

BID TABULATION FOR:

CONSTRUCTION OF THE EXCAVATION IMPROVEMENTS FOR SEVEN SPRINGS, PHASE 2
SEVEN SPRINGS MUNICIPAL UTILITY DISTRICT OF COLLIN COUNTY
COLLIN COUNTY, TEXAS
SEPTEMBER 11, 2026
LJA, INC.
JLEE
SEPTEMBER 11, 2026
NT340-0394D

BID OPENING DATE:**BID OPENING LOCATION:****TABULATION BY:****TABULATION DATE:****LJA JOB NO.**

BIDDER NAME	BASE BID	PROPOSED CALENDAR DAYS	CONTRACTOR SCHEDULE
1) TOP QUALITY SITE GRADING	\$1,743,619.90	90 \ 25	SEPTEMBER 24, 2026
2) DE LEON FENCE & CONSTRUCTION SERVICES, LLC DBA DE LEON EXCAVATING	\$1,767,634.75	120 \ 20	SEPTEMBER 28, 2026
3) HAMMETT EXCAVATION INC.	\$2,092,167.15	89 \ 18	SEPTEMBER 30, 2026
4) STEPHENSON DIRT CONTRACTING	\$2,163,515.93	120 \ 35	NOT PROVIDED
5) CHRIS HARP CONSTRUCTION	\$2,185,775.80	125 \ 18	OCTOBER 15, 2026
6) OBRA RAMOS EXCAVATION, INC.	\$2,312,591.00	112 \ 28	OCTOBER 21, 2026
7) FCS CONSTRUCTION, LP	\$2,322,697.26	140 \ 25	NOT PROVIDED



I, Luis Guerrero, P.E., hereby certify these bid tabulations to be true and correct.



9/14/2026

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CONSTRUCTION OF THE EXCAVATION IMPROVEMENTS FOR SEVEN SPRINGS, PHASE 2
SEVEN SPRINGS MUNICIPAL UTILITY DISTRICT OF COLLIN COUNTY
COLLIN COUNTY, TEXAS
SEPTEMBER 11, 2026
LJA, INC.
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NT340-0394D

				1) TOP QUALITY SITE GRADING		2) DE LEON FENCE & CONSTRUCTION SERVICES, LLC DBA DE LEON EXCAVATING		3) HAMMETT EXCAVATION INC.		4) STEPHENSON DIRT CONTRACTING	
NO.	ITEM DESCRIPTION	UNIT	QTY	UNIT COST	TOTAL	UNIT COST	TOTAL	UNIT COST	TOTAL	UNIT COST	TOTAL
BASE BID SECTION A - RESIDENTIAL - EXCAVATION IMPROVEMENTS:											
1.	CLEARING & GRUBBING (INCLUDES FENCES, TREES, SHRUBS, ETC.)	AC	75	\$750.00	\$56,250.00	\$800.00	\$60,000.00	\$2,020.53	\$151,539.75	\$493.00	\$36,975.00
2.	UNCLASSIFIED EXCAVATION (INCLUDES: LOTS, OPEN SPACES, AND RESIDENTIAL ROW)	CY	122223	\$2.85	\$348,335.55	\$2.75	\$336,113.25	\$2.94	\$359,335.62	\$3.32	\$405,780.36
3.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 40'X80') TO A DEPTH OF 4' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	15	\$1,500.00	\$22,500.00	\$1,000.00	\$15,000.00	\$1,354.30	\$20,314.50	\$1,245.00	\$18,675.00
4.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 50'X80') TO A DEPTH OF 4' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	18	\$1,500.00	\$27,000.00	\$1,250.00	\$22,500.00	\$246.00	\$4,428.00	\$1,494.00	\$26,892.00
5.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 60'X80') TO A DEPTH OF 4' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	28	\$1,500.00	\$42,000.00	\$1,500.00	\$42,000.00	\$2,163.40	\$60,575.20	\$1,743.00	\$48,804.00
6.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 40'X80') TO A DEPTH OF 7' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	33	\$2,300.00	\$75,900.00	\$1,600.00	\$52,800.00	\$2,900.00	\$95,700.00	\$2,820.00	\$93,060.00
7.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 50'X80') TO A DEPTH OF 7' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	27	\$2,300.00	\$62,100.00	\$1,850.00	\$49,950.00	\$3,439.40	\$92,863.80	\$3,384.00	\$91,368.00
8.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 60'X80') TO A DEPTH OF 7' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	13	\$2,300.00	\$29,900.00	\$2,100.00	\$27,300.00	\$2,807.20	\$36,493.60	\$3,948.00	\$51,324.00
9.	POLY SHEETING (40'X80' PAD, EXTEND 5 FT BEYOND PAD)	LOT	88	\$400.00	\$35,200.00	\$500.00	\$44,000.00	\$350.00	\$30,800.00	\$285.00	\$25,080.00
10.	POLY SHEETING (50'X80' PAD, EXTEND 5 FT BEYOND PAD)	LOT	84	\$400.00	\$33,600.00	\$500.00	\$42,000.00	\$350.00	\$29,400.00	\$300.00	\$25,200.00
11.	POLY SHEETING (60'X80' PAD, EXTEND 5 FT BEYOND PAD)	LOT	41	\$400.00	\$16,400.00	\$500.00	\$20,500.00	\$350.00	\$14,350.00	\$320.00	\$13,120.00
12.	ROUGH LOT GRADING	LOT	261	\$200.00	\$52,200.00	\$250.00	\$65,250.00	\$450.00	\$117,450.00	\$276.00	\$72,036.00
13.	FINAL LOT GRADING	LOT	261	\$200.00	\$52,200.00	\$300.00	\$78,300.00	\$190.00	\$49,590.00	\$415.00	\$108,315.00
14.	DEWATER AND OVEREXCAVATE EXISTING PONDS	AC	3	\$4,200.00	\$12,600.00	\$15,000.00	\$45,000.00	\$2,700.00	\$8,100.00	\$7,500.00	\$22,500.00
SUBTOTAL BASE BID SECTION A - RESIDENTIAL - EXCAVATION IMPROVEMENTS:					\$866,185.55		\$900,713.25		\$1,070,940.47		\$1,039,129.36
BASE BID SECTION B - ARTERIAL - EXCAVATION IMPROVEMENTS:											
1.	CLEARING & GRUBBING - ROW	AC	1.4	\$750.00	\$1,050.00	\$800.00	\$1,120.00	\$2,020.53	\$2,828.74	\$493.00	\$690.20
2.	UNCLASSIFIED EXCAVATION - ROW	CY	2999	\$2.85	\$8,547.15	\$3.00	\$8,997.00	\$2.94	\$8,817.06	\$3.32	\$9,956.68
SUBTOTAL BASE BID SECTION B - ARTERIAL - EXCAVATION IMPROVEMENTS:					\$9,597.15		\$10,117.00		\$11,645.80		\$10,646.88
BASE BID SECTION C - RETENTION PONDS - EXCAVATION IMPROVEMENTS:											
1.	CLEARING & GRUBBING - RETENTION POND	AC	17.2	\$750.00	\$12,900.00	\$800.00	\$13,760.00	\$2,020.53	\$34,753.12	\$493.00	\$8,479.60
2.	UNCLASSIFIED EXCAVATION	CY	221043	\$2.85	\$629,972.55	\$2.75	\$607,868.25	\$2.94	\$649,866.42	\$3.32	\$733,862.76
3.	DEWATER AND OVEREXCAVATE EXISTING PONDS	AC	2	\$4,200.00	\$8,400.00	\$15,000.00	\$30,000.00	\$2,700.00	\$5,400.00	\$7,500.00	\$15,000.00
4.	CLAY LINER (2 FT. THICKNESS, 8-INCH THICK LIFTS, COMPACTED TO A MINIMUM 93% OF STANDARD PROCTOR MAXIMUM DRY DENSITY)	SY	35340	\$3.00	\$106,020.00	\$2.00	\$70,680.00	\$2.10	\$74,214.00	\$2.00	\$70,680.00
SUBTOTAL BASE BID SECTION C - RETENTION PONDS - EXCAVATION IMPROVEMENTS:					\$757,292.55		\$722,308.25		\$764,233.54		\$828,022.36
BASE BID SECTION D - OUT OF PHASE - EXCAVATION IMPROVEMENTS											
1.	CLEARING & GRUBBING - STOCKPILE LOCATION	AC	5.3	\$750.00	\$3,975.00	\$800.00	\$4,240.00	\$2,020.53	\$10,708.81	\$4.93	\$26.13
2.	REMOVE EXISTING ASPHALT ROAD	SY	966	\$11.00	\$10,626.00	\$3.00	\$2,898.00	\$0.53	\$511.98	\$4.50	\$4,347.00
3.	EXPORT EXCESS DIRT AND STOCK PILE IN FUTURE PHASE	CY	50886	\$0.25	\$12,721.50	\$1.00	\$50,886.00	\$2.94	\$149,604.84	\$3.32	\$168,941.52
SUBTOTAL BASE BID SECTION D - OUT OF PHASE - EXCAVATION IMPROVEMENTS					\$27,322.50		\$58,024.00		\$160,825.63		\$173,314.65
BASE BID SECTION E - SEDIMENTATION POND - EXCAVATION IMPROVEMENTS:											
1.	CLEARING & GRUBBING - SEDIMENTATION POND	AC	2	\$750.00	\$1,500.00	\$800.00	\$1,600.00	\$2,020.53	\$4,041.06	\$493.00	\$986.00
2.	UNCLASSIFIED EXCAVATION	CY	18499	\$2.85	\$52,722.15	\$2.75	\$50,872.25	\$2.94	\$54,387.06	\$3.32	\$61,416.68
SUBTOTAL BASE BID SECTION E - SEDIMENTATION POND - EXCAVATION IMPROVEMENTS:					\$54,222.15		\$52,472.25		\$58,428.12		\$62,402.68
BASE BID SECTION F - MISCELLANEOUS ITEMS:											
1.	PERFORMANCE AND PAYMENT BOND - 100%	LS	1	\$29,000.00	\$29,000.00	\$24,000.00	\$24,000.00	\$26,093.59	\$26,093.59	\$50,000.00	\$50,000.00
SUBTOTAL BASE BID SECTION F - MISCELLANEOUS ITEMS:					\$29,000.00		\$24,000.00		\$26,093.59		\$50,000.00
ALTERNATE ITEMS: ALTERNATE I: RESIDENTIAL - EXCAVATION IMPROVEMENTS											
1.	HAUL OFF STREET EXCAVATION	CY	34750	\$25.00	\$868,750.00	\$14.00	\$486,500.00	\$24.00	\$834,000.00	\$24.95	\$867,012.50
SUBTOTAL ALTERNATE ITEMS: ALTERNATE I: RESIDENTIAL - EXCAVATION IMPROVEMENTS					\$868,750.00		\$486,500.00		\$834,000.00		\$867,012.50

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SEVEN SPRINGS MUNICIPAL UTILITY DISTRICT OF COLLIN COUNTY
COLLIN COUNTY, TEXAS
SEPTEMBER 11, 2026
LJA, INC.
JLEE
SEPTEMBER 11, 2026
NT340-0394D

NO.	ITEM DESCRIPTION	UNIT	QTY	1) TOP QUALITY SITE GRADING		2) DE LEON FENCE & CONSTRUCTION SERVICES, LLC DBA DE LEON EXCAVATING		3) HAMMETT EXCAVATION INC.		4) STEPHENSON DIRT CONTRACTING	
				UNIT COST	TOTAL	UNIT COST	TOTAL	UNIT COST	TOTAL	UNIT COST	TOTAL

BID SUMMARY											
BASE BID SECTION A - RESIDENTIAL - EXCAVATION IMPROVEMENTS:					\$866,185.55		\$900,713.25		\$1,070,940.47		\$1,039,129.36
BASE BID SECTION B - ARTERIAL - EXCAVATION IMPROVEMENTS:					\$9,597.15		\$10,117.00		\$11,645.80		\$10,646.88
BASE BID SECTION C - RETENTION PONDS - EXCAVATION IMPROVEMENTS:					\$757,292.55		\$722,308.25		\$764,233.54		\$828,022.36
BASE BID SECTION D - OUT OF PHASE - EXCAVATION IMPROVEMENTS					\$27,322.50		\$58,024.00		\$160,825.63		\$173,314.65
BASE BID SECTION E - SEDIMENTATION POND - EXCAVATION IMPROVEMENTS:					\$54,222.15		\$52,472.25		\$58,428.12		\$62,402.68
BASE BID SECTION F - MISCELLANEOUS ITEMS:					\$29,000.00		\$24,000.00		\$26,093.59		\$50,000.00
TOTAL AMOUNT BASE BID					\$1,743,619.90		\$1,767,634.75		\$2,092,167.15		\$2,163,515.93
ALTERNATE ITEMS:											
ALTERNATE I: RESIDENTIAL - EXCAVATION IMPROVEMENTS					\$868,750.00		\$486,500.00		\$834,000.00		\$867,012.50

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				5) CHRIS HARP CONSTRUCTION		6) OBRA RAMOS EXCAVATION, INC.		7) FCS CONSTRUCTION, LP	
NO.	ITEM DESCRIPTION	UNIT	QTY	UNIT COST	TOTAL	UNIT COST	TOTAL	UNIT COST	TOTAL
BASE BID SECTION A - RESIDENTIAL - EXCAVATION IMPROVEMENTS:									
1.	CLEARING & GRUBBING (INCLUDES FENCES, TREES, SHRUBS, ETC.)	AC	75	\$2,975.00	\$223,125.00	\$2,900.00	\$217,500.00	\$3,200.00	\$240,000.00
2.	UNCLASSIFIED EXCAVATION (INCLUDES: LOTS, OPEN SPACES, AND RESIDENTIAL ROW)	CY	122223	\$3.20	\$391,113.60	\$2.80	\$342,224.40	\$2.82	\$344,668.86
3.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 40'X80') TO A DEPTH OF 4' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	15	\$1,000.00	\$15,000.00	\$1,100.00	\$16,500.00	\$1,360.00	\$20,400.00
4.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 50'X80') TO A DEPTH OF 4' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	18	\$1,000.00	\$18,000.00	\$1,320.00	\$23,760.00	\$500.00	\$9,000.00
5.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 60'X80') TO A DEPTH OF 4' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	28	\$1,000.00	\$28,000.00	\$1,540.00	\$43,120.00	\$1,855.00	\$51,940.00
6.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 40'X80') TO A DEPTH OF 7' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	33	\$2,250.00	\$74,250.00	\$2,200.00	\$72,600.00	\$3,260.00	\$107,580.00
7.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 50'X80') TO A DEPTH OF 7' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	27	\$2,250.00	\$60,750.00	\$2,640.00	\$71,280.00	\$3,545.00	\$95,715.00
8.	MOISTURE CONDITIONING OF LOTS (TYP. PAD 60'X80') TO A DEPTH OF 7' BELOW FINISH PAD ELEVATIONS, INCLUDING OVER EXCAVATION PER GEOTECH	LOT	13	\$2,250.00	\$29,250.00	\$3,080.00	\$40,040.00	\$2,900.00	\$37,700.00
9.	POLY SHEETING (40'X80' PAD, EXTEND 5 FT BEYOND PAD)	LOT	88	\$500.00	\$44,000.00	\$468.00	\$41,184.00	\$550.00	\$48,400.00
10.	POLY SHEETING (50'X80' PAD, EXTEND 5 FT BEYOND PAD)	LOT	84	\$500.00	\$42,000.00	\$561.00	\$47,124.00	\$680.00	\$57,120.00
11.	POLY SHEETING (60'X80' PAD, EXTEND 5 FT BEYOND PAD)	LOT	41	\$500.00	\$20,500.00	\$655.00	\$26,855.00	\$770.00	\$31,570.00
12.	ROUGH LOT GRADING	LOT	261	\$265.00	\$69,165.00	\$275.00	\$71,775.00	\$130.00	\$33,930.00
13.	FINAL LOT GRADING	LOT	261	\$170.00	\$44,370.00	\$275.00	\$71,775.00	\$300.00	\$78,300.00
14.	DEWATER AND OVEREXCAVATE EXISTING PONDS	AC	3	\$5,000.00	\$15,000.00	\$5,000.00	\$15,000.00	\$14,000.00	\$42,000.00
SUBTOTAL BASE BID SECTION A - RESIDENTIAL - EXCAVATION IMPROVEMENTS:					\$1,074,523.60		\$1,100,737.40		\$1,198,323.86
BASE BID SECTION B - ARTERIAL - EXCAVATION IMPROVEMENTS:									
1.	CLEARING & GRUBBING - ROW	AC	1.4	\$2,975.00	\$4,165.00	\$2,900.00	\$4,060.00	\$3,200.00	\$4,480.00
2.	UNCLASSIFIED EXCAVATION - ROW	CY	2999	\$3.20	\$9,596.80	\$2.80	\$8,397.20	\$2.82	\$8,457.18
SUBTOTAL BASE BID SECTION B - ARTERIAL - EXCAVATION IMPROVEMENTS:					\$13,761.80		\$12,457.20		\$12,937.18
BASE BID SECTION C - RETENTION PONDS - EXCAVATION IMPROVEMENTS:									
1.	CLEARING & GRUBBING - RETENTION POND	AC	17.2	\$2,975.00	\$51,170.00	\$2,900.00	\$49,880.00	\$3,460.00	\$59,512.00
2.	UNCLASSIFIED EXCAVATION	CY	221043	\$3.20	\$707,337.60	\$2.80	\$618,920.40	\$3.10	\$685,233.30
3.	DEWATER AND OVEREXCAVATE EXISTING PONDS	AC	2	\$5,000.00	\$10,000.00	\$5,000.00	\$10,000.00	\$15,300.00	\$30,600.00
4.	CLAY LINER (2 FT. THICKNESS, 8-INCH THICK LIFTS, COMPACTED TO A MINIMUM 93% OF STANDARD PROCTOR MAXIMUM DRY DENSITY)	SY	35340	\$0.40	\$14,136.00	\$7.25	\$256,215.00	\$5.80	\$204,972.00
SUBTOTAL BASE BID SECTION C - RETENTION PONDS - EXCAVATION IMPROVEMENTS:					\$782,643.60		\$935,015.40		\$980,317.30
BASE BID SECTION D - OUT OF PHASE - EXCAVATION IMPROVEMENTS									
1.	CLEARING & GRUBBING - STOCKPILE LOCATION	AC	5.3	\$2,975.00	\$15,767.50	\$2,900.00	\$15,370.00	\$530.00	\$2,809.00
2.	REMOVE EXISTING ASPHALT ROAD	SY	966	\$20.00	\$19,320.00	\$7.00	\$6,762.00	\$2.25	\$2,173.50
3.	EXPORT EXCESS DIRT AND STOCK PILE IN FUTURE PHASE	CY	50886	\$3.75	\$190,822.50	\$3.00	\$152,658.00	\$0.62	\$31,549.32
SUBTOTAL BASE BID SECTION D - OUT OF PHASE - EXCAVATION IMPROVEMENTS					\$225,910.00		\$174,790.00		\$36,531.82
BASE BID SECTION E - SEDIMENTATION POND - EXCAVATION IMPROVEMENTS:									
1.	CLEARING & GRUBBING - SEDIMENTATION POND	AC	2	\$2,975.00	\$5,950.00	\$2,900.00	\$5,800.00	\$3,970.00	\$7,940.00
2.	UNCLASSIFIED EXCAVATION	CY	18499	\$3.20	\$59,196.80	\$2.80	\$51,797.20	\$2.90	\$53,647.10
SUBTOTAL BASE BID SECTION E - SEDIMENTATION POND - EXCAVATION IMPROVEMENTS:					\$65,146.80		\$57,597.20		\$61,587.10
BASE BID SECTION F - MISCELLANEOUS ITEMS:									
1.	PERFORMANCE AND PAYMENT BOND - 100%	LS	1	\$23,790.00	\$23,790.00	\$31,993.80	\$31,993.80	\$33,000.00	\$33,000.00
SUBTOTAL BASE BID SECTION F - MISCELLANEOUS ITEMS:					\$23,790.00		\$31,993.80		\$33,000.00
ALTERNATE ITEMS: ALTERNATE I: RESIDENTIAL - EXCAVATION IMPROVEMENTS									
1.	HAUL OFF STREET EXCAVATION	CY	34750	\$20.00	\$695,000.00	\$70.00	\$2,432,500.00	\$25.00	\$868,750.00
SUBTOTAL ALTERNATE ITEMS: ALTERNATE I: RESIDENTIAL - EXCAVATION IMPROVEMENTS					\$695,000.00		\$2,432,500.00		\$868,750.00

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SEPTEMBER 11, 2026
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				5) CHRIS HARP CONSTRUCTION		6) OBRA RAMOS EXCAVATION, INC.		7) FCS CONSTRUCTION, LP	
NO.	ITEM DESCRIPTION	UNIT	QTY	UNIT COST	TOTAL	UNIT COST	TOTAL	UNIT COST	TOTAL

BID SUMMARY

BASE BID SECTION A - RESIDENTIAL - EXCAVATION IMPROVEMENTS:	\$1,074,523.60	\$1,100,737.40	\$1,198,323.86
BASE BID SECTION B - ARTERIAL - EXCAVATION IMPROVEMENTS:	\$13,761.80	\$12,457.20	\$12,937.18
BASE BID SECTION C - RETENTION PONDS - EXCAVATION IMPROVEMENTS:	\$782,643.60	\$935,015.40	\$980,317.30
BASE BID SECTION D - OUT OF PHASE - EXCAVATION IMPROVEMENTS	\$225,910.00	\$174,790.00	\$36,531.82
BASE BID SECTION E - SEDIMENTATION POND - EXCAVATION IMPROVEMENTS:	\$65,146.80	\$57,597.20	\$61,587.10
BASE BID SECTION F - MISCELLANEOUS ITEMS:	\$23,790.00	\$31,993.80	\$33,000.00
TOTAL AMOUNT BASE BID	\$2,185,775.80	\$2,312,591.00	\$2,322,697.26
ALTERNATE ITEMS:			
ALTERNATE I: RESIDENTIAL - EXCAVATION IMPROVEMENTS	\$695,000.00	\$2,432,500.00	\$868,750.00