



Dunaway No. B007396.002

December 6, 2024

Katie Kam, PhD, PE
City of Pflugerville
100 E. Main Street
Pflugerville, TX 78660

Via email: katiek@pflugervilletx.gov

Reference: Landscape Architect Letter of Recommendation for Award
Project Name: Mallard Pond Park

Dear Katie:

On November 4, 2024, bids were opened for the construction of Mallard Pond Park. Four (4) bids were received for this project. This project includes trails, overlook and picnic areas, site amenities, playgrounds, a pavilion, and landscaping/irrigation. The bid package included 1 additive alternate.

We have reviewed the bids from Wellcraft Builders, G. Creek Construction, T.F. Harper & Associates, and Patin Construction. Additional information provided below:

	Bidder	Base Bid	Add Alt 1	Total Bid
1	Wellcraft Builders	\$ 715,557.20	\$ 384,842.80	\$ 1,100,400.00
2	G. Creek Construction	\$ 778,317.29	\$ 432,468.50	\$1,210,785.79
3	T.F. Harper & Associates	\$ 874,572.12	\$ 433,731.58	\$1,308,303.70
4	Patin Construction	\$ 805,077.00	\$ 689,842.75	\$1,494,919.75

Per our review of the information provided to us, and confirmation with the City of Pflugerville that the contractor has met bid requirements, we recommend accepting the bid of \$778,317.29 by G. Creek Construction with an additive alternate of \$432,468.50, totaling \$1,210,785.79.

Please contact me for any further discussion or clarification.

Sincerely,

DUNAWAY ASSOCIATES, LLC
a Texas limited liability company

Tara Lindberg



Tara Lindberg, ASLA
Sr. Discipline Lead | Associate Principal

Attachments:

Attachment A: Bid Tabulation

ATTACHMENT A

Owner: City of Pflugerville - Mallard Pond Park Project: Mallard Pond Park Date: December 6, 2024 Landscape Architect: Dunaway CSP No. : 2023-31-SP				Bid No. 1 Wellcraft Builders		Bid No. 2 G. Creek Construction		Bid No. 3 T.F. Harper & Associates		Bid No. 4 Patin Construction	
Item No.	Description	Unit	Plan Quantity	Unit Price	Total Amount	Unit Price	Total Amount	Unit Price	Total Amount	Unit Price	Total Amount
Base Bid											
1	MOBILIZATION - SPEC NO. 700S-TM	LS	1.00	\$ 37,650.00	\$ 37,650.00	\$ 17,700.00	\$ 17,700.00	\$ 45,000.00	\$ 45,000.00	\$ 20,000.00	\$ 20,000.00
2	BOND PROJECT SIGN - SPEC NO. 802S-BBOND	LS	1.00	\$ 1,735.00	\$ 1,735.00	\$ 2,124.00	\$ 2,124.00	\$ 2,200.00	\$ 2,200.00	\$ 3,500.00	\$ 3,500.00
3	TREE PROTECTION FENCING - SPEC NO. 624S-C	LF	1,500.00	\$ 8.00	\$ 12,000.00	\$ 4.66	\$ 6,990.00	\$ 4.31	\$ 6,465.00	\$ 7.00	\$ 10,500.00
4	CONCRETE REMOVAL	SF	1,260.00	\$ 4.00	\$ 5,040.00	\$ 7.08	\$ 8,920.80	\$ 8.00	\$ 10,080.00	\$ 5.00	\$ 6,300.00
5	BENCHES - SPEC NO. DIVISION 12	EA	9.00	\$ 1,157.00	\$ 10,413.00	\$ 2,188.90	\$ 19,700.10	\$ 1,800.00	\$ 16,200.00	\$ 3,000.00	\$ 27,000.00
6	SWING BENCH - SPEC NO. DIVISION 12	EA	2.00	\$ 1,908.00	\$ 3,816.00	\$ 2,690.40	\$ 5,380.80	\$ 6,840.00	\$ 13,680.00	\$ 5,000.00	\$ 10,000.00
7	PICNIC TABLE (NON-ADA) - SPEC NO. DIVISION 12	EA	3.00	\$ 2,961.00	\$ 8,883.00	\$ 3,245.00	\$ 9,735.00	\$ 11,584.00	\$ 34,752.00	\$ 5,000.00	\$ 15,000.00
8	PICNIC TABLE (ADA) - SPEC NO. DIVISION 12	EA	2.00	\$ 3,817.00	\$ 7,634.00	\$ 2,743.50	\$ 5,487.00	\$ 11,584.00	\$ 23,168.00	\$ 5,000.00	\$ 10,000.00
9	BBQ GRILL - SPEC NO. DIVISION 12	EA	5.00	\$ 636.00	\$ 3,180.00	\$ 1,498.60	\$ 7,493.00	\$ 907.00	\$ 4,535.00	\$ 2,000.00	\$ 10,000.00
10	DRINKING FOUNTAIN - EQUIP/MATERIAL - SPEC NO. DIVISION 12	EA	1.00	\$ 6,939.00	\$ 6,939.00	\$ 6,962.00	\$ 6,962.00	\$ 5,520.00	\$ 5,520.00	\$ 7,500.00	\$ 7,500.00
11	DRINKING FOUNTAIN - INSTALL	LS	1.00	\$ 2,891.00	\$ 2,891.00	\$ 5,310.00	\$ 5,310.00	\$ 1,920.00	\$ 1,920.00	\$ 10,000.00	\$ 10,000.00
12	EARTHWORK - SPEC NO. 101S-B	LS	1.00	\$ 34,696.00	\$ 34,696.00	\$ 100,300.00	\$ 100,300.00	\$ 150,326.85	\$ 150,326.85	\$ 70,000.00	\$ 70,000.00
13	CONCRETE PAVING - 5 1/2" THICK - SPEC NO. 360S	SF	36,161.00	\$ 9.20	\$ 332,681.20	\$ 8.02	\$ 290,011.22	\$ 7.19	\$ 259,997.59	\$ 9.00	\$ 325,449.00
14	CONCRETE RETAINING WALL - SPEC NO. 414S	LF	16.00	\$ 217.00	\$ 3,472.00	\$ 413.00	\$ 6,608.00	\$ 418.40	\$ 6,694.40	\$ 750.00	\$ 12,000.00
15	MEALY CUP SAGE - 1 GAL	EA	161.00	\$ 29.00	\$ 4,669.00	\$ 10.33	\$ 1,663.13	\$ 11.24	\$ 1,809.64	\$ 13.00	\$ 2,093.00
16	BLUE MISTFLOWER - 3 GAL	EA	98.00	\$ 40.00	\$ 3,920.00	\$ 30.80	\$ 3,018.40	\$ 24.92	\$ 2,442.16	\$ 35.00	\$ 3,430.00
17	BUTTERFLY/MORAEA IRIS - 3 GAL	EA	108.00	\$ 40.00	\$ 4,320.00	\$ 31.62	\$ 3,414.96	\$ 24.92	\$ 2,691.36	\$ 35.00	\$ 3,780.00
18	INDIGO SPIRES SALVIA - 3 GAL	EA	43.00	\$ 40.00	\$ 1,720.00	\$ 31.62	\$ 1,359.66	\$ 24.92	\$ 1,071.56	\$ 35.00	\$ 1,505.00
19	TEXAS GOLD COLUMBINE - 3 GAL	EA	93.00	\$ 40.00	\$ 3,720.00	\$ 11.20	\$ 1,041.60	\$ 24.92	\$ 2,317.56	\$ 15.00	\$ 1,395.00
20	TEXAS LANTANA - 5 GAL	EA	9.00	\$ 52.00	\$ 468.00	\$ 33.88	\$ 304.92	\$ 24.92	\$ 224.28	\$ 35.00	\$ 315.00
21	UPRIGHT ROSEMARY - 5 GAL	EA	31.00	\$ 52.00	\$ 1,612.00	\$ 33.63	\$ 1,042.53	\$ 24.92	\$ 772.52	\$ 35.00	\$ 1,085.00
22	ZEXMENIA - 1 GAL	EA	110.00	\$ 29.00	\$ 3,190.00	\$ 10.62	\$ 1,168.20	\$ 11.24	\$ 1,236.40	\$ 15.00	\$ 1,650.00
23	HYDROSEED - SPEC NO. 604-S-A	SF	39,900.00	\$ 0.16	\$ 6,384.00	\$ 0.68	\$ 27,132.00	\$ 0.76	\$ 30,324.00	\$ 0.75	\$ 29,925.00
24	TEXAS RED OAK - 4" CAL	EA	6.00	\$ 2,313.00	\$ 13,878.00	\$ 1,770.00	\$ 10,620.00	\$ 1,473.15	\$ 8,838.90	\$ 2,000.00	\$ 12,000.00
25	CEDAR ELM - 3" CAL	EA	10.00	\$ 2,313.00	\$ 23,130.00	\$ 896.80	\$ 8,968.00	\$ 991.30	\$ 9,913.00	\$ 1,250.00	\$ 12,500.00
26	MEXICAN SYCAMORE - 2" CAL	EA	7.00	\$ 1,388.00	\$ 9,716.00	\$ 609.65	\$ 4,267.55	\$ 879.75	\$ 6,158.25	\$ 1,000.00	\$ 7,000.00
27	LANDSCAPE IRRIGATION	SF	1,780.00	\$ 10.00	\$ 17,800.00	\$ 20.66	\$ 36,774.80	\$ 19.35	\$ 34,443.00	\$ 25.00	\$ 44,500.00
28	TREE IRRIGATION	EA	23.00	\$ 1,157.00	\$ 26,611.00	\$ 3,398.40	\$ 78,163.20	\$ 484.15	\$ 11,135.45	\$ 250.00	\$ 5,750.00
29	TEMPORARY IRRIGATION	SF	39,900.00	\$ 0.29	\$ 11,571.00	\$ 0.30	\$ 11,970.00	\$ 0.15	\$ 5,985.00	\$ 0.50	\$ 19,950.00
30	3" SDR-26 PVC CASING - SPEC NO. 501S-A-W	LF	12.00	\$ 69.00	\$ 828.00	\$ 14.16	\$ 169.92	\$ 90.00	\$ 1,080.00	\$ 150.00	\$ 1,800.00
31	1-1/2" POLY PIPE (WATER) - SPEC NO. 510-W 1-1/2"	LF	119.00	\$ 64.00	\$ 7,616.00	\$ 21.24	\$ 2,527.56	\$ 25.00	\$ 2,975.00	\$ 100.00	\$ 11,900.00
32	WATER SERVICE INSTALLATION - SPEC NO. 510-W 1-1/2"x1-1/2"	EA	1.00	\$ 1,735.00	\$ 1,735.00	\$ 7,670.00	\$ 7,670.00	\$ 28,640.00	\$ 28,640.00	\$ 10,000.00	\$ 10,000.00
33	FOUNTAIN SUMP - SPEC NO. 551S-W	EA	1.00	\$ 694.00	\$ 694.00	\$ 4,531.20	\$ 4,531.20	\$ 45,000.00	\$ 45,000.00	\$ 5,000.00	\$ 5,000.00
34	ROCK BERM - SPEC NO. 639S-A	LF	26.00	\$ 40.00	\$ 1,040.00	\$ 56.64	\$ 1,472.64	\$ 55.20	\$ 1,435.20	\$ 75.00	\$ 1,950.00
35	STABILIZED CONSTRUCTION ENTRANCE - SPEC NO. 641S-A	EA	2.00	\$ 1,735.00	\$ 3,470.00	\$ 2,183.00	\$ 4,366.00	\$ 2,300.00	\$ 4,600.00	\$ 2,000.00	\$ 4,000.00
36	INLET PROTECTION - SPEC NO. 642-A	LF	60.00	\$ 14.00	\$ 840.00	\$ 9.68	\$ 580.80	\$ 166.75	\$ 10,005.00	\$ 5.00	\$ 300.00
37	CONCRETE WASHOUT - SPEC NO. 642S	EA	1.00	\$ 1,330.00	\$ 1,330.00	\$ 354.00	\$ 354.00	\$ 8,912.50	\$ 8,912.50	\$ 750.00	\$ 750.00
38	SWPPP PREPARATION - SPEC NO. 642S	EA	1.00	\$ 2,891.00	\$ 2,891.00	\$ 2,124.00	\$ 2,124.00	\$ 1,495.00	\$ 1,495.00	\$ 3,000.00	\$ 3,000.00
39	SILT FENCE (INSTALL) - SPEC NO. 642S-A	LF	5,450.00	\$ 6.00	\$ 32,700.00	\$ 3.36	\$ 18,312.00	\$ 3.45	\$ 18,802.50	\$ 5.00	\$ 27,250.00
40	IRRIGATION CONTROLLER MATERIAL & INSTALL	EA	1.00	\$ 8,674.00	\$ 8,674.00	\$ 2,578.30	\$ 2,578.30	\$ 1,725.00	\$ 1,725.00	\$ 5,000.00	\$ 5,000.00
41	ALLOWANCE FOR ADDITIONAL UNFORESEEN CIRCUMSTANCES (OWNER HELD CONTINGENCY)	LS	1.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00	\$ 50,000.00
Total Base Bid					\$ 715,557.20		\$ 778,317.29		\$ 874,572.12		\$ 805,077.00

Owner: City of Pflugerville - Mallard Pond Park											
Project: Mallard Pond Park											
Date: December 6, 2024											
Landscape Architect: Dunaway CSP											
No. : 2023-31-SP											
Item No.	Description	Unit	Plan Quantity	Unit Price	Total Amount	Unit Price	Total Amount	Unit Price	Total Amount	Unit Price	Total Amount
Additive Alternate											
1	EARTHWORK SPEC NO. 101S-B	LS	1.00	\$ 8,421.85	\$ 8,421.85	\$ 11,800.00	\$ 11,800.00	\$ 41,112.50	\$ 41,112.50	\$ 25,000.00	\$ 25,000.00
2	CONCRETE PAVING - 5 1/2" THICK - SPEC NO. 360S	SF	3,006.00	\$ 9.20	\$ 27,655.20	\$ 8.02	\$ 24,108.12	\$ 7.13	\$ 21,432.78	\$ 9.00	\$ 27,054.00
3	CONCRETE MOW STRIP - SPEC NO. 360S	LF	156.00	\$ 22.00	\$ 3,432.00	\$ 44.84	\$ 6,995.04	\$ 18.15	\$ 2,831.40	\$ 35.00	\$ 5,460.00
4	BENCHES - SPEC NO. DIVISION 12	EA	2.00	\$ 1,157.00	\$ 2,314.00	\$ 2,188.90	\$ 4,377.80	\$ 1,800.00	\$ 3,600.00	\$ 3,000.00	\$ 6,000.00
5	PICNIC TABLE (NON-ADA) - SPEC NO. DIVISION 12	EA	2.00	\$ 2,961.00	\$ 5,922.00	\$ 3,245.00	\$ 6,490.00	\$ 11,584.00	\$ 23,168.00	\$ 5,000.00	\$ 10,000.00
6	PICNIC TABLE (ADA) - SPEC NO. DIVISION 12	EA	4.00	\$ 3,817.00	\$ 15,268.00	\$ 2,743.50	\$ 10,974.00	\$ 11,584.00	\$ 46,336.00	\$ 5,000.00	\$ 20,000.00
7	PLAYGROUND SURFACING (FIBAR) - SPEC NO. DIVISION 11	SF	2,300.00	\$ 8.00	\$ 18,400.00	\$ 14.16	\$ 32,568.00	\$ 7.50	\$ 17,250.00	\$ 20.00	\$ 46,000.00
8	PLAYGROUND EQUIPMENT (FREIGHT INCLUDED) - SPEC NO. DIVISION 11	LS	1.00	\$ 95,259.00	\$ 95,259.00	\$ 92,630.00	\$ 92,630.00	\$ 60,000.00	\$ 60,000.00	\$ 145,000.00	\$ 145,000.00
9	SHADE CANOPY OVER PLAYGROUND - SPEC NO. DIVISION 11	LS	1.00	\$ 49,438.00	\$ 49,438.00	\$ 47,583.50	\$ 47,583.50	\$ 30,000.00	\$ 30,000.00	\$ 75,000.00	\$ 75,000.00
10	DRINKING FOUNTAIN - EQUIP/MATERIAL - SPEC NO. DIVISION 12	EA	1.00	\$ 7,235.00	\$ 7,235.00	\$ 8,024.00	\$ 8,024.00	\$ 5,520.00	\$ 5,520.00	\$ 7,500.00	\$ 7,500.00
11	DRINKING FOUNTAIN - INSTALL	LS	1.00	\$ 3,015.00	\$ 3,015.00	\$ 5,310.00	\$ 5,310.00	\$ 1,920.00	\$ 1,920.00	\$ 10,000.00	\$ 10,000.00
12	OPEN AIR PAVILION (20'X34') - SPEC NO. DIVISION 11	LS	1.00	\$ 115,758.00	\$ 115,758.00	\$ 113,280.00	\$ 113,280.00	\$ 51,352.65	\$ 51,352.65	\$ 152,000.00	\$ 152,000.00
13	MASONRY COLUMNS ON PAVILION POSTS	LS	1.00	\$ 4,823.00	\$ 4,823.00	\$ 8,437.00	\$ 8,437.00	\$ 18,000.00	\$ 18,000.00	\$ 13,000.00	\$ 13,000.00
14	TRASH RECEPTACLE - SPEC NO. DIVISION 12	EA	1.00	\$ 1,748.00	\$ 1,748.00	\$ 1,911.60	\$ 1,911.60	\$ 1,680.00	\$ 1,680.00	\$ 3,000.00	\$ 3,000.00
15	ADDITIONAL HYDROSEED - SPEC NO. 604S-A	SF	12,915.00	\$ 0.16	\$ 2,066.40	\$ 0.68	\$ 8,782.20	\$ 0.76	\$ 9,815.40	\$ 0.75	\$ 9,686.25
16	ADDITIONAL TEMPORARY IRRIGATION	SF	12,915.00	\$ 0.29	\$ 3,745.35	\$ 0.30	\$ 3,874.50	\$ 0.15	\$ 1,937.25	\$ 0.50	\$ 6,457.50
17	CEDAR ELM - 3" CAL	EA	1.00	\$ 2,313.00	\$ 2,313.00	\$ 896.80	\$ 896.80	\$ 991.30	\$ 991.30	\$ 1,250.00	\$ 1,250.00
18	TREE IRRIGATION	EA	1.00	\$ 1,157.00	\$ 1,157.00	\$ 885.00	\$ 885.00	\$ 484.15	\$ 484.15	\$ 250.00	\$ 250.00
19	3" WATER BORE - SPEC NO. 501S-A-W	LF	33.00	\$ 97.00	\$ 3,201.00	\$ 535.72	\$ 17,678.76	\$ 55.00	\$ 1,815.00	\$ 650.00	\$ 21,450.00
20	3" GALVANIZED CASING - SPEC NO. 501S-A-W	LF	33.00	\$ 73.00	\$ 2,409.00	\$ 18.88	\$ 623.04	\$ 15.00	\$ 495.00	\$ 100.00	\$ 3,300.00
21	3" SDR-26 PVC CASING - SPEC NO. 501S-A-W	LF	14.00	\$ 73.00	\$ 1,022.00	\$ 14.16	\$ 198.24	\$ 50.00	\$ 700.00	\$ 75.00	\$ 1,050.00
22	1-1/2" DOMESTIC METER - SPEC NO. 510S-W	EA	1.00	\$ 1,387.00	\$ 1,387.00	\$ 4,543.00	\$ 4,543.00	\$ 1,200.00	\$ 1,200.00	\$ 5,000.00	\$ 5,000.00
23	1-1/2" DOUBLE CHECK VALVE BACKFLOW PREVENTER - SPEC NO. 510S-W	EA	1.00	\$ 1,206.00	\$ 1,206.00	\$ 2,613.70	\$ 2,613.70	\$ 1,350.00	\$ 1,350.00	\$ 15,000.00	\$ 15,000.00
24	1-1/2" POLY PIPE (WATER) - SPEC NO. 510-W 1-1/2"	LF	107.00	\$ 48.00	\$ 5,136.00	\$ 21.24	\$ 2,272.68	\$ 2.50	\$ 267.50	\$ 100.00	\$ 10,700.00
25	WATER SERVICE INSTALLATION - SPEC NO. 510-W 8"X1-1/2"	EA	1.00	\$ 965.00	\$ 965.00	\$ 10,620.00	\$ 10,620.00	\$ 35,000.00	\$ 35,000.00	\$ 65,000.00	\$ 65,000.00
26	FOUNTAIN SUMP - SPEC NO. 551S-W	EA	1.00	\$ 724.00	\$ 724.00	\$ 4,531.20	\$ 4,531.20	\$ 55,000.00	\$ 55,000.00	\$ 5,000.00	\$ 5,000.00
27	SILT FENCE (INSTALL) - SPEC NO. 642S-A	LF	137.00	\$ 6.00	\$ 822.00	\$ 3.36	\$ 460.32	\$ 3.45	\$ 472.65	\$ 5.00	\$ 685.00
Total Additive Alternate					\$ 384,842.80		\$ 432,468.50		\$ 433,731.58		\$ 689,842.75
Grand Total					\$ 1,100,400.00		\$ 1,210,785.79		\$ 1,308,303.70		\$ 1,494,919.75