



GEORGE, MILES & BUHR, LLC

◆◆◆◆

ARCHITECTS
ENGINEERS

21 VILLAGE GREEN DRIVE
SUITE 101
OCEAN VIEW, DE 19970
PH: 302.628.1421
PH: 800.789.4462
oceanview@gmbnet.com

SALISBURY
BALTIMORE
SEAFORD
LEWES
OCEAN VIEW

www.gmbnet.com

◆◆◆◆

August 28, 2023

Town of Millville
36404 Club House Road
Millville, DE 19967

Attn: Debbie Botchie
Town Manager

Re: MBTS – Peninsula Village
Bond Reduction Request
Millville, Delaware
GMB File No. R210211

Dear Ms. Botchie:

On August 8, 2023, a bond reduction walk was performed for Peninsula Village in MBTS (Bond Number 016232459) with Steve Frisina and Cordy Smack from D.R. Horton, Ryan Turner and Bruce Sparks from Byan and Sons and myself. During the bond reduction walk all items listed in the bond estimates were reviewed and the percent complete of each item was determined along with the recommended reduction amount. Peninsula Village was found to be 89.2% complete with a recommended bond reduction of 62.5%. Please see the attached spreadsheet.

The preliminary as-builts for the water, sewer and storm drain which were submitted July 2022 have been reviewed.

The Developer is requesting Bond Number 016232459 to be reduced from the original amount of \$2,860,056.38. The recommended bond reduction percentage of 62.5% would bring the new bond amount to \$1,073,720.71.

If you have any questions, please contact me at 302.628.1421. Thank you.

Sincerely,

Andrew J. Lyons, Jr., P.E.
Sr. Project Manager

AJL/

JAMES H. WILLEY, JR., P.E.
CHARLES M. O'DONNELL, III, P.E.
A. REGGIE MARINER, JR., P.E.
JAMES C. HOAGESON, P.E.
STEPHEN L. MARSH, P.E.
DAVID A. VANDERBEEK, P.E.
ROLAND E. HOLLAND, P.E.
JASON M. LYTLE, P.E.
CHRIS B. DERBYSHIRE, P.E.
MORGAN H. HELFRICH, AIA
KATHERINE J. MCALLISTER, P.E.
W. MARK GARDOCKY, P.E.
ANDREW J. LYONS, JR., P.E.

PETER A. BOZICK, JR., P.E.
JUDY A. SCHWARTZ, P.E.
W. BRICE FOXWELL, P.E.

JOHN E. BURNSWORTH, P.E.
VINCENT A. LUCIANI, P.E.
AUTUMN J. WILLIS
CHRISTOPHER J. PFEIFER, P.E.
BENJAMIN K. HEARN, P.E.

Peninsula Village

8/8/2023

Item	Total	125%	% Complete	% reduction	New amount	Notes
Asphalt Path Demo	\$ 32,500.00	\$ 40,625.00	100%	70%	\$ 12,187.50	
Road Crossings Includes Inlet and Pipe	\$ 117,928.80	\$ 147,411.00	95%	67%	\$ 49,382.69	
15" HDPE 0-5 V.F.	\$ 38,758.50	\$ 48,448.13	95%	67%	\$ 16,230.12	
15" HDPE 5-10 V.F.	\$ 81,904.68	\$ 102,380.85	95%	67%	\$ 34,297.58	
18" HDPE 0-5 V.F.	\$ 6,241.60	\$ 7,802.00	95%	67%	\$ 2,613.67	
18" HDPE 5-10 V.F.	\$ 69,234.00	\$ 86,542.50	95%	67%	\$ 28,991.74	
24" HDPE 5-10 V.F.	\$ 19,110.96	\$ 23,888.70	95%	67%	\$ 8,002.71	
30" HDPE 5-10 V.F.	\$ 5,545.20	\$ 6,931.50	95%	67%	\$ 2,322.05	
24" Class 5	\$ 6,517.77	\$ 8,147.21	95%	67%	\$ 2,729.32	
Underdrain 6"	\$ 220,770.00	\$ 275,962.50	100%	70%	\$ 82,788.75	
Inlets 5-10 V.F.	\$ 243,671.78	\$ 304,589.73	90%	63%	\$ 112,698.20	26% of total storm inlets still require inspection
Storm MH 5-10 V.F. 48"-60"	\$ 31,067.92	\$ 38,834.90	95%	67%	\$ 13,009.69	
Walking Path Pavement Only	\$ 34,228.00	\$ 42,785.00	100%	70%	\$ 12,835.50	
Curb/Valley Gutter Prep	\$ 14,550.75	\$ 18,188.44	100%	70%	\$ 5,456.53	
Stone Base Curb	\$ 24,420.00	\$ 30,525.00	100%	70%	\$ 9,157.50	
Roll Top Curb/Sidewalks/Single Basin Tie In	\$ 243,395.54	\$ 304,244.43	90%	63%	\$ 112,570.44	20% of total sidewalk still needs to be installed
Road Prep	\$ 21,913.44	\$ 27,391.80	100%	70%	\$ 8,217.54	
Stone Base	\$ 337,440.71	\$ 421,800.89	100%	70%	\$ 126,540.27	
Asphalt Base	\$ 238,962.40	\$ 298,703.00	100%	70%	\$ 89,610.90	
Asphalt Surface	\$ 248,476.25	\$ 310,595.31	65%	46%	\$ 169,274.45	Majority of S. Tied Way, Sunfish Lane, and Sand Bank Lane are missing top paving
Signage	\$ 14,610.00	\$ 18,262.50	73%	51%	\$ 8,930.36	23% not installed (S. Tied Way, Sunfish Lane, and Sand Bank)
Type II Bar.	\$ 6,000.00	\$ 7,500.00	50%	35%	\$ 4,875.00	
Parking Bumber with Markings	\$ 2,500.00	\$ 3,125.00	56%	39%	\$ 1,900.00	44% of Parking Spaces are not striped and are missing respective stop bars
Irrigation Crossing	\$ 8,400.00	\$ 10,500.00	90%	63%	\$ 3,885.00	
Mail Kiosk	\$ 35,000.00	\$ 43,750.00	100%	70%	\$ 13,125.00	
Canopy Trees	\$ 35,998.80	\$ 44,998.50	72%	50%	\$ 22,319.26	27% Missing; 2% Installed are in question
Evergreen Trees	\$ 18,205.50	\$ 22,756.88	45%	32%	\$ 15,588.46	55% Missing
Ornamental Trees	\$ 8,192.50	\$ 10,240.63	78%	55%	\$ 4,649.24	20% Missing; 2% Installed are in question
Irrigation	\$ 122,500.00	\$ 153,125.00	50%	35%	\$ 99,531.25	
	\$ 2,288,045.10	\$ 2,860,056.38			\$ 1,073,720.71	

	\$ 2,860,056.38	89.2% Complete	Recommended amount	\$ 1,073,720.71	62.5% Reduction Recommendation
--	-----------------	----------------	--------------------	-----------------	--------------------------------