

**BID PROPOSAL SCHEDULE
NORTHLAKE, PHASE 2A
BID SUMMARY**

BIDDER'S NAME: _____

NORTHLAKE, PHASE 2A

LOT GRADING IMPROVEMENTS	\$ _____
DRAINAGE IMPROVEMENTS	\$ _____
STREET IMPROVEMENTS	\$ _____
SANITARY SEWER IMPROVEMENTS*	\$ _____
WATER IMPROVEMENTS*	\$ _____
SEDIMENTATION AND EROSION CONTROL	\$ _____
MISC. IMPROVEMENTS	\$ _____

TOTAL BASE BID: \$ _____

Note to Bidders:

- * Includes Warranty Assignments or Bonds, per AHJ General Construction Permit requirements.
- * Contractor is to perform an independent quantity take-off prior to signing the contract, to verify that the quantities given in the bid proposal are within three percent (3%) of the actual quantities required to complete the construction represented by the plans and specifications. If any quantity is found to be in error of more than three percent (3%), the Contractor shall notify the Engineer forty-eight (48) hours prior to signing the contract.
- * Bids shall include all Unit Price costs as indicated by the Contract Documents and Bid Form. The bid price submitted by the Contractor shall be the sum of the unit prices times the estimated quantity of each item shown in the bid form. However, the Contractor shall guarantee himself of the accuracy of the quantities shown in the bid form. The quantities shown are estimates only and indicate only the magnitude of the project and a basis for bid comparison. Any discrepancies in quantity or work necessary to fulfill the intent of the plans shall be included, whether a bid item is included or not. Any work required for which a bid item is not shown shall be considered subsidiary to other work items.
- * Establish vegetation per specifications noted in construction plans.

Bidders Initials _____
Date _____

**BID PROPOSAL SCHEDULE
NORTHLAKE, PHASE 2A
LOT GRADING IMPROVEMENTS**

NO.	DESCRIPTION	UNIT OF MEASURE	APPROX. QUANTITIES	UNIT PRICES	COST
1.	LOT CLEARING & GRUBBING	AC	11.45	\$ _____	\$ _____
2.	ESTABLISH VEGETATION	SY	55,420	\$ _____	\$ _____
				TOTAL COST	\$ _____

Note to Bidders:

- * All final lot grading shall be compacted in accordance with notes on the Lot Grading Plan
- * Contractor shall account for any shrinkage/swelling of soil material within bid price for excavation/embankment.
- * Contractor to field verify and survey the existing site topography and submit information to engineer prior to submitting final bid for verification. No shrinkage or swelling factor is accounted for in the engineering excavation and embankment quantities. Contractor to adjust unit price as he deems necessary to account for shrinkage and swelling.
- * Contractor is to perform an independent quantity take-off prior to signing the contract, to verify that the quantities given in the bid proposal are within three percent (3%) of the actual quantities required to complete the construction represented by the plans and specifications. If any quantity is found to be in error of more than three percent (3%), the Contractor shall notify the Engineer forty-eight (48) hours prior to signing the contract.
- * Bids shall include all Unit Price costs as indicated by the Contract Documents and Bid Form. The bid price submitted by the Contractor shall be the sum of the unit prices times the estimated quantity of each item shown in the bid form. However, the Contractor shall guarantee himself of the accuracy of the quantities shown in the bid form. The quantities shown are estimates only and indicate only the magnitude of the project and a basis for bid comparison. Any discrepancies in quantity or work necessary to fulfill the intent of the plans shall be included, whether a bid item is included or not. Any work required for which a bid item is not shown shall be considered subsidiary to other work items.
- * Establish vegetation per specifications noted in construction plans.

Bidders Initials _____
Date _____

BID PROPOSAL SCHEDULE
NORTHLAKE, PHASE 2A
DRAINAGE IMPROVEMENTS

NO.	DESCRIPTION	UNIT OF MEASURE	APPROX. QUANTITIES	UNIT PRICES	COST
Drain "A"					
1.	DRAIN CLEARING	AC	0.07	\$ _____	\$ _____
2.	DRAINAGE EXCAVATION	CY	31	\$ _____	\$ _____
3.	DRAINAGE EMBANKMENT	CY	88	\$ _____	\$ _____
4.	PIPE HANDRAIL	LF	26.5	\$ _____	\$ _____
5.	6" CONCRETE RIP-RAP	SY	163	\$ _____	\$ _____
6.	12" ROCK RUBBLE (18" DEEP)	SY	10	\$ _____	\$ _____
7.	CONCRETE SIDEWALK BOX	CY	7	\$ _____	\$ _____
Drain "B"					
1.	DRAIN CLEARING	AC	0.09	\$ _____	\$ _____
2.	DRAINAGE EXCAVATION	CY	235	\$ _____	\$ _____
3.	DRAINAGE EMBANKMENT	CY	12	\$ _____	\$ _____
4.	PIPE HANDRAIL	LF	24.0	\$ _____	\$ _____
5.	6" CONCRETE RIP-RAP	SY	36	\$ _____	\$ _____
6.	12" ROCK RUBBLE (18" DEEP)	SY	12	\$ _____	\$ _____
7.	CONCRETE SIDEWALK BOX	CY	6	\$ _____	\$ _____
Drain "C"					
1.	DRAIN CLEARING	AC	0.07	\$ _____	\$ _____
2.	DRAINAGE EXCAVATION	CY	125	\$ _____	\$ _____
3.	PIPE HANDRAIL	LF	20.0	\$ _____	\$ _____
4.	6" CONCRETE RIP-RAP	SY	137	\$ _____	\$ _____
5.	12" ROCK RUBBLE (18" DEEP)	SY	5	\$ _____	\$ _____
6.	CONCRETE SIDEWALK BOX	CY	6	\$ _____	\$ _____
Drain "D"					
1.	DRAIN CLEARING	AC	0.06	\$ _____	\$ _____
2.	DRAINAGE EXCAVATION	CY	20	\$ _____	\$ _____
3.	DRAINAGE EMBANKMENT	CY	19	\$ _____	\$ _____
4.	5'x2' BOX CULVERT	LF	456	\$ _____	\$ _____
6.	15' TYPE C CURB INLET	EA	2	\$ _____	\$ _____
5.	PIPE HANDRAIL	LF	68.0	\$ _____	\$ _____
6.	6" CONCRETE RIP-RAP	SY	70	\$ _____	\$ _____
7.	12" ROCK RUBBLE (18" DEEP)	SY	23	\$ _____	\$ _____
8.	CONCRETE HEADWALL	CY	3	\$ _____	\$ _____
9.	REMOVE EXISTING CONCRETE RIP RAP	SY	35	\$ _____	\$ _____
10.	CONCRETE COLLAR	CY	4	\$ _____	\$ _____
11.	TIE INTO EXISTING DRAIN	EA	1	\$ _____	\$ _____
				TOTAL COST	\$ _____

Note to Bidders:

* Contractor is to perform an independent quantity take-off prior to signing the contract, to verify that the quantities given in the bid proposal are within three percent (3%) of the actual quantities required to complete the construction represented by the plans and specifications. If any quantity is found to be in error of more than three percent (3%), the Contractor shall notify the Engineer forty-eight (48) hours prior to signing the contract. Footings and toedowns are not included in the headwall quantities. Please adjust pricing to include items.

* Bids shall include all Unit Price costs as indicated by the Contract Documents and Bid Form. The bid price submitted by the Contractor shall be the sum of the unit prices times the estimated quantity of each item shown in the bid form. However, the Contractor shall guarantee himself of the accuracy of the quantities shown in the bid form. The quantities shown are estimates only and indicate only the magnitude of the project and a basis for bid comparison. Any discrepancies in quantity or work necessary to fulfill the intent of the plans shall be included, whether a bid item is included or not. Any work required for which a bid item is not shown shall be considered subsidiary to other work items.

* Establish vegetation per specifications noted in construction plans.

Bidders Initials _____
Date _____

BID PROPOSAL SCHEDULE NORTHLAKE, PHASE 2A STREET IMPROVEMENTS

NO.	DESCRIPTION	UNIT OF MEASURE	APPROX. QUANTITIES	UNIT PRICES	COST
1.	CLEARING & GRUBBING (Streets & Easements)	AC	16	\$	\$
2.	EXCAVATION	CY	37,843	\$	\$
3.	EMBANKMENT	CY	31,690	\$	\$
4.	4" HMAC, TYPE C	SY	15,113	\$	\$
5.	3" HMAC, TYPE C	SY	15,948	\$	\$
6.	6" FLEX BASE (TYPE A, GRADE 1)	SY	15,948	\$	\$
7.	16" FLEX BASE (TYPE A, GRADE 1)	SY	15,113	\$	\$
8.	8" TREATED SUBGRADE	SY	31,061	\$	\$
9.	COMMERCIAL ACCESS DRIVE	SY	75	\$	\$
10.	CONCRETE CURB	LF	17,215	\$	\$
11.	REMOVE HEADER CURB	LF	60	\$	\$
12.	HEADER CURB	LF	222	\$	\$
13.	REMOVE TIMBER GUARD POST	EA	6	\$	\$
14.	TIMBER GUARD POST	EA	35	\$	\$
15.	4' SIDEWALK	SY	78	\$	\$
16.	6' SIDEWALK	SY	380	\$	\$
17.	1.5" HMAC, TYPE D - MULTI USE PATH	SY	6,118	\$	\$
18.	4" FLEX BASE - MULTI USE PATH	SY	6,118	\$	\$
19.	STRIPING	LS	1	\$	\$
20.	SIGNAGE	LS	1	\$	\$
21.	TIE INTO EXISTING PAVEMENT	EA	1	\$	\$

TOTAL COST \$

Note to Bidders:

- * Contractor is to perform an independent quantity take-off prior to signing the contract, to verify that the quantities given in the bid proposal are within three percent (3%) of the actual quantities required to complete the construction represented by the plans and specifications. If any quantity is found to be in error of more than three percent (3%), the Contractor shall notify the Engineer forty-eight (48) hours prior to signing the contract.
- * Bids shall include all Unit Price costs as indicated by the Contract Documents and Bid Form. The bid price submitted by the Contractor shall be the sum of the unit prices times the estimated quantity of each item shown in the bid form. However, the Contractor shall guarantee himself of the accuracy of the quantities shown in the bid form. The quantities shown are estimates only and indicate only the magnitude of the project and a basis for bid comparison. Any discrepancies in quantity or work necessary to fulfill the intent of the plans shall be included, whether a bid item is included or not. Any work required for which a bid item is not shown shall be considered subsidiary to other work items.
- * Street base and subgrade material is measured per square yard between curbs of the specified thickness required. The cost of the base and subgrade material under and behind the curb is to be included in the cost of the curb.
- * Costs associated with installation of wheelchair ramps shall be included in the cost of the sidewalks. (no separate pay item)

Bidders Initials _____
Date _____

BID PROPOSAL SCHEDULE NORTHLAKE, PHASE 2A SANITARY SEWER IMPROVEMENTS

NO.	DESCRIPTION	UNIT OF MEASURE	APPROX. QUANTITIES	UNIT PRICES	COST
1.	SANITARY SEWER PIPE				
	8" SDR 26 6' - 8'	LF	1,578	\$	\$
	8" SDR 26 8' - 10'	LF	2,190	\$	\$
	8" SDR 26 10' - 12'	LF	805	\$	\$
	8" SDR 26 12' - 14'	LF	196	\$	\$
	8" SDR 26 14' - 16'	LF	453	\$	\$
	8" SDR 26 16' - 18'	LF	282	\$	\$
	12" SDR 26 12' - 14'	LF	37	\$	\$
	12" SDR 26 14' - 16'	LF	3	\$	\$
	12" SDR 26 16' - 18'	LF	740	\$	\$
	12" SDR 26 18' - 20'	LF	288	\$	\$
	8" SDR 26 (160 PSI) 6' - 8'	LF	60	\$	\$
	8" SDR 26 (160 PSI) 8' - 10'	LF	80	\$	\$
	8" SDR 26 (160 PSI) 12' - 14'	LF	40	\$	\$
	12" SDR 26 (160 PSI) 16' - 18'	LF	60	\$	\$
2.	STANDARD MANHOLE	EACH	27	\$	\$
3.	MANHOLE EXTRA DEPTH	VF	155.1	\$	\$
4.	MANHOLE RING ENCASEMENT	EACH	28	\$	\$
5.	6" CONCRETE ENCASEMENT	LF	218	\$	\$
6.	6" SANITARY SEWER LATERAL (SDR 26)	LF	8,323	\$	\$
7.	6" VERTICAL STACKS	VF	533.0	\$	\$
8.	EXTERNAL DROP STRUCTURE	VF	43.1	\$	\$
9.	TIE-IN TO EXISTING MANHOLE	EACH	1	\$	\$
10.	EASEMENT CLEARING & REVEGETATION	SY	1,868	\$	\$
10.	TRENCH EXCAVATION PROTECTION	LF	6,812	\$	\$
11.	TV VIDEO SEWER LINE	LF	6,812	\$	\$

TOTAL COST \$

Note to Bidders:

* Unit cost of 6" Sanitary Sewer Lateral shall include WYES, saddles, fittings, cleanouts, and trench excavation protection.

* Refer quantities to the current AHJ Standard Specifications for Construction. An AHJ GCP (General Construction Permit) is required. Contractor shall provide proof of trench compaction test results as tested by a Geotechnical Engineer, to comply with AHJ GCP. Cost of first time testing to be paid by owner. Cost of required retesting shall be paid by Contractor.

* Contractor is to perform an independent quantity take-off prior to signing the contract, to verify that the quantities given in the bid proposal are within three percent (3%) of the actual quantities required to complete the construction represented by the plans and specifications. If any quantity is found to be in error of more than three percent (3%), the Contractor shall notify the Engineer forty-eight (48) hours prior to signing the contract.

* Bids shall include all Unit Price costs as indicated by the Contract Documents and Bid Form. The bid price submitted by the Contractor shall be the sum of the unit prices times the estimated quantity of each item shown in the bid form. However, the Contractor shall guarantee himself of the accuracy of the quantities shown in the bid form. The quantities shown are estimates only and indicate only the magnitude of the project and a basis for bid comparison. Any discrepancies in quantity or work necessary to fulfill the intent of the plans shall be included, whether a bid item is included or not. Any work required for which a bid item is not shown shall be considered subsidiary to other work items.

Bidders Initials _____
Date _____

BID PROPOSAL SCHEDULE NORTHLAKE, PHASE 2A WATER IMPROVEMENTS

NO.	DESCRIPTION	UNIT OF MEASURE	APPROX. QUANTITIES	UNIT PRICES	COST
1.	TRENCH EXCAVATION PROTECTION	LF	8,495	\$	\$
2.	HYDROSTATIC TESTING	LF	8,495	\$	\$
3.	MACHINE CHLORINATION	LF	8,495	\$	\$
4.	8" C-900 PVC PIPE	LF	6,087	\$	\$
5.	12" C-909 PVC PIPE	LF	2,408	\$	\$
6.	DUCTILE IRON FITTINGS	TON	2.41	\$	\$
7.	12" GATE VALVE & BOXES, M.J.	EACH	4	\$	\$
8.	8" GATE VALVE & BOXES, M.J.	EACH	34	\$	\$
9.	1" SHORT DUAL SERVICE W/ 5/8" METERS	EACH	73	\$	\$
10.	1" LONG DUAL SERVICE W/ 5/8" METERS	EACH	40	\$	\$
11.	1" SHORT SINGLE SERVICE W/ 5/8" METER	EACH	2	\$	\$
12.	1" LONG SINGLE SERVICE W/ 5/8" METER	EACH	7	\$	\$
13.	20" STEEL CASING	LF	109	\$	\$
14.	24" STEEL CASING	LF	32	\$	\$
15.	FIRE HYDRANT ASSEMBLY	EACH	13	\$	\$
16.	2" BLOWOFFS (PERM)	EACH	7	\$	\$
17.	12" WATER TIE IN	EACH	1	\$	\$
18.	CAST IRON METER BOXES	EACH	235	\$	\$

TOTAL COST \$

Note to Bidders:

- * Cost of joint restraint facilities shall be included in the cost for PVC pipe (no separate pay item)
- * Fitting weights are (and are to be) based on S.A.W.S. weights for Compact M.J. Fittings
- * Service cost shall include cost of 4" PVC sleeve
- * Cost of pipe to include bedding & backfill
- * Water tie-in to include all fittings necessary for completion and sanitization including 2" temporary blowoff
- * Cost of irrigation services shall include cost of 4" pvc sleeves and/or conduits.
- * Refer quantities to the current AHJ Standard Specifications for Construction. An AHJ GCP (General Construction Permit) is required. Contractor shall provide proof of trench compaction test results as tested by a Geotechnical Engineer, to comply with AHJ GCP. Cost of first time testing to be paid by owner. Cost of required retesting shall be paid by Contractor.
- * Contractor is to perform an independent quantity take-off prior to signing the contract, to verify that the quantities given in the bid proposal are within three percent (3%) of the actual quantities required to complete the construction represented by the plans and specifications. If any quantity is found to be in error of more than three percent (3%), the Contractor shall notify the Engineer forty-eight (48) hours prior to signing the contract.
- * Bids shall include all Unit Price costs as indicated by the Contract Documents and Bid Form. The bid price submitted by the Contractor shall be the sum of the unit prices times the estimated quantity of each item shown in the bid form. However, the Contractor shall guarantee himself of the accuracy of the quantities shown in the bid form. The quantities shown are estimates only and indicate only the magnitude of the project and a basis for bid comparison. Any discrepancies in quantity or work necessary to fulfill the intent of the plans shall be included, whether a bid item is included or not. Any work required for which a bid item is not shown shall be considered subsidiary to other work items.

Bidders Initials _____
Date _____

**BID PROPOSAL SCHEDULE
NORTHLAKE, PHASE 2A
SEDIMENTATION & EROSION CONTROL**

NO.	DESCRIPTION	UNIT OF MEASURE	APPROX. QUANTITIES	UNIT PRICES	COST
1.	STABILIZED CONSTRUCTION ENTRANCE	EA	1	\$	\$
2.	CONCRETE WASHOUT PIT	EA	1	\$	\$
3.	SILT FENCE	LF	7,444	\$	\$
4.	INLET PROTECTION	LF	113	\$	\$
5.	ROCK BERM	LF	38	\$	\$
6.	HIGH SERVICE ROCK BERM	LF	32	\$	\$
TOTAL COST					\$

Note to Bidders:

- * Contractor is to perform an independent quantity take-off prior to signing the contract, to verify that the quantities given in the bid proposal are within three percent (3%) of the actual quantities required to complete the construction represented by the plans and specifications. If any quantity is found to be in error of more than three percent (3%), the Contractor shall notify the Engineer forty-eight (48) hours prior to signing the contract.
- * Bids shall include all Unit Price costs as indicated by the Contract Documents and Bid Form. The bid price submitted by the Contractor shall be the sum of the unit prices times the estimated quantity of each item shown in the bid form. However, the Contractor shall guarantee himself of the accuracy of the quantities shown in the bid form. The quantities shown are estimates only and indicate only the magnitude of the project and a basis for bid comparison. Any discrepancies in quantity or work necessary to fulfill the intent of the plans shall be included, whether a bid item is included or not. Any work required for which a bid item is not shown shall be considered subsidiary to other work items.
- * Contractor shall provide BMP to protect the perimeter floodplain from any stockpile.
- * Commencement of Construction:
 1. Initial project clearing will need to be limited to the locations of the proposed temporary SWP3 Best Management Practices (BMP) designed by the engineer. These BMPs may include, but are not limited to: Stabilized Construction Exit(s), Silt Fence, Discharge Point Rock Berms/Check Dams, Trash containment, Temporary Sediment Basins (if applicable), Demarcation of protected site features for example; Wetlands, Environmental Buffers, Caves or Solution Features, and Habitats
 2. Prior to commencement of additional clearing or earth disturbing activities, the proposed BMPs will need to be installed by the Contractor and inspected by a Lennar Representative. Contractor must provide at minimum, 48-hours of notice to Lennar when the BMPs are scheduled to be installed and completed. The Lennar Representative will coordinate the Land Development Manager to release the project for construction. When the project is located within the Bexar County controlled MS4, the Contractor must provide 48-hours of notice to the assigned Bexar County SWP3 Inspector noted on the Storm Water Quality (SWQ) permit letter.
 3. When a Temporary Sediment Basin is required for the project, limited clearing of the proposed basin location and any material borrow areas to construct the Temporary Sediment Basin may occur during the initial BMP installation period. The Temporary Sediment Basin must be completely constructed to Engineer's design. This may include the following; Construction of the dewatering structure (Riser Pipe or Fair Cloth Skimmer and pump), Construction of the Emergency Overflow Structure, Installation of a sediment depth marker. Note-Once accessible to appropriate equipment, the only the Temporary Sediment Basin berms/slopes shall be temporarily stabilized.
 4. General Contractor is to maintain all pollution control measures in effective operating condition throughout the contract period to the extent achievable. To ensure BMPs are operating effectively, and in accordance with the Construction General Permit, Lennar will provide regular and if applicable, post-rain event BMP inspections and inspection reports. The General Contractor will be provided an electronic copy of the BMP inspection report via email. weekly regarding issues with BMPs at the project through the Lennar SWP3 Inspection process. Items noted in the BMP Inspection report must be addressed by the General Contractor as soon as possible, and within 7 calendar days. General Contractor shall provide documentation to the assigned Lennar Land Development Project Manager to include:
 - a. Actions taken in response to the BMP inspection report and date(s) the actions were completed or,
 - b. Statement of extenuating circumstance as to why an item could not be completed within the 7-day timeframe and proposed scheduled date of completion.
 5. Contractor to maintain Spill Response Supplies/Kit at the project location while actively working onsite.
 6. When dewatering activities discharge into onsite creeks or rivers, or discharge outside the limits of construction, daily dewatering inspections must be documented in accordance with the 03.05.2023 TCEQ Construction General Permit. Daily report must be sent to Lennar within 24-hours.

Bidders Initials _____
Date _____

BID PROPOSAL SCHEDULE
NORTHLAKE, PHASE 2A
MISC. IMPROVEMENTS

NO.	DESCRIPTION	UNIT OF MEASURE	APPROX. QUANTITIES	UNIT PRICES	COST
1.	EXPORT MATERIAL	CY	6,715	\$	\$
2.	(3) 6" & (2) 4" SCH 80 CONDUITS	LF	115	\$	\$
3.	(2) 6" SCH 80 CONDUITS	LF	112	\$	\$
4.	SAWCUT & REPLACE EXISTING PAVEMENT	SY	95	\$	\$
5.	REMOVE EXISTING 2" HMAC TYPE "D" & 6" FLEX BASE	SY	919	\$	\$
6.	REPLACE 2" HMAC TYPE "D"	SY	26	\$	\$
7.	REPLACE 6" FLEX BASE	SY	26	\$	\$
8.	RETAINING WALL	SF	380	\$	\$
9.	PAYMENT & PERFORMANCE BOND	LS	1	\$	\$

TOTAL COST \$

Note to Bidders:

- * Conduit line items are just to acquire Unit Price. Actual quantities will be pending municipalities final design.
- * All Conduit to be Schedule 80
- * Contractor is to perform an independent quantity take-off prior to signing the contract, to verify that the quantities given in the bid proposal are within three percent (3%) of the actual quantities required to complete the construction represented by the plans and specifications. If any quantity is found to be a difference of more than three percent (3%), the Contractor shall notify the Engineer forty-eight (48) hours prior to signing the contract.
- * Bids shall include all Unit Price costs as indicated by the Contract Documents and Bid Form. The bid price submitted by the Contractor shall be the sum of the unit prices times the estimated quantity of each item shown in the bid form. However, the Contractor shall guarantee himself of the accuracy of the quantities shown in the bid form. The quantities shown are estimates only and indicate only the magnitude of the project and a basis for bid comparison. Any discrepancies in quantity or work necessary to fulfill the intent of the plans shall be included, whether a bid item is included or not. Any work required for which a bid item is not shown shall be considered subsidiary to other work items.

Bidders Initials _____
Date _____