



August 26, 2014

Mayor and City Council
City Engineer
City of Grand Prairie
206 West Church
Grand Prairie, Texas 75050

RE: Central Park Repairs – Y#980

Dear Mayor and City Council:

On August 20, 2014, bids were opened for the Central Park Repairs (Y#980) project. Three (3) contractors submitted bids and the necessary bonds for this project. **Halff Associates recommends rejecting the bids for this project due to the following reasons:**

1. The apparent low bidder, Turner Construction, submitted a “non-conforming” bid. They did not include the Unit Price breakdown for each Bid Item, which is a requirement listed in the City’s current Bid Book used for the project. They did provide their Unit Price breakdown after the Bid Opening, per Halff’s request, which was used to prepare the attached Bid Tabulation. However, Halff recommends that this low bid be rejected due to the non-inclusion of Unit Price breakdowns of Bid items at the time of the bid opening.
2. Ark Construction, the second low bidder for the project, and Mart, Inc., the third low bidder, both submitted Base Bid costs that exceed City budgets for the project.

Table ‘A’ is a summary of the Base Bids received, and the attached Bid Tabulation shows the detailed breakdowns of the contractors’ bids per project Bid item.

Table ‘A’ – Bid Summary

Bidder	Submitted Total Base Bid Amount
Turner Construction	\$749,670.00
Ark Construction	\$866,166.00
Mart, Inc.	\$1,472,703.71

Also, it should be noted that errors were shown on the Mart, Inc., bid tabulation based on the actual Unit Prices submitted with their bid. These errors had no effect on the ranking of their bid.

Additionally, five Added Alternate bids were submitted for erosion improvements in the Warrior Creek channel and for landscape repairs along Lakes 1 and 2 as well as the Warrior Creek channel. Bid amounts for these added alternates are shown in the attached Bid Tabulations. Halff does not recommend proceeding with any Added Alternates at this time since they would also incur additional costs beyond the City’s current budget for the project. **Halff Associates recommends revisiting the landscape and erosion repairs at Central Park at a later date when budgets are allocated to address these issues.**

Finally, Halff Associates recommends re-bidding the project with a modified construction scope to focus on repairs of flat work areas, erosion improvements at critical areas in the Warrior Creek channel, and replacement of the pedestrian bridges. Although a reduction in construction scope, these repairs focus on the areas of most need and can work within the City budgets for this project.



Bid Tabulations are enclosed with this recommendation letter. Please contact me should you have any questions or comments. I can be reached at (214) 201-1270.

Sincerely,
HALFF ASSOCIATES, INC.

A handwritten signature in blue ink that reads "Stephen Crawford". The signature is fluid and cursive, with the first and last names clearly legible.

Stephen B. Crawford, P.E., CFM
Vice President

Attachments