ORDINANCE NO. _____

AN ORDINANCE OF THE CITY OF DENTON, A TEXAS HOME-RULE MUNICIPAL CORPORATION, AUTHORIZING THE APPROVAL OF A THIRD AMENDMENT TO A PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF DENTON AND GARVER, LLC, AMENDING THE CONTRACT APPROVED BY PURCHASING ON AUGUST 28, 2023, IN THE NOT-TO-EXCEED AMOUNT OF $15,000.00; AMENDED BY AMENDMENTS 1 AND 2 APPROVED BY CITY COUNCIL; SAID THIRD AMENDMENT TO PROVIDE A TAXIWAY DESIGN FOR TAXIWAYS H, J, AND M, AND A PRELIMINARY ENGINEERING REPORT FOR TAXIWAY ALPHA FOR THE DENTON ENTERPRISE AIRPORT; PROVIDING FOR THE EXPENDITURE OF FUNDS THEREFOR; AND PROVIDING AN EFFECTIVE DATE (RFQ 8209 – PROVIDING FOR AN ADDITIONAL THIRD AMENDMENT EXPENDITURE AMOUNT NOT-TO-EXCEED $888,000.00, WITH THE TOTAL CONTRACT AMOUNT NOT-TO-EXCEED $1,026,200.00).

WHEREAS, on August 28, 2023, Purchasing awarded a contract to Garver, LLC in the amount of $15,000.00, for Airport Engineering Services for the Denton Enterprise Airport; and

WHEREAS, on February 18, 2025, City Council awarded a First Amendment to Garver, LLC in the amount of $70,000.00, to provide a drainage study for the Denton Enterprise Airport; and

WHEREAS, on May 6, 2025, City Council awarded a Second Amendment to Garver, LLC in the amount of $53,200.00, to provide a taxiway rehabilitation priority report for the Denton Enterprise Airport; and

WHEREAS, this procurement was undertaken as part of the City's governmental function; and

WHEREAS, the additional fees under the proposed Third Amendment are fair and reasonable and are consistent with, and not higher than, the recommended practices and fees applicable to the Provider's profession, and such fees do not exceed the maximum provided by law; NOW, THEREFORE,

THE COUNCIL OF THE CITY OF DENTON HEREBY ORDAINS:

SECTION 1. The Third Amendment, increasing the amount of the contract between the City and Garver, LLC, which is on file in the office of the Purchasing Agent, in the amount of Eight Hundred Eighty-Eight Thousand and 0/100 ($888,000.00) Dollars, is hereby approved, and the expenditure of funds therefor is hereby authorized in accordance with said amendment which shall be effective upon the execution of the amendment attached hereto. The total contract amount increases to $1,026,200.00.

SECTION 2. This ordinance shall become effective immediately upon its passage and approval.

The motion to approve this ordinance was made by _____ and seconded by _____. The ordinance was passed and approved by the

following vote [___ - ___]:

	Aye	Nay	Abstain	Absent
Mayor Chris Watts:	_____	_____	_____	_____
Jordan Villarreal, District 1:	_____	_____	_____	_____
Nick Stevens, District 2:	_____	_____	_____	_____
Suzi Rumohr, District 3:	_____	_____	_____	_____
Joe Holland, District 4:	_____	_____	_____	_____
George Ferrie, At Large Place 5:	_____	_____	_____	_____
Jill Jester, At Large Place 6:	_____	_____	_____	_____

PASSED AND APPROVED this the _____ day of _____, 2026.

_____
CHRIS WATTS, MAYOR

ATTEST:
KRISTI FOGLE, INTERIM CITY SECRETARY

BY: _____

APPROVED AS TO LEGAL FORM:
MACK REINWAND, CITY ATTORNEY

BY: Leah Bush _____

Docusign Envelope ID: F6B8289A-8A1F-4254-BEB5-F3C8B0386F04

Docusign City Council Transmittal Coversheet

PSA	8209
File Name	Airport Engineering Services Amendment 3
Purchasing Contact	Christina Dormady
City Council Target Date	
Piggy Back Option	Not Applicable
Contract Expiration	
Ordinance	

Initial
LH

Docusign Envelope ID: F6B8289A-8A1F-4254-BEB5-F3C8B0386F04

THIRD AMENDMENT TO CONTRACT
BY AND BETWEEN THE CITY OF DENTON, TEXAS
AND GARVER, LLC
PSA 8209

THE STATE OF TEXAS §

COUNTY OF DENTON §

THIS THIRD AMENDMENT TO CONTRACT 8209 ("Amendment") by and between the City of Denton, Texas ("City") and Garver, LLC ("Engineer"); to that certain contract executed on August 28, 2023, in the original not-to-exceed amount of $15,000 (the "Original Agreement"); amended on February 19, 2025 in the additional amount of $70,000 aggregating a not-to-exceed amount of $85,000 (the "First Amendment"); amended on May 7, 2025 in the additional amount of $53,200 aggregating a not-to-exceed amount of $138,200 (the "Second Amendment"); (collectively, the Original Agreement, the First Amendment, the Second Amendment, are the "Agreement") for services related to the design of the Airport Engineering Services.

WHEREAS, the City deems it necessary to further expand the services provided by Engineer to the City pursuant to the terms of the Agreement, and to provide an additional not-to-exceed amount $888,000 with this Amendment for an aggregate not-to-exceed amount of $1,026,200; and

FURTHERMORE, the City deems it necessary to further expand the goods/services provided by Engineer to the City;

NOW THEREFORE, the City and Engineer (hereafter collectively referred to as the "Parties"), in consideration of their mutual promises and covenants, as well as for other good and valuable considerations, do hereby AGREE to the following Amendment, which amends the following terms and conditions of the said Agreement, to wit:

1. The additional services described in Attachment "A" of this Amendment, attached hereto and incorporated herein for all purposes, for professional services related to the Preliminary Engineering Report (PER) for Taxiway A Reconstruction project, are hereby authorized to be performed by Engineer. For and in consideration of the additional services to be performed by Engineer, the City agrees to pay, based on the cost estimate detail attached as Attachment "A" to this Amendment, a total fee, including reimbursement for non-labor expenses, an amount not to exceed $408,000.

2. The additional services described in Attachment "B" of this Amendment, attached hereto and incorporated herein for all purposes, for professional services related to

the design of Taxiways H, J, and M Reconstruction project, are hereby authorized to be performed by Engineer. For and in consideration of the additional services to be performed by Engineer, the City agrees to pay, based on the cost estimate detail attached as Attachment "B" to this Amendment, a total fee, including reimbursement for non-labor expenses, an amount not to exceed $480,000.

3. This Amendment modifies the Agreement amount to provide an additional $888,000 for the additional services, with a revised aggregate not to exceed total of $1,026,200.

The Parties hereto agree that, except as specifically provided for by this Amendment, that all of the terms, covenants, conditions, agreements, rights, responsibilities, and obligations of the Parties, set forth in the Agreement, remain in full force and effect.

IN WITNESS WHEREOF, the City and the Engineer, have each executed this Amendment electronically, by and through their respective duly authorized representatives and officers on this date __________________________.

"Engineer"

GARVER, LLC

DocuSigned by:

By: Mitchell McAnally Vice President

D68D2D56A6B64C2...

AUTHORIZED SIGNATURE, TITLE

APPROVED AS TO LEGAL FORM:
MACK REINWAND, CITY ATTORNEY

Signed by:

By: Leah Bush

3A6254145BDA469...

THIS AGREEMENT HAS BEEN
BOTH REVIEWED AND APPROVED
as to financial and operational
obligations and business terms.

Signed by:

76544D73C30F499...

SIGNATURE | Ryan Adams PRINTED NAME

Director of Airport
TITLE

Airport
DEPARTMENT

"CITY"

CITY OF DENTON, TEXAS
A Texas Municipal Corporation

By: __________________________________

ATTEST:

By:

____

Docusign Envelope ID: F6B8289A-8A1F-4254-BEB5-F3C8B0386F04

Attachment A

1508 Industrial Blvd
Suite 204
McKinney, TX 75069

TEL 972.377.7480
FAX 972.377.8380

www.GarverUSA.com

May 4, 2026

Ryan Adams, CM
Denton Enterprise Airport (DTO)
5000 Airport Rd.
Denton, TX 76207

Re: Denton Enterprise Airport (DTO)
Taxiway A Reconstruction Preliminary Engineering Report (PER)
Professional Services Proposal

Dear Mr. Adams,

Garver is pleased to submit this proposal to provide professional services relating to the improvements listed in "Exhibit A - Scope of Services" for the referenced project.

COMPENSATION

For the Preliminary Engineering Report (PER) for Taxiway A Reconstruction project, the not-to-exceed fee of **$408,000.00** is based upon the scope of services provided in Exhibit A. A detailed breakdown of the proposed fee for the engineering services is included in Exhibit B. The Garver Hourly Rate schedule can be found within Exhibit C.

Title I Service	Estimated Fees
Surveys (Lamb Star Engineering)	$ 57,500.00
Geotechnical (ECS)	$ 87,100.00
Preliminary Engineering Report	$ 263,400.00
Subtotal for Title I Service	**$ 408,000.00**

Garver is pleased to have this opportunity to submit this proposal, and we look forward to working with you on this project. If you have any questions or would like any additional information, please feel free to call me at 214-619-9048.

Sincerely,
GARVER

Sara Andrews, PE
Senior Project Manager

Attachments:
Exhibit A – Scope of Services
Exhibit B – Garver Fee Spreadsheet
Exhibit C – Garver Hourly Rate Schedule
Exhibit D – Lamb Star Engineering Proposal (Survey)
Exhibit E – ECS Proposal (Geotech)

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EXHIBIT A
(SCOPE OF SERVICES)

Generally, the Scope of Services includes professional services for a Preliminary Engineering Report (PER) for the improvements to Taxiway A at Denton Enterprise Airport (DTO). Improvements will consist primarily of the reconstruction of Taxiway A shown in Exhibit C. The following professional services are included in this agreement.

- Surveying Services
- Geotechnical Services
- Design Services
    - Preliminary Engineering Report

1. SURVEYING SERVICES

1.1. Design Surveys. Lamb Star Engineering, as a subconsultant to Garver, will provide field survey data from field work for designing the project, and this survey will be tied to the Owner's control network. Lamb Star Engineering has provided a lump-sum cost within their proposal found in Exhibit D.

1.2. Team members will be escorted by Garver staff currently badged at the Airport or Survey team members will complete badge training at the Airport prior to conducting survey

1.3. Lamb Star Engineering will conduct field surveys, utilizing radial topography methods, at intervals and for distances at and/or along the project site as appropriate for modeling the existing ground, including locations of pertinent features or improvements. Buildings and other structures, airfield pavements, streets, drainage features, airfield lights and signs, fences, trees over eight inches in diameter, visible utilities as well as those underground utilities marked by their owners and/or representatives, and any other pertinent topographic features that may be present at and/or along the project site, will be located. Control points will be established for use during construction. All surveys shall be conducted during normal working hours.

1.4. Lamb Star Engineering will assemble data obtained during the performance of the field surveys in an AutoCAD Civil3D base map drawing to be utilized for design of the project.

2. GEOTECHNICAL SERVICES

2.1. ECS, as a subconsultant to Garver, will be responsible for obtaining, interpreting, and evaluating geotechnical data necessary for the design of this project. The summary of the geotechnical services provided under this Scope of Services is noted in Exhibit E.

3. DESIGN SERVICES

3.1. General: Garver will prepare detailed construction drawings, specifications, instructions to bidders, and general provisions and special provisions, all based on guides furnished to Garver by the Owner and FAA, or internally developed by Garver. Contract Documents (Plans, Specifications, and Estimates) will be prepared for award of one (1) construction contract. These designs shall conform to the standards of practice ordinarily used by members of Garver's profession practicing under similar conditions and shall be submitted to TxDOT Aviation from which approval must be obtained.

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3.2. Project Administration

3.2.1. Garver will serve as the Owner's representative for the project and furnish consultation and advice to the Owner during the performance of this service. Garver will attend conferences alone or with Owner's representatives, local officials, state and federal agencies, and others regarding the scope of the proposed project, its general design, functions, and impacts.

3.2.2. Garver will assist in the development of grant reimbursement packets for review, execution, and submittal to TxDOT Aviation by the Owner.

3.3. Owner / Agency Coordination: Garver's project manager and/or design team will coordinate with the Owner as necessary to coordinate design decisions, site visits, document procurement, or other design needs.

3.4. Project Management Plan / Quality Control Procedures

5.3.1 Garver will develop a project specific project management plan. The project management plan will include the project background, scope of work, stakeholder contact information, project team organization and roles, design criteria, project schedule, deliverables, and quality control procedures.

5.3.2 Garver will complete quality control reviews for each deliverable prior to any design submission to Owner and/or FAA. Quality control reviews will be completed by qualified project managers and project engineers who are experienced in the relevant discipline and design elements under review. Weekly internal progress meetings will be held during all design phases to ensure adequate quality control throughout the design phases.

3.5. Environmental Coordination

3.5.1. Garver will develop a Stormwater Pollution Prevention Plan (SWPPP), including erosion control plans and details. Upon Owner review, the SWPPP shall be submitted to TxDOT Aviation for review. Garver will incorporate comments from the review agency.

3.5.2. Garver will coordinate and complete documentation for submission to FAA to receive environmental clearance for the project. Documentation will include that required by the documented Section 163 and CATEX questionnaire of FAA SOP 5.0. No environmental agency coordination is expected for this project area

3.6. Airspace Analysis: Garver will prepare and submit the project to the FAA for permanent airspace clearance on the Obstruction Evaluation and Airport Airspace Analysis (OE/AAA) website and coordinate with FAA representatives.

3.7. Existing Conditions Review

3.7.1. Record Document Review: Garver will review record document data from the vicinity of the construction site to evaluate existing conditions. Record document data may include record drawings, record surveys, utility maps, GIS data, and previous design reports.

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3.7.2. Site Visits: Garver's civil and electrical engineers will perform up to two (2) site visits to the project site to review existing conditions and evaluate survey and record document data.

3.8. Pavement Design: Garver will develop a fleet mix for the proposed project based on aircraft fleet data from the Airport Operator / Airport Master Plan / Traffic Flow Management System Counts (TFMSC). Upon completion of the aircraft fleet mix, Garver will submit the fleet to the Owner for review. Upon approval by the Owner, Garver will use FAARFIELD and life cycle cost analysis methods to develop a recommendation for the most economical pavement design. Based on this analysis and discussions with the Owner, a pavement design for the project will be chosen. For concrete pavement design, Garver will design joint patterns and jointing details.

3.9. Geometric Design: Garver will provide geometric design in accordance with FAA AC 150/5300-13 (latest edition) or other local standards. The following design criteria will be used for airfield design:

- Airplane Design Group (ADG) – II
- Aircraft Approach Category (AAC) – D
- Taxiway Design Group (TDG) – 2B

3.10. Airfield Electrical

3.10.1. Airfield Lighting and Signage: Garver will provide electrical engineering services to design the new lighting improvements on the project including but not limited to the following: taxiway edge lighting and guidance signage.

3.11. Design Services Submission and Meeting Summary: The following design submittal phases shall be included in the fee summary. A summary of each design phase and the associated review meetings is included below.

3.11.1. Preliminary Engineering Report

3.11.1.1. Garver will develop a Preliminary Engineering Report and submit to the Owner for review. Garver will develop up to two (2) reconstruction options for Taxiway Alpha and cost estimates to execute the reconstruction of Taxiway Alpha. It is anticipated that the Owner will review the design submission within two weeks.

3.11.1.2. At the completion of the Owner review period, Garver will meet with the Owner to review the Preliminary Engineering Report and to receive Owner comments and direction.

4. PROJECT DELIVERABLES

4.1. The following deliverables will be submitted to the parties identified below. Unless otherwise noted below, all deliverables shall be electronic.

- Preliminary Engineering Report to the Owner
  - One hard copy to the Owner and TxDOT Aviation
- Other electronic files as requested

Docusign Envelope ID: F6B8289A-8A1F-4254-BEB5-F3C8B0386F04

5. ADDITIONAL SERVICES

5.1. The following items are not included under this agreement but will be considered as additional services to be added under Amendment if requested by the Owner.

- Redesign for the Owner's convenience or due to changed conditions after previous alternate direction. Changes conditions may include, but are not limited to major changes to pavement, building, or utility alignments.
- Deliverables beyond those listed herein.
- Design of any utility relocation
- Subsurface Utility Exploration (SUE).
- Underdrain Design.
- DBE Program Goal Setting or Reporting.
- Final Engineering Report
- Pavement Design beyond that furnished in the Geotechnical Report.
- Runway Safety Area Inventory
- Engineering, architectural, or other professional services beyond those listed herein.
- Retaining walls or other significant structural design.
- Construction Administration Services, On-Site Construction Observation, and/or Construction Materials Testing.
- Environmental Handling and Documentation, including wetlands identification or mitigation plans or other work related to environmentally or historically (culturally) significant items.
- Permitting for environmentally sensitive areas.
- Coordination with FEMA and preparation/submittal of a CLOMR and/or LOMR.
- Services after construction, such as warranty follow-up, operations support, and Part 139 inspection support.
- The construction contract documents will require the Contractor to prepare, maintain, and submit a SWPPP to DEQ

6. SCHEDULE

6.1. Garver shall begin work under this Agreement within a mutually agreeable schedule with the Owner and execution of this Agreement. All design phases will start with a Notice to Proceed (NTP) and stakeholder review comments from the subsequent phase.

Design Phase	Calendar Days
Preliminary Engineering Report	10 Weeks from Agreement Execution, NTP, and Design Kickoff Meeting

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EXHIBIT B

Denton Enterprise Airport (DTO)
Taxiway A Reconstruction PER

FEE SUMMARY

Title I Service	Estimated Fees	
Surveys (Lamb Star Engineering)	$	57,500.00
Geotechnical (ECS)	$	87,100.00
Preliminary Engineering Report	$	263,400.00
Subtotal for Title I Service	**$**	**408,000.00**

Docusign Envelope ID: F6B8289A-8A1F-4254-BEB5-F3C8B0386F04

EXHIBIT B

Denton Enterprise Airport (DTO)
Taxiway A Reconstruction PER

Preliminary Engineering Report

WORK TASK DESCRIPTION	E-5	E-4	E-3	E-2	E-1	D-2	AM-2
	hr	hr	hr	hr	hr	hr	hr
1. Civil Engineering							
Coordination with FAA	2	2					
Coordination with TxDOT		2					
Coordination with Airport (DTO)		8					
Surveyor Field Work Coordination		4		8			
Geotechnical Field Work Coordination		4		8			
Prepare for Project Pre-Design Meeting (External)		2		2			
Attend Project Pre-Design Meeting (External)		2		2			
Analyze Survey Data				4		8	
Analyze Geotechnical Bores		2	6	6			
Analyze Geotechnical Draft Report		2	6	6			
Records research and review			6	6			
Site Visit (3 people, 2 trips)		2	6	6			
Setup Base Maps				6	12		
Setup Report Template			6				
Develop Project Management Plan		2	4				
Develop Quality Control Plan		2	4				
Conduct internal design kickoff meeting		2	2	2	2	2	2
Internal Weekly Meetings		12	12	12	12	12	12
Establish Design Criteria		2	2				
Develop Fleet Mix using available data (TFMSC, 5010, etc.)		2	8				
Develop Pavement Design		2	12				
Perform Program Civil 3D Modeling			6	24	30		
Develop Taxiway A Program Profiles			6	16	24		
Develop Program Markings			6		18		
Prepare Preliminary Engineering Report							
Develop Report Outline		2	8				4
Develop Executive Summary		2	8				4
Project Background Narrative			8				
Design Standards Narrative		2	8				
Program Layout Geometry Narrative		2	10				
Program Layout Connector Location Narrative		2	8				
Program Layout Naming Convention Narrative			8				
Existing Utility Infrastructure Narrative		2	10				
Proposed Utility Infrastructure Narrative		2	10				
Program Marking Layout Narrative		2	8				
Pavement Design Narrative		4	8				
Construction Safety & Phasing Plans (CSPP) Narrative		4	8				
Project Schedule Narrative		2	8				
Engineer's Estimate Narrative		2	8				
Prepare Preliminary Engineering Report Exhibits							
Develop Program Layout Plan Exhibit		4	6	8	10	12	
Develop Project Layout Plan Exhibit (Phase I)		4	6	8	10	12	
Develop Existing Drainage Area Map (Phase I Only)			6	8	10	12	
Develop Proposed Drainage Area Map (Phase I Only)			6	8	10	12	
Develop Construction Safety & Phasing Plans (Phase I Only)		4	6	8	10	12	
Develop Utility Map Exhibit			6	8	10	12	
Quantities (Phase I)				8	10	12	
Quantities (Phase II)				8	10	12	
Quantities (Phase III)				8	10	12	
Develop opinion of probable cost (Phase I)				8			
Develop opinion of probable cost (Phase II)				8			
Develop opinion of probable cost (Phase III)				8			
Review Construction Emissions Inventory from Subconsultant		2	4				
Develop Emissions Report Narative		2	6				
Internal Draft Report QC	20	30					
Revisions to Draft Report based on QC Review			12	12	12	12	
Prepare for Report Review Meeting		2	4				2
Attend Report Review Meeting (3 People, on-site)	4	4	4				
Prepare and Distribute Report Review Meeting Minutes and Tasks		2	6				
Subtotal - Civil Engineering	**26**	**136**	**282**	**216**	**200**	**142**	**24**

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2. Electrical Engineering							
Coordination with FAA		**2**					
Coordination with Airport (TKI)		4					
Records research and review		4		4			
Locate Existing Circuits		4		4			
Lighting and Signage Assessment		4		4			
Prepare Preliminary Engineering Report							
Develop Report Outline		8		8			
Existing Electrical Narrative		6		6			
Existing Navigational Aids Narrative		2		2			
Proposed Lighting and Signage Narrative		4		4			
Visual Aids Narrative		2		2			
Construction Safety & Phasing Plans (CSPP) Temporary Electrical Phasing Narrative		4		8			
Existing Dry Utility Narrative		4		8			
Proposed Dry Utility Narrative		4		8			
Prepare Preliminary Engineering Report Exhibits							
Develop CSPP Temporary Electrical Exhibit (Phase I Only)		8		16			
Develop Utility Map Exhibit		8		16			
Perform Electrical Load Calculations		6		12			
Internal Draft Report QC	16	16					
Revisions to Draft Report based on QC Review		16		16			
Subtotal - Electrical Engineering	**16**	**106**	**0**	**118**	**0**	**0**	**0**

Hours	**42**	**242**	**282**	**334**	**200**	**142**	**24**

SUBTOTAL - SALARIES: **$262,022.00**

DIRECT NON-LABOR EXPENSES

Document Printing/Reproduction/Assembly	$408.00
Postage/Freight/Courier	$200.00
Office Supplies/Equipment	$200.00
Computer Modeling/Software Use	$300.00
Travel Costs	$270.00

SUBTOTAL - DIRECT NON-LABOR EXPENSES: **$1,378.00**

SUBTOTAL: **$263,400.00**

SUBCONSULTANTS FEE: **$0.00**

TOTAL FEE: **$263,400.00**

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Exhibit C
Denton Enterprise Airport (DTO)
Taxiway A Reconstruction PER
Garver Hourly Rate Schedule: July 2023 - June 2024

Classification	Rates
Engineers / Architects	
E-1	$ 161.00
E-2	$ 189.00
E-3	$ 225.00
E-4	$ 265.00
E-5	$ 322.00
E-6	$ 397.00
E-7	$ 444.00
Planners	
P-1	$ 194.00
P-2	$ 230.00
P-3	$ 261.00
P-4	$ 320.00
P-5	$ 380.00
Designers	
D-1	$ 145.00
D-2	$ 164.00
D-3	$ 194.00
D-4	$ 227.00
Technicians	
T-1	$ 126.00
T-2	$ 170.00
T-3	$ 184.00
T-4	$ 218.00
Surveyors	
S-1	$ 78.00
S-2	$ 93.00
S-3	$ 128.00
S-4	$ 175.00
S-5	$ 230.00
S-6	$ 268.00
2-Man Crew (Survey)	$ 344.00
3-Man Crew (Survey)	$ 403.00
2-Man Crew (GPS Survey)	$ 344.00
3-Man Crew (GPS Survey)	$ 403.00
Construction Observation	
C-1	$ 112.00
C-2	$ 140.00
C-3	$ 171.00
C-4	$ 221.00
C-5	$ 259.00

Classification	Rates
Resource Specialists	
RS-1	$ 104.00
RS-2	$ 137.00
RS-3	$ 194.00
RS-4	$ 268.00
RS-5	$ 335.00
RS-6	$ 411.00
RS-7	$ 460.00
Environmental Specialists	
ES-1	$ 104.00
ES-2	$ 131.00
ES-3	$ 168.00
ES-4	$ 198.00
ES-5	$ 248.00
ES-6	$ 318.00
ES-7	$ 398.00
ES-8	$ 450.00
Project Controls	
PC-1	$ 106.00
PC-2	$ 140.00
PC-3	$ 178.00
PC-4	$ 229.00
PC-5	$ 280.00
PC-6	$ 361.00
PC-7	$ 454.00
Administration / Management	
AM-1	$ 75.00
AM-2	$ 96.00
AM-3	$ 134.00
AM-4	$ 171.00
AM-5	$ 209.00
AM-6	$ 272.00
AM-7	$ 320.00
M-1	$ 510.00

Docusign Envelope ID: F6B8289A-8A1F-4254-BEB5-F3C8B0386F04

Exhibit D

LAMB-STAR

3801 Parkwood Blvd. Suite 550
Frisco, TX 75034
214.440.3600
TBPLS # 10048300

March 6, 2026

Garver Engineers
Attn: Austin Hayes
3010 Gaylord Parkway, Suite 190
Frisco, TX 75034

RE: Denton Enterprise Airport (DTO) – Taxiway A Reconstruction

Dear Mr. Hayes,

Per your request, Lamb-Star Engineering, LLC. is pleased to submit this proposal for professional surveying services. The general area is as shown on the attached Exhibit – 01 and defined in the attached scope of work.

The lump sum fee for this scope of services, as defined on the attached Survey Scope is **$50,007.45**

All fees are exclusive of sales tax, if applicable, and reimbursable expenses. Services and products not specifically included in this proposal shall be considered additional services and are not included in the lump sum fee. Additional services will be negotiated and contracted as an addendum to or separately from this agreement, as agreed upon by Garver, LLC and Lamb-Star Engineering, LLC.

Please provide a Task Order as defined in the Master Services Agreement between Garver, LLC and Lamb-Star Engineering, LLC dated November 9, 2012. Work will begin upon receipt of a fully executed Task Order and notice to proceed (NTP). All deliverables will be provided within 30 business days from written NTP for each mobilization.

Thank you for the opportunity to submit this proposal. Lamb-Star looks forward to working with you on this project. Please call Travis Stanley at (469) 668-0629, or Robert Davis at (214) 440-3606 should you have any questions or comments.

Sincerely,

Robert Davis, RPLS, PLS

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Survey Scope of Work:

1. Establish horizontal & vertical control utilizing the primary and secondary airport control stations. Provide a control statement describing how horizontal and vertical control is established. All control will be based on NAD83 (2011) horizontal datum and NAVD88 Geoid 12B vertical datum.

    a. Establish a minimum of two horizontal control points and one vertical benchmark for each quarter mile or route survey or each 15 acres of site survey, unless otherwise specified.
    b. Survey shall be provided in grid (Texas North Central Zone 4202) coordinates with a conversion factor for ground.

2. Survey limits will cover an area encompassed as shown on attached Exhibit - 01.

3. The Design Survey shall provide field measurements at distances as appropriate for modeling the existing ground to one half foot (0.5') contour intervals, including locations or pertinent features and improvements, with a minimum grid of 50 feet. Items to be tied in include, but are not limited to:

    a. Ditches & swales with flow line, top & toe of bank
    b. Electrical structures, edge lights (including center of light and foundation) signs (foundations) cable and duct markers.
    c. Storm Sewer Manholes and pipes with flow line and outfall data to the next drainage structure, even if located outside project limits as well as pipe sizes.
        1. Note invert flow directions based on N, S, E, W or NW, SE etc.
        2. Pipe sizes, shape, and material.
        3. For inlets, note the number and size of grates.
    d. Existing visible above-ground utility structure and markers shall be located and referenced by name (i.e. Oncor, Verizon, AT&T, FAA, etc.)
    e. Pavement centerlines, edges, joints, and lips. All survey limits shall end at the nearest existing pavement joint.
    f. Other pavement features (gravel, asphalt roads, etc.) within limits.
    g. Pavement markings.
    h. Building finished floor elevations.
    i. Navigational Aids (wind cone, glideslope, signs, PAPI's, lights, etc.)
    j. Provide survey for design tie-in location as shown in the attached exhibit. This information shall include elevation points at the edge of pavement tie-in and elevation points one concrete panel away from the edge of pavement tie-in.

4. Coordination & Site Access.

    a. Lamb-Star will contact Garver before field crew arrives at Project site.
    b. Garver will provide onsite contact information regarding escort and in and privileges along with if the airfield will be operational while the work is being performed.
    c. Work will be performed during closed operation hours between the hours of 10 pm and 6 am (night work)

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5. Submit.

   The Surveyor shall process the survey data and provide the Engineer with one (1) copy of the following within 30 calendar days of the signed agreement and Notice to Proceed:

   a. TIN file to sufficient detail suitable for uploading into AutoCAD Civil3D.
   b. ASCII/CSV file of the survey control with 3D coordinates formatted as Point Number; Northing; Easting; Elevation and Description.
   c. Any additional information that may be deemed helpful to the engineer including planimetric drawings, pictures, and field notes.
   d. Information required in attachment titled "Requirements for Survey to be Provided by Subconsultant" if specifically requested and in so far as it is not in conflict with other requirements previously requested by the Engineer.

6. Exclusions (The following have been omitted by Garver

   a. Provide survey shots of published runway end points/pins.
   b. Dig Tess 811 Calls
   c. Provide traffic control, barricades, signage and traffic maintenance personnel as appropriate in accordance with the FAA Advisory Circular 150/5370-2G.

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EXHIBIT – 01

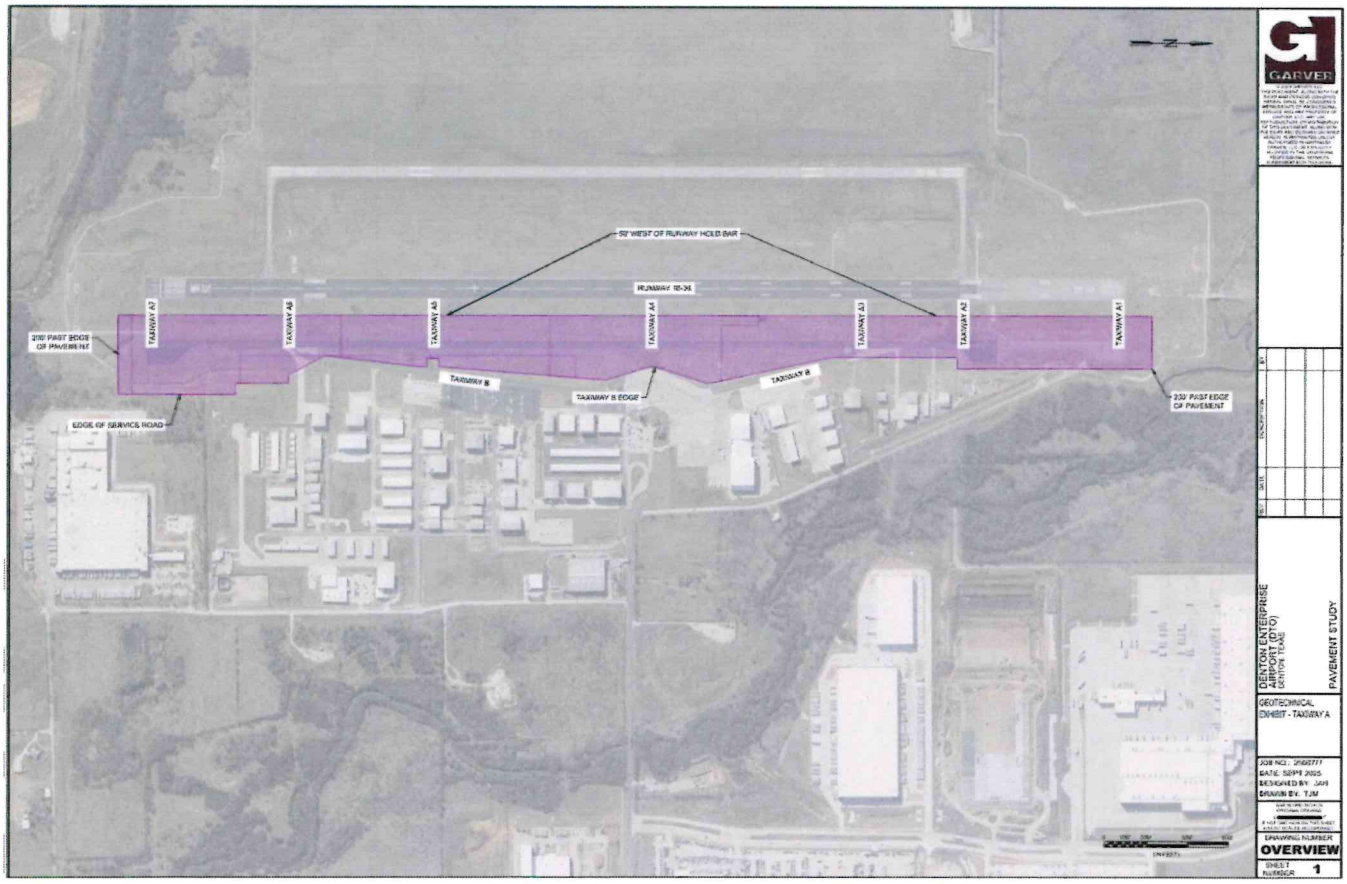

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Exhibit E

ECS Southwest, LLP

Scope and Fee for Subsurface Exploration and Geotechnical Engineering Services

DTO Taxiway A Reconstruction

5000 Airport Road
Denton, Denton County, Texas

ECS ID No. 63:4596-GP

March 19, 2026

Docusign Envelope ID: F6B8289A-8A1F-4254-BEB5-F3C8B0386F04

March 19, 2026

Mr. Austin Hayes
Garver
3000 Internet Blvd
Suite 400
Frisco, Texas 75034

ECS ID No. 63:4596-GP

Reference: Scope and Fee for Subsurface Exploration and Geotechnical Engineering Services
DTO Taxiway A Reconstruction
5000 Airport Road
Denton, Denton County, Texas

Dear Mr. Hayes:

As requested, ECS Southwest, LLP (ECS), is pleased to be selected for this project and providing the following lump sum scope and fee for subsurface exploration and geotechnical engineering services for the above-mentioned project. Our understanding of the project is based on our review of the available geological and geotechnical information in our files in vicinity of the site and Request for Geotechnical Proposal (prepared by Garver, LLC., dated March 2, 2026) and geotechnical exhibit – Taxiway A (prepared by Garver, LLC., dated September 2025) in the email dated March 16, 2026. This scope and fee outlines our understanding of the project, the proposed scope of services, activity schedule, fees, and authorization requirements.

PROJECT BACKGROUND INFORMATION

Existing Site Conditions

The project site is located at 5000 Airport Road in Denton, Denton County, Texas (GPS: 33.1986 N, 97.1967 W). ECS did not visit the site prior to preparing this scope and fee. Based on Google Earth aerial maps, the site is developed with structures and pavements. The existing Taxiway A pavement are constructed from asphalt. Based on the information provided by the client, distresses including fatigue cracking, longitudinal and transverse cracks and block cracking were observed on the site.

Project Description

Based on the information and plan provided, we understand the proposed project will include the reconstruction of Taxiway A. The taxiway and apron will be used by aircraft having gross weights of 60,000 lbs or more. Based on the information provided in Request for Geotechnical Proposal, final grade of new pavement will roughly match existing pavement grades to promote surface drainage from the taxiways to the turfed areas adjacent to the taxiways.

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Please note that a topographic drawing and grading plan were not available at the time of this scope and fee. ECS should be provided with topographic drawings and a grading plan prior to initiating our services to review our proposed depth of borings regarding actual cut/fill depths and make changes to our proposed scope and fee as necessary.

SCOPE OF SERVICES

Our integrated services will include drilling borings by drilling crews based on instructions provided by ECS. Our services will also include laboratory testing of representative soil samples, and engineering analyses presented in a site-specific engineering report.

Utility Clearance

Per state law, we will contact Texas 811 the public utility to locate underground utilities at the site. Typically, Texas 811 will not locate utilities beyond the point of distribution (meters or gauge points) on private property. The risk of hitting utilities that Texas 811 did not mark can be reduced by engaging a private utility locating service. The risks include hitting gas lines, electrical lines, fiber optic lines, and many other utility service lines. This can result in electrocution, gas leaks or explosions, loss of services to businesses as well as tremendous costs for lost business, interruption of service, and repair along with potential legal liability.

We have included the cost of a private utility line locator in our “Base Services”. Private utility locator services can aid in identifying utilities that incorporate significant iron content in the conduit materials. However, utilities without significant ferrous (iron) content are more difficult to detect. These include most sanitary sewer alignments, copper or PVC water lines, fiber optic lines without tracer ribbons, copper electric lines with no surface exposure, drainage tiles/pipes, irrigation lines, etc.

Using a private utility locator does not guarantee that all utilities will be identified. However, this service lowers the risk and potential liability of the client while also protecting the safety of our field exploration crews.

We will coordinate our exploration locations around marked utilities and utilities pointed out to us by the owner/client. However, we will not be responsible for any utilities not marked or not pointed out to us by the landowner or client.

Site Access

Based on our review of available aerial photographs, the site appears to be accessible to a truck-mounted drilling rig.

Regarding site access, we have made the following assumptions:

- This scope and fee assume that no special permits will be required. The pavement coring and drilling will take place during nighttime (10 pm to 6 am).
- Landowner notification will be provided by the client. ECS will work with the project team in providing site access diagrams for the drill rig as needed, but actual coordination with landowners to obtain access permission will be provided by the client.
- Taxing within the work areas will be blocked off prior to our arrival. ECS cannot be held responsible for damage to, nor the cleanliness of, vehicles not moved from the work area.

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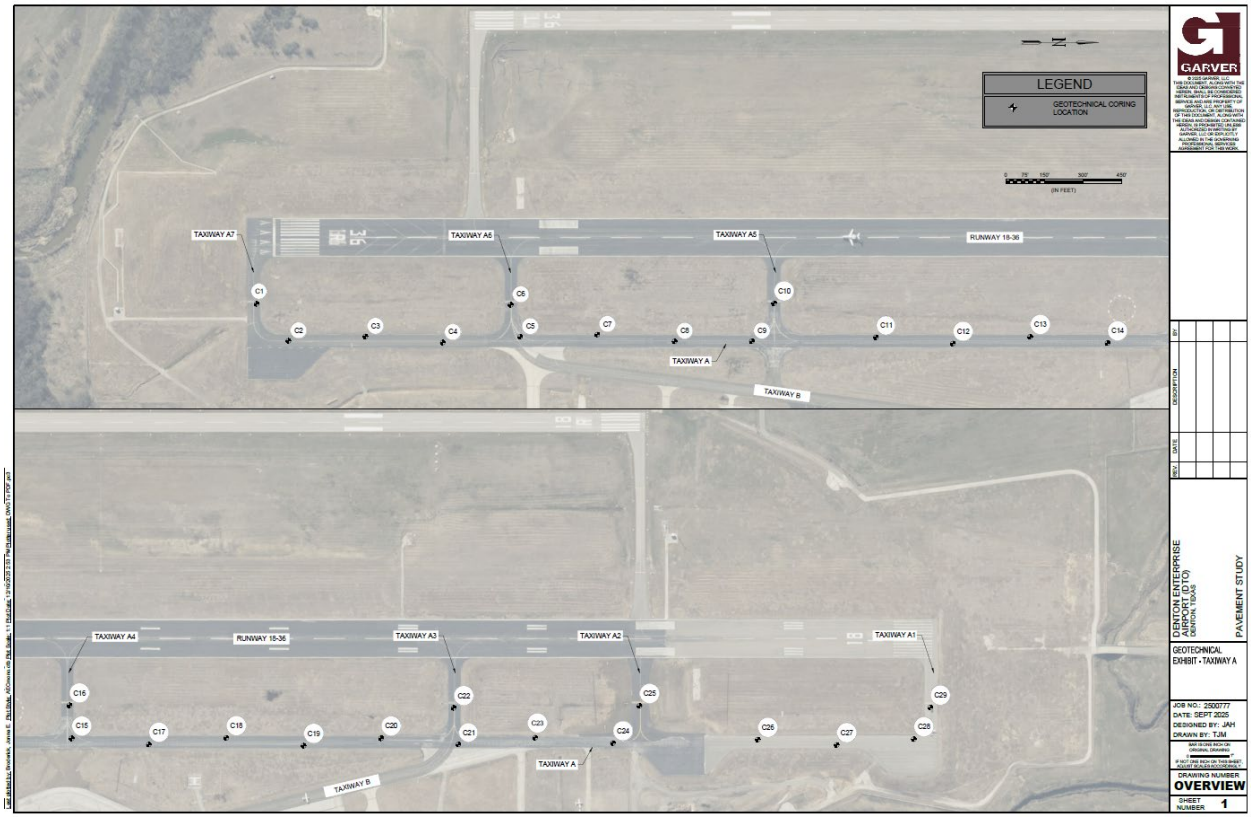
Field Exploration

ECS proposes to perform the following in general accordance with the local standards and practices listed:

a. Field locate the test locations by handheld GPS unit / taping and pacing from existing site features / available plans. Elevations will be interpolated from the plans provided/or referenced from published topographical maps.
b. Obtain a public utility locate ticket for location of underground lines. See further information in the Utility Clearance section above.
c. Private utility locate service to clear the boring locations.
d. Mobilize a pavement coring crew and core the pavement in twenty-nine (29) locations as requested.
e. Mobilize a truck mounted drilling rig to the site.
f. As requested, twenty-nine (29) borings will be drilled on the project site. These boring locations will be cored and drilled within the taxiway areas to a depth of 10 feet below the existing grades. The approximate locations are shown in the figure below.



g. Perform testing and sampling in general accordance with ASTM standards and local practices.
h. Measure the depth of groundwater within each exploration location at the time of drilling and prior to backfilling.
i. Obtain bulk samples of auger cuttings from select borings for laboratory testing.

The explorations will be extended to the depths listed above or to mechanical refusal (shallow rock or other impenetrable obstructions), whichever occurs first.

Site Departure Conditions

Upon completion of subsurface exploration, we will backfill each of the locations with the soil removed and mound the excess spoils back up over the test location. In pavement areas, we will patch the asphalt or concrete surface with cold mix asphalt patch or quick setting concrete of an equivalent or greater

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thickness. Some post drilling settlement of the boreholes should be expected and may require future maintenance to repair any settlement and prevent a tripping hazard. This maintenance is not included in our scope of services or fees. No other restoration will be provided. ECS will not be responsible for restoration of, but not limited to the following: grass, shrubs, trees, flower beds, or ruts caused by drilling operations. The client must communicate areas that must not be disturbed in advance of field operations.

Typically, we will not provide site repairs beyond what is outlined above unless specifically contracted. Alternatively, we will remove excess spoils from job sites and dispose of them in an approved manner for a negotiated fee.

Please note that some disturbance to off-pavement, gravel-covered, grass-covered areas, including the possible cutting of trees, or running over of brush and understory in wooded areas might occur. We will attempt to limit such disturbance; however, we have not budgeted for site repairs including filling of tire ruts, seeding of lawn areas, replacement of bushes or the planting of trees, etc. If necessary, additional site repairs can be provided at an additional cost.

Laboratory Testing

Upon completion of field exploration operations, the samples will be returned to our laboratory for further identification, visual classification, and testing. Laboratory testing may include the following:

LABORATORY TEST
Natural Moisture Content
Gradation Analysis
Atterberg Limits
Standard/Modified Proctor
California Bearing Ration (CBR)
Swell Test
Unconfined Compressive Strength of Soil
Sulfate Content, pH, Organic content
Lime pH Series

Engineering Report

Upon completion of the field exploration, laboratory testing, and engineering analyses, we will prepare a written engineering report that will include:

a. A review of published soils mapping and/or geologic information.
b. Observations from our site reconnaissance and personnel on the drill rig, including current site conditions, surface drainage features, and surface topographic conditions, and/or available satellite imagery.
c. A description of the field exploration and laboratory tests performed.
d. A site location diagram and a field exploration diagram.
e. Final logs of the soil borings in accordance with industry standard practices for geotechnical engineering. Elevations will be interpolated from civil drawings or referenced from topographic information that you supply.
f. Photographs with a visual scale indicating pavement thickness for all pavement cores.
g. The results of the laboratory tests will be plotted on the final exploration logs and/or included on separate test report pages.
h. Discussion of the subsurface materials encountered along with groundwater conditions observed.

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i. Subsurface cross sections/profiles may be included that graphically represent the subsurface conditions.
j. Recommendations for preparation of subgrade for the reconstructed taxiway pavement (lime treated subgrade, cement treated subgrade, cement treated base, etc.).
k. Recommendations regarding preparation of existing soils (native or otherwise) including recommendations regarding undercut and backfill.
l. Pavement design value recommendations – ECS to provide k-value, CBR, resilient modulus, etc recommended for pavement design. Garver will perform the pavement design based on the subgrade recommendations. All paving materials will follow the FAA specification requirements for construction.
m. Testing and recommendations for pavement design related to sulfates.
n. Recommendations regarding surface and subsurface drainage, during and after construction.
o. Recommendations for embankment design and construction, if required.
p. Recommendations for suitable configuration(s) of cut slopes, fill slopes, temporary excavations, if required.

FEE

ECS will provide the services outlined in this scope and fee for a lump sum fee of **$75,800.00**.

Our fee assumes that the site is accessible based upon our assumptions detailed in this document. If additional services are requested or required based on differing site conditions, we will contact you for verbal and written authorization to proceed with the additional services.

SCHEDULE

Our ability to access the site and perform the field exploration may be impacted by precipitation, excessive temperatures, or other atmospheric conditions. Field exploration will be performed during nighttime (10 pm to 6 am) Monday through Friday.

We have assumed that the client will assist in accessing the site (with the current site owners/occupants). We anticipate being able to mobilize to the site within approximately 2 to 3 weeks after receiving authorization to proceed, notification that on-site personnel if any has been made, and upon clearing utilities.

We anticipate that the drilling operations will require about 3 to 4 nights, and that the laboratory testing, will require about 7 to 14 days, followed by our engineering analyses. For time budget purposes, the entire scope should take about 6 to 8 weeks from initial authorization through final report submission. If there is a specific due date for the report, please let us know. Verbal comments on findings can be provided within 7 days of completion of the borings, if requested.

CLOSING

If other services are required because of unexpected field conditions, or because of a request for additional services, they will be invoiced in accordance with a negotiated fee. Before modifying or expanding the extent of our exploration program, we will contact you for your review and authorization.

Our insurance carrier requires that we receive written authorization prior to initiation of work, and a signed contract prior to the release of any work product. This letter is the agreement for our services.

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Your acceptance of this scope and fee may be indicated by signing and returning a copy of this document to us. We are pleased to have this opportunity to offer our services and look forward to working with you on the project.

Respectfully submitted,

ECS SOUTHWEST, LLP

Ishtiaque Hossain, PhD, P.E.
Vice President, Office Manager
IHossain@ecslimited.com

Michael Batuna, P.E.
Vice President, Asst. Office Manager
MBatuna@ecslimited.com

Enclosures: Scope and Fee Acceptance Sheet

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SCOPE AND FEE ACCEPTANCE

Scope and Fee No.:	63:4596-GP
Scope of Work:	Subsurface Exploration and Geotechnical Engineering Services
Project:	DTO Taxiway A Reconstruction
Location:	5000 Airport Road, Denton, Denton County, Texas
Base Services:	$75,800.00

Client Signature: _____ Date: _____

Printed Name: _____ Title: _____

Please complete this page and return one copy to ECS to indicate acceptance of this scope and fee and to initiate work on the above-referenced project.

BILLING INFORMATION

(please print or type)

Contact Person: _____

Telephone No. of Contact Person: _____

Email of Contact Person: _____

Party Responsible for Payment: _____

Company Name: _____

Billing Address: _____

_____

Telephone Number: _____

Accounts Payable Email Address: _____

Client Project/Account Number: _____

Special Conditions for Invoices: _____

ECS offers a full array of services to assist you with *all* phases of your project, including but not limited to:

- *Phase I, II and III Environmental Site Assessments* - *Wetlands Delineations* - *Asbestos/Lead Paint Services Indoor Air Quality/Mold Services* - *Natural Resources* - *Groundwater Remediation*	- *Third Party Mechanical, Electrical, Plumbing Inspections Services* - *Construction Materials Testing and Special Inspections* - *LEED® Consulting Services* - *Geo-Structural Design*	- *Building Envelope, Roofing, and Waterproofing Consultation* - *Specialty Materials and Forensics Testing* - *Monitoring Services* - *Pre- and Post-Construction Condition Assessments*

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Attachment B

1508 Industrial Blvd
Suite 204
McKinney, TX 75069

TEL 972.377.7480
FAX 972.377.8380

www.GarverUSA.com

May 4, 2026

Ryan Adams, CM
Denton Enterprise Airport (DTO)
5000 Airport Rd.
Denton, TX 76207

Re: Denton Enterprise Airport (DTO)
Taxiways H, J, M Reconstruction Design
Professional Services Proposal

Dear Mr. Adams,

Garver is pleased to submit this proposal to provide professional services relating to the improvements listed in "Exhibit A - Scope of Services" for the referenced project.

COMPENSATION

For the design of Taxiways H, J, and M Reconstruction project, the not-to-exceed fee of **$480,000.00** is based upon the scope of services provided in Exhibit A. A detailed breakdown of the proposed fee for the engineering services is included in Exhibit B. The Garver Hourly Rate schedule can be found within Exhibit C.

Title I Service	Estimated Fees
Surveys (Lamb Star Engineering)	$ 50,500.00
Geotechnical (ECS)	$ 38,500.00
60% Preliminary Design	$ 200,000.00
90% Final Design	$ 161,000.00
Bidding Services	$ 30,000.00
Subtotal for Title I Service	**$ 480,000.00**

Garver is pleased to have this opportunity to submit this proposal, and we look forward to working with you on this project. If you have any questions or would like any additional information, please feel free to call me at 214-619-9048.

Sincerely,
GARVER

Sara Andrews, PE
Senior Project Manager

Attachments:
Exhibit A – Scope of Services
Exhibit B – Garver Fee Spreadsheet
Exhibit C – Garver Hourly Rate Schedule
Exhibit D – Lamb Star Engineering Proposal (Survey)
Exhibit E – ECS Proposal (Geotech)

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EXHIBIT A
(SCOPE OF SERVICES)

Generally, the Scope of Services includes professional services for improvements to Taxiways H, J, and M at Denton Enterprise Airport (DTO). Improvements will consist primarily of the reconstruction of Taxiways H, J, and M shown in Exhibit C. The following professional services are included in this agreement.

- Surveying Services
- Geotechnical Services
- Design Services
  - 60% Preliminary Design
  - 90% Final Design
  - 100% Issued for Bid
- Bidding Services

1. SURVEYING SERVICES

1.1. Design Surveys. Lamb Star Engineering, as a subconsultant to Garver, will provide field survey data from field work for designing the project, and this survey will be tied to the Owner's control network. Lamb Star Engineering has provided a lump-sum cost within their proposal found in Exhibit D.

1.2. Team members will be escorted by Garver staff currently badged at the Airport or Survey team members will complete badge training at the Airport prior to conducting survey

1.3. Lamb Star Engineering will conduct field surveys, utilizing radial topography methods, at intervals and for distances at and/or along the project site as appropriate for modeling the existing ground, including locations of pertinent features or improvements. Buildings and other structures, airfield pavements, streets, drainage features, airfield lights and signs, fences, trees over eight inches in diameter, visible utilities as well as those underground utilities marked by their owners and/or representatives, and any other pertinent topographic features that may be present at and/or along the project site, will be located. Control points will be established for use during construction. All surveys shall be conducted during normal working hours.

1.4. Lamb Star Engineering will assemble data obtained during the performance of the field surveys in an AutoCAD Civil3D base map drawing to be utilized for design of the project.

2. GEOTECHNICAL SERVICES

2.1. ECS, as a subconsultant to Garver, will be responsible for obtaining, interpreting, and evaluating geotechnical data necessary for the design of this project. The summary of the geotechnical services provided under this Scope of Services is noted in Exhibit E.

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3. DESIGN SERVICES

3.1. General: Garver will prepare detailed construction drawings, specifications, instructions to bidders, and general provisions and special provisions, all based on guides furnished to Garver by the Owner and FAA, or internally developed by Garver. Contract Documents (Plans, Specifications, and Estimates) will be prepared for award of one (1) construction contract. These designs shall conform to the standards of practice ordinarily used by members of Garver's profession practicing under similar conditions and shall be submitted to TxDOT Aviation from which approval must be obtained.

3.2. Project Administration

3.2.1. Garver will serve as the Owner's representative for the project and furnish consultation and advice to the Owner during the performance of this service. Garver will attend conferences alone or with Owner's representatives, local officials, state and federal agencies, and others regarding the scope of the proposed project, its general design, functions, and impacts.

3.2.2. Garver will assist in the development of grant reimbursement packets for review, execution, and submittal to TxDOT Aviation by the Owner.

3.3. Owner / Agency Coordination: Garver's project manager and/or design team will coordinate with the Owner as necessary to coordinate design decisions, site visits, document procurement, or other design needs.

3.4. Project Management Plan / Quality Control Procedures

5.3.1 Garver will develop a project specific project management plan. The project management plan will include the project background, scope of work, stakeholder contact information, project team organization and roles, design criteria, project schedule, deliverables, and quality control procedures.

5.3.2 Garver will complete quality control reviews for each deliverable prior to any design submission to Owner and/or FAA. Quality control reviews will be completed by qualified project managers and project engineers who are experienced in the relevant discipline and design elements under review. Weekly internal progress meetings will be held during all design phases to ensure adequate quality control throughout the design phases.

3.5. Environmental Coordination

3.5.1. Garver will develop a Stormwater Pollution Prevention Plan (SWPPP), including erosion control plans and details. Upon Owner review, the SWPPP shall be submitted to TxDOT Aviation for review. Garver will incorporate comments from the review agency.

3.5.2. Garver will coordinate and complete documentation for submission to FAA to receive environmental clearance for the project. Documentation will include that required by the documented Section 163 and CATEX questionnaire of FAA SOP 5.0. No environmental agency coordination is expected for this project area

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3.6. Airspace Analysis: Garver will prepare and submit the project to the FAA for permanent airspace clearance on the Obstruction Evaluation and Airport Airspace Analysis (OE/AAA) website and coordinate with FAA representatives.

3.7. Construction Safety and Phasing Plan

3.7.1. Garver will develop a construction safety and phasing plan (CSPP) for the project. During development of the CSPP, Garver will hold a meeting with Airport staff and other stakeholders at the Airport's request to obtain feedback regarding operations during each proposed phase of construction.

3.7.2. After receiving comments from the meeting, Garver will develop a preliminary CSPP for the Owner's review prior to submission to the FAA. After incorporating Owner comments, the CSPP will be submitted to FAA for review through the OE/AAA website.

3.8. Existing Conditions Review

3.8.1. Record Document Review: Garver will review record document data from the vicinity of the construction site to evaluate existing conditions. Record document data may include record drawings, record surveys, utility maps, GIS data, and previous design reports.

3.8.2. Site Visits: Garver's civil and electrical engineers will perform up to two (2) site visits to the project site to review existing conditions and evaluate survey and record document data.

3.9. Pavement Design: Garver will develop a fleet mix for the proposed project based on aircraft fleet data from the Airport Operator / Airport Master Plan / Traffic Flow Management System Counts (TFMSC). Upon completion of the aircraft fleet mix, Garver will submit the fleet to the Owner for review. Upon approval by the Owner, Garver will use FAARFIELD and life cycle cost analysis methods to develop a recommendation for the most economical pavement design. Based on this analysis and discussions with the Owner, a pavement design for the project will be chosen. For concrete pavement design, Garver will design joint patterns and jointing details.

3.10. Geometric Design: Garver will provide geometric design in accordance with FAA AC 150/5300-13 (latest edition) or other local standards. The following design criteria will be used for airfield design:

- Airplane Design Group (ADG) – II
- Aircraft Approach Category (AAC) – D
- Taxiway Design Group (TDG) – 2B

3.11. Modeling: Garver will develop preliminary vertical alignments based on the requirements of FAA AC 150/5300-13 (latest edition). Upon the completion of vertical alignments, assemblies will be developed based on the pavement design and corridors will be modeled for each taxiway alignment. Modeling will include all surface changes from centerline of corridor to tie into existing grade for the project site. At the completion of individual corridor developments, all corridors will be combined into a final grading surface. Modeling will be an iterative process to determine the most efficient design solution.

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3.12. Grading and Drainage: Grading and drainage design shall be completed in accordance with FAA AC 150/5300-13 (Airport Design), FAA AC 150-5320-5 (Airport Drainage Design), and applicable local drainage codes.

3.13. Airfield Electrical

3.13.1. Airfield Lighting and Signage: Garver will provide no electrical engineering services to design the new lighting improvements on the project.

3.14. Specifications and Contract Documents

3.14.1. Technical Specifications: Detailed specifications shall be developed using FAA "Standards for Specifying Construction for Airports" AC 150/5370-10 (latest edition) or other appropriate standards approved for use by the FAA. Additional supplementary specifications will be developed for project requirements not covered by FAA AC150/5370-10 or when state or local standards are approved by the FAA.

3.14.2. Construction Contract Documents: Garver will develop construction contract documents based on TxDOT Aviation standards. TxDOT Aviation will complete all front-end documents. A specimen copy of the General Provisions and applicable prevailing wage rates will be obtained by Garver from the FAA and/or Department of Labor as appropriate for incorporation into the specifications for the proposed project. Final construction contract documents will be submitted to the Owner for final review and approval.

3.15. Quantities and Engineer's Opinion of Probable Cost: Garver will develop detailed quantities in PDF format for use in construction cost estimating for each design phase. Quantities will be completed by pay item. Upon the completion of quantity development, Garver will review previous cost data and market conditions and complete an Engineer's Opinion of Probable Cost.

3.16. Design Services Submission and Meeting Summary: The following design submittal phases shall be included in the fee summary. A summary of each design phase and the associated review meetings is included below.

3.16.1. 60% Preliminary Design

3.16.1.1. Garver will develop 60% preliminary design plans, specifications, and engineer's report and submit these to the Owner and TxDOT for review. It is anticipated that the Owner and TxDOT will review the design submission within one week.

3.16.1.2. At the completion of the Owner review period, Garver will meet with the Owner and TxDOT to review the 60% preliminary design plans, specifications, and engineer's report and to receive Owner and TxDOT comments and direction.

3.16.2. 90% Final Design

3.16.2.1. Garver will develop 90% final design plans, specifications, and engineer's report and submit these to the Owner and TxDOT.

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3.16.2.2. At the completion of the Owner review period, Garver will meet with the Owner and TxDOT to review the 90% Final design plans, specifications, and engineer's report and to receive Owner and TxDOT comments and direction.

3.16.3. 100% Issued for Bid (IFB)

3.16.3.1. Garver will develop 100% IFB plans and specifications and submit these to the Owner for review. It is anticipated that the Owner will review the IFB submission within two weeks.

4. BIDDING SERVICES

4.1. Bidding. Garver will assist City of Denton in advertising for and obtaining bids or negotiating proposals for one prime contract for construction, materials, equipment and services; and, where applicable, maintain a record of prospective bidders to whom Bidding Documents have been issued, attend a pre-bid conference, and attend the Bid Opening. The Owner will pay advertising costs outside of this contract.

4.2. Garver will issue addenda as appropriate to interpret, clarify or expand the Bidding Documents. Garver will consult with and advise the Owner as to the acceptability of subcontractors, suppliers and other persons and organizations proposed by the prime contractor(s) (herein called "Contractor(s)") for those portions of the work as to which such acceptability is required by the Bidding Documents. Garver will consult with the Owner concerning the acceptability of substitute materials and equipment proposed by Contractor(s) when substitution prior to the award of contracts is allowed by the Bidding Documents.

4.3. Garver will attend the bid opening, prepare a bid tabulation, and assist the Owner in evaluating bids or proposals and in assembling and awarding contracts for construction, materials, equipment, and services. Garver will assist the Owner in the execution of all contract documents and furnish a sufficient number of executed documents for the Owner, Contractor and TxDOT Aviation.

5. PROJECT DELIVERABLES

5.1. The following deliverables will be submitted to the parties identified below. Unless otherwise noted below, all deliverables shall be electronic.

- 60% Preliminary Design Plans, Specifications, and Engineer's Estimate of Probable Cost to the Owner, and TxDOT Aviation.
- 90% Final Design Plans, Specifications, and Engineer's Estimate of Probable Cost to the Owner, and TxDOT Aviation. Other electronic files as requested.
- 100% Issued for Bid Plans, Specifications, and Engineer's Estimate of Probable Cost to the Owner and FAA.
- Other electronic files as requested

6. ADDITIONAL SERVICES

6.1. The following items are not included under this agreement but will be considered as additional services to be added under Amendment if requested by the Owner.

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- Redesign for the Owner's convenience or due to changed conditions after previous alternate direction. Changes conditions may include, but are not limited to major changes to pavement, building, or utility alignments.
- Deliverables beyond those listed herein.
- Design of any utility relocation
- Subsurface Utility Exploration (SUE).
- Underdrain Design.
- DBE Program Goal Setting or Reporting.
- Preliminary Engineering Report
- Final Engineering Report
- Pavement Design beyond that furnished in the Geotechnical Report.
- Runway Safety Area Inventory
- Engineering, architectural, or other professional services beyond those listed herein.
- Retaining walls or other significant structural design.
- Construction Administration Services, On-Site Construction Observation, and/or Construction Materials Testing.
- Environmental Handling and Documentation, including wetlands identification or mitigation plans or other work related to environmentally or historically (culturally) significant items.
- Permitting for environmentally sensitive areas.
- Coordination with FEMA and preparation/submittal of a CLOMR and/or LOMR.
- Services after construction, such as warranty follow-up, operations support, and Part 139 inspection support.
- The construction contract documents will require the Contractor to prepare, maintain, and submit a SWPPP to DEQ

7. SCHEDULE

7.1. Garver shall begin work under this Agreement within a mutually agreeable schedule with the Owner and execution of this Agreement. All design phases will start with a Notice to Proceed (NTP) and stakeholder review comments from the subsequent phase.

Design Phase	Calendar Days
60% Preliminary Design	6 Weeks from Agreement Execution, NTP, and Design Kickoff Meeting
90% Final Design	5 Weeks from Receipt of 60% Preliminary Design Comments
100% Issued for Bid	2 Weeks from Receipt of 90% Final Design Comments

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Exhibit B

Denton Enterprise Airport (DTO)
Taxiways H, J, and M Reconstruction

FEE SUMMARY

	Title I Service	Estimated Fees	
Lump Sum	*Surveys (Lamb Star Engineering)*	$	50,500.00
Lump Sum	*Geotechnical (ECS)*	$	38,500.00
Lump Sum	60% Preliminary Design	$	200,000.00
Lump Sum	90% Final Design	$	161,000.00
Lump Sum	Bidding Services	$	30,000.00
	Subtotal for Title I Service	**$**	**480,000.00**

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Exhibit B

Denton Enterprise Airport (DTO)
Taxiways H, J, and M Reconstruction

60% Preliminary Design

WORK TASK DESCRIPTION	E-5	E-4	E-3	E-2	E-1	D-2	AM-2
	hr	hr	hr	hr	hr	hr	hr
1. Civil Engineering							
Coordination with FAA	1	2					
Coordination with Airport (DTO)	2	2					
Coordination with TxDOT		2					
Internal Preliminary Design Kickoff Meeting		2	2	2	2	2	2
Internal Weekly Progress Meetings		2	4	4	4	4	4
Design Kickoff Meeting	2	2	2	2	2	2	2
Site Visit (3 people, 2 trip)		12		12	12		
Project Management Plan Development		4	6				
Base Map Setup			2	4	8	16	
Establish Design Criteria and Parameters		2	2	8			
Review As-Built Drawings			2	4	8		
Develop Preliminary Construction Safety and Phasing Plan		2	2	6	12		
CSPP Submission to FAA Through OEAAA			2	4	8		
CATEX Documentation		4	4	8		10	12
Develop Geometric Layout			2	4	12		
Develop Horizontal Alignments			2	4	12		
Develop Vertical Alignments			2	4	18		
Develop Assemblies			1	2	6		
Develop Corridor Model			2	8	30		
Develop Fleet Mix		4	2	4			
Develop Pavement Design		4	2	4			
Pre-Development Flow Calculations		1	1	2	4		
Post-Development Flow Calculations		1	1	2	4		
Drainage Structural Design Calculations		2					
Preliminary Plans							
Cover Sheet			1	2		2	
Sheet Index			1	2		2	
General Notes			1	2		4	
Project Layout Plan			1	4		8	
Survey Control Plan			1	4		8	
Construction Safety Plans			1	8		16	
Construction Safety Details			1	4		8	
Existing Conditions Plans			1	4		8	
Erosion Control Plans			1	6		12	
Erosion Control Details			1	4		8	
Demolition Plans			4	8		16	
Demolition Details			1	4		8	
Drainage Plans			6	12		24	
Drainage Details		2	2	4		8	
Typical Sections			2	8		16	
Paving Plans			2	8		16	
Paving Details			1	4		8	
Grading Plans			2	8		16	
Grading Details			1	4		8	
Joint Layout Plans			1	4		8	
Joint Details			1	4		8	
Pavement Marking Plans			2	8		16	
Pavement Marking Details			1	4		8	
Develop Preliminary Construction Contract Documents		4	4	4			
Develop Preliminary Technical Specifications		4	4	4			
Develop Preliminary Supplemental Specifications			4	4			
Develop Preliminary Quantities			2	10	10		
Develop Preliminary Opinions of Probable Construction Costs		4	6				
Internal Quality Control (QC) Review	40	30	4	4	4	4	4
Incorporate QC Review Comments		2	4	8	24	24	
Prepare for Preliminary Plan Review Meeting		2	2	6			2
Attend Preliminary Plan Review Meeting (3 People, on-site)		6	6	6			
Prepare and Distribute Preliminary Review Meeting Minutes and Tasks		1	2	4			2
Prepare and Submit Permanent Airspace Study			1	2	4		
Subtotal - Civil Engineering	**45**	**103**	**118**	**260**	**184**	**298**	**28**
Hours	**45**	**103**	**118**	**260**	**184**	**298**	**28**

SUBTOTAL - SALARIES: **$198,659.00**

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DIRECT NON-LABOR EXPENSES	
Document Printing/Reproduction/Assembly	$391.00
Postage/Freight/Courier	$50.00
Office Supplies/Equipment	$200.00
Computer Modeling/Software Use	$500.00
Travel Costs	$200.00
SUBTOTAL - DIRECT NON-LABOR EXPENSES:	**$1,341.00**
SUBTOTAL:	**$200,000.00**
SUBCONSULTANTS FEE:	**$0.00**
TOTAL FEE:	**$200,000.00**

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Exhibit B

Denton Enterprise Airport (DTO)
Taxiways H, J, and M Reconstruction

90% Final Design

WORK TASK DESCRIPTION	E-5	E-4	E-3	E-2	E-1	D-2	AM-2
	hr	hr	hr	hr	hr	hr	hr
1. Civil Engineering							
Coordination with FAA		2	2				
Coordination with Airport (DTO)		2	2				
Coordination with TxDOT		2	2				
Internal Weekly Progress Meetings		4	4	4	4	4	4
Site Visit (2 people, 2 trips)			12	12			
Prepare for Final Plan Review Meeting		2	2				
Attend Final Plan Review Meeting (3 People, on-site)		4	4	4			2
Prepare and Distribute Final Review Meeting Minutes and Tasks			2				2
Incorporate (Owner/FAA/State) CSPP Comments			2	4	4	4	
Prepare Final Construction Safety and Phasing Plan			2	4	4		
CSPP Submission to FAA Through OEAAA			2	4			
Update Construction Safety and Phasing Plan				1	2		
Update Geometric Layout				1	2		
Update Horizontal Alignments				1	2		
Update Vertical Alignments				1	2		
Update Assemblies				1	2		
Update Corridor Model				2	4		
Update Fleet Mix using available data (TFMSC, 5010, etc.)			2				
Update Pavement Design			2				
Update Drainage Basin Development			2	4			
FAA Design Checklist			2	4			
Final Plans							
Cover Sheet					1	2	
Sheet Index					1	2	
General Notes			1		2	2	
Project Layout Plan			1	1	4	4	
Survey Control Plan			1	1	2	4	
Construction Safety Plans			4	2	6	6	
Construction Safety Details			1		6	6	
Existing Conditions Plans			3		6	6	
Erosion Control Plans				4	8	8	
Erosion Control Details			1		4	8	
Demolition Plans			1	2		6	
Demolition Details			1			4	
Drainage Plans			1		4	8	
Drainage Details			1		4	8	
Underdrain Plans			2		6	6	
Underdrain Details			2		6	8	
Utility Plans			1			6	
Utility Details			1		6	8	
Typical Sections					6	8	
Paving Plans			1	4		8	
Paving Details			2	8		16	
Grading Plans			1	4	8	10	
Grading Details				2	8	10	
Joint Layout Plans				2	8	8	
Joint Details					8	8	
Elevation Plans			1	6	8	8	
Elevation Details			1		8	8	
Pavement Marking Plans				1	6	12	
Pavement Marking Details				1	6	12	
Cross Sections					6	12	
Develop Final Technical Specifications		4	10				
Develop Final Supplemental Specifications		4	10				
Develop Final Quantities			5	10	10	10	
Develop Final Opinions of Probable Construction Costs		4	8				
Final Engineer's Report		2	12				5
Final Engineer's Report		2	12				5
Internal Quality Control (QC) Review	40	30					
Incorporate QC Review Comments		3	6	12	12	12	
Incorporate Final (Owner/FAA/State) Review Comments			6	6	6	6	4
Develop and Submission of CATEX		4					
Subtotal - Civil Engineering	**40**	**69**	**141**	**113**	**192**	**258**	**22**
Hours	**40**	**69**	**141**	**113**	**192**	**258**	**22**

SUBTOTAL - SALARIES: **$159,583.00**

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DIRECT NON-LABOR EXPENSES	
Document Printing/Reproduction/Assembly	$492.00
Postage/Freight/Courier	$50.00
Office Supplies/Equipment	$200.00
Computer Modeling/Software Use	$500.00
Travel Costs	$175.00
SUBTOTAL - DIRECT NON-LABOR EXPENSES:	**$1,417.00**
SUBTOTAL:	**$161,000.00**
SUBCONSULTANTS FEE:	**$0.00**
TOTAL FEE:	**$161,000.00**

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Exhibit B

Denton Enterprise Airport (DTO)
Taxiways H, J, and M Reconstruction

Bidding Services

WORK TASK DESCRIPTION	E-5	E-4	E-3	E-2	E-1	D-2	AM-2
	hr	hr	hr	hr	hr	hr	hr
1. Civil Engineering							
Coordination with TxDOT and DTO		4					
Dispense Plans and Specs to Prospective Bidders				2	2		
Review and Respond to Bidder Questions		8	12	12			
Draft and Distribute Addendums		6		12			
Prepare for Pre-Bid Meeting		6		6			
Attend Pre-Bid Meeting (2 people, on-site)		6		6			
Bid Opening (2 people, on-site)		3		3			
Prepare Bid Tabulation			4				
Evaluate Bids and Prepare Recommendation of Award	1	4		2			
Prepare Contract Documents		4		6			
Prepare Issued for Construction Plans and Specifications		4		12		12	
Subtotal - Civil Engineering	**1**	**45**	**16**	**61**	**2**	**12**	**0**
Hours	**1**	**45**	**16**	**61**	**2**	**12**	**0**

SUBTOTAL - SALARIES:	**$29,666.00**
DIRECT NON-LABOR EXPENSES	
Document Printing/Reproduction/Assembly	$179.00
Postage/Freight/Courier	$75.00
Office Supplies/Equipment	$0.00
Travel Costs	$80.00
SUBTOTAL - DIRECT NON-LABOR EXPENSES:	**$334.00**
SUBTOTAL:	**$30,000.00**
SUBCONSULTANTS FEE:	**$0.00**
TOTAL FEE:	**$30,000.00**

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Exhibit C
Denton Enterprise Airport (DTO)
Taxiways H, J, and M Reconstruction
Garver Hourly Rate Schedule: July 2023 - June 2024

Classification	Rates
Engineers / Architects	
E-1	$ 161.00
E-2	$ 189.00
E-3	$ 225.00
E-4	$ 265.00
E-5	$ 322.00
E-6	$ 397.00
E-7	$ 444.00
Planners	
P-1	$ 194.00
P-2	$ 230.00
P-3	$ 261.00
P-4	$ 320.00
P-5	$ 380.00
Designers	
D-1	$ 145.00
D-2	$ 164.00
D-3	$ 194.00
D-4	$ 227.00
D-5	$ 274.00
Technicians	
T-1	$ 126.00
T-2	$ 170.00
T-3	$ 184.00
T-4	$ 218.00
Surveyors	
S-1	$ 78.00
S-2	$ 93.00
S-3	$ 128.00
S-4	$ 175.00
S-5	$ 230.00
S-6	$ 268.00
S-7	$ 291.00
S-8	$ 351.00
2-Man Crew (Survey)	$ 344.00
3-Man Crew (Survey)	$ 403.00
2-Man Crew (GPS Survey)	$ 344.00
3-Man Crew (GPS Survey)	$ 403.00
Construction Observation	
C-1	$ 112.00
C-2	$ 140.00
C-3	$ 171.00
C-4	$ 221.00
C-5	$ 259.00

Classification	Rates
Resource Specialists	
RS-1	$ 104.00
RS-2	$ 137.00
RS-3	$ 194.00
RS-4	$ 268.00
RS-5	$ 335.00
RS-6	$ 411.00
RS-7	$ 460.00
Environmental Specialists	
ES-1	$ 104.00
ES-2	$ 131.00
ES-3	$ 168.00
ES-4	$ 198.00
ES-5	$ 248.00
ES-6	$ 318.00
ES-7	$ 398.00
ES-8	$ 450.00
Project Controls	
PC-1	$ 106.00
PC-2	$ 140.00
PC-3	$ 178.00
PC-4	$ 229.00
PC-5	$ 280.00
PC-6	$ 361.00
PC-7	$ 454.00
Management / Administration	
AM-1	$ 75.00
AM-2	$ 96.00
AM-3	$ 134.00
AM-4	$ 171.00
AM-5	$ 209.00
AM-6	$ 272.00
AM-7	$ 320.00
M-1	$ 510.00

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LAMB-STAR

3801 Parkwood Blvd. Suite 550
Frisco, TX 75034
214.440.3600
TBPLS # 10048300

March 6, 2026

Garver Engineers
Attn: Austin Hayes
3010 Gaylord Parkway, Suite 190
Frisco, TX 75034

RE: Denton Enterprise Airport (DTO) – Taxiways H, J, and M Reconstruction

Dear Mr. Hayes,

Per your request, Lamb-Star Engineering, LLC. is pleased to submit this proposal for professional surveying services. The general area is as shown on the attached Exhibit – 01 and defined in the attached scope of work.

The lump sum fee for this scope of services, as defined on the attached Survey Scope is **$28,847.45**

All fees are exclusive of sales tax, if applicable, and reimbursable expenses. Services and products not specifically included in this proposal shall be considered additional services and are not included in the lump sum fee. Additional services will be negotiated and contracted as an addendum to or separately from this agreement, as agreed upon by Garver, LLC and Lamb-Star Engineering, LLC.

Please provide a Task Order as defined in the Master Services Agreement between Garver, LLC and Lamb-Star Engineering, LLC dated November 9, 2012. Work will begin upon receipt of a fully executed Task Order and notice to proceed (NTP). All deliverables will be provided within 30 business days from written NTP for each mobilization.

Thank you for the opportunity to submit this proposal. Lamb-Star looks forward to working with you on this project. Please call Travis Stanley at (469) 668-0629, or Robert Davis at (214) 440-3606 should you have any questions or comments.

Sincerely,

Robert Davis, RPLS, PLS

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Survey Scope of Work:

1. Establish horizontal & vertical control utilizing the primary and secondary airport control stations. Provide a control statement describing how horizontal and vertical control is established. All control will be based on NAD83 (2011) horizontal datum and NAVD88 Geoid 12B vertical datum.

    a. Establish a minimum of two horizontal control points and one vertical benchmark for each quarter mile or route survey or each 15 acres of site survey, unless otherwise specified.
    b. Survey shall be provided in grid (Texas North Central Zone 4202) coordinates with a conversion factor for ground.

2. Survey limits will cover an area encompassed as shown on attached Exhibit - 01.

3. The Design Survey shall provide field measurements at distances as appropriate for modeling the existing ground to one half foot (0.5') contour intervals, including locations or pertinent features and improvements, with a minimum grid of 50 feet. Items to be tied in include, but are not limited to:

    a. Ditches & swales with flow line, top & toe of bank
    b. Electrical structures, edge lights (including center of light and foundation) signs (foundations) cable and duct markers.
    c. Storm Sewer Manholes and pipes with flow line and outfall data to the next drainage structure, even if located outside project limits as well as pipe sizes.
        1. Note invert flow directions based on N, S, E, W or NW, SE etc.
        2. Pipe sizes, shape, and material.
        3. For inlets, note the number and size of grates.
    d. Existing visible aboveground utility structure and markers shall be located and referenced by name (i.e. Oncor, Verizon, AT&T, FAA, etc.)
    e. Pavement centerlines, edges, joints, and lips. All survey limits shall end at the nearest existing pavement joint.
    f. Other pavement features (gravel, asphalt roads, etc.) within limits.
    g. Pavement markings.
    h. Building finished floor elevations.
    i. Navigational Aids (wind cone, glideslope, signs, PAPI's, lights, etc.)
    j. Provide survey for design tie-in location as shown in the attached exhibit. This information shall include elevation points at the edge of pavement tie-in and elevation points one concrete panel away from the edge of pavement tie-in.

4. Coordination & Site Access.

    a. Lamb-Star will contact Garver before field crew arrives at Project site.
    b. Garver will provide onsite contact information regarding escort and in and privileges along with if the airfield will be operational while the work is being performed.

    c. Work will be performed during normal operation hours between the hours of 6 am and 10 pm.

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5. Submit.

   The Surveyor shall process the survey data and provide the Engineer with one (1) copy of the following within 30 calendar days of the signed agreement and Notice to Proceed:

   a. TIN file to sufficient detail suitable for uploading into AutoCAD Civil3D.
   b. ASCII/CSV file of the survey control with 3D coordinates formatted as Point Number; Northing; Easting; Elevation and Description.
   c. Any additional information that may be deemed helpful to the engineer including planimetric drawings, pictures, and field notes.
   d. Information required in attachment titled "Requirements for Survey to be Provided by Subconsultant" if specifically requested and in so far as it is not in conflict with other requirements previously requested by the Engineer.

6. Exclusions (The following have been omitted by Garver)

   a. Provide survey shots of published runway end points/pins.
   b. Dig Tess 811 Calls
   c. Provide traffic control, barricades, signage and traffic maintenance personnel as appropriate in accordance with the FAA Advisory Circular 150/5370-2G.

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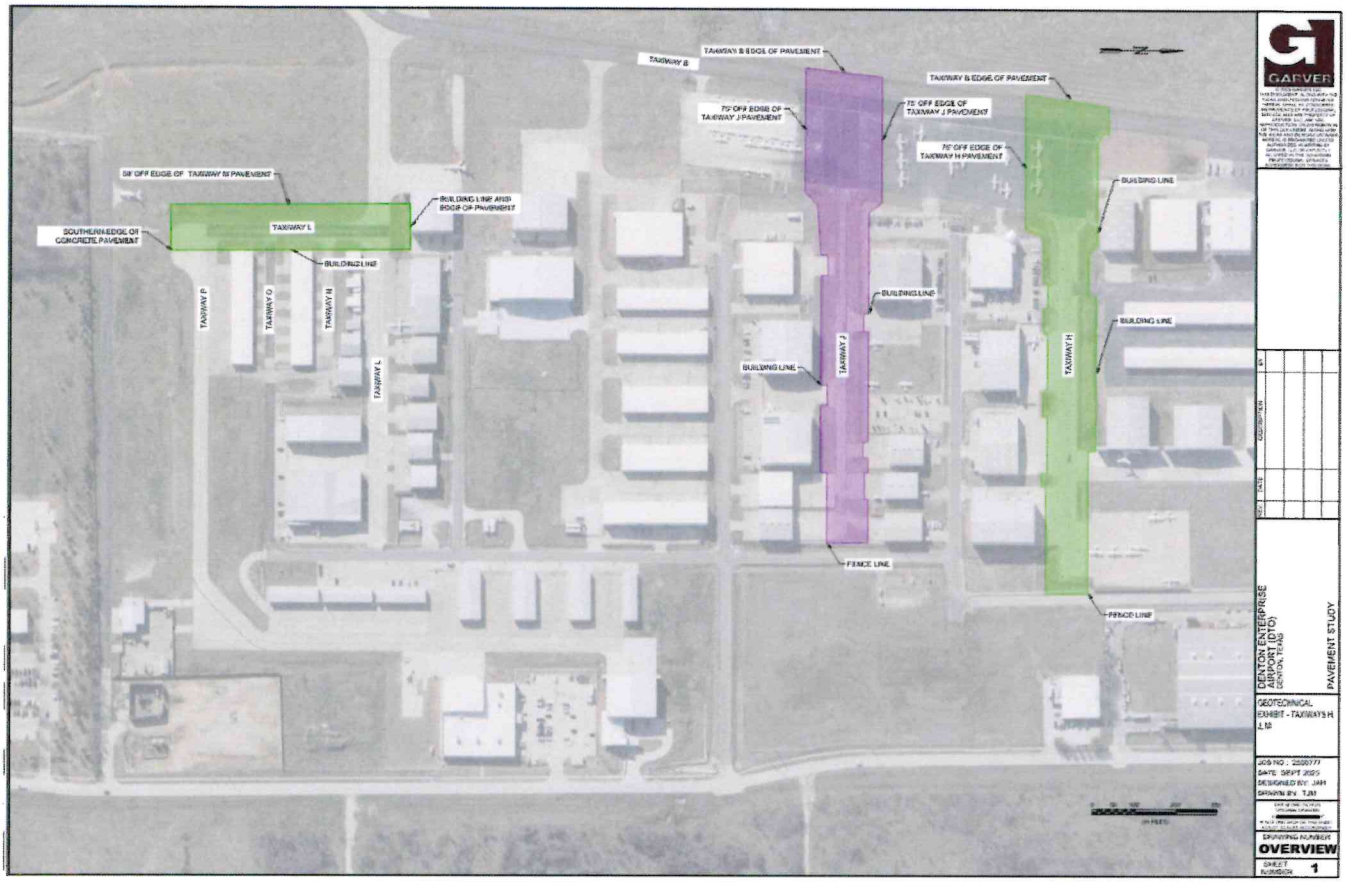
EXHIBIT – 01



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ECS Southwest, LLP

Scope and Fee for Subsurface Exploration and Geotechnical Engineering Services

DTO Taxiways H, J and M Reconstruction

5000 Airport Road
Denton, Denton County, Texas

ECS ID No. 63:4557-GP (Rev.1)

March 19, 2026

Docusign Envelope ID: F6B8289A-8A1F-4254-BEB5-F3C8B0386F04

March 19, 2026

Mr. Austin Hayes
Garver
3000 Internet Blvd
Suite 400
Frisco, Texas 75034

ECS ID No. 63:4557-GP (Rev.1)

Reference: Scope and Fee for Subsurface Exploration and Geotechnical Engineering Services
DTO Taxiways H, J and M Reconstruction
5000 Airport Road
Denton, Denton County, Texas

Dear Mr. Hayes:

As requested, ECS Southwest, LLP (ECS), is pleased to be selected for this project and providing the following lump sum scope and fee for subsurface exploration and geotechnical engineering services for the above-mentioned project. Our understanding of the project is based on our review of the available geological and geotechnical information in our files in vicinity of the site and Request for Geotechnical Proposal (prepared by Garver, LLC., dated March 2, 2026) and geotechnical exhibit – Taxiways H, J and M (prepared by Garver, LLC., dated September 2025) in the email dated March 2, 2026. This scope and fee outlines our understanding of the project, the proposed scope of services, activity schedule, fees, and authorization requirements.

PROJECT BACKGROUND INFORMATION

Existing Site Conditions

The project site is located at 5000 Airport Road in Denton, Denton County, Texas (GPS: 33.2000 N, 97.1938 W). ECS did not visit the site prior to preparing this scope and fee. Based on Google Earth aerial maps, the site is developed with structures and pavements. The existing Taxiways H, J, and M pavement are constructed from asphalt. Based on the information provided by the client, distresses including fatigue cracking, longitudinal and transverse cracks, and PCC shoving down the entire length of the taxiway were observed on the site.

Project Description

Based on the information and plan provided, we understand the proposed project will include the reconstruction of Taxiways H, J and M. The taxiway and apron will be used by aircraft having gross weights of 60,000 lbs or more. Based on the information provided in Request for Geotechnical Proposal, final

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grade of new pavement will roughly match existing pavement grades to promote surface drainage from the taxiways to the turfed areas adjacent to the taxiways.

Please note that a topographic drawing and grading plan were not available at the time of this scope and fee. ECS should be provided with topographic drawings and a grading plan prior to initiating our services to review our proposed depth of borings regarding actual cut/fill depths and make changes to our proposed scope and fee as necessary.

SCOPE OF SERVICES

Our integrated services will include drilling borings by drilling crews based on instructions provided by ECS. Our services will also include laboratory testing of representative soil samples, and engineering analyses presented in a site-specific engineering report.

Utility Clearance

Per state law, we will contact Texas 811 the public utility to locate underground utilities at the site. Typically, Texas 811 will not locate utilities beyond the point of distribution (meters or gauge points) on private property. The risk of hitting utilities that Texas 811 did not mark can be reduced by engaging a private utility locating service. The risks include hitting gas lines, electrical lines, fiber optic lines, and many other utility service lines. This can result in electrocution, gas leaks or explosions, loss of services to businesses as well as tremendous costs for lost business, interruption of service, and repair along with potential legal liability.

We have included the cost of a private utility line locator in our “Base Services”. Private utility locator services can aid in identifying utilities that incorporate significant iron content in the conduit materials. However, utilities without significant ferrous (iron) content are more difficult to detect. These include most sanitary sewer alignments, copper or PVC water lines, fiber optic lines without tracer ribbons, copper electric lines with no surface exposure, drainage tiles/pipes, irrigation lines, etc.

Using a private utility locator does not guarantee that all utilities will be identified. However, this service lowers the risk and potential liability of the client while also protecting the safety of our field exploration crews.

We will coordinate our exploration locations around marked utilities and utilities pointed out to us by the owner/client. However, we will not be responsible for any utilities not marked or not pointed out to us by the landowner or client.

Site Access

Based on our review of available aerial photographs, the site appears to be accessible to a truck-mounted drilling rig.

Regarding site access, we have made the following assumptions:

- This scope and fee assume that no special permits will be required. The pavement coring and drilling will take place during nighttime (10 pm to 6 am).
- Landowner notification will be provided by the client. ECS will work with the project team in providing site access diagrams for the drill rig as needed, but actual coordination with landowners to obtain access permission will be provided by the client.

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- Taxing within the work areas will be blocked off prior to our arrival. ECS cannot be held responsible for damage to, nor the cleanliness of, vehicles not moved from the work area.

Field Exploration

ECS proposes to perform the following in general accordance with the local standards and practices listed:

a. Field locate the test locations by handheld GPS unit / taping and pacing from existing site features / available plans. Elevations will be interpolated from the plans provided/or referenced from published topographical maps.
b. Obtain a public utility locate ticket for location of underground lines. See further information in the Utility Clearance section above.
c. Private utility locate service to clear the boring locations.
d. Mobilize a pavement coring crew and core the pavement in ten (10) locations as requested.
e. Mobilize a truck mounted drilling rig to the site.
f. As requested, ten (10) borings will be drilled on the project site. These boring locations will be cored and drilled within the taxiway areas to a depth of 10 feet below the existing grades. The approximate locations are shown in the figure below.

Approximate 10-ft Boring Locations

g. Perform testing and sampling in general accordance with ASTM standards and local practices.
h. Measure the depth of groundwater within each exploration location at the time of drilling and prior to backfilling.
i. Obtain bulk samples of auger cuttings from select borings for laboratory testing.

The explorations will be extended to the depths listed above or to mechanical refusal (shallow rock or other impenetrable obstructions), whichever occurs first.

Site Departure Conditions

Upon completion of subsurface exploration, we will backfill each of the locations with the soil removed and mound the excess spoils back up over the test location. In pavement areas, we will patch the asphalt

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or concrete surface with cold mix asphalt patch or quick setting concrete of an equivalent or greater thickness. Some post drilling settlement of the boreholes should be expected and may require future maintenance to repair any settlement and prevent a tripping hazard. This maintenance is not included in our scope of services or fees. No other restoration will be provided. ECS will not be responsible for restoration of, but not limited to the following: grass, shrubs, trees, flower beds, or ruts caused by drilling operations. The client must communicate areas that must not be disturbed in advance of field operations.

Typically, we will not provide site repairs beyond what is outlined above unless specifically contracted. Alternatively, we will remove excess spoils from job sites and dispose of them in an approved manner for a negotiated fee.

Please note that some disturbance to off-pavement, gravel-covered, grass-covered areas, including the possible cutting of trees, or running over of brush and understory in wooded areas might occur. We will attempt to limit such disturbance; however, we have not budgeted for site repairs including filling of tire ruts, seeding of lawn areas, replacement of bushes or the planting of trees, etc. If necessary, additional site repairs can be provided at an additional cost.

Laboratory Testing

Upon completion of field exploration operations, the samples will be returned to our laboratory for further identification, visual classification, and testing. Laboratory testing may include the following:

LABORATORY TEST
Natural Moisture Content
Gradation Analysis
Atterberg Limits
Standard/Modified Proctor
California Bearing Ration (CBR)
Swell Test
Unconfined Compressive Strength of Soil
Sulfate Content, pH, Organic content
Lime pH Series

Engineering Report

Upon completion of the field exploration, laboratory testing, and engineering analyses, we will prepare a written engineering report that will include:

a. A review of published soils mapping and/or geologic information.
b. Observations from our site reconnaissance and personnel on the drill rig, including current site conditions, surface drainage features, and surface topographic conditions, and/or available satellite imagery.
c. A description of the field exploration and laboratory tests performed.
d. A site location diagram and a field exploration diagram.
e. Final logs of the soil borings in accordance with industry standard practices for geotechnical engineering. Elevations will be interpolated from civil drawings or referenced from topographic information that you supply.
f. Photographs with a visual scale indicating pavement thickness for all pavement cores.
g. The results of the laboratory tests will be plotted on the final exploration logs and/or included on separate test report pages.

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h. Discussion of the subsurface materials encountered along with groundwater conditions observed.
i. Subsurface cross sections/profiles may be included that graphically represent the subsurface conditions.
j. Recommendations for preparation of subgrade for the reconstructed taxiway pavement (lime treated subgrade, cement treated subgrade, cement treated base, etc.).
k. Recommendations regarding preparation of existing soils (native or otherwise) including recommendations regarding undercut and backfill.
l. Pavement design value recommendations – ECS to provide k-value, CBR, resilient modulus, etc recommended for pavement design. Garver will perform the pavement design based on the subgrade recommendations. All paving materials will follow the FAA specification requirements for construction.
m. Testing and recommendations for pavement design related to sulfates.
n. Recommendations regarding surface and subsurface drainage, during and after construction.
o. Recommendations for embankment design and construction, if required.
p. Recommendations for suitable configuration(s) of cut slopes, fill slopes, temporary excavations, if required.

FEE

ECS will provide the services outlined in this scope and fee for a lump sum fee of **$33,400.00**.

Our fee assumes that the site is accessible based upon our assumptions detailed in this document. If additional services are requested or required based on differing site conditions, we will contact you for verbal and written authorization to proceed with the additional services.

SCHEDULE

Our ability to access the site and perform the field exploration may be impacted by precipitation, excessive temperatures, or other atmospheric conditions. Field exploration will be performed during nighttime (10 pm to 6 am) Monday through Friday.

We have assumed that the client will assist in accessing the site (with the current site owners/occupants). We anticipate being able to mobilize to the site within approximately 2 to 3 weeks after receiving authorization to proceed, notification that on-site personnel if any has been made, and upon clearing utilities.

We anticipate that the drilling operations will require about 1 to 2 nights, and that the laboratory testing, will require about 7 to 14 days, followed by our engineering analyses. For time budget purposes, the entire scope should take about 5 to 7 weeks from initial authorization through final report submission. If there is a specific due date for the report, please let us know. Verbal comments on findings can be provided within 7 days of completion of the borings, if requested.

CLOSING

If other services are required because of unexpected field conditions, or because of a request for additional services, they will be invoiced in accordance with a negotiated fee. Before modifying or expanding the extent of our exploration program, we will contact you for your review and authorization.

Our insurance carrier requires that we receive written authorization prior to initiation of work, and a signed contract prior to the release of any work product. This letter is the agreement for our services.

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Your acceptance of this scope and fee may be indicated by signing and returning a copy of this document to us. We are pleased to have this opportunity to offer our services and look forward to working with you on the project.

Respectfully submitted,

ECS SOUTHWEST, LLP

Ishtiaque Hossain, PhD, P.E.
Vice President, Office Manager
IHossain@ecslimited.com

Michael Batuna, P.E.
Vice President, Asst. Office Manager
MBatuna@ecslimited.com

Enclosures: Scope and Fee Acceptance Sheet

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SCOPE AND FEE ACCEPTANCE

Scope and Fee No.: 63:4557-GP (Rev.1)
Scope of Work: Subsurface Exploration and Geotechnical Engineering Services
Project: DTO Taxiways H, J and M Reconstruction
Location: 5000 Airport Road, Denton, Denton County, Texas
Base Services: $33,400.00

Client Signature: _____ Date: _____

Printed Name: _____ Title: _____

Please complete this page and return one copy to ECS to indicate acceptance of this scope and fee and to initiate work on the above-referenced project.

BILLING INFORMATION

(please print or type)

Contact Person: _____

Telephone No. of Contact Person: _____

Email of Contact Person: _____

Party Responsible for Payment: _____

Company Name: _____

Billing Address: _____

_____

Telephone Number: _____

Accounts Payable Email Address: _____

Client Project/Account Number: _____

Special Conditions for Invoices: _____

ECS offers a full array of services to assist you with *all* phases of your project, including but not limited to:

- *Phase I, II and III Environmental Site Assessments* - *Wetlands Delineations* - *Asbestos/Lead Paint Services Indoor Air Quality/Mold Services* - *Natural Resources* - *Groundwater Remediation*	- *Third Party Mechanical, Electrical, Plumbing Inspections Services* - *Construction Materials Testing and Special Inspections* - *LEED® Consulting Services* - *Geo-Structural Design*	- *Building Envelope, Roofing, and Waterproofing Consultation* - *Specialty Materials and Forensics Testing* - *Monitoring Services* - *Pre- and Post-Construction Condition Assessments*

Certificate Of Completion

Envelope Id: F6B8289A-8A1F-4254-BEB5-F3C8B0386F04
Status: Sent
Subject: Please DocuSign: City Council Contract 8209 Airport Engineering Services - Amendment 3
Source Envelope:
Document Pages: 50
Signatures: 3
Certificate Pages: 6
Initials: 1
AutoNav: Enabled
EnvelopeId Stamping: Enabled
Time Zone: (UTC-06:00) Central Time (US & Canada)

Envelope Originator:
Christina Dormady
901B Texas Street
Denton, TX 76209
christina.dormady@cityofdenton.com
IP Address: 198.49.140.10

Record Tracking

Status: Original
5/8/2026 11:37:49 AM
Holder: Christina Dormady
christina.dormady@cityofdenton.com
Location: DocuSign

Signer Events	Signature	Timestamp
Christina Dormady christina.dormady@cityofdenton.com Buyer City of Denton Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign	**Completed** Using IP Address: 198.49.140.10	Sent: 5/8/2026 11:43:15 AM Viewed: 5/8/2026 11:43:34 AM Signed: 5/8/2026 11:44:33 AM
Lori Hewell lori.hewell@cityofdenton.com Purchasing Manager City of Denton Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign	Initial LH Signature Adoption: Pre-selected Style Using IP Address: 198.49.140.104	Sent: 5/8/2026 11:44:36 AM Viewed: 5/11/2026 7:17:44 AM Signed: 5/11/2026 7:18:45 AM
Leah Bush leah.bush@cityofdenton.com Assistant City Attorney Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign	Signed by: Leah Bush 3A6254145BDA469... Signature Adoption: Pre-selected Style Using IP Address: 198.49.140.10	Sent: 5/11/2026 7:18:47 AM Viewed: 5/11/2026 9:09:52 AM Signed: 5/11/2026 9:40:10 AM
Mitchell McAnally MRMcAnally@GarverUSA.com Vice President Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Accepted: 5/11/2026 9:42:05 AM ID: e44bd37f-43f7-4f71-80cc-2664e8d5d0a5	DocuSigned by: Mitchell McAnally D66D2056A6A64C0... Signature Adoption: Pre-selected Style Using IP Address: 97.77.16.177	Sent: 5/11/2026 9:40:14 AM Resent: 5/26/2026 9:07:41 AM Resent: 6/2/2026 8:43:17 AM Resent: 6/22/2026 8:29:44 AM Viewed: 6/22/2026 8:42:18 AM Signed: 6/22/2026 8:45:23 AM

Signer Events	Signature	Timestamp
Ryan Adams Ryan.adams@cityofdenton.com Director of Airport Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Accepted: 6/22/2026 8:51:28 AM ID: 868f9f4b-799f-491b-812a-924538d65b03	Signed by:  76544D73C36F499... Signature Adoption: Drawn on Device Using IP Address: 2a09:bac2:bab6:2e46::49c:11 Signed using mobile	Sent: 6/22/2026 8:45:25 AM Viewed: 6/22/2026 8:51:28 AM Signed: 6/22/2026 8:52:28 AM
Cheyenne Defee cheyenne.defee@cityofdenton.com Procurement Administration Supervisor City of Denton Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign		Sent: 6/22/2026 8:52:32 AM
Cassey Ogden Cassey.Ogden@cityofdenton.com Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign		
Kristi Fogle Kristi.Fogle@cityofdenton.com Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Accepted: 6/18/2026 6:15:28 PM ID: ff86ee20-2c6c-426b-aecd-99bb09e2aeb9		

In Person Signer Events	Signature	Timestamp

Editor Delivery Events	Status	Timestamp

Agent Delivery Events	Status	Timestamp

Intermediary Delivery Events	Status	Timestamp

Certified Delivery Events	Status	Timestamp

Carbon Copy Events	Status	Timestamp
Cheyenne Defee cheyenne.defee@cityofdenton.com Procurement Administration Supervisor City of Denton Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign	COPIED	Sent: 5/8/2026 11:44:36 AM

Carbon Copy Events	Status	Timestamp
Gretna Jones gretna.jones@cityofdenton.com Legal Secretary City of Denton Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign	COPIED	Sent: 6/22/2026 8:52:31 AM Viewed: 6/23/2026 1:00:17 PM
City Secretary Office citysecretary@cityofdenton.com Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Not Offered via Docusign		
Chase Patterson chase.patterson@cityofdenton.com Security Level: Email, Account Authentication (None) **Electronic Record and Signature Disclosure:** Accepted: 1/16/2026 8:54:46 AM ID: 128aeebf-f582-4d7d-8915-282ecdfa3749		

Witness Events	Signature	Timestamp

Notary Events	Signature	Timestamp

Envelope Summary Events	Status	Timestamps
Envelope Sent	Hashed/Encrypted	5/8/2026 11:43:15 AM
Envelope Updated	Security Checked	6/4/2026 2:01:41 PM
Envelope Updated	Security Checked	6/4/2026 2:01:42 PM

Payment Events	Status	Timestamps

Electronic Record and Signature Disclosure

ELECTRONIC RECORD AND SIGNATURE DISCLOSURE

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If you decide to receive notices and disclosures from us electronically, you may at any time change your mind and tell us that thereafter you want to receive required notices and disclosures only in paper format. How you must inform us of your decision to receive future notices and disclosure in paper format and withdraw your consent to receive notices and disclosures electronically is described below.

Consequences of changing your mind

If you elect to receive required notices and disclosures only in paper format, it will slow the speed at which we can complete certain steps in transactions with you and delivering services to you because we will need first to send the required notices or disclosures to you in paper format, and then wait until we receive back from you your acknowledgment of your receipt of such paper notices or disclosures. To indicate to us that you are changing your mind, you must withdraw your consent using the DocuSign 'Withdraw Consent' form on the signing page of your DocuSign account. This will indicate to us that you have withdrawn your consent to receive required notices and disclosures electronically from us and you will no longer be able to use your DocuSign Express user account to receive required notices and consents electronically from us or to sign electronically documents from us.

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Unless you tell us otherwise in accordance with the procedures described herein, we will provide electronically to you through your DocuSign user account all required notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to you during the course of our relationship with you. To reduce the chance of you inadvertently not receiving any notice or disclosure, we prefer to provide all of the required notices and disclosures to you by the same method and to the same address that you have given us. Thus, you can receive all the disclosures and notices electronically or in paper format through the paper mail delivery system. If you do not agree with this process, please let us know as described below. Please also see the paragraph immediately above that describes the consequences of your electing not to receive delivery of the notices and disclosures electronically from us.

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You may contact us to let us know of your changes as to how we may contact you electronically, to request paper copies of certain information from us, and to withdraw your prior consent to receive notices and disclosures electronically as follows:
To contact us by email send messages to: purchasing@cityofdenton.com

To advise City of Denton of your new e-mail address
To let us know of a change in your e-mail address where we should send notices and disclosures electronically to you, you must send an email message to us at melissa.kraft@cityofdenton.com and in the body of such request you must state: your previous e-mail address, your new e-mail address. We do not require any other information from you to change your email address..
In addition, you must notify DocuSign, Inc to arrange for your new email address to be reflected in your DocuSign account by following the process for changing e-mail in DocuSign.

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To inform us that you no longer want to receive future notices and disclosures in electronic format you may:

i. decline to sign a document from within your DocuSign account, and on the subsequent page, select the check-box indicating you wish to withdraw your consent, or you may;
ii. send us an e-mail to purchasing@cityofdenton.com and in the body of such request you must state your e-mail, full name, IS Postal Address, telephone number, and account number. We do not need any other information from you to withdraw consent.. The consequences of your withdrawing consent for online documents will be that transactions may take a longer time to process..

Required hardware and software

Operating Systems:	Windows2000? or WindowsXP?
Browsers (for SENDERS):	Internet Explorer 6.0? or above
Browsers (for SIGNERS):	Internet Explorer 6.0?, Mozilla FireFox 1.0, NetScape 7.2 (or above)
Email:	Access to a valid email account
Screen Resolution:	800 x 600 minimum
Enabled Security Settings:	•Allow per session cookies •Users accessing the internet behind a Proxy Server must enable HTTP 1.1 settings via proxy connection

** These minimum requirements are subject to change. If these requirements change, we will provide you with an email message at the email address we have on file for you at that time providing you with the revised hardware and software requirements, at which time you will have the right to withdraw your consent.

Acknowledging your access and consent to receive materials electronically
To confirm to us that you can access this information electronically, which will be similar to other electronic notices and disclosures that we will provide to you, please verify that you were able to read this electronic disclosure and that you also were able to print on paper or electronically save this page for your future reference and access or that you were able to e-mail this disclosure and consent to an address where you will be able to print on paper or save it for your future reference and access. Further, if you consent to receiving notices and disclosures exclusively in electronic format on the terms and conditions described above, please let us know by clicking the 'I agree' button below.
By checking the 'I Agree' box, I confirm that:

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- Until or unless I notify City of Denton as described above, I consent to receive from exclusively through electronic means all notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to me by City of Denton during the course of my relationship with you.