

STAFF REPORT

DATE: June 4, 2026

TO: Ted Henry, City Manager

FROM: Anne Stephens, PE, City Engineer

RE: Chapel Landing 7th Paving Bids



DISCUSSION:

Bids for the paving improvements were accepted on June 24, 2025. Four contractors provided bids on the paving improvements.

	Engineer's Estimate	APAC	Kansas Paving	Pearson	Prado
Asphalt	\$440,427.00	\$566,469.95	\$416,816.45	\$531,883.35	\$550,059.55
Concrete	\$440,427.00	\$724,559.45	\$518,856.45	\$667,103.95	\$588,669.75

The bids were never presented to Council following the bid letting since the bids for the water, sanitary sewer and storm sewer were over the Engineer's Estimate and petition amount and the Developer asked for time to decide how they wanted to proceed.

Baughman, the Design Engineer, negotiated with the low bidder for the utility projects and the Council awarded the contract for the Sanitary Sewer and Storm Sewer to Nowak at their April 7, 2026 Regular City Council Meeting.

The Developer is ready to proceed with contracting for the paving. During the initial negotiations, Baughman reached out to Kansas Paving (original low bidder) to see if they would be willing to honor their bid price from June, 2025. They agreed, but asked for an increase of \$55,225.00 in their bid price due to the increases in material prices. This brings the total amount of the contract to \$574,081.45.

FINANCIAL CONSIDERATIONS: The cost of the improvements for these projects will be financed through a bond and spread as special assessments against the benefiting lots.

RECOMMENDATION: Staff recommends that the City Council accept the bid from Kansas Paving for the Paving Improvements to Chapel Landing 7th in the amount of \$574,081.45.

