

LONG BAY MARINA NARRATIVE

The proposed development within the tract, HC TMS # 34800000001, consists of six (6) single-family residential estate lots. According to Grand Strand Water and Sewer Authority (GSW&SA), the nearest potable water and sanitary sewer infrastructure is located along West Pelica Road. The distance is in excess of 1700 feet.

An estimate of probable cost to provide water and sewer service to these six (6) lots is attached. Based on this cost, it would be our recommendation to work with GSW&SA to install municipal water and sewer to serve these lots.

DDC Engineers, Incorporated

1298 Professional Drive
Myrtle Beach, SC 29577

(843) 692-3200

PROJECT: Long Bay Marina

LOCATION: HC TMS# 34800000001

CLIENT: Ecovest

ESTIMATOR: James M. Wooten

DDC PROJECT NO: 17166E

OPINION OF PROBABLE COST

Sheet 1 of 1

DATE PREPARED
12/4/2017

BASIS FOR ESTIMATE

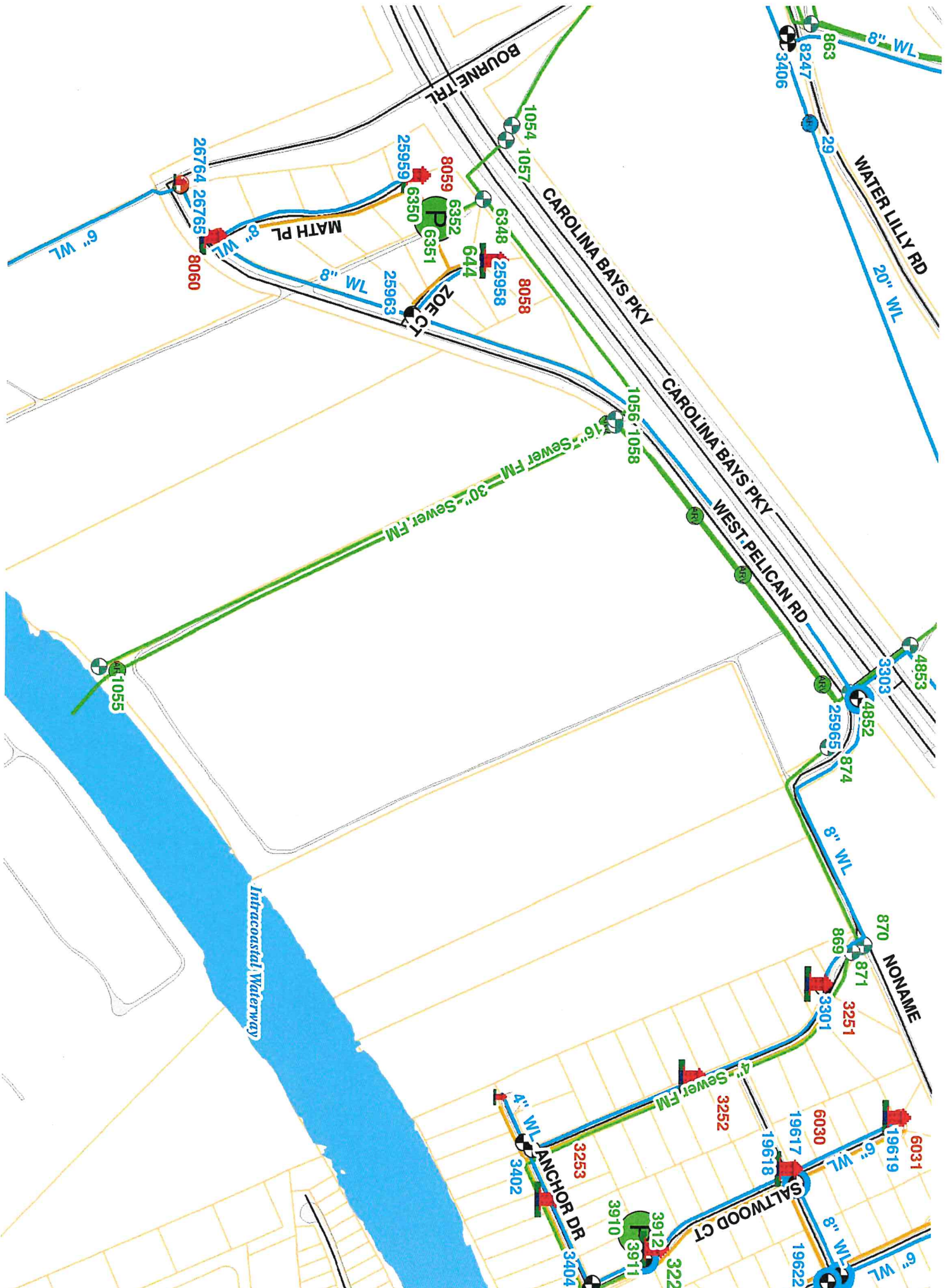
☒ CODE A (No design completed)

☐ CODE B (Preliminary Design)

☐ CODE C (Final Design)

☐ OTHER: Contract Costs

DESCRIPTION	QUANTITY		COST (\$)	
	NUMBER OF UNITS	UNIT MEASURE	PER UNIT	TOTAL COST
WATER				
8x8 Tapping Sleeve and Valve	1	EA	\$ 1,400.00	\$ 1,400.00
8" PVC C 900 Water Line	1,700	LF	\$ 13.00	\$ 22,100.00
6" PVC C 900 Water line	700	LF	\$ 11.00	\$ 7,700.00
8x6 MJ Tee	1	EA	\$ 600.00	\$ 600.00
8" MJ Gate Valve	3	EA	\$ 1,500.00	\$ 4,500.00
Fire Hydrate Assembly	3	EA	\$ 3,400.00	\$ 10,200.00
Impact Fee - GSWSA	6	EA	\$ 840.00	\$ 5,040.00
Subtotal:				\$ 51,540.00
SEWER				
2x16 Tapping Sleeve and Valve	1	EA	\$ 2,000.00	\$ 2,000.00
2" Poly Force Main	2,000	LF	\$ 4.00	\$ 8,000.00
Grinder Pump Station	6	EA	\$ 2,600.00	\$ 15,600.00
GSWSA Impact Fee	6	EA	\$ 1,565.00	\$ 9,390.00
GSWSA Development Fee	6	EA	\$ 600.00	\$ 3,600.00
Subtotal:				\$ 38,590.00
Design/Regulatory Approvals	1	LS	\$30,000.00	\$ 30,000.00
Miscellaneous/Regulatory Fees and Inspection	1	LS	\$ 5,000.00	\$ 5,000.00
Record Drawings/Close-Out	1	LS	\$ 2,500.00	\$ 2,500.00
Subtotal:				\$ 37,500.00
Long Bay Marina				\$ 127,630.00
15% Contingency				\$ 19,144.50
TOTAL OPINION OF PROBABLE COST:				\$ 146,774.50



Long Bay Marina



Long Bay Marina 2014

Airport Lagoon

31

Carolina Bays Pkwy

Bourne Tr

Google Earth

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900 ft