

00100-A QUESTIONNAIRE

**Request for Competitive Sealed Proposals
Round Rock, Texas**

QUESTIONNAIRE

Please provide the following information in the same sequence and in the same format contained herein. This form may be retyped at the proposer's option. Supplemental materials providing additional information in response to any question may be attached (and must be numbered to correspond to the number of the question), but the information requested below is to be provided in this format.

1. Basic Information:

- 1.1 Name of organization: KOM Trails
- 1.2 Address of principal office: 915 W. South St. Leander, Tx 78641
- 1.3 Telephone number and facsimile number of principal office: 512-775-0054
- 1.4 Form of business organization (e.g., corporation, partnership, joint venture): LLC
- 1.5 Year founded: 2016
- 1.6 Individual named as primary contact (including telephone number if not at principal office):
Joshua Chambless

2. Organization:

- 2.1 How many years has your organization been in business in construction in its current capacity? 9 years
- 2.2 How many years has your organization been in business under its present name? 6 years
- 2.3 Under what other former names has your organization ever operated? KOM Productions, LLC
- 2.4 Is your organization authorized to do business in Texas? yes

3. Experience:

- 3.1 Does your organization have experience with the construction of mountain bike trails / mountain bike parks? yes
- 3.2 If the answer to the previous question was yes, please list the number of years' experience your firm has constructing new skateparks. 9 years
- 3.3 Current Work: Attach a list of all projects your organization is currently constructing. For each such project provide:
- (a) the name, and for whom constructed;
 - (b) location;
 - (c) general nature of the project;
- See Attached

KOM Trails – Current Projects

Project Name / For Whom Constructed	Location	General Nature of Project	Contract Amount	Size (sq. ft.)	Percent Complete	Scheduled Completion Date	Owner (Name & Contact Info)	Architect (Name & Contact Info)
Santa Rita KC, LLC	Santa Rita Ranch Subdivision	Design and Construction of a Decomposed Granite Trail with Slurry and a custom Boardwalk/Bridge	Contract Amount is priced per LF	8 miles of trails throughout all sections of the subdivision. Natural Surface and Decomposed Granite (To Date)	Ongoing		Santa Rita KC, LLC James Edward Horne PO Box 2445 Round Rock, TX 78680 512-632-2223 ed@srtaustin.com	Design by KOM Trails
HM Parten Ranch Development, Inc.	Parten Ranch Subdivision	Design and Construction of a Decomposed Granite Trail with Slurry and Natural Surface Trail	Contract Amount is priced per LF	7954LF of Natural Surface Trail (to date) 3610LF Decomposed Granite Trail (To Date)	Ongoing		Tim Sawtelle 2901 Bee Caves Rd., Suite F Rollowingwood, TX 78746 512-477-2400 or 512-801-1300 Tim@jayhanna.com	Design by KOM Trails
6 Creeks Master Community, Inc.	6 Creeks Subdivision	Design and Construction of a Decomposed Granite Trail with Slurry and Natural Surface Trail	Contract Amount is priced per LF	1810LF Natural Surface Trail (To Date) 9770 LF Decomposed Granite Trail (To Date)	Ongoing		Tim Sawtelle 2901 Bee Caves Rd., Suite F Rollowingwood, TX 78746 512-477-2400 or 512-801-1300 Tim@jayhanna.com	Design by KOM Trails
Blake Magee Company	Woodside Subdivision	Design and Construction of a Decomposed Granite Trail with Slurry and Natural Surface Trail	\$32,899.00	2500 LF	Ongoing		Dustin Einhaus Blake Magee Company PO BOX 5397 Ausitn, TX 78763-5397 512-968-0462 Dustin@blakemageeco.com	Design by KOM Trails

KOM Trails – 5 Year Work History

Project Name / For Whom Constructed	Location	General Nature of Project	Contract Amount	Size (sq. ft.)	Original Budget vs. Actual Cost	Start Date	Completion Date	Original Schedule Duration	Owner (Name & Contact Info)
City of New Braunfels	Willard Canyon Park	2 Natural Surface Trails	\$19,593.00	2799 LF	Same	June 18,2025	July 15, 2025	30 days	Jeff Bransford, PMP, CPRE Park Development Manager PARD 110 Golf Course Rd New Braunfels, TX 78130 830-221-4358 jbransford@newbraunfels.gov
Riversport Foundation	Riversport Bike Park	Bike Park, Wall Ride Over – Under bridge Rhythm Section	\$251,666.44		Same	June 17,2024	October 3,2024		Seth Stevenson Director of National Events 405-552-4040, ext. 4110 405-503-1847 [mobile] sstevenson@riversportokc.org Riversport Foundation 725 S. Lincoln Blvd. Oklahoma City, OK 73129
Sonwest Co	Sonterra Subdivision	Asphalt Pump Track	\$127,898.00		Same	08/09/2022	08/30/2022		Andy Bilger Sonwest Co 512-738-1411 atbilger@icloud.com
Sonwest Co	Sonterra Subdivision	Skate Park	\$211,292.50		same	10/31/2022	03/16/2023		Andy Bilger Sonwest Co 512-738-1411 atbilger@icloud.com
Sonwest Co	Sonterra Subdivision	Bike Trails	\$160,916.75		same	02/01/2022	04/21/2022		Andy Bilger Sonwest Co 512-738-1411 atbilger@icloud.com
Austin Ridge Riders	Reimers Ranch	Flow Trail	\$8,000.00		same	02/28/2020	03/15/2020		Dale Daugherty Director of Marketing and Communications Austin Ridge Riders Mountain Bike Club Marketing@AustinRidgeRiders.com www.AustinRidgeRiders.com
City of Cedar Park	Milburn Bike Park Improvements	Redo Flow Trail, Jump line and wood features	\$16,000.00		same	08/15/2022	09/01/2022		City of Cedar Park Mike Devito Mike.devito@cedarparktexas.gov 1435 Main Street Cedar Park, Texas 78613

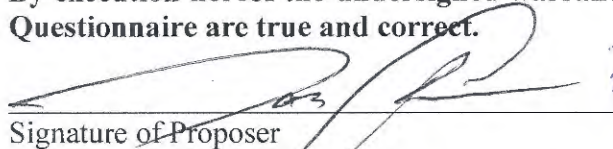
Travis Spaulding	Forest Creek Ranch	Mountain Bike Flow Trails	\$74,083.44		Same	08/04/2022	12/09/2022		Travis Spaulding Albert Travis Spaulding 405 The Forest Rd. Dale, TX 78616
Santa Rita KC, LLC	Santa Rita Ranch Subdivision	8 miles of trails throughout all sections of the subdivision. Natural Surface and Decomposed Granite (To Date)	\$2,729,514.46			05/23/2017	Ongoing		Santa Rita KC, LLC James Edward Horne PO Box 2445 Round Rock, TX 78680 512-632-2223 ed@srtraustin.com
HM Parten Ranch Development, Inc.	Parten Ranch Subdivision	7954LF of Natural Surface Trail (to date) 3610LF Decomposed Granite Trail (To Date)	\$87,422.00			03/18/2018	Ongoing		Tim Sawtelle 2901 Bee Caves Rd., Suite F Rollowingwood, TX 78746 512-477-2400 or 512-801-1300 Tim@jayhanna.com
6 Creeks Master Community, Inc.	6 Creeks Subdivision	1810LF Natural Surface Trail (To Date) 9770 LF Decomposed Granite Trail (To Date)	\$173026.35			03/29/2022	Ongoing		Tim Sawtelle 2901 Bee Caves Rd., Suite F Rollowingwood, TX 78746 512-477-2400 or 512-801-1300 Tim@jayhanna.com
Blake Magee Company	Palmera Ridge Subdivision	Natural Surface Hike and Bike Trail	\$81,733.08	6283 LF		02/21/2025	08/04/2024		Dustin Einhaus Blake Magee Company PO BOX 5397 Ausitn, TX 78763-5397 512-968-0462 Dustin@blakemageeco.com
Blake Magee Company	Woodside Subdivision	Natural Surface Hike and Bike Trail Trailhead signs, dog stations, benches, Trash Receptacles	\$32,899.00	2500LF		06/23/2025	Ongoing		Dustin Einhaus Blake Magee Company PO BOX 5397 Ausitn, TX 78763-5397 512-968-0462 Dustin@blakemageeco.com >

- (d) contract amount;
- (e) size in square feet;
- (f) percent complete; and
- (g) scheduled completion date, including name of owner (and contact person with contact information) and architect (and contact person with contact information).

3.4 Work Over Past Five Years: Attach a list of major projects (particularly any facilities related to this project) constructed by your organization over the preceding five-year period. For each such project provide:

- (a) the name, and for whom constructed; *See Attached*
- (b) location;
- (c) general nature;
- (e) contract amount;
- (f) size in square feet;
- (g) original construction budget and actual cost of construction at completion. Describe difference if necessary.
- (h) start date, completion date, and original construction schedule duration
- (i) name of owner, including contact person and contact information
- (j) name of project manager and superintendent

By execution hereof the undersigned warrants and represents that the foregoing answers to this Questionnaire are true and correct.


Signature of Proposer

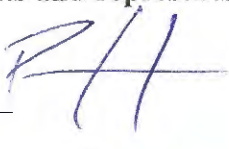
Joshua Chambliss
Printed Name of Proposer

Managing member
Title

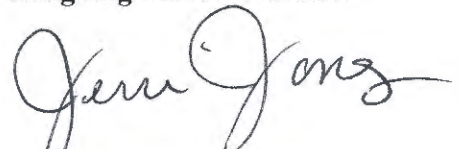
KOM Trails
Name of Firm

915 W. South St. Leander TX 78641
Address of Firm

512-775-0054
Telephone Number of Firm



Brett Jones
managing member



Jenn Jones
managing member

ACKNOWLEDGMENT

THE STATE OF TEXAS

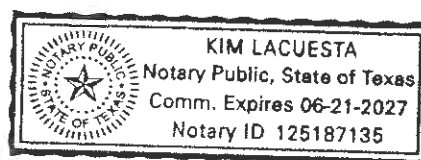
COUNTY OF Williamson

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SUBSCRIBED AND SWORN TO BEFORE ME on this the 2nd day of the month of September, 2025, in the capacity and for the purposes indicated.

K. L. C. La
Notary Public, State of Texas

My Commission Expires: 6/1/2027



CERTIFICATE OF INTERESTED PARTIES

FORM 1295

1 of 1

Complete Nos. 1 - 4 and 6 if there are interested parties.
Complete Nos. 1, 2, 3, 5, and 6 if there are no interested parties.

OFFICE USE ONLY CERTIFICATION OF FILING

1 Name of business entity filing form, and the city, state and country of the business entity's place of business.

City Of Round Rock
Round Rock, TX United States

Certificate Number:
2025-1358179

Date Filed:
09/03/2025

2 Name of governmental entity or state agency that is a party to the contract for which the form is being filed.

City of Round Rock

Date Acknowledged:

3 Provide the identification number used by the governmental entity or state agency to track or identify the contract, and provide a description of the services, goods, or other property to be provided under the contract.

Behrens Ranch Mountain Bike
Behrens Ranch Mountain Bike Project.

4	Name of Interested Party	City, State, Country (place of business)	Nature of interest (check applicable)	
			Controlling	Intermediary

5 Check only if there is NO Interested Party.



6 UNSWORN DECLARATION

My name is Jerri Jones, and my date of birth is 04/05/1972

My address is 915 W. South St. Leander, Tx, 78641 US.
(city) (state) (zip code) (country)

I declare under penalty of perjury that the foregoing is true and correct.

Executed in Williamson County, State of Texas, on the 3 day of September 25
(month) (year)

Jerri Jones
Signature of authorized agent of contracting business entity
(Declarant)