

MEMORANDUM

TO: Claire Powell, City Manager

FROM: Stacie Anaya, Director of Parks and Recreation

DATE: August 3, 2026

SUBJECT: **Approval of Bid Award for the Construction of the LLELA Kayak Launch to North Rock Construction, LLC, in the Amount of \$721,826.01; and Authorization for the City Manager, or Her Designee, to Execute the Agreement.**

BACKGROUND

The Lewisville Lake Environmental Learning Area (LLELA) serves as the City of Lewisville's premier outdoor recreation and environmental education destination, providing opportunities for hiking, paddling, fishing, wildlife observation, and nature-based programming. As recreational use of Lewisville Lake has continued to increase, the City identified the need for a dedicated, ADA-accessible kayak launch facility that improves safe public access while reducing shoreline erosion associated with informal launch locations. This aligns with action items identified in the Healthy Infrastructure Plan (4.1.4) and the Green Centerpiece Master Strategy (Action Item 21).

In January 2025, the City entered into a Professional Services Agreement with CEI Engineering Associates, Inc. to prepare construction documents for the LLELA Kayak Launch project. The project includes construction of an accessible kayak launch, stabilized launch ramp, parking improvements, reinforced gravel access drives and parking areas, sidewalks, site signage, fencing, erosion control measures, and associated site improvements. The design was completed in March 2026 with an Opinion of Probable Construction Cost (OPCC) of \$835,927.50. Specifications for this request for bids were prepared in accordance with Texas Local Government Code Chapter 252.043.

In addition to the LLELA project, the City is advancing a related paddling-access improvement at Trinity Fork Park on Hebron Parkway. The project includes a concrete canoe and kayak ramp and relocation of the existing dock to Lake Park. Work is temporarily on hold because high Trinity River release rates have flooded the project area. Dock relocation and construction will resume once water levels recede and site conditions allow.

ANALYSIS

A total of six (6) bids were received and opened on Thursday May 7, 2026 for the construction of the LLELA Kayak Launch. Representatives from the Parks and Recreation Department assessed the bids received and North Rock Construction, LLC is recommended for award as the lowest responsive, responsible bidder with a base bid of \$721,826.01.

Subject: LLELA Kayak Launch Construction - 201 E Jones St.

August 3, 2026

Page 2 of 2

The recommended bid is approximately \$114,100 (13.6%) below the engineer's Opinion of Probable Construction Cost, representing a favorable outcome for the City while meeting all project specifications.

The completed project will provide a dedicated ADA-accessible launch area for kayaks and other small, non-motorized watercraft, improve circulation and parking, enhance visitor safety, protect shoreline resources through erosion control improvements, and expand outdoor recreation opportunities at LLELA.

Construction is anticipated to begin following issuance of the Notice to Proceed and is expected to require approximately 90 calendar days to complete. Funding for this project is available in the Kayak Access Points capital project.

CITY STAFF'S RECOMMENDATION

That the City Council approve the award and authorize the City Manager, or her designee, to execute the agreement as set forth in the caption above.