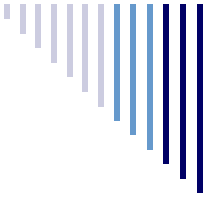


Plum Creek Conservation District



Directors:

JAMES A. HOLT, JR., President, *Kyle*
PETER REINECKE, Vice President, *Luling*
LUCY KNIGHT, Secretary-Treasurer, *Lockhart*
FRED ROTHERT, *Kyle*
TOM OWEN, *Lockhart*
LEE RUST, *Luling*

Staff:

DANIEL MEYER, *Executive Manager*
NORA LOPEZ-CASTILLO, *Administrative Assistant*
ALAN BURKLUND, *Project Manager*
TYLER FARCO, *Staff Member*

SITE 12 EASEMENT ACCESS ROAD CONSTRUCTION PROJECT

The project will encompass the construction of one easement access road for the District's flood control structure: Site 12. The specific site and respective designs are included. The estimated cost for the completed project is between \$2,500.00 and \$10,000.00.

DEADLINE: The deadline for quote submittals is Tuesday, February 18th, 2025, at 10:00 AM Central Standard Time. Quotes may be hand delivered, sent by mail, or emailed to either daniel.meyer@pccd.org or info@pccd.org.

SITE VISIT: A visit to the site is recommended. To schedule a site visit, please contact Alan Burklund at the following email address: aburklund@pccd.org

SPECIFICATIONS/MAPS/DRAFT WORK AGREEMENT

1. **Location of Easement Access Road:** This project is located in Hays County. If you are traveling from Lockhart Texas, you would head north on FM 2001 towards Buda Texas. You would travel 18 miles from Lockhart then turn right on Millennium Drive and the easement access road would be 0.36 miles on the left-hand side of the road. The access road is located behind two metal gates with red and white stripes on them, which has a PCCD lock on it. Plum Creek Conservation District will provide the combination of this lock to the contractor who will be performing the work.
2. **Site Preparation.** All areas where the new easement access road is to be installed shall have brush removed prior to compaction. Some brush clearing will be required for this project. All brush shall be removed, including all root systems attached to such brush. The top 1-inch layer of grass and debris shall be removed prior to compacting the soil. Prior to any construction, the contractor shall call for underground utility locating services.
3. **Easement Access Road Installation.** The approximate length of road to be constructed is 187 feet. The road shall consist of a good gravel/caliche road base that measures no narrower than 15 feet wide and a depth no shallower than 3 inches of such gravel/caliche road base after compaction.
4. **Road Base Material.** Shall consist of a good rocky gravel/caliche with little to no loose dirt or dust.
5. **Existing Bull Rock Material.** The existing bull rock installed at the end of the concrete driveway shall be hauled off by the contractor. The attached photo shows the existing bull rock as a reference to the quantity that will need to be hauled off. It is estimated that the quantity of bull rock to be removed is 1 to 2 yards. This material shall be hauled off site and disposed of at contractor's expense.
6. **Subsoil Compaction.** The existing ground shall be cleared thoroughly of any existing brush. All existing brush must be removed including the root systems before any compaction may take place. The top 1-inch layer of grass and debris shall be removed from the site. This 1 inch of grass and brush material shall be hauled off site and properly disposed of at contractor's



expense. The topsoil shall then be compacted with a minimum of 3 passes, a minimum of 15 feet in width with a sheepsfoot or hard wheel roller. The ground shall be compacted to allow for a good base for the road to be installed.

7. **Road Base Compaction**. The gravel/caliche road base shall be placed on top of the compacted ground and shall be compacted by at least 2 passes with a sheepsfoot or hard wheel roller. The finished road base product shall be no shallower than 3 inches and no narrower than 15 feet wide.
8. **Work Area Limits**: All onsite work for this project shall only be done within the PCCD easement area, as indicated in red on the attached maps except for the unloading and loading of equipment from Millenium Drive.
9. **Location of Access Road**: The easement access road shall be installed at the location designated on the attached maps and as staked by the District. If there is a need for a change in the location or design, it must first be approved by the District.
10. **Final Inspection**: The easement access road construction project is subject to a final inspection and written approval by PCCD staff prior to approval and payment of Contractor's final invoice.



Site 12 New Easement Access Road Construction Project



The above photo shows the location of the easement road to be installed (circled in yellow).



**Site12 New Easement Access Road Project-
Existing Conditions Photo Log and Extra Maps**



The above photo shows the easement access gates, bull rock, concrete driveway and lock.



The above photo above shows the location of the easement road to be installed (circled in yellow.)





WORK AGREEMENT (Sample Only)

Pursuant to authority previously given to the Executive Manager of Plum Creek Conservation District by its Board of Directors authorizing contracts for certain maintenance services, Plum Creek Conservation District, identified in this Agreement as "The District," acting by and through its Board and Executive Manager agree with _____, identified in this Agreement as "Contractor" for the performance of certain work under conditions and described as follows:

1. The work to be done is for the construction of the Site 12 easement access road.
2. The work described above can be completed as follows: (1) may start on ____ 2025 and is to be completed on or before ____ 2025.
3. Contractor is acting as an Independent Contractor and not as an employee of the District while performing the work. In performing the work described, Contractor assumes all liability associated with the conditions at the location where the work is to be performed. By executing this Agreement and undertaking to do the described work, the **CONTRACTOR HEREBY RELEASES THE DISTRICT FROM ANY AND ALL LIABILITY ASSOCIATED WITH THE PERFORMANCE OF THE WORK, INCLUDING ALL LIABILITY ASSOCIATED WITH PERSONAL INJURY TO CONTRACTOR AND CONTRACTOR'S EMPLOYEES, IF ANY, OR PROPERTY DAMAGE TO CONTRACTOR'S EQUIPMENT. IN ADDITION, CONTRACTOR AGREES TO INDEMNIFY AND HOLD THE DISTRICT HARMLESS FROM ANY AND ALL LIABILITY, INCLUDING PERSONAL INJURY AND PROPERTY DAMAGE, TO ANY THIRD PARTY IN CONNECTION WITH THE PERFORMANCE WITH THE WORK DESCRIBED IN THIS AGREEMENT.**
4. Before commencing work, Contractor shall furnish a certificate to Plum Creek Conservation District naming the District as an additional insured under the general liability insurance policies maintained by Contractor for actions associated with performing the work described in this Agreement.
5. The Contractor must provide a certificate of coverage for workers' compensation insurance, if required under Texas Labor Laws.
6. District may require a bid or payment bond if bid is over \$25,000.
7. Contractor is to furnish all labor and equipment to perform the work described.
8. While the quantities of work are to be determined at the time the work is performed, billing will be based on the normal rates charged by the contractor and agreed upon by the District not to exceed **\$\$\$\$**.
9. Upon completion of the work described in this Agreement, Contractor shall remit to the District a written statement of its charges for the described work.
10. The District will review the charges and if the charges are in accord with the terms of this Agreement, the District will pay charges of non-disputed amounts based on the submitted statement within (30) days after receipt of the statement
11. Should the District dispute the amount of charges as described in the Statement, the District may retain the amount in dispute without payment pending resolution of the difference in the amount of the charges. Any dispute shall be presented to the Board of the District at its next regularly scheduled meeting.



12. The District agrees to furnish access to the property on which the work is to be done but makes no warranty or representation about conditions existing at the location of the work. Rather, any determinations about the conditions at the worksite are solely the responsibility of the Contractor. Should the Contractor determine that conditions require some adjustments to Contractor's charges or that Contractor does not have the experience or expertise to perform the requested work, Contractor may elect to terminate this Agreement without performing the work, without penalty.

Plum Creek Conservation District

Contractor

Executed this _____ day of _____. 2025

By: _____

By: _____

Daniel Meyer, Executive Manager
(Printed Name)

By: _____
(Printed Name)