

ATTACHMENT A
DECOMMISSIONING ESTIMATE
Brookview Solar I, LLC (Township of Mount Joy, Adams County, PA)

DESCRIPTION OF ITEM		QUANTITY	UNIT	UNIT COST	TOTAL COST (In 2022)	TOTAL COST W/INFLATION (After 25 Years)**	LOGIC	
I. DEMOLITION (REMOVAL/DISASSEMBLY/DISPOSAL)								
1	PV Modules (Panels)	253,368	EA	\$3.06	\$775,306.08	\$1,271,971.80	* Use Crew A-5 (2 Laborers; .25 Truck Driver; .25 Flatbed Truck) = \$1,222/day. Assume crews can remove 320 panels/day.	
2	Inverters	24	EA	\$50.92	\$1,222.00	\$2,004.82	* Use Crew A-5 (2 Laborers; .25 Truck Driver; .25 Flatbed Truck) = \$1,222/day. Assume crews can remove all in a day.	
3	Transformers	24	EA	\$306.00	\$7,344.00	\$12,048.61	* Use Crew A-5 (2 Laborers; .25 Truck Driver; .25 Flatbed Truck) = \$1,222/day. Assume crews can remove in two hours.	
4	Racking Frames	3,128	EA	\$4.00	\$12,512.00	\$20,527.26	* Use Crew A-5 (2 Laborers; .25 Truck Driver; .25 Flatbed Truck) = \$1,222/day. Assume crews can remove 400/day.	
5	Racking Posts	37,536	EA	\$12.00	\$450,432.00	\$738,981.44	* Use Crew A-5 (2 Laborers; .25 Truck Driver; .25 Flatbed Truck) = \$1,222/day. Assume crews can remove 60/day.	
6	Tracker Motors	3,128	EA	\$7.64	\$23,890.10	\$39,194.24	* Use Crew A-5 (2 Laborers; .25 Truck Driver; .25 Flatbed Truck) = \$1,222/day. Assume crews can remove 160/day.	
7	LV Wiring	112,500	LF	\$0.41	\$46,125.00	\$75,672.95	* Use Crew A-5 (2 Laborers; .25 Truck Driver; .25 Flatbed Truck) = \$1,222/day. Assume crews can remove 3,000 LF/day.	
8	MV Wiring (Underground)	30,000	LF	\$0.41	\$12,300.00	\$20,179.45	* Use Crew A-5 (2 Laborers; .25 Truck Driver; .25 Flatbed Truck) = \$1,222/day. Assume crews can remove 3,000 LF/day.	
9	8'H Chain-Link Fence	41,171	LF	\$2.40	\$98,810.57	\$162,109.21	* Use Crew A-5 (2 Laborers; .25 Truck Driver; .25 Flatbed Truck) = \$1,222/day. Assume crews can remove 1,000 LF/day.	
10	(16) Concrete Equipment Pads	78	CY	\$70.00	\$5,460.00	\$8,957.71	* Use Crew B-3B (2 Laborers; 1 Equip Oper; 1 Truck Driver; 1 Backhoe; 1 Dump Trk) = \$3,534/day. Assume crews can remove 50 CY/day.	
11	Gravel Areas (Access Roads & Equipment Pads)	4,726	CY	\$35.34	\$167,016.84	\$274,008.83	* Use Crew B-3B (2 Laborers; 1 Equip Oper; 1 Truck Driver; 1 Backhoe; 1 Dump Trk) = \$3,534/day. Assume crews can remove 100 CY/day.	
12	Stabilized Construction Entrance	5	EA	\$2,500.00	\$12,500.00	\$20,507.57	* Estimate includes 2 laborers with 1 piece of equipment for removal.	
13	Compost Filter Sock & Siltron Fence	13,554	LF	\$3.00	\$40,662.00	\$66,710.32	* Estimate includes 2 laborers with 1 piece of equipment for removal.	
14	Tree/Vegetation Clearing	5	DAYS	\$1,000.00	\$5,000.00	\$8,203.03	* Estimate includes 3 laborers with 3 pieces of equipment for removal/clearing.	
15	Concrete Washout Areas	5	EA	\$500.00	\$2,500.00	\$4,101.51	* Estimate includes 1 laborer with 1 piece of equipment for removal.	
16	(5) Asphalt Access Drive Aprons	1,057	SY	\$15.00	\$15,858.30	\$26,017.22	* Use Crew A-5 (2 Laborers; .25 Truck Driver; .25 Flatbed Truck) = \$1,222/day. Assume crews can remove all in a day.	
					REMOVAL/DISASSEMBLY/DISPOSAL SUBTOTAL	\$1,676,938.89	\$2,751,195.99	
II. SITE RESTORATION								
1	Re-Seeding (assume 50% of site)	66	AC	\$2,400.00	\$157,800.00	\$258,887.63	* Cost include disking, seeding, & mulching with 2 laborers with 1 pieces of equipment.	
2	Re-Grading	4,804	CY	\$8.62	\$41,410.48	\$67,938.28	* (2 Laborers; 1 Equip Oper; 1 Truck Driver; 1 Backhoe; 1 Dump Truck) = \$3,448/day. Assume crews can grade 400 CY/day.	
3	Repair to Town Roads (if any)	2	Day	\$3,448.00	\$6,896.00	\$11,313.62	* (2 Laborers; 1 Equip Oper; 1 Truck Driver; 1 Backhoe; 1 Dump Truck) = \$3,448/day.	
					SITE RESTORATION SUBTOTAL	\$206,106.48	\$338,139.53	
III. SALVAGE								
1	PV Modules (Panels)	240,700	EA	\$5.00	\$1,203,498.00	\$1,974,466.03	Assumed 95% Salvage	
2	Inverters	24	EA	\$16.00	\$384.00	\$629.99	Rockaway Recycling	
3	Transformers	24	EA	\$300.00	\$7,200.00	\$11,812.36	Rockaway Recycling	
4	Racking Frames	156,400	LBS	\$0.09	\$14,076.00	\$23,093.17	Scrapmonster	
5	Racking Posts	2,852,736	LBS	\$0.09	\$256,746.24	\$421,219.42	Scrapmonster	
6	Tracker Motors	156,400	LBS	\$0.14	\$21,896.00	\$35,922.71	Scrapmonster	
7	LV Wiring	73,125	LBS	\$1.50	\$109,687.50	\$179,953.97	Scrapmonster	
8	MV Wiring (Underground)	58,200	LBS	\$1.70	\$98,940.00	\$162,321.56	Scrapmonster	
9	8'H Chain-Link Fence	131,747	LBS	\$0.50	\$65,873.71	\$108,072.81	Rockaway Recycling	
					SALVAGE SUBTOTAL (CREDIT)	-\$1,778,301.45	-\$2,917,492.02	
Legend:								
Demolition & Site Restoration Costs					\$1,883,045.37	\$3,089,335.52	* = Costs derived from RS Means Heavy Site estimating manual	
Add 10% Contingency					\$188,304.54	\$308,933.55	** = Assumes 2% annual increase in labor costs for inflation	
Add 2% Legal Contingency					\$37,660.91	\$61,786.71		
Demolition & Site Restoration Subtotal					\$2,109,010.81	\$3,460,055.78		
Subtract Salvage Subtotal (Credit)					-\$1,778,301.45	-\$2,917,492.02		
Total Decommissioning Amount					\$330,709.36	\$542,563.76		
Amount of Decommissioning Assurance					\$413,386.70		125% of the Decommissioning Amount in the 1st Year (2022)	