



AGENDA ACTION FORM

Consideration of a Resolution Awarding the bid to GRC Civil Services, Inc. for the Cattails at MeadowView Golf Course Irrigation Pump System Replacement Re-Bid

To: Board of Mayor and Aldermen

From: Chris McCartt, City Manager *CM*

Action Form No.: AF-323-2025

Work Session: December 1st, 2025

First Reading: N/A

Final Adoption: December 2nd, 2025

Staff Work By: Michael T. Borders

Presentation By: Michael T. Borders

Strategic Focus Area: 3. Exceptional Cultural & Recreational Opportunities

Recommendation:

Adopt the Resolution

Executive Summary:

If approved, the City will award the base bid and Alternate #1 to GRC Civil Services, Inc. for the Irrigation Pump System Replacement for Cattails at MeadowView in the amount of \$918,888.

Cattails at MeadowView is utilizing the original irrigation pump system from 1998, which is becoming less reliable and is past its life expectancy of approximately 20 years. The system uses a pressurized tank (old technology) which makes it difficult to find contractors willing to repair the system. The system pumps water from Horse Creek to a holding pond, which is then irrigated throughout the course. The City, working with Marriott Golf, engaged Holston Engineering to develop a scope of work for the upgrades of the system.

Upgrades include demolition of the original pump building and system, replacing the system with a modular cover (prefabricated) for a new pump system, replacement of the booster and transfer pump (to service the back nine holes and alleviating the water pressure issue on holes 11,12, and 13) and related infrastructure, a new control system, and an alternate to repair the golf cart path's disturbed activities.

This project originally had bids open on July 31st with ProPump and Controls being the sole bidder with a base bid cost of \$1,020,591. The bids were rejected on August 19th. The project was rebid and opened on October 16th. The rebid saw three responses with GRC Civil Services having a base bid of \$888,888 with an Alternate #1 price of \$30,000. With Contingency (\$55,133) and Engineering (\$27,566) the Total Project cost of the project is \$1,001,588.

The irrigation system is critical to maintaining Cattails course conditions. With the decreasing reliability of the current system, lack of willing contractors to repair the system, and difficulty in finding parts, the system necessitates replacement.

The project will be funded through future bond or debt issuance. Work is not anticipated to begin until the fall of 2026. It is necessary to award the contract to ensure personnel and equipment are available to perform the work within the allotted time window. With the increase in cash owed to the General Fund from the Regional Sales Tax Fund in FY25, we anticipate a transfer from the General Fund in the future as debt payments are realized.

Attachments:

1. Resolution
2. Bid Tabulations
3. Photographs

	Y	N	O
Baker	—	—	—
Cooper	—	—	—
Duncan	—	—	—
George	—	—	—
Mayes	—	—	—
Phillips	—	—	—
Montgomery	—	—	—