



# Chisenhall Fields-Synthetic Turf Infield Conversion

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*March 4, 2024-City Council*

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of Parks and Recreation*



# Overview

- Background
- Existing Infield
- New infield
- Proposal Summary
- Award Summary
- Timeline
- Recommendations



# Background

- 2021- Parks researched opportunities to improve playability at Chisenhall Fields due to rainouts and requests for improved accessibility
- Early 2022- Synthetic field conversion added to Parks and Recreation's Capital Improvement Program (CIP)
- February 2023- Staff presented presentation for the installation of synthetic turf on Arabian field
- Summer of 2023- City council provided direction to convert more fields at once compared to one per year
- \$2,125,000 allocated for funding in 2023-2024 CIP for this project



# Current Infield

- Clay and Turf Surfacing
  - Requires occasional replenishment of material
  - Requires daily grooming
  - Requires weekly mowing and trimming
  - Requires daily marking
  - Requires drying maintenance after rain event
  - May require cancellation of play due to inability to dry field for safe play after rain events as clay is microporous soil that retains moisture



# New Infield

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- Synthetic Surfacing
  - Requires occasional replenishment of material
  - May require patching of high use areas (Evaluate from season to season)
  - Requires daily grooming and balancing of infill material
  - Requires no mowing or fertilization
  - Requires no marking
  - Requires little to no drying maintenance after rain event
  - Play not as likely to be cancelled by rain events with synthetic turf infields drain quickly







Arabian Field currently has synthetic turf infield

- 7 fields will be completed in the 2024 project
  - Appaloosa
  - Paint
  - Roan
  - Clydesdale
  - Shire
  - Quarter
  - Pasofino



# Proposal Summary

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- Request for Proposal (RFP) posted on November 28, 2023 for 5 fields with 2 fields added as separate alternates
- Closed for submissions on January 11, 2024
- 5 vendors submitted bids
- Evaluated 5 vendors based on:
  - Price
  - Project Approach
  - Experience
  - Key Personnel
  - Financial Capability
  - Compliance with the RFP



Evaluation of Proposals

	Total	Price	Qualifications & Experience	Qualifications of Respondent Personnel	Overall Responsiveness	Relevant Experience with the City of Burleson	Financial Stability
Supplier	/ 100 pts	/ 25 pts	/ 20 pts	/ 20 pts	/ 15 pts	/ 10 pts	/ 10 pts
<b>TGS Sports LLC</b>	<b>86</b>	<b>24</b>	<b>14.75</b>	<b>18.75</b>	<b>11.75</b>	<b>7.75</b>	<b>9</b>
<b>Hellas Construction</b>	81.75	19	17.25	13.75	12.25	10	9.5
<b>Paragon Sports Constructors</b>	79.5	18	16.75	15.75	11	8.25	9.75
<b>Sprinturf LLC</b>	76.25	25	12	13.75	10	7	8.5
<b>ForeverLawn Mid-Tex</b>	34.75	19	2.5	2.5	3.75	2.5	4.5



# Award Summary

- Quote Range
  - Low: \$1,046,730
    - \$1,601,120 with 2 alternates
  - High: \$1,484,195
    - \$2,417,592 with 2 alternates
- After staff evaluation of RFP, staff recommends TGS Sports LLC for the conversion of fields to synthetic turf
  - \$1,741,400 with 2 alternates





# TGS Sports Info

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- Local business out of Fort Worth, Texas
  - Owner and President is a Burleson resident
- Key personnel has 15-20+ years of experience installing synthetic turf
- Multiple references expressed TGS as one of the best contractors they have worked with due to their great customer service, responsiveness and quality of product
- Their approach to the project fits the needs of the city based on projected timeline for completion.







## Timeline

- February 15- Present construction contract to Parks Board for recommendation (Unanimous recommendation)
- March 4- Present construction contract to City Council for award consideration
- May 2024- Begin construction
  - No tournaments or league play scheduled during construction
- August 2024- Complete construction and open for play



# Recommendation

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- Recommend:
  - Approve a proposal with TGS Sports, LLC for the construction of 7 synthetic turf infields at Chisenhall park in the amount of \$1,741,400 with a project contingency of \$174,140
- Deny
  - Deny a proposal with TGS Sports, LLC for the construction of 7 synthetic turf infields at Chisenhall park in the amount of \$1,741,400 with a project contingency of \$174,140

