



TOWN OF CALEDON  
PLANNING  
RECEIVED  
January 13, 2025

Project No.: 2227-6259  
Date: 2024.09.18  
Class: C  
Completed by: S.K.  
Checked by: S.K.

### 15441 Mount Pleasant OPINION OF PROBABLE COSTS

**Notes:**

- 1) All quantities are derived from the Landscape Plans that were issued for first submission on **August 28, 2024**. Estimate and costs are subject to change based on final detailed design, client comments and Agency comments through the approval process.
- 2) Estimate and Unit prices are based on recent CFCA tender results (2022/2023) for similar construction works in Simcoe/Grey County. These prices do not include HST.
- 3) Landscaping quantities are subject to change through the review and approval process.
- 4) This OPC does not include any Landscape design fees for the proposed works.
- 5) Due to COVID-19, the Construction Industry has seen large fluctuations in material, and labour pricing. While C.F. Crozier & Associates Inc. has prepared this Preliminary Opinion of Probable Cost to the best of our ability, the costs of the items included in this OPC may continue to fluctuate until the time of Construction.
- 6) The material enclosed reflects best judgement in light of the information available at the time of preparation. Any use which a third party makes of this information, or any reliance on or decisions made based on it, are the responsibilities of such third parties. C.F. Crozier & Associates Inc. accepts no responsibility for damages, if any, suffered by any third party as a result of decisions made or actions based on this material.

ITEM	DESCRIPTION	ESTIMATED QUANTITY	UNIT	ESTIMATED UNIT PRICE	TOTAL
<b>SCHEDULE A - SOFTSCAPE</b>					
A1	Deciduous Tree (60mm W.B.)	28	ea	\$ 650.00	\$ 18,200.00
A2	Coniferous Tree (2.5m ht. B.B.)	15	ea	\$ 550.00	\$ 8,250.00
A3	Seed mixes - Hydroseed (incl. 300mm Topsoil) OSC Low Maintenance Retention Basin seeding mix 8220	5,358	m <sup>2</sup>	\$ 7.12	\$ 38,148.96
A4	150 mm Topsoil and Sod (incl. fine grading)	23,526	m <sup>2</sup>	\$ 14.92	\$ 351,007.92
				<b>Subtotal</b>	<b>\$ 415,606.88</b>

### SUMMARY OF SERVICING COSTS

SCHEDULE A - SOFTSCAPE	\$ 415,606.88
<b>Subtotal</b>	<b>\$ 415,606.88</b>
Construction Contingency Allowance (15%)	\$ 62,341.03
<b><u>Total Estimated Capital Costs - 15441 Mount Pleasant</u></b>	<b><u>\$ 477,947.91</u></b>