CITY COUNCIL WORKSHOP
CITY OF FAIR OAKS RANCH, TEXAS

AGENDA TOPIC: Ammann Rd Reconstruction Project Update and Review of Low Water Crossing (LWC) Options

DATE: August 21, 2025

DEPARTMENT: Public Works

PRESENTED BY: Kelsey Delgado, CISEC, Project Manager
Luba Esquivel, P.E., STV Inc

INTRODUCTION/BACKGROUND:

In February 2025, the City and STV Inc. executed an agreement for engineering services for the Ammann Road Reconstruction Project. The project includes full-depth reconstruction, roadway widening to include a two-foot buffer on either side, drainage improvements and utility adjustments. The project will also soften the southern curve near the Rolling Acres Trail intersection.

Currently, STV has completed 30% design for this project and is working toward 90% by the end of the calendar year. As part of the design efforts, STV has provided options for low-water crossing (LWC) improvements at two locations (LWC 1 and LWC 2) based on level-of-service (5-, 10- and 25-year storm events):

	5- YEAR	10- YEAR	25- YEAR
LWC 1	$ 233,619	$ 289,915	$ 373,600
LWC 2	$ 57,972	$ 66,797	$ 85,092
TOTAL LWC COST	$ 291,591	$ 356,712	$ 458,692
ROAD CONST. COST	$ 6,212,469	$ 6,233,308	$ 6,265,941
TOTAL PROJECT COST	$ 6,504,060	$ 6,590,020	$ 6,724,633

This workshop will provide a project update, a summary of design options and cost estimates for each LWC, and impact on total project cost. Staff recommends designing the LWCs to meet the 25-year storm level-of-service standard. This approach maximizes flow capacity at each crossing, minimizes road overtopping and maintains accessibility and connectivity during most storm events, and meets Unified Development Code drainage crossing requirements for a collector street. While this option is estimated to cost $220,573 more than the 5-year design alternative, the

increased cost is relatively small compared to the total project cost.

As part of this Workshop, Staff seeks direction from City Council on the design options for LWC improvements. Based on City Council's feedback, the selected option will be reflected in the final design documents.

POLICY ANALYSIS/BENEFIT(S) TO CITIZENS:

- Supports Priority 3.4 of the Strategic Action Plan to Enhance and Ensure Continuity of Reliable Roadway Improvement Initiatives.
- Improves public safety by reconstructing the roadway, to include a two-foot buffer on each side, updated signage and drainage improvements.

LONGTERM FINANCIAL & BUDGETARY IMPACT:

In accordance with the adopted Roadway CIP, the City has funded the engineering services for this road bond project totaling $662,062.50. The remaining bid and construction phase services of $88,555 will be funded at a future date as a subsequent work authorization. The total cost for engineering services is $750,617.50.

Currently, the Roadway CIP funding schedule includes $5,538,750 for the construction phase of the Ammann Road Reconstruction Project. Depending on City Council's direction, the estimated cost for LWC improvements range from $291,591 to $458,692 and the total estimated construction cost ranges from $6,504,060 to $6,724,633, which includes 20% ($1,084,010) for contingency. These are preliminary estimates based on the 30% design which will be refined as the design progresses towards 100%. It should be noted that the City's cost will be offset by a financial contribution from the Post Oak Subdivision to soften the southern curve, and staff is also exploring potential cost-sharing opportunities with Kendall County to soften the northern curve.