

Casey Graham

From: Alexander, Tonda <tonda.alexander@meritagehomes.com>
Sent: Tuesday, May 5, 2026 12:52 PM
To: Alexander, Tonda
Cc: Andrew Macias; Sean McFarland, P.E.; Chris Chaffee, P.E.
Subject: Savannah Farms Unit 1 Infrastructure and Whispering Creek Mass Grading Bid

Bidders, please see link below for the development of Savannah Farms Unit 1 (Located within the City of Schertz) and Mass Grading for Whispering Creek (Located in Universal City). Please see points below for bid requirements and due dates:

1. Bids will be due back on **May 19th by 2PM**. Bids shall be sent to tonda.alexander@meritagehomes.com and amacias@cudeengineers.com
2. Bids shall be accompanied by a construction schedule that includes all scopes of work. If Schedule is not included , BID will not be accepted.
3. Mandatory Pre-Bid meeting will be held on May 12th, via teams at 10:30AM. I will send out invite after this bid email.
4. All questions regarding plans or quantities shall be directed to Andrew at Cude. It is the responsibility of the bidder to make sure they have checked the plans and all Qtys. Any discrepancies shall be worked out with the engineer prior to bid. Once we have selected a contractor, the bid price will be what is contracted and no change orders will be accepted unless changes are requested by the municipality and/or Meritage.
5. This is a unique bid in that we will be Mass grading another site that we will also utilize some of the dirt from that site to go to Savannah. The Whispering Creek Utility and Road bid will come out sometime in June but will be a separate bid.
6. Savannah Farms is GVEC so you will be installing the street crossings included in the bid Quantities.
7. We have provided a map of two potential avenues to get to Savannah Farms for development without going through the existing neighborhood of Orchard Park. We are working with the owner of both potential avenues currently and will have decided path prior to bid being due and will let everyone know. As far as the Mass grading for Whispering Creek, it easily accessible from 1518.
8. If you would like to do test pits on either site, you will need to contact me to set those up.
9. We have already started demo of structures at Savannah Farms and all will be hauled out before start date. Any wells on the property have already been plugged.
10. Import, we will want to have Teradyne look at the import that you plan on bringing in to make sure its suitable for the site. You will contact me to set that up.
11. Construction Schedule- Please be aware that the construction schedule we agree on at contract time will be the schedule (baring any rain delays or delays caused my Meritage or the municipalities). If the job is not completed and sold by the date agreed upon, we will charge a \$500 per day late fee till it is completed and sold.
12. Contractor will not be required to put up a payment, performance or maintenance bond as Meritage takes care of that.
13. Expected start date is May 27th.

You can reach me via email or cell and reach Andrew via email, he is copied on this bid email.

[☐ Savannah Farms Bid with Grading for Whispering Creek included](#)

Tonda Alexander

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