

City of Bonney Lake
Allan Yorke Park Master Plan
Phased Cost Estimate
July 14, 2016

ITEM	PRIORITY	SECONDARY	TOTAL
PHASE 1			
South Field (North Park)			
• Turf and Associated Improvements	\$ 623,248		
• LED Lighting		\$ 575,960	
Sub-Total	\$ 623,248	\$ 575,960	\$ 1,199,208
East Parking Lot (North Park)			
• Site Prep, Demo, Grading		\$ 19,268	
• Gravel Surfacing		\$ 63,423	
• Asphalt Surfacing, Curb and Gutter, Striping		\$ 147,954	
• Lighting		\$ 27,104	
Sub-Total	\$ -	\$ 257,749	\$ 257,749
BMX AREA (South Park)			
• Site Prep, Demo	\$ 37,321		
• Restroom/ Concessions	\$ 238,414		
• Starting Gate, Officials Box, Track Grading, Fencing	\$ 340,026		
• Parking Lot			
- Site Prep, Demo, Grading	\$ 22,878		
- Gravel	\$ 141,056		
- Asphalt Surfacing, Curb and Gutter, Striping		\$ 336,633	
- Lighting		\$ 67,760	
Sub-Total	\$ 779,695	\$ 404,393	\$ 1,184,088
Trails (South Park)			
• Mountain Bike Trail		\$ 47,046	
• Loop Trail		\$ 138,197	
Sub-Total	\$ -	\$ 185,242	\$ 185,242
Amenities (South Park)			
• Picnic Shelter		\$ 128,127	
Sub-Total	\$ -	\$ 128,127	\$ 128,127
Amenities (East Park)			
• Trails & Paths		\$ 4,055	
Sub-Total	\$ -	\$ 4,055	\$ 4,055
Amenities (North Park)			
• Asphalt Path		\$ 66,364	
• Restroom/ Concessions	\$ 361,725		
• Large Dog Park		\$ 64,188	
• Small Dog Park		\$ 30,150	
Sub-Total	\$ 361,725	\$ 160,702	\$ 522,427
PHASE 1 TOTAL	\$ 1,764,667	\$ 1,716,229	\$ 3,480,896

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ITEM	PRIORITY	SECONDARY	TOTAL
PHASE 2			
Field (East Park)			
• Turf and Associated Improvements	\$ 1,982,006		
• LED Lighting		\$ 575,960	
Sub-Total	\$ 1,982,006	\$ 575,960	\$ 2,557,966
Parking Lot (East Park)			
• Site Prep, Demo, Grading	\$ 67,562		
• Gravel Surfacing	\$ 256,677		
• Asphalt Surfacing, Curb and Gutter, Striping		\$ 601,655	
• Lighting		\$ 40,656	
Sub-Total	\$ 324,239	\$ 642,311	\$ 966,550
Boat Trailer Parking Lot (East Park)			
• Site Prep, Demo, Grading	\$ 55,419		
• Gravel Surfacing	\$ 236,318		
• Asphalt Surfacing, Curb and Gutter, Striping		\$ 532,882	
• Lighting		\$ 67,760	
Sub-Total	\$ 291,737	\$ 600,642	\$ 892,380
Amenities (East Park)			
• Restroom/ Concessions	\$ 259,575		
• Trails & Paths		\$ 17,031	
• Play Area		\$ 149,036	
• Maintenance Building		\$ 703,569	
Sub-Total	\$ 259,575	\$ 869,636	\$ 1,129,211
PHASE 2 TOTAL	\$ 2,857,557	\$ 2,688,550	\$ 5,546,108

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PHASE 3			
North Field (North Park)			
• Turf and Associated Improvements	\$ 1,833,444		
• LED Lighting		\$ 575,960	
Sub-Total	\$ 1,833,444	\$ 575,960	\$ 2,409,404
West Parking Lot (North Park)			
• Site Prep, Demo, Grading		\$ 101,673	
• Gravel Surfacing		\$ 227,237	
• Asphalt Surfacing, Curb and Gutter, Striping		\$ 537,394	
• Lighting		\$ 101,640	
Sub-Total	\$ -	\$ 967,943	\$ 967,943
Amenities (North Park)			
• Soft Surface Trails		\$ 33,209	
• Community Garden		\$ 24,018	
• Planting Areas		\$ 102,858	
Sub-Total	\$ -	\$ 160,085	\$ 160,085
PHASE 3 TOTAL	\$ 1,833,444	\$ 1,703,989	\$ 3,537,433

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PHASE 4

Field (Central Park)

• Natural Grass and Associated Improvements	\$ 1,765,104		
• LED Lighting		\$ 575,960	
• Synthetic Turf (additional cost to switch from natural turf)		\$ 1,058,606	
Sub-Total	\$ 1,765,104	\$ 1,634,566	\$ 3,399,670

Amenities (Central Park)

• Trails & Paths		\$ 52,944	
• Netting Over Existing Play Area		\$ 84,700	
• Play Area		\$ 202,590	
• Planting Areas		\$ 37,906	
Sub-Total	\$ -	\$ 378,139	\$ 378,139

PHASE 4 TOTAL	\$ 1,765,104	\$ 2,012,705	\$ 3,777,809
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ALLAN YORK PARK GRAND TOTAL	\$ 8,220,773	\$ 8,121,473	\$ 16,342,246
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cost in 10 years with average annual inflation rate of 1.95%	\$ 9,972,061	\$ 9,851,608	\$ 19,823,669
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cost in 20 years with average annual inflation rate of 1.95%	\$ 12,096,431	\$ 11,950,317	\$ 24,046,747
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NOT INCLUDED

SITE

- Demolition of Existing Buildings