



**Letter to Industry  
LTI #2024-02**

<b>DCSM Reference:</b>	Art. 2-400, 2-500, 2-1000, and Appendix B – Unit Price List
<b>Summary of Issue/Topic:</b>	City Standard Coversheet and Unit Price List Update
<b>Effective Date:</b>	February 5, 2024
<b>Policy/ Design Requirements/ Guidelines:</b>	<p>Updates to Appendix B – Unit Price List of the City of Manassas and Construction Standards Manual (DCSM) to replace the existing list and LTI #1 and #18.</p> <p>Issuance of updated City Standard Coversheet, effective February 5, 2024, to satisfy the plan submission of Article 2. Performance bond cost estimates have been removed from the coversheet and may be submitted either as a separate plan sheet or as a supplemental document with the site plan application.</p>
<b>Background:</b>	<p>The City has updated the unit costs identified in the Project Cost Estimate for the Unit Price List for Performance Bonds in Appendix B of the DCSM to reflect current construction costs.</p> <p>All projects after the effective date identified above submitted for site plan review and approval shall use the updated unit costs to establish bond amounts. In addition, all site plans, except Minor Level II, shall use the updated City Standard Coversheet.</p> <p>Performance bond cost estimates have been removed from the coversheet and may be submitted either as a separate plan sheet or as a supplemental document with the site plan application.</p>
<b>Contact:</b>	Greg Bokan or Lance Kilby, P.E.
<b>Department:</b>	Community Development and Engineering
<b>Manager Approval:</b>	Matthew D. Arcieri
<b>Manager Title:</b>	Assistant City Manager/Director of Planning & Community Development

City of Manassas

<b>Concrete Items</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
VDOT Std. CG-2	0	L.F.	\$33.00	\$
VDOT Std. CG-3	0	L.F.	\$33.00	\$
VDOT Std. CG-6 / CG-6R	0	L.F.	\$42.00	\$
VDOT Std. CG-7	0	L.F.	\$33.00	\$
VDOT Std. MS-1	0	L.F.	\$89.00	\$
VDOT Std. MS-1A	0	L.F.	\$103.00	\$
VDOT Std. Sidewalk (4' Wide)	0	L.F.	\$44.00	\$
VDOT Std. Sidewalk (5' Wide)	0	L.F.	\$51.00	\$
Misc. Concrete	0	C.Y.	\$720.00	\$
VDOT Std. CG-9 Entrance (30' Wide)	0	EA.	\$6,000.00	\$
VDOT Std. CG-10 Entrance (30' Wide)	0	EA.	\$5,000.00	\$
VDOT Std. CG-11 Entrance	0	EA.	\$4,000.00	\$
VDOT Std. CG-12 Ramp	0	EA.	\$5,000.00	\$
VDOT Std. Retaining Wall	0	C.Y.	\$865.00	\$
City Std. R-7 Commercial Entrance (30')	0	EA.	\$7,200.00	\$
City Std. R-7 Commercial Entrance (40')	0	EA.	\$10,800.00	\$
City Std. R-8 Commercial Entrance (30')	0	EA.	\$6,000.00	\$

City Std. R-8 Commercial Entrance (40')	0	EA.	\$8,400.00	\$
City Std. R-8 Commercial Entrance (50')	0	EA.	\$10,800.00	\$
<b>Concrete Items Subtotal</b>				<b>\$</b>

<b>Storm Sewer Structures</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
VDOT Std. EW-1 (15")	0	EA.	\$2,325.00	\$
VDOT Std. EW-1 (18")	0	EA.	\$2,350.00	\$
VDOT Std. EW-1 (21")	0	EA.	\$2,375.00	\$
VDOT Std. EW-1 (24")	0	EA.	\$2,400.00	\$
VDOT Std. EW-1 (27")	0	EA.	\$2,500.00	\$
VDOT Std. EW-1 (30")	0	EA.	\$2,600.00	\$
VDOT Std. EW-1 (33")	0	EA.	\$2,700.00	\$
VDOT Std. EW-1 (36")	0	EA.	\$2,800.00	\$
VDOT Std. EW-1 (42")	0	EA.	\$4,800.00	\$
VDOT Std. EW-1 (48")	0	EA.	\$5,040.00	\$
VDOT Std. EW-1 (54")	0	EA.	\$6,000.00	\$
VDOT Std. EW-1 (60")	0	EA.	\$6,600.00	\$
VDOT Std. EW-1 (66")	0	EA.	\$7,200.00	\$
VDOT Std. EW-1 (72")	0	EA.	\$9,000.00	\$
VDOT Std. EW-2 (15")	0	EA.	\$1,625.00	\$

VDOT Std. EW-2 (18")	0	EA.	\$1,750.00	\$
VDOT Std. EW-2 (21")	0	EA.	\$2,100.00	\$
VDOT Std. EW-2 (24")	0	EA.	\$2,150.00	\$
VDOT Std. EW-2 (27")	0	EA.	\$2,600.00	\$
VDOT Std. EW-2 (30")	0	EA.	\$2,800.00	\$
VDOT Std. EW-2 (33")	0	EA.	\$2,925.00	\$
VDOT Std. EW-2 (36")	0	EA.	\$3,050.00	\$
VDOT Std. EW-2 (42")	0	EA.	\$8,500.00	\$
VDOT Std. EW-2 (48")	0	EA.	\$8,750.00	\$
VDOT Std. EW-2 (54")	0	EA.	\$9,100.00	\$
VDOT Std. EW-2 (60")	0	EA.	\$9,300.00	\$
VDOT Std. EW-2 (66")	0	EA.	\$9,500.00	\$
VDOT Std. EW-2 (72")	0	EA.	\$12,881.00	\$
VDOT Std. ES-1 (15")	0	EA.	\$1,300.00	\$
VDOT Std. ES-1 (18")	0	EA.	\$1,400.00	\$
VDOT Std. ES-1 (21")	0	EA.	\$1,500.00	\$
VDOT Std. ES-1 (24")	0	EA.	\$1,600.00	\$
VDOT Std. ES-1 (27")	0	EA.	\$1,950.00	\$
VDOT Std. ES-1 (30")	0	EA.	\$2,100.00	\$
VDOT Std. ES-1 (33")	0	EA.	\$2,300.00	\$

VDOT Std.ES-1 (36")	0	EA.	\$2,800.00	\$
VDOT Std.ES-1 (42")	0	EA.	\$7,000.00	\$
VDOT Std.ES-1 (48")	0	EA.	\$7,400.00	\$
VDOT Std.ES-1 (54")	0	EA.	\$7,800.00	\$
VDOT Std.ES-1 (60")	0	EA.	\$8,200.00	\$
VDOT Std.ES-1 (66")	0	EA.	\$8,600.00	\$
VDOT Std.ES-1 (72")	0	EA.	\$9,850.00	\$
VDOT Std.DI-1	0	EA.	\$6,900.00	\$
VDOT Std.DI-2	0	EA.	\$6,900.00	\$
VDOT Std.DI-3 (A,B,C)	0	EA.	\$7,300.00	\$
VDOT Std.DI-3 (D)	0	EA.	\$7,300.00	\$
VDOT Std.DI-3 (E)	0	EA.	\$7,300.00	\$
VDOT Std. DI-3 (F)	0	EA.	\$7,300.00	\$
VDOT Std. DI-5	0	EA.	\$7,200.00	\$
VDOT Std.DI-7	0	EA.	\$9,000.00	\$
VDOT Std.MH-1 Manhole	0	EA.	\$6,500.00	\$
VDOT Std.MH-2 Manhole	0	EA.	\$6,500.00	\$
VDOT Std. DI-9	0	EA.	\$2,500.00	\$
VDOT Std.JB-1	0	EA.	\$7,175.00	\$
<b>Storm Structure Items Subtotal</b>				<b>\$</b>

<b>Storm Sewer Pipe / Ditches</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
15" RCP	0	L.F.	\$120.00	\$
18" RCP	0	L.F.	\$150.00	\$
21" RCP	0	L.F.	\$175.00	\$
24" RCP	0	L.F.	\$200.00	\$
27" RCP	0	L.F.	\$225.00	\$
30" RCP	0	L.F.	\$250.00	\$
33" RCP	0	L.F.	\$275.00	\$
36" RCP	0	L.F.	\$300.00	\$
42" RCP	0	L.F.	\$325.00	\$
48" RCP	0	L.F.	\$350.00	\$
54" RCP	0	L.F.	\$550.00	\$
60" RCP	0	L.F.	\$600.00	\$
66" RCP	0	L.F.	\$650.00	\$
72" RCP	0	L.F.	\$675.00	\$
84" RCP	0	L.F.	\$700.00	\$
23"x 14" ERCP	0	L.F.	\$200.00	\$
30"x 19" ERCP	0	L.F.	\$200.00	\$
34"x 22" ERCP	0	L.F.	\$225.00	\$

38"x 24" ERCP	0	L.F.	\$400.00	\$
42"x 27" ERCP	0	L.F.	\$425.00	\$
45"x 29" ERCP	0	L.F.	\$450.00	\$
49"x 32" ERCP	0	L.F.	\$475.00	\$
53"x 34" ERCP	0	L.F.	\$500.00	\$
60"x 38" ERCP	0	L.F.	\$765.00	\$
68"x 43" ERCP	0	L.F.	\$916.00	\$
76"x 48" ERCP	0	L.F.	\$1,100.00	\$
83"x 53" ERCP	0	L.F.	\$1,320.00	\$
12" HDPE	0	L.F.	\$60.00	\$
15" HDPE	0	L.F.	\$100.00	\$
18" HDPE	0	L.F.	\$128.00	\$
24" HDPE	0	L.F.	\$150.00	\$
30" HDPE	0	L.F.	\$175.00	\$
36" HDPE	0	L.F.	\$195.00	\$
42" HDPE	0	L.F.	\$204.00	\$
48" HDPE	0	L.F.	\$210.00	\$
60" HDPE	0	L.F.	\$300.00	\$
VDOT Std. Box Culvert	0	C.Y.	\$900.00	\$
VDOT Std. Underdrain (Sidewalk)	0	L.F.	\$24.00	\$

VDOT Std. Underdrain (Roadway)	0	L.F.	\$21.00	\$
VDOT Std. Paved Ditch / Gutter	0	S.Y.	\$94.00	\$
VDOT Std. Rip Rap (Dry)	0	S.Y.	\$84.00	\$
VDOT Std. Rip Rap (Grouted)	0	S.Y.	\$94.00	\$
[*Pipe Includes Bedding Material (#57 Stone)	0			
Excavation and Backfill with 2' Cover]	0			
<b>Storm Pipe / Ditches Items Subtotal</b>				<b>\$</b>

<b>Stormwater Management/ BMP Facilities</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
<i>Non-Proprietary BMP (Engineer Estimate for all SWM)</i>				
Dry Retention Pond	0	EA.	By Itemized Cost	\$
Dry Extended Retention Pond	0	EA.	By Itemized Cost	\$
Wet Pond/Wetlands	0	EA.	By Itemized Cost	\$
Bioswale	0	EA.	By Itemized Cost	\$
Vegetated Grass Channel	0	EA.	By Itemized Cost	\$
Micro-Bio-Retention (Raingarden)	0	EA.	By Itemized Cost	\$
Infiltration Practices without Sand	0	EA.	By Itemized Cost	\$
Infiltration Practices with Sand	0	EA.	By Itemized Cost	\$
Filtering Practices with Sand Below Ground	0	EA.	By Itemized Cost	\$
Filtering Practices with Sand Above Ground	0	EA.	By Itemized Cost	\$



<i>Permeable Pavement Level 2 Design</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Vegetated Roof Level 1 Design</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Vegetated Roof Level 2 Design</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Soil Compost Amendment</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Rooftop Impervious Surface Disconnection</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Sheet Flow to a Vegetated Filter Strip</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Proprietary/Manufactured BMP - Manufacturer's Certified Cost Plus Construction Cost</i>				
<i>Aqua-Swirl Stormwater Treatment System</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>BaySeparator</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Continuous Defective Separator (CDS)</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Downstream Defender</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Hydroguard</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Stormceptor MAX</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Stormceptor OSR</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Stormceptor STC</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>StormPro</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Storm Water Quality Unit</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>V2B1</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>The Vortechs System</i>	0	EA.	<i>By Itemized Cost</i>	\$
<i>Aqua -Filter Stormwater Filtration System</i>	0	EA.	<i>By Itemized Cost</i>	\$

Storm Tech Isolater Row	0	EA.	By Itemized Cost	\$
Up-Flo Filter with CPZ Media	0	EA.	By Itemized Cost	\$
The Stormwater Management StormFilter w/ ZPG Media	0	EA.	By Itemized Cost	\$
BayFilter Stormwater Cartridge System	0	EA.	By Itemized Cost	\$
Filterra Bioretention Systems	0	EA.	By Itemized Cost	\$
Jellyfish Filter	0	EA.	By Itemized Cost	\$
Modular Wetland System Linear (MWS-Linear)	0	EA.	By Itemized Cost	\$
Perk Filter	0	EA.	By Itemized Cost	\$
The Stormwater Management StormFilter w/ Phosphosorb Media	0	EA.	By Itemized Cost	\$
<b>Stormwater Management/BMP Facilities Cost Estimates per Impervious Acre Treated Subtotal</b>				\$

<b>Water Mains / Related Items</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
Fire Hydrant Assembly	0	EA.	\$9,200.00	\$
4" DIP Water Main	0	L.F.	\$90.00	\$
6" DIP Water Main	0	L.F.	\$90.00	\$
8" DIP Water Main	0	L.F.	\$140.00	\$
12" DIP Water Main	0	L.F.	\$160.00	\$
4" WV&G Valve	0	EA.	\$1,300.00	\$
6" WV&G Valve	0	EA.	\$1,500.00	\$
8" WV&G Valve	0	EA.	\$2,500.00	\$

12" WV&G Valve	0	EA.	\$3,000.00	\$
4" Wet Tap	0	EA.	\$5,500.00	\$
6" Wet Tap	0	EA.	\$6,500.00	\$
8" Wet Tap	0	EA.	\$7,500.00	\$
12" Wet Tap	0	EA.	\$8,500.00	\$
Water Service (less than 1")	0	EA.	\$2,000.00	\$
Water Service (1")	0	EA.	\$2,400.00	\$
Water Service (1 1/2" - 2")	0	EA.	\$4,000.00	\$
Water Service (3" or larger)	0	EA.	\$0.00	\$
<b>Water Main / Related Items Subtotal</b>				<b>\$</b>

<b>Sanitary Sewer / Related Items</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
4" Sanitary Sewer (Plastic)	0	L.F.	\$50.00	\$
6" Sanitary Sewer (Plastic)	0	L.F.	\$100.00	\$
8" Sanitary Sewer (Plastic)	0	L.F.	\$125.00	\$
12" Sanitary Sewer (Plastic)	0	L.F.	\$145.00	\$
8" Ductile Iron Sanitary Sewer	0	L.F.	\$125.00	\$
12" Ductile Iron Sanitary Sewer	0	L.F.	\$185.00	\$
Core-Bore Existing Manhole	0	EA.	\$2,500.00	\$
VDOT Std. MH-1 Manhole (6' Deep)	0	EA.	\$12,000.00	\$

VDOT Std. MH-2 Manhole (6' Deep)	0	EA.	\$14,000.00	\$
Drop Connection	0	EA.	\$2,000.00	\$
<b>San.Sew./Related Items Subtotal</b>				<b>\$</b>

<b>Pavement / Paving Items</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
Bituminous Concrete Type SM-9.5	0	S.Y./inch	\$25.80	\$
Bituminous Concrete Type BM-25.0	0	S.Y./inch	\$12.00	\$
Intermediate Course Type IM-19.0A	0	S.Y./inch	\$18.00	\$
Class A Prime & Double Seal (Surface)	0	S.Y.	\$7.80	\$
Aggregate Base Type 21-A	0	S.Y./inch	\$30.00	\$
Asphalt Curb (6" High)	0	L.F.	\$25.00	\$
Asphalt Trail w/ 4" Aggr. Base	0	S.Y.	\$70.00	\$
Asphalt Milling	0	S.Y./inch	\$4.80	\$
Gravel Shoulders (4" Depth)	0	S.Y.	\$15.00	\$
Pavement Restoration	0	EA.	\$15,000.00	\$
<b>Pavement/Paving Items Subtotal</b>				<b>\$</b>

<b>Landscaping</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
Deciduous Tree (2.5" cal.)	0	EA.	\$1,000.00	\$
Evergreen Tree (6'-7')	0	EA.	\$400.00	\$
Shrub (30"-36")	0	EA.	\$100.00	\$

Seed and Mulch (Fescue)	0	/ AC	\$7,250.00	\$
Sod (Fescue)	0	S.Y.	\$9.00	\$
Landscape Timbers (P.T.)	0	L.F.	\$40.00	\$
<b>Landscaping Items Subtotal</b>				<b>\$</b>

<b>Retaining Walls</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
Timber	0	S.F.	\$40.80	\$
Crib	0	S.F.	\$52.80	\$
MSE/Geogrid	0	S.F.	\$60.00	\$
Gravity Wall	0	S.F.	\$86.40	\$
Excavation for tiebacks in walls in cut areas	0	C.Y.	\$34.80	\$
Anti-Graffiti Paint	0	S.F.	\$21.60 (Min. \$2,500)	\$

<b>Erosion &amp; Sediment Control</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
Clear and Grub	0	AC.	\$15,000.00	\$
Silt Fence	0	L.F.	\$8.00	\$
Super Silt Fence	0	L.F.	\$20.00	\$
Safety Fence	0	L.F.	\$7.00	\$
Sediment Trap	0	C.Y.	\$20.00	\$
Inlet Protection	0	EA.	\$360.00	\$
Outlet Protection	0	S.Y.	\$70.00	\$

Check Dam	0	EA.	\$450.00	\$
Diversion Berm	0	L.F.	\$12.00	\$
Construction Entrance w/ Wash Rack	0	EA.	\$4,000.00	\$
Temporary Seeding w/ Mulch	0	S.Y.	\$14.00	\$
Permanent Seeding w/ Mulch	0	S.Y.	\$1.75	\$
<b>Erosion/Sediment Items Subtotal</b>				<b>\$</b>

<b>Mobilization</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
	0	L.S.	\$0.00	\$

<b>Earthwork</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
Fill Material	0	C.Y.	\$50.00	\$
Excavation (Regular)	0	C.Y.	\$44.00	\$
Excavation (Rock)	0	C.Y.	\$125.00	\$
Material Stockpile	0	C.Y.	\$40.00	\$
<b>Earthwork Subtotal</b>				<b>\$</b>

<b>Traffic Control / Signals / Striping</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
Traffic Signal Pole Assembly	0	EA.	\$90,000.00	\$
Traffic Signal Controller and Cabinet	0	EA.	\$30,000.00	\$
Barricades / Barrels	0	EA.	\$54.00	\$
Temporary Line Painting / Striping (Type A)	0	L.F.	\$0.84	\$

<i>Permanent Line Painting / Striping (Type B)</i>	0	L.F.	\$1.50	\$
<i>Crosswalk Painting (6' Wide)</i>	0	L.F.	\$22.20	\$
<i>Stop Bar Painting (2' Wide)</i>	0	L.F.	\$13.00	\$
<i>Flow Arrow Painting</i>	0	EA.	\$180.00	\$
<i>VDOT Std. Guard Rail</i>	0	L.F.	\$55.00	\$
<i>Std. TB-1 Traffic Barricade</i>	0	EA.	\$2,000.00	\$
<i>Std. ED-1 Road Edge Delineators (Type 1)</i>	0	EA.	\$150.00	\$
<i>Std. ED-1 Road Edge Delineators (Type 2)</i>	0	EA.	\$132.00	\$
<i>Std. ED-1 Road Edge Delineators (Type 3)</i>	0	EA.	\$120.00	\$
<i>VDOT Std. Guard Rail Terminal (GR-7)</i>	0	EA.	\$4,000.00	\$
<b>Traffic Signals/Striping Subtotal</b>				\$

<b>Miscellaneous / Incidentals</b>	<b>Quantity</b>	<b>Units</b>	<b>Unit Cost</b>	<b>Total</b>
<i>Monument Sign</i>	0	L.S.	\$	\$
<i>Irrigation System</i>	0	L.S.	\$	\$
<i>Street Lights</i>	0	EA.	\$7,000.00	\$
<i>Parking Area Lights</i>	0	EA.	\$5,000.00	\$
<i>Std. 4' High Chain Link Fence</i>	0	L.F.	\$45.00	\$
<i>Std. 6' High Chain Link Fence</i>	0	L.F.	\$50.00	\$
<i>Std. 4' High Board on Board Fence</i>	0	L.F.	\$40.00	\$

<i>Std. 6' High Board on Board Fence</i>	<i>0</i>	<i>L.F.</i>	<i>\$60.00</i>	<i>\$</i>
<i>Street Name Signs</i>	<i>0</i>	<i>EA.</i>	<i>\$550.00</i>	<i>\$</i>
<i>Bike Rack</i>	<i>0</i>	<i>EA.</i>	<i>\$350.00</i>	<i>\$</i>
<b><i>Misc. / Incidental Items Subtotal</i></b>				<b><i>\$</i></b>

<b><i>Construction Cost Total</i></b>				<b><i>\$</i></b>
<b><i>Admin Cost (15% Construction Cost)</i></b>				<b><i>\$</i></b>
<b><i>Total Performance Bond Amount</i></b>				<b><i>\$</i></b>