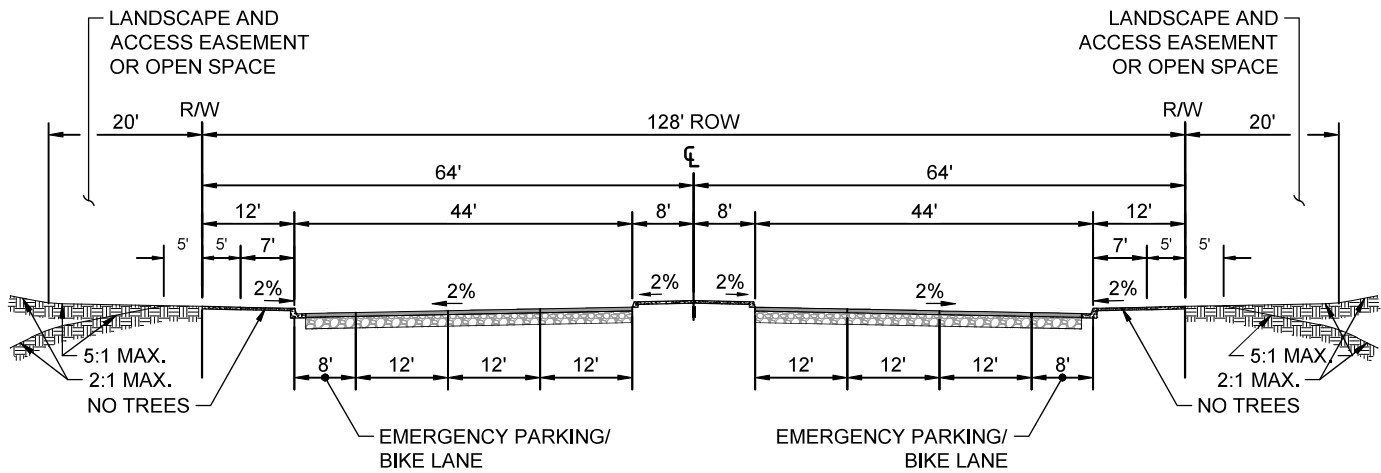
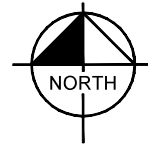
**DESCRIPTION:** CONSTRUCT 6-LANE PRIME ARTERIAL

**LENGTH:** 1,900 ft.



**VICINITY MAP**  
SCALE: 1"=35,000'

**LOCATION MAP**  
SCALE: 1"=2,000'



**6-LANE PRIME**  
NOT TO SCALE

**COST ESTIMATE****FACILITY 60D**

LIMIT: Main Street from Main Street Couplet East Terminus to SR-125  
Right-of-Way  
DESCRIPTION: Construct 6-Lane Prime Arterial  
LENGTH (LF): 1,900



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Earthwork	LF	1,900	\$ 608.00	\$ 1,155,200
2	Surface Improvements	LF	1,900	\$ 1,118.00	\$ 2,124,200
3	Drainage Items	LF	1,900	\$ 454.00	\$ 862,600
4	Landscape & Irrigation	LF	1,900	\$ 144.00	\$ 273,600
5	Lighting and Electrical	LF	1,900	\$ 142.00	\$ 269,800
6	Traffic Signals	EA	1	\$ 231,965.00	\$ 231,965

BASE CONSTRUCTION ESTIMATE \$ 4,917,365  
15% CONSTRUCTION CONTINGENCY \$ 737,605  
TOTAL HARD COST \$ **5,654,970**

**SOFT COSTS**

Civil Engineering (10% of total hard cost) \$ 565,497  
Soils Engineering (15% of earthwork costs) \$ 173,280  
Landscape Architecture (10% of landscaping costs) \$ 27,360  
Surveying (2% of total hard costs) \$ 113,099  
Utility Engineering/Coordination (3% of eligible dry utilities) \$ 1,840  
Inspection/Construction Management (10% of total hard cost) \$ 565,497  
Developer Administration (1.75% of total hard costs) \$ 98,962  
Design Services During Construction (2% of total hard costs) \$ 113,099  
City Project Administration (2% of total hard costs) \$ 113,099

TOTAL SOFT COSTS \$ **1,771,734**

PROJECT COST \$ **7,426,704**

**Notes:**

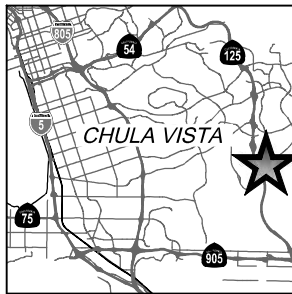
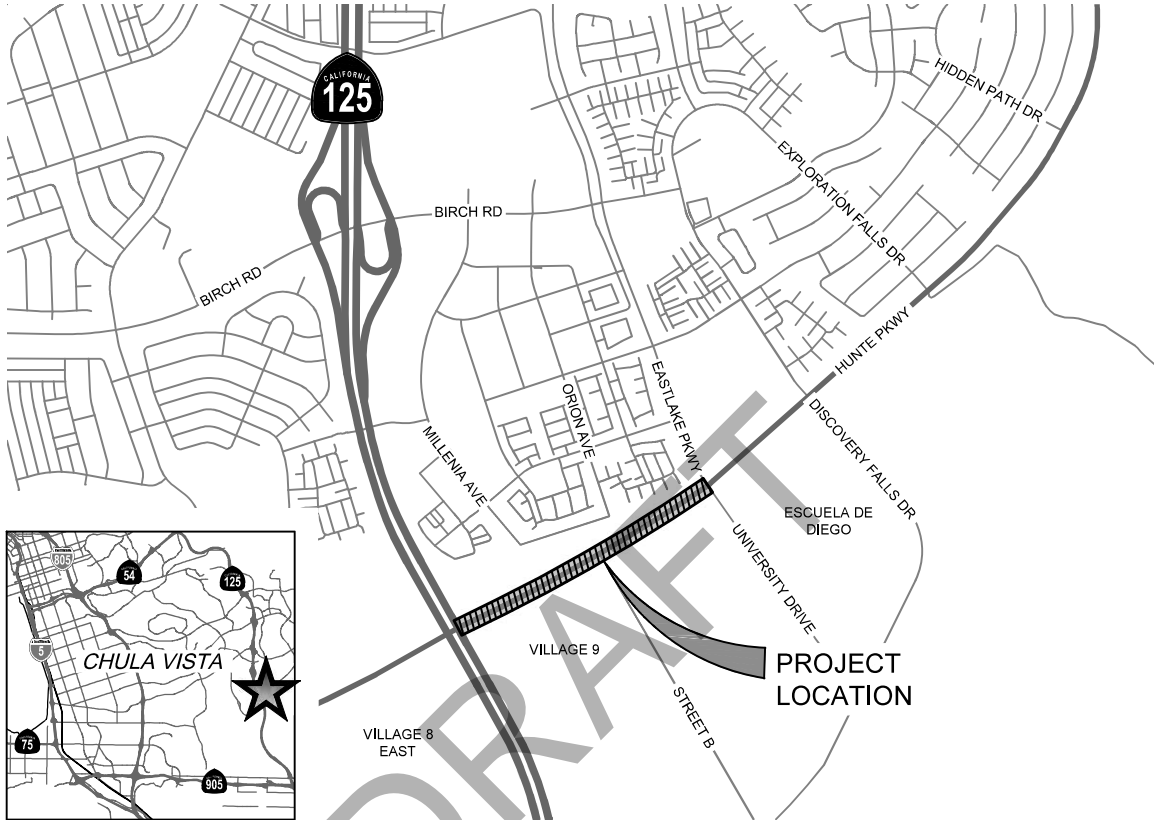
(1) The sources used for this estimate are the County of San Diego's Unit Price List for the year 2020, the City of San Diego's Unit Cost Data for the year 2009, Caltrans' District 11 Cost Data for the year 2010, and recent bids from Kimley-Horn projects within San Diego County for the year 2022. (Unit costs are adjusted to July 2022 unit costs).

(2) The above costs are based on the 1/4 mile cost of a new 6-Lane Prime Arterial facility, factored to the length of this facility shown above.

(3) For specific unit costs, see Base Unit Cost List.

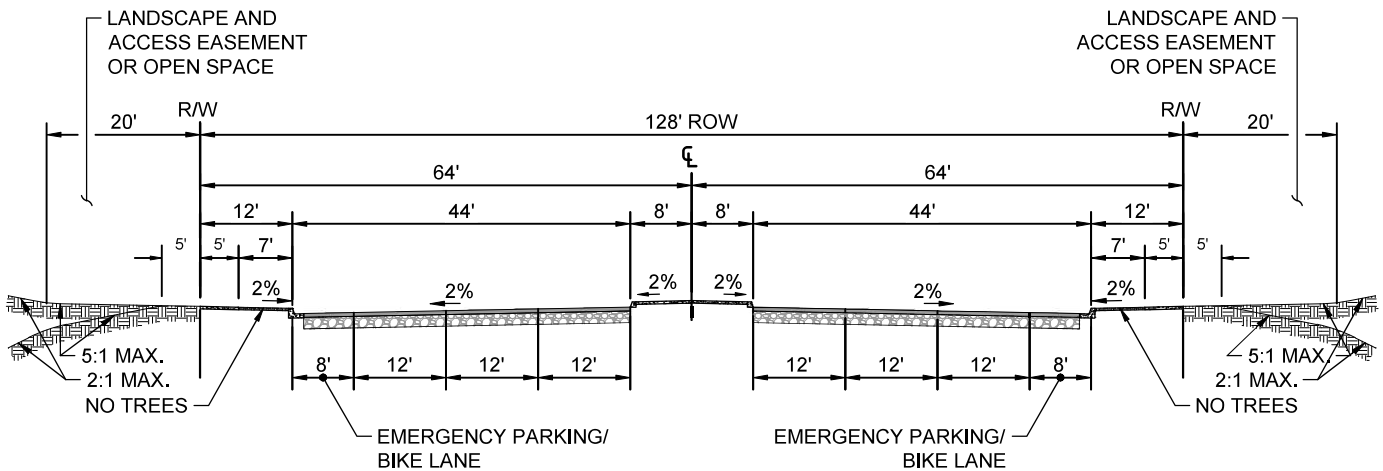
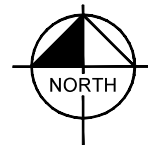
# TDIF FACILITY NO. 64

LIMIT: HUNTE PARKWAY FROM SR-125 TO EASTLAKE PARKWAY  
 DESCRIPTION: CONSTRUCT 6-LANE PRIME ARTERIAL  
 LENGTH: 2,700 ft.



VICINITY MAP  
 SCALE: 1"=35,000'

LOCATION MAP  
 SCALE: 1"=2,000'



6-LANE PRIME  
 NOT TO SCALE

**COST ESTIMATE****FACILITY 64**

LIMIT: Hunte Parkway from SR-125 to Eastlake Parkway  
 DESCRIPTION: Construct 6-Lane Prime Arterial  
 LENGTH (LF): 2,700



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Earthwork	LF	2,700	\$ 608.00	\$ 1,641,600
2	Surface Improvements	LF	2,700	\$ 1,118.00	\$ 3,018,600
3	Drainage Items	LF	2,700	\$ 454.00	\$ 1,225,800
4	Landscape & Irrigation	LF	2,700	\$ 144.00	\$ 388,800
5	Lighting and Electrical	LF	2,700	\$ 142.00	\$ 383,400
6	Traffic Signals	EA	1	\$ 329,635.00	\$ 329,635

BASE CONSTRUCTION ESTIMATE \$ 6,987,835  
 15% CONSTRUCTION CONTINGENCY \$ 1,048,175  
**TOTAL HARD COST \$ 8,036,010**

**SOFT COSTS**

Civil Engineering (10% of total hard cost) \$ 803,601  
 Soils Engineering (15% of earthwork costs) \$ 246,240  
 Landscape Architecture (10% of landscaping costs) \$ 38,880  
 Surveying (2% of total hard costs) \$ 160,720  
 Utility Engineering/Coordination (3% of eligible dry utilities) \$ 2,615  
 Inspection/Construction Management (10% of total hard cost) \$ 803,601  
 Developer Administration (1.75% of total hard costs) \$ 140,630  
 Design Services During Construction (2% of total hard costs) \$ 160,720  
 City Project Administration (2% of total hard costs) \$ 160,720

**TOTAL SOFT COSTS \$ 2,517,728**

**PROJECT COST \$ 10,553,738**

**Notes:**

(1) The sources used for this estimate are the County of San Diego's Unit Price List for the year 2020, the City of San Diego's Unit Cost Data for the year 2009, Caltrans' District 11 Cost Data for the year 2010, and recent bids from Kimley-Horn projects within San Diego County for the year 2022. (Unit costs are adjusted to July 2022 unit costs).

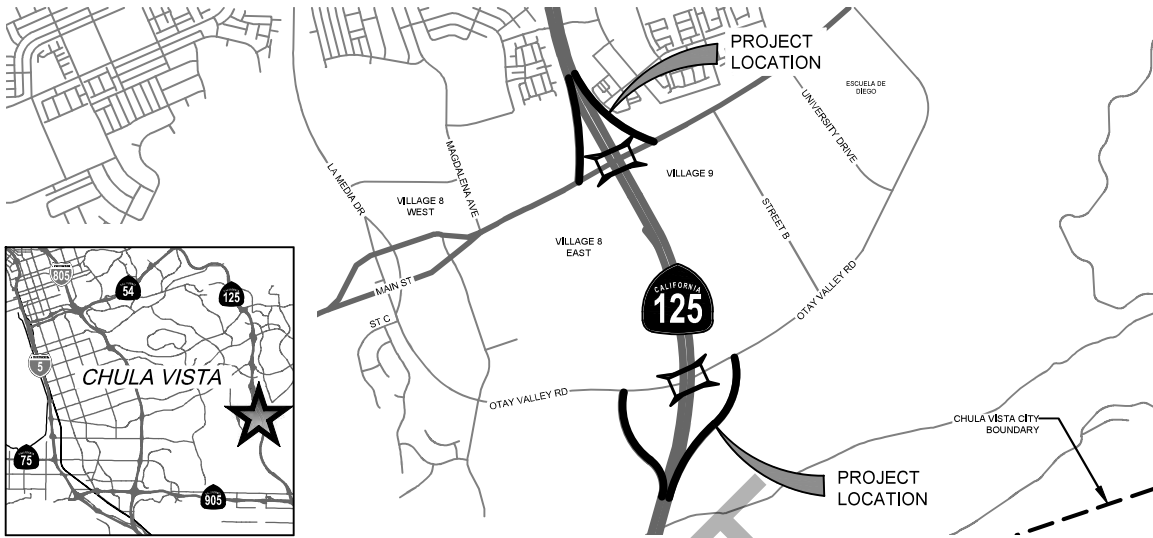
(2) The above costs are based on the 1/4 mile cost of a new 6-Lane Prime Arterial facility, factored to the length of this facility shown above.

(3) For specific unit costs, see Base Unit Cost List.

# TDIF FACILITY NO. 67 & 68

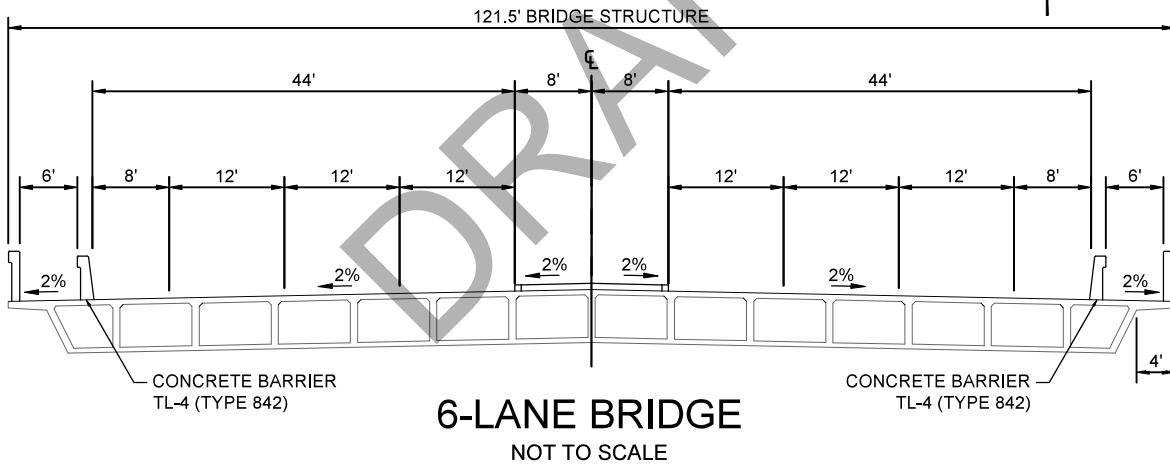
LIMIT: MAIN STREET AND OTAY VALLEY ROAD BRIDGE OVERCROSSING SR-125

DESCRIPTION: CONSTRUCT 4-LANE BRIDGE & 6-LANE BRIDGES W/ NB & SB RAMPS

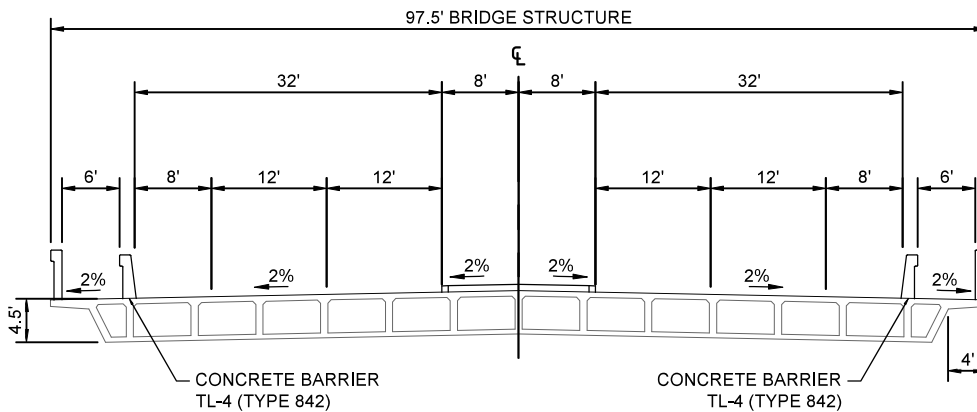


VICINITY MAP  
SCALE: 1"=35,000'

LOCATION MAP  
SCALE: 1"=3,000'



6-LANE BRIDGE  
NOT TO SCALE



4-LANE BRIDGE  
NOT TO SCALE

**COST ESTIMATE****FACILITY 67 & 68**

LIMIT:

Main Street and Otay Valley Road Bridge Overcrossing SR-125  
& Ramps

DESCRIPTION:

Construct 4-Lane &amp; 6-Lane Bridges with NB &amp; SB Ramps



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Couplet/Parallel Street System Interchange	LS	1	\$ 64,763,276	\$ 64,763,276

BASE CONSTRUCTION ESTIMATE \$ 64,763,276

TOTAL HARD COST \$ **64,763,276****SOFT COSTS**

Civil Engineering (10% of total hard cost)	\$ 6,476,328
Soils Engineering (2% of total hard costs)	\$ 1,295,266
Landscape Architecture (2% of total hard costs)	\$ 1,295,266
Surveying (2% of total hard costs)	\$ 1,295,266
Utility Engineering/Coordination (1% of total hard costs)	\$ 647,633
Inspection/Construction Management (10% of total hard cost)	\$ 6,476,328
Developer Administration (1.75% of total hard costs)	\$ 1,133,357
Design Services During Construction (2% of total hard costs)	\$ 1,295,266
City Project Administration (2% of total hard costs)	\$ 1,295,266

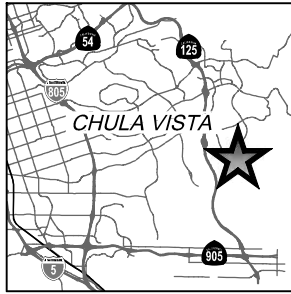
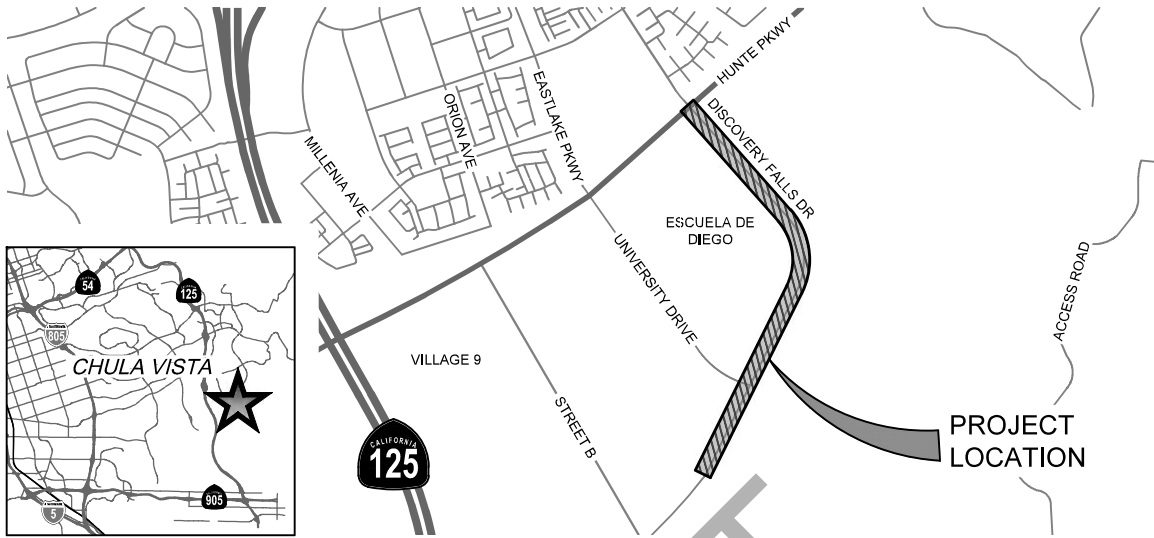
TOTAL SOFT COSTS \$ **21,209,973****PROJECT COST** \$ 85,973,249**Notes:**

(1) Caltrans PSR March 2022, Alternate B Number 11-21000025, referenced for cost of NB &amp; SB interchange ramps.

(2) Project study report assumes a 3% annual escalation for construction in year 2025, this estimate provides a construction cost for year 2022.

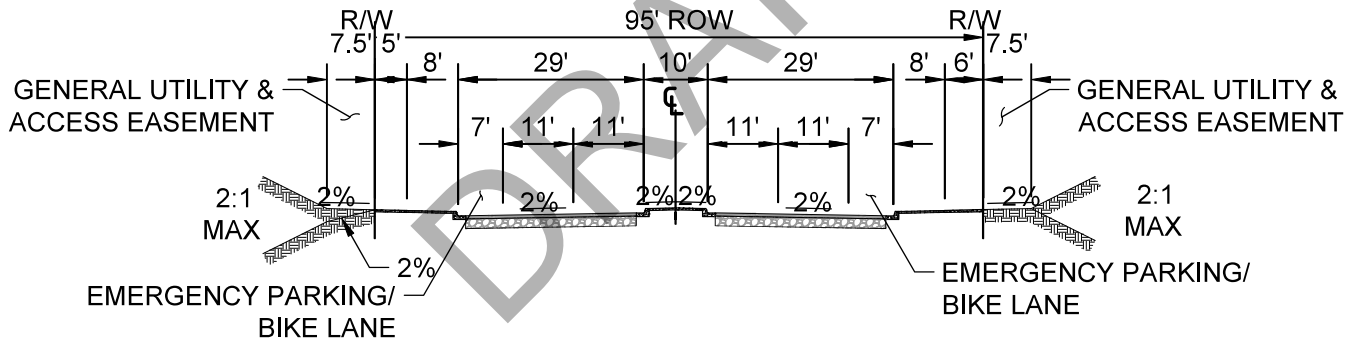
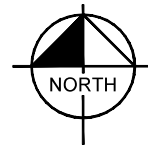
# TDIF FACILITY NO. 70

LIMIT: DISCOVERY FALLS FROM HUNTE PARKWAY TO VILLAGE 9/ STREET "B"  
 DESCRIPTION: CONSTRUCT 4-LANE COLLECTOR TRANSITIONING TO 2-LANE COLLECTOR  
 LENGTH: 5,340 ft.

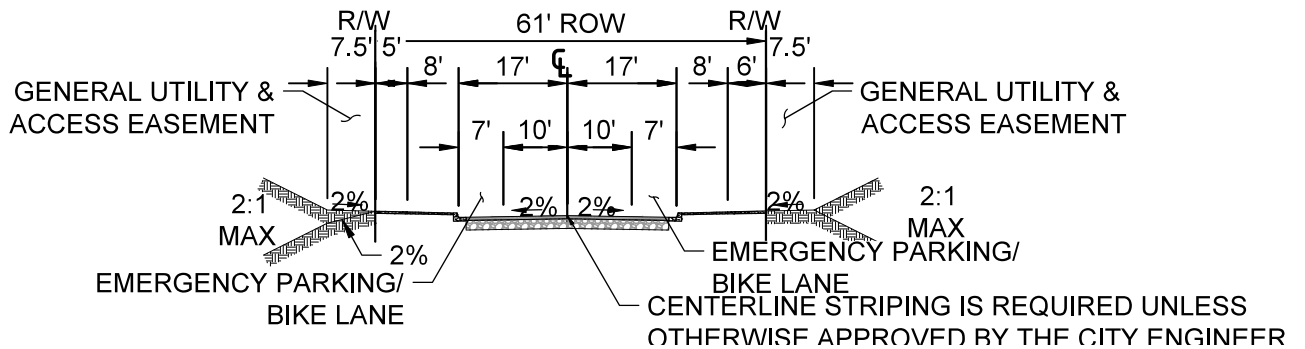


VICINITY MAP  
 SCALE: 1"=35,000'

LOCATION MAP  
 SCALE: 1"=2,000'



4-LANE COLLECTOR/ SECONDARY VILLAGE ENTRY W/ MEDIAN  
 NOT TO SCALE



2-LANE COLLECTOR/ SECONDARY VILLAGE ENTRY  
 NOT TO SCALE

CENTERLINE STRIPING IS REQUIRED UNLESS OTHERWISE APPROVED BY THE CITY ENGINEER



**COST ESTIMATE****FACILITY 70**

LIMIT: Discovery Falls from Hunte Parkway to Village 9/ Street "B"  
 DESCRIPTION: Construct 4-Lane Collector transitioning to 2-Lane Collector  
 LENGTH (LF): 5,340



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Earthwork	LF	5,340	\$ 290.00	\$ 1,548,600
2	Surface Improvements	LF	5,340	\$ 414.00	\$ 2,210,760
3	Drainage Items	LF	5,340	\$ 319.00	\$ 1,703,460
4	Landscape & Irrigation	LF	5,340	\$ 83.00	\$ 443,220
5	Lighting and Electrical	LF	5,340	\$ 145.00	\$ 774,300
6	Traffic Signals	EA	2	\$ 609,563.00	\$ 1,219,126

BASE CONSTRUCTION ESTIMATE \$ 7,899,466  
 15% CONSTRUCTION CONTINGENCY \$ 1,184,920  
**TOTAL HARD COST \$ 9,084,386**

**SOFT COSTS**

Civil Engineering (10% of total hard cost) \$ 908,439  
 Soils Engineering (15% of earthwork costs) \$ 232,290  
 Landscape Architecture (10% of landscaping costs) \$ 44,322  
 Surveying (2% of total hard costs) \$ 181,688  
 Utility Engineering/Coordination (3% of eligible dry utilities) \$ 5,171  
 Inspection/Construction Management (10% of total hard cost) \$ 908,439  
 Developer Administration (1.75% of total hard costs) \$ 158,977  
 Design Services During Construction (2% of total hard costs) \$ 181,688  
 City Project Administration (2% of total hard costs) \$ 181,688

**TOTAL SOFT COSTS \$ 2,802,701**

**PROJECT COST \$ 11,887,086**

**Notes:**

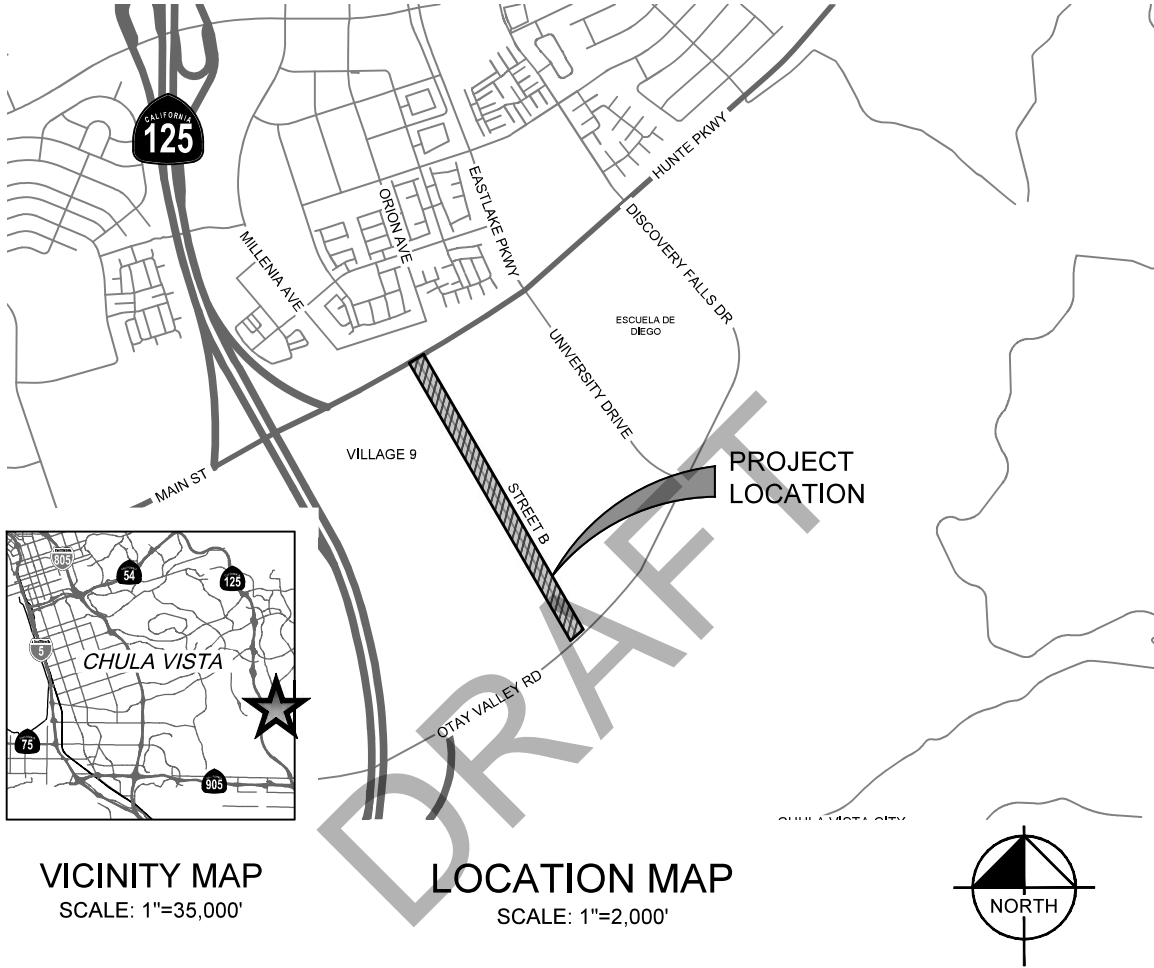
(1) The sources used for this estimate are the County of San Diego's Unit Price List for the year 2020, the City of San Diego's Unit Cost Data for the year 2009, Caltrans' District 11 Cost Data for the year 2010, and recent bids from Kimley-Horn projects within San Diego County for the year 2022. (Unit costs are adjusted to July 2022 unit costs).

(2) The above costs are based on the 1/4 mile cost of a new 4-Lane Collector transitioning to a 2-Lane Collector facility, factored to the length of this facility shown above.

(3) For specific unit costs, see Base Unit Cost List.

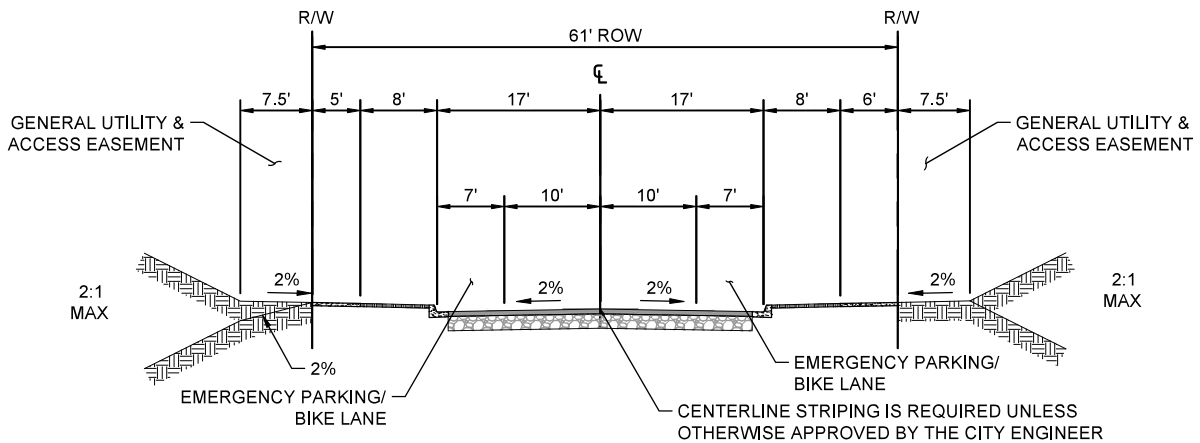
# TDIF FACILITY NO. 71

LIMIT: STREET "B" FROM HUNTE PARKWAY TO OTAY VALLEY ROAD  
 DESCRIPTION: CONSTRUCT 2-LANE COLLECTOR  
 LENGTH: 3,770 ft.



VICINITY MAP  
 SCALE: 1"=35,000'

LOCATION MAP  
 SCALE: 1"=2,000'



SECONDARY VILLAGE ENTRY  
 NOT TO SCALE

**COST ESTIMATE****FACILITY 71**

LIMIT: Street "B" from Hunte Parkway to Otay Valley Road  
 DESCRIPTION: Construct 2-Lane Collector  
 LENGTH (LF): 3,770



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Earthwork	LF	3,770	\$ 290.00	\$ 1,093,300
2	Surface Improvements	LF	3,770	\$ 414.00	\$ 1,560,780
3	Drainage Items	LF	3,770	\$ 319.00	\$ 1,202,630
4	Landscape & Irrigation	LF	3,770	\$ 83.00	\$ 312,910
5	Lighting and Electrical	LF	3,770	\$ 261.00	\$ 983,970
6	Traffic Signals	EA	1	\$ 237,682.00	\$ 237,682

BASE CONSTRUCTION ESTIMATE \$ 5,391,272  
 15% CONSTRUCTION CONTINGENCY \$ 808,691  
**TOTAL HARD COST \$ 6,199,963**

**SOFT COSTS**

Civil Engineering (10% of total hard cost) \$ 619,996  
 Soils Engineering (15% of earthwork costs) \$ 163,995  
 Landscape Architecture (10% of landscaping costs) \$ 31,291  
 Surveying (2% of total hard costs) \$ 123,999  
 Utility Engineering/Coordination (3% of eligible dry utilities) \$ 3,651  
 Inspection/Construction Management (10% of total hard cost) \$ 619,996  
 Developer Administration (1.75% of total hard costs) \$ 108,499  
 Design Services During Construction (2% of total hard costs) \$ 123,999  
 City Project Administration (2% of total hard costs) \$ 123,999

**TOTAL SOFT COSTS \$ 1,919,427**

**PROJECT COST \$ 8,119,389**

**Notes:**

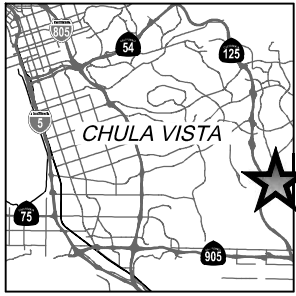
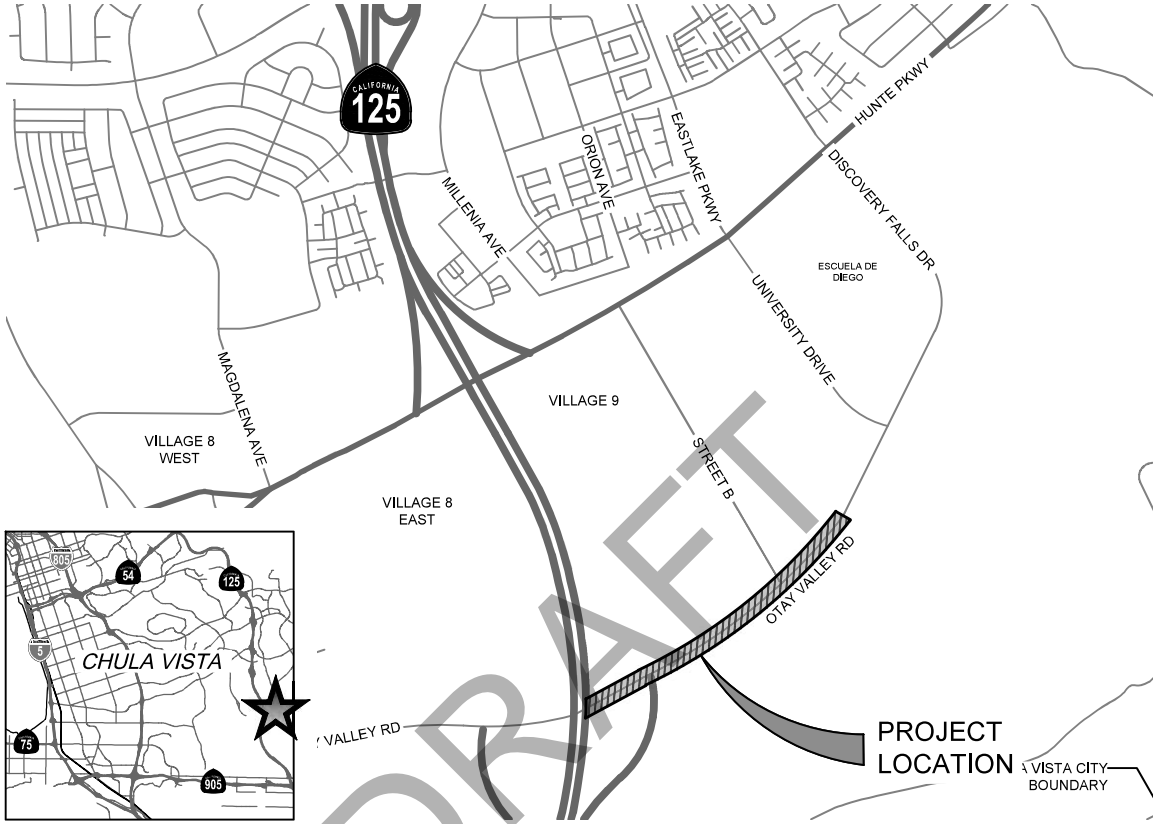
(1) The sources used for this estimate are the County of San Diego's Unit Price List for the year 2020, the City of San Diego's Unit Cost Data for the year 2009, Caltrans' District 11 Cost Data for the year 2010, and recent bids from Kimley-Horn projects within San Diego County for the year 2022. (Unit costs are adjusted to July 2022 unit costs).

(2) The above costs are based on the 1/4 mile cost of a new 2-Lane Collector facility, factored to the length of this facility shown above.

(3) For specific unit costs, see Base Unit Cost List.

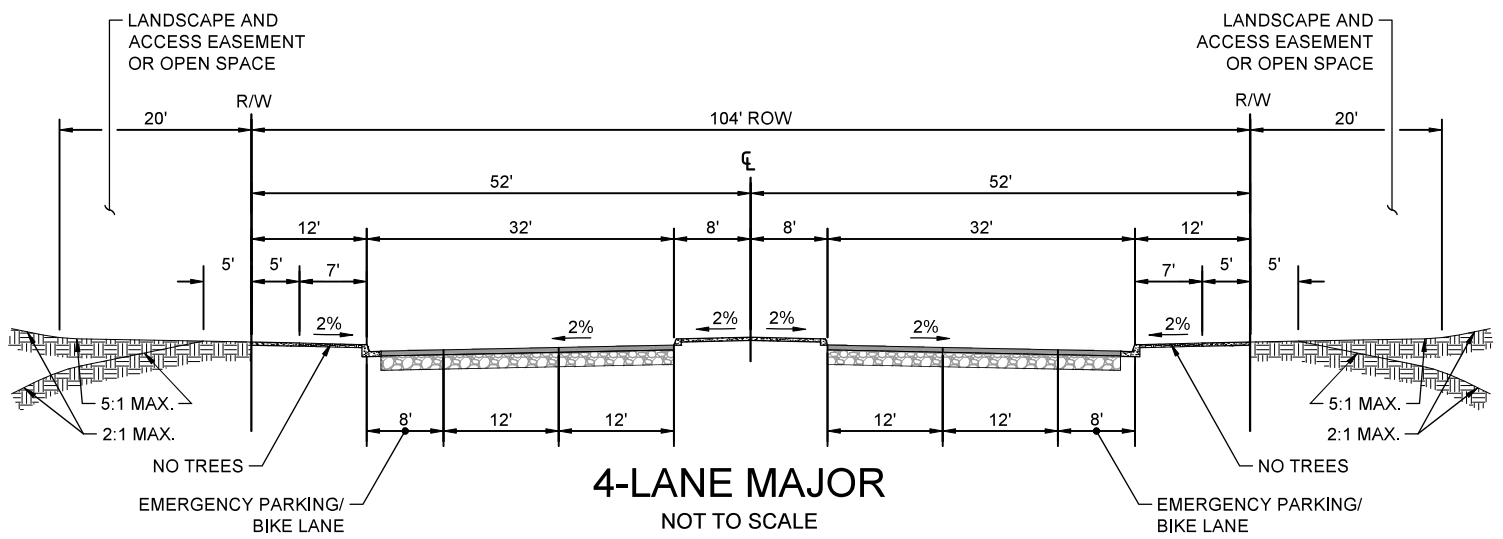
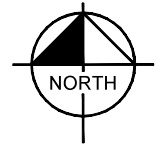
# TDIF FACILITY NO. 72

LIMIT: OTAY VALLEY RD FROM EAST OF SR-125 TO SUBDIVISION BOUNDARY  
 DESCRIPTION: CONSTRUCT 4-LANE MAJOR ARTERIAL ROAD  
 LENGTH: 2,700 ft.



VICINITY MAP  
SCALE: 1"=35,000'

LOCATION MAP  
SCALE: 1"=2,000'



4-LANE MAJOR  
NOT TO SCALE

**COST ESTIMATE****FACILITY 72**

LIMIT: Otay Valley Road from East of SR-125 to Subdivision Boundary  
 DESCRIPTION: Construct 4-Lane Major Arterial  
 LENGTH (LF): 2,700



ITEM	DESCRIPTION	UNITS	QTY.	UNIT COST	TOTAL
1	Earthwork	LF	2,700	\$ 494.00	\$ 1,333,800
2	Surface Improvements	LF	2,700	\$ 811.00	\$ 2,189,700
3	Drainage Items	LF	2,700	\$ 369.00	\$ 996,300
4	Landscape & Irrigation	LF	2,700	\$ 144.00	\$ 388,800
5	Lighting and Electrical	LF	2,700	\$ 145.00	\$ 391,500
6	Traffic Signals	EA	1	\$ 308,206.00	\$ 308,206
<b>BASE CONSTRUCTION ESTIMATE</b>					<b>\$ 5,608,306</b>
<b>15% CONSTRUCTION CONTINGENCY</b>					<b>\$ 841,246</b>
<b>TOTAL HARD COST</b>					<b>\$ 6,449,552</b>
<b><u>SOFT COSTS</u></b>					
Civil Engineering (10% of total hard cost)					\$ 644,955
Soils Engineering (15% of earthwork costs)					\$ 200,070
Landscape Architecture (10% of landscaping costs)					\$ 38,880
Surveying (2% of total hard costs)					\$ 128,991
Utility Engineering/Coordination (3% of eligible dry utilities)					\$ 2,615
Inspection/Construction Management (10% of total hard cost)					\$ 644,955
Developer Administration (1.75% of total hard costs)					\$ 112,867
Design Services During Construction (2% of total hard costs)					\$ 128,991
City Project Administration (2% of total hard costs)					\$ 128,991
<b>TOTAL SOFT COSTS</b>					<b>\$ 2,031,315</b>
<b>PROJECT COST</b>					<b>\$ 8,480,867</b>

**Notes:**

(1) The sources used for this estimate are the County of San Diego's Unit Price List for the year 2020, the City of San Diego's Unit Cost Data for the year 2009, Caltrans' District 11 Cost Data for the year 2010, and recent bids from Kimley-Horn projects within San Diego County for the year 2022. (Unit costs are adjusted to July 2022 unit costs).

(2) The above costs are based on the 1/4 mile cost of a new 4-Lane Major Arterial facility, factored to the length of this facility shown above.

(3) For specific unit costs, see Base Unit Cost List.