



**LAKE PARKS PUBLIC IMPROVEMENT DISTRICT
BOARD MEETING
AIRPORT, 3116 S GREAT SOUTHWEST PARKWAY
THURSDAY, FEBRUARY 22, 2024 AT 6:30 PM**

AGENDA

CALL TO ORDER

CITIZENS' FORUM

Citizens may speak during Citizens' Forum for up to five minutes on any item not on the agenda by completing and submitting a speaker card.

AGENDA ITEMS

1. Consider approving minutes from 11/30/2023 meeting for Lake Parks Public Improvement District.
2. Consider proposal from Cardinal Strategies for engineering services for pond drainage repairs by La Salle Trail and Matthew Road in the amount of \$8,406.25
3. Consider proposal from Texoma Pond Management & Pest Control for the removal and/or trapping of 75 to 100 Domestic Muscovy Duck(s) by La Salle Trail in the amount of \$2,500.00.
4. Discussion of services performed from Lonestar Fountains for the completed fountain repairs by La Salle Trail in the amount of \$6,586.90
5. Consider the proposal from Blue Heron Lake Management for weekly Onsite Pond Inspection & Chemical aesthetic services by La Salle Trail for the period of March 2024 through November 2024 in an amount not to exceed \$15,300.
6. Consider the proposal from Texoma Pond Management & Pest Control for Monthly Onsite Pond Inspection & Chemical aesthetic services by La Salle Trail for the period of March 2024 through February 2025 in the amount of \$19,135.80
7. Consider the proposal from Durham Construction for removal of existing brick wall and install of new rhino rock walls at 2800 West Camp Wisdom and Sand River in the amount of \$67,989.36
8. Consider the proposal from Harlin Construction for removal of brick walls and install rhino rock walls located at Camp Wisdom and Sand River in the amount of \$69,144.00
9. Consider the proposal from Brick & Stone Master for Screening Wall Repairs/Monument Repairs At Sand River and Camp Wisdom in the amount of \$59,513.00.
10. Consider the proposal from Brick & Stone Master for Screening Wall Repairs/Monument Repairs at Hunt Dr. in the amount of \$36,161.00.

- [11.](#) Consider the proposal from Site Landscape Development for Lake Ridge living wall Eleagnus removal and replacement at Lake Ridge and Camp Wisdom in the amount of \$153,383.31
- [12.](#) Consider the proposal from Site Landscape Development for removal of dead/dying Cedars along living wall at Lake Ridge and Camp Wisdom in the amount of \$12,250.00
- [13.](#) Consider the proposal from SP Tree Service for removal of 23 dead junipers at along Camp Wisdom and Lake Ridge in the amount of \$5,800
- [14.](#) Consider the proposal from SP Tree Service for trimming a total of 169 trees along perimeter of pond at La Salle Trail in the amount of \$20,800.00.
- [15.](#) Discussion of playground repairs at La Salle Trail and warranty
- [16.](#) Discussion of Budget to Actual Financial Reports for January 31, 2024

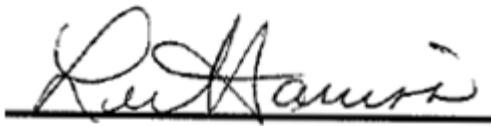
CITIZENS' FORUM

Citizens may speak during Citizens' Forum for up to five minutes on any item not on the agenda by completing and submitting a speaker card.

ADJOURNMENT

Certification

In accordance with Chapter 551, Subchapter C of the Government Code, V.T.C.A, this meeting agenda was prepared and posted February 19, 2024.

A handwritten signature in black ink, appearing to read "Lee Harris", is written over a solid black horizontal line.

*Lee Harris, CPA
Special District Administrator, Finance Department*



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: Bryan Robertson, SBB Mgmt & David Baker, President

TITLE: Consider approving minutes from 11/30/2023 meeting for Lake Parks Public Improvement District.

**MINUTES OF
LAKE PARKS PUBLIC IMPROVEMENT DISTRICT
11/30/2023
6:30 PM
MAIN LIBRARY
901 CONOVER STREET**

Call to Order @ 6:34 PM– David Baker, Tommy Land, Jerry Mathews, Kellye Zachery, Rich Van (by proxy to Tommy Land, VanDella Menifee by proxy to David Baker, and others: Casey Herndon (VCM) Lisa Miles (VCM), and Lee Harriss (City of Grand Prairie) and others. Absent was board member Jim Wills.

Citizen’s Forum: 2 citizens present. Comments were about duck issue and how to access online information.

1. **Approve Meeting Minutes** – The minutes of the 09/14/2023 were approved.
2. **Discussion on the Proposal 16414 from Site Landscape Development in the amount of \$1270.95 for irrigation work at Controller 3 located at Potter & Hunt, Controller 4 at Maverick & Fort Bend, Controller 6 at La Salle & Goliad and Controller 7 at Montgomery.**
Discussed By: David Baker (Proposal Approved)
3. **Discussion on the proposal from Cardinal Strategies in the amount of \$66,194.69 for drainage and erosion repair at the north end of the pond located at Matthew Road.**
Discussed By: David Baker (Proposal Approved)
4. **Consider proposals from Cardinal Strategies for Section 1 of this project which is to combat the surface flow in the existing open- mouthed inlet located at Val Verde Court in the amount of \$23,087.81 and Section 2 of this project to install a grated drop inlet located at Val Verde Court to intercept with some of the transferred flow and drain it through a pipe to the inlet in the amount of \$27,830.85. (Tabled for next meeting)**
5. **Discussion on the proposal form Cardial Strategies to combat the drainage and erosion issues in the amount of \$87,897.02 located at LaSalle Trail in the playground area. Various steps are necessary to create a complete system.** Discussed by: David Baker (Proposal Approved)
6. **Consider Proposals from Brick and Stone Master For: Option 1 of this project which is to repair two monument signs and flower beds and rebuild 14 brick columns and repair 1 existing brick panel located at Hunt Drive in the amount of \$19,748.00 or Option 2 of this project which is to demo 16 existing panels and 14 existing columns located at Hunt Drive in the amount of \$13,246.00. (Tabled for next meeting)**

7. **Consider proposal from brick and Stone Master to repair two monument signs and rebuild 14 panels and 12 brick columns located at Sand River Drive in the amount of \$55,015.**
(Tabled for next meeting)
8. **Discussion on the proposal for Management services from SBB Community Management in the amount of \$27,760.** Discussed By: David Baker (Proposal Approved)
9. **Discussion of Budget to Actual Financial reports for September 30,2023, October 31,2023, and FY 2024 Budget-**Reviewed by: Lee Harriss
10. **Nomination and Election of Advisory Board Members- 2 open positions:** Nominations were to keep Kelley Zachery, New member voted on Board: Ana Coca; member voted off Board: Jim Wills
Selection of officer- President, Vice President, Secretary, Treasurer: Voted to keep David Baker as President; Tommy Land Vice President, Ana Coca Secretary/Treasurer.

Citizen's Forum – No comments

Adjournment - The meeting adjourned at 7:20 PM



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: David Baker, President

TITLE: Consider proposal from Cardinal Strategies for engineering services for pond drainage repairs by La Salle Trail and Matthew Road in the amount of \$8,406.25

Scope of Work

Cardinal proposes to provide all the labor, equipment, and material required to implement the drainage improvements outlined in the associated overview sketches. All work will be performed in a good workmanlike manner and in accordance with generally accepted standards in the related industry. The following construction procedures outline the installation and provide the cost of implementation. The cost estimate included in this document is valid for 60 days from the date of this Scope of Work ("SOW").

CONSTRUCTION PROCEDURES

La Salle Trl.

To combat the drainage and erosion issues in the playground area, various steps are necessary to create a complete system.

First, to reduce the amount of surface flow that collects and drains through the grove and over the trail, drainage mats will be installed on the downstream side of the playground area. The mulch will be moved, and the area will be excavated and lined with a non-woven filter fabric before 4" perforated pvc pipe is installed. The mat will then be installed and filled with crushed limestone before being covered with a filter weave and covered back over with the existing mulch. The perforate pipe will connect to two new pvc expulsion lines that will be installed from the playground area to the toe of the pond bank.

Next, low spots in the playground area will have the mulch removed and be filled and compacted with clay soil to discourage collection and push flow to the drainage mat. In areas where this cannot be reasonably accomplished, a drop inlet will be installed and connected to the nearest expulsion line to create a collection area. When all inlets are in place and all fill is installed, the existing mulch will be reinstalled over these areas.

To address the slope from the playground to the pond, the two small retaining walls on either side of the trail will be removed and disposed of, as will the decomposed granite. Fill soil will then be added to the slopes on either side of the trail to create the proper fall in stages from the playground to the trail and from the trail to the pond. When the grade is properly set, a steel reinforced concrete sidewalk will be poured, connecting to the existing sidewalk on either end. The cross slope of the sidewalk will not exceed ¼" of fall, while the vegetated slopes will maintain fall of 2" per 10' of travel toward the pond. When the sidewalk is in place and the slopes and trail are properly filled and graded, the shaded areas will be covered in palisades zoysia sod while the areas in heavy sunlight will be covered in

Bermuda sod. All sod will be well saturated, rolled in place, and pinned as necessary with 8-gauge soil staples.

The total cost of the **Drainage Repairs** as outlined above will be **\$87,897.02**

Matthew Rd.

To block the migration of soil along the outside of the box culvert, a water stop barrier will be installed in the bank around the outside of the culvert. A trench will be excavated on either side and on top, exposing the culvert. A 45-mil rubber water stop will be connected to the walls and top of the culvert box and keyed into the adjacent bank on either side. The trench will then be filled with a sodium bentonite clay blend until the proper elevation is reached.

After the water stop is in place, all rip-rap rock will be removed from the spillway and around the apron of the open mouth inlet and disposed of. The existing soil in both locations will be well compacted to expose any voids that may have been created through the previous migration of water around the culvert. Once properly compacted, new fill material will be added to create the proper elevation for the spillway to transfer overflow to the open-mouthed inlet. Likewise, the area surrounding the inlet will be graded to transfer flow on top of the inlet apron. As needed, turf reinforcement mats will be installed in areas where flow velocities exceed what vegetation can handle.

The rip rap will also be removed from the bank area so that a vegetated bank can be reestablished. Spur drains will be installed at any obvious seepage points to allow water out of the bank and into the pond. The section of bank will then be recreated using reinforced earth in 2' lifts and matching the slope on the existing adjacent banks.

When all work is complete and all areas properly graded, the disturbed areas will be covered in Bermuda sod. All sod will be well saturated, rolled in place, and pinned as necessary with 8-gauge soil staples.

The total cost of the **Drainage Repairs** as outlined above will be **\$66,194.69**

Engineering

A licensed engineer will review and approve the overview sketch and scope of work, as well as verify the work is completed properly.

The total cost of the **Engineering** as outlined above will be **\$8,406.25**

Note: All newly vegetated areas are to be watered daily for the first 5 days after installation, then every other day for the following 20 days, before resuming a typical watering schedule. Watering is not included in this scope of work.

1. **Work Schedule and Deliverables.** The relevant milestones, completion dates, and terms associated with this SOW are as follows:

Item	Description of Services & Deliverables	Completion Time (estimated)
1.	La Salle Trl.	2.5-3.5 Weeks
2.	Matthew Rd.	2-2.5 Weeks
3.		

2. **Pricing and Payments.** All costs listed below are based on the scope and assumptions included in this SOW. Cardinal will invoice monthly based on percent completion with payment due upon receipt. The final invoice issued will be due upon completion of the final walk and acceptance by Client. Cardinal will require a deposit of 25% of the project total to begin work. An invoice will be issued for the deposit amount after signed authorization of the SOW.

Item	Price
25% Deposit	\$ 40,624.49
Remaining balance	\$ 121,873.47
Total	\$ 162,497.96

3. **Other Terms and Conditions.** The following additional terms (if any) will apply to this SOW and the work to be performed under this SOW:

IN WITNESS WHEREOF, the Parties have executed this SOW effective as of

_____, 2023 (the "SOW Date").

Lake Park PID

Cardinal Strategies Construction Services LLC

By: _____

By: _____

Name: _____

Name: Kim Anderson

Title: _____

Title: President



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: Bryan Robertson, SBB Mgmt & David Baker, President

TITLE: Consider proposal from Texoma Pond Management & Pest Control for the removal and/or trapping of 75 to 100 Domestic Muscovy Duck(s) by La Salle Trail in the amount of \$2,500.00

Estimate #1938

Billing Address

Lake Parks PID
 2220 La Salle Trail
 Grand Prairie TX 75052
 United States
 b.robertson@sbbmanagem...
 +1 214 548 2174

Service Address

Lake Parks PID
 2220 La Salle Trail
 Grand Prairie TX 75052
 United States
 b.robertson@sbbmanagem...
 +1 214 548 2174

Send Payment To

Texoma Pond Mgmt & Pest
 Control
 3413 Bennett rd
 Howe Tx 75459
 +12148434770
 texomapond@gmail.com

Total	\$2,500.00
Payments	\$0.00
Balance	\$2,500.00

Contact: Bryan Robertson
 +12145482174

Contact: Bryan Robertson
 +12145482174

Charges

Item	Description	Unit Cost	Tax	Quantity	Line Total
Wildlife Trapping	Domestic Muscovy Duck Trapping and Removal. Using Multiple tactics we will capture and removal as many ducks as we can. It will take 5-10 daily Trips, The ducks can be tricky to capture so we will make a visit and catch all we can in a reasonable amount of time then return another day to try do it again. Estimating around 75-100 ducks will be removed.	\$2,500.00	×	1.0	\$2,500.00

Subtotal	\$2,500.00
Tax (State + Grand Prairie (2220013-1.75%) + Grand Prairie Crime Con (5220745-.25%))	\$0.00
Total	\$2,500.00

Notes

Terms



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: Bryan Robertson, SBB Mgmt & David Baker, President

TITLE: Discussion of services performed from Lonestar Fountains for the completed fountain repairs by La Salle Trail in the amount of \$6,586.90

Budget Year	Invoice#	Date	Terms	Status	Invoice Total	Payments	Total Due	Service Location
2024	33811	2/2/2024	NET30	Paid	\$237.00	\$237.00	\$0.00	Fountain #2 - Middle (Blanco) - Grand Prairie
2024	33278	11/15/2023	NET30	Paid	\$145.00	\$145.00	\$0.00	Drainage Aerator #6 - East - Grand Prairie
2024	33101	10/23/2023	NET30	Paid	\$789.00	\$789.00	\$0.00	Aerator #1 - Lake - West - Grand Prairie
2024	33026	10/12/2023	NET30	Paid	\$200.00	\$200.00	\$0.00	Aerator #1 - Lake - West - Grand Prairie
2023	32729	8/30/2023	NET30	Paid	\$145.00	\$145.00	\$0.00	Drainage Aerator #4 - West - Grand Prairie
2023	32466	7/31/2023	NET30	Paid	\$145.00	\$145.00	\$0.00	Aerator #1 - Lake - West - Grand Prairie
2023	32445	7/27/2023	NET30	Paid	\$418.00	\$418.00	\$0.00	Fountain #3 - East (Wichita Trail) - Grand Prairie
2023	31845	5/8/2023	NET30	Paid	\$145.00	\$145.00	\$0.00	Aerator #2 Lake - Center - Grand Prairie
2023	31526	3/22/2023	NET30	Paid	\$200.00	\$200.00	\$0.00	Aerator #2 Lake - Center - Grand Prairie
2023	30780	11/23/2022	NET30	Paid	\$560.45	\$560.45	\$0.00	Aerator #2 Lake - Center - Grand Prairie
2023	30509	10/19/2022	NET30	Paid	\$3,602.45	\$3,602.45	\$0.00	Fountain #3 - East (Wichita Trail) - Grand Prairie

2023 – \$5,215.90

2024 – \$1,371.00

Total - \$6,586.90 as of 02-14-2024

Fountain Repairs

Kemper Carter
Lone Star Fountains
 phone: 972.471.3810
 cell: 214.499.4836
lonestarfountains.com



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: Bryan Robertson, SBB Mgmt & David Baker, President

TITLE: Consider the proposal from Blue Heron Lake Management for weekly Onsite Pond Inspection & Chemical aesthetic services by La Salle Trail for the period of March 2024 through November 2024 in an amount not to exceed \$15,300.



Blue Heron Lake Management

P.O. Box 1281
Grapevine, TX 76099
817-492-6144
Justin@Blueheronlakes.com
Blueheronlakes.com

Service Proposal

January 22, 2024

Brian Robertson
SBB Management

RE: Lake Park PID

Mr. Robertson,

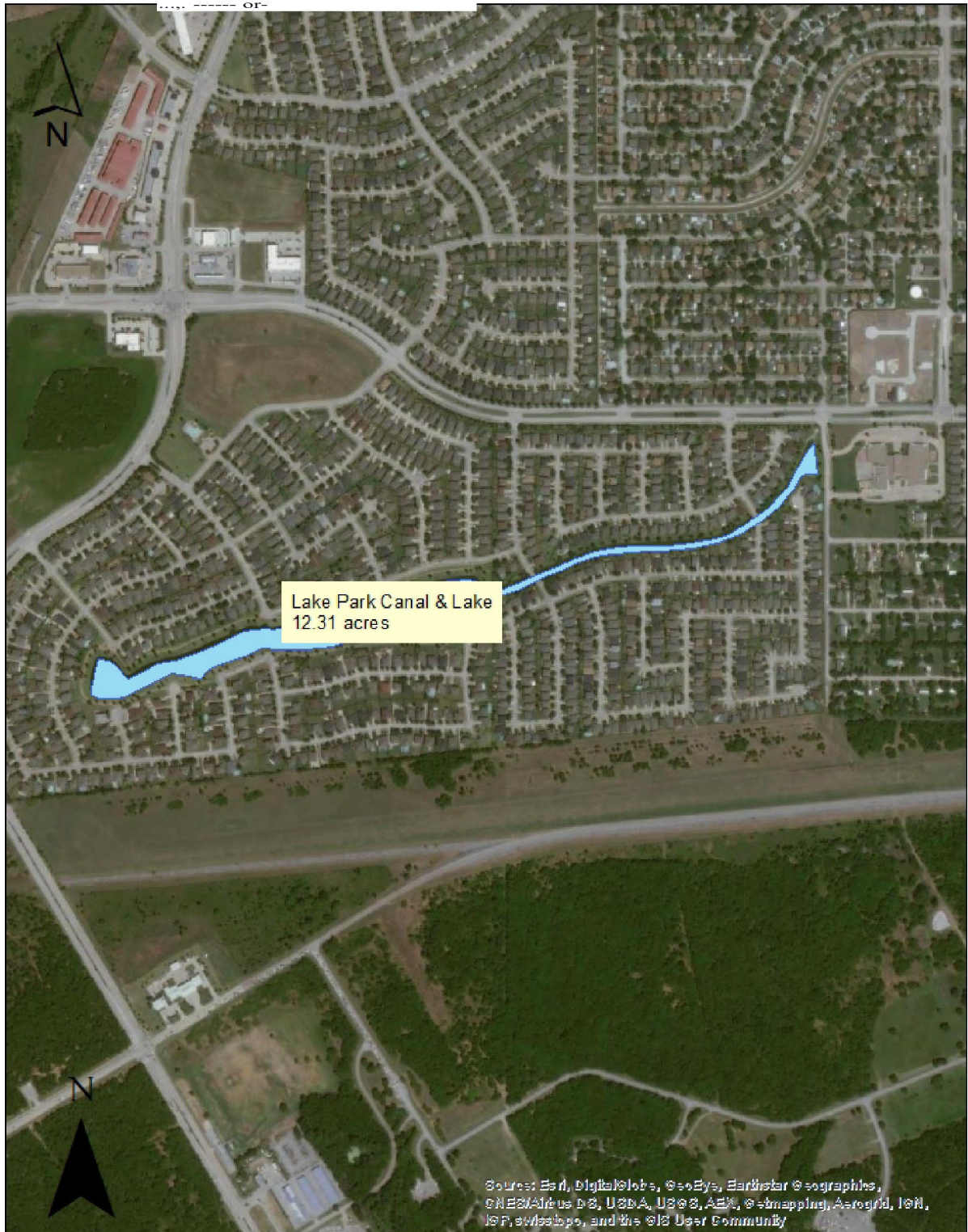
We have performed an onsite inspection of the 12.3 acre pond and canal at Lake Park PID in Grand Prairie, Texas (Figure 1). To maintain aesthetics and water quality, we propose a lake management service agreement spanning the normal growing season from March through November. A technician will inspect your lakes weekly for noxious weed and algae growth, shoreline erosion, water quality issues, and potential mosquito breeding habitat. If necessary, EPA registered aquatic herbicides will be applied at time of inspection by an applicator licensed through the Texas Department of Agriculture. Whenever possible, we will employ preventative measures to mitigate the potential for heavy growth of weeds and algae and reduce treatment cost. Vegetation growth on pond-adjointing inlet and outfall structures will be treated. If mosquito breeding habitat is identified, we will apply human and pet safe organic larvicides when necessary. We will perform simple onshore fountain and aerator repairs, i.e., tripped breakers and timer resets. To ensure compliance with state law, we will maintain all required TDA records and provide you with applicable Texas Commission on Environmental Quality permitting documents (TXG87000) free of charge.

Cost for this service is \$800 per month plus the wholesale cost of any herbicides applied. Wholesale costs of herbicides, colorants, and nutrient binding agents will be passed through to the PID at monthly invoicing and are estimated to average \$900.00 per month in addition to the monthly service fee. This agreement may be terminated by either party upon giving 30 days' notice.

Justin Adams
Blue Heron Lake Management

Representative
SBB Management

Figure 1. Lake Park PID



1,000 500 0 1,000 Feet



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

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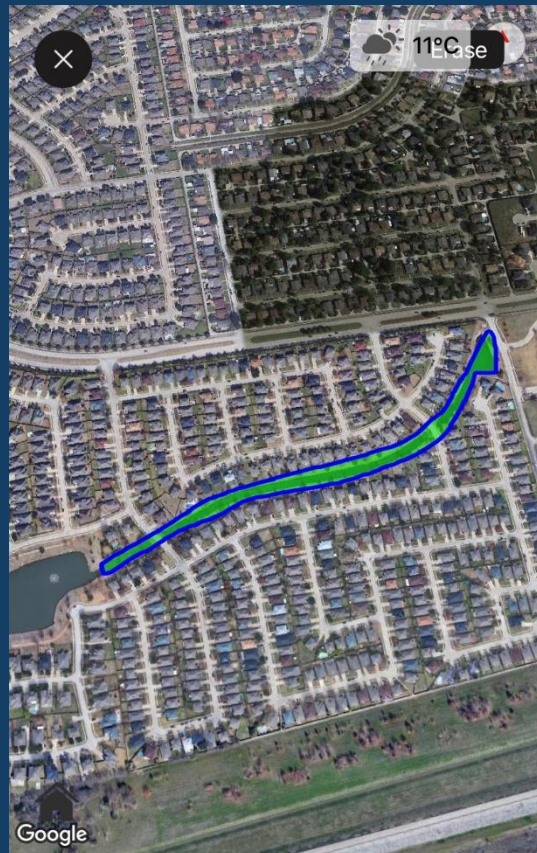
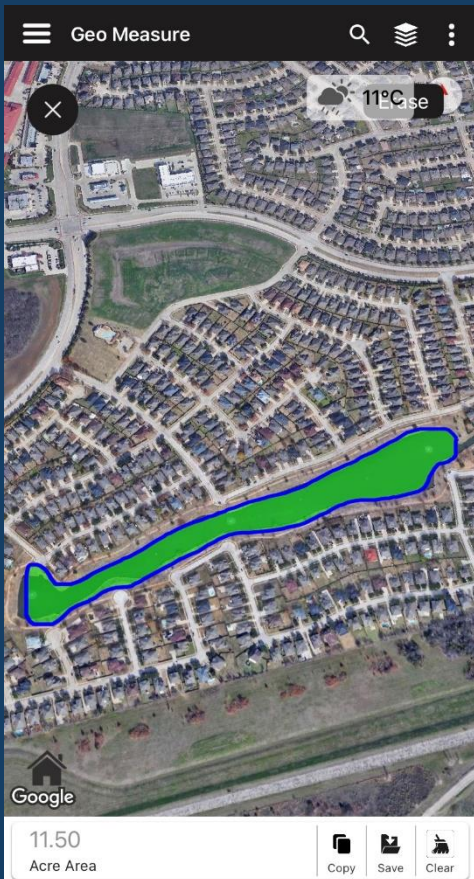
TITLE: Consider the proposal from Texoma Pond Management & Pest Control for Monthly Onsite Pond Inspection & Chemical aesthetic services by La Salle Trail for the period of March 2024 through February 2025 in the amount of \$19,135.80

Texoma Pond Mgmt & Pest Control

Pond Name: Lake Parks PID

Comprehensive Pond Management Plan

Located at: 2220 La Salle Trail, Grand Prairie, TX 75052



12 Month Comprehensive Pond Management Plan

What is a Comprehensive plan?

A comprehensive plan utilizes a proactive management approach to ensure an acceptable ratio between cost and desired results of your pond management. A comprehensive based on a reactive management approach is typically more costly and compromises the quality of the pond management.

The desire to lower cost often results in increased cost as the delay will require additional treatment to remediate the pond and to return it to a great look that will be maintained during the entire year.

These plans are built to ensure your pond is in great shape year-round. This includes all aspects of the pond - proper fountain and aeration operations, vegetation control, trash/large debris removal, routine erosion assessments, sediment accumulation evaluations, water quality testing as needed, and anything else related to the pond/wetland area in the neighborhood.

Why 12 months?

We are dealing with Texas weather so every year is different, and we want to ensure we stay ahead of any growth that may be starting. As weather conditions fluctuate, we pledge to continue monitoring the pond conditions and take actions as appropriate. During times when vegetation is not present, we will check on other aspects of the pond like fountains and aerators and keep the pond free of unwanted debris and trash.

How is the cost calculated?

Every pond is different; we start by measuring the surface acres of the pond, plus use our sonar to gather approximate depths of the pond which yields an approximate volume of water in the pond to help us ensure our treatments are accurate and successful

We build utilize comprehensive pond management that takes into account the history of your pond. If your pond is relatively new with little historical background, we will gauge the most likely future challenges based on the surrounding environment. We will include treatments that are aligned to the annual cycle of pond development that are specific to the types of vegetation that are typically encountered throughout the growing cycle including algae and cattails.

We add all the necessary chemicals, pond dyes, fish stocking and labor to give us the best possible results for your pond and then

divide it by 12 to give you a set monthly cost for the management of the pond.

What is the guarantee?

We stand behind our work; this plan is designed to give you the best-looking pond year-round, and if for any reason, the pond does not meet our agreed upon standard of quality, we will do whatever is needed to meet that quality standard and continue to frequently monitor and take action as appropriate.

What's included in your specific plan?

- Site visit
- Trash Pick-up/removal in and around shoreline.
- Fountain & Aerator operation test & stage one troubleshooting from panel. (No repair included)-
 - 3 Full spray fountains
 - 3 Aerator fountains-
- Vegetation assessment and treatments.
- Monthly reports
- Tilapia stocking for algae control

What if I want to cancel mid-plan?

In the event that you choose to cancel prior to the conclusion of the 12-month contract, the final bill will reflect a cost plus approach to include all labor and materials used to date.

Contract Agreement

I agree to pay the above monthly cost of \$1594.65 on a net 30 day term.

HOA -Representative

Date: _____

Texoma Pond Mgmt Owner

Date: _____



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: Bryan Robertson, SBB Mgmt & David Baker, President

TITLE: Consider the proposal from Durham Construction for removal of existing brick wall and install of new rhino rock walls at 2800 West Camp Wisdom and Sand River in the amount of \$67,989.36

David Durham

822 Oakwood Lane
 Arlington, TX 76012
 +1 8178993601

Estimate

ADDRESS

Bryan Roberstson
 SBB Management
 1314 McDermott Drive
 106-404
 Allen, Texas 75002 USA

ESTIMATE # 1721

DATE 02/12/2024

ACTIVITY	QTY	RATE	AMOUNT
<p>Concrete PID GRAND PRAIRIE 2800 West Camp Wisdom Grand Prairie, Texas</p> <p>Remove existing brick wall as required. Debris removal and haul off. Field prep for installation of RhinoRock fence system per owner specification.</p> <p>Supply and Install RhinoRock fencing system. Installation includes the following materials:</p> <p>22- 6 Ft Tall RhinoRock Fence Panels 24- 3" x 4" x 7' metal posts 24- Column Sets 24-Column Caps 24- Bracket and fastener sets 4- End and Step fillers</p>	1	67,989.36	67,989.36
<p>Constrution sales:Terms Project duration is estimated to be approximately 1-2 weeks pending weather conditions and material availability.</p> <p>Draw Schedule: 50% due upon acceptance \$33,994.68 Balance due upon completion \$33,994.68</p>	1	0.00	0.00
<p>CONTRACTORS NOTE: Any warranties on material comes</p>			

ACTIVITY	QTY	RATE	AMOUNT
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from the manufacturer and not from DurCov Contractors LLC.

It is agreed that all material is considered purchased upon signature of the contract.

It is agreed that 50% of the price is due upon execution of the contract and the balance is due upon completion.

This proposal will be honored for 30 days from the proposal date.

Estimate excludes any unforeseen issues identified during demolition or construction.

Estimate excludes any landscape or irrigation repairs.

Thank you for your business!

TOTAL

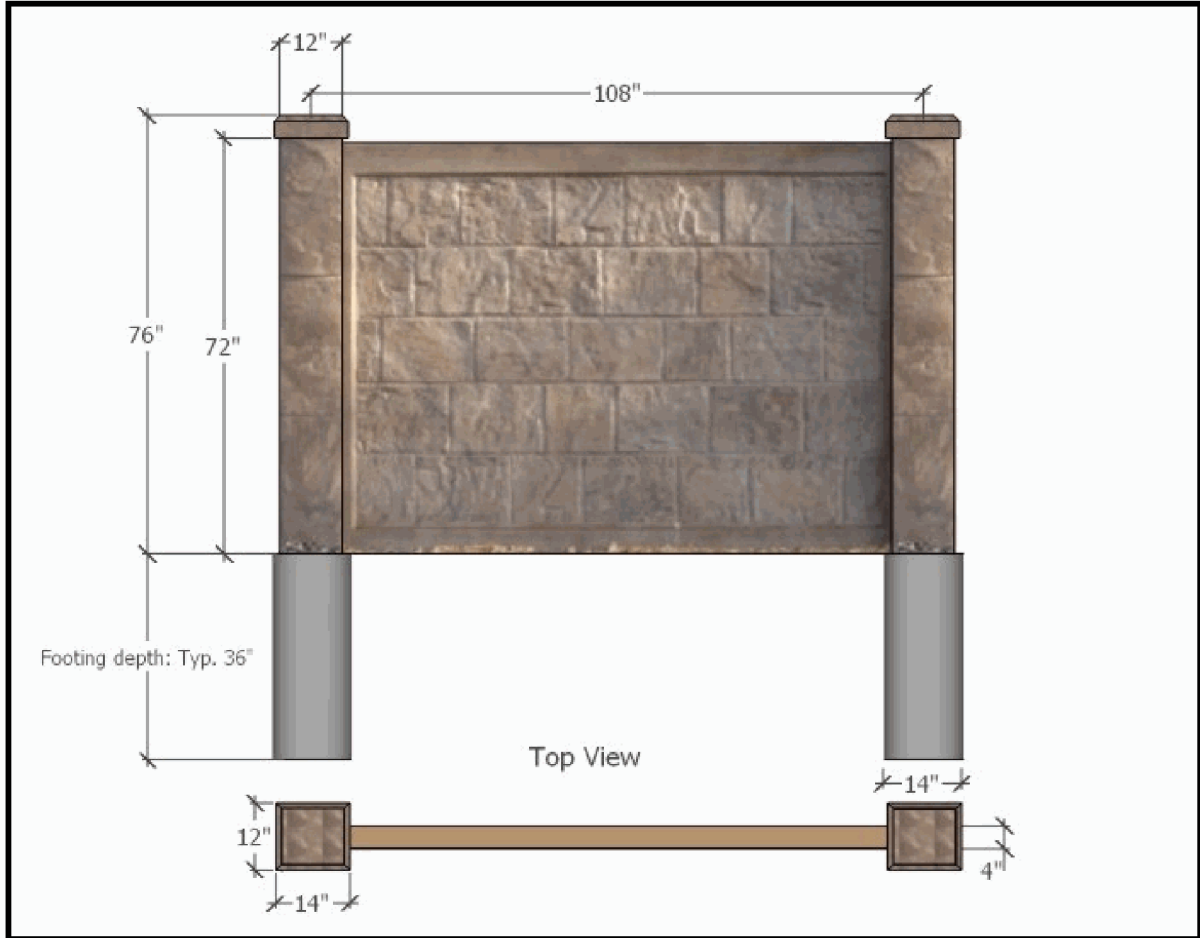
\$67,989.36

Accepted By

Accepted Date



RHINOROCK FENCE SPECIFICATIONS



TECHNICAL INFORMATION: RhinoRock Fence Panel		
Dimension of Panel	182 cm x 259 cm	72"x102"
Weight of Panel	105 Kg	230 lbs
Weight per area	21.5kg/m ²	4.9lbs/ft ²
Thickness of Panel	115mm	4.5"
EPS Foam Core thickness	63-95mm	2.5-3.75"
Glass fiber reinforced concrete shell thickness	9mm	5/16"
% glass fiber by volume	4-4.50%	
Compressive Strength of proprietary concrete mix design	4x10 ⁷ N/m ²	5800 psi
Ultimate tensile strength of glass fiber reinforced concrete	9.6x10 ⁶ - 1.4x10 ⁷ N/m ²	1400-2100 psi
Wind load capacity of panel	225 km/h	140mph with 1.6 safety factor
axial load capacity of panel	1644 kg/lineal meter	1100 lbs/lineal foot
moisture absorption of EPS foam core by total immersion	<4%	
Combustibility of glass fiber reinforced concrete shell	Non-combustible	
Freeze/thaw performance	200 freeze thaw cycles with no damage	
Derby, fungus, or mushroom attack	none	
Termite food source	none	



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: Bryan Robertson, SBB Mgmt & David Baker, President

TITLE: Consider the proposal from Harlin Construction for removal of brick walls and install rhino rock walls located at Camp Wisdom and Sand River in the amount of \$69,144.00



HARLIN CONSTRUCTION Item 8.

1525 US Hwy 380 Suite 500-127, Frisco, TX 75033

Phone: 972-904-3376

Email: accounting@harlinconstruction.com

Website: www.harlinconstruction.com

Proposal Date: 2/10/2024

Proposal Expiration Date: 3/10/2024

Harlin Construction is pleased to present this project **PROPOSAL** to you for the **fence demo and RhinoRock Fence System installation services** we discussed at **The Lake Parks Public Improvement District** located in **Grand Prairie, TX.**

We are proud to be your partner and look forward to serving you for many years to come.





PROPOSAL

Scope of Work:

Detail: Demo existing monument entry walls on West Camp Entrance (both sides of street entry) and install RhinoRock prefab fencing system. RhinoRock was specified as the preferred product by the Association. Harlin Construction will provide all material and labor to demo and install the specified fence. Prior to demolition and excavation of existing posts, we will have the City of Grand Prairie mark underground utilities. We will also do our best to avoid any interruption of existing irrigation during this process.

RhinoRock Components

- 22 - 6 Ft Tall RhinoRock Fence Panels
- 24 – 3"x4"x7" Metal Posts
- 24 Column Sets
- 24 Column Caps
- Bracket & fastener sets + end & step fillers.
- To ensure proper installation we will install 36" deep round pier footers as specified by manufacturer. Will use 3000psi concrete on all footings.

Project Timeline: We estimate that this project will be completed within **20-25 business days** barring any delays due to manufacturer shortages, labor delays, acts of God, inclement weather, or anything out of the control of the contractor, Harlin Construction. Both the contractor (Harlin Construction) and client must stick to the above timeline as such payment will be due upon completion of the project within this timeframe notwithstanding any reasons beyond the control of either party. No payment arrangements beyond any terms explicitly described herein are valid or will be honored. Late fees will apply as per terms listed below.

Warranty Terms and Conditions: Harlin Construction offers a limited warranty labor as the manufacturer warranty is separate. The limited labor warranty covers workmanship described in this estimate. Warranty is null and void due to any negligence by property owner or its agents, contractors, landscaping, acts of God, inclement weather including tornadoes, lightning, severe thunderstorms, and straight-line winds in excess of 65mph, vandalism, water damage, mold or by any water/pool leak. Harlin Construction assumes no liability of vegetation or irrigation systems disrupted or damaged by this project.

Manufacturer spec sheets included herein.



HARLIN CONSTRUCTION Item 8.

1525 US Hwy 380 Suite 500-127, Frisco, TX 75033

Phone: 972-904-3376

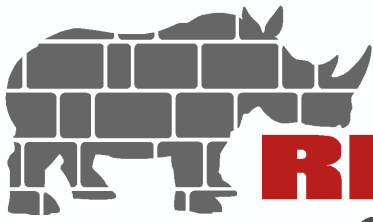
Email: accounting@harlinconstruction.com

Website: www.harlinconstruction.com

Proposal Date: 2/10/2024

Proposal Expiration Date: 3/10/2024

Quantity	Description	Cost
200LF	Demo and material hauling	\$69,144.00
	RhinoRock Fence Installation of 200 Linear Feet total (100' on each side)	
Fees for product and services listed above:		
	Subtotal of Labor and Material:	\$69,144.00
	Non-Refundable Deposit Due at time of Approval (50%):	\$34,572.00
	Final Payment due upon Final Completion of Job*:	\$34,572.00
<p><i>*Client and Contractor, Harlin Construction, will perform a joint final inspection complete with above punch list and will mutually agree when the job has been deemed fully complete. At which time, final payment is due and payable immediately. Late payments will incur additional fees at 1% of full estimate multiplied daily and all construction will halt until payment terms are met. Acceptable forms of payment: ACH deposit, cashier's checks, corporate checks, or money orders.</i></p>		
Client Approval:		
<p>I certify that I am an authorized agent or representative of Lake Parks Public Improvement District and hereby approve the scope of work, estimate and payment terms as stated above. By accepting the terms of this estimate, Harlin Construction will perform the services as described in this document. Any additional work not covered here or expressly agreed upon in writing in the form of an amendment will incur additional charges (to be determined).</p>		
Property Name: Lake Parks PID c/o SBB Management		
Property Address: 2800 Camp Wisdom, Grand Prairie TX		
Contact/Representative: Bryan Robertson, Community Manager b.robertson@sbbmanagement.com		
Board President: N/A		
Contact/Representative Address: 12801 N. Central Expressway, Suite 1401, Dallas, TX 75243		
X	X	
<i>Printed Name</i>	<i>Signature</i>	Date



RhinoRock.com
CONCRETE FENCING

THERE'S A NEW KIND OF CONCRETE FENCE...

THE

**AFFORDABLE
KIND!**

Item 8.



The RhinoRock Concrete Fence is LIGHT WEIGHT....

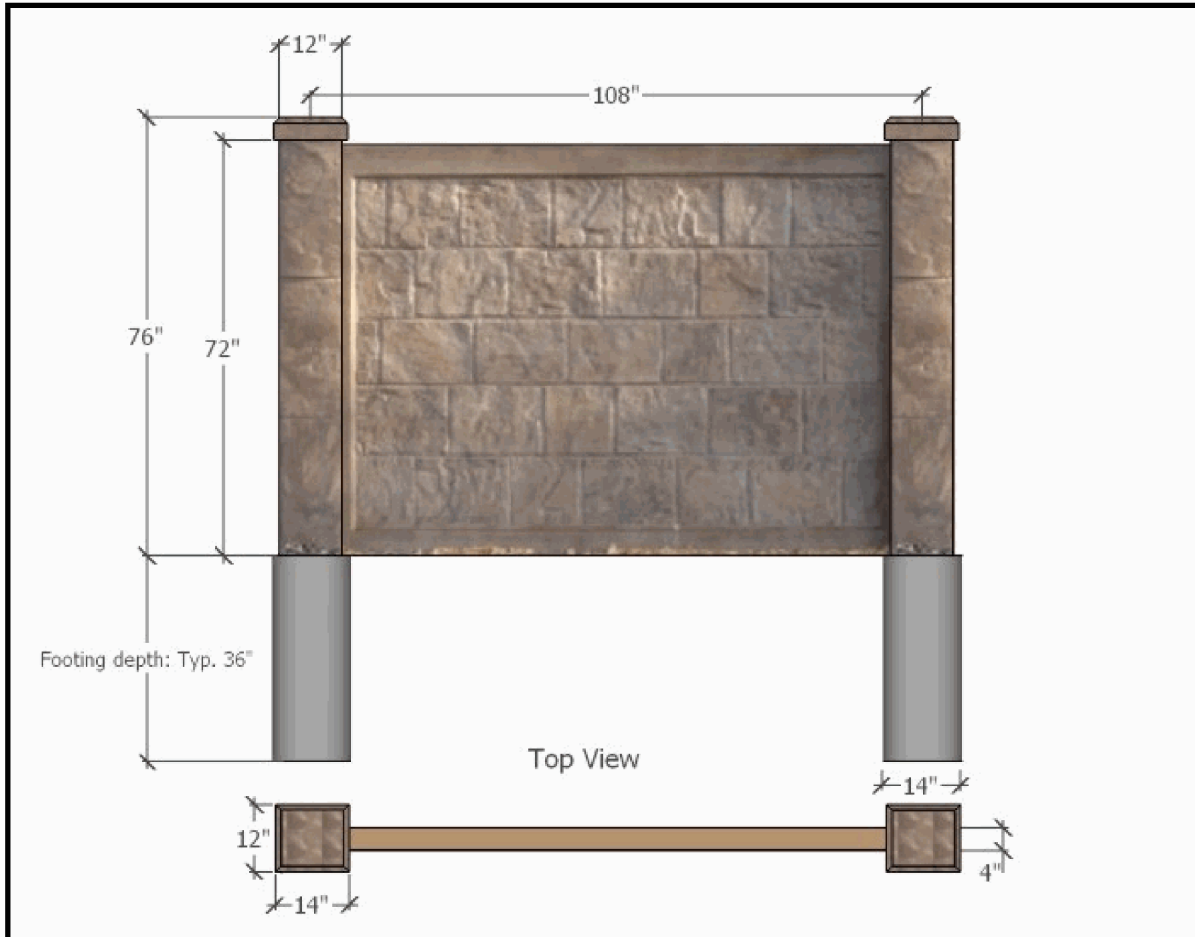
Manufactured with a unique process that was developed over a ten year period, the RhinoRock fence panel achieves its light weight and strength by combining a high performance fiber reinforced concrete outer shell with a structural foam core. The six foot tall by nine foot long panel only weighs 230 lbs. Lighter weight means lower cost to produce, install, and ship.

The combination of the tough concrete shell and the foam core yields a panel that is strong, yet light weight. Formal engineering testing has shown that the panel can support over 1.5 tons of water placed on it's free spanning face, which is equivalent to a 160 mph wind load.

Since the panel exterior is made of a high performance concrete, unlike many other fencing materials, it is....

- totally UV stable
- not affected by water
- dimensionally stable
- unaffected by seasonal temperature changes
- maintenance free
- is a GREEN product: 50% of concrete material is a recycled material
- easily color stained on site to compliment homes or commercial buildings.

RHINOROCK FENCE SPECIFICATIONS



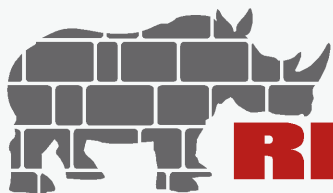
TECHNICAL INFORMATION: RhinoRock Fence Panel		
Dimension of Panel	182 cm x 259 cm	72"x102"
Weight of Panel	105 Kg	230 lbs
Weight per area	21.5kg/m ²	4.9lbs/ft ²
Thickness of Panel	115mm	4.5"
EPS Foam Core thickness	63-95mm	2.5-3.75"
Glass fiber reinforced concrete shell thickness	9mm	5/16"
% glass fiber by volume	4-4.50%	
Compressive Strength of proprietary concrete mix design	4x10 ⁷ N/m ²	5800 psi
Ultimate tensile strength of glass fiber reinforced concrete	9.6x10 ⁶ - 1.4x10 ⁷ N/m ²	1400-2100 psi
Wind load capacity of panel	225 km/h	140mph with 1.6 safety factor
axial load capacity of panel	1644 kg/lineal meter	1100 lbs/lineal foot
moisture absorption of EPS foam core by total immersion	<4%	
Combustibility of glass fiber reinforced concrete shell	Non-combustible	
Freeze/thaw performance	200 freeze thaw cycles with no damage	
Derby, fungus, or mushroom attack	none	
Termite food source	none	

MANY COLORING OPTIONS AVAILABLE

Item 8.



The Rhinorock fence comes in a natural concrete gray, but can be stained on site to compliment your home or commercial project. The stain is a penetrating stain that is designed for concrete and does not require any maintenance. The color stain will also aid in the removal of graffiti. Visit RhinoRock.com and see available colors on the concrete colors page.



RhinoRock.com
CONCRETE FENCING

THERE'S A NEW KIND OF CONCRETE FENCE...

**THE
AFFORDABLE
KIND!**



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: Bryan Robertson, SBB Mgmt & David Baker, President

TITLE: Consider the proposal from Brick & Stone Master for Screening Wall Repairs/Monument Repairs At Sand River and Camp Wisdom in the amount of \$59,513.00.

Proposal



3800 Haslet Roanoke Rd. Suite 32 Roanoke, TX 76262
Phone: 817-485-7200 zach@basmp.com

Date: 2/14/2024
Valid Until: 30 Days After Proposed Date

Customer
Lake Park West PID - SBB Management C/O Brian Robertson
12801 N. Central Expressway Suite 1401 Dallas, TX 75243
b.robertson@sbbmanagement.com
972-960-2800 ext. 26514

Quote/Project Description
Screening Wall Repairs / Monument Repairs Sandy River

Option 1: Repair Front Two Monument Signs and Flower Beds and Rebuild 14 Brick Columns and Repair 1 Existing Brick Panel	
<p>Set traffic cones and worker signs at the intersection of W. Camp Wisdom Trl and Sandy River Dr to create a safe working space. Lay tarps and set veneer jacks to both sides of the wall using metal cross braces and walk boards to create a clean working space. First, pressure wash both monument signs and stone columns on both sides using a 3400+ PSI pressure washer and a water trailer to remove as much discoloration as possible. Note, results may vary, Brick and Stone Master cannot guarantee complete removal of discoloration and mildew. Remove 14 designated single wythe brick panels and 12 existing brick columns. Clean up and haul off rubble and debris using a dump trailer. Dowel #5 rebar in the center of the column pier footings and install 2 pieces of #5 vertical rebar and extend to approximately 6' in height. Rebuild 12 new pocket columns to new height and design using new brick of best available match using a custom blended mortar of reasonable color match. Includes installing galvanized H wire to tie the back wall to the front wall and slushing the center with wet Portland Cement. Install new custom cut 3" x 5" x 5/16" hot dipped galvanized angle irons that rests into the adjacent pocket column piers. Rebuild new single wythe brick panels on top of the new angle irons using new approved brick using a custom blended mortar of reasonable color match. Leave an expansion pocket where the new panels meet the columns to allow for future movement. Grind out cracks at the monument signs, 3 co-joints, and cracks in the stone columns using a 4.5" diamond blade grinder. Clean out dust and debris. As necessary, install new open cell backer rod in the joint. Seal the joint using a urethane joint sealant of reasonable color match. Sprinkle dry custom blended sand over the wet caulk to texture. Clean up and haul off rubble and debris. On a return trip, seal both monument signs using a PD Siloxane water repellent. Recommended to reapply every 3 - 5 years. Includes a wash to new masonry using a proper cleaning detergent, if necessary.</p>	\$59,513.00
Note: Samples to be approved by others prior to ordering.	
Note: Brick and Stone Master will provide generators for power, but will need access to on-site water.	
Note: Temporary fencing to be provided if left overnight or the homeowner has a pool.	
Note: Brick and Stone Master will take precautions, but is not responsible for tree roots, shrubbery, landscaping.	

Brick & Stone Master will take precautions while working but is not responsible for damages to landscaping, irrigation lines, or clean up of fine dust.	Deposit	\$0.00
	Balance	\$59,513.00
	Total	\$59,513.00

Above information is not an invoice and only an estimate of labor and materials described above.

25% of project due prior to job start and remainder is due upon completion. Forms of payment accepted: Visa, Mastercard, Debit Card, Check, or ACH Payment. Any invoice over \$2,000 an additional 3% credit card fee will be applied. Late fees will be charged for past due invoices. A 15% cancellation fee can be applied to any approved work.

Please confirm your acceptance of this quote by signing and returning this document OR by replying to the received email containing this document and verifying approval of work.

Signature _____ Print Name _____ Date _____

Thank you for your business!

Brick & Stone Master will be responsible for all clean up related to or caused by its operations. All work will be completed in a professional manner according to standard practice, contingent upon brick availability, accidents, or delays beyond our control. All work covered by this agreement is guaranteed for a period of one year against faults or defects in labor. Crack repairs are excluded from warranty if cracks appear as a result of further foundation settlement. Any alteration or deviation from above specifications involving extra cost will be executed only upon written change orders, and become an extra charge over and above the estimate. Brick & Stone Master agrees to carry all of its insurance coverages, including General Liability and supply certificates upon request. Although workmen will exercise reasonable caution, Brick & Stone Master will not be responsible for damage to any and all landscaping, water lines, underground utilities, plumbing, electrical, concrete, etc. or roofing at adjacent work areas.



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Bryan Robertson

PRESENTER: David Baker, President

TITLE: Consider the proposal from Brick & Stone Master for Screening Wall Repairs/Monument Repairs at Hunt Dr. in the amount of \$36,161.00.

Proposal



3800 Haslet Roanoke Rd. Suite 32 Roanoke, TX 76262
Phone: 817-485-7200 zach@basmp.com

Date: 2/14/2024
Valid Until: 30 Days After Proposed Date

Customer
Lake Park West PID - Sbb Management C/O Bryan Robertson
12801 N. Central Expressway Suite 1401 Dallas, TX 75243
b.robertson@sbbmanagement.com 972-960-2800 ext. 26514

Quote/Project Description
Screening Wall Repairs / Monument Repairs Hunt Dr.

<p>Option 1: Repair Front Two Monument Signs and Flower Beds and Rebuild 14 Brick Columns and Repair 1 Existing Brick Panel</p> <p>Set traffic cones and worker signs at the intersection of W. Camp Wisdom Trl and Hunt Dr to create a safe working space. Lay tarps and set veneer jacks to both sides of the wall using metal cross braces and walk boards to create a clean working space. First, pressure wash both monument signs and stone columns on both sides using a 3400+ PSI pressure washer and a water trailer to remove as much discoloration as possible. Note, results may vary, Brick and Stone Master cannot guarantee complete removal of discoloration and mildew. Remove 14 existing brick panels. Clean up and haul off rubble and debris using a dump trailer. Dowel #5 rebar in the center of the column pier footings and install 2 pieces of #5 vertical rebar and extend to approximately 6' in height. Rebuild 14 new pocket columns to new height and design using new brick of best available match using a custom blended mortar of reasonable color match. Includes installing galvanized H wire to tie the back wall to the front wall and slushing the center with wet Portland Cement. On the west side, remove top left loose brick at designated panel 3 using a chisel and hammer. Clean off and save as many existing bricks as possible and set off to the side. Clean out dust and debris. Relay panel soldier back to the existing height and design using existing brick and a custom blended mortar of reasonable color match. Leave an expansion pocket where the panels meet the columns to allow for future movement. Grind out cracks at the monument signs, 2 co-joints, flower beds, and cracks in the stone columns using a 4.5" diamond blade grinder. Clean out dust and debris. As necessary, install new open cell backer rod in the joint. Seal the joint using a urethane joint sealant of reasonable color match. Sprinkle dry custom blended sand over the wet caulk to texture. Clean up and haul off rubble and debris. On a return trip, seal both monument signs using a PD Siloxane water repellent. Recommended to reapply every 3 - 5 years. Includes a wash to new masonry using a proper cleaning detergent, if necessary.</p> <p>Note: Samples to be approved by others prior to ordering.</p> <p>Note: Brick and Stone Master will provide generators for power, but will need access to on-site water.</p> <p>Note: Temporary fencing to be provided if left overnight or the homeowner has a pool.</p> <p>Note: Brick and Stone Master will take precautions, but is not responsible for tree roots, shrubbery, landscaping.</p>	\$21,723.00
<p>Option 2: Demo 16 Existing Panels and 14 Existing Brick Columns</p> <p>In lieu of replacing and repairing the brick columns and panels on Hunt Dr. remove 16 existing panels and 14 existing brick columns using a diamond blade gas saw. Using a jackhammer, remove existing concrete mow strips and column footings. Clean up and haul off rubble and debris. Includes washing, repairing, and sealing the monuments in above steps and repairs to the flower beds. Note, dirt will need to be filled by others after concrete removal.</p>	\$14,438.00

Brick & Stone Master will take precautions while working but is not responsible for damages to landscaping, irrigation lines, or clean up of fine dust.	Deposit	\$0.00
	Balance	\$36,161.00
	Total	\$36,161.00

Above information is not an invoice and only an estimate of labor and materials described above.
25% of project due prior to job start and remainder is due upon completion. Forms of payment accepted: Visa, Mastercard, Debit Card, Check, or ACH Payment. Any invoice over \$2,000 an additional 3% credit card fee will be applied. Late fees will be charged for past due invoices. A 15% cancellation fee can be applied to any approved work.

Please confirm your acceptance of this quote by signing and returning this document OR by replying to the received email containing this document and verifying approval of work.

Signature	Print Name	Date
-----------	------------	------

Thank you for your business!
Brick & Stone Master will be responsible for all clean up related to or caused by its operations. All work will be completed in a professional manner according to standard practice, contingent upon brick availability, accidents, or delays beyond our control. All work covered by this agreement is guaranteed for a period of one year against faults or defects in labor. Crack repairs are excluded from warranty if cracks appear as a result of further foundation settlement. Any alteration or deviation from above specifications involving extra cost will be executed only upon written change orders, and become an extra charge over and above the estimate. Brick & Stone Master agrees to carry all of its insurance coverages, including General Liability and supply certificates upon request. Although workmen will exercise reasonable caution, Brick & Stone Master will not be responsible for damage to any and all landscaping, water lines, underground utilities, plumbing, electrical, concrete, etc. or roofing at adjacent work areas.



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: Bryan Robertson, SBB Mgmt & David Baker, President

TITLE: Consider the proposal from Site Landscape Development for Lake Ridge living wall Eleagnus removal and replacement at Lake Ridge and Camp Wisdom in the amount of \$153,383.31



Date: 1/30/2024
PO #
Terms: Net 30
Sales Rep: Jonathan Williams

Customer:
 Bryan Robertson
 SBB Management
 12801 N Central Expy #1401
 Dallas, TX 75243

Property:
 Lake Parks PID
 Lake Ridge & Camp Wisdom
 Grand Prairie, TX 75052

Lake Ridge Living Wall Eleagnus Removal and Replacements

This proposal includes re-landscaping of areas 1, 2, 3, 4, 5, 6, 7 along Lake Ridge that have dead or dying Eleagnus, noted on the accompanying map. It includes:

- Removal of all Eleagnus in the areas noted in the accompanying map in each area. Clean up areas, lift and prune as needed.
- Removing & grinding any stumps, hauling and disposing of all removed plant material. Includes removal of volunteer trees and impeding growth of new trees and landscaping. Removal of ivy and vines entangled in the cedars.
- Preparing each area for planting
- Delivery of materials to site
- Installation of all plant materials, soil & mulch listed in the below proposal
- Irrigation Adjustments that will be needed throughout the process to modify the system, water in the new plants and adjust it for their ongoing needs.

This work is priced per area and can be accepted/rejected per area. These bids are being prepared for presentation in February 2024 and prices will be good for 6 months, taking us through August 2024. If a date past August is selected for planting, we will update any material and labor costs and resubmit. Note: Assorted Perineal Plantings would be installed if the work is done in spring or early summer. If in fall, we would remove the line item and propose to do in a separate proposal in the Spring of the following year.

Lake Ridge- Area 1

DEMO

Items	Quantity
Removal, Stump Grind, Haul Off and Dispose Of All Dead Eleagnus In Area	1.00

DEMO: \$1,500.00

Plant Installation

Items	Quantity
Labor - Enhancement	45.00
30 Gallon Leyland Cypress - 30 Gallon Installation - EN	6.00
15 Gallon Nellie R Stevens Installation	15.00
5 gallon Coppertone Loquat	20.00
3 gallon Red Yucca - 3 Gallon Installation - EN	10.00
3 Gallon Sunshine Ligustrum Installation	10.00
3 gallon Juniper "Seagreen" - 3 Gallon Installation - EN	10.00
1 Gallon Assorted Perennial Installation	100.00
Bermuda Sod Install - EN	65.00
Hardwood Shredded Mulch 2" Depth By CY - EN	5.00

Plant Installation: \$23,159.42

Irrigation Repair

Items	Quantity
Labor - Irrigation design build	14.00
Irrigation Misc Fittings - Design Build - EN	1.00

Irrigation Repair: \$2,159.42

Lake Ridge- Area 2

DEMO

Items	Quantity
Removal, Stump Grind, Haul Off and Dispose Of All Dead Eleagnus In Area	1.00

DEMO: \$3,200.00

Plant Installation

Items	Quantity
Labor - Enhancement	45.00
30 Gallon Leyland Cypress - 30 Gallon Installation - EN	4.00
15 Gallon Nellie R Stevens Installation	8.00
5 gallon Coppertone Loquat	10.00
3 gallon Red Yucca - 3 Gallon Installation - EN	10.00
3 Gallon Sunshine Ligustrum Installation	10.00
3 gallon Juniper "Seagreen" - 3 Gallon Installation - EN	10.00
1 Gallon Assorted Perennial Installation	50.00
Bermuda Sod Install - EN	65.00
Hardwood Shredded Mulch 2" Depth By CY - EN	5.00

Plant Installation: \$15,708.44

Irrigation Repair

Items	Quantity
Labor - Irrigation design build	14.00
Irrigation Misc Fittings - Design Build - EN	1.00

Irrigation Repair: \$2,159.42

Lake Ridge- Area 3

DEMO

Items	Quantity
Removal, Stump Grind, Haul Off and Dispose Of All Dead Eleagnus In Area	1.00

DEMO: \$4,000.00

Plant Installation

Items	Quantity
Labor - Enhancement	45.00
30 Gallon Leyland Cypress - 30 Gallon Installation - EN	1.00
15 Gallon Nellie R Stevens Installation	8.00

5 gallon Coppertone Loquat	10.00
3 Gallon Sunshine Ligustrum Installation	10.00
3 gallon Juniper "Seagreen" - 3 Gallon Installation - EN	10.00
1 Gallon Assorted Perennial Installation	40.00
Bermuda Sod Install - EN	65.00
Hardwood Shredded Mulch 2" Depth By CY - EN	5.00

Plant Installation: \$11,291.51

Irrigation Repair

Items	Quantity
Labor - Irrigation design build	14.00
Irrigation Misc Fittings - Design Build - EN	1.00

Irrigation Repair: \$2,159.42

Lake Ridge- Area 4

DEMO

Items	Quantity
Removal, Stump Grind, Haul Off and Dispose Of All Dead Eleagnus In Area	1.00

DEMO: \$4,500.00

Plant Installation

Items	Quantity
Labor - Enhancement	45.00
15 Gallon Nellie R Stevens Installation	4.00
3 gallon Juniper "Seagreen" - 3 Gallon Installation - EN	6.00
3 Gallon Sunshine Ligustrum Installation	8.00
1 Gallon Assorted Perennial Installation	30.00
Bermuda Sod Install - EN	65.00
Hardwood Shredded Mulch 2" Depth By CY - EN	5.00

Plant Installation: \$7,171.97

Irrigation Repair

Items	Quantity
Labor - Irrigation design build	14.00
Irrigation Misc Fittings - Design Build - EN	1.00

Irrigation Repair: \$2,159.42

Lake Ridge- Area 5

DEMO

Items	Quantity
Removal, Stump Grind, Haul Off and Dispose Of All Dead Eleagnus In Area	1.00

DEMO: \$6,500.00

Plant Installation

Items	Quantity
-------	----------

Labor - Enhancement	45.00
15 Gallon Nellie R Stevens Installation	4.00
5 gallon Coppertone Loquat	5.00
3 gallon Juniper "Seagreen" - 3 Gallon Installation - EN	6.00
3 Gallon Sunshine Ligustrum Installation	8.00
1 Gallon Assorted Perennial Installation	30.00
Bermuda Sod Install - EN	65.00
Hardwood Shredded Mulch 2" Depth By CY - EN	5.00

Plant Installation: \$7,587.62

Irrigation Repair

Items	Quantity
Labor - Irrigation design build	14.00
Irrigation Misc Fittings - Design Build - EN	1.00

Irrigation Repair: \$2,159.42

Lake Ridge- Area 6

DEMO

Items	Quantity
Removal, Stump Grind, Haul Off and Dispose Of All Dead Eleagnus In Area	1.00

DEMO: \$5,250.00

Plant Installation

Items	Quantity
Labor - Enhancement	45.00
30 Gallon Leyland Cypress - 30 Gallon Installation - EN	1.00
15 Gallon Nellie R Stevens Installation	5.00
3 Gallon Sunshine Ligustrum Installation	12.00
3 gallon Juniper "Seagreen" - 3 Gallon Installation - EN	10.00
1 Gallon Assorted Perennial Installation	25.00
Bermuda Sod Install - EN	65.00
Hardwood Shredded Mulch 2" Depth By CY - EN	5.00

Plant Installation: \$9,138.56

Irrigation Repair

Items	Quantity
Labor - Irrigation design build	14.00
Irrigation Misc Fittings - Design Build - EN	1.00

Irrigation Repair: \$2,159.42

Lake Ridge- Area 7

DEMO

Items	Quantity
Removal, Stump Grind, Haul Off and Dispose Of All Dead Eleagnus In Area	1.00

DEMO: \$4,250.00

Plant Installation

Items	Quantity
Labor - Enhancement	45.00
30 Gallon Leyland Cypress - 30 Gallon Installation - EN	14.00
15 Gallon Nellie R Stevens Installation	20.00
3 gallon Red Yucca - 3 Gallon Installation - EN	20.00
3 Gallon Sunshine Ligustrum Installation	26.00
3 gallon Juniper "Seagreen" - 3 Gallon Installation - EN	24.00
1 Gallon Assorted Perennial Installation	100.00
Bermuda Sod Install - EN	65.00
Hardwood Shredded Mulch 2" Depth By CY - EN	5.00

Plant Installation: \$35,015.85

Irrigation Repair

Items	Quantity
Labor - Irrigation design build	14.00
Irrigation Misc Fittings - Design Build - EN	1.00

Irrigation Repair: \$2,159.42

PROJECT TOTAL: \$153,383.31

SALES TAX: \$0.00

TOTAL: \$153,383.31

Terms & Conditions

Standard Terms and Conditions Apply. If your office requires a P.O. Number in order for this work to be paid, our office will need to receive the P.O. in written form before we can schedule this work. You can simply sign this estimate and assign a P.O. number on this page and fax it back to our office.

Thank you for allowing us the ability to provide you with this estimate.

By _____

Jonathan Williams

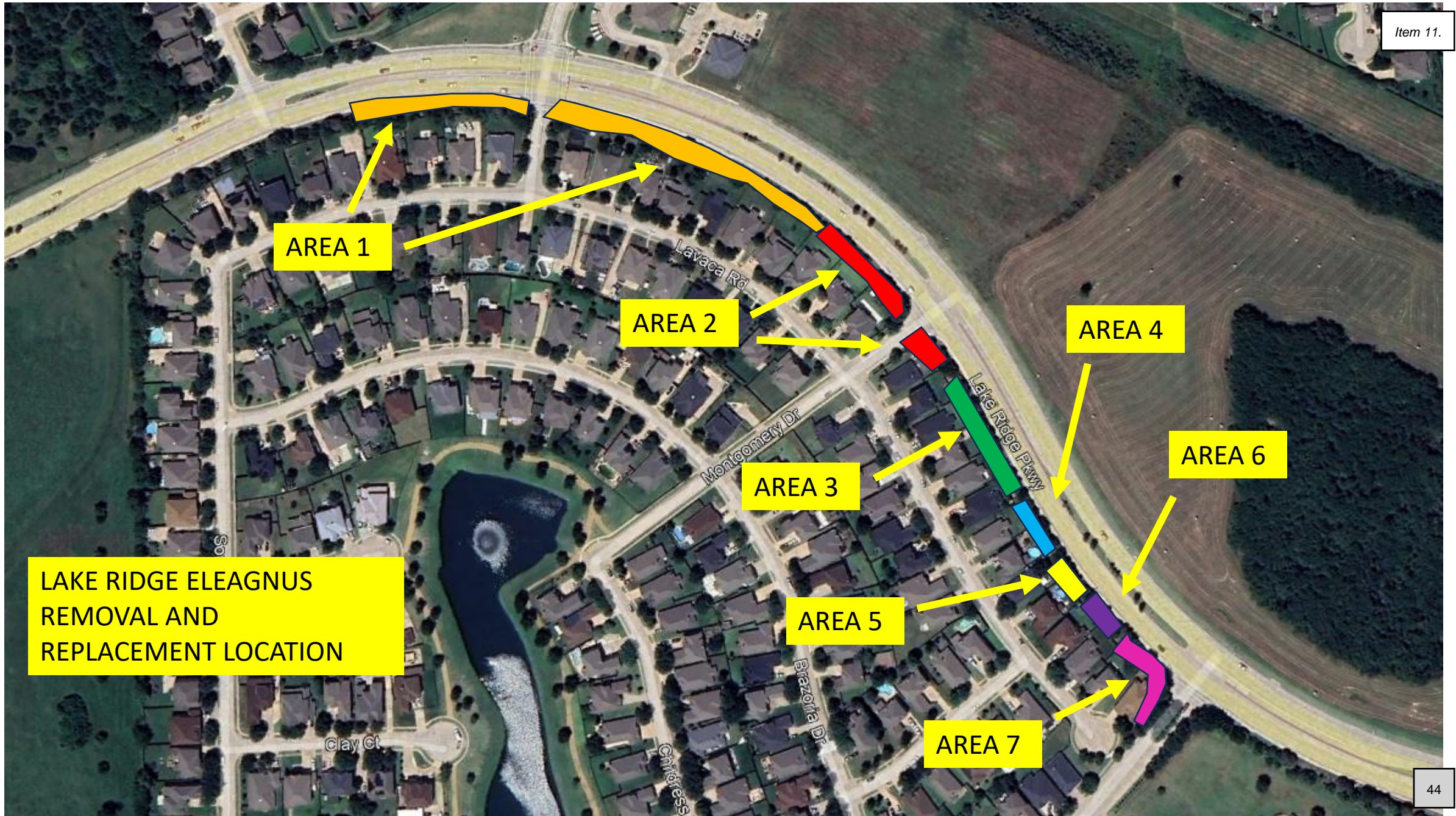
Date 1/30/2024

Site Landscape Development

By _____

Date _____

Lake Parks PID





**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: Bryan Robertson, SBB Mgmt & David Baker, President

TITLE: Consider the proposal from Site Landscape Development for removal of dead/dying Cedars along living wall at Lake Ridge and Camp Wisdom in the amount of \$12,250.00



Date: 1/19/2024
PO #
Terms: Net 30
Sales Rep: Jonathan Williams

Customer:
 Casey Herndon
 Vision Communities Management,
 Inc.
 5757 Alpha Road
 Dallas, TX 75240

Property:
 Lake Parks PID
 Lake Ridge & Camp Wisdom
 Grand Prairie, TX 75052

Remove Dead/Dying Cedars Along Living Wall

This proposal is to remove the dead cedars along the living wall that have sustained damaged from the passed winter storms and hot summer temperatures with high drought seasons. We will remove the cedars that are fully dead and trim the dead out of the cedars that are still mostly alive.

- Lake Ridge- 5 dead trees (remove and stump grind), 4 trees to trim out dead limbs
- Camp Wisdom West- 10 dead trees (remove and stump grind), 13 trees to trim out dead limbs
- Camp Wisdom East- 4 dead trees (remove and stump grind), 4 trees to trim out dead limbs

Remove Dead/Dying Cedars Along Living Wall

Remove Dead/Dying Cedars Along Living Wall

Items	Quantity
Labor, Removal, Stump Grind	1.00

Remove Dead/Dying Cedars Along Living Wall: \$12,250.00

PROJECT TOTAL: \$12,250.00

SALES TAX: \$0.00

TOTAL: \$12,250.00

Terms & Conditions

Standard Terms and Conditions Apply. If your office requires a P.O. Number in order for this work to be paid, our office will need to receive the P.O. in written form before we can schedule this work. You can simply sign this estimate and assign a P.O. number on this page and fax it back to our office.

Thank you for allowing us the ability to provide you with this estimate.

By _____
Jonathan Williams

Date 1/19/2024

Site Landscape Development

By _____

Date _____

Lake Parks PID



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: Bryan Robertson, SBB Mgmt & David Baker, President

TITLE: Consider the proposal from SP Tree Service for removal of 23 dead junipers at along Camp Wisdom and Lake Ridge in the amount of \$5,800



S&P Tree Service Corp.
P.O. Box 531182
Grand Prairie, TX 75053

Item 13.

469.789.6775
Santos & Johnny Perla, Owners
www.sandptreeservice.com

Fully Insured For Your Protection

Job Name: Site Landscape Development

Friday, November 10, 2023

Proposal

Worksite:

Chad. Williams
2146368730
Camp Wisdom & Lakeridge Grand Prairie Tx
Grand Prairie, Texas 75051

Proposed By: Johnny Perla

Lic # 129292929
PO #:

#	Item	Description	Qty	Cost
1	Tree	Tree Removal Removal of dead junipers located along camp wisdom and lake ridge. PID (23 total cedar trees) Grind stumps on selected ones. Haul off debris	0	\$5,800.00

NOTES:	Subtotal:	\$5,800.00
	Tax:	\$478.50
	Total:	\$6,278.50

Customer Signature _____

Date _____



Proposal Approval and Payment Terms

Upon Approval job scheduling will be dependent on weather conditions, workloads, geographic relationship to other scheduled work and other unforeseen issues. If a scheduled time is given, it is approximate and may be altered as needed. S&P Tree Service Corp. will do its very best to meet all scheduled work dates. All job estimates in excess of \$5,000 will require a deposit of 50% of the total price in order to schedule work. The remaining balance is due in full upon completion of work. Prices are subject to change due to season or current work schedules. If a deposit is not received within 24hrs of proposal approval then a new proposal may be submitted and the approval and deposit procedure will have to restart.

Payment terms

Full balance of all jobs is due and payment is required on the same day that the work is completed. We accept all major credit cards, check and cash. Credit card payments should be made directly through the link in our [Einvoice](#). If having difficulties online or require additional assistance you may also call our office directly. Our technicians are also authorized to accept your payment check if needed. All accounts will be turned over to an outside source for collection if they are not fully paid within 30 days of completion. Collection procedures will begin on the 31st day and a collection fee of \$50 will be added if payment is made after the due date.

Homeowner Preparation

The customer is responsible for removing all personal property from the work area such as lawn furniture, ornamentation, pets and easily transferrable plants before work begins. We recommend that clients contact Texas 811 to have underground utilities marked before any tree planting or stump grinding is done. Dial 811. S & P will not be responsible for any underground property or utilities damages that were not properly marked.

Cancellation

The client may terminate their service agreement/call with S&P Tree Service Corp. up to 48 business hours (M-F 8AM- 6PM) prior to the scheduled date. Failure to give notice of a terminated service agreement will result in a \$50 cancellation fee.

Customer Signature

Date:



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: Bryan Robertson, SBB Mgmt & David Baker, President

TITLE: Consider the proposal from SP Tree Service for trimming a total of 169 trees along perimeter of pond at La Salle Trail in the amount of \$20,800.00.



DALLAS/FT WORTH & AUSTIN TX
 WWW.SPTREESERVICE.COM



Prop Item 14.

S&P Tree Servi
 PO Box 531182
 Grand Prairie , TX 75053
 469-789-6775
 Santos & Johnny Perla, Owners
 www.sandptreeservice.com

Fully Insured For Your Protection

Job Name: City Of Grand Prarie 20230920

Monday, January 15, 2024

Worksite: _____

Westchester PID
 9729780610
 Lake Park PID - David Baker
 2220 La Salle Trl
 Grand Prairie, TX 75052

Proposed By: Johnny Perla

Lic # 129292929
 PO #:

#	Item	Description	Qty	Cost
1	Trees	<p>Trimming Natural and structural pruning on selected trees along the perimeter of the pond. Removing deadwood 1" inch or larger and any crossing branches. Removal of diseased or damaged limbs. Establishing a central leader of each tree by doing reduction cuts at the tips. Thinning 10% of canopy to improve overall health and vigor of the trees. Haul off all tree debris.</p> <p>Total of 169 trees to be trimmed: 8 Red Oak Trees 33 Live Oak Trees 107 Cedar Elm Trees 19 Bald Cypress Trees. 3 Weeping Willow Trees You will see each tree marked in the plant inventory. Each location is precise.</p>	169	\$19,600.00



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2	Trees	Tree Removal Removal of dead live oak tree and eastern red cedar. Grind stumps and haul off debris.	2	\$1,200.00
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Subtotal: \$20,800.00

Tax: \$0.00

Total: \$20,800.00

Customer Signature _____

Date _____





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WWW.SP TREESERVICE.COM



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Proposal Approval and Payment Terms

Upon Approval job scheduling will be dependent on weather conditions, workloads, geographic relationship to other scheduled work and other unforeseen issues. If a scheduled time is given, it is approximate and may be altered as needed. S&P Tree Service Corp. will do its very best to meet all scheduled work dates. All job estimates in excess of \$5,000 will require a deposit of 50% of the total price in order to schedule work. The remaining balance is due in full upon completion of work. Prices are subject to change due to season or current work schedules. If a deposit is not received within 24hrs of proposal approval then a new proposal may be submitted and the approval and deposit procedure will have to restart.

Payment terms

Full balance of all jobs is due and payment is required on the same day that the work is completed. We accept all major credit cards, check and cash. Credit card payments should be made directly through the link in our [Einvoice](#). If having difficulties online or require additional assistance you may also call our office directly. Our technicians are also authorized to accept your payment check if needed. All accounts will be turned over to an outside source for collection if they are not fully paid within 30 days of completion. Collection procedures will begin on the 31st day and a collection fee of \$50 will be added if payment is made after the due date.

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Customer Signature

Date:



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 09/14/2023
REQUESTER: Christi Garcia
PRESENTER: David Baker, President
TITLE: Discussion of playground repairs at La Salle Trail and warranty

ANALYSIS:

Discussion of playground repairs at La Salle Trail and warranty. Playground equipment is in need of repair and under warranty.



**CITY OF GRAND PRAIRIE
COMMUNICATION**

MEETING DATE: 02/22/2024

REQUESTER: Lee Harriss

PRESENTER: David Baker, President

TITLE: Discussion of Budget to Actual Financial Reports for January 31, 2024

Budget/Actual Report for Fiscal 2024
321792
Lake Parks Public Improvement District
as of 1/31/24

	<u>10/1/2023 - 9/30/2024</u>				Current Month
	<u>Budget</u>	<u>Actual</u>	<u>Difference</u>	<u>% Used</u>	
LPPID					
321792					
Beginning Resource Balance	169,000	145,545.40			
Revenues					
Spec Assess Delinquent	42610	-	1,092.50	1,092.50	0%
Special Assessment Income	42620	572,015	500,300.54	(71,714.46)	87%
Interest On Pid Assessment	42630	-	380.27	380.27	0%
Devlpr Particip/Projects	46110	-	-	-	0%
Miscellaneous	46395	-	-	-	0%
Insurance Recovery Property	42770	-	-	-	0%
Interest Earnings	49410	-	-	-	0%
Int Earnings - Tax Collections	49470	-	-	-	0%
Trsr-In Risk Mgmt Funds (Prop	49686	-	-	-	0%
Trsf In/Parks Venue (3170)	49780	21,269	7,093.00	(14,176.00)	33%
Total Revenues	593,284	508,866.31	(84,417.69)	86%	131,665.82
Expenditures					
Office Supplies	60020	2,000	109.79	1,890.21	5%
Decorations	60132	42,000	41,394.56	605.44	99%
Beautification	60490	85,000	96,713.49	(11,713.49)	114%
Wall Maintenance	60776	5,000	-	5,000.00	0%
Mowing Contractor	61225	139,875	27,201.52	112,673.48	19%
Data Processing Services	61315	-	-	-	0%
Legal Services	61360	-	-	-	0%
Collection Services	61380	3,865	3,864.90	0.10	100%
Miscellaneous Services	61485	1,400	-	1,400.00	0%
Fees/Administration	61510	20,790	1,675.00	19,115.00	8%
Postage And Delivery Charges	61520	50	-	50.00	0%
Light Power Service	62030	16,000	5,104.80	10,895.20	32%
Water/Wastewater Service	62035	66,000	14,528.06	51,471.94	22%
Bldgs And Grounds Maintenance	63010	-	-	-	0%
Lake/Pond Maintenance	63037	-	-	-	0%
Pond Maintenance-Aquatic	63038	36,000	2,896.17	33,103.83	8%
Pond Maintenance-Equipment	63039	10,000	1,134.00	8,866.00	11%
Irrigation System Maintenance	63065	22,000	11,453.90	10,546.10	52%
Playgrounds/Picnic Areas Maint	63135	8,160	1,417.50	6,742.50	17%
Decorative Lighting Maintenanc	63146	10,000	-	10,000.00	0%
Property Insurance Premium	64080	1,200	1,320.00	(120.00)	110%
Liability Insurance Premium	64090	1,200	1,710.02	(510.02)	143%
Fencing	68061	-	-	-	0%
Pond Improvement	68206	200,000	-	200,000.00	0%
Fountains	68207	-	-	-	0%
ArchitectL/Engineering Servcs	68240	-	-	-	0%
Landscaping	68250	-	-	-	0%
Construction	68540	-	-	-	0%
Irrigation Systems	68635	-	-	-	0%
Lighting	68637	-	-	-	0%
Construction Miscellaneous	68151	-	-	-	0%
Total Expenditures	670,540	210,523.71	460,016.29	31%	16,926.32
Ending Resource Balance	91,744	443,888.00			

Lake Parks Public Improvement District

These are Lake Parks PID assessments collected from PID residents to pay for PID maintenance.