



AIA Document G701® – 2017

Change Order

PROJECT: *(Name and address)*
Mansfield ISD 2024 Bond Program A3
Legacy High School Baseball/Softball Turf
& Batting Cages
1263 North Main Street
Mansfield, TX 76063

CONTRACT INFORMATION:
Contract For: General Construction

Date: 05-28-2025

CHANGE ORDER INFORMATION:
Change Order Number: 001

Date: 03-04-2026

OWNER: *(Name and address)*
Mansfield Independent School District
605 E Broad Street
Mansfield, TX 76063

ARCHITECT: *(Name and address)*
Huckabee & Associates Inc.
801 Cherry Street, Suite 500
Fort Worth, Texas 76102

CONTRACTOR: *(Name and address)*
Crossland Construction Company, Inc.
Kansas Corporation
13601 N. Freeway, Suite 130
Fort Worth, TX 76177

THE CONTRACT IS CHANGED AS FOLLOWS:

(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

Final project reconciliation deductive change order.

The original Contract Sum was	\$	5,563,466.00
The net change by previously authorized Change Orders	\$	0.00
The Contract Sum prior to this Change Order was	\$	5,563,466.00
The Contract Sum will be decreased by this Change Order in the amount of	\$	572,566.84
The new Contract Sum including this Change Order will be	\$	4,990,899.16

The Contract Time will be unchanged by Zero (0) days.
The new date of Substantial Completion will be

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the Owner and Contractor, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE ARCHITECT, CONTRACTOR AND OWNER.



ARCHITECT *(Signature)*

BY: Joshua Cogburn, Principal, 28423

(Printed name, title, and license number if required)

03.05.26

Date





CONTRACTOR *(Signature)*

BY: Benita Reed SPM

(Printed name and title)

3/5/26

Date

OWNER *(Signature)*

BY: Dr. Benita Reed

(Printed name and title)

Date



Contingency Requests

	Approved
	Under Review
	Void

MISD Legacy HS BB/SB Renovations

NUMBER	DESCRIPTION	STATUS	ESTIMATED (\$)	PROPOSED (\$)	APPROVED (\$)	APP DAYS
Allowance No. 1 - Owner's Contingency		APPROVED			\$111,269.00	
9001	RFP-1 Legacy Field Prep Revision Credit	APPROVED	\$0.00		-\$62,192.00	
9002	Field Modifications Allowance Reallocation	APPROVED	\$0.00		-\$250,000.00	
9003	Bell Restraints for 8" Water Pipe	APPROVED	\$0.00		\$4,950.75	
9004	Bullpen Subgrade Prep Revision	APPROVED	\$0.00		-\$27,169.00	
9005	Daktronics Scoreboard Credit	APPROVED	\$0.00		-\$2,818.00	
9007	SB Field Mow Curb LF Elevation	APPROVED	\$0.00		\$6,908.00	
9008	Softball Batter's Eye Credit	APPROVED	\$0.00		-\$1,200.00	
9009	Batting Cage Overhead Receptacles	APPROVED	\$0.00		\$3,200.00	
9010	Firelane Rework	APPROVED	\$0.00		\$13,600.00	
9011	Scoreboard Changes	APPROVED	\$0.00		\$7,640.00	
9012	RFI #27 - Dugout Gutters RFI	APPROVED	\$0.00		\$3,550.00	
9015	Baseball Right Field Concrete Removal	APPROVED	\$0.00	\$0.00	\$12,500.00	
9016	RFI#06 Turtle Pad Fencing Legacy	APPROVED	\$0.00	\$0.00	\$1,925.00	
9017	Overhead Door Operator Credit	APPROVED	\$0.00	\$0.00	-\$2,826.00	
9019	Additional Turf Groomer	APPROVED	\$0.00	\$0.00	\$12,500.00	
9022	Chains at Bottom of Nets	APPROVED	\$0.00	\$0.00	\$3,750.00	
TOTALS			\$0.00	\$0.00	-\$275,681.25	0
Owner's Contingency						
REMAINING BALANCE:					\$386,950.25	

NUMBER	DESCRIPTION	STATUS	ESTIMATED (\$)	PROPOSED (\$)	APPROVED (\$)	APP DAYS
Allowance No. 2 - Contractor's Contingency		APPROVED			\$111,269.00	
9014	Structural Stoop at Door Entry	APPROVED	\$0.00	\$0.00	\$1,500.00	
9020	Additional Fencing at Legacy	APPROVED	\$0.00	\$0.00	\$23,045.00	
Contractor's Contingency			\$0.00	\$0.00	\$24,545.00	0
REMAINING BALANCE:					\$86,724.00	

NUMBER	DESCRIPTION	STATUS	ESTIMATED (\$)	PROPOSED (\$)	APPROVED (\$)	APP DAYS
Allowance No. 3 - Project Identification Sign		APPROVED			\$1,500.00	
Project Identification Sign			\$0.00	\$0.00	\$0.00	0
REMAINING BALANCE:					\$1,500.00	

NUMBER	DESCRIPTION	STATUS	ESTIMATED (\$)	PROPOSED (\$)	APPROVED (\$)	APP DAYS
Allowance No. 4 - Post Bid Add #1 Field Mods		APPROVED			\$250,000.00	
9002	Field Modificaitons Allowance Reallocation	APPROVED	\$0.00	\$0.00	\$250,000.00	
Possible Field Modifications			\$0.00	\$0.00	\$250,000.00	0
REMAINING BALANCE:					\$0.00	

NUMBER	DESCRIPTION	STATUS	ESTIMATED (\$)	PROPOSED (\$)	APPROVED (\$)	APP DAYS
Allowance No. 5 - Landscaping & Irrigation		APPROVED			\$25,000.00	

9013	Landscaping and Irrigation Repairs Legacy	APPROVED	\$0.00	\$0.00	\$25,000.00	
Landscaping & Irrigation			\$0.00	\$0.00	\$25,000.00	0
REMAINING BALANCE:					\$0.00	

NUMBER	DESCRIPTION	STATUS	ESTIMATED (\$)	PROPOSED (\$)	APPROVED (\$)	APP DAYS
	Allowance No. 6 - Structural & Misc Steel	APPROVED			\$5,000.00	
Landscaping & Irrigation			\$0.00	\$0.00	\$0.00	0
REMAINING BALANCE:					\$5,000.00	

TOTAL REMAINING ALLOWANCE BALANCE:

\$480,174.25

Additional Savings Items

Remaining General Requirements	\$	42,122.22
Construction Phase Fee Reconciliation	\$	17,178.00
Buyout Savings	\$	27,492.37
Erosion Control	\$	5,600.00
Total:	\$	92,392.59

Total Project Reconciliation Deductive CO:

\$572,566.84

Allowance Expenditure/ Reconciliation Authorization Form



Mansfield Independent School District
2024 Bond Program

AERA# 1

Owner's Allowance

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: July 16, 2025
School Name: Legacy HS 8B & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

NOTE: This form is to be used to request authorization to perform contractually designed allowance work only. Any remaining balance will be returned to the Owner by Deductive Change Order at contract close out.

Description of Allowance Work:

PCE 02: An allowance in the amount of \$250,000 was included in the GMP to cover potential added cost from the analysis and recommendations of the site-specific report issued Post-Bid. The actual cost of work resulted in a savings to the Mansfield ISD in the amount of \$250,000.00 and therefore, these funds will be reallocated to the Owner's Contingency.

Original Owner's Allowance Amount per contract: \$ 250,000.00

(Adjustments to Owner's Allowances)

Net Change by previous Adjustments to Allowance: \$ -
Total New A.E.R.A. amount (this allowance change request): \$ 250,000.00

Balance of Owner's Allowance Amount: \$ -

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this A.E.R.A.

Bruce Morris 24/07/2025
Bruce Morris (July 24, 2025 14:03:34 CDT) Date
Huckabee - Construction Observer

Cameron Boudreaux 24/07/2025
Cameron Boudreaux (July 24, 2025 14:21:04 CDT) Date
General Contractor

Lacy Beckler 23/07/2025
Lacy Beckler (July 23, 2025 14:22:54 CDT) Date
Mansfield ISD - Project Manager

[Signature] 24/07/2025
Date
Mansfield ISD - Bond Program Manager

Jeffrey Brogden 23/07/2025
Date
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

07/07/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 002** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

Field Modifications Allowance Reallocation

1. Reallocating the field modifications allowance at legacy into Owner's Contingency.

After review of this change by Crossland and our Subcontractors, we find the total **CREDIT** to be **(\$0.00) (Zero Dollars and 0/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Bailey McDonald
Crossland Construction Co
7/10/2025
Date

Bruce Morris
Recommended by: Huckabee
07/15/2025
Date

LBO
Approved by: Mansfield ISD
7/14/25
Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: We are reallocating the \$250,000 possible field modifications allowance into owner's contingency resulting in a zero dollar change.

Allowance Expenditure/ Reconciliation Authorization Form



Mansfield Independent School District
2024 Bond Program

AERA # 2

Owner's Allowance (Irrigation)

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: December 12, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

NOTE: This form is to be used to request authorization to perform contractually designed allowance work only. Any remaining balance will be returned to the Owner by Deductive Change Order at contract close out.

Description of Allowance Work:

Provide material, labor, and equipment to repair the sod and irrigation at Legacy High School.

Original Owner's Allowance Amount per contract: \$ 25,000.00

(Adjustments to Owner's Allowances)

Net Change by previous Adjustments to Allowance: \$ -
 Total New A.E.R.A. amount (this allowance change request): \$ 25,000.00

Balance of Owner's Allowance Amount: \$ -

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this A.E.R.A.

Bruce Morris Date Dec 15, 2025
Bruce Morris (Dec 15, 2025 09:25 CST)
 Huckabee - Construction Observer

[Signature] Date Dec 12, 2025
Bruce McDonald (Dec 12, 2025 17:32:01 CST)
 General Contractor

[Signature] Date Dec 15, 2025
Lacy Beckler (Dec 15, 2025 09:16:32 CST)
 Mansfield ISD - Project Manager

[Signature] Date Dec 15, 2025
 Mansfield ISD - Bond Program Manager

Jeffrey Brogdon Date Dec 15, 2025
 Mansfield ISD
 Ass. Superintendent of Facilities & Bond Programs



13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

12/10/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 013** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

Legacy Sod & Irrigation Repairs

1. Provide material, labor and equipment to repair the Sod and Irrigation at Legacy.

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be **(\$25,000) (Twenty-Five Thousand Dollars and 0/100 Cents)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Bailey McDonald

Crossland Construction Co

Recommended by: Huckabee

Approved by: Mansfield ISD

12/10/2025

Date

Date

Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: This Contingency Expenditure is for Crossland to Repair the Irrigation and Sod at Legacy High School. We are utilizing the full Landscaping and Irrigation Allowance of \$25,000.



Superscapes Inc.
 1500 Capital Drive.
 Carrollton, TX 75006
 Office 972.712.0353
 Fax 972.668.5604

BID PROPOSAL - Sod and Irrigation Repair
 12/3/2025

Bid Name: Legacy High School
 Plan Date: Field Request
 Location: Mansfield, TX 76063

<u>Qty.</u>	<u>Unit</u>	<u>Landscape Items</u>	<u>Unit Material Cost</u>	<u>Unit Labor Cost</u>	<u>Unit Cost</u>	<u>Total Cost</u>
85,514	SF	Sod - Bermuda Grass	\$0.30	\$0.37	\$0.67	\$57,294.38
1	LS	Mobilization / Delivery Fees	\$2,005.31	-	\$2,005.31	\$2,005.31
						\$59,299.69
<u>Irrigation Items</u>						
1	LS	Irrigation System Repair Budget	\$26,055.06	\$31,845.07	\$57,900.13	\$57,900.13
1	LS	Mobilization / Delivery Fees	\$2,026.51	-	\$2,026.51	\$2,026.51
						\$59,926.64

Sub-Total: \$119,226.33
Sales Tax: \$0.00
Base Bid Total: \$119,226.33

Bond Rate is 3% resulting in \$3,576.79

Total Cost is \$122,803.12

Project Specific Notes:

- Proposal excludes anything not specifically listed above.

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 1

Construction Manager at Risk's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: January 9, 2026
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/>	Error or Omission	Name of Requester: <u>Lacy Beckler</u>
<input type="checkbox"/>	Unknown / Unforeseen Conditions	
<input type="checkbox"/>	Owner Requested Change	
<input checked="" type="checkbox"/>	Other (specify)	
		Reason: <u>Replacement of Struc. Stoop</u>

Description of Change:

Provide labor, Materla, and equipment to install structural stoop that was torn out during demolition

Original Contractor's Contingency Amount per cc	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
(Adjustments to Contractor's Contingency)	
Net Change by previously authorized CAEA's:	\$ -
Total Amount of this CAEA:	\$ 1,500.00
Balance of Contractor's Contingency Amount:	\$ 109,769.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris
Bruce Morris (Jan 20, 2026 10:30:00 CST)
Date Jan 20, 2026
Huckabee - Construction Observer

R
Randy Stewart (Jan 09, 2026 10:00:00 CST)
Date Jan 9, 2026
General Contractor

Lacy Beckler
Lacy Beckler (Jan 20, 2026 10:36:55 CST)
Date Jan 20, 2026
Mansfield ISD - Project Manager

[Signature]
[Signature]
Date Jan 22, 2026
Mansfield ISD - Bond Program Manager

[Signature]
Jeffrey Brogden (Jan 22, 2026 11:50:41 CST)
Date Jan 22, 2026
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

Date: 12/17/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 14** for Mansfield ISD **Legacy BB/SB Field Renovations:**

Pricing for this proposed expenditure consist of the following:

PCO#014 Structural Stoop

1. Provide material, labor and equipment to install a structural stoop at the door entrance.

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be **(\$1,500.00) (One Thousand Five Hundred Dollars and 00/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- Contractor's Contingency Acknowledgement
- Owner's Contingency Approval
- Allowance:

This change approved by:

Bailey McDonald
Crossland Construction Co

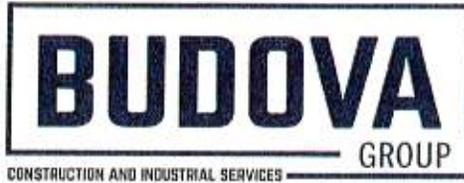
12/17/2025
Date

Recommended by: Huckabee

Date


Approved by: Mansfield ISD

Date



CHANGE ORDER

PROJECT: <i>(name and address)</i> Mansfield Legacy BB-SB	CONTRACT INFORMATION: Contract For: CIP Concrete Date: 07/04/2025	CHANGE ORDER INFORMATION: Change Order Number: 007 Date: 12/16/25
GENERAL CONTRACTOR: <i>(name and address)</i> Crossland Construction, Inc 13601 North Freeway, STE 130 Fort Worth, TX 76177	TRADE PARTNER: <i>(name and address)</i> Budova Group, LLC PO BOX 464 Haslet, TX 76052	

THE CONTRACT IS CHANGED AS FOLLOWS:
(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

Structural Stoop per detail provided by CCC.
Material: \$608 (additional concrete, rebar, dowels, void form, and expansion board)
Labor: \$892 (excavation, forming, and rebar labor)

The original (Contract Sum) (Guaranteed Maximum Price) was	\$ 443,200.00
The net change by previously authorized Change Orders	\$ 27,061.00
The (Contract Sum) (Guaranteed Maximum Price) prior to this Change Order was	\$ 470,261.00
The (Contract Sum) (Guaranteed Maximum Price) will be (increased) (decreased) (unchanged) by this Change Order in the amount of	\$ 1,500.00
The new (Contract Sum) (Guaranteed Maximum Price), including this Change Order, will	\$ 471,761.00
be The Contract Time will be (increased) (decreased) (unchanged) by	0 days.
The new date of Substantial Completion will be	

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the General Contractor and Trade Partner, in which case a Change Order is executed to supersede the Construction Change Directive.

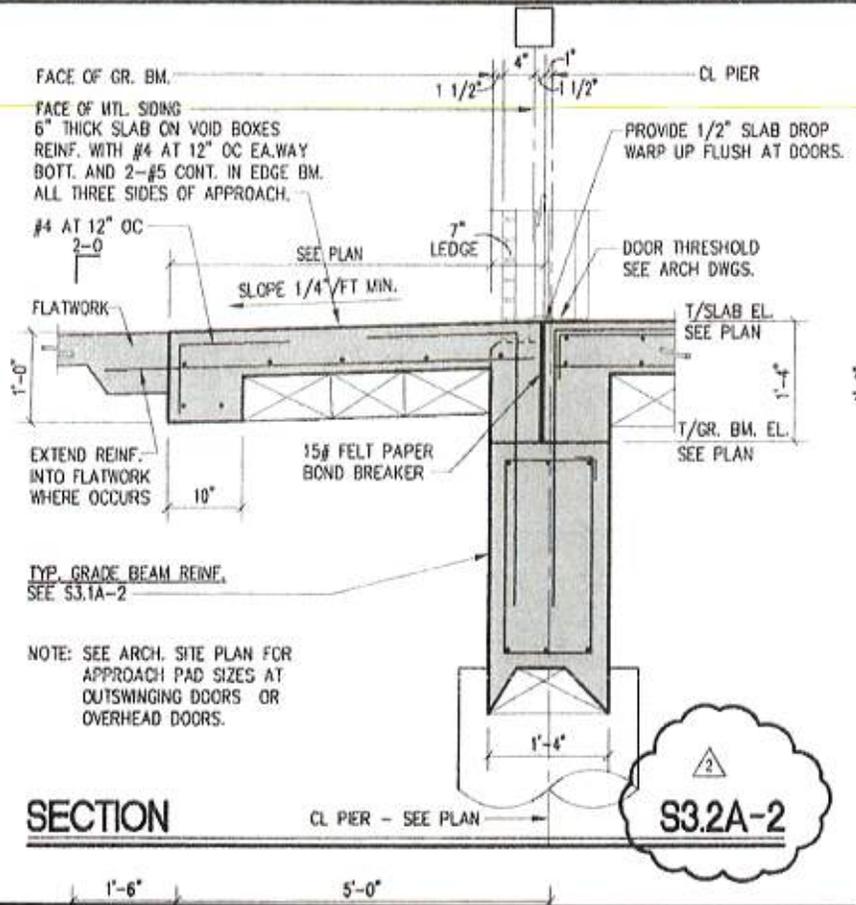
NOT VALID UNTIL SIGNED BY THE GENERAL CONTRACTOR AND TRADE PARTNER.

Budova Group, LLC
TRADE PARTNER *(Firm name)*

Crossland Construction, Inc
GENERAL CONTRACTOR *(Firm name)*

SIGNATURE
Grant Kopycinski, President
PRINTED NAME AND TITLE

SIGNATURE
PRINTED NAME AND TITLE



Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 2

Construction Manager at Risk's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: January 28, 2026
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/> Error or Omission <input type="checkbox"/> Unknown / Unforeseen Conditions <input type="checkbox"/> Owner Requested Change <input checked="" type="checkbox"/> Other (specify)	Name of Requester: Lacy Beckler Reason: Fencing
--	--

Description of Change:

Labor, Material, and equipment to install the additional fencing at Legacy. Missed Scope.

Original Contractor's Contingency Amount per cc	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00

(Adjustments to Contractor's Contingency)

Net Change by previously authorized CAEA's:	\$ 1,500.00
Total Amount of this CAEA:	\$ 23,045.00

Balance of Contractor's Contingency Amount:	\$ 86,724.00
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Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Jan 29, 2026
Bruce Morris (Jan 29, 2026 16:06:43 CST)
 Huckabee - Construction Observer

Bailey McDonald Date Jan 29, 2026
Bailey McDonald (Jan 29, 2026 07:42:00 CST)
 General Contractor

Lacy Beckler Date Jan 29, 2026
Lacy Beckler (Jan 29, 2026 20:02:16 CST)
 Mansfield ISD - Project Manager

Jeffrey Brogden Date Feb 2, 2026
Jeffrey Brogden (Feb 2, 2026 07:41:23 CST)
 Mansfield ISD - Bond Program Manager

Jeffrey Brogden Date Feb 2, 2026
Jeffrey Brogden (Feb 2, 2026 07:41:23 CST)
 Mansfield ISD
 Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

Date: 1/28/2026

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 20** for Mansfield ISD **Legacy BB/SB Field Renovations:**

Pricing for this proposed expenditure consist of the following:

PCO#020 Additional Fencing

1. Labor, material & equipment to provide and install the additional fencing at Legacy.

After review of this change by Crossland and our Subcontractors, we find the total **Add** to be **(\$23,045.00) (Twenty Three Thousand Forty Five Dollars and 00/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Bailey McDonald

Crossland Construction Co

Recommended by: Huckabee

Approved by: Mansfield ISD

1/28/2026

Date

Date

Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: This PCO for fencing is based off the walk we had at Legacy and will be coming from contractor's contingency.



Change Order Request due to Unforeseen Change Order

Date: 1/28/2026
Owner: Mansfield ISD
Contact: Cameron Boudreaux

Project: Mansfield ISD – Legacy HS
Address: 1263 North Main Street, Mansfield, TX 76063

SCOPE OF WORK : Additional Fence

PSC to install 165 LF of 6' black vinyl coated chain link with 3" terminal post, 2-3/8" line post, 3 each 1-5/8" top rail. All post to be plated with 10"x10"x3/4" plates anchored with 5/8"x9" anchors and Hit-HY200 adhesive. Install 125 LF of 6' galvanized chain link with 3" terminal post, 2-3/8" line post, 1-5/8" top rail and one (1) 6'x6' single galvanized gate.

Total Cost: \$23,045.00

Material: \$12,570.00

Labor: \$8,380.00

OH&P: \$2,095.00

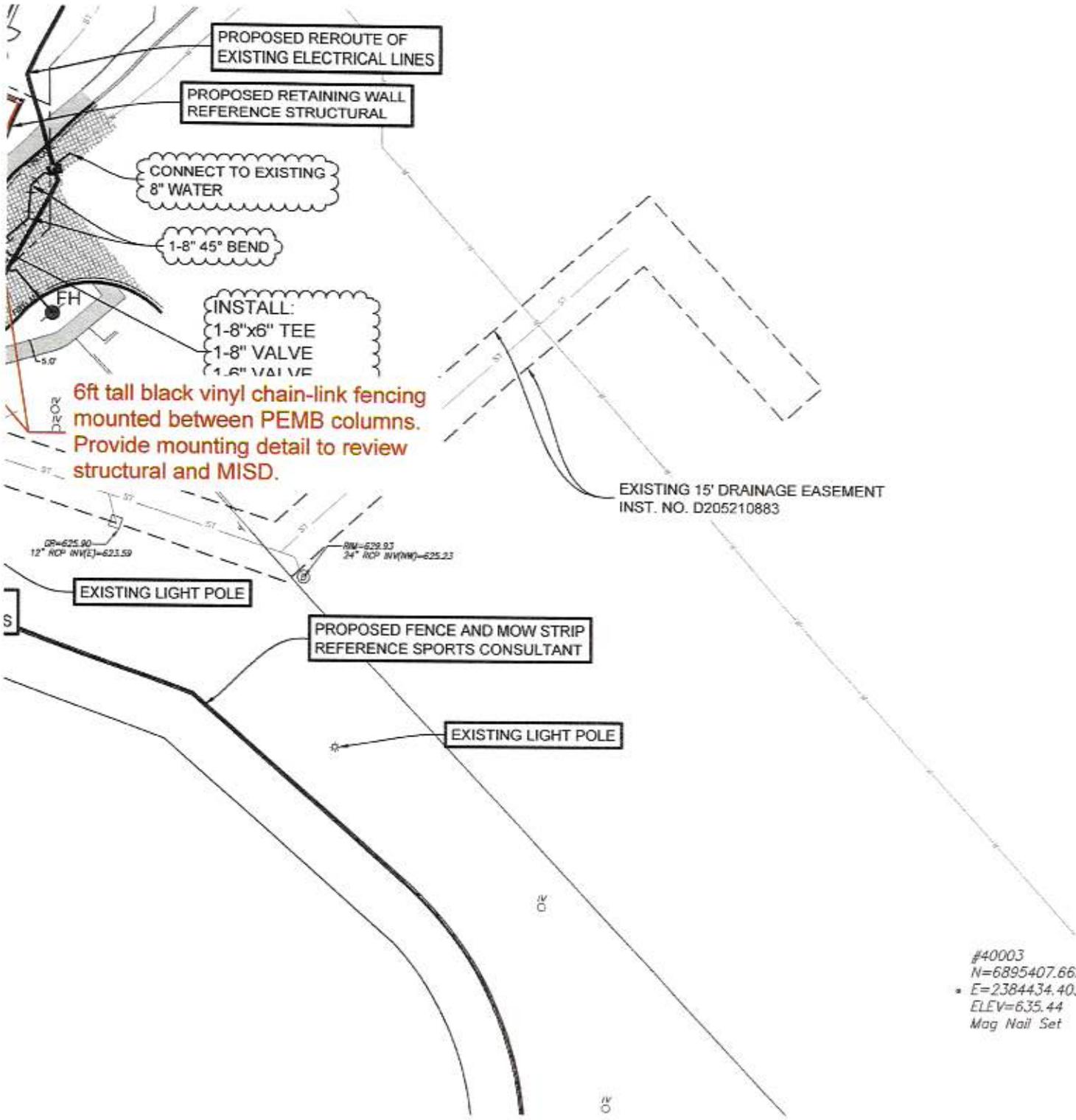
EXCLUSIONS

1. Sales Taxes
2. Liquidated Damages
3. Payment and performance bond fees (see add above)
4. Demolition and earthwork (outside of work listed above)
5. Subgrade stabilization
6. Locating and marking of any underground
7. All concrete including but not limited to mow curbs, aprons, retaining walls, fence curbs, etc.
8. Backstop walls and netting
9. Fencing
10. Bleachers
11. Dugouts
12. Scoreboards
13. All sports equipment not specifically noted above
14. New irrigation systems
15. New utilities or water lines
16. Rock excavation
17. Lighting
18. Electrical

Office Address
5001 Saunders Rd
Fort Worth, TX 76119

Website
paragon-sports.com

Office Number
817.916.5000



PROPOSED REROUTE OF EXISTING ELECTRICAL LINES

PROPOSED RETAINING WALL REFERENCE STRUCTURAL

CONNECT TO EXISTING 8" WATER

1-8" 45° BEND

INSTALL:
1-8"x6" TEE
1-8" VALVE
1.5" VALVE

6ft tall black vinyl chain-link fencing mounted between PEMB columns. Provide mounting detail to review structural and MISD.

EXISTING 15' DRAINAGE EASEMENT INST. NO. D205210883

EXISTING LIGHT POLE

PROPOSED FENCE AND MOW STRIP REFERENCE SPORTS CONSULTANT

EXISTING LIGHT POLE

#40003
N=6895407.6650
E=2384434.4030
ELEV=6.35.44
Mag Nail Set

RFI detail

#31 Batting Cage Fencing Adds



Status	Closed
Created on	Jan 19, 2026 by Isaac George (Crossland Construction Company)
RFI type	RFI COORDINATOR WORKFLOW
Ball in court	Isaac George (Crossland Construction Company)
Answered	Jan 27, 2026 by Alex Green (Huckabee)

Question

At Legacy HS Softball Batting Cage, we are adding fencing around the batting cage. There is mentions of mounting it to the slab and not installing it within a mow curb. Please advise with the anchor length and epoxy that shall be used for the surface mounted post back to the existing slab. Additionally, there's mention of running the fencing between the PEMB columns. Please confirm we are to terminate the fencing post at each PEMB base plate and surface mount the post similar to how we are installing the center post between PEMB columns.

Official response

Structural CA (IEG): Please see attached structural response. This response is not an approval of any increase in construction cost or schedule.

StructuralCA - Anna Vaughan, on behalf of Ali Sayah, PE
F-5923 | F-1252

By Alex Green (Huckabee) - Jan 27, 2026, 5:22 PM CST

Official response attachments

RFI 31 RESPONSE.PDF, Jan 27, 2026, 4:49 PM CST

References and Attachments

Files (1)

- RFI - 31 Batting Cage Fencing Add.png

Impact

Cost impact -

Schedule impact -

Other attributes

Priority High

Discipline -

Category -

Location -

Location details -

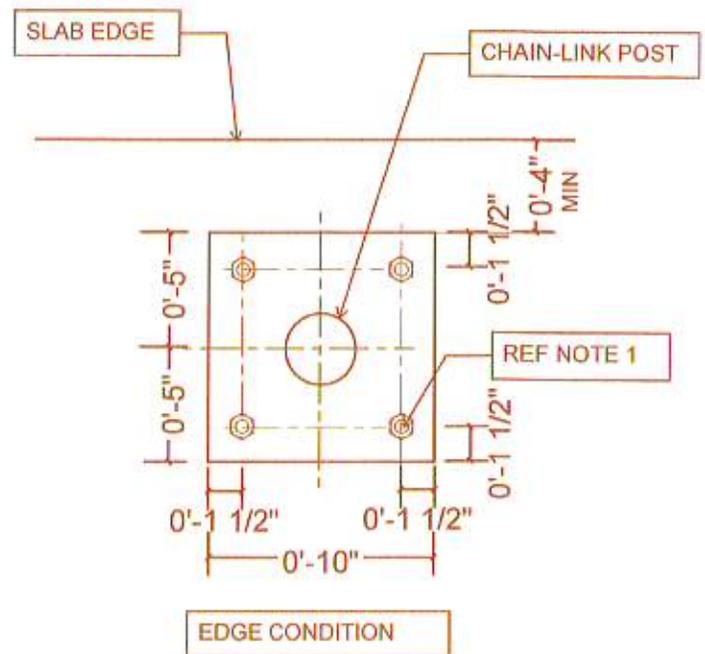
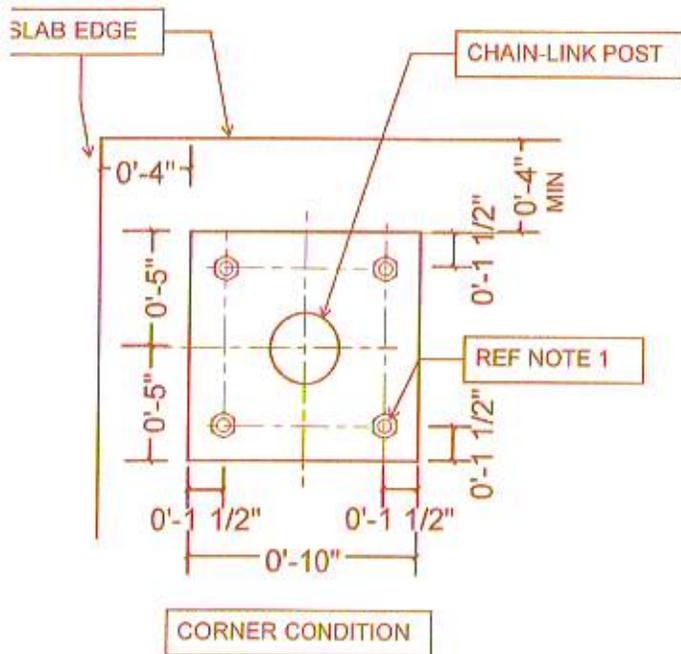
External ID -

Co-reviewer(s) -

Comments

By **At**

No comments were added to this RFI.



NOTES:

1 - PROVIDE (4) 5/8" DIA POST-INSTALLED HAS RODS ADHESIVE ANCHORS WITH MINIMUM 6" EFFECTIVE EMBEDMENT DEPTH. ADHESIVE SHALL BE HILTI HIT-HY 200-R V3 OR EQUAL.

2 - PROVIDE 3/4" THICK BASE PLATE.

3- EXSITING SLAB REINFORCING STEEL, EMBEDDED ITEMS, AND UTILITIES SHALL NOT BE CUT OR DAMAGED. CONTRACTOR SHALL SCAN THE CONCRETE TO LOCATE REINFORCEMENT AND EMBEDDED ITEMS AT EACH BASE PLATE LOCATION PRIOR TO DRILLING. ANCHOR LOCATIONS SHALL BE ADJUSTED IN THE FIELD AS REQUIRED TO AVOID CONFLICTS, WITHIN THE TOLERANCES ALLOWED BY THE BASE PLATE HOLES. IF CONFLICTS CANNOT BE RESOLVED BY MINOR RELOCATION, DRILLING SHALL STOP AND THE ENGINEER OF RECORD SHALL BE NOTIFIED FOR DISPOSITION.

4- PRIOR TO FABRICATION, CONTRACTOR SHALL VERIFY THE SIZE AND LOCATION OF EXISTING METAL BUILDING COLUMNS AND COLUMN BASE PLATES. CONTRACTOR SHALL ADJUST THE LOCATION OF NEW FENCE POST BASE PLATES AS REQUIRED TO AVOID CONFLICTS WITH EXISTING COLUMNS AND COLUMN BASE PLATES.

5- SPACING OF POSTS SHALL BE 10' MAXIMUM.

6- PROVIDE (3) POSTS MINIMUM BETWEEN EACH PAIR OF MAIN METAL BUILDING FRAME COLUMNS. FENCE SHALL TERMINATE BETWEEN MAIN FRAME COLUMNS AS SHOWN.

7- FENCE SHALL BE CONTINUOUS ALONG THE WIND COLUMN SIDE AND SHALL BE INSTALLED BEHIND THE COLUMNS. PROVIDE BASE PLATES WITH MINIMUM 4" CLEAR DISTANCE FROM EDGE OF EXISTING CONCRETE.

8- POSTS AND BASE PLATES SHALL BE NON-GALVANIZED AND PAINTED PER ARCHITECTURAL REQUIREMENTS.

9- POST-INSTALLED ADHESIVE ANCHORS SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S WRITTEN INSTRUCTIONS AND ICC-ES EVALUATION REPORT. DRILL HOLE DIAMETER, HOLE CLEANING, ADHESIVE DISPENSING, INSERTION, AND CURE TIMES SHALL COMPLY WITH THE REPORT AND MANUFACTURER REQUIREMENTS.

10- FOR POSTS INSTALLED ADJACENT TO METAL BUILDING COLUMNS, MAXIMUM CLEAR SPACING BETWEEN FENCE POSTS AND ADJACENT METAL BUILDING COLUMNS SHALL BE 6" OR AS REQUIRED BY ARCH TO MAINTAIN SAFETY ENCLOSURE CONTINUITY.

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA# 1

Owner's Contingency

To be completed separately for each school / facility within the construction contract.

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: July 23, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

Reason for Change:

- Error or Omission
- Unknown / Unforeseen Conditions
- Owner Requested Change
- Other (specify) _____

Name of Requester: _____
Reason: _____

Description of Change:

PCE 01: Revised subgrade treatment for the baseball and softball fields in accordance with field specific geotechnical report ADA25-013-03 prepared by Raba Kistner dated 06/19/2025.

During the Design and Bidding phases, soil sampling could not be performed due to ongoing baseball and softball field activities through the end of May 2025. Therefore, the design team utilized the geotechnical report previously generated for the adjacent football field turf replacement project in order to provide field subgrade preparation requirements for bidding purposes, knowing a site-specific report would be provided at a later date. An allowance in the amount of \$250,000 was included in the GMP to cover potential added cost as a result of the geotechnical engineers' findings and recommendations. Site-specific report ADA25-013-03 received on June 19, 2025, modified the field prep requirements included in the bid docs. These modification reduced the amount of subgrade preparation to both fields being lime treated to a depth of 6" resulting in a credit to the owner. The geotechnical engineer's revised field preparation recommendations are imperative to mitigate the likelihood of soil movement on the baseball and softball fields. The unused \$250,000 from the Subgrade Field Prep allowance will be reallocated to owner's contingency by separate AERA.

Original Owner's Contingency Amount per contract:	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00

(Adjustments to Owner's Contingency)

Net Change by previously authorized CAEA's:	\$ -
Total Amount of this CAEA:	\$ (62,192.75)

Balance of Owner's Contingency Amount:	\$ 173,461.75
---	----------------------

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date 07/23/25
Bruce Morris (11/25, 2025 17:44:38 CDT)
Huckabee - Construction Observer

Cameron Boudreaux Date 07/24/25
Cameron Boudreaux (11/24, 2025 09:32:01)
General Contractor

Lacy Beckler Date 07/25/25
Lacy Beckler (Jul 25, 2025 15:20:19 CDT)
Mansfield ISD - Project Manager

[Signature] Date 07/23/25
Mansfield ISD - Bond Program Manager

Jeffrey Brogden Date 07/24/25
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

07/10/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 001** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

RFP-1 Legacy Field Preparation Revision

1. Provide material, labor and equipment to prepare the subgrade per REP-1

After review of this change by Crossland and our Subcontractors, we find the total **CREDIT** to be **(-\$62,192.75) (Sixty-Two Thousand One Hundred Ninety-Two Dollars and 75/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Bailey McDonald
Crossland Construction Co

7/10/2025
Date

Bruce Morris
Recommended by: Huckabee

07/15/2025
Date

LaBel
Approved by: Mansfield ISD

7/14/25
Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: In accordance with RFP-1, we are proposing a credit for the Legacy SB/BB field subgrade preparation to be allocated to Owner's Contingency. This is derived from the removal of Moisture Conditioning and Lime Stabilization.



Address: 2507 Interstate Highway 30 East
Greenville, TX 75402

General Contractor: Crossland Construction Company
Project: Mansfield ISD - Legacy High School Baseball & Softball Renovations
Location: Mansfield, Texas
Date: Thursday, July 10, 2025

SCOPE RFP #1 - REVISED FIELD PREPARATION

ITEM	DESCRIPTION	TOTAL	UNIT	QUANTITY	UNIT PRICE	TOTAL
1	ADDITIONAL SITE EXCAVATION		CY	3,007	\$ 3.00	\$ 9,021.00
2	ADDITIONAL EXPORT		CY	1,851	\$ 16.00	\$ 29,616.00
3	PROOF ROLL FIELD SUBGRADE		BY	16,033	\$ 0.25	\$ 4,008.25
4	IMPORT AND PLACE 6" OF SELECT FILL OVER FIELD SUBGRADE STOPPING AT EDGE OF FIELD		CY	3,557	\$ 33.00	\$ 117,381.00
5	CREDIT FOR MOISTURE CONDITIONING AT FIELDS		CY	14,300	\$ (1.89)	\$ (27,122.00)
6	CREDIT FOR EXCESS DEBT FROM SWELL FROM MOISTURE CONDITIONING		CY	1,288	\$ (17.00)	\$ (21,896.00)
7	CREDIT FOR LIVE STAKE ZONE AT FIELDS		SF	19,000	\$ (8.84)	\$ (168,772.00)
8	CO TOTAL	-\$62,192.00				\$ (62,192.75)

Garrett Yates

Garrett Yates



MORE THAN ARCHITECTS

PRICE REQUEST (RFP)

NO. 001

PROJECT NAME: Legacy HS BB/SB Renovations

CLIENT NAME: Mansfield ISD

LOCATION: Mansfield, Texas

PROJECT NUMBER: 01885-06-02

ISSUE DATE: 06.20.2025

SUMMARY OF CHANGES:

Issue Raba Kistner's Geotech report specific to the baseball and softball fields. Also included is a summary of the recommendations provided by Raba Kistner.

UPDATED DOCUMENTS ATTACHED:

Project Manual:	Geotechnical Report
Civil Sheets:	--
Landscape Sheets:	--
Structural Sheets:	--
Architectural Sheets:	--
Foodservice Sheets:	--
Plumbing Sheets:	--
Mechanical Sheets:	--
Electrical Sheets:	--
Technology Sheets:	--

Huckabee

AUSTIN • DALLAS • FORT WORTH • HOUSTON • WACO
www.huckabee-inc.com

Project Name: Legacy High School BB/SB Renovations
Client: Mansfield ISD
Mansfield, Texas
Project Number: 01885-06-02



06.20.25

ARCHITECTURAL ITEMS FOR RFP NO. 001

NOTICE TO PROPOSERS:

- A. This RFP shall be considered part of the contract documents for the above-mentioned project as though it had been issued at the same time and incorporated integrally therewith. Where provisions of the following supplementary data differ from those of the original contract documents, this RFP shall govern and take precedence.
- B. Upon owner acceptance of the pricing, this RFP shall be considered part of the contract documents for the above-mentioned project as though it had been issued at the same time and incorporated integrally therewith. Where provisions of the following supplementary data differ from those of the original contract documents, this RFP shall govern and take precedence.

REFERENCE IS MADE TO THE DRAWINGS AND THE MANUAL PROJECT AS NOTED:

PROJECT MANUAL:

RFP 001, Arch Item 1: To the Project Manual, Section 00 3132, "GEOTECHNICAL DATA,"

- 1) Add Geotechnical Report (ADA25-013-03) by Raba Kistner to the project manual. This report provides specific recommendations for prep of the baseball and softball fields.

END OF ARCHITECTURAL RFP

Huckabee

Architectural Items For
RFP No. 001
Page 1 of 1

Project Location	Water Injection	Chemical Injection	Lime Treatment	Select Fill Cap
Mansfield High School	10 ft	10 ft near existing structures	6 inches	
Summit High School		15 ft		6 inches
Legacy High School				6 inches
Lake Ridge High School		15 ft	6 inches	
Timberview High School		15 ft	6 inches	

Notes:

1. No injection in the active earth pressure zone of retaining walls.
2. At MISD's discretion, the Timberview baseball field will not undergo chemical injection treatment. However, the upper 6 inches of the baseball field will be lime treated.



GEOTECHNICAL ENGINEERING REPORT

FOR

**BASEBALL AND SOFTBALL FIELDS
LEGACY HIGH SCHOOL
MANSFIELD, TEXAS
ADA25-013-03**



4407 N. Beltwood, Suite 102
Dallas, Texas 75244
www.rkci.com

P 214.393.9022
TBPE Firm F-3257

Project No. ADA25-013-03
June 19, 2025

Ms. Lacy Beckler
Bond Project Manager
Mansfield Independent School District (MISD)
MISD Maintenance Complex
203 Hillcrest Street, Suite 111
Mansfield, Texas 76063

**RE: Geotechnical Engineering Report
Baseball and Softball Fields
Legacy High School
1263 N Main Street
Mansfield, Texas 76063**

Dear Ms. Beckler:

RABA KISTNER, Inc. (RKI) is pleased to submit the report of our Geotechnical Engineering Study for the above-referenced project. This study was performed in accordance with **RKI Proposal No. PDA25-020-00**, dated April 21, 2025, and the Purchase Order Number 9582500242.

The purpose of this study was to drill and sample borings, perform laboratory tests on selected samples, and prepare an engineering report presenting geotechnical engineering recommendations for the design and construction of the project.

We appreciate the opportunity to be of service to you on this project. Please call us if you have any questions about the information presented in this report.

Very truly yours,

RABA KISTNER, INC.

Shafquat Alam, E.I.T.
Graduate Engineer



Segu Ifham, P.E.
Senior Principal Engineer

6/19/2025

GEOTECHNICAL ENGINEERING STUDY

For

**BASEBALL AND SOFTBALL FIELDS
LEGACY HIGH SCHOOL
1263 N MAIN STREET
MANSFIELD, TEXAS 76063**

Prepared for

MANSFIELD INDEPENDENT SCHOOL DISTRICT
Mansfield, Texas

Prepared by

RABA KISTNER, INC.
Dallas, Texas

PROJECT NO. ADA25-013-03

June 19, 2025

R A B A K I S T N E R

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PROJECT DESCRIPTION 1
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 DRILLING AND SAMPLING..... 2
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 PERMEABILITY 4
 GROUND PREPARATION 4
 SELECT FILL CAP 5

APPENDICES

- Appendix A – Plans*
- Appendix B – Boring Logs*
- Appendix C – Laboratory Test Results*

INTRODUCTION

RABA KISTNER, Inc. (RKI) has completed a geotechnical study for the proposed baseball and softball field improvement project at Legacy High School in Mansfield, Texas. This report briefly describes the exploration procedures utilized in this study and presents our findings and recommendations for the project.

PROJECT DESCRIPTION

The project site is located at the existing Legacy High School at 1263 N Main Street in Mansfield, Texas. The approximate location of the project site is shown in Figure A-1, Site Location Map.

The project will consist of replacing the existing natural grass baseball and softball fields with artificial turf.

SCOPE OF SERVICES

Our scope of services includes:

- Drilling and sampling four borings,
- Performing laboratory testing on selected samples, and
- Providing geotechnical engineering recommendations for designing and constructing the proposed fields.

LIMITATIONS

This engineering report has been prepared in accordance with accepted geotechnical engineering practices in the region of North Texas for the CLIENT and its representatives' design purposes. This report may not contain sufficient information for other parties or other uses. This report is not intended for use in determining construction means and methods. Any party that relies on the information presented in this report must read the entire report. The text and attachments must not be used separately.

The recommendations submitted in this report are based on the data obtained from a limited number of discrete exploration points and our understanding of the project. If the project information described in this report is incorrect, is altered, if new information is available, or if final profile elevations are different from existing grades by 2 feet, we should be retained to review and modify our recommendations.

This report may not reflect the actual variations of the subsurface conditions across the site. The nature and extent of variations across the site may not become evident until construction commences. The construction process itself may also alter subsurface conditions. If variations appear evident at the time of construction, it may be necessary to reevaluate our recommendations.

Our services do not include an environmental assessment of the air, soil, rock, or water conditions on or adjacent to the site. Therefore, no environmental opinions are presented in this report. In addition, RKI's scope of services does not include the investigation, detection, or design related to the prevention of any

biological pollutants. The term "biological pollutants" includes, but is not limited to, mold, fungi, spores, bacteria, viruses, and the byproduct of any such biological organisms.

SITE EXPLORATION AND LABORATORY TESTING

DRILLING AND SAMPLING

Subsurface conditions at the site were explored by advancing four borings to a depth of 10 feet below the existing grade, one boring in the infield and one boring in the center field for both baseball and softball fields. The locations of the borings were measured using a hand-held, recreational-grade GPS device. The approximate locations of the borings are shown in Figure A-2, Boring Location Map.

Soil samples were collected using tube samplers. Soil samples were visually classified and sealed in plastic bags to prevent moisture loss during their transfer to the laboratory.

Upon completion of drilling, the borings were backfilled with soil cuttings. The logs of the borings are presented in Figures B-1 through B-4. Keys to the terms and symbols used on the boring logs are presented in Figures B-5 through B-7.

LABORATORY TESTING

The samples were visually classified in the laboratory to confirm the field classification. We performed the following tests on selected samples.

- Moisture content,
- Atterberg limits,
- Percent passing No. 200 sieve,
- Overburden swell,
- Soluble sulfate content, and
- Gradation and hydrometer test.

The results of the index tests and strength are presented in the Logs of the Boring in Appendix B and summarized in Appendix C. The results of gradation tests are graphically presented in Appendix C. The results of the sulfate tests and swell tests are presented below:

Table 1: Results of Soluble Sulfate Tests

Boring No.	Depth (ft.)	Soluble Sulfate Concentration (ppm)
B-9	0 to 2	4907
B-10	0 to 2	653
B-12	0 to 2	893

Table 2: Results of Swell Tests

Boring No.	Depth (ft.)	Initial Moisture	Final Moisture	Swell (%)
B-9	2 to 4	20.5	21.9	0.4
B-10	8 to 10	18.4	20.0	0.5
B-11	4 to 6	15.4	16.5	0.8
B-12	6 to 8	17.3	17.8	0.2

GENERAL SUBSURFACE CONDITIONS

GEOLOGY

According to published geologic maps, the site is situated in the Woodbine Formation of the Late Cretaceous Age.

The Woodbine is a series of ferruginous, argillaceous sands, laminated clays (some of which are bituminous), ironstone, and some gravel. Historically, the Woodbine is a member of the "upper" or Gulf Series of the Cretaceous age. The depositional pattern of the soil is characteristic of a high-destructive deltaic system.

As a result of this geological activity, the Woodbine Formation is a heterogeneous admixture of materials ranging from highly active clays, through sandy clays and silts, to sand and gravel. Large masses of very hard sandstone occur locally and are commonly referred to as boulders. Relatively firm shales are often encountered at varying depths below the surface. Additionally, the type of material encountered may vary widely over very short distances both laterally and vertically. Sand layers and lenses which are found throughout the formation tend to serve as aquifers for subsurface runoff. Therefore, groundwater may be encountered on a seasonal basis.

STRATIGRAPHY

The native soils at the site generally consisted of reddish-brown to brown clayey sand.

The boring logs should be consulted for detailed stratigraphy at the individual boring locations. The lines dividing the subsurface soils and rocks represent the approximate boundaries of the adjacent strata. The transition between layers may be gradual and indistinct. Each stratum has been designated by grouping samples with similar physical and engineering characteristics.

The information presented in the boring logs describes the subsurface conditions only at the specific boring locations and when sampling was conducted. The stratification presented on the boring logs, or described herein, is for use by RKI in its analyses and should not be used as the basis of design or construction cost estimates without realizing that there can be variation from that shown or described.

GROUNDWATER

Groundwater was not observed in any of the borings during drilling or immediately upon completion of the drilling.

It is important to note that the short-term depth-to-water measurements presented in this section may not represent the groundwater table. Groundwater can exist beneath this site temporarily, and groundwater seepage should be anticipated during construction. Fluctuations in groundwater levels occur due to variations in rainfall, surface water runoff, and other factors. The construction process itself may also cause variations in the groundwater level. If a noticeable change in the conditions is observed before construction, we should be notified immediately to review its effect on our recommendations.

ANALYSIS AND RECOMMENDATIONS

EXPANSIVE SOILS

The near-surface clay soils encountered in the borings exhibited plasticity indices ranging between 17 and 28. In addition, swell tests performed on selected clay samples indicated potential swells up to 0.8 percent when permitted free access to water at the in-situ moisture conditions and under the approximate existing overburden pressure.

Potential vertical movement (PVM) of the surficial clay soils was estimated using swell test results and the Texas Department of Transportation (TxDOT) Method Tex-124-E. Swell test results are based on the in-situ moisture profile of the subsurface soils at the time of our field and laboratory testing. TxDOT Method Tex-124-E is empirical, and the estimate is based on index test results. The PVMs estimated using the above methods are in the range of 0.5 to 2.0 inches.

The PVM will depend on the moisture content and depth of active soils within the zone of moisture changes. The drier and the deeper (thicker) the expansive soil is, the higher the PVM. Considerably more movements greater than the estimation will occur in areas where water ponding is allowed at the ground surface. For this reason, water should not be allowed to pond adjacent to the structures during or after construction.

PERMEABILITY

Performing a permeability test is not within the scope of our services. Based on the classification of the subsurface soils, we estimate the permeability of near-surface soils on the order of 1×10^{-8} to 1×10^{-6} m/s.

GROUND PREPARATION

We recommend the exposed subgrades should be thoroughly proofrolled in order to locate weak, soft, unstable, and compressible zones. We recommend proofrolling with a loaded, tandem-axle dump truck weighing a minimum of 25 tons, or other heavy, narrow rubber-tired construction vehicles. The proof rolling should consist of several overlapping passes in mutually perpendicular directions over a given area. In areas where rutting greater than 1 inch or pumping occurs during proof rolling, the subgrade should be

replaced with suitable fill if it cannot be compacted. A minimum of 5 passes should be considered for planning purposes.

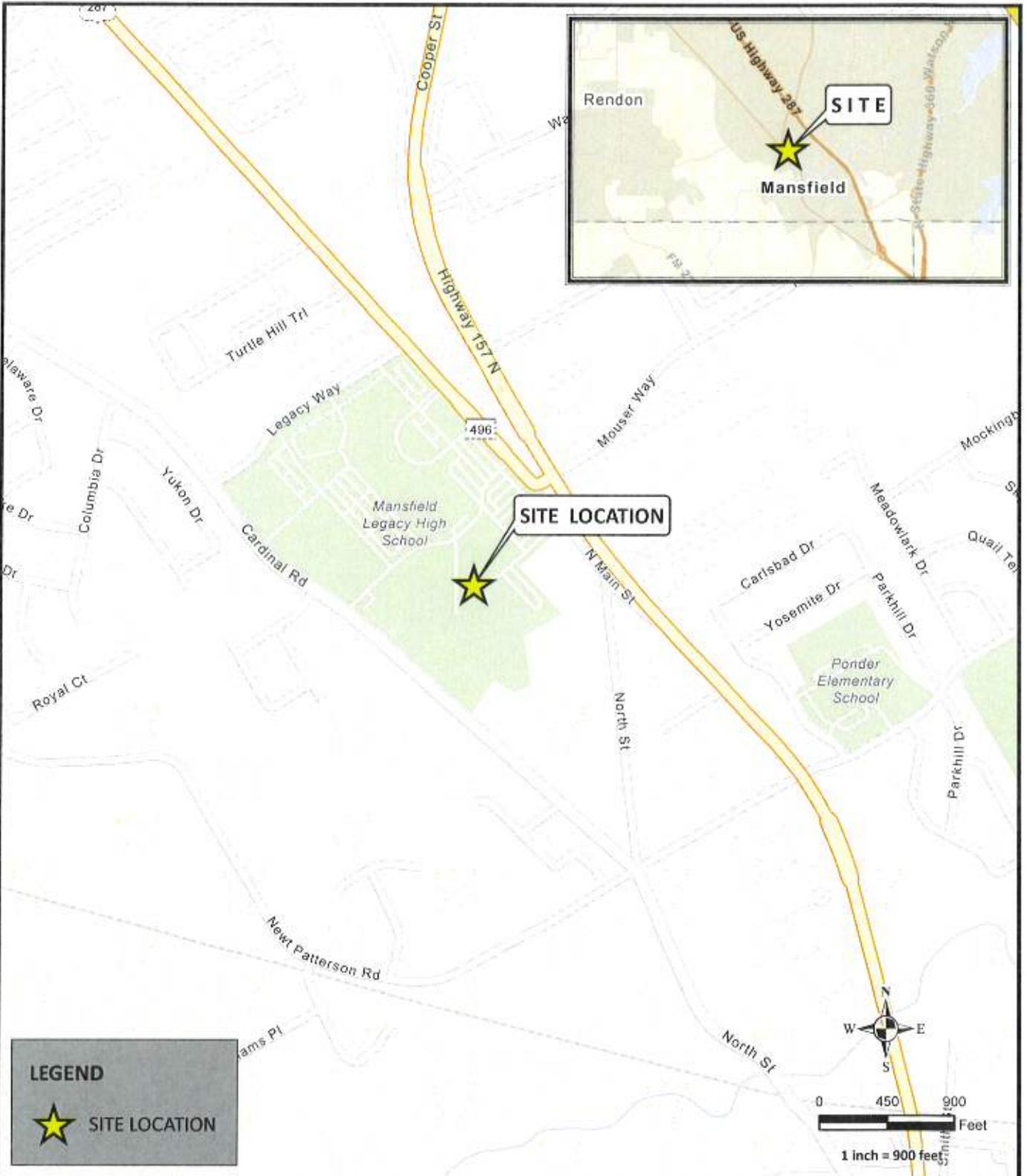
SELECT FILL CAP

We recommend placing a 6-inch-thick layer of select fill to serve as a working platform for the contractor installing the artificial turf.

Select fill should have a liquid limit of less than 35 and a plasticity index between 5 and 15. In addition, the select fill must pass through the No. 4 sieve 100%. Fine particles passing through No. 200 sieve should be between 35% and 55%.

Select fill should be compacted to a minimum of 95 percent of the maximum density at a moisture content within the range of optimum moisture content to 2 percentage points above the optimum moisture content as determined by ASTM D698.

Appendix A – Plans



LEGEND

 SITE LOCATION

RABA KISTNER

4407 N. Beltwood Parkway
Suite 102
Dallas, Texas 75244

(214)393-9022 TEL
www.rkcl.com
TBPE Firm Number 3257

World Navigation Map Sources: Esri, DeLorme, Garmin, FAD, NOAA, USGS, (c) OpenStreetMap contributors, and the GIS User Community

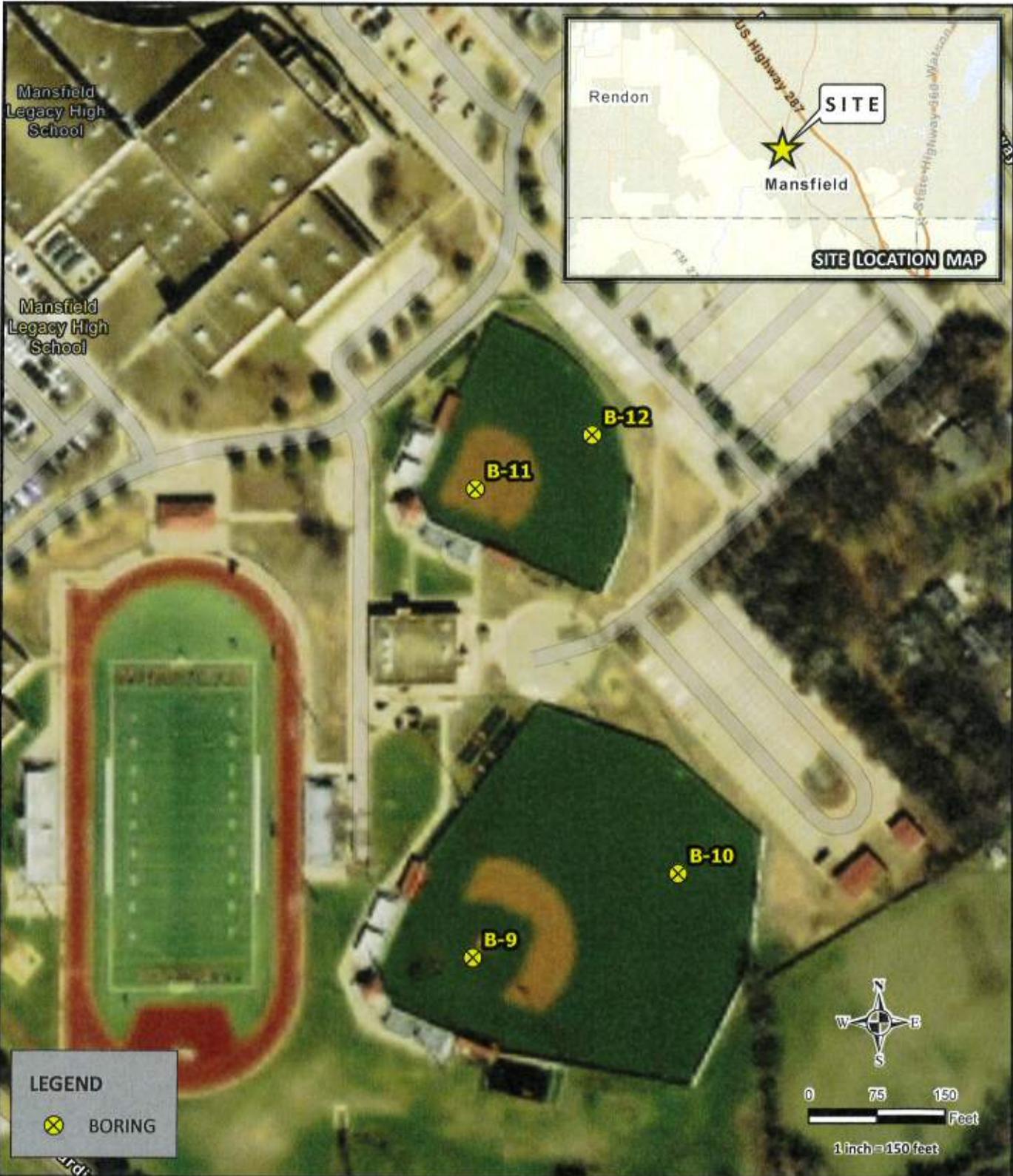
SITE LOCATION MAP

BASEBALL AND SOFTBALL FIELDS
LEGACY HIGH SCHOOL
MANSFIELD, TEXAS



PROJECT No.:	ADA25-013-00
ISSUE DATE:	5/8/2025
DRAWN BY:	BM
CHECKED BY:	SSA
REVIEWED BY:	OJ
FIGURE	A-1

NOTE: This Drawing is Provided for Illustration Only, May Not be to Scale and is Not Suitable for Design or Construction Purposes



LEGEND

BORING

0 75 150
Feet

1 inch = 150 feet



4407 N. Bellwood Parkway
Suite 102
Dallas, Texas 75244

(214)393-9022 TEL
www.rkci.com
TBPE Firm Number 3257

World Street Map Sources: Esri, TomTom, Garmin, FGD, NOAA, USGS, iD, OpenStreetMap contributors, and the GIS User Community

BORING LOCATION MAP

BASEBALL AND SOFTBALL FIELDS
LEGACY HIGH SCHOOL
MANSFIELD, TEXAS



PROJECT No.:	ADA25-013-00
ISSUE DATE:	5/8/2025
DRAWN BY:	BM
CHECKED BY:	SSA
REVIEWED BY:	OJ

FIGURE

A-2

NOTE: This Drawing is Provided for Illustration Only, May Not be in Scale and is Not Suitable for Design or Construction Purposes



LEGEND

★ SITE LOCATION

GEOLOGIC UNIT

- Kwb: Woodbine Formation
- Qal: Alluvium
- Qt: Terrace deposits



RABA KISTNER

4407 N. Beltwood Parkway
Suite 102
Dallas, Texas 75244

(214)393-9022 TEL
www.rkci.com
TBPE Firm Number 3257

World Imagery: Maxar

GEOLOGY MAP

BASEBALL AND SOFTBALL FIELDS
LEGACY HIGH SCHOOL
MANSFIELD, TEXAS



PROJECT No.:
ADA25-013-00

ISSUE DATE:	5/8/2025
DRAWN BY:	BM
CHECKED BY:	SSA
REVIEWED BY:	OJ

FIGURE

A-3

NOTE: This Drawing is Provided for Illustration Only, May Not be to Scale and is Not Suitable for Design or Construction Purposes

Appendix B – Boring Logs



LOG OF BORING B-9

Project: Baseball and Softball Fields
 Project No: ADA25-013-03
 Address: Legacy High School
 City: Mansfield, Texas

Boring No: B-9
 Latitude: 32.56715
 Longitude: -97.0549
 GW Depth:

Start Date: 5/10/2025
 Driller: GGFS
 Logger: S. Alam
 SPT Efficiency:

DEPTH, FT	SYMBOL	SAMPLES	DESCRIPTION OF MATERIAL	UNCORRECTED SPT VALUE	TCP BLOWCOUNT	RECOVERY/ RQD	POCKET PEN READING (tsf)	WATER CONTENT	LIQUID LIMIT	PLASTIC LIMIT	PLASTICITY INDEX	%-200	UNCONFINED COMPRESSIVE STRENGTH, psi	UNIT DRY WEIGHT, pcf
5	[Symbol: Diagonal lines]		CLAYEY SAND (SC) , moist, reddish brown to brown , with ferrous staining					15						
			- with CLAY					21	43	15	28			
								26						
								17						
								17						
10			Boring Terminated at 10 ft.											
15														



LOG OF BORING B-10

Project: Baseball and Softball Fields
 Project No: ADA25-013-03
 Address: Legacy High School
 City: Mansfield, Texas

Boring No: B-10
 Latitude: 32.56786
 Longitude: -97.055
 GW Depth:

Start Date: 5/10/2025
 Driller: GGFS
 Logger: S. Alam
 SPT Efficiency:

DEPTH, FT	SYMBOL	SAMPLES	DESCRIPTION OF MATERIAL	UNCORRECTED SPT VALUE	TCP BLOWCOUNT	RECOVERY/ ROD	POCKET PEN READING (tsf)	WATER CONTENT	LIQUID LIMIT	PLASTIC LIMIT	PLASTICITY INDEX	%-200	UNCONFINED COMPRESSIVE STRENGTH, psi	UNIT DRY WEIGHT, pcf	
5			CLAYEY SAND (SC) , moist, reddish brown to brown , with ferrous staining					15	34	17	17	28			
								15							
								17							
								16							
10			Boring Terminated at 10 ft.					18	39	14	25				
15															



LOG OF BORING B-11

Project: Baseball and Softball Fields
 Project No: ADA25-013-03
 Address: Legacy High School
 City: Mansfield, Texas

Boring No: B-11
 Latitude: 32.56763
 Longitude: -97.055
 GW Depth:

Start Date: 5/10/2025
 Driller: GGFS
 Logger: S. Alam
 SPT Efficiency:

DEPTH, FT	SYMBOL	SAMPLES	DESCRIPTION OF MATERIAL	UNCORRECTED SPT VALUE	TCP BLOWCOUNT	RECOVERY/ ROD	POCKET PEN READING (tsf)	WATER CONTENT	LIQUID LIMIT	PLASTIC LIMIT	PLASTICITY INDEX	%-200	UNCONFINED COMPRESSIVE STRENGTH, psi	UNIT DRY WEIGHT, pcf
5			CLAYEY SAND (SC) , moist, reddish brown to brown , with ferrous staining					15						
								14						
								15	41	16	25			
								15						
10			Boring Terminated at 10 ft.											
15														



LOG OF BORING B-12

Project: Baseball and Softball Fields
 Project No: ADA25-013-03
 Address: Legacy High School
 City: Mansfield, Texas

Boring No: B-12
 Latitude: 32.56738
 Longitude: -97.0549
 GW Depth:

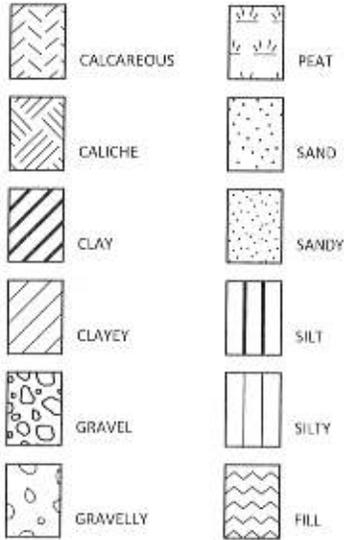
Start Date: 5/10/2025
 Driller: GGFS
 Logger: S. Alam
 SPT Efficiency:

DEPTH, FT	SYMBOL	SAMPLES	DESCRIPTION OF MATERIAL	UNCORRECTED SPT VALUE	TCP BLOWCOUNT	RECOVERY/ ROD	POCKET PEN READING (tsf)	WATER CONTENT	LIQUID LIMIT	PLASTIC LIMIT	PLASTICITY INDEX	%-200	UNCONFINED COMPRESSIVE STRENGTH, psi	UNIT DRY WEIGHT, pcf
5			CLAYEY SAND (SC) , moist, brown to grayish brown , with ferrous staining					17	40	15	25	47		
								12						
								17						
								17	39	14	25			
								16						
10			Boring Terminated at 10 ft.											
15														

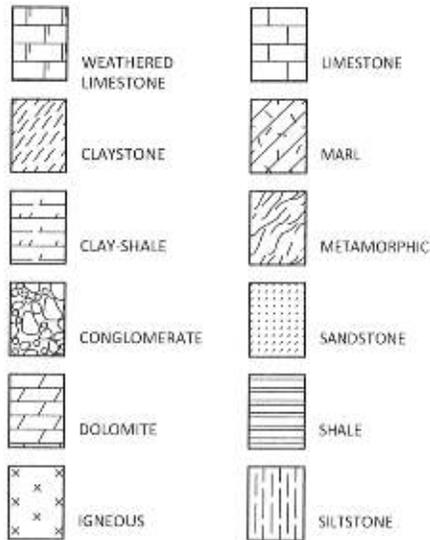
KEY TO TERMS AND SYMBOLS

MATERIAL TYPES

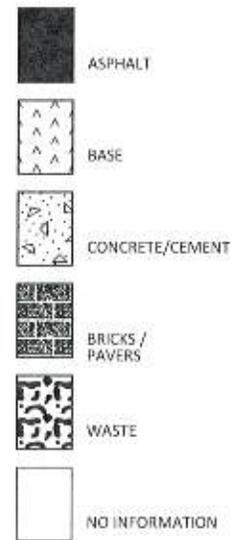
SOIL TERMS



ROCK TERMS



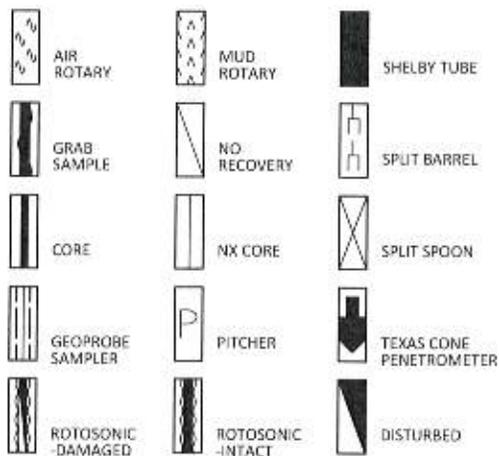
OTHER



WELL CONSTRUCTION AND PLUGGING MATERIALS



SAMPLE TYPES



KEY TO TERMS AND SYMBOLS (CONT'D)

TERMINOLOGY

SOIL STRUCTURE

Slickensided	Having planes of weakness that appear slick and glossy.
Fissured	Containing shrinkage or relief cracks, often filled with fine sand or silt; usually more or less vertical.
Pocket	Inclusion of material of different texture that is smaller than the diameter of the sample.
Parting	Inclusion less than 1/8 inch thick extending through the sample.
Seam	Inclusion 1/8 inch to 3 inches thick extending through the sample.
Layer	Inclusion greater than 3 inches thick extending through the sample.
Laminated	Soil sample composed of alternating partings or seams of different soil type.
Interlayered	Soil sample composed of alternating layers of different soil type.
Intermixed	Soil sample composed of pockets of different soil type and layered or laminated structure is not evident.
Calcareous	Having appreciable quantities of carbonate.
Carbonate	Having more than 50% carbonate content.

SAMPLING METHODS

RELATIVELY UNDISTURBED SAMPLING

Cohesive soil samples are to be collected using three-inch thin-walled tubes in general accordance with the Standard Practice for Thin-Walled Tube Sampling of Soils (ASTM D1587) and granular soil samples are to be collected using two-inch split-barrel samplers in general accordance with the Standard Method for Penetration Test and Split-Barrel Sampling of Soils (ASTM D1586). Cohesive soil samples may be extruded on-site when appropriate handling and storage techniques maintain sample integrity and moisture content.

STANDARD PENETRATION TEST (SPT)

A 2-in.-OD, 1-3/8-in.-ID split spoon sampler is driven 1.5 ft into undisturbed soil with a 140-pound hammer free falling 30 in. After the sampler is seated 6 in. into undisturbed soil, the number of blows required to drive the sampler the last 12 in. is the Standard Penetration Resistance or "N" value, which is recorded as blows per foot as described below.

SPLIT-BARREL SAMPLER DRIVING RECORD

Blows Per Foot	Description
25	25 blows drove sampler 12 inches, after initial 6 inches of seating.
50/7"	50 blows drove sampler 7 inches, after initial 6 inches of seating.
Ref/3"	50 blows drove sampler 3 inches during initial 6-inch seating interval.

NOTE: To avoid damage to sampling tools, driving is limited to 50 blows during or after seating interval.

RELATIVE DENSITY

UNCONFINED COMPRESSIVE STRENGTH

PLASTICITY

Penetration Resistance Blows per ft	Relative Density	Resistance Blows per ft	Consistency	Unconfined Compressive Strength, tsf	Plasticity Index	Degree of Plasticity
0 - 4	Very Loose	0 - 2	Very Soft	0 - 0.25	0 - 5	None
4 - 10	Loose	2 - 4	Soft	0.25 - 0.5	5 - 10	Low
10 - 30	Medium Dense	4 - 8	Medium Stiff	0.5 - 1.0	10 - 20	Moderate
30 - 50	Dense	8 - 15	Stiff	1.0 - 2.0	20 - 40	Plastic
> 50	Very Dense	15 - 30	Very Stiff	2.0 - 4.0	> 40	Highly Plastic
		> 30	Hard	> 4.0		

Criteria for Assigning Group Symbols and Group Names Using Laboratory Tests^A

Soil Classification

Group Symbol Group Name^B

Coarse Grained Soils More than 50% retained on No. 200 sieve	Gravels More than 50% of coarse fraction retained on No. 4 sieve	Clean Gravels Less than 5% fines ^C	$Cu \geq 4$ and $3^E \geq Cc \geq 1$	GW	Well-graded gravel ^F	
			$Cu < 4$ and/or $1 > Cc > 3^E$	GP	Poorly graded gravel ^F	
		Gravels with Fines More than 12% fines ^C	Fines classify as ML or MH	GM	Silty gravel ^{F,G,H}	
			Fines classify as CL or CH	GC	Clayey gravel ^{F,G,H}	
	Sands 50% or more of coarse fraction passes No. 4 sieve	Clean Sands Less than 5% fines ^D	$Cu \geq 6$ and $3^E \geq Cc \geq 1$	SW	Well-graded sand ^F	
			$Cu < 6$ and/or $1 > Cc > 3^E$	SP	Poorly graded sand ^F	
Sands with Fines More than 12% fines ^D		Fines classify as ML or MH	SM	Silty sand ^{G,H,I}		
		Fines classify as CL or CH	SC	Clayey sand ^{G,H,I}		
Fine-Grained Soils 50% or more passes the No. 200 sieve	Silt and Clays Liquid limit less than 50	Inorganic	$PI > 7$ and plots on or above "A" line ^J	CL	Lean clay ^{K,L,M}	
			$PI < 4$ or plots below "A" line ^J	ML	Silt ^{K,L,M}	
		Organic	Liquid limit - oven dried	< 0.75	OL	Organic clay ^{K,L,M,N}
			Liquid limit - not dried		Organic silt ^{K,L,M,O}	
	Silt and Clays Liquid limit 50 or more	Inorganic	PI plots on or above "A" line	CH	Fat clay ^{K,L,M}	
			PI plots below "A" line	MH	Elastic Silt ^{K,L,M}	
		Organic	Liquid limit - oven dried	< 0.75	OH	Organic clay ^{K,L,M,P}
			Liquid limit - not dried		Organic silt ^{K,L,M,Q}	
Highly organic soils	Primarily organic matter, dark in color, and organic odor			PT	Peat	

^ABased on the material passing the 3-in. (75-mm) sieve

^BIf field sample contained cobbles or boulders, or both, add "with cobbles or boulders, or both" to group name.

^CGravels with 5 to 12% fines require dual symbols: GW-GM well-graded gravel with silt, GW-GC well-graded gravel with clay, GP-GM poorly graded gravel with silt, GP-GC poorly graded gravel with clay.

^DSands with 5 to 12% fines require dual symbols: SW-SM well-graded sand with silt, SW-SC well-graded sand with clay, SP-SM poorly graded sand with silt, SP-SC poorly graded sand with clay

^E $Cu = D_{60}/D_{10}$ $Cc = (D_{30})^2 / (D_{10} \times D_{60})$

^FIf soil contains $\geq 15\%$ sand, add "with sand" to group name.

^GIf fines classify as CL-ML, use dual symbol GC-GM, or SC-SM.

^HIf fines are organic, add "with organic fines" to group name.

^IIf soil contains $\geq 15\%$ gravel, add "with gravel" to group name.

^JIf Atterberg limits plot in shaded area, soil is a CL-ML, silty clay.

^KIf soil contains 15 to 29% plus No. 200, add "with sand" or "with gravel," whichever is predominant.

^LIf soil contains $\geq 30\%$ plus No. 200 predominantly sand, add "sandy" to group name.

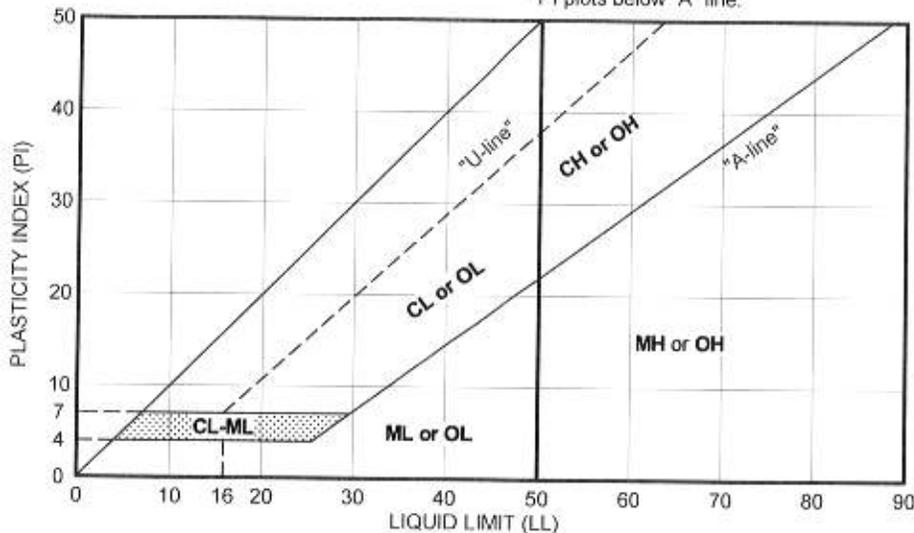
^MIf soil contains $\geq 30\%$ plus No. 200, predominantly gravel, add "gravelly" to group name.

^N $PI \geq 4$ and plots on or above "A" line.

^O $PI < 4$ or plots below "A" line.

^P PI plots on or above "A" line.

^Q PI plots below "A" line.



UNIFIED SOIL CLASSIFICATION SYSTEM

Appendix C – Laboratory Test Results

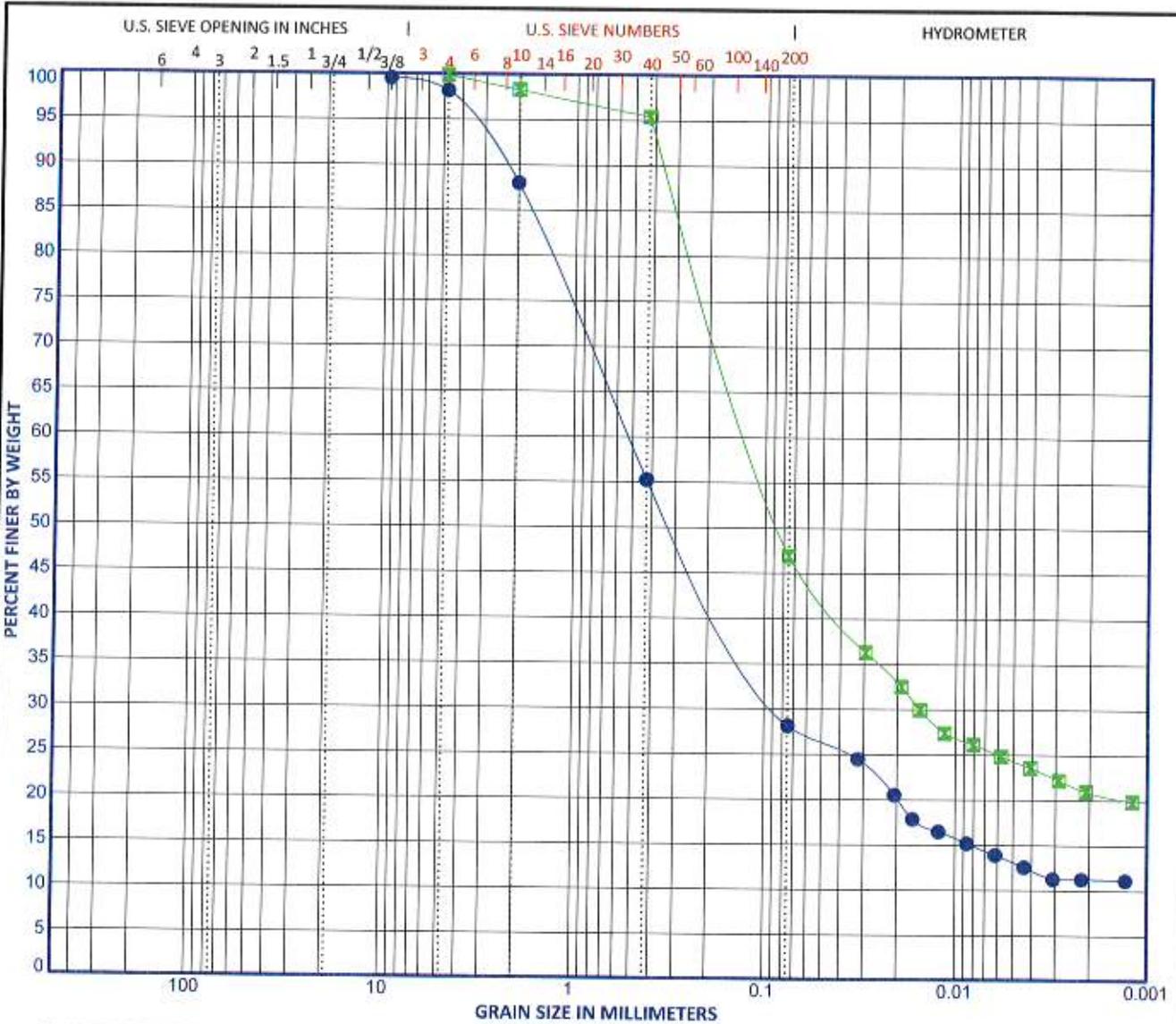
SUMMARY OF LABORATORY TEST RESULTS

Boring No.	Sample Depth (ft)	Water Content (%)	Liquid Limit	Plastic Limit	Plasticity Index	USCS	Dry Unit Weight (pcf)	% Passing No. 200 Sieve	Unconfined Compressive Strength (tsf)
B-10	0.0 to 2.0	15	34	17	17	SC		28	
	2.0 to 4.0	15							
	4.0 to 6.0	17							
	6.0 to 8.0	16							
	8.0 to 10.0	18							
B-11	0.0 to 2.0	15	39	14	25				
	2.0 to 4.0	14							
	4.0 to 6.0	15							
	6.0 to 8.0	15							
	8.0 to 10.0	17							
B-12	0.0 to 2.0	17	40	15	25	SC		47	
	2.0 to 4.0	12							
	4.0 to 6.0	17							
	6.0 to 8.0	17							
	8.0 to 10.0	16							
B-9	0.0 to 2.0	15	43	15	28				
	2.0 to 4.0	21							
	4.0 to 6.0	26							
	6.0 to 8.0	17							
	8.0 to 10.0	17							



SUMMARY OF LABORATORY TEST RESULTS

Baseball and Softball Fields
Mansfield, Texas
RKI Project No.: ADA25-013-03



COBBLES	GRAVEL		SAND			SILT OR CLAY
	coarse	fine	coarse	medium	fine	

Specimen ID	Classification	LL	PL	PI	Cc	Cu
● B-10	CLAYEY SAND(SC)	34	17	17		
☒ B-12	CLAYEY SAND(SC)	40	15	25		
▲						
★						
⊙						

Specimen ID	D100	D95	D50	D30	%Gravel	%Sand	%Silt	%Clay	
● B-10	0.0	9.5	3.641	0.305	0.085	1.4	70.1	15.0	13.0
☒ B-12	0.0	4.75	0.42	0.084	0.015	0.0	53.0	22.6	24.2
▲									
★									
⊙									

	GRAIN SIZE DISTRIBUTION
	Baseball and Softball Fields Mansfield, Texas RKI Project No.: ADA25-013-03

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 2

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: July 23, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

Reason for Change:

- Error or Omission
- Unknown / Unforeseen Conditions
- Owner Requested Change
- Other (specify) _____

Name of Requester: _____
Reason: _____

Description of Change:
PCE 02: Transfer subgrade field prep allowance in the amount of \$250,000 to Owner's Contingency in accordance with AERA 01.

Original Owner's Contingency Amount per contract:	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00

(Adjustments to Owner's Contingency)

Net Change by previously authorized CAEA's:	\$ (62,192.75)
Total Amount of this CAEA:	\$ (250,000.00)

Balance of Owner's Contingency Amount:	\$ 423,461.75
---	---------------

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date 07/23/25
Bruce Morris (Jul 23, 2025 16:31:26 CDT)
Huckabee - Construction Observer

Cameron Boudreaux Date 07/24/25
Cameron Boudreaux (Jul 24, 2025 10:22:25 CDT)
General Contractor

Lacy Beckler Date 07/24/25
Lacy Beckler (Jul 24, 2025 06:20:28 CDT)
Mansfield ISD - Project Manager

[Signature] Date 07/24/25
Mansfield ISD - Bond Program Manager

Jeffrey Brogden Date 07/24/25
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

Allowance Expenditure/ Reconciliation Authorization Form



Mansfield Independent School District
2024 Bond Program

AERA # 1

Owner's Allowance (Subgrade Field Prep)

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Co	PM Firm: MISD Bond	Date: July 23, 2025
School Name: Legacy HS BB & SB Renovat	Project #: 01885-06-02	PO#: 9582500301

NOTE: This form is to be used to request authorization to perform contractually designed allowance work only. Any remaining balance will be returned to the Owner by Deductive Change Order at contract close out.

Description of Allowance Work:

PCE 02: An allowance in the amount of \$250,000 was included in the GMP to cover potential added cost from the analysis and recommendations of the site-specific report issued Post-Bid. The actual cost of work resulted in a savings to the Mansfield ISD in the amount of \$250,000.00 and therefore, these funds will be reallocated to the Owner's Contingency.

Original Owner's Allowance Amount per contract: \$ 250,000.00

(Adjustments to Owner's Allowances)

Net Change by previous Adjustments to Allowance: \$ -
 Total New A.E.R.A. amount (this allowance change request): \$ 250,000.00

Balance of Owner's Allowance Amount: \$ -

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this A.E.R.A.

Bruce Morris Date 07/23/25
Bruce Morris [Jul 23, 2025 18:12:28 CDT]
 Huckabee - Construction Observer

Cameron Boudreaux Date 07/24/25
Cameron Boudreaux [Jul 24, 2025 16:22:26 CDT]
 General Contractor

Lacy Beckler Date 07/24/25
Lacy Beckler [Jul 24, 2025 09:20:28 CDT]
 Mansfield ISD - Project Manager

[Signature] Date 07/24/25
 Mansfield ISD - Bond Program Manager

Jeffrey Brogden Date 07/24/25
 Mansfield ISD
 Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

07/07/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 002** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

Field Modifications Allowance Reallocation

1. Reallocating the field modifications allowance at legacy into Owner's Contingency.

After review of this change by Crossland and our Subcontractors, we find the total **CREDIT** to be **(\$0.00) (Zero Dollars and 0/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Bailey McDonald
Crossland Construction Co
7/10/2025
Date

Bruce Morris
Recommended by: Huckabee
07/15/2025
Date

LBO
Approved by: Mansfield ISD
7/14/25
Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: We are reallocating the \$250,000 possible field modifications allowance into owner's contingency resulting in a zero dollar change.

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 3

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: July 23, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/> Error or Omission	Name of Requester: <u>Lacy Beckler/Garry Walker</u>
<input type="checkbox"/> Unknown / Unforeseen Conditions	
<input checked="" type="checkbox"/> Owner Requested Change	
<input type="checkbox"/> Other (specify)	
Reason: <input style="width: 100%;" type="text"/>	

Description of Change:

Crossland provided material, labor, and installation of mechanically fastened bell restraints for water line.

Original Owner's Contingency Amount per contract	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
<i>(Adjustments to Owner's Contingency)</i>	
Net Change by previously authorized CAEA's:	\$ (312,192.75)
Total Amount of this CAEA:	\$ 4,950.75
Balance of Owner's Contingency Amount:	\$ 418,511.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Aug 26, 2025
Bruce Morris (Aug 26, 2025 11:00:19 CDT)
Huckabee - Construction Observer

Cameron Boudreaux Date Aug 26, 2025
Cameron Boudreaux (Aug 26, 2025 11:00:45 CDT)
General Contractor

Lacy Beckler Date Aug 26, 2025
Lacy Beckler (Aug 26, 2025 13:29:19 CDT)
Mansfield ISD - Project Manager

[Signature] Date Aug 28, 2025
Mansfield ISD - Bond Program Manager

[Signature] Date Sep 2, 2025
Jeffrey Brogden (Sep 2, 2025 08:20:07 CDT)
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

08/21/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 003** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

RFP-3 Legacy Bell Restraints

1. Provide material, labor and to install all mechanically fastened bell restraints for water line.

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be \$4,950.75 (**Four Thousand Nine Hundred Fifty Dollars and Seventy-Five Cents**) and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- Contractor's Contingency Acknowledgement
- Owner's Contingency Approval
- Allowance:

This change approved by:

Cameron Boudreaux

Crossland Construction Co

08/21/2025

Date

Bruce Morris

Bruce Morris / Aug 26, 2025 13:03:19 CDT

Recommended by: Huckabee

Aug 26, 2025

Date

Lacy Beckel

Approved by: Mansfield ISD

8/26/25

Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: With Client request we are proposing an **ADD** for the added water pipe bell restraints. This is derived from the material and labor for the bell restraint installation.

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 3

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: August 29, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/> Error or Omission	Name of Requester: Lacy Beckler/Garry Walker
<input type="checkbox"/> Unknown / Unforeseen Conditions	Reason: Owner Requested
<input checked="" type="checkbox"/> Owner Requested Change	
<input type="checkbox"/> Other (specify)	

Description of Change:

RFI for subgrade prep was issued to Raba Kistner to determine if the path for bullpens was to be the same as prep for the Fields. After confirmation, Crossland determined that there would be a credit to owners contingency in subgrade to bullpens. This results in a credit of \$27,169.00

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
(Adjustments to Owner's Contingency)	
Net Change by previously authorized CAEA's:	\$ (307,242.00)
Total Amount of this CAEA:	\$ (27,169.00)
0	
Balance of Owner's Contingency Amount:	\$ 445,680.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Sep 2, 2025
Misc M - (Sep 2, 2025 16:08:08 CDT)
Huckabee - Construction Observer

Cameron Boudreaux Date Sep 2, 2025
General Contractor

Lacy Beckler Date Sep 2, 2025
Lacy Beckler (Sep 2, 2025 10:51:27 CDT)
Mansfield ISD - Project Manager

Garry Walker Date Sep 4, 2025
Mansfield ISD - Bond Program Manager

Jeff Brogden Date Sep 8, 2025
Misc M - (Sep 8, 2025 03:03:17 CDT)
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

08/26/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 004** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

RFP-4 Bullpen Subgrade Prep Revision

1. Provide material, labor and equipment to prepare the subgrade per Raba Kistner's RFI response email

After review of this change by Crossland and our Subcontractors, we find the total **CREDIT** to be **(-\$27,169.00) (Twenty-Seven Thousand, One Hundred Sixty-Nine Dollars and 00/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Cameron Boudreaux

Cameron Boudreaux (Sep 2, 2025 10:42:25 CDT)

Crossland Construction Co

Sep 2, 2025

Date

Bruce Morris

Bruce Morris (Sep 2, 2025 10:48:08 CDT)

Recommended by: Huckabee

Sep 2, 2025

Date

Lacy Beckler

Lacy Beckler (Sep 2, 2025 10:51:27 CDT)

Approved by: Mansfield ISD

Sep 2, 2025

Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: We are proposing a **CREDIT** for the Legacy HS bullpen pad preparation to be allocated to Owner's Contingency. This is derived from the removal of Moisture Conditioning, Export of Swell from Moisture Conditioning and Lime Stabilization.



Address: 2507 Interstate Highway 30 East
Greenville, TX 75402

General Contractor: Crawford Construction Company
Project: Menard ISD - Legacy High School Baseball & Softball Renovations
Location: Menard, Texas
Date: Monday, August 25, 2025

SCOPE		REVISED TURF BULLPEN PREP				
ITEM	DESCRIPTION	TOTAL	UNIT	QUANTITY	UNIT PRICE	TOTAL
1	ADDITIONAL SITE EXCAVATION		CY	113	\$ 13.00	1,470.00
2	ADDITIONAL EXPORT		CY	113	\$ 13.00	1,470.00
3	PROOF ROLL TURF BULLPEN SUBGRADES		SY	616	\$ 0.25	154.00
4	IMPORT AND PLACE 8" OF SELECT FILL OVER SUBGRADES STOPPING AT EDGE OF TURF BULLPEN		CY	113	\$ 33.00	3,729.00
5	CREDIT FOR MOISTURE CONDITIONING AT TURF BULLPEN		CY	618	\$ (21.49)	(13,279.00)
6	CREDIT EXPORT (EXCESS DIRT FROM SWELL FROM MOISTURE CONDITIONING)		CY	60	\$ (17.00)	(1,020.00)
7	CREDIT FOR LINE STABILIZATION AT TURF BULLPEN		SY	678	\$ (22.43)	(15,199.00)
8	CO TOTAL	-527,169.00				(527,169.00)

Garrett Yates
Garrett Yates

From: Bailey McDonald <bmcDonald@crossland.com>
Sent: Wednesday, August 20, 2025 7:12 PM
To: Isidoro Arjona <iarjona@rkci.com>; Jason Allen <JAllen@rkci.com>; Jason Allen <JAllen@rkci.com>; Tracy Cartwright <tcartwright@rkci.com>; Garry Walker <garrywalker@misdmail.org>; Beckler, Lacy <lacybeckler@misdmail.org>; Joshua Cogburn <joshua.cogburn@huckabee-inc.com>; Tracy Hardcastle <tracy.hardcastle@huckabee-inc.com>; Bruce Morris <bruce.morris@huckabee-inc.com>; Mclemore, Dashawn <dashawnmclmore@misdmail.org>
Cc: Cameron Boudreaux <cboudreaux@crossland.com>; Isaac George <igeorge@crossland.com>; Gage Farney <gfarney@crossland.com>
Subject: [EXTERNAL] MISD Legacy HS Turf Bullpen Pad Prep

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Raba Kistner Team-

Currently at the baseball and softball fields of Legacy HS we are proof rolling and providing a 6" select fill cap for the subgrade prep per the Geotech analysis and recommendation attached. Can y'all please confirm that this same type of pad prep is acceptable to be utilized at the turf bullpen areas as well? These areas either abut the turf fields or are within approx. 10' of them? The turf bullpens will have no structure in them and will serve the same purposes as the turf fields themselves.

Please let us know as we are close to commencing work in these areas. See the attachments for reference.

Thank you and reach out if there is any questions.

CROSSLAND

CONSTRUCTION COMPANY, INC.

Bailey McDonald

Project Manager

13601 North Freeway, Ste. 130

Fort Worth, TX 76177

t: 817.717.4300 c: 817.366.9014

bmcDonald@crossland.com

www.crossland.com



Trust - Responsibility - Integrity - Passion

IA

Isidoro Arjona



To: @ Bailey McDonald; Jason Allen <JAllen@rkci.com>; +8 others

Thu 8/21/2025 8:59 AM

Cc: @ Cameron Boudreaux; @ Isaac George; @ Gage Farney

EXTERNAL EMAIL: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Bailey:

Good morning,

We take no exception to implementing the pad preparation recommended in our report for the baseball and softball fields to the adjoining turf bull pen areas at Legacy High School.

All other recommendations and limitations remain as stated in our Geotechnical Engineering Report for this project.

Sincerely,

ISIDORO ARJONA, PE, PMP, D.GE, F.ASCE
SENIOR VICE PRESIDENT



Raba Kistner, Inc. • 4407 N. Beltwood Parkway, Suite 102 • Dallas, Texas 75244
P 214.393.9022 • C 956.239.2022 • iarjona@rkci.com

Click to follow our latest news: [Raba Kistner](#) • [Project Control](#) • [PC Sports](#) • [LinkedIn](#) • [Facebook](#) • [X](#) • [Instagram](#)

Purpose: To build a better and more sustainable world for our employees, their families, our clients, and the communities we serve

Quality: Raba Kistner, Inc. is committed to customer compliance and empowering employees to deliver our services right, the first time, on time, every time

This electronic communication and its attachments contain confidential information. They are forwarded to you without passing through our standard review process. Design data and recommendations included herein should not be used for final design. If you have received this information in error, please notify the sender immediately.

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 5

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: September 11, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/>	Error or Omission	Name of Requester: Lacy Beckler/Garry Walker
<input type="checkbox"/>	Unknown / Unforeseen Conditions	
<input checked="" type="checkbox"/>	Owner Requested Change	
<input type="checkbox"/>	Other (specify)	
		Reason: Owner Requested

Description of Change:

District is receiving a credit on material for changing scoreboard manufacturers from Daktronics to Fairplay.

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
(Adjustments to Owner's Contingency)	
Net Change by previously authorized CAEA's:	\$ (334,411.00)
Total Amount of this CAEA:	\$ (2,818.00)
0	
Balance of Owner's Contingency Amount:	\$ 448,498.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Sep 15, 2025
Huckabee - Construction Observer

Cameron Boudreaux Date Sep 15, 2025
General Contractor

Lacy Beckler Date Sep 15, 2025
Mansfield ISD - Project Manager

Camm Date Sep 16, 2025
Mansfield ISD - Bond Program Manager

Jelly Brogden Date Sep 16, 2025
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

Date: 9/9/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 5** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

Daktronics Scoreboard Credit

1. Material credit for changing scoreboard manufacturers from Daktronics to Fair Play

After review of this change by Crossland and our Subcontractors, we find the total **CREDIT** to be **(-\$2,818.00) (Two Thousand Eight Hundred Eighteen Dollars and 0/100)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Cameron Boudreaux

Crossland Construction Co

09/09/2025

Date

Bruce Morris

Bruce Morris (Sep 15, 2025 09:52:08 CDT)

Recommended by: Huckabee

Sep 15, 2025

Date

Lacy Beak

Approved by: Mansfield ISD

September 9, 2025

Date

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: We are proposing a credit for the Legacy SB/BB Scoreboard Change to be allocated to Owner's Contingency. This is derived from the material cost difference between the Daktronic and Fair Play scoreboards.



Request for Change Order

To: Crossland Construction Company
420 S. 145th East Ave Suite K
Tulsa, OK 74108
Project: Legacy HS BB & SB

RFC No: 2
Date: 8/14/2025
Description: Price Change to Delete Daktronics scoreboard bid and Install the Fair Play Scoreboards below:

BA-7120MP-2 / 18" 2-digit Time/At Bat, Ball, Strike & Out. 15" Scores. - 1

MP-80-0213 / Scoreboard control - no case. Wireless battery operated - 1

Control Case (MP80 Hard Shell) C-2062 C-2062 Hard case for controller - 1

Wireless Transceiver Gen III - 1

Sign 30in. by 20. - 1

Freight - 1

BA-7126-2 18" Pitch Count, Ball, Strike & Out. 15" Scores. - 1

MP-80-0213 Scoreboard control - no case. Wireless battery operated - 1

Control Case (MP80 Hard Shell) C-2062 C-2062 Hard case for controller - 1

Wireless Transceiver Gen III - 1

Sign 30in. by 26. School Sign - 1

Fairplay Scope bid is per owners instruction / per the approved submittal provided. Exclusions per bid form.



Request for Change Order

To: Crossland Construction Company
420 S. 145th East Ave Suite K
Tulsa, OK 74108

Project: Legacy HS BB & SB

The above work is subject to the same conditions as specified in the original contract unless otherwise stipulated.

Upon approval the amount of \$-2,818.00 will be added to the contract price.

This Request \$-2,818.00

Authorized Signature: _____ Date: _____
Game Court Services, Inc.

Authorized Signature: _____ Date: _____
Crossland Construction Company

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 6

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: October 2, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/>	Error or Omission	Name of Requester: Cameron Boudreaux
<input checked="" type="checkbox"/>	Unknown / Unforeseen Conditions	
<input type="checkbox"/>	Owner Requested Change	
<input type="checkbox"/>	Other (specify)	
		Reason: Owner Requested

Description of Change:

Provide material, labor, and equipment to install additional mow curb at left field to match elevations of right field

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
(Adjustments to Owner's Contingency)	
Net Change by previously authorized CAEA's:	\$ (337,229.00)
Total Amount of this CAEA:	\$ 6,908.00
0	
Balance of Owner's Contingency Amount:	\$ 441,590.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Oct 13, 2025
Bruce Morris (Oct 13, 2025 11:37:18 CDT)
Huckabee - Construction Observer

Cameron Boudreaux Date Oct 10, 2025
Cameron Boudreaux (Oct 10, 2025 1:24:20 CDT)
General Contractor

Lacy Beckler Date Oct 13, 2025
Lacy Beckler (Oct 13, 2025 13:15:45 CDT)
Mansfield ISD - Project Manager

[Signature] Date Oct 15, 2025
Mansfield ISD - Bond Program Manager

[Signature] Date Oct 15, 2025
Jill Brogden (Oct 15, 2025 13:46:51 CDT)
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

09/29/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 008** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

PCO-008 Legacy SB Field Additional Mow Curb

1. Provide material, labor and equipment to install additional mow curb at left field to match elevations of right field.

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be **(6,908.00) (Six Thousand, Nine Hundred Eight Dollars and 00/100.)** and to cause an increase of **0** days to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Cameron Beadreaux
Crossland Construction Co
9/29/2025
Date

Bruce Morris
Bruce Morris [Oct 13, 2025 13:12:08 CDT]
Recommended by: Huckabee
Oct 13, 2025
Date

L. Beckler
Lacy Beckler [Oct 13, 2025 13:15:45 CDT]
Approved by: Mansfield ISD
Oct 13, 2025
Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: We are proposing this add due to the existing SB left field mow curb elevation being 8 inches lower than what the plans show it to be. This cost is derived from equipment, material, and labor to install the additional mow curb to match right field elevation.



Change Order Request due to Unforeseen Change Order

Date: 9/29/2025
Owner: Mansfield ISD
Contact: Cameron Boudreaux

Project: Mansfield ISD – Legacy HS
Address: 1263 North Main Street, Mansfield, TX 76063

SCOPE OF WORK : 40 LF of Additional Concrete Curb to Match Elevations at Left Field

Reason for this work in response to RFI submitted on 9.24.25

Provide & install additional Mow Curb at LF corner to Foul Pole to put at the same elevation of all curbs
Removal of fence existing panels and to be reinstalled.

Materials to perform work

Equipment needed to perform work

Softball Additional Cost: \$6,908.00 (P&P Bond Add \$139.00)

Labor: \$3,280.00

Materials: \$3,000.00

Overhead & Profit \$628

EXCLUSIONS

1. Sales Taxes
2. Liquidated Damages
3. Payment and performance bond fees (see add above)
4. Demolition and earthwork (outside of work listed above)
5. Subgrade stabilization
6. Locating and marking of any underground
7. All concrete including but not limited to mow curbs, aprons, retaining walls, fence curbs, etc.
8. Backstop walls and netting
9. Fencing
10. Bleachers
11. Dugouts
12. Scoreboards
13. All sports equipment not specifically noted above
14. New irrigation systems
15. New utilities or water lines
16. Rock excavation
17. Lighting

Office Address
5001 Saunders Rd
Fort Worth, TX 76119

Website
paragon-sports.com

Office Number
817.916.5000

RFI detail

#11 Left Field Curb Elevation, RF Fence, & Pitching Mound RFI



Status	Closed
Created on	Sep 24, 2025 by Isaac George (Crossland Construction Company)
RFI type	RFI COORDINATOR WORKFLOW
Ball in court	Isaac George (Crossland Construction Company)
Answered	Sep 25, 2025 by Bruce Morris (Huckabee)

Question

Please advise on the below RFI for Legacy Highschool BB/SB Fields.

1. This is to confirm that it was acceptable to frame the baseball mound at Legacy HS without the nailer board on the outside. Full concrete will make the transition of the turf seamless. This was walked with Sports Design Group on site.
2. PSC was verifying elevations before beginning work and noticed the left field curb is about 8 inches lower than what the plans show it to be at. Please advise on Paragon on what needs to be done to correct the elevation of curb.
3. On sheet number F1.00 it shows to have the gate next to right field fence. Anyone needing to get into that gate would have to cross the the batting cage to get in. Please advise on new location for the gate.

Official response

John M Schedler (Sports Design Group): 1. Mound is approved as built that eliminated the full curb surrounding the concrete mound. This alternate has been used successfully on Sports Design Group projects in the past

2. Per discussion with Paragon onsite the profile of the field drainage rock and the sub-grade will be reshaped to accommodate the existing outfield fence curb at the existing curb elevation of 631.71. Paragon indicated that with a minimum 4-5 inches of depth below top of existing curb the sub-grade will be reshaped and sloped back to the new collector trench location at a percentage of slope of minimum .5% as the top of curb and top of trench elevations allow. The new sub-grade elevations will be shaped on the infield side to blend the new grade break near the infield to outfield transition and change the slope from 1% to approx 1.2% and retain the existing drainage profile but lower the top of the grass slightly to adjust to the existing outfield curb. The drainage collector along the outfield fence will remain unchanged. In summary, the exposed top of field slope will go from 1% to and blend to approx 1.2% at the transition from infield to outfield to accommodate the existing fence curb elevation. Part 2 of this is the collector pipe sizing at the left field corner that is directed up the left field line will start at 6" and not 12" to accommodate the lower elevation of the existing outfield fence curb. The pipe will run at 6" until it meets the bullpen 4" pipe then it will increase to 8" until it meets the infield 12 inch pipe. The left field existing fence and curb outside of the foul line that dips in elevation will be removed and reinstalled at the 631.71 elevation of the existing outfield fence.

3. The gate can be moved to the outfield fence and placed between the foul pole and the new corner chainlink fence. It should be as far away from the foul pole as possible and still work properly.

By Bruce Morris (Huckabee) - Sep 25, 2025, 5:57 AM CDT

Impact

Cost impact -

Schedule impact -

Other attributes

Priority High

Discipline -

Category -

Location -

Location details -

External ID -

Co-reviewer(s)  **Bruce Morris (Huckabee)**

Comments

By **At**

No comments were added to this RFI.

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 7

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: November 7, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/>	Error or Omission	Name of Requester: Cameron Boudreaux
<input type="checkbox"/>	Unknown / Unforeseen Conditions	
<input checked="" type="checkbox"/>	Owner Requested Change	
<input type="checkbox"/>	Other (specify)	
		Reason: Owner Requested

Description of Change:

Provide material, labor, and equipment to change the (8) floor weather resistant GFCI with in use cover to ceiling receptacles fed from the new GFCI breakers for the pitching machines and baseball equipment.

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
(Adjustments to Owner's Contingency)	
Net Change by previously authorized CAEA's:	\$ (330,321.00)
Total Amount of this CAEA:	\$ 3,200.00
0	
Balance of Owner's Contingency Amount:	\$ 438,390.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Nov 11, 2025
Bruce Morris (Nov 11, 2025 10:40:08 CST)
Huckabee - Construction Observer

Cameron Boudreaux Date Nov 11, 2025
Cameron Boudreaux (Nov 11, 2025 09:48:01 CST)
General Contractor

Lacy Becker Date Nov 11, 2025
Lacy Becker (Nov 11, 2025 12:06:39 CST)
Mansfield ISD - Project Manager

[Signature] Date Nov 11, 2025
Mansfield ISD - Bond Program Manager

[Signature] Date Nov 11, 2025
Jeff Braggden (Nov 11, 2025 13:39:25 CST)
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

10/28/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 007** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consists of the following:

PCO#007 Legacy Batting Cage Overhead Receptacles

1. Provide material, labor and equipment to change the (8) floor weather resistant GFCI with in use cover to ceiling receptacles fed from the new GFCI breakers for the pitching machines.

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be **(\$3,200) (Three Thousand Two Hundred Dollars and 00/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

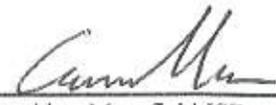
The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Crossland Construction Co

Recommended by: Huckabee



Approved by: Mansfield ISD

Date

Date

10/31/25

Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: Due to RFI#7's response we are proposing this add to change the proposed batting cage floor receptacles to overhead receptacles fed from new GFCI breakers for the pitching machines. This cost is derived from the cost difference in equipment, material, and labor to change the floor receptacles to overhead.



R & L Electric, Inc.

2318 Fort Worth Hwy
 Weatherford, TX 76087
 Phone: 817-613-0819 Fax: 817-613-1349
 Email: Eric@rlelectricinc.com
 www.rlelectricinc.com

Change Order

Date	Change Order #
9/26/2025	18693

Customer
Crossland Construction 861 N. Coleman, Suite 100 P.O. Box 279 Prosper, TX 75078

Project
MISD Legacy C/O #1

Description	Total
Quote for the below listed electrical items.	
Credit (8) total Weather Resistant GFCI with in use cover at BB and SB field.	-1,590.00
Add (6) total Ceiling receptacles fed from new GFCI Breakers for pitching machines.	4,810.00
Schedule Impact: Add 1 Day.	
Notes and Exclusions: 1. Due to market changes in materials, price good for 30 days. 2. Based on normal working hours. 3. Excludes any work not listed in scope and the following below. 4. Cost for painting, patching, replacement of ceiling tiles and/or grid, repairs to final finishes. 5. Loose motor starters and controllers for equipment provided by others. 6. Concrete or asphalt work of any kind. 7. Providing and installing Cord Reels. 8. Repair of landscaping and irrigation. 9. Repair of unseen/unmarked utilities. 10. Excludes rock trenching. 11. R&L assumes Electrical plans encompass all lighting required, and therefore take precedence over other sets. Written notice must be given prior that details if lighting is to be picked up outside of the electrical plans. R&L is not responsible for inconsistencies found between plan disciplines.	
Change Order Prepared by Eric Auge	Total \$3,220.00

TECL 20145

Regulated by The Texas Department of Licensing and Regulation
 PO Box 12157, Austin, TX 78711
 800-803-9202 or 512-463-6599 www.tdlr.texas.gov

Job ID: JOB-4153
Project: Mansfield ISD BB/SB Reno

Add



CO: CO-0001: Floor Outlet Change

Top Sheet Report

Vendor: ELLIOT Labor Level: R&L LABOR 26 Sep 2025 10:37:23
Tax Rate status: Default Bid Name: BASE BID Bid Template: NEW CHANGE ORDER

Description	Column 1	Column 2
DIRECT LABOR HRS	17.40	
DIRECT LABOR DOLLARS		1,305.12
INDIRECT LABOR HRS	2.00	
INDIRECT LABOR DOLLARS		190.00
LABOR TAX		
MATERIAL DOLLARS		1,966.49
QUOTES DOLLARS		
MATERIAL & QUOTE TAX		
TOOLS EXPENDABLE		26.10
SUBCONTRACTS TOTAL		
EQUIPMENT TOTAL		821.60
EQUIP/SUBCONTRACT TAX		
OVERHEAD TOTAL		215.47
PROFIT TOTAL		215.47
BOND TOTAL		67.31

Bid Memo: Bid Total: 4,807.55

Job ID: J08-4153
Project: Mansfield ISD 88/SD Reno

Credit



CO: CO-0001: Floor Outlet Change

Top Sheet Report

Vendor: ELLIOT Labor Level: R&L LABOR 26 Sep 2025 10:36:38
Tax Rate status: Default Bid Name: BASE BID Bid Template: NEW CHANGE ORDER

Description	Column 1	Column 2
DIRECT LABOR HRS	-14.66	
DIRECT LABOR DOLLARS		-1,099.82
INDIRECT LABOR HRS	2.00	
INDIRECT LABOR DOLLARS		190.00
LABOR TAX		
MATERIAL DOLLARS		-493.82
QUOTES DOLLARS		
MATERIAL & QUOTE TAX		
TOOLS EXPENDABLE		-22.00
SUBCONTRACTS TOTAL		
EQUIPMENT TOTAL		
EQUIP/SUBCONTRACT TAX		
OVERHEAD TOTAL		-71.28
PROFIT TOTAL		-71.28
BOND TOTAL		-22.27

Bid Memo: Bid Total: -1,590.47

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 8

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: November 14, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/> Error or Omission	Name of Requester: <u>Lacy Beckler</u>
<input type="checkbox"/> Unknown / Unforeseen Conditions	
<input checked="" type="checkbox"/> Owner Requested Change	
<input type="checkbox"/> Other (specify)	
Reason: <u>Owner Requested</u>	

Description of Change:

Material and labor credit for the softballs batters eye height reduction going from 15' down to 8'

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
<i>(Adjustments to Owner's Contingency)</i>	
Net Change by previously authorized CAEA's:	\$ (327,121.00)
Total Amount of this CAEA:	\$ (1,200.00)
	0
Balance of Owner's Contingency Amount:	\$ 439,590.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Nov 14, 2025
Bruce Morris (Nov 14, 2025 10:41:30 CST)
 Huckabee - Construction Observer

Cameron Bondreaux Date Nov 14, 2025
Cameron Bondreaux (Nov 14, 2025 12:10:14 CST)
 General Contractor

Lacy Beckler Date Nov 14, 2025
Lacy Beckler (Nov 14, 2025 17:34:56 CST)
 Mansfield ISD - Project Manager

[Signature] Date Nov 20, 2025
 Mansfield ISD - Bond Program Manager

[Signature] Date Nov 25, 2025
Jeffrey Brogden (Nov 25, 2025 08:03:14 CST)
 Mansfield ISD
 Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

Date: 10/28/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 008** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

PCO#008 Softball Batter's Eye Credit

1. Material and labor credit for the Softball Batter's Eye height reduction going from 15ft down to 8ft.

After review of this change by Crossland and our Subcontractors, we find the total **CREDIT** to be **(-\$1,200.00) (One Thousand Two Hundred Dollars and 0/100)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded to:

- Contractor's Contingency Acknowledgement
- Owner's Contingency Approval
- Allowance;

This change approved by:

Crossland Construction Co

Recommended by: Huckabee

Approved by: Mansfield ISD

Date

Date

Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: We are proposing a credit for the reduction of the Legacy Softball Batter's Eye height. This credit derives from the material and labor cost of the reduced square footage of the wall. Proposed credit is to be allocated to Owner's Contingency.



Change Order Request due to Unforeseen Change Order

Date: 10/21/2025
Owner: Mansfield ISD
Contact: Cameron Boudreaux

Project: Mansfield ISD – Legacy HS
Address: 1263 North Main Street, Mansfield, TX 76063

SCOPE OF WORK : Softball Outfield Batter's Eye Credit

PSC to provide credit for Softball Batter's eye height reduction. This cost is the reduced square footage of the fence going from 15' down to 8' over the 40' length.

Credit Cost: (\$1,200.00)

EXCLUSIONS

1. Sales Taxes
2. Liquidated Damages
3. Payment and performance bond fees (see add above)
4. Demolition and earthwork (outside of work listed above)
5. Subgrade stabilization
6. Locating and marking of any underground
7. All concrete including but not limited to mow curbs, aprons, retaining walls, fence curbs, etc.
8. Backstop walls and netting
9. Fencing
10. Bleachers
11. Dugouts
12. Scoreboards
13. All sports equipment not specifically noted above
14. New irrigation systems
15. New utilities or water lines
16. Rock excavation
17. Lighting
18. Electrical
19. Conduit
20. Permits and fees

Office Address
5001 Saunders Rd
Fort Worth, TX 76119

Website
paragon-sports.com

Office Number
817.916.5000



PROPOSAL CONDITIONS and QUALIFICATIONS

- 21. This proposal assumes PSC shall have clear and reasonable access to the work for equipment and materials.
- 22. PSC understands there may be more than one mobilization for this project.
- 23. This proposal assumes PSC standard wage rate for labor (Davis-Bacon or their Governmental wage scales are not included in the pricing above).
- 24. Due to continuing fluctuations in the cost of materials beyond our control, PSC reserves the right to verify material pricing prior to execution of a contract if a contract is not awarded within 60 days of the date of this proposal.
- 25. Unless specifically stated otherwise, this proposal assumes that all construction testing and third-party inspection will be contracted and paid for by the owner or general contractor. PSC will coordinate inspections and make all work available for testing; PSC can provide a separate proposal for this work if desired.

INSURANCE POLICY COVERAGES

Workers Comp: Bodily Injury	\$1,000,000 ea accident
Workers Comp: Disease	\$1,000,000 policy limit
General Liability: General Aggregate	\$2,000,000 policy limit
General Liability: Personal/Advert. Injury	\$1,000,000 policy limit
General Liability: Each Occurrence	\$1,000,000 policy limit
Additional Excess Umbrella	\$5,000,000 policy limit

PROPOSAL CONFIRMATION

SIGNED:

Timothy Cain

Paragon Sports Constructors

Name: Timothy Cain
Title: Project Manager
Email: tcain@paragon-sports.com
Phone: (713) 253-2261

Office Address
5001 Saunders Rd
Fort Worth, TX 76119

Website
paragon-sports.com

Office Number
817.916.5000

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 9

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: December 5, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input checked="" type="checkbox"/> Error or Omission	Name of Requester: Lacy Beckler
<input type="checkbox"/> Unknown / Unforeseen Conditions	
<input type="checkbox"/> Owner Requested Change	
<input type="checkbox"/> Other (specify)	
	Reason: Error in drawings

Description of Change:

Provide labor, material, and equipment to remove the existing forms and rebar, fine grade, reinstall forms and rebar, and place paving section at fire lane due to issues on drawings with gradations.

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
(Adjustments to Owner's Contingency)	
Net Change by previously authorized CAEA's:	\$ (328,321.00)
Total Amount of this CAEA:	\$ 13,600.00
0	
Balance of Owner's Contingency Amount:	\$ 425,990.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Dec 10, 2025
Bruce Morris (Dec 10, 2025 09:29:11 CST)
Huckabee - Construction Observer

Bailey McDonald Date Dec 10, 2025
Bailey McDonald (Dec 10, 2025 09:19:17 CST)
General Contractor

Lacy Beckler Date Dec 10, 2025
Lacy Beckler (Dec 10, 2025 09:44:39 CST)
Mansfield ISD - Project Manager

[Signature] Date Dec 10, 2025
Mansfield ISD - Bond Program Manager

Jaffrey Brogden Date Dec 10, 2025
Mansfield ISD
Asst. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

12/02/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 09** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consists of the following:

PCO#010 Legacy Fire Lane Rework Revised

1. Provide material, labor and equipment to remove the existing forms and rebar, fine grade, reinstall forms and rebar, and place paving section.

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be **(\$13,600.00) (Thirteen Thousand Six Hundred Dollars and 00/100.)** and to cause an increase of **0** days to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- Contractor's Contingency Acknowledgement
- Owner's Contingency Approval
- Allowance:

This change approved by:

Bailey McDonald
Crossland Construction Co

Recommended by: Huckabee

Approved by: Mansfield ISD

12/02/2025
Date

Date

Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: Due to RFI#26's Fire Lane Grade response, we are proposing this add due to the need to pull the installed forms and rebar, regrade according to the RFI response, reinstall forms and rebar, then place the remaining paving leave out.

Beckler, Lacy

From: Bailey McDonald <bmcDonald@crossland.com>
Sent: Wednesday, December 3, 2025 5:39 PM
To: Isaac George; Beckler, Lacy; Bruce Morris
Subject: RE: Mansfield ISD Legacy - PCO#010 Fire Lane Rework Revised

WARNING: This email originated from **outside** of Mansfield ISD.

Do not click links or open attachments unless you recognize the sender & are expecting the message.

Lacy and Bruce-

Please see the below snippet from Budova. A man day is considered 10 hours and there is a total of 22 man days equating to 220 hours. This results in \$38/MH which is consistent with what we see. Additionally, the sawcutting is being subbed out as well. Let us know if this clears this up. Thank you.

Thanks,

CROSSLAND

CONSTRUCTION COMPANY, INC.

Isaac George

Assistant Project Manager

13601 North Freeway, Ste. 130

Fort Worth, TX 76177

t: 817.717.4900

C: 214.425.3844

igeorge@crossland.com

www.crossland.com



Trust – Responsibility – Integrity – Passion

IMPORTANT!!! Crossland will never request to change ACH/wire transfer information by email. If you receive such a request, please contact the Legal Department at 620-429-1414.



CONSTRUCTION AND INDUSTRIAL SERVICES

CHANGE ORDER

PROJECT: <i>(name and address)</i> Mansfield Legacy BB-SB	CONTRACT INFORMATION: Contract For: CIP Concrete	CHANGE ORDER INFORMATION: Change Order Number: 004 REV1
GENERAL CONTRACTOR: <i>(name and address)</i> Crossland Construction, Inc 13601 North Freeway, STE 130 Fort Worth, TX 76177	Date: 07/04/2025	Date: 11/25/25
	TRADE PARTNER: <i>(name and address)</i> Budova Group, LLC PO BOX 464 Haslet, TX 76052	

THE CONTRACT IS CHANGED AS FOLLOWS:
(Insert a detailed description of the change and, if applicable, attach or reference specific exhibits. Also include agreed upon adjustments attributable to executed Construction Change Directives.)

RFI #26 Fire lane Grade Changes rework: Remove existing forms and rebar, reinstall forms and rebar, fine grade & additional placement cost.
 \$1,330 Concrete Pump Truck
 \$1,350 Layout and sawed control joint trip charge
 \$2,540 Equipment Rental
 \$8,380 Labor

The original (Contract Sum) (Guaranteed Maximum Price) was	\$ 443,200.00
The net change by previously authorized Change Orders	\$ 9,861.00
The (Contract Sum) (Guaranteed Maximum Price) prior to this Change Order was	\$ 453,061.00
The (Contract Sum) (Guaranteed Maximum Price) will be (increased) (decreased) (unchanged) by this Change Order in the amount of	\$ 13,600.00
The new (Contract Sum) (Guaranteed Maximum Price), including this Change Order, will	\$ 466,661.00
be The Contract Time will be (increased) (decreased) (unchanged) by	7 days.
The new date of Substantial Completion will be	

NOTE: This Change Order does not include adjustments to the Contract Sum or Guaranteed Maximum Price, or the Contract Time, that have been authorized by Construction Change Directive until the cost and time have been agreed upon by both the General Contractor and Trade Partner, in which case a Change Order is executed to supersede the Construction Change Directive.

NOT VALID UNTIL SIGNED BY THE GENERAL CONTRACTOR AND TRADE PARTNER.

Budova Group, LLC

Crossland Construction, Inc

TRADE PARTNER *(Firm name)*

GENERAL CONTRACTOR *(Firm name)*

SIGNATURE

SIGNATURE

Grant Kopycinski, President

PRINTED NAME AND TITLE

PRINTED NAME AND TITLE

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 10

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: December 12, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/>	Error or Omission
<input type="checkbox"/>	Unknown / Unforeseen Conditions
<input checked="" type="checkbox"/>	Owner Requested Change
<input type="checkbox"/>	Other (specify)

Name of Requester: Lacy Beckler
Reason: Owner Requested

Description of Change:

Material and labor for addition of hits and errors on scoreboard for softball.

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
(Adjustments to Owner's Contingency)	
Net Change by previously authorized CAEA's:	\$ (314,721.00)
Total Amount of this CAEA:	\$ 7,640.00
0	
Balance of Owner's Contingency Amount:	\$ 418,350.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Dec 15, 2025
Bruce Morris (Dec 15, 2025 10:45:00 CST)
Huckabee - Construction Observer

[Signature] Date Dec 12, 2025
Bailey McDonald (Dec 12, 2025 17:29:36 CST)
General Contractor

Lacy Beckler Date Dec 15, 2025
Lacy Beckler (Dec 15, 2025 10:27:52 CST)
Mansfield ISD - Project Manager

[Signature] Date Dec 15, 2025
Mansfield ISD - Bond Program Manager

Jeffrey Brogdon Date Dec 15, 2025
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

Proposed Contingency Expenditure

12/12/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. ¹⁰~~011~~** for the **Mansfield ISD Legacy BB/SB Field Renovations:**

Pricing for this proposed expenditure consists of the following:

PCO#011 Scoreboard Additions

1. Provide material, labor and equipment to add hit and error panel to the softball Scoreboard.

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be **(\$7,640.00) (Seven Thousand Six Hundred Forty Dollars and 00/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Bailey McDonald

Crossland Construction Co

Recommended by: Huckabee

Approved by: Mansfield ISD

12/12/2025

Date

Date

Date



CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

COMMENTS: This change is due to the below directive from the district. The cost for the board panels is \$4,995. Gamecourt services cost to do the remobilization and install is the delta \$2,645.



Request for Change Order

To: Crossland Construction Company
420 S. 145th East Ave Suite K
Tulsa, OK 74108
Project: Lake Ridge HS BB & SB

RFC No: 03
Date: 11/20/2025
Description: Cost to provide and install additional hit and error panel to the softball scoreboard.

The above work is subject to the same conditions as specified in the original contract unless otherwise stipulated.

Upon approval the amount of \$7,640.00 will be added to the contract price.

This Request \$7,640.00

Authorized Signature: _____ Date: _____
Game Court Services, Inc.

Authorized Signature: _____ Date: _____
Crossland Construction Company

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 11

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: December 18, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/>	Error or Omission
<input type="checkbox"/>	Unknown / Unforeseen Conditions
<input checked="" type="checkbox"/>	Owner Requested Change
<input type="checkbox"/>	Other (specify)

Name of Requester: Lacy Beckler
Reason: Owner Requested

Description of Change:

Provide material, labor, and equipment to remove concrete found in the baseball right field, add fabric, haul off site.

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
(Adjustments to Owner's Contingency)	
Net Change by previously authorized CAEA's:	\$ (307,081.00)
Total Amount of this CAEA:	\$ 12,500.00
0	
Balance of Owner's Contingency Amount:	\$ 405,850.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Dec 19, 2025
Bruce Morris (Dec 19, 2025 01:46:50 CST)
Huckabee - Construction Observer

[Signature] Date Dec 19, 2025
[Signature] (Dec 19, 2025 08:11:11 CST)
General Contractor

Lacy Beckler Date Dec 19, 2025
Lacy Beckler (Dec 19, 2025 08:09:50 CST)
Mansfield ISD - Project Manager

[Signature] Date Dec 31, 2025
[Signature] (Dec 31, 2025 08:11:11 CST)
Mansfield ISD - Bond Program Manager

Jeffrey Brogden Date Jan 5, 2026
Jeffrey Brogden (Jan 5, 2026 08:11:11 CST)
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

Date: 12/18/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 15** for Mansfield ISD Legacy BB/SB Field Renovations:

Pricing for this proposed expenditure consist of the following:

PCO#015 Baseball Right Field Concrete Removal

1. Provide material, labor and equipment to remove concrete found in the baseball right field and haul off site.

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be **(\$12,500.00) (Twelve Thousand Five Hundred Dollars and 00/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Bailey McDonald

Crossland Construction Co

12/18/2025

Date

Recommended by: Huckabee

Date

Approved by: Mansfield ISD

Date



Change Order Request due to Unforeseen Change Order

Date: 11/25/2025
Owner: Mansfield ISD
Contact: Cameron Boudreaux

Project: Mansfield ISD – Legacy HS
Address: 1263 North Main Street, Mansfield, TX 76063

SCOPE OF WORK : Baseball Right Field Concrete Removal

PSC to remove concrete off site that was found in right field while installing field drainage line on the baseball field. Once concrete is removed, PSC will finish installing field system per plans.

Total Cost: \$12,500.00
Labor: \$11,250.00
Overhead & Profit: \$1,250.00

EXCLUSIONS

1. Sales Taxes
2. Liquidated Damages
3. Payment and performance bond fees (see add above)
4. Demolition and earthwork (outside of work listed above)
5. Subgrade stabilization
6. Locating and marking of any underground
7. All concrete including but not limited to mow curbs, aprons, retaining walls, fence curbs, etc.
8. Backstop walls and netting
9. Fencing
10. Bleachers
11. Dugouts
12. Scoreboards
13. All sports equipment not specifically noted above
14. New irrigation systems
15. New utilities or water lines
16. Rock excavation
17. Lighting
18. Electrical
19. Conduit
20. Permits and fees

Office Address
5001 Saunders Rd
Fort Worth, TX 76119

Website
paragon-sports.com

Office Number
817.916.5000

RFI detail

#28 Removal of Debris in Baseball Field RFI



Status	Closed
Created on	Nov 14, 2025 by Isaac George (Crossland Construction Company)
RFI type	RFI COORDINATOR WORKFLOW
Ball in court	Isaac George (Crossland Construction Company)
Answered	Nov 20, 2025 by Alex Green (Huckabee)

Question

Confirming RFI for the removal of Concrete Debris in Baseball Field. Please provide direction on proper debris removal. (Woven Fabric Product Data attached)

Suggested answer

The proposed solution is to remove concrete and then place onsite woven fabric material underneath moisture barrier. Separate lime material from native then backfill and compact in lifts to proper moisture and density.

Official response

Lacy Beckler (Mansfield ISD): As confirmed with Sports Design Group and Raba Kistner, to remove the concrete debris at the Legacy Baseball field contractor will need to dig the trench and clean up whatever concrete and rebar debris that's encountered.

Stabilize trench sides as much as possible in prep for lining with woven geotextile fabric per approved submittal (please submit for approval).

Woven geotextile fabric is to start behind the nailer at the batting cage and is to be secured by the nailer during installation.

Once the woven geotextile fabric is molded to the trench excavation, with enough extra to secure behind the nailer extend it over subgrade to liner in place now.

Cover with the liner per and thermally weld the liner as required.

NTE 15K per Bobby with Paragon

By **Alex Green** (Huckabee) - Nov 20, 2025, 8:50 AM CST

References and Attachments

Files (1)

- 315W Woven Fabric.pdf

Impact

Cost impact -

Schedule impact -

Other attributes

Priority High

Discipline -

Category -

Location -

Location details -

External ID -

Co-reviewer(s) -

Comments

By

At

No comments were added to this RFI.



ADS 315W WOVEN GEOTEXTILE SPECIFICATION

Scope

This specification describes ADS 315W woven geotextile.

Filter Fabric Requirements

ADS 315W is manufactured using high-tenacity polypropylene yarns that are woven to form a dimensionally stable network, which allows the yarns to maintain their relative position. ADS 315W resists ultraviolet deterioration, rotting and biological degradation and is inert to commonly encountered soil chemicals. ADS 315W conforms to the physical property values listed below:

Filter Fabric Properties

Property	Test Method	Unit	M.A.R.V. (Minimum Average Roll Value) ²
Tensile Strength (Grab)	ASTM D4632	lbs (N)	315 (1400)
Elongation	ASTM D4632	%	15
CBR Puncture	ASTM D6241	lbs (N)	900 (4005)
Puncture	ASTM D4833	lbs (N)	150 (667)
Mullen Burst	ASTM D3786	psi (kPa)	600 (4134)
Trapezoidal Tear	ASTM D4533	lbs (N)	120 (533)
UV Resistance (at 500 hours)	ASTM D4355	%	70
Apparent Opening Size (AOS)*	ASTM D4751	U.S. Sieve (mm)	40 (.425)
Permittivity	ASTM D4491	sec ⁻¹	.05
Water Flow Rate	ASTM D4491	gpm/ft ² (l/min/m ²)	4 (163)

* Maximum average roll value.

Packaging

Roll Dimensions (W x L) - ft. (m) 12.5 x 360/ 15 x 300 / 17.5 x 258 (3.81 x 109.8/ 4.57 x 91.5 / 5.33 x 78.6)

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 12

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: December 18, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/>	Error or Omission	Name of Requester: <u>Lacy Beckler</u>
<input type="checkbox"/>	Unknown / Unforeseen Conditions	
<input checked="" type="checkbox"/>	Owner Requested Change	
<input type="checkbox"/>	Other (specify)	
		Reason: <u>Owner Requested</u>

Description of Change:

Provide double slide gate instead of 4x16 single gate at Turtle pad per RFI.

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
(Adjustments to Owner's Contingency)	
Net Change by previously authorized CAEA's:	\$ (294,581.00)
Total Amount of this CAEA:	\$ 1,925.00
0	
Balance of Owner's Contingency Amount:	\$ 403,925.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Dec 19, 2025
Bruce Morris (Dec 19, 2025 07:42:28 CST)
 Huckabee - Construction Observer

[Signature] Date Dec 19, 2025
Lacy Beckler (Dec 19, 2025 08:13:47 CST)
 General Contractor

[Signature] Date Dec 19, 2025
Lacy Beckler (Dec 19, 2025 08:41:35 CST)
 Mansfield ISD - Project Manager

[Signature] Date Dec 31, 2025
 Mansfield ISD - Bond Program Manager

[Signature] Date Jan 5, 2026
 Mansfield ISD
 Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

Date: 12/18/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 16** for Mansfield **ISD Legacy BB/SB Field Renovations:**

Pricing for this proposed expenditure consist of the following:

PCO#016 Turtle Pad Gate

1. Provide material, labor and equipment to remove concrete found in the baseball right field and haul off site. *to provide + install double slide gate instead of 4x16 single gate @ Turtle pad per RFI.*

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be **(\$1,925.00) (One Thousand Nine Hundred Twenty-Five Dollars and 00/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Bailey McDonald
Crossland Construction Co

Recommended by: Huckabee

Approved by: Mansfield ISD

12/18/2025
Date

Date

Date



Change Order Request due to Unforeseen Change Order

Date: 9/22/2025
Owner: Mansfield ISD
Contact: Cameron Boudreaux

Project: Mansfield ISD – Legacy HS
Address: 1263 N Main St, Mansfield, TX 76063

SCOPE OF WORK : Additional Fence Turtle Pad Per RFI

Provide & Install 4'x24' Double Slide Gate instead of 4'x16' Single Slide gate per RFI.

Total Cost: \$1,925.00 (P&P Bond Add \$40.00)

Materials: \$1,750.00

Overhead and Profit: \$175.00

EXCLUSIONS

1. Sales Taxes
2. Liquidated Damages
3. Payment and performance bond fees (see add above)
4. Demolition and earthwork (outside of work listed above)
5. Subgrade stabilization
6. Locating and marking of any underground
7. All concrete including but not limited to mow curbs, aprons, retaining walls, fence curbs, etc.
8. Backstop walls and netting
9. Fencing
10. Bleachers
11. Dugouts
12. Scoreboards
13. All sports equipment not specifically noted above
14. New irrigation systems
15. New utilities or water lines
16. Rock excavation
17. Lighting
18. Electrical
19. Conduit
20. Permits and fees

Office Address
5001 Saunders Rd
Fort Worth, TX 76119

Website
paragon-sports.com

Office Number
817.916.5000

RFI detail

#6 Turtle Pad Gate Clearance RFI



Status	Closed
Created on	Sep 2, 2025 by Isaac George (Crossland Construction Company)
RFI type	RFI COORDINATOR WORKFLOW
Ball in court	Isaac George (Crossland Construction Company)
Answered	Sep 5, 2025 by Bruce Morris (Huckabee)

Question

The gate for the turtle pad is not wide enough for clearance of the turtle that MISD is purchasing. See attached specs showing the turtle to be 21' and the gate to be 16'. Please advise.

Official response

Richard McDonald (Sports Design Group): CAG100 is a non folding type of cage and the side wheels do not turn to allow it to roll sideways at the Depth dimension of 17'. So the cage will only roll forward and back at the width of 21 feet. So the fence gate will need to be at least 24' wide. So the gate will need to be a double roller gate with 2 12 foot gates rolling towards the center.

Thanks

Richard McDonald
Sports Design Group

By Bruce Morris (Huckabee) - Sep 5, 2025, 9:38 AM CDT

References and Attachments

Files (1)

- CAG100 Spec Sheet.pdf

Impact

Cost impact -

Schedule impact -

Other attributes

Priority High

Discipline -

Category -

Location -

Location details -

External ID -

- Co-reviewer(s)
-  **CSA North** (Huckabee)
 -  **joshua cogburn** (Huckabee)
 -  **Matt Hardy** (Langan)

Activities

Bruce Morris

changed the status from **Open** Answered to **Closed**

By

Bruce Morris

At

Sep 5, 2025, 9:38 AM CDT

Bruce Morris

changed the status from **Open** Answered to **Open** Answered

Official response: Richard McDonald (Sports Design Group): CAG100 is a non folding type of cage and the side wheels do not turn to allow it to roll sideways at the Depth dimension of 17'. So the cage will only roll forward and back at the width of 21 feet. So the fence gate will need to be at least 24' wide. So the gate will need to be a double roller gate with 2 12 foot gates rolling towards the center.

Bruce Morris

Sep 5, 2025, 9:38 AM CDT

Thanks

Richard McDonald

Sports Design Group

set Ball in court to **Isaac George** (Crossland Construction Company)

Richard McDonald

changed the status from **Open** In Review to **Open** Answered set Ball in court to **Bruce Morris** (Huckabee)

Richard McDonald

Sep 5, 2025, 9:33 AM CDT

Richard McDonald updated a response: CAG100 is a non folding type of cage and the side wheels do not turn to allow it to roll sideways at the Depth dimension of 17'. So the cage will only roll forward and back at the width of 21 feet. So the fence gate will need to be at least 24' wide. So the gate will need to be a double roller gate with 2 12 foot gates rolling towards the center. Thanks Richard McDonald Sports Design Group

Richard McDonald

Sep 5, 2025, 9:33 AM CDT

Bruce Morris

changed the status from **Open** Answered to **Open** In Review set Ball in court to **Richard McDonald** (Sports Design Group)

Bruce Morris

Sep 4, 2025, 3:54 PM CDT

Richard, the spec for the turtle is included wit the RFI. Please review the custsheet and revisee your response accordingly.

Bruce Morris

Sep 4, 2025, 3:54 PM CDT

Richard McDonald

changed the status from **Open** In Review to **Open** Answered set Ball in court to **Bruce Morris** (Huckabee)

Richard McDonald

Sep 4, 2025, 12:49 PM CDT

Richard McDonald added a response: The gates were measured per the existing turtles that collapse. I do not have the specs on the new one, so make the gate wide enough for the new turtle. Thanks Richard McDonald Sports Design Group

Richard McDonald

Sep 4, 2025, 12:49 PM CDT

Bruce Morris

changed the status from **Open** In Review to **Open** In Review set Ball in court to **Richard McDonald** (Sports Design Group)

Bruce Morris

Sep 2, 2025, 8:14 PM CDT

changed the **co-reviewer(s)** to **Construction Services North** (Huckabee), **joshua cogburn** (Huckabee), **Matt Hardy** (Langan)

Isaac George added a reference to a File **CAG100 Spec Sheet.pdf**

Isaac George

Sep 2, 2025, 2:43 PM CDT

Isaac George (Crossland Construction Company) created this RFI in **Open** In Review status and set Ball in court to **Bruce Morris** (Huckabee).

Isaac George

Sep 2, 2025, 2:43 PM CDT



CAG100 – “The Professional Cage”

- * Aluminum Frame Inside Dimensions Are Approximately 18' Wide x 14' 6" Deep x 10' High. Cage Frame Joints Are All Welded Except For Shipping Joints. Outside Dimensions Of The Frame Including Wheels Are Approximately 21' Wide x 17' Deep x 10' 3" High.
- * Cage Frame Is Fabricated Out Of 2" Schedule 40 Aluminum Pipe 6061 Stiffness (2.375" O.D. – 2.067" I.D.). The 2" sch 40 6061 Alum pipe is bent to a 4' radius.
- * Cage Is Mounted On Three 18" x 8.5" x 8" Pneumatic Tires
- * Two Outside Wheels Supported By Two 2" Schedule 40 6063 Pipe Bent To Brace And Support Wheels Both Vertically and Horizontally. These braces have a 1 ½" sch 40 pipe welded inside of the 2" pipe for added strength.
- * Steering Mechanism with a Nylon Bearing to Support Weight of the Cage While Preventing Metal Abrasion and Provide Smooth Steering.
- * Steering Mechanism Is Reinforced with Two Triangular Shaped 3/8" x 3" Flat Bar Bent, Welded On To A 2 ½" Schedule 40 Aluminum Steering Column. This Is Bolted To The Frame In Four Places.
- * Brake System, Unique to C&H Baseball's cages, Automatically Engages When The Steering Wheel is Released. The steering bar is bent 1" Schedule 40 Aluminum Pipe looped to both sides of the wheels
- * 2" O.D. X 7" Long x 1/8" Thick Tube Inserts Plug Welded In Place For Joining All Non-Welded Joints. These Joints Are To Be Held Together With Either Through Bolts Or Stainless Steel Rods That Hold Joints In Compression.
- * Wheel Axle Consists of 5/8" thick Solid Stainless Steel Rod, with spacers, washers, and pins
- * Wheel Hubs Are Four Stud 5/8" Ball Bearing x 3" LG 4" BC
- * Cage Frame Has An Oval Shape With 4' Radius Corners, Sides, and Rear. This radius design allows the cage to fit on a typical home plate circle. The Spreader Bars Between The 45 Degree Bow and the Adjacent Bows Are Built With A Four-Foot Radius Of Curvature To Increase The Headroom And Provide More Usable Cage Area. The Cage Frame Is Designed To Be Dismantled and Shipped Via Common Carrier
- * #36 Knotted Nylon Netting; UV Treated Black;
1 ¼" Square Mesh; Bound with 5/16" Black Polypropylene Rope; Custom Fit
- * Spreader Bars Consist of Double Pipe Welded To Half Pipe, Then Through-Bolted to Bows
- * Spreader Bars Centered Down The Middle Of The Cage Approximately 12" Apart To Prevent Cage Folding In A Strong Wind.
- * Shipping Weight Is Approximately 500 lbs., Shipped Unassembled.

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 13

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: December 18, 2025
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/>	Error or Omission	Name of Requester: Lacy Beckler
<input type="checkbox"/>	Unknown / Unforeseen Conditions	
<input checked="" type="checkbox"/>	Owner Requested Change	
<input type="checkbox"/>	Other (specify)	
		Reason: Owner Requested

Description of Change:

Material, Labor, and equipment to remove existing gutters and down spouts and replace with one single gutter and downspout to prevent runoff of water directly onto bullpen

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00
(Adjustments to Owner's Contingency)	
Net Change by previously authorized CAEA's:	\$ (292,656.00)
Total Amount of this CAEA:	\$ 3,550.00
0	
Balance of Owner's Contingency Amount:	\$ 400,375.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Dec 19, 2025
Bruce Morris (Dec 19, 2025 09:50:01 CST)
Huckabee - Construction Observer

BG Date Dec 19, 2025
Bailey McDonald (Dec 19, 2025 06:16:30 CST)
General Contractor

L Beckler Date Dec 19, 2025
Lacy Beckler (Dec 19, 2025 08:35:18 CST)
Mansfield ISD - Project Manager

[Signature] Date Dec 31, 2025
Mansfield ISD - Bond Program Manager

Jeffrey Brogden Date Jan 5, 2026
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

Proposed Contingency Expenditure

Date: 12/17/2025

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 12** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

PCO#012 Dugout Gutters & Downspouts

1. Provide material, labor and equipment to remove existing gutters and down spouts and replace with new single gutter and downspouts.

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be **(\$3,550.00) (Three Thousand Five Hundred Fifty Dollars and 00/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Bailey McDonald
Crossland Construction Co

12/17/2025
Date

Recommended by: Huckabee

Date

Approved by: Mansfield ISD

Date



HeritageOne
Roofing, Inc.

December 16, 2025

Bailey McDonald
Crossland Construction

**RE: Mansfield ISD – Legacy High School BB SB Turf Batting
Gutter and Downspout Modifications**

Listed below is a summary of our scope of work and pricing.

SCOPE OF WORK/BID INCLUSIONS:

- Remove existing downspouts – return cast-iron boots to owner
- Patch gutter where downspouts were removed
- Provide and install two (2) cast iron downspout boots
 - Prime and paint to match existing downspout color
 - Connection to underground piping by others

TOTAL PRICE

\$3550

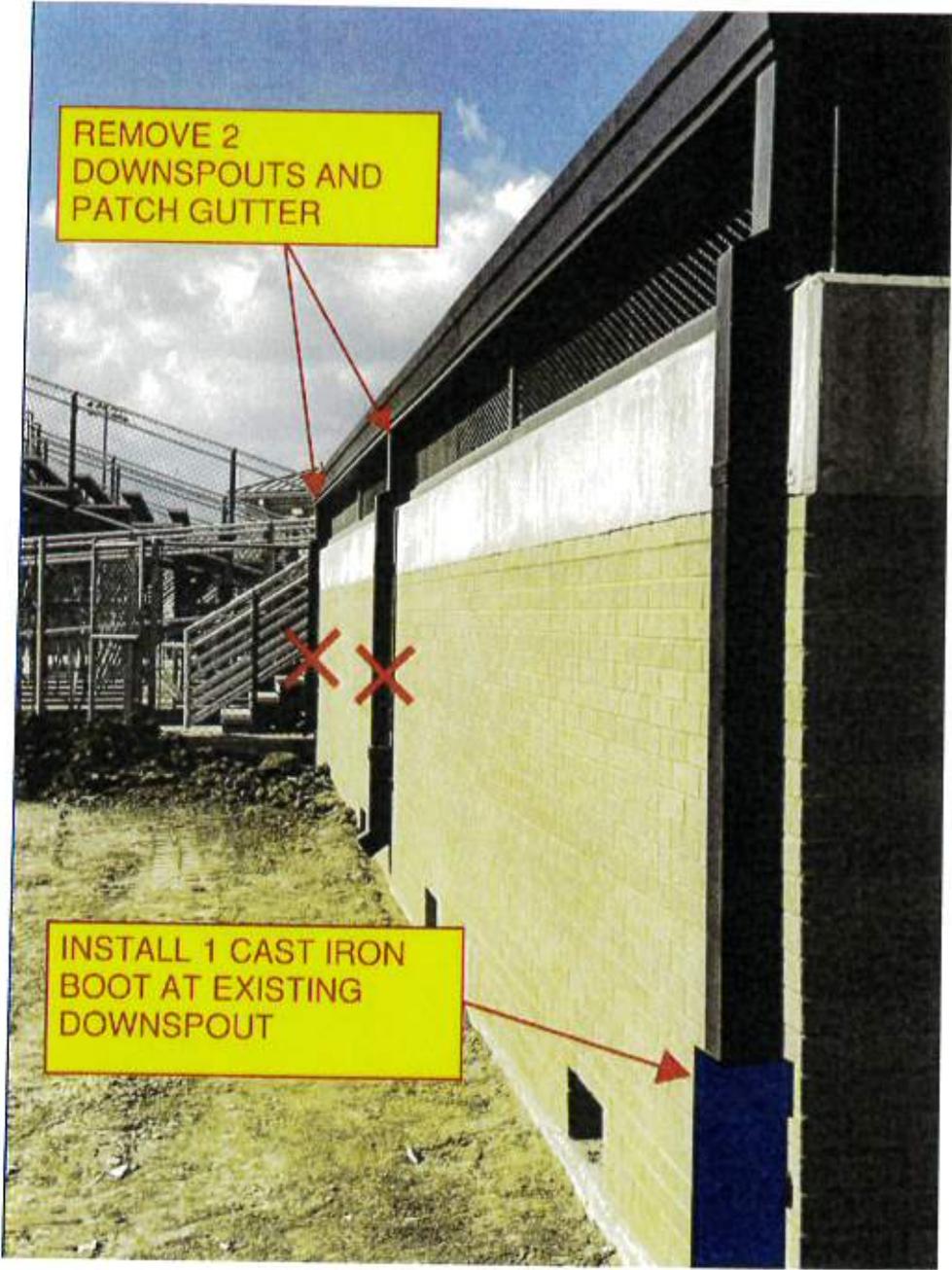
Three Thousand Five Hundred Fifty Dollars

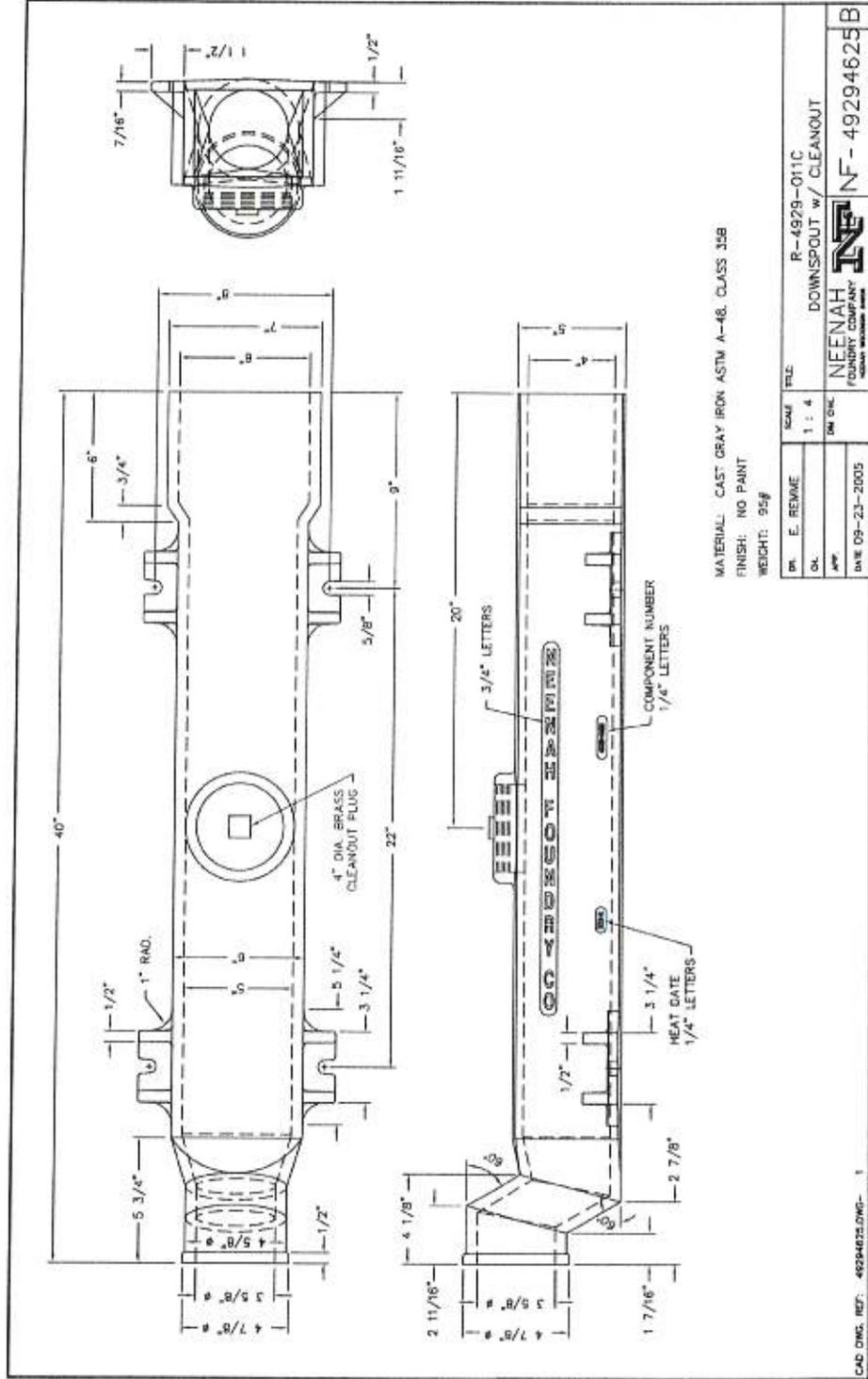
NOTES: Proposal includes work on two (2) dugouts.

We appreciate the opportunity of providing our proposal. Should you have any questions, please feel free to contact me at 214-395-6168.

Respectfully,

Nick Riski





MATERIAL: CAST GRAY IRON ASTM A-48, CLASS 35B
 FINISH: NO PAINT
 WEIGHT: 95g

DR.	E. REMME	SCALE	1 : 4	DATE	09-23-2005
CHK.		BY		APP.	
R-4929-011C DOWNSPOUT w/ CLEANOUT			NEENAH FOUNDRY COMPANY FOUNDRY COMPANY 4929-011C		
CAD DWG. REF: 49294625.DWG- 1					

RF-49294625B

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 14

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: January 28, 2026
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/> Error or Omission	Name of Requester: <u>Lacy Beckler</u> Reason: <u>Owner Requested</u>
<input type="checkbox"/> Unknown / Unforeseen Conditions	
<input checked="" type="checkbox"/> Owner Requested Change	
<input type="checkbox"/> Other (specify)	

Description of Change:

Credit for the removal of overhead door operator

Original Owner's Contingency Amount per contra	\$	111,269.00
Additional Project Contingency:	\$	-
Revised Contingency Total:	\$	111,269.00

(Adjustments to Owner's Contingency)

Net Change by previously authorized CAEA's:	\$	(289,106.00)
Total Amount of this CAEA:	\$	(2,826.00)
		0
Balance of Owner's Contingency Amount:	\$	403,201.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Jan 29, 2026
Bruce Morris (Jan 29, 2026 18:30:53 CST)
Huckabee - Construction Observer

Bailey McDonald Date Jan 29, 2026
Bailey McDonald (Jan 29, 2026 07:40:26 CST)
General Contractor

Lacy Beckler Date Jan 29, 2026
Lacy Beckler (Jan 29, 2026 20:02:56 CST)
Mansfield ISD - Project Manager

Jeffrey Brogden Date Feb 2, 2026
Jeffrey Brogden (Feb 2, 2026 07:42:53 CST)
Mansfield ISD - Bond Program Manager

Jeffrey Brogden Date Feb 2, 2026
Jeffrey Brogden (Feb 2, 2026 07:42:53 CST)
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

Date: 1/19/2026

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 17** for Mansfield **ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

PCO#017 Overhead Door Operator Credit

1. Credit for the removal of the Overhead Door Operator.

After review of this change by Crossland and our Subcontractors, we find the total **CREDIT** to be **(\$2,826.00) (Two Thousand Eight Hundred Twenty Six Dollars and 00/100.)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- Contractor's Contingency Acknowledgement
- Owner's Contingency Approval
- Allowance:

This change approved by:

Bailey McDonald
Crossland Construction Co

Recommended by: Huckabee


Approved by: Mansfield ISD

1/19/2026
Date

Date

Date

4555 Forest Hill Circle
 Fort Worth, TX 76140
 817-478-2808

2401 Worthington Dr., Ste 100
 Denton, TX 76207
 940-427-4115



Contact: Alex Martin
 214-422-4279
 a.martin@accessoverheaddoor.com
 Quote Date: 1/16/2026

Customer: Crossland	Project: Mansfield Legacy CO
Attention: Drew Worth	Quote #: A-050625-003
Email:	Phone:
Job address: Mansfield, Tx	Delivery: 4 Weeks

Quantity	Description	Price	Total
	Coiling Overhead Door		
	22 Ga. Flat Slats, Polyurethane Insulation, Guides/Headplates & Bottom Safety Edge Weatherstripping: Yes Color: Powder-Coated Finish (RAL #9005)		
2	6' w x 10' h CHI Model 6222		\$22,346.00
	Operator		
2	Cornell MGH (1/3 HP) Motor Specs: Photo-Eyes, 3-Button Station & Chainhoist Voltage: 115v - Single Phase - 60hz		(\$2,826.00) deduction
2	7 Pin Key'd Control Station		
2	Chainhoist		no add cost
	Total		\$19,520.00



What's important to you, is important to us.



4555 Forest Hill Circle
Fort Worth, TX 76140
817-478-2808

2401 Worthington Dr., Ste 100
Denton, TX 76207
940-427-4115



Contact: Alex Martin
214-422-4279
a.martin@accessoverheaddoor.com
Quote Date: 1/16/2026

Installation and Work Terms:

- **Installation Personnel:** Unless explicitly noted, all installations will be carried out by our factory-trained, non-union personnel.
- **Electrical and Wiring:** All wire, wiring, conduit, electrical hook-up, control wiring, mounting of control panels, and outside lights are the responsibility of the customer or others. Access Overhead Door will install low-voltage control and photo eye wiring inside conduit up to 10' above the finished floor if it has been included as part of this quote. If low voltage wiring is not included in this quote, additional charges to add wiring will be incurred.
- **Pricing and Hours:** Pricing is based on the installation of equipment during regular business hours and a normal business week. Any work conducted outside these hours will incur additional charges.
- **Site Expectations:** Unless otherwise specified, pricing is contingent upon one mobilization with fully ready opening to include access TO the opening with necessary equipment. Additional charges apply if the site does not meet these expectations or if additional trips are necessitated due to site conditions.
- **Site Preparation:** Site preparation, including finished floor and ceiling, removal of obstructions to accommodate equipment, cutting, patching, painting, ensuring interior surfaces are flush and plumb, door frames, extensions, plating for track, and spring pads are the responsibility of the customer or others unless otherwise stated. Mounting surface should be free of paint/foam/debris.
- **Obstructions and Modifications:** Obstructions, including but not limited to sprinkler pipes added before or after installation that require door modifications or additional mobilizations, will be subject to additional charges.
- **Concrete Chipping:** Access assumes no responsibility for concrete chipping. The finished floor should be complete before installation. Any necessary concrete chipping will be subject to additional charges.
- **Job Site Readiness:** Access does not guarantee a specific timeframe for rescheduled installations if the job site is not ready due to factors beyond Access OHD's control. It may take up to 30 days for rescheduling.
- **Special Orders and Payment:**
- **Payment Upfront:** Special orders necessitate 100% upfront payment.
- **Cancellation and Material Ordering:** If an invoice is canceled after materials have been ordered, an invoice for materials will be sent immediately and must be paid upon receipt.
- **Permits, Certificates, and Training:** Access is not responsible for any permits, special certificates, or training unless these requirements have been explicitly discussed and agreed upon before the initial quote.
- **Interior Painting and Foaming:** Any interior painting or foaming conducted after installation that results in contact with the door will void the warranty.
- **Payment Terms:** If payment is not received within 30 days of the invoice date, the warranty period is voided.
- **Quotes:** Quotes are valid for 30 days from the date of issuance.
- **Warranty:** Service work carries a 90-day warranty upon completion of the work, while new construction installation work is covered for 1 year. Warranty work is only provided during regular business hours; any warranty service required after regular business hours will incur additional charges. Please note that photo eye misalignment is not covered under warranty, and any issues stemming from use beyond normal usage of doors and/or operators will not be covered under warranty.

Accepted by: _____

Date: _____

Print: _____

P.O. (if applicable): _____

Project Total:	\$19,520.00
Tax if applicable:	\$0.00
Total with tax:	\$19,520.00



What's important to you, is important to us.



Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 15

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: January 28, 2026
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/>	Error or Omission	Name of Requester: Lacy Beckler
<input type="checkbox"/>	Unknown / Unforeseen Conditions	
<input checked="" type="checkbox"/>	Owner Requested Change	
<input type="checkbox"/>	Other (specify)	
		Reason: Owner Requested

Description of Change:

Additional Groomer for LHS Baseball/Softball Maintenance

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00

(Adjustments to Owner's Contingency)

Net Change by previously authorized CAEA's:	\$ (291,932.00)
Total Amount of this CAEA:	\$ 12,500.00
0	
Balance of Owner's Contingency Amount:	\$ 390,701.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Jan 29, 2026
Bruce Morris (Jan 29, 2026 10:44:23 CST)
Huckabee - Construction Observer

Bailey McDonald Date Jan 29, 2026
Bailey McDonald (Jan 29, 2026 07:41:27 CST)
General Contractor

Lacy Beckler Date Jan 29, 2026
Lacy Beckler (Jan 29, 2026 20:02:37 CST)
Mansfield ISD - Project Manager

[Signature] Date Feb 2, 2026
Mansfield ISD - Bond Program Manager

[Signature] Date Feb 2, 2026
Jeffrey Brogden (Feb 2, 2026 07:42:15 CST)
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

Proposed Contingency Expenditure

Date: 01/26/2026

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 20** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

Turf Groomer

1. Labor and equipment to provide and deliver an additional turf groomer to Legacy.

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be **\$12,500 (Twelve Thousand Five Hundred and 00/100)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:



Contractor's Contingency Acknowledgement

Owner's Contingency Approval

€ Allowance:

This change approved by:

Bailey McDonald

Crossland Construction Co

Recommended by: Huckabee

Approved by: Mansfield ISD

1/26/2026

Date

Date

Date

COMMENTS:



Change Order Request due to Unforeseen Change Order

Date: 1/23/2026
Owner: Mansfield ISD
Contact: Bailey McDonald

Project: Mansfield ISD – Legacy HS
Address: 1263 North Main Street, Mansfield, TX 76063

SCOPE OF WORK : Additional Turf Groomer

PSC to provide additional Turf Groomer at Legacy HS.

Total Cost: \$12,500.00

Materials: \$12,500.00

EXCLUSIONS

1. Sales Taxes
2. Liquidated Damages
3. Payment and performance bond fees (see add above)
4. Demolition and earthwork (outside of work listed above)
5. Subgrade stabilization
6. Locating and marking of any underground
7. All concrete including but not limited to mow curbs, aprons, retaining walls, fence curbs, etc.
8. Backstop walls and netting
9. Fencing
10. Bleachers
11. Dugouts
12. Scoreboards
13. All sports equipment not specifically noted above
14. New irrigation systems
15. New utilities or water lines
16. Rock excavation
17. Lighting
18. Electrical
19. Conduit
20. Permits and fees

PROPOSAL CONDITIONS and QUALIFICATIONS

Office Address
5001 Saunders Rd
Fort Worth, TX 76119

Website
paragon-sports.com

Office Number
817.916.5000

Contingency Allowance Expenditure Authorization Form



Mansfield Independent School District
2024 Bond Program

CAEA # 16

Owner's Contingency

To be completed separately for each school / facility within the construction contract

Contractor: Crossland Construction Company	PM Firm: MISD Bond	Date: February 24, 2026
School Name: Legacy HS BB & SB Renovations	Project #: 01885-06-02	PO#: 9582500301

<input type="checkbox"/>	Error or Omission
<input type="checkbox"/>	Unknown / Unforeseen Conditions
<input checked="" type="checkbox"/>	Owner Requested Change
<input type="checkbox"/>	Other (specify)

Name of Requester:	Lacy Beckler
Reason:	Owner Requested

Description of Change:

Material, labor, & equipment to provide and install batting cage divider chains in softball and baseball.

Original Owner's Contingency Amount per contra	\$ 111,269.00
Additional Project Contingency:	\$ -
Revised Contingency Total:	\$ 111,269.00

(Adjustments to Owner's Contingency)

Net Change by previously authorized CAEA's:	\$ (279,432.00)
Total Amount of this CAEA:	\$ 3,750.00
0	
Balance of Owner's Contingency Amount:	\$ 386,951.00

Approval by the District will constitute authorization to proceed with this change. The Contract amount and Contractual Substantial Completion Date will not be altered by this C.A.E.A.

Bruce Morris Date Feb 25, 2026
Bruce Morris (Feb 25, 2026 09:27:46 CST)
Huckabee - Construction Observer

[Signature] Date Feb 24, 2026
Bailey McDonald (Feb 24, 2026 17:20:32 CST)
General Contractor

Lacy Beckler Date Feb 25, 2026
Lacy Beckler (Feb 25, 2026 07:36:09 CST)
Mansfield ISD - Project Manager

[Signature] Date Mar 3, 2026
Mansfield ISD - Bond Program Manager

[Signature] Date Mar 4, 2026
Jeffrey Brogden (Mar 4, 2026 10:43:02 CST)
Mansfield ISD
Ass. Superintendent of Facilities & Bond Programs

CROSSLAND
CONSTRUCTION COMPANY, INC.

13601 North Fwy Ste 130

Fort Worth, Texas 76177

tel 817.717.4900

fax 972.347.5684

Proposed Contingency Expenditure

Date: 2/23/2026

Joshua Cogburn
Huckabee & Associates, Inc.
801 Cherry St, Ste 500
Fort Worth, Texas 76102

Please find attached pricing for the **Proposed Contingency Expenditure No. 22** for the **Mansfield ISD Legacy BB/SB Field Renovations**:

Pricing for this proposed expenditure consist of the following:

Batting Cage Divider Chains

1. Material, labor, & equipment to provide and install batting cage divider chains.

After review of this change by Crossland and our Subcontractors, we find the total **ADD** to be **\$3,750 (Three Thousand Seven Hundred Fifty and 0/100)** and to cause an increase of **0 days** to the project schedule. Crossland and associated subcontractors reserve the right to revisit the above-mentioned scope for items not explicitly noted in the subsequent price quotations. After 14 days this price may be voided and repriced if not approved.

The cost for this change shall be funded from:

- € Contractor's Contingency Acknowledgement
- € Owner's Contingency Approval
- € Allowance:

This change approved by:

Bailey McDonald
Crossland Construction Co

Recommended by: Huckabee

Approved by: Mansfield ISD

2/23/2026
Date

Date

Date

COMMENTS:



Change Order Request due to Unforeseen Change Order

Date: 2/20/2026
Owner: Mansfield ISD
Contact: Bailey McDonald

Project: Mansfield ISD – Legacy HS
Address: 1263 North Main Street, Mansfield, TX 76063

SCOPE OF WORK : Batting Cage Divider Chains

PSC to install chains at batting cages divider nets

Total Cost: \$3,750.00
Material: \$2,025.00
Labor: \$1,350.00
OH&P: \$375.00

EXCLUSIONS

1. Sales Taxes
2. Liquidated Damages
3. Payment and performance bond fees (see add above)
4. Demolition and earthwork (outside of work listed above)
5. Subgrade stabilization
6. Locating and marking of any underground
7. All concrete including but not limited to mow curbs, aprons, retaining walls, fence curbs, etc.
8. Backstop walls and netting
9. Fencing
10. Bleachers
11. Dugouts
12. Scoreboards
13. All sports equipment not specifically noted above
14. New irrigation systems
15. New utilities or water lines
16. Rock excavation
17. Lighting
18. Electrical
19. Conduit
20. Permits and fees

Office Address
5001 Saunders Rd
Fort Worth, TX 76119

Website
paragon-sports.com

Office Number
817.916.5000

