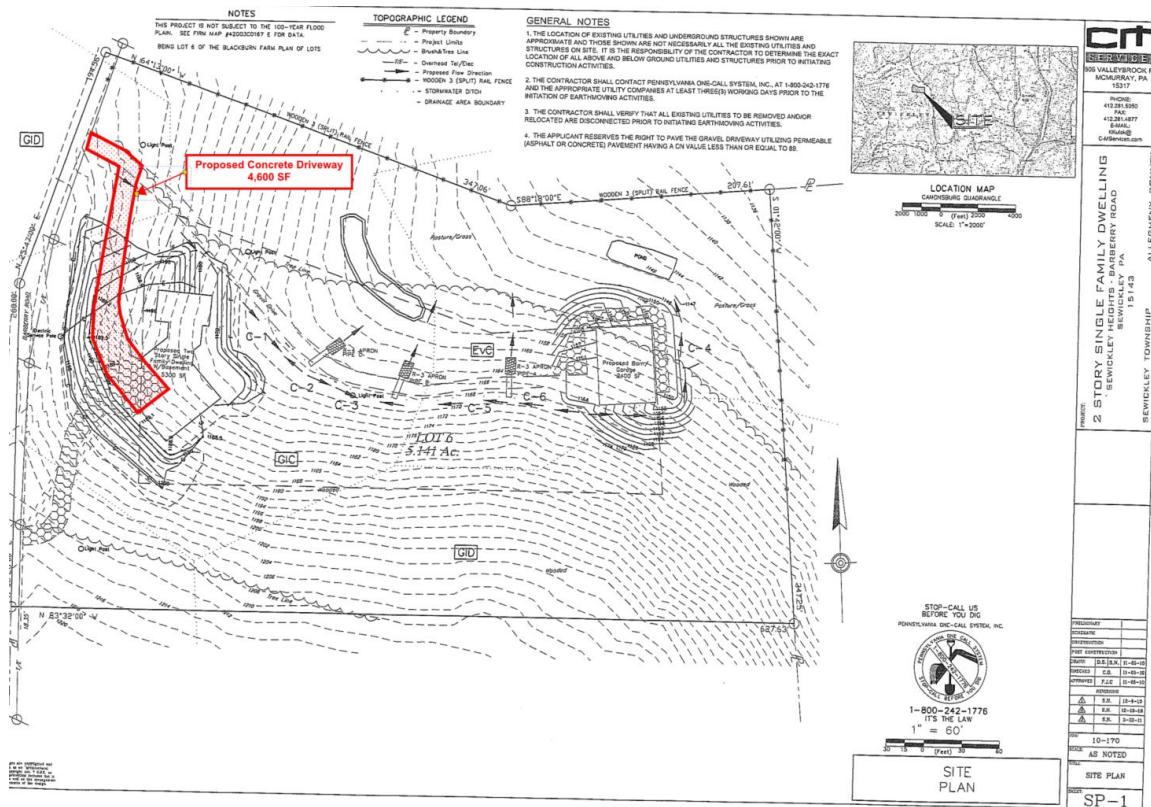


174 Barberry — Driveway Paving Specification & Cost Guide

If you are interested in paving the driveway at 174 Barberry, this document summarizes the approved paving area, steps, and the general cost ranges you should expect. Please review the site plan first.

### **Driveway Area (Barberry Road to House, including Parking Pad)**



Total paved area: 4,600 sq ft

## Typical Unit Pricing — Sewickley / Pittsburgh Area

- Concrete material delivered (4000 psi mix): approximately \$150–\$190 per cubic yard.
- Installed cost per square foot (all-in): typically \$8–\$15 per sq ft, depending on finish, reinforcement, and site conditions.

## Concrete Quantities & Material Cost by Thickness

- 4" thickness: ~56.8 cubic yards — Material: \$8,520-\$10,792
- 5" thickness: ~71.0 cubic yards — Material: \$10,650-\$13,490
- 6" thickness: ~85.2 cubic yards — Material: \$12,780-\$16,188

## Example Total Cost Ranges (All-In)

- Installed cost range (@ \$8–\$15/sq ft): \$36,800–\$69,000
- Common local pricing (@ \$8–\$12+/sq ft): \$36,800–\$55,000

## Typical Bid Breakdown

- Concrete material (see quantities above).
- Labor and placement.
- Reinforcement (wire mesh or rebar).
- Control joints and broom finish.
- Sealer (optional).
- Permits or required testing

## Key Cost Factors

- Thickness & reinforcement — 4" is common; consider 5–6" for heavier vehicles or deliveries.
- Drainage & slope — additional grading or surface drainage increases labor.
- Access & equipment — pump trucks or constrained staging raise costs.
- Season & schedule — spring/fall demand can affect pricing and lead times.
- Sealing & maintenance — sealing after curing extends service life and reduces staining.

## Steps to Bid & Install

1. Review the site plan and confirm square footage and limits.
2. Set specifications: thickness, reinforcement type, finish (broom), joint layout, curing/sealer.
3. Obtain 3–5 written bids using identical specifications.
4. Request unit pricing per sq ft and per cubic yard for apples-to-apples comparison.
5. Verify license, insurance, references, and warranty terms.
6. Plan access, staging, traffic control, and any drainage/grading prep.
7. Install: compact subbase, set forms, place concrete, finish, cut/control joints, cure, and seal after 30–45 days.

## Local Contractors — Butler/Sewickley Area

- Milich Concrete Construction
- Ryan Vargo Concrete
- Emrick Construction LLC
- M & M Concrete Designs LLC
- Made in America Concrete
- J & J Enterprise Concrete LLC
- Custom Concrete Solutions
- Anytime Concrete and Construction
- Montgomery III Concrete Company
- Butler County Concrete & Supply
- A-1 Concrete Leveling
- Baird Concrete Construction (grading/drainage)
- Matey Masonry (grading/drainage)

# Request for Proposal (RFP)

## Residential Concrete Driveway Installation

**Project Location:** Sewickley, Pennsylvania

**Owner:**

### **Project Description**

The project consists of the installation of a new residential concrete driveway and parking area. The work includes a parking area in front of the garage (approximately 2,000 square feet) and a driveway leading to the street measuring approximately 220 feet long by 12 feet wide (approximately 2,640 square feet). Total project area is approximately 4,600 square feet. Access to the site is very good and the areas are relatively flat.

### **Existing Conditions**

- Soil stabilization fabric has already been installed.
- Four (4) inches of compacted stone subbase is in place.
- Minor final grading and compaction may be required prior to concrete placement.

### **Concrete Specifications**

- Concrete thickness: 4 inches nominal.
- Concrete strength: minimum 4,000 PSI, air-entrained for freeze/thaw durability.
- Estimated concrete volume: approximately 58 cubic yards.
- Finish: standard broom finish.
- Control joints: tooled joints at appropriate spacing.
- Expansion joints at structures and where required.
- Reinforcement: contractor to specify type (wire mesh or rebar), size, spacing, and placement method.
- Edges: straight, clean formed edges.
- Curing: specify curing method (curing compound or wet cure).
- Cleanup: removal of forms and complete jobsite cleanup included.

### **Proposal Requirements**

- Total lump-sum price for the complete scope of work.
- Unit pricing if available (per square foot and/or per cubic yard).
- Description of reinforcement provided.

- Concrete mix design details.
- Estimated start date and project duration.
- Warranty on workmanship.
- Proof of insurance.
- List of assumptions and exclusions.
- Optional pricing for concrete sealing.
- Optional pricing for increased slab thickness (5 inches or 6 inches).

## **Permits**

Please indicate whether permit acquisition and associated fees are included or excluded from your proposal.

## **Proposal Submission**

Proposals should be submitted in writing by the requested due date. Site visits can be arranged if required. The owner reserves the right to accept or reject any proposal.

Thank you for your time and consideration.