



CEPRA PROGRAM

Project Update Report

Project Name: Dressing Point Island Restoration

CEPRA Project No. 1791

Entity Name: Ducks Unlimited
GLO CPCA #: 24-058-028E616
Project Manager: Taylor Abshier
Phone Number: 832-595-0663

Date: 5/11/2026
Reporting Period: 5/1/26 – 5/31/26

Project Administration and Closeout

- **Provide a brief description of status of the task** (on hold, **in progress**, completed):

During the reporting period DU worked with the Project Team and Consultant to provide weekly updates on construction progress and well as provide monthly reports. Administratively we have received and processed all contractor invoices for construction and are preparing reimbursement invoices for Texas GLO.

Describe major accomplishments for this reporting period (include names of staff working on each task, dates and locations of events/presentations/meetings and dates for milestones/deliverables completed.)

During the reporting period DU worked with GLO to provide a clear construction progress report in addition to the contractor reports. This report provides a weekly update of restoration completed on the project and includes Engineers notes, photos of projects site and an asbuilt profile. A copy of this report is attached at the end of this document.

DU completed project verification and documentation transfer to project partners for the completion of Dressing Point Island Phase 1 & 2. The final Phase of this project will include planting of the island in October 2026 after the nesting season has closed. FWS is actively working on a plant list to be included in the Phase 3 solicitation.

- **List the milestone(s) for the task and provide the date completed.**

Milestone Name	Date completed
<i>Meeting with USFWS Refuge and Coastal Program Staff</i>	8/22/2024
<i>GLO Coastal Lease Signed</i>	9/16/2024
<i>USACE NW 27 & NW 33 Awarded</i>	9/25/2024
<i>Seagrass and Oyster Monitoring</i>	10/17/2024
<i>Geotechnical survey</i>	2/27/2025

<i>Geotechnical Report</i>	5/2/2025
<i>USACE NW 27 Modification Submitted August 22, 2025 Awarded</i>	10/14/2025

• **Were there any problems or obstacles encountered during this reporting period (e.g., delays, remedial action taken, schedule revision)? If yes, please explain.**

- There were no administration obstacles encountered during the last reporting period.

Briefly describe any action items for the next reporting period (if applicable).

- The project team will discuss plant lists for Phase 3 Island Planting with the goal of having a contractor on site in October.

Engineering and Design

- **Provide a brief description of status of the task (on hold, in progress, completed):**
 - With the bid coming in favorable DU worked to develop Change Order 1 that increases the island footprint. CO 1 was issued to contractor on 9/8/2025
 - DU completed Change Order 2 on 1/7/2026 that will utilize the cultch material currently at the refuge office as an additional fill to stabilize the southwest point of the island.
 - Since the contractor arrived on site on September 8, 2025 DU has been on site and working directly with the contractor and partners to provide weekly updates and verification of construction progress.
 - DU and project team are looking to develop Change Order 3 to extend the construction contract due to low tides. We are also looking to increase topsoil fill as part of this change order as well. This modification is currently being drafted and proposed to Apollo and we look to issue the change order the week of March 2nd.
 - DU and the project team discussed the option for Change Order 4 to extend the construction period through April 30, 2026. This change order is due to delays at Vulcan Materials where the sand was being sourced. Vulcan had issues with equipment and caused a delay in construction by 9 days. This Change Order was issued on April 14th to Apollo.
 - DU completed Change Order 5 to extend the reef restoration construction window to May 15, 2026.
 - Project verification and close out is scheduled for May 12, 2026
 - Construction close out and As Built drawings submitted to the project team on May 15, 2026.

• **Describe engineer’s invoice breakdown including work order-related tasks, any travel related to the project, dates and locations of events/presentations/meetings and dates for milestones.**

DU completed verification survey of Dressing Point, data was reviewed and recorded. Engineer provided and recorded as built drawings. Contractor was released from the project site having completed all tasks.

• **List the deliverable(s)/milestone(s) for the task and provide the date completed/submitted:**

Deliverable Name	Date submitted
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<i>USACE permit application (Submitted)</i>	June 2024
<i>LSLS survey complete</i>	November 2023
<i>GLO lease application – Dressing Point (submitted)</i>	November 2023
<i>GLO lease application – Dressing Point (Complete)</i>	September 2024
<i>GLO reviewed and approved bid packet for Dressing Point breakwater</i>	October 29, 2024
<i>Phase I DU posted bid opportunity to centralauctionhouse.com</i>	October 30, 2024
<i>DU opened bids</i>	November 21, 2024
<i>DU awarded bid for entirety of Dressing Point Breakwater</i>	November 22, 2024
<i>Dressing Point Breakwater under construction</i>	January 28, 2025
<i>Dressing Point Breakwater Completed</i>	May 20, 2025
<i>GLO/TIG reviewed and approved bid packet for Dressing Point breakwater</i>	July 14, 2025
<i>Phase II DU posted bid opportunity to centralauctionhouse.com</i>	July 14, 2025
<i>Phase II Pre-bid meeting</i>	July 24, 2025
<i>DU Opens Bids</i>	August 6, 2025
<i>DU awarded bid for Phase II of Dressing Point</i>	August 7, 2025
<i>Pre-Construction Meeting</i>	September 4, 2025
<i>Contractor Mobilization</i>	September 8, 2025
<i>Change Order 1 Addition of fill material to increase island footprint</i>	September 8, 2025
<i>Change Order 2 DF Blend located at Refuge Office</i>	January 7, 2026
<i>Change Order 3 Additional construction time – April 14, 2026</i>	March 6, 2026
<i>Change Order 4 Additional construction time – April 30, 2026</i>	April 13, 2026
<i>Change Order 5 Additional construction time – May 15, 2026</i>	April 29, 2026
<i>Construction Completed and Contract closed out</i>	May, 15, 2026

- **Were there any problems or obstacles encountered during this reporting period (e.g., delays, remedial action taken, schedule revision)? If yes, please explain.**

Apollo completed all project tasks, DU and Texas GLO completed a final inspection on May 12th with the contractor. Work was approved and Apollo began demobilizing from dressing point.

- **Briefly describe any action items for the next reporting period (if applicable).**
 - Working on a plant list for final Phase 3 implementation.

Construction

- **Provide a brief description of status of the task (on hold, in progress, completed):**

- Phase 1 complete
 - Apollo Environmental Strategies, Inc. submitted the low bid on August 6, 2025 with a bid of \$5,884,440.00
 - DU will be onsite weekly to stake out project area, set control points, and provide verification for the contractor.
 - DU also issued Change Order 1 to the contract to add additional material to the island restoration. CO 1 increased the project cost by \$867,205 and added 30 days to the construction contract. The new project total is \$6,751,645.00 with the contract period closing on January 27, 2026.
 - DU issued Change Order 2 for the addition of the Cultch material to the island and increased the project cost by \$178,383.00 bringing the project total to \$6,930,028. This change order also increased the performance period from January 27, 2026 to March 10, 2026.
 - DU issued Change Order 3 to Apollo regarding the construction period with low tides and unfavorable working conditions progress was slow during the month of February. Apollo has requested an extension of the construction window through April 14th.
 - Due to delays in sourcing materials DU began discussions with the project team about developing Change Order 4 for an extension of time to construct the reef enhancement Change Order 4 was issued on April 14th.
 - Reef restoration will require Change Order 5 extending the construction period through May 15, 2026.
 - Phase 2 completed and closed out.
- **Describe major accomplishments for this reporting period (include detail from Schedule of Values from Construction Contract and report on linear footage/acreage/cubic yardage constructed for reporting period. The CEPRA Program reports constructed restoration to the Texas Legislature on a monthly basis so if your reporting period encompasses multiple months, please break down restoration monthly.**

Texas GLO and DU were on the project site on May 12, 2026 to complete final walk through with the contractor. All activities and punch lists items were completed.

- **List the construction milestone(s) for the task and provide the date completed.**

Milestone Name	Date completed
<i>Submittal and approval of Dressing Point breakwater segment bid packet</i>	October 29, 2024
<i>Dressing Point breakwater segments solicited for bid via DU's processes through Central Auction House (centralauctionhouse.com)</i>	October 30, 2024
<i>Mandatory pre-bid meeting</i>	November 13, 2024
<i>DU opened bids</i>	November 21, 2024
<i>Contractor given notice to proceed on Dressing Point breakwater segments</i>	December 9, 2024
<i>Contractor mobilization for construction of Dressing Point breakwater.</i>	February 1, 2025
<i>Construction of breakwater complete.</i>	May 20, 2025
<i>Dressing Point Breakwater Completed</i>	May 20, 2025
<i>GLO/TIG reviewed and approved bid packet for Dressing Point breakwater</i>	July 14, 2025
<i>Phase II DU posted bid opportunity to centralauctionhouse.com</i>	July 14, 2025

<i>Phase II Pre-bid meeting</i>	July 24, 2025
<i>DU Opens Bids</i>	August 6, 2025
<i>Contractor given notice to proceed on Dressing Point breakwater segments</i>	August 25,2025
<i>Contractor mobilization for construction of Dressing Point breakwater.</i>	September 8, 2025
<i>DU and FWS on site to evaluated striping depth of the organic material on the island 6" depth was approved for excavation.</i>	September 18, 2025
<i>DU on site verify target elevation and set additional control for contractor.</i>	September 22, 2025
<i>DU on site Apollo stripped half of the enhancement area</i>	September 25,2025
<i>DU on site average fill was .1 tenth low and Apollo informed to raise area by .1 tenth to meet target elevation of 5.25'</i>	September 30, 2025
<i>DU on site Apollo making good progress and would like a final acceptance of project area the week of 10/13/25</i>	October 7, 2025
<i>DU on site marked boundary of wetland to prevent disturbance and noted that Apollo added a large quantity of sand since previous site visit.</i>	October 13, 2025
<i>DU on site fill elevations check out at +5.25NAVD88. Apollo noted that they intend to complete the 2.0 fill along the south east end of the island prior to mobilizing to the north east location.</i>	October 20, 2025
<i>DU on site completed asbuilt of project progress to provide clear progress reports to partners. <u>2.27 acres completed</u></i>	October 22, 2025
<i>DU on site verified crest elevations and completed asbuilt of stations 2+50 – 3+00. <u>2.66 acres completed</u></i>	October 28, 2025
<i>DU on site minimal progress made due to low tides strong north with about 30 mph</i>	October 30, 2025
<i>DU on Site contractor completed about ½ of the south ridge with crest of 2.0'. DU asbuilt cross section to station 3+50</i>	November 5, 2025
<i>DU on site contractor completed ¾ of the south ridge with crest of 2.0' DU completed final asbuilt of 5.25' sand fill prior to replacing topsoil.</i>	November 10, 2025
<i>DU on site contractor completed 100% of south ridge with crest of 2.0'. contractor will mobilize to the north access point of the island</i>	November 17, 2025
<i>DU on site contractor needed to add additional sand to the south ridge with crest of 2.0' between station 1+00 and 2+00. Contractor has mobilized to north access point and began building land bridge to the island.</i>	November 25, 2025
<i>DU on Site Contractor attempted to access the island from the alternate location on the north side of the island but water depth was not favorable. Apollo mobilize 2 front end loaders to the island to efficiently move sand across the island</i>	December 3, 2025
<i>DU on Site Apollo added sand to the slopes at STA 1+00 – 2+00to meet target grade of 2.0'</i>	December 8, 2025
<i>DU on Site observe construction progress STA 4+00 asbuilt as well as sections of the sand fill crest. DU completed verifications survey of the</i>	December 11, 2025

<i>proposed reef where DF Blend will placed.</i>	
<i>DU on site STA 4+50 – 5+50 surveyed and completed survey on portions of the 5.25’ sand fill crest. Shell excavation extents were staked by surveyors and Apollo will begin to stockpile material.</i>	December 15, 2025
<i>DU on site STA 6+00 slope verified and cross sections completed. Apollo began redistributing organic material over the verified 5.25’ crest elevation meeting the finished elevation of 5.75’. 6” layer was verified by survey and ortho imagery was collected.</i>	December 30, 2025
<i>DU on site all organic material has been excavated from the island surface and stockpiled to be placed on completed 5.25’ crest. Shell hash excavation boundary staked. DU and Apollo completed CO2</i>	January 6, 2026
<i>DU on site surveyed STA 14+50 – 16+50 Apollo completed placement of organic material previously stockpiled over the island fill at a depth of 6” bringing the crest elevation to 5.75’. DU and Apollo discussed the DF Blend placement and plans to import the material starting the week of the 16th.</i>	January 13, 2026
<i>DU on site surveyed the progress by Apollo tides were very low and little progress was made.</i>	January 20, 2026
<i>DU on site surveyed the progress by contractor. Existing shell was stockpiled on the island, and 869 tons of DF blend were placed in 2 locations on the island. ~100 tons of DF blend still needed to be placed.</i>	February 4, 2026
<i>DU on site surveyed the progress by contractor. Noted STA 13+50 – 12+50 needed additional grading work and certified slope at STA 14+00</i>	February 18, 2026
<i>DU on site surveyed the progress by contractor STA 13+50 -12+00 where were noted as needing additional material</i>	March 3, 2026
<i>DU on site surveyed STA 12+09.67, 11+50, and 11+00. STA 13+50 – 12+00 still needed additional sand</i>	March, 18, 2026
<i>DU on site surveyed and verified STA 13+50-12+00 as being constructed to grade. Additional DU surveyed STA 12+00 – 9+00.</i>	March 25, 2026
<i>DU on site Apollo imported the first barge of topsoil on the island and started placing material. STA 8+50 -8+00 were surveyed and STA 8+50 was noted as needed additional sand along the TOE.</i>	March 31, 2026
<i>DU on site Sand placement completed STA 7+50 – 6+50 were surveyed and checked out.</i>	April 14, 2026
<i>DU on site topsoil placement was completed and Apollo demobilized and removed the sand bridge on April 16th and relocated to rock reef on the south west end of the island.</i>	April 21, 2026
<i>DU on site Apollo has begun placing rock on the reef restoration component.</i>	April 28, 2026
<i>DU and GLO on site with Apollo rock reef has been completed and all project components were certified.</i>	May 12, 2026

- **Were there any problems or obstacles encountered during this reporting period (e.g., delays, remedial action taken, schedule revision). If yes, please explain.**

Na

- **Briefly describe any action items for the next reporting period (if applicable).**

Na

Project Photos



Dressing Point Phase 1 and 2 fully completed.



Rock reef restoration completed.