

RESOLUTION NO. 2018-116

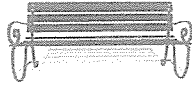
WHEREAS, Somerset Development has requested the reduction of performance guarantees posted on property located on 145 Cliffwood Avenue, Block 155, Lot 1 on the Official Tax Map of the Township of Aberdeen; and

WHEREAS, the Township Engineer has performed an inspection of the improvements and has made a recommendation in a letter dated August 8, 2018 for the reduction of said bond reduction.

NOW, THEREFORE, BE IT RESOLVED by the Township Council of the Township of Aberdeen that the Performance Guarantees be reduced as follows – Schedule A - Bond #44BCSFA8317 in the amount of \$669,081.60 and Bond #44BCSFA8318 in the amount of \$1,620,000.00 will be reduced to \$686,724.48 and Cash Bond in the amount of \$254,342.40 be reduced to \$76,302.72. Schedule B – Bond # 44BCSFA8319 in the amount of \$1,258,790.18 be reduced to \$377,637.05 in accordance with the August 8, 2018 recommendation of the Township Engineer.

BE IT FURTHER RESOLVED that the reduction of the aforesaid bond is subject to the payment of any outstanding inspection and professional fees and concurrence by the Township Manager and Township Attorney.

All resolutions or part of resolutions inconsistent herewith are hereby repealed.



SOMERSET
DEVELOPMENT

This is living.

Karen Ventura
Aberdeen Township
1 Aberdeen Square
Matawan, NJ 07747

Re: Bond Reduction for Aberdeen Glassworks
145 Cliffwood Ave
Cliffwood, NJ 07721
Block 155 Lot 1
Application # 44BCSFA8317-Water main

July 30th, 2018

Ms. Ventura,

Somerset for Anchor Glass would like to put in request at this time for a reduction on our performance bond to 100% as allowed under the MLULs for the Aberdeen Glassworks at 145 Cliffwood Ave Cliffwood, NJ 07721. Block 155 Lot 1. Application #44BCSFA8317-Water main.

Sincerely,

Peter Tisdale
CC: Anthony Abbonizio

JOHN H. ALLGAIR, PE, PP, LS (1983-2001)
DAVID J. SAMUEL, PE, PP, CME
JOHN J. STEFANI, PE, LS, PP, CME
JAY B. CORNELL, PE, PP, CME
MICHAEL J. McCLELLAND, PE, PP, CME
GREGORY R. VALES, PE, PP, CME



TIMOTHY W. GILLEN, PE, PP, CME
BRUCE M. KOCH, PE, PP, CME
LOUIS J. PLOSKONKA, PE, CME
TREVOR J. TAYLOR, PE, PP, CME
BEHRAM TURAN, PE, LSRP
LAURA J. NEUMANN, PE, PP
DOUGLAS ROHMEYER, PE, CFM, CME
ROBERT J. RUSSO, PE, PP, CME
JOHN J. HESS, PE, PP, CME

August 8, 2018

Ms. Karen Ventura, Township Clerk
Township of Aberdeen
One Aberdeen Square
Aberdeen, NJ 07747

**Re: Request for Performance Bond Reduction
Somerset Anchor, LLC (The Glassworks)
145 Cliffwood Avenue
Block 155 Lot 1
Application No.: SP 12-508
Our File No.: PABP0155.02**

Dear Ms. Ventura:

Pursuant to a request from Somerset Anchor, LLC for a reduction of the performance guarantees posted for the work associated with the above referenced site, please be advised that we have made the necessary site evaluation and we are reporting herein.

OFF-SITE IMPROVEMENTS

The original off-site performance guarantees recommended by our office and posted by the developer were calculated as follows:

Total Performance Guarantee	\$ 2,543,424.00
10% Cash Portion	\$ 254,342.40
90% Bond Portion	\$2,289,081.60

Accordingly, the total performance guarantee which should have been posted for the off-site improvements is \$2,543,424.00 of which ten percent (\$254,342.40) should have been submitted as a cash guarantee with the remainder (\$2,289,081.60) submitted as a performance bond.

It is our understanding that the performance guarantees posted for this site have not previously been reduced and still remain at 100% of the original amount.

Relative to our recent observation of the site and review of our files, the bulk of the off-site improvements have been completed; however, there are several items that are outstanding as indicated on the attached list. Accordingly, we recommend that the performance guarantees be reduced to 30% of the originally calculated performance guarantee to ensure final completion.



Ms. Karen Ventura
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OFF-SITE BOND RELEASE RECOMMENDATION

The estimated remaining off-site improvement cost for Somerset Anchor, LLC has been calculated at **\$654,504.00** based on the attached estimated remaining improvement cost breakdown.

Accordingly, rather than release the entire performance guarantee at this time, we recommend that the same be reduced to 30% of the original bond or **\$763,027.20** in accordance with the attached estimated remaining site improvement cost breakdown of which 10% (**\$76,302.72**) should be retained as a cash guarantee with the remainder (**\$686,724.48**) as a performance bond until such time that the remaining improvements at the site have been completed, subject to approval by the Township Attorney.

ON-SITE IMPROVEMENTS

The original on-site performance guarantees recommended by our office and posted by the developer were calculated as follows:

Total Performance Guarantee	\$8,391,934.50
10% Cash Portion	\$ 839,193.45
OR	
15% Bond Portion	\$1,258,790.18

Accordingly, the total performance guarantee which should have been posted for the on-site improvements is \$839,193.45 as a cash guarantee OR 15% \$1,258,790.18 submitted as a performance bond.

It is our understanding that the performance guarantees posted for this site have not previously been reduced and still remains at 100% of the original amount.

Relative to our recent observation of the site and review of our files, a portion of the on-site improvements have been completed; however, there are several items that are outstanding as indicated on the attached list. Accordingly, we recommend that the performance guarantees be reduced to 30% of the originally calculated performance guarantee to ensure final completion.



Ms. Karen Ventura
Glassworks – Ph 1A, 1B, 1C
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ON-SITE BOND RELEASE RECOMMENDATION

The estimated remaining on-site improvement cost for Somerset Anchor, LLC has been calculated at **\$2,247,426.04** based on the attached estimated remaining improvement cost breakdown.

Accordingly, rather than release the entire performance guarantee at this time, we recommend that the same be reduced to 30% of the original bond or **\$2,517,580.35** in accordance with the attached estimated remaining site improvement cost breakdown of which 10% (**\$251,758.04**) should be retained as a cash guarantee OR 15% (**\$377,637.05**) as a performance bond until such time that the remaining improvements at the site have been completed, subject to approval by the Township Attorney.

Should you have any questions concerning this matter, please do not hesitate to contact this office.

Very truly yours

Anthony Abbonizio Jr., PE
Township Engineer's Office

AA/dc

Enclosure

cc: Holly Reycraft, Township Manager
Karen Ventura, Township Clerk
Peter Tisdale, Somerset Anchor, LLC



TOWNSHIP OF ABERDEEN
Glassworks – Phases 1A,1B,1C
Lots 1; Block 155

OUTSTANDING ITEMS

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I. Sanitary Sewer

1. Provide as-builts showing all mains with pipe material, pipe lengths, slopes and manholes with rim and inverts.
2. Provide record drawings of pump station upgrades for both pump stations.
3. Aberdeen Utility Dept. to confirm proper operation of system. Letter of acceptances to be received.
4. SMH # 118 – Set casting above finished grade and seal the same, install non-inflatable plug in the invert out.
5. SMH #201 – Mortar pipe.
6. SMH #208 – Remove debris.
7. SMH # 209 – Remove debris and mortar casting.
8. Upgrades to both pump stations shall be accepted by the Aberdeen Utility Dept.
9. Provide certification by NJPE with as-builts confirming the slopes of the sanitary main are adequate and function as designed. Pipe runs that exceed the design slope shall be verified that scour will not happen and slopes that are less than the design slope shall be calculated to verify the design capacity of the pipe.

II. Water System

1. Provide as-builts showing all mains with pipe material and with triangulation to all line valves, hydrant valves, fire service and curb stop valves.
2. Township of Aberdeen Public Works to confirm proper operation of all valves, hydrants and curb stop boxes. Letter of acceptance to be received.
3. Cliffwood Ave. – 16" valve – remove stilt from valve box.
4. Water service vault – pump out water from vault, clean all piping, remove debris, locate 16" valve on outside of vault, remove lifting hooks from top slab, install pipe supports three (3) as per detail.
5. Ave B and Glassworks Boulevard reset valve box and hydrant, hydrant to be accessible from Glassworks Boulevard.
6. Avenue B 16" water main loop – all valves to be set plumb for proper operation, hydrants same, permanent valve markers to be installed.
7. Glassworks Boulevard between Building E/201 and Building F/203 locate and expose valve cluster.
8. Building 202 raise fire and domestic curb stops to grade.



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9. Building 4 raise fire and domestic curb stops to grade.
10. Anchor way water main loop continuation – all valves to be set to grade, aligned and permanently marked, hydrants same.

III. Storm Sewer System

1. Provide as-builts showing all sewer mains with pipe material, pipe lengths, slopes and inverts at all manholes/inlets with rim elevation and TC/Grate elevation of inlets.
2. Install 2' x 2' x 8" apron @ all roof drain cleanouts.
3. Entire Storm Sewer System to be jetted clean of all silt and debris.
4. MH (Manhole) #101 – Remove riser rings and set casting to grade, pour invert, integrity of CMP to be confirmed.
5. MH #102 – Align and mortar casting, mortar joints and remove debris.
6. MH #103 – Mortar casting and block course, remove top ladder rung, remove debris and pour invert.
7. MH #104 – Mortar pipes, remove debris and pour the invert.
8. MH #109 – Mortar casting.
9. MH #201 – Provide as-built additional tie-ins.
10. MH #203 – Remove "Aberdeen Sanitary" cover and replace with "Aberdeen Storm Sewer".
11. MH #204 – Seal pipe penetrations.
12. MH #209 – Remove debris and pour invert.
13. MH #231 – Remove debris.
14. MH #2 Existing – Uncover buried structure.
15. CB (Catch Basin) #101 – Mortar casting , trim HDPE pipe, mortar pipe penetration, install ladder rings, and remove debris.
16. CB #101A - Remove sediment controls for inspection.
17. CB #102 – Mortar casting and remove debris.
18. CB #103 – Remove debris and seal inlet.
19. CB #105 – Mortar Brick course, remove and reset ladder rungs, mortar pipes, remove debris and pour invert.
20. CB #106 – Mortar casting and block course and pipes, removed debris and pour inverts, "As-Built 12" D.I.P.
21. CB #107 - Mortar casting and pipe, remove debris.
22. CB # 108 – Mortar casting and pipe, remove debris.
23. CB #109 – Mortar casting and pipe, remove debris and pour invert.



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24. CB #110 – Install addition ladder rungs.
25. CB #111 – Mortar casting, remove debris, and pour invert.
26. CB #112 – Seal top course of block and trim HDPE pipe.
27. CB #114 – Pour invert and remove debris and mortar casting.
28. CB #115 – Mortar casting, remove debris, pour invert, and provide as-built additional tie-ins.
29. CB #116 – Re-align ladder rungs.
30. CB #118 – Seal inlet, trim HDPE pipe, and reset curb piece.
31. CB #119 – Seal inlet.
32. CB #120 – Remove debris and pour invert.
33. CB #123 – Mortar pipe penetration.
34. CB #124 – Mortar casting, mortar pipe penetration, and remove debris.
35. CB # 125 – Mortar brick course and casting, remove debris.
36. CB #126 – Mortar pipe penetration and seal inlet.
37. CB #127 – Reset curb piece, seal inlet, and install additional ladder rungs
38. CB #128 – Mortar casting and brick course, jack hammer asphalt to repair block course and remove debris.
39. CB #129 – Mortar casting, remove debris, and install ladder rungs.
40. CB #130 – Mortar under drain pipe and mortar casting.
41. CB #131 – Mortar casting, mortar pipe, pour invert, remove debris.
42. CB #132 –Mortar casting.
43. CB #133 – Mortar casting, pour invert.
44. CB #134 – Replace damaged ladder rung.
45. CB #200 – Seal inlet.
46. CB #202 – Remove sediment control for inspection.
47. CB #204 – Mortar casting, remove debris, pour invert.
48. CB #205 – Remove debris.
49. CB #206 – Seal Inlet
50. CB #207 – Seal inlet.
51. CB #210 – Remove sediment control for inspection.
52. CB #211 – Remove debris.
53. CB #212 – Pour invert.
54. CB #213 – Mortar casting, mortar pipe, remove debris, pour invert.
55. CB #216 – Mortar casting.
56. CB #218 - Remove debris.
57. CB #219 – Tighten bolts and mortar casting.



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58. CB #304 – Remove debris.
59. CB #305 – Re-align curb piece and remove debris.
60. CB #307 – Remove debris and pour invert.
61. CB #321 – Seal pipe penetration, remove debris, and pour invert.
62. CB #323 – Mortar casting, remove debris, and pour invert.
63. CB #324 – Remove debris and pour invert.
64. CB #464 – Convert to Type B during Phase 2 construction, mortar casting and joints, remove debris and pour invert.
65. Existing storm sewer piping and drainage swales beyond the outfalls shall have an inspection report prepared by a Licensed NJPE as per instructions on the note found on the Master Drainage Plan sheet 31 of 79, CG101, 0200. Maintenance of the drainage swale shall be completed.

IV. Concrete Work/Miscellaneous

1. All curb, sidewalk and apron has been walked and marked in the presence of the Site Manager, Contractor and Engineer's Representative, pieces to be removed/replaced and or repaired as marked. Any additional concrete not identified as damaged as a result of repair attempts or damaged during further construction, i.e. paving, are to be addressed. An additional walk through will be required.
2. Provide Letter of Certification from the Design Engineer as to the compliance of all ADA Curb Ramps with the plan dimensions.
3. Remove and replace all sidewalk damaged during installation of gas utility trenching.
4. Building 221 – remove and replace back-pitched stairway landing.
5. Provide O&M Manual for chimney stacks including providing the responsible entity that will be performing the maintenance of the stacks.
6. Install buffer fencing along railroad tracks.

V. Landscaping

Phase 1A

1. It appears the wrong species was installed located along Glassworks Boulevard, in front of the deed restricted lawn area. These trees are part of a grouping of six (6) PXAB (London



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- Planetree) in the open space between Building #116 and #200. Remove and replace two (2) linden trees with approved two (2) PXAB.
2. Remove and replace one (1) dead PXAB (London Planetree) located in front of Building #224.
 3. Remove and replace two (2) dead/dying CC (Redbud) and prune dead wood from four (4) CC within a grouping of 6 CC located in the parking lot median, across from Building #224.
 4. Prune dead wood/form central leaders for five (5) SG (Sweetgum) and remove and replace one (1) dead SG within a grouping of 21 SG located across from Building #401.
 5. Prune dead wood from one (1) PXAB (London Planetree) located in front of Building #402.
 6. Remove and replace one (1) dead AU (Bearberry) and provide two (2) missing AU within a grouping of 12 AU and provide seven (7) missing PLM (Cherry Laurel) within a grouping of 7 PLM located just north of the dumpster at the southeastern corner of the site, to service Building #404.
 7. Remove and replace one (1) dead PLM (Cherry Laurel) within a grouping of 6 PLM and provide four (4) missing CVM (Coreopsis) within a grouping of 26 CVM located in the eastern most parking lot island along the southern row of the parking lot, near the natural area and fitness path. Also, remove and replace one (1) unacceptable AR (Red Maple) with poor form located near this island.
 8. Provide two (2) missing SN (Indian Grass) within a grouping of 7 SN, provide one (1) missing JHY (Andorra Juniper) within a grouping of 9 JHY and provide twenty (20) missing CVM (Coreopsis) within a grouping of 26 CVM located in the western most parking lot island along the southern row of the parking lot, near the natural area and fitness path. Also, prune one (1) AR (Red Maple) and one (1) QR (Red Oak) to form a central leader located near this island.
 9. Provide four (4) missing SSAJ (Sedum) within a grouping of 19 SSAJ, remove and replace one (1) dying AU (Bearberry) and provide one (1) missing AU within a grouping of 14 AU, remove and replace two (2) dead IGC (Inkberry) within a grouping of 13 IGC, prune dead wood from a grouping of three (3) CC (Redbud), remove and replace one (1) dead KA (Cherry Laurel) within a grouping of 10 KA, remove and replace one (1) dead IGC (Inkberry) within a grouping of 13



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IGC and provide six (6) SSCO (Little Bunny Fountain Grass) at the end of the row to fill in the open area, all located in the southern parking lot row between the two (2) trash enclosures, to service Buildings #402 and #400.

10. The parking lot island along the south side of Building #400 has construction larger than the plans depict and require additional plants to fill the area in. Remove and replace three (3) dead AU (Bearberry) within a grouping of 18 AU and provide five (5) CVM (Coreopsis), five (5) SSCO (Little Bunny Fountain Grass), five (5) JHY (Andorra Juniper) and eight (8) EP (Coneflower).
11. Remove and replace three (3) dead CC (Redbud) and prune dead wood from one (1) CC located along the southern side of Buildings #400 and #402.
12. Provide two (2) missing SSAJ (Sedum) located at the parking lot island just south and between Buildings #400 and #402.
13. Remove and replace one (1) dead TA (Littleleaf Linden) and remove and replace two (2) dead PLM (Cherry Laurel) within a grouping of 5 PLM located in the parking lot island just south of Building #402.
14. Straighten one (1) leaning TA (Littleleaf Linden), remove and replace one (1) dying PLM and provide one (1) missing PLM within a grouping of 5 PLM and provide two (2) missing SN (Indian Grass) within a grouping of 16 SN located in the parking lot island just south and between Buildings #402 and #404.
15. Remove and replace one (1) dying KA (Cherry Laurel) within a grouping of 7 KA, remove and replace two (2) damage SSAJ (Sedum) and provide one (1) missing SSAJ within a grouping of 13 SSAJ, remove and replace one (1) dead IGC (Inkberry) within a grouping of 11 IGC, remove and replace one (1) dead SSCO (Little Bluestem) within a grouping of 10 SSCO, remove and replace two (2) dead TA (Littleleaf Linden), straighten one (1) leaning TA (Littleleaf Linden), remove and replace four (4) dead IGC (Inkberry) and provide four (4) missing IGC within a grouping of 15 IGC, remove and replace two (2) dead KA (Cherry Laurel) within a grouping of 4 KA and remove and replace one (1) dead TA (Littleleaf Linden) all located from west to east along the central parking lot island, south of Buildings #402 and #404.



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16. Remove and replace one (1) dead TA (Littleleaf Linden), remove and replace one (1) dead JHY (Andorra Juniper) within a grouping of 6 JHY, remove and replace one (1) dead PLM (Cherry Laurel) within a grouping of 6 PLM and provide four (4) missing EP (Coneflower) within a grouping of 8 EP located in the parking lot island just south of Building #404.
17. Provide a total of 27 SSCO (Little Bunny Fountain Grass) within a grouping of 27 SSCO in each of the three (3) parking lot islands along the western end of the parking lot along the railroad. The islands are engulfed in tall weeds and it is unclear how many SSCO survived in these islands.
18. Remove and replace one (1) dead TA (Littleleaf Linden) and provide all missing ground covers and grasses from the parking lot island with the trash enclosure located near the north end of the west side of the parking lot along the railroad. The island is engulfed in tall weeds and it is unclear what has survived in these islands.
19. Remove and replace two (2) dying JV (Red Cedar) within a grouping of 19 JV and remove and replace seven (7) JVES (Emerald Sentinel Red Cedar) within a grouping of 10 JVES located near the north end of the west side of the parking lot along the railroad.
20. Remove and replace one (1) dead TA (Littleleaf Linden) and provide all missing AU (Bearberry) within a grouping of 25 AU located in the parking lot island at the north end of the row of the west side of the parking lot along the railroad. The island is engulfed in tall weeds and it is unclear what has survived.
21. Remove and replace three (3) dead AU (Bearberry) and remove and replace two (2) dead TA (Littleleaf Linden) located along the southern side of Building #200.
22. Remove and replace one (1) dead TA (Littleleaf Linden), provide seven (7) missing SPHE (Prairie Dropseed) within a grouping of 25 SPHE, remove and replace two (2) dead CC (Redbud) within a grouping of 2 CC, provide six (6) missing AU (Bearberry) within a grouping of 20 AU, provide twenty-six (26) missing SSCO (Little Bunny Fountain Grass) within a grouping of 26 SSCO and provide twelve (12) missing SPHE (Prairie Dropseed) within a grouping of 12 SPHE located at the north end of the central parking lot island across from Building #202.



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23. Provide four (4) missing CEA (New Jersey Tea) within a grouping of 4 TEA, remove and replace one (1) dead CC (Redbud) and prune dead wood from one (1) CC within a grouping of 2 CC, remove and replace one (1) dead SPHE (Prairie Dropseed) and provide four (4) missing SPHE and provide twenty (20) missing SSCO (Little Bunny Fountain Grass) within a grouping of 31 SSCO located at the south end of the central parking lot island across from Building #202.
24. Remove and replace one (1) dead TA (Littleleaf Linden) within a grouping of 2 TA located at the southeastern corner of Building #202.
25. Remove and replace two (2) dying TA (Littleleaf Linden) within a grouping of 2 TA, remove and replace one (1) dead CEA (New Jersey Tea) within a grouping of 7 CEA, remove and replace one (1) dead CC (Redbud), remove and replace three (3) dead SPHE (Prairie Dropseed) within a grouping of 28 SPHE and provide three (3) missing MP (Bayberry) within a grouping of 3 MP located at the north end of the central parking lot island, across from House #204-#208.
26. Provide thirty (30) missing SSCO (Little Bunny Fountain Grass) within a grouping of 50 SSCO, remove and replace one (1) dead CEA (New Jersey Tea) and provide one (1) missing CEA within a grouping of 7 CEA, provide fifteen (15) missing SSCO (Little Bunny Fountain Grass) within a grouping of 15 SSCO, remove and replace two (2) dead CC (Redbud) within a grouping of 2 CC, provide four (4) missing MP (Bayberry) within a grouping of 4 MP, provide five (5) missing SPHE (Prairie Dropseed) within a grouping of 25 SPHE and remove and replace two (2) dead SPHE (Prairie Dropseed) within a grouping of 13 SPHE centrally located within the central parking lot island, across from House #210-#216.
27. Remove and replace one (1) dead CC (Redbud), provide two (2) missing MP (Bayberry) within a grouping of 2 MP, provide twenty (20) missing SSCO (Little Bunny Fountain Grass) within a grouping of 43 SSCO, remove and replace four (4) dying AU (Bearberry) within a grouping of 25 AU and remove and replace three (3) dead SPHE (Prairie Dropseed) within a grouping of 29 SPHE located at the southern end of the central parking lot island, across from House #218-#222.
28. Remove and replace one (1) dead TA (Littleleaf Linden) located at the southeastern corner of House #222.



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29. Remove and replace twelve (12) dying AU (Bearberry) within a grouping of 44 AU and provide nineteen (19) missing SPHE (Prairie Dropseed) within a grouping of 19 SPHE located at the southern corner of the parking lot entrance between Buildings #221 and #223.
30. Provide fifteen (15) missing SSCO (Little Bunny Fountain Grass) within a grouping of 15 SSCO, provide three (3) missing CS (Red Osier Dogwood) within a grouping of 3 CS and provide six (6) missing AU (Bearberry) within a grouping of 6 AU located in the parking lot island north of Building #223.
31. Provide five (5) missing AU (Bearberry) within a grouping of 14 AU located in the parking lot island centrally located between the north side of Buildings #223 and #401.

Phase 1B

32. Remove and replace four (4) dead GBPS (Ginkgo) within a grouping of 20 GBPS and prune dead wood from one (1) NS (Black Gum) within a grouping of 4 NS located at the southern end of the open space lot, near the parking lot the services the north side of Building #200.
33. Remove and replace one (1) dead AR (Red Maple) within a grouping of 4 AR located east of the playground, near the railroad tracks.
34. Remove and replace one (1) unacceptable NS (Black Gum) with major trunk damage within a grouping of 5 NS located along the parking lot that services the pool area, at the north end of the open space lot.
35. Provide eight (8) missing SSCO (Little Bunny Fountain Grass) within a grouping of 18 SSCO and remove the pile of mulch located within the central parking lot island along the south side of the pool.
36. Provide eighteen (18) missing SPHE (Prairie Dropseed) within a grouping of 18 SPHE and provide missing lawn from the parking lot island at the southeastern corner of the pool.
37. Remove and replace one (1) dead TA (Littleleaf Linden) and remove and replace one (1) dead AU (Bearberry) within a grouping of 14 AU located in the parking lot island along the east side of the pool house.



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38. Remove and replace three (3) dead AU (Bearberry) within a grouping of 23 AU located at the northeastern corner of Building #116.
39. Provide three (3) missing CEA (New Jersey Tea) within a grouping of 3 CEA, remove and replace two (2) dying AU (Bearberry) within a grouping of 22 AU, provide four (4) missing CEA (New Jersey Tea) within a grouping of 4 CEA and remove and replace one (1) dying AU (Bearberry) within a grouping of 24 AU located in the central parking lot island, east of Houses #114-#102.
40. Remove and replace two (2) dying AU (Bearberry) within a grouping of 9 AU located in the parking lot island east of House #102.
41. Provide one (1) missing TA (Littleleaf Linden), twenty-one (21) SPHE (Prairie Dropseed) within a grouping of 21 SPHE and seven (7) CS (Red Osier Dogwood) within a grouping of 7 CS located in the parking lot island east of House #114. Previously a construction trailer was located here and it appears the landscaping was skipped here.
42. Remove and replace four (4) dead TA (Littleleaf Linden) within a grouping of 4 TA, provide two (2) missing EP (Coneflower) within a grouping of 9 EP and ensure all other groundcovers and grasses have been installed as the island is engulfed in weeds and it cannot be determined what has survived located in the large central parking lot island, west of House #125.
43. It should be noted an existing oak tree has dead limbs that hang over the parking lot stalls in the lot at the northwestern corner of the site, behind House #121.
44. Remove and replace two (2) dead TA (Littleleaf Linden) located in the parking lot islands directly west of House #123 and #121.
45. Provide five (5) missing RFG (Black Eyed Susan) within a grouping of 15 RFG located in the parking lot island at the southwestern corner of House #115.
46. Remove and replace one (1) dead TA (Littleleaf Linden) located at the southeastern corner of House #115.



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- 47. Remove and replace three (3) dying VRC (Leatherleaf Viburnum) within a grouping of 6 VRC located along the west property line, across from House #111.
- 48. Remove and replace one (1) dead TA (Littleleaf Linden) located at the northeastern corner of House #105.

Phase 1C

- 49. Remove and replace five (5) dying JV (Eastern Red Cedar) within a grouping of 11 JV located at the southern end of the evergreen railroad buffer, along the eastern property line. Our office recommends replacement trees to be laid out in a more staggered line, as the plan depicts.
- 50. Provide thirteen (13) missing SPHE (Prairie Dropseed) within a grouping of 13 SPHE and remove and replace one (1) dying TA (Littleleaf Linden) located at the southeastern corner of the parking lot, in line with the northeastern corner of Building #224, at the north end of the phase.
- 51. Remove and replace one (1) dying PLM (Cherry Laurel) within a grouping of 10 PLM and remove and replace one (1) dead AU (Bearberry) and provide three (3) missing AU within a grouping of 18 AU located in the parking lot island across from the northeastern corner of Building #404, near the walking path.
- 52. Remove and replace fifteen (15) dead SSCO (Little Bunny Fountain Grass) within a grouping of 25 SSCO and provide four (4) missing CVM (Coreopsis) within a grouping of 20 CVM located in the parking lot island at the southeastern corner of Building #404.
- 53. Remove and replace one (1) dead QR (Red Oak) located at the southeastern corner of the property, near the exercise path.
- 54. Remove and replace two (2) dead TA (Littleleaf Linden) located along the southern side of Building #203.
- 55. Provide four (4) missing CFCC (Cherokee Chief Dogwood), provide three (3) missing CC (Redbud) within a grouping of 3 CC and provide two (2) missing IO (American Holly) located north of Building #203, along the walking path (to be constructed).



**TOWNSHIP OF ABERDEEN
Glassworks – Phases 1A,1B,1C
Lots 1; Block 155**

OUTSTANDING ITEMS

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GENERAL COMMENTS

56. The majority of the parking lot islands in all phases are engulfed in tall weeds making it difficult to determine landscape material condition and quantities. Weeds must be controlled to allow for the plant materials to establish and thrive.
57. All plant material shall receive a mulch saucer in accordance with the landscape details. The root flare of all trees MUST be visible. Currently, many trees have been installed too deep. This will not be acceptable.
58. It appears all KA (Sheep Laurel) have been substituted with cherry laurel. This should be discussed with our office.
59. Remove all trunk wrap, ribbons and burlap and roping on top of the root ball, to ensure plant vigor and health.
60. All plant material shall be checked and pruned of all dead wood and sprouts to increase plant health, vigor and aesthetic appearance. Remove all basal and trunk sprouts from all installed trees.
61. All replacement trees and shrubs shall be sized, staked and wrapped as per the approved plan. Any plant substitutions shall be submitted in writing to the Township Engineer for approval prior to installation.



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST**

ITEM NO.	DESCRIPTION	UNIT	UNIT COST	ORIGINAL COST
SCHEDULE A: OFF-SITE IMPROVEMENTS				
	Pump station upgrades (Cliffwood Avenue and River Gardens)	0.67 EA	\$750,000.00	\$502,500.00
	Cliffwood Ave concrete sidewalk, 4" thick with 4" DGA subbase	5,365 SF	\$8.00	\$42,920.00
	16" CLDIP Water Main	0 LF	\$200.00	\$0.00
	Connection to 10" Water Main via 10"x10" wet tap	0 EA	\$1,500.00	\$0.00
	Connection to 16" Water Main	0 EA	\$2,500.00	\$0.00
	TOTAL REMAINING CONSTRUCTION COST:			\$545,420.00
	TOTAL REMAINING BOND AMOUNT (120% X TOTAL CONST. COST):			\$654,504.00
	HELD AT 30% OF ORIGINAL BOND AMOUNT, \$2,543,424.00:			\$763,027.20
	SURETY BOND AMOUNT (90%):			\$686,724.48
	CASH BOND AMOUNT (10%)			\$76,302.72



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1A**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
SCHEDULE B: PHASE 1A IMPROVEMENTS					
A. SITE PREPARATION					
	Clear wood/stumps/cut and chip	0	AC	\$7,500.00	\$0.00
	Remove trees	0	EA	\$100.00	\$0.00
	Electrical substation demolition	0	LS	\$15,000.00	\$0.00
	Partial removal of smokestacks	0	EA	\$7,500.00	\$0.00
B. EARTHWORK					
	On-site Cut	0	CY	\$5.00	\$0.00
	On-site Fill	0	CY	\$5.00	\$0.00
	Excess Soil to be Stockpiled on-site	0	CY	\$3.00	\$0.00
	Imported Top Soil	0	CY	\$45.00	\$0.00
C. SOIL EROSION AND SEDIMENT CONTROL					
	Inlet filters	0	EA	\$250.00	\$0.00
	Silt Fence	0	LF	\$4.00	\$0.00
	Stabilized construction entrance	0	CY	\$30.00	\$0.00
D. STORM SYSTEM					
	15" dia. RCP pipe	0	LF	\$65.00	\$0.00
	12" dia. HDPE pipe	0	LF	\$45.00	\$0.00
	15" dia. HDPE pipe	0	LF	\$50.00	\$0.00
	18" dia. HDPE pipe	0	LF	\$55.00	\$0.00
	24" dia. HDPE pipe	0	LF	\$60.00	\$0.00
	30" dia. HDPE pipe	0	LF	\$65.00	\$0.00
	36" dia. HDPE pipe	0	LF	\$70.00	\$0.00
	48" dia. HDPE pipe	0	LF	\$85.00	\$0.00
	Inlet Type "A"	9	EA	\$2,500.00	\$22,500.00
	Inlet Type "B"	40	EA	\$4,000.00	\$160,000.00
	Inlet Type "B", oversized	0	EA	\$4,000.00	\$0.00
	Inlet Type "B", doghouse	0	EA	\$4,000.00	\$0.00
	Inlet, Type E	0	EA	\$4,000.00	\$0.00
	Manhole	11	EA	\$5,500.00	\$60,500.00
	Manhole, oversized	0	EA	\$5,500.00	\$0.00
	Manhole, oversized doghouse	0	EA	\$5,500.00	\$0.00
	Connect to existing structure	0	EA	\$500.00	\$0.00
	CCTV pipe inspection with report	0	LS	\$15,000.00	\$0.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1A**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
E. WATER SYSTEM					
	4" CLDIP Water Main	0	LF	\$50.00	\$0.00
	6" CLDIP Water Main	0	LF	\$65.00	\$0.00
	8" CLDIP Water Main	0	LF	\$90.00	\$0.00
	10" CLDIP Water Main	0	LF	\$110.00	\$0.00
	12" CLDIP Water Main	0	LF	\$140.00	\$0.00
	Water Valve	15	EA	\$200.00	\$3,000.00
	Fire Hydrant Assembly	3	EA	\$5,000.00	\$15,000.00
	Gate Valve and Cap	0	EA	\$960.00	\$0.00
	HELD AT 30% OF \$723,135.00				\$216,940.50
F. SANITARY SEWER					
	8" PVC Sewer Main, SDR 35	0	LF	\$70.00	\$0.00
	Sanitary Manhole	4	EA	\$6,000.00	\$24,000.00
	Doghouse Manhole	0	EA	\$6,000.00	\$0.00
	Concrete pipe encasement	0	CY	\$150.00	\$0.00
	HELD AT 30% OF \$285,950.00				\$85,785.00
G. ROAD "A" IMPROVEMENTS					
	Excavation, unclassified	0	CY	\$25.00	\$0.00
	Bituminous concrete surface course, 2" thick, Mix I-5	0	TN	\$85.00	\$0.00
	Bituminous stabilized base course, 4" thick, Mix I-2	0	TN	\$75.00	\$0.00
	Dense graded aggregate base, 6" thick	0	CY	\$35.00	\$0.00
	Tack coat, 0.10 Gal/SY	0	GAL	\$3.00	\$0.00
	Vertical concrete curb	0	LF	\$23.00	\$0.00
	Concrete sidewalk, 4" thick, 5' wide	1000	SF	\$20.00	\$20,000.00
	Driveway excavation	0	CY	\$47.00	\$0.00
	Concrete driveway apron	250	SF	\$6.00	\$1,500.00
	Handicap ramp	10	EA	\$1,000.00	\$10,000.00
	Detectable warning surface	0	EA	\$190.00	\$0.00
	Pavement striping, 4" equivalent width	0	LF	\$1.00	\$0.00
	Pavement striping, 6" equivalent width	0	LF	\$1.50	\$0.00
	Pavement striping, 12" equivalent width	0	LF	\$2.25	\$0.00
	Pavement striping, 24" equivalent width	0	LF	\$4.00	\$0.00
	Pavement markings	0	SF	\$6.00	\$0.00
	Sign, No Parking	0	EA	\$200.00	\$0.00
	Sign, Do Not Enter	0	EA	\$200.00	\$0.00
	Sign, Parking Reserved	0	EA	\$200.00	\$0.00
	Sign, Pedestrian Crossing	0	EA	\$200.00	\$0.00
	Sign, Stop	0	EA	\$200.00	\$0.00
	Topsoil 6" thick, spread from pile	500	SY	\$6.00	\$3,000.00
	Seed, fertilizer, lime	500	SY	\$1.00	\$500.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1A**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
	Straw mulch	0	SY	\$0.50	\$0.00
	Lighting, area, 16' Ht., 175 W, PSMH, Type III	0	EA	\$4,000.00	\$0.00
	Lighting, area, 16' Ht., 175 W, PSMH, Type III, w/ house-side-shield	0	EA	\$4,500.00	\$0.00
	Lighting, area, 16' Ht., 175 W, PSMH, Type IV, w/ house-side-shield	0	EA	\$4,500.00	\$0.00
	Lighting, area, 16' Ht., 175 W, PSMH, Type V	0	EA	\$4,000.00	\$0.00
	HELD AT 30% OF \$738,838.75				\$221,651.63

H. AVENUE "C" IMPROVEMENTS

	Excavation, unclassified	0	CY	\$25.00	\$0.00
	Bituminous concrete surface course, 2" thick, Mix I-5	0	TN	\$85.00	\$0.00
	Bituminous stabilized base course, 4" thick, Mix I-2	0	TN	\$75.00	\$0.00
	Dense graded aggregate base, 6" thick	0	CY	\$35.00	\$0.00
	Tack coat, 0.10 Gal/SY	0	GAL	\$3.00	\$0.00
	Vertical concrete curb	250	LF	\$23.00	\$5,750.00
	Concrete sidewalk, 4" thick, 5' wide	500	SF	\$20.00	\$10,000.00
	Handicap ramp	3	EA	\$1,000.00	\$3,000.00
	Detectable warning surface	0	EA	\$190.00	\$0.00
	Driveway excavation	0	CY	\$47.00	\$0.00
	Concrete driveway apron	0	SF	\$190.00	\$0.00
	Stamped concrete	0	SF	\$30.00	\$0.00
	Bench	6	EA	\$1,000.00	\$6,000.00
	Light bollard	6	EA	\$2,000.00	\$12,000.00
	Trash Receptacles	2	EA	\$250.00	\$500.00
	Fence, garden, 3' high	102	LF	\$45.00	\$4,590.00
	Pavement striping, 4" equivalent width	0	LF	\$1.00	\$0.00
	Pavement striping, 6" equivalent width	0	LF	\$1.50	\$0.00
	Pavement striping, 12" equivalent width	0	LF	\$2.25	\$0.00
	Pavement striping, 24" equivalent width	0	LF	\$4.00	\$0.00
	Pavement markings	0	SF	\$6.00	\$0.00
	Sign, One Way	0	EA	\$200.00	\$0.00
	Sign, No Parking	0	EA	\$200.00	\$0.00
	Sign, Stop	0	EA	\$200.00	\$0.00
	Sign, Do Not Enter	0		\$200.00	\$0.00
	Topsoil 6" thick, spread from pile	600	SY	\$6.00	\$3,600.00
	Seed, fertilizer, lime	600	SY	\$1.00	\$600.00
	Straw mulch	600	SY	\$0.50	\$300.00
	Lighting, area, 16' Ht., 175 W, PSMH, Type III	0	EA	\$4,000.00	\$0.00
	Lighting, area, 16' Ht., 175 W, PSMH, Type III, w/ house-side-shield	0	EA	\$4,500.00	\$0.00
	Lighting, area, 16' Ht., 175 W, PSMH, Type IV	0	EA	\$4,000.00	\$0.00
	Lighting, area, 36" Ht., 70 W, MH, Symmetric	0	EA	\$2,500.00	\$0.00
	HELD AT 30% OF \$368,753.50				\$110,626.05

I. LOT NEAR BUILDING "G" IMPROVEMENTS

	Excavation, unclassified	0	CY	\$25.00	\$0.00
	Bituminous concrete surface course, 2" thick, Mix I-5	5	TN	\$85.00	\$425.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1A**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
	Bituminous stabilized base course, 4" thick, Mix 1-2	0	TN	\$75.00	\$0.00
	Dense graded aggregate base, 6" thick	0	CY	\$35.00	\$0.00
	Tack coat, 0.10 Gal/SY	0	GAL	\$3.00	\$0.00
	Vertical concrete curb	25	LF	\$23.00	\$575.00
	Pavement striping, 12" equivalent width	15	LF	\$2.25	\$33.75
	Pavement markings	0	SF	\$6.00	\$0.00
	Sign, Stop	0	EA	\$200.00	\$0.00
	Sign, No Parking	0	EA	\$200.00	\$0.00
	Sign, Reserved Parking	0	EA	\$200.00	\$0.00
	Sign, Reserved Parking Van Accessible	0	EA	\$200.00	\$0.00
	Bumper stop	0	EA	\$300.00	\$0.00
	HELD AT 30% OF \$104,813.00				\$31,443.90

J. LOT "D" IMPROVEMENTS

	Excavation, unclassified	0	CY	\$25.00	\$0.00
	Bituminous concrete surface course, 2" thick, Mix 1-5	0	TN	\$85.00	\$0.00
	Bituminous stabilized base course, 4" thick, Mix 1-2	0	TN	\$75.00	\$0.00
	Dense graded aggregate base, 6" thick	0	CY	\$35.00	\$0.00
	Tack coat, 0.10 Gal/SY	0	GAL	\$3.00	\$0.00
	Vertical concrete curb	0	LF	\$23.00	\$0.00
	Pavement striping, 4" equivalent width	0	LF	\$1.00	\$0.00
	Pavement striping, 6" equivalent width	0	LF	\$1.50	\$0.00
	Pavement striping, 12" equivalent width	0	LF	\$2.25	\$0.00
	Pavement striping, 24" equivalent width	0	LF	\$4.00	\$0.00
	Pavement markings	0	SF	\$6.00	\$0.00
	Sign, Stop	0	EA	\$200.00	\$0.00
	Sign, No Parking	0	EA	\$200.00	\$0.00
	Sign, Reserved Parking	0	EA	\$200.00	\$0.00
	Sign, Reserved Parking Van Accessible	0	EA	\$200.00	\$0.00
	Bumper stop	0	EA	\$300.00	\$0.00
	Reinforced Concrete Dumpster Pad	0	CY	\$250.00	\$0.00
	Dumpster Enclosure, 6' High w/ gates	0	EA	\$6,000.00	\$0.00
	Topsoil 6" thick, spread from pile	0	SY	\$6.00	\$0.00
	Seed, fertilizer, lime	500	SY	\$1.00	\$500.00
	Straw mulch	500	SY	\$0.50	\$250.00
	Lighting, Kim, 16' Ht., 100W, PSMH, Twin Type IV	0	EA	\$6,000.00	\$0.00
	HELD AT 30% OF \$368,823.50				\$110,647.05

K. LOT "E" IMPROVEMENTS

	Excavation, unclassified	0	CY	\$25.00	\$0.00
	Bituminous concrete surface course, 2" thick, Mix 1-5	0	TN	\$85.00	\$0.00
	Bituminous stabilized base course, 4" thick, Mix 1-2	0	TN	\$75.00	\$0.00
	Dense graded aggregate base, 6" thick	0	CY	\$35.00	\$0.00
	Tack coat, 0.10 Gal/SY	0	GAL	\$3.00	\$0.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1A**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
	Vertical concrete curb	0	LF	\$23.00	\$0.00
	Pavement striping, 4" equivalent width	0	LF	\$1.00	\$0.00
	Pavement striping, 6" equivalent width	0	LF	\$1.50	\$0.00
	Pavement striping, 12" equivalent width	0	LF	\$2.25	\$0.00
	Pavement striping, 24" equivalent width	0	LF	\$4.00	\$0.00
	Pavement markings	0	SF	\$6.00	\$0.00
	Sign, Stop	0	EA	\$200.00	\$0.00
	Sign, No Parking	0	EA	\$200.00	\$0.00
	Sign, Reserved Parking	0	EA	\$200.00	\$0.00
	Bumper stop	0	EA	\$300.00	\$0.00
	Reinforced Concrete Dumpster Pad	0	CY	\$250.00	\$0.00
	Dumpster Enclosure, 6' High w/ gates	0	EA	\$6,000.00	\$0.00
	Topsoil 6" thick, spread from pile	0	SY	\$6.00	\$0.00
	Seed, fertilizer, lime	500	SY	\$1.00	\$500.00
	Straw mulch	500	SY	\$0.50	\$250.00
	Lighting, Kim, 16' Ht., 100W, PSMH, Twin Type IV	0	EA	\$6,000.00	\$0.00
	HELD AT 30% OF \$368,823.50				\$98,591.25

L. LOT "F" IMPROVEMENTS

	Excavation, unclassified	0	CY	\$25.00	\$0.00
	Bituminous concrete surface course, 2" thick, Mix I-5	0	TN	\$85.00	\$0.00
	Bituminous stabilized base course, 4" thick, Mix I-2	0	TN	\$75.00	\$0.00
	Dense graded aggregate base, 6" thick	0	CY	\$35.00	\$0.00
	Tack coat, 0.10 Gal/SY	0	GAL	\$3.00	\$0.00
	Vertical concrete curb	0	LF	\$23.00	\$0.00
	Pavement striping, 4" equivalent width	0	LF	\$1.00	\$0.00
	Pavement striping, 12" equivalent width	0	LF	\$2.25	\$0.00
	Pavement markings	0	SF	\$6.00	\$0.00
	Sign, Stop	0	EA	\$200.00	\$0.00
	Sign, No Parking	0	EA	\$200.00	\$0.00
	Sign, Reserved Parking	0	EA	\$200.00	\$0.00
	Sign, Reserved Parking Van Accessible	0	EA	\$200.00	\$0.00
	Bumper stop	0	EA	\$300.00	\$0.00
	Reinforced Concrete Dumpster Pad	0	CY	\$250.00	\$0.00
	Dumpster Enclosure, 6' High w/ gates	0	EA	\$6,000.00	\$0.00
	Topsoil 6" thick, spread from pile	0	SY	\$6.00	\$0.00
	Seed, fertilizer, lime	500	SY	\$1.00	\$500.00
	Straw mulch	500	SY	\$0.50	\$250.00
	Lighting, Kim, 16' Ht., 100W, PSMH, Twin Type IV	0	EA	\$6,000.00	\$0.00
	HELD AT 30% OF \$137,931.00				\$41,379.30

M. BUILDING "G" IMPROVEMENTS

	Topsoil, 6" thick, spread from pile	230	SY	\$6.00	\$1,380.00
	Seed, Fertilizer, Lime	230	SY	\$1.00	\$230.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1A**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
	Straw Mulch	230	SY	\$0.50	\$115.00
	Lighting, area, 12' Ht., 100 W, MH, Type III, w/ house-side-shield	0	EA	\$4,000.00	\$0.00
	Lighting, area, 12' Ht., 100W, MH, Type IV	0	EA	\$3,500.00	\$0.00
	6" dia., water service lateral	55	LF	\$30.00	\$1,650.00
	Water Valve	1	EA	\$200.00	\$200.00
	Water Meter Pit	1	EA	\$500.00	\$500.00
	Sewer Service Lateral	47	LF	\$35.00	\$1,645.00
	HELD AT 30% OF \$24,072.50				\$7,221.75
N. BUILDING "H" IMPROVEMENTS					
	Topsoil, 6" thick, spread from pile	185	SY	\$6.00	\$1,110.00
	Seed, Fertilizer, Lime	185	SY	\$1.00	\$185.00
	Straw Mulch	185	SY	\$0.50	\$92.50
	Lighting, area, 12' Ht., 100 W, MH, Type III, w/ house-side-shield	0	EA	\$4,000.00	\$0.00
	6" dia., water service lateral	55	LF	\$30.00	\$1,650.00
	Water Valve	1	EA	\$200.00	\$200.00
	Water Meter Pit	1	EA	\$500.00	\$500.00
	Sewer Service Lateral	46	LF	\$35.00	\$1,610.00
O. BUILDING "J" IMPROVEMENTS					
	Topsoil, 6" thick, spread from pile	175	SY	\$6.00	\$1,050.00
	Seed, Fertilizer, Lime	175	SY	\$1.00	\$175.00
	Straw Mulch	175	SY	\$0.50	\$87.50
	Lighting, area, 12' Ht., 100 W, MH, Type III, w/ house-side-shield	0	EA	\$4,000.00	\$0.00
	6" dia., water service lateral	54	LF	\$30.00	\$1,620.00
	Water Valve	1	EA	\$200.00	\$200.00
	Water Meter Pit	1	EA	\$500.00	\$500.00
	Sewer Service Lateral	45	LF	\$35.00	\$1,575.00
	Cleanout Assembly	1	EA	\$500.00	\$500.00
P. BUILDING "L" IMPROVEMENTS					
	Topsoil, 6" thick, spread from pile	160	SY	\$6.00	\$960.00
	Seed, Fertilizer, Lime	160	SY	\$1.00	\$160.00
	Straw Mulch	160	SY	\$0.50	\$80.00
	Lighting, area, 12' Ht., 100 W, MH, Type III, w/ house-side-shield	0	EA	\$4,000.00	\$0.00
	Lighting, area, 36" Ht., 70 W, MH, Symmetric	0	EA	\$2,500.00	\$0.00
	6" dia., water service lateral	25	LF	\$30.00	\$750.00
	Water Valve	1	EA	\$200.00	\$200.00
	Water Meter Pit	1	EA	\$500.00	\$500.00
	Sewer Service Lateral	35	LF	\$35.00	\$1,225.00
	Cleanout Assembly	1	EA	\$500.00	\$500.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1A**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
Q. BUILDING "M" IMPROVEMENTS					
	Topsoil, 6" thick, spread from pile	270	SY	\$6.00	\$1,620.00
	Seed, Fertilizer, Lime	270	SY	\$1.00	\$270.00
	Straw Mulch	270	SY	\$0.50	\$135.00
	Lighting, area, 12' Ht., 100 W, MH, Type IV	0	EA	\$3,500.00	\$0.00
	Lighting, area, 36" Ht., 70 W, MH, Symmetric	0	EA	\$2,500.00	\$0.00
	6" dia., water service lateral	28	LF	\$30.00	\$840.00
	Water Valve	1	EA	\$200.00	\$200.00
	Water Meter Pit	1	EA	\$500.00	\$500.00
	Sewer Service Lateral	38	LF	\$35.00	\$1,330.00
	Cleanout Assembly	1	EA	\$500.00	\$500.00
	HELD AT 30% OF \$19,110.00				\$5,733.00
R. LANDSCAPING IMPROVEMENTS					
ROAD "A" IMPROVEMENTS					
	Bloodgood London Planetree, 40'-60' Ht., B&B	2	EA	\$500.00	\$1,000.00
AVENUE "C" IMPROVEMENTS					
	Bloodgood London Planetree, 40'-60' Ht., B&B	2	EA	\$500.00	\$1,000.00
	Sourgum or Tupelo, 30'-50', B&B	7	EA	\$450.00	\$3,150.00
	Eastern Redbud, 20'-30' Ht., B&B	2	EA	\$275.00	\$550.00
	Gro Low Fragrant Sumac, 1'-3' Ht., cont.	7	EA	\$45.00	\$315.00
LOT "D" IMPROVEMENTS					
	Moonbeam Coreopsis, 1 Qt. cont.	15	EA	\$12.00	\$180.00
	Bearberry, 12-15", #2 can	10	EA	\$20.00	\$200.00
	Little Bluestem, 1 Qt., cont.	23	EA	\$12.00	\$276.00
	Autumn Joy Sedum, 1 Qt. cont.	10	EA	\$12.00	\$120.00
	Purple Cornflower, 1 Qt. cont.	10	EA	\$12.00	\$120.00
	Andorra Juniper, 1'-2' Ht., #3 can	18	EA	\$25.00	\$450.00
	Sheep Laurel, 1'-3' Ht., #3 can	9	EA	\$25.00	\$225.00
	Goldsturm/Black-eyed Susan, 1 Qt. cont.	8	EA	\$12.00	\$96.00
	Dwarf Inkberry Holly, 4'-6' Ht., #5 can	13	EA	\$45.00	\$585.00
	Basswood, 60'-80' Ht., B&B	3	EA	\$450.00	\$1,350.00
	Indian Grass, 2 gal., cont.	5	EA	\$15.00	\$75.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1A**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
LOT "E" IMPROVEMENTS					
	Red Osier Dogwood, 7'-9' Ht., B&B	30	EA	\$45.00	\$1,350.00
	Dwarf Inkberry Holly, 4'-6' Ht., #5 can	10	EA	\$40.00	\$400.00
	Bearberry, 12-15", #2 can	51	EA	\$25.00	\$1,275.00
	Little Bluestem, 1 Qt., cont.	58	EA	\$12.00	\$696.00
	New Jersey Tea, 3'-4' Ht., Cont.	8	EA	\$15.00	\$120.00
	Northern Bayberry, 5'-12' Ht., B&B	8	EA	\$90.00	\$720.00
	Eastern Redbud, 20'-30' Ht., B&B	3	EA	\$275.00	\$825.00
	Basswood, 60'-80' Ht., B&B	4	EA	\$450.00	\$1,800.00
	Prairie Dropseed, 1 Qt., cont.	41	EA	\$12.00	\$492.00
LOT "F" IMPROVEMENTS					
	Red Osier Dogwood, 7'-9' Ht., B&B	12	EA	\$45.00	\$540.00
	Bearberry, 12-15", #2 can	13	EA	\$25.00	\$325.00
	Northern Bayberry, 5'-12' Ht., B&B	2	EA	\$90.00	\$180.00
	Dwarf Inkberry Holly, 4'-6' Ht., #5 can	2	EA	\$45.00	\$90.00
	White Fringetree, 15'-20' Ht., B&B	1	EA	\$425.00	\$425.00
	Prairie Dropseed, 1 Qt., cont.	25	EA	\$12.00	\$300.00
BUILDING "G" IMPROVEMENTS					
	Basswood, 60'-80' Ht., B&B	2	EA	\$450.00	\$900.00
	Prairie Dropseed, 1 Qt., cont.	13	EA	\$12.00	\$156.00
	Bearberry, 12-15", #2 can	20	EA	\$25.00	\$500.00
	Northern Bayberry, 5'-12' Ht., B&B	2	EA	\$90.00	\$180.00
BUILDING "H" IMPROVEMENTS					
	Basswood, 60'-80' Ht., B&B	1	EA	\$450.00	\$450.00
BUILDING "J" IMPROVEMENTS					
	Basswood, 60'-80' Ht., B&B	1	EA	\$450.00	\$450.00
	Bearberry, 12-15", #2 can	8	EA	\$25.00	\$200.00
	Prairie Dropseed, 1 Qt., cont.	3	EA	\$12.00	\$36.00
	Red Osier Dogwood, 7'-9' Ht., B&B	1	EA	\$45.00	\$45.00
BUILDING "L" IMPROVEMENTS					
	Andorra Juniper, 1'-2' Ht., #3 can	3	EA	\$25.00	\$75.00
	Basswood, 60'-80' Ht., B&B	1	EA	\$450.00	\$450.00
	Bearberry, 12-15", #2 can	6	EA	\$25.00	\$150.00
	Little Bluestem, 1 Qt., cont.	3	EA	\$12.00	\$36.00
	Purple Cornflower, 1 Qt. cont.	3	EA	\$12.00	\$36.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1A**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
BUILDING "M" IMPROVEMENTS					
	Basswood, 60'-80' Ht., B&B	1	EA	\$450.00	\$450.00
	Indian Grass, 2 gal., cont.	16	EA	\$15.00	\$240.00
	Andorra Juniper, 1'-2' Ht., #3 can	6	EA	\$25.00	\$150.00
	Mt. Vernon Cherrylaurel, 2'-4' Ht., Cont.	5	EA	\$75.00	\$375.00
	Moonbeam Coreopsis, 1 Qt. cont.	4	EA	\$12.00	\$48.00
	Eastern Redbud, 20'-30' Ht., B&B	1	EA	\$275.00	\$275.00
	Autumn Joy Sedum, 1 Qt. cont.	2	EA	\$12.00	\$24.00
	Goldsturm/Black-eyed Susan, 1 Qt. cont.	2	EA	\$12.00	\$24.00
	HELD AT 30% OF \$97,855.00				\$29,356.50
	PHASE 1A SUBTOTAL:				\$1,217,805.93



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1B**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
SCHEDULE B: PHASE 1B IMPROVEMENTS					
A. SOIL EROSION AND SEDIMENT CONTROL					
	Inlet filters	0	EA	\$50.00	\$0.00
	Silt Fence	0	LF	\$2.50	\$0.00
B. LOT "G" IMPROVEMENTS					
	Excavation, unclassified	0	CY	\$25.00	\$0.00
	Bituminous concrete surface course, 2" thick, Mix I-5	0	TN	\$85.00	\$0.00
	Bituminous stabilized base course, 4" thick, Mix I-2	0	TN	\$75.00	\$0.00
	Dense graded aggregate base, 6" thick	0	CY	\$35.00	\$0.00
	Tack coat, 0.10 Gal/SY	0	GAL	\$3.00	\$0.00
	Vertical concrete curb	0	LF	\$23.00	\$0.00
	Pavement striping, 4" equivalent width	0	LF	\$1.00	\$0.00
	Pavement striping, 24" equivalent width	0	LF	\$4.00	\$0.00
	Pavement markings	0	SF	\$6.00	\$0.00
	Sign, Stop	0	EA	\$200.00	\$0.00
	Sign, No Parking	0	EA	\$200.00	\$0.00
	Sign, Reserved Parking	0	EA	\$200.00	\$0.00
	Sign, Reserved Parking Van Accessible	0	EA	\$200.00	\$0.00
	Bumper stop	0	EA	\$300.00	\$0.00
	Fence, chainlink, 8' high	0	LF	\$25.00	\$0.00
	Reinforced Concrete Dumpster Pad	0	CY	\$250.00	\$0.00
	Dumpster Enclosure, 6' High w/ gates	0	EA	\$6,000.00	\$0.00
	Topsoil 6" thick, spread from pile	737	SY	\$6.00	\$4,422.00
	Seed, fertilizer, lime	737	SY	\$1.00	\$737.00
	Straw mulch	737	SY	\$0.50	\$368.50
	Lighting, area, 12' Ht., 100 W, MH, Type III	0	EA	\$3,500.00	\$0.00
	Lighting, Kim, 16' Ht., 100W, PSMH, Twin Type IV	0	EA	\$6,000.00	\$0.00
	HELD AT 30% OF \$276,931.50				\$83,079.45
C. LOT "H" IMPROVEMENTS					
	Excavation, unclassified	0	CY	\$25.00	\$0.00
	Bituminous concrete surface course, 2" thick, Mix I-5	0	TN	\$85.00	\$0.00
	Bituminous stabilized base course, 4" thick, Mix I-2	0	TN	\$75.00	\$0.00
	Dense graded aggregate base, 6" thick	0	CY	\$35.00	\$0.00
	Tack coat, 0.10 Gal/SY	0	GAL	\$3.00	\$0.00
	Vertical concrete curb	0	LF	\$23.00	\$0.00
	Pavement striping, 4" equivalent width	0	LF	\$1.00	\$0.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1B**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
	Pavement striping, 24" equivalent width	0	LF	\$4.00	\$0.00
	Pavement markings	0	SF	\$6.00	\$0.00
	Sign, Stop	0	EA	\$200.00	\$0.00
	Sign, No Parking	0	EA	\$200.00	\$0.00
	Sign, Reserved Parking	0	EA	\$200.00	\$0.00
	Sign, Reserved Parking Van Accessible	0	EA	\$200.00	\$0.00
	Bumper stop	0	EA	\$300.00	\$0.00
	Fence, board-on-board, 6' high	0	LF	\$20.00	\$0.00
	Reinforced Concrete Dumpster Pad	0	CY	\$250.00	\$0.00
	Dumpster Enclosure, 6' High w/ gates	0	EA	\$6,000.00	\$0.00
	Topsoil 6" thick, spread from pile	722	SY	\$6.00	\$4,332.00
	Seed, fertilizer, lime	722	SY	\$1.00	\$722.00
	Straw mulch	722	SY	\$0.50	\$361.00
	Lighting, Kim, 16' Ht., 100W, PSMH, Twin Type IV	0	EA	\$6,000.00	\$0.00
	Lighting, area, 10' Ht., 70 W, MH, Symmetric	0	EA	\$3,500.00	\$0.00
	HELD AT 30% OF \$254,474.00				\$76,342.20

D. BUILDING "A" IMPROVEMENTS

Topsoil, 6" thick, spread from pile	1,202	SY	\$6.00	\$7,212.00
Seed, Fertilizer, Lime	1,202	SY	\$1.00	\$1,202.00
Straw Mulch	1,202	SY	\$0.50	\$601.00
Lighting, area, 36" Ht., 70 W, MH, Symmetric	0	EA	\$2,500.00	\$0.00
6" dia., water service lateral	0	LF	\$30.00	\$0.00
Water Meter Pit	0	EA	\$500.00	\$0.00
Sewer Service Lateral	0	LF	\$35.00	\$0.00
Cleanout Assembly	0	EA	\$500.00	\$0.00

E. BUILDING "B" IMPROVEMENTS

Topsoil, 6" thick, spread from pile	701	SY	\$6.00	\$4,206.00
Seed, Fertilizer, Lime	701	SY	\$1.00	\$701.00
Straw Mulch	701	SY	\$0.50	\$350.50
Lighting, Kim, 16' Ht., 100W, PSMH, Twin Type IV	0	EA	\$6,000.00	\$0.00
6" dia., water service lateral	0	LF	\$30.00	\$0.00
Water Valve	0	EA	\$200.00	\$0.00
Water Meter Pit	0	EA	\$500.00	\$0.00
Sewer Service Lateral	0	LF	\$35.00	\$0.00
Cleanout Assembly	0	EA	\$500.00	\$0.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1B**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
F. BUILDING "C" IMPROVEMENTS					
	Topsoil, 6" thick, spread from pile	762	SY	\$6.00	\$4,572.00
	Seed, Fertilizer, Lime	762	SY	\$1.00	\$762.00
	Straw Mulch	762	SY	\$0.50	\$381.00
	Lighting, area, 36" Ht., 70 W, MH, Symmetric	0	EA	\$2,500.00	\$0.00
	6" dia., water service lateral	0	LF	\$30.00	\$0.00
	Water Valve	0	EA	\$200.00	\$0.00
	Water Meter Pit	0	EA	\$500.00	\$0.00
	Sewer Service Lateral	0	LF	\$35.00	\$0.00
	Cleanout Assembly	0	EA	\$500.00	\$0.00
G. BUILDING "D" IMPROVEMENTS					
	Topsoil, 6" thick, spread from pile	719	SY	\$6.00	\$4,314.00
	Seed, Fertilizer, Lime	719	SY	\$1.00	\$719.00
	Straw Mulch	719	SY	\$0.50	\$359.50
	Pool	0	LS	\$88,725.00	\$0.00
	Pool Gazebo	0	EA	\$15,000.00	\$0.00
	Concrete masonry unit wall	0	SF	\$24.00	\$0.00
	Gate	0	EA	\$500.00	\$0.00
	Bicycle racks	0	EA	\$750.00	\$0.00
	Lighting, area, 12' Ht., 100 W, MH, Type III	0	EA	\$3,500.00	\$0.00
	6" dia., water service lateral	0	LF	\$30.00	\$0.00
	8" dia., PVC sewer lateral, SDR-35	0	LF	\$35.00	\$0.00
	Water Valve	0	EA	\$200.00	\$0.00
	Water Meter Pit	0	EA	\$500.00	\$0.00
	Sewer Service Lateral	0	LF	\$25.00	\$0.00
	Cleanout Assembly	0	EA	\$500.00	\$0.00
	HELD AT 30% OF \$160,032.50				\$48,009.75
H. TOWNHOUSE IMPROVEMENTS					
	Topsoil, 6" thick, spread from pile	1,558	SY	\$6.00	\$9,348.00
	Seed, Fertilizer, Lime	1,558	SY	\$1.00	\$1,558.00
	Straw Mulch	1,558	SY	\$0.50	\$779.00
	Lighting, area, 12' Ht., 100 W, MH, Type III, w/ house-side-shield	0	EA	\$4,000.00	\$0.00
	Lighting, area, 36" Ht., 70 W, MH, Symmetric	0	EA	\$2,500.00	\$0.00
	6" dia., water service lateral	0	LF	\$30.00	\$0.00
	Water Valve	0	EA	\$200.00	\$0.00
	Water Meter Pit	0	EA	\$500.00	\$0.00
	Sewer Service Lateral	0	LF	\$35.00	\$0.00
	Cleanout Assembly	0	EA	\$500.00	\$0.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1B**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
I. RECREATION AREA IMPROVEMENTS					
	Concrete Sidewalk, 4" thick	0	SF	\$20.00	\$0.00
	Handicap ramp	0	EA	\$1,000.00	\$0.00
	Topsoil, 6" thick, spread from pile	7,554	SY	\$6.00	\$45,324.00
	Seed, Fertilizer, Lime	7,554	SY	\$1.00	\$7,554.00
	Straw Mulch	7,554	SY	\$0.50	\$3,777.00
	Fence, chainlink, 8' high	0	LF	\$25.00	\$0.00
	Fence, decorative, 3' high	0	LF	\$45.00	\$0.00
	Bench	0	EA	\$1,000.00	\$0.00
	Trash receptacles	0	EA	\$250.00	\$0.00
	Picnic Pavilion	0	EA	\$50,000.00	\$0.00
	Smoke stack restoration	0	EA	\$7,500.00	\$0.00
	Playground equipment	0	LS	\$20,000.00	\$0.00
	Playground safety surface	0	SF	\$30.00	\$0.00
	Fitness equipment	0	LS	\$12,000.00	\$0.00
	Lighting, area, 12' Ht., 100 W, MH, Type III	0	EA	\$3,500.00	\$0.00
	Lighting, area, 12' Ht., 100 W, MH, Type V	0	EA	\$3,500.00	\$0.00
	Lighting, area, 16' Ht., 175 W, PSMH, Type V	0	EA	\$4,000.00	\$0.00
	Lighting, area, 36" Ht., 70 W, MH, Symmetric	0	EA	\$2,500.00	\$0.00
	HELD AT 30% OF \$514,965.00				\$154,489.50
J. BASKETBALL COURTS					
	Excavation, unclassified	0	CY	\$25.00	\$0.00
	Bituminous concrete surface course, 2" thick, Mix I-5	0	TN	\$85.00	\$0.00
	Bituminous stabilized base course, 4" thick, Mix I-2	0	TN	\$75.00	\$0.00
	Dense graded aggregate base, 6" thick	0	CY	\$35.00	\$0.00
	Color Coating and Markings	0	LS	\$5,000.00	\$0.00
	Backboards	0	EA	\$1,500.00	\$0.00
K. LANDSCAPING IMPROVEMENTS					
LOT "G" IMPROVEMENTS					
	Norway Spruce, 40'-60' Ht., B&B	0	EA	\$225.00	\$0.00
	Basswood, 60'-80' Ht., B&B	1	EA	\$450.00	\$450.00
	Eastern Red Cedar, 40'-50' Ht., B&B	0	EA	\$225.00	\$0.00
	Northern Bayberry, 5'-12' Ht., B&B	0	EA	\$90.00	\$0.00
	Sourgum or Tupelo, 30'-50', B&B	0	EA	\$450.00	\$0.00
	Bearberry, 12'-15", #2 can	5	EA	\$20.00	\$100.00
	Prairie Dropseed, 1 Qt., cont.	21	EA	\$12.00	\$252.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1B**

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
	White Fringetree, 15'-20' Ht., B&B	0	EA	\$425.00	\$0.00
	Little Bluestem, 1 Qt., Cont.	0	EA	\$12.00	\$0.00
	Dwarf Inkberry Holly, 4'-6' Ht., #5 can	0	EA	\$40.00	\$0.00
	Red Osier Dogwood, 7'-9' Ht., B&B	7	EA	\$45.00	\$315.00
	New Jersey Tea, 3'-4' Ht., Cont.	7	EA	\$15.00	\$105.00
	Indian Grass, 2 gal., cont.	0	EA	\$15.00	\$0.00
LOT "H" IMPROVEMENTS					
	Basswood, 60'-80' Ht., B&B	6	EA	\$450.00	\$2,700.00
	Serbian Spruce, 50'-60' Ht., B&B	0	EA	\$250.00	\$0.00
	Eastern White Pine, 50'-80' Ht., B&B	0	EA	\$200.00	\$0.00
	Dwarf Inkberry Holly, 4'-6' Ht., #5 can	0	EA	\$45.00	\$0.00
	Andorra Juniper, 1'-2' Ht., #3 can	0	EA	\$25.00	\$0.00
	Cree' Leatherleaf Viburnum, 5'-7' Ht., B&B	3	EA	\$125.00	\$375.00
	Bearberry, 12-15", #2 can	0	EA	\$20.00	\$0.00
	Moonbeam Coreopsis, 1 Qt. cont.	0	EA	\$12.00	\$0.00
	Purple Cornflower, 1 Qt. cont.	2	EA	\$12.00	\$24.00
	Autumn Joy Sedum, 1 Qt. cont.	0	EA	\$12.00	\$0.00
	Little Bluestem, 1 Qt., cont.	0	EA	\$12.00	\$0.00
	Green Arborvitae, 6'-7' Ht., B&B	0	EA	\$180.00	\$0.00
	Lighting, area, 12' Ht., 100 W, MH, Type III, w/ house-side-shield	0	EA	\$4,000.00	\$0.00
BUILDING "A" IMPROVEMENTS					
	Serbian Spruce, 50'-60' Ht., B&B	0	EA	\$250.00	\$0.00
	Green Arborvitae, 6'-7' Ht., B&B	0	EA	\$180.00	\$0.00
	Red Maple, 40'-60' Ht., B&B	0	EA	\$500.00	\$0.00
	Red Oak, 60'-75' Ht., B&B	0	EA	\$500.00	\$0.00
	Dwarf Inkberry Holly, 4'-6' Ht., #5 can	0	EA	\$45.00	\$0.00
BUILDING "B" IMPROVEMENTS					
	Basswood, 60'-80' Ht., B&B	0	EA	\$450.00	\$0.00
	Dwarf Inkberry Holly, 4'-6' Ht., #5 can	0	EA	\$45.00	\$0.00
BUILDING "C" IMPROVEMENTS					
	Red Maple, 40'-60' Ht., B&B	0	EA	\$500.00	\$0.00
	Red Oak, 60'-75' Ht., B&B	0	EA	\$500.00	\$0.00
BUILDING "D" IMPROVEMENTS					
	Basswood, 60'-80' Ht., B&B	1	EA	\$450.00	\$450.00
	Red Osier Dogwood, 7'-9' Ht., B&B	0	EA	\$45.00	\$0.00
	Bearberry, 12-15", #2 can	4	EA	\$20.00	\$80.00
	Prairie Dropseed, 1 Qt., cont.	18	EA	\$12.00	\$216.00
	Little Bluestem, 1 Qt., cont.	0	EA	\$12.00	\$0.00
	Dwarf Inkberry Holly, 4'-6' Ht., #5 can	0	EA	\$45.00	\$0.00



TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1B

ITEM NO.	DESCRIPTION	ORIGINAL QUANTITY	UNIT	UNIT COST	ORIGINAL COST
	Knockout Rose 'Radrazz', 3'-6' Ht., cont.	0	EA	\$35.00	\$0.00
	Little Bunny Fountaingrass, 1 Qt. cont.	8	EA	\$12.00	\$96.00
	Shenandoah Switch Grass, 1 Qt. cont.	0	EA	\$12.00	\$0.00
	Koreanspice Viburnum, 4'-6' Ht., B&B	0	EA	\$125.00	\$0.00
TOWNHOUSE IMPROVEMENTS					
	Red Maple, 40'-60' Ht., B&B	0	EA	\$500.00	\$0.00
	Northern Bayberry, 5'-12' Ht., B&B	0	EA	\$90.00	\$0.00
	Red Oak, 60'-75' Ht., B&B	0	EA	\$500.00	\$0.00
	Basswood, 60'-80' Ht., B&B	2	EA	\$450.00	\$900.00
	Dwarf Inkberry Holly, 4'-6' Ht., #5 can	0	EA	\$45.00	\$0.00
	Prairie Dropseed, 1 Qt., cont.	0	EA	\$12.00	\$0.00
	Red Osier Dogwood, 7'-9' Ht., B&B	0	EA	\$45.00	\$0.00
	Little Bluestem, 1 Qt., cont.	0	EA	\$12.00	\$0.00
	Bearberry, 12-15", #2 can	0	EA	\$20.00	\$0.00
	Goldsturm/Black-eyed Susan, 1 Qt. cont.	5	EA	\$12.00	\$60.00
	Andorra Juniper, 1'-2' Ht., #3 can	0	EA	\$25.00	\$0.00
	Autumn Joy Sedum, 1 Qt. cont.	0	EA	\$12.00	\$0.00
	Moonbeam Coreopsis, 1 Qt. cont.	0	EA	\$12.00	\$0.00
RECREATION AREA IMPROVEMENTS					
	Eastern Red Cedar, 40'-50' Ht., B&B	0	EA	\$225.00	\$0.00
	Norway Spruce, 40'-60' Ht., B&B	0	EA	\$225.00	\$0.00
	Emerald Sentinel Redcedar, 15'-20' Ht., B&B	0	EA	\$250.00	\$0.00
	Bearberry, 12-15", #2 can	0	EA	\$20.00	\$0.00
	Northern Bayberry, 5'-12' Ht., B&B	0	EA	\$90.00	\$0.00
	Sourgum or Tupelo, 30'-50', B&B	2	EA	\$450.00	\$900.00
	Red Maple, 40'-60' Ht., B&B	1	EA	\$500.00	\$500.00
	Red Oak, 60'-75' Ht., B&B	0	EA	\$500.00	\$0.00
	Princeton Sentry Brand Ginkgo, 50'-70' Ht., B&B	4	EA	\$525.00	\$2,100.00
	Basswood, 60'-80' Ht., B&B	0	EA	\$450.00	\$0.00
	HELD AT 30% OF \$122,058.00				\$36,617.40
PHASE 1B SUBTOTAL:					\$430,210.80



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1C**

ITEM NO.	DESCRIPTION	UNIT	UNIT COST	ORIGINAL COST
SCHEDULE B: PHASE 1C IMPROVEMENTS				
A. SOIL EROSION AND SEDIMENT CONTROL				
	Inlet filters	0 EA	\$50.00	\$0.00
	Silt Fence	0 LF	\$2.50	\$0.00
B. LOT "F" IMPROVEMENTS				
	Excavation, unclassified	0 CY	\$25.00	\$0.00
	Bituminous concrete surface course, 2" thick, Mix I-5	0 TN	\$85.00	\$0.00
	Bituminous stabilized base course, 4" thick, Mix I-2	0 TN	\$75.00	\$0.00
	Dense graded aggregate base, 6" thick	0 CY	\$35.00	\$0.00
	Tack coat, 0.10 Gal/SY	0 GAL	\$3.00	\$0.00
	Vertical concrete curb	0 LF	\$23.00	\$0.00
	Pavement striping, 12" equivalent width	0 LF	\$2.25	\$0.00
	Pavement markings	0 SF	\$6.00	\$0.00
	Sign, Stop	0 EA	\$200.00	\$0.00
	Sign, No Parking	0 EA	\$200.00	\$0.00
	Sign, Reserved Parking Van Accessible	0 EA	\$200.00	\$0.00
	Bumper stop	0 EA	\$300.00	\$0.00
	Reinforced Concrete Dumpster Pad	0 CY	\$250.00	\$0.00
	Dumpster Enclosure, 6' High w/ gates	0 EA	\$6,000.00	\$0.00
	Topsoil 6" thick, spread from pile	2395 SY	\$6.00	\$14,370.00
	Seed, fertilizer, lime	2395 SY	\$1.00	\$2,395.00
	Straw mulch	2395 SY	\$0.50	\$1,197.50
	Lighting, Kim, 16' Ht., 100W, PSMH, Twin Type IV	0 EA	\$6,000.00	\$0.00
	HELD AT 30% OF \$170,482.50			\$51,144.75
C. BUILDING "E" IMPROVEMENTS				
	Topsoil, 6" thick, spread from pile	616 SY	\$6.00	\$3,696.00
	Seed, Fertilizer, Lime	616 SY	\$1.00	\$616.00
	Straw Mulch	616 SY	\$0.50	\$308.00
	Lighting, area, 36" Ht., 70 W, MH, Symmetric	0 EA	\$2,500.00	\$0.00
	6" dia., water service lateral	0 LF	\$30.00	\$0.00
	Water Valve	0 EA	\$200.00	\$0.00
	Water Meter Pit	0 EA	\$500.00	\$0.00
	Sewer Service Lateral	0 LF	\$35.00	\$0.00
	Cleanout Assembly	0 EA	\$500.00	\$0.00



TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1C

ITEM NO.	DESCRIPTION	UNIT	UNIT COST	ORIGINAL COST
D. BUILDING "F" IMPROVEMENTS				
	Topsoil, 6" thick, spread from pile	588 SY	\$6.00	\$3,528.00
	Seed, Fertilizer, Lime	588 SY	\$1.00	\$588.00
	Straw Mulch	588 SY	\$0.50	\$294.00
	Lighting, area, 36" Ht., 70 W, MH, Symmetric	0 EA	\$2,500.00	\$0.00
	Lighting, area, 12' Ht., 100 W, MH, Type III, w/ house-side-shield	0 EA	\$4,000.00	\$0.00
	6" dia., water service lateral	0 LF	\$30.00	\$0.00
	Water Valve	0 EA	\$200.00	\$0.00
	Water Meter Pit	0 EA	\$500.00	\$0.00
	Sewer Service Lateral	0 LF	\$35.00	\$0.00
E. BUILDING "I" IMPROVEMENTS				
	Topsoil, 6" thick, spread from pile	233 SY	\$6.00	\$1,398.00
	Seed, Fertilizer, Lime	233 SY	\$1.00	\$233.00
	Straw Mulch	233 SY	\$0.50	\$116.50
	6" dia., water service lateral	33 LF	\$30.00	\$990.00
	Water Valve	0 EA	\$200.00	\$0.00
	Water Meter Pit	0 EA	\$500.00	\$0.00
	Sewer Service Lateral	0 LF	\$35.00	\$0.00
	Cleanout Assembly	0 EA	\$500.00	\$0.00
F. BUILDING "K" IMPROVEMENTS				
	Topsoil, 6" thick, spread from pile	661 SY	\$6.00	\$3,966.00
	Seed, Fertilizer, Lime	661 SY	\$1.00	\$661.00
	Straw Mulch	661 SY	\$0.50	\$330.50
	Lighting, area, 12' Ht., 100 W, MH, Type III, w/ house-side-shield	0 EA	\$4,000.00	\$0.00
	Lighting, area, 36" Ht., 70 W, MH, Symmetric	0 EA	\$2,500.00	\$0.00
	6" dia., water service lateral	0 LF	\$30.00	\$0.00
	Water Valve	0 EA	\$200.00	\$0.00
	Water Meter Pit	0 EA	\$500.00	\$0.00
	Sewer Service Lateral	0 LF	\$35.00	\$0.00
	Cleanout Assembly	0 EA	\$500.00	\$0.00
	HELD AT 30% OF \$20,257.50			\$6,077.25



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1C**

ITEM NO.	DESCRIPTION	UNIT	UNIT COST	ORIGINAL COST
G. BUILDING "N" IMPROVEMENTS				
	Topsoil, 6" thick, spread from pile	549 SY	\$6.00	\$3,294.00
	Seed, Fertilizer, Lime	549 SY	\$1.00	\$549.00
	Straw Mulch	549 SY	\$0.50	\$274.50
	Lighting, area, 12' Ht., 100 W, MH, Type III, w/ house-side-shield	0 EA	\$4,000.00	\$0.00
	Lighting, area, 12' Ht., 100 W, MH, Type IV	0 EA	\$3,500.00	\$0.00
	Lighting, area, 16' Ht., 175 W, PSMH, Type III	0 EA	\$4,000.00	\$0.00
	6" dia., water service lateral	0 LF	\$30.00	\$0.00
	Water Valve	0 EA	\$200.00	\$0.00
	Water Meter Pit	0 EA	\$500.00	\$0.00
	Sewer Service Lateral	0 LF	\$35.00	\$0.00
	Cleanout Assembly	0 EA	\$500.00	\$0.00
	HELD AT 30% OF \$19,092.50			\$5,727.75
H. BUILDING "O" IMPROVEMENTS				
	Topsoil, 6" thick, spread from pile	239 SY	\$6.00	\$1,434.00
	Seed, Fertilizer, Lime	239 SY	\$1.00	\$239.00
	Straw Mulch	239 SY	\$0.50	\$119.50
	Lighting, area, 12' Ht., 100 W, MH, Type III, w/ house-side-shield	0 EA	\$4,500.00	\$0.00
	6" dia., water service lateral	0 LF	\$30.00	\$0.00
	Water Valve	0 EA	\$200.00	\$0.00
	Water Meter Pit	0 EA	\$500.00	\$0.00
	Sewer Service Lateral	0 LF	\$35.00	\$0.00
	Cleanout Assembly	0 EA	\$500.00	\$0.00
	HELD AT 30% OF \$10,722.50			\$3,216.75
I. TOWNHOUSE IMPROVEMENTS				
	Topsoil, 6" thick, spread from pile	975 SY	\$6.00	\$5,850.00
	Seed, Fertilizer, Lime	975 SY	\$1.00	\$975.00
	Straw Mulch	975 SY	\$0.50	\$487.50
	Lighting, area, 12' Ht., 100 W, MH, Type III, w/ house-side-shield	0 EA	\$4,500.00	\$0.00
	Lighting, area, 36" Ht., 70 W, MH, Symmetric	0 EA	\$2,500.00	\$0.00
	6" dia., water service lateral	0 LF	\$30.00	\$0.00
	Water Valve	0 EA	\$200.00	\$0.00
	Water Meter Pit	0 EA	\$500.00	\$0.00
	Sewer Service Lateral	0 LF	\$35.00	\$0.00
	Cleanout Assembly	0 EA	\$500.00	\$0.00
	HELD AT 30% OF \$30,907.50			\$9,272.25



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1C**

ITEM NO.	DESCRIPTION	UNIT	UNIT COST	ORIGINAL COST
J. RECREATION AREA IMPROVEMENTS				
	Concrete Sidewalk, 4" thick	0 SF	\$20.00	\$0.00
	Handicap ramp	0 EA	\$1,000.00	\$0.00
	Detectable warning surface	0 EA	\$190.00	\$0.00
	Topsoil, 6" thick, spread from pile	6,451 SY	\$6.00	\$38,706.00
	Seed, Fertilizer, Lime	6,451 SY	\$1.00	\$6,451.00
	Straw Mulch	6,451 SY	\$0.50	\$3,225.50
	Fence, chainlink, 8' high	0 LF	\$25.00	\$0.00
	Bench	0 EA	\$1,000.00	\$0.00
	Trash receptacles	0 EA	\$250.00	\$0.00
	Free Standing Sign, 10'x20' single-sided	0 EA	\$3,500.00	\$0.00
	Fitness equipment	0 LS	\$2,500.00	\$0.00
	Lighting, area, 12' Ht., 100 W, MH, Type III	0 EA	\$3,500.00	\$0.00
	Lighting, area, 12' Ht., 100 W, MH, Type IV	0 EA	\$3,500.00	\$0.00
	Lighting, area, 12' Ht., 100 W, MH, Type V	0 EA	\$3,500.00	\$0.00
	Lighting, area, 36" Ht., 70 W, MH, Symmetric	0 EA	\$2,500.00	\$0.00
	HELD AT 30% OF \$372,997.50			\$111,899.25
K. LANDSCAPING IMPROVEMENTS				
LOT "F" IMPROVEMENTS				
	Bearberry, 12-15", #2 can	0 EA	\$20.00	\$0.00
	Basswood, 60'-80' Ht., B&B	1 EA	\$450.00	\$450.00
	Little Bluestem, 1 Qt., cont.	0 EA	\$12.00	\$0.00
	Prairie Dropseed, 1 Qt., cont.	13 EA	\$12.00	\$156.00
	Northern Bayberry, 5'-12' Ht., B&B	0 EA	\$90.00	\$0.00
	New Jersey Tea, 3'-4' Ht., Cont.	0 EA	\$15.00	\$0.00
	Red Osier Dogwood, 7'-9' Ht., B&B	0 EA	\$45.00	\$0.00
BUILDING "E" IMPROVEMENTS				
	Cherokee Chief Dogwood, 20'-35' Ht., B&B	3 EA	\$275.00	\$825.00
	Eastern Redbud, 20'-30' Ht., B&B	1 EA	\$275.00	\$275.00
BUILDING "F" IMPROVEMENTS				
	Cherokee Chief Dogwood, 20'-35' Ht., B&B	1 EA	\$275.00	\$275.00
	Eastern Redbud, 20'-30' Ht., B&B	2 EA	\$275.00	\$550.00
	American Holly, 40'-50' Ht., B&B	2 EA	\$425.00	\$850.00
	Basswood, 60'-80' Ht., B&B	2 EA	\$450.00	\$900.00



TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1C

ITEM NO.	DESCRIPTION	UNIT	UNIT COST	ORIGINAL COST
BUILDING "I" IMPROVEMENTS				
	Little Bluestem, 1 Qt., cont.	0 EA	\$12.00	\$0.00
	Red Osier Dogwood, 7'-9' Ht., B&B	0 EA	\$45.00	\$0.00
	Basswood, 60'-80' Ht., B&B	0 EA	\$450.00	\$0.00
BUILDING "K" IMPROVEMENTS				
	Basswood, 60'-80' Ht., B&B	0 EA	\$450.00	\$0.00
	Bearberry, 12-15", #2 can	0 EA	\$20.00	\$0.00
	Red Osier Dogwood, 7'-9' Ht., B&B	0 EA	\$45.00	\$0.00
	Prairie Dropseed, 1 Qt., cont.	0 EA	\$12.00	\$0.00
	Little Bluestem, 1 Qt., cont.	0 EA	\$12.00	\$0.00
	Northern Bayberry, 5'-12' Ht., B&B	0 EA	\$90.00	\$0.00
	White Fringetree, 15'-20' Ht., B&B	0 EA	\$425.00	\$0.00
	Red Oak, 60'-75' Ht., B&B	0 EA	\$500.00	\$0.00
BUILDING "N" IMPROVEMENTS				
	Basswood, 60'-80' Ht., B&B	0 EA	\$450.00	\$0.00
	Indian Grass, 2 gal., cont.	0 EA	\$12.00	\$0.00
	Andorra Juniper, 1'-2' Ht., #3 can	0 EA	\$25.00	\$0.00
	Mt. Vernon Cherrylaurel, 2'-4' Ht., Cont.	0 EA	\$74.00	\$0.00
	Purple Cornflower, 1 Qt. cont.	0 EA	\$12.00	\$0.00
	Eastern Redbud, 20'-30' Ht., B&B	0 EA	\$275.00	\$0.00
	Moonbeam Coreopsis, 1 Qt. cont.	4 EA	\$12.00	\$48.00
	Little Bluestem, 1 Qt., cont.	15 EA	\$12.00	\$180.00
	Goldsturm/Black-eyed Susan, 1 Qt. cont.	0 EA	\$12.00	\$0.00
	Bearberry, 12-15", #2 can	0 EA	\$20.00	\$0.00
	Bloodgood London Planetree, 40'-60' Ht., B&B	0 EA	\$500.00	\$0.00
BUILDING "O" IMPROVEMENTS				
	Basswood, 60'-80' Ht., B&B	0 EA	\$450.00	\$0.00
	White Fringetree, 15'-20' Ht., B&B	0 EA	\$425.00	\$0.00
TOWNHOUSE IMPROVEMENTS				
	Basswood, 60'-80' Ht., B&B	0 EA	\$450.00	\$0.00
	New Jersey Tea, 3'-4' Ht., Cont.	0 EA	\$15.00	\$0.00
	Little Bluestem, 1 Qt., cont.	0 EA	\$12.00	\$0.00
	Dwarf Inkberry Holly, 4'-6' Ht., #5 can	0 EA	\$45.00	\$0.00
	Northern Bayberry, 5'-12' Ht., B&B	0 EA	\$90.00	\$0.00



**TOWNSHIP OF ABERDEEN
GLASSWORKS
LOT 1; BLOCK 155
ESTIMATED IMPROVEMENT COST
PHASE 1C**

ITEM NO.	DESCRIPTION	UNIT	UNIT COST	ORIGINAL COST
RECREATION AREA IMPROVEMENTS				
	Emerald Sentinel Redcedar, 15'-20' Ht., B&B	0 EA	\$250.00	\$0.00
	Bearberry, 12-15", #2 can	4 EA	\$20.00	\$80.00
	Northern Bayberry, 5'-12' Ht., B&B	0 EA	\$90.00	\$0.00
	Prairie Dropseed, 1 Qt., cont.	0 EA	\$12.00	\$0.00
	Eastern Red Cedar, 40'-50' Ht., B&B	5 EA	\$225.00	\$1,125.00
	Basswood, 60'-80' Ht., B&B	0 EA	\$450.00	\$0.00
	Little Bluestem, 1 Qt., cont.	0 EA	\$12.00	\$0.00
	Red Osier Dogwood, 7'-9' Ht., B&B	0 EA	\$45.00	\$0.00
	Norway Spruce, 40'-60' Ht., B&B	0 EA	\$225.00	\$0.00
	Red Maple, 40'-60' Ht., B&B	0 EA	\$500.00	\$0.00
	Andorra Juniper, 1'-2' Ht., #3 can	0 EA	\$25.00	\$0.00
	White Fringetree, 15'-20' Ht., B&B	0 EA	\$425.00	\$0.00
	Bald Cypress, 50'-60' Ht., B&B	0 EA	\$450.00	\$0.00
	Sheep Laurel, 1'-3' Ht., #3 can	0 EA	\$25.00	\$0.00
	Goldsturm/Black-eyed Susan, 1 Qt. cont.	0 EA	\$12.00	\$0.00
	Mt. Vernon Cherrylaurel, 2'-4' Ht., Cont.	1 EA	\$75.00	\$75.00
	Eastern Redbud, 20'-30' Ht., B&B	0 EA	\$275.00	\$0.00
	Autumn Joy Sedum, 1 Qt. cont.	0 EA	\$12.00	\$0.00
	Sourgum or Tupelo, 30'-50', B&B	0 EA	\$450.00	\$0.00
	Red Oak, 60'-75' Ht., B&B	1 EA	\$500.00	\$500.00
	Indian Grass, 2 gal., cont.	0 EA	\$12.00	\$0.00
	Moonbeam Coreopsis, 1 Qt. cont.	0 EA	\$12.00	\$0.00
	Dwarf Inkberry Holly, 4'-6' Ht., #5 can	0 EA	\$45.00	\$0.00
	Purple Cornflower, 1 Qt. cont.	0 EA	\$12.00	\$0.00
	HELD AT 30% OF \$85,776.00			\$25,732.80
	PHASE 1C SUBTOTAL:			\$224,838.30
	TOTAL REMAINING CONSTRUCTION COST:			\$1,872,855.03
	TOTAL REMAINING BOND AMOUNT (120% X TOTAL CONST. COST):			\$2,247,426.04
	HELD AT 30% OF ORIGINAL BOND AMOUNT, \$8,391,934.50:			\$2,517,580.35
	SURETY BOND AMOUNT (15%):			\$377,637.05
	OR			
	CASH BOND AMOUNT (10%)			\$251,758.04