

STORMWATER MANAGEMENT ESTIMATE- KEYSTONE EMPLOYMENT AND ECONOMIC PLAN  
 DETENTION BASIN COSTS (DOES NOT INCLUDE CONVEYANCE SYSTEMS)  
 BOROUGH OF POTTSTOWN AND WEST POTTS GROVE TOWNSHIP  
 PREPARED: JANUARY 17, 2017

PARCEL	OWNER	LOT AREA (ACRE)	DEVELOPABLE AREA (ACRE)	IMPERVIOUS AREA (ACRE)	UNIT COST FOR BASINS PER ACRE	STORMWATER MANAGEMENT COST
2	WEST POTTS GROVE INDUSTRIAL COMMONS, LLC (SOUTH PORTION)	13.32	6.00	4.80	\$87,120.00	\$418,176.00
1	400 OLD READING PIKE, INC.	35.19	35.19	28.15	NA	NA
SUBTOTAL AREA 1.						\$418,176.00
5	POTTSTOWN INDUSTRIAL INVESTMENTS, LLC	38.40	12.20	9.76	\$87,120.00	\$850,291.20
2	WEST POTTS GROVE INDUSTRIAL COMMONS, LLC (NORTH PORTION)	14.18	12.20	9.76	\$87,120.00	\$850,291.20
4	NORMAN AND NANCY BARCLAY	2.75	2.75	2.20	NA	NA
3	VARI CORP	3.78	3.78	3.02	NA	NA
SUBTOTAL AREA 2.						\$1,700,582.40
6/7	LANKFORD ACQUISITIONS COMPANY, LP	20.32	8.00	6.40	\$87,120.00	\$557,568.00
8	SMKOZ , LLC	11.62	2.90	2.32	\$87,120.00	\$202,118.40
9a/9b	WELKIE AND MAACK, INC.	6.16	4.70	3.76	\$87,120.00	\$327,571.20
10	THOMAS BIANCHINI	10.64	7.70	6.16	\$87,120.00	\$536,659.20
11/12	CONSTANTINE II, LP	11.66	7.90	6.32	\$87,120.00	\$550,598.40
13	POTTSTOWN BOROUGH	12.00	0.00	0.00	NA	NA
SUBTOTAL AREA 3.						\$2,174,515.20
Road/Trail	KEYSTONE BOULEVARD EXTENSION (ROAD/TRAIL)	15.25	0.00	3.70	\$87,120.00	\$322,344.00
SUBTOTAL AREA 4.						\$322,344.00
TOTAL AREAS		195.27	103.32			
<b>TOTAL STORMWATER BASIN COSTS AREAS 1 THROUGH 4.</b>						<b>\$4,615,617.60</b>

STORMWATER UNIT COST IS BASED ON \$2.00 /SF WHICH IS AN AVERAGE FOR THE COST TO INSTALL ABOVE GROUND AND UNDERGROUND DETENTION BASINS.

UNIT PRICES ARE NOT PREVAILING WAGE. ADD 20% FOR PREVAILING WAGE.