

## EXHIBIT B IMPROVEMENTS

### WILLIS C. WINTERS PARK

101 South Glasgow Drive, Dallas, TX 75214

*BASEBALL FIELD: +/- 111,944 Sq Ft SOFTBALL FIELD: +/- 50,195 Sq Ft*

- 1 Protect existing structures during the construction process.
- 2 Remove existing fencing at the outfield and east end of the baseball field and store for reuse.
- 3 Remove existing concrete curb at the outfield and east end of the softball field.
- 4 Remove and properly dispose of existing soils to accommodate for the new synthetic turf system.
- 5 Perform soil modification subgrade by method of lime stabilization treatment at baseball and softball fields subgrades.
  - This method of stabilization is based upon previous soils reports in this area, a new geotech report is recommended to confirm if this is the most economic method.
- 6 Install drainage system at the baseball and softball field and connect to existing drainage structures.
- 7 Install new concrete curb at the outfield and east end of the softball field at proper elevation to allow drainage.
- 8 Reinstall fencing at the outfield and east of the softball field.
- 9 Install 30mil HDPE liner per manufacturers recommendation over entire subgrade of both fields.
- 10 Install a 4" layer of #57 drainage stone at the baseball and softball fields.
- 11 Install a 2" layer of 3/8" crushed stone at the baseball and softball fields.
- 12 Furnish and install synthetic turf system over both fields and bullpens, that includes the following:
  - Total Area = +/- 162,139 Sq Ft
  - All components designed and manufactured for use on outdoor athletic fields
  - Alternating Panels to be Field Green/Lime Green
  - Brown synthetic turf with special mixture of sand and rubber to emulate clay.
  - Rubber and sand infill material placed in numerous lifts using special equipment
  - Inlaid permanent foul lines and coaching areas
  - Maintenance Manuals and training for Owners selected personnel
  - Eight (8) year manufacturer warranty
  - Pile Height: 2.0"
  - 46 oz per sq yd
- 13 Furnish and install the following athletic equipment:
  - 5 Home Plates for Each Field & Bullpens
  - 1 Set Of Bases at Each Field
  - 5 Pitchers Mounds at Baseball Field & Bullpens
  - 5 Pitcher Rubbers at Baseball Field & Bullpens
  - 5 Pitcher Rubbers at Softball Field & Bullpens