



Route 28 Corridor Feasibility Study

Conceptual Alternative #	Alignment Color	Length in Miles	2017 Planning Level Costs								
			Construction Cost (\$Millions) ¹	ROW Cost (\$Millions) ²	Utility Cost (\$Millions) ³	Environmental Mitigation Cost (\$Millions) ⁴	Subtotal Estimated Cost (\$Millions)	Contingency ⁵	Total Estimated Cost (\$Millions)	Rounded up to Nearest \$5 Million	
2040 No-Build			\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	10%	\$ -	\$ -
Alt 2A		4.25	\$ 138	\$ 58	\$ 6	\$ 16	\$ 218	\$ 22		\$ 240	\$ 240
Alt 2B		4.0	\$ 122	\$ 33	\$ 4	\$ 13	\$ 172	\$ 17		\$ 189	\$ 190
Alt 4		3.5	\$ 98	\$ 106	\$ 17	\$ 2	\$ 223	\$ 22		\$ 245	\$ 245
Alt 9		4.75	\$ 117	\$ 103	\$ 12	\$ 8	\$ 240	\$ 24		\$ 264	\$ 265

Notes:

1. Construction Costs developed using VDOT PCES worksheets. Includes preliminary engineering and CEI. Estimate includes roadway, bridge, landscaping, lighting, MOT, SWM, drainage and traffic items.
2. ROW Costs based on current assessed values for property + 40%. Estimate includes utility easements, building demolition, relocation costs, damages, asbestos removal and administrative costs. Unit costs for ROW additional costs derived from VDOT PCES worksheets. Assumed 20% condemnations.
3. Utility Costs based \$3.5 million/mile in developed corridors + \$1 million per transmission power pole.
4. Environmental Mitigation Costs based on \$600 / linear foot of impacted stream, \$60,000 / acre of wetlands impacted, \$15,000 / hazardous material site for investigation, potential noise walls at \$50/SF with 15' height. Also includes (1) Phase 3 cultural resource investigation.
5. Based on VDOT PCES system guidelines, a contingency of 10% was added.

Preliminary Alternatives	
Alt. 1	No Build
Alt. 2A	Godwin Dr extended to existing Route 28 south of Bull Run
Alt. 2B	Godwin Dr extended to existing Route 28 north of Bull Run
Alt. 4	Widening Route 28 on existing alignment between Liberia Avenue and the Fairfax County line
Alt. 9	Euclid Avenue extension north to Route 28 near Bull Run and south to Sudley Road/Route 28 Intersection

Estimated costs subject to change as the project progresses through the project development process and costs are inflated for future construction years.

2017 Planning Level Costs

