
From: Morrie Golcheh [REDACTED]
Sent: Tuesday, September 10, 2024 10:38 AM
To: Damaris Abraham <dabraham@lake-elsinore.org>
Cc: Shira Zaghi [REDACTED]; 'Ilan Golcheh' [REDACTED];
[REDACTED]; Morrie [REDACTED]
Subject: [External]dear Damaris, Would you kindly include that into tonight's agenda? thank U Very much

Message from external sender. Use Caution.

Dear Members of the City Council,

-

City of Lake Elsinore, CA

Attached, please find the off-site cost estimate, which amounts to over \$3.2 million. These costs reflect our direct funds to enhance the community, in addition to the more than \$13 million we are will be investing for on-site development.

With a total investment of over \$16.5 million in your city, I believe you will agree that the least the city can do is support us by allowing the utility poles to be built overhead, rather than underground, which would allow to bringing this project to life, as opposed to one more developer trying and not being able to bring it to fruition.

Thank you for your time, understanding, and your commitment to making our City even greater City for all.

Looking forward to see you tonight!

Sincerely,

Morrie Golcheh

[REDACTED]

Progressive Real Estate
1180 S Beverly Dr, Suite 300
Los Angeles, CA 90035
Tel: [REDACTED]

Beyond Food Mart4300 Edison Ave.
Chino, CA. 91709

Attn.: Mark Sater

Date: 5.28.24 v3

RE: Lake Elsinore - Riverside Drive (Cal Trans) and Lincoln Street
Lake Elsinore - Riverside and Lincoln

Project Start Date: 1/1/2025

Dear, Mark Sater mark@beyondfoodmart.com

909.772.5898

We are pleased that you are considering our firm for your project. In accordance with your request, we are hereby submitting our proposal for the construction of the above project.

I. Our services

Our services includes the estimating, construction, documentation and management to complete the scope of work provided in the construction documents provided.

II. Project description/ Project assumptions:

- 1.0 Off- Site Improvements only - Riverside Drive (Cal Trans) 67 ft. from centerline to PL. Lincoln Street Half-width right of way of 34 feet from center line to PL. Flannery Street adjacent half - width right of way of 30 form center line to property line.

III. Construction budget

This budget is based on the plans dated: GP Plan and COA dated April 13, 2021

Notes:

| | | | |
|---------------------------|---|-----------------------|--------------------------------------|
| 1.0 | Proposed construction cost - Off Site - Riverside Drive (Cal Trans) | \$1,746,853.00 | NIC - Meters, Back Flow Devices |
| 2.0 | Proposed construction cost - Off Site - Lincoln Street | \$267,264.50 | NIC - Meters, Back Flow Devices |
| 3.0 | Proposed construction cost - Off Site - Flannery Street | \$309,839.75 | |
| 4.0 | Proposed construction cost - On Site | \$0.00 | |
| 5.0 | Proposed construction cost - Building | \$0.00 | |
| 6.0 | Inspection & Testing | \$0.00 | |
| 7.0 | General Conditions | \$129,860.00 | |
| 8.0 | Supervision | \$156,662.50 | |
| 9.0 | Contractor's Contingency | \$0.00 | |
| 10.0 | Insurances | \$26,104.80 | |
| 11.0 | Builders Risk | \$0.00 | Excluded |
| 12.0 | Gross Receipt Tax | \$0.00 | Sales Tax Excluded |
| 13.0 | Overhead | \$52,731.69 | |
| 14.0 | Contractor Fee | \$67,232.91 | |
| Construction Total | | \$2,756,549.14 | Excludes Utilities, Permits and Fees |

IV. Add Items

This budget is based on the plans dated:

Notes:

| | | | |
|-----------------------|--|---------------------|----------------------------------|
| 1.0 | If required for BMP's in Place prior to Grading Permit Issuance | \$112,192.00 | Area Allowance - 3,506 sqft. |
| 2.0 | Rough Grading | \$76,305.00 | Not included for Parcels or Pads |
| 3.0 | Steet Sign Replacements - Riverside Dr., Lincoln St., & Flannery St. | \$22,500.00 | Allowance - Non Illuminated |
| 4.1 | Landscaping at Street Frontages | \$139,892.50 | Not including Canary Palms |
| 4.2 | Riverside Drive - Canary Palms 20'0 | \$60,000.00 | Allowance - (4) Palms |
| | Sub Total | \$410,889.50 | |
| 1.0 | Permit Coordinator | | |
| 2.0 | Reimbursable | \$2,054.45 | |
| 3.0 | Permit Allowance | \$4,129.44 | |
| 4.0 | General Conditions | \$33,365.87 | |
| 5.0 | Supervision | \$31,530.75 | |
| 6.0 | Contractor's Contingency | \$0.00 | |
| 7.0 | Insurances | \$4,819.70 | |
| 8.0 | Builders Risk | \$0.00 | |
| 9.0 | Gross Receipt Tax | \$0.00 | |
| 10.0 | Overhead | \$9,735.79 | |
| 11.0 | Fee | \$12,413.14 | |
| Add Item Total | | \$508,938.64 | |

Total Estimate**\$3,265,487.78**

Off Site Improvments per Conditions of Approval dated April 16, 2024

IV. Serviced not included in this proposal:

- 1.0 Plans, Permits, Utilities, Engineering, and or fees
- 2.0 Special Inspections, Soil engineering, Testing, Permits, Fees, Utility Connection Fees, Plan Check Fees, Governmental Fees by Owner
- 3.0 All Items not specifically listed in this proposal

V. Schedule

We anticipate 26 week schedule, based on (5) calendar work days, based on conceptual drawings.

Schedule updated at contract.

Upon your acceptance of the Contractors Fee Proposal, we propose to use an AIA Agreement between Owner and contractor . This AIA Agreement will be issued by our office for your review and approval.

We thank you once again for the opportunity to provide this Proposal/Professional Services Authorization. If you have any questions regarding the above or need further clarification, please do not hesitate to call our office. Schedule of Fees ("Exhibit D") and Terms and Conditions ("Exhibit E") are hereby incorporated into and made part of this Professional Service Authorization. If the foregoing meets with your approval, kindly sign and return one copy at your earliest convenience.

BERGMAN PRS LLC
Managing Member

Confirmed and Accepted (signature)

(name)

(date)

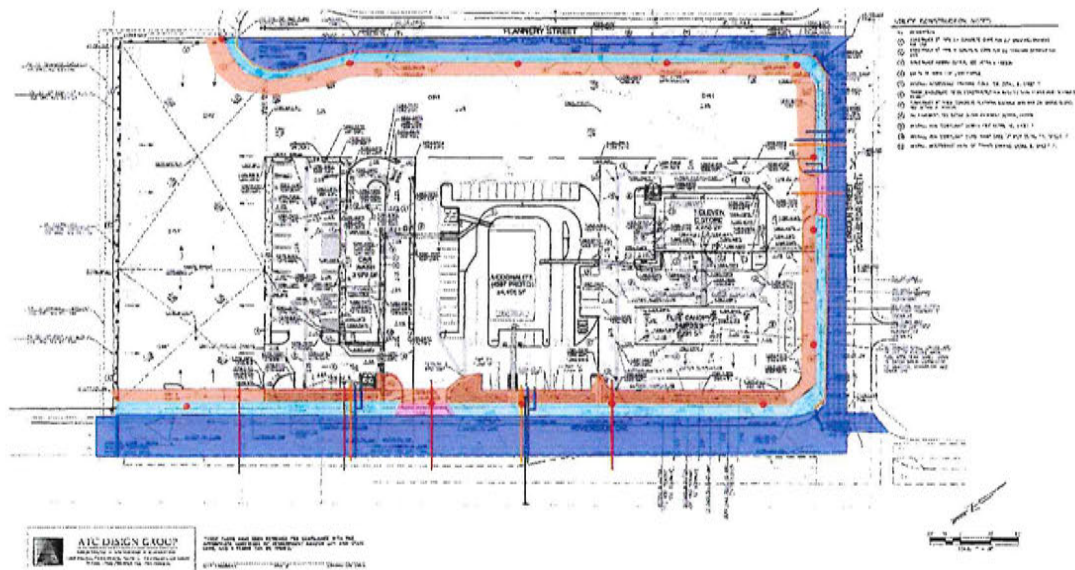
BERGMAN PRS
2850 Sunset Street, Suite 100, Chino, CA 91709
(909) 772-5898

Plan Exhibits - Exhibit C

Takeoff Tab

Lake Elsinore Sater ROM Off-site only
Bid No. 277

| No. | Name | Height | Area | Quantity1 | UOM1 | Quantity2 | UOM2 | Quantity3 | UOM3 | Notes |
|--------------|------------------------------------|--------|--------------|-----------|------|-----------|------|-----------|------|-------|
| (unassigned) | | | | | | | | | | |
| 1 | Asphalt Flannery Street | 0" | (unassigned) | 11,600 | SF | 0 | | 0 | | |
| 2 | Curb Gutter Flannery Street | 0" | (unassigned) | 508 | LF | 0 | | 0 | | |
| 3 | Sidewalk Flannery Street | 0" | (unassigned) | 6,397 | SF | 0 | | 0 | | |
| 4 | Light Pole Flannery St | 0" | (unassigned) | 5 | EA | 0 | | 0 | | |
| 5 | Lincoln Curb & Gutter | 0" | (unassigned) | 354 | LF | 0 | | 0 | | |
| 6 | Light Poles Lincoln Street | 0" | (unassigned) | 3 | EA | 0 | | 0 | | |
| 7 | Asphalt Lincoln Street | 0" | (unassigned) | 8,904 | SF | 0 | | 0 | | |
| 8 | Approach Lincoln Street | 0" | (unassigned) | 490 | SF | 0 | | 0 | | |
| 9 | Sidewalk Lincoln Street | 0" | (unassigned) | 3,590 | SF | 0 | | 0 | | |
| 10 | Asphalt Riverside | 0" | (unassigned) | 31,140 | SF | 0 | | 0 | | |
| 11 | Approach Riverside Dr. | 0" | (unassigned) | 681 | SF | 0 | | 0 | | |
| 12 | Sidewalk Riverside Dr. (Cal Trans) | 0" | (unassigned) | 9,031 | SF | 0 | | 0 | | |
| 13 | Street Lights Riverside Dr | 0" | (unassigned) | 5 | EA | 0 | | 0 | | |
| 14 | BMP and Minor Grading | 0" | (unassigned) | 33,356 | SF | 0 | | 0 | | |
| 15 | Sewer | 0" | (unassigned) | 387 | LF | 0 | | 0 | | |
| 16 | Fire Water Line on Riverside Dr. | 0" | (unassigned) | 166 | LF | 0 | | 0 | | |
| 17 | Fire Water On Lincoln Street | 0" | (unassigned) | 107 | LF | 0 | | 0 | | |
| 18 | Domestic Water on Riverside | 0" | (unassigned) | 228 | LF | 0 | | 0 | | |
| 19 | Domestic Water on Lincoln St. | 0" | (unassigned) | 152 | LF | 0 | | 0 | | |



OFFSITE BUDGET FORM

| | | |
|--|-----------------------|---------------------------|
| Company Name: Beyond Food Mart | Project Length: 26 | Est Date: 03/01/24 |
| Project Name: Lake Elsinore - Riverside Drive (Cal Trans) and Lincoln Street | Start Date: 1/1/2025 | Building SQFT: 0 |
| Project Address: Lake Elsinore - Riverside and Lincoln | Finish Date: 7/2/2025 | Sqft On Site Work: 0 |
| | | Sqft Off Site Work: 41438 |

| OFF SITE Description | Cost Code | Type | | | | | Notes |
|--------------------------------------|-----------|------|--------------------|------|-----------------------|-------------------------------|---|
| | | | Quantity | Unit | Unit Cost | Total | |
| 1. Off Site Work | | | | | | | |
| Trench Plates | 015320 | | 46 | EA | \$1,500.00 | \$69,000 | Allowance |
| Traffic Control | 015550 | | 41438 | LS | \$3.00 | \$124,314 | Cal Trans - Allowance |
| Environmental | 021000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Import / Export of Soils | 023000 | | 0 | CUYD | \$0.00 | \$0 | NIC |
| Grading | 023100 | | 41438 | SQFT | \$2.00 | \$82,876 | 3'0 over excavation and recompaction |
| Off Site Demolition | 024200 | | 31140 | SQFT | \$3.00 | \$93,420 | Remove existing Asphalt (No Enviromental) |
| Off Site Excavation | 024300 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Telephone to Property Line | 025000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Cable to Property Line | 025000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Gas to Property Line (Trench Only) | 025200 | | 0 | LF | \$0.00 | \$0 | NIC |
| Electric Service to Property Line | 025690 | | 0 | LF | \$0.00 | \$0 | NIC |
| Off Site Concrete (Sidewalk) | 025750 | | 9631 | SQFT | \$5.50 | \$52,971 | Offsite Sidewalk |
| Drop Inlets / Manholes | 026000 | | 0 | EA | \$0.00 | \$0 | NIC |
| Bio Retention / Detention | 026000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Drywells | 026000 | | 0 | EA | \$0.00 | \$0 | NIC |
| Manholes | 026000 | | 4 | EA | \$3,800.00 | \$15,200 | Allowance (4) Sewer Manholes |
| Water to Property Line | 026630 | | 228 | LF | \$120.00 | \$27,360 | Allowance Domestic Water |
| Off Site Hydrants | 026650 | | 0 | EA | \$0.00 | \$0 | |
| Fire Water to PL | 026650 | | 166 | EA | \$175.00 | \$29,050 | Fire Water on Riverside Dr. to PL |
| Off Site Paving | 027100 | | 31140 | SQFT | \$7.00 | \$217,980 | Street Paving (Cal Trans) |
| Off Site Storm Drain | 027250 | | 460 | LF | \$185.00 | \$85,100 | (4) SD from PL to POC |
| Sewer to Property Line | 027330 | | 387 | LF | \$155.00 | \$59,985 | Sewer connection on Riverside Dr. |
| Off Site - Aprons / Approaches | 027600 | | 681 | SQFT | \$24.00 | \$16,344 | (1) Approach |
| Off Site Street Marking and Signage | 027650 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Curb / Gutters | 027700 | | 757 | LF | \$18.00 | \$13,626 | Curb and Guter |
| Street Alignments | 028030 | | 757 | SQFT | \$0.00 | \$0 | NIC |
| Street Light Power | 028035 | | 757 | LF | \$40.00 | \$30,280 | Allowance |
| Street Lighting (New or Relocations) | 028050 | | 2 | EA | \$12,500.00 | \$25,000 | Allowance |
| Asphalt Back Patching | 028055 | | 1840 | SQFT | \$25.00 | \$46,000 | NIC |
| Speed Bumps | 028070 | | 0 | EA | \$0.00 | \$0 | NIC |
| Power / Telephone Pole Relocations | 028075 | | 737 | EA | \$650.00 | \$479,050 | Allowance Power Pole Relocation |
| Off Site Tree Grates | 028710 | | 0 | EA | \$0.00 | \$0 | NIC |
| Bus Stops or Furnishings | 028710 | | 0 | EA | \$0.00 | \$0 | NIC |
| Traffic Signals | 028900 | | 1 | EA | \$187,500.00 | \$187,500 | Allowance (1) Pole with Extention Arm |
| Traffic Loop Detectors | 028900 | | 1 | EA | \$40,000.00 | \$40,000 | Allowance - Loop Detectors |
| Off Site Landscaping | 029000 | | 0 | SQFT | \$0.00 | \$0 | See Add Allowance |
| | 0 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| 2. Special Construction | | | | | | | |
| Surveying | 022113 | | 41438 | SQFT | \$1.25 | \$51,798 | Allowance |
| Gravel Back Filling | 023400 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Boring | 024000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Selective Demolition | 024100 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Shoring | 024113 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Underground Detention Systems | 026000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Slurry | 027000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Off Site Sub total | | | | | | 1,746,853.00 | |
| | | | SQFT: 41438 | | \$1,746,853.00 | Cost Per SQFT: \$42.16 | |

OFFSITE BUDGET FORM

| | | |
|---|------------------------------|----------------------------------|
| Company Name: Beyond Food Mart | Project Length: 26 | Est Date: 03/01/24 |
| Project Name: Lake Elsinore - Riverside Drive (Cal Trans) and Lincoln Street | Start Date: 1/1/2025 | Building SQFT: 0 |
| Project Address: Lake Elsinore - Riverside and Lincoln | Finish Date: 7/2/2025 | Sqft On Site Work: |
| | | Sqft Off Site Work: 13338 |

| OFF SITE Description | Cost Code | Type | | | | | Notes |
|--------------------------------------|--------------|------|-------------|------|--------------|------------------------|---|
| | | | Quantity | Unit | Unit Cost | Total | |
| 1. Off Site Work | | | | | | | |
| Trench Plates | 015320 | | 0 | EA | \$0.00 | \$0 | NIC |
| Traffic Control | 015550 | | 13338 | LS | \$1.00 | \$13,338 | Allowance |
| Environmental | 021000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Import / Export of Soils | 023000 | | 0 | CUYD | \$0.00 | \$0 | NIC |
| Grading | 023100 | | 13338 | SQFT | \$2.00 | \$26,676 | 3'0 over excavation and recompaction |
| Off Site Demolition | 024200 | | 8904 | SQFT | \$3.00 | \$26,712 | Remove existing Asphalt (No Enviromental) |
| Off Site Excavation | 024300 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Telephone to Property Line | 025000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Cable to Property Line | 025000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Gas to Property Line (Trench Only) | 025200 | | 0 | LF | \$0.00 | \$0 | NIC |
| Electric Service to Property Line | 025690 | | 0 | LF | \$0.00 | \$0 | NIC |
| Off Site Concrete (Sidewalk) | 025750 | | 3590 | SQFT | \$5.50 | \$19,745 | Offsite Sidewalk |
| Drop Inlets / Manholes | 026000 | | 0 | EA | \$0.00 | \$0 | NIC |
| Bio Retention / Detention | 026000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Drywells | 026000 | | 0 | EA | \$0.00 | \$0 | NIC |
| Manholes | 026000 | | 0 | EA | \$0.00 | \$0 | NIC |
| Water to Property Line | 026630 | | 152 | LF | \$120.00 | \$18,240 | Domestic Water on Lincoln St. |
| Off Site Hydrants | 026650 | | 0 | EA | \$0.00 | \$0 | NIC |
| Fire Water | 026650 | | 107 | EA | \$175.00 | \$18,725 | Allowance |
| Off Site Paving | 027100 | | 8904 | SQFT | \$6.00 | \$53,424 | Street Paving |
| Off Site Storm Drain | 027250 | | 0 | LF | \$0.00 | \$0 | NIC |
| Sewer to Property Line | 027330 | | 0 | LF | \$0.00 | \$0 | NIC |
| Off Site - Aprons / Approaches | 027600 | | 490 | SQFT | \$24.00 | \$11,760 | (1) Approach |
| Off Site Street Marking and Signage | 027650 | | 8904 | SQFT | \$1.25 | \$11,130 | Street markings |
| Curb / Gutters | 027700 | | 354 | LF | \$18.00 | \$6,372 | Curb and Gutter |
| Street Alignments | 028030 | | 0 | SQFT | \$0.00 | \$0 | |
| Street Light Power | 028035 | | 354 | LF | \$55.00 | \$19,470 | 354 lf |
| Street Lighting (New or Relocations) | 028050 | | 2 | EA | \$12,500.00 | \$25,000 | Allowance |
| Asphalt Back Patching | 028055 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Speed Bumps | 028070 | | 0 | EA | \$0.00 | \$0 | NIC |
| Power / Telephone Pole Relocations | 028075 | | 0 | EA | \$0.00 | \$0 | NIC |
| Off Site Tree Grates | 028710 | | 0 | EA | \$0.00 | \$0 | NIC |
| Bus Stops or Furnishings | 028710 | | 0 | EA | \$0.00 | \$0 | NIC |
| Traffic Signals | 028900 | | 0 | EA | \$0.00 | \$0 | See Riverside Dr. |
| Off Site Landscaping | 029000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| | 0 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| 2. Special Construction | | | | | | | |
| Surveying | 022113 | | 13338 | SQFT | \$1.25 | \$16,673 | allowance |
| Gravel Back Filling | 023400 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Boring | 024000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Selective Demolition | 024100 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Shoring | 024113 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Underground Detention Systems | 026000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Slurry | 027000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Off Site Sub total | | | | | | 267,264.50 | |
| | | | | | | | |
| | | | SQFT: 13338 | | \$267,264.50 | Cost Per SQFT: \$20.04 | |

OFFSITE BUDGET FORM

| | | |
|---|------------------------------|-----------------------------------|
| Company Name: Beyond Food Mart | Project Length: 26 | Est Date: 03/01/24 |
| Project Name: Lake Elsinore - Riverside Drive (Cal Trans) and Lincoln Street | Start Date: 1/1/2025 | Building SQFT: 0 |
| Project Address: Lake Elsinore - Riverside and Lincoln | Finish Date: 7/2/2025 | Sqft On Site Work: |
| | | Sqft Off Site Work: 18,087 |

| OFF SITE Description | Cost Code | Type | | | | | Notes |
|--------------------------------------|-----------|------|---------------------|------|---------------------|-------------------------------|---|
| | | | Quantity | Unit | Unit Cost | Total | |
| 1. Off Site Work | | | | | | | |
| Trench Plates | 015320 | | 0 | EA | \$0.00 | \$0 | NIC |
| Traffic Control | 015550 | | 18087 | LS | \$1.00 | \$18,087 | Allowance |
| Environmental | 021000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Import / Export of Soils | 023000 | | 0 | CUYD | \$0.00 | \$0 | NIC |
| Grading | 023100 | | 18087 | SQFT | \$2.00 | \$36,174 | 3'0 over excavation and recompaction |
| Off Site Demolition | 024200 | | 11690 | SQFT | \$3.00 | \$35,070 | Remove existing Asphalt (No Enviromental) |
| Off Site Excavation | 024300 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Telephone to Property Line | 025000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Cable to Property Line | 025000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Gas to Property Line (Trench Only) | 025200 | | 0 | LF | \$0.00 | \$0 | NIC |
| Electric Service to Property Line | 025690 | | 0 | LF | \$0.00 | \$0 | NIC |
| Off Site Concrete (Sidewalk) | 025750 | | 6397 | SQFT | \$5.50 | \$35,184 | Offsite Sidewalk |
| Drop Inlets / Manholes | 026000 | | 0 | EA | \$0.00 | \$0 | NIC |
| Bio Retention / Detention | 026000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Drywells | 026000 | | 0 | EA | \$0.00 | \$0 | NIC |
| Manholes | 026000 | | 0 | EA | \$0.00 | \$0 | NIC |
| Water to Property Line | 026630 | | 0 | LF | \$0.00 | \$0 | NIC |
| Off Site Hydrants | 026650 | | 0 | EA | \$0.00 | \$0 | NIC |
| Off Site Paving | 027100 | | 11690 | SQFT | \$6.00 | \$70,140 | Street Paving |
| Off Site Storm Drain | 027250 | | 0 | LF | \$0.00 | \$0 | NIC |
| Sewer to Property Line | 027330 | | 0 | LF | \$0.00 | \$0 | NIC |
| Off Site - Aprons / Approaches | 027600 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Off Site Street Marking and Signage | 027650 | | 11690 | SQFT | \$1.25 | \$14,613 | Alloeance |
| Curb / Gutters | 027700 | | 598 | LF | \$18.00 | \$10,764 | Curb and Gutter |
| Street Alignments | 028030 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Street Light Power | 028035 | | 540 | LF | \$55.00 | \$29,700 | NIC |
| Street Lighting (New or Relocations) | 028050 | | 3 | EA | \$12,500.00 | \$37,500 | NIC |
| Asphalt Back Patching | 028055 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Speed Bumps | 028070 | | 0 | EA | \$0.00 | \$0 | NIC |
| Power / Telephone Pole Relocations | 028075 | | 0 | EA | \$0.00 | \$0 | NIC |
| Off Site Tree Grates | 028710 | | 0 | EA | \$0.00 | \$0 | NIC |
| Bus Stops or Furnishings | 028710 | | 0 | EA | \$0.00 | \$0 | NIC |
| Traffic Signals | 028900 | | 0 | EA | \$0.00 | \$0 | NIC |
| Off Site Landscaping | 029000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| | 0 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| 2. Special Construction | | | | | | | |
| Surveying | 022113 | | 18087 | SQFT | \$1.25 | \$22,609 | Allowance |
| Gravel Back Filling | 023400 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Boring | 024000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Selective Demolition | 024100 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Shoring | 024113 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Underground Detention Systems | 026000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Slurry | 027000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Off Site Sub total | | | | | | 309,839.75 | |
| | | | SQFT: 18,087 | | \$309,839.75 | Cost Per SQFT: \$17.13 | |

ON SITE BUDGET FORM

| | | |
|---|--|--|
| Company Name: Beyond Food Mart Project Name: Lake Elsinore - Riverside Drive (Cal Trans) and Lincoln Street Project Address: Lake Elsinore - Riverside and Lincoln | Project Length: 26 Start Date: 1/1/2025 Finish Date: 7/2/2025 | Est Date: 03/01/24 Building SQFT: 0 Sqft On Site Work: 2000 Sqft Off Site Work: 0 |
|---|--|--|

| ON SITE | Cost Code | Type | | | | | Notes |
|--|-----------|------|----------|------|-----------|--------|-------|
| Description | | | Quantity | Unit | Unit Cost | Total | |
| 1. On Site Work | | | | | | | |
| Trench Plates | 015320 | | 0 | LS | \$0.00 | \$0 | NIC |
| Traffic Control | 015550 | | 0 | LS | \$0.00 | \$0 | NIC |
| SWPPP | 015700 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Surveying | 022113 | | 0 | LS | \$0.00 | \$0 | NIC |
| Grading | 023000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Import / Export of Soils | 023000 | | 0 | CUYD | \$0.00 | \$0 | NIC |
| On Site Excavation | 023000 | | 0 | CUYD | \$0.00 | \$0 | NIC |
| Finish Grade (At time of Landscaping) | 023100 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Soil Amendment | 023600 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| On Site Demolition | 024100 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Site Utilities | 025000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Telephone to building | 025000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Telephone / Cable | 025000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Cable to Property Line | 025000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Water Meters | 025100 | | 0 | EA | \$0.00 | \$0 | NIC |
| Water to Building | 025100 | | 0 | LF | \$0.00 | \$0 | NIC |
| On Site Hydrants | 025100 | | 0 | EA | \$0.00 | \$0 | NIC |
| On Site Fire Water | 025100 | | 0 | LF | \$0.00 | \$0 | NIC |
| Sewer to Building | 025300 | | 0 | LF | \$0.00 | \$0 | NIC |
| Grease interceptors | 025300 | | 0 | EA | \$0.00 | \$0 | NIC |
| Manholes | 025300 | | 0 | EA | \$0.00 | \$0 | NIC |
| Gas (Trench Only) | 025300 | | 0 | LF | \$0.00 | \$0 | NIC |
| Electric Service | 025690 | | 0 | LF | \$0.00 | \$0 | NIC |
| Electrical Transformer Pads / Vaults | 025690 | | 0 | EA | \$0.00 | \$0 | NIC |
| On Site Storm Drain | 026000 | | 0 | LF | \$0.00 | \$0 | NIC |
| Drop Inlets / Manholes | 026000 | | 0 | EA | \$0.00 | \$0 | NIC |
| Bio Retention / Detention | 026000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Drywells | 026000 | | 0 | EA | \$0.00 | \$0 | NIC |
| Water Back Flow Preventers | 026600 | | 0 | EA | \$0.00 | \$0 | NIC |
| Fire Back Flow Preventors | 026600 | | 0 | EA | \$0.00 | \$0 | NIC |
| On Site Paving | 027000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Concrete Bases for Parking Lot Light Poles | 027500 | | 0 | EA | \$0.00 | \$0 | NIC |
| Site Concrete | 027500 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Stairs | 027500 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Retaining Walls | 027500 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Pavers | 027500 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Truncated Domes | 027500 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| On Site - Aprons / Approaches | 027600 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Street Marking and Signage | 027650 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Curb / Gutters | 027700 | | 0 | LF | \$0.00 | \$0 | NIC |
| Street Alignments | 028030 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Parking Lot Light Power | 028035 | | 0 | EA | \$0.00 | \$0 | NIC |
| Parking Lot Lighting (New or Relocations) | 028050 | | 0 | EA | \$0.00 | \$0 | NIC |
| Power / Telephone Pole Relocations | 028050 | | 0 | EA | \$0.00 | \$0 | NIC |
| Asphalt Back Patching | 028055 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Benches/ Pots / Trash Receptacles | 028710 | | 0 | EA | \$0.00 | \$0 | NIC |
| On Site Landscaping | 029000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| On Site Tree Grates | 029000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Landscaping Lighting | 029000 | | 0 | EA | \$0.00 | \$0 | NIC |
| Environmental | 029500 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Onsite Sub-total | | | | | | \$0.00 | |

ON SITE BUDGET FORM cont.

| | | | | | | | |
|----------------------------------|--------|--|-------------------|------|---------------|----------------------------|-----|
| 2. Special Construction | | | | | | | |
| Gravel Back Filling | 022000 | | 1 | SQFT | \$0.00 | \$0 | NIC |
| Boring | 024000 | | 0 | LF | \$0.00 | \$0 | NIC |
| ATM - Utility Relocation | 024100 | | 0 | EA | \$0.00 | \$0 | NIC |
| Shoring | 024113 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Underground Detention Systems | 026000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Slurry | 027000 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Gates / Fencing | 028200 | | 0 | LF | \$0.00 | \$0 | NIC |
| Structures (Shades / Fountains) | 028710 | | 0 | SQFT | \$0.00 | \$0 | NIC |
| Flagpoles | 028710 | | 0 | EA | \$0.00 | \$0 | NIC |
| Mail Boxes | 028710 | | 0 | EA | \$0.00 | \$0 | NIC |
| Other Furnishings | 028710 | | 0 | EA | \$0.00 | \$0 | NIC |
| Bike Racks / Lockers | 028710 | | 0 | EA | \$0.00 | \$0 | NIC |
| Trash enclosure | 028715 | | 0 | EA | \$0.00 | \$0 | NIC |
| Onsite Sub-total | | | | | | \$0.00 | |
| | | | | | | | |
| Onsite Total: | | | SQFT: 2000 | | \$0.00 | Cost Per SQFT: 0.00 | |

BUDGET FORM

| | | |
|--|-----------------------|-------------------------|
| Company Name: Beyond Food Mart | Project Length: 26 | Est. Date: 5.28.24 v3 |
| Project Name: Lake Elsinore - Riverside Drive (Cal Trans) and Lincoln Street | Start Date: 1/1/2025 | SQ FT Building: 0 |
| Project Address: Lake Elsinore - Riverside and Lincoln | Finish Date: 7/2/2025 | Sqft On Site Work: 2000 |
| | | Sqft Off Site Work: 0 |

| BUILDING | Description | Cost Code | Type | | | | | Notes |
|-----------------------------|-------------|-----------|------|----------|------|-----------|-------|-------|
| | | | | Quantity | Unit | Unit Cost | Total | |
| 1. Site - (Omitted) | | | | | | | | |
| 2- Demolition | | | | | | | | |
| Hard Demolition | 02-4110 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Selective Demolition | 02-4113 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Shoring | 02-2500 | | | 1 | LF | \$0.00 | \$ - | NIC |
| Concrete Saw Cut/Trenching | 02-4113 | | | 1 | LF | \$0.00 | \$ - | NIC |
| Spoils removal | | | | 1 | CUYD | \$0.00 | \$ - | NIC |
| | | | | 1 | | \$0.00 | \$ - | NIC |
| 3- Concrete | | | | | | | | |
| Cast in place concrete | 03-3000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Trench pour back | 03-3000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Topping slab/Underlayment | 03-5400 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| | | | | 1 | | \$0.00 | \$ - | NIC |
| 4- Masonry | | | | | | | | |
| Masonry | 04-2000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Masonry Veneer | 04-2613 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Stone | 04-4000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Misc. | | | | 1 | | \$0.00 | \$ - | NIC |
| | | | | 1 | | \$0.00 | \$ - | NIC |
| 5- Metals | | | | | | | | |
| Structural Steel | 05-1200 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Metal Decking | 05-3000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Metal Handrails and Railing | 05-5200 | | | 1 | LF | \$0.00 | \$ - | NIC |
| Ladders / Hatch | | | | 1 | LS | \$0.00 | \$ - | NIC |
| Bollards/Protection | | | | 1 | EA | \$0.00 | \$ - | NIC |
| Misc. Steel/Burglar bars | | | | 1 | EA | \$0.00 | \$ - | NIC |
| | | | | 1 | | \$0.00 | \$ - | NIC |
| 6a- Wood / Plastics | | | | | | | | |
| Rough Carpentry | 06-1000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Structural Framing | 06-1000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Lumber - Miscellaneous | 06-1000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Wood Trusses | 06-1000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| | | | | 1 | | \$0.00 | \$ - | NIC |
| 6b- Finish Carpentry | | | | | | | | |
| Finish Carpentry- Install | 06-2000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Finish Carpentry- Materials | 06-2000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Arch Woodwork/ Laminates | 06-4000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Bathroom Counter | | | | 1 | LF | \$0.00 | \$ - | NIC |
| Trim - Interior / Exterior | | | | 1 | LF | \$0.00 | \$ - | NIC |
| | | | | 1 | | \$0.00 | \$ - | NIC |
| 7a-Thermal Protection | | | | | | | | |
| Waterproofing | 07-1000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Insulation | 07-2100 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Scrim Sheet | 07-2100 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Sound Proofing | 07-2100 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| 7b-Sealants | | | | | | | | |
| Fire caulking/Fireproofing | 07-8100 | | | 1 | LF | \$0.00 | \$ - | NIC |
| Caulking | 07-9000 | | | 1 | LF | \$0.00 | \$ - | NIC |
| Expansion joint caulking | 07-9500 | | | 1 | LF | \$0.00 | \$ - | NIC |
| | | | | 1 | | \$0.00 | \$ - | NIC |
| 7c- Roofing | | | | | | \$0.00 | | |
| Roofing- Shingle/Tile | 07-4000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| Roofing- Membrane | 07-5000 | | | 1 | SQFT | \$0.00 | \$ - | NIC |
| | | | | 1 | | \$0.00 | \$ - | NIC |

BUDGET FORM

| | | | | | | | |
|--------------------------------------|---------|---|------|--------|----|---|-----|
| 7d- Sheet Metal | | | | | | | |
| Sheetmetal wall panels/ACM | 07-4000 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Flashing / Sheet Metal | 07-6000 | 1 | LF | \$0.00 | \$ | - | NIC |
| Sheet Metal Roofing | 07-7000 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| | | 1 | | \$0.00 | \$ | - | NIC |
| 8a- Doors & Windows | | | | | | | |
| Metal Doors / Frames / HDWR | 08-1000 | 1 | EA | \$0.00 | \$ | - | NIC |
| Wood Doors/ Frames /HDWR | 08-1000 | 1 | EA | \$0.00 | \$ | - | NIC |
| Access Doors | 08-3100 | 1 | EA | \$0.00 | \$ | - | NIC |
| Specialty/Ellison Doors | | 1 | EA | \$0.00 | \$ | - | NIC |
| Overhead Doors | 08-3323 | 1 | EA | \$0.00 | \$ | - | NIC |
| Hardware/Upgrade | 08-7000 | 1 | EA | \$0.00 | \$ | - | NIC |
| | | 1 | | \$0.00 | \$ | - | NIC |
| 8b- Glass/ Glazing/Storefront | | | | | | | |
| Storefront Doors | 08-4000 | 1 | EA | \$0.00 | \$ | - | NIC |
| Automatic Doors | 08-4229 | 1 | EA | \$0.00 | \$ | - | NIC |
| Windows | 08-5000 | 1 | EA | \$0.00 | \$ | - | NIC |
| Skylights | 08-6000 | 1 | EA | \$0.00 | \$ | - | NIC |
| Glass / Glazing | 08-8000 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Mirrors- Plate | 08-8300 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| | | 1 | | \$0.00 | \$ | - | NIC |
| 9a- Exterior Finishes | | | | | | | |
| Lath / Plaster / Stucco | 09-2000 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| EIFS | 09-2100 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| | | | | | | | NIC |
| 9b- Metal Studs & Drywall | | | | | | | |
| | | | | \$0.00 | | | |
| Metal Studs & Drywall | 09-2200 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Shaft Walls | 09-2200 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Drywall/ Repairs | 09-2200 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| | | 1 | | \$0.00 | \$ | - | NIC |
| 9c- FRP | | | | | | | |
| F.R.P/Marlite | 09-7710 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| | | 1 | | \$0.00 | \$ | - | NIC |
| 9d- Tile | | | | | | | |
| Restroom Floor Tile | 09-3000 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Wall Tile | 09-3000 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Quarry Floor tile | 09-3000 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Floor tile | 09-3000 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Exterior Ceramic Tile | 09-3000 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| | | 1 | | \$0.00 | \$ | - | NIC |
| 9e- Acoustical Ceiling | | | | | | | |
| Acoustical Ceiling | 09-5100 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| | | 1 | | \$0.00 | \$ | - | NIC |
| 9f- Flooring | | | | | | | |
| Wood Flooring | 09-5400 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Sheet Vinyl Flooring | 09-6200 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Vinyl Base | 09-6000 | 1 | LF | \$0.00 | \$ | - | NIC |
| Carpet | 09-6800 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Floor Sealer | 09-6770 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| | | 1 | | \$0.00 | \$ | - | NIC |
| 9g- Painting | | | | | | | |
| Interior & Exterior Painting | 09-9000 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Wall paper installation | | 1 | SQFT | \$0.00 | \$ | - | NIC |
| Special Painting | 09-9130 | 1 | SQFT | \$0.00 | \$ | - | NIC |
| | | 1 | | \$0.00 | \$ | - | NIC |

BUDGET FORM

| | | | | | | | |
|--------------------------------|---------|--|---|------|--------|-----|-------|
| 10- Specialties | | | | | | | |
| Bathroom Accessories | 10-2100 | | 1 | EA | \$0.00 | \$ | - NIC |
| Bathroom Partitions | 10-2200 | | 1 | EA | \$0.00 | \$ | - NIC |
| Signage | 10-4000 | | 1 | EA | \$0.00 | \$ | - NIC |
| Fire Extinguisher | 10-5200 | | 1 | EA | \$0.00 | \$ | - NIC |
| Knox Box | 10-5550 | | 1 | EA | \$0.00 | \$ | - NIC |
| Awnings | 10-7313 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| Canopies | 10-7316 | | 1 | LF | \$0.00 | \$ | - NIC |
| Grills/Screens | 10-8200 | | 1 | EA | \$0.00 | \$ | - NIC |
| Corner Guards | 11-1399 | | 1 | EA | \$0.00 | \$ | - NIC |
| | | | 0 | EA | \$0.00 | \$ | - NIC |
| 11-Equipment | | | | | | | |
| Vehicle Lifts | 11-1400 | | 1 | EA | \$0.00 | \$ | - NIC |
| Kitchen Hoods | 11-2601 | | 1 | EA | \$0.00 | \$ | - NIC |
| Food Service Equipment | 11-4000 | | 1 | LS | \$0.00 | \$ | - NIC |
| Stainless Steel Counters | 12-3616 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| Furniture/Booth Package | 12-6000 | | 1 | LS | \$0.00 | \$ | - NIC |
| Elevators/Conveyance | 14-2000 | | 1 | EA | \$0.00 | \$ | - NIC |
| Window Treatments | | | 1 | SQFT | \$0.00 | \$ | - NIC |
| | | | | | | \$ | - NIC |
| 13-Special Construction | | | | | | | |
| Pre- Engineered Buildings | 13-2000 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| Scaffolding | 14-8000 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| | | | 1 | | \$0.00 | \$ | - NIC |
| 21-Fire Protection | | | | | | | |
| Fire Protection | 21-0001 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| Ansul | | | 1 | SQFT | \$0.00 | \$ | - NIC |
| | | | 1 | | \$0.00 | \$ | - NIC |
| 22- Plumbing | | | | | | | |
| Plumbing | 22-0001 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| Plumbing | 22-0001 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| Fixtures/Equipment | 22-4000 | | 1 | EA | \$0.00 | \$ | - NIC |
| | | | 1 | | \$0.00 | \$ | - NIC |
| 23- HVAC | | | | | | | |
| HVAC | 23-0001 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| Testing and Balance | 23-9500 | | 1 | LS | \$0.00 | \$ | - NIC |
| | | | 1 | | \$0.00 | \$ | - NIC |
| 26- Electrical | | | | | | | |
| Electrical - Building | 26-0001 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| Switch Gear | 26-3000 | | 1 | EA | \$0.00 | \$ | - NIC |
| Electrical Panels | 26-3000 | | 1 | EA | \$0.00 | \$ | - NIC |
| Lighting | 26-5000 | | 1 | EA | \$0.00 | \$ | - NIC |
| | | | 1 | | \$0.00 | \$ | - NIC |
| 27- Low Voltage | | | | | | | |
| Data/Cabling | 27-0001 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| Music System | 27-4000 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| Security Systems | 28-3000 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| | | | 1 | | \$0.00 | \$ | - NIC |
| 22.Fire Alarm | | | | | | | |
| Fire Alarm | 16-9000 | | 1 | SQFT | \$0.00 | \$ | - NIC |
| | | | 1 | | \$0.00 | \$ | - NIC |
| Building Sub total | | | | | | \$0 | |

SQFT: 0

\$0

Cost Per SQFT: #DIV/0!