

Cost Estimate Report

Town of Annapolis Royal

Date: 04/29/2024

Annapolis Royal, NS, B0S 1A0
285 St George St,

Annapolis Royal Flood Wall

Year 2023

Unit Detail Report

Prepared By: Matt Delorme EC Atlantic

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
Division 01 General Requirements					
015213200350	Office trailer, furnished, rent per month, 32' x 8', excl. hookups	24.00	Ea.	\$361.20	\$8,668.80
Division 01 General Requirements Subtotal					\$8,668.80
Division 02 Existing Conditions					
022113090020	Topographical survey, conventional, minimum	44.50	Acre	\$543.44	\$24,183.08
022113090020	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$54.34	\$2,418.31
022113090020	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$27.17	\$1,209.15
Division 02 Existing Conditions Subtotal					\$27,810.54
Division 03 Concrete					
031113859060	C.I.P. concrete forms, walls, steel framed plywood, to 8' high, based on 50 uses of purchased forms, 4 uses of bracing lumber, includes erecting, bracing, stripping and cleaning	35,000.00	SFCA	\$5.36	\$187,600.00
031113859060	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.64	\$22,512.00
031113859060	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.54	\$18,760.00
031113859060	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.27	\$9,380.00
031113859060	C.I.P. concrete forms, for battered walls, 1 side battered, add	1.00		\$0.54	\$18,760.00
032111500650	Reinforcing steel, western mill, A615, grade 60, mill base price, material only	38.10	Ton	\$1,583.95	\$60,348.50
032111500650	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$190.07	\$7,241.82

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
032111500650	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$31.68	\$1,206.97
032111500650	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$158.40	\$6,034.85
032111500650	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$79.20	\$3,017.42
032111500700	Reinforcing steel, cut, bent and delivered, A615, grade 60, material only	38.10	Ton	\$902.25	\$34,375.73
032111500700	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$108.27	\$4,125.09
032111500700	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$18.04	\$687.51
032111500700	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$90.22	\$3,437.57
032111500700	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$45.11	\$1,718.79
032111501005	Reinforcing steel, mill extra for delivery to shop, A615, grade 40, material only, included in delivered price	38.10	Ton	\$41.70	\$1,588.77
032111501005	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$5.00	\$190.65
032111501005	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.83	\$31.78
032111501005	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$4.17	\$158.88
032111501005	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$2.09	\$79.44
032111501010	Reinforcing steel, shop extra for handling and storage, A615, grade 40, material only, included in delivered price	38.10	Ton	\$47.72	\$1,818.13
032111501010	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$5.73	\$218.18
032111501010	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.95	\$36.36
032111501010	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$4.77	\$181.81
032111501010	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$2.39	\$90.91
032111501020	Reinforcing steel, shop extra for bending limited percent of bars, A615, grade 40, material only, included in delivered price	38.10	Ton	\$38.50	\$1,466.85
032111501020	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$4.62	\$176.02
032111501020	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.77	\$29.34
032111501020	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$3.85	\$146.68

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
032111501020	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$1.92	\$73.34
032111501200	Reinforcing steel, shop extra for detailing, under 50 tons, A615, grade 40, material only, included in delivered price	38.10	Ton	\$57.74	\$2,199.89
032111501200	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$6.93	\$263.99
032111501200	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$1.15	\$44.00
032111501200	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$5.77	\$219.99
032111501200	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$2.89	\$109.99
033053404300	Structural concrete, in place, free-standing wall (3000 psi), 15" thick x 8' high, includes forms(4 uses), Grade 60 rebar, concrete (Portland cement Type I), placing and finishing	954.00	C.Y.	\$464.37	\$443,008.98
033053404300	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$46.44	\$44,300.90
033053404300	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$23.22	\$22,150.45
Division 03	Concrete Subtotal				\$897,791.58
Division 22	Plumbing				
221123103240	Pump, general utility, single stage, double suction, 150 H.P. to 4,000 GPM, includes motor	3.00	Ea.	\$68,659.80	\$205,979.40
221123103240	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$8,239.18	\$24,717.53
221123103240	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$6,865.98	\$20,597.94
221123103240	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$3,432.99	\$10,298.97
Division 22	Plumbing Subtotal				\$261,593.84
Division 31	Earthwork				
311110100150	Clearing & grubbing, grub stumps and remove	1.00	Acre	\$2,369.98	\$2,369.98
311110100150	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$237.00	\$237.00
311110100150	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$118.50	\$118.50
311413231420	Topsoil stripping and stockpiling, loam or topsoil, remove and stockpile on site, 200 HP dozer, 6" deep, 200' haul per C.Y.	153.00	C.Y.	\$2.72	\$416.16
311413231420	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.05	\$8.32

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
311413231420	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.27	\$41.62
311413231420	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.14	\$20.81
312316420200	Excavating, bulk bank measure, 1 C.Y. capacity = 100 C.Y./hour, backhoe, hydraulic, crawler mounted, excluding truck loading	4,783.00	B.C.Y.	\$2.78	\$13,296.74
312316420200	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.06	\$265.93
312316420200	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.28	\$1,329.67
312316420200	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.14	\$664.84
312323160100	Fill by borrow and utility bedding, for pipe and conduit, crushed stone, 3/4" to 1/2", excludes compaction	2,958.00	L.C.Y.	\$42.84	\$126,720.72
312323160100	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.86	\$2,534.41
312323160100	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$4.28	\$12,672.07
312323160100	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$2.14	\$6,336.04
312323160100	Fill by borrow and utility bedding, for pipe and conduit, crushed stone, 3/4" to 1/2", excludes compaction	561.00	L.C.Y.	\$42.84	\$24,033.24
312323160100	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.86	\$480.66
312323160100	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$4.28	\$2,403.32
312323160100	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$2.14	\$1,201.66
312323160100	Fill by borrow and utility bedding, for pipe and conduit, crushed stone, 3/4" to 1/2", excludes compaction	50.00	L.C.Y.	\$42.84	\$2,142.00
312323160100	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.86	\$42.84
312323160100	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$4.28	\$214.20
312323160100	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$2.14	\$107.10
312323160100	Fill by borrow and utility bedding, for pipe and conduit, crushed stone, 3/4" to 1/2", excludes compaction	1,219.00	L.C.Y.	\$42.84	\$52,221.96
312323160100	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.86	\$1,044.44
312323160100	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$4.28	\$5,222.20
312323160100	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$2.14	\$2,611.10

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
312323160500	Fill by borrow and utility bedding, for pipe and conduit, compacting bedding in trench	1,883.00	B.C.Y.	\$7.16	\$13,482.28
312323160500	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.14	\$269.65
312323160500	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.72	\$1,348.23
312323160500	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.36	\$674.11
312323160500	Fill by borrow and utility bedding, for pipe and conduit, compacting bedding in trench	500.00	B.C.Y.	\$7.16	\$3,580.00
312323160500	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.14	\$71.60
312323160500	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.72	\$358.00
312323160500	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.36	\$179.00
312323160500	Fill by borrow and utility bedding, for pipe and conduit, compacting bedding in trench	776.00	B.C.Y.	\$7.16	\$5,556.16
312323160500	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.14	\$111.12
312323160500	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.72	\$555.62
312323160500	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.36	\$277.81
312323170190	Fill, from stockpile, 300 HP dozer, 2-1/2 C.Y., 300' haul, spread fill, with front-end loader, excludes compaction	1,555.00	L.C.Y.	\$4.44	\$6,904.20
312323170190	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.09	\$138.08
312323170190	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.44	\$690.42
312323170190	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.22	\$345.21
312323201069	Cycle hauling(wait, load, travel, unload or dump & return) time per cycle, excavated or borrow, loose cubic yards, 15 min load/wait/unload, 12 C.Y. truck, cycle 30 miles, 35 MPH, excludes loading equipment	6,220.00	L.C.Y.	\$16.78	\$104,371.60
312323201069	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$1.68	\$10,437.16
312323201069	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.84	\$5,218.58
312514161000	Synthetic erosion control, silt fence, install and remove, 3' high	2,000.00	L.F.	\$3.40	\$6,800.00
312514161000	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.34	\$680.00
312514161000	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.17	\$340.00

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
313713100370	Rip-rap and rock lining, random, broken stone, 300 lb. average, dumped	1,200.00	Ton	\$29.18	\$35,016.00
313713100370	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.58	\$700.32
313713100370	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$2.92	\$3,501.60
313713100370	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$1.46	\$1,750.80
Division 31	Earthwork Subtotal				\$462,115.08
Division 32	Exterior Improvements				
329119130600	Topsoil placement and grading, loam or topsoil, 1 C.Y. for 600 S.F., remove and stockpile on site, top dress by hand	153.00	C.Y.	\$59.30	\$9,072.90
329119130600	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$1.19	\$181.46
329119130600	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$5.93	\$907.29
329119130600	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$2.96	\$453.64
Division 32	Exterior Improvements Subtotal				\$10,615.29
Division 33	Utilities				
331413152100	Water supply distribution piping, ductile iron pipe, cement lined, mechanical joint, no fittings, 18' lengths, 12" diameter, class 50, excludes excavation or backfill	120.00	L.F.	\$528.53	\$63,423.60
331413152100	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$63.42	\$7,610.83
331413152100	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$10.57	\$1,268.47
331413152100	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$52.85	\$6,342.36
331413152100	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$26.43	\$3,171.18
333213132520	Packaged utility lift station, packaged sewage lift station, 800,000 GPD, excludes fencing or external piping	1.00	Ea.	\$618,339.10	\$618,339.10
333213132520	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$74,200.69	\$74,200.69
333213132520	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$61,833.91	\$61,833.91
333213132520	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$30,916.96	\$30,916.96
334116302110	Subdrainage piping, plastic, perforated PVC, pipe, 6" diameter, excludes excavation and backfill	1,860.00	L.F.	\$23.63	\$43,951.80

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
334116302110	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$2.84	\$5,274.22
334116302110	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.47	\$879.04
334116302110	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$2.36	\$4,395.18
334116302110	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$1.18	\$2,197.59
334123190100	Geotextile subsurface drainage filtration, fabric, laid in trench, polypropylene, ideal conditions	1,017.00	S.Y.	\$4.05	\$4,118.85
334123190100	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.08	\$82.38
334123190100	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.40	\$411.88
334123190100	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.20	\$205.94
334211501040	Public storm utility drainage piping, drainage and sewage, corrugated HDPE, type S, bell and spigot, with gaskets, 12" diameter, excludes excavation and backfill	1,860.00	L.F.	\$18.78	\$34,930.80
334211501040	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$2.25	\$4,191.70
334211501040	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.38	\$698.62
334211501040	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$1.88	\$3,493.08
334211501040	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.94	\$1,746.54
334233131582	Utility area drain, catch basins or manholes curb inlet frame, grate, and curb box, large, heavy duty, 24" x 36", excluding footing & excavation	12.00	Ea.	\$4,447.50	\$53,370.00
334233131582	Subcontractor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$533.70	\$6,404.40
334233131582	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$88.95	\$1,067.40
334233131582	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$444.75	\$5,337.00
334233131582	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$222.38	\$2,668.50
Division 33	Utilities Subtotal				\$1,042,532.02
Division C5					
C55213500560	Railing, pipe, steel, galvanized, 2 rails, 3'-6" high, posts @ 5' OC, 1-1/2" diameter, shop fabricated	1,860.00	L.F.	\$41.39	\$76,985.40
CONTINGENCY	Cost contingency: 25% for Class D cost estimate	1.00	Ea.	\$884,046.00	\$884,046.00

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
CUSTOM-01	Remove and Replace Boardwalk	1.00	Ea.	\$55,000.00	\$55,000.00
CUSTOM-02	Adjustment to drainage items for difference between municipal tender estimates in 2023 and RS Means piping estimates	1,860.00	L.F.	\$100.00	\$186,000.00
CUSTOM-03	Allowance for Lighting and Electrical Work	1.00		\$50,000.00	\$50,000.00
CUSTOM-04	Allowance for Benching, Seating and Enhancement	1.00		\$25,000.00	\$25,000.00
CUSTOM-05	Allowance for art installations along the wall	1.00		\$70,000.00	\$70,000.00
CUSTOM-06	Custom charge - handrail finishing and structural reinforcement	1.00		\$25,000.00	\$25,000.00
CUSTOM-07	Handrail custom fabrication surcharge (10%) plus curved rail (10%) surcharge	1.00		\$15,600.00	\$15,600.00
Custom-08	Surcharge 10% for remote location	1.00		\$321,471.00	\$321,471.00
Division C5	Subtotal				\$1,709,102.40
Subtotal					\$4,420,229.55
General Contractor's Markup on Subs				0.00%	\$0.00
Subtotal					\$4,420,229.55
General Conditions				0.00%	\$0.00
Subtotal					\$4,420,229.55
General Contractor's Overhead and Profit				0.00%	\$0.00
Grand Total					\$4,420,229.55

Cost Estimate Report

Town of Annapolis Royal

Date: 05/06/2024

Annapolis Royal, NS, B0S 1A0
285 St George St,

Annapolis Royal Wharf Rehabilitation

Year 2023

Unit Detail Report

Prepared By: Matt Delorme

EC Atlantic

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
Division 02 Existing Conditions					
023213100020	Subsurface investigation, boring and exploratory drilling, initial field stake out & determination of elevations, for borings	5.00	Day	\$960.66	\$4,803.30
023213100020	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$96.07	\$480.33
023213100020	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$48.03	\$240.16
023213100200	Subsurface investigation, boring and exploratory drilling, report and recommendations from P.E.	20.00	Total	\$970.00	\$19,400.00
023213100300	Subsurface investigation, boring and exploratory drilling, mobilization and demobilization	1.00	Total	\$372.54	\$372.54
023213100300	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$37.25	\$37.25
023213100300	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$18.63	\$18.63
023213100350	Subsurface investigation, boring and exploratory drilling, mobilization and demobilization, for over 100 miles, per added mile	100.00	Mile	\$3.31	\$331.00
023213100350	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.33	\$33.10
023213100350	General contractor management, inexperienced, add, modifications to total project cost summaries	1.00	Project	\$0.33	\$33.10
023213100350	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.17	\$16.55
023213100800	Subsurface investigation, boring and exploratory drilling, cased borings in earth, with samples, 2-1/2" diameter	40.00	L.F.	\$78.57	\$3,142.80
023213100800	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$7.86	\$314.28
023213100800	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$3.93	\$157.14

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
024113175050	Demolish, remove pavement & curb, remove bituminous pavement, 4" to 6" thick, excludes hauling and disposal fees	2,000.00	S.Y.	\$9.92	\$19,840.00
Division 02	Existing Conditions Subtotal				\$49,220.18
Division 03	Concrete				
033053404820	Structural concrete, in place, slab on grade (3500 psi), over 10000 S.F., 6" thick, includes concrete (Portland cement Type I), placing and finishing, excludes forms and reinforcing	22,600.00	S.F.	\$5.42	\$122,492.00
033053404820	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.54	\$12,249.20
033053404820	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.27	\$6,124.60
034513500150	Precast wall panel, smooth, gray, uninsulated, low rise, 4' x 8' x 4" thick, 3000 psi	8,200.00	S.F.	\$119.61	\$980,802.00
034513500150	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$11.96	\$98,080.20
034513500150	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$5.98	\$49,040.10
Division 03	Concrete Subtotal				\$1,268,788.10
Division 05	Metals				
050521900300	Welding structural steel in field, cost per welder, 1/8" dia, type 6011, incl 1 operating engineer	160.00	Hr.	\$172.20	\$27,552.00
050521900300	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$17.22	\$2,755.20
050521900300	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$8.61	\$1,377.60
051223650400	Steel plate, structural, for connections & stiffeners, 1/2" T, shop fabricated, incl shop primer	1,000.00	S.F.	\$62.27	\$62,270.00
051223650400	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$6.23	\$6,227.00
051223650400	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$3.11	\$3,113.50
051223750900	Structural steel beam or girder, 100-ton project, 1 to 2 story building, W10x49, A992 steel, shop fabricated, incl shop primer, bolted connections	1,320.00	L.F.	\$176.51	\$232,993.20
051223750900	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$17.65	\$23,299.32
051223750900	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$8.83	\$11,649.66
051516500560	Steel wire rope, bright, IPS, IWRC, 6x19, 500' roll x 1/2" dia	1,760.00	L.F.	\$4.15	\$7,304.00
051516500560	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.42	\$730.40

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
051516500560	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.21	\$365.20
Division 05	Metals Subtotal				\$379,637.08
Division 06	Wood, Plastics and Composites				
061323100240	Wood framing, heavy mill timber, beams, built from 3" lumber, multiple 3" x 12"	8.20	M.B.F.	\$5,447.45	\$44,669.09
061323100240	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$544.75	\$4,466.91
061323100240	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$272.37	\$2,233.45
Division 06	Wood, Plastics and Composites Subtotal				\$51,369.45
Division 31	Earthwork				
310660151200	Mobilization, set up and remove, rule of thumb: complete pile driving set up, large	1.00	Ea.	\$28,235.50	\$28,235.50
310660151200	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$2,823.55	\$2,823.55
310660151200	General contractor management, inexperienced, add, modifications to total project cost summaries	1.00	Project	\$2,823.55	\$2,823.55
310660151200	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$1,411.78	\$1,411.78
310660151200	Piling special costs, wet conditions, requiring mats for crane, add	1.00		\$11,294.20	\$11,294.20
312323170100	Fill, dumped material, spread, by hand, excludes compaction	7,625.00	L.C.Y.	\$41.17	\$313,921.25
312323170100	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$4.12	\$31,392.12
312323170100	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$2.06	\$15,696.06
313219161510	Geosynthetic soil stabilization, geotextile fabric, woven, heavy duty, 600 lb. tensile strength	3,000.00	S.Y.	\$2.90	\$8,700.00
313219161510	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.29	\$870.00
313219161510	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.15	\$435.00
313713100100	Rip-rap and rock lining, random, broken stone, machine placed for slope protection	2,500.00	L.C.Y.	\$62.07	\$155,175.00
316216131100	Steel piles, "H" Sections, 50' long, HP14 x 89, excludes mobilization or demobilization	4,900.00	V.L.F.	\$98.17	\$481,033.00
316216131100	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$9.82	\$48,103.30
316216131100	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$4.91	\$24,051.65

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
Division 31	Earthwork Subtotal				\$1,125,965.96
Division CU					
CUSTOM-01	Vegetation and Planting	1.00	Ea.	\$56,000.00	\$56,000.00
CUSTOM-02	25% Contingency for unknowns during detail design	1.00		\$733,092.00	\$733,092.00
CUSTOM-02	Additional contingency based on contractor discussions on cost of earth fill, rock placement and extension of project to allow for geotechnical settlement prior to finishing revetment	1.00		\$291,552.00	\$291,552.00
Division CU	Subtotal				\$1,080,644.00
Subtotal					\$3,955,624.77
General Contractor's Markup on Subs				0.00%	\$0.00
Subtotal					\$3,955,624.77
General Conditions				0.00%	\$0.00
Subtotal					\$3,955,624.77
General Contractor's Overhead and Profit				0.00%	\$0.00
Grand Total					\$3,955,624.77

Cost Estimate Report

Annapolis Royal

Annapolis Royal, Nova Scotia, B0S 1A0
285 St. George Street

Date: 04/26/2024

Annapolis Wharf Demolition

Year 2023

Unit Detail Report

Prepared By: Matt Delorme

EC Atlantic

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
Division 01 General Requirements					
013113200160	Field personnel, general purpose laborer, average	24.00	Week	\$1,867.33	\$44,815.92
013113200160	Contingencies, at conceptual design stage	1.00	Project	\$373.47	\$8,963.18
013113200160	Overtime, for early completion of projects or where labor shortages exist, add to usual labor, up to	1.00	Costs	\$1,867.33	\$44,815.92
013113200160	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$186.73	\$4,481.59
013113200160	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$93.37	\$2,240.80
015213200350	Office trailer, furnished, rent per month, 32' x 8', excl. hookups	3.00	Ea.	\$361.20	\$1,083.60
015213200350	Contingencies, at conceptual design stage	1.00	Project	\$72.24	\$216.72
015213200350	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$18.06	\$54.18
015423700090	Scaffolding, steel tubular, regular, labor only to erect & dismantle, building exterior, wall face, 6'-4" x 5' frames, 1 to 5 stories, excludes planks	161.00	C.S.F.	\$184.42	\$29,691.62
015423700090	Contingencies, at conceptual design stage	1.00	Project	\$36.88	\$5,938.32
015423700090	Engineering fees, structural, maximum	1.00	Project	\$4.61	\$742.29
015423700090	Permits rule of thumb, most cities, maximum	1.00	Job	\$3.69	\$593.83
015423700090	Overtime, for early completion of projects or where labor shortages exist, add to usual labor, up to	1.00	Costs	\$184.42	\$29,691.62
015423700090	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$3.69	\$593.83
015423700090	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$18.44	\$2,969.16
015423700090	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$9.22	\$1,484.58

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
015433200325	Rent excavator diesel hydraulic crawler mounted 3.5 CY capacity, Incl. Hourly Oper. Cost.	8.00	Week	\$12,550.52	\$100,404.13
015433205300	Rent truck dump 3 axle 16 ton, 12 C.Y. payload, 400 H.P., Incl. Hourly Oper. Cost.	12.00	Week	\$4,147.88	\$49,774.56
015433205500	Rent truck flatbed 1axle 3 ton rating, Incl. Hourly Oper. Cost.	3.00	Week	\$2,049.75	\$6,149.25
015433600150	Rent crane, flatbed mounted, 3 ton capacity, Incl. Hourly Oper. Cost.	3.00	Week	\$3,126.33	\$9,379.00
015436501600	Mobilization or demobilization, delivery charge for equipment, hauled on 50-ton capacity towed trailer	6.00	Ea.	\$2,766.51	\$16,599.06
015436501600	Contingencies, at conceptual design stage	1.00	Project	\$553.30	\$3,319.81
Division 01	General Requirements Subtotal				\$364,002.97
Division 02	Existing Conditions				
024113175050	Demolish, remove pavement & curb, remove bituminous pavement, 4" to 6" thick, excludes hauling and disposal fees	2,335.00	S.Y.	\$9.92	\$23,163.20
024113175050	Contingencies, at conceptual design stage	1.00	Project	\$1.98	\$4,632.64
024113175050	Permits rule of thumb, most cities, maximum	1.00	Job	\$0.20	\$463.26
024113175050	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.20	\$463.26
024113175050	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.99	\$2,316.32
024113175050	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.50	\$1,158.16
024113175050	Cost adjustment factors, cut & patch to match existing construction, add to construction costs for particular job requirements, maximum	1.00	Costs	\$0.59	\$1,384.89
024113901100	Selective demolition, retaining walls, metal bin retaining wall, 10' wide, 4-12' high	8,910.00	S.F.	\$5.11	\$45,530.10
024113901100	Contingencies, at conceptual design stage	1.00	Project	\$1.02	\$9,106.02
024113901100	Engineering fees, structural, maximum	1.00	Project	\$0.13	\$1,138.25
024113901100	Permits rule of thumb, most cities, maximum	1.00	Job	\$0.10	\$910.60
024113901100	Overtime, for early completion of projects or where labor shortages exist, add to usual labor, up to	1.00	Costs	\$3.13	\$27,888.30
024113901100	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.10	\$910.60
024113901100	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.51	\$4,553.01
024113901100	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.26	\$2,276.50
Division 02	Existing Conditions Subtotal				\$125,895.11
Division 31	Earthwork				

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
312316136070	Excavating, trench or continuous footing, sand and gravel, 3/4 C.Y. excavator, 1' to 4' deep, excludes sheeting or dewatering	9,963.00	B.C.Y.	\$7.22	\$71,932.86
312316136070	Contingencies, at conceptual design stage	1.00	Project	\$1.44	\$14,386.57
312316136070	Engineering fees, structural, maximum	1.00	Project	\$0.18	\$1,798.32
312316136070	Permits rule of thumb, most cities, maximum	1.00	Job	\$0.14	\$1,438.66
312316136070	Material storage area, not available, add, modifications to total project cost summaries	1.00	Project	\$0.14	\$1,438.66
312316136070	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.72	\$7,193.29
312316136070	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.36	\$3,596.64
312323209680	Cycle hauling(wait, load, travel, unload or dump & return) time per cycle, excavated or borrow, loose cubic yards, 30 min load/wait/unload, 18 C.Y. 8 wheel truck, cycle 20 miles, 40 MPH, excludes loading equipment	9,990.00	L.C.Y.	\$9.75	\$97,402.50
312323209680	Contingencies, at conceptual design stage	1.00	Project	\$1.95	\$19,480.50
312323209680	Labor availability, shortage, add, modifications to total project cost summaries	1.00	Project	\$0.98	\$9,740.25
312323209680	Economic conditions, unfavorable, add, modifications to total project cost summaries	1.00	Project	\$0.49	\$4,870.12
312323209680	Cycle hauling(wait, load, travel, unload or dump & return) time per cycle, excavated or borrow, loose cubic yards, 30 min load/wait/unload, 18 C.Y. 8 wheel truck, cycle 20 miles, 40 MPH, excludes loading equipment	260.00	L.C.Y.	\$9.75	\$2,535.00
312323209680	Contingencies, at conceptual design stage	1.00	Project	\$1.95	\$507.00
312323209680	Engineering fees, structural, maximum	1.00	Project	\$0.24	\$63.38
Division 31	Earthwork Subtotal				\$236,383.75
Division CU					
CUSTOM-01	Environmental Protection	1.00	Ea.	\$28,750.00	\$28,750.00
CUSTOM-03	15% Contingency for unstable / corroded sheet pile	1.00		\$115,000.00	\$115,000.00
Division CU	Subtotal				\$143,750.00

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
	Subtotal				\$870,031.83
	General Contractor's Markup on Subs			0.00%	\$0.00
	Subtotal				\$870,031.83
	General Conditions			0.00%	\$0.00
	Subtotal				\$870,031.83
	General Contractor's Overhead and Profit			0.00%	\$0.00
	Grand Total				\$870,031.83

Cost Estimate Report

Town of Annapolis Royal

Date: 04/29/2024

Annapolis Royal, NS, B0S 1A0
285 St George St

Annapolis Royal Shoreline Restoration

Year 2023

Unit Detail Report

Prepared By: Matt Delorme

EC Atlantic

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
Division 31 Earthwork					
312316420200	Excavating, bulk bank measure, 1 C.Y. capacity = 100 C.Y./hour, backhoe, hydraulic, crawler mounted, excluding truck loading	1,000.00	B.C.Y.	\$2.78	\$2,780.00
312323160020	Fill by borrow and utility bedding, borrow, for embankments, 1 mile haul, spread, by dozer	3,800.00	L.C.Y.	\$21.00	\$79,800.00
312323170190	Fill, from stockpile, 300 HP dozer, 2-1/2 C.Y., 300' haul, spread fill, with front-end loader, excludes compaction	1,000.00	L.C.Y.	\$4.44	\$4,440.00
312514161000	Synthetic erosion control, silt fence, install and remove, 3' high	2,000.00	L.F.	\$3.40	\$6,800.00
313713100100	Rip-rap and rock lining, random, broken stone, machine placed for slope protection	3,412.00	L.C.Y.	\$62.07	\$211,782.84
313713100370	Rip-rap and rock lining, random, broken stone, 300 lb. average, dumped	3,400.00	Ton	\$29.18	\$99,212.00
Division 31 Earthwork Subtotal					\$404,814.84
Division CO					
CONTINGENCY	Cost contingency: 30% for Class D cost estimate	1.00	Ea.	\$138,244.00	\$138,244.00
CUSTOM-01	Salt Marsh and Environmental Planting	2.00	Acre	\$28,000.00	\$56,000.00
CUSTOM-02	Cost adjustment for 2023 inflation on construction	1.00		\$150,000.00	\$150,000.00
Division CO Subtotal					\$344,244.00

LineNumber	Description	Quantity	Unit	Total Incl. O&P	Ext. Total Incl. O&P
	Subtotal				\$749,058.84
	General Contractor's Markup on Subs			0.00%	\$0.00
	Subtotal				\$749,058.84
	General Conditions			0.00%	\$0.00
	Subtotal				\$749,058.84
	General Contractor's Overhead and Profit			0.00%	\$0.00
	Grand Total				\$749,058.84