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News Release

FOR IMMEDIATE RELEASE
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Council approves initial talks for construction of parks

MELISSA (May 17, 2021) Construction may soon begin on three public facilities in Melissa, all of which will provide additional opportunities for residents to gather, enjoy recreational amenities, and in one case, cast a fishing line.

At their May 11 meeting, City Council authorized the City Manager to move forward with the preliminary negotiations for two Construction Manager at Risk (CMAR) contracts for the work on the three facilities, Country Ridge Park, the yet-to-be-named 90-acre park in north Melissa, and the Z-Plex. The firm of Crossland Construction was recommended as the preferred contractor for the two neighborhood parks, while Piazza Construction was recommended for improvements at the Z-Plex.

The Council vote followed a recommendation from the Melissa Community Development Board to move forward with the improvements. CMAR contracts are considered advantageous to the City since the construction contractor is involved in all phases of the work, and the contractor assumes risk on any overruns beyond the agreed maximum costs of the project.

Improvements to Country Ridge Park, a 27-acre passive nature preserve on Throckmorton Road immediately east of US 75, will likely include upgrades as part of the park's Phase 2 plan. Phase 1 was completed in 2019 and included grading of the new entrance, landscaping, general cleanup, concrete fencing, and restoration of the creek bed. Phase 2 will consist of additional earthwork, the inclusion of soft surface walking and jogging trails, and revegetation of the natural areas.

The 90-acre park, at the intersection of Throckmorton Road and Liberty Way, is slated to include an 11-acre pond suitable for fishing, a water well, well-defined walking and jogging trails, prefabricated restrooms, off-street parking, site lighting, landscaping, and irrigation. Additional amenities will be added in the future, making it a centerpiece for the City's parks and trails system.

At the Z-Plex, 4220 East Melissa Road, work will include the addition of water and sewer lines, electric utility access and stormwater drainage. In addition, upgrades will include the construction of an artificial turf football/soccer field, renovation of two full size soccer field surfaces, a storm water retention facility with a well, concrete parking, gates/fencing, a press box, playground, bus parking and gravel parking near the existing maintenance building.

The City Manager is expecting to open negotiations with the two selected contractors for CMAR contracts that would complete the work. If agreement is reached on all aspects of the design, construction, completion targets, and after a guaranteed maximum price is mutually set, construction can start as early as this fall. Completion of the neighborhood parks would be targeted for the end of the year, and the Z-Plex by late summer 2022.

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ABOUT THE CITY OF MELISSA – The City of Melissa is a fast-growing progressive suburb with a small-town feel, located 35 miles north of downtown Dallas in the dynamic growth area of northeast Collin County. Melissa sits on 21 square miles, is home to over 16,000 people, and is easily accessible by way of three intersecting highways. Melissa has ample inventory of the highly-sought-after undeveloped frontage available on US 75 and SH 121, primed to serve the commercial needs of a booming Collin County. Melissa is a home-rule municipality, governed by a council-manager form of government.