



CITY COUNCIL MEMORANDUM

From: The Office of the City Manager

Date: April 13, 2026

Subject: Consider Resolution No. 2026-024, recommending the award of a construction contract by Tarrant County to XIT Paving and Construction, Inc., for the David Court Pavement Improvement Project for the 51st Annual Community Development Block Grant Project in the total contract amount of \$339,060.

Presenter: Nathan Frohman, City Engineer

Summary:

The City Council is being asked to recommend an award of a construction contract by Tarrant County to XIT Paving and Construction, Inc., for the David Court Pavement Improvement Project for the Community Development Block Grant (CDBG) Project.

General Description:

The David Court Pavement Improvement Project CDBG26 (the "Project") represents the City's 51st Year Community Development Block Grant (CDBG) project. Although the City of North Richland Hills is an entitlement City, and therefore receives CDBG funds directly, the City has contracted with Tarrant County's CDBG Department to administer the City's CDBG funds. The City determines the projects and the County administers the projects. However, the City reviews all bids and consultant contracts and makes recommendations to the County for approval. Tarrant County therefore awards both the design consultant and construction contracts. Tarrant County's administration of the City's CDBG Projects does not include construction inspection; the City will provide these services.

The project consists of reconstructing approximately 330 linear feet of David Court. The project includes a base bid which consists of street construction and any minor utility adjustments. A City project recently replaced the existing sanitary sewer main and services in preparation for this project.

Tarrant County staff reviewed and approved the project's contract documents prior to bidding and scheduled a bid opening for March 11, 2026. Bids were received by Tarrant County at their offices on this date. A total of eight (8) contractors submitted bids. The bids are summarized in the table below:



Bidders	XIT Paving and Construction, Inc.	Dallas Harmony Construction	JWC Excavation, LLC	JESKE Construction Company	Don Smith Concrete, LLC	Coronado Roadway Construction	Cam-Crete Contracting, Inc.	3D Paving & Contracting, LLC **
Base Bid Amount	\$339,060.00	\$345,370.06	\$363,798.00	\$389,460.00	\$396,780.00	\$416,790.00	\$425,100.00	\$297,625.00

** - Unresponsive.

The design engineer and City staff recommend awarding the base bid to the lowest responsible bidder: XIT Paving and Construction, Inc. They were the contractor for the successful Iron Horse Boulevard West Project, which was part of the 2020 Bond Program, and have successfully completed similar roadway projects for other DFW municipalities in the past five years. Additionally, XIT is the current contractor for the Main Street Project.

The current project budget includes a city pledge of \$97,989, as the CDBG funds will be administered by Tarrant County and will never actually be handled by the City. The City's allocation of funds located within the capital projects budget under project CDBG26 was included in the budget in the event that the bids for the project came in over the CDBG funding amount. CDBG funds available for the construction of David Court are \$241,071. Therefore, funds from the City pledge will be included in order to award the project. Historically, CDBG funds have covered the bid amount without utilizing the City's pledge. However, due to rising construction prices, the bids came in over CDBG funding amounts.

Bid Amount:	\$339,060.00
Tarrant County:	\$241,071.00
North Richland Hills:	\$ 97,989.00
Total:	<u>\$339,060.00</u>

Construction is anticipated to begin in Spring 2026 and take 70 calendar days to complete.

Recommendation:

Approve Resolution No. 2026-024.