



J-U-B ENGINEERS, INC.



OTHER J-U-B COMPANIES

## Right-of-Way Cost

**Client:** Logan City  
**Project:** 400 North - 800 West to 600 West Connection  
**Date:** August 5, 2019

Parcel ID	Parcel Owner	R/W Required (Sq. Feet)	R/W Cost / Sq. Feet	R/W Cost	Cost to Cure	Procurement Cost	R/W Document Preparation	Total R/W Cost
05-062-0006	Valley View Estates LLC	33,450	\$ 8.00	\$ 267,600.00	\$ 580,000.00	\$ 10,000.00	\$ 5,000.00	\$ 862,600.00
05-062-0007	Wasatch Properties	22,855	\$ 10.00	\$ 228,550.00	\$ -	\$ 15,000.00	\$ 10,000.00	\$ 253,550.00
05-062-0008								
05-062-0029								
05-062-0031	Spendlove Medical Research Inc.	9,000	\$ 12.00	\$ 108,000.00	\$ -	\$ 10,000.00	\$ 5,000.00	\$ 123,000.00
05-062-0030								
05-062-0037	Logan City	31,110	\$ 2.75	\$ 85,552.50	\$ -	\$ -	\$ -	\$ 85,552.50
N/A	UPRR	6,125	\$ 8.00	\$ 49,000.00	\$ -	\$ 10,000.00	\$ 5,000.00	\$ 64,000.00
<b>Property Total</b>		<b>102,540</b>		<b>\$ 738,702.50</b>	<b>\$ 580,000.00</b>	<b>\$ 45,000.00</b>	<b>\$ 25,000.00</b>	<b>\$ 1,388,702.50</b>

Financial Summary		
Project Expenses	Total Cost of Property	\$ 1,388,702.50
	Total Project Cost	\$ 1,388,702.50
Logan City's Contributions	Logan City's 2012 Property Purchase Costs	\$ 85,552.50
	Logan City's Cash Contribution	\$ 403,150.00
	Logan City's Project Engineering Cost	\$ 2,116.33
	Logan City's Total Contribution Towards Project	\$ 490,818.83
	Requested COG Amount (Total Project Cost Less Logan City's Contributions)	\$ 900,000.00
	Logan City's Percent Match of Overall Project Cost	35.3%

**NOTES:**

- Cost to Cure for Valley View Estates includes relocation or removal of trailer homes, relocation cost for building occupants, replacement of access road along south side of property, and landscaping replacement.
- No total takes



## OPINION OF PROBABLE COST

**Client:** Logan City  
**Project:** 400 North - 800 West to 600 West Connection  
**Project No.:** 57-18-029  
**Date:** August 5, 2019

### Right-of-Way Cost to Cure - Valley View Estates

Item #	Description	Unit	Estimated Quantity	Unit Price	Total
<b>Access Road Relocation</b>					<b>Subtotal \$ 7,000.00</b>
1	Mobilization	Lump Sum	1	\$ 7,000.00	\$ 7,000.00
2	Roadway Excavation (Plan Quantity)	Cubic Yard	730	\$ 9.00	\$ 6,570.00
3	Granular Borrow (Plan Quantity)	Cubic Yard	450	\$ 28.00	\$ 12,600.00
4	Untreated Base Course (Plan Quantity)	Cubic Yard	190	\$ 32.00	\$ 6,080.00
5	Asphalt Surface Course, 3" Thick	Square Yard	1,140	\$ 16.00	\$ 18,240.00
6	8" C-900 DR14 Water Line	Feet	510	\$ 50.00	\$ 25,500.00
7	Grass Sod	Square Feet	10,000	\$ 1.00	\$ 10,000.00
8	Sprinkler System	Square Feet	10,000	\$ 1.00	\$ 10,000.00
					\$ -
<b>Construction Subtotal</b>					<b>\$ 95,990.00</b>
Construction Contingency		% Subtotal		20%	\$ 19,200.00
<b>Construction Total</b>					<b>\$ 115,190.00</b>
Preliminary Engineering		% Construction Total		8%	\$ 9,300.00
Construction Engineering		% Construction Total		6%	\$ 7,000.00
Trailer Lot Elimination		Each	8	\$ 56,000.00	\$ 448,000.00
<b>Project Total</b>					<b>\$ 579,490.00</b>

Trailer Lot Elimination Assumption: Buy out lease contract for 12 months at \$500 per month + Cost of Trailer Home \$30,000 each + displacement expense \$20,000

MEMORANDUM

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TO: Cache County Council of Governments

FROM: Bill Young  
City Engineer  
Logan City

DATE: 8/12/19

RE: Statement Certifying 30% Right of Way Plans

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I, Bill Young, Certify that the plans submitted for the 400 North 600 West – 800 West ROW Acquisition project are at a 30% design level.

*Bill Young*

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Bill Young, PE – Logan City Engineer

*8/12/19*



**J-U-B ENGINEERS, INC.**

J-U-B COMPANIES



**THE  
LANGDON  
GROUP**



**GATEWAY  
MAPPING  
INC.**

## MEMORANDUM

DATE: August 13, 2019  
TO: Cache County Council of Governments  
CC: Tom Dickinson, Logan City Assistant Engineer  
FROM: Jonny Budge, PE, J-U-B Engineers, Inc.  
SUBJECT: CCCOG Funding Application for 400 North – 800 West to 600 West Connection

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Thank you for accepting this application and for your consideration in funding this project for Logan City.

As a licensed professional engineer, I certify that the engineering design, plans, and estimate submitted meet industry standard and professional standard of care for a 30% completion milestone.

Regards,



Jonny Budge, PE  
Project Engineer