









DOW PARK DRAINAGE PIPE REHABILITATION & PARKING IMPROVEMENTS

MHS Planning Statement of Qualifications



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November 21, 2024
City of Deer Park
Office of the City Secretary
710 E San Augustine, Deer Park, Texas 77536



RE: City of Deer Park - RFQ#4026-24 - Dow Park Drainage Pipe Rehabilitation & Parking Lot Improvements

DEAR SELECTION COMMITTEE MEMBERS,

We would like to express our enthusiasm and interest at the opportunity to submit our Statement of Qualifications for Dow Park Drainage Pipe Rehabilitation and Parking Lot Improvements in Deer Park. It would be a pleasure to work with Deer Park Staff to improve Dow Park. The proposed improvements to the park will greatly enhance the daily use and access by community members and City Staff. MHS Planning & Design (MHS) has extensive experience in the design, engineering, and construction administration of park spaces

Over the years our team has built a reputation for consistent delivery of exceptional services and design solutions. The stewardship and upkeep of public green spaces are important to maintain access to park spaces by all members of the community. We are looking forward to the possibility of partnering with the City of Deer Park once again to further improvements to your parks system.

Our team of landscape architects, civil engineers and planners provide a diverse skill set combined with a passion for creating lasting public spaces. The diversity of our skills and depth of experience provides us with the opportunity to deliver results that will seamlessly align with Deer Park's unique character and the needs presented by the Dow Park Drainage Pipe Rehabilitation and Parking Lot Improvements.

MHS employs a "Concept to Completion" work model that allows us to utilize our skills at every stage of recreational projects. In partnering with the City of Deer Park, we are eager to demonstrate our ability to deliver design and construction administrative solutions that meet and exceed expectations. We feel that communication and collaboration are vital aspects to a successful project, and if chose we commit to engage in consistent and transparent communication to ensure that our work aligns with your vision.

I, David B. Shipp (Sr. Landscape Architect), have authority to commit the firm to any legally binding future contracts. There is no conflict of interest between the MHS Team and the City of Deer Park. Please feel free to contact me at any time to answer additional questions or provide clarifications. Thank you for the opportunity, and on behalf of the project team, I look forward to partnering with the City of Deer Park.

Sincerely,

A handwritten signature in black ink, appearing to read "D. Shipp".

**David B. Shipp, Senior Landscape Architect, Partner
214.845.7008 // dshipp@mhsplanning.com**

PROJECT UNDERSTANDING

The City of Deer Park is in the process of developing plans for the improvements to drainage and parking at Dow Park. MHS Planning & Design would love to contribute our expertise and help provide engineering design services on how Deer Park can best achieve these improvements.

RELATIONSHIP BUILDING

For MHS, building relationships with its clients is crucial to productive design efforts. We have a wealth of experience developing construction plans for park spaces, large and small, across Texas. Many of the projects we work on involve improvements or replacements of existing park infrastructure which help to continue the use of these spaces for future generations. We also know that park spaces hold importance within communities, and Dow Park is obviously one of these spaces. We are committed to proposing improvements that address the concerns of the City but that also respect the importance of the park to the community of Deer Park.

OUR UNDERSTANDING OF THE PROJECT

Proper understanding of a site and what factors have informed the scope is necessary to ensure the solutions proposed moving forward are addressing the correct issues. Given the scope of this project, gathering thorough site inventory and analysis through site visits and accurate surveying will be a key step in the discovery stage. This will not only pinpoint the issues but will form the framework for the design.

One of the most important factors with this project is that it further improves the accessibility of the park for its users and solidifies drainage infrastructure. These two items ensure that the park will be safe and usable for community members. From our previous work within the City of Deer Park we understand the intricacies of working in Harris County. Coordination with TCEQ and HCFCDD were vital to project success at Glenwood Park, and that experience will help inform our project procedures moving forward.

The partnership between the City of Deer Park and MHS will benefit the community due to our knowledge of producing construction documents for cities across the State. MHS will put the City at the forefront of this project to ensure these plans accomplish the goals and desires of Deer Park. If the City of Deer Park partners with MHS Planning & Design, MHS will ensure this project is conducted in a timely manner and the results will be implementable.



PROPOSED WORK PLAN

PROGRAMMING & SCHEMATIC DESIGN

- 1) **Kick-Off:** The kick-off stage includes an initial meeting to outline the project objectives and lay the groundwork for all stages of the project.
- 2) **Inventory/Site Analysis:** We undertake a comprehensive study of the proposed site to understand its existing conditions, potential constraints, and opportunities, which will influence the design and development process. This would include any site visits and review of existing topographic survey.
- 3) **Conceptual Planning:** Based on the information gathered, initial design concepts are developed. These concepts are aimed to blend creativity with functionality, catering to the needs of the community.

DESIGN DEVELOPMENT

- 4) **Design Refinement/Cost estimation:** After presenting initial concepts to clients and stakeholders, any feedback is used to refine the chosen design concept, further detailing the design and making adjustments. Designs undergo a thorough review for accuracy, potential improvements, and compliance with local, state, and federal regulations. Preliminary cost estimates are also developed.
- 5) **Presentation & further revisions of Conceptual Layouts:** We present the final design concept to the client, providing an opportunity to review and provide feedback. Based on that review, necessary revisions and updates are made to the design layout.
- 6) **Final Layout for Approval:** A finalized design layout is prepared, reflecting all the revisions ready for client approval. Cost estimates are also reassessed and refined to guarantee that the project remains within budgetary guideline

CONSTRUCTION DOCUMENTATION

- 7) **30%, 60%, 90% Review Sets:** Progressively detailed stages of the design documents are presented to the client for review and approval, facilitating a consistent feedback process. With the completion of each plan set, cost estimates are reviewed and updated to stay on budget.
- 8) **100% Sealed Plan Set:** Once all feedback is incorporated and the design is approved, a final, fully-detailed plan set is prepared and sealed for construction.
- 9) **Contract Document and Technical Specifications Developed:** We prepare comprehensive contract documents and develop technical specifications that guide the construction phase.

CONSTRUCTION ADMINISTRATION

- 10) **Project Bidding & Contractor Selection:** We assist the client in managing the bidding process, ensuring all potential contractors understand the project scope and requirements. We guide the client through the contractor selection process, considering factors like experience, bid price, and understanding of the project.
- 11) **Substantial & Final Walk-Thrus:** We conduct comprehensive walkthroughs at substantial completion and at project end to ensure all aspects align with the design and specifications.
- 12) **Ribbon Cutting:** Upon project completion, we join the ceremonial ribbon cutting to mark the successful completion of the project and celebrate the beginning of its operation!

FIRM METHODOLOGY

OUR DESIGN PHILOSOPHY

MHS has successfully designed & engineered hundreds of parks and green spaces for cities and municipalities across the State of Texas. Landscape architecture and engineering services provided by MHS Planning vary from client to client and stand out because: they are unique to the community, and they remain safe and engaging for generations.

EFFECTIVE COMMUNICATION

It is imperative for MHS to coordinate with City Staff, Community Leaders, and Stakeholders to better understand the needs of the community and project goals. MHS works to ensure that each step of the project meets the needs of the community, current design standards, and all local, state and federal regulations. The MHS Team believes that open collaboration will provide the City with the excellence, integrity, service, and communication that it is known for.

David B Shipp, PLA will serve as the primary lead of the LA Team. David will be responsible for updating City Staff and other special services deemed necessary to the project specific to their roles and skill sets. Our Design Quality Control Plan emphasis is placed on continuous coordination, communication, reviews, and checking. These procedures are instituted to reduce errors, improve coordination and to verify a quality product. These requirements are incorporated into a three stage process of Planning, Reviewing, and Responding.

OUR 3 STEP QA PROCESS

1. PLANNING: INITIAL STAGES OF PROJECT PROCESS PLANNING



- » **Team:** Designate Reviewers, Develop Project Process, Outline Review Protocols
- » **Deliverables:** Develop list of Project Deliverables
- » **Timeline:** Develop Project Timeline & Associated Review Schedule

2. REVIEWING: METHODOICAL PROCESSES TO ENSURE CONSISTENT DOCUMENT STANDARDS



- » **Meeting:** Production & Review Team familiarize themselves with the state of the Project
- » **Assembly:** Production Team compiles all deliverables from all Teams.
- » **Review:** The Review Team comments on all assembled documentation

3. RESPONDING: PROCESS FOR VERIFYING THAT ALL COMMENTS HAVE BEEN ADDRESSED



- » **Hand-Off:** Production team is handed all comments by the Review Team
- » **Meeting:** Production & Review team meet to coordinate on items needing clarification
- » **Revise:** Production team addresses comments and documents their responses
- » **Closure:** Once comment response is complete, the Project moves into the next phase

ENGAGEMENT TOOLS

City Hall Meetings

Stakeholder Interviews

Focus Group Workshops

Community Surveys

Pop-Up Events

Design Charettes

GIS Storymaps

PUBLIC INPUT

City Hall Meetings allow for opportunities for the community to interact directly with City Staff, decision makers, and consultants to provide input regarding their needs and wants. MHS creates presentations and poster board questions to start the dialogue to determine the needs of the community.

Stakeholder Interviews and Focus Group meetings are similar, but each are used for different outcomes. Both are conducted with key personnel in the community and are used to get a deeper understanding of the area's needs. Stakeholder Interviews are generally conducted with community members with a significant investment in the plan, while focus group meetings are utilized to assess the overall needs of the community. MHS helps identify the community members that should be involved on the project and can conduct virtual or in-person meetings.

Community Surveys can be conducted online and/or in person and are utilized to assess the community's wants and needs or their satisfaction with a design concept. Pop-Up Events are great opportunities for City Staff and the consultants to engage directly with the public. Many forms of public engagement can require the community to take the first step and engage with City Staff; whereas, pop-up events bring the engagement to the community. MHS hosts pop-up events at local businesses, restaurants, and parks, to get feedback directly from the public.

Design Charettes are utilized to understand the community's vision of the future of the project and to capture a more tangible image of their desires. The resulting graphics are utilized as our own design work begins.



GIS & ESRI STORYMAPS

Community engagement is not just a project phase - it is an ongoing partnership. Our GIS-based interactive tools let us engage with the community, sharing the city's vision with detailed maps and listening to its citizens views with survey tools.

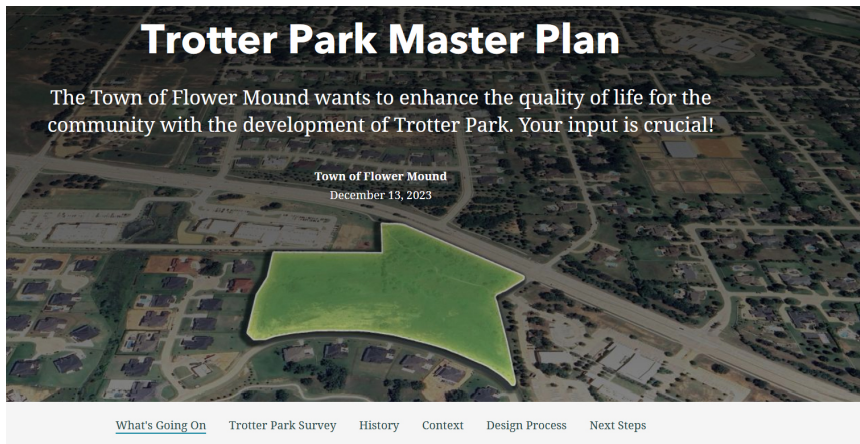
MHS utilizes Esri's StoryMaps to create customized and interactive project pages with the City's branding and project information such as the history, current status, opportunities for engagement, and next steps.

Community surveys are incorporated into this website, allowing citizens easy and convenient opportunities to provide their input. This promotes trust and transparency and ensures residents in our communities do not just follow along, they have the relevant data and become part of the conversation.

We are aware that there are inequalities when it comes to internet resources, so we work with communities to ensure that public facilities such as libraries or city staff can assist the residents with accessing the website. One of the benefits of utilizing a website for project tracking is that they can be easily translated into other languages, which broadens the inclusive opportunities for engagement.

ESRI STORYMAP EXAMPLE:
Trotter Park, Flower Mound, Texas

Scan the QR Code
or
Click Here to View



Town of Flower Mound Parks and Recreation Department:

- Phone: 972.874.6278
- Email: parks@flower-mound.com

What's Going On

The Town of Flower Mound has begun the master planning design process for the Trotter Park property. This website will serve as a dedicated platform for our community to stay informed about the progress of this project and we are committed to providing regular updates. Please visit this website frequently to ensure you are up to date with the current progress and design of the property.

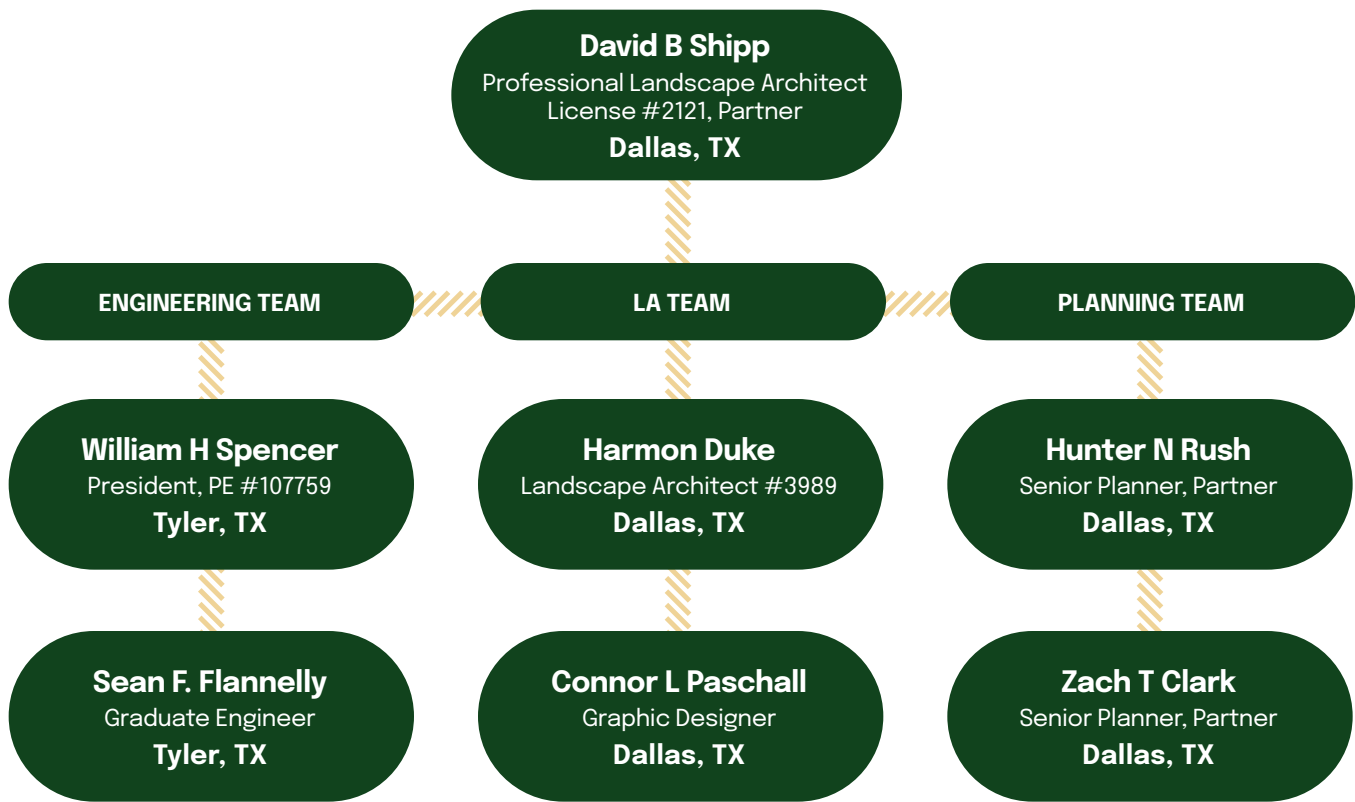
Trotter Park Survey



ORGANIZATIONAL CHART & RESUMES

TOTAL MHS STAFF

- 2 Landscape Architects
- 1 Civil Engineer
- 1 Graduate Engineer
- 1 CAD Drafter
- 3 Planners
- 2 Graphic Designers
- 1 Office Manager



Each team member will be responsible for the aspects of production respective to their title and company role. All members are committed to dedicating the time necessary to ensure successful completion of projects. Our Team has been assembled based on experience, compatibility, and dedication to excellence. Our team members have special skills and qualities that create a fun, passionate, and effective dynamic.

DAVID B SHIPP

Project Team Lead / Partner & Senior Landscape Architect # 2121

E: dshipp@mhsplanning.com

C: 214.837.7211

David has managed projects ranging from large sports complexes, recreation open space master plans, neighborhood parks, residential amenity centers, and multi-mile trail systems. By combining strategic thinking with a collaborative spirit, David has successfully engaged clients and communities at all levels of the design process.

Certifications & Registrations

- » Registered Landscape Architect, State of Texas, Number 2121
- » Council of Landscape Architecture Registration Boards Certification, Number 1239
- » American Society of Landscape Architects

WILLIAM H SPENCER

President and Civil/Professional Engineer

E: whs@mhsplanning.com

C: 214.796.8807

William Spencer has been employed at MHS since 2012 and is responsible for design, project management and construction administration of sports complexes, neighborhood parks, and commercial/residential development. His involvement through the planning, design, and construction process allows him to have a deep knowledge of every project ensuring a high level of customer service and satisfaction beyond the industry standard. His commitment to excellence and dedication to exceeding clients expectations allows him to deliver projects that are cost effective and of the highest quality. In his free time, William likes to spend time playing outside with his wife and five kids.

Certifications & Registrations

- » Registered Professional Engineer, State of Texas # 107759
- » American Society of Civil Engineering
- » Texas Municipal League
- » Texas Recreation and Parks Society

HUNTER N RUSH

Senior Planner & Partner

E: hrush@mhsplanning.com

C: 979.571.8719

Hunter has been employed at MHS since 2008 and has 16 years of planning and park design experience. He leads the MHS Planning Department which consists of planners, landscape architects, landscape designers, and designers. His work includes the production of Parks, Recreation, and Open Space Master Plans, Texas Parks & Wildlife and TxDOT grants, and individual park designs and site plans. Hunter coordinates with local governments and the general public to guide his team in efficient commercial and residential developments, site specific master plan designs, and provides on & off-site project management.

Certifications & Registrations

- » Texas Recreation & Parks Society
- » National Recreation & Parks Association
- » American Planning Association

HARMON DUKE

Professional Landscape Architect #3989

E: harmon@mhsplanning.com

Harmon has been employed at MHS since 2020. He assists in the production of park designs, site master planning, grading, construction documentation, and landscape design. He is excited to bring together his knowledge of native plants, community engagement, and landscape designs to create unique people-centric public spaces. In his free time, he enjoys genealogy, gardening, painting, cemetery research and preservation.

Certifications & Registrations

- » Registered Landscape Architect, State of Texas #3989
- » American Society of Landscape Architects

CONNOR L PASCHALL

Senior Graphics Designer

E: connor@mhsplanning.com

Connor Paschall has been employed at MHS planning since 2020. He is responsible for 2D and 3D Renderings, Graphic Design, and conceptual artwork. His design background spans multiple industries and gives him a unique approach to creating high end visual solutions for MHS clients. His passion for the outdoors and pursuit of artistic perfection helps MHS stand out above the rest. In his daily free time, Connor likes to be in nature, continue his personal art exploration, and climb trees. Connor also enjoys spending time in Tanzania Africa.

ZACH T CLARK

Planner, AICP

E: zach@mhsplanning.com

Zach has been employed at MHS since 2022, and he is primarily responsible for master planning and grant writing. He has a passion for public engagement, qualitative data collection and analysis, and GIS, which makes him an incredible asset to the team here at MHS. Zach is an avid traveler, and he enjoys spending his time outdoors in nature hiking, swimming, and tending to his plants.

Certifications & Registrations

American Institute of Certified Planners

Texas Recreation & Parks Association

American Planning Association

SEAN FLANNELLY

Graduate Engineer

E: sflannelly@mhsplanning.com

Sean Flannelly has been employed at MHS since February 2018 and is responsible for design and assisting with project management for parks, sports complexes, and commercial/residential development. Sean enjoys various sports including soccer, golf and disc golf. If he is not in the office you may easily find him outdoors fishing, swimming, at the park, or on the driving range.

Certifications & Registrations:

Texas Recreation & Parks Society

American Society of Civil Engineering (ASCE)



FIRM NAME

MHS Planning & Design, LLC

OFFICE LOCATIONS:

Dallas Office
12222 Merit Dr,
Dallas, Texas 75251
O: 214.845.7008

Tyler Office
212 w 9th St.
Tyler, TX 75701
O: 903.597.6606

WILLIAM H. SPENCER

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Partner & Senior Landscape
Architect
C: 214.837.7211
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HUNTER N. RUSH

Partner & Senior Planner
C: 979.571.8719
E: hrush@mhsplanning.com

REGISTRATION:

TBPEIs #F-14571
TBAE #BR4525

FIRM INFORMATION

Firm Established in 1993

Dallas Office: 2023

Tyler Office: 1993

For over 30 years, MHS Planning & Design has specialized in the planning and design of recreational & outdoor spaces throughout the State of Texas. We are registered as an LLC Partnership in Texas with offices in both Dallas and Tyler. As a multi-disciplinary firm, we utilize Landscape Architecture, Park Design, Engineering, Park & Open Space Master Planning, and Grant Writing to meet the demands of each project. Our process considers the needs of the client as well as the desires of the community to create a fully realized project.

AVAILABILITY

The MHS team is committed to devoting significant time to your project. Our current work load is considered to be normal. Our Dallas office will be the primary point of contact and production. Other key staff members from our Tyler office will be involved in the production process.

EXPERIENCE

MHS Planning & Design has assisted over 75 counties, cities, towns, municipal utility districts, camps, churches, and private companies with their parks, recreation, and public space needs. These include projects ranging from small and rural communities to some of the most progressive and dynamic cities in the State of Texas. All Project Managers, Company Partners, & MHS Staff have extensive experience with Landscape Architecture projects for many municipalities throughout Texas.

QUALIFICATIONS

MHS is a duly qualified, capable, and otherwise bondable business entity with experience in performing the work as stated in this document. MHS is not in receivership and does not owe any back taxes. MHS is able and capable of performing work through its own resources without assignment. MHS is normally engaged in this type of business and is familiar with all laws, regulations and customs applicable to this type of service. The firm is financially stable and possesses all resources necessary to perform any required tasks.

MHS Planning & Design has never been party to any contract failure, civil or criminal litigation, and is not involved in any pending investigations or lawsuits.

HONORS & AWARDS

NRPA Gold Medal Award: City of Allen

TRAPS Recreation Facility Design Excellence Award: Town of Flower Mound

TRAPS Texas Gold Medal Award Class IV: City of Rockwall

FIRM SERVICES

Our Team is comprised of landscape architects, civil engineers, and planners who have a passion for creating outdoor spaces and fostering collaborative partnerships. We view ourselves as a Conception to Completion firm, working with our clients from the initial concept through grand opening or final completion.



LANDSCAPE ARCHITECTURE

MHS creates outdoor spaces that blend function and aesthetics. We combine natural elements with human needs to develop spaces that enhance quality of life.



CIVIL ENGINEERING

MHS provides technical design of engineering solutions, ensuring that all elements are optimized for safety, sustainability, and efficiency.



PARKS, RECREATION, & OPEN SPACE MASTER PLANS

MHS develops community-specific plans that prioritize citizen and staff input to produce authentic and achievable results.



SITE ANALYSIS

MHS prioritizes the thorough evaluation of each project location and surrounding areas. Existing environmental conditions, topography, accessibility and zoning regulations influence the ultimate design of the project and help to identify opportunities and constraints.



3D RENDERING & ANIMATION

MHS brings designs to life through high-quality renderings and animations, providing clients and communities with a realistic preview of a project's final look.



GRANT WRITING

MHS has submitted and successfully funded more than 120 Texas Parks and Wildlife Department and Texas Department of Transportation grants totaling nearly \$45,000,000 with a 90% success rate.



CONSTRUCTION ADMINISTRATION

MHS oversees the construction process to ensure designs are executed as intended. Our close observation and on-site presence ensure smooth project delivery and quality control.



LAND PLANNING

MHS focuses on optimizing the use of land through careful analysis, zoning strategies, and design solutions. We ensure that our plans meet regulatory and community needs while also incorporating and conserving existing unique natural resources.



SUSTAINABLE DESIGN

MHS integrates environmental stewardship with design solutions focusing on the reduction of ecological impact and maximizing functionality. We prioritize the use of renewable resources, energy-efficient systems, and adaptive design practices to ensure that projects reduce or improve environmental impact.

PROJECT INFO:

Location: Haltom City, Texas
Project Manager: William Spencer
Contact: Christi Pruitt - Parks & Recreation Director
O: 817.831.6471
E: cpruitt@haltomcitytx.com

PROJECT SIZE:

Area of Development: +/- 3 Acres
Total Project Site: +/- 15 Acres

DESIGN TIME:

+/- 7 months

CONSTRUCTION DURATION:

Start: March 2022
Final Completion: Sept 2022

INITIAL CONTRACT AMOUNT:

\$1,100,000

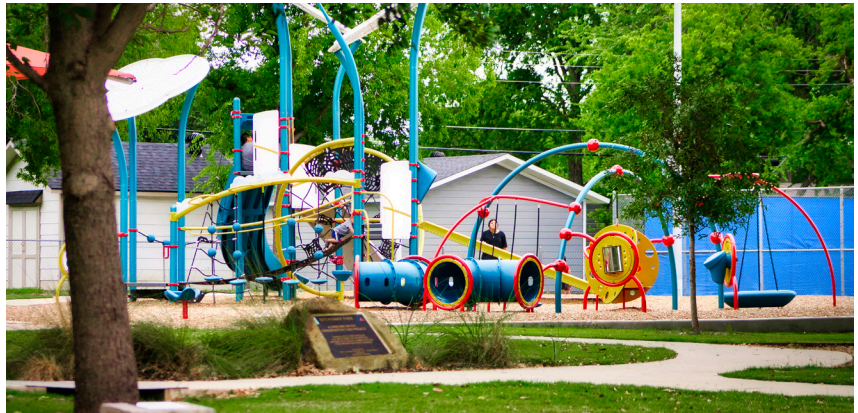
SERVICES PROVIDED:

Inventory and Analysis
Schematic Design
Design Development
Cost Estimation
Construction Documentation
Bidding & Contractor Selection
Construction Administration
Texas Parks & Wildlife Grant Development

BROADWAY PARK

MHS Planning & Design partnered with the City of Haltom City to design and build Broadway Park. The Park is within a 15 acre area. MHS developed an accurate preliminary cost estimate totalling +/- \$1,200,000, managed multiple contractors and sub-consultants, and was the primary construction supervisor. The project consisted of sprayground expansion and enhancements, tennis court and basketball court resurfacing, shade canopies, a looped walking trail, playground, landscaping, parking improvements, parking restroom, lighting, and electrical.

Broadway Park is unique because it contained one of the original spraygrounds constructed in the State of Texas. The existing sprayground was old and dilapidated but because of its history, the design team and city staff decided to upgrade and expand the system. The old vertical elements were removed and new elements were added along with an expanded water play surface. Tanks were added to the drain system in order to collect water and irrigate the neighboring football and soccer fields.



PENDLETON PARK

MHS Planning & Design partnered with the Sabine River Authority to plan, conceptually design, engineer and construct Pendleton Park on the Texas border along St. HWY 21.

MHS developed a preliminary cost estimate and a total construction budget of \$6,698,532.06. The project entailed playgrounds, a sprayground, trails, boat ramps, kayak launches, pavilions, sand beaches, sand volleyball courts, restrooms, open lawn space, landscaping, walking trails, bench stations, a large parking area, a large wave break feature, and an entry feature.



PROJECT INFO:

Location: Sabine County, Texas
Project Manager: William Spencer
Contact: Don Iles - Middle Basin
Regional Manager
O: 903-878-2420
E: diles@sratx.org

PROJECT SIZE:

Area of Development: +/- 39 Acres
Total Project Site: +/- 63.34 Acres

DESIGN TIME:

+/- 6 Months

CONSTRUCTION DURATION:

Start: September 2022
Final Completion: October 2023

INITIAL CONTRACT AMOUNT:

\$6,698,532.06

FINAL COST:

\$6,698,532.06

SERVICES PROVIDED:

- Inventory and Analysis
- Schematic Design
- Design Development
- Cost Estimation
- Construction Documentation
- Bidding & Contractor Selection
- Construction Administration

PROJECT INFO:

Location: Center, Texas
Project Manager: Hunter Rush
Contact: Chad Nehring - City Manager
O: 936.598.2941
E: cnehring@centertexas.gov

PROJECT SIZE:

Area of Development: +/- 4 Acres
Total Project Site: +/- 7 Acres

DESIGN TIME:

+/- 6 Months

CONSTRUCTION DURATION:

Start: June 2016
Final Completion: January 2018

INITIAL CONTRACT AMOUNT:

\$748,737.95

FINAL COST:

\$748,737.95

SERVICES PROVIDED

- Inventory and Analysis
- Schematic Design
- Design Development
- Cost Estimation
- Construction Documentation
- Bidding & Contractor Selection
- Construction Administration
- Texas Parks & Wildlife Grant Development

PORTACOOOL PARK

MHS Planning & Design, in partnership with the City of Center, undertook the development of Portacool Park, covering 4.3 acres. The project, with a preliminary cost estimate of \$977,534.00, was substantially funded by a TPWD grant and external contributions.

The park includes playgrounds, a sprayground, various trails, horseshoe and washer pits, refurbished sports courts, covered basketball and volleyball courts, a soccer field, bench stations, a native botanical garden, restrooms, bioswales, ample parking, and an attractive entry feature.

A distinctive element of this project was partnering with Portacool, a local cooling fan systems company, to create a Portacool Cooling Station at the park's pavilion, primarily for spectators and players at the volleyball and basketball courts. This cooling station, typically seen in private venues like sports arenas and warehouses, demanded a novel design approach. The final design featured a robust enclosure made of stone and wood, complete with a metal gate for efficient airflow, water and electrical connections, and secure maintenance access, tailored to the needs of a public recreational setting.



MOUNT PLEASANT SPORTS COMPLEX

MHS Planning & Design partnered with the City of Mount Pleasant to design and build The Mount Pleasant Sports Complex. MHS developed an accurate preliminary cost estimate, managed multiple contractors and sub-consultants, and was the primary construction supervisor.

The project included soccer fields and goals, multi-purpose trails, nature trails, a disc golf course, bleachers, shade structures, a concession stand, restrooms, field lighting, a sprayground, a playground, horseshoe and washer pits, entry signs, landscaping, irrigation, and parking lots. It was crucial to maintain open communication during the project to ensure its success and benefit to the community.



PROJECT INFO:

Location: Mount Pleasant, TX
Project Managers: Hunter Rush & William Spencer
Contact: Greg Nyhoff - City Manager
O: 903-575-4000
E: gnyhoff@mpcity.org

PROJECT SIZE:

Area of Development: +/- 45 Acres
Total Project Site: +/- 140 Acres

DESIGN TIME:

+/- 10 Months

CONSTRUCTION DURATION:

Start: October 2018
Final Completion: March 2021*

INITIAL CONTRACT AMOUNT:

Phase 1: \$6,768,354.60

FINAL COST:

\$6,788,236.45

SERVICES PROVIDED:

- Land Acquisition
- Inventory and Analysis
- Schematic Design
- Design Development
- Cost Estimation
- Construction Documentation
- Bidding & Contractor Selection
- Construction Administration
- Texas Parks & Wildlife Grant Development



PROJEC TINFO:

Location: Garland, Texas
Project Manager: William Spencer & David Shipp
Contact: Andy Hesser - Assistant City Manager
O: 972.205.2465
E: AHesser@garlandtx.gov

PROJECT SIZE:

Area of Development: +/- 39 Acres
Total Project Site: +/- 63.34 Acres

DESIGN TIME:

+/- 24 Months

CONSTRUCTION DURATION:

Under Construction

INITIAL CONTRACT AMOUNT:

\$12,217,310.00

SERVICES PROVIDED:

Inventory and Analysis
Schematic Design
Design Development
Cost Estimation
Construction Documentation
Bidding & Contractor Selection
Construction Administration
Texas Parks & Wildlife Grant Development

BOB DAY TENNIS COMPLEX

MHS Planning & Design Partnered with the City of Garland to design and build the Bob Day Tennis Complex. MHS developed an accurate preliminary cost estimate totaling \$14,012,906.00. MHS is currently managing the general contractor and is the primary construction supervisor.

The project included a clubhouse and covered outdoor seating, a terraced double tournament tennis court, tennis courts, spectator seating, food truck area with picnic space, central native landscaped area with existing trees and dry creek bed, complex signage, parking, and neighborhood trail connections.

This project required extensive research by MHS and the City of Garland into the usability and aesthetics of the end project goal. The project team toured and studied different tennis complexes within the area and conducted feedback interviews with staff to determine what factors to retain, remove, and enhance in this new project. These extensive first steps were crucial in developing a final design which the City is excited to see built.



PROJECT INFO

Location: Deer Park, Texas
Project Manager: David Shipp

CONTACT:

Kenneth Walsh – Director of Parks and Recreation
O: 281.924.3601
E: kwalsh@deerparktx.org

PROJECT SIZE:

Area of Development: +/- 3 Acres
Total Project Site: +/- 4.3 Acres

DESIGN TIME:

+/- 6 Months

CONSTRUCTION DURATION:

Under Construction

SERVICES PROVIDED:

- Inventory and Analysis
- Schematic Design
- Design Development
- Cost Estimation
- Construction Documentation
- Bidding & Contractor Selection
- Construction Administration

GLENWOOD PARK

MHS Planning & Design partnered with the City of Deer Park to develop Glenwood Park as satellite parking for Spencerview Athletic Complex. The park is within a 4.3 acre area, with approximately 3 acres being developed with this project. In addition to the parking area the scope included additional trail and connections to a bridge crossing an adjacent drainage channel.

Glenwood Park utilized solar lighting and was required to detain water on site. The detention facility was located internal to the parking area to limit disturbance to the site and for the outflow to connect to existing City drainage infrastructure. This project required close coordination with multiple outside entities. MHS coordinated with the Harris County Flood Control District regarding the drainage channel adjacent to the site. Located on site were a natural gas pipeline and a TCEQ air quality testing facility, both requiring coordination with the proper authorities.



CONFLICT OF INTEREST QUESTIONNAIRE

For vendor doing business with local governmental entity

FORM CIQ

This questionnaire reflects changes made to the law by H.B. 23, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. See Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 Name of vendor who has a business relationship with local governmental entity.

MHS Planning & Design, LLC

2 Check this box if you are filing an update to a previously filed questionnaire. (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 Name of local government officer about whom the information is being disclosed.

Angela Smith, City Secretary

Name of Officer

4 Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

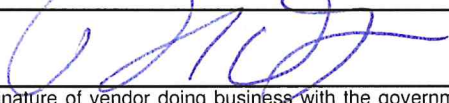
Yes No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

Yes No

5 Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.

6 Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7 
Signature of vendor doing business with the governmental entity

11.19.24
Date

**City of Deer Park
Certification of No Boycott of Israel Form**

This certification form is required by the Texas Government Code Section 2270.002. **This form must be attached to all contracts or agreements for goods or services provided to the City of Deer Park.**

Texas Government Code Section 808.001 specifies the following:

“Boycott Israel” is defined as “refusing to deal with, terminating business activities with, or otherwise taking any action that is intended to penalize, inflict economic harm on, or limit commercial relations specifically with Israel, or with a person or entity doing business in Israel or in an Israeli-controlled territory, but does not include an action made for ordinary business purposes.”

"Company" is defined as “a for-profit sole proprietorship, organization, association, corporation, partnership, joint venture, limited partnership, limited liability partnership, or limited liability company, including a wholly owned subsidiary, majority-owned subsidiary, parent company, or affiliate of those entities or business associations that exists to make a profit.”

By entering into this contract or agreement, the company certifies and verifies that it (i) does not boycott Israel, and (ii) will not boycott Israel during the term of this contract or agreement with the City of Deer Park.

Vendor (Contractor/Company)	MHS Planning & Design, LLC
Street Address	12222 Merit Drive, Suite 1560
City / State / Zip	Dallas, Texas 75240
Telephone Number	214.845.7008
Authorized Representative	
	Signature
	David B. Shipp, PLA / Partner
	Printed Name / Title
	11.19.24
	Date

REFERENCE DATA SHEET

PROVIDE AT LEAST THREE (3) REFERENCES REPRODUCE SHEET AS NECESSARY

Engineering Firm:

Provide client name, location, contact person, telephone number and appropriate information on contracted services that are similar to this solicitation document.

1. Client: City of Garland

City: Garland State: Texas

Contact Person: Andy Hesser Title: Asst. City Manager

Phone Number: 972.205.2465

Project Begin & End Date: 10/2022 - Current

Project Budget: \$12,217,310.00

Services Provided: Principle Firm: Design and Construction Admin. (See project page for more information)

(Be sure to describe your involvement in the project: principal firm, multi-firm collaboration, sub-consultant, etc.)

2. Client: City of Haltom City

City: Haltom City State: Texas

Contact Person: Christi Pruitt Title: Parks & Rec. Director

Phone Number: 817.831.6471

Project Begin & End Date: 3/2022 - 9/2022

Project Budget: \$1,1000,000

Services Provided: Principle Firm: Design and Construction Admin. (See project page for more information)

(Be sure to describe your involvement in the project: principal firm, multi-firm collaboration, sub-consultant, etc.)

3. Client: City of Mount Pleasant

City: Mount Pleasant State: Texas

Contact Person: Greg Nyhoff Title: City Manager

Phone Number: 903.575.4000

Project Begin & End Date: 10/2018 - 3/2021

Project Budget: \$6,788,236.45

Services Provided: Principle Firm: Design and Construction Admin. (See project page for more information)

(Be sure to describe your involvement in the project: principal firm, multi-firm collaboration, sub-consultant, etc.)