

## Bicester Market Square - Manmade paving option

Client	Cherwell District Council	
Project	Bicester Market Square	
Title	Manmade paving option	
Project Number	70121516	
Date	28 May 2025	
Revision	1	
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## 1.1 Estimate History

Notes / Variations	Date Issued
1.1 Initial cost estimate	28 May 2025

## 2.1 Document Register

Document Title	Document Reference	Revision	Format	Date
Bicester Market Square Improvements - Preferred Design	70121516-WSP-BMS-SK- Bicester Market Square Preferred Design	1	PDF	

### 3.1 Notes

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**Pricing Notes**

Estimates have been based upon drawing numbers as scheduled on the attached and viewing on Google maps

**Exclusions**

Legal issues

VAT

Land take / CPO

Planning and approval changes

Taxes and levies

Licenses and all associated costs and fees

Changes in legislation and any form of applicable standards

Costs associated with invasive and/or protected species

Speed cameras, as design progresses will be included

Public artwork

Inflation

**Assumptions**

All assumptions are included within the estimate

## 4.1 Cost Summary

Item Description	
<b>Direct Construction Costs</b>	
Base Construction Cost	£1,432,467
<b>Indirect Construction Costs</b>	
Contingency	£143,247
Main Contractor Preliminaries, and Traffic Management	£551,500
Overheads	£198,397
Contractor Fees	£109,118
Fees	£750,000
Utilities	£250,000
Land	£0
<b>Total excl. Risk and Inflation</b>	<b>£3,434,729</b>
Risk	£850,885
Inflation	£213,852
<b>Total</b>	<b>£1,064,738</b>
<b>Total cost</b>	<b>£4,499,466</b>



Item Description	Notes / Assumptions	Quantity	Unit	Rate	Total
<b>Series 200: Site Clearance</b>					
General site clearance		0.65	ha	£8,868.52	£5,765
Kerb removal		350	m	£20.00	£7,000
Bollard to be taken up and tipped off site		1	no	£51.24	£51
Lighting column to be taken down and tipped off site		1	no	£243.18	£243
Existing planters to be taken up and tipped off site		4	no	£32.50	£130
Existing post planters to be taken up and tipped off site		6	no	£57.71	£346
Existing bin to be taken up and tipped off site		5	no	£29.17	£146
Existing traffic signs to be taken up and tipped off site		10	no	£57.71	£577
Existing parking meter to be taken up and tipped off site		1	no	£108.84	£109
Allowance for site clearance items not identified at this stage		1	item	£30,000.00	£30,000
<b>Series 500: Drainage</b>					
Allowance for drainage		1	item	£50,000.00	£50,000
<b>Series 600: Earthworks</b>					
<b>Excavation</b>					
Excavation of material	Paved section	1,524	m3	£16.13	£24,587
Excavation of material	Carriageway section	488	m3	£16.13	£7,873
Excavation of material	Landscaping requirements	185	m3	£16.13	£2,985
<b>Hard material</b>					
Extra over for hard material	Paved section	381	m3	£23.66	£9,014
Extra over for hard material	Carriageway section	122	m3	£23.66	£2,887
Extra over for hard material	Landscaping requirements	47	m3	£23.66	£1,112
<b>Disposal</b>					
Disposal		2,197	m3	£10.00	£21,970
Transport to tip	Assume 10km to nearest tip	21,970	m3/km	£4.12	£90,538
<b>Series 700: Pavements</b>					
<b>Binder course</b>					
60mm binder course	Full carriageway reinstatement	500	m2	£28.88	£14,438
60mm binder course	Coloured surfacing reinstatement	475	m2	£28.88	£13,716
<b>Surface course</b>					
40mm surface course	Full carriageway reinstatement	500	m2	£30.43	£15,217
Coloured surface course	Coloured surfacing reinstatement	475	m2	£60.00	£28,500
Accent paving	Edge of carriageway for narrowing	100	m2	£125.00	£12,500
<b>Sub-base</b>					
250mm subbase	Full carriageway reinstatement	500	m2	£21.66	£10,829
250mm subbase	Coloured surfacing reinstatement	475	m2	£21.66	£10,288
<b>Base Course</b>					
150mm base course	Full carriageway reinstatement	500	m2	£73.91	£36,953
150mm base course	Coloured surfacing reinstatement	475	m2	£73.91	£35,105
<b>Tack coat</b>					
Tack coat		2,925	m2	£1.65	£4,815
<b>Series 1100: Kerbs, footways and paved areas</b>					
<b>Kerbing</b>					
Kerb - Granite kerbing		287	m	£246.12	£70,636
Kerb - Granite BN kerb		42	m	£216.69	£9,101
<b>Manmade concrete Paving Option 3</b>					
Stone aggregate concrete paving flags varying lengths		3,048	m2	£125.00	£381,000
Stone aggregate concrete paving flags paving setts accent strips to footways		318	m2	£90.00	£28,620
Stone aggregate concrete paving flags blocks for car parking area		97	m2	£125.00	£12,125
Mixed colour, Stone aggregate concrete paving flags pavers for vehicle crossovers		53	m2	£125.00	£6,625
<b>Sub-base</b>					
Sub-base for pavings		1,410	m3	£40.90	£57,669
<b>Series 1200: Traffic signs and road markings</b>					
<b>Road markings</b>					
Allowance for road marking		1	item	£4,000.00	£4,000
<b>Road signs</b>					
Allowance for signage		1	item	£20,000.00	£20,000
<b>Traffic signal installations</b>					
Allowance for potential signalised crossing		1	item	£50,000.00	£50,000
<b>Street furniture</b>					
Street furniture		1	item	£150,000.00	£150,000
<b>Series 3000: Landscape and ecology</b>					
<b>Landscaping</b>					
Raingarden/SUDS planting		1	item	£40,000.00	£40,000
Planting areas		1	item	£15,000.00	£15,000
Proposed trees		1	item	£50,000.00	£50,000



Item Description	Notes / Assumptions	Quantity	Unit	Rate	Total
<b>Lighting</b>					
Allowance for lighting requirements across site - Up-lighting, catenary, mood lighting etc		1	item	£100,000.00	£100,000
				Direct Costs	£1,432,467
	Contingency			10%	£143,247
				sub-total	£1,575,714
	Main Contractor Preliminaries, and Traffic Management			35%	£551,500
				sub-total	£2,127,214
	Overheads			10%	£198,397
				sub-total	£2,325,610
	Contractor Fees			5%	£109,118
				sub-total	£2,434,729
	Fees				£750,000
				sub-total	£3,184,729
	Utilities				£250,000
				sub-total	£3,434,729
	Land				£0
				sub-total	£3,434,729
	Risk			40%	£850,885
				sub-total	£4,285,614
	Inflation			4.99%	£213,852
				sub-total	£4,499,466
Total Indicative Estimate				Total	£4,499,466