

**From:** [Paul T. Agnello](#)  
**To:** [Adam Hager](#); [Leah Vigil](#)  
**Cc:** [Rodney White](#)  
**Subject:** Re: UPC 110987 Funding Deficit  
**Date:** Thursday, April 30, 2020 3:42:40 PM  
**Attachments:** [image001.png](#)  
[Scoping Fredericksburg\\_00000000110987.pdf](#)

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Hi Adam and Leah,

VDOT just sent us the new estimate for UPC 110987 for about \$6.3 Million.

PE is the same, RW went down, but CN went up significantly in cost.

Original Smart Scale Cost Estimate:

PE: \$500K

RW: \$2,250,000

CN: \$2,400,000

Total: \$5,150,000

Thanks,

Paul

***Paul Agnello, AICP***

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Spotsylvania County Planning and Zoning Department  
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Spotsylvania, VA 22553  
[pagnello@spotsylvania.va.us](mailto:pagnello@spotsylvania.va.us)  
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Description: image001





# Project Cost Estimating System

## SUMMARY PAGE

DISTRICT	FREDERICKSBURG		
PROJECT NUMBER	636088707		
CONSTRUCTION END YEAR	FY2023	UPC	110987
AD YEAR	FY2023	RATE OF INFLATION TO AD	8.43%
ESTIMATE YEAR	FY2020	INFLATION RATE DURING CN	N/A
Date of previous estimate	04/21/20		
PROJECT MANAGER / DESIGNER	Anastasia.Kapitan		
Preliminary Engineering Estimate:	MANUAL		
Construction Estimate:	MANUAL		
Right-of-Way Estimate:	MANUAL		
Utilities Estimate:	MANUAL		
DATE	4/21/2020		

THE FOLLOWING DATA WILL BE PROVIDED UPON COMPLETION OF THE REMAINDER OF THE WORKBOOK, WHICH IS ACCESSED BY SELECTING THE CONST, RW, & UTIL TABS BELOW

Bridge PE ESTIMATE	\$0
Bridge CN ESTIMATE	\$0
Bridge RW ESTIMATE	\$0
PRELIMINARY ENGINEERING ESTIMATE (excluding Bridge PE)	\$500,000
CONSTRUCTION ESTIMATE (excluding Bridge CN)	\$4,619,554
RIGHT-OF-WAY & UTILITIES ESTIMATE(excluding Bridge RW)	\$1,181,904
TOTAL PROJECT ESTIMATE (excluding Bridge estimate)	\$6,301,458

**From:** [Paul T. Agnello](#)  
**To:** [Adam Hager](#); [Leah Vigil](#)  
**Cc:** [Rodney White](#); [Erik Nelson](#); [Alexander E. Owsiak](#); [Brandon F. Brown](#)  
**Subject:** More information on UPC 110987: Rte 208/Hood Drive Funding Deficit  
**Date:** Thursday, April 30, 2020 4:12:41 PM  
**Attachments:** [Scoping Fredericksburg\\_000000000110987.pdf](#)

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Good afternoon Adam and Leah,

Below is the VDOT explanation for why the cost for UPC 110987 increased from \$5.15 M to \$6.3 Million with the attached detail for the cost estimate.

Thank you,

Paul

**From:** Kapitan, Anastasia [mailto:[anastasia.kapitan@vdot.virginia.gov](mailto:anastasia.kapitan@vdot.virginia.gov)]  
**Sent:** Thursday, April 30, 2020 3:55 PM  
**To:** Paul T. Agnello <[PAgnello@spotsylvania.va.us](mailto:PAgnello@spotsylvania.va.us)>  
**Cc:** Catherine Coffey <[catherine.coffey@vdot.virginia.gov](mailto:catherine.coffey@vdot.virginia.gov)>; Ha, Minwoo <[minwoo.ha@vdot.virginia.gov](mailto:minwoo.ha@vdot.virginia.gov)>; Gardner, Susan <[susan.gardner@vdot.virginia.gov](mailto:susan.gardner@vdot.virginia.gov)>; Rodney White <[RWhite@spotsylvania.va.us](mailto:RWhite@spotsylvania.va.us)>; Martin, Kendall <[ken.martin@vdot.virginia.gov](mailto:ken.martin@vdot.virginia.gov)>; Stephen Haynes <[stephen.haynes@vdot.virginia.gov](mailto:stephen.haynes@vdot.virginia.gov)>  
**Subject:** Re: [EXTERNAL]: Re: UPC 110987 Funding Deficit

Initially Hydraulics planned a storm water basin on parcel 002 (future 7-11 site) and the right of way estimate was high due to the land value and damages. Hydraulics was asked to look at other parcels for the basin location. There were no other workable locations so we asked them to look into piping the storm water to the existing basin at the commuter lot. This was achievable and it increased the construction cost.

On Thu, Apr 30, 2020 at 3:47 PM Paul T. Agnello <[PAgnello@spotsylvania.va.us](mailto:PAgnello@spotsylvania.va.us)> wrote:

Thank you Ana,

Can you please provide us with some information on what caused the RW costs to decrease and the CN costs to increase?

Thank you for your help,

Paul

**From:** Kapitan, Anastasia [mailto:[anastasia.kapitan@vdot.virginia.gov](mailto:anastasia.kapitan@vdot.virginia.gov)]  
**Sent:** Thursday, April 30, 2020 3:33 PM  
**To:** Paul T. Agnello <[PAgnello@spotsylvania.va.us](mailto:PAgnello@spotsylvania.va.us)>  
**Cc:** Catherine Coffey <[catherine.coffey@vdot.virginia.gov](mailto:catherine.coffey@vdot.virginia.gov)>; Ha, Minwoo <[minwoo.ha@vdot.virginia.gov](mailto:minwoo.ha@vdot.virginia.gov)>; Gardner, Susan <[susan.gardner@vdot.virginia.gov](mailto:susan.gardner@vdot.virginia.gov)>; Rodney White <[RWhite@spotsylvania.va.us](mailto:RWhite@spotsylvania.va.us)>; Martin, Kendall <[ken.martin@vdot.virginia.gov](mailto:ken.martin@vdot.virginia.gov)>; Stephen Haynes <[stephen.haynes@vdot.virginia.gov](mailto:stephen.haynes@vdot.virginia.gov)>  
**Subject:** [EXTERNAL]: Re: UPC 110987 Funding Deficit

Paul,

Attached for your reference is the current estimate for the Hood Dr SmartScale project.

Please let me know if you have any questions.  
Ana