Precinct 1 Transportation Task Force

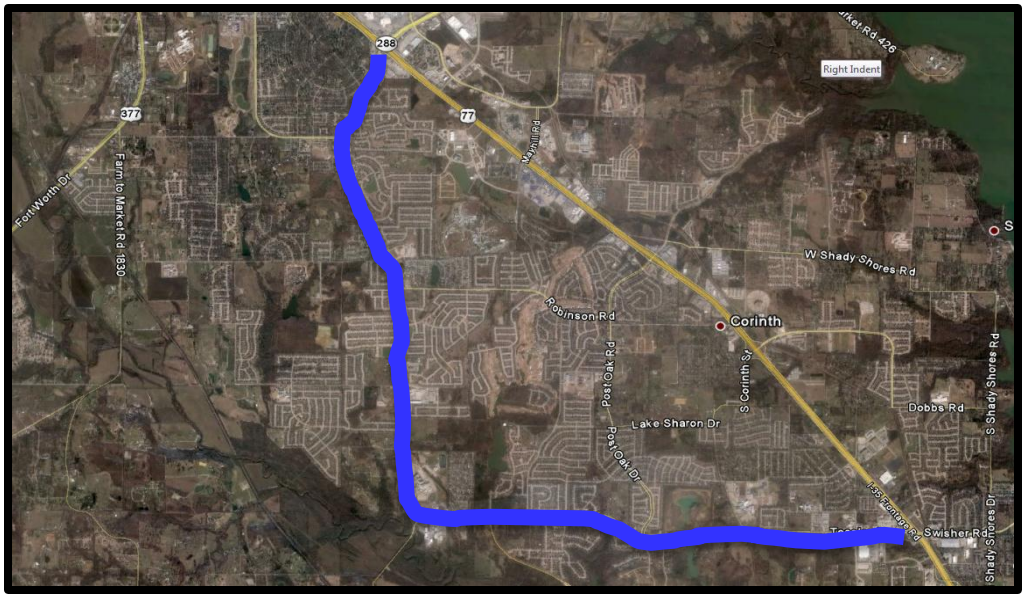
September 29, 2011

PROJECT STATUS UPDATES

- FM 2181
- Lake Lewisville Bridge & FM 720
- FM 2499, Section 4
- FM 2499, Section 5
- FM 720 (North/South)
- FM 423 Frisco
- US 377 Pilot Point
- FM 455
- Lakeview Drive
- Cowling Road
- Mayhill Road
- Witt Road Bridge
- Krugerville – Various City Streets
- Parkridge South
- Keaton Road
- North Texas Boulevard
- IH-35E Ultimate
- Little Elm CIP

FM 2181

CSJ:	2054-02-015	2054-02-015	2054-02-016
Limits (From):	Lillian Miller	Lillian Miller	Hickory Creek
(To):	IH-35E	Hickory Creek	IH-35E
Jurisdiction:	Denton, Corinth	Denton	Corinth
Project Description:	Widen from two-lane to six-lane divided roadway		
Firm:	Huitt-Zollars	**Key Contact:**	David Nufer, Jeremy Doneghue
Schematic Approved:	December 15, 2005	**Public Hearing:**	November 2006
FONSI:	January 28, 2008	**100% Plans Submission:**	November 2011
ROW Acquisition Begins E/W Section:	November 2009	**N/S Section:**	January 2011
Utility Relocation E/W Section:	*	**N/S Section:**	*
DCIS Let Date E/W Section:	March 2012	**N/S Section:**	November 2013



Current Activities

- **ROW:** TxDOT has retained three firms to acquire the E/W portion of FM 2181. They are: AAG for parcels 1-51 (100% complete), 122 (29A &29B will be acquired by TXDOT); ARWS for parcels 52-100 (100% complete); and PAS for parcels 101-148 (100% complete). TxDOT has retained AMEC to acquire the N/S portion of FM 2181 (66% complete). ROW status reports will be provided to stakeholders.
- **PS&E:** The project has been divided into two construction packages. The North/South Segment will consist of the construction from Lillian Miller to the City of Denton/Corinth City limits. The East/West Segment will extend from the City of Denton/Corinth city limits to IH-35E. East/West FM 2181 will let first, and North/South FM 2181 will lag slightly behind East/West FM 2181. Submission date was changed to federal rule to add 14-foot outside lane for bikes.
- **Utilities:** TxDOT contracted with Halff Associates to coordinate utility relocation. The North/South section has limited SUE work done along the Summit Oaks Subdivision. Records for the existing utilities are being compiled. The East/West section utility coordination is in progress. A topographic survey of the water line appurtenances and sanitary sewer manholes has been done. The City of Corinth and Oncor Electric are complete with their utility relocation designs, but the agreements have not been executed.
- See attached report from Huitt-Zollars.
- See attached utility coordination report from Halff Associates.

PROGRESS REPORT

FM 2181

DENTON COUNTY

September 2011

ROUTE STUDIES

Revised Schematic was approved by TxDOT on July 27, 2006.
Outstanding Issues: None

ENVIRONMENTAL ASSESSMENT

The FONSI was issued on January 28, 2008 and delivered to the TxDOT Denton area office the week of February 10, 2008.
Outstanding Issues: None

RIGHT OF WAY MAPPING

Outstanding Issues: Right of Way Appraisal Process.
ROW Acquisition on the East-West Section is complete. ROW Acquisition is underway for the North-South Section of the Project and is progressing well.
Property 15 has been divided between two owners. ROW documents are being updated to reflect this change.
Parcel 37 has been updated to reflect the deletion of the ROW requirements.
Revised ROW takes along Summit Oaks subdivision to remove impact to sewer lift station and minimize impacts to subdivision HOA retaining wall. Parcels 21-30 have been revised to show no ROW takes.
Huitt-Zollars prepared and submitted revisions to ROW Parcel Documentation to address recent changes in ownership on several parcels.

FIELD SURVEYING AND PHOTOGRAMMETRY

Outstanding Issues: Survey being scoped to tie FM 2499 south project and FM 2499 north project to FM 2181 project. Huitt Zollars has performed additional field survey to determine limits of temporary construction easements required to construct retaining wall at Summit Oaks Subdivision and screen wall at Corinthian Palisades Subdivision.
Additional survey was performed to account for recent developments along the corridor.

ROADWAY, DRAINAGE, SIGNING, MARKING, SIGNAL, AND TRAFFIC CONTROL DESIGN

Huitt Zollars is preparing plans for a safety review meeting on the traffic control plans.
Huitt-Zollars submitted the Hydraulic Report for the East – West project and is preparing the North – South Hydraulic Report.
Huitt-Zollars is completing all TxDOT forms required for PS&E submission packages to district and bridge section for completion of the plan review process.
Huitt-Zollars is continuing to prepare 95% PS&E plans for North-South Section of the project.
Ongoing coordination meetings are being held with TxDOT, Lake Cities Municipal Utility Authority, Halff Associates, City of Denton, and ITS to expedite the resolution of any PS&E challenges.

Ongoing coordination with the City of Denton on new signal installations and upgrades within the project limits.
Huitt Zollars has incorporated the connection at FM2499 into the FM2181 plans and will survey and tie to the ongoing construction south of FM2181
Develop wall plans and revise grading adjacent to Summit Oaks subdivision.
Huitt-Zollars is coordinating with Teague Nall and Perkins to accommodate in the FM 2181 design plans improvements to Parkridge south of FM 2181.
Huitt-Zollars is coordinating with Brian Burke, P.E. to accommodate realignment of Crawford Road to be directly across from Oakmont Drive.
Huitt Zollars has completed revising plans to accommodate a 14 ft outside lanes for shared use with bicyclist per recent federal policy statement on Bicycle and Pedestrian Accomodations Regulations and Recommendations as directed in TxDOT Memorandum dated March 23, 2011.

Outstanding Issues:
- Geotechnical requirements for retaining wall design.
- ROW Parcels with change in ownership since the ROW documentation was performed.
- Coordinating with TxDOT on replacing screen walls for Corinthian Palisades Subdivision in East – West Project.
- Huitt Zollars is working with TxDOT to obtain a Design Waiver for elimination of median curb offsets.
- Huitt Zollars is working with Utility Coordinator (Halff Associates) to resolve conflicts.

4030 W. Braker Lane, Suite 450
Austin, Texas 78757
(512) 252-8184
Fax (512) 252-8141

Progress Report

TO:	ITS	**DATE:**	9/26/2011
FROM:	Marc Epperly, P.E.	**AVO:**	26831 WO03
EMAIL:	mepperly@halff.com	**CSJ:**	2054-02-016
		Limits:	From 866 ft. west of Barrel Strap Rd. to IH 35
SUBJECT:	FM 2181 (E-W) Progress Report		

Project Update

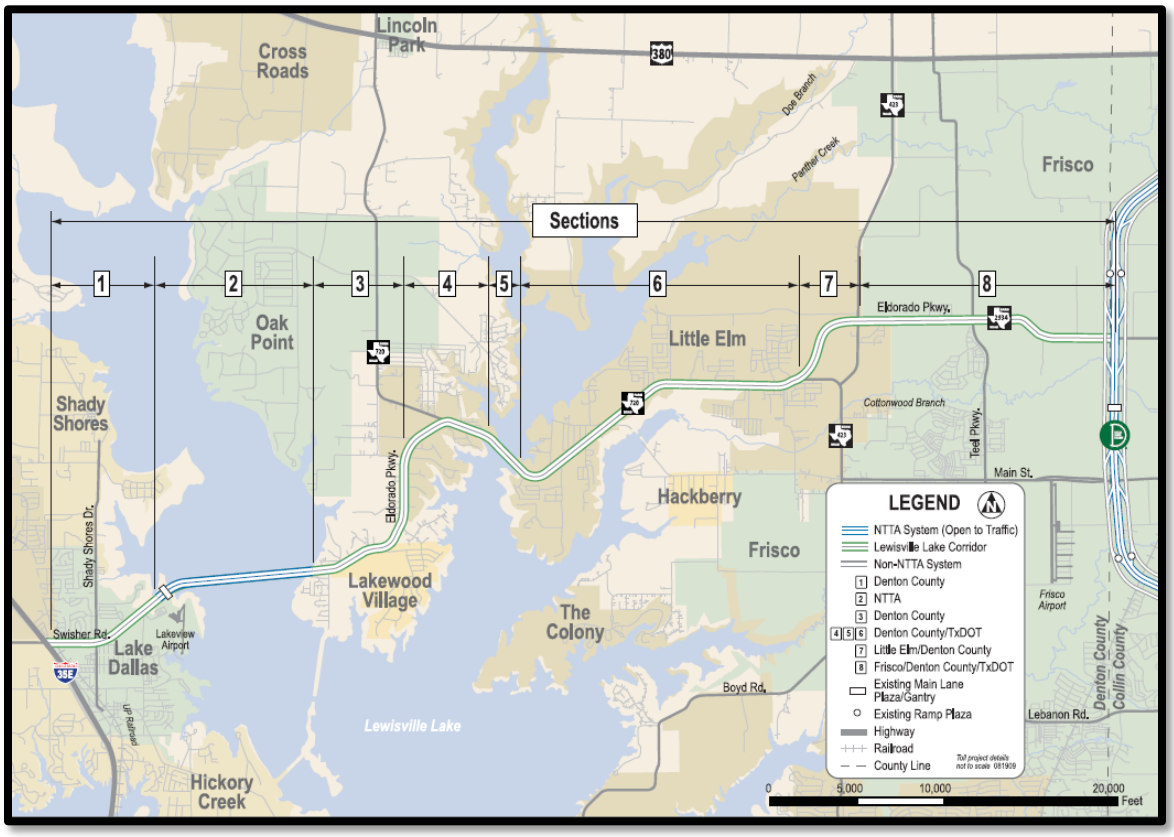
- A utility coordination meeting between Halff, TxDOT, and Huitt Zollars was held on September 2, 2011 at the TxDOT Dallas District office.
  - Discussed potential utility conflicts and possible SUE needs
  - TxDOT stated the projected let date for the FM 2181 (E-W) project is March 2012

Utility Relocations

- **Atmos Energy –** They are currently working on their relocation design. We have not received any preliminary plans from them to date. A relocation schedule has not been identified at this time.
- **Carrizo Gas –** We met with Carrizo on April 8, 2011 to discuss potential conflicts with their gas crossing west of Parkridge Dr. It was determined that their line is deep enough to clear construction and no relocations will be necessary.
- **Charter Communications –** They are mostly aerial on this project and are on Oncor poles. Their relocation design and schedule will be coordinated with Oncor Electric. They typically begin their relocations 4-6 weeks after Oncor is complete.
- **City of Corinth (W&WW) –** The City is planning to submit their relocation plans and reimbursable agreement to TxDOT in late October. They will go to bid for a contractor in the same time frame.
- **CenturyLink –** They are currently working on their relocation design. We have not received any preliminary plans for them to date. A relocation schedule has not been identified at this time.
- **Explorer Pipeline –** They have one 8" gas crossing between Blue Jay Rd. and Ashwood Ln. We are currently coordinating with them to determine if relocation will be required. A relocation schedule has not been identified at this time.
- **Grande Communications –** They have existing underground lines that are in conflict and are planning to relocate aerially due to the limited ROW on this project. They are coordinating their relocation design and schedule with Oncor Electric, since they will go back on their poles. They typically begin their relocations 4-6 weeks after Oncor is complete.
- **Lake Cities Municipal Utility Authority (LCMUA) –** They have a 16" water line and an 8" wastewater line in private easement, which are in conflict with the proposed storm drain system in several areas. We are currently coordinating with H-Z to determine if some design changes can be made to minimize their conflicts and relocations. A relocation schedule has not been identified at this time.
- **Oncor Electric –** They are currently working on their reimbursable agreement package for TxDOT and plan to submit it in October. A relocation schedule has not been identified at this time, but Oncor has stated they want to begin before the end of the year pending the execution of their agreement.
- **Upper Trinity Regional Water District (UTRWD) –** They have a 16" force main in private easement on the south side of FM 2181 for the length of the project. They have conflicts with proposed drainage structures and retaining walls and are evaluating their relocation options. A relocation schedule has not been identified at this time.

Lake Lewisville Bridge & FM 720

CSJ:	1567-01-029
Limits (From):	Eldorado Parkway
(To):	FM 423
Ext. Const. Cost:	$54,321,262.70
Description:	Construct a six-lane divided urban roadway from Eldorado Parkway to FM 423



Current Activities

- FM 720 was let for construction in July 2010. The low bid was $54,321,262.70, submitted by J.D. Abrams. There will be 566 contract days and 30 months of barricades.
- The Eldorado Speed Study is complete, and distribution has been made to Little Elm, Lake Dallas, Denton County, and NTTA.
- Lake Dallas has implemented new speed limits. On June 15, 2011, the NTTA Board of Directors approved raising the speed limit on the toll bridge to 50 mph. On June 21, Ivan Langford confirmed Little Elm's intent to raise their speed limit after the county raises the speed limit in the county section. A public hearing was held on September 6, 2011, at 9:00 a.m. at the Denton County Courthouse.
- See attached meeting minutes regarding utility coordination.
- See attached TxDOT report.

TxDot & City of Little Elm Weekly Utility Meeting
Tuesday, August 30, 2011

I. CoServ (Electrical)
   a. New Line & Poles Work Completed
   b. CoServ still needs to remove old poles that Sudden Link and Grande Communications are located on.
   c. Complete – 5 Pole Issues

II. CoServ (Gas) – Work Completed

III. Grande Comm.
   a. Completion Date: Sept. 1, 2011
   b. % Complete: 60%
   c. Grande only has splicing left to complete. Still working.

IV. Sudden Link
   a. Completion Date: Not Available
   b. Sudden Link did not attend the meeting.
   c. Sudden Link has hired a sub-contractor to complete their work.
   d. The new company still has to get permitted by TxDOT, Town of Little Elm, AT&T, and the USACE.

V. AT&T
   a. Completion Date: Part A – August 26, 2011 Complete to Lewis Dr.
      Part B – End of Dec. 2011
      Part A extends from the beginning of the project on the West end to Lewis Dr.
      Part B extends from Lewis Dr. till the end of the project on the East end.
   b. % Complete: 20% - For the whole job.
   c. Part A complete.
   d. Part B – All of the conduit and cable are in place. The splicing is left to do.
   e. AT&T has said that they have made this project priority in order to try to finish earlier.

VI. City of Little Elm (Sanitary Sewer) – Work Completed
   a. Only clean-up left.

VII. City of Little Elm (Water) – Work Completed

VIII. Atmos Energy
   a. Completion Date – Not Sure.

   b. Atmos is still on hold due to TxDOT in Austin not approving the permit. TxDOT sent back the permit for a revision. Atmos is resubmitting.
   c. As soon as Atmos receives their permit from TxDOT they are ready to go and the duration of the project is expected to last 45 to 60 days.

IX. TxDOT

X. J.D. Abrams

TxDOT Monthly Project Report for Precinct 1 Task Force

Date of report: September 6, 2011
Report prepared by: Tim Massey

Project: **STP 2010(982)MM, Etc.**
Control: **1567-01-029, Etc.**
Highway: **FM 720**
Limits: From: West of Garza Lane
To: West of FM 423
Contractor: **J.D. Abrams, L.P.**

TxDOT Project manager: Tim Massey Phone: (972) 464-0426
Contractor's Superintendent: Brian Barton Phone: (214) 688-0525

Date Work Began: July 14, 2011
Anticipated Completion Date: January 2014

Current Activities:

Current activities include: Awaiting utility relocation. Abrams continues to prepare work area at Lake Lewisville Bridge. Drilling shafts for Lake Lewisville Bridge. Tree removal.

Narrative Description of last month's activities: Prepared work area for Lake Lewisville bridge construction. Drilled shafts were installed on bents 16-21.

Narrative Description of activities planned for next month: Drilling shafts for Lewisville Bridge. Columns at Lewisville Bridge.

Traffic issues: None

Plans for changes in traffic patterns: No

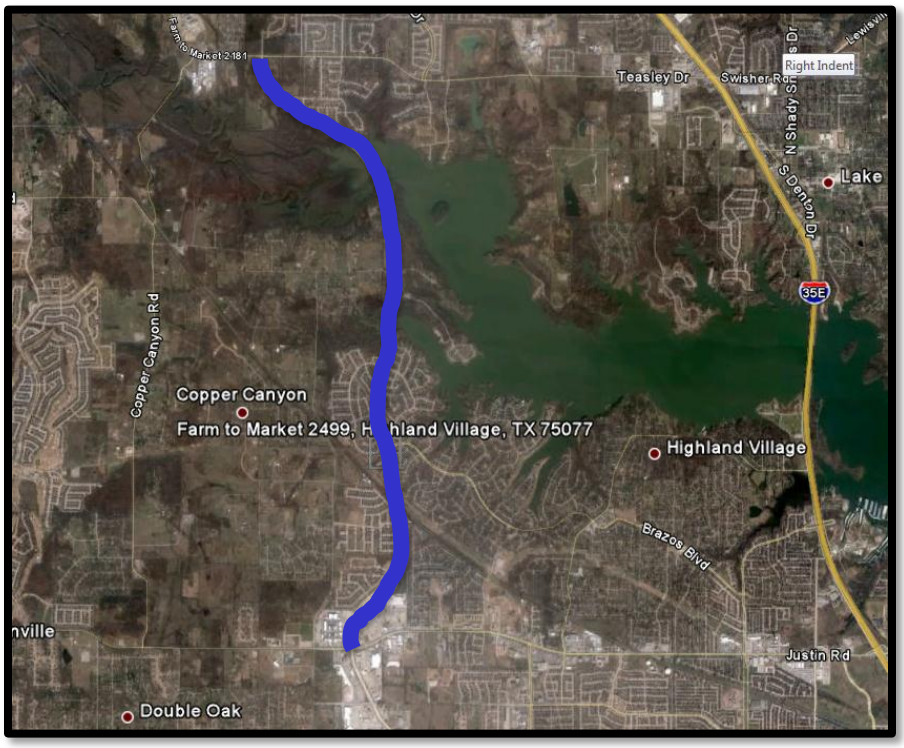
Item(s) of work currently controlling project completion: n/a

Other items of significance:

1) Suddenlink Communications has not relocated their lines and will not respond or attend utility meetings.
2) Atmos Gas is renegotiating their utility agreement with TxDOT.
3) Grande is in the process of moving their utility lines, but behind schedule.
4) AT&T is in the process of moving their utility lines, but behind schedule.

FM 2499 – Section 4

CSJ:	2681-01-009	**Public Hearing:**	July 31 & October 4, 2003
Limits (From):	FM 407	**FONSI:**	June 2005
(To):	FM 2181	**100% Plans:**	November 2006
Length:	4.7 miles	**Let Date:**	November 2007
Est. Const. Cost:	$45 million	**Open to Traffic:**	October 2010
Description:	Construct to four-lane divided urban roadway	**Construction Complete:**	October 2011



Current Status:

- Denton County and the communities along FM 2499-4 hosted a Ribbon Cutting Ceremony on Saturday, October 30, 2010.
- The project completion date has been delayed somewhat due to lack of rain; landscaping cannot be completed until rain commences and the beginning of planting season which began on September 15, 2011.
- The speed study has been conducted. The results of the study are being reviewed and will be sent to Austin upon completion of the review. Unless Austin locates any issues with the study, the Denton Area Office should receive the study by the beginning of November and will then forward the study to the City.
- See Attached Construction Status Report from TxDOT.

TxDOT Monthly Project Report for Precinct 1 Task Force

Date of report: September 7, 2011
Report prepared by: Mark Wiley

Project: **NH2008(040)**
Control: **2681-01-009**
Highway: **FM 2499**
Limits: From: FM 407
To: FM 2181

Contractor: **Ed Bell Construction Company**
TxDOT Project Manager: Mark Wiley Phone: (214) 336-0326

Date Work Began: June 16, 2008
Anticipated Completion Date: October 2011

Current Activities: General clean up and punch list.

Narrative Description of last month's activities: Striping sidewalk.

Narrative Description of activities planned for next month: Plant sod, dependent on weather. Punch list items.

Traffic issues: FM 2499 is open to traffic. Periodic lane closures will remain to complete construction.

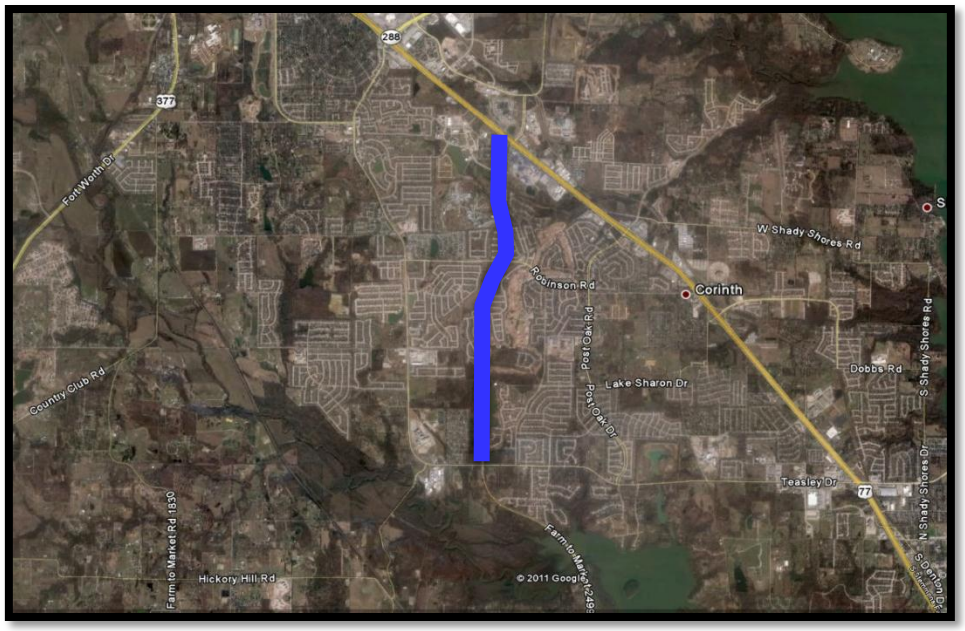
Plans for changes in traffic patterns: N/A

Item(s) of work currently controlling project completion: Punch list items and sod

Other items of significance: N/A

FM 2499 – Section 5

CSJ:	2681-01-012	**EA Complete for TxDOT review:**	March 2004
Limits (From):	FM 2181	**EA and Schematic submitted:**	June 2004
(To):	IH-35E	**Clearance for Public Involvement:**	October 16, 2007
Length:	2.97 miles	**Public Hearing:**	January 17, 2008
Est. Const. Cost:	$31.8 million	**FONSI:**	November 3, 2010
Description:	Construct six-lane divided urban roadway	**100% PS&E:**	September 2011
		ROW Complete:	*
		Utilities Relocated:	*
Firm:	Halff Associates	**Project Tracker Let Date:**	May 2012
Key Contact:	Mike Romanowski	**Construction complete:**	*

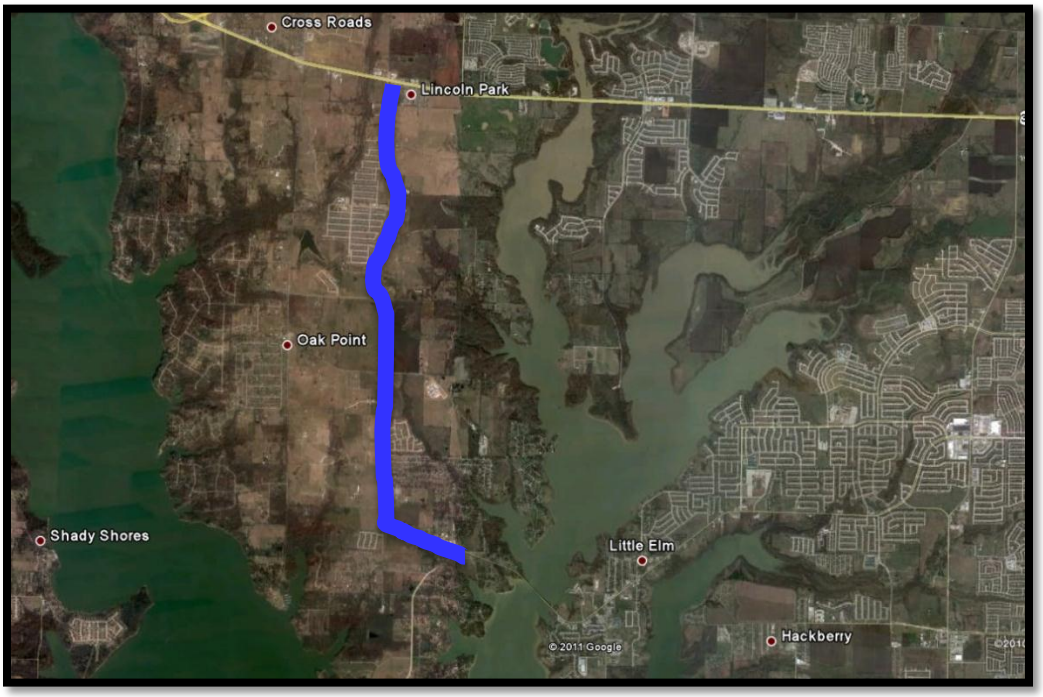


Current Activity:

- **ENV:** This project will require non-regulatory mitigation and ongoing coordination. After approval of the EA, Halff will publish a Notice of Availability (NOA).
- **PS&E:** The 95% PS&E was submitted in May 2011, followed by an interim resubmittal in August 2011. The 100% PS&E is to be submitted in September 2011 for review.
- Halff is waiting for comments from the following departments that requested a resubmittal: Construction, District Environmental Quality Coordinator, Traffic and Operations Issues, APD, and the Area Office.
- The drainage report was approved by District but is awaiting approval from the State.
- Halff is currently working with the Area Office and utility owners to coordinate necessary relocations. Next project-wide utility coordination meeting is scheduled for September 29, 2011.
- **ROW:** ROW and easement parcels have been reduced in size and deleted where possible with some minor design modifications. The total number of parcels has been reduced from 39 to 31. Land value has been determined, and acquisition should begin in the next few months.

FM 720 North/South

CSJ:	1567-01-025	**Complete Draft CE:**	March 2006
Limits (From):	US 380	**Schematic Approved:**	October 2007
(To):	Garza Lane	**Public Hearing:**	August 25, 2011
Est. Const. Cost:	$33,000,000	**FONSI:**	November 2011
Project Description:	Widen two-lane rural roadway to six-lane divided urban	**100% PS&E:**	August 2012
		ROW Acquisition Complete:	May 2013
Firm:	TxDOT	**Utility Relocation Begins:**	February 2013
Key Contact:	Mike Hainline	**Anticipated Let Date:**	February 2013



Current Activities

- See attached TxDOT status report.

Texas Department of Transportation

FM 720: From Eldorado Pkwy To US 380
CSJ 1567-01-025
Denton County

PROJECT STATUS AS OF Thursday, September 29, 2011:

COMPLETED MILESTONES

- **Original Schematic Approved - August 8, 2007**
- **Completed 30% PS&E – April 29, 2009**
- **Original 60% PS&E Completed – May 28, 2010**
- **Revised Schematic approved – November 4, 2010**
- **Revised ROW Map approved: March 21, 2011**
- **Environmental Assessment approved: July 5, 2011.**
- **Public Hearing: August 25, 2011**

FUTURE MILESTONES

- **Environmental Clearance: November 2011**
- **60% PS&E revisions complete: March 2012.**
- **100% PS&E complete: August 2012.**
- **Estimated Letting Date: February 2013 based on current Env clearance and ROW acquisition time lines.**

SCHEMATIC AND ENVIRONMENTAL

- **Revised schematic incorporating new alignment (avoid AT&T Central Office) approved on November 4, 2010.**
- **Environmental Assessment (EA) approved: July 5, 2011**
- **Public Hearing: August 25, 2011**
- **Remaining Environmental Schedule:**
  Public Comment period, address comments, submit public hearing packet for review: Sept-Oct 2011
  Environmental Clearance expected: November 2011

DESIGN

- **PS&E: currently 58% complete**
- **60% PS&E revisions (address realignment of FM 720 to avoid impacts to AT&T Central Office facilities) - estimate completion by March 2012**
- **100% PS&E – estimate completion by August 2012**
- **Items remaining for 60% PS&E:**
  Plan/Profile revisions
  Storm Sewer revisions
- **Additional items remaining for 100% PS&E:**
  Summaries
  TCP
  Drainage Computation Sheets
  Miscellaneous Roadway and Drainage Details

Signing & Pavement Markings
Signal Plans
SW3P Sheets
BMP Sheets
General Notes, Specifications, Contract Time Determination, etc.

ROW

- **ROW Mapping – Original ROW map completed March 31, 2010. ROW Div accepted on May 24, 2010.**
- **ROW Map revisions noted below. Work Authorization started on January 3, 2011, delivery to District by March 2011, ROW Division approved revised ROW map on March 21, 2011.**

  1) **Parallel Drainage – Revise one parcel**
  2) **Schematic revision to avoid impacts to AT&T facility – Revise 7 parcels, remove 1 parcel (AT&T).**

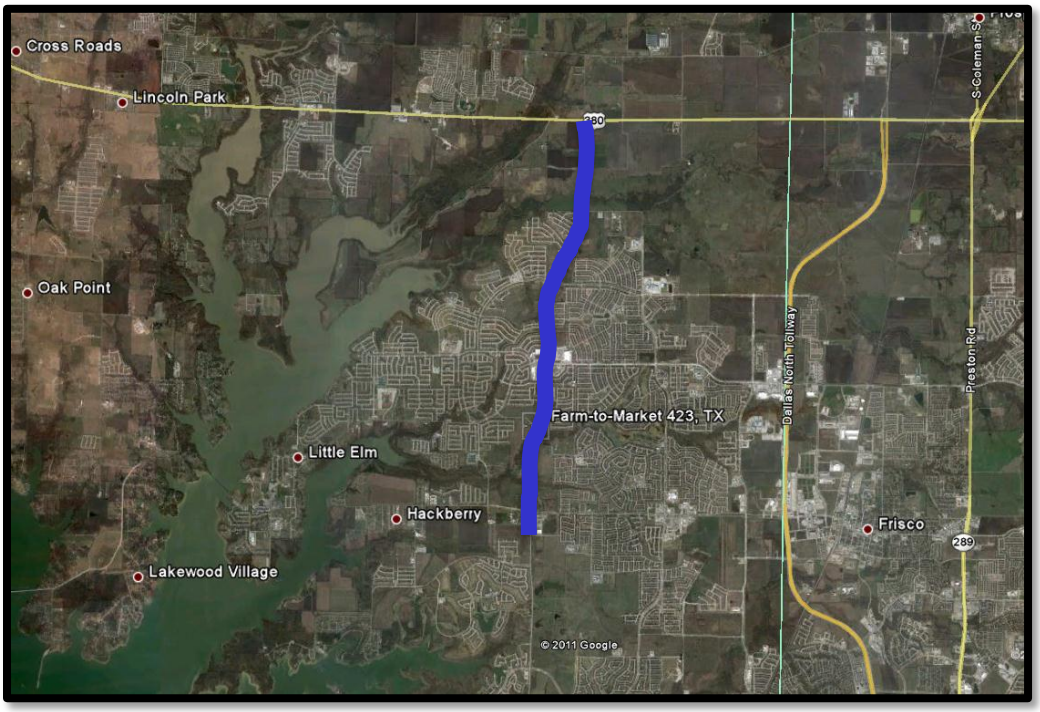
- **ROW still start after environmental clearance is complete in November 2011.**
- **Estimate ROW acquisition complete by May 2013 based on current Env clearance.**

UTILITIES

- **WA for Subsurface Utility Engineering (SUE) signed with CardnoTBE. Notice to Proceed issued on April 19, 2010. SUE delivered to District on July 29, 2010.**
- **AT&T, TxDOT, City of Little Elm officials met on 6-21-2010 to discuss project impacts to AT&T facility near station 61+00. Issues: 1) proposed FM 720 pavement section conflicts with major underground vault currently on AT&T property; 2) proposed ROW line is approximately 17' from corner of AT&T building leaving little to no room to relocate vault. Revised schematic incorporating new alignment (avoid AT&T Central Office) submitted to Austin office on October 28, 2010, approved on November 4, 2010.**
- **Utility Relocations – Projected to begin by February 2013 based on Env clearance and ROW acquisition time lines.**

FM 423: North and Middle Sections

CSJ:	1315-02-009	**ROW Acquisition Begins:**	December 2010
Limits (From):	Stewart Creek Road	**ROW Acquisition Complete:**	January 2012
(To):	US 380	**Utility Relocation Begins:**	July 2011
Length:	6.91 miles	**Utility Relocation Complete:**	February 2012
Ext. Const. Cost:	To be determined	**Let Date:**	September 2013
Description:	Construct four to six-lane divided urban roadway	**Construction Begins:**	December 2013
Firm:	Jacobs Engineering	**Construction Complete:**	May 2016
Key Contacts:	Debbie Neubert, Olivia Tanyadji, Audie Harris		



Current Activity:

- Pavement Design Change on the middle project will be changed by TxDOT Denton as it was determined that there was only 4 inches of subgrade savings using the new TxDOT criteria. There may be no savings in dollars, but there will be significant savings in time and disruption.
- **ROW:** TxDOT has contracted with ARWS to complete the Right-of-Way acquisition. ARWS began work in December 2010. There are approximately 60 total parcels to be acquired.
- TxDOT shows the project let date to be September 2013; however, the project may be eligible to let as early as September 2012.
- **See attached Jacobs Progress Report.**
- **See attached TxDOT Project Report.**

Project Update
FM 423 North Improvements
September 1, 2011

I. Efforts this month:

- **ROW acquisition for the north section is in progress: 61 offers made, 49 signed agreements and 50 parcels closed and 8 ED out of 63 total parcels.**

II. Construction Efforts for the middle section:

A. Current Activities:

1. **Placing concrete pavement at various intersections**
2. **Placing inlet tops and extensions for all of southbound FM 423 and FM 720.**
3. **Placing embankment along northbound lanes from North end of project to Cottonwood branch.**
4. **Excavating and placing lime along northbound lanes from Smotherman Rd to King Rd.**
5. **Placing concrete driveways.**

B. Last Month Activities:

1. **Placed hot mix and concrete pavement on southbound FM 423 and FM 720 (Little Elm Pkwy)**
2. **Placed bridge and bicycle hand rail**
3. **Removed bridge deck overhang forms**
4. **Switched southbound traffic onto new concrete pavement from FM 720 to King Rd.**
5. **Installed inlet tops and extensions along southbound FM 423 and FM 720.**
6. **Excavated and placed embankment and lime on southbound lanes from Del Webb Blvd to King Rd.**
7. **Backfilled southbound back of curbs from FM 720 to King Rd.**
8. **Work zone pavement markings installed on FM 720 and FM 423 from north end of project to King Rd.**

C. Next Month Planned Activities:

1. **Finish concrete pavement and inlet tops and extension.**
2. **Switch traffic onto new pavement from King Rd to south end of project.**

III. Utility Coordination Effort for the north section:

- **AT&T Texas – Design at 60%, working on first revisions. Provided latest roadway & SUE plans on 8/12/11.**
- **CoServ Electric – Design at 95%, working on final revisions. (No recent update from CoServ Electric.)**
- **CoServ Gas – Design at 99%, submitted via UIR on 8/30/11.**
- **Grande Communications – Design at 10%, reviewing preliminary power company design. (Requested prelim. AT&T plans.)**
- **Town of Little Elm – Surveyor has provided list of conflicts, working on 30% design submittal.**

TxDOT Monthly Project Report for Precinct 1 Task Force

Date of report: September 7, 2011

Report prepared by: Noe Rodriguez

Project: **C 1567-2-27**
Control: **1567-02-027**
Highway: **FM 423**
Limits: From: 0.6 miles south of FM 2934 (Eldorado Parkway)
To: Stewarts Creek Road

Contractor: **Austin Bridge & Road, LP**

TxDOT Project manager: Noe Rodriguez Phone: (214) 923-2242
Contractor's Superintendent: Steve Gould Phone: (214) 596-7300

Date Work Began: December 10, 2009
Anticipated Completion Date: November 2012

Current Activities: Austin B&R is placing concrete pavement and detour mix at intersections. JT Dersner is placing inlet tops and extensions for all of (SB) FM 423 and FM 720. Weir Brothers is placing lime from north end of project to Main Street for north bound outside main lane. WOE is placing concrete driveways. Roadway Solutions is placing the permanent signal pole drill shafts.

Narrative Description of last month's activities: Austin B&R placed hot mix and concrete pavement for (SB) FM 423 and FM 720 (Little Elm Parkway), placed bridge and bicycle hand rail, removed bridge deck over hang forms and switched traffic onto new concrete pavement from FM 720 to King (SB). JT Dersner placed inlet tops & extensions along FM 720 & FM 423 (SB). Weir Brothers excavated/ placed embankment/ placed lime from Del-Webb to King (SB), backfilled back of curb from FM 720 to King. Breda tied steel for (SB) main lanes. Roadway Solutions placed work zone pavement markings on FM 720 & FM 423 from north end of project to King Rd.

Narrative Description of activities planned for next month: Finish inlet tops & extension (SB). Switch traffic onto new pavement from King Rd. to south end of project. Flip traffic at east/west bound intersections onto new concrete pavement.

Traffic issues: None

Changes in traffic patterns: Switched traffic onto new concrete pavement from King to south end of Project and at intersections in August.

Item(s) of work currently controlling project completion: Placing inlet tops (SB)

Other items of significance: Change orders, added turn lanes

US 377 Pilot Point

CSJ:	0081-06-029	**Begin Advanced Planning:**	June 2010
Limits (From):	FM 455	**Complete Draft Env. Document:**	August 2011
(To):	Denton/Grayson County Line	**Schematic Submitted:**	September 2011
Est. Const. Cost:	$12 million	**Public Hearing:**	July 27, 2010
Project Description:	Reconstruction of roadway to include a continuous left-turn lane	**FONSI:**	*
Length:	3.5 miles	**ROW Acquisition Begins:**	*
Firm:	Bridgefarmer	**Utility Relocation Completed:**	*
Key Contact:	Firoze Shams	**Anticipated Let Date:**	*

Current Activity:

- **ENV:** Bridgefarmer submitted to TxDOT the draft Programmatic Categorical Exclusion (PCE) on August 15, 2011. TxDOT review of the draft PCE is ongoing. Review comments usually require 30 days minimum.
- **Route Design Studies:** The four-lane divided section would cost approximately 60% more than the currently anticipated section ($18 million versus $12 million). The largest component of the increase is the cost of ROW, which is estimated at $4.7 million.
- Bridgefarmer received the survey information from their subconsultant the week of June 6, 2011, and they have been working on the drainage evaluation.
- **Schematic:** Work began as a part of the environmental clearance in June 2010. Bridgefarmer submitted the 60% schematic and estimate for TxDOT review on September 16, 2011.
- **ROW:**
- **PS&E:** Will begin once the schematic is sufficiently developed.
- A US 377 technical meeting has been scheduled for the third Monday of the month, quarterly. The quarterly meeting occurred on July 22, 2011 at the City of Pilot Point.
- **See Status Report from Bridgefarmer.**
- **See attached updated project schedule from Bridgefarmer.**

US 377 in Pilot Point, TX
CSJ: 0081-06-029

Engineer: Bridgefarmer & Associates, Inc.
Progress Report # 15
Period: August, 2011

Activities during this Period

Project Management (FC 110)

1. Continued project coordination with TxDOT, Denton County (ITS)
2. Continued project management activities

Route Design Studies (FC 110)

1. Performed some additional work related to the drainage for the project based on feedback received at the project progress meeting on 07/22/11.
2. Worked on the 60% schematic submittal.
3. Submitted the draft PCE report to TxDOT Dallas District.

Firoze Shams, P.E., PTOE
Project Manager

DENTON COUNTY
EXHIBIT F
WORK SCHEDULE FOR
WORK AUTHORIZATION NUMBER 1

SCHEMATIC & PS&E FOR US 377 – FM 455 TO DENTON/GRAYSON COUNTY LINE
BRIDGEFARMER AND ASSOCIATES
SEPTEMBER 13, 2011

Milestone / Dates for Schematic Development

Milestones	**From**	**To**
Drainage Analysis/Design based on the updated DTM	07-01-11	07-21-11
Meeting with all Stakeholder Agencies to Discuss the Property Owner Meeting Presentation Materials, Provide Update on Design Issues	07-22-11	
Submit Draft Environmental PCE Report	08-15-11	
Advance Plans and Cost Estimates to 60%,	07-25-11	09-15-11
Receive TxDOT Dallas District Review Comments on the Draft Environmental Study Report (assume 30 day for review after 08-15-11 submittal)	09-15-11	
Submit 60% Plans and Cost Estimate to TxDOT	09-16-11	
Incorporate TxDOT Comments on the Draft Environmental Study Report	09-15-11	09-26-11
Submit Revised Environmental Study Report to Austin (assume 30 day review period)	09-26-11	
Meeting with all Stakeholder Agencies to Provide Update on Design Issues, Receive TxDOT Comments on 60% Plans and Cost Estimates	10-07-11	
Advance Plans and Cost Estimates to 100%	10-10-11	10-31-11
Receive Comments on Environmental Study report from Austin	10-26-11	
Finalize Environmental Study Report	10-26-11	11-04-11
Submit Final Schematic Plans, Cost Estimate and Technical Memorandum	11-01-11	
Submit Final Environmental Study Report	11-04-11	

DENTON COUNTY
EXHIBIT F
WORK SCHEDULE FOR
WORK AUTHORIZATION NUMBER 1

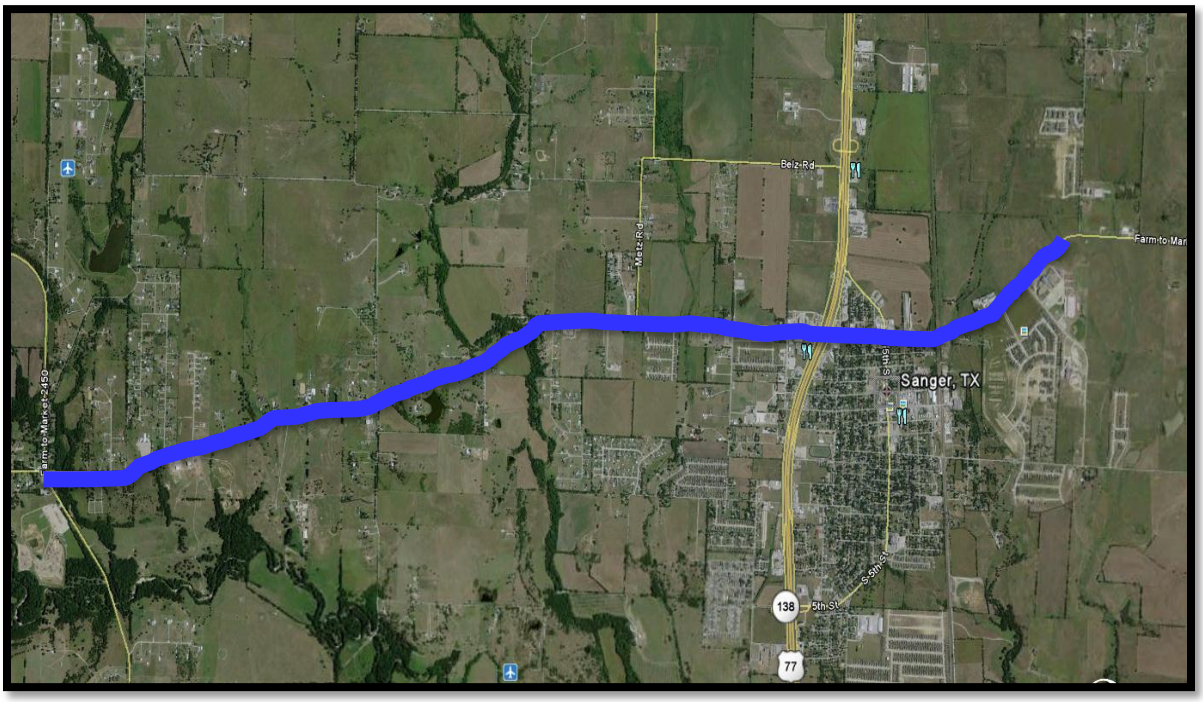
SCHEMATIC & PS&E FOR US 377 – FM 455 TO DENTON/GRAYSON COUNTY LINE
BRIDGEFARMER AND ASSOCIATES
SEPTEMBER 13, 2011

Milestone / Dates for PS&E

Milestone	**From**	**To**
Notice to Proceed for PS&E	11-01-11	
Begin Utility Coordination Process	11-02-11	
Plan Preparation for 30% Submittal	11-02-11	01-02-11
30% Submittal to TxDOT	01-03-12	
Receive TxDOT Comments on 30%, Progress Meeting	01-24-12	
Plan Preparation for Plans Adequate Submittal	01-25-12	03-25-12
Plans Adequate Submittal to TxDOT	03-26-12	
Receive TxDOT Comments on Plans Adequate Submittal (60%), Progress Meeting	04-16-12	
Implement Comments and Advance PS&E for Final Submittal (100%)	04-17-12	06-17-12
District Review Submittal to TxDOT, Progress Meeting	06-18-12	
Receive TxDOT Comments on Final Submittal	07-09-12	
Implement Comments and Advance PS&E for Final Mylars Submittal	07-10-12	07-17-12
Submit Final Mylar Plans to District	07-17-12	
Submit Final Mylar Plans to Austin	07-31-12	

FM 455

CSJ:	0816-02-TBD	**Begin Advanced Planning:**	June 2010
Limits (From):	FM 2450	**Complete Draft Env. Document:**	*
(To):	Marion Road	**Schematic Approved:**	December 2011
Length:	5.3 miles	**Clearance for Public Involvement:**	*
Est. Const. Cost:	$40 million	**Public Hearing:**	*
Project Description:	Widen two-lane rural roadway to four-lane urban roadway with turn lanes at IH-35	**FONSI:**	*
		ROW Acquisition Begins:	*
Firm:	Dannenbaum	**Utility Relocation Completed:**	*
Key Contact:	Greg Vowels	**Anticipated Let Date:**	*



Current Activity:

- Dannenbaum is making minor adjustments to the profile of the roadway to minimize impacts on ROW.
- **ENV:** Environmental work is underway.
- **Schematic:** Dannenbaum is moving forward with the 60% schematic, with plans to submit to the County in September 2011.
- **ROW:** Will begin once the project has been environmentally cleared.
- **PS&E:** Will begin once the schematic is sufficiently developed.
- **See Dannenbaum report.**

FM 455 September Progress Report

9/07/11

C-S-J:	0816-02-TBD
Limits (From):	FM 2450
(To):	Marion Road
Length:	5.3 miles
Est. Const. Cost:	$40 million
Description of Project:	Widen two-lane rural roadway to a four-lane urban roadway with turn lanes at IH 35

Past Month's Activities (August/September):

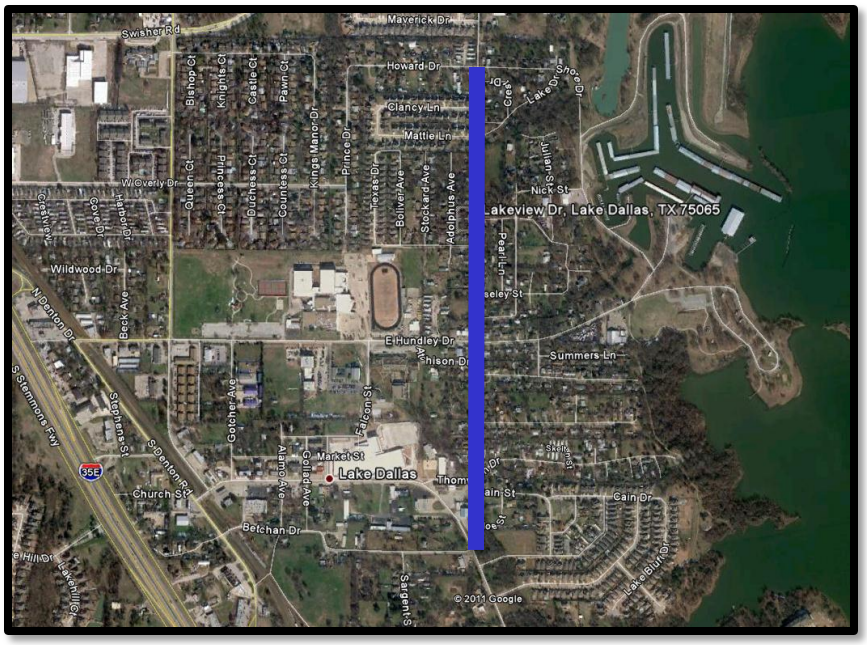
- Moving forward with 60% Schematic and plan to submit to county this month
- Making minor adjustments to profile to minimize impacts to right-of-way
- Environmental work is underway
- Performing preliminary hydraulic analysis of bridges and culverts

Next Month's Activities (September/October):

- Continue schematic developments
- Environmental Progress

Lakeview Drive

Limits (From):	Howard Lane	**Executed ICA:**	August 3, 2010
(To):	Main Street	**ROW Acquisition Complete:**	September 2011
Length:	0.8 miles	**Utility Relocation Complete:**	January 2011
Est. Const. Cost:	$2 million	**Award Contract:**	February 2011
Project Description:	Widen existing two-lane roadway to two-lane urban roadway	**Construction Complete:**	June 2012
Firm:	Lake Dallas		
Key Contact:	Earl Berner		



Current Activity

- Utility companies have submitted to the City Engineer their plans for relocation of utility lines.
- Two public meetings have been held, the first on October 14, 2010, with engineers presenting the plan for improvements and then an open discussion. On October 28, 2010, a "public discussion" item was on the agenda for the City Council Meeting so that citizens could express their opinions to the Council. Some concern regarding environmental mitigation was raised, and the City has promised to address these concerns.
- The City has received the final survey information and engineering for a storm water issue.
- ROW acquisition is progressing well, and is anticipated to be completed by the end of September 2011.
- The engineer has provided the last changes relative to specific ROW or drainage issues.
- Utilities will be relocated from October through December 2011.
- The project will be advertised for bids starting in December 2011, with bid opening toward the end of January or February 2012.

Cowling Road

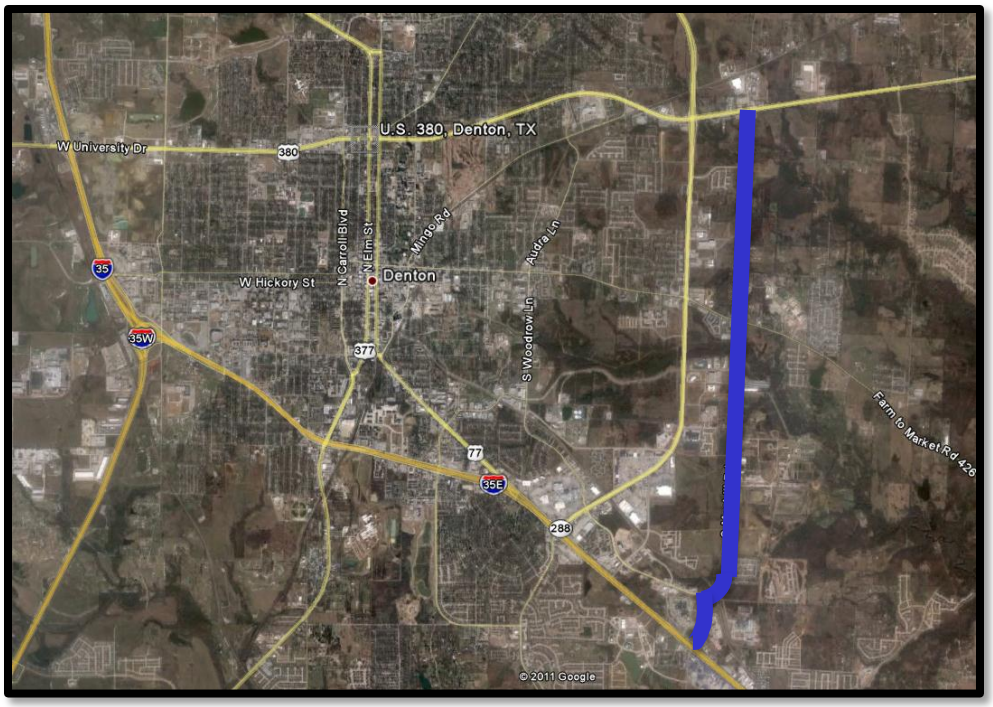
Limits (From):	Deer Run Drive
(To):	Clear Creek Bridge
Length:	0.6 miles
Ext. Const. Cost:	$271,688
Description:	Construction of asphalt roadway along with associated storm water improvements and sanitary sewer improvements
Firm:	Sanger
Key Contact:	Robert Woods

Current Activity

- The City executed the contract with Calvert Paving on August 5, 2010.
- Sanger provided Calvert Paving with a Notice-to-Proceed letter on August 6, 2010.
- The project is approximately 99% complete. The City of Sanger has conducted a walk-through, and the contractor is finishing the last few punch-list items. The City has not yet released final retainage payment to the contractor due to waiting for the contractor to provide an affidavit of payment to all sub-contractors. This is the only outstanding item left on the punch list for release of the final retainage.
- The City of Sanger has been told that the contractor expects to provide an affidavit of payment to all sub-contractors soon. Currently, the City is waiting for the contractor's attorneys to complete the review and transmit the documents.

Mayhill Road

Limits (From):	IH-35E	**ROW Acquisition Begins:**	April 2011
(To):	US 380	**ROW Acquisition Complete:**	July 2012
Length:	3.9 miles	**Design Complete:**	March 2012
Est. Const. Cost:	$56,670,566	**Utility Relocations Complete:**	April 2013
Project Description:	Widen existing two-lane roadway to four-lane, divided urban cross section	**Award Construction Contract:**	September 2012
Firm:	City of Denton	**Construction Let Date:**	July 2012
Key Contact:	Frank G. Payne, P.E.	**Construction Complete:**	Winter 2015

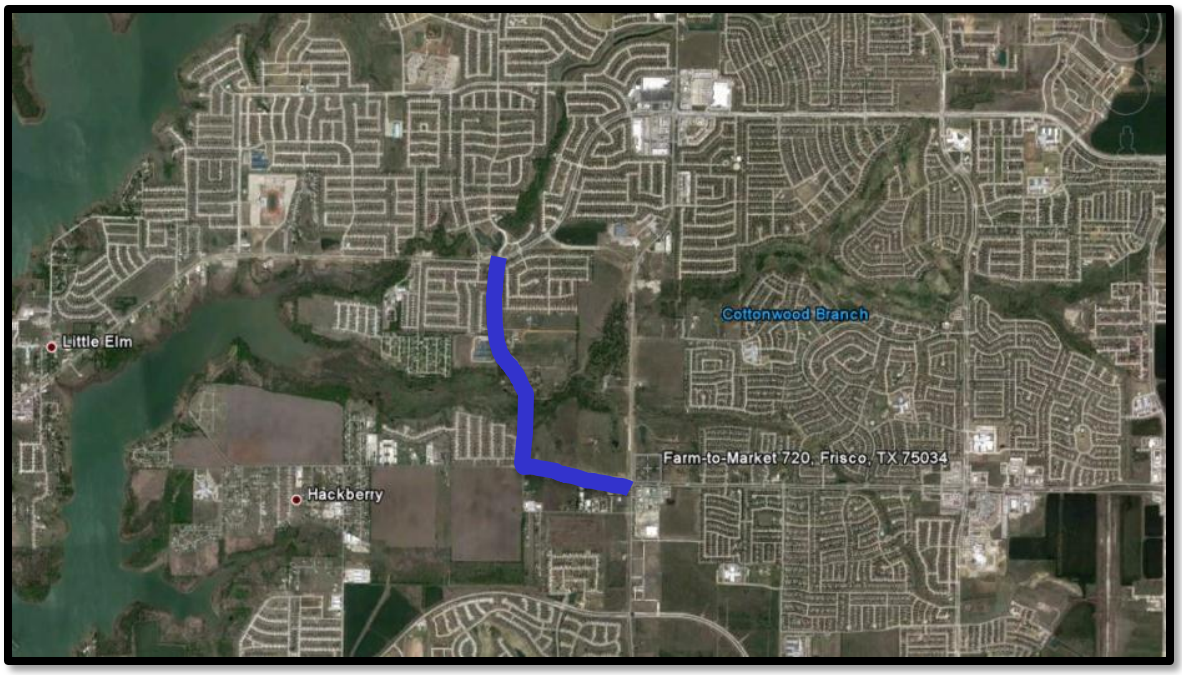


Current Activity

- The City of Denton has finalized the preliminary schematic.
- Right-of-entry letters have been issued, and design survey is substantially complete.
- The property acquisition process has started with preliminary landowner meetings. Acquisitions have been initiated on a few properties.
- A public meeting to introduce the project and garner public feedback was held on December 15, 2010.
- The City and design team are moving toward completion of the 30% design plans.
- The City's primary goal at this point is to establish a preliminary design set and to initiate offers for Right-of-Way.
- The project website contains updates and project information: www.mayhillroad.com.

Witt Road Bridge

Limits:	On Witt Road approximately 0.25 miles north of King Road, at Cottonwood Creek
Const. Cost:	$5,953,158
Description:	Replace bridge over Cottonwood Creek and elevate to a 100-year flood plain elevation
Firm:	Town of Little Elm
Key Contact:	Ivan Langford



Current Activity

- Little Elm executed the ICA on May 17, 2011. The Denton County Commissioners Court executed the ICA on May 31, 2011.
- Staff submitted the project to the United States Army Corps of Engineers for approval. The Town received notice from the USACE District office that the pre-construction notification (PCN) was accepted.
- ROW acquisition is complete.
- Utility relocation affects only AT&T and CoServ Electric, and began the week of September 12, 2011. It should not affect construction since relocations will be completed on the west side of the road, and the bridge is on the east side.
- The project was advertised, and bids were received on July 7, 2011. Construction is expected to last fourteen months.
- Little Elm has negotiated a revised agreement with the contractor to divide the project into two parts. Phase I has been awarded to Quality Excavation since funding for this is available.
- The engineer's estimate for construction once Little Elm was ready to bid the job was $5,802,278; and the low bid out of five bidders was $5,953,158.33. The Town is currently requesting an additional $1,054,187 from RTC to close the funding gap.
- Little Elm is waiting to hear from RTC staff regarding additional funding, and when this funding becomes available, Little Elm will award Phase II.

Krugerville – Various City Streets

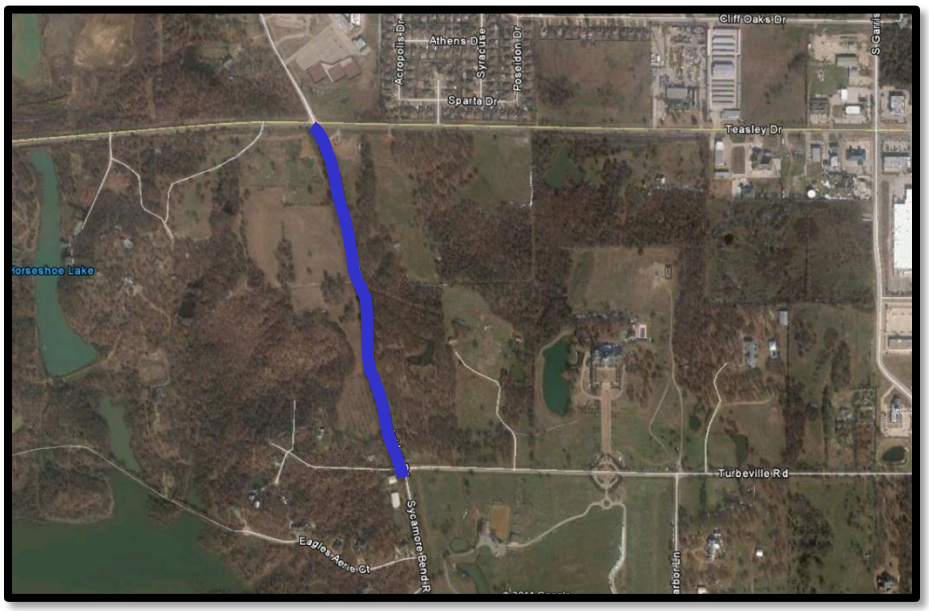
Limits:	Various
Ext. Const. Cost:	$250,000
Description:	Storm water sewer system improvements and chip sealing to various city streets
Firm:	Krugerville
Key Contact:	Tim Lackey

Current Status:

- The city streets proposed for improvement are: Sherry Lane South, Fair Meadows Circle at Sherry Lane South, and Fairview Drive at Sherry Lane South.
- The City of Krugerville executed an ICA with Denton County for $250,000. Denton County executed the ICA on court July 12, 2011.
- The City has prepared bid documents for the project.
- The bid was awarded on August 16, 2011, to JRJ Paving, for a total of $184,758.96.
- The pre-construction meeting was held on September 6, 2011.
- JRJ Paving began road repairs on September 19, 2011. This is a 70-day contract, but it should only take 45 to 50 days to complete. October 29, 2011, is the projected completion date.
- JRJ Paving plans to complete ditch work first and then de-gap and patch the road. Subsequently, they plan to seal the roads and then chip and seal the rock.
- JRJ Paving will be notifying the citizens of road closures.

Park Ridge South

Limits:	FM 2181 to Turbeville Road
Length:	2,900 feet
Project Cost:	$1,481,000
Description:	Reconstructing existing dirt road with three-lane road
Firm:	City of Corinth
Key Contact:	Justin Brown

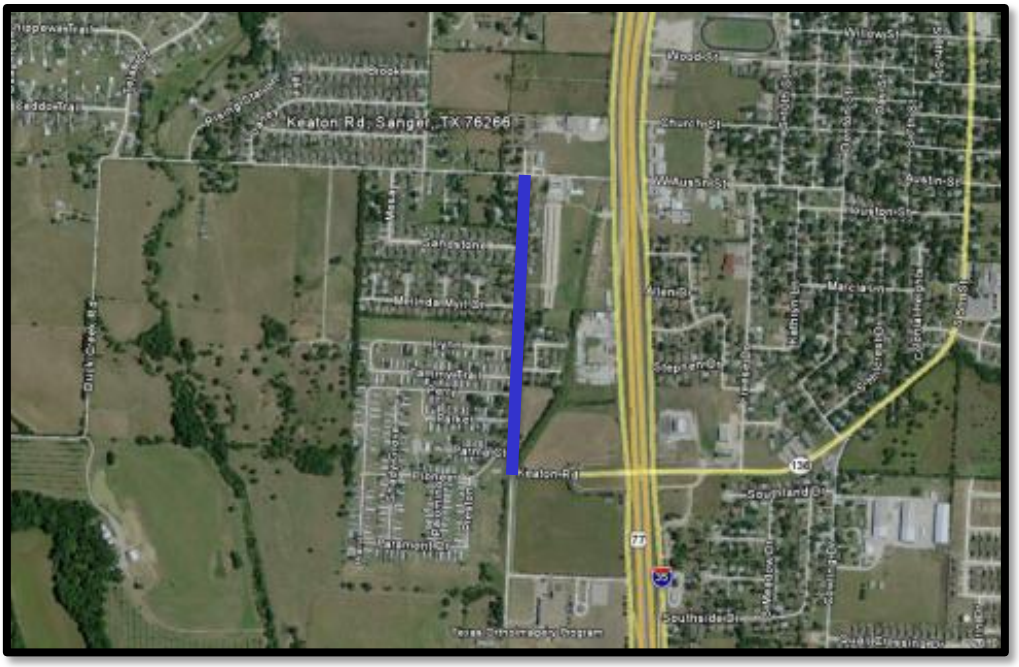


<u>Current Status</u>:

- **Engineering:** An engineering design contract was awarded to Teague, Nall and Perkins.
- TNP is currently working to complete the construction plans by the end of September 2011.
- The project should be ready to advertise for bids by mid-October 2011.
- **ROW:** Right-of-way acquisition is currently underway and is anticipated to be complete by the end of September 2011. Five of the six necessary parcels has been acquired, and ROW negotiations are ongoing with the last property owners.
- **Construction:** The project should be ready for construction by the end of October 2011 and will take four to five months to construct.

Keaton Road

Limits:	From Duck Creek Road south to Fifth Street
Length:	2,300 feet
Ext. Const. Cost:	$656,968.50
Description:	Construct concrete street
Firm:	City of Sanger
Key Contact:	Robert Woods



Current Status:

- Quality Excavation was awarded the contract for Keaton Road. The total contract price was $656,968.50.
- The contractor has completed the underground utilities (water, wastewater, and storm drainage) work associated with this project. They have also completed about 45% of the concrete paving.

North Texas Boulevard

Ext. Const. Cost:	To be funded by TxDOT Denton Area Office
Description:	Add pedestrian fence to North Texas Boulevard bridge
Key Contact:	Gary Bailey

Current Status:

- Met with Gary Bailey on July 7, 2011. He confirmed that he is working with the District to draft and submit an LPAFA to Denton County to construction pedestrian fence on NTB. The County should receive an LPAFA in August 2011.
- It has been decided that no LPA will be necessary. Instead, Gary Bailey has verified that the amount will be paid from the TxDOT maintenance account.
- TxDOT contractor will install a pedestrian fence on North Texas Boulevard by the end of September 2011.
- Green fence was installed prior to the first UNT football game.

Completed!

IH 35E Ultimate Status Report

- Eleven firms submitted RFI responses. Information regarding each can be found at www.txdot.gov/project_information/projects/dallas/i35e/rfi.htm.
- The smaller working group will be made up of TxDOT (Bill Hale and Moosa Saghian), NTTA (Alan Clemson and Elizabeth Mow), NCTCOG (Michael Morris), Denton County (John Polster), Dallas County (Alberta Blair), and DRMC (Rider Scott).
- The work group met on July 26, 2011. General items discussed were: 1. The need for a one-page agreement to be signed by TxDOT, RTC, NTTA, Counties, and DRMC to memorialize everyone's commitment to the same objective and stakeholder expectations; 2. The need for a sketch-level traffic and revenue analysis of the "baseline" construction of I-35E, which would assume that the entire limit and the total number of lanes would be built in one phase. This will identify the "funding gap" needed to be augmented by public- and private-sector financing innovations. TxDOT and NTTA will work to create the "baseline" model; *and* 3. The desire by the working group to create a calendar to accomplish substantial completion of the procurement process by December 2012. In order to accomplish this, one-on-one meetings began the week of August 8, 2011. Until the primacy issue is resolved, NTTA will not participate in the one-on-one meetings. The working group met with eleven firms on August 12, 13, 19, and 20, 2011.
- RTC approved the application for TIFIA on IH-35E for $20 million on September 8, 2011.
- See attached e-mail regarding IH-35E RFI submitters.

Current Schedule:

- **October 28, 2009:** Received Federal Highway Administration's satisfactory for further processing (SFP) on the schematic for all three segments of IH 35E

Middle Section:

- **October 14, 2010 –** Received Federal Highway Administration's Satisfactory for Further Processing on the Environmental Assessment.
- **November 2010 –** Conduct Public Hearing
- **January 28, 2011** – Received FHWA Finding of No Significant Impact (FONSI)
- **Summer 2011** – Right of Way (ROW) Acquisition – tentative, subject to availability of funding
- **2012** – Early Project Construction may begin.

South Section:

- TxDOT submitted the response to FHWA comments with the Revised Environmental Assessment document to ENV/FHWA on July 26, 2011.
- **August 22, 2011** – Received Satisfactory for Further Processing (SFP)
- **September 27, 2011** – Conduct Public Hearing
- **November 2011** – Anticipating Environmental Clearance from FHWA

North Section:

- The North Section will most likely follow the South Section by one month.
- TxDOT submitted the response to FHWA comments with the revised Environmental Assessment document to ENV/FHWA on July 26, 2011.
- **September 9, 2011** – Received Satisfactory for Further Processing (SFP) (See attached.)
- **October 20, 2011** – Conduct Public Hearing
- **December 2011** – Anticipating Environmental Clearance from FHWA.

From: John Polster
Sent: Tuesday, September 06, 2011 4:41 PM
To: mary.horn@dentoncounty.com; Hugh Coleman; Ron Marchant; Bobbie J. Mitchell; 'Andy Eads'
Cc: Lisa Polster; Claud Elsom
Subject: Latest on IH 35E

Judge and Commissioners,

The IH 35E Work Group (TxDOT, COG, Denton County, Dallas County, DRMC) has finalized meetings with all 11 RFI submitters.
Additionally, we met with Estrada/Hinahosa/Citi to discuss their proposal to the region.

The meetings were very informative. Generally speaking, four delivery methods have been discussed.

1. **Full Toll Concession where the developer is given no payment guarantees. They only get what the projects generates. The public sector would take no risk related to demand for the facility. However, the public sector would encounter procurement risk. Procurement risk is if the public sector invests 2 years to select a developer, negotiate the terms of the contract and then the developer cannot reach financial closure because the market rejects the terms. This risk is not quantifiable. Some in the industry tell us that properly structured toll concessions can be placed by the larger developers. Generally speaking, our interviews have identified approximately 4 firms that would be interested in pursuing a Full Toll Concession.**
2. **Availability Payment where the developer is given a 100% payment guarantee. They would not receive any of the revenue generated by the facility. The public sector would keep the revenue of the managed lanes but also take all the demand risk. In this scenario, if the facility doesn't generate enough revenue to cover the availability payment due the developer, the public sector would have to cover the difference from other revenue sources. Generally speaking, our interviews have identified approximately 11 to 15 firms that would be interested in pursuing an Availability Payment project. The risks associated with the Availability Payment process, other than the obvious risk related to demand, is that the Attorney General finds some aspects of the process as constitutionally dubious. TxDOT's OCG is working through those issues now and cannot give as date certain when and how it will be resolved.**
3. **Hybrid Approach has many different meanings and possibilities, but basically it is where the public and private sector share in the risks and rewards. For example, if there is any demand risk, the bond market requires the developer to have approximately 30% equity. The remaining 70% would be the senior debt. A hybrid could be set up where the public sector guarantees 70% of the revenue stream thereby protecting the bond holders from any shortfall in the revenue stream. The developer's equity would be at risk from 71% to 100%. So, for example, if revenue was projected to be $100 per day and the actual revenue came in one year at $85, the developer just loses the $15. However, if the revenue comes in at $60, then the public sector pays the developer $10 and the developer loses his $30 for that year. But if the revenue is $110, then the developer keep $107 and passes on $3 to the public sector.**
4. **Public-Public Partnership. This one is a bit less defined but it is basically getting pension funds, state agencies that invest money like the Veterans Land Board…etc to invest in the states own assets such as managed lanes projects. The thinking is that in any of the three approaches above the private sector is getting a return on its investments. Why shouldn't the public sector invest in itself and get that same return? The details are way more complicated than that, but that is the general idea of the Public-Public partnership.**

So, as of September 1st, SB 1420's requirement for a stakeholders committee is in effect. TxDOT Austin is putting the regulatory framework together to implement this committee and that is a work in progress. The region may have some issues with the manner in which Austin is proceeding. That will play out over time. The committee limits participation to financial participants.

Additionally, we have been told by every submitter that TIFIA is absolutely critical for IH 35E. TxDOT originally said that they would submit a TIFIA application for IH 35E. We found our last Thursday that Austin changed their mind and would not be submitting 35E. Their logic is that they will be submitting three projects and their number 1 priority is the North Tarrant Express and if the Feds asked them to choose, they would choose NTE over 35E. So they thought it would be best if COG and the Region submitted 35E as their project. RTC will have an agenda item on September 8th to discuss this issue. RTC also has two projects they are submitting and I am unclear what will happen if the Feds ask them the same question.

Below is the EA schedule for the remaining portions of IH 35E:
****

From: Nasser Askari [mailto:Nasser.Askari@txdot.gov]
Sent: Tuesday, September 06, 2011 11:26 AM
To: Christina Troell
Cc: John Polster; Dan Perge; Stan Hall
Subject: RE: I-35E Schedule

Christina,

We received SFP from FHWA for the IH 35E South on 8/22/11. FHWA is currently reviewing the IH 35E North revised EA. We are expecting the SFP by the end of this week. The Public Hearing for the South is scheduled for September 27, 2011. Below is the updated schedule for IH 35E South and North.

South Section:
* **August 22, 2011 - Received Satisfactory for Further Processing (SFP) from FHWA.**
* **September 27, 2011 - Public Hearing**
* **November 2011 - Anticipating Environmental Clearance from FHWA.**

North Section:
* **The North Section will most likely lag a month behind the South Section.**
* **TxDOT submitted the response to FHWA's comments with the revised Environmental Assessment document to ENV/FHWA on July 26, 2011.**
* **September 2011 - Anticipating receiving Satisfactory for Further Processing (SFP) from FHWA.**
* **October 2011 - Conduct Public Hearing.**
* **December 2011 - Anticipating Environmental Clearance from FHWA**

Thanks,
Nasser Askari
****

Questions?

As things progress, I will keep you informed.

Cordially,

John R. Polster
Innovative Transportation Solutions, Inc.
johnp@itsinc-tx.com
972/484-2525
972/880-3183

Texas Department of Transportation
DEWITT C. GREER STATE HIGHWAY BLDG. • 125 E. 11TH STREET • AUSTIN, TEXAS 78701-2483 • (512) 463-8585

August 25, 2011

IM ( )
Environmental Assessment
Denton County
CSJs: 0195-03-050, 0195-03-071, 0195-03-075, 0196-01-056, 0196-01-074

IH 35E: From FM 2181 to US 380

Ms. Janice Brown
Division Administrator
Federal Highway Administration
Austin, Texas 78701

Dear Ms. Brown:

Attached are four copies of replacement pages for the IH 35E project located in Denton County. The District revised the document to address FHWA review comments received by e-mail dated August 10, 2011. A comment and response report is attached.

At this time, we request your concurrence that this project is Satisfactory for Further Processing. Upon your approval, the District will proceed with the public involvement phase of the environmental process. As discussed during the June 30, 2011 conference call, the Dallas district will submit a technical report three weeks before the public hearing to address the transition between the two metropolitan transportation plans. If the technical report can not show consistency of the project with the new plan then the public hearing will be canceled.

If you have any questions, please contact me at (512) 416-2547.

Sincerely,

Lindsey Kimmitt

Lindsey Kimmitt
Project Delivery Section
Environmental Affairs Division

Attachments
LVK

Satisfactory for Further Processing: Date: 09/09/2011
Federal Highway Administration

CIP FAST FACTS
September 10, 2011

Little Elm and Denton County Projects

Witt-Woodlake Connector – The landscaping contractor is remobilizing to complete the irrigation system, turf installations and other plant material installations. Town Council approved the Tender Agreement on September 6th for a replacement contractor. The project is approximately 85% complete.

Witt Road Bridge – Town Council voted to enter into a contract with the low bidder at the September 6th meeting. The design engineer will begin getting the contracts executed. Staff continues working to acquire additional funding for project enhancements.

Eldorado Parkway Streetscape and Gateway Improvements – This week, all the foundations for the monument signs, less the one at Little Elm Park, were poured. Irrigation installations are ongoing along Eldorado Parkway as well as electrical conduit installation. The mock up panel for the stone walls has been completed and the architect will review today.

Next week, the monolithic limestone slabs will be set at each monument sign and CMU construction for the pedestals as well as the tower at the East Gateway will begin. Irrigation work will continue next week and until the end of the month. Electrical work will continue as well. Foundations for the screen walls at Eldorado Parkway and FM 423 will commence on Monday. The "Notice to Proceed" records the start date as May 9, 2011 and with 280 contract days, the completion date will be February 13, 2012.

Lobo Lane Paving & Drainage Project – Staff continued working with the Bonding Company and the Town Council voted to approve the Tender Agreement. This will allow work to re-commence with a replacement contractor. The replacement contractor's first order of business will be to work in Little Elm Park to make the site ready for the "Rock the Dock" walk on September 24th. The entry into Retractable Technologies will also be a priority. The replacement contractor will be expected to camera (video verify) utilities put in place by the previous contractor and make repairs or adjustments as necessary. The contractor is expected to make water connections on Monday for Lobo Lane. The replacement contractor will also verify irrigation sleeves are in place so that the balance of sidewalks can be poured on Lobo Lane as well.